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DRAFT GENERAL BUDGET OF THE EUROPEAN UNION

Working Document Part VII

#EUBudget

2024
FINANCIAL
YEAR

Commission buildings

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Budget

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DRAFT GENERAL BUDGET
of the European Union
for the financial year 2024

Working Document
Part VII

**General Budget
of the European Union
for the Financial Year 2024**

Working Document Part VII

Commission buildings

Draft Budget Working Documents

The 2024 Draft Budget is accompanied by twelve ‘Working Documents’, as follows:

Part I: Programme Performance Statements of operational expenditure

Working Document I contains, pursuant to Article 41(3)(h) of the Financial Regulation, the Programme Performance Statements, which provide for each spending programme comprehensive information on the financial implementation and progress in achieving the programme objectives as of the end 2022.

Part II: Human Resources of the EU institutions and executive agencies

Working Document II presents information on the human resources of the EU institutions and executive agencies, and in particular for the Commission, both for the establishment plans and for external personnel and across all headings of the multiannual financial framework. Moreover, pursuant to Article 41(3)(b) of the Financial Regulation, it provides a summary table for the period 2021 – 2024 which shows the number of full-time equivalents for each category of staff and the related appropriations for all institutions and bodies referred to in Article 70 of the Financial Regulation.

Part III: Bodies set up by the European Union having legal personality

Working Document III presents detailed information relating to all decentralised agencies and Joint Undertakings, with a transparent presentation of revenue, expenditure and staff levels of various Union bodies, pursuant to Article 41(3)(c) of the Financial Regulation.

Part IV: Pilot projects and preparatory actions

Working Document IV presents information on all pilot projects and preparatory actions which have budget appropriations (commitments and/or payments) in the 2024 Draft Budget, pursuant to Article 41(3)(f) of the Financial Regulation.

Part V: Budget implementation and assigned revenue

Working Document V presents the budget implementation forecast for 2023, information on assigned revenue (implementation in 2022 and estimation for 2024) and a progress report on outstanding commitments (RAL) pursuant to Articles 41(3)(d) and 41(8) of the Financial Regulation.

Part VI: Commission expenditure under the administrative heading of the multiannual financial framework

Working Document VI encompasses administrative expenditure to be implemented by the Commission under the administrative heading of the multiannual financial framework (heading 7) in accordance with Article 317 of the Treaty on the Functioning of the European Union, as well as the budgets of the Offices (OP, OLAF, EPSO, OIB, OIL and PMO), pursuant to Article 41(3)(e) of the Financial Regulation.

Part VII: Commission buildings

Working Document VII presents information on buildings under Section III - Commission, pursuant to Article 266(1) of the Financial Regulation.

Part VIII: Expenditure related to the external action of the European Union

Working Document VIII presents information on human resources and expenditure related to the external action of the European Union, pursuant to Article 41(10) and (11) of the Financial Regulation.

Part IX: Funding to international organisations

Working Document IX presents funding provided to international organisations, across all MFF headings, pursuant to Article 41(3)(g) of the Financial Regulation.

Part X: Financial Instruments

Working Document X presents the use made of financial instruments, pursuant to Article 41(4) of the Financial Regulation.

Part XI: Budgetary Guarantees, Common Provisioning Fund and Contingent Liabilities

Working Document XI presents the implementation of Budgetary Guarantees, the Common Provisioning Fund and the assessment of the sustainability of the contingent liabilities arising from budgetary guarantees and financial assistance pursuant to Article 41(5) of the Financial Regulation.

Part XII: Payment schedules

Working Document XII presents summary statements of the schedule of payments due in subsequent years to meet budgetary commitments entered into in previous years, pursuant to Article 41(3)(i) of the Financial Regulation.

Commission buildings

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FOREWORD

This document of the European Commission fulfils the requirements of Article 266(1) of the Financial Regulation (FR)¹ in respect of Commission buildings (Section III), as follows:

1. **Commission buildings financed by Heading 7 of the Multiannual Financial Framework (MFF)**, for the following buildings:
 - Headquarters (Brussels and Luxembourg), including the buildings of the Administrative Offices, which are managed centrally at Headquarters' level (Office for Infrastructure and Logistics in Brussels and Luxembourg, and the Office for Administration and Payment of Individual Entitlements),
 - Representation Offices,
 - Health and food audits and analysis offices in Grange,
 - Offices which manage their own buildings autonomously (Publications Office, European Anti-Fraud Office and the European Personnel Selection Office).
2. **Commission buildings financed outside Heading 7:**
 - Research contribution to building expenditure at Headquarters,
 - Joint Research Centre (JRC) buildings outside Brussels belonging to the Seven Scientific Institutes, located in five different sites in Geel (Belgium), Ispra (Italy), Karlsruhe (Germany), Petten (The Netherlands) and Seville (Spain).

Buildings of Bodies set up by the European Union and having legal personality

Information related to the buildings of decentralised agencies, executive agencies, joint undertakings / Public-Private Partnership (PPP) bodies and the European Institute of Innovation and Technology (EIT) is presented in Working Document III □ Bodies set up by the European Union and having legal personality and Public-Private Partnership.

For each body, the buildings section of the financial statement included in the Working Document III gives an overview of key data, such as the surface area of the building(s), annual rent paid, and host country support.

¹ Regulation (EU, Euratom) No 2018/1046 of the European Parliament and of the Council of 18 July 2018.

1 COMMISSION BUILDINGS FINANCED UNDER HEADING 7

Introduction

Article 266(1) of the FR requests that each Institution provides the Budget Authority with a working document on its building policy. This working document shall incorporate the following information:

- a) For each building, the expenditure and surface area covered by the appropriations of the corresponding budget lines.
- b) The expected evolution of the global programming of surface area and locations for the coming years, with a description of the building projects in planning phase which are already identified.
- c) The final terms and costs, as well as relevant information regarding project implementation of new building projects previously submitted to the European Parliament and the Council under the procedure established in paragraphs (2) and (3) of Article 266 of the FR and not included in the preceding year's working document.

This part of the Working Document concerns the building policy of the European Commission financed by Heading 7 of the Multiannual Financial Framework, and includes the following groups of buildings:

- Headquarters (Brussels and Luxembourg), including those of the Administrative Offices managed centrally at Headquarters' level (Offices for Infrastructure and Logistics in Brussels and Luxembourg (OIB, OIL), and the Office for Administration and Payment of Individual Entitlements (PMO)).
- Health and food audits and analysis offices in Grange.
- Representation Offices.
- Offices which manage autonomously their own buildings (Publications Office (OP), European Personnel Selection Office (EPSO) and the European Anti-Fraud Office (OLAF)).

For each of these groups, the three fields of information requested by Article 266(1) of the FR are covered. The budget lines financing the buildings in each group are listed at the beginning of each group.

The areas shown are the above-ground area. This is coherent with the presentation used in the Working Document on Administrative Expenditure under Heading 7 (Financial Statements). The corresponding appropriations requested in the Draft Budget 2023 refer to the cost for the whole area (above and under ground) in the year and after deduction of assigned revenue.

For buildings having an "office space" designation and which include areas considered as "non-office space" (like conference rooms, IT rooms, etc.), the appropriations in Draft Budget 2024 have been broken down pro rata to the corresponding office and non-office above-ground areas.

For each building it is also indicated under which kind of contractual form it is occupied, or has been acquired, and the appropriations requested by the European Commission in the Draft Budget 2024.

In relation to the "*Maisons de l'Europe*" (in the Representation Offices), the areas shown are those occupied by the European Commission only, even in the cases where there is a common property with the European Parliament.

Streamlining the management of OIB and OIL would generate savings through synergies between competences which are currently present in both Brussels and Luxembourg.

New Reporting Method

Until 2022 in Working document Part VII, the areas reported for each building (mainly surfaces above ground) were derived from different methodologies and generally provided contractually.

In order to implement recommendation 5(c) of the report of European Court of Auditors on office accommodation of EU institutions² and ensure comparability of the information, a new reporting method has been agreed by a special inter-institutional working group. It is based on a new common measurement code and provides for the reporting, for a given building:

- areas (gross floor areas above ground and total gross floor areas),
- annual cost (rent/ purchase price, including the first installation works),
- Type of contract (ownership / usufruct / lease/ emphyteusis).

² Special Report 34/2018 Office accommodation of EU institutions – some good management practices but also various weaknesses.

1.1 Buildings in headquarters

1.1.1 Brussels

Budget lines

20 03 01 01 – Acquisition and renting of buildings (Brussels)

O3 01 04 01 – Rents and purchases (Office for Administration and Payment of Individual Entitlements)

O4 01 04 01 – Rents and purchases (Office for Infrastructure and Logistics – Brussels)

Title 1 – Research contribution to buildings in Headquarters

a) Expenditure and surface area of buildings covered by the appropriations of the budget line

BUILDINGS		Office Space	Amount in Draft Budget 2024 (€)	Non Office Space	Amount in Draft Budget 2024 (€)	TOTAL BUILDING		Amount in Draft Budget 2024 (€)
		GROSS AREA ABOVE GROUND (m²)		GROSS AREA ABOVE GROUND (m²)		GROSS AREA ABOVE GROUND (m²)	TOTAL (m² Gross Floor Area)(4)	
RENTED								
	Emphyteusis without option to buy							
J-27	"	14,011	1,441,369			14,011	20,125	1,441,369
	Subtotal Emphyteusis without option to buy	14,011	1,441,369			14,011	20,125	1,441,369
B-28	Usufruct	15,280	4,058,749			15,280	22,125	4,058,749
CDMA	"	20,460	5,701,787			20,460	32,407	5,701,787
COVE	"		3,424,395					3,424,395
COV2/4 (2)	"	17,290	6,363,227			17,290	19,837	6,363,227
DAV1 (Logistics) (5)	"	5,846	438,127	6,830	551,818	12,676	12,675	989,945
FPI (in EEAS)	"	5,493	1,378,587			5,493	5,493	1,378,587
G-12 (1)	"	17,324	2,477,779			17,324	27,428	2,477,779
HOST (Telecom center)	"			812	1,578,519	812	812	1,578,519
J-59 (2)	"	9,707	1,325,766			9,707	12,101	1,325,766
KORT (Historical archives)	"			21,256	974,056	21,256	21,256	974,056
L-15	"	18,196	4,262,051			18,196	23,026	4,262,051
L-51	"	13,430	5,090,067			13,430	16,999	5,090,067
L-56	"	9,973	2,070,405			9,973	13,406	2,070,405
L107 (2)	"	28,443	10,285,511			28,443	38,121	10,285,511
LX40	"	8,066	1,847,879			8,066	11,906	1,847,879
MERO	"	14,107	3,155,563			14,107	19,678	3,155,563
MO15	"	11,900	2,917,654			11,900	15,057	2,917,654
N105	"	10,148	2,283,901			10,148	14,698	2,283,901
ORBN	"	25,416	6,817,802			25,416	34,301	6,817,802
PLB3 (2) (5)	"	17,024	3,372,166			17,024	17,024	3,372,166
RP14 (Info-Point)	"			566	354,607	566	765	354,607
SPA2 (2)	"	19,410	5,196,454			19,410	25,798	5,196,454
VM-2 (Social activities)	"			1,195	315,921	1,195	1,195	315,921
SRSS	"				230,000			230,000
New building	"	14,215	4,797,652			14,215	18,241	4,797,652
New building Agencies	"	0	10,403,188			0		10,403,188
	Subtotal usufruct/rent	281,728	87,668,710	30,659	4,004,921	312,387	404,349	91,673,631
	Subtotal Space RENTED	295,739	89,110,079	30,659	4,004,921	326,398	424,473	93,115,000

BUILDINGS		Office Space	Amount in Draft Budget 2024 (€)	Non Office Space	Amount in Draft Budget 2024 (€)	TOTAL BUILDING		Amount in Draft Budget 2024 (€)
		GROSS AREA ABOVE GROUND (m²)		GROSS AREA ABOVE GROUND (m²)		GROSS AREA ABOVE GROUND (m²)	TOTAL (m² Gross Floor Area)(4)	
OWNED								
Emphyteusis with option to buy not yet exercised								
B232	"	11,831	2,123,510			11,831	17,060	2,123,510
B-68	"	0	2,862,186			0	8,627	2,862,186
BERL (5)	"	75,538	26,911,449	55,564	19,866,789	131,102	217,842	46,778,238
CCAB (Conference rooms)	"			19,807	3,264,263	19,807	25,832	3,264,263
DM24	"	16,056	4,212,086			16,056	23,340	4,212,086
DM28	"	11,679	4,695,190			11,679	19,216	4,695,190
F101	"	8,613	3,434,271			8,613	15,194	3,434,271
J-30 (2)	"	1,176	755,737			1,176	1,176	755,737
J-54	"	19,200	7,621,958			19,200	27,523	7,621,958
J-70 (2)	"	20,635	7,498,581			20,635	29,048	7,498,581
J-99	"	8,531	3,572,103			8,531	13,633	3,572,103
L-41	"	29,463	12,545,266			29,463	44,983	12,545,266
LX46	"	17,627	7,020,843			17,627	28,847	7,020,843
MO59	"	8,808	3,510,421			8,808	11,965	3,510,421
SC11	"	0	3,296,335			0	0	3,296,335
SPA3 (2)	"	12,889	2,967,340			12,889	15,450	2,967,340
TR74	"	0	1,793,511			0	8,186	1,793,511
VM18 (2)	"	5,457	1,895,705			5,457	11,649	1,895,705
Subtotal Emphyt. with option to buy not exercised		247,503	96,716,492	75,371	23,131,052	322,874	519,570	119,847,544
Emphyteusis with exercised option to buy								
BU29-31-33	"	0	8,463,921			0	31,526	8,463,921
CHAR (2)(5)	"	49,241	17,348,839	6,201	2,213,808	55,442	76,629	19,562,647
J-79	"	17,018	6,217,428			17,018	24,211	6,217,428
L-86	"	13,559	5,317,009			13,559	20,411	5,317,009
PALM (Child care)	"			0	890,330	0	0	890,330
Subtotal Emphyteusis with exercised option to buy		79,818	37,347,197	6,201	3,104,138	86,019	152,776	40,451,335
Owned								
BREY (2)	Owned	32,145		2,386		34,531	54,674	
BRE2	"	19,222				19,222	26,420	
BU25	"	0	4,098,980			0	30,061	4,098,980
CC2.0 (Conference rooms)	Project			25,540	4,100,000	25,540	25,540	4,100,000
CSM1	Owned	12,230				12,230	18,134	
CLOVIS (Child care)	"			6,046		6,046	8,423	
COLE (Child care)	"			9,642		9,642	12,639	
L102	"	4,358				4,358	5,773	
L130 (5)	"	35,770		1,622		37,392	53,912	
NOHE (Logistics) (2)	"			18,202		18,202	21,944	
OVER (Social activities)	"			3,057		3,057	3,190	
WALI (Child care)	"			5,818		5,818	5,818	
WILS (Child care)	"			2,659		2,659	3,107	
Subtotal owned		103,725	4,098,980	74,972	4,100,000	178,697	269,635	8,198,980
Owned by deferred payment								
MADO	"	41,401	9,562,220			41,401	59,070	9,562,220
Subtotal owned by deferred payment		41,401	9,562,220			41,401	59,070	9,562,220
Subtotal Space OWNED		472,447	147,724,889	156,544	30,335,190	628,991	1,001,051	178,060,079
Total Space and Expenditure (rounded) (3)(6)(7)		768,186	236,834,968	187,203	34,340,111	955,389	1,425,525	271,175,000
Of which appropriations required in line:							20 03 01 01 (C1)	191,007,000
							20 03 01 01 (C4)	50,512,000
							03 01 04 01 (C1)	1,535,000
							03 01 04 01 (C4)	1,890,000
							04 01 04 01 (C1)	6,056,000
							04 01 04 01 (C4)	500,000
(1) This building is expected to be prolonged after the end of the current lease period							01 01 01 03 (C1)	18,339,117
(2) Remaining surface given after deduction of surface used by third parties/agencies							01 01 01 13 (C1)	22,083
(3) The amounts corresponding to appropriations from DG COMM, EPSO and OP are not included							01 01 02 03 (C1)	563,091
(4) Total area presented includes areas above ground as well as underground, including parking.							01 01 02 13 (C1)	0
(5) For these buildings, total rent is split between office/non-office space; corresponding expenditure is calculated pro rata							01 01 03 03 (C1)	187,697
(6) Total non office space in 2023 (without CC2.0) is 161.663 m²							13 01 02 03 (C1)	563,091
(7) Deducting the buildings expected to be abandoned in 2024 (J-27 and J-59), the Office Space end of 2024 will be 793.235 m² (GFA above Floor). Moreover the Commission will continue to rent space to Executive agencies (62.982 m²) reducing the Total Office Space occupied by the Commission to 744.468 m² (GFA above floor).								

Notes:

- The above table mentions 768 186 m² of office space and 187 203 m² of non-office space for a total of 955 389 m². WD2023 mentioned 799 012 m² of office space and 192 216 m² of non-office space for a total of 991 228 m².

The difference (decrease) of 35 839 m² is explained by:

- Buildings that were abandoned or that will be abandoned by the end of 2023, for a total of 82 735 m²: BU25 (19 227 m²), BU29-31-33 (20 096 m²), B-68 (7 305 m²), G-6 (17 732 m²), PALM (3 239 m²), SC11 (9 045 m²), TR74 (6 091 m²).
- A new building (14 215 m²) as well as surfaces left by Executive agencies in Covent Garden (REA and EISMEA: 17 290 m²), in J-59 (EACEA: 9 685 m²), J-70 (EACEA: 934 m²), SPA2 (EACEA: 4 429 m²), VM18 (EACEA: 1 122 m²).
- Adjustment of surfaces³: B232 (+1 m²), BERL(+1 m²), BREY(-2 m²), BRE2 (-1 m²), CHAR(+149 m²), CSM1 (+7 m²), DAV1 (+1 m²), FPI (-304 m²), J-30 (-543 m²), J-79 (+1 m²), L-41 (-1 m²), L-51(+1 293 m²), L-86 (+1 m²), L107 (-21 m²), MADO (+1 m²), PLB3 (+3 m²), VM-2 (-1 362 m²).

b) Expected evolution of the global programming of surface area and locations for the coming years (building projects in planning phase already identified)

OFFICE SPACE:

- New Building Policy:

In order to achieve a green, digital and modern European Commission that offers a good working environment for its staff, a new Commission building policy, covering the 2023-2030 period, has been developed. It is articulated around the following axes:

- **Make each m² greener:**

Leading by example, the Commission's objective is to become climate neutral by 2030. A dedicated Communication⁴ "Greening the Commission" has been published on 5 April 2022.

To reach that target, the Commission will comply with the relevant targets set in the package of proposals on energy and climate action aiming at delivering the European Green Deal, in particular concerning the energy efficiency of buildings, which translate the Commission's renovation wave strategy, and the use of renewable energy in the energy consumption of buildings.

This will be achieved by a Green Management of Real Estate portfolio, mainly:

- Strategically choosing efficient and low energy buildings whenever available, giving up old high consumption buildings.
- Gradually renovate existing building stock to latest standards when appropriate.
- Continue to reduce its electricity, gas and water use through systematic technical improvements, including renovation, and behavioural changes such as reducing or stopping heating during certain periods.
- Ensure that more sustainable energy sources and technologies to run offices are used whenever feasible.

³ Surface differences are rounded

⁴ C(2022) 2230

- Support greener commuting: OIB implements facilities for all staff to make their commuting by bike easier (electric charging points and quality, accessible and safe infrastructures such as dressing rooms and showers) and organises awareness campaigns and events, such as safe cycling courses and a yearly bike commuting challenge.
- Reduce gradually the availability of car parking spaces in OIB buildings by 2030, by at least 35% compared to 2019, pursuant to the implementation of regional legislation in Brussels (COBRACE).
- Improve biodiversity in and around the Commission buildings to preserve ecosystems and to increase attractiveness.
- Apply GPP (Green Public Procurement) criteria in calls for tender on real estate projects and technical equipment procurement where possible to enhance circular economy approach in procurement.
- Enhance greener behaviours of staff.

New European Bauhaus⁵:

The Commission also started to integrate the three dimensions of the New European Bauhaus (sustainability, aesthetics and inclusion) in developing its presence and actions in its sites.

- **Smarter use of m²:**
 - Replacing the current office standard settings (individual, shared or open) with activity-based office configurations, tailored to the team's working methods.
 - Implementing dynamic settings in order to optimise surface used, thus reducing the carbon footprint.
 - Implementing collaborative spaces that encourage interaction between colleagues.
- **Clustering of DGs by thematic poles in order to break silos by increasing inter-service interaction and cross fertilisation between teams.**
- **Working environment:** All Commission buildings in Brussels comply with legal prescriptions regarding accessibility for persons with disabilities. To ensure the highest standards possible, OIB will continue its screening programme for potential upgrades with priority given to buildings being refurbished or renovated. OIB will ensure that all buildings will comply with the Commission's Communication on a Union of Equality: Strategy for Persons with Disabilities 2021-2030 (COM(2021)101) and will follow the European accessibility standards (EN17210), subject to urban planning requirements of the host countries.

Implementation of the dynamic collaborative spaces (DCS) is a key component of the real estate policy, allowing to reduce needs for office space to 561 000 m² by 2030.

Beyond the reduction of the environmental footprint, this reduction in the real estate stock will also lead to a **significant reduction in real estate expenditure**, and will also make it possible to **reduce the impact of the increase in energy costs** (less surfaces and more new, more energy-efficient surfaces).

The gradual expiration of current leases will not be enough to achieve the aforementioned objective because it would only represent around 10% reduction in surface area.

⁵ COM(2021)573 *New European Bauhaus – Beautiful, Sustainable, Together*

It is therefore necessary to proceed with the sale of some of the less efficient buildings from an environmental point of view.

Sale of buildings:

The sale of buildings will not only contribute to **reducing the environmental footprint** of the Commission but will also allow the **reduction of the annual budget**. Indeed, the proceeds of the sale or part of it will be used to pay off any residual debt, and the remaining balance to finance rents and future work for new real estate projects and possibly the renovation of certain buildings remaining in the building stock (particularly BERL and CHAR).

The Commission sent a preliminary information to the Budgetary Authority in September 2022, limited to the sale of 6 buildings (BU25, BU29-31-33, SC11, PALM, B-68, TR74).

The prospect of a wider sale, potentially extended to 23 buildings, is being considered in order to maximise the expected environmental and budgetary benefits. A prior information to the Budgetary Authority will be sent in due time. As the sale price would exceed the thresholds laid down in the Financial Regulation, the procedure for approval by the European Parliament and the Council will apply. As this operation would lead to changes in the building programming, the Commission will send to the Budgetary Authority an update incorporating the new scenario.

- New buildings / Releases:

Market search will continue for new efficient and low energy buildings. The Commission is planning to publish a new property prospection notice each year, in order to cover the Commission's multiannual needs for office space, and to gather information on the building projects and property that could meet its needs and have urban planning permission.

The usufruct of a new building (14 215 m²) is planned from 2024 to replace J-27 that will be abandoned.

Three buildings for a total of 55 000 m² could be the subject of negotiation, after pre-information to the Budgetary Authority, with a view to taking up occupation from 2025.

For the office surface occupied by the Commission, the overall reduction objective requires the release of other buildings/surfaces by giving up old high consumption buildings through the expiration of some leases expiries (G--6, J-59 and J-27 in 2024) and the sale of some environmentally inefficient buildings.

The "Beaulieu" pole was abandoned at the beginning of 2023.

When taking charge of the North Light building, the Commission committed to reduce its programming by 23 592 m² and to reduce the corresponding expenditure. As mentioned below in the table presenting the multi-annual planning of office space, the space occupied by the Commission will be 744 468 m² in 2024 and 701 591 m² in 2025. This reduction of 42 877 m² includes this reduction of 23 592 m².

- Renovation Refurbishing/Redevelopment of selected buildings:

In order to improve the energy efficiency of buildings and in line with the circular economy approach of Renovation Wave⁶ and the New European Bauhaus initiative, large-scale renovations could be foreseen in some Commission buildings.

⁶ [Renovation wave | Energy strategy](#); To pursue the ambition of energy gains and economic growth, the Commission published on 14 October 2020 a new strategy to boost renovation called "[A Renovation Wave for Europe – Greening our buildings, creating jobs, improving lives](#)" (COM(2020)662).

To improve the quality of available office space, preventive maintenance continues through the “Bon Etat du Bâtiment (BEBA)” programme, with a special focus on improving energy performance through periodic refurbishment and technical actions.

- Negotiation of the extension of certain leases currently in force:

Lease extension may be used as an adjustment variable whenever needs change, not only because of its economic benefits, but also because of its immediate effectiveness (e.g. possible delays to renovation projects and the availability of new buildings).

The leases of the following buildings are envisaged: G-12 until end of 2024.

It is planned to abandon the “Genève” pole by 2024.

NON-OFFICE SPACE:

The non-office space includes logistic warehouse, childcare facilities, conference centre.

- *Conference Centre: CC2.0*

This project concerns replacing the conference centre Albert Borschette centre (CCAB building).

A contract with a developer was signed early 2021, after consulting the budgetary authority according to FR art. 266.3 and 6.

As communicated in the working document accompanying the Draft Budget 2023, changes imposed by the local authorities have delayed significantly the delivery of the permit.

The developer still expects to obtain the permits by end 2023, allowing a delivery of the completed conference centre by end 2027, i.e. two years later than initially planned.

Meanwhile, the contractual indexation and financing conditions have evolved and impact the budgetary programming.

A separate note updating the relevant information regarding the project will be provided in due time.

- *Logistics: DAV/KORT*

The usufruct contract of DAV1 (logistic centre for mails distribution, printing facilities, etc.) has been prolonged until 2032, aligned with the recent prolongation of KORT (historical archives). In parallel, a feasibility study will be performed in order to determine the conditions for the development of a new Historical Archive building, potentially included in a more global Logistic Pole.

- *Telecom Centre: HOST*

The lease contract of the HOST building (Telecom Centre in Brussels) was prolonged for a maximum of 30 months to allow the Commission to upgrade the Telecom Centre infrastructure by migrating to a new high-performance room.

Budget Programming and Office space⁷

Commission — OIB (Brussels) — Multi-annual planning of office space								
Surface area (m ² GFA)	2023	2024	2025	2026	2027	2028	2029	2030
Office space in ownership	145.119	145.126	145.126	145.126	63.597	63.597	63.597	63.597
Office space in emphyteusis with purchase option	336.031	327.321	254.294	198.884	168.350	155.418	155.418	155.418
Office space in emphyteusis without purchase option	14.011	0	0	0	0	0	0	0
Office space in usufruct	303.244	320.789	327.387	382.443	334.846	430.557	439.850	422.826
OFFICE SPACE - ONGOING CONTRACTS	798.405	793.235	726.807	726.453	566.793	649.573	658.865	641.841
New contracts	0	14.215	55.056	0	73.875	19.000	0	0
Office space used by Agencies in Commission's contracts	52.111	62.982	80.272	80.272	80.272	80.305	80.305	80.305
Total Office Space (Commission)	746.293	744.468	701.591	646.181	560.396	588.268	578.560	561.536
EXPENDITURE (€)	2023	2024	2025	2026	2027	2028	2029	2030
Expenditure office space	215.996.077	234.017.356	194.714.723	218.520.275	195.766.703	207.928.108	205.030.764	205.841.727
Expenditure non-office space	32.789.480	34.024.832	33.991.499	35.823.343	39.587.810	39.779.729	39.703.993	39.947.854
Total expenditures (rounded)	248.786.000	268.042.000	228.706.000	254.344.000	235.355.000	247.708.000	244.735.000	245.790.000
Revenues from surfaces made available	798.409	858.615	875.787	893.303	911.169	929.392	947.980	966.940
Revenues from executive agencies	10.884.616	16.558.763	20.570.117	20.957.011	21.376.152	24.359.733	24.846.927	25.343.866
Other revenues	8.900.356	9.281.771	9.467.406	9.656.754	9.849.889	10.046.887	10.247.825	10.452.781
Total revenues (rounded)	20.583.000	26.699.000	30.913.000	31.507.000	32.137.000	35.336.000	36.043.000	36.764.000
Extra revenues from sales	72.593.000	20.466.500	135.139.700	128.211.320	0	252.425.175	0	0
Use of revenues from sales	0	23.070.027	14.861.346	38.757.995	45.639.076	62.741.939	77.371.264	76.813.131
Appropriations Offices (OIB/PMO)	7.789.000	7.591.000	7.743.000	7.898.000	8.056.000	8.217.000	8.381.000	8.549.000
Appropriations 20 03 01 01	200.737.000	191.007.000	156.468.000	160.845.000	133.758.000	128.303.000	110.364.000	112.847.000
Research contribution (Title 1)	19.676.594	19.675.079	18.721.401	15.336.088	15.765.096	13.110.185	12.575.518	10.817.241
TOTAL APPROPRIATIONS (rounded)	228.203.000	218.273.000	182.932.000	184.079.000	157.579.000	149.630.000	131.321.000	132.213.000

⁷. Assumptions used for the analysis:

- New buildings procedures for office spaces: base price resulting from real estate market prospectation in 2022-2023.
- Renewal of leases: Indexation of ± 2 %/year applied to the amount of the rent for the year preceding the renewal and for subsequent years.
- Costs related to fitting out works for new buildings are integrated in the above table; costs related to fitting out works or moves in existing buildings are included in the annual budget on their respective lines in the Budget and therefore not included in the above table.

c) ***Final terms and costs regarding project implementation of new buildings projects previously submitted to the Budget Authority (information procedure of Article 266(3) of the Financial Regulation)***

In the period between the presentation of the Draft Budget 2023 and the present moment, the following contracts have been signed:

- CC2.0: The EIB has given agreement in principle to finance nearly half of the budget and is awaiting permit delivery prior to formalising the loan. For the other part of the budget, a new financial tender will be launched for a loan from commercial bank, once there is more clarity regarding the permit delivery.

1.1.2 Luxembourg

Budget lines

20 03 02 01 – Acquisition and renting of buildings (Luxembourg)

02 01 04 01 – Rents and purchases (European Personnel Selection Office)

03 01 04 01 – Rents and purchases (Office for Administration and Payment of Individual Entitlements)

05 01 04 01 – Rents and purchases (Office for Infrastructure and Logistics – Luxembourg)

Title 1 – Research contribution to buildings in Headquarters

a) Expenditure and surface area of buildings covered by the appropriations of the budget line

BUILDINGS		Office Space	Amount in Draft Budget 2024	Non Office Space	Amount in Draft Budget 2024	TOTAL BUILDING	Amount in Draft Budget 2024
		GROSS AREA ABOVE GROUND (in m ²)		GROSS AREA ABOVE GROUND (in m ²)		TOTAL (m ² Gross Floor Area) ⁽¹⁾	
RENTED							
ARIANE	Rent	16,043	5,376,000 €			25,291	5,376,000 €
TEMPORARY BUILDING ⁽²⁾ (JMOT/T2)	Rent	15,171				15,171	0 €
BECH ⁽³⁾	Rent	38,986	16,522,758 €	1,270	538,242 €	43,203	17,061,000 €
CPE I and II (Child care)	Rent			4,729	761,000 €	5,438	761,000 €
EUFO							
Data centre LUX - Betzdorf	Rent			2,384	7,636,000 €	2,592	7,636,000 €
DROSBACH wing A	Rent	7,661	2,809,000 €			21,409	2,809,000 €
DROSBACH wing B	Rent	13,652	4,635,000 €			14,321	4,635,000 €
DROSBACH wing D	Rent	8,109	2,585,000 €			13,095	2,585,000 €
DROSBACH E-2 (workshop, storage)	Rent			4,201	1,069,000 €	4,738	1,069,000 €
FISCHER ⁽⁴⁾	Rent	3,484	1,569,000 €			5,613	1,569,000 €
MERCIER POST ⁽⁵⁾	Rent	4,217	1,594,000 €			5,656	1,594,000 €
LACCOLITH	Rent	11,485	4,132,000 €			20,903	4,132,000 €
WINDHOF I, II, III (IT rooms) +Telecom Rooms ⁽⁶⁾	Rent			1,449	4,122,000 €	1,590	4,122,000 €
Subtotal Space RENTED		118,808	39,222,758 €	14,033	14,126,242 €	179,020	53,349,000 €
OWNED							
EUFO	Emphyteusis with option to buy not yet exercised	26,762	8,058,591 €	366	110,210 €	40,512	8,168,801 €
CPE III (Child care)	Rent with option to buy			4,886	840,000 €	8,300	840,000 €
CPE V (Child care) ⁽⁷⁾	Rent with option to buy			10,628		10,672	- €
FOYER (Social activities) ⁽⁸⁾	Owned			1,791	401,000 €	2,617	401,000 €
Subtotal Space OWNED		26,762	8,058,591 €	17,671	1,351,210 €	62,101	9,409,801 €
Total Space and Expenditure (rounded)		145,570	47,281,349 €	31,704	15,477,452 €	241,121	62,758,801 €
						20 03 02 01	56,384,000 €
						crédits "recherche"	1,455,801 €
						O EPSO	174,000 €
						O PMO	1,125,000 €
						05 01 04 01	2,620,000 €
						assigned revenue	1,000,000 €

(1) Total area presented includes areas above ground as well as underground, including parking.

(2) 145 gross office space m² for OLAF premises in T2 are shown under the OLAF section of the working document.

(3) 1267 m² of gross office space for the Publications Office's (OP) premises in BECH are shown under the OP section of the working document.

(4) 462 m² of gross office space/537 m² total surface (gross floor area) for the European Personal Selection Office (EUSA) in the Fischer are shown under the EPSO section of the working document.

(5) Estimation of surfaces to be occupied by DG CNECT. Estimated surfaces for Publications Office are reported under the OP section of the Working Document.

(6) Total area presented for the three IT rooms and the telecom rooms rented in the Windhof data center.

(7) OIL could exercise the right of purchase option. Ares(2013)1043305.

(8) Inter-institutional building.

b) *Expected evolution of the global programming of surface area and locations for the coming years (building projects in planning phase already identified)*

The programming of office space areas until 2031 can be summarised in the following table:

PROGRAMMATION OF GROSS OFFICE SPACE in m² above ground ⁽¹⁾	2024	2025	2026	2027	2028	2029	2030	2031
OFFICE SPACE								
EUFO	26,762	26,762	26,762	26,762	26,762	26,762	26,762	26,762
BECH	38,986	38,986						
DROSBACH A	7,661	7,661						
DROSBACH B	13,652	13,652						
DROSBACH D	8,109	8,109						
ARIANE	16,043	16,043						
LACCOLITH ⁽²⁾	11,485	11,485						
TEMPORARY BUILDING T2 ⁽²⁾	15,171	15,171						
FISCHER	3,484	3,484	3,484	3,484	3,484	3,484	3,484	3,484
MERCIER POST ⁽³⁾	4,217	4,217	4,217	4,217	4,217	4,217	4,217	4,217
Projet JMO-2 Phase 1 (m ²) ⁽⁴⁾⁽⁵⁾		76,653	76,653	76,653	76,653	76,653	76,653	76,653
Projet JMO-2 Phase 2 (m ²) ⁽⁴⁾⁽⁶⁾			33,100	33,100	33,100	33,100	33,100	33,100
Office space programmed (m²)	145,570	222,223	144,216	144,216	144,216	144,216	144,216	144,216

NOTES

(1) Situation at the end of the year. Gross office space presented further to a new reporting method as from 2023 DB Part VII

(2) Laccolith and T2 will be abandoned end of September 2026, after delivery of phase 2 of JMO2 on 1 April 2026 and with an estimated period of 6 months to complete the move.

(3) Estimated surfaces. As from the second semester of 2023, DG CNECT will be hosted in the new Mercier Post building, together with the Publications' Office.

(4) New draft delivery schedule currently under discussion, presented in March 2023 to the Luxembourg State, with phase 1 delivered on 1 November 2025 and phase 2 on 1 April 2026.

(5) Gross area above ground of revised detailed preliminary design (APS) approved in April 2018, excl. conference center

(6) Gross area above ground of revised detailed preliminary design (APD) approved in April 2018, excl. welcome pavilion.

The need for appropriations for office space until 2030 is shown in the table below:

PROGRAMMATION OF APPROPRIATION NEEDED IN € ⁽¹⁾	2024	2025	2026	2027	2028	2029	2030	2031
OFFICE AND NON OFFICE SPACE								
EUFO	8,168,801	8,332,000	8,499,000	8,669,000	8,842,000	9,019,000	9,199,000	9,383,000
BECH	17,061,000	17,402,000	5,917,000					
DROSBACH A	2,809,000	2,865,000	974,000					
DROSBACH B	4,635,000	4,728,000	1,608,000					
DROSBACH D	2,585,000	2,637,000	897,000					
ARIANE	5,376,000	5,484,000	5,128,000					
LACCOLITH	4,132,000	4,215,000	1,791,000					
TEMPORARY BUILDING T2 ⁽²⁾			2,098,000					
FISCHER	1,569,000	1,600,000	1,632,000	1,665,000	1,698,000	1,732,000	1,767,000	1,802,000
MERCIER POST ⁽³⁾	1,594,000	1,626,000	1,659,000	1,692,000	1,726,000	1,761,000	1,796,000	1,832,000
Projet JMO-2 Phase 1 ⁽⁴⁾		3,360,000	20,160,000	20,160,000	20,160,000	29,200,000	29,200,000	29,200,000
Projet JMO-2 Phase 2 ⁽⁴⁾			5,610,000	7,480,000	7,480,000			
APPROPRIATION FOR RENTAL COSTS FOR OFFICE SPACE	47,929,801	52,249,000	55,973,000	39,666,000	39,906,000	41,712,000	41,962,000	42,217,000
IMPACT OF ADVANCED PAYMENTS ON MORTGAGE FOR JMO-2 PHASES 1 & 2 FROM 2029 ⁽⁵⁾						-6,800,000	-6,800,000	-6,800,000
TOTAL APPROPRIATION FOR RENTAL COSTS OF OFFICE SPACE	47,929,801	52,249,000	55,973,000	39,666,000	39,906,000	28,669,000	35,162,000	35,417,000

NOTES

(1) Indexation rate 2% for rent. For the JMO-2, annual costs are estimated based on the total cost of the project and are not subject to indexation. For EUFO, the amounts are taken from the financial lease table where all amounts are fixed till the end of the contract.

(2) In accordance with the agreement of December 2015, the rent is nil until 6 months after the delivery of the JMO-2 building, phase 1. In this table, the rent is foreseen from 1 May 2026 until 30 September 2026, when the move to phase 2 will be completed.

(3) DG CNECT will be hosted in the Mercier Post building, together with the Publications Office.

(4) According to the new draft revised delivery schedule planning of March 2023: delivery of phase 1 on 1 November 2025 and of phase 2 on 1 April 2026. From 2029, estimated annual repayment of the mortgage without deduction of advance payments.

(5) From 2029, appropriation includes the estimated annual repayment of the mortgage for JMO2 phases 1 & 2 with deduction of advance payment.

NON OFFICE SPACE

CPE-6

The Centre Polyvalent de l'Enfance interinstitutionnel (CPE - Interinstitutional Children's Centre) comprises three buildings: CPE-1 (garderie), CPE-2 (crèche) and CPE-3 (study centre) on the Kirchberg site close to European School Luxembourg I, and the CPE-5 (crèche/garderie/study centre) on the Bertrange-Mamer site close to European School Luxembourg II.

The Commission has been renting the building which, houses the garderie (CPE-1) from the Luxembourg State's Administration des Bâtiments Publics (ABP) since 1984. It is reaching its technical age limit. There is currently no building of this kind on the real estate market, which is close enough to the European School Luxembourg I and CPE-3 (essential for the proper functioning of these structures).

Due to the current state of the building and the cost of potentially renovating it, the ABP has proposed to replace it by a new CPE-6 building with a floor area of approximately 7,000 square metres (above and below ground) on a plot next to the CPE-3 building. The building would initially be rented, with an option to purchase.

A pre-information note has been submitted to the Budgetary Authority on 26 March 2021. OIL drafted a planning document (document programme) setting out the needs for the construction of the building, in terms of surfaces and space design. This document was submitted to the ABP in September 2021.

Since then, a more detailed analysis of the project has been conducted, to optimise the best option combining building area, capacity to host children and costs. Therefore, in the future, the Commission may submit an amended pre-information note to the Budgetary Authority.

c) *Final terms and costs regarding project implementation of new buildings projects previously submitted to the Budget Authority (information procedure of Article 266(3) of the Financial Regulation)*

Jean Monnet 2

I. Main elements of the project

In July 2013, the Luxembourg State and the Commission signed a contract for the pre-financing, construction, handover and sale of the future Jean Monnet 2 (JMO2) building with the approval of the Budgetary Authority.

The JMO2 projects is composed of:

- Phase 1: main building (76,653 m² gross area above ground) and a conference centre (6,736 m² gross area)
- Phase 2: tower (33,100 m² gross area above ground) and a welcome centre (3,737 m² gross area)
- Storage/workshops in phases 1 and 2 (5,873 m² gross area)

In order to maximise the occupancy rate of the new JMO2 building, the Commission will liaise with other institutions established in Luxembourg to propose that they occupy vacant office space that the Commission would not need to accommodate its staff, taking into account its new policy on dynamic collaborative space.

II. Schedule

In an information note of 19 April 2022 (Ares(2022)3068930, the Commission informed the Budgetary Authority on the evolution of the project and its new delivery schedule:

- **1 November 2024** for phase 1.
- **1 August 2025** for phase 2.

However, beginning of March 2023, the group of architects entrusted with the Integrated Project Management (IPM) submitted a new draft revised planning to the Luxembourg authorities, which foresees additional delays, with delivery of:

- **1 November 2025** for phase 1.
- **1 April 2026** for phase 2.

The new draft revised planning is still being discussed. In the meantime, the Commission's programming for 2024 in Working document Part VII takes the new draft revised planning as a reference. The Commission will inform the Budgetary Authority as soon as the new schedule is confirmed.

III. State of play

In 2022, the project was impacted by unexpected cost variations and supply issues linked to the economic situation related to high inflation and the international context.

Difficulties persisted with the architect group's performance of their work (facade, high voltage current works) and coordination mission, and one call for tenders will have to be republished (low voltage current works).

Building structure works however continue to progress. The construction has grown out of the ground, with most of phase 1 reaching the last floor and 22 floors of phase 2 constructed. The structural works should be completed in 2023. All facade panels should be installed by the end of 2023. The technical works will follow the evolution of the facade works.

The status of the project is as follows:

- Start of excavation works: March 2018
- Structural works on phase 1: Ongoing since October 2019
- Structural works on phase 2: Ongoing since March 2020
- Complete demolition of the JMO building: end of May 2020
- Out of the 38 lots to be procured for the construction of the building, 29 were awarded, three are in the course of being awarded, three lots are validated for publication in 2022, two lots are in an early study phase and two lots are to be analysed.

IV. Budgetary aspects

Despite changes in the delivery schedule and the difficulties mentioned above, the indexed budget for the construction of the project approved by the Budgetary Authority in September 2018 remains unchanged, i.e. EUR 608 million (October 2022 index), with a reserve of EUR 32.5 million (October 2022 index).

The framework agreement with the Luxembourg State regarding the construction of JMO2 allows the Commission to make advance payments to the State. The Commission made the following payments in the past years (by redeployment of existing appropriations):

2017	4 625 000,00 €
2018	51 291 970,00 €
2019	6 642 319,00 €
2020	44 538 273,54 €
2021	85 637,75 €
TOTAL	107 183 200,29 €

No advance payment was made in 2022, any available appropriations having been redeployed to cover the high energy costs.

For information purposes only, in the table on programming of appropriation needed, the Commission included an estimate of the impact of those advance payments. They will be deducted from the final price⁸ of the project, which will be established at the end of the period of cost consolidation, once the building has been delivered, as provided in the framework contract with the Luxembourg State. This estimate takes into account the payment of occupancy fees⁹ until the costs have been consolidated.

The amount of monthly instalments from 2029 onwards has been calculated, assuming a loan for the purchase of JMO2 based on current interest rates and current rent indexation rates, which are higher than the previous years, with a repayment period of 25 years. The actual amount of monthly instalments will have to be adjusted to take account of the final price of the project, minus all the advance payments already made, and of the financing conditions and periods that are set.

⁸ The final price of the project includes the final cost of construction and the cost of the investment borne by the client (fees of the project manager, expenses of the project client and prefinancing costs).

⁹ Advance payments are expected to start having an impact on the total annual payment in 2029, provided that the final price has been consolidated by then.

1.2 Health and food audits and analysis offices (Grange – Ireland)

Budget line 20 03 03 01 – Acquisition and renting of buildings (Grange)

a) *Expenditure and surface area of buildings covered by the appropriations of the budget line*

TYPE OF SPACE	BUILDING	AREA ABOVE GROUND (in m ²)	TYPE OF CONTRACT	AMOUNT IN DRAFT BUDGET 2024 (in EUR)
<i>OFFICE SPACE</i>	Main Building	9.114	Purchase Lease option will be exercised in 2022	85.000
<i>Subtotal office space</i>		9.114		85.000
<i>NON-OFFICE SPACE</i>	Outbuildings	600	"	0
	Crèche	296	"	0
<i>Subtotal non-office space</i>		896		0
TOTAL PURCHASE INSTALMENTS IN BUDGET LINE 20 03 03 01 (*)				85.000

(*) The lease specifies neither a cost per m² nor a breakdown of costs per building, therefore the expenditure for all building on the Grange site has been spread according to the area of each building.

The lease expired in 2022, and the option to purchase the building in Grange is pending. The procedure for the transfer of the title to the European Commission has been launched.

b) *Expected evolution of the global programming of surface area and locations for the coming years (building projects in planning phase already identified)*

There are no plans to extend or reduce the area on the Grange site.

c) *Final terms and costs regarding project implementation of new buildings projects previously submitted to the Budget Authority (information procedure of Article 266(3) of the Financial Regulation)*

In the period between the presentation of the Draft Budget 2023 and the present moment, no such projects have been submitted to the Budget Authority.

1.3 Buildings in the representation offices

Budget line 20 03 04 01 – Acquisition and renting of buildings (Commission Representations)

a) Expenditure and surface area of buildings covered by the appropriations of the budget line

TYPE OF SPACE	BUILDING	AREA ABOVE GROUND (in m2)	out of which INFO POINT (in m2)	out of which EUROPEAN PUBLIC SPACE (in m2)	TYPE OF CONTRACT	DRAFT BUDGET 2024 (in EUR)
OFFICE SPACE	Brussels				Purchase instalments	324 000
	<i>Subtotal Purchase instalments</i>	<i>0</i>	<i>0</i>	<i>0</i>		<i>324 000</i>
	Athens (1)	900	0	144	Rent	313,508
	Barcelona	510	0	0	Rent	223,294
	Berlin	1814	73	239	Rent	1,665,979
	Bonn	641	0	0	Rent	203,864
	Bratislava	739	71	0	Rent	318,441
	Bucharest	1572	137	220	Rent	477,401
	Dublin (2)	1314	12	154	Rent	728,471
	Helsinki	1102	105	114	Rent	443,519
	Ljubljana	1283	160	0	Rent	262,623
	Luxembourg (3)	543	0	0	Rent	0
	Madrid	1589	68	139	Rent	837,940
	Milan	588	0	0	Rent	110,242
	Munich	362	0	0	Rent	134,794
	Paris	1010	0	0	Rent	1,218,500
	Prague	1067	0	0	Rent	443,037
	Riga	1233	0	110	Rent	357,296
	Rome	1970	0	326	Rent	639,875
	Stockholm	980	0	203	Rent	1,000,000
	Tallinn	731	0	125	Rent	268,294
	Warsaw	1056	0	0	Rent	348,126
	Vilnius	1111	126	0	Rent	341,540

	Wroclaw	561	130	0	Rent	221,034
	Zagreb	1026	114	0	Rent	373,192
	Subtotal Rent	23702	996	1774		10,930,970
	Budapest	1104	0	210	Owned by the EC and the EP	0
	Copenhagen	885	0	0	Owned by the EC and the EP	0
	The Hague	961	48	66	Owned by the EC and the EP	0
	La Valetta	601	8	0	Owned by the EC and the EP	0
	Nicosia	873	15	43	Owned by the EC and the EP	0
	Lisbon	1340	30	0	Owned by the EC	0
	Marseille	378	0	0	Owned by the EC	0
	Milan 3rd and 4th floor	360	0	0	Owned by the EC	0
	Sofia	1350	64	165	Owned by the EC and the EP	0
	Vienna	1335	0	252	Owned by the EC and the EP	0
	Subtotal owned	9187	165	736		0
	Subtotal owned rounded					0
Subtotal office space		32889	1 161	2 510		11 254 970
EP = European Parliament						
EC= European Commission						
(1) Market prospection ongoing; rent assumed to remain comparable to the current contract						
(2) EP will move out and EC needs to assume the full rent of the offices and will take over the surfaces of EPLO.						
(3) The Representation is hosted rent-free by the EP in the Konrad Adenauer building.						

TYPE OF SPACE	BUILDING	Number of parkings or storage boxes	out of which INFO POINT (in m2)	out of which EUROPEAN PUBLIC SPACE (in m2)	TYPE OF CONTRACT	DRAFT BUDGET 2023 (in EUR)
<i>NON-OFFICE SPACE</i>	Athens parking	6	0	0	Rent	16,227
	Barcelona parking	2	0	0	Rent	2,586
	Bratislava parking	1	0	0	Rent	0
	Copenhagen parking	9	0	0	Rent	20,841
	The Hague parking	11	0	0	Rent	52,073
	La Valetta parking	15	0	0	Rent	11,634
	Lisbon parking	8	0	0	Rent	15,408
	Ljubljana parking	17	0	0	Rent	30,424
	Paris parking	4	0	0	Rent	0
	Rome	3	0	0	Rent	5,021
	Sofia parking	1	0	0	Rent	3,365
	Tallinn	1	0	0	Rent	3,546
	Vienne parking	6	0	0	Rent	12,851
	Vilnius storage	1	0	0	Rent	7,297
	Zagreb parking	5	0	0	Rent	15,877
<i>Subtotal non-office space</i>						197,150
SUBTOTAL RENT, CONSTRUCTION, PURCHASE AND NON-PURCHASE INSTALMENTS FOR REPRESENTATIONS (ROUNDED)						11 452 120
TOTAL RENT, CONSTRUCTION, PURCHASE AND NON-PURCHASE INSTALMENTS IN BUDGET LINE 20.030401¹⁰						11 452 000

The surface area and rent foreseen for the future EC Antenna in NUUK are not mentioned in the above tables, but an estimated amount of EUR 100.000 has been included in the global budgetary request for rent in 2024.

¹⁰ Rounded amount

b) *Expected evolution of the global programming of surface area and locations for the coming years (building projects in planning phase already identified)*

The evolution of the surface area depends on the results of market search for locations for which lease contracts expire. However, it is not possible to predict the results at this stage; therefore the information provided is limited to the indication of end date of lease contracts and expected date of starting the market search.

Building	Event	Date	Planning of market prospection (start date)	Institution in charge	Areas concerned by the event (m2)
Athens	Expiry of lease contract	30-06-24	ongoing	EC	900
Barcelona	Expiry of lease contract	31-05-24	Q3-Q4 2023	EP	510
Bonn	Expiry of lease contract	31-05-24	ongoing	EC	641
Bratislava	Expiry of lease contract	30-06-24	ongoing	EP	739
Bucharest	Early terminaton of lease	15-03-24	ongoing	EP	1572
Madrid	Expiry of lease contract	28-02-27	ongoing	EP	1589
Riga	Expiry of lease contract	30-11-24	ongoing	EP	1233
Rome	Expiry of lease contract	31-12-25	ongoing	EP	1970
Stockholm	Expiry of lease contract	31-03-24	ongoing	EP	980

c) *Final terms and costs regarding project implementation of new buildings projects previously submitted to the Budget Authority (information procedure of Article 266(3) of the Financial Regulation)*

In the period between the presentation of the Draft Budget 2023 and the present moment, one project has been submitted to the Budget Authority - lease of premises for the EC Representation in Paris. There is one significant change in the contract compared to the draft version submitted to the Budget Authority. The Commission will finally not be liable to pay interest for the reimbursement of the fit-out works over the first 5 years of the contract, making it more advantageous for the EU Budget.

1.4 Publications Office (OP)

Budget line O1 01 04 01 – Rents and purchases

a) Expenditure and surface area of buildings covered by the appropriations of the budget line

BUILDING OP		Office Space	Amount in Draft Budget 2024	Non Office Space	Amount in Draft Budget 2023	TOTAL BUILDING	Amount in Draft Budget 2024	COMMENTS
		GROSS AREA ABOVE GROUND		GROSS AREA ABOVE GROUND		TOTAL (m ² Gross Floor Area) ¹		
Post (Luxembourg) ²	Rent	16,867	6,375,000 €			22,623	6,375,000 €	Co-delegation type II with OIL.
BECH (Luxembourg)	Rent	1,267	743,000 €			1,267	743,000 €	Co-delegation type II with OIL.
VM18	Emphyteusis with option to buy not yet exercised	2,558	888,000 €			3,885	888,000 €	Co-delegation type II with OIB.
¹ Total area presented includes areas above ground as well as underground, including parking. ² Estimated area to be occupied by OP in the new Post building. Estimated surfaces to be occupied by DG CNECT in the same building are reported under section 1.1.2. of the working document								

b) Expected evolution of the global programming of surface area and locations for the coming years (building projects in planning phase already identified)

Nihil.

c) Final terms and costs regarding project implementation of new buildings projects previously submitted to the Budget Authority (information procedure of Article 266(3) of the Financial Regulation)

On 25 June 2019 the Commission signed the lease contract with the Luxembourg authorities for the new Post building. The yearly rent will amount to EUR 6 375 000 with annual indexation. The duration of the lease contract will be 10 years following the date of acceptance of the building (1 February 2023). Afterwards the lease contract can be prolonged by tacit agreement for consecutive periods of 24 months.

1.5 European Personnel Selection Office (EPSO)

Budget line O2 01 04 01 – Rents and purchases

a) *Expenditure and surface area of buildings covered by the appropriations of the budget line*

TYPE OF SPACE		BUILDING	GROSS AREA ABOVE GROUND (in m ²)	TOTAL (m ² Gross Floor Area)	TYPE OF CONTRACT	AMOUNT IN DRAFT BUDGET 2024 (in EUR) (4)
OFFICE SPACE	Brussels	L107 (1)	2 825	2 825	Usufruct	1 014 000
	Brussels	PLB3 (1)	1 189	1 189	Usufruct	236 000
	Brussels	VM18 (1)	681	681	Emphyteusis with option to buy not yet exercised	236 000
	Luxembourg	FISCHER (EUSA) (2)	462	537 (3)	Rent	174 000
TOTAL RENT, NON-PURCHASE AND PURCHASE INSTALMENTS IN BUDGET LINE O2 01 04 01						1 660 000
(1) Areas made available by OIB (Brussels)						
(2) Areas made available by OIL (Luxembourg)						
(3) Including 75 m ² of parking space						
(4) The annual amounts are based on real surfaces occupied and contractual rent						

b) *Expected evolution of the global programming of surface area and locations for the coming years (building projects in planning phase already identified)*

The future use of space for assessment centres in PLB3 building is under evaluation. Once the modalities have been agreed upon, the exact surfaces used by EPSO in the buildings listed above and their corresponding expenditure will be calculated.

c) *Final terms and costs regarding project implementation of new buildings projects previously submitted to the Budget Authority (information procedure of Article 266(3) of the Financial Regulation)*

In the period between the presentation of the Draft Budget 2023 and the present moment, no such projects have been submitted to the Budget Authority.

1.6 European Anti-Fraud Office (OLAF)

Budget line O6 01 04 01 – Rents and purchases

a) *Expenditure and surface area of buildings covered by the appropriations of the budget line*

TYPE OF SPACE	BUILDING	GROSS AREA ABOVE GROUND (in m ² , new reporting as from 2024 DB Part VII)	TOTAL (m ² Gross Floor Area)	TYPE OF CONTRACT	AMOUNT IN DRAFT BUDGET 2024 (in EUR)
<i>OFFICE SPACE</i> <i>Brussels</i>	J-30 (*)	17 886	25 269	Emphyteusis with option to buy not yet exercised	5 832 000
<i>OFFICE SPACE</i> <i>Luxembourg</i>	T2	145	145	Rent	0
TOTAL PURCHASE INSTALMENTS IN BUDGET LINE O6 01 04 01					5 832 000
(*) The remaining area of the building (1 175 m ²) is currently occupied by other Commission services.					

b) *Expected evolution of the global programming of surface area and locations for the coming years (building projects in planning phase already identified)*

There is a plan to extend the area of the Office to the entire J-30 building except of a small area on the second floor.

c) *Final terms and costs regarding project implementation of new buildings projects previously submitted to the Budget Authority (information procedure of Article 266(3) of the Financial Regulation)*

In the period between the presentation of the Draft Budget 2023 and the present moment, no such projects have been submitted to the Budget Authority.

2 COMMISSION BUILDINGS FINANCED OUTSIDE HEADING 7

2.1 Contribution to Brussels and Luxembourg buildings from Research programmes

Research staff occupy office space in some of the buildings presented in section 1.1.1.1 and 1.1.1.2. In 2024, research programmes Horizon Europe, Euratom Research and Training Programme, ITER programme and European Defence Fund (research part) contribute to the buildings costs as presented in the table below.

Budget line	Amount (EUR) ¹¹
Horizon Europe	
01 01 01 03	34 315 400
01 01 01 13	38 600
Total Horizon Europe	34 354 000
Euratom	
01 01 02 03	867 000
01 01 02 13	117 300
Total Euratom	1 064 619
ITER	
01 01 03 03	443 900
European Defence Fund	
13 01 02 03	984 300
Total research contribution	36 766 500

2.2 Joint Research Centre (JRC) buildings outside Brussels

As the science and knowledge service of the European Commission, the Joint Research Centre's mission is to support EU policies with independent evidence throughout the whole policy cycle. Its work has a direct impact on the lives of citizens by contributing with its research outcomes to a healthy and safe environment, secure energy supplies, sustainable mobility and consumer health and safety. Working in close cooperation with policy Directorates-General, the JRC addresses key societal challenges while stimulating innovation through developing new methods, tools and standards, and sharing its know-how with Member States, the scientific community and international partners.

Following the adoption of the JRC Strategy 2030, the JRC has been reorganised around eight Scientific Directorates located in five different sites in Geel (Belgium), Ispra (Italy), Karlsruhe (Germany), Petten (The Netherlands) and Seville (Spain). The Directorate-General is based in Brussels (Belgium).

As of March 2023, the JRC workforce was made up of 3529 people, including permanent and contract personnel, research fellows, trainees, seconded national experts, scientific visitors, interimaire, and intra-muros experts. In addition, the JRC hosts 256 staff from other Commission services¹² that are located in JRC premises, totalling 3785 individuals.

With the exception of Brussels and Seville, all JRC sites are established on land that the hosting countries transferred to the JRC in the early 1960s in the form of long-term leases. As a result, the JRC manages today 251 hectares of land, 40 km of internal roads and 258 buildings with a total surface area of some 285.886

¹¹ Including also security costs

¹² DG HR: Directorate-General Human Resources and Security
PMO: Office for the Administration and Payment of Individual Entitlements
OIB: Office for Infrastructure and Logistics in Brussels

m². This represents a 2.4% decrease (6.916 m²) with respect to the figure reported for the DB2023, due to a number of demolitions carried out in Ispra in the course of 2022.

The sites host large-scale experimental research facilities. These dedicated scientific infrastructures and installations are subject to compliance with the highest European and national standards for safety, security and protection. The safety requirements are particularly stringent where nuclear activities are conducted.

The premises and activities of the JRC are different from those of other Commission services, not only because most of the JRC sites and related infrastructures are owned by the Commission, the JRC is also responsible for all the utilities and most of the basic site services.

The JRC building policy is consistent with the provisions of Horizon Europe, as well as of Euratom 2021-2025. It is also aligned with the multi-annual JRC Work Programme intended to support European Union policies. Building projects are subject to change, since they have to accommodate strategic scientific orientations from the Commission.

1. Expenditure and surface area

JRC buildings are financed through the following budget lines:

Budget line	Description
01 01 01 13	Other management expenditure for "Horizon Europe" – direct research
01 01 02 13	Other management expenditure for "Euratom Research & Training Programme" – direct research

JRC buildings are presented per site and grouped according to the following categories:

- **Scientific, technical and office buildings.** This category includes buildings dedicated to (nuclear and non-nuclear) scientific activities, technical functions and offices. For mixed constructions (including laboratories, technical facilities and office space), a proportional allocation of common areas has been made.
- **Buildings to be demolished, discontinued or ready for ownership transfer.** The surfaces of buildings to be demolished is reported in this category until the real demolition takes place, in which case the relevant surface will be discounted. The surfaces of buildings awaiting demolition that are occupied at the time of writing are included as part of the available areas. This category also includes the surface of buildings that will be discontinued (total or partial closing down of certain areas due to regulatory requirements) or removed (temporary offices no longer needed).
- **Buildings under construction or planned.** This group includes buildings that are currently under construction or the construction of which will begin in the coming years. The surface of new buildings is reported in this category until the official occupation of the premises takes place. It should be noted that buildings may appear in this group during the preparatory phases of the project that may take years prior to the effective launching of the construction works. Projects above EUR 3 million or projects exceeding the double threshold of EUR 2 million and 110% of the local price of comparable properties will be submitted to the Budget Authority for approval in accordance to Article 266 of the Financial Regulation (FR)¹³.

¹³ Financial Regulation applicable to the general budget of the Union, July 2018.

All JRC buildings are owned by the Commission, with the exception of the JRC premises in Seville and Brussels. For the JRC premises in Seville, an estimate of the annual rent in 2023 is included in the Annex, while the JRC premises in Brussels are under the responsibility of the OIB and therefore reported on by the latter.

Expenses are mainly covered by administrative budget lines dedicated to *other management expenditure for “Horizon Europe” (01 01 01 13) and “Euratom Research & Training Programme” (01 01 02 13).*

Furthermore, certain JRC buildings are financed via budget line 12 04 03 JRC Decommissioning and Waste Management Programme. This is an operational budget line and therefore it does not fall under the provisions of Article 266 of the Financial Regulations (FR). Nevertheless, for completeness, all JRC buildings are reported in the present working document.

The table below summarises the main figures for the JRC sites at present:

Site	Type of Building	Area above ground (m ²)	Non-office area (m ²)	Office area (m ²)	Amount DB 2024 (EUR)
Geel	Scientific, technical & office buildings	36.655	26.663	9.992	-
	<i>To be demolished/discontinued</i>	0	0	0	-
	Total surfaces available	36.655	26.663	9.992	-
	Total surfaces under construction	4.167	2.104	2.063	-
Ispra	Scientific, technical & office buildings	174.798	142.111	32.687	-
	<i>To be demolished/discontinued</i>	16.515	13.818	2.697	-
	Total surfaces available	191.313	155.929	35.384	-
	Total surfaces under construction				-
Karlsruhe 14	Scientific, technical & office buildings	28.568	21.472	7.096	-
	<i>To be demolished/discontinued</i>	240	203	37	-
	Total surfaces available	28.808	21.675	7.133	-
	Total surfaces under construction	4.580	4.580	0	-
Petten	Scientific, technical & office buildings	21.071	15.206	5.865	-
	<i>To be demolished/discontinued</i>	0	0	0	-
	Total surfaces available	21.071	15.206	5.865	-
	Total surfaces under construction	255	255	0	-
Seville	Scientific, technical & office buildings	8.039	2.917	5.122	1.691.545
	<i>To be demolished/discontinued</i>	0	0	0	-
	Total surfaces available	8.039	2.917	5.122	1.691.545
	Total surfaces under construction	11.500	4.000	7.500	-
TOTAL	Scientific, technical & office buildings	269.131	208.369	60.762	1.691.545

¹⁴ Surfaces have been recalculated including surfaces above ground only

	<i>To be demolished/discontinued</i>	16.755	14.021	2.734	-
	Total surfaces available	285.886	222.390	63.496	1.691.545
	Total surfaces under construction	20.502	10.939	9.563	-

In accordance with Article 266 (1) (a) of the FR, JRC buildings are presented in the Annex at the end of this section. The table includes the following information: budget line, site, type of building, name or identification, description, total surface excluding areas below ground level, office and non-office surfaces, type of contract, and the amount of the 2024 Draft Budget, when applicable.

2. Expected evolution of the global programming of surface area and locations for the coming years (building projects in planning phase already identified)

2.1. Introduction

In line with the JRC Strategy 2030, the JRC is continuously updating development plans for its sites which will include the infrastructure projects to be considered until 2030. Once building projects formally enter in the planning phase and the preliminary surfaces are known, they will be reported and eventually submitted to the Budget Authority in accordance with the provisions and thresholds currently set by the FR.

2.2. Geel

The JRC-Geel site hosts the Directorate for Health, Consumers and Reference Materials and units from other JRC Directorate, as well as from DG HR. Research focuses on different aspects of the food chain, consumer products, medical devices, health technologies, chemicals, cancer and rare diseases, nutrition, and public health care systems. It operates EU Reference Laboratories and Centres producing reference materials for a variety of areas. Particular emphasis is put on the management of collective scientific knowledge in relevant areas and its translation into evidence for policy making.

In March 2023 there are 258 staff on-site occupying 18 buildings including offices, laboratories and other technical facilities deployed over 38 hectares of land. The site, which was founded in 1960, operates on a 99-year lease agreement with the Belgian body "Study Centre for Nuclear Energy" (SCK). Its operation is governed by a site licence from the competent authorities of the host country.

The plan for the JRC-Geel site integrates current and future operational and scientific requirements and foresees the realisation of the following projects:

Geel: On-going/recently finished projects

Not applicable. The last building project completed dates back from 2015.

Geel: New projects

The construction of a new building in order to host the Food Safety and Quality activities was initiated in 2015, but has been put on hold awaiting the budgetary availabilities under the current Multiannual Financial Framework, which are under pressure due to the currently high inflation rates and overall cost increases. The building is expected to be above the threshold of Article 266 (5) of the FR and consequently it will be submitted to the European Parliament and to the Council for approval.

JRC Geel has a dedicated conference building that can host up to 150 people. This building is more than 50 years old and requires refurbishment. The refurbishment should allow using this facility for meetings, conferences, social space for staff as well as for a visitor's centre to showcase the JRC as well as the Commission's work on citizen's wellbeing. It is the aim to develop this refurbishment in line with the New

European Bauhaus concept where consultation with different stakeholders will be used to identify the relevant functionalities.

These projects are mentioned *pro memoria* and will be further developed during 2023.

Geel: Demolitions

In 2023, there are no demolitions foreseen. After the construction of the Food Safety and Quality building, the office space and the conventional laboratories in two other buildings will be discontinued. JRC will report on this in due time.

The table below summarises the main changes for the JRC-Geel site in the coming years:

Geel (Belgium)	Total (m²)	Non-Office Space (m²)	Office Space (m²)
Scientific, technical & office buildings	36.655	26.663	9.992
<i>Buildings to be discontinued</i>	<i>0</i>	<i>0</i>	<i>0</i>
Total Surfaces available – Geel	36.655	26.663	9.992
Buildings planned	4.167	2.104	2.063

Ispra

The JRC-Ispra site covers an area of 167 hectares with 202 buildings. The number of staff members on site amounts to 2.336 in March 2023, including JRC and other Commission services. The site has a perimeter of 6 km and 36 km of internal roads.

The site hosts staff from all JRC directorates, as well as from DG HR, the OIB Social Infrastructures Ispra; the Medical Service Ispra; the PMO Ispra; a subsidiary of the Italian research organisation ENEA¹⁵; Italian Authorities for decommissioning of Ispra1; "Nucleo Carabinieri Ispra"; Italian Fire Brigade; Italian Customs officers; as well as outlets in support of JRC services such as bank, post, travel agency, etc.

The plan for JRC-Ispra addresses the urban development of the site concentrating some 90% of the scientific and technical staff within an area representing about 10% of the site area ("Science Zone"), the aim being to overcome fragmentation and dispersion, to increase scientific efficiency, to facilitate multidisciplinary research and to reduce operational costs.

The surfaces above ground of the buildings 4 and 58 were revised due to some changes in the use and description of rooms.

Ispra: Recently finished projects

Not applicable this year.

Ispra: On-going projects

— Construction of an extension to the entrance building 1 (800m²). This extension will be used as an exhibition area to inform citizens about the role of the JRC in EU policy making and the relevance to their everyday life. The extension falls below the ceiling of Article 266 (5) of the FR, and consequently

¹⁵ ENEA - National agency for new technologies, energy and sustainable economic development

it did not require the formal approval of the European Parliament and of the Council. The inauguration will take place in the 2nd quarter of 2023.

- Refurbishment of building 59A: New Cogeneration Plant. Construction of a new tri-generation plant is necessary for repowering the Ispra-site, as the actual cogeneration plant will be phased out. According with this, the building 59A has been refurbished for security and safety reasons.

In case other projects enter in the planning phase later in the year, they will be reported and eventually submitted to the Budget Authority for approval depending on the total cost.

Ispra: Discontinued projects

- Construction of a multi-purpose building (75F) for safety and security research laboratories (INS3L), to host the experimental facilities for the nuclear security research and training currently located on the ESSOR nuclear reactor site (INE). In view of the new nuclear strategy the JRC has undertaken a reprioritisation exercise. Consequently, it has been decided that this project will not be implemented.

Ispra. Demolitions

Demolitions are due to compensate the additional surfaces put at the disposal of JRC-Ispra as a consequence of the above-mentioned projects. The updated demolition plan is as follows:

- In 2022, the JRC demolished the following buildings: 29, 29A, 29H, 20 and 68 for a total surface of 6.519 m², of which 979 m² are office space. These buildings are not included in the Annex.
- The programme of demolitions for 2023 includes buildings buildings 29B, 29C, 29O, 68C, 68D for a total surface of 2.149 m² of which 351 m² are office space. These buildings are listed in the Annex.
- At the time of writing, demolitions between 2024 and 2026 are expected to account for some 5.431m² of which 960 m² are of office space. The buildings considered for demolition are the following: 1C, 5, 5B, 5D, 5E, 5I, 14B, 19A, 20M, 26, 33B, 36E, 47, 67, 77C, 77G and 77I although current plans are subject to potential modifications (i.e. demolition plans may be delayed due to on-going scientific activities).

The annex includes other buildings expected to be demolished from 2026 onwards.

The table below summarises the main changes for the JRC-Ispra site in the coming years:

Ispra (Italy)	Total (m²)	Non-Office Space (m²)	Office Space (m²)
Scientific, technical & office buildings	174.798	142.111	32.687
<i>Buildings to be demolished</i>	<i>16.515</i>	<i>13.818</i>	<i>2.697</i>
Total Surfaces available – Ispra	191.313	155.929	35.384
Buildings under construction	n.a.	n.a.	n.a.

2.3. Karlsruhe

The JRC-Karlsruhe site hosts the Directorate for Nuclear Safety and Security. The site hosts 308 people from JRC and DG HR (status March 2023). It is deployed over 12 Wings of a larger complex on 13.6 hectares of land. The JRC-Karlsruhe is a nuclear facility, and owns two licences according to §9 of the German Atomic Law, as well as a licence according to §12 of the Radioprotection Law.

Its main scientific activities are dedicated to investigating safety and security aspects of the nuclear fuel cycle. The primary concern of the Directorate has always been to ensure the safety and security of the nuclear research at the site and good and safe working conditions for the staff. After nearly 60 years of existence, ad hoc refurbishing has reached its limits, and considering the increasing maintenance costs of an ageing facility and the evolution of radio-protection and security regulations, a comprehensive renovation of the facilities is being undertaken.

The scientific activities are carried out in different buildings (so-called "Wings") which have been reported in the previous working documents as a single Building A-B-D-E-F-G.

Karlsruhe: On-going/recently finished projects

Construction of a new Laboratory Building (Wing M). This project has been approved by the European Parliament and by the Council in May 2016, as the total cost is above the threshold of 266 (5) of the FR. This Wing is intended to house, in a single facility, activities that involve the handling of radioactive materials (currently distributed among several wings). The civil works started in September 2016 with a construction/commissioning timeframe of 40 months. The Laboratory building will have a total gross area of 6.440 m², of which 4 580 m² will be of non-office space above ground. The construction of the building Wing M ("Brickwork") was finished in 2019. The works in the building for the technical installations were stopped in July 2021 due to the mutually agreed termination of the contract with the contractor in charge. The services need to be re-tendered and awarded, causing further delays. The JRC submitted a revised pre-information note on 14 December 2022. The resumption of works is expected in the second half of 2024, subject to the favourable opinion by the Budgetary Authority.

Karlsruhe: New projects

Whereas Wing M will host the laboratories with medium levels of radioactivity, laboratories with low levels of radioactivity will be considered in Wing A. Further analysis is currently ongoing in this respect.

Karlsruhe: Demolitions

The only demolition works in the site corresponds to the replacement of the existing Guards house (Wing H). The demolition will take place, once the security headquarter in Wing H is moved to the new physical protection centre in Wing M.

In the future, it is foreseen that Wings F and G shall be de-nuclearized and dismantled. After the completion of Wing M and the transfer of scientific installations and of radioactive and nuclear materials to the new laboratory building, the Wings F and G are no further necessary for scientific research purposes.

A proper planning of the decommissioning of the Wings F and G and the discussions of the boundary conditions linked to the nuclear licence should start in an early phase to guarantee that the works for the decommissioning can start as soon as possible.

The table below summarises the main changes for the JRC- Karlsruhe site in the coming years:

Karlsruhe (Germany)	Total (m²)	Non-Office Space (m²)	Office Space (m²)
Scientific, technical & office buildings	28.568	21.472	7.096
<i>Buildings to be demolished</i>	240	203	37
Total Surfaces available – Karlsruhe	28.808	21.675	7.133
Buildings under construction	4 580	4 580	0

2.4. Petten

The JRC-Petten site hosts the Directorate for Energy, Transport and Climate and units from other JRC Directorates. The site occupies an area of about 32 hectares, which was granted to the Community under a hereditary ground lease by the Kingdom of the Netherlands for 99 years on 25 July 1961. The campus comprises a total of 27 buildings including a club house located in Bergen, less than 15 km away from the Petten site. The Petten site hosts 217 people in March 2023 from the JRC and DG HR.

The JRC-Petten site hosts a High Flux Reactor (HFR) in use since 1961. It is the property of the European Commission and it is operated by the Nuclear Research and Consultancy Group (NRG). The JRC-site shares the Forum building (including a restaurant, auditorium and meeting rooms) with the adjacent fellow research organisations TNO, NRG and Curium. This building is located on the TNO side of the Petten campus which has consequences on traffic, movements and security.

Petten: On-going/recently finished projects

— It is a site-wide objective to use and adapt existing infrastructure in support of the JRC Scientific Strategy, by overhauling redundant existing space to establish a “creative and collaborative” space on the JRC-Petten site. Having completed the partial removal of redundant structures in building 310 in 2018, the creation of a Creative Hub is the next step. The second phase involves the engineering and future construction of a meeting room, a large seating and presentation area and a coffee corner. The engineering phase was completed in 2020 and the construction will be planned according to the ongoing revision of the Site Development Plan.

The construction falls below the ceiling of Article 266 (5) of the FR and consequently it will not require the formal approval of the European Parliament and of the Council.

— A battery laboratory for battery cell performance and materials testing has already been operational in Petten for several years. The existing laboratory for battery cell performance and materials testing, located in building 314, will be extended with an additional 50 m² in external facilities. The construction falls below the ceiling of Article 266 (5) of the FR and consequently it will not require the formal approval of the European Parliament and of the Council.

— In 2021 the engineering phase for the new Integrated Petten Entrance (formerly Access and Security Centre) was performed and is nearly completed. The current project foresees two procurement procedures, one for the construction of the facility, and a second for the security aspects. Since the estimated total cost for the project is expected to exceed EUR 3 million (in line with recent construction market price increases), the formal approval of the European Parliament and of the Council will be required.

Petten : New projects

— Several refurbishments are currently being considered for the period 2024-25. Once they formally enter the planning phase and the preliminary surfaces are known, they will be reported and eventually submitted to the Budget Authority for approval, where applicable.

Petten: Demolitions/removals

No demolitions are foreseen for the reporting period.

The table below summarises the main changes for the JRC- Petten site in the coming years:

Petten (The Netherlands)	Total (m²)	Non-Office Space (m²)	Office Space (m²)
Scientific, technical & office buildings	21.071	15.206	5.865
<i>Buildings to be demolished</i>	<i>0</i>	<i>0</i>	<i>0</i>
Total Surfaces available – Petten	21.071	15.206	5.865
Buildings under construction	255	255	0

2.5. Seville

JRC-Seville was established in 1994 to host the former Institute for Prospective Technological Studies. It currently hosts the Directorate for Fair and Sustainable Economy along with units from other JRC Directorates. The JRC-Seville rents part of the Expo building situated in the "Isla de la Cartuja" in Seville, originally built to house the headquarters for the Universal Exposition of Seville in 1992. The building belongs to a public-sector company (EPGASA, former AGESA - Empresa Pública de Gestión de Activos). The rental contract is renewed on a yearly basis.

Based on an agreement with the European Commission, the Spanish authorities contribute to the rent corresponding to 1.800 m², while the rest of the surface (6.239 m² plus storage rooms and parking spaces below ground level) is paid for by the JRC. The estimated rent for these surfaces, including areas below ground level will amount to EUR 1.612.373 in 2023, and EUR 1.691.545 in 2024 (subject to annual price revision based on inflation). The site numbers 394 staff in March 2023, assigned to JRC and DG HR.

The currently occupied EXPO building is a 30-year-old building which presents several flaws negatively impacting on JRC operations. To overcome this situation, various options had been considered including the further expansion of the JRC premises in the current building, rental of another building, acquisition of an existing building, and constructing a new building, with or without concession of land by the host Member State.

Seville: On-going/recently finished projects

Not applicable.

Seville: New projects

The JRC submitted on 18/12/2013 an Early Warning note according to Article 266 (2) of the FR intended to inform the European Parliament and Council about its intention to launch a prospection of the local market with a view to evaluating the option of a real estate investment in Seville. The JRC has carried out feasibility studies to define the requirements for its premises and the financial viability of the investment.

The construction of a bespoke building is planned to be done on land that will be made available on concession terms by local authorities. The project's scope has been defined, and an updated Early Warning note was submitted in July 2021. The investment timeline depends on the availability of funds, the negotiation with local authorities and a final decision by the Commission, with a favourable scenario involving a potential real estate project to be finalised by 2026. The new building would have an estimated total gross floor area above ground of 11.500 m², a net floor area above ground of 7.500 m² of which 4.500 m² correspond to office space. The cost is expected to be above the threshold of 266 (5) of the FR and consequently a file will be submitted to the European Parliament and to the Council for prior approval.

Seville: Demolitions

Not applicable.

The table below summarises the main changes for the JRC- Seville site in the coming years:

Seville (Spain)	Total (m²)	Non-Office Space (m²)	Office Space (m²)
Scientific, technical & office buildings*	8.039	2.917	5.122
Buildings to be demolished	0	0	0
Total Surfaces available – Seville	8.039	2.917	5.122
Buildings under construction**	~11.500	~4.000	~4.500

*Total rented surface not including building's common areas

**Total built surface for a stand-alone building, all surfaces included.

3. Final terms and costs regarding project implementation of new building projects previously submitted to the Budget Authority

As indicated in the previous section, the following buildings have been submitted to the Budget Authority according to the provisions of the FR: Articles 266 (2) (Early Warning) and (3) ("Procédure immobilière") of the FR.

JRC site	Building	PI date of approval	Project status
Sevilla	New JRC Building	Pre-information note submitted on 18/12/13, re-submitted in July 2021 to take account of a change in parameters	Preparatory phase Basic and Construction Design Project – Contract signed 30/12/2022)
Geel	Food Safety and Quality	Pre-information note submitted 04/05/15	Preparatory phase. Design to be updated for new environmental legislation because previous building permit has expired.
Karlsruhe	New Laboratory Building (Wing M).	Pre-information note submitted on 20/11/2014 and full dossier on 20/04/2016, Revised pre-information note submitted on 14/12/2022.	The file was discussed at the COBU meeting of 24/05/2016 and at the COMBUD meeting of 26/05/2016, receiving favourable opinion. Following the mutually agreed termination of the contract with the contractor in charge, the services need to be re-tendered and awarded, and the project changes will be subject to approval by the Budgetary Authority

Annex. Expenditure and surface areas of JRC buildings

Budget Lines 01 01 01/02 – Support expenditure for “Horizon Europe” and ”Euratom Research & Training Programme”

Site	Type of Building	Building Id.	Description	Area above ground (m2)	Non-office area (m2)	Office area (m2)	Type of contract	Amount in DB 2024 (€)
Geel	Scientific, technical & office buildings	10	MB: Main Building	5.360	3.724	1.636	Owned	n/a
Geel	Scientific, technical & office buildings	20	VGB: Van De Graaff Building	2.884	2.399	485	Owned	n/a
Geel	Scientific, technical & office buildings	50	LIB: LINAC Building	5.124	4.056	1.068	Owned	n/a
Geel	Scientific, technical & office buildings	51	Flight path cabins	1.855	1.855	0	Owned	n/a
Geel	Scientific, technical & office buildings	60	SMB: Site Management Building	2.764	1.725	1.039	Owned	n/a
Geel	Scientific, technical & office buildings	110	CB: Chemical Building	1.242	721	521	Owned	n/a
Geel	Scientific, technical & office buildings	130	BCB: BCR Building	2.168	1.503	665	Owned	n/a
Geel	Scientific, technical & office buildings	190	SB: Storage Building	3.276	2.959	317	Owned	n/a
Geel	Scientific, technical & office buildings	200	RMPB: Reference Materials Processing Building	3.584	2.483	1.101	Owned	n/a
Geel	Scientific, technical & office buildings	81	CAB: Cafeteria Building	665	665	0	Owned	n/a
Geel	Scientific, technical & office buildings	100	CFB: Conference Building	779	779	0	Owned	n/a
Geel	Scientific, technical & office buildings	70	DPB: Dangerous Products Building	163	163	0	Owned	n/a
Geel	Scientific, technical & office buildings	90	HVB: High Voltage Building	541	541	0	Owned	n/a
Geel	Scientific, technical & office buildings	170	PS: Pumping Stations	19	19	0	Owned	n/a
Geel	Scientific, technical & office buildings	40	MSB: Mass Spectrometry Building	2.888	2.215	673	Owned	n/a
Geel	Scientific, technical & office buildings	210	New Administrative Building	2.203	102	2.101	Owned	n/a
Geel	Scientific, technical & office buildings	005 (old 222)	SHES: Safety, Health, Environment & Security Bldg.	1.040	654	386	Owned	n/a
Geel	Scientific, technical & office buildings	225	Incoming Goods Building ¹⁶	100	100	0	Owned	n/a

¹⁶ Correction to DB2022 – not mentioned therein

<i>Geel</i>	<i>To be demolished / discontinued</i>	<i>n/a</i>	<i>n/a</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>n/a</i>	<i>n/a</i>
Geel	Total surfaces available			36.655	26.663	9.992		0
Geel	Construction to be launched	230	Food Safety Building	4.167	2.104	2.063	Owned	n/a
Geel	Total surfaces under construction			4.167	2.104	2.063		0
Ispra	Scientific, technical & office buildings	100	IPR-100 Science Building 100	10,987	8,483	2,504	Owned	n/a
Ispra	Scientific, technical & office buildings	101	IPR-101 Science Building 101	10,961	8,704	2,257	Owned	n/a
Ispra	Scientific, technical & office buildings	102	IPR-102 Science Building 102	9,378	6,989	2,389	Owned	n/a
Ispra	Scientific, technical & office buildings	1	IPR-01 Main Entry & Citizen Space	2,493	2,220	273	Owned	n/a
Ispra	Scientific, technical & office buildings	11O	IPR-11O New Childcare Facility	1,787	1,759	28	Owned	n/a
Ispra	Scientific, technical & office buildings	10P	IPR-10P Multi-purpose Sports Hall	1,254	1,254	0	Owned	n/a
Ispra	Scientific, technical & office buildings	14	IPR-14-1 Transformer station ; Electricians Offices	610	599	11	Owned	n/a
Ispra	Scientific, technical & office buildings	15	IPR-15-1 Fire Brigade	806	788	18	Owned	n/a
Ispra	Scientific, technical & office buildings	18	IPR-18-1 Central Workshop	4,746	4,232	514	Owned	n/a
Ispra	Scientific, technical & office buildings	20A	IPR-20A Laboratories & Offices	3,036	2,912	124	Owned	n/a
Ispra	Scientific, technical & office buildings	23B	IPR-23B Vela 10 - 11	2,128	2,128	0	Owned	n/a
Ispra	Scientific, technical & office buildings	24	IPR-24-1 Laboratories	2,732	2,732	0	Owned	n/a
Ispra	Scientific, technical & office buildings	25B	IPR-25B Laboratories	191	137	54	Owned	n/a
Ispra	Scientific, technical & office buildings	26B	IPR-26B Offices	3,034	1,285	1,749	Owned	n/a
Ispra	Scientific, technical & office buildings	27	IPR-27-1 Laboratories & Offices	926	576	350	Owned	n/a
Ispra	Scientific, technical & office buildings	27B	IPR-27B-1 Laboratories & Offices	1,864	1,041	823	Owned	n/a
Ispra	Scientific, technical & office buildings	28E	IPR-28E-1 Transformer Room	62	62	0	Owned	n/a
Ispra	Scientific, technical & office buildings	35	IPR-35-1 Drinkable Water Reservoirs	284	284	0	Owned	n/a
Ispra	Scientific, technical & office buildings	36	IPR-36-1 JRC Conference Centre & offices	6,307	3,739	2,568	Owned	n/a
Ispra	Scientific, technical & office buildings	36B	IPR-36B-1 Conference Rooms	320	293	27	Owned	n/a
Ispra	Scientific, technical & office buildings	36C	IPR-36C-1 Learning Centre & Offices	285	145	140	Owned	n/a
Ispra	Scientific, technical & office buildings	36D	IPR-36D-1 IT Helpdesk & Storage	518	322	196	Owned	n/a
Ispra	Scientific, technical & office buildings	4	IPR-04-1 Medical Service	2,155	1,653	502	Owned	n/a

Ispra	Scientific, technical & office buildings	40	IPR-40-1 Laboratories & Offices	2,169	1,896	273	Owned	n/a
Ispra	Scientific, technical & office buildings	41F	IPR-41F-1 X-ray digital radiographic system	379	379	0	Owned	n/a
Ispra	Scientific, technical & office buildings	42	IPR-42-1 ECO Reactor - Laboratories	3,311	3,189	122	Owned	n/a
Ispra	Scientific, technical & office buildings	42A	IPR-42A-1 Offices	1,390	979	411	Owned	n/a
Ispra	Scientific, technical & office buildings	42C	IPR-42C-1 Transformer Room	79	79	0	Owned	n/a
Ispra	Scientific, technical & office buildings	43	IPR-43-1 East Entry - Guards Shelter & Roofage	4	4	0	Owned	n/a
Ispra	Scientific, technical & office buildings	44	IPR-44 Laboratories & Offices	3,233	1,584	1,649	Owned	n/a
Ispra	Scientific, technical & office buildings	45	IPR-45-1 Laboratories & Offices	1,258	620	638	Owned	n/a
Ispra	Scientific, technical & office buildings	45M	IPR-45M-1 Laboratory	59	59	0	Owned	n/a
Ispra	Scientific, technical & office buildings	45O	IPR-45O-1 Laboratories	61	61	0	Owned	n/a
Ispra	Scientific, technical & office buildings	46	IPR-46-1 Offices	1,782	1,527	255	Owned	n/a
Ispra	Scientific, technical & office buildings	46I	IPR-46I Offices	872	408	464	Owned	n/a
Ispra	Scientific, technical & office buildings	48	IPR-48 Laboratories & Offices	4,093	3,491	602	Owned	n/a
Ispra	Scientific, technical & office buildings	49A	IPR-49A-1 Experimental Fuels Depository	49	49	0	Owned	n/a
Ispra	Scientific, technical & office buildings	52	IPR-52 Laboratories	1,299	1,212	87	Owned	n/a
Ispra	Scientific, technical & office buildings	53I	IPR-53I-1 Laboratory	863	863	0	Owned	n/a
Ispra	Scientific, technical & office buildings	54	IPR-54-1 Lake Water Filter & Workshop	589	589	0	Owned	n/a
Ispra	Scientific, technical & office buildings	55	IPR-55-1 Incoming Water Treatment	592	508	84	Owned	n/a
Ispra	Scientific, technical & office buildings	58	IPR-58 Laboratories & Offices	2,328	1,437	891	Owned	n/a
Ispra	Scientific, technical & office buildings	59	IPR-59 Co-Generation Plant (building)	1,820	1,701	119	Owned	n/a
Ispra	Scientific, technical & office buildings	59A	IPR-59A New Cogeneration Plant	746	672	74	Owned	n/a
Ispra	Scientific, technical & office buildings	59K	IPR-59K Offices	684	318	366	Owned	n/a
Ispra	Scientific, technical & office buildings	CH	IPR-10-1 Club House	1,603	1,545	58	Owned	n/a
Ispra	Scientific, technical & office buildings	59Q	IPR-59Q-1 Site Cleaning Depository	253	253	0	Owned	n/a
Ispra	Scientific, technical & office buildings	5L	IPR-05L-1 Security Service	2,631	2,246	385	Owned	n/a
Ispra	Scientific, technical & office buildings	6	IPR-06-1 Offices	1,409	564	845	Owned	n/a
Ispra	Scientific, technical & office buildings	62A	IPR-62A Financial Police Offices	203	120	83	Owned	n/a
Ispra	Scientific, technical & office buildings	66	IPR-66-1 Offices	982	452	530	Owned	n/a

Ispra	Scientific, technical & office buildings	69C	IPR-69C-1 Workshop	590	460	130	Owned	n/a
Ispra	Scientific, technical & office buildings	6A-6B	IPR-06A-06B-1 Offices	3,016	1,609	1,407	Owned	n/a
Ispra	Scientific, technical & office buildings	73	IPR-73-1 Offices	475	157	318	Owned	n/a
Ispra	Scientific, technical & office buildings	74	IPR-74-1 Offices	377	123	254	Owned	n/a
Ispra	Scientific, technical & office buildings	74B	IPR-74B PMO archive	49	49	0	Owned	n/a
Ispra	Scientific, technical & office buildings	84A	IPR-84A-1 Main gate - Zone A Control Post	470	470	0	Owned	n/a
Ispra	Scientific, technical & office buildings	14A	IPR-14A Electricians Warehouse	34	34	0	Owned	n/a
Ispra	Scientific, technical & office buildings	14C	IPR-14C Garage ; Storage Depot	62	62	0	Owned	n/a
Ispra	Scientific, technical & office buildings	15J	IPR-15J Annex to Fire Brigade	384	366	18	Owned	n/a
Ispra	Scientific, technical & office buildings	15E	IPR-15E Fire Brigade: Training Tower	116	116	0	Owned	n/a
Ispra	Scientific, technical & office buildings	15F	IPR-15F Fire Brigade: Extension (Kitchen)	163	163	0	Owned	n/a
Ispra	Scientific, technical & office buildings	17A	IPR-17A Site Management Warehouse	562	562	0	Owned	n/a
Ispra	Scientific, technical & office buildings	18M	IPR-18M Methane Relay Substation	60	60	0	Owned	n/a
Ispra	Scientific, technical & office buildings	18P	IPR-18P Central Library	1,035	438	597	Owned	n/a
Ispra	Scientific, technical & office buildings	1A	IPR-01A Police Station	508	450	58	Owned	n/a
Ispra	Scientific, technical & office buildings	1B	IPR-01B Main Gate	1,085	1,085	0	Owned	n/a
Ispra	Scientific, technical & office buildings	1E	IPR-01E Guards Shelter	2	2	0	Owned	n/a
Ispra	Scientific, technical & office buildings	20H	IPR-20H Laboratories	388	185	203	Owned	n/a
Ispra	Scientific, technical & office buildings	20I	IPR-20I Laboratories & Offices	1,497	1,226	271	Owned	n/a
Ispra	Scientific, technical & office buildings	21L	IPR-21L Transformer Room	34	34	0	Owned	n/a
Ispra	Scientific, technical & office buildings	24D	IPR-24D Offices	287	203	84	Owned	n/a
Ispra	Scientific, technical & office buildings	24G	IPR-24G Garage - Storage	52	52	0	Owned	n/a
Ispra	Scientific, technical & office buildings	24J	IPR-24J Mobile Building - Tent as Depository	89	89	0	Owned	n/a
Ispra	Scientific, technical & office buildings	26A	IPR-26A Offices	3,140	1,299	1,841	Owned	n/a
Ispra	Scientific, technical & office buildings	27C	IPR-27C Garage	109	109	0	Owned	n/a
Ispra	Scientific, technical & office buildings	34I	IPR-34I Laboratory	20	20	0	Owned	n/a
Ispra	Scientific, technical & office buildings	40B	IPR-40B Active and dubious Liquids Reservoir	93	93	0	Owned	n/a
Ispra	Scientific, technical & office buildings	41	IPR-41 New grouting station	629	616	13	Owned	n/a
Ispra	Scientific, technical & office buildings	41D	IPR-41D Temporary Active Waste Deposit	308	308	0	Owned	n/a

Ispra	Scientific, technical & office buildings	41G	IPR-41G Active Waste Depository	446	446	0	Owned	n/a
Ispra	Scientific, technical & office buildings	41I	IPR-41I Temporary Active Waste Depository	306	306	0	Owned	n/a
Ispra	Scientific, technical & office buildings	42B	IPR-42B Gas Storage Tanks & Filter Installation	69	69	0	Owned	n/a
Ispra	Scientific, technical & office buildings	42E	IPR-42E Workshop & Offices	196	87	109	Owned	n/a
Ispra	Scientific, technical & office buildings	45E	IPR-45E Laboratory - Meeting Room	292	113	179	Owned	n/a
Ispra	Scientific, technical & office buildings	46D	IPR-46D Offices (former Laboratories)	480	285	195	Owned	n/a
Ispra	Scientific, technical & office buildings	4C	IPR-04C Gas Bottles Store	8	8	0	Owned	n/a
Ispra	Scientific, technical & office buildings	4D	IPR-04D Chemical Reactants Warehouse	7	7	0	Owned	n/a
Ispra	Scientific, technical & office buildings	54A	IPR-54A Canopy - Parking Lot	154	154	0	Owned	n/a
Ispra	Scientific, technical & office buildings	54B	IPR-54B HVAC Workshop & Offices	199	119	80	Owned	n/a
Ispra	Scientific, technical & office buildings	56C	IPR-56C Water Pump	71	71	0	Owned	n/a
Ispra	Scientific, technical & office buildings	56G	IPR-56G Biological Disc Filters	115	115	0	Owned	n/a
Ispra	Scientific, technical & office buildings	56J	IPR-56J Methane Relay	6	6	0	Owned	n/a
Ispra	Scientific, technical & office buildings	56M	IPR-56M Storage	100	100	0	Owned	n/a
Ispra	Scientific, technical & office buildings	58A	IPR-58A Offices	2,475	1,559	916	Owned	n/a
Ispra	Scientific, technical & office buildings	59F	IPR-59F Lubricants Deposit	20	20	0	Owned	n/a
Ispra	Scientific, technical & office buildings	59J	IPR-59J Site Cleaning Office	70	26	44	Owned	n/a
Ispra	Scientific, technical & office buildings	59P	IPR-59P Water Measurements Room	36	36	0	Owned	n/a
Ispra	Scientific, technical & office buildings	59R	IPR-59R Spare Parts Warehouse	3,292	3,249	43	Owned	n/a
Ispra	Scientific, technical & office buildings	59T	IPR-59T Masons Depository	812	812	0	Owned	n/a
Ispra	Scientific, technical & office buildings	59X	IPR-59X Heat Pumps	356	356	0	Owned	n/a
Ispra	Scientific, technical & office buildings	62B	IPR-62B Customs Gate - Guards Shelter	12	12	0	Owned	n/a
Ispra	Scientific, technical & office buildings	62C	IPR-62C Bonded Warehouse	297	270	27	Owned	n/a
Ispra	Scientific, technical & office buildings	69A	IPR-69A Laboratory	644	631	13	Owned	n/a
Ispra	Scientific, technical & office buildings	78A	IPR-78A Fire Department: Dormitory	61	61	0	Owned	n/a
Ispra	Scientific, technical & office buildings	78B	IPR-78B Fire Department: Social Room	104	67	37	Owned	n/a
Ispra	Scientific, technical & office buildings	86B	IPR-86B Laboratories	2,928	2,747	181	Owned	n/a
Ispra	Scientific, technical & office buildings	97	IPR-97 ESSOR Central Warehouse	874	855	19	Owned	n/a

Ispra	Scientific, technical & office buildings	99	IPR-99 ESSOR Workshop	968	953	15	Owned	n/a
Ispra	Scientific, technical & office buildings	AN	IPR-10M Ext. Garderie & Nursery ("Asilo Aquilone")	404	404	0	Owned	n/a
Ispra	Scientific, technical & office buildings	GRD	IPR-GARDERIE Garderie	593	582	11	Owned	n/a
Ispra	Scientific, technical & office buildings	15I	IPR-15I Fire Brigade: Garage	272	272	0	Owned	n/a
Ispra	Scientific, technical & office buildings	16A	IPR-16A Liquid Nitrogen Store	12	12	0	Owned	n/a
Ispra	Scientific, technical & office buildings	17	IPR-17 Collaborative and Maker Space, CAD and JRC Archive	1,576	1,456	120	Owned	n/a
Ispra	Scientific, technical & office buildings	18A	IPR-18A Storage	131	131	0	Owned	n/a
Ispra	Scientific, technical & office buildings	1D	IPR-01D Transport Office	267	204	63	Owned	n/a
Ispra	Scientific, technical & office buildings	24B	IPR-24B Gas Bottles Store	20	20	0	Owned	n/a
Ispra	Scientific, technical & office buildings	28F	IPR-28F Laboratories & Offices	2,305	1,621	684	Owned	n/a
Ispra	Scientific, technical & office buildings	30B	IPR-30B Transformer Room	55	55	0	Owned	n/a
Ispra	Scientific, technical & office buildings	39B	IPR-39B Radioactive Materials Cooling Basin	16	16	0	Owned	n/a
Ispra	Scientific, technical & office buildings	40A	IPR-40A Garage	377	365	12	Owned	n/a
Ispra	Scientific, technical & office buildings	40C	IPR-40C Transformer Room	61	61	0	Owned	n/a
Ispra	Scientific, technical & office buildings	40D	IPR-40D Workshop - Depository	158	158	0	Owned	n/a
Ispra	Scientific, technical & office buildings	41A	IPR-41A Temporary Active Waste Deposit	300	300	0	Owned	n/a
Ispra	Scientific, technical & office buildings	41B	IPR-41B Clearance of Materials	210	210	0	Owned	n/a
Ispra	Scientific, technical & office buildings	41E	IPR-41E Waste Characterisation Facility	344	344	0	Owned	n/a
Ispra	Scientific, technical & office buildings	41M	IPR-41M Interim Storage Facility	5,433	5,405	28	Owned	n/a
Ispra	Scientific, technical & office buildings	42D	IPR-42D Explosives Depository	40	40	0	Owned	n/a
Ispra	Scientific, technical & office buildings	45B	IPR-45B Workshop	60	60	0	Owned	n/a
Ispra	Scientific, technical & office buildings	45C	IPR-45C Utility Room	11	11	0	Owned	n/a
Ispra	Scientific, technical & office buildings	45F	IPR-45F Transformer Room	30	30	0	Owned	n/a
Ispra	Scientific, technical & office buildings	46C	IPR-46C Canopy - Transformer Room	30	30	0	Owned	n/a
Ispra	Scientific, technical & office buildings	51	IPR-51-1 Laboratories & Offices	1,620	1,193	427	Owned	n/a
Ispra	Scientific, technical & office buildings	51C	IPR-51C Building "Il Rocclo"	70	70	0	Owned	n/a
Ispra	Scientific, technical & office buildings	52A	IPR-52A Radioactive Effluents Storage Tank	309	309	0	Owned	n/a
Ispra	Scientific, technical & office buildings	57	IPR-57 Lake Water Pumps	233	233	0	Owned	n/a

Ispra	Scientific, technical & office buildings	59I	IPR-59I Pump Room	5	5	0	Owned	n/a
Ispra	Scientific, technical & office buildings	5C	IPR-05C Transformer Room	44	44	0	Owned	n/a
Ispra	Scientific, technical & office buildings	63D	IPR-63D Utility Room	8	8	0	Owned	n/a
Ispra	Scientific, technical & office buildings	59E	IPR-59E Transformer Room	64	64	0	Owned	n/a
Ispra	Scientific, technical & office buildings	72B	IPR-72B Transformer Room - Access Tech. Gallery	50	50	0	Owned	n/a
Ispra	Scientific, technical & office buildings	72C	IPR-72C-1 Laboratory & Offices	884	477	407	Owned	n/a
Ispra	Scientific, technical & office buildings	77B	IPR-77B Radioactivity Measurement Station no. 9	28	28	0	Owned	n/a
Ispra	Scientific, technical & office buildings	77D	IPR-77D Radioactivity Measurement Station no. 7	35	35	0	Owned	n/a
Ispra	Scientific, technical & office buildings	77F	IPR-77F Radioactivity Measurement Station no. 5	35	35	0	Owned	n/a
Ispra	Scientific, technical & office buildings	77H	IPR-77H Radioactivity Measurement Station no. 3	38	38	0	Owned	n/a
Ispra	Scientific, technical & office buildings	77J	IPR-77J Radioactivity Measurement Station no. 8b	8	8	0	Owned	n/a
Ispra	Scientific, technical & office buildings	77R	IPR-77R AMS Greenhouse Gas Tower	560	560	0	Owned	n/a
Ispra	To be demolished from 2026 onwards	50	IPR-50 Cyclotron Accelerator	2,237	2,237	0	Owned	n/a
Ispra	To be demolished from 2026 onwards	50A	IPR-50A-1 Laboratories & Offices	860	666	194	Owned	n/a
Ispra	Scientific, technical & office buildings	80	IPR-80 ESSOR Reactor	4,294	4,269	25	Owned	n/a
Ispra	Scientific, technical & office buildings	81	IPR-81 ADECO Laboratory	7,917	7,488	429	Owned	n/a
Ispra	Scientific, technical & office buildings	82	IPR-82 ESSOR Reactor: ATFT - HBR	4,740	4,723	17	Owned	n/a
Ispra	Scientific, technical & office buildings	83A	IPR-83A Offices - Old Water Treatment Tower	209	209	0	Owned	n/a
Ispra	Scientific, technical & office buildings	84	IPR-84 Offices	1,553	892	661	Owned	n/a
Ispra	Scientific, technical & office buildings	85	IPR-85 ESSOR Diesel Generator	268	268	0	Owned	n/a
Ispra	Scientific, technical & office buildings	86	IPR-86 ESSOR: Cooling Tower	669	669	0	Owned	n/a
Ispra	Scientific, technical & office buildings	87	IPR-87 Ex Steam Generator	427	427	0	Owned	n/a
Ispra	Scientific, technical & office buildings	87B	IPR-87B Depository for Lubricant Oils & Poisons	40	40	0	Owned	n/a
Ispra	Scientific, technical & office buildings	92	IPR-92 New Containers Depository	750	750	0	Owned	n/a

Ispra	Scientific, technical & office buildings	9A	IPR-09A Residences nos. 58-60	212	212	0	Owned	n/a
Ispra	Scientific, technical & office buildings	9B	IPR-09B Residences nos. 54-56	252	252	0	Owned	n/a
Ispra	Scientific, technical & office buildings	9C	IPR-09C Residences nos. 64	153	153	0	Owned	n/a
Ispra	Scientific, technical & office buildings	9D	IPR-09D Residences nos. 62	355	283	72	Owned	n/a
Ispra	Scientific, technical & office buildings	16B	IPR-16B Special waste and gas bottle store	529	507	22	Owned	n/a
<i>Ispra</i>	<i>To be demolished in 2023</i>	<i>29B</i>	<i>IPR-29B Laboratories & Offices</i>	<i>1,963</i>	<i>1,612</i>	<i>351</i>	<i>Owned</i>	<i>n/a</i>
<i>Ispra</i>	<i>To be demolished in 2023</i>	<i>29C</i>	<i>IPR-29C-1 Soil archive</i>	<i>117</i>	<i>117</i>	<i>0</i>	<i>Owned</i>	<i>n/a</i>
<i>Ispra</i>	<i>To be demolished in 2023</i>	<i>29O</i>	<i>IPR-29O Gas Bottles Store</i>	<i>17</i>	<i>17</i>	<i>0</i>	<i>Owned</i>	<i>n/a</i>
<i>Ispra</i>	<i>To be demolished in 2022</i>	<i>36E</i>	<i>IPR-36E Interpreters Cabins</i>	<i>200</i>	<i>200</i>	<i>0</i>	<i>Owned</i>	<i>n/a</i>
<i>Ispra</i>	<i>To be demolished in 2022</i>	<i>47</i>	<i>IPR-47 Laboratories</i>	<i>552</i>	<i>533</i>	<i>19</i>	<i>Owned</i>	<i>n/a</i>
<i>Ispra</i>	<i>To be demolished in 2023</i>	<i>68C</i>	<i>IPR-68C Archives - Storage</i>	<i>26</i>	<i>26</i>	<i>0</i>	<i>Owned</i>	<i>n/a</i>
<i>Ispra</i>	<i>To be demolished in 2023</i>	<i>68D</i>	<i>IPR-68D Garage</i>	<i>26</i>	<i>26</i>	<i>0</i>	<i>Owned</i>	<i>n/a</i>
<i>Ispra</i>	<i>To be demolished in 2024-2026</i>	<i>1C</i>	<i>IPR-01C Kennel</i>	<i>77</i>	<i>77</i>	<i>0</i>	<i>Owned</i>	<i>n/a</i>
<i>Ispra</i>	<i>To be demolished in 2024-2026</i>	<i>5</i>	<i>IPR-05-1 Laboratories & Offices</i>	<i>889</i>	<i>730</i>	<i>159</i>	<i>Owned</i>	<i>n/a</i>
<i>Ispra</i>	<i>To be demolished in 2024-2026</i>	<i>5B</i>	<i>IPR-05B Utility Room</i>	<i>17</i>	<i>17</i>	<i>0</i>	<i>Owned</i>	<i>n/a</i>
<i>Ispra</i>	<i>To be demolished in 2024-2026</i>	<i>5D</i>	<i>IPR-05D Greenhouse</i>	<i>297</i>	<i>297</i>	<i>0</i>	<i>Owned</i>	<i>n/a</i>
<i>Ispra</i>	<i>To be demolished in 2024-2026</i>	<i>5E</i>	<i>IPR-05E Utility Room</i>	<i>7</i>	<i>7</i>	<i>0</i>	<i>Owned</i>	<i>n/a</i>
<i>Ispra</i>	<i>To be demolished in 2024-2026</i>	<i>5I</i>	<i>IPR-05I Inflammables Warehouse</i>	<i>17</i>	<i>17</i>	<i>0</i>	<i>Owned</i>	<i>n/a</i>
<i>Ispra</i>	<i>To be demolished in 2024-2026</i>	<i>14B</i>	<i>IPR-14B Compressor Cabin</i>	<i>23</i>	<i>23</i>	<i>0</i>	<i>Owned</i>	<i>n/a</i>
<i>Ispra</i>	<i>To be demolished in 2024-2026</i>	<i>19A</i>	<i>IPR-19A Workshop - Storage of Materials</i>	<i>62</i>	<i>62</i>	<i>0</i>	<i>Owned</i>	<i>n/a</i>
<i>Ispra</i>	<i>To be demolished in 2024-2026</i>	<i>20M</i>	<i>IPR-20M Storage</i>	<i>345</i>	<i>227</i>	<i>118</i>	<i>Owned</i>	<i>n/a</i>
<i>Ispra</i>	<i>To be demolished in 2024-2026</i>	<i>26</i>	<i>IPR-26-1 Laboratories & Offices</i>	<i>1,531</i>	<i>1,305</i>	<i>226</i>	<i>Owned</i>	<i>n/a</i>
<i>Ispra</i>	<i>To be demolished in 2024-2026</i>	<i>33B</i>	<i>IPR-33B Offices</i>	<i>568</i>	<i>413</i>	<i>155</i>	<i>Owned</i>	<i>n/a</i>
<i>Ispra</i>	<i>To be demolished in 2024-2026</i>	<i>67</i>	<i>IPR-67 Offices</i>	<i>775</i>	<i>492</i>	<i>283</i>	<i>Owned</i>	<i>n/a</i>

Ispra	To be demolished in 2024-2026	77C	IPR-77C Radioactivity Measurement Station	36	36	0	Owned	n/a
Ispra	To be demolished in 2024-2026	77G	IPR-77G Radioactivity Measurement Station	37	37	0	Owned	n/a
Ispra	To be demolished in 2024-2026	77I	IPR-77I Radioactivity Measurement Station	28	28	0	Owned	n/a
Ispra	To be demolished from 2026 onwards	8	IPR-08-08C-1 Canteen	2,127	2,089	38	Owned	n/a
Ispra	To be demolished from 2026 onwards	8A	IPR-08A New Canteen	672	665	7	Owned	n/a
Ispra	To be demolished from 2026 onwards	8B	IPR-08B Canteen Transformer Room	51	51	0	Owned	n/a
Ispra	To be demolished from 2026 onwards	8D	IPR-08D Cafeteria	173	173	0	Owned	n/a
Ispra	To be demolished from 2026 onwards	8E	IPR-08E-1 Warehouse	95	95	0	Owned	n/a
Ispra	To be demolished from 2026 onwards	8G	IPR-08G-1 Canteen Extension	681	656	25	Owned	n/a
Ispra	To be demolished from 2026 onwards	5A	IPR-05A Laboratories & Offices	942	671	271	Owned	n/a
Ispra	Scientific, technical & office buildings	59U	IPR-59U-1 Offices	1,063	660	403	Owned	n/a
Ispra	To be demolished from 2026 onwards	63	IPR-63-1 Offices	377	199	178	Owned	n/a
Ispra	To be demolished from 2026 onwards	64	IPR-64-1 Print Shop	631	533	98	Owned	n/a
Ispra	To be demolished from 2026 onwards	72	IPR-72 Laboratories & Offices	383	204	179	Owned	n/a
Ispra	To be demolished from 2026 onwards	72A	IPR-72A Depository	22	22	0	Owned	n/a
Ispra	To be demolished from 2026 onwards	23	IPR-23-1 Offices	1,411	1,224	187	Owned	n/a
Ispra	To be demolished from 2026 onwards	68B	IPR-68B Archives & Depository	56	56	0	Owned	n/a
Ispra	To be demolished from 2026 onwards	96B	IPR-96B Central Archives	251	251	0	Owned	n/a
Ispra	Total surfaces available			191,313	155,929	35,384		0
Ispra	Project discontinued	75F	INS3L Laboratory				Owned	n/a
Ispra	Total surfaces under construction			0	0	0		n/a
Karlsruhe	Scientific, technical & office buildings	A	Wing A	4.502	4.502	0	Owned	n/a
Karlsruhe	Scientific, technical & office buildings	B	Wing B	2.425	2.425	0	Owned	n/a
Karlsruhe	Scientific, technical & office buildings	D	Wing D	2.757	2.757	0	Owned	n/a
Karlsruhe	Scientific, technical & office buildings	E	Wing E	3.955	3.955	0	Owned	n/a
Karlsruhe	Scientific, technical & office buildings	F	Wing F	3.870	3.870	0	Owned	n/a
Karlsruhe	Scientific, technical & office buildings	G	Wing G	2.638	2.638	0	Owned	n/a
Karlsruhe	Scientific, technical & office buildings	NCO	Wing NCO	6.986	0	6.986	Owned	n/a
Karlsruhe	Scientific, technical & office buildings	R	Wing R - Warehouse entry point	911	843	68	Owned	n/a

Karlsruhe	Scientific, technical & office buildings	S	Wing S - Staff entry point	524	482	42	Owned	n/a
<i>Karlsruhe</i>	<i>To be demolished from 2022 onwards</i>	<i>H</i>	<i>Wing H</i>	<i>240</i>	<i>203</i>	<i>37</i>	<i>Owned</i>	<i>n/a</i>
Karlsruhe	Total surfaces available			28.808	21.675	7.133		0

Karlsruhe	Construction launched in 2016	M	Wing M - Laboratory building	4.580	4.580	0	Owned	n/a
Karlsruhe	Total surfaces under construction			4.580	4.580	0		0

Petten	Scientific, technical & office buildings	113	Building 113 - Offices + Laboratories	309	281	28	Owned	n/a
Petten	Scientific, technical & office buildings	308	Building 308 - Offices	2.227	441	1.786	Owned	n/a
Petten	Scientific, technical & office buildings	309	Building 309 - Offices	1.994	395	1.599	Owned	n/a
Petten	Scientific, technical & office buildings	310 (**)	Building 310 - Laboratories (see demolitions below)	4.716	4.716	0	Owned	n/a
Petten	Scientific, technical & office buildings	312	Building 312 - Offices + Laboratories	4.536	3.113	1.423	Owned	n/a
Petten	Scientific, technical & office buildings	325	Building 325 - Offices + Laboratories	1.601	1.248	353	Owned	n/a
Petten	Scientific, technical & office buildings	313	Building 313 - ICT, Medical Office, Stores, Workshop	2.050	1.801	249	Owned	n/a
Petten	Scientific, technical & office buildings	316	Building 316 - Gas Storage	60	60	0	Owned	n/a
Petten	Scientific, technical & office buildings	317	Building 317 - Heating	32	32	0	Owned	n/a
Petten	Scientific, technical & office buildings	318	Building 318 - Storage	31	31	0	Owned	n/a
Petten	Scientific, technical & office buildings	319	Building 319 - Laboratory	90	90	0	Owned	n/a
Petten	Scientific, technical & office buildings	321	Building 321 - Storage	22	22	0	Owned	n/a
Petten	Scientific, technical & office buildings	322	Building 322 - Compressor room	18	18	0	Owned	n/a
Petten	Scientific, technical & office buildings	323	Building 323 - Storage	38	38	0	Owned	n/a
Petten	Scientific, technical & office buildings	324	Building 324 - Storage	13	13	0	Owned	n/a
Petten	Scientific, technical & office buildings	326	Building 326 - Storage	40	40	0	Owned	n/a
Petten	Scientific, technical & office buildings	327	Building 327 - Gas distribution	18	18	0	Owned	n/a
Petten	Scientific, technical & office buildings	328	Building 328 - Gas distribution	18	18	0	Owned	n/a
Petten	Scientific, technical & office buildings	329	Building 329 - Bicycle Shelter	34	34	0	Owned	n/a
Petten	Scientific, technical & office buildings	334	Building 334 - Motor Cycle Shelter	33	33	0	Owned	n/a
Petten	Scientific, technical & office buildings	340	Building 340 - Storage	714	701	13	Owned	n/a

Petten	Scientific, technical & office buildings	700	Building 700 - Clubhouse (located in Bergen)	305	305	0	Owned	n/a
Petten	Scientific, technical & office buildings	320	Building 320 - Offices	240	0	240	Owned	n/a
Petten	Scientific, technical & office buildings	314	Building 314 - Offices + Laboratories	1.408	1.258	150	Owned	n/a
Petten	Scientific, technical & office buildings	315 (TRB)	Building 315 - Temporary Reception Building	94	70	24	Owned	n/a
Petten	Scientific, technical & office buildings	333	Building 333 - Control Room Laboratory 319	80	80	0	Owned	n/a
Petten	Scientific, technical & office buildings	311	Building 311 - Smart Grid Interoperability Lab (SGILab)	350	350	0	Owned	n/a
<i>Petten</i>	<i>To be demolished</i>	<i>n/a</i>	<i>n/a</i>	<i>0</i>	<i>0</i>		<i>Owned</i>	<i>n/a</i>
Petten	Total surfaces available			21.071	15.206	5.865		0
Petten	Proceedure to be launched	315	Integrated Petten Entrance	255	255	0	Owned	n/a
Petten	Total surfaces under construction			255	255	0		0
Seville	Scientific, technical & office buildings	EXPO	Edificio Expo	8.039	2.917	5.122	Rented	1.691.545
<i>Seville</i>	<i>To be demolished</i>	<i>n/a</i>	<i>n/a</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>n/a</i>	<i>n/a</i>
Seville	Total surfaces available			8.039	2.917	5.122		1.691.545
Seville	Project to be launched	-	New JRC building	11.500	4.000	7.500	Owned	n/a
Seville	Total surfaces under construction			11.500	4.000	4.500		0
JRC	Grand Total surfaces available (including expected demolitions)			285.886	222.390	63.496		1.691.545
JRC	Grand Total surfaces under construction			20.502	10.939	6.563		0

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