

北京的8月是个美好的月份，慢慢褪去了酷暑的炎热，悄悄迎来了初秋的凉爽，每天都有著蓝天白云陪伴，让北京舒适宜人了不少，也让北京有更多精彩的事情在这里发生。

北京新闻



8月24日，施工人员在天安门广场山水景观施工。作为抗战胜利70周年天安门花卉布置中的一景，呈现著“中国风”的自然山水花坛将于近日解开面纱。（来源：中新社）

纪念中国人民抗日战争暨世界反法西斯战争胜利70周年阅兵式

2015年9月3日，是中国第二个法定“中国人民抗日战争胜利纪念日”，也是首个决定放假的抗战胜利纪念日。中国政府决定开展纪念活动，其中，作为纪念中国人民抗日战争暨世界反法西斯战争胜利70周年纪念活动重要组成部分，阅兵将在天安门地区组织实施。本次抗战胜利日阅兵是新中国历史上第15次大阅兵，是进入21世纪以来第2次大阅兵，同时也是第一次在非国庆节举行的大阅兵。参阅部队从7大军区，海军、空军、第二炮兵、武警部队，解放军四总部直属单位抽组。阅兵装备方队展示的装备为国产现役主战装备，许多都是首次展示。同时，这次阅兵还邀请有关国家军队派代表和方队参加。



纪念抗战胜利70周年阅兵看点

兵编50个方(横)队，参阅总兵力超过1万人，已确认有10多个国家将派方队或代表队应邀参加阅兵

六个首次突出纪念性、时代性、国际性

- 首次以纪念抗日战争暨世界反法西斯战争胜利为主题举行阅兵
- 首次邀请外国军队代表参加分列式
- 首次组织抗战老兵包括国民党老兵参阅
- 首次编组英模部队方队受阅
- 首次按作战体系编组装备方队
- 首次由将军担任领队

参阅武器装备具有三大特点

- 装备体系全，首次按作战体系编成6个模块，涉及作战各个军军、各个层次
- 新装备比例大，参阅新装备比例达到60%以上，大多为首次亮相
- 装备科技含量高，展示的武器装备科技含量高和信息化程度高

制图：任厚 资料来源：新华社

北京办事处9月份活动

今年夏季开始，我们北京区域已经连续两次为会员们组织了行业专业演讲，每次都邀请我们学会的资深会员以及行业内的专业人士为会员分享行业经验以及相关的专业知识，两次活动的举行受到了出席会员的一致好评。

而在即将到来的9月我们又要进行两场讲座，分别为9月7日举办的讲座，题目为《BIM：今天？以后！》，届时胡震洋先生、金欣先生和麦卓权先生三位专业人士为大家进行专业的分享。

以及将会在9月26日组织的《京国贸三期B阶段工地参观活动》，将由驻地工程师冯智勇先生带领参观工地现场，介绍项目背景，施工进度概况，参观主要结构构件的施工情况，介绍日常工地管理安排等。

此外，9月6日-8日香港测量师学会将组织代表团来北京与相关的内地协会和政府机关开会商讨，探讨专业资格注册及相关行业发展事宜。

Council Members Reaching Out

18 Aug 2015	中央政策組座談會 「科技創新與經濟發展」	Sr Vincent Ho
19 Aug 2015	「中國科協領導與香港科技團體代表座談暨午餐會」由京港學術交流中心主辦	Sr Stephen Lai
20 Aug 2015	「第30屆全國青少年科技創新大賽」開幕典禮由香港新一代文化協會舉辦	Sr Thomas Ho
24 Aug 2015	Opening Ceremony of the HKIA Cross-Strait Architectural Design Symposium & Awards Exhibition 2015	Sr Vincent Ho
26 Aug 2015	抗日戰爭勝利七十周年大型展覽開幕酒會	Sr Vincent Ho
27 Aug 2015	LSGI Welcoming Day Organised by the Hong Kong Polytechnic University	Sr Dr Conrad Tang

Visit by the Executive Secretary of the IPMSC's Standards Setting Committee

The Executive Secretary of the Standards Setting Committee of the International Property Measurement Standards Coalition (IPMSC), Mr Alexander Aronsohn, accompanied by Ms Mina Leung of RICS Asia, visited the HKIS on 4 August and was welcomed by the HKIS Senior Vice President, Sr Edward Au; Chairman of the General Practice Division, Sr Joseph Ho; and members of the Standing Committee on the Code of Measuring Practice, including Sr Dr Lawrence Poon (Chairman), Sr Ronald Chan, and Sr Lam Lit Yin.

There was dialogue and an exchange of views on the development of International Property Measurement Standards (IPMS) by the Standards Setting Committee, which is a group of 65 professional and non-for-profit organisations from around the world. The IPMS will ensure that property assets are measured in a consistent way, creating a more transparent marketplace, greater public trust, stronger investor confidence, and increased market stability. The IPMS for Office Buildings have been published and the IPMS for Residential Buildings are currently under consultation until 30 September 2015.

The Standing Committee on the Code of Measurement Practice will follow up on the study to see how the IPMS can be adopted by the HKIS.



From left: Ms Mina Leung, Sr Ronald Chan, Sr Dr Lawrence Poon, Mr Alexander Aronsohn, Sr Edward Au, Sr Joseph Ho, and Sr Lam Lit Yin

HKIS Extraordinary General Meeting

Proposed Amendments to the HKIS Constitution and Bye-Laws

Date: Friday, 9 October 2015
Time: 6:30 PM
Venue: Lecture Room,
 Surveyors Learning Centre
 Room 1207, 12/F, Wing On Centre
 111 Connaught Road Central
 Sheung Wan, Hong Kong

Agenda

1. Apologies for absence
2. Briefing and discussion on the proposed amendments to the Constitution and Bye-Laws
3. Voting on the Resolutions

A notice of the EGM and full details of the proposed amendments have been sent to all Corporate Members by post. For further enquiries, please contact 2526 3679 or e-mail egm@hkis.org.hk.

Congratulations to the following who were elected as HKIS Members on 23 July 2015

FELLOW (2)

LEE CHUN KIT
 LEE CHUN YU
 LEUNG KING FAI
 LEUNG TSZ KIN

GP DIVISION

CHAN CHAK WA JASON
 LAM CHUN CHIU RINGO

MEMBER (13)

LS DIVISION
 FAN KO KWAN

BS DIVISION

CHAN TING TING
 CHEUNG MAN WAH
 LIU WING FAI
 TSOI CHING PAI
 WONG KIN LEUNG

QS DIVISION
 HUI MAN WAI ANDY

RESIGNATION (6)

FAN MO SHAN PRISCILLA
 KO KIN MING
 LO FUNG PING
 WAN CHI YIN
 WONG KAM FAI RAYMUND
 WONG MAN YIN

GP DIVISION

HO KA YEE
 HO TSZ YUEN

The HKIS Dissertation / Thesis Award 2014 Executive Summary of Winning Papers

The Importance of Hong Kong Mortgage Corporation: Impacts of Mortgage Loans Securitisation on Banks' Capital Adequacy

Grand / Top Award (GPD)

Awardee: NIMAGA Mariam Gahousson

In recent years, the loans allocated to the real estate sector by banks have increased and many banks have financed a large number of long term loans by short term deposits. Eventually, concentration and liquidity risks resulted. Hence, the Hong Kong Mortgage Corporation (HKMC), which was modelled after the U.S. mortgage corporations Fannie Mae and Freddie Mac, was established in 1997 to enhance bank liquidity and capital adequacy.

However, since Fannie Mae and Freddie Mac helped introduce sub-prime mortgages to the U.S., which caused a devastating housing crisis there, this thesis intends to see if a similar devastating crisis could ever happen to the HKMC and Hong Kong's real estate sector (whose quantity of residential mortgage loans is similar to that of the U.S.).

With regard to such, I first investigated the impact of mortgage loan securitisation guaranteed by the HKMC on the capital adequacy ratios (CAR) of the three largest

banks in Hong Kong, namely HSBC, the Bank of China (HK) (BOCHK), and Hang Seng Bank, by performing simulations to observe the changes in each bank's CAR ("a percentage of the institution's capital base to the sum of the institution's risk-weighted amount for credit, market and operational risk") at different percentages of the mortgage loans securitised by the HKMC. Then, I studied the HKMC's effectiveness in securitising the mortgage loans of these three banks. All this aimed to answer the ultimate question of this paper – Is the HKMC doing enough to provide sufficient liquidity to Hong Kong's banks?

From the results, I discovered that a large number of mortgage loans being securitised by the HKMC only led to a small percentage increase in each bank's CAR level. Furthermore, the 215 million mortgage loans that the HKMC securitised in 2012 only occupied a small percentage of the mortgage-backed securities of HSBC, BOCHK, and Hang Seng with very high mortgage exposure in Hong Kong.

These results did not support the explanation that the high CAR levels of Hong Kong's three biggest banks were due to the mortgage loans securitisation backed by the HKMC. Therefore, it can be concluded that the HKMC did not do enough to provide liquidity to banks in Hong Kong.

A Study on Innovation Climate and Obstacles in Implementing Green Construction in Hong Kong Construction Companies

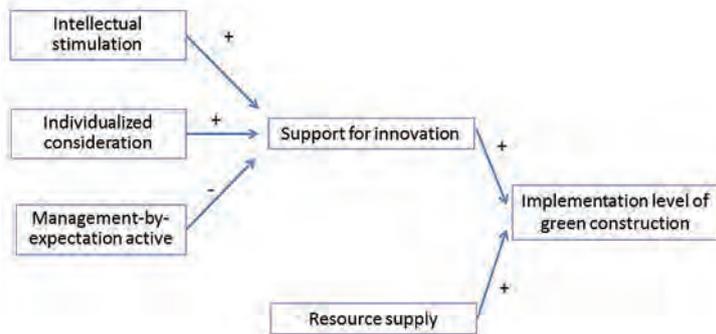
Top Award(BSD)

Awardee : Cheung Fuk Lan

Hong Kong's construction industry has started to implement more green practices during the construction stage in recent years. However, not many construction companies

have implemented them on a large scale. It is believed that a lack of resources and interest by the companies are the major reasons for the low green construction participation level. Therefore, the obstacles to green construction in regards to an innovative climate and leadership are examined in this study.

Green construction can be understood as practices that reduce pollution, while an innovative climate consists of resources and support from construction companies. Leadership, on the other hand, has three types, namely transformational, transactional, and passive-avoidant leadership.



Simplified model showing the relationship between green construction, innovative climate, and leadership

Questionnaire surveys and interviews were administered for this investigation. The results showed that Group C contractors implemented higher levels of green construction than Group B contractors. Also, Group C contractors enjoyed a stronger innovative climate and transformational leadership, while Group B contractors demonstrated stronger management-by-exception management and weaker innovative styles.

In summary, support for innovation and resources are positively and directly associated with green construction, while certain types of leadership affect green construction indirectly by presenting an innovative climate, as shown below.

With these results, it is hoped that Hong Kong's construction companies can gain a better understanding of the obstacles to green construction and develop corresponding strategies to implement green construction more effectively.

香港測量師學會推出首次社區計劃

「測量師帶你行街 GUIDE」

“Touring Central with Surveyors”

為了讓公眾人士更了解測量師如何在土地、規劃及建築方面的專業建構香港，香港測量師學會以『測量專業建香港、認識蛻變創未來』為主題，首次推出連串社區計劃，包括以香港中區為切入點，推出「測量師帶你行街 GUIDE」公眾導賞團，以粵語進行的導賞團分別於 9 月和 10 月的周末及周日進行，歡迎公眾人士及學校團體報名參加。



於 8 月 20 日，學會特別為活動舉行啟動禮並安排預覽團予傳媒優先訪攝，會長何鉅業測量師與各組別主席及代表為該計劃主持啟動禮。

「測量師帶你行街 GUIDE」公眾導賞團

參觀路線：永安中心上行人天橋網 → 國際金融中心 → 中環街市 → 皇后大道中 → 中區扶手電梯雲咸街段 → 沿扶手電梯至堅道 (全程約 1.5 小時，路線可能略作更改)

日期：

9 月 13 日 (星期日)	2:30pm (已滿)
9 月 19 日 (星期六)	11am 及 2:30pm
10 月 3 日 (星期六)	2:30pm
10 月 11 日 (星期日)	2:30pm

報名方法：請填妥活動報名表格後電郵至 touringsr@hkis.org.hk
 - 個人最多可報 2 個名額
 - 團體最多可報 10 個名額

查詢電話：2526 3679 (香港測量師學會)
 報名表格可在學會網站下載：www.hkis.org.hk

活動 Facebook 專頁：
<https://www.facebook.com/HKISCommunityCampaign>



左起：規劃及發展組主席梁家棟博士測量師、建築測量組主席龔瑞麟測量師、物業設施管理組主席鄭錦華博士測量師、會長何鉅業測量師、工料測量組主席黃國良測量師、土地測量組義務司庫廖佩茜測量師及產業測量組主席何展才測量師，主持啟動禮。