

SURVEYING

VOLUME 1, ISSUE 1, MARCH 1992

FROM THE EDITOR

At a launch, it is customary to break a bottle of G H Mumm's finest across the bows of the vessel being launched. I tried to do that but, apart from the problem of locating the bows, the paper was too soft and the bottle would not break. Unwilling to dispense entirely with such a tradition (and with a spirit of research into Father P's remarkable technological innovation) I eased the cork out and sprinkled a few bubbles across the proofs. The remainder (of the bubbles) I subjected to detailed and very close examination. Thus, I declare we are lunched.

Actually, this is not so much a launch of a new venture, it is more of a refit. Not a demolish and rebuild project, but what is now called retrofitting. We build, we hope, on the solid foundations and structure put in place over the years by dedicated predecessors. So, why change? and to what?

The reason for change is, simply, growth. The profession has increased in numbers and has increased in stature. Activities by the profession have multiplied and, with increasing CPD demands, will continue to do so. The volume of notices sent out by Surveyors Services Ltd, as well as the number of recipients, is constantly increasing. It is already necessary to provide a monthly mailing. The more interesting and informative we can make that, the better.

And that, at least initially, is all that we change to. A newsletter, to keep you informed of what has

recently happened or will soon happen. We do not (yet) aspire to be a learned and professional journal. Cadastral surveys, strata titles and life cycle costing are not for these pages. This is more the TV Times than the Financial Times.

But, like the TV Times, we need to be economic, and that we can be. No other publication in Hong Kong will reach every Surveyor and trainee in the profession regularly. For targeted advertising, there can be no better medium. If you want to employ Surveyors, advertise within. If you want to sell to Surveyors, advertise within. But if you want Surveyors to plough through fifty pages of catering trade vacancies or second hand cars before they find your advertisement, try a newspaper.

If you are a Surveyor, this newsletter is for you, and can be by you. President, Chairman, Committees stand in the queue for space with you. Without hesitation, if what you have to say is more interesting than what the President has to say, you get the space. (Well, sir, look at this way - is it likely?) We want your news; from awards to weddings, from appointments to relocations. We will do all we can, within the limitations of space, to print it.

I am here to edit a newsletter; not to write it. I have far better things to do than write. For instance, there is still a dribble lurking in the Mumm's bottle.....

Hong Kong Institute of Surveyors
President : Marco Wu, FRICS, FHKIS

Royal Institution of Chartered Surveyors
Hong Kong Branch
Chairman : Tony Samson, FRICS, FHKIS

SURVEYING is the monthly newsletter of the Hong Kong Institute of Surveyors and the Royal Institution of Chartered Surveyors, Hong Kong Branch. It is distributed to members, students and friends of the surveying profession. Should you know of anyone not on the mailing list who would be interested in receiving a copy, please contact Surveyors Services Limited.

Members are invited to contribute to "Surveying". Articles, letters or notices should be received by the Editor by the 18th of each month for publication the following month.

The views expressed in this newsletter do not necessarily reflect the views of the HKIS or the RICS HKB. The Editor, Bruce Humphrey, reserves the right to edit any article received.

The Editor can be contacted through Surveyors Services Limited.

All advertisements and small ads are welcome. The income provided by advertisements contributes towards the printing cost of SURVEYING.

Further details and information on rates for other advertising may be obtained from the Administration Officer, Surveyors Services Ltd, 1934 Swire House, Chater Road, Hong Kong (Tel : 526 3679 Fax : 868 4612)



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AROUND THE DIVISIONS

JO NEWS

BY K S KOH

Ten firms took part in the Annual Six-A-Side Soccer Tournament at the end of December. Congratulations to Wayfoong Properties who emerged the 1991 Champions. Well done to Levett & Bailey and the QS Section of Housing Department as first and second Runners-up respectively.

The JO Annual Dinner on 3rd January was held in the very pleasant surroundings of Chater Room, RHK Jockey Club in Happy Valley (unfortunately NOT on a Wednesday!). The speaker for the evening was the Human Resources Manager from the Standard Chartered Bank, whose topic was "Self-Development Needs".

JO is as always very involved in CPD and other events - watch out in next month's SURVEYING for details of our participation in Education & Careers Expo '92. (But we're not always serious - see Diary for details of our trip to the Races!)

FROM THE GENERAL PRACTICE DIVISION

BY STEPHEN YIP

The new GP Division Council held their first meeting on 15th January. Officers for 1991-92 are

John Corrigan : Chairman
 Stephen Yip : 1st Vice Chairman
 John Ratcliffe : 2nd Vice Chairman
 Brian Reid : Hon Treasurer
 K K Chiu : Hon Secretary

A correspondence list of GP Division Council members is available at the Surveyors Services office. All members of the Division are welcome to raise any subject with the Council.

UPDATE FROM THE BUILDING SURVEYORS

BY GRAEME BALDWIN

The Division has been particularly active recently with a number of initiatives coming to fruition.

The HKIS Standard Form of Flat Inspection Report (SFFIR) together with a Guide and Rules has been completed. Following endorsement by HKIS General Council, there will be a sustained campaign to market this. External support will be canvassed.

An HKIS directory listing details of companies offering Building Surveying services has been produced. Copies have been sent out to BS members and additional copies are available at Surveyors Services Ltd. Whilst every effort has been made to ensure that the information is as up to date as possible, errors inevitably occur. Please inform David Chan (810 8123 ext 144) of any revisions and we will ensure that these are included in the next edition.

The 6th Annual Building Surveyors Conference was held on 11th January 1992 and over 200 attended. The theme "Efficient Buildings" was well received and the broad base of speakers' expertise ensured that the panel discussion was both lively and, on occasions, controversial.

NEWS FROM THE LAND SURVEYORS

BY W P CHENG

The draft of the proposed standard scale of fees for land surveying services has been prepared and updated. The format of presentation is under review by the LSD Council and will be circulated to all members for comment.

The Executive Summary of "Consultancy Study on Land Surveying Activities" from the Survey and Mapping Office recommended several measures to encourage the private sector. These included a "Survey Ordinance" to set up controls and conditions for all boundary surveys and the authorising of persons to undertake these surveys. There were also recommendations for a legislative framework to assure Government of the quality of work carried out under contract and to allow central records to be maintained even though the work is not carried out in-house, and finally the setting up of a stand alone survey organisation to regulate boundary surveys and provide survey mapping and land information services.

QUANTITY SURVEYING DIVISION

BY ANDY GORDON

The preoccupation of the QSD in the latter half of the year is the annual TPC Practice Problem exercise. The logistics of organising the many assessments, moderations and associated interviews are mammoth. As soon as it is over the focus shifts to setting the next paper. Many thanks to all those who have spent many hours in assessing papers. Your services will be needed again this year!

It is hoped that at long last the standard forms of contract for minor works and for foundation works will be published by RICS later this year.

The focus of attention over the coming year will be the convergence of the RICS/HKIS QSD Committees, which we hope will take place in the very near future.

INTRODUCING -

K S KOH, CHAIRMAN, JUNIOR ORGANISATION

K S took over as Chairman of the JO at the end of last year. He is a GP Division member, currently Head of Valuation Department at First Pacific Davies. In what time he has spare from his work and JO activities, K S enjoys tennis, swimming, reading and horse racing. (So that's why the JOs are keen and regular visitors to Shatin!)



New Officers joining K S on the JO Committee are Samuel S W Hui - Vice Chairman, Ronnie K P Wong - Hon Treasurer, and Jacqueline C W Lam - Hon Secretary.

A Valuation Standards and Practice Committee has been set up. Terms of reference of the Committee can be obtained from Morna Humphrey at Surveyors Services or John Ratcliffe.

Membership of the Committee is not closed and HKIS/RICS members interested in contributing either as members or by commenting should contact Convenor John Ratcliffe on tel. 766 5810, fax 764 2572

SURVEYING DIARY

CPD EVENT

GENERAL PRACTICE DIVISION

"Provision and Management of GIC Accommodated in Private Developments"

Speaker : Mr MOK Kam Kwan
Date : Thursday 26th March
Time : 6.00 p.m.
Venue : Lecture Theatre, 7/f,
VTC Tower, Wood Rd,
Wanchai
Cost : \$20.00

Mok Kam Kwan, FRICS, FHKIS is a Principal Valuation Surveyor, Rating & Valuation Department, on secondment to the Government Property Agency as Chief Property Manager, Leasing Division.

In addition to building, leasing and purchasing existing properties, the Hong Kong Government acquires a large number of Government, Institutional and Community (GIC) accommodation in privately-built developments to meet its operational needs. In this talk Mr Mok will explain the logic behind this unique method of acquisition. Also he will describe the intricacy of the mechanism involved as well as the role played by staff in the GPA.

CPD EVENT

GENERAL PRACTICE DIVISION

"PROPERTY MARKETS IN CALGARY AND EDMONTON"

Speaker : Mr Graeme Young
Date : Thursday 19th March
Time : 6.30 - 8.00 p.m.
Venue : Lecture Theatre, 7/f,
VTC Tower, Wood Road,
Wanchai
Cost : \$20.00

Whilst the property markets in Vancouver and Toronto have attracted considerable attention in Hong Kong over recent years there has also been considerable activity in the property markets in the other cities in Canada.

Graeme Young is a practising Chartered Surveyor in Calgary and Edmonton, the two largest cities in Alberta, and will provide an introduction to the property markets in these two cities and provide an insight into the operation of a Chartered Surveyor practice in Canada.

CPD EVENTS

Hong Kong University, Centre for Urban Planning & Environmental Management - "Workshop on Multi-Criteria Decision Aid Techniques for Urban Planning and Environmental Management", speaker Professor Bryan Massam, Chairman of Department of Geography, York University, Toronto. This is a one-day event to be held at the Centre on Saturday 11th April.

Also on 11th April, the Department of Civil and Structural Engineering at Hong Kong Polytechnic are holding a course on "Appraisal of Concrete Strength and Durability", speaker Mr Christopher Stanley, Director, Infrascan (HK) Ltd.

Further details on both events are available from Surveyors Services Ltd.

CPD EVENT

BUILDING SURVEYING DIVISION

Historic Buildings Seminar and Tour

Date : Saturday 28th March
Time : 9.00 a.m. to 12.30 p.m.
Venue : Start from APB Centre, Tokwawan
Fee : \$80 including transport

Bill Greaves and Lam Sair Ling of Architectural Services Department will give an introductory illustrated briefing then lead a tour to historic buildings in the New Territories and Kowloon. The tour is limited to 20 people, on a first-come-first-served basis.

SURVEYORS LUNCH

Guest Speaker for this month's Surveyors Lunch is

STEVEN K L POON

CHAIRMAN

LAND DEVELOPMENT

CORPORATION

Mr Poon will be giving us an update on Land Development Corporation matters in the light of the current situation.

The Lunch will held at the Hongkong Hilton Hotel, Queens Road Central on Thursday 26th March, 12.30 for 1.00 p.m.

CPD VIDEO

"PACIFIC PLACE - HOW DID IT HAPPEN"

The Joint Office now has in stock a video of this extremely successful and popular event held in November last year. It is available for hire to members at a cost of \$50 for two days. Our thanks go to Thomas Choi and his team from Swire Properties for producing this Video.

A booking form for the events listed should be enclosed with this newsletter. If you did not receive one (or want more) please contact Stella Chung at Surveyors Services.

CPD GENERAL

Roger Nissim and the CPD convenors of all Divisions are always delighted to receive members' suggestions for possible events, particularly if they are receiving overseas visitors.

A reminder from the Surveyors Services office that, because of the numbers involved successful reservations for CPD events will not be acknowledged - only if a CPD or other event has been sold out will unsuccessful applicants be informed.

CPD EVENT

QUANTITY SURVEYING DIVISION

"CURTAIN WALLING - VALUE FOR MONEY"

Speaker : Mr Clifford Bury
Date : Monday 13th April
Time : 6.30 - 8.30 p.m.
Venue : Studio Theatre,
Hong Kong Polytechnic
Cost : \$20.00

The sheathing of high rise buildings presents many opportunities to provide customer satisfaction with his building, both aesthetically and in terms of value for money in the long term. It can, if imprudently designed, be the source of much customer dissatisfaction.

Mr Bury is the head of research and testing for Builders Federal curtain walling specialists, which have undertaken such projects as Exchange Square, Bank of China Building and Hang Seng Bank HQ. He will be presenting an expert view and supporting slides to examine and explain curtain walling opportunities.

SOCIAL

The JO is organising a trip to Shatin Races on 15th March 1992. A box for 100 hopeful "punters" has been reserved. The cost is \$260 per head, which includes return coach, box, guest badge and lunch.

If the Jockey Club doesn't relieve you of your money, the JOs will! - this event has been designated as a major charity drive to benefit "Project Orbis". So while you are counting your winnings, look for the JO's donation box, and help a good cause at the same time as enjoying yourself. (Any good tips for the Double Quinella, Samuel?)

All members and guests are welcome, but because of restricted space and anticipated high demand, each member is limited to two guests.

The coach will depart from YMCA (rear side), Tsim Sha Tsui at 11.00 a.m.

COMING SOON -

27th March	Land Surveyors Division Annual Dinner
8th May	Building Surveying Division (HKIS) Annual General Meeting
5th May	Hong Kong Institute of Surveyors Annual General Meeting Chater Rooms, 5/f, Royal HK Jockey Club, Happy Valley, 6.00 p.m.
19th June	Quantity Surveying Division Annual Dinner, Hotel Conrad

INSTITUTE AND BRANCH

THE PRESIDENT'S VIEW BY MARCO WU

There have been a number of significant events over the four months since the last newsletter.

The Annual Dinner held in November attracted some 600 participants. Sir David Ford was Guest of Honour, and gave a very encouraging response to our request for a separate Functional Constituency seat in LegCo in 1995.

After discussions with the parties concerned, corporate membership of HKIS in the GP, QS, BS and LS Divisions is now recognised by Government for Civil Service appointments.

Twelve members have been appointed to the Surveyors Registration Board with Barnabas Chung as chairman and F Y Kan Vice-Chairman, and are now working on the establishment of the registration system.

The Council has also approved the formation of the Public Affairs committee with Edmund Ho as convenor. The PAC will form a focus for formulation and dissemination of the views of the Institute so that a prompt reaction can be given on current issues relating to the profession, including proposals for legislative changes.



Sir David Ford, Guest of Honour at the 1991 Dinner, enjoys a joke with Marco Wu and Paul Varty

MESSAGE FROM THE CHAIRMAN BY TONY SAMSON

Well, it has been a very busy start to my chairmanship with much work being done by committee members and others on a number of issues, ranging from the Review of the Town Planning Ordinance Review to social events.

HKIS and RICS, HKB submitted joint reports to Government on the current review of the Town Planning Ordinance and to the Special Committee chaired by John Todd on Compensation and Betterment, thanks to the efforts of the Working Group, especially Trevor Farnworth.

In respect of social events, I am particularly delighted with the turnout at the monthly Surveyors Lunches and I hope that all members will continue to get together at these functions to socialise and exchange ideas.

I personally have been very busy in not only RICS affairs, but also organising in Hong Kong a Governors Board Meeting for the World Organisation of Building Officials, an organisation on which I have written articles in the past. Representatives from RICS, HKB, together with HKIS, HKIA, HKIE, HKIP, CIOB, HKCA and REDA were present at a WOBO presentation at the Convention Centre on 17th February, which will hopefully lead to the 4th WOBO Congress being held here in Hong Kong in 1996. As a governor of WOBO, I hope this comes to fruition, but I will need everyone's support for this venture.

RICS/HKIS JOINT ANNUAL DINNER

Regular Annual Dinner-goers have, over the past few years, expressed a desire for the Dinner to be held (a) at a venue on the Hong Kong side of the Harbour, and (b) on a Friday evening, instead of Thursday. The Dinner Organising Sub-Committee (yes there was one! - Mike Mann, John Peacock and Morna Humphrey) recommended the Hotel Conrad, on Friday, 8th November. The Dinner was, as usual, an extremely successful evening, enjoyed by all who attended.

However, the Conrad had one drawback - for the RICS/HKIS Annual Dinner, it was simply too small. The ballroom can only accommodate 620 so, for the first time, the "Sold Out" notice went up, and many members were disappointed.

For 1992, we are returning to the Regent Hotel, which is one of only two possible venues large enough to meet our requirements. They have served us very well in the past and, we are sure, will this year.

The 1992 Dinner will be held on Friday 13th November, and we are delighted to report that H.E., the Governor has accepted our invitation to be our Guest of Honour and principal speaker.

(If anyone wishes to organise a sweepstake on the identity of the Governor by November, please contact the Editor!!)

KUNG HEI FAT CHOI

Best wishes for the Year of the Monkey
to all of you

AWARDS FOR HON. EDWARD S.T. HO AND PAUL J CORSER FRICS, FHKIS

In the Queen's New Year's Honours List, our LegCo representative, the Hon. Edward S.T. Ho was awarded the Order of the British Empire and Mr Paul J Corser was awarded the Imperial Service Order. Warmest congratulations go to both from the President, Chairman and members.

NEWS ABOUT US

EDUCATION

BY RAYMOND BATES

It is helpful to outline the way Education is managed by the HKIS and the RICS in Hong Kong.

HKIS - The Board of Education is constituted under the Bye-Laws, with the Terms of Reference set by General Council. Each Division nominates two representatives, one of whom retires each year. Divisions are responsible for developing rules for the TPC (subject to ratification by the Education Board) and for the management of the TPC.

RICS - The Branch (and, indeed, the HKIS), combine the functions of Education and Membership. There is an education committee, and a membership committee with representatives from each Division who are nominated annually. In addition there are co-ordinators for the TPC in BS, GP and QS Divisions.

The Surveyors Services office provides administrative support to all Divisions in running the TPC.

The HKIS and RICS work together in the validation of degree courses within Hong Kong.

Both the HKIS and the RICS Branch have been meeting jointly to review future educational needs in Hong Kong. Much groundwork has already been done, and it is expected that the study will be completed this year.

A major concern of the RICS Branch is the proposed introduction of an Assessment of Professional Competence (APC) in place of the existing TPC for GP candidates. The proposal includes an interview of each candidate. This is a step in the right direction. The problem lies with the logistics of running the APC. This issue is currently being taken up with RICS Headquarters.

RICS BENEVOLENT FUND

Traditionally, the RICS offers an honorarium of \$1,000 to members who voluntarily take part in assessments for the Test of Professional Competence. Many members very generously waive this honorarium and request that it be donated instead to the RICS Benevolent Fund. For the 1990 sessions of the TPC, a total sum of £1,700.00 was forwarded to the Benevolent Fund.

A very sincere 'thank you' to all those members who contributed.

SURVEYORS SERVICES LIMITED

The Joint Office is delighted to report that it no longer exists!

Members will remember that some time ago RICS Branch Committee and HKIS General Council agreed that there was a need for the Joint Office to operate on a more structured and formal basis. This has now taken place with the formation of a limited company - "Surveyors Services Limited".

Surveyors Services Limited will, from now on, conduct all the administration and financial management for the RICS Hong Kong Branch and the Hong Kong Institute of Surveyors.

The affairs of the Company are conducted by a Board of Directors, drawn from the Executive Committee, RICS HKB, the Management Committee, HKIS, and the Administration Officer.

Cheques in payment for CPD and other events, for lunches and annual dinner, and for purchase of publications, should be made out to Surveyors Services Limited. Your annual subscriptions should, however, continue to be made out to HKIS or the RICS HKB as appropriate.

PUBLICATIONS

A new Scale of Fee Charges has been produced for Building Surveying services and is currently being prepared for publication.

The BS Division has also produced a book containing the conference papers from the 1990

Building Surveyors Conference on "Management of Maintenance". This is the first Hong Kong orientated book on the subject of Maintenance Management and is available for purchase - details are enclosed with this Newsletter.

BUILDING MANAGER OF THE YEAR AWARDS - NOMINATE THE BEST

The Chartered Institute of Building Hong Kong Branch (CIOB) announced in January the launch of the 1992 Building Manager of the Year Awards. This prestigious award honours Hong Kong building managers for excellence, capability and expertise in the planning and management of construction works. This award is closely in line with the existing award granted by the UK Chartered Institute of Builders.

The 1992 awards will consider candidates responsible for the management of projects completed since 1st January 1989 and in use on or before 31st December 1991. The adjudication panel members are Derek Messling, Deputy Director, HK Housing Authority; James Blake, President, HKIE; Stephen Poon, President, HKIA; Marco Wu, President, HKIS; and David Fielding, President (CIOB HKB).

Nominations are now open. Industry professionals and employers are encouraged to nominate individuals to recognise and reward achievement and excellence from their management team. Closing date for acceptance: 15th April 1992. Nomination forms are available from : Mr Alex Cheung (Tel : 815 8115 Fax : 544 9319) or Mr W T Wong (Tel : 828 5271 Fax : 827 2862).

HKIS VISIT TO BEIJING - NOVEMBER 1991

At the invitation of the Ministry of Construction, a delegation from the HKIS headed by Marco Wu visited Beijing in November last year. The photograph shows members of the delegation at the Hong Kong & Macau Affairs Office.



NEWS ABOUT YOU

NEW MEMBERS - HKIS

We welcome the following members elected in December 1991 and January 1992:-

Fellows:-

E J Lock	GP	J E White	GP
Anthony Gudgin	LS		

Associates:

Li Ho Ping, Michael	BS	Wong King Wan	BS
Tse Kwok Hung	BS	Chu Koon Tin	BS
Fung Wai Ming	BS	Koo Yau Sam	BS
Lam Che Cheung	BS	Lee Wai Kay	BS
Kong King Wah	BS	Kwok Kwok Yuen	BS
Tam Siu Lun	BS	Wong Suet Fong	BS
Wong Ng Chau	BS	Wong King, Peter	BS
Chau Lai Kuen	BS	Ho Kui Yip	BS
Cheung Chi Keung	BS	Liu Che Ming	GP
Yuen Kwok Man	GP	Paul A Dwyer	GP
S J James	GP	Lau Wai Tong	LS
Mok Chi Ming	LS	A J Kinnear	LS
Man Wai Hung	QS	Tsang Sun Nam	QS
Toh Chong Weng	QS	Lee Yu Man, Anthony	QS
Ong Ee Lian	QS	Chiu Yuen Han	QS
Mok Siu Man	BS	Kong Siu Man	BS
John Dillon	GP	Pon Kai Choi	GP
Tung Yau Ming	QS	Lee Kam Wai	QS
Lai Kwok Fai	QS	Lo Wing Tai	QS
Ma Yee Ping	QS	Ho Wai Foon, Lana	QS
Cheng Hoi Man	QS	Chan Chi Lung	QS
Law Hing Wai	QS	Leung Chung Sheung	QS
Cheung Kwok Kit	QS	Wong Tak On	QS
Yuen Po Hung	QS	Chow Hon Keung	QS

DAVID LAWRENCE

The Building Surveying Division has sadly received the resignation of David Lawrence who will be leaving Hong Kong in April. David is a former Chairman of the Division and has been a member for a number of years. His tireless enthusiasm for promoting the BS cause in Hong Kong has been instrumental in our profession achieving its present notoriety. To mark his farewell the Division will be organising a Dim Sum lunch to which all of his work colleagues and committee friends will be invited (details to be circulated shortly). Thank you, David, for all you have done for us. We wish you good luck in the future.

Members' News? Arrivals, departures, special events, achievements? Tell us and we'll let everyone know!

"TRAILWALKER 1991"

The "Landed Gentry" team from Building and Lands Department took part in "Trailwalker 1991" and despite their advancing years (!) came first in the Real Estate Section, completing the gruelling course over the Maclehoose Trail in 22 hours and 20 minutes. Along the way they also managed to raise an admirable \$165,000 for charity - well done lads! The photograph shows the team at the start - they didn't look quite so cheerful at the finish - from left Roger Nissim, Iain MacNaughton, Jim Hughes and Alan Hay.



NEW MEMBERS - RICS (HKB)

We welcome the following RICS members who have recently arrived in or returned to Hong Kong:-

Ng Man Yan	GP	Herbert C K Ho	QS	Monita L H Leung	GP	Andrew P Bliss	GP
Ainsley W Mann	GP	Johnny W C Chao	QS	Emily Rossiter	GP	Jonathan R Binns	GP
Ciaran S Chesser	QS						

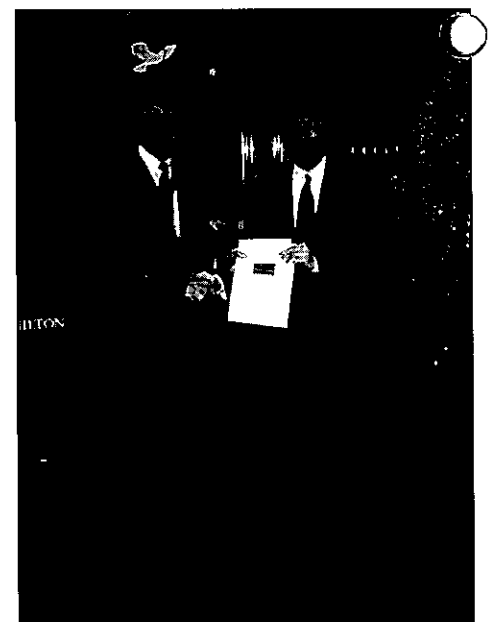
NEW MEMBERS - RICS

We are delighted to welcome Sir David Akers-Jones as an Honorary Member of the Institution. Sir David has been a friend of our profession for many years, and this is a small token of our respect.

Congratulations to the following members of the QS Division elected Associates in November 1991 :-

Au Tseung Choi, Chan Chi Lung, Chan Chun Keung, Ms Chan Gi On, Chan Hau Kok, Chan Man Wai, Chan Yuen Kwong, Cheng Chi Wah, Ms Ching Bik Kwan, Ms Chung Miu Har, Hon Chi Yi, Hui Chi Man, Kwok Yiu Kuen, Lai Kwok Fai, Ms Lam Mei Ling, Lam Po Man, Lau Wai Keung, Law Hing Wai, Law Ping Man, Lee Chun Kong, Lee Kam Wai, Lee Shiu Yee, Leung Chung Sheung, Leung Man Wa, Lo Wing Tai, Ma Yee Ping, Ng Chi Hung, Ng Lai Yin, Ng Siu Wing, Allan Or Man Fai, Pang Yiu Ming, Sung Che Leung, Tsang Pui Shan, Wan Chi Yin, Wong Chi Kin, Amanda Wong May Yuk, Wong Tak On, Yueng Cheung Wah, Yeung Fuk Ming, Yeung Kam Lan, Yu Cheuk Man, Quincy Yu Shui Kee,

You now have the privilege of paying subscriptions to HKB!



Chan Yiu Kong, a former student at Reading University, was presented with the Barrie Tankel Project Award by Tony Samson at the Christmas Lunch. The Barrie Tankel Award is awarded for the best final year dissertation and is open to students world-wide. Congratulations!

LEGCO BRIEFING

BY EDWARD HO

I am pleased to have been invited to give members a summary account of a few events in Legislative Council (LegCo) to be included in the first edition of "Surveying". Fuller accounts of these events are contained in the two Legco Briefings I have issued so far and these are available at the Surveyors Services office for reference.

Legislative Council Committee Structure

The review of the committee structure of Legislative Council to improve the efficiency of the work of LegCo in vetting of bills turned into a controversy on whether, as in some proposals, the creation of Standing Committees on policy areas would alter the existing executive-led system of Government to a legislative-led Government. After several special meetings, most of which were open to the public, Mr Ronald Arculli's model, out of the six models submitted by various members, was adopted by the LegCo in-house committee.

The model adopted was essentially formalising committees to scrutinise bills so that bill committees would replace the previous ad hoc groups and the OMELCO panels, which monitor Government policies, would remain until further review is carried out.

Town Planning Ordinance Review

The LegCo Ad Hoc Group formed to study the Consultative Document, of which I was the Convenor, received representations from the HKIS, RICS HKB, HKIA, HKIE and a number of other professional bodies and interested parties. I moved a motion debate on the topic in LegCo on 15 January 1992. 16 Members spoke on the debate and a variety of viewpoints were conveyed to the Administration during the debate. I made the point that, whereas there was a general consensus for a need to review the Town Planning ordinance and for the objectives of the review, there were a number of problem areas to be considered more carefully by the Administration. In my response at the conclusion of the debate, I recommended that a Working Group comprising members of the professions and interested parties as well as individuals should be set up to look into the practical aspects of the proposals to assess the representations that have been made. I urged the Administration not to consider the Consultative Document to be cast in concrete and that it should be prepared to modify the original proposals after carefully considering all representations.

Stamp Duty (Amendment) (No. 4) Bill 1991

The Bill was introduced into Legco on 4 December 1991, and, after a lengthy period of study, and considering representations from various interested bodies, the LegCo Ad Hoc Group, of which I was Convenor, recommended a number of major amendments to the Bill before it received support from LegCo members and was eventually passed into law on 29th January 1992 with those amendments. The Bill was introduced to counter speculation on the sale and purchase of properties

and also to close an existing tax-avoidance loophole in respect of land-holding companies. First of all, we objected to the inclusion of non-domestic properties and this was removed from the Bill before its introduction to LegCo. Then we objected to the measures relating to land-holding companies due to the complications and difficulties that these would bring, and the possibility of potential loopholes, for instance, using overseas holding companies. The Ad Hoc Group also recommended a number of amendments to relieve potential hardships in the case of rescission of contracts on valid grounds. Again a full text of the speech that I made in LegCo on the passage of this Bill has been sent to the Surveyors Services office.

Importation of Labour

It is quite apparent that the tight labour market in some sectors poses a serious constraint on Hong Kong's economy, and is a major contributor to the inflation problem that we are facing. For this reason, the Executive Council approved importation of labour up to a full quota of 25,000. It was made clear that this measure was to relieve only the "bottle-neck" areas in our industries. At the same time, employers of foreign labour will have to pay a levy to a fund that will provide for the retraining of local labour and also legislation will be introduced to increase penalties for employers who exploit the foreign labour system. Understandably this has received strong objection from the labour sector.

As members will appreciate, many events are happening all the time and there is just not enough space in this column to fully describe what is going on. I invite members to refer to my LegCo Briefings if they are interested or to call me at tel. no. 894 9652. This phone number has been specifically set up for members of our functional constituency. Finally, I wish all members a very prosperous Year of the Monkey.

CALLING ALL ST. JOHNIANS, HONG KONG UNIVERSITY

St. Johns College, Hong Kong University, celebrates its 80th Anniversary this year. The St. John College Students Association, HKUSU, is planning a series of celebration and fund-raising events this year. They now want to contact all St. Johnians. Please contact Mr Kwan Kin directly on 817 2085 for further information.



Sir David Akers-Jones after receiving his Diploma for Honorary Membership of the RICS at the Annual Dinner 1991.

APB CENTRE - HEADQUARTERS OF THE PROPERTY SERVICES BRANCH, ARCHITECTURAL SERVICES DEPARTMENT BY DAVID LAWRENCE

I wonder if you have had cause to visit the new HQ of the APB yet? From its waterfront location with views across Victoria Harbour to Lei Yu Mun and on to Tung Lung Chau it commands a unique position. It is also well placed for restaurants in the Whampoa area so lunch is not so much of a battle as in Central.

The Centre is a complex design which houses not only multi-storey carparking but materials stores and contractors yards and workshops. Contractors without workshops on site are provided with offices for representatives.

The presence of representatives from all contractors in APB Centre is important to the overall philosophy of close contact to provide good support and response times to client Departments.

Quality of Performance is embodied in the maintenance contracts which recognise the broad concepts of ISO 9000. The 1988 contracts introduced new procedures for quality control and these are being developed in the contracts to be let in April this year. For these to be successful a close partnership with the contractor is essential.

But to turn to the APB Centre itself; the grand opening took place in 1991 with Jose Lei JP, the Director of ASD, officiating. Since then Mr Lei has retired and Paul Corser JP, FRICS, FHKIS has been promoted to Director. James Farquhar ARICS took up office as Assistant Director (Property Services) in 1991.

APB is very proud that it now has a custom built Centre from which to service its client Departments.

CHANGE OF ADDRESS

The Partners of Brooke Hillier Parker announce that, with effect from 20th January 1992 they have moved office to:-

Room 3801, Sun Hung Kai Centre
30 Harbour Road, Wanchai, Hong Kong

Tel: 879 1188 Fax: 827 8118

Changing your address? Let us know and we'll publish the details.