# ADS ECO Eco-Industrial Complex
# Institutional Investor Brief
## Armenia | Circular Economy Infrastructure Platform

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## 1. Executive Summary

ADS ECO is a next-generation eco-industrial infrastructure platform being developed in Armenia to transform municipal and industrial waste into renewable energy, recyclable industrial materials, and value-added production outputs.

The Project is designed as a fully integrated circular economy ecosystem combining:

- AI-powered waste sorting systems
- Advanced recycling infrastructure
- Waste-to-energy technologies
- Renewable energy generation
- Industrial manufacturing integration
- Agricultural and greenhouse modules
- Digital SCADA & ESG monitoring systems

ADS ECO is positioned as one of the first institutional-scale circular economy infrastructure projects in Armenia and the wider Caucasus region.

The platform is designed to:

- Reduce landfill dependency
- Generate renewable energy
- Create industrial raw materials
- Reduce greenhouse gas emissions
- Improve national environmental infrastructure
- Create long-term stable infrastructure cashflows

The Project combines environmental impact, industrial productivity, and institutional-grade financial structuring.

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## 2. Strategic Vision

### Vision

To position Armenia as a regional circular economy and green industrialization hub through the development of scalable eco-industrial infrastructure.

### Mission

To convert waste into energy, industrial materials, and economic value through a technologically advanced closed-loop industrial ecosystem.

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## 3. Project Overview

| Item | Description |
|---|---|
| Project Name | ADS ECO Eco-Industrial Complex |
| Sponsor | ARMON LLC |
| Country | Republic of Armenia |
| Project Type | Eco-Industrial & Circular Economy Infrastructure |
| Processing Capacity | ~180 tons/day |
| Annual Processing Volume | ~64,800–70,000 tons/year |
| Landfill Diversion | ≥90–95% |
| Estimated CAPEX | USD 55–60 Million |
| Target IRR | 18–24% |
| Equity IRR | 24–26% |
| Estimated Payback | 4–5 Years |
| Jobs Created | 250+ Direct Jobs |
| Infrastructure Life | 25+ Years |

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## 4. Core Infrastructure Components

The ADS ECO platform is structured as an integrated industrial ecosystem consisting of multiple interconnected operational zones.

### 4.1 Waste Reception & Logistics Zone

Includes:

- Waste reception facilities
- Rail-connected logistics systems
- Truck weighing stations
- Radiation and safety control systems
- Primary laboratory testing
- Waste unloading platforms
- Internal logistics management systems

### 4.2 AI Sorting & Material Recovery Zone

Includes:

- AI/NIR/VIS automated sorting systems
- Optical separation technologies
- RDF production lines
- Material baling systems
- Recyclable storage infrastructure
- Industrial quality control systems

### 4.3 Recycling & Industrial Manufacturing Zone

Dedicated industrial processing facilities for:

- Plastic recycling
- Paper & cardboard recycling
- Glass recycling
- Metal recycling
- Textile recovery
- Wood processing
- Tire & rubber processing
- Construction material recovery

### 4.4 Energy & Advanced Thermal Conversion Zone

Includes:

- Pyrolysis systems
- Plasma reactor systems
- Syngas purification systems
- Hydrogen production modules
- Gas turbine systems
- ORC secondary turbines
- Renewable energy integration
- BESS energy storage systems
- SCADA + EMS + MOCC control center

### 4.5 Agricultural & Circular Economy Zone

Includes:

- Greenhouse infrastructure
- Compost systems

- Organic waste utilization
- Water reuse systems
- Circular agro-production integration

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## 5. Technology Architecture

ADS ECO integrates advanced industrial technologies to maximize recovery efficiency and operational optimization.

### Key Technologies

- Artificial Intelligence sorting systems
- Optical recognition technologies
- Industrial robotics
- Plasma conversion systems
- Pyrolysis conversion systems
- Renewable energy integration
- SCADA digital control systems
- Environmental monitoring systems
- Smart logistics optimization
- ESG digital reporting systems

The platform is designed for modular scalability and future replication across Armenia.

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## 6. Revenue Model

ADS ECO utilizes a diversified multi-stream infrastructure revenue model.

## Primary Revenue Streams

### 6.1 Waste Processing Fees

- Municipal waste contracts
- Commercial waste contracts
- Industrial waste handling

### 6.2 Energy Sales

- Electricity generation
- Grid export opportunities
- Industrial energy supply

### 6.3 Recyclable Material Sales

- Plastics
- Metals
- Paper & cardboard
- Glass
- RDF fuel products

### 6.4 Agricultural Outputs

- Compost products
- Greenhouse production
- Circular agriculture integration

### 6.5 Carbon & ESG Value Streams

- Carbon credits (potential)
- ESG-linked financing eligibility
- Sustainability-linked investment instruments

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## 7. ESG & Sustainability Positioning

ADS ECO is designed in alignment with international ESG and sustainable infrastructure principles.

### Environmental Impact

- ≥90% landfill diversion
- Significant methane reduction
- $CO_2$ emissions reduction
- Renewable energy generation
- Water reuse integration
- Reduced environmental contamination

### Social Impact

- 250+ direct jobs
- Regional industrial development
- Workforce training opportunities
- Community infrastructure improvement
- Technology transfer potential

### Governance Framework

- Board-level ESG oversight
- Independent monitoring systems
- IFRS-aligned reporting structure
- SCADA-based operational transparency
- Third-party audit capability
- Institutional governance standards

ADS ECO is positioned for compatibility with:

- ESG-focused infrastructure funds
- Climate finance institutions
- Green financing mechanisms
- Sustainability-linked lending structures

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## 8. Financial Overview

### Financial Indicators

| Metric | Target |
|---|---|
| CAPEX | USD 55–60 Million |
| Project IRR | 18–20% |
| Equity IRR | 24–26% |
| EBITDA Margin | ~67–69% |
| Payback Period | 4–5 Years |
| DSCR | >1.6x |

### Financial Characteristics

- Diversified revenue structure
- Infrastructure-grade cashflow profile
- Long-term operational lifespan
- Scalable modular expansion
- Institutional financing readiness

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## 9. Investment Structure

ADS ECO is structured for blended institutional financing.

### Potential Financing Structure

### Equity

- Strategic investors
- Infrastructure funds
- ESG investors
- Industrial partners

### Debt

- Development finance institutions
- Commercial project finance
- Green financing facilities
- Climate-focused lenders

### PPP Opportunities

- Municipal cooperation
- Government partnership structures
- Waste supply agreements

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## 10. Investor Value Proposition

ADS ECO offers investors exposure to:

- Circular economy infrastructure
- Renewable energy markets
- ESG-aligned industrial assets
- Stable infrastructure cashflows
- Emerging market growth potential
- Carbon reduction impact
- Long-term scalable platform economics

### Key Advantages

- First-mover positioning in Armenia
- Diversified revenue streams
- Strong ESG profile
- Scalable national replication potential
- Institutional governance framework
- Infrastructure-grade operational model
- Strong long-term demand fundamentals

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## 11. Expansion & Replication Strategy

The ADS ECO platform is designed as a scalable national infrastructure model.

### Target Expansion Regions

- Lori Region
- Armavir Region
- Kotayk Region

### Expansion Opportunities

- Regional recycling hubs
- Renewable energy clusters
- Industrial material recovery platforms
- Distributed circular economy infrastructure

The modular architecture allows phased expansion based on regional waste volumes and industrial demand.

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## 12. Development Status & Next Steps

### Current Development Phase

- Master planning completed
- Infrastructure concept development completed
- Financial structuring framework prepared
- Institutional positioning established
- ESG architecture developed

### Next Phase

### Technical

- Detailed engineering
- EPC structuring
- Equipment procurement
- Final feasibility validation

### Financial

- Financial close preparation
- Investor engagement
- Debt structuring
- PPP negotiations

**Institutional**

- International investor roadshow
- Strategic partnership outreach
- Climate finance engagement
- Infrastructure fund presentations

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## 13. Strategic Conclusion

ADS ECO represents a transformational infrastructure platform for Armenia's circular economy transition.

The Project combines:

- Advanced industrial technology
- Environmental sustainability
- Renewable energy generation
- Infrastructure-grade financial structuring
- Institutional ESG governance
- Scalable long-term growth potential

ADS ECO is positioned to become:

- A national waste management modernization platform
- A renewable energy infrastructure asset
- A circular manufacturing ecosystem
- A regional ESG infrastructure benchmark

The Project stands ready to transition into detailed engineering, institutional financing, and implementation.

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## Contact Information


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