



Sr Lau Chun Kong

Divisional Councils and the Young Surveyors Group are working on the themes they have set for this year. We have submitted proposals to the Government previously on three subjects: (1) Use of Independent Cost Consultant in Government projects; (2) Set up Building Repair and Maintenance Authority (“BRMA”) and (3) Re-establish Lease Modification Section within Lands Department. The Government has not taken our proposals forward. We will adopt a three prong approach to pursue these proposals including: (1) continue the dialogue with relevant Government bureaus and departments; (2) engage with the general public through newspaper articles; and (3) liaise with other stakeholders including industry associations and advisory committees, as appropriate.

Monitor Public Works Projects

Budget overrun for public works projects has caused serious public concerns. The slow progress of funding approval in the Legislative Council has aroused different actions from the The Construction Industry Alliance (“CIA”) of which HKIS is a member and leading business chambers and associations. Our Institute advocates the use of Independent Cost Consultant as an effective monitoring mechanism to improve cost control and

management of public works projects and to sound out warnings of possible budget overruns.

Set Up Building Repair and Maintenance Authority

While we appreciate the Government has requested Urban Redevelopment Authority to implement the Building Rehabilitation Facilitating Services Pilot Scheme, we maintain the view that BRMA would be more effective in addressing the ageing problem of building stock in Hong Kong. Many of our buildings are tired and not considered by developers for redevelopment. The extension of the physical and economic lifespan of existing buildings through suitable and regular repairs and maintenance is important to the well-being of Hong Kong.

Re-establish Lease Modification Section

Progress for unlocking private sector land resources for development purposes has been slow. The process involves both approval of application by the Government and agreement of land premium. How the Pilot Scheme of the Arbitration on Land Premium could bring improvements to the system is yet to be seen. The Institute advocates the re-establishment of the Lease Modification Section (“LM Section”) for the purpose of processing applications and liaising with various Government departments and stakeholders. Staffed with subject experts plus dedicated team of professionals, this LM Section should help to improve operational efficiency and address the concerns of many applicants.

Embrace Spatial Data Infrastructure strategy

We have met recently with the Director of Lands and many of her senior colleagues to discuss ways for speeding up Spatial Data Infrastructure development, and formulating a digital framework and standards for development of Hong Kong as a smart city.

Our Property and Facility Management Division

and Planning and Development Division will continue their effort in raising public awareness of their work including such activities as Quality Property and Facility Management Awards (co-organised with The Hong Kong Association of Property Management Companies) and the discussions with Government departments for employment opportunities for our members.

What Young Surveyors Want From Education?

With the assistance from the Young Surveyors Group, I have gathered valuable feedbacks from many young and qualified surveyors about changes they want in surveying courses. The feedbacks include: (1) Invite practitioners to teach for "practicality"; (2) Organize more seminars/ workshops /firm visits and students can learn practical knowledge; (3) Build up working relationship amongst different professions within the built environment; and (4) Research on local affairs to keep abreast with domestic market. It is important to note that the practical training should not obstruct creative thinking of students.

More opportunities will be available to students in Hong Kong to join the surveying profession. The THEi (member of the Vocational Training Council) will start in this year offering five surveying courses covering BS, GP, PFM, PD and QS. The University College of Estate Management (UCEM) has also set up its first international office in Hong Kong. Both THEi and UCEM will help to promote the growth of the surveying profession in Hong Kong.

President
Sr Lau Chun Kong

組別理事會及青年組正為他們今年訂立的主題作出努力。本會早前已就三項議題向政府提交建議書：(1) 在政府工程項目引進獨立成本顧問；(2) 成立樓宇維修工程監管局（「BRMA」）；(3) 在地政總署轄下重置土地契約修訂組。政府並未採納我們的建議。我們將三管齊下跟進這些建議，包括：(1) 繼續與相關政府政策局及部門對話；(2) 透過報刊文章與公眾交流；及(3) 聯絡業界組織、諮詢委員會等相關持份者。

監察公共工程項目

公共工程預算超支一事，已引起公眾深切關注。有見立法會審批工程撥款進展緩慢，香港測量師學會所屬的建造業大聯盟以及主要商會和組織已採取多項行動表達意見。學會建議引入獨立成本顧問制度，作為有效的監控機制，以改善公共工程項目的成本控制和工程管理，並就建造成本超支風險作出預警。

設立樓宇維修工程監管局

政府雖已要求市區重建局落實「樓宇復修促進服務」先導計劃，我們仍然認為，樓宇維修工程監管局更能有效解決香港現有樓宇的老化問題。本港許多建築物都已老化，亦從開發商角度看，不適合重建。為本港利益起見，實有必要延長現有樓宇的實際及經濟壽命，合適及定期之維修及保養非常重要。

重新設立土地契約修訂組

私人土地資源釋出作各種發展用途進展緩慢。當中過程涉及兩部份，除了要經政府核准有關申請外，亦要就土地補償達成協議。「補地價仲裁先導計劃」究竟能如何改善制度，仍待觀察。學會建議重新設立土地契約修訂組，以處理有關申請及與各個政府部門和持份者聯繫。透過地政總署專家及專業團隊的努力，土地契約修訂組應有助提高運作效率，回應一眾申請人所關注的不同問題。

實施「空間數據基礎設施」策略

日前，學會與地政總署署長及其多位高級官員會面，探討如何加快發展「空間數據基礎設施」，制訂數碼架構和標準，促進香港發展成智慧城市。

學會的物業設施管理組和規劃及發展組會繼續致力讓公眾認識他們的專業範疇，活動包括學會與香港物業管理公司協會合辦的「優質物業設施管理大獎」、與政府部門探討會員的就業機會等。

年青測量師需要怎樣的培訓？

在青年組的協助下，我收到許多年青一輩的專業測量師對改進測量課程的寶貴意見，包括：(1) 邀請執業測量師教授「實用知識」；(2) 舉辦更多研討會 / 工作坊 / 企業參觀活動，讓學生學習實用知識；(3) 與建造業的各個專業建立工作關係；(4) 就本港事務作研究，適時掌握本港市場情況。要注意的是，實用訓練不應窒礙學生的創意思維。

本港學生將有更多途徑投身測量業。職業訓練局轄下的香港高等教育科技學院將於今年起開辦五個測量課程，涵蓋建築測量、產業測量、物業設施管理、規劃發展，以及工料測量。英國產業管理大學學院亦已在香港設立首間國際辦事處。這兩間學府將為本港測量業界帶來生力軍。

會長
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