



THE HONG KONG  
POLYTECHNIC UNIVERSITY  
香港理工大學

# SEMINAR ON PROPERTY & FACILITY MANAGEMENT

**30<sup>th</sup> July 2005** Saturday

2:30 P.M. TO 5:30 P.M.

**Property and Facility Management (PFM) is a fast-growing field encompassing talents and expertise. PFM professionals and managers play an important role in Hong Kong, mainland China and the region. We are in an ever-changing world that always needs updating. Our speakers will share with you: shopping centre management, integrated property management and maintenance and property insurance. This seminar marks the beginning of a major epoch of the field and forges a closer link between the Institutes involved.**

Time	Programme	Speakers
2:30p.m.-2:45p.m.	Reception	
2:45p.m.-3:00p.m.	Keynote	Ms Olivia Nip Deputy Secretary (Urban Renewal and Buildings), Housing, Planning and Lands Bureau, HKSAR Govt.
3:00p.m.-3:30p.m.	Session1: Property Management and Maintenance - Building Management and Maintenance Scheme (BMMS)	Miss Wong Lai Chun Executive Director, Hong Kong Housing Society
3:30p.m.-4:00p.m.	Session2: Shopping Centre Management - Leasing and Marketing Trend of Shopping Centres in Hong Kong	Ms Maureen S.Y. Fung Deputy General Manager-Leasing, Sun Hung Kai Real Estate Agency Ltd
4:00p.m.-4:30p.m.	Tea Break	
4:30p.m.-5:00p.m.	Session3: Facilities Management - Management of the Built Environment	Dr Chan Man Wai Director of Estates, Hong Kong Baptist University
5:00p.m.-5:30p.m.	Session4: Property Insurance – Are you well protected?	Mr Christopher Yu Director of Trans-Pacific Insurance Brokers Ltd.

PROGRAMME

## Organized by

Department of Building and Real Estate  
The Hong Kong Polytechnic University



The Hong Kong Institute of Surveyors



The Hong Kong Institute of Housing



Hong Kong Institute of  
Facility Management



RICS Asia Pacific



The Institute of Shopping Centre  
Management



Management and Executive  
Development Centre  
Institute for Enterprise  
The Hong Kong Polytechnic University

Title: Property & Facility Management: An Epoch  
Date: 30 July 2005 (Saturday)  
Time: 2:30 p.m. to 5:30 p.m.  
Venue: Room N002, The Hong Kong Polytechnic University  
Language: Cantonese  
Fee: \$200 for members of HKIS, HKIH, HKIFM, RICS, ISCM, IPPM  
\$250 for non-members  
Enquires: (Tel) 3400 2774/3400 2763  
(Email) mdgrace@inet.polyu.edu.hk  
Award: Attendance Certificate will be issued to each participant.  
Three CPD hours  
Application Form Download: <http://medc.polyu.edu.hk/courses.html>

## KEYNOTE

Speaker: Ms Olivia Nip

Deputy Secretary (Urban Renewal and Buildings), Housing, Planning and Lands Bureau

Ms Olivia Nip is a graduate of the University of Hong Kong majoring in business management. She joined the Hong Kong Government as an Administrative Officer in 1984. Some of the policy bureaux she has worked in include the Recreation and Culture Branch and Education and Manpower Bureau. She is currently holding the post of Deputy Secretary (Urban Renewal and Buildings) in the Housing, Planning and Lands Bureau looking after urban renewal, land title registration and buildings related policies.

Key points:

- > Importance of building management and maintenance
- > Stage 1 public consultation conducted in 2004
- > Results of the public consultation and future policy direction
- > Preparation for Stage 2 public consultation focusing on details of a mandatory building inspection scheme
- > Efforts to explore the setting up of a Building Affairs Tribunal
- > Importance of a partnership among Government, property owners and the professions in achieving the policy goal.

## Session 1

### Property Management and Maintenance - Building Management and Maintenance Scheme (BMMS)

Speaker: Miss L.C. Wong  
Executive Director  
Hong Kong Housing Authority

Miss L. C. Wong is Executive Director of The Hong Kong Housing Society. The Hong Kong Housing Society (HKHS) is an independent and not-for-profit housing organisation established in 1948 and incorporated by ordinance in 1951. Providing complementary housing through a number of its own innovative schemes and as a partner of the government, the Housing Society builds self-contained homes for the people in need. Miss Wong is Fellow of The Hong Kong Institute of Housing, Fellow of Chartered Institute of Housing and Chairman of Housing Managers Registration Board.

#### Key points:

- > Building Management and Maintenance Scheme Overview
- > Objectives and contributions of the BMMS
- > One-stop Services of the BMMS
- > Challenges of Building Maintenance in Hong Kong

## Session 2

### Shopping Centre Management - Leasing and Marketing Trend of Shopping Centres in Hong Kong

Speaker: Ms Maureen Fung  
Deputy General Manager-Leasing  
Sun Hung Kai Real Estate Agency Ltd

Ms Maureen Fung has been the founding Chairman of Institute of Shopping Centre Management and the Deputy General Manager-Leasing of Sun Hung Kai Properties Limited and General Manager-Leasing of Kai Shing Management Services Limited. She is now responsible for the formulation and implementation of leasing and promotion strategies of over 3 million square feet shopping centres.

Ms Fung's professional knowledge and expertise in the shopping mall leasing and management industry has been instrumental in repositioning a number of shopping centres, including Tai Po Mega Mall and the recent launching of the omni-lifestyle magazine concept of apm.

#### Key points:

- > Marketing Trend of Shopping Centre Development in HK
- > Market Positioning & Formulation of Leasing Strategies
- > Innovative Concept - apm as an Example
- > Shopping Mall Globalization

## Session 3

### Facilities Management – Management of the Built Environment

Speaker: Dr CHAN Man Wai  
Director of Estates,  
Hong Kong Baptist University  
Founder-President, The Hong Kong Institute of Facility Management

Dr Chan is currently Director of Estates of Hong Kong Baptist University (HKBU). He has over 25 years' experience in Facility and Project Management both in Hong Kong and overseas.

Prior to joining HKBU, he was Director of Estates of the Hong Kong Institute of Education and Executive Manager (Capital Works) of the Hospital Authority. He has also spent many years in the academia and was Associate Professor at The Hong Kong Polytechnic University where he led researches in Facility Management.

#### Key points:

- > Managing the built environment - roles played by property and facility managers
- > P&FM as a definitive Industry Sector and its importance in the economy
- > Education and training
- > Professionalism and competencies
- > Sustainability
- > Regional economy
- > Prospects for growth and development

## Session 4

### Property Insurance – Are you well protected?

Speaker: Mr Christopher Yu  
Director of Trans-Pacific Insurance Brokers Ltd.

Mr Christopher Yu joined TIB in 1996 as Director and has been in the Insurance Industry for more than 20 years, both working for Insurance Companies and also major Broker Firms.

He specializes in SME policy design especially for Group Medical, Individual Accident and Health, Life, MPF, ORSO and other Voluntary Schemes.

Chris is a member of the Insurance Institute of Hong Kong and also leads an active role in the education sector.

#### Key points:

- > Property Insurance
- > Public Liabilities Insurance
- > Interesting Case Studies