

# SURVEYORS

測量師時代  
Times

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## Step Towards Internationalization 邁向國際化



## HKIS 2009-2010 General Council

香港測量師學會2009-2010年度理事會

### Office Bearers 執行理事

|                             |                                    |
|-----------------------------|------------------------------------|
| President 會長                | Professor CHAU Kwong Wing<br>鄒廣榮教授 |
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| Honorary Secretary 義務秘書     | Edwin Tang 鄧海坤                     |
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#### Building Surveying Division 建築測量組

|                   |                 |
|-------------------|-----------------|
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| Vice Chairman 副主席 | Robin Leung 梁志添 |
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|                              |                        |
|------------------------------|------------------------|
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|                   |                   |
|-------------------|-------------------|
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|-------------|-----------------|
| Chairman 主席 | Francis Lam 林家輝 |
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|-------------------------|----------------|
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| Vice Chairman 副主席       | Antony Man 文志泉 |
| Honorary Secretary 義務秘書 | Thomas Ho 何國鈞  |

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| Vice Chairman 副主席 | Arthur Cheung 張文滔 |

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|                   |                 |
|-------------------|-----------------|
| Representative 代表 | Albert Wong 王國權 |
|-------------------|-----------------|

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|  |                              |
|--|------------------------------|
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| Chairman, Board of Membership<br>會籍委員會主席                 | Evenlyn Kwok 郭劍生             |
| Chairman, Board of Professional<br>Development 專業發展委員會主席 | Prof Barnabas Chung<br>鍾鴻鈞教授 |

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香港測量師學會

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The Institute signed a reciprocity agreement with the Chartered Institution of Civil Engineering Surveyors on 7 April. The CICES has two streams of specialization: Geospatial Engineering and Commercial Management. The reciprocity agreement signed is between the ICES Commercial Stream and the HKIS QS Division. This reciprocity agreement would benefit QS members from the sharing of knowledge and experience of CICES in the infrastructure works.

The BSD Council will introduce an expert determination mechanism for building maintenance matters. A pilot scheme will be implemented on water seepage cases. A list of expert will be established. Apart from technical skills, relevant legal training will also be required. On 20 March, the BSD representative attended the Legislative Council meeting on the proposed Mandatory Building Inspection Scheme and Mandatory Window Inspection Scheme and expressed the Institute views.

On 16 March, the Ad Hoc Working Group for Independent Valuation for Commercial Property Rent Review held its first meeting and discussed various issues. On 8 April, the GDP working group met with China Institute of Real Estate Appraisers which agreed to organize the second reciprocal arrangement within 2010. In response to the Lands Department Draft Practice Note No. 1/2010 on revitalization of industrial buildings, the GPD Council submitted an advisory letter to the Government, giving suggestions to smoothen the implementation of the scheme. In April 2010, the GPD Council sent a delegation to attend the International Federation of Surveyors in Sydney. They met with delegates from countries all over the world and attended seminars particularly organised by Commission 9. The delegates also took the opportunity to visit our reciprocal Australian Property Institute and exchanged ideas particularly related to the valuers practice both in Hong Kong and Australia.

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學會於四月七日與英國特許土木工程測量師學會 (CICES) 簽署資格互認協議。CICES 涵蓋地理空間工程和商業管理兩個專業範疇；有關的資格互認協議屬於後者與學會工料測量組的協商，有助該組會員吸取 CICES 在基建工程上的知識及經驗。

建築測量組將就樓宇維修事宜引入專家決定機制，會先針對漏水個案試行計劃，並制訂專家名單，給予所需技術及法律的訓練。建築測量組別於三月二十日參加立法會討論建議中的強制驗窗及驗樓計劃，表達了學會的意見。

商用物業租金檢討獨立估價工作小組於三月十六日召開首次會議，商討多項議題。產業測量組於四月八日與中國房地產估價師學會會晤，後者同意年內安排第二項資格互認。就地政總署有關活化工廈草擬作業備考1/2010號，產業測量組向政府提交諮詢函件，作出方便有關計劃執行的建議。組別理事會於四月參加悉尼FIG會議，與不同國家代表會面，並出席 Commission 9 的研討會。代表團亦探訪與學會資格互認的 Australian Property Institute，並就港、澳估價師作業課題交流意見。

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## Step Towards Internationalization

Although we are a professional body established and based in Hong Kong, our vision has always been international. Not only do we have close collaborations with major related professional bodies throughout the world, the quality of our members and the standards set by our institute have been widely acclaimed by major international professional bodies, as evidenced by the reciprocity agreements that have been signed with them. On 7 April 2010, we made a further step towards our goal of internationalization by signing a reciprocity agreement (RA) with the Commercial Section of Chartered Institution of Civil Engineering Surveyors (CICES). The RA provides a platform for closer collaboration between the two institutes, which is mutually beneficial to all their members. This, however, is more than just another RA that the HKIS has signed. The significance of this RA is that it indicates an international recognition of our member quantity surveying skills in the civil engineering industry. Due to various reasons, quantity surveying services that our members provide are more frequently utilized in building rather than civil engineering projects. In fact, QS services are equally, if not more, important for civil engineering projects, as these projects often involve expenditures of public funds. The RA reminds the civil engineering industry that our QS members can provide quality professional QS services in the civil engineering industry, as they have done in the building industry. Given the significance of the planned infrastructure projects

in the coming years, our QS members should play even more significant roles to ensure value for the money for our public sector clients.

The historic moment on 7 April 2010 was a result of five years hard work by our past presidents and QSD council members. I would like to congratulate the QSD on this important move and also express my special thanks to the hard work of Past President TT Cheung, Past QSD Chairmen Sam Cheng, Dr. Paul Ho, Spencer Kwan, Stephen Lai, QSD Chairman Daniel Ho, and QSD Council Members Frankie Yeung, Honby Chan, Alan Cheung, and many others for making this RA possible. Last, but not least, I would also like to thank Thomas Ho, QSD honorary secretary, for coordinating the RA signing ceremony.

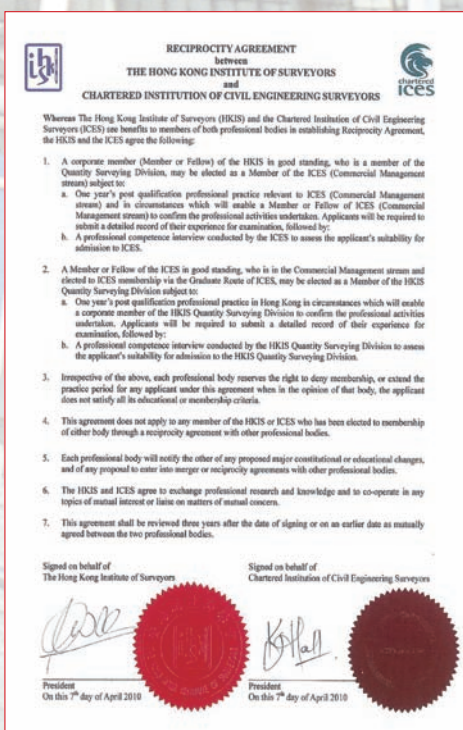
### Certificates of appointments

On 26 March, certificates of appointments were presented to the 23 chairmen of the committees, workgroups, and special service units, in recognition of their contributions to our institute. A briefing session was held before the presentation. It was a very short session, as all appointed chairmen were experienced members with an in-depth understanding of the nature of the work they have committed to deliver. I would like to take this opportunity to thank the chairmen again for devoting their time and efforts in leading their groups to serve our institute.

## 邁向國際

香港測量師學會雖以港為家，眼光卻放眼世界。學會除與海外專業機構有緊密聯繫外，我們訂下的專業標準，也廣為海外同業接受，這可見諸與它們簽訂的資格互認協議。四月七日，我們與英國特許土木工程測量師學會(CICES)商業分部簽訂資格互認協議，象徵學會進一步邁向國際。是項協議加強了雙方的關係，可謂達至雙贏，最重要的是本會會員的工料測量知識獲

得土木工程業認可。因為不同原因，該等知識一向應用在建築上多於土木工程項目；基於這些項目很多時牽涉公帑，工料測量服務其實至為重要。是項協議提醒土木工程業，本會會員能夠提供優質專業的工料測量服務。考慮到未來有不少基建工程規劃，學會工料測量組會員可擔當更重要的角色，監察公帑的恰當運用。



四月七日的歷史一刻是本會幾位前主席及工料測量組理事努力的成果。我想藉此予以表揚，並向前學會主席張達棠、前工料測量組主席鄭森興、何學強博士、關天智、賴旭輝、現任工料測量組主席何志偉及理事楊啟裕、陳少康、張順光和其他促成此協議的會員致謝，當然少不了協調簽訂儀式的工料測量組義務秘書何國鈞。

### 頒發委任狀

另學會於三月廿六日向23位委員會、工作小組及特選項目單位主席頒發委任狀，以認可其對學會的貢獻。我們在頒發儀式前安排了一個簡介會，與這些資深會員交流。他們付出不少時間和心力服務學會，我在此向他們致謝。

## Briefing Session cum Appointment Certificate Presentation to Committee Chairmen

The General Council has endorsed the appointment of Chairmen of various Committees and Working Groups. A Briefing Session cum Appointment Certificate Presentation was held on 26 March 2010. Chairmen of Committees and Working Groups were introduced and presented with an official appointment letter and certificate.

| Committee/ Working Group                          | Chairman / Convener | Term of Office      |
|---|---------------------|---------------------|
| Administration Committee                          | Ms Serena Lau       | Jan 2010 - Jan 2011 |
| CEPA Committee                                    | Mr Stephen Lai      | Jan 2010 - Jan 2012 |
| Community and Charity Services Committee          | Mr Billy Wong       | Jan 2010 - Jan 2012 |
| Dispute Resolution Committee                      | Mr Nelson Cheng     | Jan 2010 - Jan 2012 |
| Editorial Board                                   | Dr Paul Ho          | Jan 2010 - Jan 2011 |
| HKIS/RICS Liaison Officer                         | Mr Wong Bay         | Jan 2010 - Jan 2012 |
| IT Committee                                      | Mr Lesly Lam        | Jan 2010 - Jan 2012 |
| Mainland Affairs Committee                        | Mr Cheung Hau Wai   | Jan 2010 - Jan 2012 |
| Mainland Forum - Beijing                          | Mr Simon Tam        | Jan 2010 - Jan 2012 |
| Mainland Forum - Guangzhou                        | Mr Edwin Tsang      | Jan 2010 - Jan 2012 |
| Mainland Forum - Shanghai                         | Ms Iris Lee         | Jan 2010 - Jan 2012 |
| Members Welfare Committee                         | Mr Lesly Lam        | Jan 2010 - Jan 2011 |
| Project Management Committee                      | Ms Samson Wong      | Jan 2010 - Jan 2012 |
| Public and Social Affairs Committee               | Mr Wong Bay         | Jan 2010 - Jan 2011 |
| - Working Group on Constitutional Development     | Mr Nathan Lee       | end of issue        |
| - Working Group on Heritage                       | Mr Raymond Chan     | Jan 2010 - Jan 2012 |
| - Working Group on Tree Management                | Mr Lesly Lam        | end of issue        |
| - Working Group on Urban Renewal Strategy Review  | Mr Tony Tse         | end of issue        |
| - Working Group on West Kowloon Cultural District | Dr Paul Ho          | Jan 2010 - Jan 2012 |

|                                 |                |                       |
|---------------------------------|----------------|-----------------------|
| Relief Works Committee          | Mr Yu Kam Hung | till 30 Nov 2011      |
| Research Committee              | Prof Eddie Hui | Jan 2010 - Jan 2012   |
| Sports and Recreation Committee | Mr Lesly Lam   | Jan 2010 - Jan 2012   |
| Strategic Planning Committee    | Mr Wong Bay    | March 2010 - Jan 2011 |



## Community and Charity Services Committee



**Billy Wong**  
Chairman

### Terms of Reference of the Committee

1. To promote the Professional Volunteer Accreditation Scheme among members.
2. To set up a scheme by which details of volunteering of individual volunteers are recorded, verified and endorsed.
3. To recommend to the governing committee of the professional body the level of recognition for individual volunteers every year.
4. To review the state of volunteering in the membership, and make recommendations to the governing committee on the way forward
5. To consider any other matters relating to the PVAS.

### Committee Members

|             |          |
|-------------|----------|
| Billy Wong  | Chairman |
| Grace Cheng | BSD      |
| Jason Law   | BSD      |
| Eric Chan   | LSD      |
| Tommy Au    | LSD      |
| Eric Ho     | GPD      |

|                 |            |
|-----------------|------------|
| Cliff Tse       | GPD        |
| Slayman Chan    | GPD        |
| Tony Leung      | PDD        |
| Yu Kam Hung     | PDD        |
| Rebecca Mau     | PFMD       |
| Catherine Wong  | PFMD       |
| Raymond Leung   | QSD        |
| Thomas Ho       | QSD        |
| Kenny Chan      | YSG        |
| Evangeline Chan | YSG        |
| Sunny Chan      | Rep in AVS |

office and international boutique shopping mall. The visit finished with an enjoyable lunch at nearby Jin Hu Restaurant.

### Committee Meeting

The Committee held its meeting on 26 March 2010.



### Caring Organization

The HKIS has been awarded Caring Organization Logo 2009/10 in recognition of the community involvement and commitment of being a corporate citizen in the past one year. It is the fourth consecutive year for being awarded. We thanked for the nominations from the Agency for Volunteer Service and the Make-A-Wish Hong Kong.



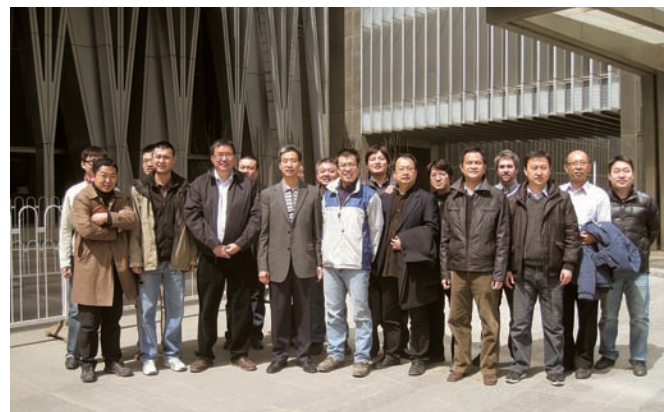
### Project SPARKLE

The Committee jointly implemented the Mentorship Program of Project SPARKLE with the T.W.G.Hs Jockey Club Tin Shui Wai Integrated Services Centre. There are always socially deprived children in disadvantaged environment in the society. These children encounter more challenges in coping with problems arising from their families, studies and social interactions. But we believe people and environment can be changed and they are mutually influencing each other. Project SPARKLE (Supporting Preteen Access to Resource, Knowledge, Love and Education) is a mentorship program aims to create a harmonious and healthy environment to facilitate better development for the children in Tin Shui Wai.

## Visit to China World Trade Centre

On 10 April 2010, a group of 22 persons visited the recently completed China World Trade Centre Phase 3. We first attended a presentation by Mr Tan, Project Director in charge on the magnitude of the development and lessons learnt in the process in particular on steel structure and curtain wall installation.

After the presentation and short Q&A, we had a tour of the 5-star hotel with spectacular Beijing city view, grade-A



## HKIS Annual Subscription 2010-2011

By now, all members should have received the Annual Subscription 2010-2011 and Membership Renewal Form. It is obligatory upon a member to pay the annual subscription without reminders. For payment after 30 June 2010, a surcharge will be charged to cover administrative costs.

If members have not received their Annual Subscription 2010-2011 and Membership Renewal Form, please contact Ms Cindy Tang at 25626 3679 or email [acdept@hkis.org.hk](mailto:acdept@hkis.org.hk). For change of correspondence address, please contact Ms Sally Leung at 2526 3679 or email [sallyleung@hkis.org.hk](mailto:sallyleung@hkis.org.hk).

According to HKIS Bye-law 9.3.1, any member having been a member in the Professional or Technical Grade of the Institute for not less than five years who has reached the age of 60 years may, upon application, be exempted from the annual subscription at the discretion of the General Council, but in any case such a member having reached the age of 65 years, shall be exempted from the payment of further annual subscriptions.

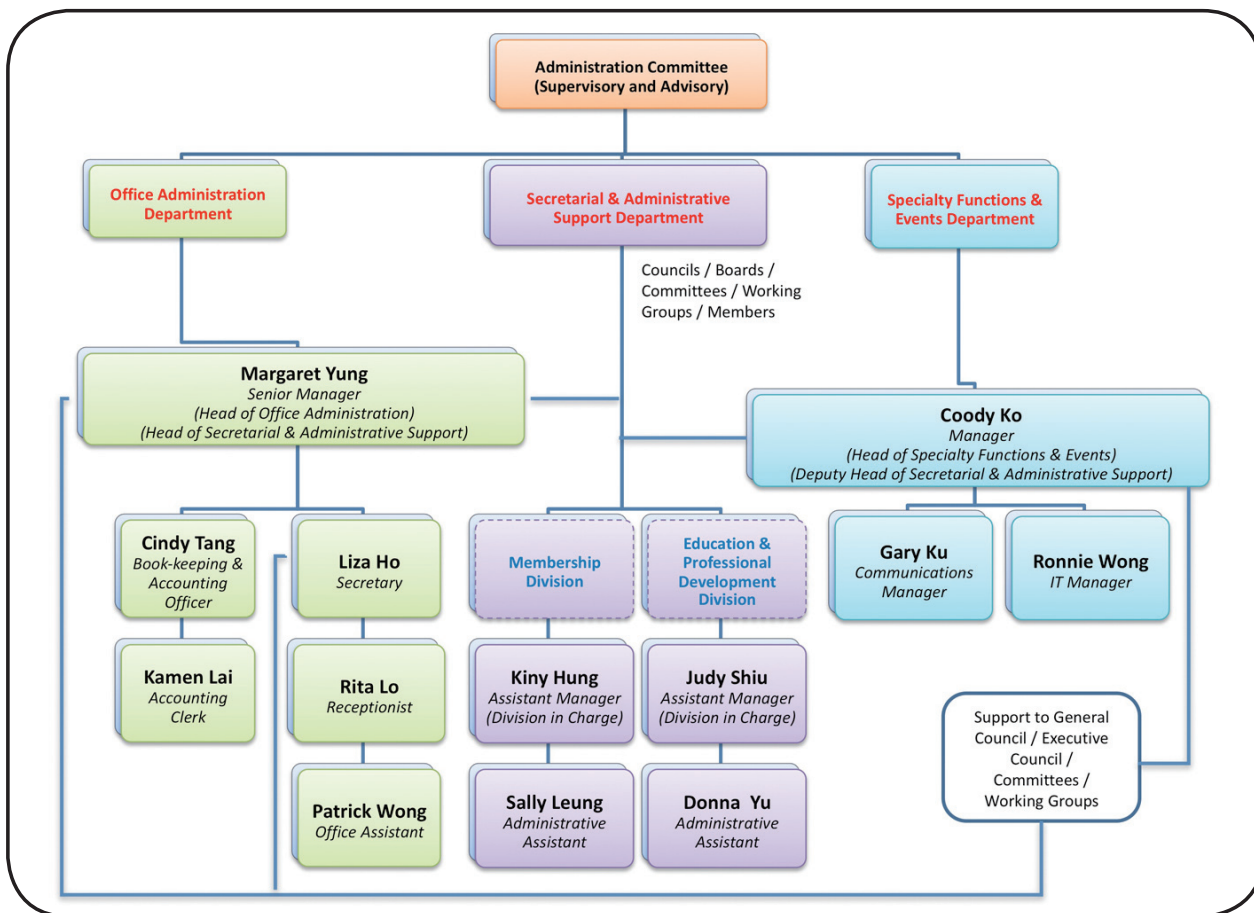
So, five years in HKIS membership is a pre-requisite. For those members reaching the age of 60 (within March 2010), the General Council will favorably consider their applications if they have retired, i.e. having no employment or business activities. For those members reaching the age of 65 (within March 2010), their annual subscriptions will be automatically exempted and no further debit notes will be issued to them.

## Introducing the HKIS Secretariat

The Secretariat Office of the Hong Kong Institute of Surveyors has 13 full-time staff to serve around 7,400 members of the

institute and to provide secretarial and administrative support to members of the General Council.

The departments and personnel at the Secretariat Office are shown in the organization chart and briefly introduced below for members' information.



Secretariat Office Organisation Chart

### Secretarial & Administrative Support Department

Covering support to the General Council; Executive Committee; Divisions; Committees; and Working Groups.

### Office Administration Department

Covering HR; Office & Surveyors Learning Centre Management and Logistics; Information Filing & Storage; Accounting & Financial Planning; and Secretarial Support to Office Bearers.

### Speciality Functions and Events Department

Covering Corporate Communications & Promotion; Website & Publication; Editorial & Copywriting; Research & Study; Conference; Events (excluding in-house CPDs) & ad-hoc Project Organization; and IT Applications.

### Membership Department

Covering Membership Admission; Issue of Diplomas and Membership Card; Complaints of Professional Misconduct;

and Applications for Exemption or Concession of Annual Subscription.

### Education Department

Covering Applications to enter the APC and ATC; Assessments (interim and final); Accreditation of Degree Courses; and Continuing Professional Development.

### Corporate Communications

Covering Media Relations; Press Conferences; Promotion; Editorial (eg Surveyors Times, Surveying and Built Environment Journal, Directory & Annual Report); and Members' Welfare Benefits.

### Information Technology

Covering Maintenance and Management of HKIS Website; Webmail Accounts, Dissemination of Events and News; and IT support to the Administration Office.



## Accounts Department

Covering Preparation of Accounts, Financial Reports and Budget; Auditing; Annual Subscriptions; Payments and Reimbursement of Expenses.

If you have any enquiry, you are most welcome to contact the related personnel by telephone at (852) 2526 3679, fax at (852) 2868 4612 or email.

The most common enquiries and the email addresses for contact are listed below for members' easy reference.

| Enquiry   | Email contact                                 |
|---|---|
| Annual subscriptions                              | a_cdept@hkis.org.hk<br>kamen@hkis.org.hk      |
| APC, ATC & Accredited Courses                     | edudept@hkis.org.hk<br>cpd@hkis.org.hk        |
| Appointment of Independent Valuer/Arbitrator      | info@hkis.org.hk                              |
| Booking of meeting rooms                          | lizaho@hkis.org.hk                            |
| Booking of seminar room                           | slcbooking@hkis.org.hk                        |
| CPD events  | cpd@hkis.org.hk                               |
| Editorial   | editor@hkis.org.hk                            |
| Green Card applications                           | sallyleung@hkis.org.hk                        |
| Membership applications                           | memdept@hkis.org.hk<br>sallyleung@hkis.org.hk |
| Publications for sale                             | ritalo@hkis.org.hk                            |
| Update correspondence address and contact details | memdept@hkis.org.hk<br>sallyleung@hkis.org.hk |
| Website, webmail account                          | i_t@hkis.org.hk                               |
| Other enquiries                                   | info@hkis.org.hk                              |

Members are also welcome to visit the HKIS office during office hours.

### Address:

Suite 801, 8th Floor,  
Jardine House.  
One Connaught Place  
Central, Hong Kong.

### Office hours:

Monday to Friday 9.00 am – 6.00 pm  
Saturday 9.00 am – 12.30 pm  
Sundays and Public holiday Closed



From left: (back row) Judy Shiu, Liza Ho, Donna Yu, Kamen Lai, Patrick Wong, Coody Ko, (mid row) Gary Ku, Rita Lo, Ronnie Wong, (front row) Margaret Yung, Kiny Hung, Cindy Tang, Sally Leung.

## Appointment by Housing Authority

On 9 April 2010, the Hong Kong Housing Authority approved, vide Paper No. HA 6/2010, the proposed new appointments/re-appointments to HA Committees for the new term in 2010. Mr Cheung Tat Tong, Past President of the HKIS, has been appointed member in Buildings Committee and Tender Committee in his personal capacity. Mr Augustine Wong, also member of HKIS, has been appointed member of HA Commercial Properties Committee and Subsidized Housing Committee in his personal capacity.

## West Kowloon Cultural District Authority - Stage 1 Public Engagement Exercise

The West Kowloon Cultural District Authority released the Report on the Analysis of Views for the Stage 1 Public Engagement Exercise, which encapsulates the views, expectations and aspirations of the public as well as stakeholders in the arts and cultural sectors for the planning of the District. According to this Report, the top five themes that were given the most attention by respondents were as follows:

### 1. Ambience

Respondents favour “artistic/cultural feel”, “relaxing” and “inspiring” as attributes for the ambience of the District.

### 2. Programmes, Education-related Activities and Other Software Issues

A wide range of views was received, including the importance of nurturing local talent; developing audience-building programmes; and collaborating with existing cultural centres and schools in Hong Kong and elsewhere.

### 3. Overall Look

Respondents prefer the District to showcase Hong Kong's unique local and traditional characteristics, and to have a green setting.

### 4. Facilities and Activities

The mega-performance venue, theatres, the museum and concert halls are the top four facilities that local residents would likely patronise at the WKCD. As for tourists, the facilities that they are most likely to visit are the museum, concert halls, theatres and the exhibition centre. Views on other facilities are diversified and there are no predominant views.

**5. Planning Design Principles**

There is a clear preference for the principle of sustainability. This concerns views about avoidance of wall effect caused by buildings, greater use of greenery, building materials, renewable energy sources, natural ventilation, centralized water cooling system, electric transportation mode, low carbon emission in WKCD, etc. On creativity, the design of the venues and facilities should be innovative and there should be more flexibility in design. On connectivity, the WKCD should be integrated with neighbouring areas such as tourist areas and cultural venues in Yau Tsim Mong, as well as the communities in Sham Shui Po, Tai Kok Tsui and Cheung Sha Wan. On integration, the WKCD should integrate different cultures and various social groups.

The Conceptual Plan Consultants will be required to produce a statement on how public views have been taken into account during the development of their Conceptual Plan Options, which will be presented to the public during Stage 2 of the PE exercise to be launched in the second half of 2010.

**Council members reaching out**

8 April 2010

Monthly Thursday Luncheon organised by Executive Council Secretariat

Prof Chau Kwong Wing

11-14 April 2010

43rd Annual Conference and Expo incorporating the 1st Asia/Pacific Symposium of Building Officials organised by Building Officials Institute of New Zealand

Mr Edwin Tang, Mr Robin Leung

11-16 April 2010

XXIV FIG International Congress 2010, Sydney

Mr Simon Kwok, Ms Serena Lau, Mr Lesly Lam, Mr Francis Ng, Mr Edwin Tsang, Mr Conrad Tang, Ms Tzena Wong, Mr Gary Yeung, Mr Lawrence Pang, Mr Kenny Chan

13 April 2010

Joint Presidents' Dinner organised by the Hong Kong Institution of Planners

Prof Chau Kwong Wing, Mr Wong Bay

19 April 2010

Opening Reception of "Forces of Nature" organised by Hong Kong Land

Mr Wong Bay

20 April 2010

Annual Dinner of the East Asia Branch of the Chartered Institute of Arbitrators

Prof Chau Kwong Wing

20-21 April 2010

WOBO World Congress 2010 organised by World Organisation of Building Officials

Mr Raymond Chan, Mr Kenneth Yun

21 April 2010

World Association of Valuation Organization Board Meeting and Annual General Meeting, Perth Australia

Mr K K Chiu

23 April 2010

Annual Dinner of Institute of Shopping Centre Management

Mr Gary Yeung, Mr Wong Bay

27 April 2010

Fire Division Annual Dinner of the Hong Kong Institute of Engineers

Mr Wong Bay

29 April 2010

Panel on Development and Panel on Administration of Justice and Legal Services - Joint Subcommittee on Amendments to Land Titles Ordinance organised by Legislative Council

Mr Conrad Tang, Mr Tony Wan

## HKIS Delegation to the FIG Congress 2010

*Simon Kwok, LSD Council Chairman*

The XXIV International Federation of Surveyors (FIG) Congress was held from 11 to 14 April 2010 in Sydney, Australia. There were over 2,200 participants coming from 100 countries. 10 delegates from the HKIS attended this world class event and promoted the Hong Kong surveyors in the global surveying community.

The FIG President, Prof Stig Enemark, in the opening address reviewed the work and achievement of FIG in the past four years. Eight FIG publications were launched and numerous papers were presented in this Congress. (The papers and publications are available from [www.fig.net](http://www.fig.net)) He also acknowledged the contribution of Hong Kong Surveyors in organizing the FIG Working Week 2007 in Hong Kong which was a highly successful conference, well focused and setting the scene for the four-year term of FIG office from 2007-2010.

Our Vice President Serena Lau, Francis Ng and Lawrence Pang, the Chairman and Vice Chairman of GPD, participated actively in the presentation and activities of Commission 9; the focus of which was on valuation, investment in real estate, investment planning, land use feasibility planning, real estate economics and markets, and management of property. The HKIS delegates visited the Australian Property Institute (API) and paved the way for future cooperation. More details are covered in the GPD Chairman's message.

Gary Yeung, Chairman of PFMD and Edwin Tsang, Past Chairman of PDD, actively participated in the programmes of Commission 8 (Spatial Planning and Development) and Commission 9 (Valuation and the Management of Real Estate). Mr Yeung gave a detailed coverage of the relevant sessions on property and facility management in the PFMD Chairman's message. Mr Tsang was engaged proactively with the international delegates in planning and development fields. He considered that FIG Commission 8 are relevant to the Hong Kong Surveyors in the areas such as land use planning and implementation, planning

policies and environmental management for sustainable development, re-engineering of mega cities, public-private partnerships in joint venture development, development control, land governance, development financial viability studies, and project management. He will continue to work on the linkage between PDD and FIG Commission 8.

Tzena Wong of QSD attended the paper presentations and technical sessions held for Commission 10 of FIG. The major focus of the Commission was on Construction Economics, Cost Management, Quantity Surveying, Building Surveying, Cost Engineering, Project Management, Construction Management, Construction Law. She has fruitful discussion with the international delegates, in particular on subjects of Programme Management and Project Management. The new chair elect, Mr Robert Šinkner (Czech Republic) has invited Tzena Wong to chair one of the working group for Commission 10. The new Commission 10, after the retirement of Mr Andrew Morley, will compose delegates from Europe, Asia, Australia and Africa which will have a good representation of the global FIG membership.

Simon Kwok, LSD Chairman, Conrad Tang and delegates from LSD participated in the presentation and meetings of Commission 3 (Spatial Information Management), Commission 4 (Hydrography), Commission 5 (Positioning and Measurement), Commission 6 (Engineering Surveys), Commission 7 (Cadastre and Land Management). They are actively involved in international cooperation on development of Global Satellite Positioning System, spatial data infrastructure, land tenure system and spatially enabled society.

Lesly Lam, our Hon Treasurer and Kenny Chan, YSG Secretary, attended the events of the FIG Young Surveyor Network. They worked on how to attract young people to join the surveying profession to promote our services and to organize social gathering. The Young Surveyor Network proposed that countries should give support to young surveyors to attend FIG activities.

HKIS participated in the election of the new FIG President and two Vice Presidents for 2011-2014 at the FIG General Assembly in Sydney. Teo CheHai from Malaysia was elected as the new FIG President.

## PDD Report of the FIG Congress 2010

*Edwin Tsang, PDD Immediate Past Chairman*

The HKIS delegation comprising 10 members attended the FIG Congress 2010 in Sydney between 10 to 16 April 2010. The immediate past Chairman Mr Edwin Tsang represented the P&D Division. FIG Congress is held once every four years.

### What is FIG?

FIG is the premier international organization representing the interests of surveyors worldwide. It is federation of the national member associations and covers the whole range of professional fields within the global surveying community. It provides an international forum for discussion and development aiming to promote professional practice and standards.

FIG was founded in 1878 in Paris and was known as the Federation Internationale des Geometres. This has become anglicized to the International Federation of Surveyors.

### The role of FIG

FIG recognises the particular needs of capacity building in developing countries to meet the challenges of fighting poverty and developing a basis for a sustainable future. FIG also recognises that markets for surveyors' services are constantly changing. The plan accordingly lays emphasis on strengthening professional institutions; promoting professional development; and encouraging surveyors to acquire new skills and techniques so that they may be properly equipped to meet the needs of society and the environment.

### Commission activity

10 commissions lead FIG's technical work. Each member association appoints a delegate to each of the commissions. Detail information on the work of the commissions, their work plans, working groups, seminars,

newsletters and publications can be found at [www.fig.net/comm/comindex.htm](http://www.fig.net/comm/comindex.htm).

- Commission 1: Professional Practice
- Commission 2: Professional Education
- Commission 3: Spatial Information Management
- Commission 4: Hydrography
- Commission 5: Positioning and Measurement
- Commission 6: Engineering Surveys
- Commission 7: Cadastre and Land Management
- Commission 8: Spatial Planning and Development
- Commission 9: Valuation and the Management of Real Estate
- Commission 10: Construction Economics and Management

Comparing to the divisions of the HKIS, Commissions 3, 4, 5, 6 were relevant to the Land Surveying Division, Commission 8 was relevant to the Planning and Development Division, Commission 9 was relevant to the General Practice Division and the Property and Facility Division and Commission 10 was relevant to the Quantity Surveying Division and the Building Surveying Division.

### Observation in the FIG Congress

Composition of delegates & papers: The delegates were predominately land surveyors by profession. Thus the papers were mostly land surveying orientated.

Although some papers were marked as Commission 8 papers, the contents were mostly focused on minor issues only, without focusing on our main term of reference of Commission 8.

Term of Reference of the FIG - Commission 8: Spatial Planning and Development

The area of specialization of Commission 8 as defined in FIG Document included the following :-

“Regional and local structure planning; urban and rural land use planning and implementation; planning

policies and environmental management for sustainable development; re-engineering of mega cities; public-private partnerships; informal settlement issues in spatial development, planning and governance.”

The above term of reference was broad and non specific without detail specifications. Based on the work of the Commission 8 above, the area of specialization of P&D surveyors in Hong Kong context may be interpreted as follows :

## Role of Planning & Development Surveyors in:-

### 1. Public Sector :

- Formulation of regional & local structure planning policies
- Preparation of urban & rural Land use planning & implementation
- Preparation of planning policies and environmental management for sustainable development & implementation
- Re-engineering of mega cities
- Public-private partnerships in joint venture development
- Planning & development control of formal and informal settlement issues in spatial development
- Planning and land administration governance

### 2. Private Sector :

- Comment on government regional & local structure planning policies & plans
- Development implementation based on urban & rural land use planning
- Submission of planning applications and development projects based on planning policies statutory plans and environmental management for sustainable development & implementation

- Preparation of redevelopment plans related to re-engineering of mega cities, e.g. urban renewal, rehabilitation etc.
- Public-private partnerships in joint venture developments
- Planning & control of formal and informal development issues
- Advice on planning and land administration governance

In addition to the above, we propose to extend the services to include :-

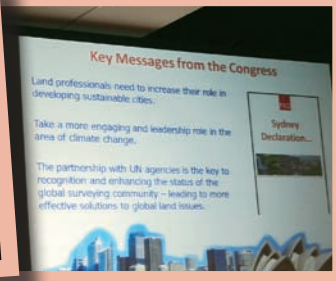
- Development financial viability studies
- Development and project management from inception to project completion

## Proposals for consideration

- Objectives: Since we are members of the FIG, the surveyor members should “lay emphasis on strengthening professional institutions; promoting professional development; and encouraging surveyors to acquire new skills and techniques so that they may be properly equipped to meet the needs of society and the environment.”
- HKIS P&D Division should continue to support the future FIG activities.
- HKIS P&D Division should contribute more papers in the Working Week in 2011, 2012, 2013 and FIG Congress in 2014.
- As a side issue, it is proposed that P&D Division should promote its activities in Mainland China as China is also a member association of FIG. ■

# XXIV FIG International Congress 2010

Facing the Challenges – Building the Capacity  
Sydney Convention & Exhibition Centre  
11–16 April 2010





## LIST OF HKIS MEMBERS EXPUNGED FOR NON-PAYMENT OF SUBSCRIPTIONS 2009/2010

Approval was given by the General Council to expunge the following members for non-payment of subscriptions for the year 2009/2010 with effect from 25 March 2010

| DIVISION | NAME                     | HKIS NO. | CLASS               | LS  | NAME                           | NO.   | CLASS               |
|----------|--------------------------|----------|---------------------|-----|--------------------------------|-------|---------------------|
| BS       | CHAN, CHI MING           | 86124    | STUDENT             | LS  | KWAN, YUEN MAN                 | T0008 | TECHNICAL TRAINEE   |
| BS       | CHAN, WING YAN           | 85760    | STUDENT             | LS  | KWOK, KIN WAI                  | 4745  | TECHNICAL ASSOCIATE |
| BS       | CHEUNG, CHI KWAN         | 86111    | STUDENT             | LS  | KWOK, KIN YAN OLIVIA           | 86095 | STUDENT             |
| BS       | CHEUNG, KWOK WAI         | 83481    | PROBATIONER         | LS  | LAI, CHUN YIN                  | 85241 | PROBATIONER         |
| BS       | CHUNG, SIU YING          | 83852    | PROBATIONER         | LS  | LAI, TSZ KWAN                  | 86132 | STUDENT             |
| BS       | FAN, HIU CHING           | 86102    | STUDENT             | LS  | LAU, CHUN NAM THOMAS           | 4746  | TECHNICAL ASSOCIATE |
| BS       | FUNG, KAI YAN GENE       | 81967    | PROBATIONER         | LS  | LEE, CHUN MAN                  | 84848 | PROBATIONER         |
| BS       | LAM, WAI CHUNG           | 84018    | PROBATIONER         | LS  | LEUNG, CHU PONG                | 4749  | TECHNICAL ASSOCIATE |
| BS       | LAU, CHI WAI             | 85311    | PROBATIONER         | LS  | LEUNG, HOK YIM                 | 86138 | STUDENT             |
| BS       | LEUNG, CHI PING          | 80795    | PROBATIONER         | LS  | LEUNG, TSZ KI                  | 86133 | STUDENT             |
| BS       | LI, YI SHAN BENITA       | 85791    | PROBATIONER         | LS  | MOK, FUNG CHU                  | 86137 | STUDENT             |
| BS       | LIU, YEUK NGA            | 86117    | STUDENT             | LS  | NG, SIU LUN KEVIN              | 84825 | PROBATIONER         |
| BS       | MAN, HONG WAH            | 86175    | PROBATIONER         | LS  | SHI, CHUNG YEUNG               | 85231 | PROBATIONER         |
| BS       | MOK, KIN FUNG            | 85661    | PROBATIONER         | LS  | WAN, YUK LING                  | 86135 | STUDENT             |
| BS       | NG, MAN CHUNG            | 80551    | PROBATIONER         | LS  | WONG, SAU LEE                  | 84659 | PROBATIONER         |
| BS       | NGAI, SZE NAM            | 85755    | PROBATIONER         | LS  | WONG, WAN YING                 | 85862 | STUDENT             |
| BS       | POON, HING CHEONG        | 85208    | PROBATIONER         | LS  | YUN, PUI TING                  | 86130 | STUDENT             |
| BS       | WONG, CHUN MING          | 82152    | PROBATIONER         | PFM | NG, MEI LENG                   | 85792 | PROBATIONER         |
| BS       | YAM, CHI HO              | 84808    | PROBATIONER         | PFM | TANG, KONG WAH ANDY            | 85812 | PROBATIONER         |
| GP       | CHAN, KA WAI CARRIES     | 85568    | PROBATIONER         | QS  | CHAN, KWONG CHARN              | 82747 | PROBATIONER         |
| GP       | CHAN, LOK KI ROCKY       | 86068    | PROBATIONER         | QS  | CHAN, LAI YAN                  | 85007 | PROBATIONER         |
| GP       | CHAN, MO CHI             | 85576    | PROBATIONER         | QS  | CHAN, SHUK WAN                 | 83664 | PROBATIONER         |
| GP       | CHAN, WAN CHIT ALVIS     | 84177    | PROBATIONER         | QS  | CHAN, YEE MAN THERESA          | 81964 | PROBATIONER         |
| GP       | CHEN, PIK TING           | 83915    | PROBATIONER         | QS  | CHAN, YEE MAN THERESA          | 81964 | PROBATIONER         |
| GP       | CHEUK, YUEN KEI          | 85272    | PROBATIONER         | QS  | CHAU, JOHNNY                   | 85442 | PROBATIONER         |
| GP       | CHU, KA YIN              | 85138    | STUDENT             | QS  | CHEN, COLIN                    | 82969 | PROBATIONER         |
| GP       | CHUNG, SEE WAI           | 82009    | PROBATIONER         | QS  | CHENG, WAI TUNG                | 85805 | PROBATIONER         |
| GP       | HO, KAM SUN              | 81659    | PROBATIONER         | QS  | CHEONG, LING FUNG IRENE        | 85961 | PROBATIONER         |
| GP       | KEE, HOOI WEI            | 85443    | PROBATIONER         | QS  | CHEUNG, WAI KONG ANDY          | 83959 | PROBATIONER         |
| GP       | KONG, MAN FUNG           | 85160    | STUDENT             | QS  | CHIU, KWUN CHING               | 85968 | PROBATIONER         |
| GP       | LAI, MAN YEE MELANIE     | 85184    | PROBATIONER         | QS  | CHOI, WING YIN                 | 84015 | PROBATIONER         |
| GP       | LEE, MING WAI            | 85380    | PROBATIONER         | QS  | CHOW, KAM HON                  | 83292 | PROBATIONER         |
| GP       | LEE, SHU CHUNG MAURICE   | 1726     | MEMBER              | QS  | HAUGHTON, KENNETH WILLIAM      | 2409  | MEMBER              |
| GP       | LEE, SHUK LAN NANETTE    | 0659     | MEMBER              | QS  | HO, WAI YIN                    | 84686 | PROBATIONER         |
| GP       | LIU, WAI HO              | 85743    | STUDENT             | QS  | HUI, MAN WAI ANDY              | 86075 | PROBATIONER         |
| GP       | MA, MEI FUNG             | 84036    | PROBATIONER         | QS  | IP, LAI PING                   | 86080 | PROBATIONER         |
| GP       | MAK, WAI MAN             | 84712    | PROBATIONER         | QS  | KWAN, KWOK KWONG               | 83603 | PROBATIONER         |
| GP       | MUCHALL, JOHN CHARLES    | 1233     | MEMBER              | QS  | KWOK, CHUEN HO                 | 84500 | PROBATIONER         |
| GP       | MUI, CHIN MAN BILLY      | 85548    | PROBATIONER         | QS  | LAI, KWAN CHIU                 | 82669 | PROBATIONER         |
| GP       | NG, KIM WA               | 83882    | PROBATIONER         | QS  | LAM, HOI YAN ELSA              | 85360 | PROBATIONER         |
| GP       | NG, SHU KEI ANTHONY      | 83227    | PROBATIONER         | QS  | LAW, WAH MAN                   | 83916 | PROBATIONER         |
| GP       | NG, TSZ HO               | 86296    | PROBATIONER         | QS  | LEUNG, KING LUN                | 80254 | PROBATIONER         |
| GP       | NG, WING KAY ALEX        | 84063    | PROBATIONER         | QS  | LEUNG, MAN KONG                | 85394 | PROBATIONER         |
| GP       | TAM, WAI MAN             | 83368    | PROBATIONER         | QS  | LIMBU, SHER BAHADUR            | 0030  | MEMBER              |
| GP       | TSE, KWOK HEI            | 84925    | PROBATIONER         | QS  | LIN, YUN LUNG                  | 85384 | PROBATIONER         |
| GP       | TSUI, TUNG CHI           | 81591    | PROBATIONER         | QS  | LO, SEK HO                     | 84323 | PROBATIONER         |
| GP       | WALKER, BRUCE DIGBY JUDE | 2632     | FELLOW              | QS  | MA, CHAK PING ANDREW           | 83759 | PROBATIONER         |
| GP       | WONG, PUI LING           | 81353    | PROBATIONER         | QS  | MAN, CHEUK YAN                 | 85263 | PROBATIONER         |
| GP       | YANG, KOK ENG            | 85810    | PROBATIONER         | QS  | MCCAULEY, GEOFFREY CHRISTOPHER | 3192  | MEMBER              |
| GP       | YEUNG, KWOK CHI          | 84929    | PROBATIONER         | QS  | MO, YAN SHAN                   | 3193  | MEMBER              |
| GP       | YEUNG, LIK CHIU          | 85718    | STUDENT             | QS  | NG, WAI KEUNG                  | 85374 | PROBATIONER         |
| LS       | CHAN, CHI HING           | 3942     | TECHNICAL ASSOCIATE | QS  | O, WAI MAN MANDY               | 83572 | PROBATIONER         |
| LS       | CHAN, SIU HIN            | 4742     | TECHNICAL ASSOCIATE | QS  | SIU, FAI                       | 83166 | PROBATIONER         |
| LS       | CHAN, WAI YI             | 86134    | STUDENT             | QS  | TAM, WAI KAM                   | 83793 | PROBATIONER         |
| LS       | CHENG, YIU HUNG          | 86131    | STUDENT             | QS  | TANG, KA WAI ALEX              | 84588 | PROBATIONER         |
| LS       | CHEUNG, SIU FUNG         | T0009    | TECHNICAL TRAINEE   | QS  | TZE, MAN KIN                   | 83322 | PROBATIONER         |
| LS       | HO, KAM CHUEN            | 4744     | TECHNICAL ASSOCIATE | QS  | WONG, KIN WAI                  | 81295 | PROBATIONER         |
|          |                          |          |                     | QS  | WONG, WAH TAK                  | 80349 | PROBATIONER         |
|          |                          |          |                     | QS  | WONG, WAI CHEUK                | 83474 | PROBATIONER         |
|          |                          |          |                     | QS  | WONG, WAI CHEUNG               | 85822 | PROBATIONER         |
|          |                          |          |                     | QS  | YU, YING CHI                   | 83944 | PROBATIONER         |
|          |                          |          |                     | QS  | YUEN, CHING HO LOUIS           | 85111 | PROBATIONER         |



# Summary of HKIS CPD / PQSL Events

10 May - 06 July 2010

| DATE    | CODE    | EVENT   | CPD HOUR(\$) | SPEAKERS   | RUN BY |
|---------|---------|---|--------------|--|--------|
| 10 May  | 2010053 | Forecasting Future Housing Prices in Hong Kong (HKIS Charitable Open Lecture - fundraising CPD event for the Yushu Qinghai Earthquake)        | 2.5          | Professor Chau Kwong Wing                              | HKIS   |
| 11 May  | 2010034 | Common problems encountered with variations, valuations and re-rating under HK forms of contract  | 1.5          | Paul Barrett   | QSD    |
| 14 May  | 2010014 | HKIS QSD Pre-Qualification Structured Learning (PQSL) Series 2010-2011 Real Estate Development (originally scheduled on Friday 19 March 2010) | 1.5          | Experienced Practitioners, Academics and APC Assessors | QSD    |
| 19 May  | 2010044 | Public Liability and Professional Negligence arising from Defective Conditions of Buildings   | 1.5          | K Y Kwok   | PFMD   |
| 25 May  | 2010026 | The Quantity Surveyor as an Expert Witness  | 1.5          | Michael Charlton                                       | QSD    |
| 28 May  | 2010056 | Charity Works - Embrace our community   | 2            | Ricky Chan   | HKIS   |
| 29 May  | 2010050 | Technical Visit - Towngas Asset Management System   | 2            | Ir Ebbe W L Chow<br>Ir Eric Tsang                      | LSD    |
| 31 May  | 2010048 | Mandatory Inspection of Buildings - Is it a Paradigm Shift?   | 1.5          | Prof. Barnabas H K Chung                               | BSD    |
| 03 June | 2010039 | Housing Bubbles in Hong Kong and China: A Macro Perspective   | 1.5          | Chi Lo   | GPD    |
| 09 June | 2010049 | Good Posture Contributes to your Health   | 1.5          | Dr Queenie Leung                                       | YSG    |
| 17 June | 2010054 | Mock Mediation  | 2            | Representatives from the Hong Kong Mediation Council   | HKIS   |
| 22 June | 2010047 | What Lies Beneath?? An Overview of Claims relating to Unforeseen Ground Conditions  | 1.5          | Justin Wong  | QSD    |
| 24 June | 2010041 | Purchase Price Allocation for Account Reporting Purpose   | 1.5          | Joseph C Ho  | GPD    |
| 28 June | 2010052 | Looking to Fast Track your Career? Ask the Experts!   | 1.5          | Gemma Keogh-Peters                                     | YSG    |
| 29 June | 2010051 | Land Administration System in Macau   | 1.5          | Mok York Yee   | PDD    |
| 06 July | 2010055 | Mindfulness for stress reduction - A mini-workshop  | 1.5          | Dr Mei-yung Leung                                      | QSD    |

Details of individual CPD/PQSL events are provided in the Surveyors Times and/or HKIS Website [www.hkis.org.hk](http://www.hkis.org.hk). Please use the STANDARD REGISTRATION FORM overleaf for registration. For enquiries, please email [cpd@hkis.org.hk](mailto:cpd@hkis.org.hk) or call the Secretariat on 2526 3679.



## CPD/HKIS/2010053

### Forecasting Future Housing Prices in Hong Kong (HKIS Charitable Open Lecture - fundraising CPD event for the Yushu Qinghai Earthquake)



**Speaker** Professor Chau Kwong Wing, President of HKIS

**Date & Venue** 7:00 pm - 9:30 pm Monday 10 May 2010 SLC, HKIS

**Synopsis** A lot of problems can be easily resolved if we have a crystal ball that can accurately forecast what is going to happen, in particular future housing price movements in a market economy. A household can make its lifelong decision of when to buy a housing unit without hesitation; developers can easily decide when buy land; policymakers can make more informed decisions, etc. But we know that in reality, this is impossible, as the future is always unpredictable. However, unpredictability differs by degree. There is a difference between absolute unpredictability, such as tomorrow's Mark Six results, and probabilistic predictability that is correct to some degree only. In the former case, we know absolutely nothing about the future, while in the latter case, we have some information to deduce the chance of what might happen in the future, although it is not possible to know exactly what will happen. Empirical evidence accumulated so far tends to suggest that asset price movements belong to the former. Is this also true for housing price movements? Can we forecast future housing prices? If so, would it be a complicated academic exercise that has no practical relevance? This lecture will discuss this controversial issue.

This lecture has two parts. Part I concerns the different methods of constructing indices that track housing price movements. The pros and cons of the applicability of these methods are discussed in light of Hong Kong's housing market characteristics. Part II introduces the theories and techniques for constructing a long term housing price forecast model. Practical implementation of the model will be described. The model will be used to forecast future housing price movements.

**Language** English **Fee** Minimum HK\$300 for member  
Minimum HK\$400 for non-member

**Priority** First-come-first-served

**Remark** 1 All income and donations received from this event will be passed to the Hong Kong Red Cross Qinghai Earthquake Relief Fund; and  
2 Arrangement will be made for HK Red Cross to issue receipts to members for tax deduction purpose.

## CPD/QSD/2010034

### Common problems encountered with variations, valuations and re-rating under HK forms of contract

**Speaker** Mr Paul Barrett LLB, FHKIS, FRICS, FCIOB, FCIArb, RPS(QS), Barrister, Chartered Arbitrator

**Date & Venue** 7:00 pm- 8:30 pm Tuesday 11 May 2010 SLC, HKIS

**Details** Paul Barrett is a Director of Barrett Consulting Limited and has advised on construction disputes and ADR in Hong Kong and Asia for the past 20 years. He has handled numerous disputes pertaining to the valuation of variations, re-rating and the fixing of rates. He initially qualified as a Quantity Surveyor and thereafter as a Barrister. Following a number of years with consultants and international law firms he formed the present company to advise upon ADR and construction claims. He also acts as arbitrator, adjudicator and mediator. He is a past Chairman of the Chartered Institute of Arbitrators (East Asia Branch) and has served on the branch committee for the past 10 years.

The speaker will provide an in-depth analysis of the valuation and measurement provisions contained within Hong Kong's standard building contracts with particular emphasis upon the HK General Conditions of Contract for Civil Engineering and Building Works. He will highlight a number of misconceptions as to how the provisions operate and why confusion occurs, particularly in respect of re-rating issues, while offering suggestions as to how such problems can be avoided. He will also consider how the measurement and valuation provisions co-exist with claims for additional sums of money.

# CPD/PQSL EVENTS

|          |   |     |  |
|----------|---|-----|--|
| Language | English                                       | Fee | HK\$120 per member; HK\$150 for non-member<br>(HK\$20 walk in surcharge for all pricings listed) |
| Priority | Given to QSD Members; first-come-first-served |     |  |

## PQSL/QSD/2010014

### HKIS QSD Pre-Qualification Structured Learning (PQSL) Series 2010 - 2011 Real Estate Development

|              |  |     |  |
|--------------|--|-----|--|
| Speaker      | Experienced Practitioners, Academics and APC Assessors   |     |  |
| Date & Venue | 7:30 pm- 9:00 pm Friday 14 May 2010 ( <i>originally scheduled on Friday 19 March 2010</i> ) SLC, HKIS  |     |  |
| Details      | This seminar is part of the HKIS QSD PQSL Series 2010 - 2011 and aims to enhance candidates knowledge in: <ul style="list-style-type: none"><li>• Identifying organizational processes and mechanisms involved in implementing economic policies, and their impact on real estate development.</li><li>• Identification, selection, assembling and analysis of data relevant to carrying out development appraisals using the appropriate technique and methodology.</li><li>• Identifying factors affecting the ability to obtain finance for investment projects, identify appropriate sources of finance, and the principles for securing finance for different developments.</li><li>• Applying principles of development process to a project and relate these to the client's objectives in the project.</li></ul> |     |  |
| Language     | English  | Fee | HK\$100 per person per lecture, HK\$50 for student member<br>(HK\$20 walk-in surcharge for all pricings listed). |
| Priority     | Given to QSD Probationers and Students   |     |  |

## CPD/PFMD/2010044

### Public Liability and Professional Negligence arising from Defective Conditions of Buildings



|              |   |     |                    |
|--------------|---|-----|--------------------|
| Speaker      | Mr K.Y. Kwok  |     |                    |
|              | Mr Kwok was admitted as a solicitor in Hong Kong in 1987. He is now the partner in charge of the litigation department in the local solicitors firm Messrs. Li, Kwok & Law Solicitors & Notaries. Advising and litigating in personal injuries and building management cases have been his major areas of practice for years. He has delivered numerous legal talks for some professional organizations as well as various leading property management corporations including some public bodies, and has also written quite a few articles in this area. |     |                    |
| Date & Venue | 7:00 pm - 8:30 pm Wednesday 19 May 2010 SLC, HKIS   |     |                    |
| Details      | This lecture will cover the potential liability of property owners and managers arising from the unsafe or defective conditions of their buildings with reference to recent decided cases.<br><br>A brief account of the legal principles relating to negligence in respect of building professionals will also be given.   |     |                    |
| Language     | English   | Fee | HK\$100 per person |
| Priority     | First-come-first-served   |     |                    |

## CPD/QSD/2010026

### The Quantity Surveyor as an Expert Witness



**Speaker** Mr Michael Charlton, BA (Hons), FRICS, FHKIS, FCI Arb, RPS (QS)

**Date & Venue** 7:00 pm- 8:30 pm Tuesday 25 May 2010 SLC, HKIS

**Details** Michael is Managing Director of Charlton Martin Consultants Limited in Hong Kong and is Chairman of the Charlton Martin Group which provides services throughout the region. He is a chartered quantity surveyor who has specialised in dispute resolution and providing contractual advice for 25 years throughout Asia and Australia. Michael continues to act as lay advocate, mediator, arbitrator, expert witness and provides contractual advice to the industry. He is a very well known speaker and he has organized and presented more than 500 seminars.

Michael will draw upon his considerable experience as an expert witness on construction disputes over the last 25 years in offering his views as to the difficulties which face the quantity surveyor and indeed all who venture to offer their expert opinions before a tribunal, and how the expert should address those difficulties. There has been much criticism of experts by the courts both in Hong Kong and elsewhere, often based upon the lack of awareness of the expert as to his duties to the tribunal and the standards which must be achieved. Michael has been cross examined by QCs and SCs from the UK and Hong Kong in both litigation and arbitration and brings a wealth of experience to this difficult role which members should benefit from.

**Language** English **Fee** HK\$120 for member; HK\$150 for non-member  
(HK\$20 walk in surcharge for all pricings listed)

**Priority** Given to QSD Members; first-come-first-served

## CPD/LSD/2010050

### Technical Visit - Towngas Asset Management System



**Speakers** Ir. Ebbe W L Chow, Research & Development Manager, The Hong Kong and China Gas Company Limited

Ir. Eric Tsang, System Development Manager, The Hong Kong and China Gas Company Limited

**Gathering Point** Ground Floor Lobby, Head Office building of the Hong Kong and China Gas Company Limited, 363 Java Road, North Point, Hong Kong

**Date & Venue** 9:45 a.m. – noon Saturday 29 May 2010 Hong Kong and China Gas Company Limited, 363 Java Road, North Point, Hong Kong

**Details** Founded in 1862, the Hong Kong and China Gas Company Limited (Towngas) was Hong Kong's first public utility and became the first gas utility in Asia to attain the PAS 55-1:2004 asset management specifications global standard in the management of gas production plants, gas holders, transmission and distribution systems, service risers and meters.

In this visit, application of technology including GIS and IT in the protection, maintenance and management of the utilities will be introduced. There will also be discussions on their asset planning, asset management strategies and risk management which led to their success in attaining the PAS55 certification. Demonstration of G/Gas, 2nd generation GIS and various systems as well as a guide tour to the Grid Control Center and Customer Service Hotline Center will also be arranged afterwards.

**Language** Cantonese **Fee** HK\$100 per person

**Priority** Given to LSD members (17 places, First-come-first-served)

## CPD/BS/2010048

### Mandatory Inspection of Buildings - Is it a Paradigm Shift?



**Speaker** Prof. Barnabas H K Chung, FHKIS, FBEng, F.PFM, AP, RPS (BS)

**Date & Venue** 7:00 pm - 8:30 pm Monday 31 May 2010 SLC, HKIS

**Synopsis** The Buildings (Amendment) Bill 2010 seeks to legislate for the mandatory inspection of buildings. What is the problem? What has gone wrong that necessitates a legislative solution? Whose duty is it to inspect buildings? Is it not the government's primary duty to ensure public safety? With the new statutory provisions, owners of buildings will be required to carry out regular inspections of their buildings. Is it a paradigm shift?

Prof. Chung, who has been engaged in the practice and research of statutory building control for over 40 years, will analyze the situation from the historical perspective through the evolution of building control in Hong Kong and examine the relevant government policies and mechanism to deal with dangerous buildings.

**Language** English **Fee** HK\$120 for member; HK150 for non member  
**Priority** BSD Members

## CPD/GPD/2010039

### Housing Bubbles in Hong Kong and China: A Macro Perspective

**Speaker** Mr Chi Lo

**Date & Venue** 7:00 pm- 8:30 pm Thursday 3 June 2010 SLC, HKIS

**Details** Chi Lo is Head of Overseas Investment and Chief Economist at Ping An of China Asset Management (Hong Kong) Company limited. His responsibilities include macroeconomic research, asset allocation & strategy and investment management. Before joining Ping An, Mr. Lo was the Head of Asia Pacific Research for a British private property fund Grosvenor, which is owned by the Duke of Westminster in England. Before that, he was a chief economist and strategist for Asia at Standard Chartered Bank and a research director for Greater China at HSBC in Hong Kong.

He is the author of five books and has published research work in international periodicals and newspapers, and appeared as commentator on international media and speaker at international seminars by the Asian Development Bank and International Monetary Fund.

Before working in Asia, Mr. Lo was an economic advisor to the Canadian Treasury in Canada. His other experience includes international research firms in North America, regulatory bodies for securities trading in Toronto and London, and blue-chip international investment banks in America, England and Asia.

This talk will cover the following:

- Hong Kong's property bubble, how is it formed and why?
- Risks for Hong Kong property going forward.
- China's property market is bubble-prone, why?
- What's the difference between China's property bubble and the US?
- The Chinese bubble may last for a long time that will surprise many people.

**Language** Cantonese supplement with English **Fee** HK\$100 per person  
 HK\$150 per person for walk-in participants (subject to availability)  
**Deadline** 19 May 2010 **Priority** First-come-first-served

## CPD/YSG/2010049

### Good Posture Contributes to your Health



**Speaker** Dr. Queenie Leung  
Bachelor of Chiropractic Science and Master of Chiropractic  
Registered Chiropractor in N.S.W of Australia and Hong Kong

**Date & Venue** 7:00 pm - 8:30 pm Wednesday 9 June 2010 SLC, HKIS

**Details** Overtime and long working hours is very common for professionals in Hong Kong, maintaining a good posture in workplace is therefore crucial. A good posture can avoid health problems like backpain, degenerative joint disease (骨關節炎) and misalignment of spine which are common in modern cities.

Dr. Queenie Leung, a Registered Doctor of Chiropractic (脊骨神經科), will introduce what is Chiropractic and how Chiropractor can help treat with the above conditions. In addition, she will discuss the common posture in HK people and will give tips for keeping up a good posture. There will also be an exercise session for you to experience the maintenance of spine.

|                 |             |                 |  |
|-----------------|-------------|-----------------|--|
| <b>Language</b> | Cantonese   | <b>Fee</b>      | HK\$100 for member; HK\$150 for non member<br>(HK\$20 walk-in surcharge for all pricings listed) |
| <b>Deadline</b> | 1 June 2010 | <b>Priority</b> | First-come-first-served  |

## CPD/HKIS/2010054

### Mock Mediation



**Speaker** Representatives from the Hong Kong Mediation Council - Construction Mediation Interest Group

Hong Kong Mediation Council is a non-profit making organization established with the objective of promoting the use of mediation and other forms of Alternative Dispute Resolution (ADR). The activities of The Hong Kong Mediation Council include holding seminars and meeting on various aspects of mediation and other forms of ADR; training of mediators and educating users of mediation; coordinating the development of mediation through its various interest-groups; establishing standards of practice for mediation etc.

**Date & Venue** 7:00 pm - 9:00 pm Thursday 17 June 2010 SLC, HKIS

**Details** Mediation is a confidential dispute resolution process in which a neutral person (the 'mediator') assists the parties in a dispute to reach a negotiated agreement. The mediator assists the parties to understand the issues in dispute, identify creative options to resolve the dispute and finalize agreement. Mediation is a recognized and well accepted alternative to arbitration and litigation. Mediation costs a small fraction of the cost of arbitration and litigation and can result in a fast and effective solution to a complex problem. Under the Civil Justice Reform, Practice Direction-31 requiring the filing with the court a mediation certificate, a mediation notice and response was made effective from 1st January 2010 in proceedings where all the parties are legally represented. In this event, Representatives from the Hong Kong Mediation Council Construction Mediation Interest Group will give a presentation on the process of mediation and perform a mock mediation on a construction dispute.

|                 |  |                 |   |
|-----------------|--|-----------------|---|
| <b>Language</b> | English for the Presentation and Cantonese for the Role Play | <b>Fee</b>      | Free of Charge (See Remarks below)          |
| <b>Deadline</b> | 10 June 2010   | <b>Priority</b> | HKIS Members, non-members are also welcomed |

**Remarks** Members registered for this CPD event but failed to attend will be charged a standard CPD event fee of \$120. Please fax the CPD Standard Reservation Form to 2868 4612 or email to cpd@hkis.org.hk for registration.

## CPD/QSD/2010047

### What Lies Beneath??? An Overview of Claims relating to Unforeseen Ground Conditions



|                         |  |                 |   |
|-------------------------|--|-----------------|---|
| <b>Speaker</b>          | Mr. Justin Wong, BEng (Civil), MSc, LLB, MICE, CEng, MCI Arb, HKIAC Accredited Mediator  |                 |   |
| <b>Date &amp; Venue</b> | 7:00 pm- 8:30 pm Tuesday 22 June 2010 SLC, HKIS  |                 |   |
| <b>Details</b>          | <p>Justin is a consultant with EC Harris with over 13 years of experience in project management, contract administration, contract advisory and dispute resolution.</p> <p>During his early career as a civil engineer, Justin was involved in the engineering design for a number of civil and geotechnical engineering projects in Hong Kong, before becoming the Resident Geotechnical Engineer for both the Victoria Road Improvement and the Deep Bay Link (Northern Section) projects.</p> <p>Justin joined EC Harris in 2006 specialising in contract advisory, delay analysis, claims assessment and alternative dispute resolution works such as mediation and arbitration for both local and international construction projects.</p> <p>He is currently the Treasurer of the Hong Kong Society of Construction Law (SCLHK) and the Vice-Chairman of the Young Members Group, Chartered Institute of Arbitrators (CI Arb), East Asia Branch.</p> <p>Risks in subsurface conditions always carry one of the major uncertainties and threats in engineering and building projects, in both technical and financial aspects, which often lead to delays and cost overrun due to these unforeseen ground conditions.</p> <p>Allocation of ground risks has been under heavy debate by construction professionals in the past decades. This presentation will look at some of the basic principles relating to contractual issues arising from unforeseen ground conditions, risk allocations under the common law and various standard contract forms of contracts, common issues arising from adverse ground conditions and some of the recent developments on allocation of ground risks in Hong Kong.</p> |                 |   |
| <b>Language</b>         | English  | <b>Fee</b>      | HK\$120 per member; HK\$150 for non-member (HK\$20 walk in surcharge for all pricings listed) |
| <b>Deadline</b>         | 1 June 2010  | <b>Priority</b> | Given to QSD Members; first-come-first-served   |

## CPD/GPD/2010041

### Purchase Price Allocation for Account Reporting Purpose

|                         |   |                 |   |
|-------------------------|---|-----------------|---|
| <b>Speaker</b>          | Mr Joseph C. Ho, MHKIS, MRICS, RPS, Registered Business Valuers registered with the Hong Kong Business Valuation Forum, Managing Director of LCH (Asia-Pacific) Surveyors Limited   |                 |   |
| <b>Date &amp; Venue</b> | 7:00 pm- 8:30 pm Thursday 24 June 2010 SLC, HKIS  |                 |   |
| <b>Details</b>          | <p>Purchase price allocation or often known as PPA, is a kind of account reporting whereby one company (the acquirer), when purchasing a second company (the target), assigns new values to the target's assets and liabilities based on the price paid. In recent years, members of the HKIS are frequently requested by their clients to conduct PPA valuation. This lecture will cover the main issues in conducting such kind of valuation.</p> |                 |   |
| <b>Language</b>         | Cantonese supplemented by English   | <b>Fee</b>      | HK\$100 per person<br>HK\$150 per person for walk-in participants (subject to availability) |
| <b>Deadline</b>         | 10 June 2010  | <b>Priority</b> | First-come-first-served   |



## CPD/YSG/2010052

### Looking to Fast Track your Career? Ask the Experts!



**Speaker** Gemma Keogh-Peters, Director of Project 68 Asia Ltd., will be joined by Graeme Torre - Managing Director AIG Real Estate and a panel of industry experts

**Date & Venue** 7:00 pm - 8:30 pm Monday 28 June 2010 SLC, HKIS

**Details** Ever wondered how the MD of AIG got to the top? Are you looking for that special insight that will help you fast track your career? Project68 is a boutique recruitment consultancy specialising in the placement of property professionals throughout the Asia Pacific region. On June 23rd they will be hosting a unique event, which will bring together leading figures in Hong Kong's property industry. The carefully selected panel of industry experts will talk openly about their own route to success and answer questions from the floor. This is an excellent opportunity for HKIS members to find out what current skills are in demand and what they can do to ensure they stand out amongst their peers. If you want to get the very best advice that will help you get ahead in a very competitive job market then this is a session not to be missed.

[www.project68.com.hk](http://www.project68.com.hk)

|                 |              |                 |  |
|-----------------|--------------|-----------------|--|
| <b>Language</b> | English      | <b>Fee</b>      | HK\$100 for member; HK\$150 for non member<br>(HK\$20 walk-in surcharge for all pricings listed) |
| <b>Deadline</b> | 15 June 2010 | <b>Priority</b> | First-come-first-served  |

## CPD/PDD/2010051

### Land Administration System in Macau



**Speaker** Mr Mok York Yee, MHKIS, MRICS, MCIQB, Chairman of the Professional Development and Education Board of "Associação da Avaliação da Propriedade de Macau" (澳門房地產評估協會)

**Date & Venue** 7:00 pm- 8:30 pm Tuesday 29 June 2010 SLC, HKIS

**Details** For practitioners in Hong Kong, the Macau land administration system can be described as "ambiguous", "closed-door" and "even unsystematic" when comparing with some well-developed places like London, Singapore and Hong Kong etc. This is mainly due to the historical development, the special colonial status over 400 hundred years and the cultural differences to generate so many different changes and "so-called" unclear records for "foreigners" (outside Macau) to be adopted to or traced-back.

Through the introduction by Macau practitioners in this CPD, the main points in the whole land administration system are examined so that you would know exactly its merits and defects inside for better adaptation for your professional practice in Macau.

|                 |              |                 |                         |
|-----------------|--------------|-----------------|-------------------------|
| <b>Language</b> | English      | <b>Fee</b>      | HK\$100 per person      |
| <b>Deadline</b> | 15 June 2010 | <b>Priority</b> | First-come-first-served |

CPD/QSD/2010055

## Mindfulness for stress reduction - A mini-workshop



**Speaker** Dr. Mei-yung Leung, BSc(Hons), BSc(Hons), BRS, PhD, MHKIS, MRICS, MCIQB, MHKICM, CVS(SAVE), FHKIVM, Assistant Professor of City University of Hong Kong

**Date & Venue** 7:00 pm- 8:30 pm Tuesday 6 July 2010 SLC, HKIS

**Details** Dr. Leung's researches cover board construction management topics, including value management, stress management, facilities management, and construction education. Currently, she has successfully been trained with the Mindfulness-based Stress Reduction in Hong Kong, the Australia and the United States. All of her research and professional projects are being investigated on /related to the basis of human behavioral paradigms.

Construction professionals often need to work under pressure for completing tasks within a short period as accurate as possible. It definitely influences our personal health, working performance, interrelationships and the family. Mindfulness training was established at the University of Massachusetts in USA. It focuses on the experiential cultivation of both 'formal' and 'informal' mindfulness practices as a foundation for the cultivation of positive health behaviors and psychological and emotional resiliencies that can be effectively utilized across the adult life span. The approach supports the learning and working, and strengthens and integrates a range of mindfulness-based self-regulatory skills through the development and refinement of inherent internal resources.

**Language** English and Cantonese

**Fee** HK\$120 per member; HK\$150 for non-member (HK\$20 walk in surcharge for all pricings listed)

**Deadline** 12 June 2010

**Priority** Given to QSD Members; first-come-first-served

## HKIS Happy Hour cum Birthday Party

May 2010

28<sup>th</sup>  
May 2010  
(Friday)

6:00 pm  
to  
8:00 pm

HKIS Surveyors Learning Centre  
Suite 811, 8/F, Jardine House  
Central, Hong Kong

CPD hour: One hour (7.00 -8.00 pm)

Free of charge for all Birthday Boys and Girls in the Month of May

HK\$30 for others

(CPD/HKIS/2010056)



Monthly Guest Speaker (from Quantity Surveying Division): **Mr. Ricky Chan**

Title: **Charity Works - Embrace our community**

Content:

In Hong Kong, most of us are working hard for better living. The hustle and bustle of the city, squeezing in metro compartment or queuing up for buses days and nights, seemed like a part of our everyday life. However, we get bored, tired and frustrated at times. Color our life which can give you energy, enlightenment and spiritual abundance.

I have taken chances to participate in charity work since 2008. My Company and The Hong Kong Society for the Deaf worked together and helped its child care centre to purchase of audio amplifying machines. Children, who are hearing impaired, now can use the audio machines in class improving their quality of listening. Besides, I was pleased to be the committee member of the Society, helping the needy to get better resources and assimilate them into society. These invaluable experiences enriched my life and helped me to find out what are precious.

There are also people in the world suffering from earthquakes, storms, hurricanes, wars and disease...etc. We are lucky that we do not face these tragedies. We have to treasure what we have and grateful for every providence in our life. Giving your little help to others may change their lives and bring them big differences. Act now. Try to spend some times to take part in volunteer work and community service which probably heal your soul and fill your life with joy and color.

"It is more blessed to give than to receive." Acts 20:35

## Social Event – YSG Kitchen: 泰菜篇 (Event Code: S/201003)

日期: 22/5/2010 (星期六)  
時間: 早上10時至下午1時  
地點: 港九酒樓茶室總工會職業學校<sup>註1</sup>  
地址: 九龍油麻地廟街2-8號, 昆鏡大廈2樓2/F (鄰近油麻地港鐵站C出口)  
費用: 免費; 學員須預繳HK\$250課程費用, 於完成課程後全數退回  
名額: 25位 (青年組會員優先)  
內容: 教授及實習2款菜色 - 金不換咖哩蟹, 冬陰公湯  
截止日期: 12/5/2010

備註:

- 1) 獲教育局註冊的烹飪學校。
- 2) 參加者請用CPD Standard Reservation Form填好個人資料並連同劃線支票交回測量師學會余小姐收。
- 3) 查詢請致電2526 3679或電郵 [cpd@hkis.org.hk](mailto:cpd@hkis.org.hk) 予余小姐。



## Social Event – YSG 海鮮燒烤派對 (Event Code: S/201005)

日期: 29/5/2010 (星期六)  
時間: 下午四時至晚上十一時  
集合時間: 下午四時  
集合地點: 太子地鐵站 A 出口  
活動地點: 西貢百合園林海景燒烤場  
費用: \$50  
名額: 90 個 (青年組會員優先)  
截止報名日期: 20/5/2010

內容: 讓來自不同界別的年青測量師互相認識!  
在繁忙工作中與好友出外休息放鬆下!  
最重要緊係享受一個豐富海鮮燒烤餐!

備註:

- 1) 參加者請用 **CPD Standard Reservation Form** 填好個人資料並連同劃線支票交回測量師學會余小姐收。
- 2) 查詢請致電 2526 3679 或電郵 [cpd@hkis.org.hk](mailto:cpd@hkis.org.hk) 予余小姐。



**\$50 仲有專車接送!**

## YSG Social Event 魔術入門初班 (Event Code: S/201004)



- 日期 : 1/6/2010 - 6/7/2010 (逢星期二，一共六堂)  
時間 : 晚上 7 時至 9 時  
地點 : 香港測量師學會研習中心 (中環怡和大廈 8 樓)  
費用 : 免費<sup>註1及2</sup>  
名額 : 20 個 (青年組會員優先)  
截止報名日期 : 15/5/2010  
內容 : 魔術簡介、魔術表演戒條及基本技巧、教授各類型魔術如：錢幣、紙牌、心靈、道具魔術等，更會教授多套利用普通物件表演的魔術。

### 備註：

- 1.) 學員須於完成課程後，為香港測量師學會”社區及公益事務委員會”舉辦之義工活動作出魔術表演。
- 2.) 學員須預繳 HK\$600 課程費用，於完成所有課程後退回。若出席率不足 80%，則不能退回有關費用。
- 3.) 參加者請用 CPD Standard Reservation Form 填好個人資料並連同劃線支票交回測量師學會余小姐收。
- 4.) 查詢請致電 2526 3679 或電郵 cpd@hkis.org.hk 予余小姐。

## YSG Social Event - 中華白海豚觀賞之旅 (S/201006)

- 日期： 26/06/2010 (星期六)  
時間： 早上9時至下午5時  
集合時間： 早上8時45分  
集合地點： 青衣地鐵站大堂A出口  
解散時間： 下午五時 (會因應行程有所調整)  
解散地點： 青衣碼頭  
費用： 原價\$272  
優惠價\$190 (包專船、午膳、導賞材料、十萬元平安保險及二千元醫療保險)  
名額： 80個 (先到先得，青年組會員優先)  
行程：  
- 往中華白海豚繁殖地找尋牠們的踪影，了解牠們的生態環境及面對的威脅。  
- 中午於大澳享用漁村風味午餐。  
- 暢遊大澳漁村，了解昔日漁村風貌及探討香港西北紅樹林及泥灘生態環境。  
截止報名日期： 26/05/2010

### 備註：

- 1) 本活動於船上進行，請各參加者按個人需要自行帶備暈浪丸。
- 2) 參加者請用CPD Standard Reservation Form填好個人資料並連同抬頭「SURVEYORS SERVICES LTD.」的劃線支票交回測量師學會余小姐收。
- 3) 查詢請致電25263679或電郵 [cpd@hkis.org.hk](mailto:cpd@hkis.org.hk) 予余小姐。



## Building Surveying Division Chairman's Message



Kenneth Yun BSD Council Chairman

### Update on the Establishment of a List of BS Expert and the associated proficiency course

As reported in January issue of Surveying Times and with a view to introduce an expert determination mechanism for building maintenance matters, it is considered that a pilot scheme could be implemented on water seepage cases. Alongside with the development of protocol for expert determination, a list of expert will be established shortly for interested BS members who are experienced in technical aspects of building maintenance and practising expert witness to register. Apart from the technical skills, relevant legal training would also be a pre-requisite. Details will be available in the application form which is under preparation.

For those who wish to acquire the relevant legal training, we are delighted to inform that HKU SPACE has agreed to tailor-make an award bearing programme for BS members on the fundamental legal knowledge for expert witness in Oct/Nov 2010. As a highlight, the programme will cover court procedures, the role and practice of an expert in Expert Determination, law of evidence, etc. which would be essential to our members practising as expert witness as well as the adjudicating expert in the purported Expert Determination. It will be a 75-hour programme spanning over three to four months. There would also be assessment in the course possibly in the form of case studies and practice. The details of the programme are under development and we will keep you updated on the enrolment details once they are available.

### Legco Panel Meeting on MBIS and MWIS

Vincent Ho represented the Institute to attend the Legislative Council Panel Meeting on the proposed Mandatory Building Inspection Scheme (MBIS) and Mandatory Window Inspection Scheme (MWIS). During the meeting he voiced out our views which were collected from the forum on MBIS held on 12 March 2010 and they are summarized as follows:

1. 香港測量師學會就政府提出之強制驗樓計劃及強制驗窗計劃表示歡迎，並期望立法會可盡快完成立法。有關之驗樓計劃已討論多年，我們期望相關立法程序及行政準備工作可加速進行，不需再待廿多個月之久。
2. 總括來說，驗樓和驗窗的指定年期，分別為30年和10年，已得到各業界的共識及是可接受的。以10年作為樓宇檢驗周期在現階段是合理的平衡建議，然而，對於超過40或50年

樓齡以上的樓宇，未來有可能需要把檢驗周期縮短為六至七年。我們通常建議業主以翻新後六至七年的周期進行樓宇檢驗，以便有足夠時間計劃下一周期所需之維修及翻新工程。

3. 學會就今次草案的具體內容，有以下之原則性疑問，希望當局再深入研究及加以修改。
  - a) 在發展局提交的《立法會參考資料摘要》內容裡，當局表示驗樓工作「相對簡單」，本會則表示強烈的不同意。

樓宇安全檢查牽涉的勘察內容必須包括整幢大廈各部分，除了整體結構狀況外，更重要的包括防火及走火通道安全標準，涉及樓宇衛生之排水管狀況，大廈內部維修性問題（如批盪、石屎剝落、安全圍欄）、窗戶、大閘、玻璃幕牆、外牆及天面防水、非法僭建物狀況、公用地方是否存在改裝、外牆飾面批盪、伸出物安全性等。此等勘察不但要指出各損毀部分，並且要判斷出有關之損壞出現之原因，提供專業依據以作為維修工程方案之基礎。

在整個勘察過程中，我們不但要知道樓宇設計的法規基本要求，並要理解到怎樣運用合適的方法和材料以配合原有樓宇之建築方法而提出維修方案。這工作有如醫生診症，不但要指出病徵，而且要準確地、有效地提供專業的醫治方案。我們不相信這工作相對於新建工程的設計以及監督來得簡單。我們不能輕視「註冊檢驗人員」的重要性及所需的專業資格。因此，當局不應為滿足數字要求而不恰當地把註冊為有關檢驗人員的資歷降低。我們認為該等人員必須具備整體樓宇勘察、修葺及保養方面足夠的專業能力及水平。而單有新建樓宇設計或結構設計培訓及經驗者並不足以應付相關工作。

- b) 在草案中有關強制驗窗的「合資格人士」可為個人或註冊承建商。我們認為以公司身份進行驗窗工作會造成身份不清，責任不明的現象。因為驗窗工作需要即時作出專業判斷，所以個人資歷是十分重要的。如以公司身份，則難以控制進行檢驗人員的專業水準及釐清專業及法律責任。既然驗樓人員是以個人身份註冊，驗窗亦應一樣。
- c) 有關強制驗樓範圍在草案中是以「公用地方」為界定。由此看來，條例的原意是有關驗樓工作並不要求進入個別單位進行檢驗。但在草案中提出的公用地方的定義卻是參照「建築物管理條例 (Cap. 344)」中的公用地方定義。在Cap.344內的公用地方亦可指為單位內之主體結構構件，例如柱及主承力牆。這樣的話，是否意味著要進入個別單位去進行檢驗有關之部分？此將與草案原意有明顯抵觸。我們認同進入一定比例單位視察可對樓宇整體情況可有更全面評估，但當局需對這重要立法意向作清晰說明。
- d) 同樣地，對於外牆的定義亦需再加考慮。因為草案表示外

牆包括與毗鄰大廈相貼的外牆。在這種情況下，外牆的外部又如何進行檢驗？另外，「公用牆」[眾牆]原為兩個相連地段共同擁有的，對於有關「公用牆」的檢驗及維修責任又該如何釐定？

- e) 草案提出“註冊檢驗人員”的註冊委員會只有三名成員。相對於認可人士註冊委員會5名成員的人數要求，我們認為三名成員並未能夠有效及準確地評審有關之申請。
  - f) 我們又認為強制驗樓及強制驗窗計劃可能會出現很多上訴個案。依靠現行建築物條例內之上訴審裁小組的機制處理有關上訴並不有效和可行。當局需認真研究一套有效及快捷的機制，以處理強制驗樓及強制驗窗計劃所引起的上訴事項。
  - g) 我們亦發現在強制驗窗計劃內，合資格人士如為個人身份則需同時監管相應之維修工程。但如果合資格人士為註冊承建商背景的話，則在進行維修時，便不需要第三者之監管，此乃明顯的雙重標準。其實，一般換窗工程在去年通過之小型工程條例下，承建商進行類似之換窗維修工程時並不需要第三者監管。很明顯，強制驗樓及強制驗窗計劃並未能恰當地、全面地與小型工程監管機制接軌。
4. 我們認為屋宇署將發出的作業守則應切合實際需要和簡單易明，以令專業人士和公眾都能接受及明白。在起草「守則」期間，香港測量師學會曾多次給屋宇署提出意見，希望屋宇署採納本會提出的意見以完善有關「守則」，並確保計劃在實施時得到業界的認同。
  5. 除了作業守則之外，我們亦建議屋宇署制訂供一般業主參考之指引以便他們了解法例規定之驗樓及維修內容。
  6. 屋宇署應建立一套有效的質量監控機制，對檢驗人員提交之檢樓報告進行必要的覆核，以確保公眾得到妥善及專業服務及建議。
  7. 政府對樓宇業主提供的驗樓資助的審查條件，不應過於嚴格，應採取一套比較靈活的審查標準，以確保最起碼的初步驗樓工作可以進行。我們相信業主在掌握了基本的檢驗專業意見後，一般都樂於承擔必要的維修工作。對於政府表示沒有法團組織之大廈未能提供驗樓資助，我們相信會阻礙整個計劃的實施成效。
  8. 根據過往經驗，我們相信會有不少未成立法團的大廈，因未能受惠政府資助或因部份業主忽視其責任而不能自行完成驗樓工作。屋宇署必須提供支援由屋宇署代聘專業人士完成驗樓及跟進所需維修工程以保障整體業主、住客及公眾安全。
  9. 如果強制驗樓計劃要求之檢驗內容及深度超越現時行業之一般標準，則政府提出之驗樓費用將遠不足夠。我們認為個別樓宇構件或結構之詳細檢查應根據初步驗樓結果需要而決定，以減低驗樓成本，減輕市民負擔及節省時間。

Opinions voiced out by Vincent were well received by Legislative Council Panel members. If you have further views to supplement, please pass them to our working group members.

## The 42<sup>nd</sup> Annual Conference of the Building Officials Institute of New Zealand (BOINZ)

The Hon Secretary of the General Council, Mr Edwin TANG and our Vice Chairman Mr Robin LEUNG attended the Conference of BOINZ which was incorporating the first International Symposium of Building Officials, held from 11 April 2010 to 14 April 2010 in Rotorua, New Zealand.

This conference touched mainly on the local issues of New Zealand including government's consultation for amending their Building Act and technical issues relating to their typical houses development. The International Symposium related mainly to the comparison of systems between New Zealand and Australia and the opportunity of future cooperation between BOINZ and Australia Institute of Building Surveyors (AIBS).

The attendance of Edwin and Robin in this conference established an important link with the Building Officials in the Pacific Region. It is expected that further liaison with Building Officials in Asia Pacific would be made in near future for establishing a regional organization of Building Officials to enhance the exchange of experience, best practice, building codes and safety standards.

A CPD event is being organized to share their findings and that of mine during the World Organization of Building Officials Congress 2010 held in Mexico City from 20 April 2010 to 22 April 2010.



## General Practice Division Chairman's Message



Francis Ng GPD Council Chairman

### Ad Hoc Working Group for Independent Valuation for Commercial Property Rent Review

After seeking advice from practitioners, the ad hoc working group held its first meeting on 16 March 2010. Various issues like the existing independent valuer appointment mechanism, difficulties encountered by practitioners, professional fee level, the need in updating the guidance notes were discussed. Should any member wish to express views on the subject, please kindly forward the suggestion / comment to our Hon Secretary Mr Tony Wan whose email address is: [tony.wan@hk.knightfrank.com](mailto:tony.wan@hk.knightfrank.com).

### Membership Reciprocity with the China Institute of Real Estate Appraisers (CIREA)

The working group met with CIREA in Beijing on 8 April 2010. CIREA concurs with our wish to organize the second membership reciprocal arrangement. Both are prepared to accomplish this task within 2010. Initially, it was agreed to hold the relevant training and examination in late Autumn 2010. After reaching consensus on the application requirements and logistics, we shall invite formal application from members. Further details will be announced in the HKIS website.

### Joint GPD & PDD Fellowship Dinner

General Practice Division and Planning and Development Division held a joint fellowship dinner on 18 March 2010 at the World Trade Centre Club with great success. We were honoured to have our President, General Council Office Bearers and other Divisional Chairs joining the dinner. In a relaxed atmosphere, members exchanged views on future of the divisions, institute and the industry with the senior and council members. All attendees had a joyful night.

### Lands Department Practice Note on Revitalization of Industrial Buildings

In response to the Lands Department Draft Practice Note No. 1/2010 on the application for (a) special

arrangement lease modification (or land exchange) for redevelopment of an industrial lot; or (b) special waiver for conversion of an entire existing industrial building. After collecting practitioners' views and opinion, the General Council prepared and submitted an advisory letter to the Development Bureau and the Lands Department. It is our wish that these suggestions and views would help to smoothen the implementation of the scheme.

### The FIG International Congress

In April 2010, the Institute sent a delegation to attend the FIG International Congress held in Sydney. The representatives from our Division were Francis Ng and Lawrence Pang, being the Chairman and Vice Chairman. They met with delegates from countries all over the world and attended seminars particularly organised by Commission 9 which took care of the Property Valuation interest of the profession. Mr Ng and Pang took interest in particular in the presentations on Property Taxation, Environmental and Financial Aspects in Valuation, Compulsory Purchase and Compensation, Real Estate Market and Valuation Methods. The delegates also took the opportunity to visit our reciprocal Australian Property Institute (API) and held a short discussion with their National Director, Mr Grant Warner, President, Mr Robert Hecek and immediate past President, Gregory Preston, to exchange ideas on the surveyors, particularly the valuers' practice both in Hong Kong and in Australia. We expect this meeting will pave the way forward for more cooperation and understanding between the two Institutes in the coming future.

In the meantime, Mr Lawrence Pang is reviewing the presentation materials that we attended to during the visit. He will prepare a CPD talk on Comparative Practices on Compulsory Purchase and Compensation in the western countries possibly in this coming June. This CPD event will be jointly organized by GPD and PDD.

### CPD Events

On 18 March, Mr Phemey Pon of Centaway Property Asset Management Limited, gave a talk on "How surveyors can apply finance and stock market knowledge in daily works to become a better professional?" He shared with the audiences his valuable real life experiences on successes

and failures by applying finance and stock market knowledge in his business. This was his fourth CDP talks in the past three years. His unique style and format of presentation gave the audience an insightful look on how surveyors could tackle a traditional profession from a different perspective.

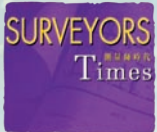
Another CPD event on “Building Operation and Maintenance in the 21st Century” was successfully held on 25 March. Ir Philip K.S. Pih, former president of the Building Services Operation and Maintenance Executives Society (BSOMES), started the seminar with the history of Building Operation and Maintenance. He then elaborated on challenges faced by practitioners in Hong Kong. Professor Daniel Chan of the Hong Kong Polytechnic University then continued to illustrate the importance of harmonious quality between health and sustainability in buildings. He concluded the seminar with the demonstration on the use of Electronic Operation and Maintenance platform in building engineering management.

Last but not the least, Mr Karl Lung, an expert on both wines and investment, delivered a talk on “Wine Knowledge for Business Occasions and Wine Investment”



on 15 April. He gave the audience a brief idea of the wine world, wine knowledge, the related table manner and potential investment opportunities. The talk was very impressive. All attendees had a good insight on the topic.

The three CPD events were successfully held. Whilst we would express our wholehearted thanks to the speakers, we would also thank for the time and effort of various organizers including but not limited to Simon Poon, Kason Cheung and David So.



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**Thank you very much!**



## Land Surveying Division Chairman's Message



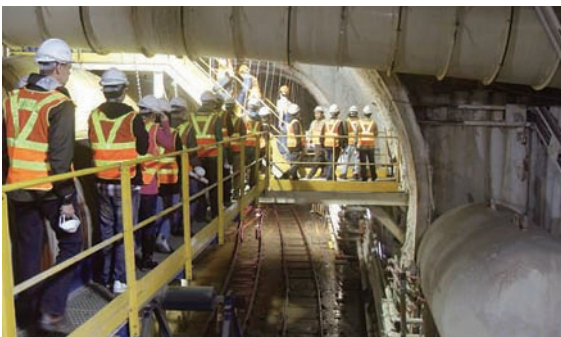
Simon Kwok LSD Council Chairman

### Technical Visit to Hong Kong West Drainage Tunnel

A technical visit to the Hong Kong West Drainage Tunnel was jointly organized by the HKIS LSD and the Department of Land Surveying & Geo-Informatics of the Hong Kong Polytechnic University on 17 April 2010. It was a great pleasure to let our members and university students to visit one of the major drainage improvement projects.

We were warmly welcomed by Ir Kenny Wong and his site staff followed by an informative presentation on the double shields Tunnel Boring Machines (TBMs) operating at the eastern and western portals. The multi-functional TBM performs drilling, excavation as well as removal of soils. Other tunneling methods to suit various site situations were also discussed.

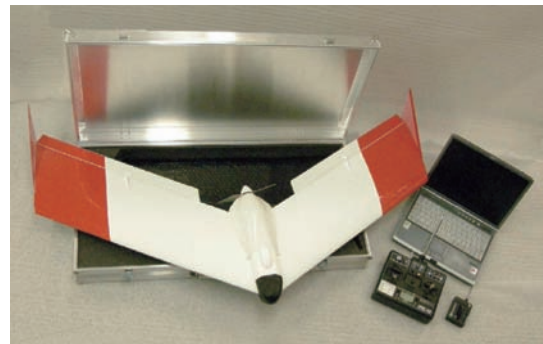
We took a walking tour in the western portal site area. The students expressed that it was a valuable experience to understand the contribution of our profession in an engineer project. The technical visit ended with discussion among the participants and the site staff. Our sincere thanks to Ove Arup & Partner (Hong Kong) Ltd for arranging such an impressive event.



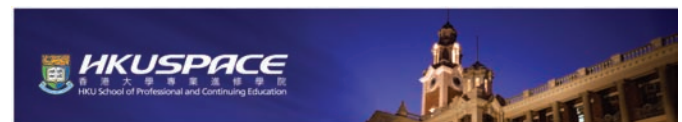
### Trends and Challenges of Photogrammetry

Professor Ralf Schroth of University of Hannover, Germany, delivered a very thought-provoking CPD on 20 April 2010. He gave a comprehensive review of the development of digital photogrammetry, aerial camera and airborne sensors such as LiDAR, Bathymetry and thermal sensors. He explained current trends in geo-referencing, image processing, digital terrain / surface models, ortho photo and the latest techniques using

oblique photo imagery (the Pictometry). On the application aspects, he talked about Geo-portal, 3D city models and the most exciting technology which integrates 3D models into desktop, web, mobile devices and navigation application. Finally he introduced the unmanned airborne systems which can acquire low altitude imagery with great efficiency and at extremely low cost.



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## Planning & Development Division Chairman's Message

*Francis Lam PDD Council Chairman*

### FIG International Congress in Sydney

Our Immediate Past Chairman, Mr Edwin Tsang, represented the Division to participate in the XXIV FIG International Congress held in Sydney from 11 to 16 April 2010. According to Edwin, it was a very successful meeting and he focused his efforts on advocating the Division's formal linkage with the Commission 8 of FIG. (Please refer to P.11 for his report)

### 2010 Mainland and HK Construction Industry Forum

The annual Mainland and Hong Kong Construction Industry Forum has been scheduled to be held from 19 to 21 June 2010 in Fuzhou (福州市). The Forum is jointly organized by the PRC Ministry of Construction and the HKSAR Government Development Bureau. The theme of this year's Forum is "Sustainable Urban Form: Green Building and Low-Carbon City" and the Forum will include a visit to the fourth Exposition on Green Construction and Energy Conservation in Fuzhou. The Chairman of PDD will join the HKIS Delegation led by the Senior Vice President to participate.

### Peking University Class 北京大學國情班

The HKIS has been invited by the Liaison Office of Central

People's Government to send six representatives to participate in the forthcoming Peking University Class for Hong Kong surveying/planning/engineering professionals. Our Hon Treasurer, Mr Mok York Yee, will represent the Division to join the Class to be held from 15 to 19 May 2010 in Beijing.

### CPD Events

On 9 April 2010, we had a briefing forum conducted by Rocco Design Team together with Mr Raymond Wu, Assistant Secretary (Lands) of the Development Bureau, regarding the Draft Design and Management Guidelines on Public Open Space in Private Developments. Over 70 members attended the forum and exchanged views with the speakers on the aspects of public accessibility, land grant conditions/enforcement, operational house rules, property management problems and the private landowner's legal/insurance liabilities, etc. ■

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## Property & Facility Management Division Chairman's Message



Gary Yeung PFMD Council Chairman

### FIG International Congress 2010

It was my first time participating in a FIG event in its Congress 2010 held in Sydney between 11 and 16 April 2010. Apart from the 10 delegates of the HKIS, we have opportunity to meet many other surveyors from Hong Kong and made friends with surveyors from other countries of the world.

Amazingly, there were a total of three big Plenary Sessions and close to 150 concurrent technical sessions summing up to about 680 paper presentations. Speakers were grouped according to their area of research and corresponding to respective Commission Panels. Obviously, Commission 8 (Spatial Planning and Development) and 9 (Valuation and the Management of Real Estate) are the most relevant divisions to property and facility management surveying. The terms of reference for Commission 8 set out as “Regional and local structure planning; urban and rural land use planning and implementation; planning policies and environmental management for sustainable development; re-engineering of mega cities; public-private partnerships; informal settlement issues in spatial development, planning and governance” whereas for Commission 9 as “Valuation; investment in real estate and investment planning; real estate investment vehicles; real estate, development finance and land use feasibility planning; real estate economics and markets and market analyses; management of property and property systems; management of public sector property.” The speakers such grouped in Commission 8 and 9 provided a prime focus for debate.

I attended several sessions in areas of Environment, Energy, Deformation Measurement, Climate Change, Spatial Enabled Society, Sustainable Development, Heritage Planning and Disaster Management. Having taken the opportunity as arranged by the organizer, I attended two visits including the Office of Planning

Department of New South Wales (NSW) and the Sydney Emergency Operations Centre. With the kind arrangement of the Planning Department, I shared the experience of a management team for a nearby 5-star green building: the Deutsche Bank Plaza.

### Share of Interesting Sessions

I would like to share with members abstracts of two interested presentations which I attended.

Kate Fairlie of Australia presented a paper on “Representing Carbon Property Rights”. It was emphasized that reduction of carbon emissions is considered crucial in the mitigation of a global rise in temperature and severe climate change. Many countries of the world had efficiently reduced national carbon emissions and fulfil Kyoto Protocol obligations, and emergent sequestration rights in carbon. In this respect, rights in carbon follow rights in water and biota as emerging property rights that should be separately managed, measured and represented visually. In addressing the impact of carbon emissions, our land and property shall be managed holistically with an adequate representation of the relationships and interdependencies between various land elements, rights, obligations and consequences, and the numerous stakeholders with an interest.

Malvern Tipping of United Kingdom presented a paper on heritage reservation named as “Identifying Clay-construction Buildings in a Norfolk Market Town”. Through a combination of a lack of identification and a lack of understanding on the part of both built environment professionals and builders, valuable heritage used to be irretrievably destroyed, such as those buildings built from timber frame with “wattle and daub panels” and those built from clay-lump. Hence, there is a need for historic clay buildings to be identified and recorded. Once identified, both built environment professionals and builders need to

be given the knowledge and equipped the skills to treat them in an appropriate manner. The market town of Diss in Norfolk has a history of clay construction. Therefore Diss is a suitable town for the identification and recording of such buildings and the dissemination of skills and knowledge. Collected data by a small professional team were entered into a database used by local authorities and others. Knowledge was also disseminated to both property professionals and builders. The exercise provides a template for the collection and recording of data with respect to historic clay buildings in other town throughout East Anglia.

### Share of Visits

The Office of NSW Planning Department was located inside the old Lands Department Building, Bridge Street of Sydney. The building, which was designed by the then Colonial Architect, James Barnet, in around 1876 with an Italian Renaissance style, has now been classified by the National Trust of Australia as being essential to the heritage of Australia. The classification lists the building as one that must be preserved. During the visit, the Planning department's Director introduced the e-Planning System which was an initiative of NSW Local Government strategic direction for IT investment. As many other Councils seek similar service, it is possibly a future statewide approach. The purpose of e-Planning is to ensure NSW is competitive and attractive to business and investment, to cut assessment times and costs, and to simplify the current complex planning system which is slow and difficult to navigate.

The initial stage of e-Planning comprises "Spatial Information Exchange (SIX) Planning Channel", "BASIX", "LDPM", "e-Planning Roadmap" and "Electronic Housing Code Pilot". While browsing the SIX planning channel, viewer may access information of a piece of land such as cadastre, topographic data, Local Environmental Plans, State Environmental Planning Policies, Regional Environmental Plans, State Heritage Register Items and Local Planning Directions, e.g. acid sulphate soil, etc. The Department may also deliver planning data online to ultimate users. BASIX stands for Building Sustainability

Index which is an online assessment tool to implement minimum sustainability targets for all new houses, units and renovations. Whilst using BASIX by homebuyers, it is forecasted to save 32 billion litres of potable water and 10 million tones of CO2 emissions a year by 2020. LDPM denotes Local Development Performance Monitoring which is an extranet site allowing councils to submit performance monitoring data and to provide links to useful reports. E-Planning Roadmap is a 10-year vision for e-Planning which aims to identify planning functions that can be improved by technology resulting priority projects for implementation after consultation with stakeholders. Electronic Housing Code Pilot focused on the development of online systems for the pre-lodgement, lodgement and processing of complying development applications under the NSW housing code.

The Sydney Emergency Operation Centre (SEOC) is located inside the NSW Rural Fire Service Headquarters at Carter Street. It is a state level emergency centre structured under the management of Rural Fire Service section, one of the five emergency organizations of NSW including fire service, ambulance service and police. Emergency call is normally handled by an emergency hotline of an adjoining 24-hour Call Centre and the SEOC can immediately be mobilized within half an hour to takeover control of a major incident, such as a widespread bush fire, which this SEOC was normally dealt with. Once being activated, the SEOC will continuously cause public awareness by means of warning and update the public the situation of a fire scene through media. That's why there is a media and broadcasting room behind the SEOC. The SEOC can also provide emergency alert to public through internet and mobile phone. It also supports other agencies in emergency situation such as flood, storm and rescue situation. The SEOC is able to connect aviation and gather information on weather forecasts and its likely effect on fire, fire status and possible resources readily available as support and priorities of allocation. This information helps to ensure the right level of support is provided in time, and fire and other incidents are controlled at a local level with minimum level of damages. ■

## Quantity Surveying Division Chairman's Message



*Daniel Ho QSD Council Chairman*

### Reciprocity Agreement between HKIS and ICES

As noted in the President's message, the HKIS signed a reciprocity agreement (RA) with the Chartered Institution of Civil Engineering Surveyors (CICES) on 7 April 2010. It signified a remarkable achievement after five years of negotiation between the two sides.

The CICES is an International qualifying body with its headquarter in the UK dedicated to the regulation, education and training of surveyors working within the civil engineering field. It has two streams of specialization, the Geospatial Engineering and Commercial Management. The RA we signed on 7 April 2010 was for the CICES Commercial Stream and the HKIS Quantity Surveying Division (QSD).

Our President, Prof Chau Kwong Wing, said in the signing ceremony, "It is a big day for the HKIS. The RA is one further step forward for us to go outside of Hong Kong."

The President of the CICES, Mr Ken Hall, said, "The RA contributes to the benefit of both sides. It is a significant and historical document."

Over 20 representatives from the HKIS and the CICES attended the signing ceremony and witnessed the memorable moment.

The signing of the RA with CICES would benefit the members of the QSD from the sharing of knowledge and experience of CICES in the infrastructure works. With the increasing expenditure in infrastructure projects by the government, the members of the QSD working in the infrastructure projects can certainly contribute more in providing their professional services in monitoring the cost of those projects and thus the money of the taxpayers.



I would like to take this opportunity to express my sincere thanks to Past President TT Cheung, Past QSD Chairmen

Sam Cheng, Dr Paul Ho, Spencer Kwan, Stephen Lai, and QSD Council Members Franki Yeung, Honby Chan, Alan Cheung, and many others for materializing this RA. Further, I would also like to thank the organizing committee comprising Thomas Ho, Honby Chan, Alan Cheung and Tzena Wong, for arranging the signing ceremony.

### PAQS 2010

The 14th Congress of the Pacific Association of Quantity Surveyors (PAQS) will be held in Singapore from 23 July to 27 July 2010. The theme is "Sustainable Cost Management: Borderless Innovation". Details of the Congress are contained in <http://www.paqs2010.com.sg>. It will be an opportunity to keep abreast of the updated development of quantity surveying services in sustainable development. Members are encouraged to join the Congress.

### Assessment of Professional Competence (QSD) Final Assessment 2010 - Written Practice Problems

The written practice problems of the Final Assessment 2010 of the APC(QSD) will be held on 13 and 14 September 2010 at the Hong Kong International Trade & Exhibition Centre (HITEC). Application shall be submitted to the HKIS Secretariat not later than 5:30 pm, 30 June 2010.

Application form can be down-loaded from [www.hkis.org.hk](http://www.hkis.org.hk).

### Quantity Surveying Division Annual Dinner 2010

**Date :** 28 May 2010 (Friday)  
**Time :** Reception (18:30 - 19:30)  
 Dinner (19:30 - 22:30)  
**Venue :** Voting Members Box, 5/F, Members Stand I,  
 Happy Valley Racecourse  
**Cost :** HK\$7,000/12-seat table; HK\$3,500/half table;  
 and HK\$600/seat

Members of the Quantity Surveying Division (QSD) are cordially invited by the QSD Council to join this special event and to take this precious opportunity to mingle with your fellow members. For full details of the event, sponsorship packages and reservation form, please visit the webpage of the HKIS-QSD at [http://www.hkis.org.hk/hkis/html\\_qsd/index.jsp](http://www.hkis.org.hk/hkis/html_qsd/index.jsp). Thank you for your support and see you in this joyful event.

### Young Surveyors Group Chairman's Message



Jeffrey Wong YSG Committee Chairman

#### Visit to the University of Hong Kong

We were invited by the University of Hong Kong Surveying Society for an YSG visit on 30 March 2010. Members in different divisions shared their experiences and career path with students. We observed a group of young blood who are ambitious and energetic. Members who joined the function including Arthur Cheung, Bette Sinn, Cyrus Siu, Wailliam Lai and Kenny Chan. Apart from the University of Hong Kong, YSG has also been invited to conduct a career talk in the Polytechnic University of Hong Kong later this year.



#### Young Professional Party 2010

A joint function between young groups of Hong Kong Institute of Architects (HKIA), HKIS YSG, and Hong Kong Medical Association (HKMA) has been scheduled to be held on 30 April (Friday) at Andante, Duddell Street. The function also celebrated the launching of Young Group of HKMA.

#### CPD

Upcoming CPDs:

- 9 June 2010 "Good posture contributes to your health" by Dr Queenie Leung, Bachelor of Chiropractic Science and Master of Chiropractic, Registered Chiropractor in N.S.W. of Australia and Hong Kong
- 23 June 2010 - Career path in surveying by Project68 (Topic to be confirmed)
- 22 July 2010 - Workshop on HKIS QSD Critical Analysis by Patrick S Y Chan

#### Social activities

YSG will organise several social activities including cookery class and magical class shortly. Details please check the CDP pages or contact Michelle Chung at michellechung@hkis.org.hk. More fun functions are coming!! We are confirming an art jamming function and BBQ in late May. For those who would like to join, please contact Sylvia Leung at sil\_to\_sil@hotmail.com or Simon Wong at msnfaiwing@hotmail.com.



# 兩地建設工程合同法律事務專欄 內地建築工程合同糾紛解決方式

郭靖華 FHKIS, FRICS

近年來，在香港和內地愈發緊密的經貿合作關係中，有不少香港的發展商在內地開發了房地產項目。因此，在有些專案在內地產生了糾紛需要訴諸法律途徑解決時，就可能涉及選擇在內地解決糾紛還是在香港解決糾紛的問題。在本文中，我們想向大家簡單地介紹一下內地建築工程合同糾紛有哪些解決方式，供大家在簽訂合同時，或糾紛產生時參考。

根據中國《合同法》第 128 條，在內地，合同爭議的解決方式有四種：和解、調解、仲裁和訴訟。本文試從一個非中國律師的角度去看一看相關的方式。

## 1. 和解

和解是當事人雙方在沒有第三者介入的情況下，自行解決合同糾紛的方法。由於建築工程合同通常爭議的金額較大，所以一般情況下，當事人最好在和解時簽訂和解協定，來保證和解談判中所約定內容的實現。

## 2. 調解

調解是指第三者促成糾紛主體相互諒解、妥協，最終達成最終解決糾紛的合意。在內地實踐中，調解可以分為訴訟外調解和訴訟內調解。

訴訟外調解，主要包括獨立調解和仲裁調解兩種。前者是指獨立於法院和仲裁機構的某些特定機構的調解，例如，人民調解委員會（村民委員會和居民委員會下設的調解民間糾紛的群眾性組織）、用人單位的勞動爭議調解委員會、消費者保護協會、中國國際商會調解中心等調解。而後者，是指在仲裁中，如果當事人同意調解的，由仲裁庭進行的調解。

訴訟內調解，是指法院受理案件後，在當事人雙方同意的前提下，可以進行調解（最高人民法院關於適用《中華人民共和國民事訴訟法》若干問題的意見第 91 條）。

在香港，仲裁員/仲裁庭和法官並不介入調解的過程，這點與內地的做法不同。對於獨立調解而言，調解協定達成之後，根據《民事訴訟法》第 16 條第 2 款，如果調解後反悔的，可以向人民法院起訴，也可以提起仲裁。

對於仲裁中的調解，《仲裁法》第 51 條第 2 款規定，“調解達成協議的，仲裁庭應當製作調解書或裁決書。調解書與裁決書具有同等法律效力。”同時，第 52 條第 2 款規定，“調解書經雙方當事人簽收後，即發生法律效力”。

對於訴訟中的調解，調解書經雙方當事人簽收後，同樣具有法律效力（《民事訴訟法》第 89 條第 3 款），當事人應當履行。

## 3. 仲裁

我們在之前的文章中提過，當事人若要將建築合同糾紛提交仲裁，

必須有有效的仲裁協議，這包括合同訂立中的仲裁條款和以其他書面方式達成的仲裁協定（《中華人民共和國仲裁法》第 16 條）。

由於建築工程合同糾紛可能涉及的金額比較大，案情比較複雜，在這種情況下，當事人若選擇歷史比較悠久的仲裁機構，例如中國國際經濟貿易促進委員會進行仲裁，這樣可以選擇資歷比較深、經驗比較豐富的仲裁員進行仲裁。

在仲裁裁決的執行方面，如果香港的發展商選擇內地的仲裁機構進行仲裁，根據《關於內地與香港特別行政區相互執行仲裁裁決的安排》，內地仲裁機構作出的裁決，可以在香港法院得以執行。反之，如果香港的發展商選擇在香港進行仲裁，那麼該仲裁裁決也可以在內地法院得以執行。當然，當事人在選擇仲裁地點和仲裁機構時，就應該考慮到將來關於執行仲裁裁決的事項。

## 4. 訴訟

在內地，如何確定一個建築工程合同的糾紛由哪個法院進行審理，需要考慮《民事訴訟法》中關於管轄的規定。我們在這就不進行一一詳述。

但需要強調的是，當事人可以在書面的建築工程合同自由約定管轄的法院，這是《民事訴訟法》中的“協議管轄”制度。因此，香港的發展商如果選擇在內地法院進行有關工程項目的訴訟，則可以根據時間、地點等的便利，選擇一個較為方便的法院進行。

當然，協議管轄還受到很多因素的限制，在實務中可以根據個案，參考律師的建議進行。

此外，2006 年起，香港和內地可以相互認可和執行當事人協議管轄的民商事案件的判決，這一點也值得關注。在選擇起訴地區時，也應該相應考慮到今後執行的地點以及可能性。

總之，香港的發展商如果選擇在內地解決內地建設工程的糾紛，可以臨近所涉工程的地點，在實地取證以及證人證言的準備方面，都可能地域上的便利，從而可以節省金錢和時間成本。當然，如果香港的發展商選擇在香港解決糾紛，可能會更加熟悉香港的法律程式，文化和語言上溝通也更加便利。無論選擇內地還是香港解決此類糾紛，皆有利弊，要根據具體情況判斷。當然，目前兩地仲裁裁決和當事人協議管轄的判決，可以得到相互承認和執行，這更增加了仲裁裁決或有關民事判決得以執行的可能性。■

## English Summary

Gilbert Kwok, FHKIS, FRICS

In this article, we will briefly discuss some means of construction dispute resolution under PRC law for HK developers from a non-PRC lawyer point of view.



# Resolving Construction Claims through mediation

Timothy Hill, Damon So - Lovells

On 1 January 2010 the High Court of Hong Kong introduced Practice Direction 31 (similar to the existing Practice Direction 6.1 which applies to the Construction and Arbitration List of the Court) promoting the use of mediation as a vehicle for the resolution of disputes. Members of the construction industry played a key role in the founding of the Mediation Council in 1994 and since this time mediation has played a significant and successful role in the resolution of disputes in the industry.

**What is mediation?** Mediation is a process by which the parties to a dispute are assisted by an independent third party, the mediator, to resolve their dispute. One of the fundamental distinctions of this approach, when contrasted with other approaches is that the parties retain control over the process and in particular settlement of the dispute. This can be contrasted with the other principal forms of dispute resolution adopted in the construction industry arbitration or court proceedings, where the appointed third party determines the dispute and imposes a settlement on the parties.

**Does it work?** There was considerable scepticism when mediation was initially promoted in Hong Kong. We recall that clients were concerned that mediation would be embarked upon without any real intention to engage in the process, but early experience with the Airport Core Programme proved these concerns to be unfounded. We believe the success rate with the disputes which went. Anecdotal evidence would suggest that a success rate of around this level is realistic, although inevitably the outcome will reflect the many different factors arising in respect of any dispute. Similarly our own experience is that with the assistance of a skilled and experienced mediator clients have been successful in resolving disputes which seemed destined for a trial.

**What is the effect of Practice Direction No. 31?** Practice Direction No. 31 is significant for two principal reasons. Its most direct effect is where there are Court

proceedings parties will be encouraged to consider undertaking mediation to resolve their disputes. Whilst mediation will remain voluntary, the Court may make an adverse costs order where a party unreasonably fails to engage in mediation. The Practice Direction identifies the existence of active without prejudice settlement negotiations being in progress between the parties as one such explanation. It is anticipated that the Court will set an anticipated minimum level of participation.

The second significance is that the implementation of the Practice Direction has been accompanied by extensive publicity and a push by a number of organisations to expand the knowledge and understanding of mediation amongst the public at large and the relevant professional and industry bodies. A likely consequence of this will be a growing awareness of and willingness to use mediation to resolve disputes or situations which might develop into disputes.

**How is a typical mediation conducted?** In a typical mediation, a single individual will be appointed as mediator. The mediator will have one or more meetings with the parties to discuss the preparation for the main mediation session. Parties should be prepared for the mediator to contact them, or the other party in the dispute in an informal manner in the run up to the main mediation session. The purpose of this contact is two fold, firstly to ensure that the parties arrive at the main mediation session prepared to deal with the issues which are likely to arise and secondly to provide the mediator with an opportunity to begin to build a rapport with the parties and their representatives which will help to ensure that the mediation is successful.

At the main mediation session the parties will have an opportunity to present their respective positions. The session may take place over a number of days or in the very largest cases over a number of sessions. The primary purpose of such presentation is to inform the principals of





the other party about the dispute that they will face. This can be contrasted where with an adjudicative process where the focus is on persuading the judge or arbitrator of the merits of the position.

Following the presentations, the mediator will begin the task of seeking to assist the parties to develop a compromised proposal. In this process, the mediator is likely to meet with the parties separately, although this can be done in joint session.

When terms of settlement are agreed the mediator will assist the parties to document the settlement, as described below this is a key part of the process.

**How do I go about selecting a mediator?** One of the key challenges in achieving a successful outcome to mediation is the identification of an appropriate mediator. There are no formal requirements and it is not essential that the mediator has industry knowledge (although this can help). The construction industry is fortunate that a number of leading practitioners have undergone training as mediators and are now accredited by relevant institutions as mediators. There are a number of accreditation bodies, of which the Hong Kong International Arbitration Centre ("HKIAC") is perhaps the best known locally. A list of accredited mediators can be found at [www.hkiac.org](http://www.hkiac.org).

The HKIAC and other accrediting organisations will assist parties in selecting and appointing mediators.

In choosing a mediator, it is important to remember that the mediator's skill of facilitating resolution, including the possibility of persuading the contrary party that there are good reasons for them to consider a settlement or improved settlement offer, are important factors. Our own experience of a skilled mediator can make a very substantial difference to the prospects of success of the mediation process.

**What sort of things should be considered before attending a mediation session?** We think it is important that parties undertake a realistic assessment of the merits of their position before the commencement of the mediation and that such assessment is kept under review during the process. In the run up to a main mediation

session it is often helpful to seek the views of someone within your own organisation who is not familiar with the details of the issues to reality test the presentation and reasonableness of the position.

Detailed consideration should be given to the value and strength of each element of the claim and counterclaim to the development of coherent settlement positions. A realistic assessment of the best alternative to a negotiated agreement should be given.

**How is a settlement agreement given effect?** Once the terms of a compromise are agreed, the mediator will proceed to assist the parties in documenting that settlement. Whilst very often this can be achieved by a simple document, in other cases the negotiation of the precise terms of the compromise agreement may require some assistance. The help of a mediator in concluding a fully documented arrangement can be invaluable. There is nothing worse than a compromise being lost because of the inability of the parties to finalise the terms of their agreement.

**What happens if an agreement reached in mediation is not honoured?** Our experience is that it is rare for parties not to honour agreements reached during the mediation process. This no doubt reflects the fact that the parties have chosen to compromise on the particular terms rather than having them imposed by a third party.

In the construction industry it is common for mediation to be an intermediate step in a dispute resolution provision leading to arbitration. In the rare circumstances where a mediated settlement is not honoured and it forms part of a dispute resolution process involving arbitration, a settlement agreement made during the course of mediation will be enforceable in the same way as an arbitration award. In other cases, the compromise will be no different to any other agreements that the parties may have reached and will be enforced by way of a claim for breach of contract.

**Will mediation mean that I have to pay an unjustified claim?** It is sometimes suggested that mediation involves payment for unjustified claims. Whilst successful settlement will often involve some element of



compromise on the part of all parties to a dispute; we have had experience where a well structured mediation process was sufficient to persuade a party that its claims had little prospects of success and therefore a compromise on substantially the same terms as had been offered prior to commencement of the mediation was accepted.

It should be remembered that the settlement of any claim lies with the parties. There is no obligation on the parties to agree a compromise; and in considering any proposal they clearly should bear in mind their own commercial interest. We advise parties to be realistic in their approach recognising the direct cost and opportunity cost of the alternatives to an early settlement.

### **What limitation exists on the adoption of mediation?**

There are a small number of types of commercial disputes where mediation is not an appropriate solution, this is generally where the dispute involves the rights of the public at large - but generally mediation can be used to resolve all manner of disputes.

We have been surprised that despite the success of mediation, there remains reluctance on the part of some parties in the industry to voluntarily adopt mediation where contracts do not include a requirement for its adoption. Surprisingly, this is even the case where other contracts entered into by the relevant party include mediation. We also see reluctance amongst contractors to adopt mediation in their dealings with sub-contractors. In the light of Practice Direction No. 31, such reluctance will become increasingly difficult to justify.

### **What are the greatest challenges faced in mediation?**

In our discussions with clients, we perceive that there is a growing concern that mediation in the construction industry particularly involving substantial government projects is moving away from the quick and relatively cost free approach initially envisaged by the rules, to a more formal and lengthy process. Although there is justification in this concern, it does to some extent fail to recognise that the success of mediation in the construction industry in Hong Kong has from its very earliest days reflected a relatively formal process. However, excessive delay and associated cost and formality will adversely affect the adoption of mediation.

At the same time a simpler process may result in a higher failure rate and accordingly a balance must be struck.

### **What is the future of mediation in Hong Kong?**

The Department of Justice published a Working Paper on the future of mediation on 8 February 2010 and commenced a three-month consultation process. A copy of the paper can be downloaded from <http://www.doj.gov.hk/eng/public/mediation.htm>. Among the recommendations of the Working Group is that there should be a stand-alone Mediation Ordinance which aims at providing a legal framework for the conduct of mediation without hampering the flexibility of the mediation process.

The Secretary for Justice has also promoted a Mediate First Pledge reflecting a scheme successfully adopted elsewhere to encourage commercial organisations to commit to attempting mediation before resorting to other means of dispute resolution. Details of the scheme can be found at <http://www.mediatefirst.hk/site>.

### **Can I bring proceedings if the mediation does not succeed?**

In the construction industry it is common for mediation to form one step in a tiered dispute resolution provision. If the mediation fails to arrive at compromise, the parties may continue through that process. Often this will mean an arbitration.

One important point to note is that commencement of the mediation will not prevent the limitation period from continuing to run. Under Hong Kong law, a claim must be brought within a limited time period, usually 6 or 12 years, from the date that the right arose, otherwise the right will be lost. Commencement of the mediation will not be sufficient to prevent this period from continuing. ■



## Volleyball

**HKIS Volleyball Team – Ladies’ Game: Surveyors vs. Lawyers**  
**Team Captain: Miss San KWOK / Miss Evangeline CHAN**

A friendly match with the Law Society was held on 21 April 2010 at Wong Nai Chung Indoor Stadium. The game was tailor-made for ladies only. Our female volleyball teammates enjoyed an exciting competition.



## Tennis

**Joint Professional Tennis Tournament 2010**  
**Team Captain: Mr Harry JAN**

The Joint Professional Tennis Tournament will be held in August 2010. Regular and tough practices have been

conducted frequently. The coming practices will be mainly held at Sin Fat Road, Kwun Tong. All teammates have confidence to have a promising result in the tournament this year. If you want to join the tennis team, please contact us ASAP.

## Dancing

**Basic Dancing Class and Jazz Class**  
**Group Convenors: Ms Michelle CHUNG / Ms Hazel TEE / Ms Tzena WONG**

The HKIS Dancing Interest Group will be formed very soon. The first function in the year will be basic class on social dancing. For those interested members, please register by filling the application form in the CPD column. Moreover, a Jazz class is being organized. Please stay tune.

## Bowling

**Champion in a Joint Institutes Competition**  
**Team Captain: Mr Tommy LAM / Mr Lesly LAM**

The HKIS Bowling Team recently joined a Joint Institutes Bowling Competition and won the Champion. The participating teams included the Royal Institution of Chartered Surveyors (RICS), the Chartered Institute of Building (CIOB), the Chartered Institute of Arbitrators (CI Arb) and Association of Project Management (APM). Our score was far higher than that of the first runner-up by a few hundred points.





Moreover, our teammates, Donald Chan and Jason Fung, also won the top scores in the first set and second set of games respectively. Well Done!

Our bowling team captain would like to appeal more interested members to join the bowling team. Ladies are welcomed. If you are a bowling enthusiast, please do join the HKIS Bowling Team.

## **Nomination** Recreation & Sports Club of the Hong Kong Professional Bodies

Nice to let you know that the Chairman of HKIS Sports and Recreation Committee is nominated to be the Chairman of Recreation & Sports Club of the Hong Kong Professional Bodies. Lesly LAM will continue to arrange more inter-professional sports events for members.

## **Welcome to join**

Recruitment of players for the other teams is still opened. Look forward to seeing you in the HKIS Golf Team, Dragonboat Team, Tennis Team, Chess Team, Badminton Team, Squash Team, Swimming Team, Sailing Team, Photography Team.

Please contact:



**The Hong Kong Institute of Surveyors**  
Sports Team / Interest Group



**Chairman: Lesly LAM, leslylam@hkis.org.hk /**  
**HKIS: Donna Yu, cpd@hkis.org.hk/2526 3679**

# STANLEY DRAGON BOAT RACE 2010

Let's JOIN and SUPPORT our HKIS Team on the STANLEY DRAGON BOAT RACE on TUEN NG FESTIVAL, 16/6(WED)  
*See you all at Stanley Main Beach~!*

| Practices: |                 |                  |
|------------|-----------------|------------------|
|            | Date 日期         | Time 時間          |
| 7          | 16/5/2010 (SUN) | (14:30 to 17:00) |
| 8          | 23/5/2010 (SUN) | (14:30 to 17:00) |
| 9          | 30/5/2010 (SUN) | (14:30 to 17:00) |
| 10         | 6/6/2010 (SUN)  | (14:30 to 17:00) |
| 11         | 13/6/2010 (SUN) | (14:30 to 17:00) |

**Race day: 16/6/2010 (WED)**

Welcome to all HKIS members, student members and friends. For details, you may visit <http://www.dragonboat.org.hk/big5/dbr/entry.html>  
For enquiries, please contact our Team Captain - Mr. William Lai at [williamlai@hkis.org.hk](mailto:williamlai@hkis.org.hk).



## Joint Half-day Seminar on SDI

*Eric Chan, LSD CPD Convener*

In the modernized city of Hong Kong, it has been realized that sustainable efforts should be put to work toward an infrastructure containing key spatial data for the government and society, in order to facilitate development and creativity. With the aim of promoting the concept of spatial data infrastructure (SDI) and improving the collaboration, cooperation and coordination among the stakeholders in SDI industry, a half-day seminar of “Spatial Data Infrastructure (SDI) in Hong Kong” was jointly organized by HKIS, CICES, HKIE (ITD) and LSGL of PolyU at the CityView on 18 March 2010.

In this seminar, we were very much delighted to have the Honourable Dr Samsom Tam Wai Ho, JP, Member of Legislative Council (Information Technology), as our guest-of-honour and the keynote speaker. There were about 100 participants and all benefited from the talks covering discussion of SDI elements and the way forward in the creation of Hong Kong’s SDI, the experience sharing of the establishments and applications of different spatial information systems, and also the advanced technologies in data acquisition.

On behalf of the organizing committee, I would like to express our sincere thanks to the following speakers for their valuable contribution to the success of the seminar: Mr Ng Kwok Wai (Chief Land Surveyor/Land Information Centre, SMO, Lands Department), Dr Lillian Pun (Associate Professor and Associate Head, Department of Land Surveying and Geo-Informatics, Hong Kong Polytechnic University), Mr Eric Yau (GIS Manager, AECOM Asia Co. Ltd), Mr Vincent Lui, (Sale Manager, Leica Geosystems Ltd), Mr John Jiang Lian Jiang (Vice General Manager, Beijing Topcon Business and Trade Co. Ltd), Mr Paul Tsui, (Managing Director, ESRI China (Hong Kong) Ltd).





香港城市大學  
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SCOPE  
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## FIRE ENGINEERING PROGRAMMES

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- Meets the training need of fire engineers and other disciplines such as building engineers, surveyors and architects
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- Strong links with the industry and professional bodies
- Workplace modules incorporating academic theories into your daily work context
- Access to CityU’s library, Computing Services Centre and SCOPE Resources Centre with dedicated collection on fire discipline
- A 5% discount on the programme fee be given to all IFE (HK) Members

The above are exempted courses under the Non-local Higher and Professional Education (Regulation) Ordinance (reference number 451419, 451418, 451312). It is a matter of discretion for individual employers to recognise any qualifications to which these courses may lead.

Information Seminar

Date and Time : 19 May 2010, Wednesday Time: 7:00-8:30pm  
Venue : Lecture Theatre 11 (LT-11),  
Green Zone, 4/F, Academic Building,  
City University of Hong Kong

**Online Seat Reservation:**  
[www.cityu.edu.hk/ce/seminars/03919](http://www.cityu.edu.hk/ce/seminars/03919) (MSc)  
[www.cityu.edu.hk/ce/seminars/03924](http://www.cityu.edu.hk/ce/seminars/03924) (BEng)  
[www.cityu.edu.hk/ce/seminars/03925](http://www.cityu.edu.hk/ce/seminars/03925) (FDSc)

Professionally Recognized as  
(CEng / MHKIE)

MSc in Fire Safety Engineering  
(2-year, Part-time mode)

BEng (Hons) Fire Engineering  
(2-year / 3-year, Part-time mode)

Foundation Degree of Science  
Fire Safety Engineering  
(2-year, Part-time mode)

Programme Website : <http://www.cityu.edu.hk/ce/fire/>

Enquiries : 2784 3225 / 3442 7423

## Members' Privileges *(With your HKIS membership card, you can enjoy these special offers.)*

### Caltex StarCard

A discount of HK\$1.20 per litre gasoline for all successful application of the Caltex StarCard. Enquiries please call the hotline of Ming Xing Investment Co Ltd, on **2851 3297**.

### Esso Discount Card *\*Sizzling Hot Offer\**

- (1) For petrol, from 16 January 2010, the discount is HK\$1.30 per litre for successful applicants with consumption exceeding 50 litres per monthly period; otherwise it is HK\$1.20 per litre. Petrol is first fully paid by credit card at Esso station; rebate will be credited to customer's bank account.
- (2) For diesel, successful applicants will get a direct discount of HK\$2.00 per litre at any Esso station.

### Esso Fleet Card

Discount is HK\$1.30 per litre for successful applicants.

Enquiries for above cards, please call Cres Wong of Ace Way Company at **2807 3001**.

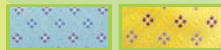
### Shell Card

A discount of HK\$1.20 per litre gasoline for all successful application of the Shell Card. Enquiries please call Alex Au of Kingsway Concept Ltd, on **2541 1828**.

**Note:** The HKIS will not be privy to any contracts between the HKIS members and the agency concerned. We will not be responsible for the administration of or the consequences arising from these contracts, including any personal data that HKIS members may agree to provide to the agency. No liability of any kind will be borne by the HKIS. All business transactions made under the membership benefits of HKIS are strictly between the merchant and HKIS members. The HKIS will not be involved in any complaints made by any party in any business transaction. All enquiries should be made to merchants directly.

# HKIS

Pattern style  
Blue, Gold



*Yellow and light blue silk tie, weave details with single HKIS embroidered logo.*

- Member Price: HK\$90
- Non-Member Price: HK\$150



*HKIS square lapel pin with HKIS logo and is suitable for both gentlemen and ladies.*

- Member Price: HK\$30
- Non-Member Price: HK\$50



*Beige silk scarf with single HKIS embroidered logo.*

- Member Price: HK\$100
- Non-Member Price: HK\$150



*Dark blue lanyard with HKIS logo, key ring and mobile phone connecting thread.*

- Member Price: HK\$20
- Non-Member Price: HK\$25

## Welcome to the HKIS Shop

HKIS Shop sells a range of attractive gifts bearing the HKIS logo. To view the range of goods or place an order, please call the Secretariat on 2526 3679 or visit [www.hkis.org.hk](http://www.hkis.org.hk)



*Stylish white or black mesh caps with extended peak, perfect for outdoor sun-screening, embroidered with HKIS logo.*

- Member Price: HK\$35
- Non-Member Price: HK\$55



*A4 folder, crafted from fine leather and made to high standards, beautifully lined and embossed with the HKIS logo.*

- Member Price: HK\$180
- Non-Member Price: HK\$250

| Date        | Event | Organiser                                     | Location    |                        |
|-------------|-------|---|-------------|------------------------|
| <b>2010</b> |       |   |             |                        |
| <b>May</b>  | 27    | HKIS Executive Committee meeting              | HKIS        | Board Room, HKIS       |
|             | 27    | HKIS General Council meeting                  | HKIS        | Board Room, HKIS       |
|             | 28    | Surveyors Happy Hour cum Birthday Party & CPD | HKIS        | SLC, HKIS              |
| <b>Jun</b>  | 17-18 | 12th International Surveyors' Congress        | ISM         | Kuala Lumpur, Malaysia |
|             | 24    | HKIS Executive Committee meeting              | HKIS        | Board Room, HKIS       |
|             | 25    | Surveyors Happy Hour cum Birthday Party & CPD | HKIS        | SLC, HKIS              |
| <b>Jul</b>  | 7     | Board of Membership meeting                   | HKIS        | Board Room, HKIS       |
|             | 22    | HKIS Executive Committee meeting              | HKIS        | Board Room, HKIS       |
|             | 22    | HKIS General Council meeting                  | HKIS        | Board Room, HKIS       |
|             | 23-27 | 7th ICEC World Congress & 14th PAQS Congress  | ICEC & PAQS | Singapore              |
|             | 30    | Surveyors Happy Hour cum Birthday Party & CPD | HKIS        | SLC, HKIS              |
|             | 27    | Surveyors Happy Hour cum Birthday Party & CPD | HKIS        | SLC, HKIS              |
| <b>Sept</b> | 4     | HKIS Annual Conference 2010                   | HKIS        | Conrad Hong Kong       |
|             | 24    | Surveyors Happy Hour cum Birthday Party & CPD | HKIS        | SLC, HKIS              |
|             | 30    | HKIS Executive Committee meeting              | HKIS        | Board Room, HKIS       |
|             | 30    | HKIS General Council meeting                  | HKIS        | Board Room, HKIS       |
| <b>Oct</b>  | 20    | HKIS Executive Committee meeting              | HKIS        | Board Room, HKIS       |
|             | 29    | Surveyors Happy Hour cum Birthday Party & CPD | HKIS        | SLC, HKIS              |
| <b>Nov</b>  | 2     | HKIS Annual Dinner 2010                       | HKIS        | Grand Hyatt Hong Kong  |
|             | 10    | Board of Membership meeting                   | HKIS        | Board Room, HKIS       |
|             | 25    | HKIS Executive Committee meeting              | HKIS        | Board Room, HKIS       |
|             | 25    | HKIS General Council meeting                  | HKIS        | Board Room, HKIS       |
|             | 26    | Surveyors Happy Hour cum Birthday Party & CPD | HKIS        | SLC, HKIS              |

For details, please visit [www.hkis.org.hk](http://www.hkis.org.hk) or contact the HKIS office on 2526 3679. Board Room, HKIS = 810 Jardine House, 1 Connaught Place, Central, Hong Kong. SLC, HKIS = 811 Jardine House, 1 Connaught Place, Central, Hong Kong.



# Fundraising CPD Event for Qinghai Earthquake: "Forecasting Future Housing Prices in Hong Kong"

10 May 2010 7:00 – 9:30 pm

**Thanks for your support!**

