ACHIEVING QLASSIC EXCELLENCE

PRESENTED BY:
NOR AZAHAR MD HUSAIN
HEAD, SUSTAINABILITY & QUALITY MANAGEMENT
Contents:

- An Overview of Sime Darby Property
- Nilai Impian Development
- Phase NU6B2 - Azalea 2
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The Largest Property Developer in Malaysia

In terms of land bank size

Property Development

23

Active townships, integrated and niche developments

20,695

Acres of remaining developable land bank to be developed over 10-25 years

RM96bn

Estimated Remaining Gross Development Value (GDV)

Property Investment

1.4mn

Sq. ft. of net commercial space in Malaysia and Singapore

Hospitality & Leisure

6

Assets across 4 countries including 2 golf courses (36-hole & 18-hole respectively) and a convention center

With over 40 YEARS track record
Vision & Mission

**VISION**

Leader in Building Sustainable Communities

**MISSION**

To Create a Place that Inspires, Connects and Lasts for Generations to come

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**LEADER IN BUILDING SUSTAINABLE COMMUNITIES**

**SERVICE-DRIVEN**

sustainable townships

**SEAMLESSLY CONNECTED**

transport oriented/adjacent developments

**LIFESTYLE PROVIDER**

- Grade-A golf courses
- Event Management & Catering Services

**Managed**

INDUSTRIAL business parks

**MULTI-GENERATIONAL developments**

**CREATIVE & INNOVATIVE COST-SAVING DESIGNS**

Affordable homes in Klang Valley
ESH & Quality Policy

We are committed to being a leader in building sustainable communities, managing facilities & building management, hospitality and leisure, shall continuously improve itself to maintain a positive and sustainable Environmental, Safety and Health (ESH) culture.

The Division shall also continuously:

- Achieve environmentally friendly and safe development of our townships, building management, hospitality and leisure
- Comply with applicable Global legislations, Sime Darby Group Policies & Authorities, Sime Darby Property ESH Management System and other requirements in all its operations
- Embody holistic risk management system to mitigate and prevent adverse impact on ESH including prevention of pollution, human injury and ill health
- Set clear strategic objectives in Environmental, Safety and Health and implement programmes and initiatives to deliver these

Kami comitted menjadi penanggung dalam membin amasyarakat, pengurusan kemudahan dan bangunan, hospitaliti dan rekreasi yang mempampan, dan akan senantiasa menggalakkan budaya Alam Sekitar, Keselamatan dan Kesehatan (AKK) yang positif dan mempan untuk penambahan kebersihan.

Divisi akan sentiasa:

- Melaksanakan pembangunan pembangunan, pengurusan bangunan, hospitaliti dan rekreasi yang selamat dan memanjang alam semesta.
- Memastui segala dasar dan undang-undang Kumpulan Sime Darby, Sistem Pengurusan AKK Sime Darby Property, lain-lain Akta dan Peraturan Malaysia
- Membentuk keseluruhan sistem pengurusan risiko bagi membaikpulih dan mencegah kesan buruk ke atas AKK termasuk risiko pencemaran, kecederaan dan gangguan kesehatan lancar
- Menetapkan objektif strategik yang jelas dalam melaksanakan program dan inisiatif berkaitan Alam Sekitar, Keselamatan dan Kesehatan
Sime Darby Property – Quality Inspection
Action Plan – Online & Offline Electronic Inspection

1. 25% Structural Inspection
   - **Timing:** 6 Months from Site Possession
   - **Sample Size:** 10% or Min 10 units
   - **Method:** QA Tools
   - **Reference:** PQP, CIS07

2. Mock-Up Unit Assessment
   - **Timing:** 6-8 Months from Site Possession
   - **Sample Size:** Advance/Mock-up unit (min 1 unit)
   - **Method:** QA Tools, Visual Mock-Up Unit Score
   - **Reference:** CIS07, SPA Specs, Brochure, Design & Functionality

3. 75% Architectural Inspection
   - **Timing:** 12-15 Months from Site Possession
   - **Sample Size:** 10% or Min 10 units
   - **Method:** QA Tools
   - **Reference:** PQP, CIS07

4. Pre-CPC Inspection
   - **Timing:** 16 Months from Site Possession / 2mths before CPC / Upon closure of 3rd round of inspection by COW
   - **Sample Size:** 10% or Min 10 units
   - **Method:** QA Tools, NCR Issuance
   - **Reference:** PQP, CIS07

5. Pre-VP Inspection
   - **Timing:** Immediately upon VP issued, CL issuance, 3 days upon HO appointment date
   - **Sample Size:** 100%
   - **Method:** Visual
   - **Reference:** Focus on cleanliness

6. Pre-HOVP Inspection
   - **Timing:** Upon VP issued, CL issuance, 3 days upon HO appointment date
   - **Sample Size:** 100%
   - **Method:** Visual
   - **Reference:** Construction & functional defect

Objective:
- For VP recommendation issuance by Credit Dept
Sime Darby Property – Quality Assessments
QLASSIC Awards Achievement

<table>
<thead>
<tr>
<th>YEAR</th>
<th>AWARDS</th>
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<tr>
<td>2014</td>
<td>5</td>
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<td>2015</td>
<td>16</td>
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<td>2016</td>
<td>13</td>
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<td>2017</td>
<td>13</td>
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- An Overview of Sime Darby Property
- **Nilai Impian Development**
- Phase NU6B2 - Azalea 2
Nilai Impian Development

- **Total Acreage**: 1,808
- **GDV**: RM 5.4 bn
- **Total Residential**: 8,051
- **Residential Units Launched**: 3,398
- **Total Commercial**: 201
- **Commercial Units Launched**: 66
- **Total Industrial**: 214
- **Industrial Units Launched**: 65
Located close to a cluster of academic institutions, mature industrial parks and Bandar Baru Nilai.

Well served by a major network of highways.
Previous QLASSIC Achievement (Nilai Impian)

**Delfina**
Commercial Link

Score: 82%

**Quatro**
Double Storey Link House

Score: 84%

**Medina 3**
Commercial Link

Score: 84%

**Azalea 1**
Double Storey Link House

Score: 83%
➢ An Overview of Sime Darby Property
➢ Nilai Impian Development
➢ Phase NU6B2 - Azalea 2
Phase NU6B2 – Azalea 2

178 Units
Double Storey Link House
22’ x 74’
24’ x 74’
Phase NU6B2 – Azalea 2
Good Structural Workmanship

- Internal wall plastering finish
- Internal ceiling soffit finish
- Door lintel installation
- Party wall bricklaying finish
Good Architectural Workmanship

Ceiling soffit finish

Door lockset protection

Painting finishes on timber door

Staircase timber flooring protection
Phase NU6B2 (Azalea 2) – The Final Product
Phase NU6B2 (Azalea 2) – The Final Product
Results: Mock-Up Unit Assessment vs QLASSIC Assessment

Mock-Up Unit Assessment Score: 81.64%

QLASSIC Assessment Score: 86%
Nilai Impian
A Vibrant Welcoming Township
Thank You