ABSTRACT

The collapse of the Hotel New World in Singapore 1986 was a watershed for the Building Control Act. The new Building Control Act came into effect on 1 May 1989. It embodied several new requirements, among them, the most prominent was the requirement for most development proposals to have an independent design check and certification by Accredited Checkers (AC).

As with any new regulation, the AC system was received with mixed sentiments by the building industry. The ones directly affected were the building owners/developers, architects, professional engineers and builders.

This study seeks to examine the impact of the Accredited Checkers system on -

(a) maintenance of future buildings in Singapore

(b) management of future buildings in Singapore

(c) the conservation of national resources with regards to building maintenance cost

(d) the building industry, in particular the perceptions of the building professionals