

FLASH

29

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News+FLASH is the digital offspring of INTERSECTION. It is published digitally each fortnight for the foreseeable future, until we run out of ideas, articles or money.

**ALSO
IN THIS ISSUE :**

**DINNER WITH NEWLY
MINTED ARCHITECTS**
Contributed by Ar. Brendan Tong



1 ID PROJECTS FEATURE :
DESIGN BY SPATIAL & PROPORTION MANIPULATION:
A FANCY APARTMENT WANNABE
Wong Zi Tao
- PG 2



2 PAM COUNCIL MEMBERS IN THE HOUSE
- PG 5



3 PAMSC CENTRE OFFICIALLY OPENED!
- PG 6

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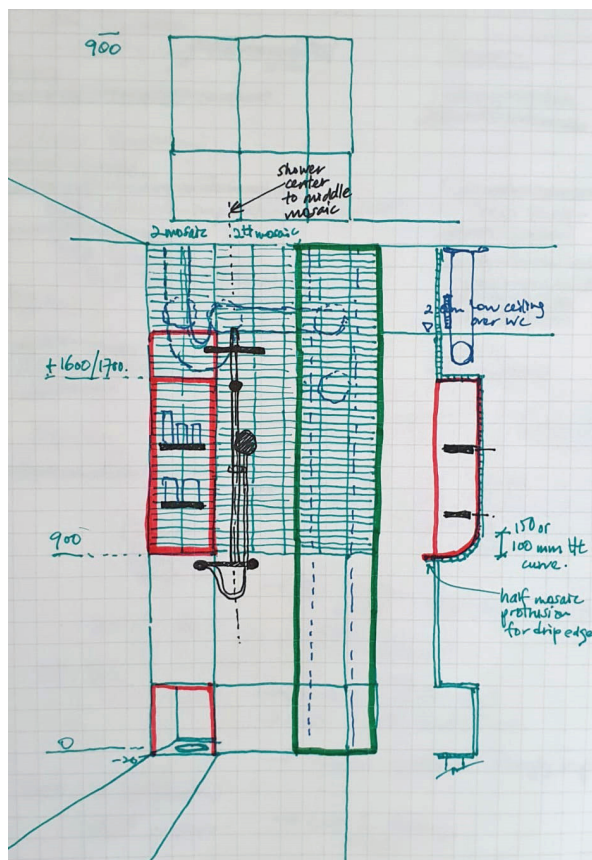
Min : 叶子楣大包

DESIGN BY SPATIAL & PROPORTION MANIPULATION: A FANCY APARTMENT WANNABE

Wong Zi Tao



Figure 1 - No longer need to skirt around the tub no more.



"It was a pretty good feeling at first sight: the unit was completely empty, and the floor screeding with epoxy is slightly worn; all the walls are gone as the previous owner made use of cabinetry work to demarcate spaces. I could see why this unit was left on the market for a while. There was a giant tub that's wedged out-of-place in the tiny bathroom, with views only towards the exposed toilet pipes, which he tried to camouflage it with black paint against a black tiled wall. "

"Still, the unit has so much potential: unblocked view, no front corridor along the unit windows, and most importantly, within my budget. I supposed I could do something about the MRT track noise right outside my window: some buffer zone of sorts. Work from home arrangement already started, and there were already talks about covid lock down. If I were to get-it-out alive from my rental bedroom, I better made an offer soon. " (March 2020)

"Got the keys emerging from lock down, and prayed that my contractor can start work off-the-bat, considering the ongoing material and labour crunch. " (June 2020)



Figure 2 - Foyer (Buffer zone) to threshold as well as a small garden and occasional laundry drying.

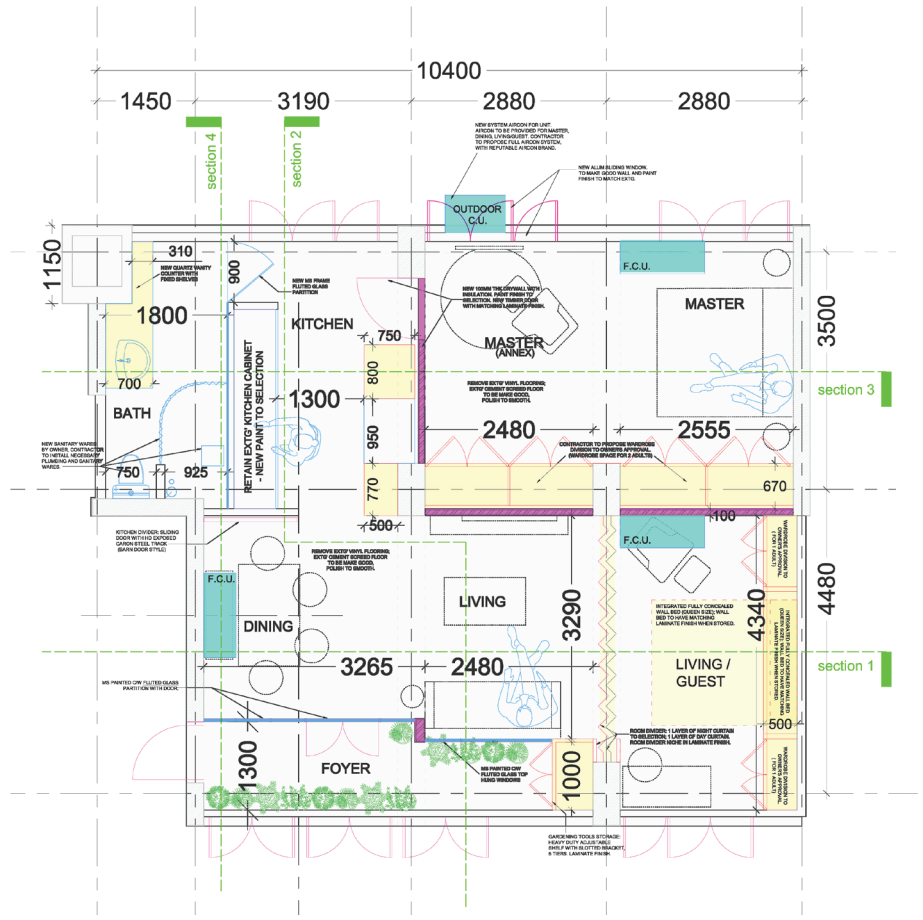


Figure 3 - Once a left-right orientation layout has been changed to front-rear layout.

The design was pretty simple: the first move was to rotate the unit layout so that the sleeping is furthest away from the MRT tracks. Created a buffer zone for plants and laundry, which also makes up for the balcony-less unit. With the buffer zone, there was an opportunity to create a secondary façade that I have full control. So, I took the opportunity to adjust the wall-to-window ratio so that it feels less of a generic flat. For privacy and a touch of design, splurged on mild-steel and fluted glass, which proved to be a good investment.

Spatial wise, I needed to address the low ceiling height of the unit, which is barely 2.4m to soffit, and less below the beams. Hence, there was a decision to keep spaces as wide and as deep as possible.

So, for living and dining room, I picked 'width' as the dominant dimension for the space: to put it simply, the TV is not too far away, and still have ample of space on both sides.

For the master bedroom, the door is relocated to make full use of the space for storage and wardrobe. Design of the cabinetry is kept simple to keep the sleeping environment calm and muted. Draping with full height curtains helps to further keep the acoustic level low. For the Secondary/Guest Room, the consideration is not to have a bed perpetually laid out on a daily basis, but only pull down the murphy bed when required. Instead of applying another layer of fluted glass at this glass partition, the fluted panel transfer the vertical lines to the back of the room.



Figure 4 Self levelling screed does a good job in providing a fuss free flooring.





Figure 4 - Self levelling screed does a good job in providing a fuss free flooring.



Figure 6 - Maximising space by doubling up the corridor to bedroom and bathroom as the kitchen working space.



Figure 7 - Bedroom door towards kitchen and bathroom.

TAO first came to Kuching during his year out between his Part I and II, and joined as a volunteer with Habitat for Humanity Kuching. He spent 3 months working as an assistant site supervisor to the foreman: teaching international volunteers how to mix cement, plastering and lay bricks. Through a chance encounter, he began his internship at Design Network Architects, under the mentorship of Min. His connection to Sarawak extends beyond Kuching when he was tasked to design an urban timber structure for the plaza of Sibu Heritage Centre. To date, he has built approximately 6 houses, 1 urban timber deck, and many friendships in Sarawak. He is currently part of the design management team for Singapore's Changi Airport Group Terminal 5.

PAM COUNCIL MEMBERS IN THE HOUSE

The PAM 9th Council Meeting was held in PAMSC Centre at Saradise Kuching. This was decided way back in 2021 when PBSB decided to purchase the property in Kuching. However, it was rescheduled for few times due to some delayed in the renovation works and adjustment of PAMSC's event.



On Friday, 24th February 2023, PAM Council Members led by President Ar. Sarly arriving in PAMSC Centre Kuching. There are 26 of them, including 2 Chapter's Chairmen from PAMNC & PAMEC, 3 Past Presidents, Office Bearers, Council Members and Secretariats. The meeting was finished earlier (it must be our water & fresh air), continued with a welcoming dinner hosted by PAMSC with our Committee Members and Past Chairmen.



We also have the privilege to have a preview tour to The Marian Boutique Lodging Hotel in town after lunch.



On Saturday, we brought some of our guests to a guided tour to the Borneo Cultures Museum.



Some others managed to do some shopping of "kek lapis" and "ikan terubok" before they depart to airport.



Lunch at the Kantin, The Granary with little surprise to our guests.

PAMSC CENTRE OFFICIALLY OPENED!

Last Saturday, PAMSC received a warm visit by our Deputy Premier and Minister for Ministry of Public Health, Housing & Local Government, YB Dato Sri Prof. Dr Sim Kui Hian. YB Dato Sri spent the morning with us to officially launch the PAMSC Centre at Saradise Kuching. The ceremony was witnessed by our members and friends, Office Bearers of PAM and directors from Pusat Binaan Sdn. Bhd. from KL.

These are the key milestones for PAMSC Centre are as follows:

2019	Oct	PAMSC Committee starts looking for a new premise due to the limitation of existing centre at Queen's Court.
2020	Jan	First meeting by Ar. Ivy Jong together with Office Bearer then and some Past Chairmen to prepare the paper to PAM Council.
	Sept	PAMSC presented the proposal to PAM Council Meeting, more info was requested.
	Nov	A revised proposal was presented to PAM Council Meeting again. PAMSC was requested to provide other options for consideration.
2021	Jan	Proposal for Saradise had been approved in principle by PAM Council. PAMSC was requested to submit evaluation report.
	Feb	Ar. Ivy Jong presented the proposal for Saradise to PAM Investment Committee. PAM Council agreed to the purchase.
	Mar	Pusat Binaa (PBSB) confirmed the purchase for Saradise. Sublot 11 (Block A1) Saradise, Kuching No. of storey = 3 Floor area = approx. 6,800 sqft. (9.5m x 23m) Lv 1 & 2 are with existing tenants Lv 3 – PAMSC Centre (approx. 2,300 sqft.)
	May	PAMSC Working Task Force Team was formed. Lead by Ar. Noraini to look into the renovation of the New PAMSC Centre.
	Jun	PAMSC called for members to submit expression of interest as Consultant Architect for the renovation works. Interview was carried out with those submitted and PAMSC decided to award to IDC Architects Sdn. Bhd.
	July	IDC presented their schematic design to PAMSC Working Task Force Team.
	Sept	Tender called for contractors. Price came in was over the budget.
	Dec	Revise of design & seeking for sponsorship.
2022	Feb	Contract for renovation works awarded to Lian Ho and commenced.
	July	Works completed & handled over to PAMSC. PAMSC moved to Saradise officially on 30 th July.
	Aug	PAMSC Saradise Soft Launching with our industry partners and members.
2023	Feb	PAM 9 th Council Meeting in PAMSC Saradise Kuching.
	4 th Mar	PAMSC Saradise Official Launched by YB Dato Sri (Prof) Dr. Sim, Minister for Ministry of Public Health, Housing & local Government Sarawak (MPHLG).





DINNER WITH NEWLY MINTED ARCHITECTS

Contributed by Ar. Brendan Tong

On the 4th of March 2023, PAMSC hosted a dinner for 12 newly minted Architects at the Round Tower Restaurant, in celebration of the recent passing of their Part III examination. Seasonal committee members also joined the dinner to share opinions and aspirations on the younger generation's potential involvement and contribution to the Sarawakian Architectural community. All in all, the dinner was a joyful blast, inspirations were equally and generously traded, and everyone thoroughly enjoyed themselves. PAMSC looks forward to hosting an even bigger crowd after the coming examination end of this march.



PAMSC evergreen spokesperson Ar. Desmond Kuek inspiring the new and young to join PAM Committee.



The new Architects receiving a congratulatory token from PAMSC.



The obligatory group photo at the end of the night.

PAMSC would like to take this opportunity to wish the very best of luck to all the candidates of the upcoming Part III examination on 25th March 2023. Gambateh Anak - Anak Sarawak !

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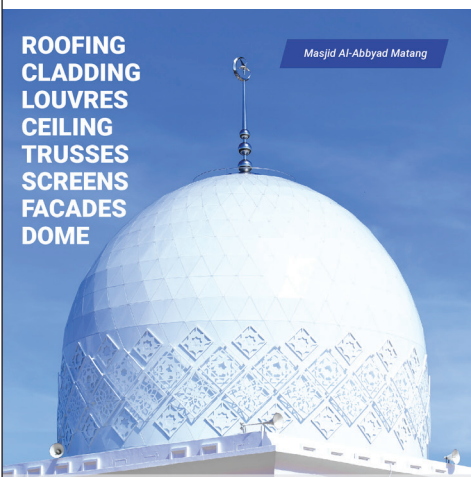
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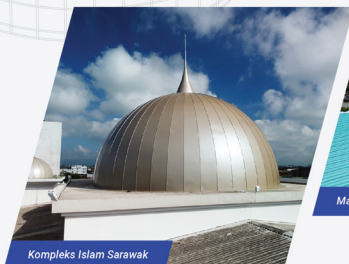
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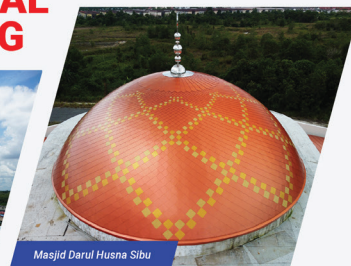
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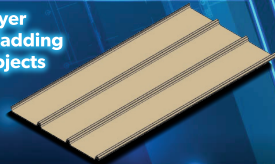
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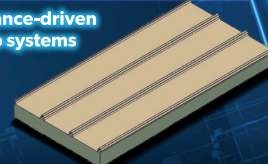
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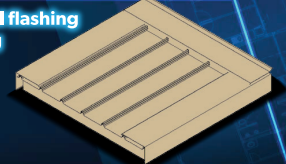
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