

SISV News

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Newsletter of the Singapore Institute of Surveyors & Valuers



A Night to Remember...



PLUS // News from the Divisions

SISVnews

SISV News is a quarterly newsletter of the institute. It is distributed to members, students and friends of the surveying profession free of charge. Anyone wishing to receive a copy may contact the Secretariat.

23rd COUNCIL 2007-2009

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All contributions of suitable articles are welcomed. Article submissions should include both hard (printed) copy and a softcopy (via email or diskette) in word format. Contributions should reach the Secretariat before 25 March, June, September and December.

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NOTICE

The following members have been appointed as members of the Land Surveyors Board for a period of 2 years with effect from 1 June 2007:

Mr See Seng Guan
Mr Tang Tuck Kim
Mr Lee Li Chuan

CONGRATULATIONS AND A WARM WELCOME TO OUR NEW MEMBERS/MEMBERS' FIRMS**MEMBER****QS**

Hui Chiu Fung
Lee Bee Ling
Liong Wah Sen David
Tan Nan Nee
Wong Seik Ling Serene

VGP

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QS Salman Younus
VGP Tham Run Quan Eric

STUDENT

VGP Soon Yinjia
VGP Whang Qinhui Christabel
VGP Woon Lu Ping

FIRM

LS H Y Loi Consultants
QS WS Surveyorship
VGP (P. MGMT) Property Facility Services Pte Ltd

REINSTATEMENT**Member**

VGP Chen Ki-Yuen Bernard

PROBATIONER

VGP Tay Choon Kuan Dennis

NOTICE

The following members have resigned from the Institute

MEMBER

LS Lim Teck Seng
QS Chan Kah Hoe
QS Lok Yuen Lan Sally
QS Raman Kunjamboo
VGP Chay Peng Cheong
VGP Wong Kit Lun
VGP Yeo Lee Huan
VGP Yow Kwok Sum

PROBATIONER

QS Abdul Rahim Bin Md Jadi
QS Han Meiqi Joy
VGP Chua Wan Khi
VGP Liew Chai Lyn Jean
VGP Ng Jyemiin
VGP Peck Wee Boon
VGP Shee Chong Wei Jason
VGP Tay Bee Hong
VGP Toh Sean Hwei Evania

Inter-Professional Games 2007

The 2007 Inter-Professional Games (IPG) is here again and you are cordially invited to display your sporting talents! Not to mention a fabulous opportunity to interact with the other Professionals.

There are a total of 10 participating institutions such as Institute of Certified Public Accountants of Singapore (ICPAS), Institute of Engineers, Singapore (IES), Law Society of Singapore (LSS), Singapore Institute of Architects (SIA), Singapore Medical Association (SMA) and our Institute. The main organiser for this year is SMA.

The games that will be played for these year IPG are :-

Badminton	Basketball
Bowling	Chess
Golf	Snooker
Soccer	Squash
Table-Tennis	Tennis

Some of the preliminaries round will be played from September to early November 2007. *If you are interested to participate, please call SISV Secretariat at tel : 62223030 or email judy@sisv.org.sg to register yourself by 24 September 2007.*

CONFERENCE

2nd WAVO Valuation Congress

The Valuation Profession – Localisation and Globalisation
Date : 17 - 19 Oct 2007
Venue : Beijing, China
Email : info@wavoglobal.org.sg
Website : www.wavoglobal.org

9th South East Asian Surveyors Congress

Date : 28 Oct - 2 Nov 2007
Venue : Christchurch, New Zealand
Website : www.surveyors.org.nz/congress2007
CPD Units : 10 CPD Units under Survey Related Activity – A2 (applicable to Members of LS and Registered Surveyors)

ISG/GNSS 2007

Date : 5 - 7 Nov 2007
Venue : Persada Johor International Convention Centre, The Puteri Pacific Johor Bahru, Malaysia
Website : <http://www.fksg.utm.my/isg07/index1.html>
CPD Units : 10 CPD Units under Survey Related Activity – A2 (applicable to Members of LS and Registered Surveyors)

2007 Realtors Conference & Expo

Date : 13 - 16 Nov 2007
Venue : Las Vegas, Nevada
Website : www.Realtor.org/Conference

14th ESRI South Asia User Conference 2007

Date : 29 - 30 Nov 2007
Venue : Novotel Clarke Quay, Singapore
CPD Units : 10 CPD Units under Survey Related Activity – A2 (applicable to Members of LS and Registered Surveyors)

12th Pacific Association of Quantity Surveyors Congress

Date : 14 - 18 June 2008
Venue : Edmonton, Canada
Website : <http://www.paq2008.com> / <http://www.ciqs.org>

24th Pan Pacific Congress of Real Estate Appraisers, Valuers and Counselors

Date : 22 - 25 Sep 2008
Venue : Seoul, Korea
Website : www.ppc2008.org

CIRCULAR

Contents of the circulars will be made available to FSISV and MSISV only. Please call Joe of Secretariat at Tel: 6222 3030 to request for a copy. For SISV Probationers and CREA, please contact the originator directly.

URA

Issued by Urban Redevelopment Authority (URA). These circulars are also available at <http://www.ura.gov.sg>

URA/PB/2007/01-DCD

Revised guidelines for (i) balconies and (ii) private enclosed spaces (PES)

URA/PB/2007/02-DCD

Development Application Fees Revision

URA/PB/2007/03-CUDD

2007 URA Architectural Heritage Awards

URA/PB/2007/04-CUDD

Submission requirements for Development Applications for sites within the Central Areas

URA/PB/2007/05-DCD

Revamp of URA Website. Past circulars are available at <http://www.ura.gov.sg>

URA/PB/2007/06-DCD

Development Charge (DC) to be levied for new additions & alterations (A&A) involving more than 20 sqm to a single dwelling house on a newly subdivided landed housing plot submitted within 3 years after the issuance of Temporary Occupation Permit (TOP)

URA/PB/2007/07-DCD

Revised list of locations where additional eating houses in shophouses are not allowed due to traffic and parking problems

URA/PB/2007/08-PPD

Hotel room facilities in golf clubs

FSSD

Issued by Fire Safety & Shelter Bureau. These circulars are also available at <http://www.scdf.gov.sg>

CD/FSSD/12/01/03/04

Checklist for Hazardous materials installations

CD/FSSD/12/01/03/04

Provision of Hosereel in a show house for purpose group 1

LIBRARY SECTION

You can now browse the list of SISV Library collections from the web. If you come across books or wish to donate books that are useful to the surveying profession, please contact the secretariat at 6222 3030.

Property Market Information 2Q2007

- Private Residential Properties
- Commercial Properties
- Industrial Properties
- Details of Projects Under Development

- The Building Economist Dec 2006 by AIQS
- GEO Informatics Mar 2007 Vol 10
- Construction Contracts Dictionary by Chow Kok Fong
- Code of Practice for Fire Precautions in Buildings 2007



A Night to Remember...

It was a night full of grandeur, gifts and glorious news as SISV celebrated its 25th anniversary at the Grand Copthorne Waterfront Hotel on the 3rd of August this year. Dressed in their finest, the SISV 22nd Council and the staff shrugged off their workloads and worries as they trooped down eagerly to bask in the magic of the evening.

With Guest-of-Honour Ms Grace Fu, Minister of State for National Development and SISV's Chairperson Dr Amy Khor, Mayor of South West CDC, Senior Parliamentary Secretary of Ministry of Environment and Water Resources joining in their merriment, the investiture for the SISV's 23rd Council was held and formally introduced to everyone in the ballroom. Ms Fu then took the stage to deliver her speech, marking a dignified start to the occasion.

Her speech opened positively in regards to the currently booming property market in which the construction demand reached close to \$7.6 billion for the first five months of this year. She thus strongly encouraged the construction industry and SISV to grasp the opportunities that arise while bracing themselves to learn through the challenges that come in such periods of time.

For a start, with the profitably sunny outlook in the horizon, it also marks an exciting time for the industry while it continues its progress in maintaining a sustainable

environment for Singapore. Ms Fu also highlighted that the nation will be collaborating with China to develop an Eco-City which will signify "an iconic project of Singapore-China bilateral" teamwork. Furthermore, this presents a golden chance for the construction industry to develop a "niche expertise in his area" besides opening more doors for business opportunities with the new project.

In her speech, Ms Fu also touched on the current property boom. As Singapore enters a "period of strong growth" it is vital that the Government releases more data to aid greater transparency and objectivity for the property market. For a start, URA and HDB have released more statistics for the residential, office and shop sectors of the property market in their latest quarterly updates; allowing the public to make better informed decisions for their investments and rents. She also touched on the challenges that SISV together with the real estate and construction industry will face in this profitable period of time such as rising home and office rental rates. Hence, it is crucial for SISV to assist the public and the clients in making the wisest choice with the HDB and URA statistics.



Guest of Honour Ms Grace Fu delights the audience with her speech

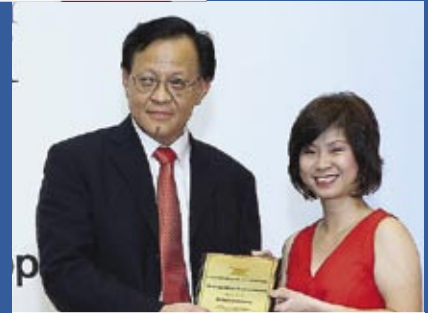
SISV's chairperson Dr Amy Khor lit the stage with her beautiful smile



Meritorious Award-Dr Lim Lan Yuan JP



**Distinguished Service Award
Mr Tang Tuck Kim**



**Distinguished Service Award
Mr Seah Choo Meng**



**Mr Eugene Seah received the SISV
Honour Award on behalf of Mr Seah
Mong Hee**



**SISV Honour Award
Mr Tan Kim Choon**

With that, SISV honoured this year's outstanding tertiary graduates from National University of Singapore (NUS) and Singapore Polytechnic and the event's sponsors. Prestigious awards were also given to a few SISV's members for their servitude and dedication to the Institute.

Everyone then tucked in heartily to the sumptuous meal. The hours of the night melted away as they enjoyed themselves with fun, games and lucky draws galore.

Table Sponsors



**Silver Sponsor
Knight Frank Pte Ltd**



Geometra International Pte Ltd



GPS Lands (Singapore) Pte Ltd



Mr Matthew Lee



Tiong Seng Constructors Pte Ltd



An eye-opening time at the new Leica Geosystems Technology Factory

It was a trip not to be missed. On the 11th of May this year, more than 40 Land Surveying Division members made their way down to visit the new Leica Geosystems Technology Factory which was recently set up in Singapore.

Organised by DKSH Technology Pte Ltd, the members feasted their eyes as they toured the 50,000 sq ft area. Leica Geosystems is a global leader in levelling and alignment products, including manufacturing and assembly operations. Its factory in Singapore is also home to its worldwide business unit's headquarters.



Addressing Contractual Issues

When it comes to being bounded by terms and agreements, confusion and miscommunication may arise. Seminars on "Collateral Contracts" and "Letter of Intent/Letter of Award" which were both organised by SISV gave huge help for the audience.

Mr Ho Chien Ming, Partner of Allen & Gledhill Advocates & Solicitors, conducted a seminar on "Collateral Contracts" on the 25th of May this year at Furama City Centre. It was an instant hit with the participants who were

eager to deepen their knowledge on the ability to use a collateral contract and the benefits of it.

On the 29th of June this year, another seminar given by Mr Anil Changaroth, Head of Davis Langdon & Seah's Contracts Advisory and Dispute Management Services Pte Ltd (CADM), on the "Letter of Intent/Letter of Award" was a full house. With a wealth of experience and knowledge behind him, Mr Changaroth gave the audience vital tips such as guarding their interests and

to successfully negotiate such contracts. The audience also posed questions related to the field such as non-binding agreements for MOUs and MOCs which Mr Changaroth was more than happy to answer.

With such informative talks, time flew by quickly for all of them. Needless to say, both the speakers and the audience left the talks, much wiser and knowledgeable than when they first arrived.

Will Steel Replace Sand?

The recent furore on the sand ban on Singapore created much hype and worries especially for the local construction industry. It was thus not surprising that the seminar on Sand Ban and Aggregate Disruption Impact on the Construction Industry, held on the 1st June attracted a huge turn out of listeners.

It was jointly conducted by Mr Seah Choo Meng, Executive Chairman of DLS Singapore Pte Ltd and Mr Anil Changaroth, Director of DLS Singapore Pte Ltd & Head of Davis Langdon & Seah's Contracts Advisory and Dispute Management Services Pte Ltd (CADM). The seminar attracted active in-depth discussions during the Q&A session; problems such as project construction

schedule delays, increased construction costs and associate claims that had arisen due to the sand ban and aggregate disruption were raised.

The audience learnt of the alternative building materials and methods of construction that can be applied such as steel in lieu of concrete structures. This will help reduce the industry's reliance on sand and aggregate as basic raw materials for construction.



▲ Attentive audience adds depth to the seminar



HE WHO MAKES SINGAPORE PROUD



SISV congratulates fellow QS member, Seah Kwee Yong for garnering the prestigious PAQS Academic & Research Award at the 11th PAQS (Pacific Association of Quantity Surveyors) annual congress. Held on the 10 -12th June in Auckland, New Zealand this year, the award “recognise excellence in academic and research performance” of the receivers’ works which have subsequently translated into advantageous applications for others around the world.

Kwee Yong has been spearheading the forefront of QS professionals ever since

he championed the CP97 CEMS - a Construction Electronic Measurement Standards that synchronises technology with standardising measurements in architecture, engineering and construction (AEC). He also leads the industry in the Civil Engineering Construction Cost Classification and Cost Analysis and oversees IT Applications development projects for construction cost control and tendering system.

Kwee Yong is also actively involved in SISV’s regional study missions that he helps coordinate. His name is also flung wide internationally as he travels extensively to help present papers at regional and world surveyors’ congresses. For now, he is right at home revelling in his passion in reviewing a project for document control and nation-wide BQ phraseology.

More on the 11th PAQS and ICEC Asia Regional Board Meetings

In regards to the PAQS Accreditation Scheme, PAQS member countries are encouraged to select their best student’s work and fund his or her attendance at each PAQS Congress.

Furthermore, they may soon be able to view PAQS/ICEC meetings live on webcam. This means they can look forward to receiving the latest news and progress reports from each member’s country.

Lastly, the meeting developed a strategic plan for PAQS sustainability such as nominating young Quantity Surveyors as PAQS secretaries, forming a Young Members’ Group and retaining ex PAQS Board members.

Looking Ahead...

The 12th PAQS Congress will be held in Edmonton, Canada on the 16-18th June 2008. Quantity surveyors and construction professionals from the Pacific Rim are cordially invited. The theme that will be discussed is “Construction in Challenging Environments”



The presidents of all members’ countries were present at the joint PAQS-ICEC board meeting SISV QS president Goh Ngan Hong and VP Teoh Wooi Sin were seated left. Edward Tang and Daniel Wong (not in photo) were also present.

SISV leads the way with CIJC

In July 2007, SISV took over the chairmanship for the Construction Industry Joint Committee (CIJC). With this new responsibility, it will helm the bi-monthly CIJC meetings and lead its members on the quarterly BCA-CIJC dialogue sessions that are jointly organised with the Building and Construction Authority (BCA).

The recent BCA-CIJC meeting covered the proposed ‘Green Mark’ scheme that would ensure sustainable environments in the Singapore landscape. Looking ahead, topics on Quality Fee Method (QFM), living space for the increasing number of foreign workers and their transitional arrangements will also be discussed.





It's hip and it's hot; it's a Convenient Deal!

For the property market, that is. Thus, the launch of the Nation Property portal ([Http://www.nationproperty.sg](http://www.nationproperty.sg)) on 14th April this year could not be any more robust or timely as pointed out by Guest-of-Honour Dr Amy Khor during the event. The website allows buyers, sellers and investors to secure their deals with ease since it was first set up in 2005.

Besides offering a comprehensive list of residential property contributed by SISVREALink™ members, the

site also features property-matching services, market trends and financial calculators at the click of the mouse. Any clarification of doubt that an overseas buyer has is also thwarted as they are able to chat conveniently with the local sellers with the website's 'VOICE-OVER-IP' technology.

The event saw a healthy turnout of more than 450 participants of which the majority was made up of the public. Needless to say, key presentations such as 'Performance and Outlook of

Residential Market 2007' by industry experts fed their thirsts for knowledge on real estate issues as they weigh their options carefully before making their next move on the hot property market.



▲ SISV chairperson Dr Amy Khor took the stage



Spirit of Success for WAVO flies high Progressive moments shared at WAVO's AGM in Singapore

It's official - World Association of Valuation Organisations (WAVO) HQ will be relocating its base from golden coasts Australia to sunny Singapore. Treasurer John Martin (API) presented the paper on its HQ de-registration from Australia to the WAVO committee. The move was unanimously approved at the WAVO board cum AGM meeting which was held in York Hotel, Singapore on the 27th of April this year.

Hence, it was one ground-breaking announcement after another as the meeting officially went on a roll. China and New Zealand soon took the spotlight as their China Institute of Real Estate Appraisers and Agents (CIREA) and Property Institute of New Zealand (PINZ) were respectively received with open arms by WAVO. They were formally enlisted as full members with the board's recommendations and approval.

To further beef up the progress and development of WAVO, a new committee was thus formed. Once again, John Martin (API) and Chairman Dr Lim Lan Yuan, JP (SISV) will lend their expertise by taking charge of Valuation and Education departments as they seek to spearhead best possible practices and provide ample trainings and training opportunities for its members respectively.

The meeting also touched on the sustainability project which will help present a useful initiative for WAVO to further showcase its role as a global organisation. It will be forefronted by Keith Goodwin (AIC) who will subsequently head the discussion with the Vancouver Valuation Accord.

Looking ahead, the 2nd WAVO Valuation Congress will be held between 17 to 19th of October this year and will be held in Beijing, People's Republic of

China. The meeting will touch on topics on 'Different methods of financing properties' and 'Sustainability'. The highlights of the congress includes a session on world valuation practices in the different WAVO's members' countries and competitions will also be held to inject a spirit of competitiveness such as 'best research paper' and 'best practice paper' amongst the committee. A board meeting will also be held a day prior to that on the 16th of October.

The meeting drew to a successive close as more plans were put in place. ANEVAR was given the opportunity to host the 3rd WAVO Valuation Congress in Bucharest a year later in October 2008. CAS too expressed their interest in picking up the ropes after ANEVAR to help host the 4th WAVO Valuation congress back in Beijing in 2009.