

# 俊和通訊

## CHUN WO NEWS

Nov 2014

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## 工料測量師 - 工程財務把關人 Quantity Surveyor - Gatekeeper of Project's Finance

每一宗工程都需要周詳的計劃，各項工序的收支更需嚴格監控，工料測量師就是這項重任的把關人。工料測量師在一宗工程裡的角色極為重要，他不但是會計師，亦是具備基本法律常識的糾紛調解員，致力確保工程運作暢順。

Each of the projects requires thorough planning, while expenditure and cost should be strictly monitored throughout every process. Quantity Surveyors are the gatekeeper of this important task. The role of Quantity Surveyor in each project is extremely significant. He is not only the accountant, but also the disputes mediator with basic legal knowledge, with the aim to make sure the operations will run smoothly.

### 新工程合約 夥伴模式減糾紛 NEC – New Partnership Model Reduces Dispute

工料測量師現正迎接新挑戰，因為香港政府工程項目的管理逐漸採用「新工程合約」模式運作。工程合約各方，包括業主和承建商，均需依照「新工程合約」條款訂明的要求採用夥伴模式管理工程。由於此模式著重團隊精神及盈虧與共，雙方在過程中經常溝通及協商，在合約上不但大大減少糾紛，工料測量師作最後結算時亦一目了然。

Quantity Surveyors are going to meet new challenges, as "New Engineering Contract (NEC)", a mode of operation has become the new trends of Hong Kong Government's construction projects. All parties in the contract, including the client's project management office and the contractor will need to follow the contract conditions to manage the project in a partnering manner. Because this model focuses on teamwork and a pain-gain share mechanism, disputes are greatly reduced and final accounts will be absolutely clear as regular communication and consultation are integral to the process.



西貢福民路明渠改善計劃，是首次以「新工程合約」形式運作並由俊和承建的工程，改成箱形暗渠後的上蓋成為福民花園。  
"Improvement of Fuk Man Road Nullah in Sai Kung" is the first project which adopted NEC mode of operation and constructed by Chun Wo. The Nullah was rebuilt into a box culvert and Fuk Man Park was built on it.

### 工料測量師工作 Duties of a Quantity Surveyor:



### 提供見習培訓 打好根基 Training Program Enhancing Future Career Paths

#### 謝伊暉 (工料測量員)

我剛完成為期兩年的「見習工料測量師培訓計劃」，在這段時間我曾於測量部及地盤工作，短時間已認識及接觸測量員近八成的工作，十分充實。

#### Sheeta Tse (Quantity Surveyor)

I have recently completed a two-year Graduate Quantity Surveyor Training Program. During this time, I have been working in the Quantity Surveying Department and at a site office. I felt very fulfilled as the program has let me become familiar with 80% of what a Quantity Surveyor does in this short period of time.



### 重點栽培 三年成特許工料測量師 Elite Program Helps to Cradle Chartered Quantity Surveyors

#### 譚啟聰 (見習經理)

我於2010年加入俊和並為「精英計劃」的一員，在約五年的計劃裡讓我接觸到不同的角色及崗位，不但開闊了我的眼光，而且對我日後作決策時有更慎密的考慮，令我得以在加入公司第三年的時候就成為特許工料測量師。

#### Hades Tam (Management Trainee)

I joined Chun Wo in 2010 as a member of the "Elite Program." In about 5 years' Program, it has not only broadened my vision, but also spurred me to engage in more deliberate thinking while making decisions for the future of projects. As a result, I have been able to become a Chartered Quantity Surveyor in just my third year with the company.



### 時刻檢討 制定部署 Ongoing Review to Determine Strategy

#### 黃偉信 (助理工料測量經理)

工料測量師需時刻檢視成本計劃，及具備法律合約條文知識，細心謹慎處理各項條款，為項目經理作出適當建議。測量師亦需經常與業主及分判商進行協商，為公司爭取最大利益並與分判商建立良好關係。

#### Kevin Wong (Assistant Quantity Surveying Manager)

The Quantity Surveyor needs to promptly review the cost plan and has knowledge of the contractual provisions of the law, carefully work under the terms and make appropriate recommendations for the Project Manager. Quantity Surveyors often have to negotiate with the owners and subcontractors, it is not only in the company's best interest, but also establishes a good relationship with the subcontractors.





## 投標部相處之道-互信與團結

### Communication in Tendering Department - Commitment & Collaboration

集團訂下的企業文化，為集團上下設立共同的目標和核心價值。為了表揚在核心價值中有卓越表現的部門，在俊和舉辦的2014年「VMV企業文化積分計劃」中，投標部在18個部門及組別當中贏得年度組別總冠軍！投標部對企業文化活動所傾注的心思、時間及團結精神，正正是實踐集團企業文化的最佳例子。

The Group developed a corporate culture to align our staff with common goal and core values. In recognition with the department which has outstanding performance in the core values, Tendering Department became 2014 Chun Wo VMV Corporate Culture Marking Scheme Annual Group Champion out of 18 departments and divisions! How they dedicated their efforts, time and collaboration are the ideal example of practicing corporate culture in the Group.

#### 鄭裔良 – 投標部經理 Brian Kong – Tendering Manager



問：你認為投標部贏取冠軍的原因是甚麼？

答：同事間都十分**互信**及**團結**！除了同事願意付出時間及精力籌辦活動外，同事的積極參與亦是缺一不可！

問：你有甚麼方法動員同事參加VMV活動？

答：我們每一季都會舉辦兩次活動，我多數會邀請前綫或初級的同事籌辦，從中增加他們對公司的歸屬感並提升工作滿足感。當然，最重要的因素是我們部門內同事之間關係密切，參加團體活動時亦非常投入。

問：你如何凝聚同事的關係？

答：團隊精神是需要刻意及細心經營的，當同事在工作上遇到挫折時，我會從正面欣賞的角度出發加以鼓勵；若動輒責備同事，只會令他們害怕、逃避問題。雖然投標部經常要通宵趕工，但是憑著勇氣及策略一起面對挑戰及克服困難後，大家會更團結。

Q. What do you think is the reason of winning the championship award?

A. **Commitment** and **Collaboration** are the most important things! Not only colleagues are willing to organize and devote more efforts to the activities, which also require the active participation of colleagues.

Q. What methods do you employ to mobilize colleagues to participate in VMV activities?

A. We hold two events each season and I usually invite the frontline or junior colleagues to organize the activity so as to increase their sense of belonging to the company and increase their job satisfaction. Of course, the good relationship between colleagues is the key factor for them to enjoy these corporate activities.

Q. How do you strengthen the team relationship between colleagues?

A. Teamwork needs to be purposefully cultivated and carefully managed. When colleagues encounter setbacks at work, I would appreciate that they would adopt a positive perspective and encourage them. Scolding them would just make them afraid and evade the management issues. Though the Tendering Department is often required to work overnight, we will be more collaborated after we face the difficulties by courage together.



#### 投標部同事心聲 Voices of Tendering Department Colleagues



何志全 Sam Ho  
助理工程經理  
Assistant Engineering Manager

同事相處時間多，自然更融洽，希望大家將來都可保持緊密合作。

The more time we spend getting along, the more harmoniously we can work together. I hope we can continue to cooperate happily.



張慧貴 Samuel Chang  
高級工程師  
Senior Engineer

同事間凝聚力強，將來資料庫更加完善後，工作將會更輕鬆。

We have a strong sense of cohesion. After the database is further developed, our work will become more efficient and easier.



杜永恒 Eros To  
工程經理  
Engineering Manager

整個部門每次交標均共同進退，期望大家能繼續進步。

We work closely together in every tender submission, and we hope that we can continue to achieve progress.



王嘉文 Kevin Wong  
高級工程師  
Senior Engineer

同事間很團結，互相分擔工作，希望繼續合作愉快。There is solidarity among our colleagues and we all share the work with each other. I hope we can continue to happily collaborate.



蔡國忠 Choy Kwok Chung  
助理估價經理  
Assistant Estimating Manager

我們經常在緊急時間內完成工作，同事關係因此更加密切，希望大家都繼續努力工作。

Colleagues can forge a close relationship as we often rush to complete work to meet deadlines. I hope we can all continue to work hard in the future.



陳健雄 Lawrence Chan  
工料測量經理  
QS Manager

同事間工作融洽不會計較，希望日後中標率進一步提升。

We do not mind the challenges and have established a good rapport. I hope that the tender success rate can be further improved in the future.



邱志平 Punky Yau  
高級繪圖員  
Senior Draftsman

各位同事都很盡責，如朋友般互相幫忙。All we have a good sense of responsibility, and pitch in together to help each other as friends.



## 裝備技術人才 迎新房屋供應目標

### Equip Technical Expertise & Talent to Meet the New Housing Supply Target

政府近年確立長遠房屋建設計劃，未來十年目標總共供應47萬個公私營房屋單位，其中公營房屋將會佔六成。集團深信憑藉其豐富的樓宇建造經驗、專業技術及優秀人才，完全有能力應付香港未來大量的樓宇建造計劃。

位於元朗宏業西街的「居者有其屋」建造工程是現時由集團承辦的其中一個房委會項目，工程大致分兩個階段，包括地基工程及上蓋樓宇的建築工程。項目計劃興建一幢樓高11層的住宅，合共提供約229個單位，預計於2016年落成。項目經理許育才表示：「由於地盤位於元朗溶洞區域，在考慮其他因素後，地基採用了浮式設計。配合這種地基工程，必須有效控制地下水位及防水問題，所以我們亦進行了灌漿防水牆圍堰工程，以防止地下水滲入。」

能夠在施工前掌握大部分的工程情況，得益於項目團隊於準備階段已採用先進的建築資訊模型。透過模擬規劃，能有效地預見工程可能會遇到的狀況，從而修正改良。

The Hong Kong Government has established a long-term housing program that targets to introduce 470,000 units of public and private housing over the next decade, with the new proportion of public housing supply to be 60%. By virtue of our past experience of buildings construction, professional skills and talent, we are able to effectively manage the future large-scale building construction plans.

The Home Ownership Scheme (HOS) project at Wang Yip Street West, Yuen Long currently is one of the HKHA projects for which we are responsible. The project is broadly divided into two stages, namely, foundations and superstructure construction works. The core works are the construction of an 11-storey accommodation building, providing a total of about 229 units. It is scheduled for completion in 2016. Mr. Johnny Hui, our Project Manager said, "Since the site is located in the cave area at Yuen Long, after taking other factors into account, we adopted the floating foundation design. As this design needs to control the underground water level and waterproof issues effectively, so we also conducted a waterproof grout curtain to prevent the infiltration of groundwater."

We are able to understand most of the situation effectively before commencement of construction, because we have adopted a "Building Information Model" in advance. Through simulated planning, we can anticipate the scenarios effectively that might be encountered, thus correcting and improving the works.

1 項目經理許育才 (中) 與地盤前綫員工關係密切，合力做好工程。  
The relationship of Mr. Johnny Hui (middle) and the frontline staff is intimate and work out the project together.

2 位於元朗宏業西街的「居者有其屋」建造工程，現正進行第一階段的地基工程。  
The Home Ownership Scheme project at Wang Yip Street West, Yuen Long is under foundation works, the first stage of the project.

3.4 項目團隊採用先進的建築資訊模型，在施工前掌握大部分的工程情況。  
Project team has adopted "BIM" in advance so that they can effectively understand most of the situation before the commencement of construction.

## 第十三屆香港職業安全健康大獎

### The 13th Hong Kong Occupational Safety and Health Awards



集團於是次頒獎禮共獲頒十三項大獎，其中俊和地基工程有限公司榮獲「安全管理制度-建造業組別銀獎」，而集團旗下十家子公司亦獲得「安全表現大獎」。集團員工在推行職業安全健康方面作出傑出表現，值得嘉許。

Our colleagues have achieved an outstanding performance in the implementation of occupational safety and health. The Group has won 13 awards in total, including the "Safety Management System Award – Construction – Silver Award" garnered by Chun Wo Foundations Ltd. In addition, 10 subsidiaries of the Group were awarded the "Safety Performance Award."

## 港鐵工程項目品質、安全、環保與關顧社區頒獎禮

### MTR Corporation Projects Division Quality, Safety, Environmental and Stakeholder Engagement Awards Presentation Ceremony



積極與持份者建立互信和長久的關係，以及提升安全意識是每個建造工程的人員的責任，集團員工成功將社區關顧融入工程，港鐵合約編號1002觀塘綫延綫建造工程榮獲港鐵頒發「工程關顧社區金獎」；港鐵合約編號830廣深港高速鐵路建造工程亦獲得「高鐵項目安全金獎」。

Actively building trust and long-term relationships with stakeholders and enhancing safety awareness and performance are the responsibilities of every person involved in the construction projects. This effort can be seen in MTR Contract No.1002 for the Kwun Tong Line Extension: Whampoa Station and Overrun Tunnel being awarded the "Gold Stakeholder Engagement Award" for its tremendous efforts in engaging stakeholders, while MTR Contract No. 830 for the Express Rail Link: Trackwork and Overhead Line System also won the "Gold Safety Award for Express Link Project."



### 集團參與的公私營房屋項目 Public and Private Housing Projects in which the Group is Engaged

工程名稱 Project Title	工程總額 Project Sum	工程日期 Project Period
柴灣連城道出租公屋發展建造項目 Public Rental Housing Development at Lin Shing Road, Chai Wan	436百萬港元 HKD 436 million	7/2014 – 11/2017
元朗宏業西街居者有其屋建造工程 Construction of Home Ownership Scheme at Wang Yip Street West, Yuen Long	423百萬港元 HKD 423 million	10/2013 – 8/2016
市區重建項目 - 深水埗青山道 / 興華街 (K23) Castle Peak Road/ Hing Wah Street Redevelopment Projects (K23)	452百萬港元 HKD 452 million	1/2013 – 3/2015
市區重建項目 - 深水埗青山道 / 昌華街 (K20) Castle Peak Road/ Cheung Wah Street Redevelopment Projects (K20)	340百萬港元 HKD 340 million	1/2013 – 12/2014



## 商務午餐會 加強集團與社會各界連繫

### Interaction between the Group and Society through Business Luncheons



## BUSINESS LUNCHEONS



集團致力與各持份者建立良好關係，自2011年起均每年定期舉辦商務午餐會，宴請工作夥伴及各界好友與集團管理層共聚一堂。集團更邀請不同界別人士作為演講嘉賓，分享個人經歷、奮鬥歷程或時事見解等。講者的分享讓持份者對建築業以外的範疇有更多接觸，以進一步加強集團與社會各界的聯繫。

The Group is committed to building a good relationship with all stakeholders. One way we have done is holding business luncheons regularly since 2011, in which we banquet our working partners and friends together with the Group's management. We have invited the celebrities from different sectors as our guest speakers to share their personal experiences, struggle story or opinions on current events. The insight sharing of the speakers let the stakeholders to appreciate various perspectives outside of the construction industry, and further strengthen our ties with the community.



#### 曹星如 Rex Tso

香港首席拳擊手曹星如先生與集團年輕的工作夥伴及員工分享他的成功故事，其無比毅力著實激勵人心。

Mr. Rex Tso, a Hong Kong boxing phenom, shared his success story with young stakeholders and staff of the Group. Most of our colleagues were inspired by his perseverance.



#### 夏佳理 Ronald Arculli

前任香港交易所董事會主席夏佳理爵士，以「上海與香港 - 香港未來的金融中心」為題，向當日在場的客戶及集團管理層分享其獨到見解。

The Honorable Ronald Arculli, former Chairman of Hong Kong Exchanges and Clearing Limited, addressed the topic "Shanghai and Hong Kong – Hong Kong's Future Financial Center" for us. His insights have not only greatly benefited the Group's management but also our clients and partners.



#### 余翠怡 Yu Chui Yee

贏過三屆奧運會金牌的香港輪椅劍擊運動員余翠怡小姐，細說她的劍擊夢，透過其自身經歷，證明自信及勇氣是成功的動力。

Ms. Yu Chui Yee, the Hong Kong wheelchair fencing athlete who won three Para-Olympic gold medals, has shared her fencing accomplishments with us and how confidence and courage became critical ingredients of her success.



#### 高永文 Ko Wing Man

香港食物及衛生局局長高永文先生，亦曾受邀分享其醫療經驗及故事。

Dr. Ko Wing Man, Secretary for Food and Health has also been invited to share his insights of his medical experience and stories.

### 聯繫我們 Contacts

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