

# BENIN



GENERAL ECONOMIC DATA	
Population - 2005	8.4 million
Area	112 600 Km <sup>2</sup>
GDP - 2005	USD 4.3 billion
GDP per inhabitant - 2005	USD 525
Growth rate - 2005	3.5%
Inflation - 2005	5.5%
Trade Balance (% of GDP) - 2005	-10%
Budget balance (% of GDP) - 2005	-2.2%
Investment (% of GDP) - 2005	19.2%
Domestic savings (%of GDP) - 2005	8.5%
Total debt (%of GDP) - 2004	47.3%
COFACE Country risk rating	B

Sources: World Bank, World Development Indicators database, April 2006  
 BAfD/OCDE (2005), Perspectives économiques en Afrique  
 Banque de France, Rapport annuel de la Zone Franc, 2006  
 FMI, Perspectives Economiques Régionales, Mai 2006  
 Missions Economiques, MINEFI - DGPTÉ  
 CIA, The World Factbook - COFACE Rating

## ECONOMY STRUCTURE

Reforms initiated by the Benin authorities at the beginning of 1990 enabled to restore the macro-economic balance and regain economic growth. However, Benin's economy remains fragile and highly dependent on the cotton chain which represents 80% of exports and of its re-export trade with Nigeria. In fact, the service industry share (54% of GDP of which 18% for trade) reveals a trade-oriented Benin serving as regional trade platform for Togo, Burkina Faso, Niger and Nigeria, the Cotonou Autonomous Port having an essential and strategic role for regional trade.

### Sectorial distribution:

- Primary industry (32.2% of GDP) : cotton (13% of GDP), cereals (maize, sorghum, rice), cassava, breeding
- Manufacturing industry (13.4% of GDP) : agro-food (mainly edible oil), textile, chemical industry (industrial gas),
- Service industry (54.4% of GDP) : trade, transport, telecommunications,

## CONSTRUCTION & CIVIL ENGINEERING SECTOR

The Construction & Civil Engineering sector in Benin is not currently very significant in terms of contribution to the GDP. Conversely, within the economic policy of the new President of the Republic Boni Yayi (former President of WADB), investment revival is one of the development major goals. In this respect, a major project policy is to be implemented.

Therefore, it has been envisaged to set up the Major Projects Promotion Agency (APGT) whose duties are *“to manage and to closely follow-up the preparation of technical surveys and the actual and financial execution of government major projects, to promote such major projects by supervising research works, identifying investments, facilitating administrative procedures and formalities required for the concerned investors to start up business”*. APGT should be placed under the direct authority of the Head of State.

Furthermore, MCC (Millenium Challenge Corporation) has entered into an agreement with Benin, at the beginning of 2006, for a five-year period and amounting to **USD 307 million** in order to finance infrastructure projects in 4 main fields: the access to landed property, to financial services, to justice and to job opportunities. The project on job opportunities aims at reducing the execution period of harbour operation in the Cotonou harbour and at increasing the export of important products for the country, such as cotton. Subsequently, the Construction & Civil Engineering sector should fully take advantage of this development policy.

### PLAYERS

Major European contractors in the field, mainly French, have local structures: Colas (Bouygues Group), Sogea-Satom (Vinci Group), Franzetti (Sade Group), Lafarge, Scancem. Other international contractors participate in international competitive biddings or in bilateral cooperation programs such as Dywidag (German cooperation), Cowi (Danish cooperation)... SMEs represent a dynamic structure. They intervene in local biddings or as subcontractors for major infrastructure projects.

The two execution agencies, the Urban Works Execution Agency (AGETUR) and the Public Interest Works Execution Agency (AGETIP) play an important role as project management agencies delegated for construction of infrastructures, socio-community, commercial and industrial equipment and execution of real estate projects.

There are three main professional organisations in the Construction & Civil Engineering field in Benin: the National Association of Construction, Public Works and Related Business Companies (ANECA), the National Association of Building Material Importers (ANIMAC) and the Architects and Urban Planners National Order.

### INFRASTRUCTURES

- **Roads:** the overall country road network has been considerably rehabilitated. The dirt road network comprising 2,019 km in 2000 fell to 1603 km in 2005. It is to be noted an increase in number of kilometres of asphalt roads increasing from 1405 km in 2000 to 1821 km in 2005, namely an increase of 415 km. Road transport axes are vital for the country's economy in order to facilitate the transport of goods, mainly cotton. As a result, many projects financed by money-lenders are approved, such as planning of Banikoara-Kandi road network (north - east Benin ) which will contribute, inter alia, to the improvement of transport conditions for cotton towards the plants (financed by the European Union – € 23 million). Other road projects are envisaged: Kandi – Sègbana (115 km) ; Burkina Kérékou-Banikoara (53 km) ; Kétou-Savé (97 km) ; Autoroute

Godomey/Bohicon. Overall, **EU has earmarked an allowance amounting to MEUR 131** based on the 9<sup>th</sup> EDF for the rehabilitation and construction of road infrastructures.

- **Harbours:** Benin's economic lung, the Cotonou port has a loading/unloading capacity of approximately 2.3 million tons per year. The traffic volume increased faster than foreseen to 3 million tons in 2000 and 4.3 million tons in 2003. Harbour infrastructure suffer from low water depth (approx. 10m at low-tide water) while current container ships have a draught of 12 to 14 m. Such ships have to be diverted towards other harbours in the sub-region. The harbour has not enough space for stevedoring and storage of containers and goods. Several upgrading and modernization projects are envisaged as well as harbour extension projects. It is envisaged to set up a dry port in Parakou serving as a logistics base for distribution of cargo towards the hinterland and a dry port in Tori which would become an extension of the Cotonou port. Harbour management is carried out by the Cotonou Autonomous Port.
- **Railways:** transport by rail is ensured by the Common Organisation Benin -Niger (OCBN), a semi-public body set up in 1959. There are two lines, the most important connecting Cotonou to Parakou (438 km); the second, reopened in 1999, is the Cotonou – Porto Novo line. Rail tracks and rolling equipment are in very bad condition, so that operating the line is almost partially paralysed. The rehabilitation project for rail track and its extension to Malanville (borderline with Niger) is currently under consideration.
- **Airports:** there is only one international airport and seven aerodromes, but internal air transport is not developed and is currently almost inexistent. Construction projects for new aerodromes in Glo-Djigbé (to the North of Cotonou) and in Sémè (to the East of Cotonou towards the borderline with Nigeria) as well as an extension of the Parakou aerodrome are under consideration.
- **Water:** access to drinking water is reasonably good in the urban area (70%), but considerably lower in the rural area (less than 50%). Population access rate increased from 61% in 2002 to 66.3% in 2004. However, sanitation is almost inexistent. Access to drinking water is ensured by the Benin National Water Company (*Société Nationale des Eaux du Bénin - Soneb*). One of the SONEB's next sites will be the waste water treatment and sanitation. Domestic water for villages remains under the control of the Hydraulic Division of the Ministry of Mines, Energy and Water. Several international grants have been made in 2006 in order to support the policy related to the access to drinking water in rural areas (M€ 2 by Germany, M€ 6 by the Netherlands).
- **Energy:** Benin's energy needs are considerable: they are currently covered by wood (86%), hydrocarbons (16%) and electricity (3%). 90% of the electricity distributed by the Benin Electric Power Company (*Société Béninoise d'Énergie Electrique - SBEE*) mainly comes from the Akossombo dam in Ghana and the Nangbéto dam in Togo. Most of the population has no access to electricity. According to the findings of the General Census of Population and Habitat in 2002, approximately 1 family out of 5 has access to a public electricity source; lamp oil lighting prevails in 77% of family units.

## **HOUSING AND FUNCTIONAL BUILDINGS**

Social infrastructures, when existing, are in bad condition, eventhough an improvement can be noted since the creation of the Executing Agency for Urban Works (AGETUR). This structure has a role of delegated project management in executing general interest urban work programmes (construction and rehabilitation of roads and municipal road systems, rain water collectors, schools, hospitals, railway stations, shops, offices...).

- **Housing:** despite different policies of the State that, in association with private operators implemented a national housing policy and created a dedicated bank, dwelling issue still stands. Extension of cities is carried out on undivided sites having an uncertain land status (less than 10% of urban land plots are registered). Annual average needs in Cotonou are estimated at up to 3,200 dwellings and approximately 1,600 inhabited land plots. Building lands are insufficient in the cities and most of them are not fully serviced. Dwellings are provided by private investors acting independently without taking into consideration comfort, hygiene and sanitary condition standards; most dwellings are executed by self-construction through informal financial circuits. Therefore, urban

dwelling, mainly in Cotonou and Porto-Novo, is under-equipped and dilapidated: 25% of dwellings in Cotonou have no sanitary equipment, 50% have no electricity and 60% have no running water. Real estate promotion initiatives are rare. Moreover, in Benin there is no land code or national land code. Furthermore, the rent cost for new dwellings is often high-priced for households.

Aware of this problem, the government intends to develop social and economic dwellings and to implement a construction program for 13,000 dwellings in the next years. In this respect, incentive actions have been taken with a view to encourage promoters such as: making lands available by the State, tax exemption for imports of materials within the above-mentioned project and development of building sites for such dwellings.

- **Functional buildings:** the second stage of the Decentralised Urban Management Project (*Projet de Gestion Urbaine Décentralisée* - PGUD) has been implemented. Financed by the International Development Agency (AIDE) for an amount of MUSD 37.5, the purpose of this project is, on one hand, to increase the access to basic urban infrastructures and services (health, education) for the populations of Porto-Novo, Parakou, Abomey, Kandi and Lokossa, and, on the other hand, to strengthen the capacity of technical and financial services of communal administrations.

## **BUILDING MATERIALS**

- **Cement:** despite the presence of two cement manufacturers (Cimbénin subsidiary of Scancem group and SCB subsidiary of Lafarge group), this sector suffers from a cement shortage. Cement price is managed by the State (CFAF 69,000 per ton in October 2006). Production in 2003 amounted to 1,180 tons.
- **Other building materials:** Benin imports most of its building materials while the country has a significant mining potential in building materials (loam, sand, limestone, gravel, lateritic earth, marble, decorative stone etc. ...). Manufacturing building materials is a necessity for Benin's economy, mainly for the development of real estate infrastructures. Furthermore, manufacturing equipment for transformation of local building materials (tiles, reinforced earth blocks etc.) would be key to the development of the sector in terms of know-how and technical skills.

## **KEY PLAYERS**

### **Institutions**

#### **Ministry of Transports and Public Works – General Directorate of Public Works**

B.P. 351 Cotonou - Tel: +229 31 21 00 - Fax: +229 31 28 51

#### **Ministry of Mines, Energy and Water (MMEH)**

04 BP 1412 Cotonou - Tel: +229 31 29 07 - Fax: +229 31 35 46 - Email: [memh@planben.intnet.bj](mailto:memh@planben.intnet.bj)

#### **Ministry of Environment, Habitat and Country Planning (MEHU)**

01 BP 3621 Cotonou - Tel: +229 31 50 58 / 31 55 96 - Fax: 30 50 81 - Email: [mehu@mehubenin.net](mailto:mehu@mehubenin.net)

### **Construction & Civil Engineering Contractors**

#### **Afric Construction**

BP 04/1248, Cotonou - Tel: +229 33 34 69 - Fax: +229 33 34 58

#### **AGETIP Bénin – Public Interest Works Execution Agency**

Cocotiers, c / H16, rue 966, 01 BP 413 Cotonou - Tel: +229 21 30 13 05 - Fax: +229 21 30 04 54  
Email: [agetipbn@intnet.bj](mailto:agetipbn@intnet.bj)

#### **AGETUR – Urban Works Execution Agency**

Zone Résidentielle, rue 240, 01 BP 2780 Cotonou - Tel: +229 21 31 36 45 / 21 31 28 30 / 21 31 19 23  
Fax: +229 21 31 26 73 - Email: [agetur@intnet.bj](mailto:agetur@intnet.bj) - Web: [www.agetur.bj](http://www.agetur.bj)

#### **Bénin Concept**

06 BP 1542 Cotonou - Tel: +229 44 81 89 - Fax: +229 32 00 64 - Email: [beninconcept@absynthe.net](mailto:beninconcept@absynthe.net)  
Web: [www.beninconcept.com](http://www.beninconcept.com)

**Execution Research Centre and Drainage Works (CERTA)**

Akpakpa, Ancien Pont, route de Porto-novo, 01 BP 3377 Cotonou - Tel: +229 21 33 42 93

**National Centre of Tests and Research in Public Works (CNERTP)**

PK 3, route de Cotonou, BP 1270 Cotonou - Tel:+229 21 33 52 48 - Fax: +229 21 33 52 46

Email: [cnertp@intnet.bj](mailto:cnertp@intnet.bj)

**Colas Bénin**

PK 4, route de Porto-Novo Akpakpa, 01 BP 228 Cotonou - Tel:+229 21 33 40 10 - Fax: +229 21 33 06 98

Email: [colascotonou@serv.eit.bj](mailto:colascotonou@serv.eit.bj) / [secretariat@colasbenin.bj](mailto:secretariat@colasbenin.bj)

**Dyjesck**

01 PB 721 Cotonou - Tel:+229 33 13 11 - Email: [vidins@sobiex.bj](mailto:vidins@sobiex.bj)

**Edil Group**

01 BP 974 Cotonou - Tel:+229 30 14 98 - Fax: +229 30 10 89 - Email: [edilgr@intnet.bj](mailto:edilgr@intnet.bj)

**Franzetti Benin (Sade Group)**

08 PB 0231 Cotonou - Tel: +229 21 37 72 28 - Fax: +229 21 37 72 27- Email: [fzbenin@intnet.bj](mailto:fzbenin@intnet.bj)

**REA C.T.P**

c / 285 Zongo 04 BP 906 Cotonou - Tel:+229 21 31 28 66 / 21 31 37 54 - Fax: +229 21 31 28 66

**Sogea Satom**

Route de l'Hôtel Alédjo Akpakpa, 01 BP 2190 Cotonou - Tel: +229 21 33 00 94 - Fax: +229 21 33 08 55

Email: [satombenin@firstnet.be](mailto:satombenin@firstnet.be)

**Sonepi**

09 BP 71 Cotonou - Tel: +229 05 74 96 - Email: [sonepibtp@yahoo.fr](mailto:sonepibtp@yahoo.fr)

**Udec - Bénin**

Cocotiers, avenue Jean Paul 2, 01BP 4579 Cotonou - Tel:+229 21 30 61 68 - Fax: +229 21 30 12 27

Email: [udec-benin@firstnet.bj](mailto:udec-benin@firstnet.bj)

**Zedco**

06 BP 1858 Cotonou - Tel: +229 32 33 33 - Fax: + 229 32 10 02 - Email: [tecky@intnet.bj](mailto:tecky@intnet.bj)

**Control****Bivac (Bureau Veritas)**

08 BP 0658 Cotonou - Tel: +229 30 20 13 - Fax: +229 30 01 82

**SGS Bénin**

08 BP 0605 Cotonou - Tel: +229 30 07 09 - Fax: +229 30 19 46 - Web: [www.sgsgroup.com](http://www.sgsgroup.com)

**Socotec**

06 BP 1915 Cotonou - Tel: +229 33 05 62

**Engineering firms****ANTEA (BRGM Group)**

01 BP 1076 Cotonou - Tel: +229 21 30 46 26 / 21 30 96 25 / 21 30 96 26 - Fax: +229 21 30 35 61 / 21 30 90 89

Email: [bietete@intnet.bj](mailto:bietete@intnet.bj)

**Auxi BTP**

08 BP 0880 Cotonou - Tel: +229 31 96 25 - Fax: +229 31 18 18 - Email: [bietete@intnet.bj](mailto:bietete@intnet.bj)

**Becar**

04 BP 543 Cotonou - Tel: +229 30 21 59 - Fax: +229 30 21 74 - Email: [becar@intnet.bj](mailto:becar@intnet.bj)

**BCEOM**

06 BP 1107 Cotonou - Tel: +229 21 32 06 80 - Fax: +229 21 32 06 80

**Iceps**

01 BP 1743 Cotonou - Tel: +229 33 14 85 - Fax: +229 33 27 16 - Email: [goldchek@leland.bj](mailto:goldchek@leland.bj)

**Imoteph**

01 BP 308 Cotonou - Tel: +229 33 05 85 - Fax: +229 33 14 27 - Email: [imoteph@bow.intnet.bj](mailto:imoteph@bow.intnet.bj)

**SERHAU-SA - Société d'études régionales d'habitat et d'aménagement urbain - SA**  
01 BP 2338 Cotonou - Tel: +229 30 02 29 - Fax: +229 30 06 26 - Email: [serhau@intnet.bj](mailto:serhau@intnet.bj)  
Web: [www.bj.refer.org/benin\\_ct/cop/serhau](http://www.bj.refer.org/benin_ct/cop/serhau)

### **Building materials**

#### **Cimbénin**

Akpakpa, route de Porto-Novo, 01 BP 1124 Cotonou - Tel:+229 21 33 20 76 - Fax: +229 21 33 02 45  
Email: [tdjidjoho@cimbenin.firstnet.bj](mailto:tdjidjoho@cimbenin.firstnet.bj)

#### **Groupe Société des Ciments du Bénin -LAFARGE**

Lot C11, Résidence les Cocotiers, 01 BP 1557 Cotonou - Tel: +229 21 30 61 81 - Fax: +229 21 30 61 83  
Email: [lafarge@intnet.bj](mailto:lafarge@intnet.bj) / [scb.lafarge@scb-lafarge.bj](mailto:scb.lafarge@scb-lafarge.bj)

#### **Société Africaine de Concassage et de Travaux Publics (SAC-TP)**

Akpakpa Jack, rue 1888, 08 BP 7059 Cotonou – Tel: +229 21 33 23 21 - Fax: +229 21 33 60 50

#### **Société Béninoise de Peintures et Colorants (SOBEPEC SA)**

ZI PK3 Akpakpa, 01 BP 141 Cotonou - Tel: +229 21 33 06 59 - Fax: +229 21 33 07 30  
Email: [sobepec@serv.eit.bj](mailto:sobepec@serv.eit.bj)

### **Intermediary Organisations**

#### **ANECA – National Association of Construction, Public Works and Related Activities Companies**

01 BP 5137 Cotonou - Tel: +229 21 38 00 54

#### **ANIMAC – National Association of Building Materials Importers**

Cotonou - Tel: +229 21 32 21 53

#### **Bénin Chamber of Commerce and Industry**

BP. 1/31 Cotonou - Tel: +229 21 31 20 81 6 - Fax: +229 21 31 32 99 - Email: [ccib@bow.intnet.bj](mailto:ccib@bow.intnet.bj)  
Web: [www.ccib.bj](http://www.ccib.bj)

#### **Architects and Urban Planners National Order**

01 BP 1981 - Cotonou - Tel: +229 21 31 10 26 - Email: [onaub@intnet.bj](mailto:onaub@intnet.bj)

### **Water / Energy /Transport**

#### **SBEE & SONEB**

01 BP 123 RP, Cotonou - Tel: +229 31 21 45 - Fax: +229 31 50 28

#### **Cotonou Autonomous Harbour**

Direction Générale - BP. 927 Cotonou - Tel: +229 31 52 80 - Fax: +229 31 28 91  
Email: [pac@leland.bj](mailto:pac@leland.bj) – Web: [www.portdecotonou.com](http://www.portdecotonou.com)

### **Banks**

#### **African Investment Bank**

Zone résidentielle, 08 BP 48 Cotonou - Tel: +229 21 31 80 80 - Fax: +229 21 31 57 60  
Email: [aibank@intnet.bj](mailto:aibank@intnet.bj)

#### **Banque Internationale du Bénin (B.I.B.E)**

Adresse : 03 BP 2098 Cotonou - Tel: +229 21 31 55 49 / 21 31 04 62 - Fax: +229 21 31 23 65 / 21 31 14 77  
Email: [bibe@intnet.bj](mailto:bibe@intnet.bj) - Web: [www.bibe.intnet.bj](http://www.bibe.intnet.bj)

#### **Banque de l'Habitat du Bénin**

Boulevard de France, 08 BP 0879 Cotonou - Tel: +229 21 31 24 25 - Fax: +229 21 31 24 60  
Email: [habitat@intnet.bj](mailto:habitat@intnet.bj) - Web: [www.bhb.bj](http://www.bhb.bj)

#### **Bank Of Africa (Boa)**

Avenue Jean-Paul II, 08 BP 0879 Cotonou, Tel: +229 21 31 32 28 - Fax: +229 21 31 31 17  
Email: [boabe.dg@bkofafrica.com](mailto:boabe.dg@bkofafrica.com) - Web: [www.bkofafrica.net](http://www.bkofafrica.net)

#### **Bank Sahelo-Saharienne pour l'Investissement et le Commerce – Benin S.A (Bsic)**

Lot 26 F, 106 rue Dako Donou, 08 BP 485 Cotonou - Tel: +229 21 31 87 07 - Fax: +229 21 31 87 04  
Email: [bsic@intnet.bj](mailto:bsic@intnet.bj)

**Caisse Nationale d'Epargne**

Cadjèhoun, route inter-Etat Cotonou-Lomé, Cotonou - Tel: +229 21 30 18 35 - Fax: +229 21 31 38 43

**Continental Bank**

Avenue Pape Jean-Paul II, 01 BP 2020 Cotonou - Tel: +229 21 31 33 93 / 31 58 61 - Fax: +229 21 31 51 77  
Email: [contibk@intnet.bj](mailto:contibk@intnet.bj) - Web: [www.cbankbenin.com](http://www.cbankbenin.com)

**Crédit du Bénin**

Route de Porto-Novo, 06 BP 172, Cotonou - Tel: +229 21 33 43 42 - Fax: +229 21 33 43 45

**Crédit Promotion Bénin**

03 BP 1672, Cotonou - Tel: +229 21 31 31 44 - Fax: +229 21 31 31 66

**Diamond Bank**

Lot 308, rue du Révérend Père Colineau, 01 BP 955 Cotonou - Tel: +229 21 31 79 27 / 31 79 28  
Fax: +229 21 31 21 42 - Web: [www.diamondbank.com](http://www.diamondbank.com)

**Ecobank Bénin**

01 BP 1280, Cotonou - Tel: +229 31 40 23 - Fax: +229 31 33 85 - Email: [ecobank@ecobank.com](mailto:ecobank@ecobank.com)

**Equipbail - Bénin**

08 BP 0690 Cotonou, Tel: +229 21 31 11 45 - Fax: +229 21 31 46 58 - Email: [egben@intnet.bj](mailto:egben@intnet.bj)

**Financial Bank Bénin**

Rue Cdt Decoeur, 01 BP 2700, Cotonou - Tel: +229 21 31 31 00 - Fax: +229 21 31 31 02

**Société Générale de Banques du Bénin (SGBBE)**

01 BP 585 Cotonou - Tel: +229 21 31 83 00 - Fax: +229 21 31 82 95 - Email: [banque.sgbbe@socgen.com](mailto:banque.sgbbe@socgen.com)