

TRITERRA Journal

A TRITERRA
PUBLICATION

TRIVIA
SEASON'S GATHERING
TRITERRA LIFE

TRIBUTE
NEW ERA CREATION
TAKING SHAPE
THE YEAR THAT WAS

TRIBUNE
CELEBRATING MALAYSIA
A NEW YEAR
A NEW DECADE



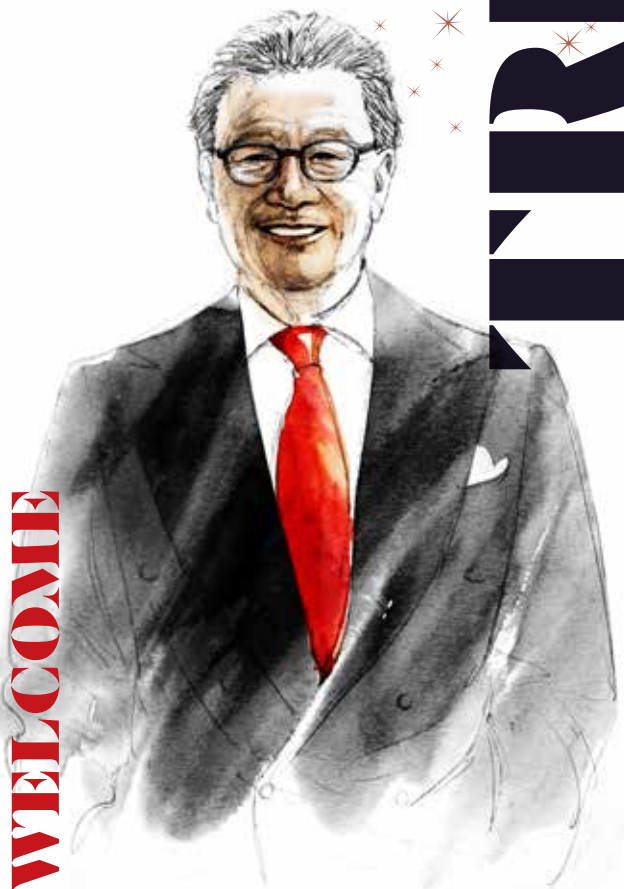
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2019

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WELCOME
TRITERRA

CELEBRATING MALAYSIA:
**A New Year.
A New
Decade.**

WELCOME



MESSAGE FROM THE CHAIRMAN

People always say 'time flies'. From experience, it only does when you are having a good time! I speak on behalf of the entire Triterra family when I say that 2019 flew by, thanks to each and every one of you. None of this would have been possible without your continued and valued support.

2019 was particularly notable as we moved into Year 2 of '*Malaysia Baru*'. The changing dynamics of the world and Malaysia propelling industries and communities to proactively evaluate their positions – breaking new ground and opening up new prospects.

2020, I believe will bring its own mix of successes and challenges. Here at Triterra, our focus will remain on The MET Corporate Towers (The MET) and efforts to give back to you, our stakeholders, customers and clients. The Team is working tirelessly to ensure The MET's value continues to rise and hopefully this will be reflected in the market demand and interest come 2021.

As this remarkable year draws to an end, let me close by wishing you all a Merry Christmas and Happy New Year. May 2020 arrive bright with opportunity for all!!

DATUK SERI MICHAEL YAM
CHAIRMAN, TRITERRA



LUKISAN WAWASAN 2020

From the Koleksi Lukisan Wawasan 2020, 'Wawasan 2020: Antara Realiti Dan Fantasi', Coretan Anuar

MAY 9TH, 2018. A DAY THAT WILL BE ETCHED IN MEMORY FOREVER,
NOT JUST FOR THE CHANGE IT WOULD BRING TO MALAYSIA BUT
THE HOPE FOR BETTERMENT AND IMPROVEMENT FOR ALL.

One and a half years on, as we stand on the cusp of a new year and a new decade,
there is still much that we as Malaysians can do to contribute towards nation building...
but first a look at how we have fared as '*Malaysia Baru*'.

FAMILIAR IDEALS,
NEW PURPOSE

After a period of consolidation, rehabilitation and resetting, the first thing one would notice about *Malaysia Baru* is that it is no longer just about government, corporations or history. It is about our values, our culture, our future and the *Rakyat's* wellbeing.

Every day, we see Malaysians stand up and 'vote' for the future of the country that we want by the actions we take or do not take.

No matter our differences, we remain steadfast in doing right by our beloved nation including supporting *Harimau Malaysia*.



PREMIUM INVESTMENTS BY 91 MNCS. RM8 BILLION FDI. 8,800 HIGH-SKILL JOBS.

THESE NUMBERS ARE TESTAMENT TO THE TRUST AND SUPPORT OF THE GOVERNMENT IN INVESTKL'S ABILITY TO DELIVER.

ACHIEVED IN LESS THAN 9 YEARS, INVESTKL INITIATIVES HAVE INCREASINGLY GAINED TRACTION, BOOSTING THE ECONOMIC MULTIPLIER EFFECT AND ENHANCING THE LOCAL ECOSYSTEM.

DATUK SERI MICHAEL YAM



DELIVERING PROMISE

The people's welfare in the form of minimum wages, cost of living and social welfare have been put at the forefront of the Government's agenda.

The zero-rating of the Goods & Services Tax (GST), greater freedom of expression to the sustained pursuit of justice and continuing institutional reforms to empower, *inter alia*, the judiciary and the Malaysian Anti-Corruption Commission, represent a new phase in the '*the way things are done*'.

LIVING UP TO
EXPECTATIONS

Whilst the original aspiration for the country to reach self-sufficient, industrialised nationhood by 2020 has been set back, ultimately, Malaysia remains on the right track.

Jobs are available and the country's economic growth is still commendable amidst fears of a global economic slowdown. We have emerged as the world's best country to invest in or do business for 2019.

Visit Malaysia Year 2020 is expected to draw in 30 million tourists. "As Malaysians, we must unite and come together to show the world how unique Malaysia is, for leisure, business or investment. The spill-over benefits will extend to all walks of life, businesses and industries," Dato' Wira Lim Teong Kiat.



I SEE HOPE FOR THE ECONOMY AND THE PROPERTY SECTOR SPECIFICALLY. BETWEEN THE CURRENT STIMULUS AND PREVIOUS COOLING MEASURES, I SEE THE NATION MOVING TO A HEALTHIER AND MORE INCLUSIVE REAL ESTATE MARKET. OUR GROWING POPULATION, INFRASTRUCTURE AND SME GROWTH IN GREATER KL SHOULD IGNITE FURTHER INTEREST IN THE SECTOR.

CHRISTOPHER LIM



TRITERRA

Hari Malaysia

SURVEY RESULTS

WHAT ARE YOU MOST GRATEFUL FOR?	WHAT IS YOUR WISH FOR MALAYSIA?	WHAT DO YOU THINK UNITES MALAYSIANS?
<div><div></div>32.6%</div> <p>HARMONY</p>	<div><div></div>30.4%</div> <p>PEACE/UNITY</p>	<div><div></div>52.2%</div> <p>FOOD</p>
<div><div></div>23.9%</div> <p>CULTURAL DIVERSITY</p>	<div><div></div>15.2%</div> <p>STRONGER ECONOMY</p>	<div><div></div>10.9%</div> <p>PEACE/UNITY</p>
<div><div></div>10.9%</div> <p>OUR PEOPLE (& FOOD)</p>	<div><div></div>15.2%</div> <p>PROGRESS</p>	<div><div></div>10.9%</div> <p>SPORTS</p>

As we gathered our friends and family together for Malaysia Day celebrations in September, we took the opportunity to ask them what it means to be Malaysian; and what their hopes and aspirations are for our beloved nation come 2020.

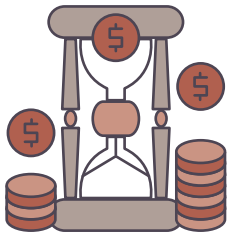
WE SHARE THEIR TOP 3 WISHES HERE



BUDGET 2020

— SHARED PROSPERITY —

SUSTAINABLE & INCLUSIVE GROWTH
TOWARDS A HIGH INCOME ECONOMY



ECONOMIC OUTLOOK*

CONTINUED PACE OF GROWTH

4.8%

GDP GROWTH FORECAST 2019



6.2%
SERVICES



4.1%
MANUFACTURING



3.7%
CONSTRUCTION



2.1%
PRIVATE INVESTMENTS
PICK UP IN 2020
1.5% IN 2019

INFLATION & UNEMPLOYMENT REMAIN LOW

2.0%
Inflation
rate

3.3%
Unemployment
rate

Labour market conditions
expected to be stable



FISCAL POLICY*

COURTING HIGH VALUE-ADD INVESTMENT

Customised packaged investment incentives to
attract Fortune 500 companies and global unicorns



765,000

NEW JOBS IN 5 YEARS

Investment support for SMEs, exporters
and the Malaysians@Work initiative.

DESTINATION OF CHOICE

InvestKL as a 'special channel', to attract
multinationals especially from China and
to differentiate us from our neighbours.

SME

To improve adoption of
IR4.0-related technologies.



RM21.6B
National
Fiberisation
& Connectivity
Plan

>RM1B
grants for
adoption of
5G, digital
& business
automation

10-year tax exemptions for
Electrical & Electronics (E&E)
firms, incentives for e-wallet
and more



REAL ESTATE

ENHANCING REAL PROPERTY GAINS TAX (RPGT)

For the disposal of properties of more than
five years, the base year of acquisition
will be revised from 1 Jan 2000 to

1 JAN 2013

REVIVING BANDAR MALAYSIA



CATALYST

Kick-start the
construction industry
Create thousands of jobs
Multiplier effect on economy



REDUCTION IN THRESHOLD FOR FOREIGN OWNERSHIP

High rise property prices in urban areas
to be reduced from RM1M to

RM600,000



“
WE MUST ALL DO OUR PART TO
FUTURE-PROOF THE COUNTRY FOR
THE NEXT GENERATION, TO GIVE BACK
WHAT WE HAVE GAINED FROM THE
NATION, THE INDUSTRY AND TO HELP
NURTURE YOUNG PEOPLE TO BE
THE BEST THEY CAN BE.
”

DATUK SERI MICHAEL YAM

BUILDING BLOCKS OF CHANGE

Against the backdrop of global uncertainties, the Government unveiled Budget 2020.

Foregoing the pomp and flash of new mega infrastructure projects and generous handouts, the Budget gamely sets the tone and course towards a new narrative come 2020. Overall, the people, property and technology sectors emerged as clear winners.



**NOW MORE THAN EVER,
IT IS IMPORTANT FOR
US TO ENCOURAGE
ENTREPRENEURIAL ACTIVITY.
THERE SHOULD BE A
CONCERTED EFFORT FROM
EVERYONE, NOT JUST THE
GOVERNMENT TO CREATE
A MORE CONDUCIVE
ECOSYSTEM ESPECIALLY
FOR SMEs IN THE LONG
TERM TOWARDS 'SHARED
PROSPERITY'.**

DANIEL LIM



SHARED PROSPERITY 2030

In May 2019, a new road map for the country was launched. This fresh vision is aimed at restructuring the country's economy to be more progressive, knowledge-based and high-value.

Critically, it will focus on addressing long-standing divisiveness by celebrating cultural diversity and creating decent living standards for all Malaysians. Key to this is closing the gap between rich and poor as well as overcoming social issues.

WHERE DO WE GO NOW?

Onward, we say. We need to get used to new ways of doing things. Words need to be translated into actions that people can both see and benefit from. It is the only way we can stay the course that we set for ourselves on May 9th, 2018.

Malaysians from all walks of life must take a long hard look at the values, traditions and things that make us Malaysian; use it to empower ourselves, empower our entrepreneurs, empower our younger generation to look outwards and beyond.

In this way, we can expand our horizons to include global opportunities, and move Malaysia into a new dimension of economic growth and shared prosperity.



**AS THE COUNTDOWN
CONTINUES TO THE 2020
TOKYO OLYMPICS, IT IS MY
HOPE THAT MALAYSIANS
WILL SET ASIDE THEIR
DIFFERENCES AND RAISE
THE JALUR GEMILANG AS
ONE IN SUPPORT OF OUR
BRAVE ATHLETES WHO WILL
REPRESENT MALAYSIA. WHO
KNOWS, OUR FIRST GOLD
MAY BE WITHIN GRASP!**

DATO' WIRA LIM TEONG KIAT



MUSINGS

TRITERRA



As another great year draws to a close, it is a natural time to look back, reflect on achievements; and look ahead, to see what we still need to accomplish.

On reflection, Triterra is moving steadily forward on the course we set three years ago to redefine work spaces via The MET Corporate Towers (The MET). We are now expanding our efforts toward attracting signature retail outlets and implementing initiatives such as our 'last mile' and 'occupancy-driven' programmes. It is our hope that The MET will live up to its promise of 'the new business class' post-handover via these initiatives.

I must also make special mention here of New Era Creation Sdn. Bhd., our newest family member. Under the able guidance of Chairman Dato' Abu Bakar, Executive Director, Shaun, Director, Mr. Seow and Project Director, Marcus, we have gathered a dynamic team with a balance of experience and youth. One where vibrancy, safety, no-corruption, quality and timeliness always take priority.

On that note, I am pleased to announce that The MET's substructure and podium have been completed and we are slightly ahead of schedule!

But none of this could have been achieved without you: our stakeholders, friends, colleagues, The MET Owners Club and The MET Dream Team. A big thank you to you; we end 2019 stronger because of you.

So, it is with great optimism and hope that we look forward to another tremendous year with all of you.

Merry Christmas, happy holidays and may God's blessings be upon you. Till next year!

CHRISTOPHER LIM
CEO, TRITERRA



NEW ERA CREATION SDN. BHD.



A NEW ERA OF CONTRACTING

It is a bright sunny morning when we descend on the New Era Creation Sdn. Bhd. (N.E.C.) bunch at the 'car park' office they affectionately call home as construction of The MET Corporate Towers (The MET) progresses.

Built over the last 15 months, N.E.C.'s team already live up to values such as integrity, teamwork, efficiency and innovation with pride; "N.E.C. is about representing the very best of what the construction industry can aspire to in meeting every client's present and future needs," says Marcus Tang, Project Director.



SEOW LIT FONG



DATO' ABU BAKAR



SHAUN MOK

Chairman Dato' Abu Bakar together with Executive Director, Shaun Mok and Director Seow Lit Fong form the backbone of N.E.C. in governance, initiative and experience with the able support of fellow director, Christopher Lim at the Board Level.

We speak to various members of the team to delve a little deeper into the minds behind this exciting new venture.



1

WHAT DOES N.E.C. STAND FOR?

It stands for New Era Creation... but there appears to have been some good-natured debate amongst the team beforehand!

No Extra Commissions

It also stands for 'No Bribery Policy'!

JONATHAN SEOW
Site Manager and QA/QC Supervisor

Not Even Close

SURESH KUMAR
Senior Site Supervisor

Personally I had a few names in mind, one of which was 'New Excel Construction'.

SEOW LIT FONG
Director

Never Ending Challenges

SHAUN MOK
Executive Director

We had so many ideas but ultimately we wanted a name that spoke for us, so *New Era Creation* was the best fit.



2

HOW WOULD YOU DESCRIBE N.E.C.'S PERFORMANCE IN THE LAST 6 MONTHS?

A company that prioritises quality over quantity, no matter what. Motivated to keep going to achieve our goals, whether we are having ups or downs.

NURUL SHAHIDATUL
Site Admin.

EXCELLENT!
Evident from the completion of The MET's Podium reinforced concrete (RC) works and staying on schedule despite a myriad of challenges from design to construction methodology that we needed to adopt for complicated structural works e.g. the Cantilevered Glass Box.

SEOW LIT FONG
Director



PROPERTY DEVELOPMENT IS NOT JUST ABOUT THE SALE AND CONSTRUCTION OF PROPERTIES. IT IS A BUSINESS PROCESS THAT BEGINS FROM THE MOMENT YOU PURCHASE A SITE TO PLANNING, CONSTRUCTION AND HANDOVER.

DATO' ABU BAKAR, CHAIRMAN
NEW ERA CREATION SDN. BHD.



3

WHAT DO YOU THINK SETS N.E.C. APART FROM OTHER CONSTRUCTION COMPANIES?

Our new and young team – always open for discussion and fresh ideas. Participative management with early involvement which increases accountability and responsibility among downline staff and ground level team.

SURESH KUMAR
Senior Site Supervisor



There is a zero-tolerance policy towards plastic and corruption – it makes our site a 'clean' one. On a lighter note, we have an awesome Office - probably the nicest site office ever... and there is Fellowship Lunch every two weeks.

RICKY LEE
Project Manager



4

WHAT ARE N.E.C.'S WISHES FOR 2020?

To complete all major structure work on time and work more effectively.

NORHAMIDI NORDIN
Site Surveyor

To continue the momentum towards achieving our planned targets and develop our human resources in both technical and construction management competencies.

SEOW LIT FONG
Director



Further unification of the team. Influence other sites that we value our site workers, even though they're our subcontractors. Effect change slowly but surely...

SHAUN MOK
Executive Director

It was with a little reluctance that we took our leave of N.E.C.'s merry band of men (and women). What stands out the most is that on every level, people always come first; excellence, pride in their work and innovation come in as very close seconds. We wish the Team all the best and look forward to seeing N.E.C. take it to the next level in 2020.

Hari Malaysia

SITE PARTY



MONDAY, 9 SEP 2019

In the spirit of togetherness, the team was treated to a fun day of delicious Food Truck fare, cool drinks, live music and good company.



1. Construction Industry Development Board (CIDB) visits the Site
2. Approaching Level 10
3. Future alfresco dining area
4. The grand 10m high lobby



TAKING SHAPE

THE MET
SITE PROGRESS
DEC 2019



LED ON!

MONDAY, 18 NOV 2019

It is bright, blue and a first in Mont' Kiara. The MET Corporate Towers' brand new hoarding features an L.E.D. display panel that tells you the time, which 'floor' we are at and a countdown to topping out.

LOOK OUT FOR IT!



mar

TRITERRA
IN THE NEWS

20
19

feb

jun

FEBRUARY

Built to Last
MALAYSIA TATLER, FEB 2019

MAR

Roots – A Celebration of Culture
NANYANG BUSINESS DAILY, MAR 10, 2019

APRIL

The Evolution of Office Space
FOCUS MALAYSIA, APR 12, 2019

JUNE

The MET Corporate Towers
@ KL Metropolis
BUILDING & INVESTMENT, JUN 2019

Building Business Communities
at The MET Corporate Towers
THE EDGE CITY & COUNTRY,
JUN 22, 2019

JULY

Office Owners Need to Up
Their Game
FOCUS MALAYSIA, JUL 12, 2019

AUGUST

Malaysian Personalities
Recommend Top Eats from
Each State in the Country
THE EDGE OPTIONS, AUG 26, 2019
A Walk Down Memory Lane
THE EDGE CITY & COUNTRY,
AUG 26, 2019



apr



jul



aug



jun

UPCOMING HIGHLIGHTS AT MITEC

9 – 11 JAN 2020

Café Malaysia

An international café equipment and technology exhibition to source for supplies, new business opportunities and more.

2 – 3 MAR 2020

Global Drone Conference and Hackathon 2020

Join the conversation with experts and key figures on the future of the commercial drone market.

6 – 9 MAR 2020

Malaysian International Furniture Fair 2020

Southeast Asia's Largest Furniture Trade Show to get connected and grow your business.

1 – 4 APR 2020

Malaysia International Halal Showcase

Expand your 'halal' horizons at the World's largest halal showcase with international players and traders.

* Events listed are correct at time of print, however, readers are to kindly refer to the respective websites for the full information, we make no warranty as to the accuracy of all information.



THINGS TO DO WITH THE FAMILY



HOLIDAY SEASON

KEBUN-KEBUN BANGSAR

urban farm: growing for the community

Join volunteers on weekends to cultivate garden terraces planted with flowers, fruits and vegetables. A small rice paddy, bee hives, roaming chickens, ducks, geese, a few turkeys and a lone brown cow, add to the farm's charm.

facebook.com/kebunkebunbangsar/

WHY IT'S GREAT?

Open to the public, you can take home the produce grown there. For Durian fans, if you are lucky, you might just get a free Durian 'makan' on the day.

FOREST RESEARCH INSTITUTE MALAYSIA (FRIM)

forest reserve: connect with nature in the city

FRIM is a great avenue to introduce kids to the wonderful world of nature. For just RM1.00, there is a plethora of educational experiences to be had: insect house, herbal botanical garden, jungle trekking, bird watching or a picnic by the waterfall.

frim.gov.my

WHY IT'S GREAT?

There is plenty of fresh air, wholesome activity amidst nature and you get to leave behind the stress of the city without leaving the city!

BATIK BOUTIQUE

social enterprise: fashion for a good cause

Tap into your creativity with this traditional Malaysian craft and try your hand at batik painting or *shibori* dyeing (which can be exceedingly therapeutic). Make anything you like, from journals to batik napkins or even an iPad case.

thebatikboutique.com

WHY IT'S GREAT?

Batik Boutique sources materials from family-run businesses in Malaysia's East Coast states and helps marginalised, lower income women to earn a sustainable wage.

ILHAM GALLERY

public art gallery: arts education

Get artsy-fartsy every weekend with kids tours, live events, an eclectic selection of multimedia exhibitions and public programming. It is the perfect introduction for kids (and adults) to the world of fine art!

ilhamgallery.com

WHY IT'S GREAT?

Admission is free and the gallery's grounds include a giant copper-clad sculpture – the first ever permanent public work by Chinese artist, Ai Weiwei in S.E.A.

RIUH

curated community platform: adding soul to KL!

Held monthly, families can enjoy the weekend together snacking on yummy treats, browsing pop-up stores of homegrown artisanal brands, attend fun workshops, and see live acts. Entry is free but shopping up a storm is entirely optional.

riuh.com.my

WHY IT'S GREAT?

Local vendors, entrepreneurs, emerging artists and performers get to share and showcase their products and talents.



PUBLIC
ART

ILHAM GALLERY

SOCIAL
ENTERPRISE

BATIK BOUTIQUE



THE BOND OF FAMILY
AND INTEGRITY ARE
VALUES THAT CARRY YOU
THROUGH LIFE...
RESPECT, FAMILIAL PIETY
AND HARD WORK ARE
ALL A PART OF IT.



JAMES YAM



WITH FAMILY,
WHAT REALLY MATTERS IS
NOT WHAT WE BUY, BUT
WHAT WE BUILD TOGETHER,
NOT WHAT WE HAVE,
BUT WHAT WE SHARE;
NOT OUR COMPETENCE,
BUT OUR CHARACTER.
AND NOT OUR SUCCESS BUT
THE LEGACY WE LEAVE BEHIND.

ANONYMOUS



URBAN
FARM

KEBUN-KEBUN BANGSAR



FOREST
RESERVE

FRIM




CURATED
PLATFORM

RIUH

WHEN YOU GROW UP IN A CLOSE-KNIT FAMILY, YOU CROSS AGE GROUPS
AND BARRIERS. THIS SHAPES US AND ALLOWS US TO EMBRACE LIFE.

DANIEL LIM

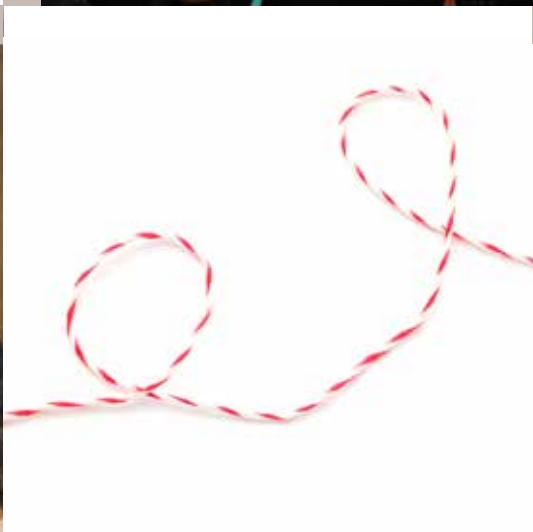
TRITERRA LIFE

Moments in time, captured during a host of different events, from casual company outings and dinners to events with fellow partners and friends. The Triterra team is always up for a good time.

For enquiries on Triterra or The MET Corporate Towers:

TRITERRA CONCIERGE

010 229 2882 | concierge@triterra.com.my



- IA - ID** 3 & 12 Dec 2019
Triterra 2019 Christmas event
- 2** 7 Nov 2019
FMM Dinner event
- 3** 14 Nov 2019
Bank of Singapore event
- 4** 19 Sep 2019
The MET Owners Club
Welcome Dinner @ Horizon Grill
- 5** 11 Jul 2019
Triterra Connect @
Party Room Malaysia
- 6** 15 Aug 2019
The MET Owners Club Casual
Connect @ Jarrod & Rawlins
- 7A - 7B** 12 Sep 2019
The MET Dream Team Connect
@ Burnin' Pit

