



# MIPFM CPD Seminar Series 2025: Sustainable Property Management

25 February 2025 | 8.30am  
Wyndham Grand Bangsar Kuala Lumpur

**Kuan You Wai**



Director  
PKN Building Solutions

**PMgr Sr  
Matthias Loui**



Associate Director  
Henry Butcher Malaysia  
Property Management  
(Sel) Sdn Bhd

**PMgr Sr  
Nageswaran**



Director  
Knight Frank Malaysia

**Reza Natasha**



Managing Partner  
Natasha & CO.

## Topics:

- Building Resilience and Climate Change
- Regulatory Body (BOVAEP) Perspective on Regulation of Property Management in Malaysia
- Embracing ESG in Property Management (PM) in Malaysia
- Securing Payment: Legal Pathways for JMBs to Enforce Judgments and Recover Unpaid Maintenance Fees

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## Programme:

8:30AM - 9:00AM	Registration
9:00AM - 10.30AM	Building Resilience and Climate Change by Mr Kuan You Wai
10.30AM - 10.45AM	Tea Break
10:45AM - 11:00AM	Nippon Paint Sharing Session
11.00AM - 12.30PM	Regulatory Body (BOVAEP) Perspective on Regulation of Property Management in Malaysia by PMgr Sr Matthias Loui
12:30PM - 1:30PM	Lunch
1.30PM - 3.00PM	Embracing ESG in Property Management (PM) in Malaysia by PMgr Sr Nageswaran Muniandy
3.00PM - 3.15PM	Tea Break
3.15 PM - 4:45PM	Securing Payment: Legal Pathways for JMBs to Enforce Judgments and Recover Unpaid Maintenance Fees by Reza Natasha
5.00PM	End Session



**Mr Kuan You Wai**  
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# SPEAKERS



**Mr Kuan You Wai**  
Director  
PKN Building Solutions

Mr Kuan You Wai has nineteen (19) years of experiences in contracting repair work in concrete repair, waterproofing, cracking, leaking, plumbing and mould remediation. Ten (10) years of experiences in Non-Destructive Testing and Inspection in Dampness and Concrete. An advisory committee in the authorities Focus Group in Construction Permit, Ministry of Urban Wellbeing, Housing and Local Government (KPKT) and CIS 7 Quality Assessment Systems for Building Work, Construction Industry Development Board (CIDB). He is certified in Professional Mould Remediator based on ANSI:IICRC S520 Professional Guides in Mould Remediation, USA, Infrared Thermography Level 1, Infrared Training Centre, Sweden, BS EN 1504: Products and systems for the protection and repair of concrete structures. Definitions, requirements, quality control and evaluation of conformity, Concrete Repair and Rehabilitation, America Concrete Institute, Professional Roofing, National Roofing Contractors Association, USA, The Deterioration of Concrete and Its Repairs & Protection according to EN1504, Institute of Engineers Malaysia, Primelog + Data Logger Analyst, Primayer UK and Professional applicator in Waterproofing and Concrete Repair Products, Mapei Malaysia, Greenseal, Dongji Malaysia and Elmich Singapore.

Sr Matthias Loui has more than 33 years experience in real estate, property valuation services, property development and property management in both established professional consultancy companies and large corporations. His expertise includes marketing, leasing and management of the prime properties in particular high-rise and commercial. Sr Matthias is a Registered Valuer, Property Manager and Estate Agent with the Board of Valuers, Appraisers, Estate Agents and Property Managers Malaysia (BOVAEP). Sr Matthias is a Fellow member of the Royal Institute of Surveyors Malaysia (RISM), PEPS, and as well as the Malaysian Institute of Property and Facility Managers (MIPFM). During his early years of training in professional chartered surveyors firms, Matthias has accumulated many years of hands-on experience in all property related services and in particular property management and has proven to be very invaluable in his present capacity. He has also gained wide exposure during his tenure in prominent property developers' companies and is capable to undertake and provide services which are in line with his client's objectives and aspirations.



**PMgr Sr Matthias Loui**  
Associate Director  
Henry Butcher Malaysia  
Property Management (Sel)  
Sdn Bhd



**PMgr Sr Nageswaran**  
Director  
Knight Frank Malaysia

Sr Nageswaran Muniandy is a Director of Knight Frank Malaysia. He holds a Bachelor of Property Management from Universiti Teknologi Malaysia and has almost 15 years' experience in property management in stratified and landed residential developments, retail and commercial properties. Being a Building Manager himself at the start of his career, he has vast involvement in operations, administration and financial management. His experience covers strata management which includes the formation of JMBs/MCs, managing the transition period between the developer and JMBs/MCs, moderating general meetings, management committee meetings, client-contractors meetings for projects etc. He had successfully implemented a number of cash call programs for some MCs for expediting capital improvement works. He had also worked with the Commissioner of Building for setting up operating procedures for short-term rent/lease at stratified properties and handled several litigations in regards to defaulters and breach of by-laws.

Graduated in 2011 with a Bachelor's in Law from UUM. She was exposed to corporate & commercial law litigation, personal injury and medical negligence. She gained further experience in litigation cases to Federal court case. She had obtained valuable and vast knowledge in preparing submissions and cause papers for general litigation. Further, she also has the experience and skills in conveyancing matters. She had managed and encountered with developer projects and difficult sub-sale cases which involved court orders. She has also handle various loan agreements from different banks. She experience in managing, handling, and practicing in various areas of law, including but not limited to litigation and conveyancing. Her recent notable cases include handling construction claims, accident claims, medical negligence disputes, trademark matters, as well as successfully representing Joint Management Bodies (JMBs) to recover outstanding amounts totalling up to RM1,000,000.00. In addition, she also managed and handled various enforcement and execution proceedings of judgments, including but not limited to Judgment Debtor Summons, Writs of Seizure and Sale, Winding-Up proceedings, Garnishee Orders, and Committal applications. She also serve as a lecturer for the Master's program in Medical Ethics and Law at Universiti Teknologi MARA (UiTM), Faculty of Medicine.



**Reza Natasha**  
Managing Partner  
Natasha & CO.



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