

*Community · We Care*



**BUILDING  
SURVEYOR  
AWARDS 2021**

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# ABOUT BUILDING SURVEYOR AWARDS 2021

## 關於建築測量師大獎 2021



### BUILDING SURVEYOR AWARDS 2021

**Building Surveyor Awards 2021 (BSA 2021)** is organised by Building Surveying Division of The Hong Kong Institute of Surveyors (HKIS - BSD) to enhance public recognition to preeminent projects in terms of design, innovation, management, sustainability and value enhancement with substantial contribution by Building Surveyors. The theme for BSA 2021 is "Community · We Care", with emphasis on community care in building projects.

Building Surveyor Awards was firstly introduced in 2015 by HKIS - BSD with the following objectives:

- To provide recognition to preeminent projects with substantial contributions by Building Surveyors of the public and private sectors
- To commend the contribution of Building Surveyors
- To promote the expertise of Building Surveyors to the public
- To promote distinguished practice of Building Surveying

**建築測量師大獎 2021** 由香港測量師學會建築測量組主辦，旨在提高公眾對建築測量師於卓越項目中的設計、創新、管理、可持續性及價值提昇各方面的重大貢獻。今屆比賽主題為「量心社區」(Community · We Care)，強調建築項目對社區之關懷及貢獻。

建築測量師大獎由香港測量師學會建築測量組於 2015 年舉辦至今，旨在：

- 對公共及私營機構中建築測量師作出了重大貢獻之傑出項目給予嘉許
- 表彰建築測量師的貢獻
- 將建築測量師專業知識推廣至社會大眾
- 表揚優秀的建築測量實踐方案

# ABOUT THE ORGANISER

## THE HONG KONG INSTITUTE OF SURVEYORS

### BUILDING SURVEYING DIVISION

#### 關於香港測量師學會建築測量組



The Hong Kong Institute of Surveyors Building Surveying Division was set up in 1985. The total number of professional Building Surveyors as at June 2021 has increased to 1,503 from 119 since its establishment. The Division has organised a considerable number of conferences and visits, and issued many publications to promote the service and image of Building Surveying profession.

Professional Building Surveyors are versatile in the built environment and provide professional services in all stages of the development process from inception to completion, maintenance and repair and housing management. Professional Building Surveyors provide tailor-made services to meet clients' need in the development process and property in use.

Professional Building Surveyors are qualified by examination and practical experience. We uphold the stringent professional standards of the Hong Kong Institute of Surveyors, which requires a high level of service and efficiency as well as compliance with a strict code of professional conduct.

香港測量師學會屬下建築測量組成立於 1985 年，至 2021 年 6 月，專業建築測量師總人數已由創立時的 119 人增加至 1,503 人。建築測量組一直舉辦了不少會議、訪問活動及出版了不少刊物，推廣建築測量專業的服務和形象。

建築測量師的專業範圍由發展項目的前期籌劃至竣工階段，以至房屋管理、樓宇檢驗及維修，無論大小建築工程，專業建築測量師均參與及監督每一個重要環節，並為客戶提供度身訂造的服務。

專業建築測量師必須通過專業考核及具備所需的實習經驗才可獲取專業資格，並須達到香港測量師學會訂立的嚴格專業標準和操守守則。

## MESSAGE FROM GUEST OF HONOUR 主禮嘉賓獻辭

“

I would like to extend my heartfelt congratulations to all winners of the Building Surveyor Awards 2021 (BSA 2021).

The theme for the BSA 2021 is "Community · We Care", with emphasis on community care in building projects, which could not have come more timely. For over a year, Hong Kong has been facing the challenge of the pandemic, every aspect of our lives has been disrupted one way or the other.

Hong Kong is renowned for its resilience. We quickly stood up to the challenge and adapted as the pandemic developed. This could only be done with the cordial cooperation from every sector of the community and the surveying professional has been playing a pivotal role. The sector has provided professional yet pragmatic advices to the community on how best to maintain a hygienic living environment preventing spread of the virus. The sector has also tendered invaluable advices to the Government as we take forward proposals on improving the standards of drainage designs.

My thanks to the staunch support that the Hong Kong Institute of Surveyors has been offering to the Government. In face of the above challenging yet necessary tasks, we are confident that we could continue to count on the support from the Institute.

Together, we shall build a better Hong Kong

**Mr Michael WONG Wai-lun, JP**  
Secretary for Development, HKSAR Government



我衷心祝賀各位建築測量師大獎 2021 的得獎者。

今屆大獎主題為「量心社區」，強調建築項目對社區之關懷及貢獻，可謂來得及時。過去一年多以來，香港面對疫症的挑戰，日常生活各方面或多或少受到影響。

香港素以具適應能力聞名。我們迅速應對挑戰，並隨着疫情發展調節。這全賴社會各界衷誠合作，而專業測量界亦扮演關鍵的角色。業界就如何維持一個衛生的居住環境以預防病毒散播，向大眾提供了專業而又不失務實的建議，亦就我們推行提升渠管設計標準一事，向政府提供了寶貴的意見。

我感謝香港測量師學會一直支持政府。面對上述艱巨但必要的挑戰，我們深信會繼續得到學會的支持。

讓我們攜手建設一個更好的香港。

**黃偉綸先生，太平紳士**  
香港特別行政區政府發展局局長

”

## MESSAGE FROM THE PRESIDENT OF THE HONG KONG INSTITUTE OF SURVEYORS 香港測量師學會會長獻辭

“

I would like to extend to you a very warm welcome for attending the Building Surveyor Awards (BSA) 2021 organised by the Hong Kong Institute of Surveyors - Building Surveying Division (HKIS-BSD). On behalf of the Institute, I wish to thank our guests, members, finalists and sponsors for their presence. Today, we are honored to have Mr. Michael WONG Wai-lun, JP, Secretary for Development to be our Guest of Honour.

For the past one and a half years with the COVID-19 pandemic still raging, many cases of the disease have been confirmed to have been transmitted through buildings' drainage systems and public areas. To address our concerns, the Institute has made relevant recommendations to the Government and provide guidelines to the industry and public. Furthermore, such cases show the significance of healthy buildings and environments. At the same time, the theme of this year's Building Surveyor Awards is "Community · We Care" which truly reflects the present situation. It reminds Building Surveyors that while we build and develop, we also need to create a healthy community for the public.

The Hong Kong Institute of Surveyors (HKIS) has always encouraged its members to enhance their professional skills through continuous learning, so as to elevate their professional image and to nurture more talented Building Surveyors. The Building Surveyor Awards is one of the examples which provides a platform for practitioners to upgrade their skills and to engage in continuous learning. Together we can promote the advancement of the Hong Kong surveying industry; showcase Building Surveyors' best practices; and recognise the contributions and achievements of Building Surveyors in the areas of design, innovation, management, sustainability and value enhancement.

The HKIS is dedicated to making full use of its professional surveying knowledge to provide advice on and suggestions for the sustainable development of Hong Kong. Many Building Surveyors have demonstrated their insights and achieved breakthroughs in the use of innovative technologies in traditional projects. I look forward to seeing Building Surveyors pursuing various skill sets and provide constructive recommendations on surveying-related topics.

I hereby congratulate the finalists of the Building Surveyor Awards 2021. They have demonstrated their talents and strengths in the Building Surveying industry and I thank each of them for making key contributions to society. I believe that the Building Surveyor Awards has enhanced the professional image of Building Surveyors and has gained appreciation from the public.

Lastly, I would like to take this opportunity to give my heartfelt thanks to the Jury Panel and all members of BSA 2021 organising committee for making the event a great success.

**Sr Edwin TANG Hoi-kwan**  
President  
The Hong Kong Institute of Surveyors



歡迎各位蒞臨由香港測量師學會建築測量組舉辦的「建築測量師大獎 2021 頒獎典禮」。本人謹代表學會感謝各位來賓、會員、入圍項目參賽者和贊助商抽空出席。我們非常榮幸邀得發展局局長黃偉倫先生，太平紳士擔任活動的主禮嘉賓。

在過去一年半，疫情持續肆虐，不少確診個案證明病毒在樓宇間傳播，如渠管、公用地方等，香港測量師學會就此向政府提出建議、向同業及公眾提供指引。這些個案反映健康樓宇及建築環境的重要性，今年「建築測量師大獎」的主題是「量心社區」，正好切合現狀，提醒測量師在建設及發展的同時，為社會大眾構造健康的社區同樣重要。

學會一直鼓勵會員透過持續專業進修增進專業技能，以達致提升測量師的專業形象及培育更多出色的測量師，「建築測量師大獎」就是其中一個例子，不但提供平台讓同業提升專業技能及參與持續專業進修，以共同推動香港測量界的進步，並展示建築測量界的卓越典範，表彰建築測量師在設計、創新、管理、可持續性及價值提昇方面對改善建築環境的貢獻及成就。

學會致力運用專業測量知識，為香港可持續發展出謀獻策。在是次參賽項目當中，不少建築測量師均展示其洞察力，並利用嶄新科技從而在傳統工程中得到突破。我期望所有測量師繼續鑽研多方面的技能，為日後與測量相關議題提供具建設性的建議。

我在此祝賀所有「建築測量師大獎 2021」入圍項目的參賽者，你們均展現出建築測量行業的才能和強項，並感謝各位利用測量專業回饋社會。相信通過「建築測量師大獎」，提升了建築測量師的專業形象，並獲得公眾的讚賞。

最後，我藉此機會衷心感謝評委會和「建築測量師大獎 2021」的所有籌備委員會成員，使活動順利圓滿舉行。

**鄧海坤測量師**  
香港測量師學會會長

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## MESSAGE FROM THE CHAIRMAN OF THE HONG KONG INSTITUTE OF SURVEYORS - BUILDING SURVEYING DIVISION

### 香港測量師學會建築測量組主席獻辭



The Building Surveyor Awards (BSA) has been organised by the Hong Kong Institute of Surveyors - Building Surveying Division (HKS - BSD) since 2015. This year is already the fourth BSA and it is the industry's prestigious event. The Awards aims at giving recognition to Building Surveyors who have contributed to the construction industry and built environment with outstanding achievements.

Building Surveyors manage projects with independency and professionalism throughout the whole process of the construction cycle. They showcase their professionalism and contributions in all kinds of projects, ranging from new development, additions or alterations and conversion, to maintenance and rehabilitation. BSA is a great platform to demonstrate their competent knowledge and expertise, and to raise their professional image in public.

As Building Surveyors ourselves, we need to stay ahead of the latest development in the surveying industry and related industries. By entering the BSA competition, Building Surveyors can share their valuable experiences and exchange ideas with other contestants so as to broaden their professional knowledges. HKIS members at the same time can also learn from finalists' presentations innovative problem-solving solutions, sustainable development and community care propositions. The Building Surveying Division will continue to organise more continuing professional development programs, such as inviting speakers from the industry and academia, arranging technical tours etc., so as to equip members to meet new challenges.

"Community · We Care" is the theme for BSA 2021. The Building Surveying Division will continue to be alerted to matters related to the Building Surveying industry, and will provide recommendations to and exchange ideas with the Government. At the same time, we look forward to seeing our members giving back to the society through contributing their professional knowledge to boost the development of Hong Kong.

Lastly, I would like to thank our jury panel for their tremendous contributions. I also like to thank the Organising Committee Chairman Sr Daniel CHANG and all the members of the Organising Committee and Sub-committees for their support and contributions to the BSA 2021.

Sr Billy WONG Kin-ye  
Chairman  
Building Surveying Division



由香港測量師學會建築測量組舉辦的建築測量師大獎，自 2015 舉行以來，今年已是第四屆舉行，為業界的一大盛事，旨在表揚一眾建築測量師為香港建築界所付出的貢獻和卓越成就。

建築測量師在整個建築工程中提供獨立和專業的監督和管理，並需兼顧建築項目的每個環節，不論在新建樓宇工程、加建及改動和改造工程，以及保養及復修工程中，亦展示其專業及貢獻。對建築測量師而言，建築測量師大獎是一個很好的平台，向業界及公眾展示他們的專業知識和技能，同時可提升建築測量師於公眾層面的專業形象。

身為建築測量師，我們需要緊貼行業及相關行業的最新發展，與時並進。建築測量師可藉著參加建築測量師大獎，與各參賽者分享寶貴的經驗，交流意見和增長專業知識。通過各入圍參賽者的演說，會員亦能夠從入圍項目中學習到創新的解難方案、可持續發展及關懷社區的理念。建築測量組會繼續舉辦更多持續進修專業發展項目，如邀請行內及學術界的講者、安排技術考察等，以協助會員積極裝備自己，迎接未來新挑戰。

建築測量師大獎 2021 的主題是「量心社區」，建築測量組將繼續關注與建築測量行業的相關事項，並向政府和業界提供及交換意見，同時寄望各位會員能將專業知識回饋社會，推動香港發展進程。

最後，我要感謝我們的評審團成員所作出的巨大貢獻。我亦感謝「建築測量師大獎 2021」籌備委員會主席鄭偉業測量師和所有籌備委員會及小組委員會成員對「建築測量師大獎 2021」的支持和貢獻。

黃健兒測量師  
建築測量組主席



## MESSAGE FROM THE CHAIRMAN OF BUILDING SURVEYOR AWARDS 2021 ORGANISING COMMITTEE

### 建築測量師大獎 2021 籌備委員會主席獻辭



I am much honored to be the Chairman of the Organising Committee of the Building Surveyor Awards 2021 (BSA 2021). On behalf of the Organising Committee, I congratulate all winners of the BSA 2021. The Awards give due recognition to preeminent projects with substantial contributions by Building Surveyors, in terms of design, management, innovation, sustainability, value enhancement and community care.

Ever since the establishment of the Awards in 2015, the Organising Committee has been very dedicated in setting the assessment criteria for entry to ensure credibility of the Awards. It is gratifying to see that the COVID-19 has not hindered the Building Surveyors in enrolling to the BSA 2021 competition. In fact, the number of nominations has increased compared with that of last Awards. This shows the Awards have gained extensive support and recognition in the Building Surveying industry.

On top of two special awards, i.e. the Sustainability Award and Value Enhancement Award, a Community Care Award has been introduced to fulfil this year's theme - "Community · We Care". This newly added Award aims at giving recognition to project which has demonstrated substantial achievement in fulfilment of social responsibility and community benefits.

The results of the BSA 2021 are particularly encouraging because of the high standard of entries. The Jury Panel this year comprises renowned representatives from the government, statutory bodies, professional institutions and academia. I wish to thank sincerely all the jurors for contributing their precious time, knowledge and expertise in making the judging a great success. The Awards could not be achieved with success without the enormous contribution from them.

I also wish to commend this year's finalists for they all have performed impressively at the site visits and presentation session.

Furthermore, I would like to sincerely thank our sponsors, supporting organisations, and media partners for their contributions and support.

Lastly but not the least, I would like to extend my heartfelt thanks to members of the Organising Committee and Sub-committees for their great work.

Sr Daniel CHANG Wai-ip  
Chairman  
Organising Committee of Building Surveyor Awards 2021



本人很榮幸擔任建築測量師大獎 2021 的籌備委員會主席。我謹代表籌備委員會祝賀所有建築測量師大獎 2021 的得獎者。此獎項為表揚建築測量師參與的項目，根據設計、管理、創新、可持續性、價值提昇和關愛社區等各方面，所作出的重大貢獻而給予應有的肯定。

自 2015 年設立獎項以來，籌備委員會一直致力優化評審標準，以確保獎項的認受性。令人欣慰的是，2019 冠狀病毒病並沒有窒礙參賽者參加建築測量師大獎 2021。而事實上，參賽的項目數量與上一年度相比有所增加。這反映此獎項在建築測量行業獲得了極大的支持和認同。

除了建築測量師大獎 2021 兩個特別獎項外，即「可持續發展獎」和「價值提昇獎」，今年更特別設立了「關愛社區獎」以體現大獎的主題「量心社區」。這個新設的獎項旨在表彰該項目所履行卓越的社會責任和社區需要。

建築測量師大獎 2021 比賽令人非常鼓舞，全因入圍項目都具備高水準。今年的評審團由來自政府、法定機構、專業機構及學術界的代表組成。我非常感謝評審委員為比賽貢獻了寶貴的時間和專業知識。沒有他們的重大貢獻，這比賽並不可能成功舉行。

我也要表揚今年的入圍項目參賽者，他們在實地考察和項目匯報的環節上都表現出色。此外，我要衷心感謝贊助商、支持組織和媒體合作夥伴的貢獻和支持。最後，我要感謝籌備委員會和小組委員會所有成員的支持。

鄭偉業測量師  
「建築測量師大獎 2021」籌備委員會主席



# LIST OF BUILDING SURVEYOR AWARDS 2021 ORGANISING COMMITTEE AND SUB-COMMITTEE MEMBERS 建築測量師大獎 2021 籌備委員會及小組委員會名單

## ORGANISING COMMITTEE 籌備委員會

**Chairman** 主席  
Sr Daniel CHANG Wai-ip 鄭偉業測量師

**Members** 委員  
Sr Margaret CHAN Ka-man 陳嘉敏測量師  
Sr Arthur CHEUNG Man-to 張文滔測量師  
Sr Andrew KUNG Sui-lun 龔瑞麟測量師  
Sr Robin LEUNG Chi-tim 梁志添測量師  
Sr Joanmi LI Wing-shan 李詠珊測量師  
Sr TANG Chi-wang 鄧智宏測量師  
Sr Kenny TSE Chi-kin 謝志堅測量師  
Sr Kenneth YUN Ying-kit 甄英傑測量師

## SPONSORSHIP SUB-COMMITTEE 贊助小組委員會

**Chairman** 主席  
Sr Kenny TSE Chi-kin 謝志堅測量師

**Members** 委員  
Sr Anderson LAM Kai-hang 林繼衡測量師  
Sr Andrew LAM Wai-keung 林偉強測量師  
Sr TANG Chi-wang 鄧智宏測量師  
Sr Billy WONG Kin-yee 黃健兒測量師

## JURY SUB-COMMITTEE 評審小組委員會

**Chairman** 主席  
Sr TANG Chi-wang 鄧智宏測量師

**Members** 委員  
Sr Terence CHAN Tak-ming 陳德鳴測量師  
Sr Cheuky CHEUK Cheung-kei 卓長基測量師  
Sr Joanmi LI Wing-shan 李詠珊測量師  
Sr Camille LO Ching-yee 盧靜兒測量師  
Sr Kenny TSE Chi-kin 謝志堅測量師

## PRESENTATION CEREMONY SUB-COMMITTEE 頒獎典禮小組委員會

**Chairman** 主席  
Sr Joanmi LI Wing-shan 李詠珊測量師

**Members** 委員  
Sr Ivan LAW Fuk-chuen 羅福全測量師  
Sr Simon WONG Kai-wing 黃家榮測量師  
Sr Iris WONG Yuen-shun 黃婉舜測量師  
Sr Sandy YIP Yuen-ching 葉婉貞測量師

# BUILDING SURVEYOR AWARDS 2021 JURY PANEL 建築測量師大獎 2021 評審委員會

## NEW DEVELOPMENT 新建樓宇工程

**Chairman**  
主席



Mrs Sylvia LAM YU Ka-wai, JP  
Ex-Director of Architectural Services,  
Architectural Services Department,  
HKSAR Government  
林余家慧女士太平紳士  
香港特別行政區政府前建築署署長

**Members**  
委員



Sr CHAN Ka-kui, SBS, JP  
Chairman,  
Construction Industry Council  
陳家駒測量師,  
銀紫荊星章, 太平紳士  
建造業議會主席



Cr Eddie LAM  
President,  
Hong Kong Construction Association  
林健榮營造師  
香港建造商會會長



Mr Stephen K M LEUNG  
Deputy Director  
(Development and Construction),  
Housing Department  
梁健文先生  
香港房屋署副署長 (發展及建築)

## A&A & CONVERSION 加建及改動和改造工程

**Chairman**  
主席



Mr YU Tak-cheung, JP  
Director of Buildings,  
Buildings Department,  
HKSAR Government  
余德祥先生太平紳士  
香港特別行政區政府屋宇署署長

**Members**  
委員



Mr Walter CHAN Kar-lok, SBS, JP  
Chairman,  
Hong Kong Housing Society  
陳家樂先生,  
銀紫荊星章, 太平紳士  
香港房屋協會主席



Mr CHEUNG Hau-wai, SBS  
Chairman,  
Hong Kong Green Building Council  
張孝威先生, 銀紫荊星章  
香港綠色建築議會主席



Sr Amelia FOK  
Chairman,  
The Hong Kong Institute of Surveyors -  
Quantity Surveying Division  
霍靜妍測量師  
香港測量師學會工料測量組主席

## MAINTENANCE AND REHABILITATION 保養及復修工程

**Chairman**  
主席



Ir WAI Chi-sing, GBS, JP, FHKEng  
Managing Director,  
Urban Renewal Authority  
韋志成先生,  
GBS, JP, FHKEng  
市區重建局行政總監

**Members**  
委員



Mr CHUA Hoi-wai, JP  
Chief Executive,  
The Hong Kong Council of  
Social Service  
蔡海偉先生太平紳士  
香港社會服務聯會行政總裁



Sr Prof HO Chi-wing, Daniel  
Professor and Associate Dean,  
Faculty of Design and Environment,  
Technological and Higher Education  
Institute of Hong Kong (THEi)  
何志榮教授測量師  
香港高等教育科技學院環境及  
設計學院副院長及教授



Sr Billy WONG  
Chairman,  
The Hong Kong Institute of Surveyors -  
Building Surveying Division  
黃健兒測量師  
香港測量師學會建築測量組主席

# ACKNOWLEDGEMENT

## 鳴謝

### PLATINUM SPONSORS 白金贊助商

- Hanison Interior & Renovation Ltd.
- Swire Properties Limited

### SILVER SPONSORS 銀贊助

- David S.K. Au & Associates Ltd.
- Ho & Partners Architects Engineers & Development Consultants Limited
- Hong Kong Housing Society
- Martin Construction Company Limited
- SKK (H.K.) Co., Ltd.
- Urban Renewal Authority

### PLATINUM BROCHURE SPONSOR 白金特刊贊助商

- Tong Kee Engineering Limited

### GOLD SPONSORS 金贊助

- Creativo Design & Contracting Company Limited
- Henderson Land Group
- Sino Group

### BRONZE SPONSORS 銅牌贊助商

- Centaline Commercial
- HLT Construction Company Limited
- Sika Hongkong Ltd.
- Sing Fat Construction Co., Ltd.
- VSC Steel Company Limited & VSC Construction Steel Solutions Limited

### SUPPORTING ORGANISATION 支持機構

- Construction Industry Council

### MEDIA PARTNERS 媒體合作夥伴

- BCI Asia Construction Information Limited
- Ring of Fire Limited

\* In alphabetical order  
按字母順序排列

# THE AWARDS 獎項

## GRAND AWARD 卓越大獎

A Grand Award will be granted to one of the winning projects.

卓越大獎由三大類別的評審委員會主席在優勝項目中推選。

## WINNERS 優勝獎

There are 3 groups, namely, Client / Client's Representative, Consultant and Contractor, in each category. Winner(s) will be granted in each group of every category. A maximum of 9 winners will be granted.

三大類中均設有三個組別，包括客戶 / 客戶代表、專業顧問及承建商。評審小組委員會會於三大類中的各組別甄選出優勝項目，最多頒發九個優勝項目。

## MERITS 優異獎

There will be recognition of merit(s) in each group.

優異獎頒授予每個組別中的優異項目。

## FINALISTS 入圍項目

There will be recognition of finalist(s) for each nomination who has / have passed the first screening, site visit and delivered a presentation at the Finalist Presentation.

已通過首輪篩選、實地考察及入圍項目匯報的項目將獲頒發入圍項目。

## SPECIAL AWARDS 特別獎項

### COMMUNITY CARING AWARD 關愛社區獎

The award will be granted to the project which has the best demonstration in caring for the community.

關愛社區獎頒發予在關懷社區方面有卓越表現的入圍項目。

### SUSTAINABILITY AWARD 可持續發展獎

The award will be granted to the project which has the best achievement in sustainable aspects.

可持續發展獎頒發予在可持續發展方面中有卓越表現的入圍項目。

### VALUE ENHANCEMENT AWARD 價值提昇獎

The award will be granted to the project which has the best achievement in enhancing economic and / or social values.

價值提昇獎頒發予在經濟貢獻及 / 或社會貢獻方面中有卓越表現的入圍項目。

# ASSESSMENT CRITERIA

## 評審準則

### EXPERTISE OF BUILDING SURVEYORS

- The leading role of Building Surveyors in the nominated project
- The use of professional expertise relevant to the Building Surveying discipline in meeting the project objectives and achieving a quality result

### DESIGN

- Design approaches adopted for delivering a better outcome/ result in terms of quality, functions, buildability and maintainability
- Major design or innovative inputs
- Site planning, neighbourhood and cityscape considerations
- Solutions for challenges

### PROJECT MANAGEMENT

- Project management and organisation, and integration
- Effective coordination of skillsets among members of the project team and with stakeholders
- Time management
- Quality management
- Budget management

### SUSTAINABILITY

- Building passive design
- Adoption of sustainability strategy or design in relation to energy, waste, water or IAQ issues etc.

### VALUE ENHANCEMENT

- The measurement of value enhancement (in qualitative and/ or quantitative analysis)
- Recognition from stakeholders and professional institutions

### COMMUNITY CARING

- Fulfilment of social responsibility
- Community benefits/ public gain
- Being considerate of the neighbourhood

### CONTRACTOR PRACTICE

- Occupational safety and health management
- Site planning
- Waste management
- Supply chain management
- Caring for workers
- Innovative technology application

### 建築測量師專業知識

- 建築測量師在提名項目中所擔當的領導角色
- 運用建築測量專業知識達致項目目標及獲得卓越成果

### 設計

- 設計合適方案以獲取更佳的质量、功能、可建造性及可持續性的效果
- 主要設計或投入創新概念
- 建築地盤規劃、對鄰近區域及城市景觀的考量
- 難題的解決方案

### 項目管理

- 項目管理、組織與整合
- 於團隊成員與持份者之間的有效協調技巧
- 時間管理
- 品質管理
- 造價管理

### 可持續性

- 被動式建築設計
- 採用可持續發展方案，或與能源、廢物、水或室內空氣質素問題等相關的設計

### 價值提昇

- 價值提昇的衡量（質及/或量的分析）
- 持份者及專業機構的認可

### 關愛社區

- 履行社會責任
- 對社會 / 公眾的神益
- 鄰里關顧

### 承建商作業

- 職業安全及健康管理
- 工地規劃
- 廢料管理
- 供應鏈管理
- 對工作人員的關愛
- 創新技術的應用

# ASSESSMENT CRITERIA

## 評審準則

### ASSESSMENT CRITERIA OF CLIENT / CLIENT'S REPRESENTATIVE

#### 客戶 / 客戶代表評審準則



### ASSESSMENT CRITERIA OF CONSULTANT

#### 專業顧問評審準則



### ASSESSMENT CRITERIA OF CONTRACTOR

#### 承建商評審準則



0% 10% 20% 30% 40% 50% 60% 70% 80% 90% 100%

EXPERTISE OF BUILDING SURVEYORS  
建築測量師專業知識

DESIGN  
設計

PROJECT MANAGEMENT  
項目管理

SUSTAINABILITY  
可持續性

VALUE ENHANCEMENT  
價值提昇

COMMUNITY CARING  
關愛社區

CONTRACTOR PRACTICE  
承建商作業

# NEW DEVELOPMENT

## 新建樓宇工程

### JURY PANEL'S CITATIONS

#### 評審委員會意見

##### Chairman 主席

**Mrs Sylvia LAM YU Ka-wai, JP**  
Ex-Director of Architectural Services,  
Architectural Services Department, HKSAR Government  
林余家慧女士太平紳士  
香港特別行政區政府前建築署署長

*It is exciting to see that a Contractor Group has been added to the BSA 2021. Contractors play a vital role in building projects. As a main contractor, their Building Surveyors have fully utilised their professional expertise in site planning, supply chain management, occupational safety and health management, and other services required for the smooth completion of the project. I commend the finalist for providing practical advice to support the consultant team in modifying their design to enhance buildability, to speed up the construction time and to complete within the limited budget.*

很高興今屆建築測量師大獎 2021 新增承建商組別，承建商在整個建築項目擔當一個重要的角色。為了令工程項目能順利進行，作為總承建商，他們的建築測量師在工地規劃、供應鏈管理、職業安全、健康管理及其他所需的服務均充分發揮其專業知識。我很欣賞入圍項目參賽者向顧問團隊提供實質的建議，以協助他們優化其設計，從而提升可建性、加快工程時間及在有限的預算內完成。

##### Members 委員

**Sr CHAN Ka-kui, SBS, JP**  
Chairman,  
Construction Industry Council  
陳家駒測量師，銀紫荊星章，太平紳士  
建造業議會主席

*I am most impressed by the enthusiasm, dedication, and seriousness of the finalists in their involvement in their projects and presenting their essential roles as Building Surveyors to the judges.*

入圍項目參賽者在項目參與過程中展現出熱忱、奉獻精神及認真態度，並向評審展示他們建築測量師所發揮之重要作用，給我留下深刻印象。

**Cr Eddie LAM**  
President,  
Hong Kong Construction Association  
林健榮營造師  
香港建造商會會長

*Finalist teams have done a good job in presenting their projects in front of the jury panel, each demonstrating their own methods as Building Surveyors to lead and to overcome various challenges in their projects. As a judge, I compliment them all for their great efforts.*

入圍項目的參賽隊伍向評審委員會解說其項目，均表現出色。每隊成員都展現出他們以建築測量師的身份，領導及克服在項目中的各種挑戰。作為評審，我讚許他們所有付出的努力。

**Mr Stephen K M LEUNG**  
Deputy Director (Development and Construction),  
Housing Department  
梁健文先生  
香港房屋署副署長（發展及建築）

*I commend this year's finalists for their multi-faceted skills as Building Surveyors to showcase their expertise in project design, construction and management. Particularly impressive is the use of innovative construction method, such as Design for Manufacturing and Assembly (DfMA), in their project.*

我很欣賞今年的入圍項目參賽者，展現建築測量師的多方面技能，並於項目設計、建造及管理呈現其專業。特別深刻的是在項目中採用了創新的施工方法，例如裝配式設計 (DfMA)。

# NEW DEVELOPMENT

## CLIENT / CLIENT'S REPRESENTATIVE

# 208 Johnston



恒基兆業地產集團  
HENDERSON LAND GROUP

## PROJECT TEAM

**Applicant**  
Henderson Land Development Co. Ltd.

**Client / Developer**  
Henderson Land Development Co. Ltd.

**Project Manager**  
Henderson Land Development Co. Ltd.

**Architect**  
Lu Tang Lai Architects Ltd.

**Civil & Structural Engineer**  
Stephen Cheng Consulting Engineers Ltd.

**Building Services Engineer**  
MECS Consulting Engineers

**Quantity Surveyor**  
Aecom Consulting (Hong Kong) Ltd.

**Main Contractor**  
Cheung Kee Fung Cheung  
Construction Co. Ltd.

**Other Team Member**  
Business Environmental Council Ltd.



Iconic "gem" of Wan Chai

**Project Completion Date 項目竣工日期**  
6 November 2020

**Address 項目地址**  
208 Johnston Road, Wan Chai  
灣仔莊士敦道 208 號

## PROJECT DESCRIPTION 項目簡介

208 Johnston is a commercial development, designed with utmost levels of flexibility. Planned as a "Ginza" style building allowing office, retail & F&B to co-exist. Its strategic planning is a demonstration on how architectural design integrated in high efficiency space planning and project management are utilised to give the most effective and highest flexibility to cater for market demands and maximise the asset value and development potential.

208 Johnston 為一座銀座式商業項目，集辦公室、零售與餐飲，為區內帶來耀眼之地標建築。由空間佈局至設計，樓層分佈至各項配置，集美學實用一身。空間靈活亦能配合市場需求作出適時調整，提升資產價值。



Main lobby with flexible space planning with iconic jewel design echo with main facade



Jewel box podium facade with balconies and LED screens connects to neighbours

## BUILDING SURVEYOR(S) INVOLVED 建築測量師的參與

- Sr Patrick SIU Wai-ming

## CONTRIBUTIONS OF BUILDING SURVEYOR(S) 建築測量師的貢獻

Building Surveyor as the project in charge of this development lead the team with critical inputs on every aspect from inception, scheme development, construction, to future operation and maintenance of the building. Project Management team's extensive knowledge and experience on property development, constructions, building regulations, contracts, and building maintenance have brought together a highly efficient, flexible and precise piece of architecture.

在測量師領導的項目經理團隊下，這個項目由開端，計劃發展、建造，至建築物的日後運作和維修，項目經理團隊都提供了顯著的建樹。項目經理團隊在地產發展、建造、樓宇法例、合約，以及維修保養，擁有全面性的知識經驗，確保高度的效率、靈活實用及精準度。



Vertical greening echo with big tree in road junction and Comic Base in Burrow Street

# NEW DEVELOPMENT

CLIENT / CLIENT'S REPRESENTATIVE

## Woosung Street Temporary Cooked Food Hawker Bazaar 吳松街臨時熟食小販市場



The rejuvenated Woosung Street Temporary Cooked Food Hawker Bazaar neighbouring the Temple Street Night Market

Project Completion Date 項目竣工日期  
21 September 2020

Address 項目地址  
29-39 Woosung Street, Yau Ma Tei, Kowloon  
九龍油麻地吳松街 29-39 號

### PROJECT DESCRIPTION 項目簡介

The project transformed the rudimentary "Dai Pai Dong" cluster into a modernised iconic building. Through skillful adoption of innovative construction approach - Design for Manufacture and Assembly (DfMA) to standardise and prefabricate major building elements, on-site construction time and resources were significantly reduced and quality assured.

The successful delivery of this project not only brought about substantial improvement to the fire safety condition and overall business environment of the cooked food hawker bazaar, but also preserved the local culture of traditional road-side dining experience while revitalising the region by knitting local community and tourists worldwide.

本項目將傳統「大排檔」改造成標誌性建築，採用嶄新的「可供製造和裝配的設計」，將主要預製組件標準化，成功縮短現場施工時間及確保質量。

重建工程提升消防安全及營商環境外，亦保存本地大排檔文化，凝聚市民大眾和遊客，為社區注入新動力。



The redeveloped cooked food hawker bazaar with an iconic signage



The former "Dai Pai Dong" cluster at Woosung Street

### BUILDING SURVEYOR(S) INVOLVED 建築測量師的參與

- Sr CHAN Tsz-kin
- Sr Cherie CHEUNG Ka-lee
- Sr Denise NG Wai-yuk
- Sr Alan SIN Kwok-leung
- Sr Anchor TSE Lap-wa

### CONTRIBUTIONS OF BUILDING SURVEYOR(S) 建築測量師的貢獻

Building Surveyors played a key role from project inception till completion through contribution of professional expertise on project management, construction technology and innovative design as well as maintaining close collaboration with government departments, different professional disciplines and stakeholders to achieve goal-based delivery. Building Surveyors also successfully led the project team in overcoming various challenges as well as mitigation of the impact brought forth by pandemic outbreak and social events to the works progress. The re-opening of the cooked food hawker bazaar witnessed our commitment in achieving a "people-oriented" project for the community within the scheduled time, budget and expected quality.

建築測量師從項目規劃至竣工擔任關鍵角色，運用專業知識、建造技術及創新設計統籌工程，與政府部門、不同專業和持份者緊密聯繫，並帶領團隊應對疫情及社會事件帶來的挑戰，令項目在時間、成本及質量上達至預期成果和「以人為本」的目標。



Spatial configuration of hawker stalls and internal dining area

### PROJECT TEAM

Applicant  
Architectural Services Department,  
HKSAR Government

Client / Developer  
Food and Environmental Hygiene Department,  
HKSAR Government

Project Manager  
Architectural Services Department,  
HKSAR Government

Architect  
WCWP International Limited

Civil & Structural Engineer  
WSP Hong Kong Limited

Building Services Engineer  
WSP Hong Kong Limited

Quantity Surveyor  
Architectural Services Department,  
HKSAR Government

Main Contractor  
Cheung Hing Construction Co., Ltd.

# NEW DEVELOPMENT CONTRACTOR

## New Annex Block of Pat Heung Central Primary School 八鄉中心小學新建校舍

**CH** 祥興建造有限公司  
CHEUNG HING CONSTRUCTION CO. LIMITED  
Established in Hong Kong since 1920



Front elevation

**Project Completion Date 項目竣工日期**  
24 August 2018

**Address 項目地址**  
199, Lin Fai Tei, Kam Sheung Road, Pat Heung, Yuen Long, N. T.  
新界元朗八鄉錦上路蓮花地 199 號



Classroom

### PROJECT DESCRIPTION 項目簡介

Pat Heung Central Primary School is an aided school for which the Education Bureau is responsible for. It was established in 2003 and is located in Yuen Long. After the completion of school extension in 2018, a one-storey annex block of school with six classrooms, four special rooms and a small sized sewage treatment plant were constructed. This enabled the school to accompany surging number of students, from 200 in 2018-2019 school year to 400 in coming school year.

八鄉中心小學成立於二零零三年，是一間位於元朗的教育局資助學校。擴建工程中，新增了一棟一層高的新校舍，裡面有六個課室，四個特別課室和一個小型污水處理設施。新校舍的興建讓學校能夠容納更多學生，由二零一八至二零一九學年的二百名，至今年的四百多名。

### BUILDING SURVEYOR(S) INVOLVED 建築測量師的參與

- Sr Terry YUEN Tze-wing

### CONTRIBUTIONS OF BUILDING SURVEYOR(S) 建築測量師的貢獻

Taking the role as a main contractor, our Building Surveyors fully utilised their professional expertise in building technology and project management throughout the entire construction project, from foundation work to superstructure work. By providing practical advice to assist the consultant team in modification of their design, we greatly enhanced the buildability and thus speeded up the construction with limited budget funded by the Education Bureau.

作為主承建商，我們的建築測量師在整個工程中，充分運用了專業的建築知識和項目管理經驗，興建地基至上蓋的建築。透過提供務實的意見，協助修改顧問的設計，我們大大提升了工程的可建造性，在符合教育局預算的前提下，加快工程進度。



Library



Playground

### PROJECT TEAM

**Applicant**  
Cheung Hing Construction Co. Ltd.

**Civil & Structural Engineer**  
WSP Hong Kong Limited

**Main Contractor**  
Cheung Hing Construction Co. Ltd.

**Client / Developer**  
Education Bureau, HKSAR Government

**Building Services Engineer**  
WSP Hong Kong Limited

**Architect**  
WCWP International Co. Ltd.

**Quantity Surveyor**  
Rider Levett Bucknall Limited

# A&A AND CONVERSION

## 加建及改動和改造工程

### JURY PANEL'S CITATIONS

#### 評審委員會意見

##### Chairman 主席

**Mr YU Tak-cheung, JP**  
Director of Buildings,  
Buildings Department, HKSAR Government  
余德祥先生太平紳士  
香港特別行政區政府屋宇署署長

*It is encouraging to see that some finalists have applied innovative design and advance construction technologies such as DfMA in their quality projects despite of time and cost constraints. I hope to see more Building Surveyors in future embracing innovation and technologies as well as providing more quality projects to make Hong Kong a more liveable smart city.*

部份入圍項目參賽者在時間及成本限制下，應用創新設計及先進建造技術（如可供製造及裝配的設計）於其優質項目，實在令人鼓舞。我希望將來看到更多建築測量師著力創新及科技，提供更多優質項目，讓香港成為一個更宜居的智慧城市。

##### Members 委員

**Mr Walter CHAN Kar-lok, SBS, JP**  
Chairman,  
Hong Kong Housing Society  
陳家樂先生，銀紫荊星章，太平紳士  
香港房屋協會主席

*Besides showcasing their role as Building Surveyors, finalists were able to demonstrate in front of the jury panel how their projects made a huge impact in terms of sustainability, value enhancement and community care.*

入圍項目的隊伍除了展現了他們作為建築測量師之角色，亦能夠在評審委員會面前展示其項目如何在可持續性、價值提昇及關愛社區方面發揮巨大的影響。

**Mr CHEUNG Hau-wai, SBS**  
Chairman,  
Hong Kong Green Building Council  
張孝威先生，銀紫荊星章  
香港綠色建築議會主席

*Many of the finalists' projects are for public service and are instrumental in elevating public infrastructure to a new level.*

許多入圍項目與公共服務均擁有強烈的連繫，把公眾基礎建設提升到全新水平的層面，表現出色。

**Sr Amelia FOK**  
Chairman,  
The Hong Kong Institute of Surveyors - Quantity Surveying Division  
霍靜妍測量師  
香港測量師學會工料測量組主席

*Some projects were complicated with time and/or site constraints, yet finalists were able to apply their professional knowledge and demonstrate their leadership to complete the projects on time and within budget to the satisfaction of their clients.*

有些項目基於時間和/或地點的限制而令施工變得複雜，但入圍參賽者都能夠應用他們的專業知識，並展現領導才能，按時及在預算內完成項目，令客戶滿意。

# A&A AND CONVERSION

## CLIENT / CLIENT'S REPRESENTATIVE

# Construction of New Wave Breaking Boundary Wall at Siu Sai Wan Sports Ground

## 小西灣運動場建造圍牆工程



Overview of the new wave breaking wall at Siu Sai Wan Sports Ground

### PROJECT TEAM

**Applicant**  
Architectural Services Department, HKSAR Government

**Client / Developer**  
Architectural Services Department, HKSAR Government

**Project Manager**  
Architectural Services Department, HKSAR Government

**Architect**  
Architectural Services Department, HKSAR Government

**Civil & Structural Engineer**  
Architectural Services Department, HKSAR Government and Civil Engineering & Development Department, HKSAR Government

**Main Contractor**  
Sun Fook Kong Construction Limited

**Project Completion Date 項目竣工日期**  
31 December 2019

**Address 項目地址**  
Siu Sai Wan Sports Ground, Chai Wan, Hong Kong  
香港小西灣運動場

### PROJECT DESCRIPTION

#### 項目簡介

In September 2018, Typhoon Mangkhut caused extensive damage to the city. Siu Sai Wan Sports Ground was impacted with major facilities severely damaged.

To enhance infrastructure preparedness of the Sports Ground for future extreme weather, the project of constructing a new wave breaking wall was arranged in 2019. Different construction approaches were adopted for different phases of the project to shorten the construction stage and minimise disturbances to the public. Besides, the wave breaking wall was successfully transformed into an amenity feature in the Siu Sai Wan Promenade to bring extra benefit to the public.

建築署為減少將來因極端天氣對小西灣運動場所帶來的破壞，於2019年在小西灣運動場展開興建擋浪牆的工程。另外，工程團隊透過悉心建造及設計安排，成功將擋浪牆變成小西灣海濱公園的休憩設施，供市民使用。



On site installation of DfMA modules



Siu Sai Wan Sports Ground under attack by Typhoon Mangkhut in 2018

### BUILDING SURVEYOR(S) INVOLVED

#### 建築測量師的參與

- Sr CHEUNG Ka-man
- Sr NG Hei-laam
- Sr Alan SIN Kwok-leung
- Sr TANG Luen-tai

### CONTRIBUTIONS OF BUILDING SURVEYOR(S)

#### 建築測量師的貢獻

As the project team leader, Building Surveyors played an important role in this project to liaise with various government departments and stakeholders. Besides, Building Surveyors contributed their professional expertise of project management, contract administration and procurement management from project planning and design to completion stage. To meet the tight project timeframe and improve cost efficiency, both traditional in-situ construction and DfMA approach were adopted in view of different natures of various phases of the project.

建築測量師在本項目利用專業知識及獨特視野，與工程團隊各成員緊密合作，透過嚴謹的項目管理及工程建造監察，使工程能順利完成。另外，建築測量師亦按工程各部份不同性質，採用不同建造方式，有效提升工程效率。



Close up view of the DfMA portion of the new wave breaking wall

**A&A AND CONVERSION**  
CLIENT / CLIENT'S REPRESENTATIVE

**Conversion of Face Mask Workshops at Lo Wu Correctional Institution**  
改建羅湖懲教所兩所工場為過濾口罩工場



Filter Face Mask Production Machine in Filter Face Mask Production Workshop FM2

**PROJECT TEAM**

**Applicant**  
Architectural Services Department,  
HKSAR Government

**Client / Developer**  
Correctional Services Department,  
HKSAR Government

**Project Manager**  
Architectural Services Department,  
HKSAR Government

**Architect**  
Property Services Manager of  
Architectural Services Department,  
HKSAR Government

**Building Services Engineer**  
Architectural Services Department,  
HKSAR Government

**Quantity Surveyor**  
Architectural Services Department,  
HKSAR Government

**Main Contractor**  
Chun Wo JV

**Project Completion Date 項目竣工日期**  
27 February 2020

**Address 項目地址**  
163 Ho Sheung Heung Road, Kwu Tung, Sheung Shui, New Territories  
新界上水古洞河上鄉路 163 號

**PROJECT DESCRIPTION**  
項目簡介

In response to the outbreak of the COVID-19 pandemic in early 2020, the Correctional Services Department (CSD) of the HKSAR requested the Architectural Services Department to convert two existing workshops into two filter face mask workshops in Lo Wu Correctional Institution.

Although constraints including material delivery, labour supply, accessibility and limited working space were encountered, the project was completed within three weeks' time. The establishment of the two new workshops boosted HKSAR's monthly production of filter face masks from 1 million to 3 million, which significantly relieved the escalating demand for filter face masks in Hong Kong.

因應 2020 年初新型冠狀病毒爆發，懲教署緊急要求將羅湖懲教所內兩所工場改建為過濾口罩工場。

儘管遇到物料及工人供應和出入限制等問題，工程仍能於約三週內完成，令口罩生產量由 1,000,000 提高至 3,000,000，迅速舒緩本港口罩需求。



Changing Room in Filter Face Mask Production Workshop FM2



Cleaning Zone before Entering Filter Face Mask Production Workshop FM2

**BUILDING SURVEYOR(S) INVOLVED**  
建築測量師的參與

- Sr Raymond CHAN Bak-hang
- Sr Cliff CHOW Chung-kwong
- Sr Alan CHEUNG Po-leung
- Sr Alan SIN Kwok-leung

**CONTRIBUTIONS OF BUILDING SURVEYOR(S)**  
建築測量師的貢獻

In this project, Building Surveyors deeply involved in different stages of the conversion project such as layout design and material selection. We applied our competent and professional project management skills to coordinate different stakeholders including building services engineer, contractor and the Correctional Services Department to solve the problems encountered and enable prompt completion of the project to echo with the HKSAR's aspiration - "together, we fight the virus".

建築測量師在此項工程中作為領導者，不但在空間設計和物料選擇上均要積極參與，更應用專業的工程管理能力去協調屋宇設備工程師、承建商和懲教署等各方一同解決工程上的困難和安排工程迅速完成，幫助社會同心抗疫。



Air Purifier in Filter Face Mask Production Workshop FM2

# A&A AND CONVERSION CONSULTANT

## A&A Works Project on Tsui Lam Square 翠林新城加建及改建工程



Tsui Lam Square -  
Main Elevation facing Tsui Lam Road

### PROJECT TEAM

**Applicant**  
Centaline Commercial

**Client / Developer**  
United Wealth Global (HK) Limited

**Project Manager**  
Centaline Commercial

**Architect**  
Centaline Commercial

**Civil & Structural Engineer**  
K. S. So & Associates Limited

**Building Services Engineer**  
PineBridge Consulting Limited

**Quantity Surveyor**  
United Wealth Global (HK) Limited

**Main Contractor**  
Million Construction & Eng Intl' Co. Ltd.

**Other Team Member(s)**  
Dragon Well/ Ample Design Co.,Ltd

**Project Completion Date 項目竣工日期**  
28 November 2019

**Address 項目地址**  
Tsui Lam Square, Tsui Lam Estate, 11 Tsui Lam Road, Tseung Kwan O  
將軍澳翠琳路 11 號翠林邨翠林新城

### PROJECT DESCRIPTION 項目簡介

Tsui Lam Square is mainly for serving local public housing residents in Tsui Lam Estate which was built in 1980s. It is a six-storey complex and consists of restaurants, shops, market and car-parks. The refurbishment included renovation of external envelopes, fixing window walls and glass exit doors, enhancement of barrier free accesses, preserved old market. Internally, it has an around 27m height atrium, surrounded with smoke barriers, retrofitted with lighting and provisions of signboard for advertisement. It succeed an example of modernise multi-functions complex.

翠林新城（前稱翠林商場）於 1980 年代興建，共 6 層，內有餐廳，商店，街市及停車場，主要服務翠林邨居民。工程項目包括翻新外牆，加裝落地玻璃窗及玻璃門，改善無障礙通道設施，保存舊街市。商場內部中庭高約 27 米，重新安裝防煙屏障，燈飾及招牌作廣告用途，此項目是成功例子將屋邨商場現代化。

### BUILDING SURVEYOR(S) INVOLVED 建築測量師的參與

- Sr Samson CHU



Tsui Lam Square -  
Shopping Arcade on 5/F



Tsui Lam Square -  
Preserved Wet Market

### CONTRIBUTIONS OF BUILDING SURVEYOR(S) 建築測量師的貢獻

The original design provided more natural ventilation by means of openings; however, the openings were sources of storm-water entering into arcade; Building Surveyors (BS) proposed to enclose openings by window walls;

The original number of exits did not comply with current FS code; BS proposed new exit doors for increasing the door numbers;

BS proposed new escalator on 5-6/F for improving circulation, but this involved additional GFA, BS proposed a new AHU room, not only for improving air condition, but also for exemption of GFA;

Old market had poor hygiene conditions; BS advised to upgrade by adding service channel and air conditioning system.

建築測量師建議改用落地玻璃封開口，以避免雨水撒入商場；

我們建議安裝新門增加走火出口數量，以解決走火出口數量不符合現行消防安全要求；

加裝扶梯改善 5 至 6 樓人流但牽涉增加總樓面面積，我們建議加鮮風櫃，以改善商場空氣流通，並豁免總樓面面積；及

我們建議街市內加裝排水及空調系統，以解決衛生問題。



Tsui Lam Square -  
Escalator on 5FL to  
6FL Chinese Restaurant

# A&A AND CONVERSION CONSULTANT

## Conversion of General Wards into Negative Pressure Wards at North Lantau Hospital 北大嶼山醫院普通病房改裝作負壓病房工程



### PROJECT TEAM

**Applicant**  
Ho & Partners Architects Engineers & Development Consultants Limited

**Client / Developer**  
Hospital Authority

**Project Manager**  
Charles HUNG

**Architect**  
Charles HUNG

**Civil & Structural Engineer**  
Wilson & Associates Ltd.

**Building Services Engineer**  
SUB Services Company Ltd.

**Quantity Surveyor**  
WT Partnership

**Main Contractor**  
Shui On Building Contractors Ltd.

**Other Team Member**  
EMSD



Major Façade

**Project Completion Date 項目竣工日期**  
30 July 2020

**Address 項目地址**  
Ward A at 6/F, North Lantau Hospital,  
8 Chung Yan Road, Tung Chung, Lantau Island  
大嶼山東涌松仁路 8 號北大嶼山醫院六樓 A 病

### PROJECT DESCRIPTION 項目簡介

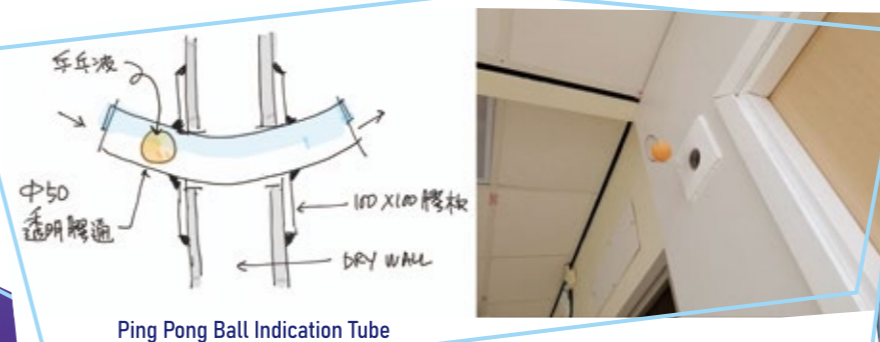
The project was to convert a General Ward into a Negative Pressure Ward at North Lantau Hospital as a community caring project. It was achieved within 2 weeks and on budget, with special features such as Ping Pong Ball indication tube; easy reversible air conditioning system and environmental friendly material. It mainly involves:

1. New Entrance lobbies with full height partitions with Ping Pong Ball indication tube;
2. New cloth changing rooms/sliding doors to cubicle areas (Gowning Area);
3. Alteration to curtain walling to facilitate free standing extract ventilation (HEPA) fan units;
4. Conversion of existing air distribution system including reusing the return air duct as fresh air supply duct;
5. Re-use common corridor cool air outside the wards.

何顯毅建築工程師樓地產發展顧問有限公司協助醫管局轄下的北大嶼山醫院將其中一個普通病房改建成負壓病房。旨在於兩星期內及工程費用預算之內完成。此項目還特別營造出「乒乓球」氣流顯示器及可逆轉的空調設施，並採用環保物料，以達到醫管局之要求標準，關懷社區及為民請命的目的。

此項目包括：

1. 加建大廳並加裝「乒乓球」氣流顯示器
2. 醫護穿戴防護裝備的房間
3. 改動玻璃幕牆以作為流動高效率空氣微粒子過濾抽風扇之出風口
4. 改動原有空調設施，把回風喉用作鮮風喉作為可逆轉空調之處理
5. 重用走廊冷氣



Ping Pong Ball Indication Tube



New Ward Cubicle Entrance

### BUILDING SURVEYOR(S) INVOLVED 建築測量師的參與

- Sr Charles HUNG

### CONTRIBUTIONS OF BUILDING SURVEYOR(S) 建築測量師的貢獻

Ho & Partners Architects Engineers & Development Consultants Limited (hpa) was employed as project manager in this construction project. Significant contributions from our Building Surveying team were given for time management, site management and budget management. The project under our leadership provided adequate bed-space in negative pressure ward at critical moment and was considered successfully completed.

何顯毅建築工程師樓地產發展顧問有限公司在此工程擔任項目經理。我們的建築測量團隊在此項目的時間管理，地盤管理及預算控制均作出了貢獻。此項目在我們的帶領下為醫院在關鍵時刻提供額外的負壓病房床位，順利完成。



Free Standing Extract Ventilation (HEPA) Fan Units

# A&A AND CONVERSION CONSULTANT

## Hollywood Centre 荷李活商業中心



### PROJECT TEAM

**Applicant**  
Raymond Chan Surveyors Limited

**Client / Developer**  
Sino Group

**Project Manager**  
Raymond Chan Surveyors Limited

**Architect**  
AGC Design Limited

**Civil & Structural Engineer**  
AC Technik (HK) Limited

**Building Services Engineer**  
MLP Engineering Consultants Limited

**Quantity Surveyor**  
Sino Group

**Main Contractor**  
Thomas Lo Contracting Limited



Hollywood Centre - Building exterior

**Project Completion Date 項目竣工日期**  
28 July 2020

**Address 項目地址**  
233 Hollywood Road, Sheung Wan, Hong Kong  
香港上環荷李活道 233 號

### PROJECT DESCRIPTION 項目簡介

Hollywood Centre is a re-packaging project from an old commercial building into a modern commercial complex with a wide variety of retail, F&B and office use at Sheung Wan.

The subject premises is a 20 storey commercial complex with a gross floor area of approximately 9,320 m<sup>2</sup>, and enjoys a high-traffic location at the corner of Hollywood Road and Possession Street. The project commenced in July 2018 and successfully completed in July 2020. The total contract sum is HK\$142,600,000.

荷李活商業中心位於上環荷李活道與水坑口街交界，經過改建及翻新後，由一幢以售賣古董為主的舊式商業大廈搖身一變，成為包含商舖、食肆及寫字樓的多用途商業中心。

該物業樓高 20 層，總樓面面積達 9,320 平方米。改建及翻新工程由 2018 年 7 月開始並於 2020 年 7 月完成，總工程費用大約港幣 1.42 億。



Hollywood Centre - Entrance facing Possession Street



Hollywood Centre - Main elevation facing Hollywood Road

### BUILDING SURVEYOR(S) INVOLVED 建築測量師的參與

- Sr Raymond CHAN
- Sr Kenny TSE

### CONTRIBUTIONS OF BUILDING SURVEYOR(S) 建築測量師的貢獻

Raymond Chan Surveyors Limited was engaged as the Project Manager and Authorised Person for the re-packaging project. Our Building Surveyors in RCSL led the team comprised of Registered Structural Engineer, Building Services Engineer, Interior Designer, Main Contractor and Specialist Contractors.

Our Building Surveyors applied their professional knowledge of different core competencies in this project and ensure all works could be executed effectively, and met the benchmarks in time, cost, quality and sustainability.

陳旭明測計師行有限公司於此項目擔任認可人士及項目經理，並且由我們的建築測量師帶領著專業團隊，當中包括結構工程師、機電工程師、室內設計師及承建商等。

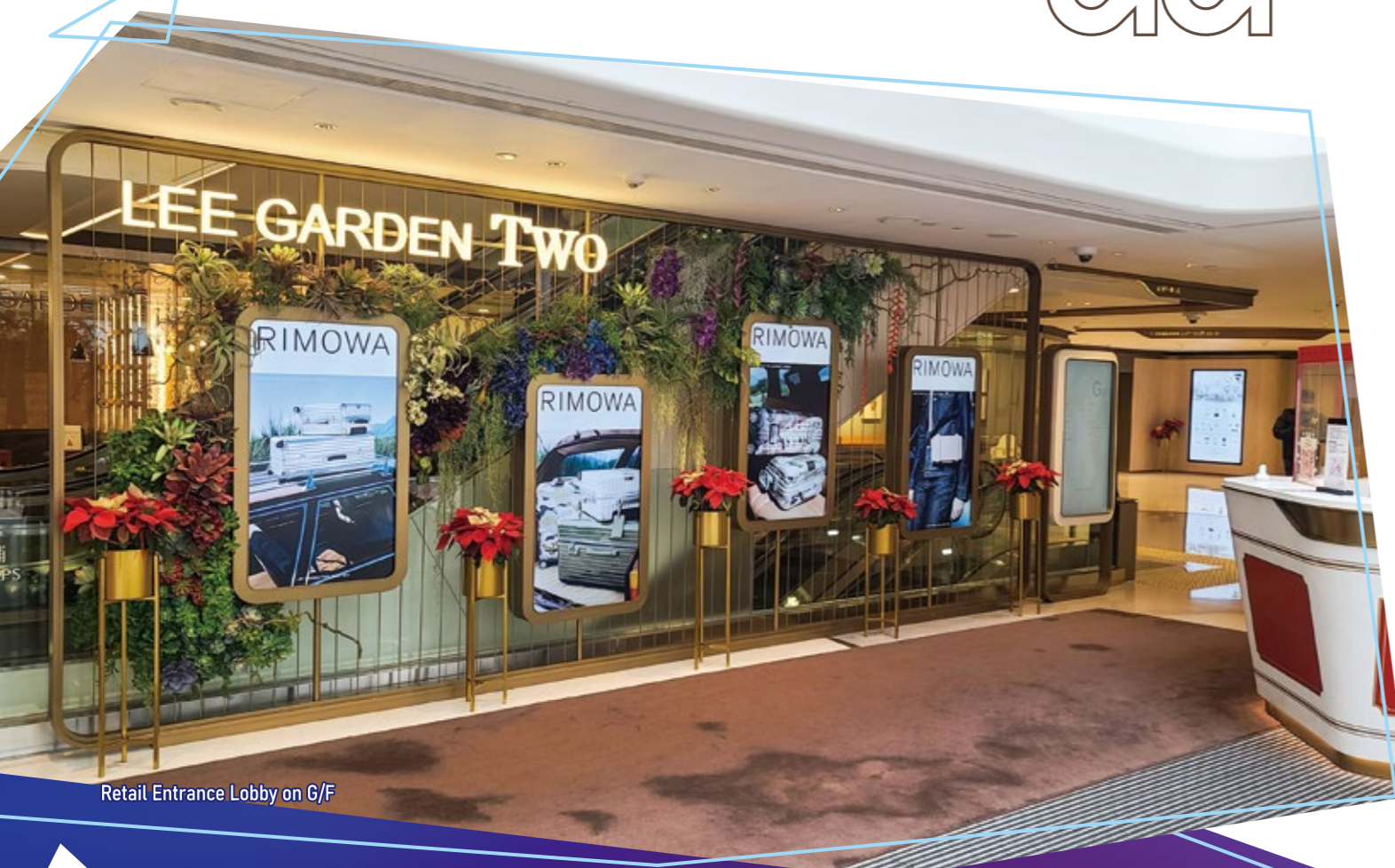
除此之外，我們的建築測量師運用了我們在不同範疇的專業知識，使項目能夠順利完成，並在時間、金錢、質量及可持續性各方面都取得圓滿成功。



Hollywood Centre - Main lobby at 6/F

**A&A AND CONVERSION  
CONSULTANT**

**Major Renovation and  
Enhancement Works at Lee Garden Two**  
利園二期 — 翻新工程



Retail Entrance Lobby on G/F

**PROJECT TEAM**

**Applicant**  
David S.K. Au & Associates Ltd.

**Client / Developer**  
Hysan Development Projects Limited

**Project Manager**  
David S.K. Au & Associates Ltd.

**Architect**  
David S.K. Au & Associates Ltd.

**Civil & Structural Engineer**  
APT Engineering Consultant Ltd.

**Building Services Engineer**  
David S.K. Au & Associates Ltd.

**Quantity Surveyor**  
David S.K. Au & Associates Ltd.

**Main Contractor**  
Legend Interiors Ltd.

**Other Team Member(s)**  
LAAB Limited  
the Oval partnership Ltd.  
KPa Engineering Limited

**Project Completion Date 項目竣工日期**  
12 May 2020

**Address 項目地址**  
2-38 Yun Ping Road, Causeway Bay, Hong Kong  
香港銅鑼灣利園山恩平道二號至三十八號

**PROJECT DESCRIPTION  
項目簡介**

To offer the first-class business and retail facilities and attract shoppers in the heart of Hong Kong's one of the busiest districts, Causeway Bay, our client, Hysan Development Projects Limited, carried out a renovation to Lee Garden Two. It does not only rebrand the mall, but also enhances the tenants mix at retail floors and the connection to adjoining streets. It provides new canopy at the side entrance to allow shelter for traffic waiting area, and provides interactive directories, resting places and amenities to fulfil the community benefits with environmentally friendly design.

有鑑於提升商場的服務質素及營商環境，我們協助利園二期進行翻新工程。包括：重整商場出入口及用途以連結周邊社區設施，加建簷篷改善公共交通車站的等候環境，運用可持續又嶄新的室內設計以改善空間運用和公用設施。



New Canopy and External Signages at Pennington Street Entrance



Office Entrance Lobby on G/F

**BUILDING SURVEYOR(S) INVOLVED  
建築測量師的參與**

- Sr Anderson LAM
- Sr Eleanor LEE
- Sr Joyce TO

**CONTRIBUTIONS OF BUILDING SURVEYOR(S)  
建築測量師的貢獻**

As Project Manager for this project, we oversee the project and lead a project team to coordinate with stakeholders through the design development, tendering, statutory submission and construction stages. Through this conversion process, we aim at assisting the client to complete the project objectives to enhance the community and social activities, and to increase the market value of the mall, under the scheduled time and budget. Understanding the needs and difficulties of various disciplines to provide a balance solution with stakeholders was the key contributing to the success of this project.

作為項目經理，我們監督項目並領導項目團隊，由設計、投標至施工階段，與持份者協作以完成本翻新工程。我們像是一道橋樑，以協助不同範疇的專業考量和意見，能在合理的時間和預算下，互相理解和達成一致的解決方案。



New Tenants Mix and Exit on LG/F connected to Jardine's Crescent

# A&A AND CONVERSION CONTRACTOR

## Sewerage Modification for Yuan Ming Monastery in Tuen Mun 圓明寺渠務改善工程



Main entrance of Yuan Ming Monastery and its nearby community along Yeung Tsing Road.

### PROJECT TEAM

**Applicant**  
Tong Kee Engineering Limited

**Client / Developer**  
Ho She Tsing She

**Project Manager**  
CHAN Pui-fung

**Civil & Structural Engineer**  
Philip SO

**Quantity Surveyor**  
Tong Kee Engineering Limited

**Main Contractor**  
Tong Kee Engineering Limited

**Other Team Member(s)**  
Stanley TSANG Sze-tat  
WONG King-ho

**Project Completion Date 項目竣工日期**  
17 October 2020

**Address 項目地址**  
51 Yeung Tsing Road, Tuen Mun, N.T.  
新界屯門楊青路 51 號

### PROJECT DESCRIPTION 項目簡介

The existing foul water collected from Yuan Ming Monastery was directed to the underground sewage treatment plant underneath its entrance plaza before discharging into a nearby nullah. It was built in 2000s and not compatible with the prevailing standards for environmental protection. Moreover, foul air was found escaped there from and would cause nuisance to the occupants and visitors.

The scope of works include design and construction of a new sewage system where the foul water would be discharged directly into the public sewer below the Yeung Tsing Road as well as sealing up of the underground sewage treatment tanks.

圓明寺的污水，經地下污水處理系統處理後，便排放到附近的明渠。這系統建於二千年代，未能符合現今的環保標準。此外，亦有難聞的氣體逸出，造成滋擾。

工程範圍包括設計和建造新的污水系統，將污水排入楊青路的公共污水渠，並填平污水處理池。

### BUILDING SURVEYOR(S) INVOLVED 建築測量師的參與

- Sr CHAN Pui-fung



Underground sewage treatment plant to which all foul water from Yuan Ming Monastery was discharged.

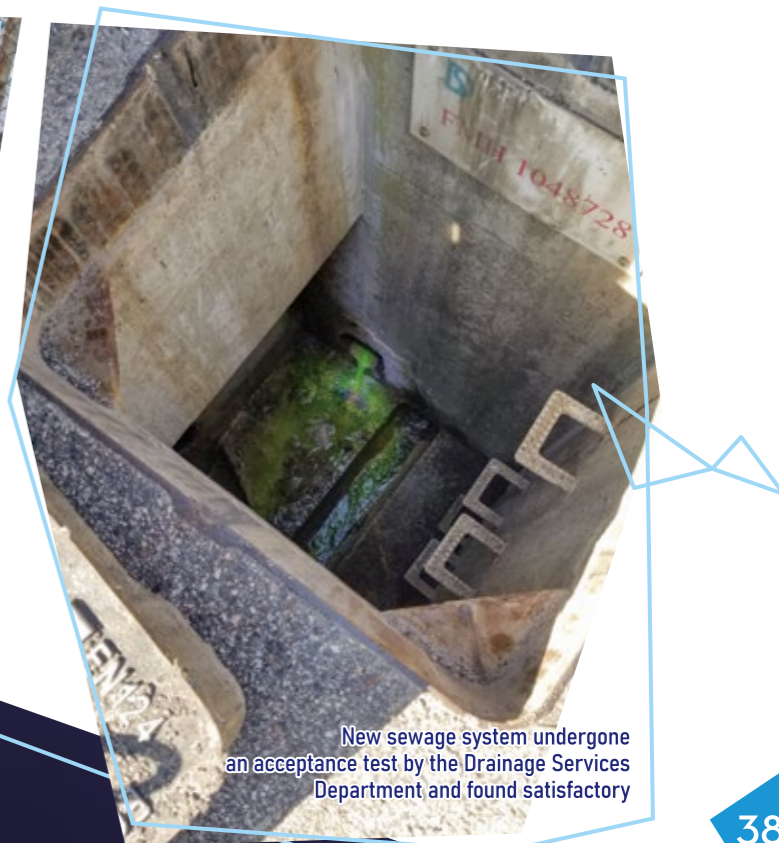
### CONTRIBUTIONS OF BUILDING SURVEYOR(S) 建築測量師的貢獻

The Building Surveyor was acting as the project manager taking overall responsibility for the design, construction and management of this project from inception until completion. He was also taking the role as an Authorised Person responsible for preparation of statutory submissions under the Buildings Ordinance and obtaining the approval and consent from the Building Authority and the coordination with relevant government departments in dealing with the major challenges including the Sewage Impact Assessment, Temporary Traffic Arrangement for the Excavation Permit Application, quality supervision for compliance with the statutory requirements to facilitate the final drainage connection to the public sewer.

從開始到完工，建築測量師一直擔任項目經理的職能，全面負責設計、施工和管理。他還擔任認可人士的角色，以獲得建築事務監督的批准和同意。他亦與相關政府部門進行協調，以應對所遇到的重大挑戰，包括污水影響評估，挖掘許可證申請的臨時交通安排，以使新完成排污系統能順利連接到公共污水渠。



The nullah to which the foul water from the Sewage Treatment Plant was discharged.



New sewage system undergone an acceptance test by the Drainage Services Department and found satisfactory

# MAINTENANCE AND REHABILITATION

## 保養及復修工程

### JURY PANEL'S CITATIONS 評審委員會意見

#### Chairman 主席

**Ir WAI Chi-sing, GBS, JP, FHKEng**  
Managing Director,  
Urban Renewal Authority  
章志成先生, GBS, JP, FHKEng  
市區重建局行政總監

*The theme for BSA 2021 is "Community · We Care". Besides demonstrating their expertise in different areas of project management, the finalists took this year's theme to heart and were able to demonstrate to the jury panel the capability of Building Surveyors in enhancing project values in the area of community care.*

建築測量師大獎 2021 的主題是「量心社區」，入圍項目參賽者除了有能力於項目管理不同領域中展現其專業外，亦牢記今年的主題，在關愛社區領域當中，向評審委員會展示建築測量師的能力如何提昇項目價值。

#### Members 委員

**Mr CHUA Hoi-wai, JP**  
Chief Executive,  
The Hong Kong Council of Social Service  
蔡海偉先生太平紳士  
香港社會服務聯會行政總裁

*Some of the projects this year are complex and large-scale serving hundreds of stakeholders. Though challenging, finalists as Building Surveyors were able to utilise their wide spectrum of knowledge and expertise in project planning and management, and proactively working closely with different stakeholders to produce excellent outcomes.*

今年部份項目相當複雜而規模龐大，足以為逾百個持分者提供服務，雖然極具挑戰性，入圍項目參賽者作為項目的建築測量師，卻能有效利用他們在項目規劃及管理中的廣泛知識及專業，並與不同持份者積極合作，產生優秀的成果。

**Sr Prof HO Chi-wing, Daniel**  
Professor and Associate Dean,  
Faculty of Design and Environment,  
Technological and Higher Education Institute of Hong Kong (THEi)  
何志榮教授測量師  
香港高等教育科技學院環境及  
設計學院副院長及教授

*It is pleasing to see that more projects related to heritage conservation have joined the BSA 2021 competition. In contrast with the tide of modernity, Building Surveyors have contributed their expertise and efforts to conserve and revitalise historical sites and buildings through the application of advanced technologies and management skills. I am glad to see that the projects exhibited excellent results in project management and achievements in heritage conservation.*

很高興看見今屆建築測量師大獎 2021 有更多與文物保育相關的入圍項目。儘管現代建築潮流勢不可擋，建築測量師通過使用先進技術在項目管理及文物保育方面取得優異成果，加強保護和活化歷史建築物。

**Sr Billy WONG**  
Chairman,  
The Hong Kong Institute of Surveyors - Building Surveying Division  
黃健兒測量師  
香港測量師學會建築測量組主席

*During the judging process of the Building Surveyor Awards 2021, I came to realise that the contributions of Building Surveyors can be found everywhere. Whether the projects cover buildings or public facilities, Building Surveyors are able to unleash their remarkable capabilities while taking up different positions. I believe the public and the industry can gain a greater understanding of the role and work of Building Surveyors through Building Surveyor Awards.*

在建築測量師大獎 2021 的評審過程中，我看到建築測量師的貢獻無處不在，不論項目是建築物或公眾設施，建築測量師亦可在不同崗位中發揮重要功能，相信公眾及業界可藉是次比賽更認識建築測量師的角色及工作。

# MAINTENANCE AND REHABILITATION

CLIENT / CLIENT'S REPRESENTATIVE

## Addition of Laundry Rod in Specified Block Types of Existing Public Rental Housing Estates 現有公共租住屋邨指定樓宇類型加設晾衣杆



Laundry rods at the living room façade of public rental flats

### PROJECT TEAM

**Applicant**  
Hong Kong Housing Authority, HKSAR Government

**Project Manager**  
Ricky LAM Ho-yin

**Client / Developer**  
Hong Kong Housing Authority, HKSAR Government

Project Completion Date 項目竣工日期  
30 June 2020

### PROJECT DESCRIPTION 項目簡介

The Hong Kong Housing Authority is committed to arranging the addition of laundry rod as landlord's fixture at the living room façade of rental flats in specified block types of existing public rental housing estates to enhance the safety of users in a three-year programme from 2017 to 2020.

The project involves providing sets of laundry rod as landlord's fixtures at a suitable low level at the living room façade and replacing the associated fixed window grilles with an openable type, if the tenant agrees. It covered 100 public rental estates of seven block designs totalling to some 260,000 flats.

香港房屋委員會在公共屋邨指定樓宇類型的客廳外牆加設晾衣杆作為業主固定裝置，並按租戶意願將固定窗花更換為活動窗花，以確保居民的安全。計劃於2017年展開，2020年完成。當中包括一百個公共屋邨七種指定樓宇類型，約二十六萬個公屋單位。

### BUILDING SURVEYOR(S) INVOLVED 建築測量師的參與

- Sr KWONG Siu-bun, Senior Maintenance Surveyor and about 44 nos. of Building Surveyors at senior and professional ranks working in regional project teams.



Home cleaning safety campaign



Poster for laundry rod addition programme

### CONTRIBUTIONS OF BUILDING SURVEYOR(S) 建築測量師的貢獻

The project has been very successful, thanks to our Building Surveyors with all-inclusive responsibilities and capabilities, including programming, procurement strategy formulation, stakeholder engagement and management, consultation and publicity planning, technical solution design and effective central monitoring.

In addition, the success of the implementation of such a large-scale project was facilitated by the Building Surveyors' wide spectrum of knowledge, including technical and management knowledge, tactful interaction with stakeholders, proactive approach in handling tenant/public reaction, including targeted promotion channels, etc.

建築測量師的全面職責包括規劃、採購策略、協調各持份者、宣傳工作、設計及解決技術問題以及制定有效的監控等，使這項項目取得了巨大的成功。此外，有效的公眾反應處理技巧，包括定位性的諮詢，使這涵蓋廣大的工程得以順利完成。



Mock-up of laundry rod

# MAINTENANCE AND REHABILITATION

CLIENT / CLIENT'S REPRESENTATIVE

## Cityplaza Ice Palace Renovation 太古城中心冰上皇宮翻新工程

cityplaza



General view of Ice Palace

Project Completion Date 項目竣工日期  
9 September 2020

Address 項目地址  
1/F, Cityplaza, 18 Taikoo Shing Road  
太古城道 18 號太古城中心一樓

### PROJECT DESCRIPTION 項目簡介

The Cityplaza Ice Palace has been in service since 1987. We have a rich history as one of the first skating rinks in Hong Kong. In 2015, we learned that the refrigerant 'R22' will be fully phased out in 2020. The new refrigerant required a new plant and new under-ice cooling. We then decided it is the time to give this old gem a fresh look via a large scale renovation & hardware upgrades including new digitised skate service system & best-of-class facilities to bring customers a multi-sensory and enhanced skating journey.

太古城中心冰上皇宮於 1987 年投入服務，在社區內有悠久的歷史。這個項目萌生於一個全新的製冷系統，在更換機組的同時，我們藉著這次機會為溜冰場進行一次由內至外的大翻新，為顧客帶來全新的體驗。



Skylight at night

### BUILDING SURVEYOR(S) INVOLVED 建築測量師的參與

- Sr Lorraine CHAN Lok-yan
- Mr House FONG Tsz-hin
- Sr Anlon YIM Yan-long

### CONTRIBUTIONS OF BUILDING SURVEYOR(S) 建築測量師的貢獻

From inception to completion, our team of in-house Building Surveyors shouldered the role of Project Manager, and took lead to coordinate and collaborate with management team, designer, contractors & a wide spectrum of building professionals.

As both the Project Manager & on-site Maintenance Team, not only did we bring the design from drawings to life, we also took the opportunity to tackle long standing problems of condensation, optimised material choices for maintainability while not sacrificing the look & feel. All the while ensuring that the design intent is kept in one piece.

翻新工程牽涉範圍甚廣，作為項目經理，我們團隊需與管理層，設計師，承建商及眾多建築專業人士緊密聯繫及協作。就維修保養角度而言，我們會考慮到新設計的日常維護及保養需要，並解決長期困擾溜冰場的冷凝水問題。



New skate rental counter



New feature segregation panel near window wall

### PROJECT TEAM

Applicant  
Swire Properties Management Limited

Project Manager  
Swire Properties Management Limited

Main Contractor  
Legend Interiors Limited

Client / Developer  
Swire Properties Management Limited

Building Services Engineer  
Swire Properties Management Limited

Other Team Member(s)  
Ten Design Group Limited  
Bright Solution Consulting Limited

# MAINTENANCE AND REHABILITATION

CLIENT / CLIENT'S REPRESENTATIVE

## Heritage Reborn: Restoration of Duddell Street Steps and Gas Lamps, Central 古蹟重生：中環都爹利街石階及煤氣路燈修復工程



古物古蹟辦事處  
Antiquities and  
Monuments Office



Duddell Street Steps and Gas Lamps, after restoration.

### PROJECT TEAM

**Applicant**  
Antiquities and Monuments Office and Highways Department, HKSAR Government

**Client / Developer**  
Antiquities and Monuments Office and Highways Department, HKSAR Government

**Project Manager**  
Antiquities and Monuments Office and Highways Department, HKSAR Government

**Architect**  
Antiquities and Monuments Office, HKSAR Government

**Civil & Structural Engineer**  
JMK Consulting Engineers Ltd

**Quantity Surveyor:**  
Highways Department, HKSAR Government

**Main Contractor**  
Harvest Century Holdings (HK) Limited

**Other Team Member(s)**  
William Sugg & Co., Limited, UK  
ANG Studio Ltd.

**Project Completion Date 項目竣工日期**  
19 February 2020

**Address 項目地址**  
Duddell Street, Central  
中環都爹利街

### PROJECT DESCRIPTION 項目簡介

Duddell Street Steps and Gas Lamps, which were declared as monument were seriously damaged when Super Typhoon Mangkhut hit Hong Kong in September 2018. The project team adhered strictly to the international conservation principle of using original craftsmanship and materials, supplemented by advanced technology like 3D laser scanning and printing technology to restore the monument to its condition before damage whilst ensuring public safety, minimising inconvenience to the users of the monument and fully documenting the process for sharing in future. With the concerted efforts and hard work of the project team, the restoration was completed on 23 December 2019.

2018年9月「山竹」嚴重破壞法定古蹟都爹利街石階及煤氣路燈，團隊嚴謹遵從「原工藝、原材料」國際文物修復準則，結合三維掃描及打印先進技術修復，確保公眾安全、減少對公眾不便及記錄全程，工程於2019年12月23日竣工。



Duddell Street Steps and Gas Lamps damaged by Typhoon Mangkhut.

### BUILDING SURVEYOR(S) INVOLVED 建築測量師的參與

- Sr David HO Kwok-wai

### CONTRIBUTIONS OF BUILDING SURVEYOR(S) 建築測量師的貢獻

As this restoration project involved various departments and parties, including Highways Department, Towngas, heritage consultant and contractors, the Building Surveyor took an important role in the project management. He coordinated among the various parties concerned to ensure the smooth operation throughout the project and commented on the repair materials, method statements and suggested improvement on the original connection details of the balustrades (including cement balusters).

由於修復工程涉及多個部門及單位，包括路政署、煤氣公司，文物保育顧問及承建商，建築測量師在項目管理上擔當重要的角色，他協調各單位，令工程能順利進行；他亦對維修物料、施工細則和欄杆（包括水泥欄杆柱）接駁方法提出意見。



The project's Building Surveyor (middle on the left) inspecting the newly cast balusters.



"U-shaped" steel plates were embedded in the newly-cast balusters for reconnecting and reinforcing the broken granite handrails.

# MAINTENANCE AND REHABILITATION

CLIENT / CLIENT'S REPRESENTATIVE

## Refurbishment of Toilets at Ngau Chi Wan Park 牛池灣公園洗手間翻新工程



Exterior of Toilet Block of Ngau Chi Wan Park

### PROJECT TEAM

**Applicant**  
Architectural Services Department,  
HKSAR Government

**Client / Developer**  
Leisure and Cultural Services Department,  
HKSAR Government

**Project Manager**  
Architectural Services Department,  
HKSAR Government

**Civil & Structural Engineer**  
Architectural Services Department,  
HKSAR Government

**Building Services Engineer**  
Architectural Services Department,  
HKSAR Government

**Quantity Surveyor**  
Architectural Services Department,  
HKSAR Government

**Main Contractor**  
Yau Lee Construction Co., Ltd.

**Project Completion Date 項目竣工日期**  
30 June 2020

**Address 項目地址**  
Western Upper Platform, Ngau Chi Wan Park  
牛池灣公園西面高平台

### PROJECT DESCRIPTION 項目簡介

The Toilet Block at Ngau Chi Wan Park was completed in 2009, the interior of the toilets were in deteriorated condition due to wear and tear that required refurbishment.

The Project adopted the "Design for Manufacturing and Assembly (DfMA)" method which significantly shortened on-site construction duration and reduced waste & nuisance to the public while site cleanliness & tidiness, workmanship and hygiene were improved a lot.

It is a Pilot Project which acted as the prototype for refurbishment of other public toilets maintained by ArchSD with the ultimate goal of upgrading and maintaining quality service to the public.

牛池灣公園洗手間於 2009 年落成。

工程採用組裝合成的方法，旨為大幅縮短地盤施工時間，減少建築廢料及對公眾的滋擾，並改善工地整潔、施工質素及廁所衛生。本項目為建築署公廁翻新的先導計劃，以達至高質素公用服務。



Installation of DfMA wall panels in progress by workers



Interior of Female Toilet showing completed DfMA module of wash hand basin cabinets

### BUILDING SURVEYOR(S) INVOLVED 建築測量師的參與

- Sr HO Chung-man
- Sr TSE Lap-wa
- Sr SIN Kwok-leung
- Sr WONG Tansan

### CONTRIBUTIONS OF BUILDING SURVEYOR(S) 建築測量師的貢獻

With the aim to significantly reduce the on-site construction duration of public toilet refurbishment works, the Building Surveyor proposed and adopted a new construction method "Design for Manufacture and Assembly (DfMA)" which is proved to be a success.

In addition, Building Surveyor also introduced some new technologies, including 3D scanning and BIM, that ensured the smooth running of the DfMA process. The technologies assisted in better design visualisation to the Client and facilitated close planning and monitoring of construction programme. This Pilot Project showcased Building Surveyor's contributions in enhancing local public services through delivery of building works with innovative ideas.

為大幅度減少地盤施工時間，建築測量師採用了嶄新的組裝合成方法以達致成功。並引入三維掃描及建築資訊模型，把設計立體地呈現出來，以及促進有效監察施工進度。本項目充分展現出建築測量師以創新思維提升公用服務。



Interior of Male Toilet showing completed DfMA wall panels

# MAINTENANCE AND REHABILITATION

CLIENT / CLIENT'S REPRESENTATIVE

## Repair of Timber Pitched Roof System at Annex Block of the Old Pathological Institute 舊病理學院副樓瓦頂木結構維修



General View of Annex Block of the Old Pathological Institute

### PROJECT TEAM

**Applicant**  
Architectural Services Department,  
HKSAR Government

**Client / Developer**  
Architectural Services Department,  
HKSAR Government

**Project Manager**  
Architectural Services Department,  
HKSAR Government

**Architect**  
Architectural Services Department,  
HKSAR Government

**Civil & Structural Engineer**  
Architectural Services Department,  
HKSAR Government

**Main Contractor**  
Tai Yue Engineering Company Limited

**Other Team Member(s)**  
AECOM  
EPC Engineering Consultant Limited  
BioCycle (Hong Kong) Limited

**Project Completion Date 項目竣工日期**  
27 March 2020

**Address 項目地址**  
2 Caine Lane, Sheung Wan, Hong Kong  
上環堅巷 2 號

### PROJECT DESCRIPTION 項目簡介

With an inherent design inadequacy of a shallow masonry eave gutter resulted in water penetration into brick wall persistently existed in addition to termite attack in the monument operated by NGO, tie beam of a timber truss embedded into brick wall displaced in August 2018.

ArchSD as the maintenance agent carried out a detailed structural survey of timber, termite eradication and repair aiming to preserve the building fabric, maintain the components of the monument in its existing state as much as possible in a cautious manner in accordance with internationally-recognised conservation principles.

由於屋簷雨水槽先天設計較淺，雨水容易溢出並滲入磚牆，而藏於磚牆的木桁架受白蟻侵襲，木桁架於 2018 年 8 月鬆脫。建築署基於國際保育原則進行詳細結構勘察、根治白蟻及維修工程，務求盡量保存古蹟原貌。

### BUILDING SURVEYOR(S) INVOLVED 建築測量師的參與

- Sr Murphy CHIU Hon-fai
- Sr Liny LAU Ling-ye
- Sr Lawrence TANG Luen-tai
- Sr Anchor TSE Lap-wa



New Details at Roof Eave



Repaired Truss

### CONTRIBUTIONS OF BUILDING SURVEYOR(S) 建築測量師的貢獻

Building Surveyors demonstrated the project management expertise from delivery of emergency services, defect diagnosis, project planning, implementation of a detailed structural survey on a timber-framed pitched roof structure, formulation of repair and improvement plan in conjunction with stakeholders such as AMO and specialist contractor, supervision to completion of repair works.

We showcased a professional approach in survey of timber for the building industry and the skillful techniques in our maintenance expertise. Through suitable way of intervention, it is hoped to make the monument sustainable for appreciation by the present and future generations.

建築測量師展現了管理工程的专业，由處理緊急情況、診斷樓宇缺陷、項目計劃、詳細結構勘察木建築、制定維修與改善方案及監工至完成工程，皆展示維修上的專業技能。透過合適干預，盼令古蹟可持續供人欣賞。



Reroofing Work in Progress

# MAINTENANCE AND REHABILITATION

CLIENT / CLIENT'S REPRESENTATIVE

## Slope Maintenance Term Contract for New Territories and Outlying Islands (North) - Contract No. TC D938

新界及離島(北) 斜坡保養工程定期合約 — 合約編號 TC D938



Examples of Slope Features among over 2,800 ones under maintenance by TC D938 contract

### PROJECT TEAM

**Applicant**  
Architectural Services Department,  
HKSAR Government

**Client / Developer**  
Architectural Services Department,  
HKSAR Government

**Project Manager**  
Architectural Services Department,  
HKSAR Government

**Quantity Surveyor**  
Architectural Services Department,  
HKSAR Government

**Main Contractor**  
China Road and Bridge Corporation

**Project Completion Date 項目竣工日期**  
30 September 2019

**Address 項目地址**

Man-made Slopes under ArchSD's Maintenance  
in New Territories and Outlying Islands (North)  
位於新界及離島(北) 由建築署負責保養的人造斜坡

### PROJECT DESCRIPTION 項目簡介

This project engineered a holistic approach to deliver Slope and Vegetation Maintenance Services for over 2,800 man-made slope features and around 80,000 trees thereon under ArchSD's maintenance purview at scattered locations across the New Territories and various outlying Islands. The scope includes routine slope maintenance inspection and repair, vegetation maintenance inspection and operation, anti-mosquito clearance works, checking of buried water-carrying services, ad-hoc maintenance works as well as handling of repair requests and provision of round-the-clock emergency services.

本項目為超過 2,800 幅由建築署負責保養的人造斜坡及其上約 80,000 棵樹木進行全面的維修保養工作，當中包括定期勘察及維修斜坡、檢查及護養植物、滅蚊及相關清理工作、檢測斜坡地下帶水管道、跟進斜坡維修查詢及提供 24 小時緊急維修服務。

### BUILDING SURVEYOR(S) INVOLVED 建築測量師的參與

- Sr Raymond CHAN Bak-hang
- Sr Alan SIN Kwok-leung
- Sr CHIU Ka-yin
- Sr Martin TAM Kwok-hang



Adoption of innovative technology such as novel Tree Felling Grappler, robotic lawn mowers, inspection drone, etc. to enhance safety and efficiency of slope and tree maintenance operations



Adoption of sustainable initiatives to reduce, reuse and recycle tree remains to enhance sustainability of the project

### CONTRIBUTIONS OF BUILDING SURVEYOR(S) 建築測量師的貢獻

Building Surveyor in this project showcased his expertise in project planning and management and worked in collaboration with different project stakeholders and professional team members, including Geotechnical Engineers and Tree Experts, to well plan routine maintenance services, to provide quality services in handling public enquiries and to swiftly respond emergency situations so that excellent outcomes in securing slope stability, tree safety and environmental hygiene alongside enhanced operational efficiency and cost-effectiveness were achieved. Innovative and sustainable solutions were adopted by Building Surveyor which significantly enhanced the project value in the areas of community care, public safety and environmental protection.

本項目充分展現出建築測量師應用其項目統籌及管理專長就斜坡安全所作出的貢獻。建築測量師在項目過程中與各專業人員緊密合作，務實地規劃並執行高效且具成本效益之斜坡保養公共服務，以超越眾多持份者的期望，為市民提供安全及綠化的斜坡環境。



NEC Partnering Workshop among project members to foster collaboration and communication to achieve successful project delivery

# MAINTENANCE AND REHABILITATION CONSULTANT

## Comprehensive Consultancy Services for Proposed Alteration, Reinstatement and Renovation Works for URA Rehousing Block - 12 Soy Street 市區重建局安置大廈 — 豉油街 12 號改建，復修及翻新工程顧問服務

**KC Surveyors**  
陳佐堅測量師行



Lift Lobby

### PROJECT TEAM

<b>Applicant</b> KC Surveyors Ltd.	<b>Project Manager</b> KC Surveyors Ltd.	<b>Building Services Engineer</b> Proconeer EEM Ltd.	<b>Main Contractor</b> Wadabuild Construction Ltd.
<b>Client / Developer</b> Urban Renewal Authority	<b>Architect</b> KC Surveyors Ltd.	<b>Quantity Surveyor</b> TLS & Associates Ltd.	

**Project Completion Date 項目竣工日期**  
1 December 2020

**Address 項目地址**  
12 Soy Street, Mong Kok, Kowloon  
旺角豉油街 12 號

### PROJECT DESCRIPTION 項目簡介

12 Soy Street is one of the rehousing blocks which was owned and maintained by URA for temporarily accommodating occupants affected by URA's redevelopment projects. Some of the flats in "12 Soy Street" were divided into small units for accommodating household with one or two occupants.

Some of the units do not have self-contained bathroom provision, which is considered not convenient to the occupants. For better utilisation of resources and improving the conditions of the rehousing blocks, it was proposed to carry out conversion and partitioning of existing flats to small units with self-contained bathrooms.

In addition, it was proposed to carry out basic repair and enhancement works, as well as installation of building services monitoring system to the common areas, in order to improve the living environment and building management.

旺角豉油街 12 號是用於臨時安置受市建局重建項目影響的居民。由於有些單位沒有獨立的浴室設施，這對居民來說十分不方便。為了實踐共享房屋設計概念和更好地利用資源和改善居住環境，將現有的單位重新設計並且帶有獨立浴室。

此外，設計和應用數碼維修手冊和建築管理系統，以提升大廈管理質素。

### BUILDING SURVEYOR(S) INVOLVED 建築測量師的參與

- Sr Jeffrey KWOK



Building Elevation



Main Entrance

### CONTRIBUTIONS OF BUILDING SURVEYOR(S) 建築測量師的貢獻

KC Surveyors Ltd. was engaged as Authorised Person, Project Manager and Contract Administrator. We contributed our professional expertise of project management, building safety, architecture design and building efficiency and sustainability for meeting the project objectives.

Building Surveyor as lead consultant of this project monitors the construction process, so that the project is completed on time and within budget with the desired quality being achieved. The major services are as follows:

- Preparation of design proposal
- Preparation of budgets and master programme
- Coordination of project team and government
- Construction Monitoring, such as time, cost and quality

陳佐堅測量師行有限公司擔任項目經理和認可人士。為了完成項目的目標，我們的專業知識在項目管理，建築安全，建築設計以及建築效率和可持續性方面，均作出了貢獻。

建築測量師作為該項目的首席顧問，以監控施工過程，從而使該項目按時且在預算內完成，並達到所需的質量。主要服務如下：

- 準備設計方案
- 編制預算和總計劃
- 協調項目團隊和政府部門
- 施工監控，例如時間，成本和質量



Communal Kitchen

# MAINTENANCE AND REHABILITATION CONSULTANT

## Major Renovation Works at Cavendish Heights (Block 1-7)

### 嘉雲臺（第一至七座）維修及翻新工程



General view of Cavendish Heights (Block 1-7) - After Renovation

#### PROJECT TEAM

**Applicant**  
David S.K. Au & Associates Ltd.

**Client / Developer**  
The Incorporated Owners of  
Cavendish Heights (Blocks 1-7)

**Project Manager**  
David S.K. Au & Associates Ltd.

**Architect**  
David S.K. Au & Associates Ltd.

**Civil & Structural Engineer**  
David S.K. Au & Associates Ltd.

**Building Services Engineer**  
David S.K. Au & Associates Ltd.

**Quantity Surveyor**  
K C Tang Consultants Ltd.

**Main Contractor**  
Hanison Interior & Renovation Limited

**Project Completion Date 項目竣工日期**  
6 May 2020

**Address 項目地址**  
33 Perkins Road, Jardine's Lookout, Hong Kong  
香港渣甸山白建時道 33 號

#### PROJECT DESCRIPTION 項目簡介

A comprehensive renovation work to a fully occupied high-rise luxurious residential development at Jardine's Lookout. It covers 7 residential towers' external wall, common areas, drainpipes, carpark façade, podiums, pavement, pond, planters and outdoor facilities, etc.

Apart from high material and work quality, minimising nuisance and maintaining resident's views, natural lighting/ventilation and A/C services during the works are required. To meet the challenge, we have adopted tower platform and tailored the works to proceed in phases.

Inherent defects and substandard designs are rectified and improved to meet current standard, upgrading the buildings to a safe, hygienic and healthy living environment.

嘉雲臺是一個位於渣甸山的住宅發展，此維修及翻新工程涵蓋 7 棟樓宇、停車場、平台、行人路、水池等公用地方。透過塔式工作台及仔細施工安排，減少對住戶之影響。樓宇的安全、衛生及標準亦從全面徹底翻新工作得以改善。

#### BUILDING SURVEYOR(S) INVOLVED 建築測量師的參與

- Sr Anderson K H LAM



Rear Elevation of the Buildings - After Renovation



Main Entrance of Cavendish Heights - After Renovation

#### CONTRIBUTIONS OF BUILDING SURVEYOR(S) 建築測量師的貢獻

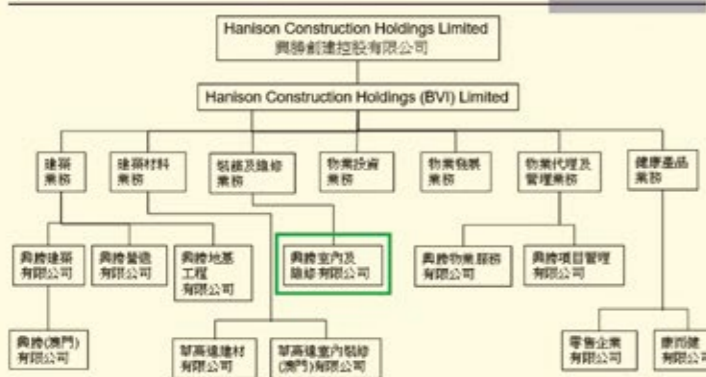
Being the Project Manager and Building Surveyor, we conducted condition survey, diagnosed building defects, recommended repair and improvement work, tailored access facilities, phasing and sequencing of works, and managed the project by adopting suitable Contract type, procurement method, resolving site complications and supervising the works. We help owners to increase the building sustainability and longevity by using improved building materials, providing barrier free access and improving space planning in buildings. Through our involvement, the building's condition and standard are improved to meet the current expectation and the living environment, value, safety, hygiene and health of the buildings are uplifted.

作為本項目的項目經理及測量師，我們透過樓宇勘察、設計、制訂修葺及翻新方案、設計外牆工作平台、施工安排、採用適當合同、管理工程、解決工地事宜及監管施工。希望我們的參與，能提高樓宇的可持續性和壽命，並改善居住環境。



Entrance Foyer - After Renovation

**集團架構**



**近期獲取獎項**



**公司簡介**

興勝創建控股有限公司(「興勝創建」)於2001年9月在開曼群島註冊成立,其證券自2002年1月在香港聯合交易所有限公司主板公開上市(股票編號:896),亦是香港具相當知名度的集團之一。  
 興勝創建與其附屬公司的主要業務及營運植根香港。

集團建築業務早於1989年開展,主要從事建築業務包括本港的商業、工業、消閒及住宅建築工程項目。我們首兩個建築項目,分別是愉景灣的8層高商業及住宅綜合設施,以及葵涌的6座17層高住宅大廈海峰花園。

興勝室內及維修有限公司(「興勝室內及維修」)於1996年成立,是興勝創建控股有限公司其中之一的全資附屬公司。其業務主要為外牆翻新、加建及改建工程,室內設計及裝修等。

(嘉雲臺)  
 香港渣甸山白建時道33號



(慧景園)  
 香港渣甸山春暉道7號



(嘉慧園)  
 香港馬己仙峽道1至3號



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|--|--|

(龍華花園)  
 香港渣甸山大坑徑25號



(關心閣)  
 香港地利根德里3號



(福苑)  
 香港旭輝道9號



(德安樓)  
 香港莊士敦道199號



**證書**



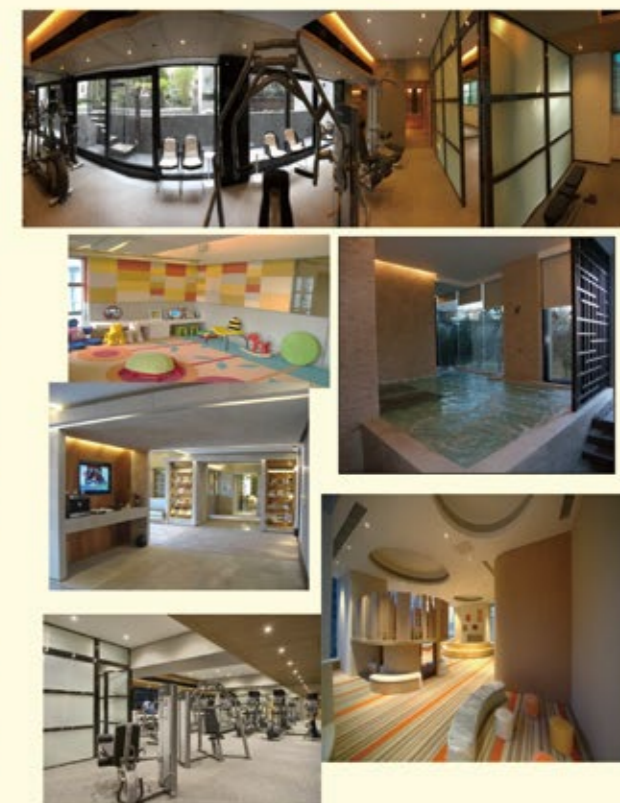
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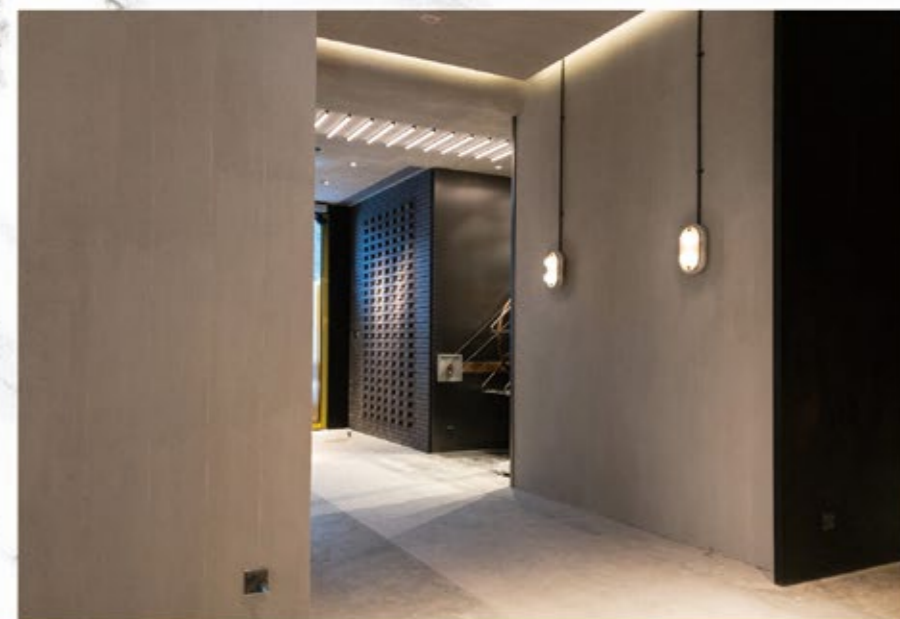
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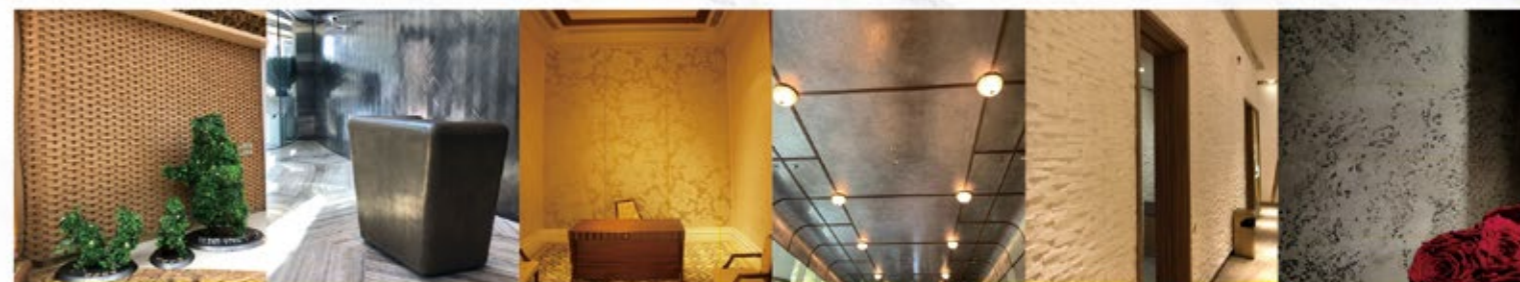


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Design concept of building facade<sup>1</sup>

- Perfectly situated at the forefront of Kai Tak City Centre, THE HENLEY embraces the Kai Tak Sports Park and the waterfront area, abutting the future Kai Tak Station Square where MTR Station is just few minutes' walk away.
- A view of splendour - some units enjoy the unparalleled views of the legendary Victoria Harbour, Kai Tak Sports Park and the future Metro Park<sup>2</sup>.
- 3-layered insulated glass units are used for part of the curtain wall system, allowing natural light flow in while providing better sound insulation.
- THE HENLEY is set to become a new architectural icon with its sleek and curvilinear facade; the glass curtain wall with geometric structure and framing design, innovative recessed balcony with materials such as granite and silverish metallic coating, create a sense of refined taste and modernity. The ultra-wide curved window designed for some of the units maximises the viewing experience by overlooking a stunning view of Victoria Harbour.
- Revolutionary energy efficient water cooled VRV air-conditioning system are first introduced in Hong Kong residential market.

Sales Agency:



Sales Gallery:  
21/F, One ifc, Central, HK  
Opening Hours: 10:30am - 8:00pm

Hotline:  
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Street name and street number of Phase 1 (THE HENLEY I) of the Development, "THE HENLEY"; Phase 2 (THE HENLEY II) of the Development and Phase 3 of the Development: 7 Muk Tai Street\* | District: Kai Tak | The address of the website designated by the vendor for Phase 1 (THE HENLEY I) of the Development, Phase 2 (THE HENLEY II) of the Development and Phase 3 of the Development: [www.thehenley.com.hk](http://www.thehenley.com.hk) | The photographs, images, drawings or sketches shown in this advertisement/promotional material represent an artist's impression of the development concerned only. They are not drawn to scale and/or may have been edited and processed with computerized imaging techniques. Prospective purchasers should make reference to the sales brochure for details of the development. The vendor also advises prospective purchasers to conduct an on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.

\*The professional street number is subject to confirmation when Phase 1 (THE HENLEY I) of the Development, Phase 2 (THE HENLEY II) of the Development and Phase 3 of the Development are completed. "THE HENLEY I" and "THE HENLEY II" are respectively the promotion names of Phase 1 and Phase 2 of the Development. "THE HENLEY" and the logo for promotion and marketing use only and will not appear in any legal documents. Vendor: Hongkong Land Construction Property Co. Limited (also the owner and future building occupier) and Henderson Development Company Limited, Henderson Investment Limited, Good Time Limited, Bradstreet IMI Limited, Shoo Investment Limited and Total Three Holdings Limited. Authorized person for Phase 1 (THE HENLEY I) of the Development and Phase 2 (THE HENLEY II) of the Development: (M) Henry Lau King Chee of DUN Architects Limited (D); Henry Lau King Chee is Deputy Managing Director of DUN Architects Limited. Selling commission for Phase 1 (THE HENLEY I) of the Development and Phase 2 (THE HENLEY II) of the Development: (M) Fook Yee Limited, Vendor's solicitors: (M) Kwun, Lo & Lo, Authorized and Licensed Real Estate Agent in Hong Kong to provide finance for the construction of Phase 1 (THE HENLEY I) of the Development and Phase 2 (THE HENLEY II) of the Development: (M) Bank of China (Hong Kong) Limited. Authorized institution that may make a loan or has undertaken to provide finance for the construction of Phase 3 of the Development: (to be confirmed). Any other person who has made a loan for the construction of Phase 1 (THE HENLEY I) of the Development, Phase 2 (THE HENLEY II) of the Development and Phase 3 of the Development: Henderson Real Estate Agency Limited. To the best of the vendor's knowledge, the information of date for Phase 1 (THE HENLEY I) of the Development, Phase 2 (THE HENLEY II) of the Development and Phase 3 of the Development is 20th April 2022. Such date is subject to any extension of time that is permitted under the agreement for sale and purchase. All information contained in this advertisement/promotional material shall be subject to the final plans approved by the relevant Government authorities and legal documentation. The vendor reserves the right to make modifications and changes according to circumstances without prior notice. The information, references, photographs, drawings, images or other information in this advertisement/promotional material shall not be construed as constituting any offer, promise, representation or warranty. This advertisement is issued by or with the consent of the vendor. Please refer to the sales brochure for details. Date of printing of this advertisement: 29th June 2021. As at the date of printing of this advertisement, the precise content of Phase 3 of the Development has not yet been determined. The logo is used in the preliminary site plan generated by the designer for the advertisement and is for reference only. The vendor reserves the right to make modifications and changes according to actual circumstances without prior notice. 2. The views depicted may be varied due to differences in time, orientation, surrounding built-up and environment of each individual residential property, which is not applicable to all the residential properties, and please also note that there may be changes of future design to the surrounding areas.

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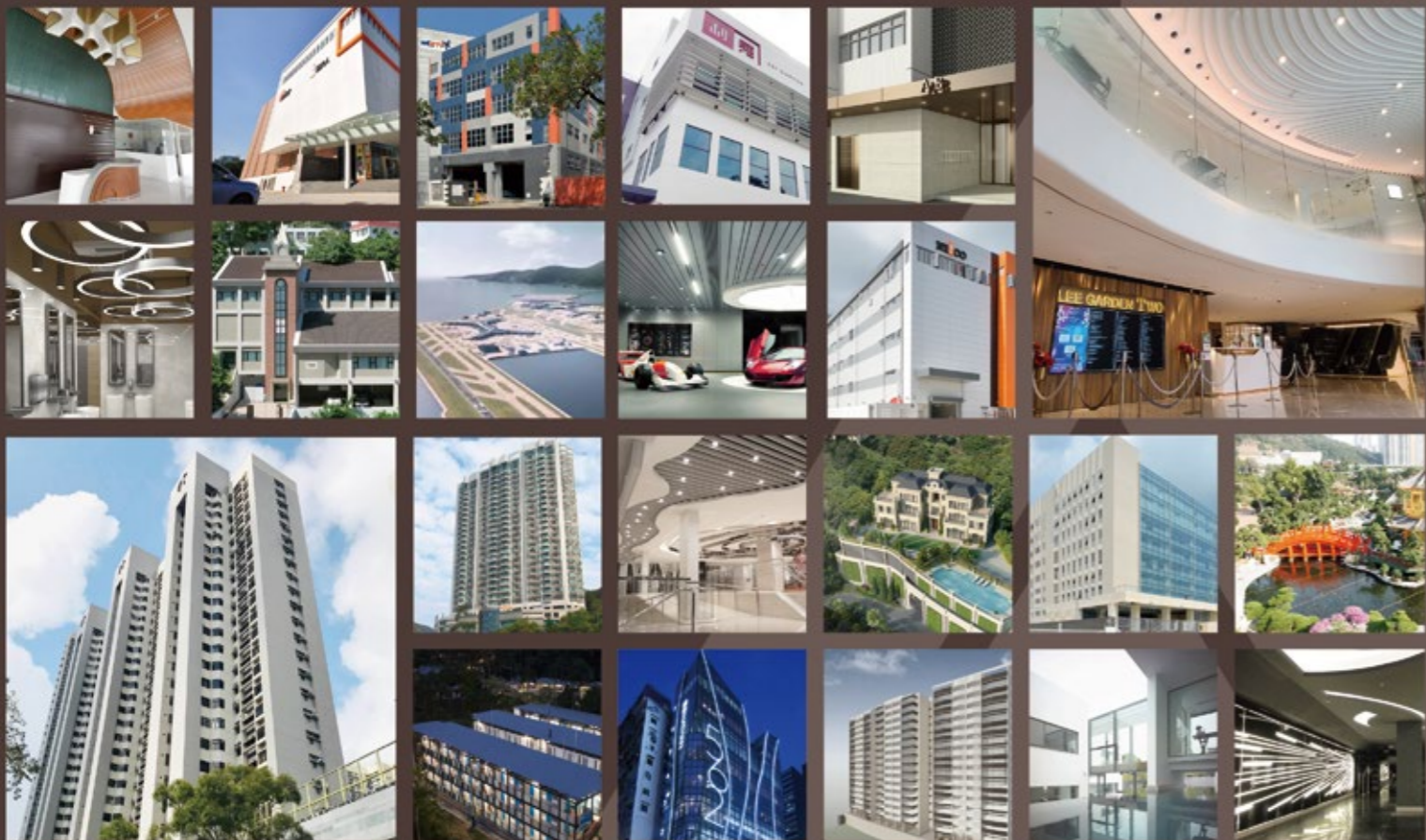
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成發建築有限公司

本公司自1960年成立，屹立于香港半個世紀。現為屋宇署、香港房屋委員會及建築署認可承建商。公司服務範圍包括樓宇建造、商場改建、拆卸、道路修築、渠務、結構工程、樓宇設施輔助工程、園林美化設施及屋宇維修保養工程等。有關工程的樓宇類型包括屋苑、住宅、校舍、商業中心及工廠大廈等。



公司不斷改革創新，1993年考獲ISO9001品質證書，同年成為房屋署M2保養承建商。2001年更擠身於房屋署首批優質保養承建商行列。而2007年及2008年，公司再分別考獲ISO14001及OHSAS18001品質證書。本公司努力不懈，不斷加強顧客服務及革新保養文化，並配合社會及科技發展。至2020年，公司把職業健康及安全管理體系提升至ISO 45001標準，取代OHSAS18001，並注入創新理念以改進公司管理及運作方法與成效，亦獲得各方的認同，給予鼓勵讚賞。

BUILDING SURVEYOR AWARDS 2021

# BUILDING SURVEYOR AWARDS 2021 EVENT HIGHLIGHTS 建築測量師大獎 2021 活動花絮

17 APR 2021 SITE VISIT TO FINALIST PROJECTS  
就入圍項目進行實地考察

## NEW DEVELOPMENT 新建樓宇工程



## A&A & CONVERSION 加建及改動和改造工程



VSC Steel Company Ltd.  
VSC Construction Steel Solutions Ltd.  
VSC 万顺昌

### VSC Steel Company Limited

is one of the leading construction steel distributors in Hong Kong.

**VSC Construction Steel Solutions Limited** is the first government-approved automation prefabrication yard.



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## 建築測量師大獎 2021 活動花絮

17 APR 2021 SITE VISIT TO FINALIST PROJECTS  
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### MAINTENANCE AND REHABILITATION 保養及復修工程



# BUILDING SURVEYOR AWARDS 2021 EVENT HIGHLIGHTS

## 建築測量師大獎 2021 活動花絮

8 MAY 2021 FINALIST PROJECT PRESENTATIONS  
入圍項目匯報



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## 建築測量師大獎 2021 活動花絮

### 8 MAY 2021 FINALIST PROJECT PRESENTATIONS 入圍項目匯報



