

# **SUNWAY**<sup>®</sup>

## **CONSTRUCTION**



# Corporate Presentation

Mar 2020

# CORPORATE PROFILE

- Incorporated in 1976 & commenced business in 1981
- First listing in year 1997 & delisted in year 2004
- Relisting under the construction sector of the Main Market of Bursa Malaysia on 28<sup>th</sup> July 2015
- Cumulative revenue since inception of RM27 bil
- Market capitalization: Around RM2.7bil (Mar 2020 : 3.2% Foreigner; 43.2% Non Bumi and 53.5% Bumi)
- Top external shareholders (EPF 8.5%, Amanah Saham 6.3%, Great Eastern, AIA, Kumpulan Wang Persara)



Tan Sri Dato Seri Dr Jeffrey Cheah

65.05%

**SUNWAY**®

Other shareholders

34.95%

54.4%

10.65%

**SUNWAY**®  
**CONSTRUCTION**



# FULLY INTEGRATED BUSINESS MODEL

## Building Construction Services



- Design and construction service provider specializing in Building Information Modeling System (BIM /VDC)
- International portfolio includes projects in Singapore, UAE and Trinidad and Tobago
- Special Purpose Building Projects include Kuala Lumpur Convention Centre, Pinewood Studio, Sunway Medical Centre, Monash University Campus M'sia; Sunway Shopping Mall; Putrajaya Govt Agency Offices; International School of Kuala Lumpur

## Civil/Infrastructure Construction Services



- Roads, highways, airports, bridges and rail transportation infrastructure projects over the last 30 years
- Local Projects include Ipoh Airport, SILK, Maju Expressway, SKVE, MRT, LRT and BRT
- Overseas Projects include 7 highways and bridges in India

## Manufacturing and Sale of Precast Concrete Products



- Develops, designs, manufactures and supplies precast concrete products with manufacturing plants located in Iskandar and Senai, Johor, Malaysia
- Precast concrete products manufactured, include Industrialised Building System ("IBS") components, for residential, commercial and infrastructure development projects

## Mechanical, Electrical and Plumbing Services



- Main services are categorised into mechanical, electrical, plumbing and specialised engineering solutions
- Services offered to both internal and external clients as part of integrated services and on stand alone basis

## Renewable Energy



- Solar : Rooftop (Sunway projects) and large scale
- Gas District Cooling System (Putrajaya)
- Biomass system (BioExcel in Johor)

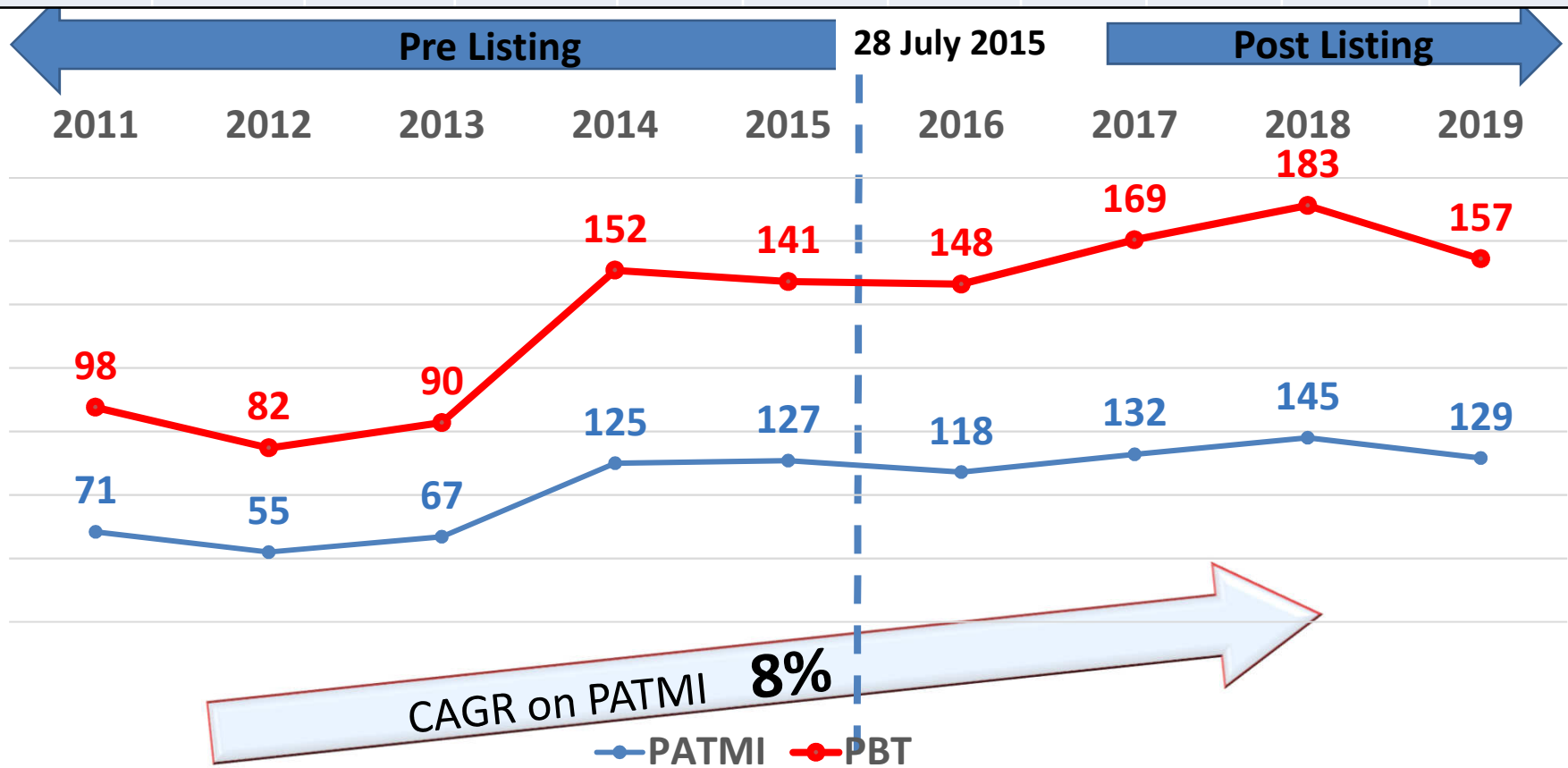
## Foundation and Geotechnical Engineering Services



- Core services include piling solutions and earth retaining systems
- Services cover all types of buildings such as residential, commercial, institutional, purpose-built or specialty buildings, and civil/infrastructure construction projects.

# PROVEN TRACK RECORD

	IPO (28.7.15)	29.12.17	30.6.18 Post GE14	28.9.18	31.12.18	29.3.19	28.6.19	30.9.19	31.12.19	31.3.20
Price (RM)	1.20	2.51	1.81	1.82	1.33	1.91	2.01	2.05	1.91	1.51
Market Capitalisation	1.55b	>3.0 b	2.34b	2.35b	1.72b	2.47b	2.6b	2.7b	2.5b	2b



2011 to 2014 figures as per prospectus and circular AND 2016 to 2017 have been restated for MFRS 9

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# STRONG FINANCIAL PERFORMANCE

	2013 Audited* RM mil	2014 Audited* RM mil	2015 Audited RM mil	2016 Restated RM mil	2017 Restated RM mil	2018 Restated RM mil	2019 Audited RM'mil	1Q 2020 Unaudited RM'mil
Revenue	1,839.6	1,880.7	1,916.9	1,788.8	2,076.3	2,256.8	1,768.7	365.8
PBT	89.8	152.3	140.8	148.0	168.7	182.7	157.4	21.2
PBT %	4.9%	8.1%	7.3%	8.3%	8.1%	8.1%	8.9%	5.8%
PBT % - Con	2.5%	3.2%	3.8%	6.0%	7.3%	8.6%	9.5%	6.2%
PBT % - Precast	21.6%	39.1%	30.4%	20.3%	19.0%	0.8%	1.9%	2.1%
PATMI	66.9	124.8	127.2	117.8	132.3	144.7	129.3	16.3
ROE (%)	11.0%	16%	31%	26%	26%	25%	21%	10%

**Management's commitment is 35% of full year PATMI**

*Dividend for 2015 : 4 cents or > 40% of full year PATMI*

*Dividend for 2016 : 5 cents or > 55% of full year restated PATMI*

*Dividend for 2017 : 7 cents or > 68% of full year restated PATMI*

*Dividend for 2018 : 7 cents or > 62% of full year PATMI*

*Dividend for 2019 : 7 cents or 70% of full year PATMI*

# SOUND BALANCE SHEET

	2014 Audited* RM mil	2015 Audited RM mil	2016 Restated RM mil	2017 Restated RM mil	2018 Restated RM mil	2019 Audited RM'mil	1Q 2020 Unaudited RM'mil
SHF	328.3	451.7	488.5	544.0	591.7	625.2	642.3
Total assets	1,272.2	1,397.4	1,475.8	1,810.2	1,768.0	1,905.0	1,857.7
Bank borrowings	135.2	136.8	136.5	134.7	113.6	286.1	312.7
<i>In-house advance</i>	<i>1.1</i>	<i>21.9</i>	<i>56.9</i>	<i>131.5</i>	<i>96.3</i>	<i>95.8</i>	<i>30.9</i>
Cash + Placement	291.6	468.5	465.8	487.2	484.9	692.6	672.3
Net Gearing Ratio**	N/A	N/A	N/A	N/A	N/A	N/A	N/A

*Note : To be read in conjunction with our Combined Audited Accounts.*

*\*As per prospectus*

*\*\*Net Gearing Ratio = Net debt / Shareholders' Funds*

# NON FINANCIAL INDICATORS

	2014	2015	2016	2017	2018	2019
<b><u>Quality</u></b>						
QLASSIC-construction	79%	75.3%	73.3%	77.2%	73.6%	75.0%
CONQUAS-precast	100%	100%	100%	100%	99.2%	N/A
Customer Satisfaction	75.6%	76.5%	74.3%	75.7%	77.6%	77.7%
<b><u>ESH</u></b>						
Work Man-Hours	16,376,137	14,676,640	16,918,924	18,790,437	20,242,286	16,611,284
Fatal Accident	2	2	2	-	-	1
Environmental Inspection	71%	74.44%	80.41%	83.6%	84.5%	83.2%
FTSE4Good Inclusion	✓	✓	✓	✓	✓	✓
<b><u>Employees</u></b>						
% Woman	15%	16%	15%	23%	27%	24%
Ratio Men: Women pay	0.97:1	0.97:1	0.98:1	0.97:1	0.96:1	0.93:1
Man day training/staff	3.23	3.6	2.7	1.2	2.8	3.4
Attrition	17%	14%	13%	13%	13%	14.5%

# SUSTAINABILITY





# SUSTAINABILITY

## OUR FOOTPRINT IN OTHER SDGS



- Contributed funds to Yayasan Anak-Anak Yatim Wardatul Jannah, Kota Damansara for the management of the home and care of the orphans



- Provision of liveable home for a family of seven in Kampung Orang Asli Gumei, Batang Kali, Selangor under the Build A Home programme. This is SunCon's 3rd consecutive year participating in this programme which aims to contribute to the improvement of quality of life for the orang asli community

this programme which aims to contribute to the improvement of quality of life for the orang asli community

- SunCon contributed to the #sunwayforgood social inclusion programmes which aims to address the 17 UNSDGs. In 2019, #sunwayforgood's programmes reached 221,709 beneficiaries



- We have built strong collaborative partnerships with public and private universities, as well as polytechnic schools
- Created platform for 42 young graduates to enhance their employability skills

- Provide training for employees to sharpen their skills, knowledge and competency through our robust learning framework
- Provision of study leave for employees to pursue tertiary education
- 4 employees are current pursuing Master in Sustainable Development Management offered by Sunway University under the prestigious Jeffrey Sachs Center on Sustainable Development which would benefits the organisation in its journey to be a sustainable builder



- We incorporated green energy features into our Green Building Index (GBI) projects such as installation of solar panels
- Installation of solar PV systems for buildings within Bandar Sunway



- We provided equal opportunity for men and women, in which our employees received similar pay despite being in a male-dominated industry
- Representation of women, 13% in the Board of Directors



"Due to the nature of our business, SunCon does not have much involvement in this pillar"



- We incorporate the inclusion of green spaces in our design and build projects to create a green ecosystem within the development



- Our active involvement in Master Builders Association Malaysia (MBAM) demonstrated our dedication to promoting and developing the construction industry in Malaysia
- SunCon's joint venture with Pekat Solar Sdn Bhd formed a subsidiary, Sunway Pekat Solar Sdn Bhd which aims to focus on renewable energy sector, especially enhancing our capabilities on solar energy



- We provided equal opportunity for all races and promoted meritocracy by embracing our Diversity and Inclusion Policy
- In 2019, SunCon's ratio of men to women pay equity are 1.00 : 0.93



- We participated in a Coral Reef Conservation programme in which we promoted the rehabilitation of coral reef and marine ecosystem

# INVESTMENT HIGHLIGHTS

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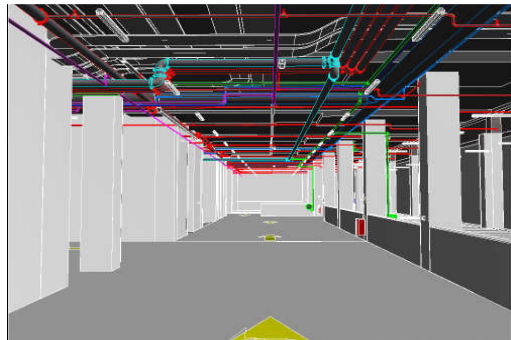
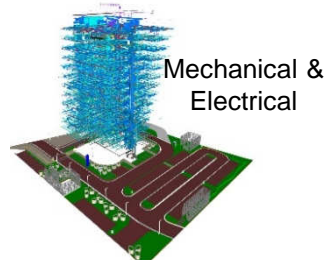
# FULLY INTEGRATED COMPANY

A Turnkey Contractor with a Full Range of Integrated Services & Products



Range of Services Supported by Building Information Modelling, Large Asset Base & Best Practices

**Building Information Modelling = Improved visualization for clash analysis**



**Large Asset Base Allows Us to Maximize Economies of Scale**

28 Boring Rigs

18 Tower Cranes

3 Launching Girders

13 Crawler Cranes

17 Mobile Cranes

7 Passenger Hoist

27 Excavators

7 Skylift

47,000 M<sup>2</sup> System Formworks

**Maximizing Cost Savings and Improved Operating Efficiencies = Enhanced Profitability**

Quality Control

Rationalizing Functions

Consolidating Management Functions

Maximise Economies of Scale

**Well Positioned to Bid for and Undertake Large and Complex Projects Both Domestically & Internationally to Diversify Risk and Ensure Sustainable Development**

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CONSTRUCTION

# SOLID DIVERSIFIED ORDER BOOK

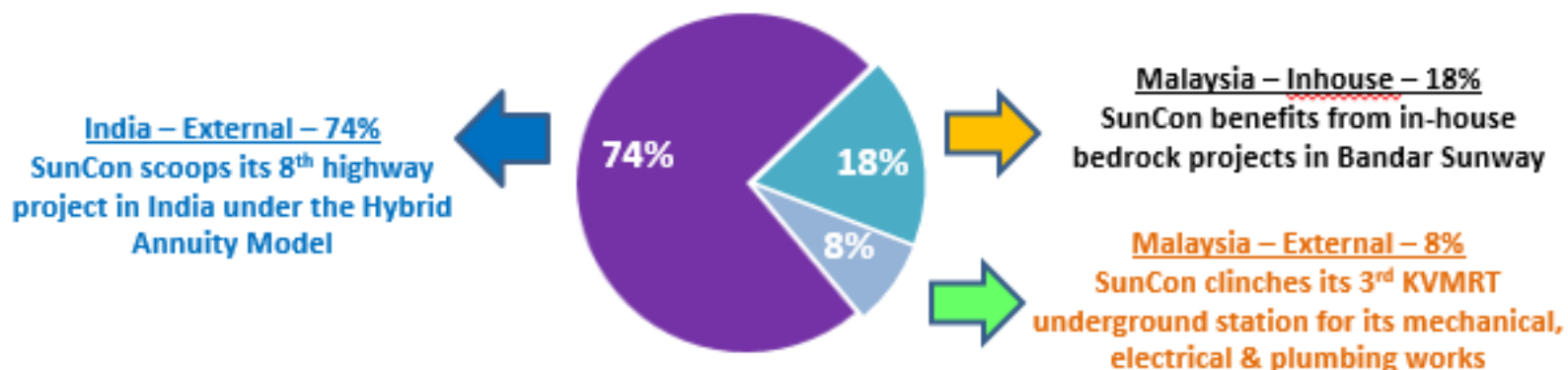
As at Mar 2020 (RM mil)	Completion	Contract Sum	O/S Orderbook
<b>Building</b>			<b>1,191</b>
Putrajaya Parcel F	1Q 2019	1,610	25
PPA1M Kota Bharu	2Q 2021	582	68
TNB HQ Campus (Ph 2)	2Q 2021	781	677
PLC	2Q 2021	310	287
Oxley Tower (MEP)	2Q 2022	68	66
IOI Mall (MEP)	2Q 2021	68	67
<b>Infrastructure/Piling</b>			<b>1,858</b>
MRT V201 + S201	2Q 2021	1,213	142
LRT 3 : Package GS07-08	2Q 2021	2,178	1,622
Piling works	Various	99	19
GS06,09 + GS10	Various	60	17
Sentul West Station (MEP)	1Q 2021	57	57
<b>India</b>			<b>508</b>
<b>Thorapalli Agraharam - Jittandaha</b>	<b>4Q 2022</b>	<b>508</b>	<b>508</b>
<b>Internal</b>			<b>1,512</b>
SMC 4	4Q 2021	450	363
Sunway Serene	3Q 2021	413	243
Velo 2	4Q 2021	352	286
Velocity 3C4	2Q 2021	100	66
Sunway GEOLake	1Q 2021	223	61
Carnival Mall Ext	1Q 2021	286	215
SMC Seberang Jaya	1Q 2021	180	137
Big Box Hotel	3Q 2020	100	63
Parcel CP2 (piling)	3Q 2021	119	79
<b>Renewable Energy (Internal)</b>			<b>4</b>
Sw Pyramid Solar	2Q 2020	3	-
BB Solar	2Q 2020	8	0
<b>New Order 2020</b>	<b>2Q 2020</b>	<b>4</b>	<b>4</b>
<b>Singapore</b>			<b>286</b>
Precast	Various	331	285
<b>New Order 2020</b>	<b>Various</b>	<b>1</b>	<b>1</b>
<b>Grand Total</b>		<b>10,102</b>	<b>5,359</b>
		<b>513</b>	<b>513</b>

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Red : Secured in 2020

# NEW ORDER BOOK SECURED 2020

Projects (2020 new awards)	Client	Duration	Contract Sum (RM'mil)
Thorapalli Agraharam – Jittandahalli Section of NH-844	National Highway Authority of India	24 months	508
Rooftop solar projects	In-house		4
Bukit Batok Primary School	Logistic Construction Pte Ltd		1
<b>Secured in 1Q 2020</b>			<b>513</b>
Sunway International School - Bandar Sunway	Sunway Education Group Sdn Bhd	25 months	121
Chan Sow Lin KVMRT underground station (MEP)	MMC Gamuda KVMRT (UGW) JV	12 months	54
<b>Secured in 2Q 2020</b>			<b>175</b>
<b>TOTAL - FY2020</b>			<b>688</b>



Target NEW order book  
FYE 2020 : RM2b

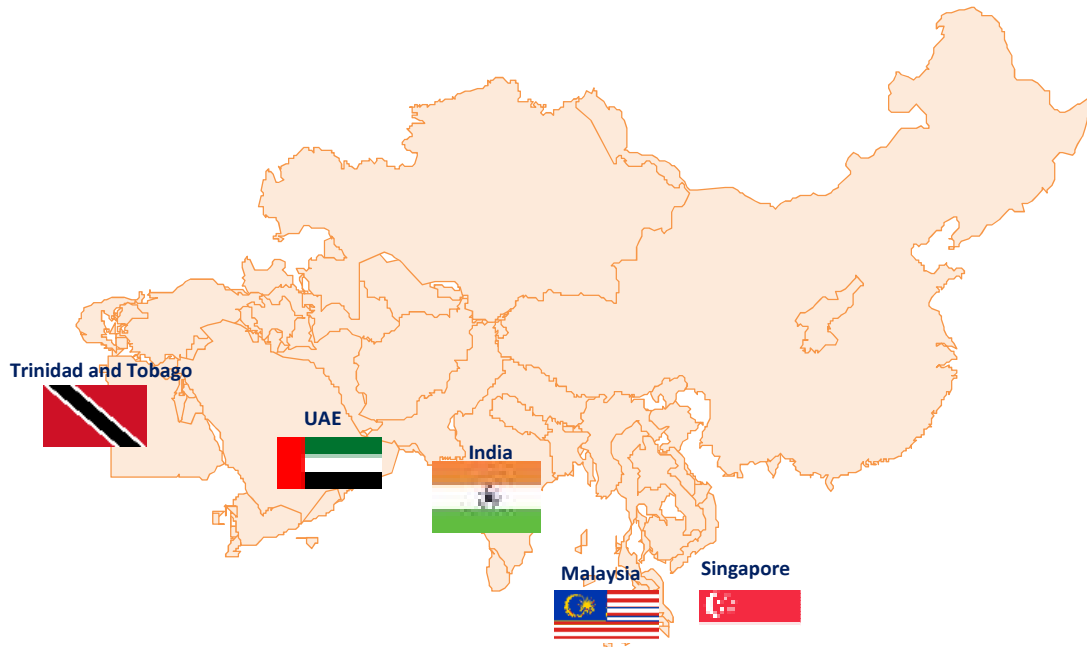
**New order** 2019 : 1.8b; 2018 : 1.6b, 2017 : 4.0b, 2016 : 2.7b, 2015 : 2.6b, 2014 : 0.8b, 2013 : 2.9b, 2012 : 1.9b

**Outstanding Order book** 2019 : 5.2b; 2018 : 5.2b, 2017 : 6.6b, 2016 : 4.8b, 2015 : 3.8b, 2014 : 3.0b, 2013 : 3.2b, 2012 : 4.1b

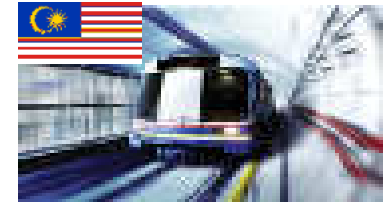
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# PROVEN TRACK RECORD

Successfully Secured & Executed Major Projects both Domestically & Internationally..



**Parcel F, Putrajaya**  
Completed : 2019  
Value: RM1,610mil



**Package V4**  
Completed : 2016  
Value: RM1,172mil



**Kuala Lumpur Convention Centre**  
Completed: 2005  
Value: RM549mil



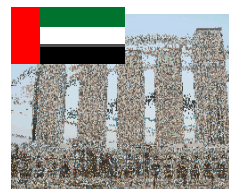
**Phase 1A, Rihan Heights,UAE**  
Completed: 2010  
Value: US\$510 mil



**East-West Corridor Uttar Pradesh, India**  
Completed: 2008  
Value: US\$67 mil



**Ministry of Legal Affairs**  
Completed: 2007  
Value: US\$58 mil



**Phase 1, Plot 1 Al-Reem Island**  
Completed: 2009  
Value: US\$362 mil



**HDB – Bukit Merah**  
Completed: 2016  
Value: SGD31mil



**LRT Package B**  
Completed : 2015  
Value: RM569mil

# STRONG BRAND HERITAGE

Proven Capabilities...

Proven  
Operating  
Success

**SUNWAY**  
CONSTRUCTION

Excellent  
Reputation

Heritage of Over 30  
years

Leverage on the “Sunway” Brand

Which Led to an Established Multi-Award Winning Brand...

**2019**

- **6 March 2019: 4<sup>th</sup> Asia Sustainability Reporting Awards (ASRA) Singapore** – Asia’s Best Sustainability Report within Annual Report
- **31 July 2019 : MSWG Corporate Governance Awards** – Overall CG & Performance (Silver / 2<sup>nd</sup> placing) and CG Disclosure (Top 15)
- **1 Aug 2019 : MSOSH OSH Awards 2019** commendable safety and health record (1 Gold Class 1, 4 Gold Class 2 & 1 Silver)
- **18 Sept 2019 : The Edge Billion Ringgit award** – Highest ROE
- **4 Oct 2019 : MCIEAW 2019 “Contractor of the Year”**
- **28 Nov 2019 : NACRA 2019 “Industry Excellence Award”**
- **18 Dec 2019 : 3 Gold Health, Safety & Environment (HSE) awards** at Putrajaya’s HSE Appreciation Lunch & Awards

**2020**

- **6 March 2020: 5<sup>th</sup> Asia Best Sustainability Reporting Awards (ASRA) Singapore** – Asia’s Best Sustainability Report within Annual Report - “Bronze”



SG50 Prestige  
Enterprise Award  
2015 / 2016



Singapore Successful  
Brand 2015



MCIEA Builder of The  
Year Award  
2018, 2013, 2005 &  
2003



MCIEA  
International  
Achievement Award  
2012



Industry Excellence  
Awards 2014 – Export  
Excellence Award



MCIEA Project Award:  
Building-Major Scale –  
KL Convention Centre  
2006

## FTSE4Good Bursa Malaysia Index

Bursa Malaysia has always advocated sustainability as key to business success today. A holistic approach to business management, incorporating economic, environmental, social and governance considerations alongside financial ones, will serve as a sound business model that supports business continuity and long term value creation for stakeholders and society at large.

# 5 CONTINUOUS SUPPORT INTERNALLY

## Sunway Group Strategic Relationship

**SUNWAY®**

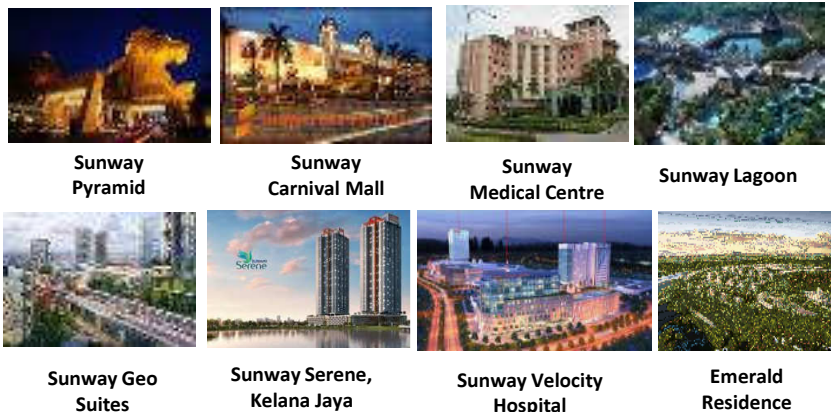
- ✓ Major property developer in Malaysia. Revenue =2019 : 0.6b (2018 : 0.6b 2017:0.9b, 2016:RM1.2b) from its property development divisions
- ✓ Total gross development value of remaining landbank (3,362 acres) Johor 50%, Klang Valley 28%, Penang 6%, Singapore 12%, Others 4% – **RM59 bil (15 years)**
- ✓ 2020 Launch Target : **RM3.5b** (2109 : 1.2b, 2018 : 2.1b, 2017 : 1.1b, 2016 : 0.65b, 2015 : 1.4 bil)  
Sales target 2020 : **RM2.0b** (2019 : 1.55b; 2018 : 1.7b; : RM2017 : 1.2b; 2016 : 1.2b, 2015 : 1.2b)
- ✓ At least 51% stake in Suncon Group post IPO



**SUNWAY®**  
**CONSTRUCTION**

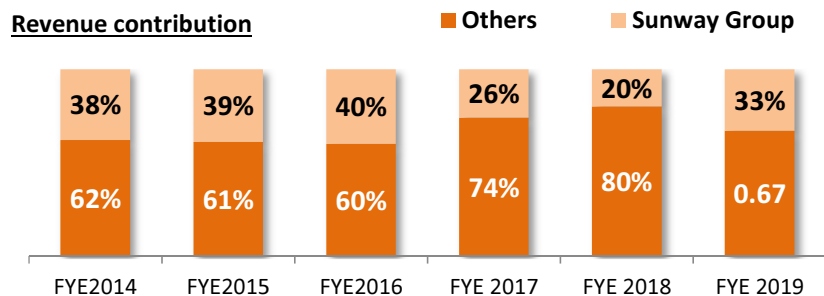
- ✓ Competitive advantage in property development – design optimization, assurance on quality & timeliness
- ✓ Portfolio of diversified services across the construction sub-sector

### Our Key Developments with Sunway Group



### Sunway Group's Continued Support

#### Revenue contribution



- ✓ 2019 : Internal new job order win = 13% [2018 : 77%]
- ✓ 2017/8 : reduced reliance on in-house jobs

### Symbiotic Relationship with Sunway Group Provides Stability During Periods of Downturn

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**SUNWAY®**  
**CONSTRUCTION**



# HIGHLY EXPERIENCED MANAGEMENT TEAM

## Chung Soo Kiong



**Designation** : Group Managing Director

**Years in Suncon Group** : >20 years

**Construction Industry Experience** : Over 20 years

## Liew Kok Wing



**Designation** : Managing Director

**Years in Suncon Group** : > 20 years

**Construction Industry Experience** : Over 20 years

## Ng Bee Lien



**Designation** : Chief Financial Officer

**Years in Suncon Group** : 15 years

**Construction Industry Experience** : 20 years

## Evan Cheah



**Designation** : Non-Independent Non-Executive Director

**Years in Suncon Group** : 20 years

**Construction Industry Experience** : Over 15 years

## Yip Lai Hun



**Designation** : Director Supply Chain & Contracts Mgmt

**Years in Suncon Group** : > 25 years

**Construction Industry Experience** : 27 years

## Thomas Samuel



**Designation** : Director Piling Division

**Years in Suncon Group** : Since 2015

**Construction Industry Experience** : Over 33 years

## Richard Wong



**Designation** : Director Building Division

**Years in Suncon Group** : 20 years

**Construction Industry Experience** : Over 28 years

## Kwong Tzzy En



**Designation** : Director Precast Division

**Years in Suncon Group** : 20 years

**Construction Industry Experience** : Over 20 years

## Eric Tan Chee Hin



**Designation** : Director MEP Division

**Years in Suncon Group** : 20 years

**Construction Industry Experience** : Over 19 years

Extensive Industry Expertise and Strong Execution Capability with an Average of Over 23 Years of Experience in the Construction Industry

# KEY TAKEAWAYS

## Fully integrated Construction Company

- Integrated business model providing end-to-end design and construction solutions
- VDC enabled
- Well supported by investment in capex and assets previously

## Solid Order Book

- Strong order book & tender book with diversified construction capabilities across various sub – segments of the construction sector
- Proven Track Record in the Local & International Stage
- History of repeat order from reputable clients with high credit worthiness

## Positioned for Growth

- The largest pure play listed construction company in Malaysia
- Top 3 construction group by turnover and profit
- Overseas venture to India
- FY2020 : Revival of government pump priming projects such as the ECRL, HSR and MRT3
- Construction sector growth in 1Q2020: -7.9% 2019: 0.1% 2018 : 4.2%; 2017 : 6.7%; 2016 : 7.4% ; 2015 : 8.2%
- Singapore Precast : Construction on ICPH plant is on-going

## Continuing Support from Sunway Group

- At least 51% stake in Suncon Group post IPO
- Bed rock orders even during a decline in the construction sector (past years 40% revenue)
- Treasury support from Sunway Bhd

## Financial

- High Return on Equity (> 20%)
- Sound balance sheet with net cash position
- 35% dividend policy (2015 : > 40%, 2016 : > 50%, 2017 : > 60%, 2018 : > 60%, 2019 : 70%)

# BUILDING – KLANG VALLEY

**Job Scope :** 1 storey semi basement car park, 4 storey institutional building, 2 guard house, 1 surau and other including associated works and upgrading of ancillary buildings

This building is designed with a target of Platinum rating for both GBI and LEED. The Campus is designed to encourage social collaboration and enhance future learning experiences through innovative learning spaces in support of PETRONAS work culture. The form of the campus is the curved central pedestrian spine that becomes a main Infrastructure focus and links all building components, where classes and accommodation blocks are interconnected closely to create space cohesion and spaces that are physically connected via crossing pedestrian bridge, adjoining classroom, guestroom and public spaces, to allow seamless visual interaction and connectedness to all these spaces. The building measures 470 meters long and by 36 meter depth including the central spine with a total built up area of 42,074.82 sq. m (452,725 sq. feet) including the sub-basement car park.



Contract Sum : RM310 mil  
Client : Petronas  
Completion : 1Q2021

# BUILDING – KLANG VALLEY

Building	No of Storey
Block A – Office	19
Block B - Office	12
Block C - Office	9
Block D- Office	7
Basement 2	1
Basement 1	1
LG	1
5 - Convention Centre	3
6 - Interactive Centre For Electricity	2
7 - Pelitawanis	4
8 - Child Care	3



TNB CAMPUS, BANGSAR



AERIAL VIEW	
1 BLOCK A	5 CONVENTION CENTRE
2 BLOCK B	6 INTERACTIVE CENTRE OF ELECTRICITY
3 BLOCK C	7 PELITAWANIS
4 BLOCK D	8 CHILDCARE

Contract Sum : RM781.3 mil  
(13.6 acres)

Client : Tenaga Nasional Berhad

Completion Year : 1Q2021 (Mar 2019) + 26 months

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# BUILDING – KLANG VALLEY

BLOCK	DEPARTMENT
F3	Jabatan Audit Negara
F1	Suruhanjaya Perkhidmatan Awam
F2	Jabatan Audit Negara
F5	Jabatan Perancangan Bandar dan Desa
F6	Bahagian Pengurusan Hartanah
F7	Jabatan Kerja Raya
F11	Jabatan Perangkaan
F8	<i>Shared Facilities Block</i>
F9	Unit Kerjasama Awam Swasta
	Suruhanjaya Perkhidmatan Pelajaran
	Unit Kawal Selia Felda
F10	Biro Pengaduan Awam
	Biro Tatanegara
	Jabatan Landskap Negara
	Jabatan Perangkaan



PARCEL F, PUTRAJAYA



**Contract Sum** : RM1.6 bil  
 (34 acres, GFA = 445,170 sqm)  
**Client** : Putrajaya Bina Sdn Bhd  
**Completion Year** : 1Q2019

# BUILDING – SOUTHERN REGION



Citrine Hub



Afiniti Medini



Legoland Malaysia Theme Park



Legoland Water Park

# BUILDING – NORTHERN REGION



## SUNWAY CARNIVAL MALL EXTENSION

Gross floor area to 1.45 million sq ft from the current 780,000 sq ft

Net lettable area (NLA) from around 500,000 sq ft to 830,000 sq ft.

Opening Mid 2021

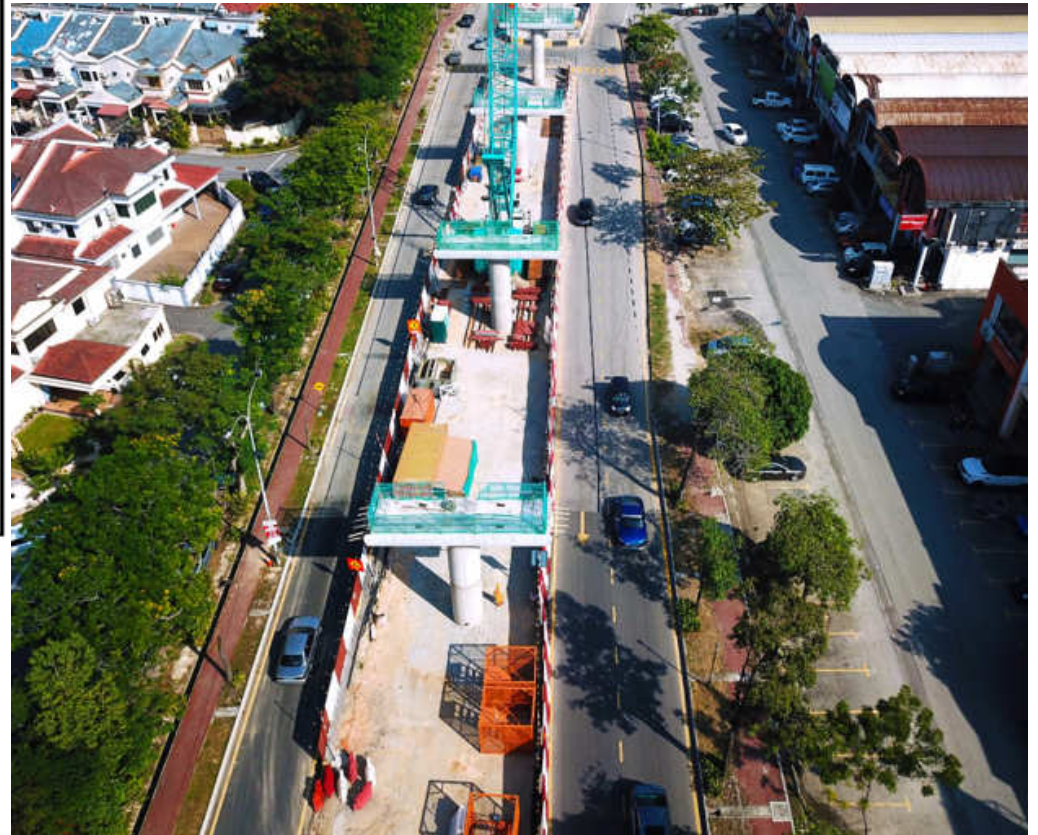
## SUNWAY MEDICAL, SEBERANG JAYA

180-bed hospital with a six-bed intensive care unit

Opening Mid 2021



# CIVIL / INFRASTRUCTURE



## LRT 3 – GS0708 (KAWASAN 17 TO SRI ANDALAS)

### Job Scope :

- 9.2km of viaduct works
- 6 stations works
- 1 bridge over Klang River (Design & Build)
- 2 Park & Ride at Pasar Besar Klang and Sri Andalas
- 1 Centralised Labour Quarter at Johan Setia



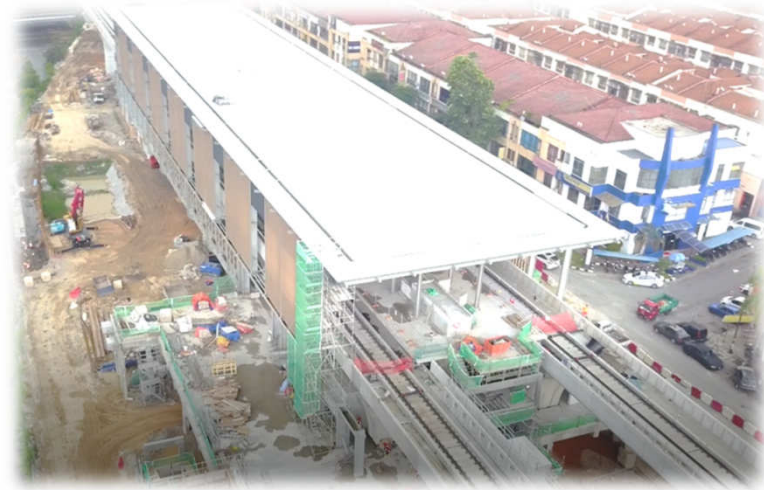
# CIVIL / INFRASTRUCTURE

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## MRT V201 (SUNGAI BULOH TO PERSIARAN DAGANG)

**Duration** : 60 months (completion May 2021)

**Job Scope** : Construction and Completion of Viaduct Guideway from Sungai Buloh to Persiaran Dagang and Advance Work Construction of Viaduct Guideway between Kampung Muhibbah to Serdang Raya . Works involves **3 nos** station, **142 nos** piers, **180 km** telco fibre optic relocation, **21.5 km** underground HT cables relocation, **5.4 km** water pipe relocation and **701 nos** bored piles



# CIVIL / INFRASTRUCTURE

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## INDIA HAM RM 508 million project

Four laning of Thorapalli Agraharam – Jittandahalli Section of NH-844 from Km 25.000 to Km 63.500 (existing chainage) corresponding to Km 23.350 to Km 60.100 (Design Chainage) under Bharatmala Pariyojana Phase-I (National Corridor) on Hybrid Annuity Mode in the State of Tamil Nadu

**Contract Sum** : 864.51 crores construction cost + 7.08 crores maintenance contract per annum

**Length of highway** : 36.75km

**Construction Duration** : 24 months

**Maintenance Duration** : 15 years

**Project Owner** : National Highway Authority of India ("NHA")

**Payment terms** : 40% during construction duration and 60% in fixed annuity during 15 year concession /maintenance period

**Price escalation** : Included

**Traffic Risk** : No. This is a fixed annuity payment project

**Interest on deferred payment** : paid by NHA at RBI ("Reserve Bank of India") + 3%

**SPV** : Sunway-RNSIL TJ Highway Pte Ltd (This is a 60% subsidiary with 40% owned by our local India Consortium partner)

Details of our 40% Consortium partner : [Website : https://www.rnsil.com/index.php](https://www.rnsil.com/index.php)

RNS Infrastructure Pte Ltd ("RNS") was our joint venture partner for our first 2 projects in India way back in 2001. RNS provides wide range of infrastructure construction services, such as construction of dams, highways, bridges, tunnels, power houses and residential buildings. Apart from construction, RNS Group has exposure in education (nursing college, polytechnic and institute of technology), hotels, power plant and wind farms, manufacture of vitrified tiles and ceramic tiles, as well as dealership and showroom for Maruti cars.

# GEOTECHNICAL

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Pile Foundation Works



Earth Retaining System



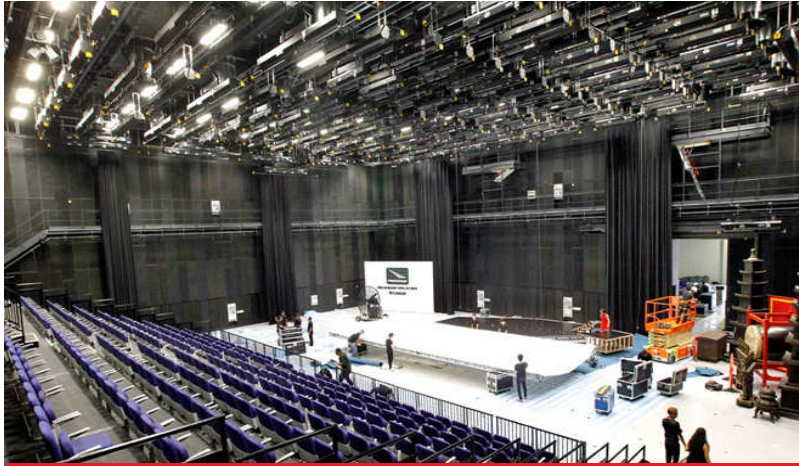
Ground Treatment



Offshore Piling

# MECHANICAL, ELECTRICAL AND PLUMBING

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Pinewood Movie Studio



Central Utilities Facilities



KLIA Chilled Water

# RENEWABLE ENERGY

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Gas District Cooling Plant - Putrajaya



Roof Top Solar – Sunway Iskandar

# PRECAST CONCRETE PRODUCTS

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Parapet Wall



Façade Window



Water Tank



Lift Core Wall



Column



Staircase



Hollow Core Slab



Prefabricated Toilet

# PRECAST CONCRETE PRODUCTS

Plant	Area (sq. ft.)	Max Annual Capacity (m <sup>3</sup> )	Utilisation rate 2020 (%)	Utilisation rate 2019 (%)	Utilisation rate 2018 (%)	No. of lines
Senai Plant (own)	Built up area : 262,231 Land area : 475,409	75,000	36%	34%	58%	6+3 (half) lines
Iskandar Plant (rented) <b>5 years Pioneer Status</b>	Land area : 9 hectares	81,600	37%	56%	39%	9 lines

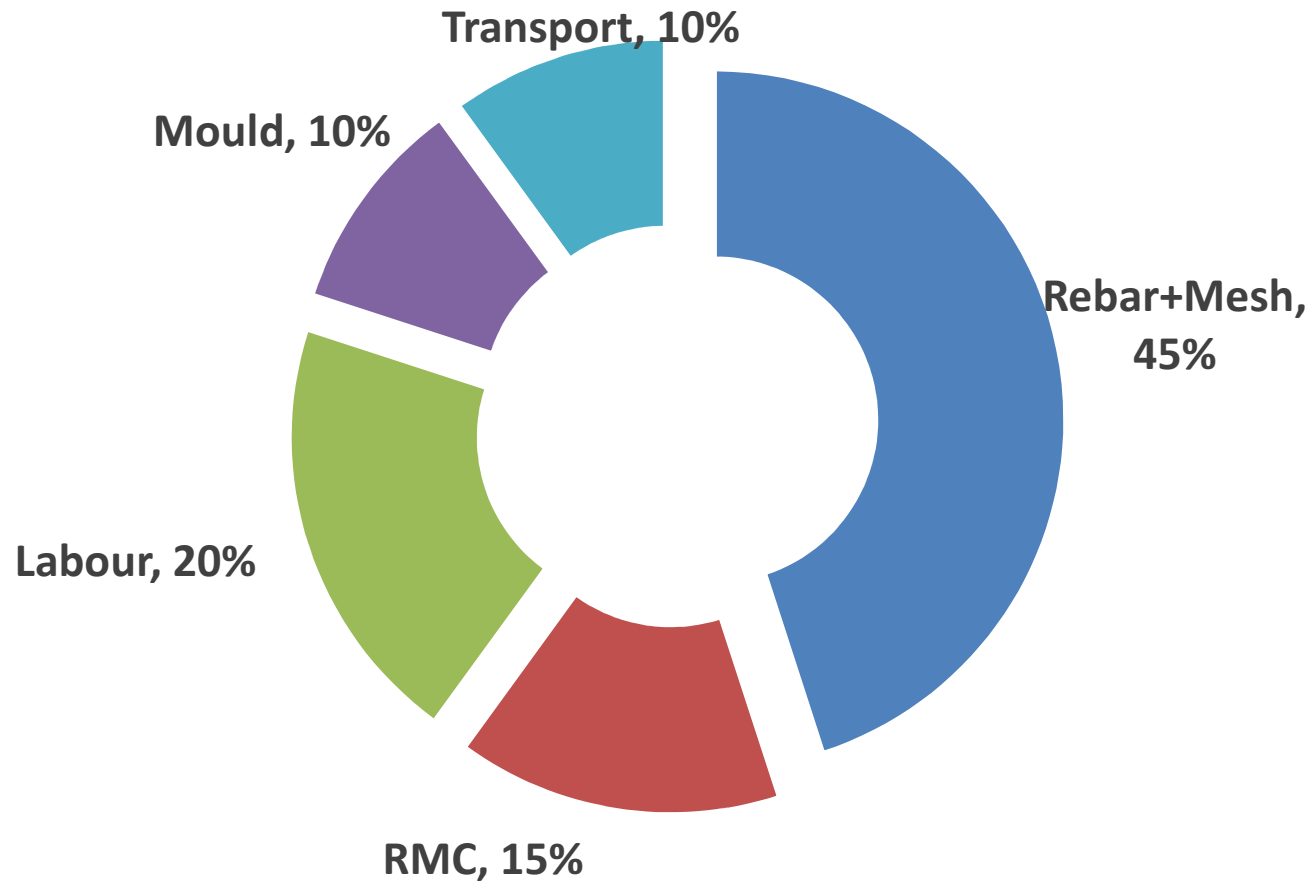
HDB BTO Launch → 2020(F) = 16,000 to 17,000 nos (2019 : 14,591; 2018 : 15,811 2017 : 17,593; 2016 17,891; 2015 : 15,100 ; 2014 : 22,455)

Capacity building → ICPH (Integrated Construction Precast Hub) in **Pulau Punggol Barat** costing SGD80m during the 3 years construction period for a 30 years lease for a fully automated robotic precast plant **(Tender won on 27 July 2018 & tentative opening of plant : 1Q 2022)**

# PRECAST CONCRETE PRODUCTS

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## Cost component of Precast





# PRECAST – OPPORTUNITIES IN SINGAPORE

SINGAPORE: By 2019, 35 per cent of newly launched housing board projects will be built using a method in which 3D modular units are manufactured and finished in factories, announced the Housing and Developing Board (HDB) in a news release on Wednesday (Sep 6).

The method, known as Prefabricated Prefinished Volumetric Construction (PPVC), is being piloted in Valley Spring @ Yishun. Construction for the 824 Build-to-Order (BTO) units began in March, and HDB said such technology will improve productivity and ensure greater quality control.

“Volumetric construction in a factory environment offers more uniform and better quality workmanship. The incidence of wet construction joints is also reduced, thereby improving the water tightness of wet areas,” said HDB.

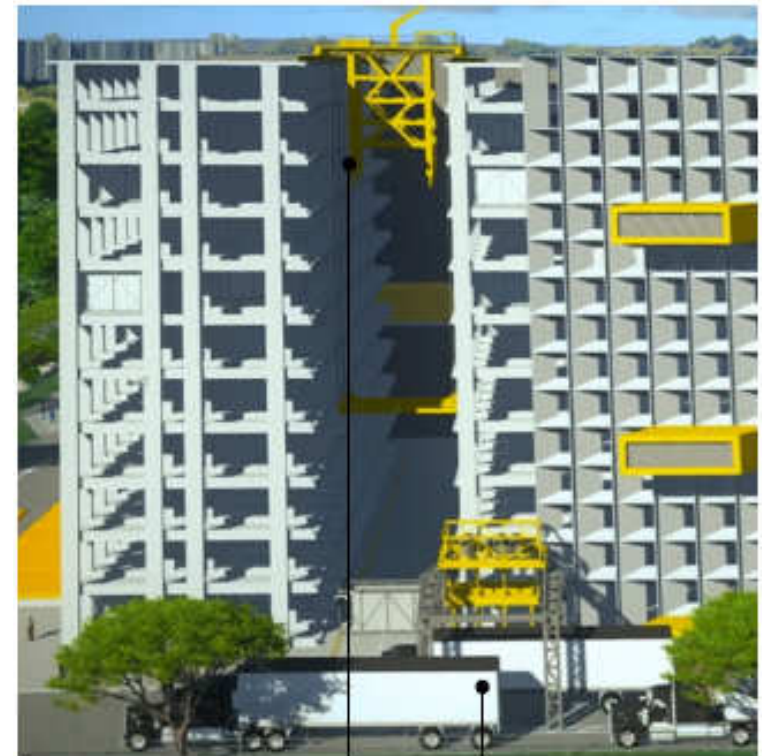
It added that with the finishes done in factories, there will be less noise and dust at the construction site. Fewer workers are also required on-site.

Apart from the PPVC method, HDB also announced that by 2019, all BTO flats will be fitted with bathroom units that are pre-assembled off-site, with finishes like copper piping, partial tiling, window frames and a waterproofing system.

The PPVC method will be 8 per cent costlier than conventional building methods, where workers hoist raw materials onto elevated blocks being built.

"These costs are expected to come down as the technology matures and the industry capacities and capabilities build up over time.

"The use of pre-fabricated bathroom units and PPVC methods will also translate to savings in terms of manpower," said the HDB.



LIFTING  
CRANE

TRAILER  
DELIVERY

# PRECAST – OPPORTUNITIES IN SINGAPORE

THE BUSINESS TIMES

REAL ESTATE

ALL NEWS WEEKLY BREAKING TODAY'S PAPER LIFESTYLE OPINION SME WEALTH FOCUS MAGS HUB

HOME REAL ESTATE

## Prefabricated bathrooms, units for all Singapore new flats by 2019



1/50, SEP 28, 2017 - 8:08 PM

CLAIRE HUANG huangly@sph.com.sg



This would drive HDB's construction productivity on a larger scale, setting it on track to achieve a productivity improvement of 25 per cent by 2020, compared with 2010. PHOTO:HDB

THE Housing Development Board (HDB) says it will improve construction productivity through a greater use of prefabricated units that are assembled off-site but that can be installed on-site.

This would drive HDB's construction productivity on a larger scale, setting it on track to achieve a productivity improvement of 25 per cent by 2020, compared with 2010.

One of the initiatives is to expand the use of prefabricated bathroom units (PBU).

The HDB on Wednesday said that it would implement PBUs in 60 per cent of the flats launched in 2017, before extending this to all projects launched by 2019.

## HDB construction productivity to improve 25 per cent by 2020

HDB to use prefabricated building methods in 35% of all its projects by 2019



Linette Heng

Reporter

Sep 07, 2017 06:00 am

0 Shares

**Prefabricated bathrooms units (PBUs) of better workmanship quality will be a feature of all newly launched Housing Board flats by 2019.**

The Prefabricated Prefinished Volumetric Construction (PPVC) method - which involves constructing and assembling 3D modular units with finishes in a factory before it is transported to a construction site for installation - will also be used in 35 per cent of all HDB projects by that time.



Prefabricated bathrooms units are assembled with finishes in a factory before it is transported to a construction site for installation. PHOTO: LIANHE ZAOBAO

# POTENTIAL KEY RISKS

Potential Risk	Potential Impact	Controls to Mitigate Risk
Fluctuation of material price – steel rebar  -Bulk Cement	<u>Steel bar price</u> Dec 2017: RM 2,583/mt Dec 2018 : RM2,214.75 Dec 2019 : RM1,946.50 Mar 2020: RM2,045  <u>Bulk cement price</u> Dec 2017 : RM209/mt Dec 2018 : RM206 Dec 2019 : RM222 Mar 2020 : RM239	<ul style="list-style-type: none"> <li>Bulk locked-in steel rebar in advanced at lower prices or when price is favorable.</li> <li>Forward-looking steel rebar requirement (approximately 6 months in advanced).</li> <li>Managed to lock in at old price for most existing projects till completion.</li> </ul>
Foreign workers levy	RM 1,850p.a. for 800 direct workers. Cost impact: RM1.5mil	<ul style="list-style-type: none"> <li>Manage foreign workers efficiently as the cost on existing direct workers (600pax) are fixed.</li> <li>Levy cost will be factored in in new tender.</li> </ul>
Foreign currency fluctuation	Importation of special lightings, furnishing & façade components	<ul style="list-style-type: none"> <li>FOREX hedging in advance once design and bill of quantity is confirmed.</li> <li>FOREX rates are fixed upfront at the contractual level.</li> </ul>

