

俊和通訊

CHUN WO NEWS

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工程公關 建造公關工程 Construction Public Relations Works

一項工程得以順利完成，除了團隊的專業知識、技術及技能外，細心聆聽各持份者的訴求、加強溝通，才能找出在工程進度及公眾關注議題中取得平衡的方案，達致雙贏局面。

項目公共關係主任是現時大型項目常設的職位，負責處理公眾的諮詢及投訴、與項目相關持份者溝通，以及與不同慈善機構合作，推動並籌組員工社區服務。我們深明每一位前線員工均是代表集團的公共關係團隊成員，以不同的專業身份面向公眾，於同事間的互相幫助下，一同排除萬難、盡力克服不同的挑戰，以建造良好的公共關係工程。

集團位於黃埔花園的港鐵觀塘綫延綫 - 黃埔站及避車隧道建造工程正進行得如火如荼。此工程開展至今已接近三年，於高密度的住宅區之內進行，除工程難度難以想像外，涉及的持份者層面亦十分廣闊，如：港鐵、物業管理公司、業主立案法團、區議會、公共交通設施代表、商戶、市民等等。

項目經理鄔振明要求地盤裡每位同事都需要參加公共關係的訓練：「我們不單是著手建造建築物的工程師，更是建立公共關係的工程師，只有令各持份者都感到滿意，此工程才可算是完滿竣工。」

For a project to be completed successfully, it requires not only professional knowledge, technology and skills but our staff also have to listen carefully to the demands of various stakeholders and enhance communication. These qualities are vital for achieving balance between project progress and public interest, without which win-win situation would not be reached.

We have included the roles for public relations in the current projects. Their general duties include handling public inquiries and complaints, communicating with the stakeholders who are associated with the project and also promoting and coordinating staff community services with NGOs. We therefore regard every frontline staff as essential and each individual has his or her own unique responsibilities that correspond to specific facets of the public. The teamwork spirit that permeates through the entire Group, from the management to each and every colleague, further ensures that all issues are addressed with determination and different challenges are effectively tackled.

One of the sites of MTR Kwun Tong Line Extension, the new Whampoa Station and overrun tunnel works at Whampoa Garden are in full swing now. This project has been underway for nearly three years. Operating in high density residential area, the construction work is immensely challenging and affects not only businesses but also multiple stakeholders from all walks of life, the MTR, property management organizations, District Councils, private enterprises, public transportation, shop tenants and citizen and so forth.

Mr. Eric Wu, Project Manager, requires every staff have to participate training in public relations, "We are not only the engineers of the project, but also the engineer of public relations. The project is only completed when all of our stakeholders are truly satisfied."



1 集團位於黃埔花園的港鐵觀塘綫延綫 - 黃埔站及避車隧道建造工程正進行得如火如荼。
One of the sites of MTR Kwun Tong Line Extension, the new Whampoa Station and overrun tunnel works at Whampoa Garden are in full swing now.

地盤在各個方面都盡力照顧周到，讓社區的環境及人與人之間的關係變得更美好。

Colleagues are carefully attentive to every aspect at the site. We hope to provide a better environment for society and happier relationships among people.

分時段進行打樁工程

項目經理親身到受工程影響的公司考察，如體驗打樁的影響。經過不斷的磋商後，決定在非辦公時間內分三個時段進行打樁工程，成功取得雙方的共識。



Complete Piling Works in Different Sessions

The Project Manager visited the company which was affected by the project in person to witness first-hand the impact of pile driving. After repeated negotiations, they decided to complete the piling works during non-office hours in three sessions. The revised schedule successfully reaches mutual consensus.

聆聽持份者聲音

項目經理、公共關係主任及前線員工均定期與各持份者會面，了解各方所需，並即時作出相應計劃。



Listen to Stakeholder's Voice

The Project Manager, Public Relations Officer and frontline staff hold regular meetings with stakeholders in order to understand the concerns of all parties, and subsequently plan immediately.

舉辦公關關係工作坊

集團為地盤的同事舉辦公共關係工作坊，以應付公眾的訴求。

Hold Public Relations Workshop

The Group has organized public relations workshops for the colleagues at the site so as to meet the demands of the public.



關懷及融入社區

此項目工程積極履行社會責任，如探訪長者、學童及低收入家庭，直接了解地區的需要外，亦讓地區人士了解工程項目，曾獲得香港鐵路有限公司頒發關懷社區銅獎。

Care and Integrate the Community

This site project actively fulfills their social responsibility, such as visiting the elderly, students and low-income families. Not only understand their needs directly, but also let them to understand the project. Their efforts were rewarded with the Bronze Stakeholder Engagement Award from the MTR Corporation.

設立社區大使

社區大使在改道期間從旁協助過馬路的途人。

Appoint Community Ambassador

Community Ambassadors assist the passersby who cross the street during the temporary traffic arrangement.

時刻創新 同心協力保護環境 Sustainable Development in Eco-Innovation

集團一直將企業社會責任融入核心業務，其中在環保措施上，集團更時刻尋求創新方法。集團於2009年已把符合ISO14001的環保政策納入日常營運模式中，減少建築工程的運作對環境造成污染及浪費。在嚴格的自我審查下，集團多個地盤均獲得不同組織及機構在環保方面的嘉許及獎項。

The Group has integrated corporate social responsibility into its core business operations, whereas for environmental protection measures, it always looks for innovative ways. The Group's daily operations mode has already been certified as compliance with ISO14001 environmental standards in 2009. The operations are intended to minimize environmental pollution and waste. Through strict implementation of these self-imposed requirements, a number of the Group's sites have earned recognition and awards from different organizations and institutions for environmental protection achievements.

介乎港鐵粉嶺站至和興路的粉嶺公路隔音屏障加建工程 Retrofitting of Noise Barriers on Fanling Highway (MTR Fanling Station to Wo Hing Road)



環保促進會「香港綠色企業大獎 - 優越環保管理獎 (項目管理) 金獎」(2012及2013)
Hong Kong Green Awards - Green Management Award (Corporation) - Project Management - Gold by Green Council (2012, 2013)

粉嶺公路隔音屏障加建工程已連續兩年獲得「香港綠色企業大獎-優越環保管理獎 (項目管理) 金獎」之殊榮，彰顯出對環境保護持續的熱誠及投入。

此地盤早在動工前已搜集相關的環保資訊及最新的科技，例如早於2013年初已引入同年型號的可充電式升降台，較傳統以柴油發電的升降台相比，能有效減少排放廢氣及污染物；另外，地盤亦裝置瓦特電機智能節電器，透過穩定電流，令電力使用更有效率，裝置後與2012年相比，成功節省了約14%電力。

地盤一方面引入新穎科技，員工亦自發性地保護環境。此地盤為向公眾、客戶及集團承諾保護環境，在動工前制訂突發環保事故守則，清楚闡明當遇突發的污染問題時，員工如何安排人手、協調措施、配合通訊機制，以及修復時間等。此全面而又完善的計劃，著實為地盤提供了強大的支援。

Retrofitting of Noise Barriers on Fanling Highway (MTR Fanling Station to Wo Hing Road) project has been awarded the "Hong Kong Green Awards – Green Management Award (Corporation) – Project Management – Gold by Green Council" for two consecutive years. It highlights the continued dedicated effort put into environmental protection.

The project team started to gather relevant information and expertise about the latest technology on environmental protection before its commencement. For example, as early as 2013, the team has introduced a rechargeable aerial working platform in the same year model. Compared to the traditional aerial working platform with diesel power, it reduces emissions and pollutants more effectively. Moreover, the team installed the Watt-Saver Energy Management System to stabilize the current, thereby increasing efficiency. After the installation of the device, the electricity used has been successfully reduced by about 14% when compared with last year.

The team not only introduces the new technology, but also cares the staff has exercised for the environment. As part of its commitment to protect the environment to the public, customers and the Group, the colleagues at the site carried out the Environmental Contingency Program of Practice before the commencement of the project. The program clearly stated the staff arrangement, coordination of measures, communication mechanisms, and the expected recovery time should there be accidental environmental pollution. This comprehensive plan is, indeed, as a powerful backup for the site.



- 1 地盤邀請區內的小學生以綠化為題為地盤圍板畫畫。
The project team invited neighboring primary schools for drawings with theme of "Greening Fanling Area" to design the site hoarding.
- 2 可充電式升降台能有效減少排放廢氣及污染物。
A rechargeable aerial working platform can reduce emissions and pollutants more effectively.
- 3 破舊的水馬升級再造成花盆。
Damaged water-filled barriers have been recycled as flower pots.

觀塘海濱花園 (第二期) 建造工程 - Kwun Tong Promenade Stage 2



環保促進會「香港綠色企業大獎 - 優越環保管理獎 (項目管理) 金獎」(2013)
Hong Kong Green Awards - Green Management Award (Corporation) - Project Management - Gold by Green Council (2013)
建築署「環保承建商銅獎」(2014)
Green Contractor Award 2013 - Bronze Award by Architectural Services Department (2014)

觀塘海濱花園的設計意念來自公眾貨物裝卸區內堆放的回收廢紙，故在建造工程上都希望貫徹此理念，使海濱花園成為名副其實的環保花園。能夠獲得環保獎項的殊榮，全因地盤不論在空氣質素、噪音、水污染、環境美化等各方面均有顧及。

此地盤以切割或砂芯鑄方法拆除石屎牆，碎石會被送到指定地點作回收或重作鋪路之用，一方面有效控制揚塵，另一方面亦可減少噪音。為防止地盤污水流出大海，地盤沿運輸路線及海傍上設置沙包堤壩及臨時排水系統。而最用心之處莫過於地盤的環境美化，地盤內設有綠化圍板、栽種垂直植物，不但增添視覺效果，並改善空氣質素。

此地盤在減少廢物方面更取得極大成效，如磚頭及石屎牆可100%循環再用、九成清拆後的廢物亦可循環再用等。如此全面關注工程對環境造成的影響，獲得大獎確是實至名歸。

The design concept of Kwun Tong Promenade was inspired by waste paper stacking at the public cargo working area for export. To transform the Promenade into a green garden, the Project Team carried out green elements including air quality, noise, water, landscaping into construction.

The site use quiet construction method of saw-cutting and coring method for demolishing of concrete walls, with the gravels reused as paving materials. Dust and noise pollution were greatly reduced with the green approach. In order to prevent surface runoff discharge into the sea, sandbag together with trench were located along transportation routes and waterfront. Visual impact of the project site is improved with green hoarding and vertical greening with plants, with which air quality would be improved.

Achievement on waste reduction was made on the Project site, which includes 100% reuse of bricks and concrete walls; and 90% reuse of recyclable waste after site clearance. The Group contributes to green construction and environmental protection is well recognized by the society, and earning of the awards was well-deserved.



- 1 地盤內設有綠化圍板、栽種垂直植物。
The site is equipped with green hoarding and vertical greening with plants.
- 2 原本的貨物裝卸區寫字樓將會保留大部份結構，改建為觀塘海濱花園的行政大樓，大大減少了建築廢料的產生。
The existing Cargo Working office will be retained the majority of structure, and redeveloped to Kwun Tong Promenade Administrative Building, which greatly reduces the unnecessary construction waste.

由2014年起，集團實行「綠色星期四」環保行動，設定減碳目標，鼓勵同事在工作及生活上踏出一小步，為保護環境踏出一大步。
Starting from 2014, the Group implemented the "Green Thursday" Eco-Friendly Actions, aims at reducing carbon and to encourage colleagues to make a little change at work and in personal, which is a major step to protect the environment.



「零」紙會議
Paperless meetings

吹暖您的手：
無抹手紙供應
No paper towel

節能先鋒：午膳時間
關燈及電腦螢幕
Turn off the light and screen at lunchtime

環保室溫：空調溫度
調節至介乎24至25度
Keep the room temperature at 24°C to 25°C at office

綠化行多步：以生果鼓勵
同事午膳後行樓梯回辦公室
Encourage colleagues to climb stair

廢物齊回收：鼓勵
同事把垃圾分類
Encourage colleagues to separate waste

二手分享：鼓勵同事將多餘
的物件捐贈予其他同事
Encourage colleagues to donate surplus goods to other

分享「閱」：設立閱讀區，把捐贈
的書籍及雜誌，供同事翻閱
Encourage colleagues to donate books and magazines for other to circulate

綠色午餐：以優惠供
同事購買素食午餐
Special offer for colleagues to buy vegetarian lunch

綠色天地：鼓勵同事種植
盆栽，捐給慈善團體
Encourage colleagues to grow potted plant for charitable organization

阿布扎比新地標 Reem Diamond Residence Reem Diamond Residence - New Landmark in Abu Dhabi

Reem Diamond Residence是集團首個於阿聯酋阿布扎比的住宅項目，亦是首家香港發展商進軍當地地產市場的物業發展項目。項目於2014年第一季落成，約半數單位已預留給海外買家，其餘單位現正招租及留作長期投資之用。

此建築物之主題為「讓世界公民與海為鄰」，它位於著名的海濱區，可直接通往沙灘，坐擁紅樹林全景。Reem Diamond擁有人性化的設計，為10層高的住宅大樓。寬闊的弧形陽台，與海浪互相呼應，使客廳與大自然連成一線。建築物頂層為休閒平台，設有無邊際泳池及按摩池、戶外燒烤爐、果汁吧枱、觀景雅座及日光浴座椅，讓住客如置身五星級渡假酒店，享受悠閒渡假的樂趣。而大樓內的裝潢設計猶如精品酒店，極其華麗細膩。其他特色亮點包括疊層健身房、「L」型金屬裝飾等等。

集團子公司俊和地產發展有限公司董事潘志才先生表示對Reem Diamond Residence充滿信心：「阿布扎比的樓市升勢持續，加上當地於2013年11月撤去租金管制，令我們對租賃市場抱持正面樂觀的態度。杜拜又成功奪得2020年世界博覽會的主辦權，整個阿聯酋的商業、文化及經濟發展肯定有極大的增長，住房的需求將會不斷增加，Reem Diamond Residence於此時落成絕對是最佳時機。」

必須一提的是，Reem Diamond Residence的物業管理公司為Khidmah，是中東地區首屈一指的物業管理公司，其團隊一級的專業服務將進一步提升物業的品牌形象。



Reem Diamond Residence is the Group's first residential project in Abu Dhabi, United Arab Emirates, and also the first project to be developed by Hong Kong developers. The construction work was completed in early 2014. Nearly half of the units have been reserved for overseas buyers. The remaining units are now available for lease to the public and will be held for as long term investment.

The theme of the building is "A Global Citizen living by the Sea". Being located on the beachfront in the prestigious Gate District, Reem Diamond Residence has direct access to the beach and command a panoramic mangrove views. Reem Diamond Residence was designed as a more "human-scaled" living habitat, comprises of 10-storey residential floors only. Large curvy cantilevering balconies, echoing the waving water of the beach, provide a link to the nature with the living room. The roof deck was designed with a "Horizon-Pool", Jacuzzi, sun-bathing seating and BBQ area, so that the resident can enjoy the same "Resort" atmosphere as in any other Five-Star Resort Hotel. Interior design of the building also capture the atmosphere of a "Boutique-Hotel". Other special features include "double-volume" gymnasium, L-shape Metal features etc.

Mr. Anthony Poon, Director of Chun Wo Property Development Limited, a subsidiary of the Group, is confident about the potential of Reem Diamond Residence: "The property market in Abu Dhabi has shown signs of improvement. With the removal of rent controls in November 2013, we are optimistic and maintain a positive attitude towards the rental market. As Dubai has won the bid to host the 2020 World Expo, the commercial and culture sectors, as well as the entire economy across the UAE will certainly experience great growth. The demand for housing is expected to increase. Thus, the launch of Reem Diamond Residence has definitely occurred at the best time."

1 本項目是集團首個於阿聯酋阿布扎比的住宅項目。
Reem Diamond Residence is the Group's first residential project in Abu Dhabi, United Arab Emirates.

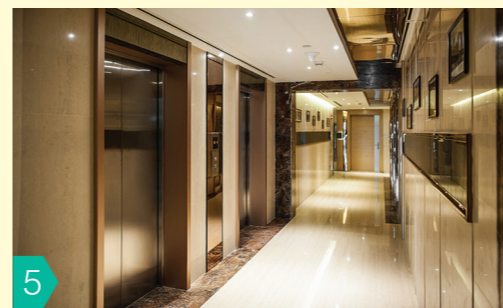
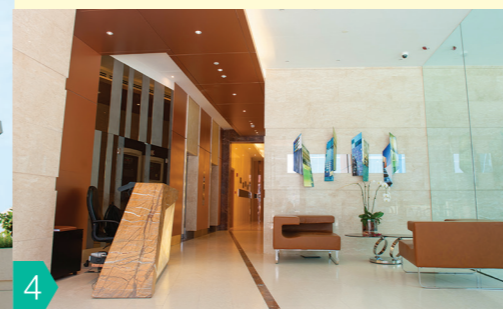
2 頂層的無邊際泳池。
The Infinity pool on the rooftop.

3 集團副主席彭一邦先生及董事潘志才先生(前排右五及右六)與當地的同事合照。
Photo of Mr. Derrick Pang, Deputy Chairman and Mr. Anthony Poon, Director (right five and six in first row) of the Group, and local staff.

4-6 尊貴與時尚的室內設計。
Noble and modern interior design.

7 集團將在工程安全上不斷創新，藉此提高業界形象。
We will continue to innovate in engineering safety so as to enhance the image of the industry.

8 港鐵的工程是極具挑戰，集團會繼續與員工通力合作。
Rail line projects are so challenging, the Group and our colleagues would work together to maintain a high level performance.



It is worth mentioning that the property management company of Reem Diamond Residence is Khidmah, the No.1 leading property management company in the Middle East. Its professional service will further boost the branding of the property.

創意工程安全頒獎禮 Innovative Safety Initiative Award 2014



集團一直以工友健康及安全領導為先，早前建造業議會舉辦的「2014創意工程安全頒獎禮」，集團分別以「無線射頻識別系統」及「雙重吊勾保險制」獲得創意工程安全獎 - 運作設施類別的金獎及銅獎。

The Group always emphasizes the health and safety of workers. At the ceremony of "Innovative Safety Initiative Award 2014" organized by Construction Industry Council, our innovation "Radio Frequency Identification (RFID)" and "Double Latch for Lifting Hook" have won Gold and Bronze award in Operational Device Category respectively.

港鐵項目安全大獎 MTR Projects Division Safety Awards



集團於2014年3月26日在港鐵公司舉辦的「項目部承建商安全會議及安全頒獎典禮」中共獲得四項大獎，其中俊和一水利聯營鑽石山至啟德隧道的工程項目獲頒安全銀獎，表揚集團在建造安全方面有卓越的表現。集團亦同時獲頒最低呈報事故率獎、DNV獨立審核最高得分及承建商安全監工獎亞軍。

The Group won four awards in the "Projects Division - Contractors Safety Conference & Safety Awards Presentation Ceremony" presented by the MTR Corporation on 26 March 2014. The Project of Chun Wo - SELI Joint Venture Diamond Hill to Kai Tak Tunnels has earned the Silver Safety Award in recognition of our excellent performance in construction safety. The Group has also won the Lowest Reportable Accident Frequency Rate for the West Island Line Project, the DNV Independent Audit Highest Audit Score Award and the Contractors' Supervisor Safety Award - Runner Up.

積極回饋社會 締造和諧共融

Contribute to the Community to Create Harmony

集團於本年與贊助受惠機構聖雅各福群會攜手合辦「愛·藝術—創力量·分享夢」義工活動計劃。顧名思義，計劃圍繞藝術、分享及共融等三大主題。

透過一連串參觀俊和參與建設的香港國際機場二號客運大樓及山頂凌霄閣，以及善用建築材料創作環保藝術品等活動，給予有特殊學習需要學童及長者有更多接觸社會及擴闊視野的機會，從而促進兩代溝通外，亦宣揚助人自助的精神，實踐和諧社區的理念。

The Group and our sponsorship beneficiary organization, St. James' Settlement has co-organized the "Love in Art – Building Strength, Sharing Dreams" Volunteer program during this year. As the name suggests, the theme of the program focuses on arts, sharing and community.

Through a series of volunteer activities: travelled to Hong Kong International Airport Terminal 2 and the Peak Tower, which both were constructed by Chun Wo, and used of building materials to create art piece, children with special learning needs and the elderly had more opportunities to integrate to the society and broaden their horizons, as well as to facilitate the communication between generations. Moreover, these activities promoted the spirit of self-reliance and put the concept of a harmonious community into practice.



在環保手作工作坊中，除了啟發學童創意外，製成品更會轉贈長者。
In the hand-made environment friendly art workshops, in addition to inspiring the creativity of children, the products will be a present to the elderly as well.

集團的義工與長者及學童一同遊覽俊和參與建設的香港國際機場二號客運大樓及山頂凌霄閣。
Our Group volunteers travelled to Hong Kong International Airport Terminal 2 and the Peak Tower, which both were constructed by Chun Wo, with the elderly and students together.

聯繫我們 Contacts

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