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Real property development process, history and evolution

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DAY 1 MONDAY 14 JANUARY 2019 | WELCOME & KEYNOTES

| | | | |
|--|--|--|--|
| <p>9.00 Registration Ground Floor MSD Building Coffee - Coffee shops</p> <p>PRRES Board Meeting Japanese Room Level 4 MSD Building</p> | <p>10.40 Reflections on 25 Years of PRRES and IRES Malaysian Theatre (B121) Panel: Graeme Newell, Elaine Worzala, Rita Avdiev, Deborah Levy Interlocutor: Paul Delaney</p> <p>12.00 Lunch Atrium</p> <p>PRRES AGM Malaysian Theatre (B121)</p> <p>15.00 Afternoon tea break Atrium</p> | <p>Keynotes Malaysian Theatre (B121) Chair: Piyush Tiwari</p> <p>15.40 SIMON FJELL Complexity, simplicity and indigenous thinking for real estate</p> <p>16.20 JIM SHILLING The Choice between Private and Public Real Estate Investments is Even More Puzzling than You Think</p> <p>17.00 Finish</p> | <p>17.30 Australian Open Evening (additional ticket required. Transport and food provided)</p> <p>PhDs + Get Together Clyde Hotel, Carlton. (Food provided, drinks at own expense)</p> |
| <p>10.00 Conference Welcome Malaysian Theatre (B121) Chair: Chris Heywood Opening remarks & housekeeping Welcome to country Where are they now? Pictorial reflections of past conferences Video greeting from friends of PRRES and IRES</p> | | | |

| 13.20 | HOUSING MARKETS | DATA & IT | REAL ESTATE INVESTMENT AND FINANCE | URBAN ECONOMICS | PHD COLLOQUIUM |
|--------------|---|--|---|---|--|
| | Studio 139 | Studio 140 | Studio 141 | Studio 142 | Studio 146 |
| | Chair: Karen GIBLER | Chair: John MACFARLANE | Chair: David HARRISON | Chair: Hao WU | Chair: Jerry LIANG and Michael MAK |
| | Mustapha BANGURA and Chyi LIN LEE House price diffusion of Housing Sub-markets in Greater Sydney^R | Steven C. BOURASSA, Martin HOESLI, Louis MERLIN and John RENNE Big data and urban land valuation | Wejendra REDDY, Woon-Weng WONG and David HIGGINS Examining the Impact of Debt on Australian and Asian REITs: Pre, during and post GFC performance | William Ka Shing CHEUNG, Kelvin Siu Kei WONG and Hao WU Land tenure and neighbourhood property market dynamics: a real options approach | Caroline Porto VALENTE Ageing Populations, Climate Change and Housing Affordability: Residential Adaptation for a Resilient Sydney |
| 13.40 | Ha NGUYEN, Hatice Ozer BALLI, Faruk BALLI and Iqbal SYED Immigration Rollercoaster: Dynamic impact on Housing and Rental market | Janet GE, Jin Son ZHANG and Xian Li Yu Analyse property data through visualisation^R | Jianfu SHEN and K.W. CHAU The real effect of access to the public debt market in REITs: Evidence from the introduction of credit ratings | Mustapha BANGURA and Chyi Lin LEE House Price and Income Nexus: Evidence from Greater Sydney Housing Market | |
| 14.00 | Matthew PALM, Georgia WARREN-MYERS and Franz FUERST Liveability at height: Consumers' willingness to pay^R | John MACFARLANE What is the QRP and how is it used in Mass Valuation? | Yu Cheng LIN, Hyunbum CHO, Chyi Lin LEE and Graeme NEWELL The value-added role of sector specific A-REITs | Steven BOYD Measuring the economic impact of a transformational project | Ka-man LEUNG A supply side study of sub-divided unit market in Hong Kong |
| 14.20 | Abukar WARSAME and Mats WILHELMSSON How important is the basic employment to the housing markets? | Muhammad Najib RAZALI and Siti Hajar OTHMAN Identification of business intelligence in managing Big Data for property management | Bill DIMOVSKI, Rebecca RATCLIFFE, Chris RATCLIFFE, and Monica KENELEY How accurate are A-REIT IPO dividend forecasts? | Chyi Lin LEE, Awais PIRACHA and Youqing FAN Residential Segregation and Job Opportunities: Evidence from Greater Sydney | |
| 14.40 | Kang Mo KOO and Jerry LIANG Value of Bilingual Education: Effect of Bilingual School Designation on Housing Price | Seow Eng ONG, Davin WANG and Jun Fang TEO The Effects of Technologically-enhanced Information on Residential Listings and Transactions | Jackson T. ANDERSON, Randy I. ANDERSON and Spencer J. PROPPER An Early Look at the Impact of the GICS Classification of REITs | Deborah LEVY, Raewyn HILLS, Harvey PERKINS, Mike MACKAY, and Malcolm CAMPBELL The Experiences of local property entrepreneurs in small town New Zealand | |

^R Referred

MONDAY 14 JANUARY

The Australian Open 2019 will see the top 100 men and top 100 women compete for the first Grand Slam titles of the year. Those who have pre-booked tickets will join us for the opening evening of the Australian Open to see the Singles 1st Round at the iconic Rod Laver Arena.

Your ticket includes a reserved seat in Rod Laver Arena for the Australian Open, a dinner box and round trip transportation from the University of Melbourne to the tennis.

BUS COLLECTION POINTS

5:30pm

Corner of Tin Alley and Union Road, outside Union House

23:00pm

Bus Zone, Olympic Boulevard, Melbourne Arena

Returns to the Melbourne School of Design with an optional drop-off at Flinders Street.

Please ensure you arrive at the specified collection points punctually to ensure you don't miss the bus.

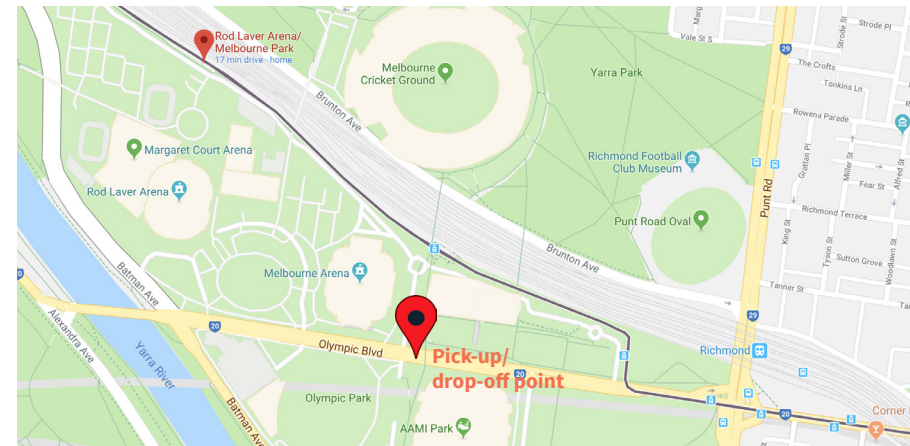
Additional Information

1. The tickets are for the evening session on Monday 14 January. The matches are typically scheduled to begin at 7:00pm and include a men's and women's singles match.
2. There is no guarantee who will be playing and this isn't decided until just before the tournament begins. Rod Laver Arena is the main venue, so the chance of seeing some of the higher ranked players is fairly good. Your ticket also permits entry into the smaller show courts where some of the bigger names may play.
3. Summer is often quite warm in Melbourne, including the evenings. Every effort has been made to secure seating in the shaded viewing areas but you may still want to bring sun protection such as a hat and/or sunscreen. The arena has a roof, so play is likely to continue in the event of rain or excessive heat.

UNION HOUSE BUS COLLECTION POINT AND PHD+ CYLDE HOTEL VENUE



AUSTRALIAN OPEN BUS COLLECTION POINT



JOIN THE Q&A!

We want to make sure we address your most burning questions during our Reflections on 25 Years of PRRES and IRES panel and two keynote speeches on Monday 14, as well as the Industry Day on Tuesday 15 January. We're using a simple audience interaction platform called Slido which allows you to submit your question as well as upvote the questions of other participants.

Its very easy to join. Simply open your web browser on your smartphone, tablet or laptop and navigate to www.slido.com. Enter the event code **#PRRES2019** and submit your questions.

DAY 2 TUESDAY 15 JANUARY 2019 | INDUSTRY DAY & PAPERS SESSIONS

7.00 PRRES Board Meeting Japanese Room, MSD Building

| 9.00 | INDUSTRY DAY* | HOUSING AFFORDABILITY | GLOBAL PROPERTY MARKETS | PHD COLLOQUIUM |
|-------|--|--|---|---|
| | Malaysian Theatre (B121) | Studio 141 | Studio 142 | Studio 146 |
| | Sponsor: Deakin Business School, Barry Cooper Chair: Bill DIMOVSKI Chart of the day Graeme NEWELL, Elaine WORZALA, and Chris EVES | Chair: William CHEUNG Siu Kei WONG, Kuang Kuang DENG and William Ka Shing CHEUNG Starter homes' premium and housing affordability | Chair: Hyung Min KIM Ramón SOTELO Housing policy within a market economy – What went wrong and what can be done: The case of Germany | Chair: Jerry LIANG and Michael MAK Yu Cheng LIN The Risk and Return Characteristics of Sector-Specific Real Estate Investment Trusts in the Asia-Pacific |
| 9.20 | Education panel Chair: Amelia HODGE (President API) Panel: Neville HURST (RMIT), Jeff DAVIES (University of Melbourne & CBRE), Damian KININMONTH (Preston Rowe Paterson), Diana NADEBAUM (Opteon) | Neville HURST and Dulani HAVITIGALA Are real estate agents adequately equipped to market energy efficiency in housing? A study of Greater Melbourne ^R | Xiang LI, Hao WU and Sun Sheng HAN Market Failure in Residential Redevelopment in Shenzhen: A Transaction Cost Analysis ^R | |
| 9.40 | | Upuli PERERA Explaining housing affordability in the 21st Century: A reading through Giddens Theory of Structuration | Hyung Min KIM Real Estate Foreign Direct Investment in Vietnam: Global Forces to New Urban Development ^R | Jyoti RAO An Analysis of Land Acquisition Process and Compensation Methods for 'Public Projects': Comparative Study of Australia, India and the UK |
| 10.00 | | | Jufri MARZUKI and Graeme NEWELL The dynamics of the Vietnam property market | |

10.20 Morning Tea Atrium

| 11.00 | INDUSTRY DAY* | REAL ESTATE INVESTMENT AND FINANCE | CORPORATE REAL ESTATE | PHD COLLOQUIUM |
|-------|--|--|--|---|
| | Malaysian Theatre (B121) | Studio 141 | Studio 142 | Studio 146 |
| | PropTech & Blockchain panel Chair: Nick INATEY (RICS) Panel: James LYNCH (Capital Coin), Nigel DALTON-BROWN (Strytex), Craig HUMPHRIES (Hendry Group), Tyrone HODGE (JLL) | Chair: Jufri MARZUKI Jufri MARZUKI and Graeme NEWELL The significance of data centres as an alternative property sector | Chair: Yasmin Mohd ADNAN Kalai Selvan RAMASAMY and Yasmin Mohd ADNAN Corporate Real Estate (CRE) Performance of oil & gas (O&G) companies in Malaysia | Chair: Jerry LIANG and Michael MAK Eileen SIM Implementing Activity Based Working Investigating how this Innovation is taken up in Organisations |
| 11.20 | | Andrew SCOTT Driving forces behind success of Australian shopping centres | Thabelo RAMANTSWANA Agglomeration of Corporate Headquarters Location in the Metropolitan Areas: A Case Study of Public Listed Firms ^R | |
| 11.40 | | Paul DELANEY Australian direct property performance and explanatory variables in the post-GFC period | Dulani HALVITIGALA, Hera ANTONIADES and Chris EVES The rise of coworking and their implications on traditional leasing models ^R | Chuyi XIONG The Role of Housing Affordability in Locational Preferences of Key Workers: A Spatial Mismatch Perspective |
| 12.00 | | | Laura MCCANN, Norman HUTCHISON, and Alastair ADAIR External funding of major capital projects in the UK HE sector: issues of demand, supply and market timing? | |

*INDUSTRY DAY: Join the Q&A with #PRRES2019 at www.slido.com

^R Referred

DAY 2 TUESDAY 15 JANUARY 2018 | INDUSTRY DAY & PAPERS SESSIONS

12.20 Lunch
Atrium

| | | | | |
|--------------|---|---|---|--|
| 13.40 | INDUSTRY DAY | REAL ESTATE RISK AND ITS MANAGEMENT | FACILITY MANAGEMENT | PHD COLLOQUIUM |
| | Malaysian Theatre (B121) | Studio 141 | Studio 142 | Studio 146 |
| | | Chair: Pernille CHRISTENSEN | Chair: Michael PITT | Chair: Jerry LIANG and Michael MAK |
| | State of the market In discussion Andrew BALLANTYNE (JLL) and Tony CRABB (Cushman & Wakefield) | Woei-Chyuan WONG, Adilah AZHARI, Nur Adiana Hiau ABDULLAH and Chee-Yin YIP The Impact of Crime Risk on Housing Prices in Malaysia | Suwaree TANTANAWAT Comparison of perceived job performance predictors for different employment mode employees in facility management ^R | Erika BARTAK Changing the energy efficiency conversation in the Australian volume home building sector |
| 14.00 | Join the Q&A with #PRRES2019 at www.slido.com | Pernille CHRISTENSEN Where are we now? Understanding the current considerations of counter terrorism protective security when developing crowded places in Australia ^R | Cynthia HOU and Hao WU Facilities Management-led Heritage Building Revitalisation – A case study from Hong Kong ^R | |
| 14.20 | | Lucy CRADDUCK Torrens, trust and technology: Why user awareness is more important than ever | Zigeng FANG, Michael PITT and Sean HANNA Machine learning in Facilities & Asset management ^R | Mohammad MUZZAMMIL A Switching Regime Approach in Assessing Market Contagion of Malaysian Listed Property Companies within the Asian Public Property Markets |
| 14.40 | | Michael REHM, William Ka Shing CHEUNG and Dipesh PATEL Stigma, Risk Perception and the Remediation of Leaky Homes in New Zealand | | |

15.00 Afternoon Tea
Atrium

| | | | | |
|--------------|--|---|--|--|
| 15.40 | INDUSTRY DAY | FACILITY AND PROJECT MANAGEMENT | PROPERTY DEVELOPMENT | PORTFOLIO MANAGEMENT |
| | Malaysian Theatre (B121) | Studio 140 | Studio 141 | Studio 142 |
| | Chair: Stephen BOURASSA (President of IRES) | Chair: Sara WILKINSON | Chair: Steven BOYD | Chair: Mo Rodriguez |
| | IRES panel - Big Data Panel: Bhavin PATEL (JLL), Kimberly WINSON-GEIDEMAN (University of Melbourne) Anthony DE FRANCESCO (Real Investment Analytics) | Chloe OBI, Michael PITT and Ahmed Al NAGGAR The Impact of BIM implementation within the UK construction industry and the effects / benefits realised within the housing sector: Case study focused on BIM for manufacture and assembly ^R | Steven BOYD Designing a categorisation system for enabling projects ^R | Hyunbum (Joe) CHO The significance of Asia-Pacific Property in Australia, Japan and China Mixed Asset-Portfolios |
| 16.00 | Join the Q&A with #PRRES2019 at www.slido.com | Sara WILKINSON and Agnieszka Zalejska JONSSON The relationship between building performance and human behaviour | Matthew MOORHEAD and Lynne ARMITAGE Real property development process, history and evolution | Omokolade AKINSOMI and Marimo TADERERA South African direct commercial real estate as an inflation hedge |
| 16.20 | | Zarita Ahmad BAHARUM, Ting Kien HWA and Sharuzaman Mohd SALLEH A Conceptual Framework of Ethical Performance and Improvements towards Sustainable Real Estate Agency Practices | Björn BERGGREN, Andreas FILI, and Mats WILHELMSSON Time on market and developer pricing strategies: The Swedish case | Tiffany HUTCHESON and Graeme NEWELL Unlisted and listed property investment by Australian superannuation funds |
| 16.40 | | | Xian Li YU and Xin Janet GE Reviewing the effects of government policies on housing market and developers | Graeme NEWELL and Jufri MARZUKI Real estate transparency in the Asia-Pacific real estate markets |

17.00 IRES Informal Meeting /RICS Course leaders informal meeting
Studio 146/Studio 142

18.30 Conference Dinner (18.30 for 19.00 commencement, see next page)
Woolshed Fireside Room. Victoria Harbour, Docklands

^R Referred

TUESDAY 15 JANUARY

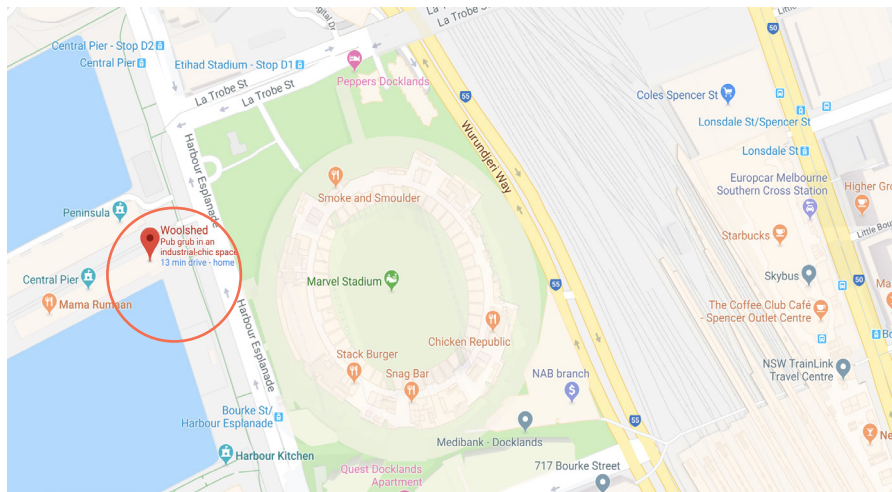
The PRRES 25th Annual Conference Dinner will be held at the Fireside Room at The Woolshed at Victoria Harbour, Docklands. Join us for an evening of celebration, recognising our peers' achievements and entertainment.

Dress code: Smart casual

Time: 6:30pm arrival for 7.00pm commencement

Getting there: Victoria Harbour can be easily reached on public transport from the Melbourne School of Design with multiple tram routes available to the Central Pier or Harbour Esplanade tram stops.

WOOLSHED VENUE, VICTORIA HARBOUR

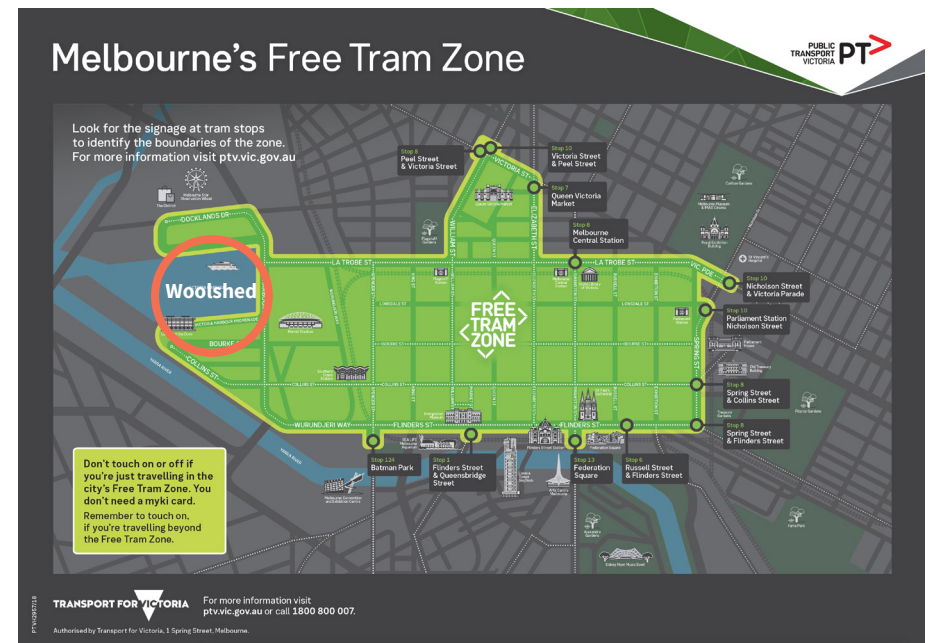


PUBLIC TRANSPORT

Melbourne has a free tram zone and you won't need to touch on or off when travelling within this zone.

The University of Melbourne campus, including the Melbourne School of Design, sits outside of this free zone and you will need a myki, a reusable travel card, for trains, trams and buses.

Myki machines can be found at metropolitan train stations, some tram stops and some bus interchanges, or can be purchased from customer service centres in premium transport stations and 7-Eleven stores and other retail outlets across the city.



| 9.00 | PROPERTY MANAGEMENT | REAL ESTATE INVESTMENT AND FINANCE | HOUSING AGED | SUSTAINABILITY | HERITAGE AND SOCIAL |
|-------|---|--|---|--|--|
| | Studio 139 | Studio 140 | Studio 141 | Studio 142 | Studio 146 |
| | Chair: Chris HEYWOOD | Chair: Elaine WORZALA | Chair: Connie SUSILAWATI | Chair: GEORGIA WARREN-MYERS | Chair: Lynne ARMITAGE |
| | Dustin READ and Andrew CARSWELL Is property management viewed as a value-added service? | Jianfu SHEN and K.W. CHAU Stock anomalies and institutional investment decisions in REITs | Naphaphat SANGVIMONMAS and Supeecha PANICHPATHOM The attributes preferences on elderly condominium: babyboomer generation | Michael Y. MAK and Bayley LARKIN Potential benefits of phot-voltaic and green roof systems to urban spaces: A case study of the City of Newcastle | P.B. NAHKIES Contested Heritage |
| 9.20 | Ka-man LEUNG, Lennon Hung-tat CHOY and Kwong-wing CHAU Why are sub-divided unit landlords overcharging utilities? | Graeme NEWELL, Elaine WORZALA, Mo RODRIGUEZ and Jufri MARZUKI Panel discussion The significance of impact in real estate research publications | Peter ROSSINI and Braam LOWIES Modelling the “LOCKED in Value” of property as people age in place | Erika BARTAK and Georgia WARREN-MYERS Exploring the energy efficiency conversation in the Australian volume building sector^R | Johari H.N. AMAR and Lynne ARMITAGE Community Heritage Discourse (CHD): A multidisciplinary perspective in understanding built heritage conservation^R |
| 9.40 | Tim PEISLEY Using Argus Enterprise to value and retain assets for any real estate / property portfolios | | Connie SUSILAWATI, Sara WILKINSON and Jason CHIA Housing and suburb preferences for older Australian in Brisbane and Sydney | K.W. CHAU and Jiancong LIANG Doing well by doing good: the case of green residential buildings in Hong Kong | Wenyuan WU and Xin Janet GE Study on sociality of High-rise apartment public space-A literature review |
| 10.00 | | Olusegun O. OLANRELE, Oluwatosin B. FATEYE, Adegunle O. TOMISI and Rosli SAID An Investigation of the Effects of Economic Variables on Nigeria REIT performance for global diversification | Norman HUTCHISON and Piyush TIWARI Housing Senior households: preferences, policies and possibilities | Paloma TALTAVULL, Martin HARAN, Francisco JUÁREZ and Raul Pérez SÁNCHEZ Real estate growth and carbon emissions control. An analysis of challenges to reach 2050 | Iona MCCARTHY Foreign Ownership of Farmland in New Zealand |

10.20 Morning Tea Break Atrium

| 11.00 | CORPORATE REAL ESTATE | REAL ESTATE INVESTMENT AND FINANCE | TENURE | SUSTAINABILITY |
|-------|--|---|---|--|
| | Studio 139 | Studio 140 | Studio 141 | Studio 142 |
| | Chair: Rianne APPEL-MEULENBROEK | Chair: Graham SQUIRES | Chair: Peter ROSSINI | Chair: Paloma TALTAVULL |
| | Ahmed ALNAGGAR and Michael PITT The role of technology as an enabler for agile workplace strategy: A case study of implementing agile working in the Headquarter of a construction company in Central London^R | Graeme NEWELL and Jufri MARZUKI The significance of childcare centres as an alternative property sector | Arthur ACOLIN Owning vs. Renting: The benefits of staying put? | Paloma TALTAVULL, Francisco JUÁREZ and Paloma MONLLOR Factors determining fuel poverty. An evidence from Spain |
| 11.20 | Eileen SIM and Chris HEYWOOD Activity based working offices: one office type implemented three ways^R | David WHITE and Graham SQUIRES Fungible House Prices: Disentangling Owner-Occupation and Investment Properties | Jiancong LIANG and K.W. CHAU The Effects of Political Uncertainty and Housing Tenure Choice | Chyi Lin LEE, Aila KHAN, Sara WILKINSON and Xiao-Hua JIN The Effectiveness of a Retrofitted Secondary-glazed Window System in Canberra |
| 11.40 | Thabelo RAMANTSWANA, Koech CHERUIYOT and Samuel AZASU Headquarters site selection public listed firms: a Self-Explicated Conjoint model^R | P. BIDANSET, M. MCCORD, P. DAVIS, and M. HARAN Enhancing Vertical & Horizontal Equity Tests for Ad Valorem Property Tax Valuations using Geographically Weighted Regression | Peter ROSSINI, Braam LOWIES, Björn BERGGREN and Andreas FILI Cross-country comparisons of housing tenure on an inter generation basis | Caroline Porto VALENTE and Sara WILKINSON Applying a Circular Economy approach to sustainable housing adaption in Sydney |
| 12.00 | R. Appel-MEULENBROEK, S. VOSTERS, A. KEMPERMAN and T. ARENTZE Workplace needs and their support; are millennials different from other generations?^R | Kaia KASK and Priit SANDER For the trust of CAPM: the evidence from Estonian commercial real estate market^R | N.C. WICRAMAARACHCHI and Jeevika WEERAHEWA Land tenure security and rural land management: Evidence from Sri Lanka | Kumudu WETHTHASINGE, Valerie FRANCIS, Piyush TIWARI and Andre STEPHAN Minimising life cycle embodied energy (LCEE) of sub-regional shopping centres in Australia |

12.20 Finish - Hand Over to PRRES 2020 Lunch Atrium

^R Referred