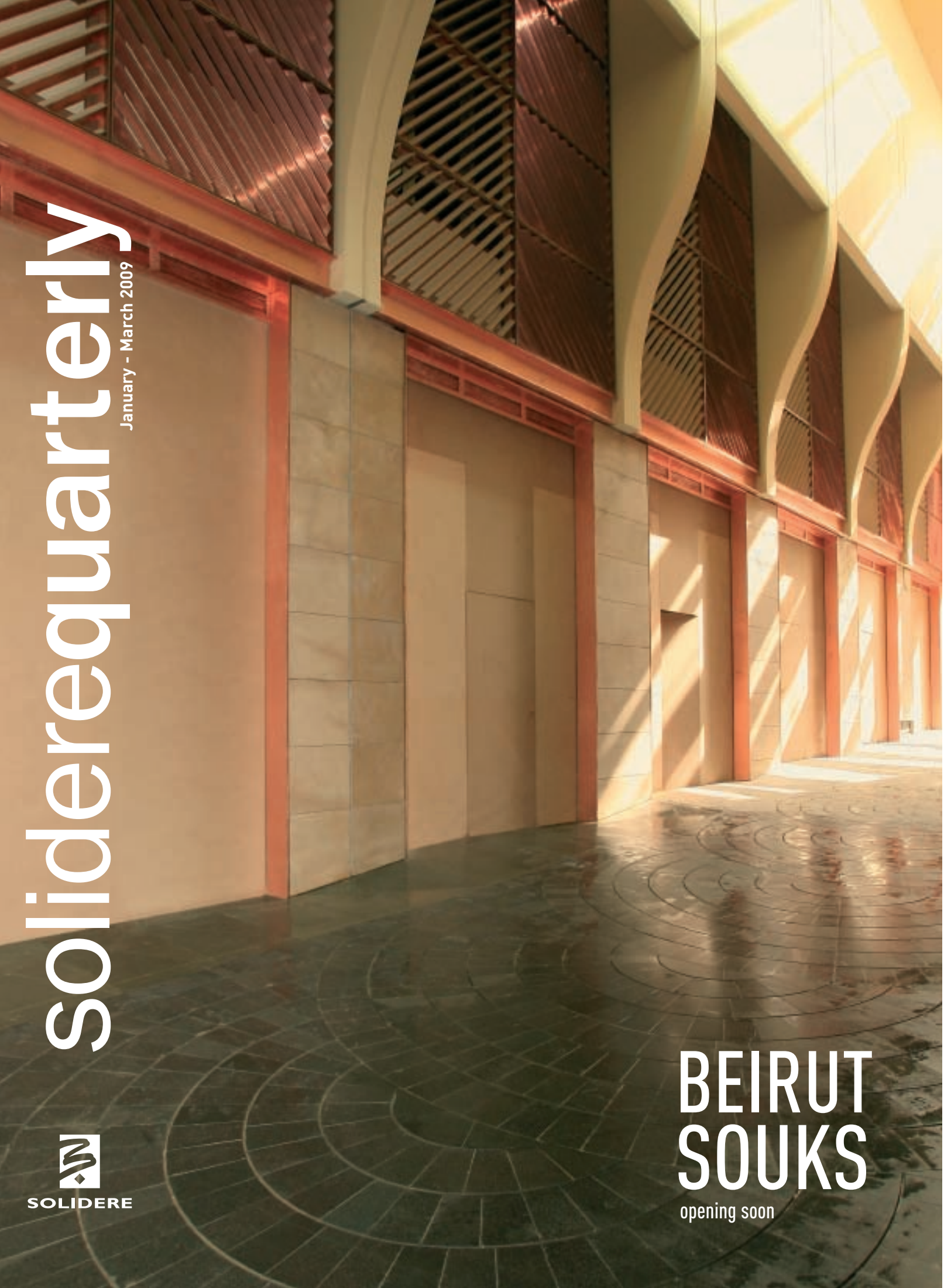


solidere quarterly

January - March 2009

SOLIDERE

BEIRUT SOUKS

opening soon

Monaco exhibition

After cancelling the Urban Expansion and Development at Sea project, the Monaco authorities held an exhibition of competing submissions on January 23 – February 7.

The Solidere-Vinci partnership presented the models and other visual elements of its proposal for the project.

House of Arts and Culture

The House of Arts and Culture foundation stone was laid February 6. Prime Minister Fouad Siniora attended the ceremony, together with Oman and Lebanon culture ministers Haytham Bin Tarek Al Saïd and Tammam Salam.

The international competition resulted in 388 submissions. On March 23, a nine-member jury led by Mr. Suha Özkan awarded the design to a Milan-based architect team led by Alberto Catalano. Their submission was selected for its "modestly urban and human scale, invested with a modern functionality appropriate to Beirut's emerging new identity."

A Dutch team led by Beatriz Ramo López de Angulo, and the Moscow-based Project Meganom, won second and third prizes. Eight other submissions were awarded honorable mentions.

Al Zorah

On-site construction activities are progressing, with contractor AIMS (UAE) pursuing bulk earthworks for all roads of Phase 1A with a total contract amount of 100 million Dirhams. The geotechnical site investigation was completed.

The preliminary design for infrastructure works submitted by Dar Al Handasah is awaiting approval by the Municipality of Ajman, which has approved the Environmental Impact Assessment prepared by marine work consultant COWI (Denmark). Design is in progress for Phase 1A marine works and tender documents being finalized.

Technology firm Aconex (Australia) was selected to provide support services for the infrastructure phase. It will provide its online collaboration system to manage information and link organizations involved in the project.

In the words of Imad Dana, CEO of Al Zorah Development Company, "Undertaking a project of this magnitude involves many stages of development that need to be closely managed and controlled. The infrastructure phase of the project will involve organizations from the Middle East and overseas, that will need instant, round-the-clock access to their data. The system will make it easy for any team member, anywhere, to retrieve the information they require."

Conferences

The Arab Business Forum was held in Beirut February 4-5, 2009 under the theme 'Innovative institutions and their capacities to weather the current crisis'.

In his address to the conference, general manager Mounir Douaidy highlighted Solidere's financial fundamentals, reiterating his confidence in the Company's solid position and resilience vis-à-vis the global economic downturn.

Solidere took part in Lebanon Capital Market Day, held in New York on March 2, 2009. Bank of New York Mellon and Auerbach Grayson organized the event, accompanied by the American-Lebanese Chamber of Commerce. Solidere also presented to a general public of professionals and officials, and met with various investment funds one-on-one, highlighting its ability to weather the effects of the financial crisis due to its strong fundamentals.

At the EFG Hermes 7th Annual One-on-One Conference held in Sharm El Sheikh, Egypt, March 8-12, Solidere was represented by Mr. Douaidy and investor relations manager Samer Soukkarieh. Meeting with over 35 different regional and international funds, they confirmed the Company's strong position in the current financial crisis, based on its high liquidity, lack of debt and the soundness of its receivables.

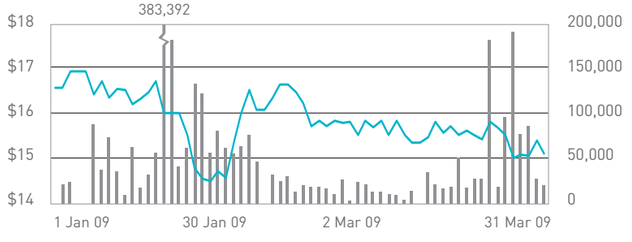
Developer news

A total of 377 projects, encompassing 2,838,735 sq m of built-up area, are in the following stages of development in Beirut city center.

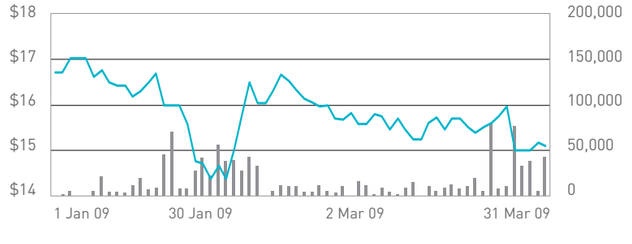
Projects	BUA sq m	Status
243	1,023,354	Completed
38	495,324	Under construction
9	20,900	Under restoration
36	344,147	Under permitting
26	425,452	Under study
15	505,564	Sold
10	23,994	On hold
377	**2,838,735**	**Total**

Share performance during the 1st quarter 2009

Share A - Daily Closing Prices



Share B - Daily Closing Prices



Solidere shares continued their drift downwards, reflecting the general trend in global markets. However, both classes of shares came to a strong support around the US$15 mark, Solidere fundamentals being viewed in the market place as exceptionally healthy. The Company's strong cash and asset bases, coupled with no debt, should enable it to weather the crisis, and even take advantage of it in a variety of ways.

Share A fluctuated between a low of US$14.51 and a high of US$16.9, closing the quarter at US$15.05, a 9% decrease from the previous quarter. Share B fluctuated between a low of $14.38 and a high of $17.02, closing at US$15, a 10% decrease from the previous quarter.

Trading activity decreased sharply during this quarter, as around 4 million shares of both classes traded in the local market, 50% less than during the previous quarter.

The GDRs traded in the London Stock Exchange followed the locally traded shares, closing the quarter at around US$14.20, with a 14% decrease compared to the previous quarter closing level.

shopping and entertainment

Openings

Citibank

Malia group, Mariella Burani, Sebastian, Sécret Pon-Pon, Chocolat Milano, March 18.

Fashion shows

Malia group fashion show, March 19

Kids fashion show, organized by Aïshti Minis, March 19-20.

Newcomers

Business

Hakim suppliers

Restaurants

Chocolat Milano

Shops

Bariq jewelry
Blumarine boutique
Chakib Richani
Georges Hakim
Gift Mart International
Maqam art gallery
Mariella Burani boutique
Mirella home ware
News Café
Sabouna soap shop
Sebastian boutique
Sécret Pon-pon

Opening soon

Alberta Ferretti
Facco jewelry
Les Amis
Missoni
Sabine Mazloum pearls
Sergio Rossi
Terminus

Nightlife

BIEL

Dance in the City, by Mix FM and Sky management, March 13.

Balima café

Blues on Thursdays and Jazz on Saturdays.

I-Bar

Karaoke night on Wednesdays, 80's night on Thursdays and DJ nights on Fridays and Saturdays.

Citrus

Karaoke night on Thursdays.

Outdoor activities

Drums for peace

Poems and illustrations by Lebanese schoolchildren, organized by Défi Liban, Nejmeh Square, March 20.

Souk el Tayeb

Weekly organic farmers' market, Saturdays

BEIRUT SOUKS

The inauguration of the South Souks in summer 2009 will mark the first phase of Beirut Souks. This flagship project offers 138,000 sq m of floor space that will consecrate Beirut city center as a global retail district.

Top left Souk Tawila.
Top right Souks Core building interior.
Bottom right Sayyour Street, adjacent to the Atrium, leading to Gold Souk.
Opposite Souk Ayyas, leading to Intabli Square.
Cover page Souks Core, chevron pattern cladding and bronze framed opening.

Beirut Souks bring the charm of traditional souks into the 21st century. The convenience and comfort associated with malls is offered within an experiential walk that includes open and shaded streets as well as various levels.

Designed by Pritzker-award winning Spanish architect Rafael Moneo, with Samir Khairallah and Partners, the Souks Core has more than 200 retail outlets hosting local, regional and international names and a gourmet foodhall.

The Gold Souk, designed by Kevin Dash (Australia) and Rafik El Khoury, accommodates 80 jewelers' boutiques and offices.

As work wraps up on the superstructure, individual units continue to be delivered to tenants for interior designs and fittings.

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Salon d'Automne

The Nicolas Sursock Museum twenty-ninth Salon d'Automne was held for the second time in Planet Discovery exhibition hall, February 12 – March 15.

Quartiers des Arts

Alwane
Courant d'Art, five generations of Lebanese artists, January 1 – February 24

40 contemporary Lebanese artists, until February 28.

Rochane
Nada Hobeiche Sidani, January 15-24

Photo exhibition by Belinda Ibrahim and David Sahyoun, February 5-14

Mon univers 2009, digital artwork by Nada Raad, February 26 – March 8.

Maqam art gallery
Landscapes cityscapes, Lebanese contemporary collective exhibition, February 3 – March 31.

Other exhibitions

Aida Cherfan
Petits Formats, small scale artworks, February 6-28

Michel Harmouch, latest works, March 6-27.

Instituto Cervantes
La Maleta, the luggage, collages by British Lebanese artist Sean Mackaoui, March 4 – April 3.

Mouawad Museum
Claire Chevolleau, selection of figurative paintings, March 17-27.

BIEL
Wedding Folies, February 5-8

Forward, job fair with employers from local and international organizations March 19-22.

Books etc.

Beirut World Book Capital
Designated UNESCO World Book Capital 2009, Beirut will host many events celebrating books and reading from April 23 to April 23, 2010.

Preceding events have included Ayman Trawi's book *Beirut's Memory* receiving the Guinness Book of World Records award for largest book in the world. The book features Beirut city center pre- and post-reconstruction photos. After being displayed in UNESCO Palace, it went on tour in Uruguay until April 9.

El Bourj bookstore
Kissat al Kamiss el Ahmar, the Red Shirt, story telling by Rola Saadeh, January 31

Rose Fountain Motel by Jabbour Douaihy, February 26

Témoin au Liban avec le Hezbollah by Thierry Levy-Tadjine, roundtable with Demianos Khattar and Scarlett Haddad, March 3.

Virgin Megastore
André Velter booksigning, in collaboration with *Mission Culturelle Française*, March 27.

Planet Discovery
relocating to Beirut Souks.

Children's Museum
Aux horizons de la physique, illustrations and photography, March 5–15.

Instituto Cervantes
Morir en Beirut by Roberto Abou Eid, presented by Dr Antoine Khater, January 13

Spanish language courses, including classes for children.

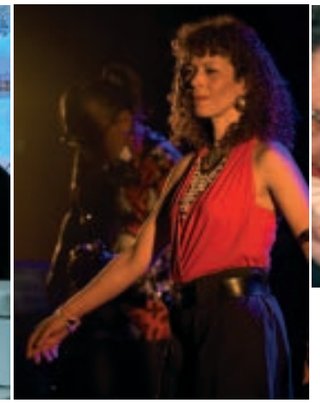
Performing arts

Music Hall
Ahmed Ahmed and the guys, stand-up comedy, February 2-4.

Liban Jazz
Nguyen Le Quartet, celebrating the Jimi Hendrix experience, February 22

Tigran Hamasyan Trio, March 15.

Classical singing
Evangelical Church, concert by Ghassan Yammine music school, March 30.



in and about the city center

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1. Mr. Diouf with M. Douaidy
2. Minister Al Said with M. Hammoud
3. Ambassador Acevedo with H. Ghaziri in Beirut Souks
4. Mr. Kassab with Brazilian delegation
5,6. Ambassadors Asuque and Al Barzenji with AR Solh

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Visitors

Official visitors
Secretary General Abdou Diouf with Francophonie delegation of 25; Oman culture minister Haytham Bin Tarek Al Said with Farouk Kamal, Beirut Waterfront Development general manager; Iraq ambassador Omar Al Barzenji; Philippines ambassador Gilberto Asuque; French cultural attaché Jany Bourdais with representatives from Région Ile-de-France and Institut d'Aménagement et d'Urbanisme; World Bank inspection panel chairman Werner Kiene with Serge Selwan; US Federal Agencies consultant Suzy Dietrich; Sao Paolo municipality president Gilberto Kassab with 60 officials and businessmen; members of municipality and of Khatib & Alami, Baghdad; Barbara Wilson, international trade adviser, UK Trade and Investment, with Wissam Sharara, trade and investment officer British embassy Beirut, and Marc Ribo, managing director :tmtfactory).

Business and delegations
Arab Bank head of corporate and investment banking Wael Sanyoura with Abdul Hamid Ammash, senior relationship manager corporate banking; chairman Hussein Derar and CEO Nayla Abousleiman, EFG Hermes Lebanon with Patrick Gaffney and Simon Kitchen, VPs for equity research; Sir Win Bischoff, Citigroup chairman, with William Mills, CEO Western Europe, ME and Africa, Mohammed Shroogi, managing director for ME, and Walter Sioufi, general manager Lebanon; FUENSO regional managing director ME Africa Antonio Gonzalez, with R&D manager Alexander Tenvorde; Fairmont-Raffles Hotels International president for ME and Africa J. David Walmsley, executive director design and construction Chris Lee and manager Rami Moukarzel; Baglioni Hotels vice-president operations Guido Polito; Moroccan companies representatives Akram Abou Hamdan, CEO Mawared International Luxembourg, with general manager Emad Omar and lawyer Raed Bou Hamdan, CDG group CEO Moustapha Bakkoury and deputy general manager Mohamed Hafnaoui, Mohamed Merini and Hisham Souleimani, CDG/Mawared, with Abderrahman El Ouzzani, general director and Ralph Nader, general manager Amber International Hotels and Resorts; MS&L regional communication director Jo Chemali and executive Tamara Hamdan; Creative Entertainment Group CEO Peter Brightman; Nathalie Abou Jaoudé and Shady Fayad, from International Corporate Events (ICE); cohn&wolfe PR consultant Lady Anouska Weinberg with Hugh Tuffley and Carolynne Shenton, Anouska Hempel Design; Marie José Abed; Florence Cane, Chefs&Chefs director, with Yannick Alleno of Group Yannick Alleno; Tony Kazal, vice-chairman Australia World Trading Co; Hani Koltah, Dak Tronic; Omar Nasreddine, Grey Beirut regional director with Randa Samaha account director; SWA Group CEO Kinder Baumgarden with consultant Nayla Al-Akl; Gary Smith from Orris Capital Services with David Dorsey from Alden Global Capital.

Professionals and academics
Pablo Vaggione, International City and Regional Planners Society secretary general; Hasan Wehbi and Mirielle Azzam, Jones Lange Lasalle strategic consulting MENA; White and Case LLP attorneys James Bouillion, Vincent Morin and Paule Biensan; architects Gaddo Cardini, Italy, Jens Wittfoht, Germany, Assia Ouadah, Algeria, Ursula Hurzeler and Tobias Winkelmann from Herzog & de Meuron, Hazem Sayed from Rafael Vinoly Architects, Mark Darbon and Andy Young from Rogers Stirk Harbour; associate professor Viva Barkus with a delegation from University of Notre Dame, US; 35 professors and master professionals, Damascus University sustainable urban development program; artist Samir Khaddaj; Barbara De Poorter, Group Monument; Arne Quinze, Studio Arne Quinze, Belgium; English photographer David Partner.

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