



GLO-DJIGBÉ INDUSTRIAL ZONE ZÈ-BÉNIN (GDIZ)

CATALYST OF TRANSFORMATION



WELCOME TO BENIN



AMAZON
MONUMENT

In honour of Benin's
women warriors of
yesterday, today and
tomorrow



MONUMENT
TO THE DEVOTED

In memory of the
children of Benin
devoted to the homeland



BIO GUERRA
MONUMENT

Fighter for African
freedom and dignity



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ABOUT BENIN



Area
114.763 km²



Population
11.5 million
(2018)



Official language
French



Capital
Porto-Novo



Region
West Africa
(300 million inhabitants)

Benin is a West African country that has been experiencing significant economic growth for over 20 years, combining democracy and political stability with reliable economic growth, stable inflation, sound public finances, and the trust of African and international financial institutions.

Located in the heart of ECOWAS, a vast market of more than 300 million consumers, including UEMOA and Nigeria, Benin's geographical position, located 6 hours' drive from Lagos and 24 hours from all major cities in West Africa, remains a significant asset.

In recent years, the country has made significant economic progress, demonstrating good governance by its leaders. In 2019, Benin's growth rate was estimated at 6.3%, which not only attests to Benin's economic

health but also to the fact that the government's reforms are bearing fruit.

Over the past decade, Benin has introduced several reforms regarding property rights and transparent tax laws, which have allowed it to climb 26 places in the World Bank's "Doing Business" ranking since 2012.

Benin is one of the most politically stable countries in Africa with a multi-party democracy and a peaceful transition of power for more than 30 years.

Nominal GDP : 7922 billion XOF

GDP growth : 6.5 %

Currency : FCFA (XOF)
(1 EURO = 655.957)

Membership : ECOWAS, WAEMU, WTO

Agreements : AGOA (USA), EBA (Europe), ACP/UE





5 REASONS TO INVEST IN BENIN

With a favorable investment environment due to its strategic geographical location, a constantly improving business environment, and a conducive institutional, macroeconomic, and legal framework for business, Benin presents several competitive advantages that can attract any foreign investor looking to invest in the country.

Here are five good reasons to invest in Benin :

01 

A very favorable strategic geographical location for business and investments.

02 

A stable political and democratic environment and a growing economy.

03 

A clearly stated development vision at the top of the state through an ambitious Government Action Programme (GAP) and structuring investment projects.

04 

A favorable business climate that is constantly improving, supported by several business-friendly reforms.

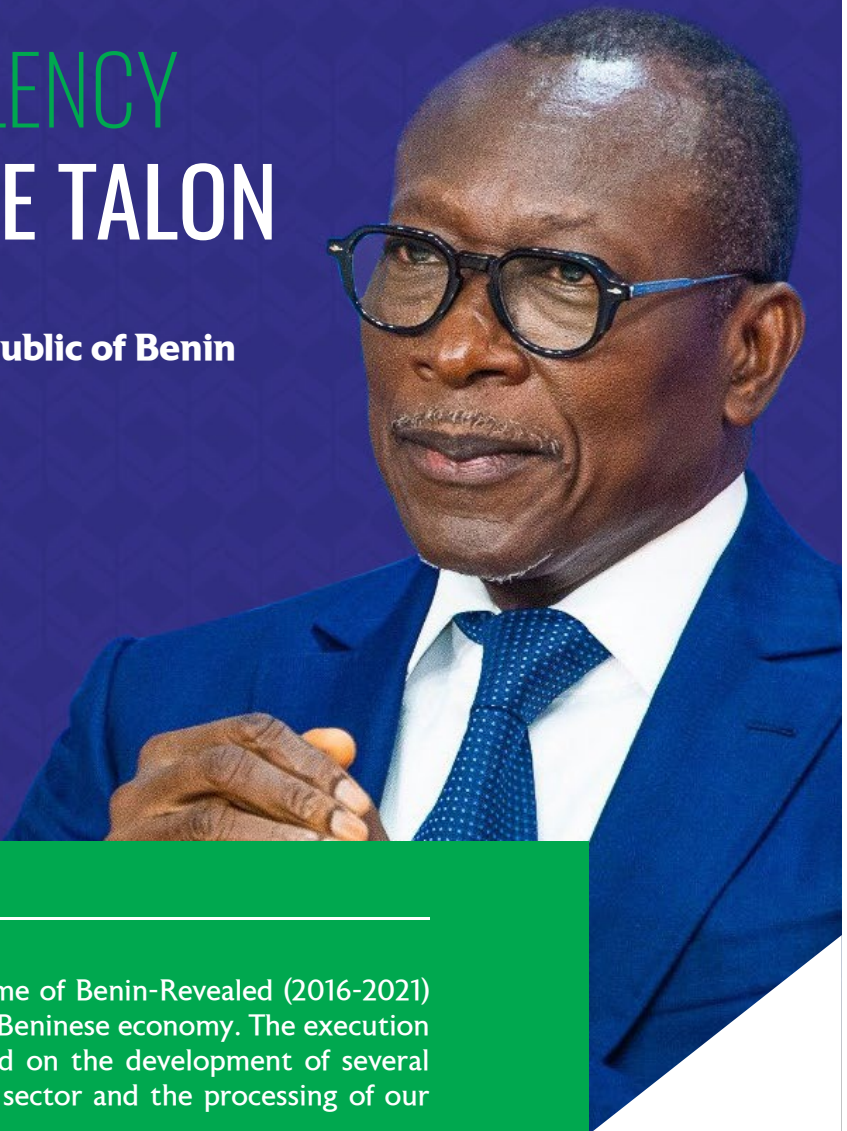
05 

Countless business and investment opportunities that are conducive to growth.

Source : www.apiex.bj

HIS EXCELLENCY Mr PATRICE TALON

President of the Republic of Benin



The Government Action Programme of Benin-Revealed (2016-2021) aims to structurally transform the Beninese economy. The execution of this ambitious program is based on the development of several sectors, including the agricultural sector and the processing of our agricultural products.

The government's objective in creating the Glo-Djigbé Zè industrial zone is to make Benin an industrial hub and to ensure the processing of agricultural products, notably cashew nuts, cotton, shea butter, pineapples, soybeans, etc., and to capture a much larger share of the added value of our agricultural products.

The contribution of this Zone to Benin's exports and GDP will be significant. With this project, Benin will see an increase in exports of 5 to 10 billion US dollars and an increase in GDP of 4-7 billion US dollars within ten (10) years.

GLO-DJIGBÉ INDUSTRIAL ZONE (GDIZ) IS DEVELOPED BY ARISE INTEGRATED INDUSTRIAL PLATFORMS (ARISE IIP) IN PARTNERSHIP WITH THE REPUBLIC OF BENIN

GDIZ is an Integrated Industrial Zone located on 1,640 hectares and focused on creating thriving value chains ranging from raw materials sourcing, and resources transformation to export of finished products.

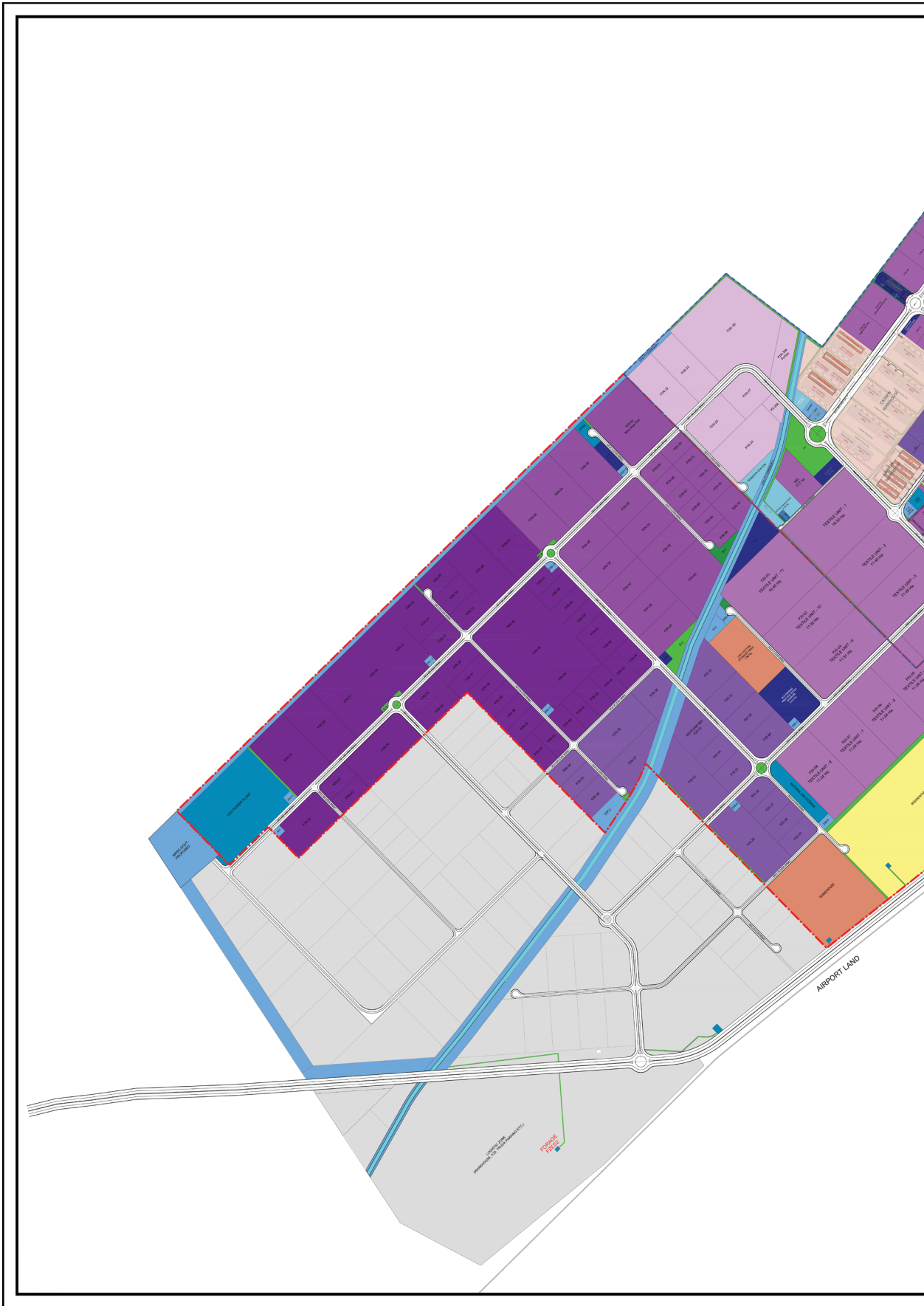
GDIZ aims to provide investors with a gateway to integrate the African landscape by providing them with infrastructure, a business-friendly environment and accompanying them along the entire value chain of their products, through our ecosystem approach.

GDIZ is strategically located on a highway connected to the airport and the Port Autonome de Cotonou (PAC).

GDIZ will have proximity to the future railway line for better freight management. In addition, GDIZ has a single window, a police station, and a fire station, among other facilities.

Arise IIP is a company specialised in the development of industrial infrastructure and dedicated ecosystems. It develops, finances, and operates industrial ecosystems on the African continent. It designs customized solutions to enable sustainable and local transformation of raw materials, stimulate exports and promote trade.







KEY PLAN :-



NOTES:-

- 1 ALL DIMENSION IN METERS.
- 2 DIMENSIONS ARE TO BE READ AND NOT MEASURED.
- 4 ANY DISCREPANCY IN DRAWING IS TO BE REPORTED TO ARISE DESIGN TEAM IMMEDIATELY.

LEGEND:-

PHASE - I LEGEND

	INDUSTRIES		FACILITY & UTILITY
	GARMENTING ZONE		RESIDENTIAL
	INTEGRATED TEXTILE ZONE		COMMERCIAL
	CASHEW UNITS		GREEN
	WAREHOUSE		FOR FUTURE EXPANSION
	CONTAINER YARD		
	TRUCK TERMINAL		
	Ph.-I BOUNDARY		
	Ph.-II BOUNDARY		

Project Name **GLO-DJIGBE INDUSTRIAL ZONE**
(SIPi-Benin is joint Venture of ARISE and Republic of Benin) 

Project Execution SOCIÉTÉ D'INVESTISSEMENT ET DE PROMOTION DE L'INDUSTRIE BÉNIN (SIPi-Benin)
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Design **ARISE IIP**
A-702-707, Tower A, Digital Greens, Golf Course
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Drawing Title
**MASTER PLAN (PHASE-1 & 2)
REVISION 06**

CONCEPT DESIGN	DESIGN DEVELOPMENT	TENDER DRAWING	FOR CONSTRUCTION	AS BUILT

Drawing Number **ARISE IIP/GDIZ/PH-1&2/DD/MP-01**
Number of Revisions **06** Drawing Scale **NTS**
Date **06.11.2023** Sheet Size **A0** 

REVISION					
Rev.No.	DESCRIPTION	Designed By	Verified By	Approved By	Date



PRÉSIDENTE
DE LA RÉPUBLIQUE
DU BÉNIN



LÉTONDJI BEHETON

**Managing Director of Société
d'Investissement et de Promotion
de l'Industrie (SIPI-Bénin S.A.)**

“

GDIZ is an Industrial Zone developed by ARISE Integrated Industrial Platforms (ARISE IIP) and the Republic of Benin. The main objective of the Zone is to process Benin's agricultural products to create added value.

GDIZ has already created more than 6000 jobs and will generate about 300,000 direct jobs by 2030.















GDIZ

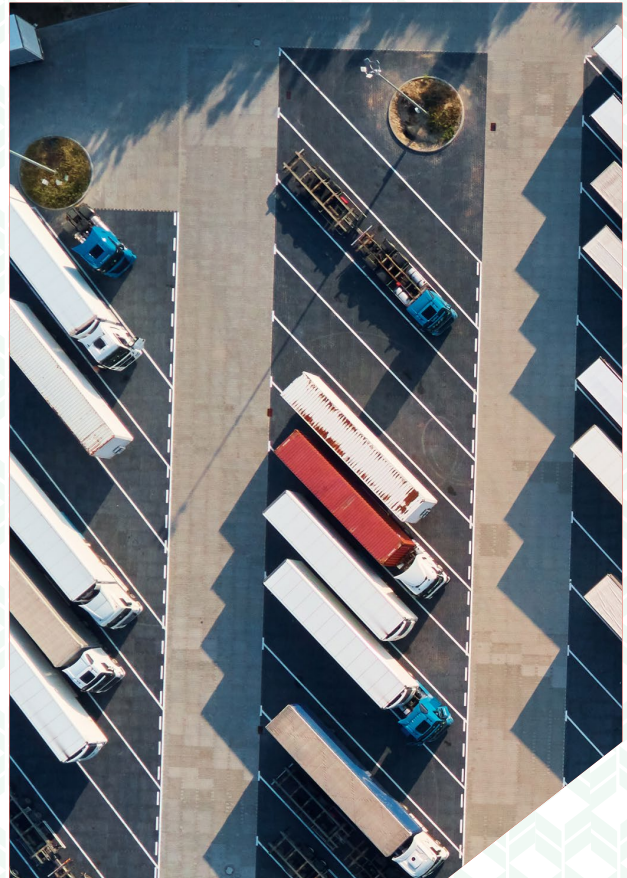
CHARACTERISTICS

Developed on the model of an integrated business city based on the WORK - LEARN - LIVE & PLAY concept, Glo-Djigbé Industrial Zone (GDIZ) features an ecosystem made up of state-of-the-art infrastructures :

-  Single Window Clearance (SWC)
-  Fire station
-  Dependency for workers
-  Power supply
-  Sewage Treatment Plant (STP)
-  Water tanks
-  Fiber optics
-  Police Station
-  Medical Center
-  Gas stations






GDIZ is divided into sub-zones :

-  Commercial zone
-  Industrial zone
-  Logistic Park
-  Residential Zone
-  Warehouses






Container Yard



-  Storage space for containers, used to transport freight
-  Latest generation material handling equipment
-  1 weighbridge and axle load scale
-  Integrated computer system with the Port Autonome de Cotonou (PAC)
-  Surveillance cameras and automatic container number capture system




Truck Parking



-  Integrated space dedicated for truck parking and maintenance
-  Surveillance cameras and electronic system for automatic capture of truck numbers
-  Possibility to park trucks ranging from 20 to 25 meters in length

MODERN WAREHOUSES UP TO INTERNATIONAL STANDARDS

100 000 m²
of warehouses

-  5 000 m² warehouses
-  8 000 m² warehouses
-  10 000 m² warehouses

These warehouses can be compartmentalized as needed and are built at heights of 8 to 10 meters.





FEATURES IN OUR WAREHOUSES



Drying area



Running water



Thermal insulation



Ventilation area



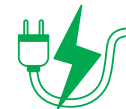
Video surveillance system
(currently being installed)



Electrically powered roller shutters



Fire safety system
(alarm; armed fire valve; CO2, ABC and water extinguishers)



Electrical energy
(interior lights, double 40W waterproof LED lamp, 150W projector; power sockets, industrial sockets, RJ45 computer sockets; outside lights and high mast lighting - 25 m high with 20 X 500W/mast)

Forklifts and other lifting equipment will also be available.

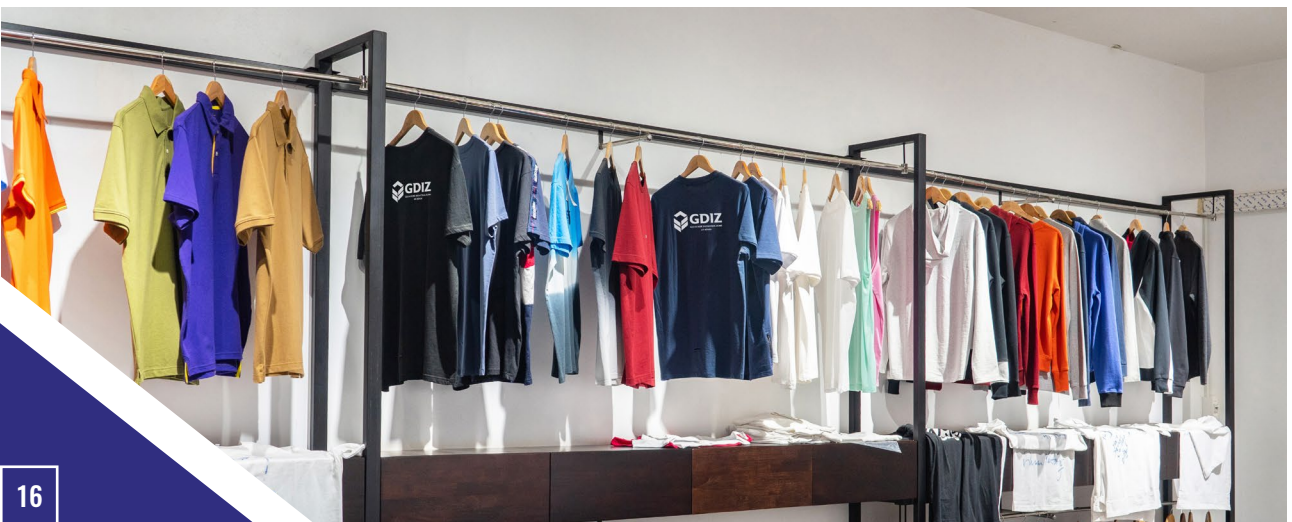
TEXTILE PARK

- Transformation of cotton into yarn, rolls of fabric, bed sheets, towels and clothing “Made in Benin”
- Installation of 03 integrated textile units (weaving, spinning and garment manufacturing) on 40 hectares (phase 1) with a processing capacity of 40,000 tons of cotton fiber, i.e. 12.7% of the quantity of cotton fiber produced in Benin per year.
- Installation of 12 garment manufacturing units on 25 hectares
- FibreTrace traceability platform provides transparency across the value chain.
- Life cycle assessment of products and carbon footprint compensation in partnership with CO2 logic
- Zero Liquid Discharge (ZLD) technology with Water recovery and reuse in process reaching a percentage of 95%.



GARMENT TRAINING CENTER (GTC)

- Training delivered by experts
- Training capacity of 2,000 learners
- 02 centers equipped with state-of-the-art equipment meeting international standards
- 01 nursery
- 01 infirmary
- 01 canteen





PROCESSING OF BENIN PRODUCTS

Agri-food

Local processing of Benin's agricultural products: cotton, cashew, soya, shea, pineapple

- **Cotton**

- Processing cottonseed into cottonseed oil and cottonseed cake

- **Cashew nuts**

- Cashew processing area with ready-to-use sheds, warehouses including drying spaces.

- Implementation of 10 cashew processing plants (for the phase 1 of the project) with a processing capacity of 150,000 to 200,000 tons yearly.

- Implementation of Cashew Nut Shell Liquid (CNSL) plant and biochar manufacturing plant

- Zero waste zone in the cashew processing chain

- **Soya**

- Implementation of 3 soya processing plants (for the phase 1 of the project) including 1 organic soya processing plant with a processing capacity of 60,000 tons per year and 2 conventional soya processing plants with a total processing capacity of 255,000 tons per year

- **Other processing investment opportunities**

- (Pineapples, shea, corn, groundnuts, sesame, rice, palm nuts, avocado and other agricultural products ...)

Building materials

- Glass, aluminium, steel, and concrete manufacturing
- Processing of precious stones and granite
- Processing of wood into doors, windows, furniture

Packaging

- Manufacturing of cardboard packaging, polypropylene bags, jute bags, etc.

Automotive

- Manufacturing of truck trailers
- Assembly of electric motorcycles and agricultural equipment

Pharmaceutical industry

- Manufacturing of pharmaceutical products

Electronic assembly

- Assembly of smartphones and computers





POWER SUPPLY SYSTEM

Energy is a key factor in the development of an Industrial Zone. A sophisticated energy system is installed in GDIZ to ensure access to quantity and quality electricity at a competitive price.



INVESTING IN BENIN GIVES ACCESS TO QUALITY ELECTRICITY AT A LOWER RATE THAN CHINA, WITH PRICE NEGOTIATION POSSIBILITIES. WE HAVE DEVELOPED THE SPECIAL ECONOMIC ZONE OF GLO-DJIGBÉ ZÈ (GDIZ). THEREFORE, WE INVITE COMPANIES AND ENTREPRENEURS TO COME WITNESS THE EFFORTS AND PROGRESS ACHIEVED IN GDIZ.

*H.E. PATRICE TALON,
President of the Republic of Benin*



RENEWABLE ENERGY

Solar panels installation

- Installation of solar panels on all the roofs of the industries in the Zone: approximately 100 Megawatts (MW)
- Largest rooftop solar power plant in Benin

Photovoltaic solar power plant

- Installation of a solar power plant on 1200 hectares of 300 MW

Thermal power plant

- Installation of “Glo 1” thermal power plant of 143 MW

Electrical substations




- Installation de 05 sous-stations électriques (phase 1)

BENEFITS OF GDIZ

1

Investment process

Full exemption from import duties and taxes, except for road tax, statistical tax, customs stamp, community levy, community solidarity levy and solidarity levy on:






-  equipment, tools and commercial vehicles exclusively for production purposes
-  specific spare parts for imported equipment up to an amount equal to 15% of the value of the equipment's insurance and freight cost
-  exemption from customs duties on raw materials under the export regime

2



Operational phase

Regime 1 : Export regime

0 to 15 years :




-  exemption from customs duties on raw materials
-  exemption from corporate tax, profit tax installment and flat-rate minimum tax
-  exemption from the contribution of business licenses and patents
-  exemption from registration duty in case of capital increase
-  exemption from employer's contribution to payroll tax

Above 15 years :

-  exemption from customs duties on raw materials
-  common law regime with 15% corporate tax

Regime 2-A : Regime for intra-community trade promotion

0 to 12 years :

-  exemption from corporate tax, profit tax installment and flat-rate minimum tax
-  exemption from the contribution of business licenses and patents
-  50% discount on the amount of the employer's contribution to payroll tax




Above 12 years : common law regime with 15% corporate tax.

2

Operational phase

Regime 2-B : Regime for intra-community trade promotion





0 to 15 years :

-  exemption from corporate tax, profit tax installment and flat-rate minimum tax
-  exemption from the contribution of business licenses and patents
-  80% discount on the amount of the employer's contribution to payroll tax

Above 15 years : common law regime with 15% corporate tax.

Regime 2-C : Regime for intra-community trade promotion








0 to 17 years :

-  exemption from corporate tax, profit tax installment and flat-rate minimum tax
-  exemption from the contribution of business licenses and patents
-  exemption from employer's contribution to payroll tax
-  exemption from registration duty in case of capital increase

Above 17 years : common law regime for corporate tax.

3

Other benefits

-  Obtaining of the Community certificate of origin for manufactured products (for regimes 2A, 2B and 2C)
-  Freedom of transfer of goods
-  Freedom and facilities to repatriate income and dividends
-  Freedom and facilities to transfer funds through licensed financial institutions
-  Freely negotiated labor contracts
-  Availability of production factors at competitive cost
-  Single window administrative facilities (including entry visas and resident permits)

ELIGIBILITY CRITERIA

1

Regime 1 : Export regime

Exporting 80% of the production outside ECOWAS

Regime 2-A : Regime for intra-community trade promotion

Investment between 10 and 20 billion XOF

Regime 2-B : Regime for intra-community trade promotion




Investment between 20 and 50 billion XOF

Regime 2-C : Regime for intra-community trade promotion

Investment above 50 billion XOF

2

Promoters' commitments

-  follow the investment plan
-  create 80% of jobs locally
-  comply with the regulatory texts and specifications of the zone



TESTIMONIALS



H.E. Patrice TALON - President of the Republic of Benin

“More than 6,000 young Beninese are already employed in Glo-Djigbé Industrial Zone. GDIZ is an attractive hub that shows the relevant and leading role played by the Government in industrialization promotion.”



H.E.M. Emmanuel MACRON - President of the Republic of France

“My delegation was with our Minister of Foreign Trade to visit the impressive Glo-Djigbé Industrial Zone (GDIZ) project which is positioning Benin on the path to an industrial and processing economy. You can therefore count on us to invest, to stand by you and to push forward on this issue. We strongly support this economic model of added value produced in Africa, for the benefit of Africans [...]”



Olivier BECHT - Deputy Minister of Foreign Trade, Attractiveness, and the French Diaspora

“I am very impressed by the dynamism emerging from this new economic activity zone (GDIZ). The President of the Republic of France, Emmanuel Macron, hopes that the friendly ties between our two countries will enable us to improve our economic relations. I noticed that this business zone offers many opportunities and I hope many French companies will come and invest in Benin.”



Abdoulaye BIO TCHANÉ - State Minister for Development and Coordination of Government Action

“GDIZ is an Industrial Zone developed based on the model of an integrated business city with advanced infrastructures. By 2030, GDIZ will generate 300,000 direct jobs. This is important for our youth! Today, more than 6,000 young Beninese men and women are already working in the Zone! This shows that the Government of the Republic of Benin and its partner ARISE IIP are honoring their commitments.”



Romuald WADAGNI – Senior Minister, Minister of Economy and Finance in charge of Cooperation

“The strategy of the Government of Benin in developing the Industrial Zone of Glo-Djigbé is to establish a competitive zone in a global environment, i.e., to be able to produce quality and quantity articles “Made in Benin” at a manageable frequency.”



Gaston DOSSOUHOU - Minister of Agriculture, Livestock and Fisheries of Benin

“Benin is entering an important phase in its history, that of going far with serious project leaders who will process raw materials and create jobs for young Beninese. These factories remain a safe destination for our raw materials and a prerequisite for increasing our agricultural production.”



Eléonore YAYI - Minister of Higher Education and Scientific Research - Republic of Benin

“Well done ! After visiting GDIZ, I wanted to express my admiration and support for the vision and development strategy of the Zone. There is a strong commitment to contribute significantly to the development of universities and relevant expertise.”



Shadiya Alimatou ASSOUMAN - Minister of Industry and Trade of Benin

“Glo-Djigbé Industrial Zone (GDIZ) is a new and special zone that reflects the will of the President of the Republic, Patrice TALON, to accelerate the economic growth of Benin. With its primary aim of locally processing products of Benin, GDIZ represents a strategic project for the structural transformation of the Beninese economy. We are proud to welcome the investors to GDIZ and invite local and foreign companies and entrepreneurs to invest in Benin, the land of opportunities.”



Laurent GANGBES - General Manager of Agence de Promotion de l'Investissement et de l'Exportation (APIEx)

“This Special Economic Zone is designed to be a modern Industrial Zone, in compliance with the highest environmental and social standards and intended to provide services to various industries. GDIZ project will allow Benin to capitalize on its agricultural and mineral wealth.”



Lionel Zinsou - Economist and former Prime Minister of Benin

“I am a citizen who came to visit the Industrial Zone and who left very, very impressed. Very impressed because things have progressed quickly, very impressed because GDIZ will be the largest Industrial Zone in West Africa. All countries are looking for a development model. My feeling is that Benin has found its own.”



Eve BAZAIBA MASUDI - Deputy Prime Minister in charge of environment and sustainable development of the DRC

“After the guided tour of the Special Economic Zone, GDIZ, I can believe in Africa’s economic revival. The achievement of the vision of H.E.M. Patrice TALON in collaboration with the partner ARISE IIP shows the strong political commitment to help boost development. It is time for Africa to rely on its own natural resources to achieve sustainable growth !”



Michael DERUS - Ambassador of Germany to Benin

“It’s truly impressive !
I was very pleased to return to GDIZ .
My last visit was less than a year ago and I’m very impressed by the swift development I have seen, particularly in the Garment Training Center (GTC). The Zone has a great potential for international development !”



Jean-Marc Thystère Tchicaya - Minister of Special Economic Zones and Economic Diversification of Congo

“Simply Bravo ! It is with great pleasure and honour that I visited Glo-Djigbé Special Economic Zone (GDIZ). It is an example of political will, driven by Benin’s assets and energy. Many thanks to the Beninese authorities and especially to the General Manager of SIPI-BÉNIN S.A for his expertise.”



Aïssata LAM - General Manager of the Mauritanian Investment Promotion Agency

“Impressive ! The work done in GDIZ in such a short time is not only impressive, but very promising. Benin has clearly embarked on a dynamic of concrete transformation. Bravo ! We return to Nouakchott inspired and ready to follow the example. Thank you again.”



Dr Akinwumi Adesina - President of the African Development Bank (AFDB)

“I am impressed by the scope of Glo-Djigbé Industrial Zone (GDIZ). It will contribute to the industrialization of Benin by promoting the local transformation of Benin’s natural resources (cotton, cashew nuts, pineapples and others) and the creation of jobs for Benin’s youth. Congratulations to the President of the Republic of Benin Patrice Talon for his vision”.



Denis Christel SASSOU NGUESSO - Minister of International Cooperation and Promotion of Public-Private Partnership of the Republic of Congo

“This visit to the Special Economic Zone of Glo-Djigbé has allowed us to witness the realization of a real economic vision that should inspire all our leaders on the continent to the creation of wealth, especially the creation of direct and indirect jobs. We salute and congratulate the work accomplished by the Government of Benin and express our gratitude to His Excellency President Patrice TALON for his leadership.”



François HAVYARIMANA - Burundian Minister of National Education and Scientific Research

“Very honored to visit GDIZ ! I salute the vision of the President of Benin, H.E.M. Patrice Talon, who has made this great project possible. I have no doubt that this new vision of our African leaders will illuminate the whole continent and especially Burundi. Thank you for this enriching and life-saving vision for the youth !”



Alphadi - Fashion designer, UNESCO Ambassador

“Congratulations ! Bravo to President Talon and the General Manager of SIPI-Benin S.A. for GDIZ development which makes Benin shine in the world. Thank you for believing in Africa’s talents. Long live Benin, long live the Africa of creators. I wish you all the best for this project conceived by a futuristic President committed to the economic development of Benin.”



Serge EKUE - President of the West African Development Bank (BOAD)

“I am very impressed with the vision and progress of construction in GDIZ. This Zone is a pole of stability for Benin, with massive wealth and job creation to support the project. The West African Development Bank (BOAD) promise to promote the investment and development of GDIZ.”



Uche OFODILE – CEO of MTN Benin

“I had heard a lot about Glo-Djigbé Industrial Zone before visiting it. Despite the good feedback I had received, I was very surprised and impressed by the quality of the infrastructures in the Zone and by the speed of execution of the work. This is a very promising project for Benin! I am looking forward to a future partnership.”



Jean-Philippe PROSPER - Director at BOAD, AfDB representative

“Very nice visit to Glo-Djigbé Industrial Zone!
I was very impressed by the achievements to this date, especially the training of hundreds of young Beninese in the Garment Training Center, who will then be able to work for others companies in the sector that will soon be established in the Zone. This project is extremely ambitious considering its scope, its strong impact in terms of job creation, and its high local added value.”



Juan Ignacio Sell SANZ - Ambassador of Spain to Benin

“Well done for this work !
I am honored to have been able to visit this project which illustrates the successful path taken by Benin. We hope to see many Spanish partners investing in this beautiful project ! Thank you for the warm welcome.”



Henri-Claude OYIMA - CEO of BGF I Bank Group

“It is a great honour for the BGF I Bank Group to support a vision and leadership for an Africa that is transforming and developing for the happiness and well-being of its people. Well done !”



Pauline ATIUKPE HOUNTONDI - Director of the National Branch of the Regional Stock Exchange (BRVM) Benin

“No more dreams in Benin, only concrete projects being implemented. With Glo-Djigbé Industrial Zone that we have just visited, our country, Benin, is taking giant steps towards its economic development. This is truly historic. We congratulate our Head of State for this commendable achievement.”



Samir GADIO - Head of Africa Strategy - STANDARD CHARTERED BANK

“The visit to Glo-Djigbé Industrial Zone was very interesting ! As an innovative project, GDIZ has the capacity to transform Benin’s economy and export sector over the next decade. The proposed value chain is very promising. We hope to see the projects successfully implemented !”



Gwendal EUZEN - Managing Director of BÉNIN CONTROL

“I am very impressed with the Glo-Djigbé Industrial Zone. My whole team also is very impressed. The Zone is incredible and there is a sense of emulation. You can feel that the Zone is making progress every day. I am also very pleased to see the seamless integration of the various departments and players.”



Nicolas YENOUSI - General Tax Director of Benin

“Outstanding !
I have visited the Industrial Zone of Glo-Djigbé with the members of the executive committee of the General Tax Directorate. What we saw was enticing and unique! An impressive number of people are working there. Benin is moving forward, Benin is developing. I salute the President of the Republic, Mr. Patrice TALON, a man with great vision.”



Youssou N'DOUR - Singer-songwriter, Musician and Senegalese politician

Industrialization is key to the development of a country. I thank President Patrice TALON who is making Benin a real land of opportunities for investors. After our visit to GDIZ, we were able to identify these opportunities and we left impressed and satisfied. We promise to be ambassadors of GDIZ in Senegal !”



GDIZ
GABON INDUSTRIAL ZONE
— BENIN —

TERA
Afrique

YG

RTS 102R10

GDIZ
GABON INDUSTRIAL ZONE





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