

# H O U S I N G E X P R E S S

Visit by Chongqing City Property Management Association Delegates  
重慶市物業管理協會代表到港交流  
13/04/2008



Harrogate International Housing Conference 2008  
2008 英國特許房屋經理學會週年會議及展覽  
16-19/06/2008



## Seminar on Occupational Health & Safety (OH&S) Updates in Property Management - 18001:2007

Speaker: Mr Mok Siu Man, Benny

職業安全研討會 18001:2007

講者:莫紹文先生

28/06/2008



## Visit by Mr Karl Tupling & Mr Andy Topley, Council Members from Sheffield 英國總會成員到港交流

28/06/2008





# Seminar - The Challenge of Legco Election to Estate Management

Speaker: Dr Sung L K, James

立法會選舉與屋苑管理的挑戰專題講座

講者: 宋立功博士

07/07/2008



Member from Taiwan attending the EC meeting on 8 July 2008  
台灣會員參與執委會月會  
08/07/2008



Vanke - Training Programme for Housing Professionals in China  
萬科-中國高級物業管理研修課程  
25-28/07/2008



Wuhan Student Placement  
武漢大學學生到港實習  
04/08/2008



## Coming Events 活動預告

A Talk on Asset Management September 2008 For CIH Members Only	資產管理專題講座 9/2008 本會會員
BD Carnival 5 October 2008 Victoria Park	樓宇安全嘉年華 5/10/2008 維多利亞公園
Annual Dinner 9 October 2008 Co-organise With HKIH	週年晚宴 9/10/2008 與香港房屋經理學會合辦
Study Tour to Malaysia November 2008 (tentative) For CIH Members Only	馬來西亞考察團 11/2008(暫定) 本會會員
2008 International Conference on Property Management From 26 <sup>th</sup> November 2008 to 28 <sup>th</sup> November 2008 Organised by Wuhan University Co-organisers "Chartered Institute of Housing Asian Pacific Branch" "Funing Property Management (China) Limited."	2008物業管理國際學術會議 2008年11月26日－28日 武漢大學主辦 英國特許房屋經理學會亞太分會 富寧物業管理有限公司協辦
Study Tour to Vietnam December 2008 (tentative) For CIH Members Only	越南考察團 12/2008(暫定) 本會會員
Science Park Visit December 2008 For CIH Members Only	參觀科學園 12/2008 本會會員

# Devolution of Chartered Institute of Housing, Asian Pacific Branch, to a NATIONAL BUSINESS UNIT of the Region?

Sanford Poon  
Vice Chairman  
Chartered Institute of Housing, Asian  
Pacific Branch  
August 2008

Reference  
CIH official website  
CIH Paper on "The Process of  
Devolution – National Business Units"

The Chartered Institute of Housing (CIH) is the professional organization for people who work in housing. Its purpose is to maximize the contribution that housing professionals make to the well being of communities as her mission statement. Members will recall that CIH is represented in this part of the world since 1966. Hong Kong has experienced tremendous changes in her politics, social and economics in past decades, and we had our name changed for a few times so as to represent our missions, objectives and roles in Hong Kong and the Region during the period. Now, you know that you are members of CIH, Asian Pacific Branch (CIHAPB).

As we did in the past, we are reviewing our structure and governance from time to time with a view to better serving our members and the community. That is why we are now exploring the possibility of the transformation of CIHAPB to a National Business Unit (NBU) of the CIH of the Asian Pacific Region in this article.

## Governing Structure of the CIH

To help your understanding of the governing structure of the CIH, I wish to share with you relevant information here. The CIH's work is directed by its members and a formal Council is in place to ensure that elected officers steer the work of the CIH. Members are organized into Branches across the United Kingdom and Asian Pacific. Each Branch then elects a person to sit on the Council. Other Council members are nationally elected by members. Council members serve for a period of three years, after which they can put themselves forward for re-election. Council Meetings are held four times a year in February, April/ May, September and November every year. In addition to the main Council Meetings, there are three Council Boards, namely Policy Board,

Professional Development Board and Management Board.

Each year the CIH elects a President to head and attend official functions on behalf of the CIH. Duties of the President involve attending and speaking at Branch Conferences, liaison with other professional bodies, lobbying of Parliament, and so on. The President changes every June in the Annual General Meeting in Harrogate, and the Vice President takes over the role. Our current President is Steve Benson with his term of office runs until June 2009. The granting of the Royal Charter means that the CIH is governed by "The Charter and Byelaws of the Chartered Institute of Housing". It lays down rules for the running of the CIH, including sections on the election of members, the disqualification of members, entrance fees, AGMs and the composition of Council, as well as containing full definitions of each membership grade. If the CIH wishes to change any item that is contained within the Charter and Byelaws, they must present this before the Privy Council.

## NBUs for Wales, Scotland and Northern Ireland

The CIH Council has established Boards for Wales and Scotland, and an Advisory Panel for Northern Ireland since 1 January 2006, with their respective terms of reference. Before that date, each of these countries was represented by a national branch, like us in Asian Pacific. Let's take a look to what Paul Roberts, the Wales Branch elected representative on National Council, outlines the CIH's plans to respond to the evolving agenda through the creation of NBUs in the three devolved countries of the UK.

## The Story behind



The Branches in the devolved countries have long had a unique identity even before devolution was a reality. Clearly all regions of the UK can lay claim to some unique features but Wales, Scotland and Northern Ireland have had to respond to different vehicles for housing regulations and government for many years. The CIH was quick to respond and established Boards in each of these countries. They have responsibility for the Institute's response to policy issues in these countries. A key role is to ensure that developing housing policy is influenced by the Institute and that the Institute's work in supporting members and lobbying Government takes account of the position accordingly. In Wales, devolution brought new and very welcome demands for the Institute and its members. Policy development became more inclusive and demanded that professionals engage with the Assembly.

### Why a NBU?

The plan was that in Wales, Scotland and Northern Ireland the roles of the Branch, Boards and offices will be combined into NBUs. Activities and budgets will be merged into one cost activity plan that would support and complement the Institute's National Business Plan. The NBUs will become sub-committees of National Council who will ensure that activities are compatible with the Institute's values and objectives.

NBUs will be more efficient, they will remove the duplication and overlap that were existed between the Branches, Boards and offices. Activities will be better co-ordinated e.g. a Branch event may provide a "taster" which could lead on to a more substantial training event or conference.

Members in these countries will continue to elect the members of the NBUs, as they do now for the Branches, and will retain their right to elect their representative to sit on the National Council. In addition, the Chair of the NBU will also sit on National Council for the term of their office. The Institute staff will still report to the Chief Executive but the NBU will help to determine their priorities as set out in the activity plans. By establishing the Boards with the "Guidance for Boards of National Business Units – The Role, Constitution and Responsibilities of National Business Unit Boards",

members of Wales, Scotland and Northern Ireland are hoping that the wider membership will support these changes as they will enable the Institute to build on its reputation and remain fit for purpose across the United Kingdom.

### Way Ahead for CIHAPB

Learning from the experience of the newly established NBUs in the United Kingdom since January 2006, the Executive Committee (EC) of CIHAPB resolved in March this year to set up a Work Group under the EC to explore the devolution process for our Branch with clear objectives being set. We have also been making use of the opportunity of attending the Harrogate Conference in June to have more sharing with the management and delegates from the NBUs. Our Work Group has meetings in past months to review relevant governing documents relating to NBUs, to identify any concern areas of the Branch to be devolved to a NBU, and to recommend an optimal mode of operation and timeline for the change. I hope I can share with you more on our workings for the subject in future.