

Information note from the General Secretariat of the Council on the deed of assignment of the Justus Lipsius Building (24 November 2003)

Caption: On 24 November 2003, the General Secretariat of the Council of the European Union informs the Committee of Permanent Representatives (Coreper II) that the draft text of the official deed of assignment of the Justus Lipsius Building has been finalised and that it should be signed before the end of 2003.

Source: Note d'information du Secrétariat général du Conseil au Comité des Représentants Permanents (2ème partie). Objet: Contrat du 26 février 1985 avec l'Etat belge relatif à la construction du bâtiment Justus Lipsius (doc. 4961/85), 15266/03, IMM 2. Bruxelles: Conseil de l'Union européenne, 24.11.2003. 33 p.
<http://register.consilium.europa.eu/pdf/fr/03/st15/st15266.fr03.pdf>.

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Last updated: 05/07/2016

Information note from the General Secretariat of the Council to the Committee of Permanent Representatives (Part 2) on the contract of 26 February 1985 concluded with the Belgian State concerning the construction of the Justus Lipsius Building (Brussels, 24 November 2003)

It will be recalled that the Belgian State provisionally accepted the construction work on the Justus Lipsius Building on 24 April 1995 and that the Council has been occupying the whole of this building since 29 May 1995.

Under the above-mentioned contract between the Belgian State and the Council, ownership of the building should have been transferred within four months of acceptance of the work.

However, for various reasons to do with approving the acceptance of the work, drawing up the final account and regularising the relevant authorisations, the signing of the deed of transfer of ownership had to be postponed.

In late 1999, the Belgian State and the Council reached agreement on the final acceptance of the work and the final account (doc. 13588/99).

The Bruxelles-Capitale Regional Authorities have since issued an environmental authorisation dated 19 July 2002 and planning permission on 4 September 2003, the deadlines for appealing against which have now expired.

The Belgian Authorities and the General Secretariat of the Council have therefore finalised the draft text of the official deed of transfer of the building (see annex) and are planning to sign it before the end of 2003.

Annex

Federal Public Service
FINANCE

VAT, Land Registration and Estates Department

First Brussels Buildings Acquisition Committee

File No D- 21004/RB/0114-000.VE
Index No /2003

Deed of transfer of building

On
in the year two thousand and three
Emile Beeckmans, Chief Inspector, Commissioner in the First Brussels Buildings Acquisition Committee,
hereby officially publishes the following agreement between:

OF THE ONE PART,

THE BELGIAN STATE, Ministry of Finance, represented by the official issuing the deed, pursuant to the Law of the thirty-first of May nineteen hundred and twenty-three concerning the transfer of State property, as amended by the Laws of the second of July nineteen hundred and sixty-nine and the sixth of July nineteen hundred and eighty-nine,

hereinafter referred to as ‘**the transferor**’.

AND, OF THE OTHER PART,

THE EUROPEAN COMMUNITIES, represented by the Council of the European Union pursuant to a power of attorney given on 24 December 1984 by the Commission of the European Communities represented by its President and not hitherto revoked.

Legitimately represented here by Mr Pierre de Boissieu, Deputy Secretary-General, acting pursuant to Article 20 of the Council’s Rules of Procedure, published in the Official Journal of the European Communities No L 147 of 12 June 1999, with an official address at rue de la Loi 175, 1048 Brussels,

Hereinafter referred to as the ‘Council of the European Union’ or the ‘transferee’, who has appeared before me.

Preliminary statement

By a contract dated the twenty-sixth of February nineteen hundred and eighty-five and the additional agreement thereto dated the twelfth of June nineteen hundred and eighty-five, the Belgian State and the European Communities agreed the arrangements for the construction of a complex of buildings for the Council of the European Communities and its departments, to be built on a site provided by the Belgian State adjacent to rond-point Schuman, in the 6th division, section F, number 547 W 12 on the land register, and for the transfer of ownership of the land and the buildings constructed thereon.

A copy of this contract, the additional agreement thereto and Annex 2, all the terms of which apply except where specifically provided otherwise hereafter, will be kept attached to this deed in order to be registered with it.

I. — Transfer.

The Belgian State declares that it transfers ownership of the property described hereafter and of the buildings constructed thereon under the following conditions to the European Communities, which are in agreement:

Description of the property

City of Brussels

(1) A building complex known as ‘JUSTUS LIPSIUS’ situated at 175 rue de la Loi, the surface area of which is demarcated by rue de la Loi, rond-point Schuman, rue Froissart, rue Justus Lipsius, chaussée d’Etterbeek and Résidence Palace, recorded in the land register, sixth division, section F, number 547 W 12, as containing three hectares, ninety-one ares and eight centiares (03ha 91a 08ca) and measuring three hectares, ninety-three ares and seventy-five centiares (03ha 93a 75ca) according to the surveyor’s plan (extract from land tax register for the twenty-seventh of February nineteen hundred and ninety-seven),

As this plot is shown in bold on the ‘Justus Lipsius Building’ outline plan drawn up on 20 March 2003, a copy of which shall be kept attached to this document;

(2) the following capacity in the basement areas:

— level 01 (first basement): the property limit is the same as the surface property limit except for the volume over the area shown in orange on plan ‘level 01’, drawn up on 20 March 2003 (a copy of which shall be kept attached to this document), which is also transferred, and except for the volume over the area shown in blue on the above-mentioned plan, which remains the property of the transferor;

— level 02 (second basement): the property limit is the same as the surface property limit except for the volume over the area shown in orange on plan ‘level 02’, drawn up on 20 March 2003 (a copy of which shall be kept attached to this document), which is also transferred, and except for the volume over the area shown in blue on the above-mentioned plan, which remains the property of the transferor;

— level 03 (third basement): the property limit is the same as the surface property limit except for the volume over the area shown in orange on plan ‘level 03’, drawn up on 20 March 2003 (a copy of which shall be kept attached to this document), which is also transferred, and except for the volume over the area shown in blue on the above-mentioned plan, which remains the property of the transferor;

— level 04 (fourth basement): the property limit is the same as the surface property limit except for the volume over the area shown in orange on plan ‘level 04’, drawn up on 20 March 2003 (a copy of which shall be kept attached to this document), which is also transferred, and except for the volume over the area shown in blue on the above-mentioned plan, which remains the property of the transferor;

— level 05 (fifth basement): the property limit is the same as the surface property limit except for the volume over the area shown in blue on plan ‘level 05’, drawn up on 20 March 2003 (a copy of which shall be kept attached to this document), which remains the property of the transferor;

— level 06 (sixth basement): the property limit is the same as the surface property limit except for the volume over the area shown in blue on plan ‘level 06’, drawn up on 20 March 2003 (a copy of which shall be kept attached to this document), which remains the property of the transferor.

Title to property

The property transferred belongs to the Belgian State, which acquired it as follows:

— part pursuant to a deed received by Mr G. Heremans, Commissioner in the Brussels Buildings Acquisition Committee, on 7 July 1972, transferred on 25 July 1972 in the records of the 1st mortgage registry of Brussels, volume 5078, number 3;

— part pursuant to a deed received by Mr G. Heremans, Commissioner in the Brussels Buildings Acquisition Committee, on 18 November 1965, transferred on 4 January 1966 in the records of the 1st mortgage registry of Brussels, volume 4401, number 13;

— part pursuant to a deed received by Mr G. Heremans, Commissioner in the Brussels Buildings Acquisition Committee, on 7 July 1972, transferred on 25 July 1972 in the records of the 1st mortgage registry of Brussels, volume 5078, number 3;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 22 September 1969, transferred on 8 October 1969 in the records of the 1st mortgage registry of Brussels, volume 4792, number 20;

— part pursuant to a deed received by Mr G. Heremans, Commissioner in the Brussels Buildings Acquisition Committee, on 7 July 1972, transferred on 25 July 1972 in the records of the 1st mortgage registry of Brussels, volume 5078, number 3;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 11 August 1969, transferred on 22 August 1969 in the records of the 1st mortgage registry of

Brussels, volume 4792, number 3;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 29 October 1969, transferred on 24 November 1969 in the records of the 1st mortgage registry of Brussels, volume 4811, number 10;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 14 October 1969, transferred on 28 October 1969 in the records of the 1st mortgage registry of Brussels, volume 4792, number 24;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 24 April 1969, transferred on 8 May 1969 in the records of the 1st mortgage registry of Brussels, volume 4755, number 9;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 29 January 1970, transferred on 24 February 1970 in the records of the 1st mortgage registry of Brussels, volume 4811, number 24;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 12 December 1969, transferred on 3 February 1970 in the records of the 1st mortgage registry of Brussels, volume 4830, number 19;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 5 December 1969, transferred on 6 January 1970 in the records of the 1st mortgage registry of Brussels, volume 4818, number 15;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 4 December 1969, transferred on 31 December 1969 in the records of the 1st mortgage registry of Brussels, volume 4818, number 13;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 23 February 1970, transferred on 20 March 1970 in the records of the 1st mortgage registry of Brussels, volume 4811, number 33;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 19 December 1969, transferred on 3 February 1970 in the records of the 1st mortgage registry of Brussels, volume 4830, number 21;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 2 September 1969, transferred on 12 September 1969 in the records of the 1st mortgage registry of Brussels, volume 4792, number 12;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 1 July 1969, transferred on 17 July 1969 in the records of the 1st mortgage registry of Brussels, volume 4773, number 4;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 1 December 1969, transferred on 6 January 1970 in the records of the 1st mortgage registry of Brussels, volume 4818, number 16;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 15 October 1969, transferred on 31 October 1969 in the records of the 1st mortgage registry of Brussels, volume 4811, number 1a;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition

Committee, on 12 December 1969, transferred on 3 February 1970 in the records of the 1st mortgage registry of Brussels, volume 4813, number 18;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 24 October 1969, transferred on 17 November 1969 in the records of the 1st mortgage registry of Brussels, volume 4811, number 6;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 5 May 1969, transferred on 13 May 1969 in the records of the 1st mortgage registry of Brussels, volume 4757, number 15;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 1 September 1969, transferred on 12 September 1969 in the records of the 1st mortgage registry of Brussels, volume 4792, number 13;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 27 May 1969, transferred on 11 June 1969 in the records of the 1st mortgage registry of Brussels, volume 4765, number 1;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 10 October 1969, transferred on 30 October 1969 in the records of the 1st mortgage registry of Brussels, volume 4792, number 26;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 8 September 1969, transferred on 26 September 1969 in the records of the 1st mortgage registry of Brussels, volume 4792, number 18;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 30 April 1969, transferred on 13 May 1969 in the records of the 1st mortgage registry of Brussels, volume 4757, number 16;

— part pursuant to a deed received by Mr G. Heremans, Commissioner in the Brussels Buildings Acquisition Committee, on 7 July 1972, transferred on 25 July 1972 in the records of the 1st mortgage registry of Brussels, volume 5078, number 3;

— part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 7 February 1986, transferred on 7 March 1986 in the records of the 1st mortgage registry of Brussels, volume 6338, number 13;

— part pursuant to a deed received by Mr A. Peiffer, Commissioner in the First Brussels Buildings Acquisition Committee, on 17 April 1985, transferred on 10 May 1985 in the records of the 1st mortgage registry of Brussels, volume 6248, number 13;

— part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 20 March 1986, transferred on 16 April 1986 in the records of the 1st mortgage registry of Brussels, volume 6338, number 21;

— part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 5 June 1986, transferred on 26 June 1986 in the records of the 1st mortgage registry of Brussels, volume 6374, number 8;

— part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 29 October 1985, transferred on 25 November 1985 in the records of the 1st mortgage registry of Brussels, volume 6286, number 17;

- part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 13 December 1985, transferred on 26 December 1985 in the records of the 1st mortgage registry of Brussels, volume 6286, number 27;
- part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 30 January 1986, transferred on 18 March 1986 in the records of the 1st mortgage registry of Brussels, volume 6338, number 9;
- part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 3 October 1985, transferred on 17 October 1985 in the records of the 1st mortgage registry of Brussels, volume 6286, number 13;
- part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 10 March 1986, transferred on 28 March 1986 in the records of the 1st mortgage registry of Brussels, volume 6338, number 16;
- part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 6 January 1986, transferred on 21 January 1986 in the records of the 1st mortgage registry of Brussels, volume 6338, number 6;
- part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 21 February 1986, transferred on 18 March 1986 in the records of the 1st mortgage registry of Brussels, volume 6338, number 15;
- part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 15 April 1986, transferred on 5 May 1986 in the records of the 1st mortgage registry of Brussels, volume 6374, number 1;
- part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 18 March 1986, transferred on 4 April 1986 in the records of the 1st mortgage registry of Brussels, volume 6338, number 17;
- part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 10 February 1986, transferred on 17 March 1986 in the records of the 1st mortgage registry of Brussels, volume 6338, number 14;
- part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 20 March 1986, transferred on 16 April 1986 in the records of the 1st mortgage registry of Brussels, volume 6338, number 22;
- part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 28 March 1986, transferred on 16 April 1986 in the records of the 1st mortgage registry of Brussels, volume 6338, number 24;
- part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 9 January 1986, transferred on 23 January 1986 in the records of the 1st mortgage registry of Brussels, volume 6338, number 7;
- part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 6 February 1986, transferred on 27 February 1986 in the records of the 1st mortgage registry of Brussels, volume 6338, number 10;
- part pursuant to a deed received by Mr J. Malchair, Commissioner in the First Brussels Buildings Acquisition Committee, on 17 February 1981, transferred on 6 March 1981 in the records of the 1st mortgage registry of Brussels, volume 5890, number 23;

- part pursuant to a deed received by Mr J.-P. Tillie, Commissioner in the First Brussels Buildings Acquisition Committee, on 18 December 1985, transferred on 9 January 1986 in the records of the 1st mortgage registry of Brussels, volume 6338, number 1;
- part pursuant to a deed received by Mr P. Hostyn, Commissioner in the First Brussels Buildings Acquisition Committee, on 19 April 1985, transferred on 21 May 1985 in the records of the 1st mortgage registry of Brussels, volume 6248, number 16;
- part pursuant to a deed received by Mr J.-P. Tillie, Commissioner in the First Brussels Buildings Acquisition Committee, on 19 March 1986, transferred on 16 April 1986 in the records of the 1st mortgage registry of Brussels, volume 6338, number 23;
- part pursuant to a deed received by Mr J.-P. Tillie, Commissioner in the First Brussels Buildings Acquisition Committee, on 8 November 1985, transferred on 28 November 1985 in the records of the 1st mortgage registry of Brussels, volume 6286, number 20;
- part pursuant to a deed received by Mr J.-P. Tillie, Commissioner in the First Brussels Buildings Acquisition Committee, on 13 March 1986, transferred on 4 April 1986 in the records of the 1st mortgage registry of Brussels, volume 6338, number 18;
- part pursuant to a deed received by Mr J.-P. Tillie, Commissioner in the First Brussels Buildings Acquisition Committee, on 30 December 1985, transferred on 13 January 1986 in the records of the 1st mortgage registry of Brussels, volume 6338, number 2;
- part pursuant to a deed received by Mr J.-P. Tillie, Commissioner in the First Brussels Buildings Acquisition Committee, on 13 December 1985, transferred on 26 December 1985 in the records of the 1st mortgage registry of Brussels, volume 6286, number 23;
- part pursuant to a deed received by Mr J.-P. Tillie, Commissioner in the First Brussels Buildings Acquisition Committee, on 20 November 1985, transferred on 16 December 1985 in the records of the 1st mortgage registry of Brussels, volume 6285, number 21;
- part pursuant to a deed received by Mr J.-P. Tillie, Commissioner in the First Brussels Buildings Acquisition Committee, on 24 January 1986, transferred on 18 February 1986 in the records of the 1st mortgage registry of Brussels, volume 6338, number 8;
- part pursuant to a deed received by Mr A. Peiffer, Commissioner in the First Brussels Buildings Acquisition Committee, on 21 September 1983, transferred on 18 October 1983 in the records of the 1st mortgage registry of Brussels, volume 6105, number 12;
- part pursuant to a deed received by Mr A. Peiffer, Commissioner in the First Brussels Buildings Acquisition Committee, on 9 September 1985, transferred on 24 September 1985 in the records of the 1st mortgage registry of Brussels, volume 6286, number 11;
- part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 27 November 1985, transferred on 16 December 1985 in the records of the 1st mortgage registry of Brussels, volume 6286, number 23;
- part pursuant to a deed received by Mr A. Peiffer, Commissioner in the First Brussels Buildings Acquisition Committee, on 12 February 1985, transferred on 18 March 1985 in the records of the 1st mortgage registry of Brussels, volume 6248, number 8;
- part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 24 October 1985, transferred on 6 November 1985 in the records of the

1st mortgage registry of Brussels, volume 6286, number 15;

— part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 11 December 1985, transferred on 26 December 1985 in the records of the 1st mortgage registry of Brussels, volume 6286, number 26;

— part pursuant to a deed received by Mr J. Malchair, Commissioner in the First Brussels Buildings Acquisition Committee, on 25 March 1982, transferred on 30 April 1982 in the records of the 1st mortgage registry of Brussels, volume 5997, number 14;

— part pursuant to a deed received by Mr A. Peiffer, Commissioner in the First Brussels Buildings Acquisition Committee, on 26 June 1985, transferred on 18 July 1985 in the records of the 1st mortgage registry of Brussels, volume 6286, number 4;

— part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 13 December 1985, transferred on 26 December 1985 in the records of the 1st mortgage registry of Brussels, volume 6286, number 28;

— part pursuant to a deed received by Mrs F. Ledent, Commissioner in the First Brussels Buildings Acquisition Committee, on 28 November 1985, transferred on 16 December 1985 in the records of the 1st mortgage registry of Brussels, volume 6286, number 22;

— part pursuant to a deed received by Mr A. Peiffer, Commissioner in the First Brussels Buildings Acquisition Committee, on 2 August 1985, transferred on 19 August 1985 in the records of the 1st mortgage registry of Brussels, volume 6286, number 5;

— part pursuant to a deed received by Mr A. Peiffer, Commissioner in the First Brussels Buildings Acquisition Committee, on 16 September 1985, transferred on 9 October 1985 in the records of the 1st mortgage registry of Brussels, volume 6286, number 12;

— part pursuant to a deed received by Mr A. Peiffer, Commissioner in the First Brussels Buildings Acquisition Committee, on 24 April 1984, transferred on 18 May 1984 in the records of the 1st mortgage registry of Brussels, volume 6165, number 7;

— part pursuant to a deed received by Mr A. Peiffer, Commissioner in the First Brussels Buildings Acquisition Committee, on 22 May 1985, transferred on 6 June 1985 in the records of the 1st mortgage registry of Brussels, volume 6248, number 19;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 19 May 1969, transferred on 6 June 1969 in the records of the 1st mortgage registry of Brussels, volume 4764, number 13;

— part pursuant to a deed received by Mr I. Fransolet, Commissioner in the Brussels Buildings Acquisition Committee, on 13 September 1968, transferred on 27 September 1968 in the records of the 1st mortgage registry of Brussels, volume 4695, number 4;

— part pursuant to a deed received by Mr L. Guislain, Commissioner in the Brussels Buildings Acquisition Committee, on 27 May 1968, transferred on 16 June 1968 in the records of the 1st mortgage registry of Brussels, volume 4662, number 14;

— part pursuant to a deed received by Mr I. Fransolet, Commissioner in the Brussels Buildings Acquisition Committee, on 30 April 1969, transferred on 13 May 1969 in the records of the 1st mortgage registry of Brussels, volume 4757, number 17;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition

Committee, on 19 May 1969, transferred on 6 June 1969 in the records of the 1st mortgage registry of Brussels, volume 4764, number 13;

— part pursuant to a deed received by Mr L. Guislain, Commissioner in the Brussels Buildings Acquisition Committee, on 2 July 1968, transferred on 11 July 1968 in the records of the 1st mortgage registry of Brussels, volume 4672, number 12;

— part pursuant to a deed received by Mr C. Requette, Commissioner in the Brussels Buildings Acquisition Committee, on 18 September 1963, transferred on 10 October 1963 in the records of the 1st mortgage registry of Brussels, volume 4194, number 1;

— part pursuant to a deed received by Mr C. Requette, Commissioner in the Brussels Buildings Acquisition Committee, on 11 December 1959, transferred on 30 December 1959 in the records of the 1st mortgage registry of Brussels, volume 3816, number 13;

— part pursuant to a deed received by Mr Hopchet, Director of the Land Registration and Estates Department, Chairman of the Brussels Buildings Acquisition Committee, on 5 March 1953, transferred on 6 March 1953 in the records of the 1st mortgage registry of Brussels, volume 3172, number 24;

— part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 29 March 1972, transferred on 11 April 1972 in the records of the 1st mortgage registry of Brussels, volume 5049, number 8;

— part pursuant to a deed received by Mr G. Jaspard, Commissioner in the Brussels Buildings Acquisition Committee, on 22 April 1947, transferred on 24 April 1947 in the records of the 1st mortgage registry of Brussels, volume 2749, number 13;

— part pursuant to a deed received by Mr M. Mouchet, Commissioner in the Brussels Buildings Acquisition Committee, on 28 June 1949, transferred on 2 July 1949 in the records of the 1st mortgage registry of Brussels, volume 2923, number 6;

— part pursuant to a deed received by Mr C. Requette, Commissioner in the Brussels Buildings Acquisition Committee, on 12 April 1962, transferred on 8 May 1962 in the records of the 1st mortgage registry of Brussels, volume 4088, number 1;

— part pursuant to a deed received by Mr H. Vande Putte, Commissioner in the Brussels Buildings Acquisition Committee, on 11 February 1975, transferred on 4 March 1975 in the records of the 1st mortgage registry of Brussels, volume 5362, number 4;

— part pursuant to a deed received by Mr M. Mouchet, Commissioner in the Brussels Buildings Acquisition Committee, on 28 December 1949, transferred on 18 January 1950 in the records of the 1st mortgage registry of Brussels, volume 2958, number 6;

— part pursuant to a deed received by Mr H. Vande Putte, Commissioner in the Brussels Buildings Acquisition Committee, on 19 March 1975, transferred on 15 April 1975 in the records of the 1st mortgage registry of Brussels, volume 5378, number 2;

— part pursuant to a deed received by Mr G. Jaspard, Commissioner in the Brussels Buildings Acquisition Committee, on 22 April 1947, transferred on 24 April 1947 in the records of the 1st mortgage registry of Brussels, volume 2749, number 13;

— part pursuant to a deed received by Mr C. Fourneau, Commissioner in the Brussels Buildings Acquisition Committee, on 10 January 1963, transferred on 14 February 1963 in the records of the 1st mortgage registry of Brussels, volume 4115, number 26;

- part pursuant to a deed received by Mr H. Vande Putte, Commissioner in the Brussels Buildings Acquisition Committee, on 14 May 1974, transferred on 7 June 1974 in the records of the 1st mortgage registry of Brussels, volume 5282, number 4;
- part pursuant to a deed received by Mr H. Vande Putte, Commissioner in the Brussels Buildings Acquisition Committee, on 20 December 1973, transferred on 11 January 1974 in the records of the 1st mortgage registry of Brussels, volume 5242, number 27;
- part pursuant to a deed received by Mr H. Vande Putte, Commissioner in the Brussels Buildings Acquisition Committee, on 20 September 1974, transferred on 3 October 1974 in the records of the 1st mortgage registry of Brussels, volume 5329, number 1;
- part pursuant to a deed received by Mr H. Vande Putte, Commissioner in the Brussels Buildings Acquisition Committee, on 14 May 1974, transferred on 7 June 1974 in the records of the 1st mortgage registry of Brussels, volume 5282, number 4;
- part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 12 December 1969, transferred on 3 January 1970 in the records of the 1st mortgage registry of Brussels, volume 4530, number 20;
- part pursuant to a deed received by Mr W. Walravens, Commissioner in the Brussels Buildings Acquisition Committee, on 25 April 1967, transferred on 23 May 1967 in the records of the 1st mortgage registry of Brussels, volume 4559, number 19;
- part pursuant to a deed received by Mr I. Fransolet, Commissioner in the Brussels Buildings Acquisition Committee, on 27 February 1968, transferred on 18 March 1968 in the records of the 1st mortgage registry of Brussels, volume 4622, number 26;
- part pursuant to a deed received by Mr H. Vande Putte, Commissioner in the Brussels Buildings Acquisition Committee, on 14 May 1974, transferred on 7 June 1974 in the records of the 1st mortgage registry of Brussels, volume 5282, number 4;
- part pursuant to a deed received by Mr H. Vande Putte, Commissioner in the Brussels Buildings Acquisition Committee, on 22 February 1974, transferred on 17 March 1974 in the records of the 1st mortgage registry of Brussels, volume 5262, number 5;
- part pursuant to a deed received by Mr H. Vande Putte, Commissioner in the Brussels Buildings Acquisition Committee, on 29 April 1975, transferred on 20 May 1975 in the records of the 1st mortgage registry of Brussels, volume 5383, number 12;
- part pursuant to a deed received by Mr H. Vande Putte, Commissioner in the Brussels Buildings Acquisition Committee, on 28 April 1975, transferred on 20 May 1975 in the records of the 1st mortgage registry of Brussels, volume 5383, number 11;
- part pursuant to a deed received by Mr H. Vande Putte, Commissioner in the Brussels Buildings Acquisition Committee, on 19 February 1975, transferred on 7 March 1975 in the records of the 1st mortgage registry of Brussels, volume 5362, number 7;
- part pursuant to a deed received by Mr H. Vande Putte, Commissioner in the Brussels Buildings Acquisition Committee, on 28 February 1975, transferred on 20 March 1975 in the records of the 1st mortgage registry of Brussels, volume 5362, number 9;
- part pursuant to a judgment handed down by the cantonal judge of the second canton of Brussels on 8 October 1965, transferred on 16 December 1965 in the records of the 1st mortgage registry of Brussels, volume 4403, number 2;

- part pursuant to a judgment handed down by the cantonal judge of the second canton of Brussels on 18 March 1966, transferred on 5 April 1966 in the records of the 1st mortgage registry of Brussels, volume 4437, number 2;
- part pursuant to a judgment handed down by the cantonal judge of the second canton of Brussels on 8 October 1965, transferred on 16 December 1965 in the records of the 1st mortgage registry of Brussels, volume 4403, number 2;
- part pursuant to a judgment handed down by the cantonal judge of the second canton of Brussels on 28 November 1969, transferred on 15 December 1969 in the records of the 1st mortgage registry of Brussels, volume 4818, number 7;
- part pursuant to a judgment handed down by the cantonal judge of the second canton of Brussels on 19 January 1966, transferred on 11 March 1966 in the records of the 1st mortgage registry of Brussels, volume 4431, number 1;
- part pursuant to a judgment handed down by the cantonal judge of the second canton of Brussels on 1 October 1969, transferred on 16 October 1969 in the records of the 1st mortgage registry of Brussels, volume 4792, number 22;
- part pursuant to a judgment handed down by the cantonal judge of the second canton of Brussels on 6 February 1970, transferred on 2 March 1970 in the records of the 1st mortgage registry of Brussels, volume 4811, number 25;
- part pursuant to a judgment handed down by the cantonal judge of the second canton of Brussels on 6 February 1970, transferred on 19 March 1970 in the records of the 1st mortgage registry of Brussels, volume 4811, number 32;
- part pursuant to a judgment handed down by the cantonal judge of the second canton of Brussels on 5 September 1969, transferred on 25 September 1969 in the records of the 1st mortgage registry of Brussels, volume 4792, number 17;
- part pursuant to a judgment handed down by the cantonal judge of the second canton of Brussels on 6 February 1970, transferred on 16 March 1970 in the records of the 1st mortgage registry of Brussels, volume 4811, number 30;
- part pursuant to a judgment handed down by the cantonal judge of the fourth canton of Brussels on 30 May 1986, transferred on 16 June 1986 in the records of the 1st mortgage registry of Brussels, volume 6374, number 3;
- part pursuant to a judgment handed down by the cantonal judge of the fourth canton of Brussels on 30 May 1986, transferred on 16 June 1986 in the records of the 1st mortgage registry of Brussels, volume 6374, number 4;
- part pursuant to a judgment handed down by the cantonal judge of the fourth canton of Brussels on 7 July 1986, transferred on 18 July 1986 in the records of the 1st mortgage registry of Brussels, volume 6374, number 9;
- part pursuant to a judgment handed down by the cantonal judge of the fourth canton of Brussels on 7 July 1986, transferred on 17 July 1986 in the records of the 1st mortgage registry of Brussels, volume 6389, number 16;
- part pursuant to a judgment handed down by the cantonal judge of the fourth canton of Brussels on 7 July 1986, transferred on 18 July 1986 in the records of the 1st mortgage registry of Brussels, volume 6374,

number 10;

— part pursuant to a judgment handed down by the cantonal judge of the fourth canton of Brussels on 7 July 1986, transferred on 22 July 1986 in the records of the 1st mortgage registry of Brussels, volume 6374, number 11;

— part pursuant to a judgment handed down by the cantonal judge of the second canton of Brussels on 10 April 1969, transferred on 21 April 1969 in the records of the 1st mortgage registry of Brussels, volume 4751, number 4;

— part pursuant to a judgment handed down by the cantonal judge of the fourth canton of Brussels on 19 March 1974, transferred on 29 March 1974 in the records of the 1st mortgage registry of Brussels, volume 5262, number 15;

— part pursuant to a judgment handed down by the cantonal judge of the fourth canton of Brussels on 3 June 1975, transferred on 18 June 1975 in the records of the 1st mortgage registry of Brussels, volume 5398, number 2;

— part pursuant to a judgment handed down by the cantonal judge of the second canton of Brussels on 14 January 1969, transferred on 10 February 1969 in the records of the 1st mortgage registry of Brussels, volume 4713, number 20;

— part pursuant to a judgment handed down by the cantonal judge of the second canton of Brussels on 4 October 1968, transferred on 25 October 1968 in the records of the 1st mortgage registry of Brussels, volume 4699, number 12;

— part pursuant to a judgment handed down by the cantonal judge of the second canton of Brussels on 8 December 1967, transferred on 15 January 1968 in the records of the 1st mortgage registry of Brussels, volume 4615, number 9;

— part pursuant to a judgment handed down by the cantonal judge of the fourth canton of Brussels on 25 June 1974, transferred on 15 July 1974 in the records of the 1st mortgage registry of Brussels, volume 5282, number 14;

— part pursuant to a judgment handed down by the cantonal judge of the second canton of Brussels on 25 January 1968, transferred on 23 February 1968 in the records of the 1st mortgage registry of Brussels, volume 4631, number 6;

— part pursuant to a judgment handed down by the cantonal judge of the fourth canton of Brussels on 25 June 1974, transferred on 16 July 1974 in the records of the 1st mortgage registry of Brussels, volume 5282, number 15;

— part pursuant to a judgment handed down by the cantonal judge of the second canton of Brussels on 10 April 1969, transferred on 21 April 1969 in the records of the 1st mortgage registry of Brussels, volume 4751, number 4;

— part pursuant to a judgment handed down by the cantonal judge of the fourth canton of Brussels on 19 March 1974, transferred on 1 April 1974 in the records of the 1st mortgage registry of Brussels, volume 5262, number 16;

— decommissioned public roads incorporated into the public land owned by the Belgian State: pursuant to a deed received by Mr Jean-Louis Leclercq, Commissioner in the Brussels Buildings Acquisition Committee, on 13 December 2001, transferred in the records of the 1st mortgage registry of Brussels under reference 48T–310102–747.

The transferor declares that the Belgian State will relieve the transferee of all responsibility in the event of any disputes or claims from the City of Brussels in this regard.

The transferee expressly declares that it is satisfied with this title to property.

II. — Conditions.

1. — Guarantee — Mortgage situation.

The property is transferred free from all mortgages, taxes or other encumbrances on the part of the transferor and of previous owners.

2. — Easements

I. The following easements are hereby created for the benefit of the transferees on land owned by the Belgian State, represented by the official issuing the deed, and on land owned by the Region of Bruxelles-Capitale, represented by the official issuing the deed, pursuant to the Law of the eighteenth of December nineteen hundred and eighty-six authorising the Value-Added Tax, Land Registration and Estates Department to carry out certain financial operations on behalf of the Community institutions and regional institutions, and pursuant to the Order of the Bruxelles-Capitale Regional Council of the nineteenth of July nineteen hundred and ninety authorising the Value-Added Tax, Land Registration and Estates Department to carry out certain financial operations on behalf of the Region of Bruxelles-Capitale and the public interest bodies dependent thereon:

a — on levels 01 (first basement) and 02 (second basement): an easement for emergency exit purposes into the corridor on the rue de la Loi side of Schuman metro station. It is pointed out that the emergency doors opening into the pedestrian corridor of Schuman metro station are to be paid for by the transferee.

b — on level 04 (fourth basement): an easement for access to and exit from the transferred complex through the rue de la Loi tunnel, described in greater detail in the ‘general plan of European tunnels’, a copy of which will be kept attached to this document.

The transferee has full ownership of the badge reader, signs and signals, two security globes, camera, five hydrants, seventeen fire detectors and sixty-two light fittings, together with their cables.

c — on level 05 (fifth basement): the transferee has an easement for access to and exit from the transferred complex through the Belliard tunnel, described in greater detail in the ‘general plan of European tunnels’ referred to earlier.

The transferee has full ownership of the two badge readers, the two sets of signs, the three indicating panels, three hydrants and one hundred and seven light fittings, together with their cables.

d — on the pavement in rue de la Loi, facing the building complex hereby transferred, an easement corresponding to the space needed for three flagpoles and their fittings, which are the property of the transferee.

A copy of a letter dated the twenty-second of April nineteen hundred and ninety-eight to the Minister for the Civil Service responsible for the Buildings Agency from the State Secretary for the Region of Bruxelles-Capitale responsible for the management of public assets, in which the latter expressly agrees to this easement on land owned by the Region of Bruxelles-Capitale, was given to the transferee, with its acknowledgement, prior to the signing of this deed.

II. The following easements on the property transferred are hereby created at the transferee’s expense for the infrastructure in rue de la Loi and/or Schuman metro station:

a — on level 01 (first basement): an easement for service mains in the strict sense of the term for the road

infrastructure in rue de la Loi. This easement is marked in a solid bold line on the 'level 01' plan referred to earlier.

b — on level 02 (second basement): an easement for service mains in the strict sense of the term for the road infrastructure in rue de la Loi. This easement is marked in a solid bold line on the 'level 02' plan referred to earlier.

c — on level 03 (third basement): an easement for service mains in the strict sense of the term for the infrastructure in Schuman metro station on the rue de la Loi side. This easement is marked in a solid bold line on the 'level 03' plan referred to earlier.

3. — Easement of passage.

The transferor grants the transferee the following easements of passage:

— on level 03 (third basement): an easement of passage for emergency exit purposes to the corridor belonging to the Résidence Palace complex (rue de la Loi side). It is pointed out that the emergency door opening onto the corridor belonging to the Résidence Palace complex is to be paid for by the transferee. This passage is shown in pink on the 'level 03' plan referred to earlier.

— on level 04 (fourth basement): an easement of passage for emergency exit purposes to the corridor belonging to the Résidence Palace complex (rue de la Loi side). It is pointed out that the emergency door opening onto the corridor belonging to the Résidence Palace complex is to be paid for by the transferee. This passage is shown in pink on the 'level 04' plan referred to earlier.

4. — Right of occupancy.

Right of occupancy is granted to the transferee for the areas commonly known as the 'technical zone' located on level 04 between the building which is the subject of this deed and the 'Berlaymont' complex.

These areas are shown in pink on the level 04 plan, a copy of which will be kept with this deed.

Should this right be withdrawn within a period of 20 years from 10 August 1995, the transferee will be paid a flat-rate sum of EUR 250 000 in compensation for any improvements made, payable over 20 years in annual instalments of EUR 12 500.

5. — Condition of property — Capacity.

The transferee shall accept the property in its present condition, without any guarantee concerning the stated capacity, discrepancies in which, be they more than one-twentieth greater or smaller, will be to the transferee's advantage or disadvantage, subject always to the first paragraph of Title V.

Without prejudice to the Communities' right to sue the architects, consultants, building contractors or other parties involved in the construction of the building and their insurers, from the date of the provisional acceptance of the work until 10 August 2005, the transferor, as the contracting authority, will be liable in respect of the Communities for any damage caused to the building through an event attributable to the transferor, regardless of its liability as transferor.

6. — Public utility services.

All meters and service mains currently located in the property and not belonging to the transferor are not included in the transfer and are reserved for the party entitled thereto.

The transferee will be required to continue all contracts or supply agreements for water, gas, electricity and/or other public utility services that may exist in relation to the property transferred.

7. — Road infrastructure.

In general terms, the transferee undertakes not to make any changes whatsoever to the underground structures relating to the road infrastructure (tunnels, roads).

III. — Framework Planning and Urban Design Order.

A. Pursuant to Article 174 of the Framework Planning and Urban Design Order of the twenty-ninth of August nineteen hundred and ninety-one, on 2 October 2003 the official issuing the deed asked the relevant officer of the Region of Bruxelles-Capitale to supply the town-planning information relating to the property sold.

The following is his verbatim reply of 20 October 2003:

I. ‘Town-planning information

Dear Sir or Madam,

With reference to the documents that you sent me pursuant to Article 174 of the Framework Planning and Urban Design Order of 29 August 1991, I enclose the present document, drawn up subject to the outcome of a detailed examination that would be carried out should application be made for a planning certificate, planning permission or a subdivision permit in respect of the property in question.

The property at
MUNICIPALITY: Brussels
ADDRESS: rue de la Loi 175
LAND REGISTER: division 6 section F No 547w12
is located within the limits of:

- the regional development plan adopted by Government Decree of 12 September 2002.
- the administrative area and structural urban development area on the regional land use plan adopted by Government Decree of 3 May 2001.
- the individual land use plan approved by Decree of 24 June 1993, as amended by Decree of 18 January 2001 (partial amendment in the public interest) and by Decree of 30 April 2003 (N.R.: D2043/205);
- other information:
 - regional roads: rue de la Loi
 - public transport: bus
 - roadside advertising: general advertising area

Done at Brussels on
For the Minister,
The officer responsible,
(signed) Albert Goffart,
Director’

‘Observations

1. This document does not grant exemption from the need to obtain planning permission for the execution of works or performance of operations listed in Article 84 of the Framework Planning and Urban Design Order of 29 August 1991, or the subdivision permit required under Article 89 of that Order.
2. Operations and works relating to a listed property or a property which is the subject of a procedure for inclusion on the protected list, or which is on the building heritage list, are subject to the provisions of the Order of 4 March 1993 concerning building heritage conservation.
3. Applications submitted for planning certificates, planning permission or subdivision permits, as well as the

certificates, permissions and permits granted, are available for public consultation at the offices of the municipal administration, where copies may also be obtained of the information which may be divulged under the Decree of the Executive of the Region of Bruxelles-Capitale of 3 July 1992 concerning the divulgence of planning and urban design information and documents.

4. Copies of or extracts from draft or approved plans, unexpired subdivision permits, alignment plans and planning rules may be obtained from the municipal administration under the Decree of the Executive of the Region of Bruxelles-Capitale of 3 July 1992 concerning the divulgence of planning and urban design information and documents.'

A copy of the officer's letter has today been given to the transferee, who expressly acknowledges receipt thereof.

B. The transferor declares that planning permission was granted on 4 September 2003 and an environmental licence on 19 July 2002, both becoming definitive today, for the property which is the subject of this deed and which is in compliance with them.

IV. — Occupation — Taxes.

The property transferred is occupied by the transferee. The transferee will have full ownership of the property from this date onwards.

It will pay the property tax and any other taxes relating to the property transferred from the same date, without prejudice to the provisions of the Protocol on the Privileges and Immunities of the European Communities of the eighth of April nineteen hundred and sixty-five, approved by the Law of the thirteenth of May nineteen hundred and sixty-six.

V. — Special conditions.

This deed is enacted on the special condition that, if it is decided that the Council should be established in a city other than Brussels, and only in that case, the Communities are entitled:

(a) either to put the land and buildings up for sale, in which case the Communities undertake to pay to the State the market value of the land, determined by mutual agreement at the time of the sale;

(b) or to transfer the land back to the State on payment by the latter of an amount now fixed at one EURO, and, at the same time, to transfer to it the buildings on payment by the State of their market value, to be determined by mutual agreement between the contracting parties at the time when the transfer takes place; the payment period is also to be determined by mutual agreement.

In all other cases, if the Communities decide to dispose of the land and buildings, the State is entitled:

(a) either to demand payment by the Communities of compensation equivalent to the market value of the land, determined by mutual agreement at the time of its disposal;

(b) or to acquire the land on payment to the Communities of an amount now fixed at one EURO, and, at the same time, to buy back the buildings on payment to the Communities of their market value, to be determined by mutual agreement at the time when the purchase is made; the payment period is also to be determined by mutual agreement.

VI. — Price

Ownership of the land is transferred for the symbolic price of one EURO, and ownership of the buildings constructed on that land is transferred in accordance with the provisions of the contract of the twenty-sixth of February nineteen hundred and eighty-five, the additional agreement thereto dated the twelfth of June nineteen

hundred and eighty-nine, and Annex II.

VII. — Intervention

Mr Pierre Jans, Tax Officer at the Second Brussels Property Income Office, rue de la Régence 54, 1000 Brussels, hereby declares that the price of one EURO for the land has been paid in cash, and that a receipt has been issued.

VIII. — Approval

This agreement is concluded subject to approval by the legislature.

IX. — Final provisions.

1. — Costs.

All costs associated with this deed are to be met by the transferor.

2. — Address for service.

For the execution of this deed, the transferor and the Region of Bruxelles-Capitale have an address for service at the offices of the First Brussels Buildings Acquisition Committee, avenue Louise 245, 1000 Brussels, and the transferee at the General Secretariat of the Council, rue de la Loi 175, 1048 Brussels.

3. — Affidavit for the tax authorities.

This agreement is exempt from stamp duty and is registered free of charge pursuant to the second paragraph of Article 3 of the Protocol on the Privileges and Immunities of the European Communities, signed on the eighth of April nineteen hundred and sixty-five and approved by the Law of the thirteenth of May nineteen hundred and sixty-six (Ministerial Dispatch of the twenty-seventh of March nineteen hundred and ninety-seven, number EL374/IV/235).

4. — List of annexes

1. The contract of the twenty-sixth of February nineteen hundred and eighty-five, Annex 2 to that contract and the additional agreement thereto dated the twelfth of June nineteen hundred and eighty-nine, by which the Belgian State and the European Communities agreed the arrangements for the construction of a complex of buildings for the Council of the European Communities and its departments, to be built on a site provided by the Belgian State adjacent to rond-point Schuman, in the 6th division, section F, number 547 W 12 on the land register, and for the transfer of ownership of the land and the buildings constructed thereon.
2. The outline plan of the building, drawn up on 20 March 2003
3. The level 01 plan (first basement), drawn up on 20 March 2003
4. The level 02 plan (second basement), drawn up on 20 March 2003
5. The level 03 plan (third basement), drawn up on 20 March 2003
6. The level 04 plan (fourth basement), drawn up on 20 March 2003
7. The level 05 plan (fifth basement), drawn up on 20 March 2003
8. The level 06 plan (sixth basement), drawn up on 20 March 2003
9. The plan of the European tunnels.

Whereof instrument

Executed at Brussels on
and signed after being read by the representative of the transferee, the intervener and the official issuing the deed.