

Curriculum Vitae

Jeffrey Chua Leong Chuan

Adjunct Professor

School of Science and Technology

Career Highlights

Jeffrey has more than 3 decades of experience in property and facilities management, having worked with both asset owners like the Housing & Development Board, Ascendas Singbridge and CapitaLand as well as facilities management companies like EM Services, Keppel FMO & CPG Facilities Management. He has a wide network in the FM industry as he is currently the co-Chairman of the Tripartite Committee for Security (STC & STIC) and Cleaning Industry (STC), Committee Member in the BCA's Facilities Management Implementation Committee (FMIC), Chairman in the Singapore Polytechnic's Advisory Committee for the School of Architecture and Built Environment and member of Department Consultative Committee (DCC) to the Department of Building, National University of Singapore. Jeffrey has been appointed as Adjunct Professor to the Singapore University of Social Science, School of Science and Technology from Sep 2021.

Prior the acquisition of Ascendas Singbridge (ASB) by CapitaLand (CL) in 2019, he was the Chief Executive Officer of Ascendas Services Pte Ltd (ASPL) (2012 -2109), with an annual turnover of S\$55m, responsible for the provision of end-to-end real estate services from property management, project management, contracts and procurement, engineering & sustainability and leasing & marketing, for the Ascendas Singbridge's properties in Singapore and overseas. He also was responsible for the Centre of Excellence (COE) unit for Property and Facilities Management to ensure standardization and adoption of best practices for all Property & Facilities operations for the entire ASB group that included overseas operations in China, India, Malaysia and Vietnam.

From 2019, Jeffrey held the position of Senior Managing Director (Operations) of CapitaLand Singapore from 2019 to July 2021. In that role, he provided strategic guidance to the team on Operations and Digital & Business Solutions to drive overall operations efficiency and in the adoption of technology for both existing properties and new developments. He has resigned in July 2021 from CapitaLand to pursue other interests.

During that period with ASB and CL, he pushed for the adoption of smart technology for FM operations. Some notable projects included the successful implementation of the Building Intelligent Platform that monitors the building performance of more than 25 buildings in ASB and later extended to 40 over buildings in CapitaLand

and the predictive analytics of carpark management that uses Artificial Intelligence (AI) to predict the usage of carpark space in all buildings.

In the sustainability front, he was a key driver in obtaining many BCA Green Mark Award Certifications for existing buildings, culminating in the awards for Green Mark Champion 2012 for ASB and Green Mark Platinum Champion 2020 for CapitalLand. As an example to reduce carbon footprint, ASB was the first private sector industrial developer to achieve solar power generation capability of about 10 MWh per year in 2019 and attained one of the first Super Low Energy (SLE) Award for an industrial building (LogisTech) in Singapore in 2019.

Also, in CapitalLand, he played a pivotal role in developing the Smart Estate Talent Development Programme (SETDP) with SkillsFuture Singapore (SSG) and the institutes of higher learning like Singapore Polytechnic and Singapore University of Technology & Design (SUTD), to prepare facilities managers to manage Smart Estates of the future.

Jeffrey started his career with the Housing Development Board (HDB) in 1987. When he joined EM Services Pte Ltd (1987-1991), the subsidiary company of HDB, he was appointed the General Manager for Tanjong Pagar Town Council, a post he held for more 10 years, managing one of the largest Town Council in Singapore. He was also the Assistant General Manager in Keppel FMO Pte Ltd (2001-2003) and was directly responsible for the business development and operations in Integrated Facilities Management contracting.

Jeffrey was the Managing Director of CPG Facilities Management Pte Ltd, from 2003 to 2012, which provides facilities management and operations more than 1,000 buildings for public and private sectors, ranging from education, security, community, township and aviation sectors. In the eight years that he established CPGFM as one of Singapore's leading FM services companies, having an annual turnover of over S\$100m, offering a full range of FM integrated services.

Education

He studied Civil Engineering under the Singapore Government's Local Merit Scholarship and graduated with a Bachelor of Engineering (Civil & Structural) (Honours) degree from the National University of Singapore (NUS) (1986), when Nanyang Technological Institute was part of the NUS. He also holds a Master of Science (Real Estate) from the NUS (1998) and a Postgraduate Diploma (Business Administration) from the Singapore Institute of Management (SIM) (1991).

Membership in Professional / Business

He was also admitted as Fellow of the Royal Institute of Chartered Surveyors (RICS) in 2013. He is a member of the Institute of Engineers and was elected Council Member of Institute of Engineers Singapore (IES) from 2009 to 2011, He served as the Chairman of the Singapore Certified Energy Manager (SCEM) Monitoring Committee, which was responsible for raising the competencies of facilities managers in energy management, as part of the Government's Sustainable Development Blueprint.

Appointed as Co-Chairman of the Industry Transformation Map (ITM) Tripartite Committee for Security and Cleaning in 2017, his committee is tasked to transform the security and cleaning industry to develop the progressive wage model, promotion of use technology and skills upgrading. For these roles, he has been conferred by the NTUC the Partner of Labour Movement (Individual) - May Day Award 2021.

In addition, he is also involved as a committee member in the Real Estate's Industry Transformation Map (ITM) for Facilities Management that aims to develop and upgrade the FM industry. As a member of the Department Consultative Committee (DCC) to the Department of Building, his role is to advise the Department in the continuing review of its academic programmes to meet the challenges of the industry locally as well as globally.

In April 2021, he has been appointed as a member of the SkillsFuture Fellowships and SkillsFuture Employer Awards (SFEA) Tripartite Judging Panel of the Ministry of Education. This committee will recognize and support Singaporeans who has acquired deep skills in their work and to recognize employers who has encouraged workplace learning and skills development.

Jeffrey has been appointed as the Independent Executive Director to Anacle Systems Ltd from 1st Sep 2021.

Awards / Honours Received

He was awarded the Nanyang Alumni Service Award in 2009 for his contribution to the Nanyang Technological University.

Under his leadership, ASPL was awarded the Singapore's Best FM Building Owner/ Occupier and Singapore's Best FM Technology Provider of the Year 2018, EHS Building Owner Excellence Award of the Year 2019, as it is a recognition by the peers of the facilities management industry, as a leading FM service provider.

Voluntary Professional / Social Welfare / Community Services

Apr 2021 - Mar 2022	Advisor, Smart Nation Chapter, SGTech
Apr 2021 - Mar 2023	Member, SkillsFuture Fellowships and SkillsFuture Employer Awards (SFEA) Tripartite Judging Panel, Ministry of Education
Jul 2020 - Jun 2022	Member, Consultative Committee to the Department of Building, National University of Singapore
Jan 2020 - Dec 2021	Member, General Committee and Development & Contracts Committee, Orchid Country Club
Jul 2019 - Jun 2021	Board Member and Member of Building & Tenders Committees, Ren Ci Hospital
May 2019 - Mar 2023	Member, Urban Systems (US) (previously known as Built Environment Cluster) Sub Committee under the Future Economic Council (FEC)
Nov 2018 - Dec 2021	Co-Chairman, Security Industry Transformation Map (ITM) Tripartite Committee (SITC)
Jul 2013 - Jun 2017	Member, Review Board (Children and Yong Persons Home), Ministry of Social and Family Development
May 2009 - Apr 2013	Member, BCA Academy Advisory Panel, Building & Construction Authority

Apr 2009 - Jun 2013 Chairman, Advisory Committee, School for Architecture & Built Environment, Singapore Polytechnic (from 1st July 2021 – June 2023)

Jul 2007 - Apr 2020 Member, Engineering School Advisory Committee, Temasek Polytechnic

Apr 2007 - Mar 2014 First Vice President, Management Committee, NTU Alumni Club

May 2006 - Apr 2012 Deputy Chairman, Building & Environment Advisory Committee, Ngee Ann Polytechnic

Feb 2004 - Mar 2011 Council Member & Chairman, Facilities Management Committee, Institute of Engineers Singapore (IES)

Jan 1993 - Jun 1999 Member, Moulmein Citizens' Consultative Committee

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