

ADDRESS BY AR. BOON CHE WEE

PAM PRESIDENT

& CHAIRMAN OF GREEN BUILDING INDEX ACCREDITATION PANEL

AT THE OFFICIAL OPENING OF

INTERNATIONAL GREEN BUILDING CONFERENCE (IGBC) PENANG

13 MAY 2010

Yang Amat Berhormat Tuan Lim Guan Eng, the Honourable Chief Minister of
Penang

Ar Hajah Pathiyah Binti Ismail, President of Penang Municipal Council

Tuan Haji Mokhtar Bin Mohd Jait, President of Seberang Perai Municipal
Council

Distinguished guests, dear participants; good morning.

1. We would like to believe that Green Building Index had played a very significant role in the green transformation of Malaysia.
2. Although it seems like we have just launched it, and embarked on this green transformation, GBI will in fact be one year old in a week's time.
3. It had been a very eventful year for Green Building Index, but we are most gratified that with over 70 registrations for certification within the first year

of its launch, Green Building Index has very clearly and steadily developed to be the **profession-driven, industry-accepted** and **government-endorsed** benchmark for green building that we have envisaged for it to be in Malaysia.

4. To sustain the momentum in the next year, we will continue to develop and promote Green Building Index along three broad strategies.
5. Firstly, we will continue to engage the government, the industry and the public to build up a nation that recognises and appreciates the environmental benefits and economic values of a greener built-environment.
6. To ensure that our industry has the skill to deliver, we will continue to put in time and resources to develop the capacity and capability of our building professionals.
7. And thirdly, Green Building Index will continue to brief the public and the industry on our ratings, develop new ratings, and improve our existing ratings with feedback from the industry.
8. In Penang, we have held three official state events on GBI along these strategies, including this two-day conference, and I would like to take this opportunity to ask you to join me to thank the Honourable Chief Minister of Penang for taking time off his typically busy schedule to attend and speak to us in all three official functions that we have held to date on GBI in Penang.

9. The launch of **Green Building Index Non-Residential Existing Building** (NREB) Rating last month, is the beginning of another important chapter in our green transformation.
10. Green Building Index began formulating this new rating as soon as GBI and the two earlier ratings were launched last year. This was in response to the industry's request.
11. With sustainability compliance becoming a major priority in the property tenancy market now and in the future, the urgency is understandable.
12. This new rating is thus a timely and essential guide for existing property owners to re-condition and "future-proof" our existing stock of buildings to meet 21st century environmental performance standards; for these properties to be "future-ready" and remain competitive in the long-term, against contemporary developments.
13. In the process, green-retrofitting, or retro-greening, will also transform existing buildings: with a new extended lifespan, and a new appeal. This, together with the widely known benefits of healthier indoor environment, increased productivity, lower operational and maintenance costs that come with the new environmental credential, will undoubtedly lead to progressive appreciation in rental and asset values.
14. With these obvious benefits, we believe retro-greening will be the new stimulus of our green economy, as well as the new economic multiplier for our construction and property industry.

15. Most importantly, with existing buildings and their communities continuing to contribute over 40% of green house gases to the environment, **the Green Building Index Existing Building Rating will unlock a new and critical capacity in our carbon reduction.**
16. Building green remains the most sustainable strategy, and perhaps the best hope to meet the challenge of global warming without any dampening to economic growth.
17. The need to build green however is often driven by fear – fear of disasters if we don't design and build green now. We have so often been told that buildings consume over 32% of the world's resources, including 12% of its water, and up to 40% of its energy, etc.
18. Such fear invariably invites doubt, cynicism, even misguided confrontation or retaliation that is totally counter-productive.
19. **As such, I always prefer to present green buildings as our architecture of hope, hope because we do have the knowledge, the technology, the skill and most importantly, the opportunity NOW to design and build responsibly,** and this, the inaugural international green building conference in Penang, is a conference on hope.
20. On that note, I would like to take this opportunity to thank our members of the Green Building Index team from all sectors of the industry, who have stepped up to volunteer and continue to commit their time, energy and resources, on top of their already heavy involvement in their respective professional organizations, and their own professional practices.

21. On behalf of PAM and Green Building Index, we are again most grateful to the Honourable Chief Minister of Penang for taking time off his hectic schedule to officiate this first IGBC of Penang.

22. And we thank our distinguished guests and speakers and everyone of you for taking time to join us on this occasion, and trust that we will all benefit from the presentations over today and tomorrow.

23. Thank you.