



CONFERENCE



# Smart Buildings Conference 2022

Contribute to the future of Greener and Smarter buildings.

2 & 3 November 2022



#### Course level

Advanced



#### Type of event

Online



#### CPD Hours

6  
Formal



#### Included in

Professional Package

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Buildings account for over 20% of Singapore's emissions. Lowering their carbon footprint is hence a key strategy to achieve sustainability ambitions under "the Singapore Green Plan 2030", and to fulfil international commitments on climate change.

Smart buildings are the positive catalyst towards green and sustainability, which is a new-generation building incorporating BIM, GIS, Internet of Things, cloud computing, and other technologies. It saves resources and improves energy efficiency while reducing environmental pollution and it also plays an important role in alleviating the current energy shortage. It would be meaningless to have green and smart buildings without merging green and smart technologies.

Returning for its 5th year, and in collaboration with REDAS, the RICS Smart Buildings Conference comes at an opportune time as we step into new ways of working. As countries' gates reopen with economic rebound, buildings are standing out again, paving the way to more robust discussions and strategies towards sustainability. With leading voices from the smart buildings world delivered over truly thought-leading sessions, join your fellow professionals as we discuss Singapore's intelligent infrastructure journey as it continues to make strides from smart to green.

# Programme

## Day 1



APAC  
02/11/2022

### Time Zone:

SGT

8.30

**Registration and virtual networking**

9.00

**Welcome and opening remarks**

**Chairperson:**

Eric Cheah, MRICS, Head of Investment Management Asia-Pacific, Union Investment Real Estate

**Guests of Honor:**

RICS Representative

Guest of honor, Real Estate Developers Association Singapore (REDAS)

9.15

**Virtual networking and exhibition break**

10 minutes

9.25

**Keynote address: Future Ready - transformation of sustainable environment and facility management in property sector**

The government first launched the industry transformation maps (ITMs) in 2016 to help companies understand the fast-changing business environment and deepen partnerships between different stakeholders. As one of the seven sub-committees of The Future Economy Council Economic Cluster, Built Environment plays a crucial part to handle ITMs across the key industries like construction and real estate. With more added value and better performance are expected from asset management and property service, relevant stakeholders need to think more potentials on innovation and sustainability from economic argument and value realization. Discussion on the possibilities of adopting intelligent tools to improve productivity is getting fierce than ever before..

In this session, we will take a deep dive into the national strategy and how this can help on the overall plan of Singapore's sustainable future and strengthening collaboration.

Ang Kian Seng, Group Director, Environmental Sustainability, Building and Construction Authority (BCA)

9.45

**Virtual networking and exhibition break**

10 minutes



### Time Zone:

SGT

9.55

#### **Women Power: Benchmarking smart – what is smart building in a broad definition?**

Answers would be varied to the question ‘what is a smart building?’ Is it just part of architectural ecology, a terminal integrated platform for various digital technology, or places providing an application scenario with fancy design and sense of future? Otherwise, where are we heading with smart buildings? What is the economic argument for smart and how are investors and developers translating that economic argument into construction and investment? Join this panel discussion to find out more.

Helen Lam, Head of Innovation and Head of Development Practices, Asia Head of Innovation and Head of Development Practices, Asia, Lendlease

Ivy Xin, Business Vice-President, Buildings, Schneider Electric

Thomasin Crowley, Global Director of APAC, WiredScore

10.40

#### **Virtual networking and exhibition break**

10 minutes

10.50

#### **Spotlight showcase: Keppel Bay Tower – The embodiment of intelligence and green**

Singapore’s Building and Construction Authority (BCA) has certified Keppel Bay Tower as a Green Mark Platinum (Zero Energy) building in 2020, and it is the first commercial building in Singapore to achieve this accolade. Shaw Towers Realty and PAG are also the two of three building owners and developers in Singapore to commit to the WiredScore and SmartScore certifications, which represent the importance of best-in-class digital connectivity and technology-enabled user experiences in building. Join this session to hear directly from developers and what it took to achieve their accolades.

Keppel Land

11.20

#### **Virtual networking and exhibition break**

10 minutes



Time Zone:

SGT

11.30

### Smart building is moving beyond green for added-value assets

A growing body of evidence suggests that smart building retrofits are not only an environmentally conscious decision, but also makes good business sense. Real estate developers and owners need to carefully consider how to incorporate smart building technology into their overall investment strategy to differentiate themselves from other portfolios, especially as interest in smart buildings accelerates in the financial markets. Smart building technology has greatly increased the value of buildings. Advances in smart building technology may indicate that in the near future more and more owners will begin to recognize the growing value of assets with "smart attributes", and energy performance will play a bigger role in the evaluation of commercial properties. This section discusses the real value proposition of smart buildings and how to leverage the asset appreciation and economic gains that can be achieved by adopting smart technologies.

Christopher Loh, Senior Director, Facilities Management, C&W Services

12.00

### Virtual networking and exhibition break

10 minutes

12.10

### Panel session: Investment and valuation in ESG and sustainability

As financial institutions ease access to technology financing, the real estate sector is increasingly interested in ESG and sustainable buildings. More and more developers and landlords are also actively and cautiously entering the fast-growing green finance market to expand their strategic complement to sustainable development investments. As bankers increasingly offer attractive loan rates to markets and ESG players, some companies have actually secured long-term low borrowing costs. In the session, you will hear voices coming from valuation and investment around the growing global demand for ESG investments, and how will it accelerate investment acquisition of green properties in Singapore coupled with the increasing number of green buildings and the growing green finance market.

Moderator:

Jimmy Yeung, MRICS, Real Estate Appraisal Lead - International, J.P. Morgan

Panellists:

Andy To, MRICS, Managing Director, North Asia, U.S. Green Building Council (USGBC)

Darren Teoh, VP, Group Sustainability, CapitaLand Investment

David Fogarty, FRICS, Head of Sustainability and ESG Consulting Services, Singapore, CBRE

13.10

### Closing remarks and close of Conference Day 1



### Time Zone:

SGT

8.30

#### Registration and virtual networking

9.00

#### Welcome and opening remarks

Eric Cheah, MRICS, Head of Investment Management Asia-Pacific, Union Investment Real Estate

9.10

#### Keynote address: Challenge accepted - how could surveyors get involved and benefit from digital transformation?

Digital transformation and dual carbon are two major themes of social development. Green development under the two guidance has become the focus of development for all countries over the world. According to IDC's research, by 2025, the global digital economy driven by digital products and services will account for 58.2%. In terms of dual-carbon greening, all major economies in the world have clarified the time roadmap for carbon neutrality. Construction meets people's needs for multi-dimensional physical space, which is the original intention of the development of the construction industry. In this session, we will learn how to use digital tools to innovate and promote the synergy of intelligent construction and new building industrialization, so as to provide refined green building products and efficient and high-quality services.

Pierpaolo Franco, Vice President, International Business Development, Glodon

9.40

#### Virtual networking and exhibition break

10 minutes

9.50

#### Panel session: PropTech - Revolutionizing smart buildings with digital twins

As buildings and the next generation of IoT technologies continuously evolve, increasing amounts of information and data are retrieved from sensors and management systems. In order to better understand the internal operation of the building, it is necessary to establish a system platform to monitor the internal and external components in real time. Hence the concept of digital twins, which is a virtual morphologic reflection of a physical building that can analyze IoT data collected from various sensors in real time.

# Programme

## Day 2



APAC  
03/11/2022

### Time Zone:

SGT

Artificial intelligence and machine learning software would be used to process and analyse these information to make efficient decisions about energy, occupancy, maintenance and security for stakeholders. In this session, we will take a deeper look into the connection between smart buildings and digital twins, and the benefit for decision making as well as urban environment.

Raj Thampuran, Managing Director, Technology and Research, Group R&D, Surbana Jurong

10.40

#### Virtual networking and exhibition break

10 minutes

10.50

#### Spotlight showcase: Winning ahead within the strategy of planning and smart building design

In order to optimise smart buildings, it is necessary to consider ways to control energy costs and how to use technical tools to improve employee productivity in the early planning and design stages of formulating strategies. At the same time, it is necessary to constantly implement and optimize building operations to support sustainable development to complement the strategic decisions of the entire organization. Architects who truly understand green practices are always better equipped with technologies and resources in a more thoughtful way to address the challenges of sustainability goals and reduce carbon footprints. This session focuses on the key components of planning and design for an urban combined with smart building, such as connectivity, wellbeing for productivity, cybersecurity and sustainability.

Phil Kim, Shareholder, Senior Vice President, Managing Director, Asia Pacific, Board Chair, Jerde Partnership

11.20

#### Virtual networking and exhibition break

10 minutes

# Programme

## Day 2



APAC  
03/11/2022

### Time Zone:

SGT

11.30

#### **Keynote speech: The way forward - Reaching beyond energy efficiency on asset management in a sustainable way**

To drive more SLE buildings in the region, the Singapore government has launched an incentive of approximately S\$63 million from the second quarter of 2022. The reward was created to recognize building owners who meet higher energy performance standards, while also reducing input costs incurred during energy-efficient retrofits. The session will look at why energy-efficient buildings are recognised to support sustainable development, the use of onsite and offsite renewable energy and other intelligent building management strategies. We will also look at why do project design and asset management play a significant role in the energy consumption chain under widely using innovative technology and design.

12.00

#### **Virtual networking and exhibition break** 10 minutes

12.10

#### **Panel session: Learning from the past, accelerating the present and looking to the future**

Players in the real estate industry will need to accelerate and support the adoption of existing and emerging smart building technologies like BIM, IoT, VR, AI, etc., That said, effectively implementing these technologies requires taking a holistic view of planning, building design and operations, moving beyond a focus on energy systems to consider the entire value proposition of a building and its externalities. Meanwhile, there is a need to proactively identify and capitalize on emerging opportunities to prepare for the transition from smart buildings to smart cities. Developers have always been able to find opportunities in this ever-changing market to secure leading positions in greening, smart, construction, design and operation, which is crucial both for customers and for the common planet.

In this session, you might be enlightened on how could building get evolved in the future, what kind of stories and sparks will smart buildings ignite and how could we involve and being prepared for the upcoming challenge.

Jason Tan, Head of Technology, APAC, essensys

Stanton Wong, President, RESET®

13.10

#### **Closing remarks and close of Conference Day**



## Delivering confidence

We are RICS. Everything we do is designed to effect positive change in the built and natural environments. Through our respected global standards, leading professional progression and our trusted data and insight, we promote and enforce the highest professional standards in the development and management of land, real estate, construction and infrastructure. Our work with others provides a foundation for confident markets, pioneers better places to live and work and is a force for positive social impact.

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