PRESENTATION ON SUSTAINABLE URBAN DEVELOPMENT
PRE-AGM CONFERENCE
“THE ROLE OF THE QUANTITY SURVEYOR”

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According to the United Nations Conference on Trade and Development, Uganda's population of 42 million is expected to reach 100 million by 2050, while the annual urban growth rate of 5.2% is among the highest in the world and is expected to grow from 6.4 million (2014) to 22 million by 2040.
1) 4 billion people live in urban areas globally.

2) Just under 1-in-3 people in urban areas globally live in a slum household.

3) By 2050 it’s projected that more than two-thirds of the world population will live in urban areas - 7 billion.

People tend to migrate from rural to urban areas as they become richer - living standards tend to be higher in urban areas.
Uganda’s annual urban growth rate is 5.2% is among the highest in the world and is expected to grow.

Population in cities is expected to grow from 6.4 million (2014) to 22 million by 2040.

As population grows, urbanisation is inevitable. Urbanisation leads to an increased impact on the environment;
If properly **MANAGED** and **PLANNED**, urbanization is an engine of economic growth, industrialization and development.

Poor urban planning affects:
- Economy
- Social services
- Infrastructure
- Politics and security.
WHAT IS SUSTAINABLE URBAN DEVELOPMENT?

Sustainable development is to ensure Environmental Quality, Social Equity & Economic Prosperity.

- National Housing Policy
- National Urban Policy
- National Land Use Policy
- Physical Planning Amendment Act
- Occupational Safety and Health (OSH)
- National Environmental Management Act
- National Housing & Construction Corporation Act
- Mortgage Act
- Building Control Act
WHAT IS THE ROLE OF NBRB?

OPERATIONALIZE THE BUILDING CONTROL ACT, 2013

THE BUILDING CONTROL ACT, 2013
An Act to consolidate, harmonise and amend the law relating to the erection of buildings; to provide for building standards; to establish a National Building Review Board and Building Committees; to promote and ensure planned, decent and safe building structures that are developed in harmony with the environment; and for other related matters.

DATE OF ASSENT: 2nd October, 2013.
SUSTAINABLE BUILDING CONTROL

Overall the Building Regulatory framework aims at economic efficiency by ensuring the economic property (buildings); support(s) social development and minimize environmental impact.

1) Strives for improved indoor air quality and reduce the impact of emissions into the atmosphere.

2) Materials: reduce the environmental impact of product life cycles and improve air quality. - Emphasis is put on locally available materials that do not compromise the natural ecosystem and use the least energy for their production and transport (Paragraph 118 of NBC, 2019)

3) Waste management: Emphasis has been put on waste sorting and collection for solid waste targeting improved indoor air quality and reduced the environmental impact of product life cycles.

4) Encourages the use of solar energy by providing minimum standards for its implementation as a strive to achieve affordable and clean energy Part IV of NB(EI)C, 2019 -Solar Photovoltaic (Pv) Power Supply System Modules and Batteries).


6) The basis for the design proposals in the structural code NB(SD)C 2019 targets achieving good structural...
WHAT IS THE ROLE OF QUANTITY SURVEYOR?

1) Sustainability in built environment must also achieve: -
   - Social EQUITY,
   - ENVIRONMENTAL quality &
   - ECONOMIC prosperity.

2) To achieve sustainability in built environment involves a multidisciplinary and trans-disciplinary approach involving experts from different disciplines and stakeholders associated with construction sectors which include QUANTITY SURVEYORS.

VISION 2040 - QUALITY OF INFRASTRUCTURE - including BUILDINGS.

HOW RESILIENT IS THE QUANTITY SURVEYOR TODAY. CAN WE ADOPT? SHALL WE ADAPT?
TRADITIONAL ROLE

1) Feasibility studies
2) Measurements
3) Cost planning and Estimating
4) Construction financial controlling
5) Preparation of BOQ and tender documents
6) Preparing financial statement
7) Preparation of payment assessments and invoices
8) Assessment of variations
9) Cost control
10) Value engineering

EMERGING ISSUES

Ma & Luu; (2013), Sodagar & Fieldson (2011) & Peah (2009)

The role of the QS in sustainable built environment is to ensure:

- Sustainable Clientship
- Integrated client care services
- Sustainable Designs & Plans
- Spaces & Buildings
- Sustainable Cost Management
- Whole Life Cycle costing
- Sustainable Construction
- Environment sustainability
- Sustainable Operations
- Energy efficiency

SAFE BUILDINGS, BETTER LIVING

CRITICAL IS TO DEVELOP AND ADOPT TOOLS AND MODELS THAT WILL PROVIDE SUSTAINABLE SOLUTIONS TO OUR CLIENTS.
IN CLOSING.....
WHAT IS OUR EXPECTATION?

As QUANTITY SURVEYORS, your input towards ensuring that all building operations adhere to the current Building Regulatory Framework is of paramount importance.

SUSTAINABLE BUILDING CONTROL as set out in the BCA-2013, BCR-2020, NBC-2019, SDGs and NDP 3, we need to ensure our solutions achieve:

- Good health and well-being
- Clean water and sanitation
- Affordable and clean energy
- Sustainable cities and communities
- Equity and inclusion

Growth is inevitable and desirable, but destruction of community character is not. The question is not whether your part of the world is going to change. The question is how. - Edward T. McMahon
THANK YOU

I WISH YOU

GOOD LUCK