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**PERSPECTIVE OF CONSTRUCTION INDUSTRY
PLAYERS ON MODULAR CONSTRUCTION SYSTEM
IN MALAYSIA**

Final Project submitted in partial fulfillment
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ABSTRACT

Industrialized Building System (IBS) has been used as a method of construction for decades in Malaysia. Then, a new innovation is introduced called Modular Construction System (MCS). MCS is defined as a complete box-like modules that has all the elements of a building including floor, wall, roof and exterior finishes which are produced at a factory within controlled environments. The modules will then be transported and assembled on site. Malaysia is currently not implementing MCS widely like some other countries such as China and Australia. Both countries excel in MCS and it raises some questions why Malaysia cannot do the same.

Thus, the aim of this research is to study the reasons why MCS is not being widely implemented in Malaysia. Meanwhile, the objectives of this study are to identify the benefits and shortcomings of the MCS in Malaysia, and to recommend the strategies to increase the implementation of MCS in Malaysia. For this research, the scope is focused on construction players throughout Peninsular Malaysia, such as Contractors, Developers, and Consultants. The sampling method used is the convenience sampling. This research uses the quantitative approach and the set of questionnaire survey was used to collect the primary data.

After collecting the data, the data analysis was carried out using the Statistical Package for the Social Sciences (SPSS) version 26.0. A descriptive analysis, inferential analysis and bivariate correlation analysis were carried out. The results showed that all three objectives were achieved and all research questions were answered. Apart from that, there are new findings found in this research which relates to the respondent's background with their perception on MCS. From this research, it can be inferred that MCS has many rooms for improvement before it will become widely recommended for Malaysia's construction industry.

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CHAPTER 1: RESEARCH PROPOSAL

1.1 TITLE

PERSPECTIVE OF CONSTRUCTION INDUSTRY PLAYERS ON MODULAR CONSTRUCTION SYSTEM IN MALAYSIA

1.2 INTRODUCTION

Industrialized Building System (IBS) has been used as a method of construction for decades before it became one of the common methods of construction. IBS actually has been used long before it is widely used in our country, it was just not as popular as it is now. One of the earliest projects to have used IBS in our country is the Flat Pekeliling in Kuala Lumpur. This building used IBS back in the 1960s before IBS is one of the major method of construction used worldwide (Ismail, Baharuddin and Marhani, 2013; Jabar, Ismail and Mustafa, 2013).

After many decades have past, a new innovation from the simple IBS construction has been introduced, and it is called Modular Construction System (MCS). Modular Building (MB) can be defined as innovative process of building construction using a concept of mass production of industrialized systems (identical and modules), produced at the factory within controlled environments, it includes the transportation, and the assembling of it on site (LEED, 2009; MBI, 2008 as cited in M. Musa, M. Mohammad, R. Mahbub, 2014).