GREEN BUILDING : Challenges and Opportunities

Sustainability

"a process meeting the needs of the present, but without compromising the ability of the future generations to meet their own needs"

Kevin NG, Henderson Land

GREEN BUILDING : Challenges and Opportunities

- WHY Green & Sustainable ?
- Examples of Green developments with video
  - Double Cove (by Lord Richard Rogers)
  - 18 King Wah Road (by Cesar Pelli)
- Thoughts Sharing

WHY Green & Sustainable ?

01 Global Challenges around us

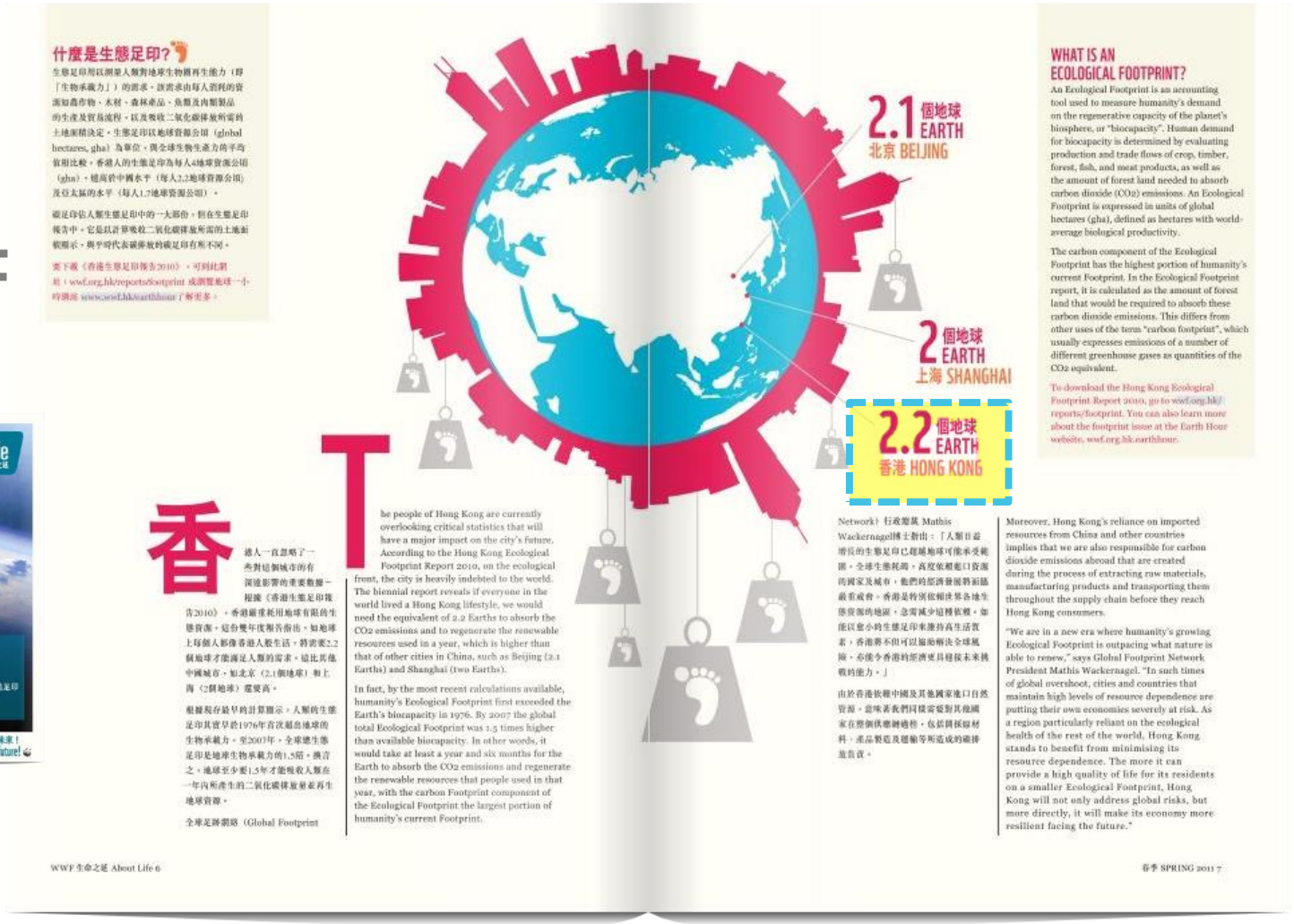
Global Citizen

At the growing pressure of the increasingly serious global environmental problems, overpopulation, lack of resources, environmental pollution, sustainable development has become the consensus.

02 Ecological Footprint in Hong Kong

How many earths does it take to support Hong Kong's lifestyle?

WWF 2011



02 Ecological Footprint in Hong Kong

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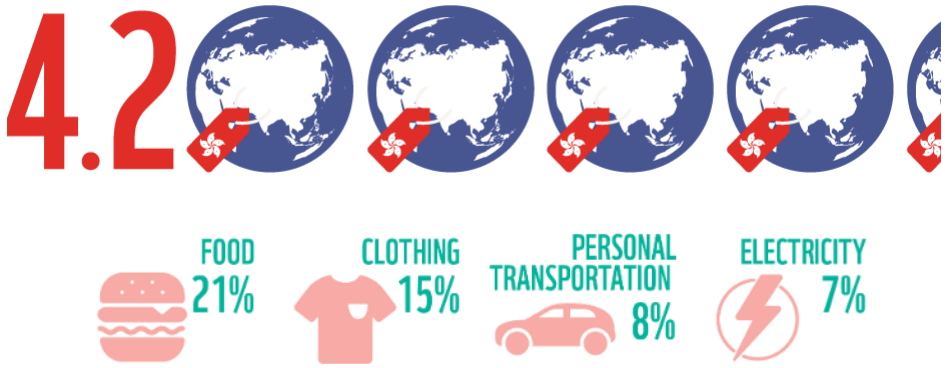
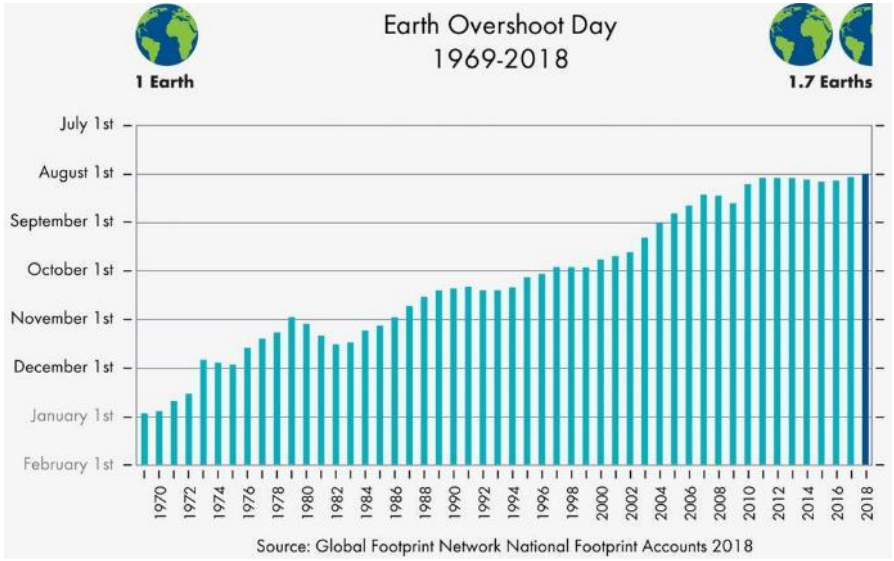
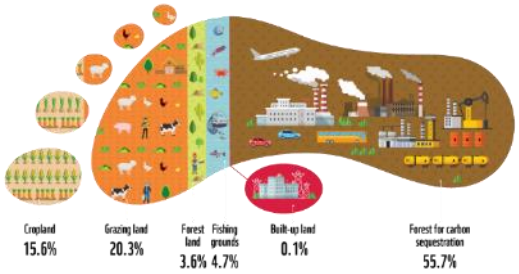


WWF 2019





03 Sustainable Challenges in High-Density Urban Environment in Hong Kong

Why should we develop green building ?

High-density urban environment

High expectation of
indoor and outdoor environments

03 Sustainable Challenges in High-Density Urban Environment in Hong Kong

Ultra high-density city
Hong Kong

Population density around
7082 persons / km²

Beijing	Shanghai	Singapore
1313	3823	7,953

G GREEN

S SMART

H HEALTHY

A ART CULTURE

04 Our Business Core Values

> “We recognize that the long-term success of the Group is closely linked with the health and prosperity of the communities we operate in.”

Lee Ka Shing, Martin
Chairman and Managing Director
CSR Committee Chair

05 From “Green” to “Healthy” ➡ People-Oriented 『以人為本』

06 Modern Remedy for Sick Building Syndrome


Modern buildings - Hermetically sealed box


Poor indoor quality of an enclosed office


Sick occupants in office is a common sight

07 Absenteeism & Productivity

Health Factors in Decisions on Building

(According to Owner HR Executives)

Source: McGraw Hill Construction, 2014

Improved Employee Engagement

80%

Improved Productivity with Better Indoor Environment

67%

Ability to Attract New Talent with Better Built Environment

47%

Lower Healthcare Costs associated with Sick Buildings

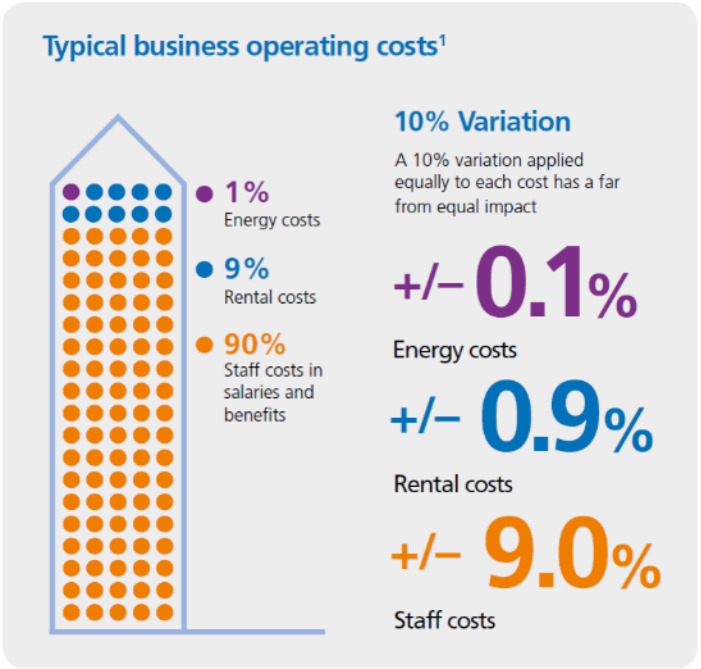
40%

Lower Absenteeism due to Sickness

39%

Positive Effect on Reputation/Marketing/PR

26%



Source: WorldGBC, 2015

Examples of Green developments with video

- Double Cove (by Lord Richard Rogers)
- 18 King Wah Road (by Cesar Pelli)

迎海
DOUBLE COVE

Quality Building Award
優質建築大獎
2016

QUALITY BUILDING AWARD 2016
HONG KONG RESIDENTIAL
(MULTIPLE BUILDINGS)

恒基兆業地產有限公司
HENDERSON LAND DEVELOPMENT COMPANY LIMITED

新世界發展有限公司
New World Development Company Limited

培新集團
PETERSON GROUP

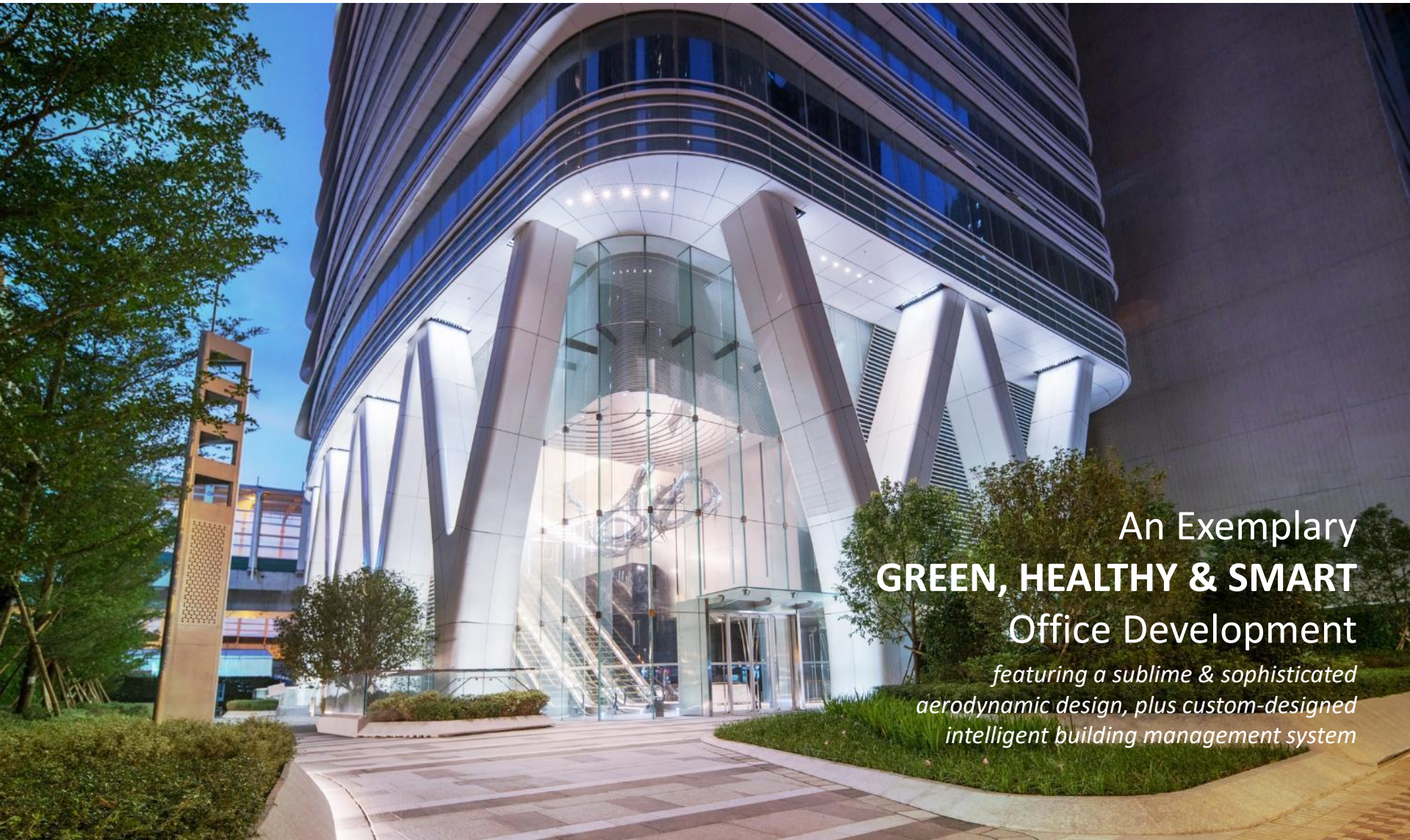
"Living in a Park"
in a walkable community

by Lord Richard Rogers

Quality Building Award 2018
優質建築大獎 2018

Quality Building Award 2018
Hong Kong Non-Residential
(New Building— Non-Government, Institution or Community)

恒基兆業地產有限公司
HENDERSON LAND DEVELOPMENT COMPANY LIMITED



An Exemplary
GREEN, HEALTHY & SMART
Office Development

featuring a sublime & sophisticated aerodynamic design, plus custom-designed intelligent building management system

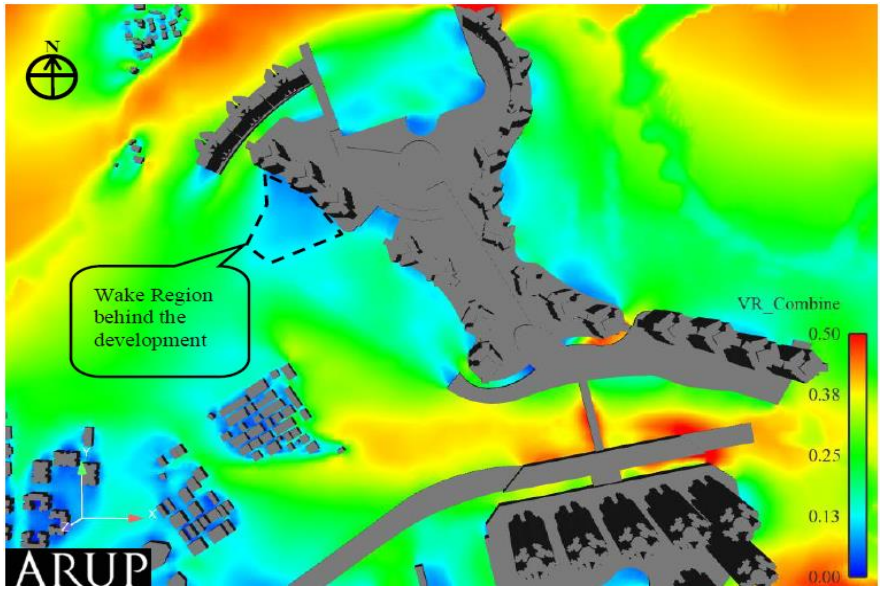
Thoughts Sharing

- Take Challenge as Opportunity
- Paradigm shift
- Meet and exceed user’s expectation

08 Take Challenge as Opportunity

DOUBLE COVE

Driver of Creating
Urban Microclimate Environment



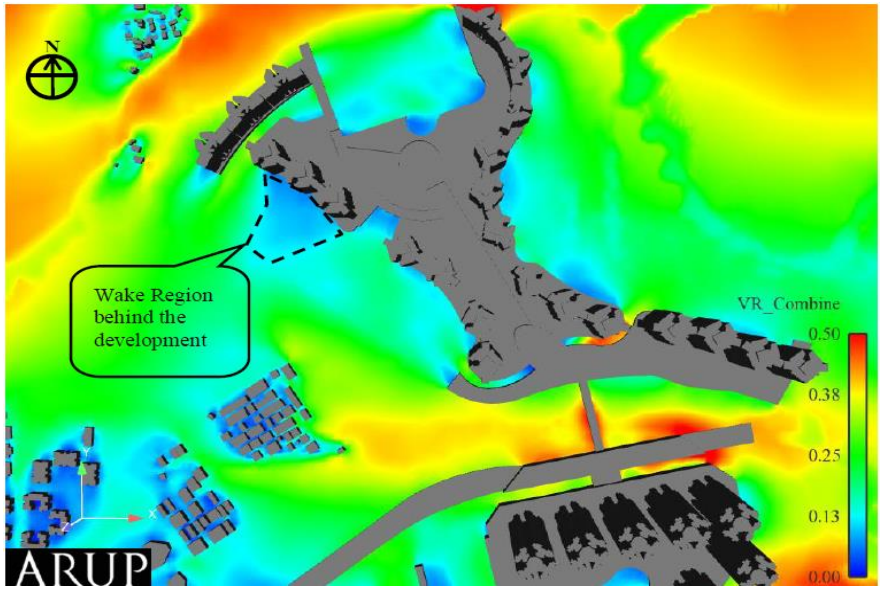
No more “Birthday Cake” design

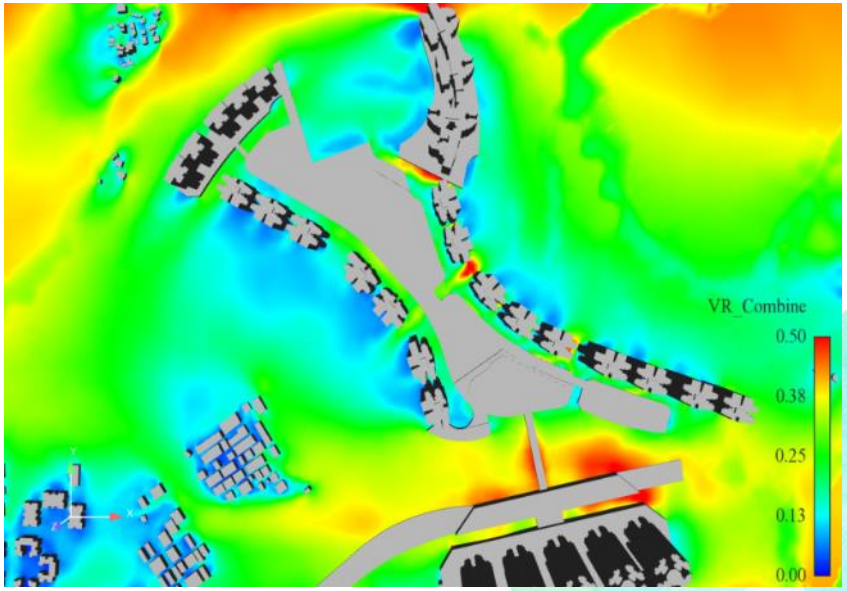
Original Scheme

Financial Considerations
at early 2009

08 Take Challenge as Opportunity

Driver of Creating
Urban Microclimate Environment





Original Scheme

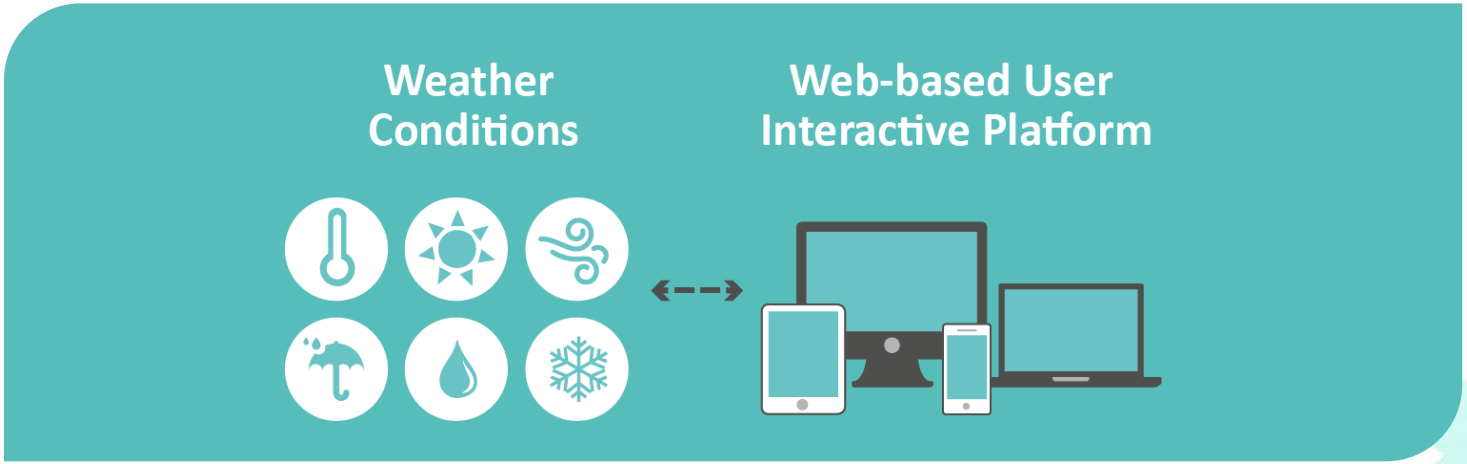
20% COST SAVING

Final Scheme

Paradigm shift

SMART - Users controllability of their workplace environment

User Individual COMFORT CONTROL



Smart Office Apps

Controlling by BOTH occupants and property manager

Functions :

- Indoor Thermal Comfort,
- Office Lighting,
- Openable windows
- Roller Blinds

10 Meet and exceed user's expectation

Expanding the livable spaces beyond the flat

One Hyde Park

Design Workshops with RSHP in London

10 Meet and exceed user's expectation

DOUBLE COVE

Expanding the livable spaces
Through green & sustainable environment and themed artwork setting

10 Meet and exceed user's expectation

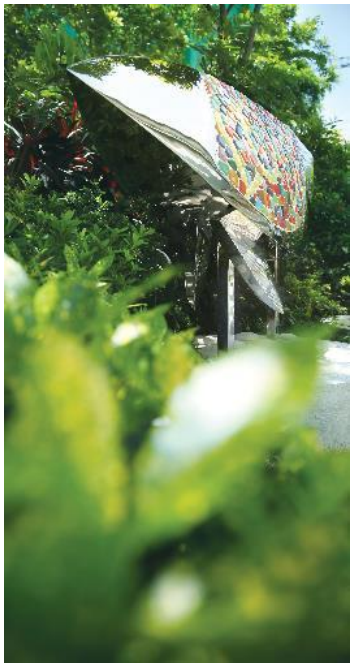
DOUBLE COVE

Artworks . . . . . themed concept "Symphony of Nature"

Artworks
over 60

Total artwork value
$33 Million

One of the
biggest arts project



JU MING LIVING WORLD SERIES THE THIRD GENERATION
JAUME PLENSA MEMORIA
YUE MINJUN CONTEMPORARY TERRACOTTA WARRIORS NO.8
WILLIAM LIM MARINE • INFINITY
WILLIAM LIM UNCLE OWL

FUNG LIK YAN TREE HUGGERS
FUNG LIK YAN VOYAGER
MOK YAT SAN WAVING GLORY
MOK YAT SAN IN THE MOOD FOR HOLIDAYS
KUM CHI KEUNG APPLE•FLOWERS

KUM CHI KEUNG GREEN JOY
MOON BYEONG DOO I HAVE BEEN DRAMING TO BE A TREE
CHEUNG WOOK JANG THE LONG JOURNEY - ELEPHANTS
SONG WOON CHANG I AM FINE
FREEMAN LAU HORSES BY THE SEA

KUM CHI KEUNG PROPAGATION
RICHARD X ZAWITZ INFINITY ZIIX
LEE CHIN FAI WATERSCAPE
MAN FUNG YI DOUBLE HAPPINESS
TSANG CHEUNG SHING LOADS OF LOVE

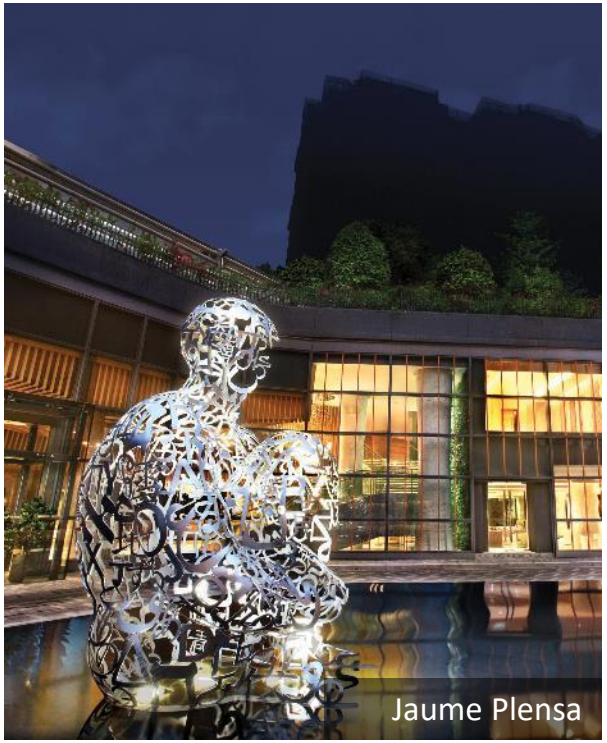
10 Meet and exceed user's expectation

DOUBLE COVE

International Artists


岳敏君 Yue Min Jun


朱銘 Ju Ming


Jaume Plensa

10 Meet and exceed user's expectation

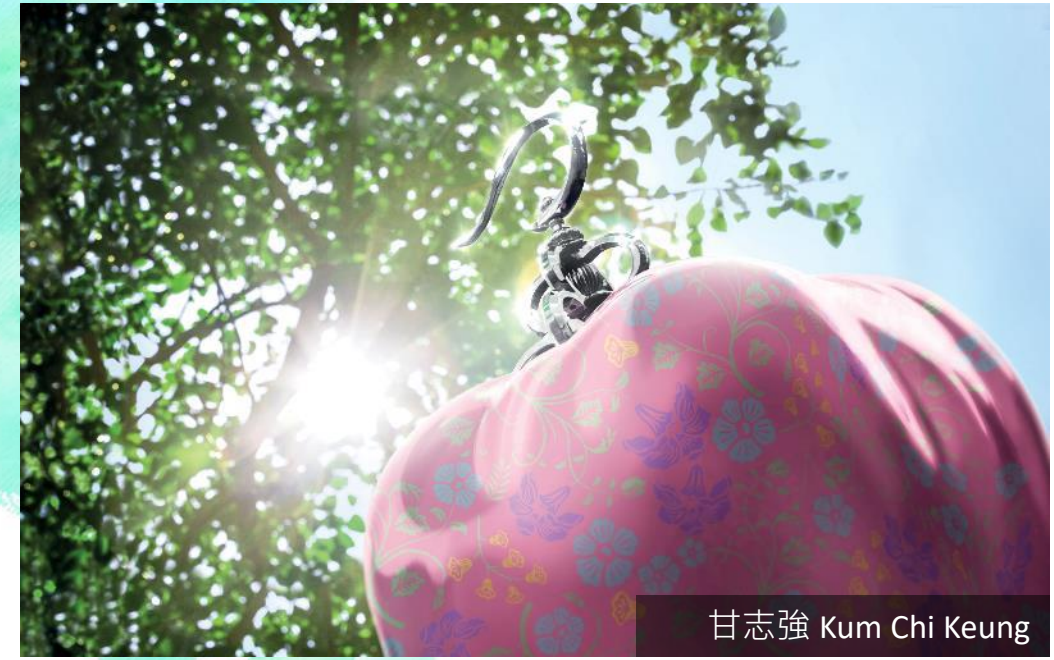
Local Artists

Over 60%

artwork by Hong Kong artists


劉小康 Freeman Lau


林偉而 William Lim


甘志強 Kum Chi Keung


TO BUILD A
BETTER
GREEN
FUTURE...
THANK YOU
恒基兆業地產有限公司
HENDERSON LAND DEVELOPMENT COMPANY LIMITED