



MINISTRY OF NATURAL RESOURCES AND  
ENVIRONMENTAL SUSTAINABILITY

**OPENING ADDRESS**

**NIK NAZMI NIK AHMAD  
MINISTER OF NATURAL RESOURCES  
AND ENVIRONMENTAL SUSTAINABILITY**

**THE 26TH INTERNATIONAL SURVEYORS' CONGRESS 2024**

**6 JUNE 2024 (THURSDAY)  
9.00 AM**

**BERJAYA TIMES SQUARE HOTEL,  
KUALA LUMPUR**

## SALUTATION

**Yang Berusaha Puan Norsham binti Abdul Latip**

Deputy Secretary General (Natural Resources)  
Ministry of Natural Resources and Environmental Sustainability

**Yang Berusaha Surveyor Hazri bin Hassan**

Director General, Department of Survey and Mapping Malaysia and  
the President of Land Surveyors Board Malaysia

**Yang Berusaha Surveyor Hj. Adzman Shah Mohd Ariffin**

President, Royal Institution of Surveyors Malaysia (RISM)

**Yang Berusaha Surveyor Dr. Ahmad Sanusi bin Che Cob**

Deputy President of RISM and Chairman of the Organising Committee of  
the 26<sup>th</sup> International Surveyors' Congress 2024

**Yang Berbahagia Dato' Surveyor Mohd Zaid bin Zakaria,**

Chief Executive Officer, Construction Industry Development Board  
(CIDB) Malaysia

**Yang Berusaha Surveyor Dainna Baharuddin,**

Immediate Past President, Royal Institution of Surveyors Malaysia

Esteemed moderators and speakers,

Ladies and gentlemen,

Assalamualaikum Warahmatullahi Wabarakatuh and Salam Malaysia  
Madani.

1. I would like to thank the Royal Institution of Surveyors Malaysia (RISM) for inviting me to officiate the **26<sup>th</sup> International Surveyors' Congress 2024**. It a pleasure to be here this morning and I would like to extend my heartfelt congratulations to RISM for successfully organizing and hosting this prestigious event with the support of JUPEM, the Board of Land Surveyors Malaysia, the Board of Quantity Surveyors Malaysia, the Board of Valuers, Appraisers, Estate Agents and Property Managers, CIDB Malaysia and PEJUTA.
2. The surveying profession is inseparably linked to the built environment industry. This in turn is an industry characterised by its dynamism and constant evolution across economic, technological, and socio-political landscapes. The four main disciplines of the surveying profession have of course experienced numerous transitional periods and paradigm shifts throughout history.
3. In this era of perpetual change; technological advancements, social transformations and global challenges continuously reshape our world, impacting every aspect of our lives. In this fast-paced and ever-evolving landscape, it is crucial to cultivate the mindset and skills necessary for the future. Instead of fearing change, we must learn to embrace it as an opportunity for growth and adaptation. Like it or not, the choices before not only companies and countries, but also entire professions—is between evolution or stagnation. Indeed, change will come sooner or later—it's just a question of whether it can be on our terms or not.
4. It is therefore vital that all professions remain forward-thinking to navigate future trends and innovations.

Therefore, I am particularly pleased with the theme of this year's congress: "*Navigating the Future: Trends and Innovations for the Profession.*" This theme encompasses discussions on environmental impact, social responsibility, governance, climate change, achieving net-zero goals, advancements in digital technology and smart city developments.

## **STATE OF THE PROFESSION**

Ladies and gentlemen,

5. Malaysia has seen a tremendous post-pandemic effect. The surveying profession is not an exception, with many firms facing the challenge of maintaining the number of staff employed under their payroll, and many projects been put on hold. The core competencies of all surveying disciplines need to be more versatile and venture into new potential scope of services.
6. Indeed, the disruptions arguably preceded the pandemic era. Over the past few years, the advent of information technology, coupled with a downturn in construction activities has intensified competition in the construction industry. In tandem with this, surveyors have increasingly sought opportunities beyond their traditional domains. While core competencies remain unchanged, the role of surveyors has expanded, comprising new responsibilities across various spectrums.

7. Meanwhile, the **Geomatics and Land Surveying** sector has ventured into new methods, such as the use of 3D drones for survey work. Geomatics and Land Surveying play a critical role in land development, from land subdivision, planning and design to the construction of roads, highways and other infrastructure, including utility mapping, landscaping and as-built mapping. They are the first to step onto a site for new development and the last to leave, ensuring everything is mapped accurately.

## THE HUMAN ELEMENT ALWAYS CRUCIAL

Ladies and gentlemen,

8. The **Quantity Surveying** profession, too, has experienced significant evolution. Quantity Surveyors or QS are now essential advisors on construction and development strategies, participating in strategic decision-making processes. Beyond their traditional roles, QS are expanding into new sectors, notably the oil and gas industry, and are offering a broader range of services such as green and sustainability consulting, facilities management, and development appraisals. This expansion enables them to serve as lead consultants on development projects. Additionally, an increasing number of QS are incorporating advanced electronic information management systems into their daily operations.
9. On this note, I was informed that since 2019, RISM has been partnering with CIDB under a Memorandum of Agreement to manage the **National Construction Cost Centre (N3C)** portal. The portal is overseen by **Building Cost Information Services Malaysia (BCISM)**, a wholly owned subsidiary of RISM, and is funded by CIDB.

It compiles, analyses and provides online access to crucial data such as material rates, labour and wage rates, as well as equipment and plant rates – which are the three essential components of construction cost.

10. The **property Surveyors** are the final link in the real estate life cycle with expertise in valuation, market research, feasibility study, estate agency, property management and investment advisory. It is now imperative for projects to be commercially viable and market-driven to safeguard stakeholders' interests, including the public at large in the case of public infrastructure. The mismatch between demand and supply that has led to oversupply situations is largely due to lack of market insights. Therefore, the property surveying discipline can serve an important role in our nation building towards optimising our resources in land and property by creating values for all.
  
11. In the built environment, the function of a **building surveyor** is essential. They oversee performance evaluation, quality, and condition of buildings - both residential and commercial, as well as offering recommendations on how to make them better. In order to improve building surveyor services, new technological advancements are required. The use of technologies such as digital capture and image recognition software, drones, apps, cloud-based documentation, GIS for buildings and virtual site inspections has enabled building surveyors to make informed decisions, improve building performance, save time, reduce costs, and fully utilise their services.

12. In summary, contemporary technology has greatly enhanced the profession of building surveyors and transformed the way the sector operates, transacts, and communicates. The technological revolution that building surveyors are going through has given them the chance to grow into new service areas and increase their profitability and productivity.
  
13. But the expertise of trained and seasoned building surveyors is still indispensable. Let us never forget that technology, no matter how dazzling or advanced, cannot replace human ingenuity. It may come close but something will always be missing. It is perhaps beyond our power to visualise what technological advances like AI does to the professions related to surveying in the long-run. Still, the need for strong human capital through development and training as well as mentorship, will always be a constant. That, I think, will be crucial in navigating the future.

## CONCLUSION

Ladies and gentlemen,

14. The 26<sup>th</sup> **International Surveyors' Congress 2024** features a distinguished lineup of speakers from industry and academia, both local and international, who will address topical issues affecting the industry and professions. Market education and awareness, particularly in promoting sustainable properties, will be a key focus.

15. I would like to take this opportunity to emphasise that as the country is moving towards the energy transition and net-zero GHG emissions by 2050, industry players and real estate agents can play a crucial role in educating clients about energy-efficient features, renewable energy systems, green certifications and green living. This will eventually contribute to a resilient and sustainable world to be passed down to our younger generation.
  
16. Lastly, I hope all attendees will have a beneficial and fruitful discussion during this one-and-a-half-day congress. May this gathering of minds empower you to navigate the future, embracing trends and innovations that benefit the surveying profession and our nation.
  
17. On that note and with the lafaz of Bismillahirrahmanirrahim, I am pleased to officiate the 26<sup>th</sup> International Surveyors' Congress 2024 and wish you all every success in your deliberations.

Thank you.