

**DEPARTMENT OF BUILDING SURVEYING
FACULTY OF ARCHITECTURE, PLANNING AND SURVEYING
UNIVERSITY TECHNOLOGY OF MARA**

**MAINTENANCE MANAGEMENT OF COMMERCIAL
COMPLEX BASEMENT**

**This academic project is submitted in partial fulfillment of the
requirement for the Bachelor of Building Surveying (Hons)**

**MOHD ADZZUHA BIN MOHD MANSOR
(2007275942)**

APRIL 2009

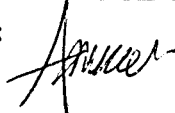
**DEPARTMENT OF BUILDING SURVEYING
FACULTY OF ARCHITECTURE, PLANNING AND SURVEYING
UNIVERSITY TECHNOLOGY OF MARA**

**MAINTENANCE MANAGEMENT OF COMMERCIAL
COMPLEX BASEMENT**

**“I hereby declare that this academic project is the result of my own research except
for the quotation and summary which have been acknowledged”**

STUDENT'S NAME : MOHD ADZZUHA B. MOHD MANSOR

SIGNATURE :



UiTM NO : 2007275942

DATE : 20th APRIL 2009

ABSTRACT

The goal of study is to view maintenance management for commercial complex basement that focus on building more than 20 years in Kuala Lumpur and Shah Alam city centre. Within this study, some objectives are formulated:

1. To identify the common problem arising in basement
2. To know the proper maintenance to avoid any serious problem related to structure, security or facilities.
3. to know the performance of management of maintenance in basement

This study is limited to maintenance staff in maintenance management for the basement for the all case study. It's also limited to public user which is use the basement for their facilities. The study used a questionnaire survey as a mean of collecting data. Close ended and open ended questionnaire were developed based on the objectives of the research.

From my research, it found in overall the old building which have basements have the similar common problem arising at basement. So, the basements should have the good maintenance management in terms of planning, scheduling, coordinating and monitoring to give the long life and can reduce the cost overhead of building. This research also provides the way how to know the effectiveness in

maintenance for this basement for proper management. Other than that, this research found the proper maintenance to all the facilities, security and structure in needed retain and avoid from disaster such as unfriendly user, crime and leaking at basement.

The data obtained was analyzed and the overall findings of the analysis were presented. The findings of this research also very useful for new generation for maintenance of new buildings in Malaysia. The way how to maintain the building it's up to maintenance management to structure their own organization in achieve acceptable standard. This research concludes and discusses the best solution and also gives recommendation to maintenance management for basement.

ACKNOWLEDGEMENT

Syukur Alhamdulillah, in the name of Allah, the almighty and the most merciful, I have been given the strength to complete this academic project as to fulfill the requirement of the Bachelor of Building Surveying with Honours in University of Technology Mara, Malaysia.

I would like to thank for the contribution of the person who shared their expertise and knowledge to ensure this research is completed on time and successfully. I am indebted, high appreciation and gratitude to the following people for their help as below:

First, Sr mahayudin Mahmood, my supervisor for his kindness in letting me to access to vital information for the study. He has been a leading proponent in writing the report with the interesting idea that encouraged me to implement for this research.

Secondly, thanks to all person who help me to collect data such as Mr Kissmi bin Mohd Abidin from Tech Art Sdn.Bhd, Mr Shahril Fahmi Ahmad from Uda Pertama Management, Mr Ishak Hashim from Urus Harta PKNS and the last but not least Mdm Teresa Lee from Ampang Park Management for their supports and encourage for doing this research.