Beyond 2021: Rebuilding the Built Environment Post-Covid 19

4th February 2021

Virtual Conference- 10am-5pm AEDT (UTC+11)

The conference is free to all registered participants

To join the conference please follow this link:

Main Room - CLICK HERE TO ENTER From 10am-12pm & 4.45pm onwards

Program Details
### Beyond 2021: Rebuilding the Built Environment

**Post-Covid 19**

**Program Details**

**Thursday 4th February 2021: Main Room:** [CLICK HERE TO ENTER](#) From 10am-12pm

<table>
<thead>
<tr>
<th>Time</th>
<th>Activity</th>
</tr>
</thead>
<tbody>
<tr>
<td>10.00-10.05am</td>
<td>President’s welcome - Associate Professor Chyi Lin Lee</td>
</tr>
<tr>
<td>10.05-10.15am</td>
<td>Acknowledgement of Country and the Opening- Associate Professor Philip Oldfield</td>
</tr>
<tr>
<td>10.15-10.20am</td>
<td>Introduction of speakers and background- Professor Graeme Newell</td>
</tr>
<tr>
<td>10.20-11.20am</td>
<td>Panel session: Tony Crabb, National Director of Research, Cushman &amp; Wakefield Pedram Danesh-Mand, Director KPMG, NSW President, Risk Engineering Society Nicola Woodward, Partner at KPMG</td>
</tr>
<tr>
<td>11.20-12pm</td>
<td>Q&amp;A of panel members</td>
</tr>
<tr>
<td>12.00-12.30pm</td>
<td>Break</td>
</tr>
</tbody>
</table>

**Parallel sessions:**

Click the hyperlink below to join a session. Refer to Table 1 for the details of each session.

<table>
<thead>
<tr>
<th>12.30-1.30pm</th>
<th>Session 1A</th>
<th>Session 1B</th>
<th>Session 1C</th>
<th>Session 1D</th>
</tr>
</thead>
<tbody>
<tr>
<td>1.35-2.35pm</td>
<td>Session 2A</td>
<td>Session 2B</td>
<td>Session 2C</td>
<td>Session 2D</td>
</tr>
<tr>
<td>2.35-3.00pm</td>
<td>Break</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>3.00-4.05pm</td>
<td>Session 3A</td>
<td>Session 3B</td>
<td>Session 3C</td>
<td>Session 3D</td>
</tr>
<tr>
<td>4.05-4.45pm</td>
<td>Session 4A</td>
<td>Session 4B</td>
<td>Session 4C</td>
<td></td>
</tr>
<tr>
<td>4.45pm onwards</td>
<td>Closing comments from the president and networking</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

[CLICK HERE TO ENTER](#) Main room from 5pm

Please note:

1) This conference will use Microsoft Teams as the communication platform.
2) Please refer to the details of each academic session from Table 1.
Thursday 4th February 2021 - Parallel Session 1 (12:30-13:30 pm)

Table 1: Academic Paper Presentations for Sessions 1A-4A, 1B-4B, 1C-4C and 1D-3D

Session 1A: REITs
Session Chair: William Cheung

12:30-12:50 pm
8: Organisational structure and performance of Nigerian REITs (Daniel Ibrahim Dabara, Olusaye Joseph Onomehinde, Joshua Guyimu, Olusola Adekanle Aso and Anthony Abbey Timina)

12:50-13:10 pm
28: Do REITs differ in their corporate, social and environmental responsibilities? (Yan Jemy Liang, Anna Tan and Hao Wu)

13:10-13:30 pm
33: Do board turnovers matter: evidence from externally managed REITs (Yuen Leng Chow)

Session 1B: Housing Economics and Policies
Session Chair: Chyi Lin Lee

12:30-12:50 pm
34: A new explanation for the incremental pricing pattern of first-hand residential developments (Siti La and Sri Kei Wong)

12:50-13:10 pm
45: Machine learning or hedonics tools? an analysis of explanatory capacity precision of dwelling asking prices in Alicante, Spain (Paloma Tahavilla de La Paz and Juan Ramon Rico Juan)

13:10-13:30 pm
46: The value of air quality in housing markets: evidence from China (Jiaing Wong and Chyi Lin Lee)

Session 1C: Green Buildings & Environmental Policies
Session Chair: Deborah Levy

12:30-12:50 pm
20: Derivation of sustainable social indicators for green petrol station (Shazmin Sharum Ab. Aza, Nor Amira Aina Zulkifli and Ros Intan Shazaini Redaian)

12:50-13:10 pm
21: Influential factors to occupy green residential building among green building occupants (Shazmin Sharum Ab. Aza, Nor Amira Aina Zulkifli and Siti Nor Aishah Mohd Rasadi)

13:10-13:30 pm
37: Green buildings and environmental policies (Yan Wang)

Session 1D: Impact of COVID-19
Session Chair: Song Shi

12:30-12:50 pm
1: Alleviating energy poverty through post COVID stimulus (Caroline Valente and Sara Wilkinson)

12:50-13:10 pm
9: Enabling the possibility of creating a new resilient city in the post-pandemic period (Quessam Lu, Xiong Xie and Michael Pitt)

13:10-13:30 pm
30: Property management in a pandemic era: strategies for emerging markets (Okwuchi Juliet Akahemese, Hazirzulshiwa Valentine Nwozor and Obinna Collins Nuamang)

Thursday 4th February 2021 - Parallel Session 2 (13:35-14:35 pm)

Session 2A: Property Finance and Investment
Session Chair: Edward Yau

13:35-13:55 pm
4: The significance of real estate in university endowment fund portfolios (Graeme Newell and Muhammad Jufri Bin Marzuki)

13:55-14:15 pm
18: What do we know about development oriented REITs in the USY (Woei Chyuan Wong and Joseph T.L. Ooi)

14:15-14:35 pm
23: Rent determination, the institutional perspective (Rachael Miremba, Francois Vitally and Kathy Michell)

Session 2B: Housing Economics and Policies
Session Chair: Peter Rossini

13:35-13:55 pm
14: Size elasticity on housing rent of informal housing market – an empirical study of sub-divided units in Hong Kong (Kw Man Leung and Chung Tsz Yiu)

13:55-14:15 pm
10: What is a comfortable home and how to sell it (German Molina, Michael Lee Johnstone, Casimir MacGregor and Michael Domn)

14:15-14:35 pm
44: Demonstrating the link between urban regeneration and property values using empirical evidence from Australia (Peter Rossini)

Session 2C: Aging Population
Session Chair: Clive Warren

13:35-14:15 pm
13: Working space's intake in older people: study design (Prokla Adiash and Connie Sunilawati)

14:15-15:00 pm
35: All under one roof: Exploring the impact of home on the experiences of Malaysian Multigenerational Living (Amoriza Mohd Ali, Wan Nor Aini Wani Abd Aziz and Peter Asuming Anak Todong)

Session 2D: Property Tax
Session Chair: Graham Squires

13:35-14:15 pm
25: Comparative analysis of land-based tax rates and their internally generated revenue in Amanura and Eko states, Nigeria (Hazirzulshiwa Nwozor, Obinna Collins Nuamang and Okwuchi Akahemese)

14:15-15:00 pm
47: Property taxation in developing countries: an appraisal of the Ondo state land use charge law (Kenchii Ihanu)

Thursday 4th February 2021 - Parallel Session 3 (15:00-16:00 pm)

Session 3A: Alternative Assets
Session Chair: Connie Sunilawati

15:00-15:20 pm
27: An investigation on two cases of private owner led heritage property adaptive reuse (Hao Wu and Huang Cynthia Hou)

15:20-15:40 pm
33: Influential factors to occupy green residential building among green building occupants (Shazmin Sharum Ab. Aza, Nor Amira Aina Zulkifli and Siti Nor Aishah Mohd Rasadi)

15:40-16:00 pm
42: The significance of self-storage as an alternate property sector (Muhammad Jufri Bin Marzuki and Graeme Newell)

Session 3B: Property Education and Tax
Session Chair: Peter Rossini

15:00-15:20 pm
26: The effects of tenant mix on rental income of shopping mall – an empirical study on the U.K. malls (Yishuang Xu, C.Y. Yiu and K.S. Chung)

15:20-15:40 pm
11: The relevance of apparently irrelevant housing attributes on people’s housing choice (German Molina, Michael Lee Johnstone, Casimir MacGregor and Michael Domn)

15:40-16:00 pm
24: Comparative analysis of land-based tax rates and their internally generated revenue in Amanura and Eko states, Nigeria (Hazirzulshiwa Nwozor, Obinna Collins Nuamang and Okwuchi Akahemese)

Session 3C: Property Development and Construction
Session Chair: Samad Sepasgozar

15:00-15:20 pm
22: Developing real estate entrepreneurship syllabus and curriculum for higher education institutions (Obinna Nuamang, Obiawoh Akahemese and Hazirzulshiwa Nwozor)

15:20-15:40 pm
15: Digital twin to enable smart heritage facilities management: a systematic literature review (Cynthia Hou, Hilde Remoy and Hao Wu)

15:40-16:00 pm
3: Housing construction materials and house rent trends in Ede, Nigeria (Daniel Ibrahim Dabara, Augustino Chiovaze, Joshua Guyimu, Olusaye Adekanle Aso and Joseph Oluwaseun Onomehinde)

Session 3D: Housing Economics and Policies
Session Chair: Samad Sepasgozar

15:00-15:40 pm
12: A risk allocation model for PPP high-speed railway projects using game theory (Junda Li, Michael Pitt and Yin Peng)

15:40-16:00 pm
5: Housing price volatility: what is the difference between investment and owner-occupancy? (Yang Yang and Michael Rehm)

Thursday 4th February 2021 - Parallel Session 4 (16:05-16:45 pm)

Session 4A: COVID-19 and Property Investment
Session Chair: Joseph Ooi

16:05-16:25 pm
41: Varying interest rate sensitivity of different property sectors: cross country evidence from REITs (Yiu-Cheng Lin, Chyi Lin Lee and Graeme Newell)

16:25-16:45 pm
2: The COVID-19 pandemic & commercial property rent dynamics (Desmond Tsang, Roddy Allan, Ervi Liusman and Teddy Lu)

Session 4B: Property Valuation
Session Chair: Beniamin Lowes

16:05-16:25 pm
6: Mitigating professional risk upon deriving market value in business valuation (Mohamad Nojib Rusali, Rohaya Abdul Jalil, Kamalshahim Achi, Zulkifli Esco and Hishamuddin Mohd Ali)

16:25-16:45 pm
43: Factors influencing commercial tenant's choice of green office buildings in Kuala Lumpur (Yasmin Mohd Adnan and Adibah Ariff)

Session 4C: Property Management
Session Chair: Paddy Lau

16:05-16:25 pm
26: The effects of tenant mix on rental income of shopping mall – an empirical study on the U.K. malls (Yishuang Xu, C.Y. Yiu and K.S. Chung)

Notes:

Presenters and session chairs should join 5 mins prior to the commencement of the sessions.
Presenters are recommended to have 15 mins for their presentations and 5 mins for Q&A.
Presenters are required to have their powerpoint slides ready and share their slides via Teams.
Guide for session chairs

Thank you for agreeing to assist PRRES through your role as a session chair. Covid 19 has presented unique challenges for many industries including our own. PRRES is delighted to be able to offer academics the opportunity to present their research and we welcome your support.

The following is intended to assist with the smooth flow of the presentations although you are welcome to adapt to suit the audience and yourself. But if you do so, please keep in mind it is essential that ALL presentations be kept to their allotted times.

1. Presenters are asked to enter the virtual room for their presentation at least 5 minutes prior to the start of the session.
2. Presentations are scheduled to be 15-minutes with 5-minutes Q&A.
3. During this 5-minute period, Session chairs are asked to instruct the presenters in regard to how the session will be conducted and this includes:
   a. Presentation times will be strictly adhered too,
   b. Inform attendees that cameras & mics be switched off during the presentations. This is to avoid potential bandwidth issues,
   c. The Session chair will use “Spotlight” to enhance the presenter and switch back to normal mode once the presentation is finished in readiness for questions,
   d. The Session chair will announce time remaining verbally with 5-minute, 2-minute and 1-minute calls. Strict adherence to timing is considered essential for a successful and enjoyable conference.
   e. When the presentation is finished, the Session chair will ask attendees to turn their cameras and mics on so everyone in the room can be seen and heard for the Q&A,
   f. The session chair is to ask that questions be held until the completion of the presentation. If necessary, the Session chair can ask that attendees use the Teams text facility for questions. This should be necessary of the attendee has limited access to a microphone or if language issues exist,
   g. The Session chair is asked to “manage” the order and duration of questions to stay within time restraints.
4. As a default position, presentations are being recorded. Please ask permission of the presenters to record their presentation. If they agree you will need set the record function prior to the presentation and switch it off if any presenter declines recording their session. The image below shows you how to do this and is activated by clicking on the three dots.
5. If technical issues are experienced, Jef Frisina, PRRES’s technical support can be contacted at jef.frisina@rmit.edu.au
6. Please note: Jef will also be randomly moving in and out of the virtual rooms to ensure the technical elements of the session are functioning well.
Record function
Guide for session attendees

Thank you for supporting this virtual conference and we trust your investment of time is well rewarded.

The following is intended to assist with the smooth flow of the presentations and assist you, as the attendee, to access the sessions that most appeal to you. Please keep in mind it is our intention that all presentations are kept to their allotted times. This will enable you to move between presentations of interest with confidence.

1. Presentations are scheduled to be 15-minutes with 5-minutes Q&A.
2. Attendee’s cameras & mics will be asked to be switched off during the presentation. This is to avoid potential bandwidth issues.
3. The Session chair will announce time remaining verbally with 5-minute, 2-minute and 1-minute calls.
4. When the presentation is finished, the Session chair will ask attendees to turn their cameras and mics on so everyone in the room can be seen and heard for the Q&A.
5. The session chair will ask that questions be held until the completion of the presentation. If necessary, Teams text facility can be used for questions. This should only be necessary if the attendee has limited access to a microphone or if language issues exist.
6. The Session chair will “manage” the order and duration of questions to stay within time restraints.
7. If technical issues are experienced, Jef Frisina, PRRES’s technical support can be contacted on the following email address: jef.frisina@rmit.edu.au

Thank you for attendance and we hope you have an enjoyable and stimulating day. Your feedback will be sought shortly after the event.
TEAMS Meeting Links for Various Sessions:

Main Room - CLICK HERE TO ENTER  From 10am-12pm; From 5pm onwards

Breakout room 1 - CLICK HERE TO ENTER  Sessions 1a-2a-3a-4a from 12.30

Breakout room 2 - CLICK HERE TO ENTER  Sessions 1b-2b-3b-4b from 12.30

Breakout room 3 - CLICK HERE TO ENTER  Sessions 1c-2c-3c-4c from 12.30

Breakout room 4 - CLICK HERE TO ENTER  Sessions 1d-2d-3d from 12.30

Joining a teams meeting without an account – link