



Sustainable Development in Malaysia & Singapore

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Chapter 1

Introduction

Thanks to King Ling College, our group got a precious chance to travel overseas to explore the world.

Our destinations, Malaysia and Singapore, have long history of development. That means, they have experienced urban decay. This arouses our interests in investigating how 4Rs strategies are used in the inner cities of Malaysia and Singapore.

In fact, pre-war buildings are commonly found in Malaysia, even inside cities. Therefore, our area of study will be places with pre-war buildings. In specific, the places are Rumah Charis, Central Market in Kuala Lumpur and Jonker's Walk, St. Paul's Church and A Famosa in Melaka.

In Singapore, old buildings still exist. Therefore, we will study how 4Rs strategies are used in Arab Street. After analyzing the strategies used in Malaysia and Singapore, we will evaluate how sustainable Malaysia and Singapore is.

All in all, our group had a great time in Malaysia and Singapore in which not only were we immersed in the exotic cultures but we also learnt concretely how 4Rs strategies could be applied to foster the sustainable development of both countries.

Chapter 2

Methodology

2.1 Choice of Method

Our study can be divided into two parts: investigating how 4Rs strategies are used and evaluating the sustainability of the countries. Quantitative method was adopted to finish these two parts. For the investigation, photograph analysis and literature review were used. For the evaluation, interview and literature review, as well as the results of investigation were used. Both photograph analysis and interview were done during the short stay in Malaysia and Singapore

2.2 Classification of the Studying Target

Although Malaysia and Singapore are close geographically, a gap exists in their level of economic development. Therefore, when it comes to urban renewal, the strategies used must be different, thus their sustainability must be different.

In this study, our group will first investigate the urban renewal strategies used in Malaysia and Singapore. Then, based on the results of the investigation, we will have an in-depth evaluation on sustainable development of both countries.

2.3 Target Group

In order to investigate how 4Rs strategies are used, the first target group must be the historic buildings.

Secondly, we will have an in-depth evaluation on the sustainable development of both countries. In order to evaluate social and social sustainability, our target groups will be shop owners and residents in Jonker's Walk and A Famosa.

2.4 Questions of Interview

1. How long have you been living in here (Jonker's Walk)?
2. Did you/your families experience the urban renewal here (Jonker's Walk)?
3. Did your business change after the urban renewal?
4. Did the relationship between you and the customers change after urban renewal?
5. Did your livelihood improve after urban renewal?

2.5 Problems Faced and Solution

2.5.1 Interview

Our group have limited time to conduct the interview due to compacted schedule, thus the information collected for our evaluation was limited. Worse still, due to language barriers, each question needed to be repeated several times which further challenge the limited time. It also took time for us to understand what the interviewees said.

In order to solve the problem of limited time, we simplified our questions and the wordings were as simple as possible so that the interviewees could be able to understand our questions more efficiently, thus we could collect more information.

2.5.2 Literature Review

Since one of our targets is historic buildings, it is difficult to trace the renewal records to understand the renewal strategies used. Moreover, although the sources are in English which help us write the report, the vocabulary is too difficult which are time-consuming to understand.

In order to solve it, we tried to find the documents from governmental websites to trace the renewal records. Also, we divided the sources into several parts and distributed to every teammate. Each teammate then drew a summary of that part, thus we could shorten the reading time

Chapter 3

Literature Review

To observe the sustainability of development of Malaysia and Singapore under the urban renewal processes in depth, we would look into the issue with specific cases under 4Rs strategies (redevelopment, rehabilitation, revitalization, and preservation).

3.1 Malaysia

According to the article, "Urban renewal the Think City way" by Opalyn Mok, five years ago, the George City, the capital city of the Malaysian states of Penang, was originally a "ghost town" pre-war buildings which were ramshackle. Being neglected by the public and administrator as well as the owners, the George City was suffering from the urban decay.

In 2008, George Town was inscribed as a Unesco World Heritage site together with Malacca, then everyone took this issue seriously and carefully. Although many stakeholders, even the newly-elected Pakatan Rakyat state government, do not have any experience in heritage conservation and urban renewal, the RM20 million allocation was fully utilised by the federal government's own special purpose vehicle, Think City, to create changes to George Town. At last, it effectively stopped the urban decay to bring new life to the city. It took charge of a prototype urban regeneration grant programme, George Town Grants Programme (GTGP). This programme can encourage the building's owners to restore their decaying buildings by using seed money given from GTGP.

RM20 million was used on several purposes. For example, it was used on restoring a great deal of heritage buildings, preserving many living heritages and keeping the remaining community and culture alive, boosting the economy growth, as well as ensuring the city is not merely an empty husk of newly restored heritage buildings.

George Town today is a far cry from what it was more than five years ago and Think City has mainly achieved what it set out to do.

3.2. Singapore

According to the article, "Heritage and Modernity in Singapore's Urban Renewal", in the 1980s, there were neglected buildings across neighbourhoods in Chinatown, Little India, and the old Malay quarter of Kampong Glam. These neighbourhoods were filled with dilapidated and abandoned 'shophouses', typically two or three-story row buildings with a business on the ground floor and residences above.

The city had considered demolition as part of the urban renewal plan, the government's awareness was raised and they moved forward on a conservation plan instead. They recognized that the preservation of these communities would help create Singapore's own unique heritage and modern multicultural identity, while being able to boost renewed economic and cultural activity back into the heart of the city.

Hence, in 1989s, Singapore's Urban Redevelopment Authority (URA) established the Conservation Master Plan which included new restoration guidelines, laws, and policies, as well as an educational component. The plan aimed at promoting heritage conservation and Singapore's cultural and economic benefits to local residents and businesses. The URA consulted with the private sector and invited new business opportunities to carry out commercial activity and tourism again in the historic areas.

The projects provide the best cross-regional lessons in land use practices. It clearly demonstrates that heritage conservation and modernity are not necessarily in opposition. Its balanced, market-oriented approach encourages owners and developers to restore their properties to accommodate new functions. It thus ensures that old buildings remain economically viable and are well maintained to prolong their life spans.

Chapter 4

4Rs Strategies Used in Malaysia & Singapore

4.1 Kuala Lumpur



1

According to our tour guide, Miss Fun, Central Market was built in 1888. It was originally an open market, then became a British style concrete building in 1935. By observing the design of the building, it is still in British style, so preservation has been adopted.

Fig.4.1.1 Outlook of Central Market

²Walking into the building, the structure was still complete and public facilities like toilets and emergency exits were added, thus rehabilitation has been adopted. There are urban greenings around the building and businesses were set up inside the building, thus revitalization has been adopted. All in all, revitalization, rehabilitation and preservation were adopted as urban renewal here.



Fig.4.1.2 Inside Central Market

¹<https://upload.wikimedia.org/wikipedia/commons/thumb/6/66/KLCentralMarket.JPG/1200px-KLCentralMarket.JPG>

²<http://static.asiawebdirect.com/m/kl/portals/kuala-lumpur-ws/homepage/attractions/central-market/allParagraphs/01/image/central-market-interial.jpg>



Fig. 4.1.3 Outlook of Rumah Charis



Fig. 4.1.4 Outlook of Sultan Abdul Samad Building

According to our tour guide, the orphanages in Malaysia are the houses donated by wealthy people. The orphanage that we visited, Rumah Charis, is a house donated by wealthy people. This house is still in 20th Century style, that means preservation has been adopted. Inside the house, it is no longer only residential housing. There are bedrooms, music room, large canteen and small playground. With the change of usages of the house, revitalization has been adopted. Since the facilities are quite new and the structure is complete, rehabilitation has been adopted as well.

Sultan Abdul Samad Building is located at opposite of Kuala Lumpur City Gallery. According to our tour guide, this was once the government office during British administration. Since this building preserved the clock tower and is still in British style, thus preservation has been adopted. Now, this building is used as the high court, thus revitalization has been adopted. However, since we could not visit enter the building, it is hard to say if the rehabilitation has been adopted, but clearly, the structure of the building is still complete, so maintenance has been conducted.

³<http://1.bp.blogspot.com/-kHI87Dmv1mw/TuIFYBNe5qI/AAAAAAAAABRA/TcpGWI6kGIE/s1600/Picture2.jpg>

4.2 Malacca



Fig. 4.2.1, 4.2.2 Two Chinese Heritages in Jonker's Walk

According to our tour guide, Jonker's Walk was the residential area of Malacca Chinese, so Chinese heritages could be easily found. These two Chinese heritages keep the traditional Chinese building style and drawings, thus preservation has been adopted. However, we could not enter these two buildings, thus we could not know the present usage, so it is hard to say if the revitalization has been adopted. Clearly, maintenance has been conducted on these two building, thus they look clean and complete.



Fig. 4.2.3 Geographer Cafe



According to our tour guide, Malacca was governed by Netherland, thus Netherland-styled building could be found here. The building in Fig. 4.2.4 is the most complete Netherland-styled building in Janker's Walk, thus preservation and rehabilitation have been adopted.

Geographer Cafe originally was a residential house. This house has a long history and still exists nowadays, thus preservation has been adopted. Also, it is a restaurant instead of a residential house today, thus revitalization has been done.

Fig. 4.2.4 A Netherland Style Building



Fig. 4.2.5 St. Paul's Church



Fig. 4.2.6. A Famosa

St. Paul's Church was built in 16th Century. Due to several wars, part of it was destroyed. Now, it no longer functions as a church, but a tourist spot. Therefore, both revitalization and preservation have been adopted.

A Famosa was a defensive wall during the wars. It was heavily destroyed during a war with Britain. Now, it is a tourist spot, thus revitalization and preservation have been adopted.

4.3 Singapore



Fig. 4.3.1 Graffiti in Arab Street

In Arab Street, most of the buildings are normal residential buildings, no historic building was found during the trip, so preservation is not adopted here. However, graffiti could be easily found here. These two photographs were the graffiti taken in an alley in Arab Street. Since graffiti is a symbol here, revitalization has been adopted.



Fig. 4.3.2 Graffiti in Arab Street

All in all, since Malaysia has a long history of development, historic buildings were easily found. When it comes to urban renewal, most of them are preserved, rehabilitated and revitalized. Therefore, preservation, rehabilitation and revitalization are three main urban renewal strategies used in Malaysia

For Singapore, since she has a shorter history of development, less historic building is found. Thanks to the urban renewal, the whole city looks energetic even though there is existence of extensive old buildings.

Chapter 5

Evaluation on Sustainable Development of Malaysia & Singapore

5.1 Malaysia

In Malaysia, as analyzed in Chapter 4, revitalization, rehabilitation and preservation are the main strategies used for urban renewal. By these measures, criteria of sustainable development can be fulfilled.

Firstly, on social aspect, it enhances the social image of the old urban area. It is believed that before revitalization, the buildings were empty and the community was gloomy. Now, the buildings are energetic and densely populated which enhanced the social image.

Secondly, the living standard of the locals increases. Our group have interviewed with a hawker in Jonker's Walk , he claimed that developing that area into tourist spot did increase his living standard since the price of souvenirs are higher than selling daily necessities.

On economic aspect, revitalizing old buildings into tourist spots enhanced the economic development of Malaysia. Originally, the old buildings were of institutional land use and empty which could not help developing the economy. Now, tertiary industry is developed, the land use becomes commercial, the economy is rapidly developed.

On environmental aspect, keeping the original road design reduces the traffic, thus reduces air pollution. Redevelopment does not apply in most of the renewed area, thus early 20th Century urban design has remained and road is absent or rarely present during our investigation in Jonker's walk. Most of the tourists go there on foot, or by rickshaw. Thus, air quality is high there and environmental sustainability is achieved.

Some may worry that developing tourism in old urban area may cause a loss of local culture. However, only a transnational company (H&M) set up business there, others are local shops. Also, Malaysian style souvenirs

were found everywhere. It proves that local culture is preserved to ensure social sustainability.

In conclusion, regarding social, economic and environmental aspect, preserving historic building and revitalizing them into tourist spots in Malaysia can achieve sustainable development.

5.2 Singapore

In Singapore, as analyzed in Chapter 4, revitalizing the society by graffiti is adopted. This measure achieves some of the criteria of sustainable development.

Firstly, on social aspect, it increases the social image. It is believed that originally, the walls were grey concrete. Now, colorful graffiti is drawn to bring an energetic atmosphere, thus increasing the social image.

On economic aspect, the painting of graffiti has become a tourist spot in Ahab Street to boost economic development of Singapore. In Ahab Street, cafes with graffiti are set up, thus our group believe that it brings extra income to the residents there to boost economic development.

On environmental aspect, since destruction or advancement in the environment is not found, so it is difficult to evaluate on this aspect.

However, on economic aspect, the tourists do not really develop the economy. Our group has interviewed a cloth seller in Ahab Street, he claimed that his business did not obviously improve even though tourism is developed. We conclude that the reason behind is the tourists aim at taking photographs of graffiti but not consuming, thus popularity increases but business remains unchanged. Therefore, the economy still not yet well-developed.

In conclusion, the practice of revitalizing the community with graffiti can achieve sustainability on social aspect. Regarding economic and environmental aspect, sustainability cannot be achieved.

Chapter 6

Conclusion

After finishing the project, our group successfully investigates and analyzes how urban renewal strategies have adopted in Malaysia and Singapore. Based on the analysis, we come up with the evaluation that how sustainable Malaysia and Singapore are.

Pertaining to the urban renewal strategies adopted in Malaysia, preservation of historic buildings and revitalization of converting historic building into tourist spots are adopted. In Singapore, revitalization of the community by drawing graffiti is adopted.

Furthermore, regarding the sustainable development in Malaysia, it is sustainable on social, economic and environmental aspects. For Singapore, it is sustainable on social aspect only. By comparing their development, Malaysia is more sustainable.

In conclusion, not only was the tour in Malaysia and Singapore a collective memory for our class, but it was also a good learning experience for us, especially our studies in 'sustainable city'. We are all so thankful that we could have such a precious chance to explore the world.

Chapter 7

Reflection

7.1 Day 1

5D 29 Wong Ting Yiu

On the first day of our trip, it was full of hardship and fulfillment. First, we served the orphans under the hot environment, and we had a good time with them. Then, we enjoyed the nature by watching fireflies.

After today's trip, I realize how lucky I am. The orphans are left behind by their parents who take drugs. It is lucky that my parents treat me as treasure and I grow up in a warm environment. When I become a parent in the future, I would not leave my children alone to avoid tragedy so that every generation could grow in a stable environment to keep our social harmony.

5D 25 Huang Sum

On the first day of the tour, we took the plane for about 4 hours to Kuala Lumpur, then directly went to Rumah Charis for the charity work. When we arrived at Rumah Charis, there were many children smiling and greeting us upstairs. They were so lovely, but no one could even imagine they suffered from tragedies at young age. Our generation was much luckier than those children.

From now on, I will not complain about what I do not have, because at least I have a place to call home, my parents to give me guidance and always cheer me up.

7.2 Day 2

5D 23 Chung Yiu King

On the second day, we went to several destinations in Kumar Lumpur. Not only are they well-known, but they are also fabulous.

For instance, at "Tugu Negara", the National Monument in Jalan Parlimen, staring at the spectacular statue, I realized that Malaysia's golden success is based on these greatest soldiers. As the saying goes, no pain, no gain. I, as a student who will take HKDSE soon, should work hard to achieve the brightest success.

After all, other tour spots like the Central Market and Kuala Lumpur City Galley played their essential role in my trip for raising my eyebrow.

7.3 Day 3

5D 26 Ko Kwan Ho

This is the third day of Grand Tour in Malaysia. After breakfast, our class visited the Red House and St. Paul Church which are the famous historical sites in Malacca. The Red House has a magnificent appearance. After that, we visited the St. Paul Church. Visiting the St. Paul Church can let us know more about the history of Malacca. Also, we can understand the local more by visiting their historical sites.

After visiting the Red House and St. Paul Church in Malacca, we can have a better understanding on the history of Malacca. Since Malacca is one of the largest trading ports in the world. Visiting Malacca enables us to broaden our horizon. We can learn more about the culture of different countries when we visit other places. Although the weather was hot at that moment, it was a great chance for us to step into other's shoes since Hongkonger is blessed. It was a good day for us to experience more and explore the nature.

5D 27 Lee Tsz Chung

On day3, we have paid a visit to myriads of historical sites and well-known tourist attractions, namely the Jonker's walk, the stadthuys, St. Paul church Melaka, A'famosa and Melaka straits mosque. All these spots have immensely astonished us by their gorgeous appearance and exotic atmosphere.

More impressively, we found that most of these spots are preserved very well, without any kind of vandalism. This can probably be attributed to the moral behaviours of all visitors.

Comparatively, in our motherland, it is not uncommon to witness our historical buildings being vandalised or painted without official permission.

In a bid to preserve our precious historical building well for our future generations, we ought to cease the prevalence of this awful manner and promote a good culture of cherishing.

7.4 Day 4

5D 30 Wong Yik Pan

On day 4, we spent the entire day in LegoLand. I thought it would be boring because I was not interested in Lego and it sounded childish. At first, I was just simply going around the park and played some games. To be honest, none of them really amused me. Not to mention the small size of the park, I spent only few hours and finished walking. With my disappointment, I walked into the 'Academy', a center for playing bricks. I picked some bricks and made some works. Surprisingly, I found myself addicted to those brick and even joined the programming lesson with some kids. I had spent all the time on it until the end of the day. It was definitely an unforgettable experience for me.



5D 28 Wong Hang

Lego had been a symbol of creativity. By using cubes and blocks, everyone can create anything as we can.

Nothing is impossible in Lego world, there are things that you can't imagine. After visiting the Legoland, I found some of the themes are remarkable and similar with the knowledge that I learn from Geography. In LEGO Technic, participants can make use of Lego blocks to build some earthquake-proof structures. One of the major hints is to keep the buildings as short as possible. When we finished our work, we can place it on a shaking board in order to test the strength to see whether it would collapse or not to avoid injury and death during the earthquake.

Moreover, Legoland is a place that I found it exciting among the 5-day schedule. All of us enjoy the day, and we always work together. I am sure that it must be a remarkable memory of our class. Acting as part of the class, I do enjoy the moments with my classmates, our friendship will never fall apart.

7.5 Day 5

5D 24 Eng Man Him

On the fifth day which was also the last day of our journey, we visited the Singapore Botanic Gardens. Unlike Hong Kong, Singapore, a tropical rainforest, has a larger variety of plants species. The rainforest does not only show the diversified plants, but also reveal the climatic difference between Hong Kong and Singapore.

Since it was the last day of our journey, our class treasured our time to taste the local food, to buy souvenir as well as taking photos to record our remarkable and invaluable journey. Although the grand tour only lasted for 5 days, we experienced a lot in Malaysia and Singapore together. It is hoped that there will be one more chance to visit another place together in the future.

Chapter 8

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