**(SUBJECT TO APPROVAL)** AR58/725

# REGULATIONS FOR THE DEGREE OF BACHELOR OF SCIENCE IN SURVEYING [BSc(Surv)]

*The regulations are applicable to candidates admitted to the first year of the Bachelor of Science in Surveying in the 2025-26 academic year and thereafter.*

*(See also General Regulations and Regulations for First Degree Curricula)*

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## Admission to the degree of Bachelor of Science in Surveying

**Ar281** To be eligible for admission to the degree of Bachelor of Science in Surveying, a candidate shall:

(a) comply with the General Regulations;

(b) comply with the Regulations for First Degree Curricula; and

(c) satisfy all the requirements of the curriculum in accordance with these regulations and the syllabuses.

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## Period of study

**Ar282** The curriculum for the Bachelor of Science in Surveying shall normally require eight semesters of full-time study, extending over not fewer than four academic years, and shall include any assessment to be held during and/or at the end of each semester. Candidates shall not in any case be permitted to extend their studies beyond the maximum period of registration of six academic years.

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## Selection of courses

**Ar283** Candidates shall select their courses in accordance with these regulations and the guidelines as specified in the syllabuses before the beginning of each semester. Such selection shall be subject to the approval of the Head of the Department of Real Estate and Construction.

**Ar284** Changes to the selection of courses may be made during the first two weeks of each semester, subject to the approval of the Head of the Department of Real Estate and Construction, and such changes shall not be reflected in the transcript. Requests for changes after the first two weeks of a semester shall not be considered, and a candidate withdrawing from any course without permission shall be given an F grade.

**Ar285** Candidates shall not be permitted to select other courses for which a failed course forms a prerequisite unless permission is given by the Department of Real

Estate and Construction for the candidates to be reassessed in the failed course and for them to satisfy the examiners in this.

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**Curriculum requirements**

**Ar286** To complete the curriculum a candidate shall:

(a) satisfy the requirements prescribed in UG5 of the Regulations for First Degree Curricula;

(b) enrol in courses of a total of 240 credits, comprising a professional core of 174 credits, 6 credits in an English-in-the-Discipline course, 6 credits in Chinese language enhancement[1], 6 credits in Artificial Intelligence Literacy, 36 credits of Common Core courses, and 12 credits of free electives;

(c) complete a non-credit bearing Academic Communication in English course[2], a non-credit bearing course in national education and national security education, and any other non-credit bearing courses as may be required from time to time;

(d) follow instruction in the courses as prescribed under these regulations and satisfactorily complete all coursework requirements set as tests or as parts of any assessment and practical work to be undertaken as an integral part of the BSc(Surv) curriculum; and

(e) satisfy the examiners in the assessment of the courses in the manner specified in the regulations and syllabuses.

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**Ar287 Progression in curriculum**

(a) Candidates shall normally be required to take not fewer than 24 credits nor more than 30 credits in any one semester (except the summer semester) unless otherwise permitted or required by the Board of the Faculty, or except in the last semester of study when candidates may be required to take fewer than 24 credits to satisfy the outstanding curriculum requirements.

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[1] Candidates who did not study Chinese language during their secondary education and have not reached the required proficiency level for the Chinese language enhancement course specified for the degree curriculum may take a course in either Chinese language or Chinese culture in lieu.

[2] Candidates who have achieved Level 5 or above in English Language in the Hong Kong Diploma of Secondary Education Examination, or equivalent, are exempted from completing Academic Communication in English.

(b) Candidates may, of their own volition, take additional credits not exceeding 6 credits in each semester, accumulating up to a maximum of 72 credits in one academic year. With the special permission of the Board of the Faculty, candidates may exceed the annual study load of 72 credits in a given academic year provided that the total number of credits taken does not exceed 288 credits for the normative period of study specified in Ar282, save as provided for under Ar287(c).

(c) Where candidates are required to make up for failed credits, the Board of the Faculty may give permission for candidates to exceed the annual study load of 72 credits provided that the total number of credits taken does not exceed 432 credits for the maximum period of registration specified in Ar282.

(d) Candidates may, with the approval of the Board of the Faculty, transfer credits for courses completed at other institutions at any time during their candidature. The number of transferred credits may be recorded in the transcript of the candidate, but the results of courses completed at other institutions shall not be included in the calculation of the GPA. The number of credits to be transferred shall not exceed half of the total credits normally required under the degree curricula of the candidates during their candidature at the University.

(e) Unless otherwise permitted by the Board of the Faculty, candidates shall be recommended for discontinuation of their studies if they have:

(i) failed to complete successfully 36 or more credits in two consecutive semesters (not including the summer semester), except where they are not required to take such a number of credits in the two given semesters, or

(ii) failed to achieve an average Semester GPA of 1.0 or higher for two consecutive semesters (not including the summer semester), or

(iii) exceeded the maximum period of registration specified in the regulations of the degree.

(f) Candidates may be required by the Board of Examiners to take a reduced study load of not fewer than 24 credits if their academic progression is unsatisfactory.

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**Assessment**

**Ar288** Candidates shall be assessed for each of the courses for which they have registered, and assessment may be conducted in any one or any combination of the following manners: written examinations or tests, written assignments or exercises, continuous assessment of coursework, laboratory work, field work, research or project reports, or any other manner as determined by the examiners. Only passed courses will earn credits. Grades shall be awarded in accordance with UG8(a) of the Regulations for First Degree Curricula.

**Ar289** (a) Candidates who are unable, because of illness, to be present at the written examination of any course may apply for permission to present themselves at a supplementary examination of the same course to be held before the beginning of the first semester of the following academic year. Any such application shall be made on the form prescribed within seven calendar days of the first day of the candidate's absence from any examination. Any supplementary examination shall be part of that academic year's examinations, and the provisions made in the regulations for failure at the first attempt shall apply accordingly.

(b) Candidates who are unable, because of illness, to be present at any assessment task of any course may apply for permission to present themselves for supplementary assessment of the same course to be held in a manner prescribed at the Department's discretion.

**Ar290**

(a) Candidates shall not be permitted to repeat a course for which they have received a D grade or above for the purpose of upgrading.

(b) Where candidates are permitted or required to present themselves for re-assessment / re-examination / assessment in an alternative course, the new grade obtained together with the previous F grade shall be recorded on the transcript and will be included in the calculation of the semester GPA, the year GPA, the cumulative GPA and graduation GPA.

(c) The maximum number of attempts for a particular course or requirement is three.

**Ar291** There shall be no appeal against the results of examinations and all other forms of assessment.

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**Ar292 Failure in assessment**

Candidates are required to make up for failed courses in the following manner as prescribed by the Board of Examiners:

(a) undergoing re-assessment / re-examination in the failed course to be held no later than the beginning of the first semester of the following academic year (except for courses offered in the summer semester, re-assessment / re-examination in the failed course to be held within five weeks after the beginning of the following academic year); or

(b) re-submitting failed coursework, without having to repeat the same course of instruction; or

(c) repeating the failed course(s) by undergoing instruction and satisfying the assessments; or

(d) taking another course *in lieu* of a failed elective course, and satisfying the assessment requirements.

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**Honours classification**

**Ar293**

(a) Honours classifications shall be awarded in five divisions: First Class Honours, Second Class Honours Division One, Second Class Honours Division Two, Third Class Honours, and Pass. The classification of honours shall be determined by the Board of Examiners for the degree in accordance with the following Graduation GPA scores (GGPA), with all courses taken (including failed courses) carrying weightings which are proportionate to their credit values[3]:

| *Class of honours* | *GGPA range* |
|---|---|
| First Class Honours | 3.60 – 4.30 |
| Second Class Honours | (2.40 – 3.59) |
| Division One | 3.00 – 3.59 |
| Division Two | 2.40 – 2.99 |
| Third Class Honours | 1.70 – 2.39 |
| Pass | 1.00 – 1.69 |

(b) Honours classification may not be determined solely on the basis of a candidate's Graduation GPA and the Board of Examiners for the degree may, at its absolute discretion and with justification, award a higher class of honours to a candidate deemed to have demonstrated meritorious academic achievement but whose Graduation GPA falls below the range stipulated in Ar293(a) of the higher classification by not more than 0.1 Grade Point.

(c) A list of candidates who have successfully completed all degree requirements shall be posted on Faculty noticeboards.

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[3] For students in the 2025-26 intake and thereafter who have successfully completed six 6-credit Common Core courses, the calculation of Graduation GPA is subject to the proviso that either five 6-credit Common Core courses with the highest grades (covering all five Areas of Inquiry), or all six 6-credit courses will be counted towards Graduation GPA, depending on which generates the higher Graduation GPA. For students who have successfully completed two 3-credit Common Core Microcredentials in place of one 6-credit Common Core course, the average grade point of the two 3-credit courses will be treated as the grade point of one 6-credit Common Core course.

AR8/726

**(SUBJECT TO APPROVAL)**
**SYLLABUSES FOR THE DEGREE OF**
**BACHELOR OF SCIENCE IN SURVEYING [BSc(Surv)]**

*These syllabuses are applicable to candidates admitted to the Bachelor of Science in Surveying curriculum in the 2026-27 academic year and thereafter.*

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Candidates admitted in 2026-27 (2026 intake) and thereafter are required to take a professional core of 174 credits (including 168 credits of core courses and 6 credits of a Faculty Interdisciplinary course), plus 6 credits in an English-in-the-Discipline course, 6 credits in Chinese language enhancement, 6 credits in Artificial Intelligence Literacy, 36 credits of Common Core courses, and 12 credits of free electives, totalling 240 credits for the 4-year curriculum. Successful completion of any other non-credit bearing courses as required by the University forms part of the graduation requirements.

Candidates are advised to refer to the Credit Unit Statement for details related to the courses offered, such as contact hours, student learning hours, workload, and assessment methods.

The syllabuses of the Bachelor of Science in Surveying shall comprise the following requirements:

**University Requirements**

54 credits of compulsory University requirements which must be completed successfully:

(i) One 6-credit course in English-in-the-Discipline and one 6-credit course in Chinese language enhancement[1] (12 credits)

(ii) 36 credits of courses in the Common Core Curriculum, comprising at least 6 credits and not more than 12 credits from each Area of Inquiry with not more than 24 credits of courses being selected within one academic year except where candidates are required to make up for failed credits (36 credits)

(iii) Two 3-credit courses in Artificial Intelligence Literacy (AILT1001 Artificial Intelligence Literacy I and AILT9010 AI in the Built Environment) (6 credits)

Candidates are also required to complete a non-credit bearing Academic Communication in English course[2], a non-credit bearing course in national education and national security education, and any other non-credit bearing courses as may be required from time to time

[1] Students are required to successfully complete the 6-credit Faculty-specific Chinese language enhancement course, except for:

(a) Putonghua-speaking students who should take CUND9001 Basic Spoken and Written Cantonese for Mandarin Speakers, CUND9002 Practical Chinese and Hong Kong Society, CUND9003 Cantonese for Non-Cantonese Speaking Students or CUND9004 Practical Applied Chinese Writing and Effective Presentation Skills for Non-local Mandarin Speaking Students; and

(b) Students who have not studied Chinese language during their secondary education or who have not attained the requisite level of competence in the Chinese language to take the Chinese language enhancement course should write to the Board of the Faculty to apply to take a 6-credit course in either Chinese Language (CHIN9501 Chinese as a Foreign Language I or CHIN9511 Cantonese as a Foreign Language I) or Chinese Culture (CHIN9521 The Fundamentals of Chinese Characters or CHIN9522 Exploration of Major Cultural Themes across Chinese History) offered by the Chinese Language Centre of the School of Chinese, to satisfy the Chinese language enhancement requirement.

[2] Candidates who have achieved Level 5 or above in English Language in the Hong Kong Diploma of Secondary Education Examination, or equivalent, are exempted from completing Academic Communication in English.

## Faculty Requirements

6 credits of a compulsory Faculty Interdisciplinary course which must be completed successfully:

| | |
|---|---|
| AFIC1005 Introduction to the Built Environment | 6 credits |

## Core Courses of Surveying

The 168 credits of core course of the Bachelor of Science in Surveying curriculum has six subject categories which are taught using distinct learning modes.

Most courses are 6-credit courses, with the exception of the course Research Methods and Dissertation-2 which is 18 credits. The majority of courses are classified into:

(i) Management
(ii) Law
(iii) Economics and Finance
(iv) Technology and Innovation
(v) Conservation
(vi) Research
(vii) Professional Practice and International Experience

These different aspects are then interwoven in the Studio courses to allow for knowledge and skills learnt in each course to be related directly to concurrent project work in the studio courses, and to allow a more specific and structured approach to student learning.

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## Course Offerings for Minor in Conservation

The 36-credit Minor in Conservation is open to students of other degree curricula and comprises the following courses:

| | |
|---|---|
| RECO2035 Building Technology | (6 credits) |
| RECO1020 Development and Conservation Analysis | (6 credits) |
| RECO2041 Introduction to Information Technology for Urban Development | (6 credits) |
| RECO2043 Advanced Building Technology | (6 credits) |
| RECO3042 International Experiences in Urban Development | (6 credits) |
| RECO4018 Advanced Conservation Planning | (6 credits) |

Students of other degree programmes intending to take the Minor in Conservation must complete all the courses listed above. Please note that there are 6 places available per course per year for students taking the Minor option.

Double counting of credits is not permissible for the Minor in Conservation. When a course is used to satisfy the requirements of another curriculum or programme, it shall not be counted towards the fulfilment of requirements for this Minor. You must take a replacement course in lieu.

## Course Structure

| Course Types/ Subject Areas / Courses | Core Courses (168 credits) | | | | | | | | FIC (6 credits) | University requirements (54 credits) | Free Elective (12 credits) |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | Studio | Management | Law | Economics & Finance | Technology & Innovation | Conservation | Research | Professional Practice & Int'l Experience | | | |
| **Year 1** (60 credits) | | | | | | | | | | | |
| RECO1018 Studio 1 - Understanding Land Conversion Process | 6 | | | | | | | | | | |
| RECO1019 Studio 2 - Land and Real Estate Markets | 6 | | | | | | | | | | |
| RECO1020 Development and Conservation Analysis | | | | | | 6 | | | | | |
| RECO1021 Urban and Land Economics | | | | 6 | | | | | | | |
| AFIC1005 Introduction to the Built Environment | | | | | | | | | 6 | | |
| AILT1001 Artificial Intelligence Literacy I | | | | | | | | | | 3 | |
| AILT9010 AI in the Built Environment | | | | | | | | | | 3 | |
| 3 Common Core Courses (6 credits each) | | | | | | | | | | 18 | |
| Academic Communication in English (0 credit) | | | | | | | | | | 0 | |
| Chinese Language Enhancement Course | | | | | | | | | | 6 | |
| **Year 2** (66 credits) | | | | | | | | | | | |
| RECO2035 Building Technology | | | | | 6 | | | | | | |
| RECO2036 Studio 3 – Development Issues | 6 | | | | | | | | | | |
| RECO2037 Studio 4 – Construction and Project Management | 6 | | | | | | | | | | |
| RECO2040 Construction Project Management 1 | | 6 | | | | | | | | | |
| RECO2041 Introduction to Information Technology for Urban Development | | | | | 6 | | | | | | |
| RECO2042 Introduction to Law | | | 6 | | | | | | | | |
| RECO2043 Advanced Building Technology | | | | | 6 | | | | | | |
| RECO2044 Corporate Real Estate Asset Management | | 6 | | | | | | | | | |
| RECO2045 Health, Safety and Environmental Management | | 6 | | | | | | | | | |

| | | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| Common core Course | | | | | | | | | | 6 | |
| English-in-the-Discipline | | | | | | | | | | 6 | |

## Course Structure (Continued)

| Course Types/ Subject Areas / Courses | Core Courses (168 credits) | | | | | | | | FIC (6 credits) | University Requirement (54 credits) | Free Elective (12 credits) |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | Studio | Management | Law | Economics & Finance | Technology & Innovation | Conservation | Research | Professional Practice & Int'l Experience | | | |
| **Year 3** (54 credits) | | | | | | | | | | | |
| RECO3036 Studio 5 - Adaptive Reuse and Facilities Management | 6 | | | | | | | | | | |
| RECO3037 Land Law and Conveyancing Law | | | 6 | | | | | | | | |
| RECO3038 Real Estate Investment and Finance | | | | 6 | | | | | | | |
| RECO3039 Research Methods and Dissertation-1 | | | | | | | 6 | | | | |
| RECO3041 Professional Practice | | | | | | | | 6 | | | |
| RECO3042 International Experiences in Urban Development | | | | | | | | 6 | | | |
| 2 Free Elective Courses | | | | | | | | | | | 12 |
| Common Core Course | | | | | | | | | | 6 | |
| **Year 4** (60 credits) | | | | | | | | | | | |
| RECO4011 Research Methods and Dissertation-2 | | | | | | | 18 | | | | |
| RECO4012 Studio 6 - Smart and Sustainable Urban Development | 6 | | | | | | | | | | |
| RECO4013 Economics of Property Rights in Urban Development | | | | 6 | | | | | | | |
| RECO4014 Advanced Valuation | | | | 6 | | | | | | | |
| RECO4015 Construction Project Management 2 | | 6 | | | | | | | | | |
| RECO4016 Construction Law | | | 6 | | | | | | | | |
| RECO4018 Advanced Conservation Planning | | | | | | 6 | | | | | |
| Common Core Course | | | | | | | | | | 6 | |
| **Year 1/2/3/4** (0 credits) | | | | | | | | | | | |
| UGRE1001 Introduction to the Constitution, the Basic Law and the National Security Law | | | | | | | | | | 0 | |

Note: FIC - Faculty Interdisciplinary course

## Course Description

## Year 1

### RECO1018 Studio 1 – Understanding Land Conversion Process (6 credits) (Certified Communication-intensive Course[3] [CiC])

This is an elementary introduction to the general aspects of land development (including conservation) in Hong Kong. The essence is "facts-finding" for First Year students to understand the basic picture of what constitute urban (the whole land conversion process) development in Hong Kong via a studio-teaching and problem-based learning mechanism. In addition to land acquisition, planning, construction, real estate investment and management, the conservation process is also explored, including the identification of heritage values and character-defining elements as well as the various conservation treatments. Ethical issues in the development sector are also covered. This serves as a foundation for students to study more advanced and academic courses in Years Two to Four.

Assessment: 100% continuous coursework assessment

### RECO1019 Studio 2 – Land and Real Estate Markets (6 credits) (Certified Communication-intensive Course[3] [CiC])

This course is structured to develop students' ability to solve authentic problems related to land and real estate markets in a particular district, through applying acquired knowledge related to land use pattern, property market, demand and supply analyses, and so on. Students will work in small teams for collaborative learning and problem solving.

Assessment: 100% continuous coursework assessment

### RECO1020 Development and Conservation Analysis (6 credits)

This course addresses the planning and analytical issues related to development and conservation in Hong Kong. It first covers the general development aspects, including the real estate cycle; land and property development processes; land supply and urban land policies; market and housing market analyses; development and property appraisals; and post development analysis.

It also provides the knowledge on the fundamental concepts on land tenure system, planning control system, development control system, and conservation systems in Hong Kong. Such knowledge is of the upmost significance to allow students to understand the creation and evolution of our built environment in relation to the historical and social context of our city. Issues related to development, change of use, redevelopment, conservation, end of building life cycle, and the application and approval procedures thereof will be discussed using real-life case studies in Hong Kong and overseas.

The course also introduces the concepts on sustainable development, construction process, contract procurement and facility management.

Assessment: 60% continuous coursework assessment and 40% examination

[3] A certified Communication-intensive Course (CiC) which meets all of the requirement endorsed by the Senate, including
(i) the teaching and assessment of oral, written and visual communication 'literacies', and
(ii) at least 40% of the course grade assigned to communication-rich assessment tasks.

Please refer to the respective syllabuses statements on the programme website for the details.

**RECO1021 Urban and Land Economics (6 credits)**
This course will include the fundamental theories of urban and land economics: urbanization and economic growth; agglomeration and network economies; path dependence; urban land markets; land use models; spatial equilibrium model; land development cycles; land value and property value; government policy controls; and external shocks to land markets. In addition, this course will introduce the application of agent-based models to simulate land use outcomes based on the principles of aforementioned theories.

Assessment: 100% continuous coursework assessment

**AFIC1005 Introduction to the Built Environment (6 credits)**
The course is a broad-based survey about different disciplines in the built environment, exposing students to the broad theories, methods and key questions of the various disciplines within the Faculty of Architecture, and examining how different disciplines work together for a better built environment.

Assessment: 70% continuous coursework assessment and 30% examination

**AILT1001 Artificial Intelligence Literacy I (3 credits)**
Artificial Intelligence (AI) literacy is essential for navigating our modern society effectively and responsibly. This course provides students with the skills and knowledge needed to understand AI concepts, interact with AI systems, and critically evaluate their impact. Through lectures, online learning activities and a practical project, students will explore the ethical, social, and technological dimensions of AI, preparing them to make informed decisions in a world that is increasingly AI-driven.

Assessment: 100% continuous coursework assessment

**AILT9010 AI in the Built Environment (3 credits)**
The course focuses on various applications, underlying concepts, and theories of artificial intelligence (AI) within different Built Environment (BE) disciplines. It will enable students to:

1. Explore latest AI applications / approaches within the BE.
2. Understand current and potential uses, limitations, ethical considerations, adaptations, and the future development of various applications / approaches.
3. Engage in practical exercises using key AI tools.

The course will comprise:

1. Lectures, tutorials, coursework exercises and/or quizzes.

Assessment: 100% continuous coursework assessment

**CAES1001 Academic Communication in English (0 credit)**
The course is designed to equip first-year undergraduate students with a solid foundation in academic English literacy to succeed in their university studies. The course is dedicated to nurturing students' competencies in an English-medium university environment and fostering their confidence in effective oral, written, and visual communication. This is achieved by cultivating students' critical reading skills, information literacy skills, and digital literacy skills for academic English learning. The course also provides students with a comprehensive understanding of academic rhetoric across different mediums, including written, spoken, and

visual tasks. By familiarizing students with the key genres and communication conventions in university education, the course empowers students to apply the acquired knowledge and skills to Common Core Courses.

Assessment: 100% continuous coursework assessment

**CEUC9001 Practical Chinese for Surveying, Urban Studies, and Conservation Students (Certified Communication-intensive Course[3] [CiC]) (6 credits)**

The main objective of this course is to enhance the students' command of Chinese for the construction and surveying profession through basic training in presentation skills and in specific techniques for the preparation of target-oriented letters, proposals, plans and reports. This course also aims to develop students' ability to engage in negotiations, debates as well as critical and creative thinking. In order to promote artistic and aesthetic appreciation, thematic lectures and topical workshops on Chinese calligraphic and artistic representations will be conducted. Site visits to traditional Chinese temples, gardens and museums will be organized to provide students with opportunities to gain hands-on experiences of the inner dynamics of Chinese culture. Students will be able to acquire sophisticated Chinese language skills and knowledge of Chinese culture within the context of the discipline of construction and surveying.

1. Demonstrate ability in using effective spoken and written language skills required for daily life communication, surveying & architecture related professions and academic studies. Reflect on their language learning experience and devise strategies for further improvement
2. Have in-depth oral presentation, discussion and debating skills.
3. Have an overall understanding between language and cultural concepts.
4. Have a better awareness and sensitivity toward language usage, critical thinking and aesthetic quality.

Assessment: 50% continuous coursework assessment and 50% examination

**3 Common Core courses (6 credits each)**

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**Year 2**

**RECO2035 Building Technology (6 credits)**

This course provides both theoretical knowledge and practical applications about conventional methods of design and construction for buildings mainly in Hong Kong and complementarily in other places. The course aims to build up an awareness of the various methods of construction and application of materials commonly adopted in smaller types of buildings; and to demonstrate that a successful completion of building construction relies upon a good command of functional design. The principles of standard method of measurement will also be incorporated with various elements in building construction.

Topics will cover functions of buildings, relationship of elements, introduction to materials and how they are used in buildings, basic structural concepts, processes and techniques of constructing simple buildings, and principles of standard method of measurement.

Assessment: 50% continuous coursework assessment and 50% examination

**RECO2036 Studio 3 – Development Issues (6 credits) (Certified Communication-intensive Course[3] [CiC], effective from 2023-24)**
This course is structured to develop students' ability to solve authentic problems related to development issues at the inception stage of a project, through applying acquired knowledge related to development procedures, planning applications, site development, and so on. Students will work in small teams for collaborative learning and problem solving.

Assessment: 100% continuous coursework assessment

**RECO2037 Studio 4 – Construction and Project Management (6 credits) (Certified Communication-intensive Course[3] [CiC], effective from 2023-24)**
This course is structured to develop students' ability to solve authentic problems related to managing construction projects, through applying acquired knowledge related to procurement, tendering, construction technology, project management, and so on. Students will work in small teams for collaborative learning and problem solving.

Assessment: 100% continuous coursework assessment

**RECO2040 Construction Project Management 1 (6 credits)**
This module introduces project management theories and project procurement methods with a particular focus on real estate developments. Principles of pre-contract administration are presented and issues related to cost planning, estimation and value management are highlighted.

Assessment: 100% continuous coursework assessment

**RECO2041 Introduction to Information Technology for Urban Development (6 credits)**
This course introduces the basic principles, terminologies, tools, and the latest trends in Information Technology (IT) for digitalized urban development. This course equips participants with IT knowledge and skills on the values of systematic extraction, management, and exchanges of construction project information throughout the stages of urban development.

Assessment: 100% continuous coursework assessment

**RECO2042 Introduction to Law (6 credits)**
Legal framework of the HKSAR - the Basic Law and the HKSAR legal system; elements of the law of contract and tort; introduction to intellectual property rights and elementary public law.

Assessment: 50% continuous coursework assessment and 50% examination

**RECO2043 Advanced Building Technology (6 credits)**
This course provides both theoretical knowledge and practical applications about functional design and contemporary construction of complex buildings primarily in Hong Kong. Given the diversified built environment, a continuity is also established between conventional and contemporary building technologies and their overlapped adoptions in new and old buildings.

Topics will cover processes and techniques for the construction of buildings in Hong Kong, appreciation of structural systems for high-rise buildings, inspection and maintenance of building, performance of materials and components, smart and sustainable construction, and common civil engineering construction. The principles of standard method of measurement will be incorporated in the discussion of various elements in construction.

Assessment: 50% continuous coursework assessment and 50% examination

**RECO2044 Corporate Real Estate Asset Management (6 credits)**
This course examines the fundamental knowledge and theories on the application of corporate real estate asset management. The roles of a corporate real estate asset manager across operational (individual properties), tactical and strategic (organisations' portfolio) levels are introduced. Topics to be covered include, but are not limited to, corporate real estate asset management, facilities management, property management and maintenance management.

Assessment: 100% continuous coursework assessment

Prerequisite: RECO2040 Construction Project Management 1

**RECO2045 Health, Safety and Environmental Management (6 credits)**
This course first covers regulatory and contractual requirements on health, safety and environmental (HSE) management throughout the development life cycle. Then, HSE implementations at design, construction, and post-construction stages are introduced. Topics to be covered include, but not limited to, design for safety and health, construction safety and health, construction environment management, building services for safety and health, climate, sick buildings and green buildings, ventilation and air conditioning, lighting, sound and insulation, noise control, architectural acoustics, etc.

Assessment: 60% continuous coursework assessment and 40% examination

**CAES9121 Communication Course for Architecture Students (Certified Communication-intensive Course[3] [CiC]) (6 credits)**
This English-in-the-Discipline course is designed to help students to respond effectively to the communication demands of their studio programmes and their future careers. The focus is on raising students' awareness of the genre of professional discourse by providing them with opportunities to enhance their linguistic range in their approach to architectural, cultural, real-estate & built environment literacy.

Activities are organised through engagement in project-based discussion and written tasks designed to simulate the English Language demands on Architectural, Surveying and Built Environment professionals.

The out-of-class learning component of the course will supplement the main aims by consolidating use of vocabulary related to architectural, real estate & built environment and further enhancing students' writing. Students will also become familiar with self-evaluation and with resources they can access to take responsibility to improve their own language skills in future.

Assessment: 100% continuous coursework assessment

**Common Core Course (6 credits)**

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**Year 3**

**RECO3036 Studio 5 – Adaptive Reuse and Facilities Management (Certified Communication-intensive Course[3] [CiC]) (6 credits)**
This course is structured to develop students' ability to solve authentic problems related to adaptive reuse and maintenance of existing buildings, through applying acquired knowledge

related to building appraisal, facilities management, operation and maintenance, conservation management plan, and so on. Students will work in small teams for collaborative learning and problem solving.

Assessment: 100% continuous coursework assessment

**RECO3037 Land Law and Conveyancing Law (6 credits)**
Land tenure in the HKSAR; co-ownership; mortgages; easements; covenants; leases; landlord and tenant; adverse possession; deed of mutual covenant and the management of multi-storey buildings; the land registration system; Conveyancing law.

Assessment: 50% continuous coursework assessment and 50% examination

**RECO3038 Real Estate Investment and Finance (6 credits)**
This course introduces the commercial real estate market, presents financial economic principles, concepts, and tools for the analysis of real estate from an investment perspective, and extends such analysis to examine leverage and equity securitization.

Assessment: 100% continuous coursework assessment

Prerequisite: RECO1021 Urban and Land Economics

**RECO3039 Research Methods and Dissertation - 1 (6 credits)**
This course introduces various methodologies and the latest development in studies related to the different aspects of real estate and construction research. It also prepares students for their final year dissertations. It aims to train students to think rationally and logically in conducting academic research and to be equipped with the ability to formulate a dissertation proposal. Techniques in literature search, qualitative and quantitative approaches, tests of hypotheses, data analysis, and dissemination of results are also introduced.

Assessment: 100% continuous coursework assessment

**RECO3041 Professional Practice (6 credits)**
The aim of this module is to build on academic modules in a practical environment so as to increase maturity and motivation by learning as a member of a professional team in the real estate, construction and conservation fields and handling real life real estate and construction as well as adaptive reuse projects. This also allows tacit and professional knowledge in the field to be conveyed to the students in a more personal and efficient way. On the other hand, it provides a platform for our students to demonstrate advanced academic knowledge learned in different modules to be applied in practice.

Seasoned professionals from the industry in the field of real estate, general practice surveying, quantity surveying / commercial management, building surveying, planning and development as well as property and facility management will be invited to deliver in-depth knowledge exchange with the students in the Professional Competency Workshop (PCW) series. Such PCW series will span over a period of 10 weeks and the mark forms 30% of the overall mark for this course.

Assessment: 100% continuous coursework assessment

**RECO3042 International Experiences in Urban Development (6 credits)**
Globalisation has been drawing markets closer and closer as corporations are all diversifying internationally in their portfolios. This course aims to introduce international urban development experience in global cities. Students will also be provided opportunities to

appreciate and compare real estate and construction practices in different cities around the world.

Assessment: 100% continuous coursework assessment

**Common Core course (6 credits)**

**2 Free Elective courses (12 credits)**

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**Final Year**

**RECO4011 Research Methods and Dissertation-2 (18 credits) (Capstone Experience)**
A dissertation is a detailed discourse on a research topic in the area of development and conservation chosen by the student, to be executed following scientific methodology principles as taught in Research Methods and Dissertation-1. It aims to train students to think scientifically, and to carry out and complete an entire research project on their own, under a dissertation supervisor. Students are expected to identify and define a problem for scientific research; substantiate the research problem, and as appropriate, propose testable hypotheses with appropriate methodology and data; collect empirical data to test the proposed hypotheses and explain the regularities in the data collected; and carry out further research to widen and deepen the analysis.

Assessment: 100% continuous coursework assessment (20% by an interim progress report and 80% by the final dissertation submitted)

Prerequisite: RECO3039 Research Methods and Dissertation-1

**RECO4012 Studio 6 – Smart and Sustainable Urban Development (Capstone Experience) Certified Communication-intensive Course[3] [CiC]) (6 credits)**
For this Studio programme, students are required to formulate their own study area based on brief hypothetical scenarios given. Emphasis is on issues related to the broad concepts of smart and sustainability in a global context and its relation to their own study area to tackle a contemporary societal problem. Students will work in small teams for collaborative learning and problem solving.

Assessment: 100% continuous coursework assessment

**RECO4013 Economics of Property Rights in Urban Development (6 credits)**
Basic concepts of economic growth and development; general concepts of property rights as foundation for understanding the economy and government policies on land use; concepts of market failure in the development market and industry and their Coasian transaction cost reinterpretation in the light of sustainable development driven by innovations in property development; and neo-institutional analysis of issues in development economics applied to spatial analysis.

Assessment: 100% continuous coursework assessment

**RECO4014 Advanced Valuation (6 credits)**
The concept of value in different contexts and for different valuation purposes. Statutory valuation – purposes and methods. Advanced valuation for real estate investment and development. The relationships between the real estate market and other asset markets.

Asset pricing models. Real estate investment portfolio management – theory, institutions and constraints.

Assessment: 50% continuous coursework assessment and 50% examination

Prerequisite: RECO3038 Real Estate Investment and Finance

**RECO4015 Construction Project Management 2 (6 credits)**
Based on the pre-contract administration and broader project management principles and theories taught in Year 2, this module further develops students' knowledge and skills in terms of post-contract administration and construction management practices. In particular, it introduces practical applications of the commercial management of construction contracts/projects. It also covers principles of professional surveying practices and the related ethical issues.

Assessment: 60% continuous coursework assessment and 40% examination

Prerequisite: RECO2040 Construction Project Management 1

**RECO4016 Construction Law (6 credits)**
Business associations and entities; forms of construction contract – standard forms; professional liabilities; interim payment and set-off; pay when paid clause; variations; liquidated damages; extension of time; determination of contract; defects liabilities; insolvency; dispute resolution; conflict avoidance.

Assessment: 50% continuous coursework assessment and 50% examination

**RECO4018 Advanced Conservation Planning (6 credits)**
Everyday involves planning, so is the conservation of a heritage place. The course helps students to translate the understanding of character-defining elements of a heritage place and assessment of its cultural heritage values into appropriate management strategies for its best conservation, through the tools of cultural mapping, conservation policies, conservation management plan and heritage impact assessment. It introduces students to both local and overseas conservation planning tools and strategies that are essential for proper management of a site with cultural heritage significance. Conservation charters/principles/guidance that are internationally recognized for the management of architectural heritage will act as both the theoretical framework and practical assessment standards. A comparative learning approach is adopted to investigate the differences of conservation strategies in Hong Kong, Mainland China and Overseas in relation to the cultural and legal context.

Assessment: 50% continuous coursework assessment and 50% examination

**Common Core Course (6 credits)**

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