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**INTEGRATED FINAL PROJECT
(BSV 370)**

**PROPERTY MAINTENANCE MANAGEMENT OF
MENARA PERKESO**

JUN – NOVEMBER 2000

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ACKNOWLEDGEMENT

Alhamdulillah, we are grateful to god and his abundant blessing of giving the strength and ability to sustain throughout writing this Integrated Final Project report with title "Building Maintenance and management of Menara PERKESO.

We also like to thank our lecturer of this integrated final project, which are;

- *En Yusof Bin Hamid*
- *En. Mohd Nadzari Mohd Jalil*

With their guidance and invaluable comment in process to complete this final project report.

Our deepest appreciation also to all staff of Pensera Sdn. Bhd:

- *En Mat Shah B. Bakrin (Head of site)*
- *Wan Nasru Wan Yusof (Charge men)*
- *Azman Ismail (Apperantis)*
- *Norihan Kamarudin (Clerk Engineer)*

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1.0 INTRODUCTION

Building Maintenance has too often been regarded as the 'Cinderella' of the building industry. Yet, the market on Building Management is good and expected to grow a rate of 8.0% to 9.0 % annually till year 2020. This is due to the rapid growth in the country development. The total market capitalization for this is in region of 5.0 to 6.0 billion dollars a near business. This is due to requirement of by laws and regulation enacted by the Government to maintain complexes to ensure safety of users, tenants and property owners. The maintenance of the built environment affects everyone continually, for it is on the state of our economic.

Maintenance starts the day the builder leaves the site. Design, material, workmanship, function, use and their interrelationship, will determine the more, the client's economic interest may work against the elimination of high maintenance costs in the building design.

Ignoring maintenance can result in serious failure. This can involve significantly more resources and a greater disruption of occupancy, than would have been the case if normal maintenance routines had been followed.

It is true that maintenance work often causes inconvenience to the building owner or occupier and can frequently disrupt industrial production. However, this can be significantly reduced by good planning, by the early of funds and by good management.