

DETAILED PROFILE OF Sr ELVIN FERNANDEZ, PPRISM, FRISM, FRICS

1. Name (as per IC) : Elvin s/o Berty Luke Fernandez
2. Date of Birth : 15 August 1949
3. NRIC No : 8072799 (Old)
490815-10-5351 (New)
4. Place of Birth : Kuala Selangor, Selangor ,Malaysia
5. Nationality : Malaysian
6. Race : Indian
7. Religion : Christian
8. Marital Status : Married with 3 children
9. Business & & Correspondence Address : Khong & Jaafar Sdn Bhd
57-1 Jalan Telawi Tiga, Bangsar Baru
59100 Kuala Lumpur, Malaysia
10. House Address : No 14 Jalan SS1/1B,
47300 Petaling Jaya, Selangor
11. Office Tel. No : + 6 03 2282 9699
12. Fax No. : + 6 03 2282 9799
13. Mobile No. : + 6 012 218 4542

14. Basic Professional Qualifications:

1979	Passed the final examination of the Institution of Surveyors Malaysia
1-Dec-82	Became a Registered Valuer
18-Mar-83	Became a Registered Estate Agent
24-May-91	Became Elected Fellow of the Institution of Surveyors Malaysia
5-Dec-05	Elected Fellow of the Royal Institution of Chartered Surveyors on 5 December 2005

15.

Work Experience

<u>Organisation</u>	<u>Position</u>	<u>From</u>	<u>To</u>
Valuation & Property Services Department Ministry of Finance Malaysia	Assistant Valuation Officer	1972	1979
	Valuation Officer	1979	1982
Khong & Jaafar Group	Senior Valuer	1982	1983
	Director	1983	2000
	Managing Director	2000	todate

As the Managing Director of Khong & Jaafar Sdn Bhd he is in charge of the Valuation, Research and Property Consultancy Departments and is actively involved in doing valuations, market and feasibility studies, property consultancy and some estate agency work.

Elvin Fernandez is a member of the Royal Institution of Chartered Surveyors (RICS) Malaysia Board, a Past President of the Royal Institution of Surveyors Malaysia (RISM) and the Private Valuers' Association, a Past Chairman of the Valuation Division of the RISM and a Past Chairman of the International Valuation Standards Council. He also served as a Member of the Board of Valuers, Appraisers and Estate Agents Malaysia for 14 years i.e. from 1993 till 2007.

He is a Past Secretary-General of the ASEAN Valuers Association, a Director of Malaysia Property Incorporated (MPI), a National Committee Member of FIABCI, a Member of Malaysian Institute of Estate Agents and the Malaysian Institute of Professional Property Managers.

Elvin Fernandez was conferred with the **"Anugerah Khas - Perunding Harta Tanah"** or **"Property Consultant of the Year 2005"** award by the Board of Valuers, Appraisers & Estate Agent Malaysia on 12 January 2006 in appreciation of his valuable contribution to the valuation and property consultancy profession. He was also conferred with **"Professional Excellence" Award** in the Engineering, Construction & Property category by the Malaysian Professional Centre or Balai Ikhtisas Malaysia on 21 May 2011.

On 10 January 2014, Elvin Fernandez was conferred with **"Valuer of the Year 2013" Award** by the Property Management, Valuation & Estate Agency Surveying Division of the Royal Institution of Surveyors Malaysia.

On 12 December 2015, he was presented with a **Honorary Membership** of the **International Association of Consultants, Valuers and Analysts (IACVA)** in recognition of his contributions to the global valuation profession.

Elvin was also invited by the China Appraisal Society to advise the CAS as well as the Ministry of Finance of the People's Republic of China on their proposed valuation law. Only four International experts from around the world were called to be on the Advisory Committee.

He is also an Independent Non-Executive Director of Sunway REIT Management Sdn Bhd and a Director of Malaysian Property Incorporated.

16. Posts previously held in professional associations :-

- (a) Assistant Editor of the Journal of the Institution of Surveyors Malaysia (ISM)
- (b) Examination Secretary of the ISM (2 terms)
- (c) Committee member of the General Practice Section of the ISM
- (d) Secretary of the Valuation Consultative Panel (more than 2 terms)
- (e) Hon. Secretary of the Persatuan Penilai & Perunding Harta Swasta Malaysia (PEPS) or the Association of Valuers & Property Consultants in Private Practice Malaysia (3 terms)
- (f) Vice-Chairman of the Property Consultancy & Valuation Surveying Section of the ISM (1 term)
- (g) Past President of the Association of Valuers, Property Managers, Estate Agents and Property Consultants in Private Practice Malaysia (2000-2002).
- (h) Past Chairman of the Property Consultancy and Valuation Surveying Section of the ISM for Session 2003/2004.
- (i) National Committee Member of FIABCI Malaysia
- (j) Chairman of the ASEAN Valuation Standards Committee
- (k) **Past Chairman of the International Valuation Standards Committee**

- (l) Past Board Member of the regulatory authority of the valuation profession in Malaysia i.e. the Board of Valuers, Appraisers & Estate Agents Malaysia (BOARD) and its Executive for 14 years from 1993 – 2007.
- (m) Past President of the Royal Institution of Surveyors Malaysia
- (n) Member of the Advisory Panel For Professional Services Development Corporation Sdn Bhd – 1st July 2003 – 30 June 2005

17. Current posts held in professional associations :-

- (a) Secretary-General of the ASEAN Valuers Association
- (b) Council Member of the Governing Council of the ASEAN Valuers Association
- (c) Life Fellow (Category 1) of the Institution of Valuers, India
- (d) Honorary Member of the Institute of Philippine Real Estate Appraisers
- (e) Honorary Member of the National Association of Valuers in Romania
- (f) Member of the China Appraisal Society and its Valuation Standards Advisory Committee
- (g) Member of the Indonesian Society of Appraisers
- (h) Appointed Consultant by the Securities Commission of Pakistan (funded by World Bank) for the establishment of a Real Estate Investment Trust framework (valuation aspects)
- (i) Honorary Member of the Practising Valuers Association (India)
- (j) Executive Committee Member of the Association of Valuers, Property Managers, Estate Agents and Property Consultants in Private Practice Malaysia (2010/2012).
- (k) Member of the Malaysian Association of Professional Property Managers
- (l) Member of the Disciplinary Committee Panel of the BAR Council Malaysia (2012-2014)
- (m) Member of the Committee on Agricultural IAS 41 – Malaysian Accounting Standards Board
- (n) National Committee of FIABCI, Malaysian Chapter (Panel of Judges for 2013 FIABCI Prix d'Excellence Awards)

18. Served in the following professional committees

- (a) Chairman of the Subcommittee on the valuation of ongoing projects
- (b) Committee member of the joint committee between PEPS and Ism to review the standard of professional practice for registered valuers and appraisers
- (c) Committee member of the subcommittee to study a case to allow valuation/estate agency to go public.
- (d) Secretary of the Subcommittee of the Valuation Consultative Panel on the Guidelines for CIC valuations
- (e) Chairman of the International Valuation Standards Expert Group on Emerging Markets
- (f) Chairman of the International Valuation Standards Expert Group on DCF Valuations
- (g) Organising Chairman for the 50th Anniversary of ISM in June 2011

19. Served in the following organising committees

- (a) First National Real Estate Convention
- (b) Second National Real Estate Convention
- (c) Third National Real Estate Convention
- (d) Fourth National Real Estate Convention
- (e) Asia Pacific Real Estate Convention
- (f) Sixth Asean Valuers Congress
- (g) Property Cycles – The Global and the Malaysian Experience
- (h) FIG Conference

- (i) Organising Chairman of the Sixth National Real Estate Convention
- (j) Organising Chairman of the Intangibles Conference organized by the Licensing Executives Society Malaysia in May 2007.
- (k) Organising Chairman of the 20th National Real Estate Convention held on 11 & 12 August 2009 at the KL Convention Centre
- (l) Organising Chairman for the 12th International Surveyors Congress held in June 2010

20. Papers written and presented since 1991 till todate

1. The Condominium Market
– Written for the Seminar on “Property Cycles : The Malaysian Experience” held on 24 September 1991 at the Kuala Lumpur Hilton
2. Aspects of Valuation Under the Land Acquisition Act 1960
– Presented at the “Commercial Property Transactions & Land Ownership Policies” Seminar held on 20 January 1992 at the Puteri Pan Pacific Hotel, Johor Bahru and on 23 January 1992 at the Park Royal Hotel, Kuala Lumpur
3. Valuation of Tangible Assets For CIC Purposes
– Presented at the “Public Listing In Malaysia” Seminar held on 28 & 29 April 1992 at the Park Royal Hotel, Kuala Lumpur
4. **Real Estate Investment And Development In Malaysia : Policies & Strategies**
– Presented at the “7th Asean Valuers Congress” held from 13 to 17 October 1992 at The Mandarin Hotel, Singapore.
5. Trends And Investment Opportunities In The Condominium Market
– Presented at the “Successful Condominium Development” Seminar held on 1 & 2 December 1992 at the Pan Pacific, Kuala Lumpur.
6. Asset Valuations for CIC Purposes
– Presented at the “Public Listing in Malaysia” Seminar held on 14 & 15 December 1992 at the Kuala Lumpur Hilton.
7. Compensation Provisions in Land Acquisition
– Presented at the “National Land Code” Seminar held on 10 & 11 February 1993 at the Kuala Lumpur Hilton.
8. Aspects of Valuation Under the Land Acquisition Act 1960
– Presented at the “National Land Code & Construction Contracts” Conference held on 22 & 23 February 1993 at the Park Royal Hotel, Kuala Lumpur.
9. Compensation Provisions In Land Acquisition
– Presented at the “National Land Code” Seminar held on 19 & 20 May 1993 held at the Park Royal Hotel, Kuala Lumpur.
10. The Prospects for the Office Market In Kuala Lumpur
– Presented at the “Property 93/94” Conference held on 23 & 24 June 1993 at the Park Royal Hotel, Kuala Lumpur.
11. The Framework For Property Investment
– Presented at the 5th National Real Estate Convention held on 9 & 10 August 1993 at the Istana Hotel Kuala Lumpur and at the Urban Land Institute Southeast Asia Study Tour held on 3 June 1993 at the Shangrila Hotel, Kuala Lumpur.

12. Where The Opportunities Lie : Positioning Your Development To Meet The Demand
 – Presented at the Seminar on “Strategic Directors & New Features For Service Apartment & Condominiums” on 8 December 1993 at the Parkroyal Hotel, Kuala Lumpur.
13. The New LRT/KTM Route And Property Opportunities
 – Presented at the “Malaysia’s Land Transport Systems” held on 21 & 22 April 1994 at the Shangrila Hotel, Kuala Lumpur.
14. The Kuala Lumpur/Klang Valley Property Market Outlook
 – Presented at the Conference on the “1994 National Outlook” Conference held on 27 April 1994 at the Crown Princess Hotel, Kuala Lumpur.
15. **Current International Real Estate Market – an International Comparison of the Real Estate Business**
 – Presented at the 17th Pan Pacific Congress Of Real Estate Appraisers, Valuers and Counselors held from 15 May 1994 till 20 May 1994 at Yokohama, Japan
16. The Impact of the Light Rail Transit (LRT) System & The Railway Double Tracking Project on Property and Property Opportunities In The Klang Valley
 – Presented at the “Malaysian Property ‘94” Conference held on 25 & 25 July 1994 at The Regent, Kuala Lumpur
17. Asset Valuation for SC Purposes
 – Presented at the Conference on Public Listing in Malaysia held on 20 and 21 September 1994, Kuala Lumpur
18. The Investment Aspect Of Property Management
 – Presented at the Effective Property Management & Maintenance Seminar held on 28 & 29 November 1994, Kuala Lumpur
19. The Framework for Property Investment in Malaysia
 – Presented at the 7th National Real Estate Convention held in June 1994, Kuala Lumpur.
20. Asset Valuations for SC Purposes
 – Presented at the Conference on Public Listing In Malaysia Held on 13 and 14 March 1995, Kuala Lumpur
21. Impact of the Light Rail Transit System An Railway Double Tracking Project On Property Investment and Values in the Klang Valley
 - Presented at the Conference On Malaysian Property Update ‘95 held on 12 and 13 April 1995 at the Pan Pacific Hotel, Kuala Lumpur
22. **General Overview of the Property Market And Future Opportunities in the Klang Valley In The Light of the Major Infrastructure Projects**
 – Presented at the First Regional Malaysian Property Conference held on 25 and 26 July 1995 at the Pan Pacific Hotel, Singapore.
23. Enhancing The Value Of Your Office Building
 – Presented at the Tenancy Agreements, Marketing, Accounting and Financial Control for Management Of Commercial Building, 12 till 13 September 1995, KL Hilton.
24. Compensation Provisions in Land Acquisition
 – Presented at the Malaysian Land Laws Conference Organised by the Asia Business Forum on 12 & 13 October 1995 at the Pan Pacific Hotel, Kuala Lumpur.

25. General Overview of the Property Market and the Impact of the Light Rail Transit System and Railway Double Tracking Project on Property Investment and Values in the Klang Valley
 – Presented at the Prospects and Opportunities In Property Development and Investment held on 5 December 1995 at KL Hilton.
26. **Malaysian Opportunities**
– Presented at the 18th Pan Pacific Congress of Real Estate Appraisers, Valuers and Counselors held from 21st till 26th April 1996 in Darling Harbour, Sydney.
27. The Property Market – The Industrial Sector
 – Presented at the 8th National Estate Convention held on 5 September 1996, Kuala Lumpur.
28. Environmental Issues and Real Estate
 – Prepared on 5 September 1996
29. Understanding Timber Concession Valuations
 – Presented at the 2nd Annual Conference On International Timber & Forestry.
30. Valuation of a Township Development Project : Case Study
 – Presented at the 3rd Annual Township Development Conference Held on 28th and 29th October 1996, Kuala Lumpur
31. Land Acquisition for Land Development
 – Presented at the Land Use, Development & Transactions in Malaysia Held on 29 & 30 October 1996 at the Putra World Trade Centre, Kuala Lumpur.
32. **Current Valuation Standards & Practices in Malaysia**
– Presented at the 9th Asean Valuers Congress held from 7 November 1996 till 9 November 1996 in Bangkok, Thailand.
33. Asset Valuations
 – Prepared for Seminar On Public Listing Organised By MENTOR scheduled to be held on 14 December 1996 which was cancelled.
34. Asset Valuations
 – Presented at the Conference On Successful Public Listing Held on 4th & 5th March 1997 at the Concorde Hotel, Kuala Lumpur.
35. Compensation Provisions In Land Acquisition
 – Presented at the Conference On Malaysian Land Laws held on 3 & 4 March 1997 at the Istana Hotel, Kuala Lumpur
36. Kuala Lumpur Sentral
 – Presented at the Conference On Property Development Organised by Consombition Jaya Sdn Bhd on 19 & 20 March 1997 at the Equatorial Hotel, Kuala Lumpur.
37. **Impact of Recent Legislation On Property Investment And Development**
– Presented at the Second Asia Pacific Research Conference held on 28 and 29 March 1997, Singapore.
38. The Role of The Valuer
 – Presented at the Conference On Land Acquisition – The New Balance held on 3 July 1997 at the Crown Princess Hotel, Kuala Lumpur

39. KL Sentral – A New Era In Cosmopolitan Transport
– Presented at the Conference On Malaysian Property Perspectives – Current And Beyond Organised by Consembition Jaya Sdn Bhd on 2 & 24 July 1997, Mines Beach Resort, Selangor
40. Conducting Market And Feasibility Studies To Determine Its Viability
– Presented at the 1997 Conference On Integrated Township Developments – Towards the 21st Century on 28 & 29 July 1997, Kuala Lumpur.
41. Implications of the 1997 Land Acquisition Amendments Towards Property Development & Ownership
– Presented at the Seminar On Land Law, Administration and Development (Land '97) on 19 & 20 August 1997, Johor Bahru
42. Real Estate Development – Country Perspective – Malaysia
– Presented at the Asia Pacific Real Estate Congress held on 9 till 12 September 1997 at the Sunway Lagoon Resort Hotel, Selangor
43. Land Reclamation : A Valuer's Perspective
– Presented at the Conference On Updates on Acquisition & Conversions Of Land in Malaysia held on 9 & 10 October 1997 in Kuala Lumpur
44. **Research Highlights On The Capacity Situation And Forecast Of Commercial, Industrial and Residential Properties In Malaysia**
- Presented at the Johor Investments 97 Exhibition & Conference, Suntec City, Singapore on 6 & 7 November 1997.
45. An Overview of the Retail Market
– Presented at the 9th National Real Estate Convention on 10 & 11 November 1997, Mines Resort City, Kuala Lumpur.
46. **Land Use Planning And Development in Malaysia**
– Presented at the 19th Pan Pacific Congress (PPC) of Real Estate Appraisers, Valuers and Counsellors held on 19th till 24th April 1998, Singapore.
47. Property Investment and Development- Prospects & Future Trends
– Presented at the 10th National Real Estate Convention held on 22 and 23 July 1998.
48. Valuation For Take-Overs, Mergers and Acquisitions
– Presented at the New Synergies in Take-Overs and the Amended Malaysian Take-Over Code on 24 May 1999 at The Pan Pacific Hotel, Ballroom, Jalan Putra, KL organised by the Malaysian Investors Association.
49. Property Market in Malaysia : Current Status and Insights
– Presented at the 11th National Real Estate Convention on 31 November 1999.
50. **Oil Palm Plantations – Market Value and Market Worth**
- Presented at the IX World Valuation Congress held on 26 – 29 April 2001 in Singapore
51. The Property Market in Malaysia : Current Status and Insights
– Presented for CIMB Securities on 13 November 1999 in Penang
52. The Property Market in Malaysia : Current Status and Insights
– Presented for Morgan Stanley DW on 28 February 2000
53. The Property Market in Malaysia : Current Status and Insights
– Presented for ING Barings on 10 March 2000

54. **The Future Business Environment and The Impact Of Future Business Environment on Property**
 - Presented at the Pan Pacific Congress 2000 of Real Estate Appraisers, Valuers and Counselors on 2 – 5 April 2000 in Auckland, New Zealand
55. Current Issues On Valuation and Estate Agency Practice
 - Presented at the Seminar on the “Implications of the Malaysian Estate Agency Standards to the Real Estate Profession held on 11 April 2000
56. Asset Valuations for Securities Commission Purposes
 - Presented at the Conference on Successful Public Listing Held on 16 to 17 May 2000
57. The Property Market in Malaysia
 - Presented at the 2000 Malaysian Survey Congress held on 21 to 24 June 2000
58. Impact of the Internet Revolution And The Process Of Liberalisation In the Property Market
 - Presented for the American International Assurance Property Section in July 2000
59. Market and Feasibility Studies
 - Presented at the 3-Quantum Leaps Seminar – Strategic Project Management in Malaysia organised by the Asian Pacific Development Center, Persiaran Duta, Kuala Lumpur on 27 September 2000
60. **Valuation Bases Other Than Market Value**
 - Presented at the SOITAVE Conference held in Barquisimeto, Venezuela on 4 April 2001.
61. International Valuation Standards 2000 and 2001
 - Presented at the CPD Talk organised by PEPS on 4 November 2000 and 10 November 2001 respectively.
62. An Overview of the Property Trust Industry in Malaysia
 - Presented at the Seminar on “The Property Trust Industry in Malaysia : Its’ Revitalisation as a Solution to the Commercial Property Overhang” organised by the Association of Valuers & Property Consultants in Private Practice Malaysia held on 19 and 20 March 2002.
63. Oil Palm Plantations – Market Value & Market Worth
 - Presented for the International Real Estate Research Symposium 2002 held on 16 to 18 April 2002 in Kuala Lumpur.
64. **International Valuation Standards 2002**
 - Presented for the World Bank in Washington DC on 24 April 2002
65. Future Trends and Development of the Malaysian Property Market (based on the Klang Valley Property Market)
 - Presented at the Seminar on Malaysian Land & Housing Development Law organised by the Asia Business Forum on 10 to 11 June 2002
66. **The Widening Scope for Non-Traditional Appraisals in the Future**
 - Presented at the 2002 Pan Pacific Congress held from 15 to 17 October 2002 in the Shangrila Hotel, Kuala Lumpur. This paper was reprinted in the Australian Property Journal (the official Journal of the Australian Property Institute) Volume 37, No. 5 February 2003.

67. Major Infrastructure Projects In The Klang Valley And Its Impact On Property Values
 - Presented at the National Property Development Conference 2003 held from 11 – 13 March 2003 at The Istana Hotel, Kuala Lumpur
68. **Seminar on International Valuation Standards**
- Presented for the Institution of Valuers, Bangalore, India held on 30 April 2003
69. The Property Trust Industry in Malaysia
 - Presented at the Conference on Strategic Solutions for Property Management, Land Administration And Construction Project Management (PROLAND 2003) Organised by U-Link UTM Valuation held at Sheraton Hotel, Subang Jaya from 19 till 21 August 2003
70. ½ -day CPD Talk on International Valuation Standards 2003
 - Presented on 23 August 2003 at Bangunan Getah Asli, Jalan Ampang, Kuala Lumpur
71. ½ -day Seminar on Market and Feasibility Studies organised by the Real Estate Housing Developers Association (REHDA)
 - Presented on 18 September 2003 at the Tropicana Golf & Country Club, Kuala Lumpur
72. **Bank of International Settlements – International Monetary Fund – Conference On Real Estate Indicators and Financial Stability – Paper – “Fair Valuation Of Real Estate (from the viewpoint of the International Valuation Standards Committee)**
- Presented on 28 October 2003 at the International Monetary Fund, Washington D.C, United States of America
73. Valuation Standards
 - Presented on 16 February 2004 at the Property Course for Senior Officers of the National Institute of Valuation (INSPEN), Valuation and Property Services Department – Ministry of Finance Malaysia
74. The Residential Sector of the Property Market (With Special Focus on Life-Style Development)
 - Presented at the National Property Development Conference (NPDC 2004) held 9 March 2004 at Holiday Villa, Subang, Selangor
75. The Klang Valley Property Market
 - Presented at the ING Property Seminar held on 18 March 2004 at the Westin, Kuala Lumpur
76. **International Valuation Standards – A Global Perspective – What’s the difference between national and international standards? Are these differences significant and are they reflected in reports?**
- Presented at the Seminar on “Appraising Valuers and Accountability In An Integrated World Property Economy” held on 2 April 2004 at the Vancouver British Columbia UBC Robson Square – C300-Theatre, Vancouver, Canada
77. International Valuation Standards
 Presented at the CPD Talk organized by the Penang ISM Branch on 12 June 2004
78. The Overall State of the Property Market With Special Reference To The Residential Sector
 Presented at the PROLAND 2004 - Seminar and Workshop on Updates of Property Development and Land Matters held from 7 to 9 September 2004 at the Concorde

Shah Alam and at the Malaysian Property Market Update Conference organized by Asia Business Forum held from 13 to 14 September 2004 at the JW Marriott Kuala Lumpur

79. The Overall State of the Property Market With Special Reference To The Residential Sector
Presented at the Malaysian Property Market Update Conference from 13 to 14 September 2004 at the JW Marriott Hotel, Kuala Lumpur
80. **International Valuation Standards**
- **Presented at the XXI Pan-American Congress of Appraisal from 20 to 23 September 2004 in Cartagena, Colombia**
81. The Next Property Market Boom
- Presented at the Conference on the Malaysian Property Market 2005 organised by the Asia Business Forum held on 28 to 29 March 2005 at the JW Marriott, Kuala Lumpur.
82. Understanding the Property Market And Success Factors For REITs
- Presented at the Real Estate Investment Trust Conference: It's a REIT World – Pros & Cons, IPO & The Way Ahead organised by Asia Pacific Dilligence Sdn Bhd held on 25 April 2005 at the JW Marriott, Kuala Lumpur.
83. **International Valuation Standards**
- **Presented at the Seminar On The Valuer and the South Indian Real Estate Market organised by The Institution of Valuers, India held on 30 April to 1 May 2005 at the Gold Finch Hotel, Bangalore, India**
84. A Key Driver for Promoters: An indepth understanding of the Property Market
- Presented at Seminar on CAPITALISING ON OPPORTUNITIES IN REAL ESTATE INVESTMENT TRUSTS - REGULATORY, TAX AND PROPERTY ISSUES held on 17 March 2005 at the Prince Hotel and Residence, Kuala Lumpur organised by LexisNexis Malaysia.
85. A Key Driver for Promoters: An indepth understanding of the Property Market
- Presented at the Seminar on Capitalising on Opportunitites in Real Estate Investment Trusts – Regulatory, Tax and Property Issues organised by LexisNexis Malaysia held on 17 March 2005 at the Prince Hotel and Residence, Kuala Lumpur.
86. Property Outlook for 2005 & Real Estate Investment Trusts
- Presented at Seminar on Investment Opportunitites 2005 organised by Standard Financial Planner held on 21 May 2005 at Cititel Hotel, Mid Valley, Kuala Lumpur
87. **Property Valuations for Company Balance Sheets, following the adoption of International Financial Reporting Standards (IFRS)**
- **Presented at the 56th FIABCI World Real Estate Congress – 30 May 2005 to 4 June 2005 at Athens Hilton, Greece**
88. REITs in Malaysia – The Next Big Thing in Real Estate Invesment?
- Presented at the Seminar on Real Estate Investment Trusts in Malaysia organised by Asia Business Forum held on 30 June to 1 July 2005 in Nikko Hotel, Kuala Lumpur
89. The Property Market in Malaysia : Segmentation and Decoupling As Key Elements For A Better Understanding
- Presented at the 16th National Real Estate Convention 2005 held on 5 & 6 July 2005 at the Nikko Hotel, Kuala Lumpur

90. The Case for the continued reliance on the "Sell-Off-The-Plan" concept in Housing Development
 - Presented at the Malaysian Land Law Conference organised by Asia Business Forum held on 22 & 23 August 2005 at the Nikko Hotel, Kuala Lumpur
91. Gaining Knowledge Of The Property Market As A Key Success Factor For REITs
 - Presented at the Seminar on Real Estate Investment Trusts (REITs) organised by Marcus Evans held on 21 & 22 September 2005 at the JW Marriott KL
92. **A Key Driver for Promoters : An In-Depth Understanding Of The Property Market**
 - **Presented at the Seminar on Understanding Malaysian Real Estate Investment Trusts (REITs) organised by LexisNexis held on 20 October 2005 at the Meritus Mandarin Hotel in Singapore**
93. **An In-depth Understanding Of The Property Market As A Key Success Factor For Real Estate Investment Trusts (REITs)**
 - **Presented at the Seminar on The Importance of Valuation Standards To The Development Of Capital Markets organised by The Instituto Brasileiro Avaliacoes and the International Valuation Standards Committee held from 31 October – 1 November 2005 at The Sofitel Palace Hotel. Rio de Janeiro, Brazil**
94. International Valuation Standards
 - Presented at the CPD Talk organised jointly by the Property Consultancy & Valuation Surveying Section of the ISM and the Association of Valuers & Property Consultants in Private Practice Malaysia (PEPS) held on 17 January 2006 at the Lower Ground Floor, ISM Research & Resource Centre, Petaling Jaya, Selangor
95. **Achieving A Balance By Investing In REITs**
 - **Presented at the Seminar on Alternative Investment Asia organised by Marcus Evans on 23 & 24 January 2006 at the Meritus Mandarin Hotel, Singapore.**
96. **Injecting Measurability Into The Pricing of REIT Shares : Case Study Of A Malaysian REIT**
 - **Presented at the Seminar on REIT Launching & Development Strategies organised by Pacific Conferences on 9 & 10 February 2006 at the Grand Hyatt Hotel, Singapore.**
97. An In-depth Understanding of the Property Market As A Key Success Facto for REITs
 - Presented at the Seminar on Real Estate Investment Trusts – The Next Wave Of Opportunities organised by Coreventus Malaysia on 15 & 16 February 2006 at the JW Marriott Hotel, Kuala Lumpur
98. The Policy Framework For Real Estate In Malaysia
 - Presented at the Malaysia Property Market Conference organised by The Asia Business Forum on 20 & 21 February 2006 at the JW Marriott Hotel, Kuala Lumpur
99. An In-depth Understanding of the Property Market As A Key Success Factor for REITs
 - Presented at the Seminar on Real Estate Investment Trusts organised jointly by The Malaysian Institute of Taxation and the Malaysian Institute of Chartered Secretaries and Administrators (MAICSA) on 28 February 2006 at the Pan Pacific Hotel, Kuala Lumpur
100. Injecting Measurability Into The Pricing of REIT Shares : Case Study Of A Malaysian REIT

- Presented at the Seminar on Real Estate Investment Trust – Valuable Insights, Trends, Strategies and Updates organised by LexisNexis Malaysia on 16 March 2006 at the Crowne Plaza Mutiara, Kuala Lumpur
101. Real Estate Investments In Oil Palm Plantations – Market Value versus Investment Value
- Presented jointly with Francis Eng, Senior Analyst of Macquarie (M) Sdn Bhd at the 17th National Real Estate Convention (Meeting The Challenges Of Real Estate Trends) organised jointly by the Association of Valuers & Property Consultants in Private Practice Malaysia (PEPS), The Property Consultancy Division of the Institution of Surveyors Malaysia (ISM) and FIABCI Malaysian Chapter on 20 and 21 March 2006 at the Nikko Hotel
102. REITs in Malaysia – Perceiving The Opportunities And Capitalising On This New Investment Instrument
- Presented at the Seminar On “Investment Opportunities & Market Trends for Malaysian Real Estate Investment Trusts organised by The Asia Business Forum on 3 April 2006 at the JW Marriott Hotel, Kuala Lumpur
103. Marketing Strategies in the Challenging Property Market
- Presented at the Seminar on Challenges and Opportunities In Property Development in 2006 organised by the Real Estate Housing Developers’ Association Selangor Branch on 4 April 2006 at The Saujana Kuala Lumpur, Selangor
104. The Policy Framework for Real Estate in Malaysia
- Presented at the National Development Property Conference organised by Uni-Link Smart Venture on 18-20 April 2006 at Holiday Villa Subang, Selangor
105. Real Estate Investment Trusts as a corporate investment vehicle
- Presented at the Conference on Strategic Corporate Planning organised by M2Asia on 29-31 May 2006 at the Ritz-Carlton, Kuala Lumpur
- 106. Real Estate Investment Trusts – From Property Market to the Capital Market**
- **Presented at the Seminar on Valuation Without Frontiers organised jointly by the Asociatia Nationala Evaluatorilor Din Romania (ANEVAR) and The International Valuation Standards Committee (IVSC) on 1 May 2006 at Bucharest, Romania**
107. International Valuation Standards
- **Presented at the Symposium on International Valuation Standards (IVS) in relation to International Accounting Standards (IAS) organised jointly by The Bankers Institute of the Philippines (BAIPHIL) in cooperation with the Institute of the Philippine Real Estate Appraisers (IPREA) held on 16 June 2006 in Makati City, Philippines**
108. Real Estate Investment Trusts as a corporate investment vehicle
- **Presented at the Symposium on International Valuation Standards (IVS) in relation to International Accounting Standards (IAS) organised jointly by The Bankers Institute of the Philippines (BAIPHIL) in cooperation with the Institute of the Philippine Real Estate Appraisers (IPREA) held on 16 June 2006 in Makati City, Philippines**
109. Getting An Edge In Innovation Design, Advanced Lifestyle Concepts And Delivery Process – What Is The Next Big Thing?
- Presented at the Seminar on Gated Communities and Strata Title Development organised by LexisNexis on 22 June 2006 at the Crowne Plaza Mutiara, Kuala Lumpur

- 110. International Valuation Standards, Fair Value and Basel II, As It Affects Valuation Standards and Best Practices**
- Presented at the 14th Asean Valuers Congress organised by The Singapore Institute of Valuers held from 3 – 5 July 2006 at the Meritus Mandarin, Singapore.
111. Understanding the Property Market as a Key Success Factor in Property Management
- Presented at the Facilities Maintenance and Management Strategies Conference organised by Asia Business Forum held from 6 & 7 September 2006 at the J W Marriott, Kuala Lumpur.
112. The Next Big Trend : Gated Communities, Innovative Designs and Lifestyle Concepts
- Presented at the Conference On "Legal & Practical Issues on Gated Communities & Strata Title Development" on 11 September 2006 at J W Marriott Hotel, Kuala Lumpur organised by Asia Pacific Dilligence Sdn Bhd
113. Valuation Standards, In Particular the Malaysian Valuation Standards
- Presented at the Seminar on Malaysian Valuation Standards on 14 September 2006 at the Cititel Midvalley(KL) organised by Infinite Skill Development
- 114. International Valuation Standards As It Is Viewed From The ASEAN and Malaysian Perspective**
- Presented at 2006 International Valuation Forum, Kunming, China on 28-29 September 2006 held at the Green Lake Hotel, Kunming, P.R.China organised jointly by the China Appraisal Society (CAS) and The International Valuation Standards Committee (IVSC)
115. 2007 Outlook For The Residential Sector : Opportunities and Challenges
Seminar on Trends and Property Market Outlook for 2007 organised by REHDA Institute on 5 December 2006 at The Saujana Kuala Lumpur
116. 2007 Outlook For The Residential Sector : Opportunities and Challenges
- Presentation for the Selangor State Development Corporation on 4 January 2007
117. The Next Big Trend : Gated Communities, Innovative Designs and Lifestyle Concepts
- Presented at the Conference On "Legal & Practical Issues on Gated Communities & Strata Title Development" on 11 January 2007 at J W Marriott Hotel, Kuala Lumpur organised by Asia Pacific Dilligence Sdn Bhd
118. Current and Future Outlook Of The Property Market
- Presented at the Conference On "The Malaysian Property 2007" on 15 January 2007 at the Grand Plaza Park Royal Hotel organised by Comfori Sdn Bhd
119. Winning Ways To Attract Foreign Investors Into The Malaysian REITs Market
- Presented at "The Malaysia Property Market Conference" the Conference organized by Asia Business Forum At The JW Marriott Hotel Kuala Lumpur on 25 January 2007
120. Issues in Malaysian REITs
- Presented at "Regional RETS and Islamic REITS Conference 2007" organised by AramConsultant Sdn Bhd At The Crowne Plaza Mutiara Hotel on 29 January 2007

121. **Identifying the Key Issues in Malaysian REITs**
 - Presented at "The REITs Development Asia Conference" organised by The Asia Business Forum at The Grand Copthorne Waterfront Hotel Singapore on 26 and 27 March 2007
122. Valuation Required Under IFRS and FRS in General And FRS 116,117, 140 In Particular, And Valuation Methodology For Residual Valuations (FRS 116)
 - Presented at ISM-RICS Seminar at the Holiday Inn Kuching, Sarawak, Malaysia on 9 May 2007
123. The Property Housing Delivery System For Malaysia – A Property Consultant's View
 - Presented at Seminar on "Build And Sell – The Way Forward organized by the Institution of Surveyors Malaysia held at the Matrade Hall (Level 3), Menara Matrade , Jalan Duta, KL on 11 May 2007
124. International Valuation Standards – Updates
 - Presented at the Annual General Meeting 2007 of the Association of Valuers & Property Consultants in Private Practise (PEPS) held at Hotel Armada, Petaling Jaya on 17 May 2007
125. The Next Big Trend : Gated Communities, Innovative Designs and Lifestyle Concepts
 - Presented at the Conference On "Legal & Practical Issues on Gated Communities & Strata Title Development" on 25 May at the J W Marriott Hotel, Kuala Lumpur organised by Asia Pacific Dilligence Sdn Bhd
126. Issues in Malaysian REITs
 - Presented at the Conference On "Real Estate Investment Trusts" on 14 June 2007 at the Prince Hotel Kuala Lumpur organised by LexisNexis
127. Current Issues And Trends In The Property Market and Housing Development in Malaysia
 - Presented at the Conference On "Malaysia Land Law Conference" on 20-21 June 2007 at the J W Marriott Hotel Kuala Lumpur organised by The Asia Business Forum
128. **Issues in Malaysian REITs**
 - **Presented at the Seminar on Real Estate Investment Trusts held on 26 June 2007 in Jakarta, Indonesia organised by The Indonesian Society of Appraisers**
129. The Reit Industry With Particular Reference to Malaysia
 - Presented at the CEO'S FORUM - "REITS IN MALAYSIA – ASSESSING FUTURE DEVELOPMENT AND OPPORTUNITIES " organised by the Malaysian Rating Corporation Berhad held on 26 July 2007 at the Shangri-La Hotel
130. Understanding the Property Market And Success Factors for REITs
 - Presented at the 2ND Annual Malaysia/REIT Conference: From Stupor to Roaring Tiger – Structuring IPOs, Incentives, Valuation, Regulatory Framework And Future Prospects organised by The Asia Pacific Diligence on 3 September 2007 at Kuala Lumpur Hilton
131. Blue Oceans in the Property Market (Strategic Trends And Market Outlook)
 - Presented at the 2007 National Property & Housing Summit organised by The Asian Strategy & Leadership Institute (ASLI) from 17 – 18 September 2007 at the Sunway Lagoon Resort Hotel, Petaling Jaya, Selangor

132. Malaysian Estate Agency Standards
 - Presented at the Malaysian Institute of Estate Agents Seminar on 3 November 2007 held at the Le Meridien Hotel, Kota Kinabalu.
133. Understanding The Property Market And Success Factors REITs
 - Presented at the Malaysian Institute of Estate Agents Seminar on 3 November 2007 held at the Le Meridien Hotel, Kota Kinabalu.
134. International Valuation Standards Of The IVSC With Some Emphasis On The Status Of The Valuation Profession in Asia
 - Presented at the Malaysian Institute of Estate Agents Seminar on 3 November 2007 held at the Le Meridien Hotel, Kota Kinabalu.
135. REITs – A Blue Ocean Strategy For the Malaysian Property Market
 - Presented at the Trends and Outlook in the Malaysian Property Market in 2008 organised by M2Asia on 4 December 2007 held at the Ritz Carlton Hotel, Kuala Lumpur
136. Property Market Outlook – Push and Pull Factors Driving Demand
 - Presented at the Malaysian Property Market 2008 Conference organised by Comfori Sdn Bhd held on 29 & 30 January 2008 at the Park Royal Hotel Kuala Lumpur
137. REITs – A Blue Ocean Strategy For the Malaysian Property Market
 - Presented at the Malaysia Land Law Conference organised by The Asia Business Forum held on 30 & 31 January 2008 at the JW Marriott Hotel, Kuala Lumpur
138. REITs – A Blue Ocean Strategy For the Malaysian Property Market
 - Presented at the REIT Conference 2008 organised by The Asia Business Forum held on 27 & 28 February 2008 at the Intercontinental Hotel, Singapore
139. The Malaysian Property Market
 - Presented at PIP Forum held in Penang from 13-16 March 2008
140. Analysing the Thriving Property Market In Meeting The Customer’s Need
 - Presented at Mortgage Loan Business Asia Conference organised by The Asia Business Forum on 17 and 18 March 2008 at the Grand Copthorne Waterfront Singapore
141. Conducting Market and Feasibility Studies For Property Developments
 - Presented at the REHDA Teach In Session on 1 April 2008 at the Hyatt Saujana KL
142. ASEAN Valuers’ Role In International Valuation Standards Committee
 - Presented at 15th Asean Valuers Congress held from 7 – 9 May 2008 at Hotel Padma Bali, Bali, Indonesia
143. **REITs – A Blue Ocean Strategy (with background information based on the Malaysian Property Market)**
 - **Presented at the Future Trends in Valuation Report Writing Seminar organised by the Practicing Valuers Association India held from 17 to 19 August 2008 at Hotel Infiniti, Indore, India**
144. **International Valuation Standards**
Presented at the Future Trends in Valuation Report Writing Seminar organised by the Practicing Valuers Association India held from 17 to 19 August 2008 at Hotel Infiniti, Indore, India

145. The Importance of Valuation Standards
 - Presented at the Current Trends, Development And Opportunities for REITs – 15-16 September 2008 * JW Marriott Hotel, KL
146. International Valuation Standards
 - Presented at the 24th Pan Pacific Congress of Real Estate Appraisers Valuers and Counselors from 22-25 September 2008 at the Lotte Hotel, Seoul, Korea
147. Globalisation and Liberalisation of the property sector and its importance on Malaysian Developers
 - Presented at the National Property and Housing Summit organised by the Asian Strategy Leadership Institute (ASLI) from 13-14 November 2008, held at Sunway Resort Hotel & Spa, Petaling Jaya, Malaysia
148. New Growth Locations for 2009
 - Presented at the Malaysia Property Outlook for 2009 organised by M2 Asia Sdn Bhd on 24 November 2008, held at the JW Marriott Hotel Kuala Lumpur
149. The Current State of the Commercial Sector of the Property Market in Malaysia And Its Outlook
 - Presented at the Seminar on Commercial and Retail Real Estate Outlook and Opportunities organised by the Real Estate Housing Developers' Association (REHDA) on 13 January 2009 held at Cititel Mid Valley, Kuala Lumpur
150. Training on "Property Valuation" for RCD staff of Ambank Bhd on 15 December 2008 at the Ambank Group Leadership Centre, Jalan Punchak Off Jalan P Ramlee
151. The Economy and Its Impact On Real Estate
 - Presented at the 2nd Malaysian Property Summit 2009 organised by the Association of Valuers & Property Consultants in Private Practice Malaysia (PEPS) on 20 January 2009 held at the Sime Darby Convention Centre, Kuala Lumpur
152. Issues of Valuation Vis-a-Vis Compensation in Land Acquisition : Case Studies
 - Presented at the Seminar on Land Matters and Construction organised by Uni-Link Smart Venture Sdn Bhd held on 19 February 2009 at the Palm Garden Hotel Putrajaya
153. Determining Where The New Blue Oceans Are In The Property Market
 - Presented at the Comfori Annual Property Conference 2009 organised by Comfori Sdn Bhd on 25 & 26 February 2009 at Hotel Istana, Kuala Lumpur
154. Determining Where The New Blue Oceans Are In The Property Market
 - Presented at the Exclusive CIMB Club Expert Panel Talk held on 8 March 2009 at the Sime Darby Convention Centre and at the Cimb Club Workshop For Relationship Managers on 14 March 2009
155. Determining Where The New Blue Oceans Are In The Property Market
 - Presented at the Exclusive CIMB Club Expert Panel Talk held on 25 April 2009 at the Cititel Penang
156. Determining Where The New Blue Oceans Are In The Property Market
 - Presented at the Exclusive CIMB Club Expert Panel Talk held on 27 June 2009 at Hotel Syuen, Ipoh
157. Determining Where The New Blue Oceans Are In The Property Market
 - Presented at the Exclusive CIMB Club Expert Panel Talk held on 11 July 2009 at the Zone Regency Hotel, Johor Baru

158. Determining Where The New Blue Oceans Are In The Property Market
 - Presented at the Exclusive CIMB Club Expert Panel Talk held on 11 July 2009 at the Zone Regency Hotel, Johor Baru
159. The Global Financial Crisis And Its Possible Down-The-Line Transmitted Consequences For Malaysian Property
 - Presented at the 20th National Real Estate Convention organised by PEPS and ISM held at the KL Convention Centre on 11 & 12 August 2009
160. An Assessment of the REITs model Post The Crisis
 - Presented at the Challenges & Opportunities for REITs organised by The Asia Business Forum held at Crowne Plaza Mutiara Hotel, KL on 19 & 20 August 2009
161. Prospects for Residential Housing & Condominiums - What's Hot? What's New?
 - Presented at the National Housing & Property Summit 2009 (*A Resurgent Property Market Beyond the Economic Horizon*) held on 19th & 20th October, 2009
 ❖ Sunway Resort Hotel & Spa, Kuala Lumpur
162. Valuation of Real Estate And The Impact On Financial Reporting
 - Presented at the The PricewaterhouseCoopers Seminar 2009 held on *Thursday, 29 October 2009 at the Palace of the Golden Horses, Kuala Lumpur*
163. The Commercial Property Market As A Platform For Successful REITs
 - Presented at the Real Estate Investment Trust (REITs) held on 11 November 2009 at the Berjaya Times Square Hotel & Convention Centre
164. Property Market Outlook 2010
 - Presented to Bank Negara Malaysia on 20 January 2010
165. The Credibility of Valuations for Property Development
 - Presented at the Challenges & Opportunities for REITs organised by Asia Business Forum on 23 March 2010 at the JW Marriott Hotel, Kuala Lumpur
166. Asset Bubbles As Related to the Malaysian Property Market - Its implications for the Malaysian economy going forward
 - Presented at the 3RD Sabah Surveyors' Congress organised by the Sabah Branch of ISM on 24 March 2010 at Pacific Sutera Hotel, Kota Kinabalu, Sabah
167. **An Assessment Of The Valuation Profession And International Valuation Standards (IVS) Post The Current Global Financial Crisis" - Presented at the Australian Property Institute and Property Institute of New Zealand's Bi-Annual International Property Conference 2010 from 21 – 23 April 2010 held at Burswood Entertainment Complex, Perth, Western Australia**
168. **An Assessment Of The Valuation Profession And International Valuation Standards (IVS)**
- Presented at the 16th Asean Valuers (AVA) Congress from 22 – 24 July 2010 held at Dusit Thani Hotel, Bangkok, Thailand
169. Asset Bubbles as related to the Malaysian Property Market – Its Implications for the Malaysian Economy Going Forward
 - Presented at the National Housing Summit with the theme "Gearing Up For Sustainable Growth During The 10th Malaysia Plan Period" held on 29 & 30 July 2010 at the Sunway Resort Hotel & Spa, Selangor organized by ASLI
170. Leveraging on the different classes of assets of property assets
 - Presented at the Malaysian REITS Conference organized by the Asia Business Forum On 3 & 4 August 2010 at the Istana Hotel, Kuala Lumpur

171. The Role of the Property Valuations In Diffusing Asset Bubbles
 - Presented at the 25th Pan Pacific Congress, Bali from 27 to 30 September 2010
172. The Residential Market in Malaysia – How Far From Fundamentals
 - Presented at the Property Market Outlook 2011 Seminar held at the Saujana Kuala Lumpur on 31 March 2011
173. Development & the Investment Opportunities Arising From The Economic Transformation Programme (ETP Greater KL Plan & the Mass Transit Plan) -
 Presented at the National Conference on Land Matters and Updates on Latest Law Regulating the Property Industry from 10 to 13 May 2011 at the Palm Garden Resort Putrajaya.
174. The Credibility of Valuations For Property Development
 - Presented at the MICG Corporate Governance Conference held from 24 to 25 May 2011 at the Istana Hotel, Kuala Lumpur
175. Innovation Towards Sustainability In The Surveying Discipline Of Valuation - - -
 Presented at the 11th South East Asian Survey Congress & the 13th International Surveyors Congress held from 22 to 24 June 2011 at the Putra World Trade Centre.
176. The Condominium Market – Will High Prices Be Sustained
 - Presented at 14th National Housing and Property Summit organised by ASLI held on 14 to 15 September 2011 at the SunwayResort Hotel & Spa, Bandar Sunway.
177. Navigating The Real Estate Industry And Streamlining Future Development Strategies
 - Presented at the Mixed-Use Development 2011 Seminar Held on 17 October 2011 and held at the Crowne Plaza Mutiara, Kuala Lumpur
- 178. Fair Value Implementation, Defining The Road Map For The Valuation Profession**
 - **Presented at the INDONESIAN SOCIETY OF APPRAISERS (MAPPI) 30th Anniversary’s International Seminar held in Jakarta on 10 November 2011**
179. Commercial Property : The Outlook
 - Presented at the Malaysia Annual Property Conference 2012 on 18 January 2012 organised by Comfori at the Istana Hotel, Kuala Lumpur, Malaysia
180. A Fundamental Based Outlook For The Klang Valley Property Market
 - Presented at the Malaysia Annual Real Estate Convention held on 3 and 4 March 2012 at the Sime Darby Convention Centre
181. The Oil Palm Plantations: Market Value & Market Worth
 - Presented at the Malaysia Institute of Estate Agents Seminar on 8 August 2012 held at Annual Real Estate Convention held on 3 and 4 March 2012 at the Sime Darby Convention Centre
- 182. The Real Estate Investment Trust Industry in Malaysia**
 -
 - Presented at the Township Development Conference held on 13 and 14 March 2013 organised by Trueventus at the Ritz Carlton Hotel Kuala Lumpur

- 183. The Real Estate Investment Trust Industry In The Asian Region**
- Presented at the 3rd Annual Mixed-Use Development Conference held on 3 and 4 April 2013 organised by Trueventus at the Centara Grand at CentralWorld, Bangkok
184. Lecture on Plant and Machinery Valuation to 3rd year Students -Faculty of Built Environment-University of Malaya on 17 July 2013
185. Talk on "Overview of Malaysian REITs" to the Financial Surveillance Department of Bank Negara Malaysia on 9 September 2013
186. Office Space Status
- Presented at the Seminar on Greater Kuala Lumpur's Office Space Conundrum: Winners & Losers organised by Malaysia Property Incorporated(MPI) on 26 September 2013 and held at Saloma Bistro, Kuala Lumpur
187. Role & Responsibility Of A Valuer In Determining Fair Compensation
- Presented at the Conference on Land Acquisition in Malaysia held at the Mines Wellness Hotel, Seri Kembangan on 24 October 2013
188. Lecture on Valuation matters to 3rd year Students - Faculty of Built Environment-University of Malaya on 24 October 2013
189. Lecture on Hotel valuation to 3rd year Students - Faculty of Built Environment-University of Malaya on 28 October 2013
190. Commercial Land Value in Kuala Lumpur-Current Phenomenon:
- Presented at the Real Estate: Seminar on Priceless vs Price Less at the Faculty of Built Environment-University of Malaya on 23 November 2013
191. The REIT Industry As A Sustainable Industry Towards A Quality Commercial Built Environment
- Presented at the 7th ASEAN Postgraduate Seminar 2013 at University of Malaya held on 5 December 2013
192. Valuation Issues for Land Acquisition
- Presented at the Conference on Land Acquisition in Malaysia: Proceedings & Compensation organised by Sierralogic Sdn Bhd at Concorde Hotel, Kuala Lumpur on 17 December
193. The Office Market in Kuala Lumpur Including Shop Offices
- Presented at the Property Outlook 2014 Conference organised by Wealth Mastery Academy Sdn Bhd at the Istana Hotel, Kuala Lumpur on 11 January 2014
194. Roundtable Discussion by Industry Experts: Challenges Faced By Property Developers Pursuant To The Additional Measures Being Imposed On The Property Sector And The Rising Building Material Costs
- Presented at the Maybank KE Property Conference held on 10 February 2014 at the JW Marriott Hotel, Bintang organized by Maybank IB Research
195. International Valuation Standards Council – Building Trust in Valuation
- Presented at the FIG Congress 2014 Engaging the Challenges, Enhancing the Relevance held in Kuala Lumpur from 16 – 21 June 2014
196. Filing In The Space – Addressing Issues On Possible OverSupply Of Office And Retail Space

- Presented at the Malaysia Mid-Year Property Conference held at the Renaissance Hotel held on 25 & 26 June 2014

197. Asset Valuation for IPO Value Maximisation

- Presented at the Seminar on Achieving Corporate Growth through Initial Public Offering (IPO) & Relevant Corporate Exercise held on 23 June 2014 at Palm Garden Hotel, IOI Resort, Putrajaya organized by Best Practices Search (BPS)

198. Malaysian Valuation Standards & International Valuation Standards

- Presented at the Seminar on Understanding Valuation Requirements Held at The Securities Commission on 8 September 2014 organised by PEPS

199. **The Valuation Profession And Its Role In Financial Stability**

- Presented at the 27th Pan Pacific Congress Of Real Estate Appraisers, Valuers And Counselors held on 21-24 September 2014 at the Orchard Hotel, Singapore organised by the Singapore Institute of Surveyors & Valuers

200. Valuation Issues For Land Acquisition

- Presented at the Seminar on Land Acquisition in Malaysia: Proceedings & Compensation held on 24 & 25 September 2014 held at the Renaissance Hotel, Kuala Lumpur organised by Comfori Sdn Bhd

201. **What Are The Opportunities in ASEAN**

- Presented at the Joint Valuation Conference (Value In A Changing World – Policy Compliance and Client Mandates) on 14 November 2014 at the Harbour Grand Hong Kong (Jointly organized by the Royal Institution of Chartered Surveyors (RICS) and The Hong Kong Institute of Surveyors.

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202. Seminar on The impact of GST on property valuation

Moderator of Roundtable discussion: Views on GST impact on property sector by developers organised by Maybank Investment Bank on 15 January 2015 at the JW Marriott Hotel, Kuala Lumpur

203. Homefinder Property And Investment Exhibition

- Presented a paper entitled "Property Market Outlook 2015" organised by Ttien Media Group Sdn Bhd on 23 January 2015 at the KL Convention Centre

204. Malaysia Real Estate Summit

- Presented a paper entitled "Investment for Hotels, Resorts and Insights on their Rate of Returns" on 4 February 2015 at KL Convention Centre

205. Property Market Outlook – Residential, Office & Retail Sectors

- Presented to Sime Darby Plantations on 6 February 2015

206. Valuation issues for Land Acquisition

- Presented at the 2nd Malaysia Land Conference held at the Seri Pacific Hotel Kuala Lumpur on 22 October 2015.

207. A Typical Oil Palm Plantation

- Presented to iProperty.com on 3 December 2015 at UNITAR

208. Asset Valuations

- Presented to Baker Tilly MH on 4 December 2015 at Wisma REJDA