

SGBCCommunity Showcase

The SGBCCommunity Showcase series highlights what sustainability means to SGBC Members and how they are helping to build a greener and healthier built environment.



In this feature, Jeff Chiang, Associate Director, Product Innovation & Sustainability, talks about Exceltec Property Management's approach to its built environment services.



How is the company helping to build greener buildings?

At Exceltec Property Management, we are committed to drive the development of greener buildings by integrating sustainable practices into our facilities management (FM) operations. We actively work with our clients to use green building materials where practical and implement smart solutions to improve sustainability performance. Our team continuously evaluates and try to improve the energy and water efficiency of the buildings we manage to ensure optimal resource utilisation.

We also try to play the advocacy role by promoting sustainable waste management practices (such as the 3Rs) and educating our clients and stakeholders on the benefits of going green. Through these efforts, we hope to do our part and contribute to the greening of Singapore's built environment.

What drove you to set up the company?

Exceltec Property Management was founded with a vision to revolutionise property and facilities management, and sustainability is at the forefront of our operations in recent years. We are a progressive organisation that aims to have a positive impact on the environment while ensuring business viability.

With building operations being a major contributor to carbon emissions, we recognise the crucial role that we as a FM company have in influencing the sustainability performance of buildings. Hence, we are committed to make a difference by embracing and promoting green FM practices to drive positive change in Singapore's built environment.

What is the biggest challenge the company has faced? Are there any learning points for the rest of the industry?

One of the most significant challenges we faced was raising awareness and changing mindsets, both within the organisation as well as for industry stakeholders, regarding the value of sustainability in FM. Initially, many of our clients were hesitant about incorporating sustainable practices due to misconceptions about high costs and uncertain returns on investment. However, we overcame this challenge through pilots and trials to showcase the tangible benefits of green practices and smart solutions. By presenting real data and success stories, we demonstrated that green buildings not only reduce environmental impact but can also lead to lower operational costs, enhanced occupant well-being, and increased asset value.

The key learning point that we would like to share with the rest of the industry is the importance of education and communication. It is critical for FM companies and stakeholders to communicate clearly, align expectations and work collaboratively to reap long-term benefits of sustainability. We can then as a whole drive the adoption of green FM practices and collectively contribute to a more sustainable built environment.

What do you think can be done to move the needle towards built environment sustainability?

To move the needle towards built environment sustainability, collaboration and knowledge-sharing are key. Industry players, government agencies, and NGOs like the Singapore Green Building Council must come together to create a unified vision and framework for sustainable development. This includes establishing clear guidelines, incentives, and certification programs that encourage green building initiatives.

Investing in research and development of sustainable technologies and practices is also crucial. By fostering innovation and having more governmental support for companies developing and implementing eco-friendly solutions, we can accelerate the growth of greener buildings.

Furthermore, promoting sustainability awareness among the public and industry stakeholders is essential. Education and advocacy campaigns can debunk myths, highlight success stories, and create a sense of urgency around the need for sustainable practices. Empowering key decision makers and businesses with knowledge can inspire them to act and prioritise sustainability in their decision-making processes.

How does the future of our built environment look like to you?

We envision a future where sustainable building practices are a norm. Green buildings will incorporate cutting-edge technologies, efficient designs, and renewable energy sources to minimise their environmental footprint while maximising occupant comfort and well-being. The integration of smart systems will optimise energy and resource use, creating highly efficient and adaptive spaces.

In this future, collaboration between industry players, government agencies and NGOs will continue to drive the evolution of sustainable practices. The built environment will become an integral part of the broader efforts to combat climate change and build a resilient and environmentally conscious society.

What's next for the company?

Moving forward, Exceltec Property Management remains committed to pushing the boundaries of sustainability in FM. We strive to expand our portfolio of green buildings and provide exemplary FM services that prioritise resource efficiency and environmental responsibility.

We plan to invest further in research and development to develop innovative solutions that will contribute to the sustainability of the built environment. We also aim to forge new partnerships with like-minded organisations and industry leaders, to foster a collaborative approach towards a greener future.

Through continuous improvement and a steadfast dedication to our sustainability principles, Exceltec Property Management is determined to be a driving force in the FM industry and Singapore's journey towards a more sustainable built environment.