

Angka Giliran : \_\_\_\_\_

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UNIVERSITI SAINS MALAYSIA

Second Semester Examination  
Academic Session 2012/2013

June 2013

**RMK 364– Construction Management and Finance 2**  
**[Pengurusan Binaan dan Kewangan 2 ]**

Duration: 3 hours  
[Masa: 3 jam]

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Please check that this examination paper consists of SEVEN pages of printed material before you begin the examination.

*Sila pastikan bahawa kertas peperiksaan ini mengandungi TUJUH muka surat yang tercetak sebelum anda memulakan peperiksaan ini.*

Students are allowed to answer all questions either in English OR in Bahasa Malaysia only.

*Pelajar dibenarkan menjawab semua soalan dalam Bahasa Inggeris ATAU Bahasa Malaysia sahaja.*

Answer **FIVE** question. Answer **ALL** questions from **SECTION A** and **CHOOSE TWO** questions from **SECTION B**.

*Jawab **LIMA** soalan. Jawab **SEMUA** soalan dari **BAHAGIAN A** dan **PILIH DUA** soalan dari **BAHAGIAN B**.*

In the event of any discrepancies, the English version shall be used.

*Sekiranya terdapat sebarang percanggahan pada soalan peperiksaan, versi Bahasa Inggeris hendaklah digunapakai.*

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**SECTION A : COMPULSARY** (Answer all questions)  
**BAHAGIAN A : WAJIB** (Jawab semua soalan)

1. (a) From the following list, you are required to classify these item ( / ) into Fixed Assets (FA), Current Assets (CA), Current Liabilities (CL), Long-term Liabilities (LTL), Owner's Equity (OE), Revenue (R), and Expense (E).

*Daripada senarai berikut, anda dikehendaki klasifikasikan item-item ini ( / ) samada ianya Aset Tetap (FA), Aset Semasa (CA), Liabiliti Semasa (CL), Liabiliti Jangka Panjang (LTL), Ekuiti Pemilik (OE), Pendapatan (R), dan Perbelanjaan (E).*

Bil.	Items	FA	CA	CL	LTL	OE	R	E
1	Motor vehicles							
2	Bonds							
3	Income tax payable							
4	Debentures							
5	Capital							
6	Machinery							
7	Temporary investment							
8	Patents							
9	Sales							
10	Wages payable							
11	Donations							
12	Cash							
13	Mortgages							
14	Preliminary expenses							
15	Accruals/accrued expenses							
16	Rates and licenses							
17	Plan and equipments							
18	Common stock							
19	Debt to financial institutions							
20	Notes payable							

(10 marks/markah)

2. Based on the Balance Sheet and Income Statement (attached) of XYZ company, please calculate and discuss the items at the below;

*Berdasarkan 'Balance Sheet' dan 'Income Statement' (dilampirkan) syarikat XYZ Enterprise, sila kira dan bincangkan item-item dibawah;*

- (i) Quick Ratio/*Nisbah Cair*
- (ii) Debt Ratio/*Nisbah Berhutang*
- (iii) Operating Profit Margin/*Margin Keuntungan Operasi*
- (iv) Current Ratio/*Nisbah Semasa*

(20 marks/*markah*)

3. A business company purchased a piece of machinery for RM 425,550. The estimated life of the machinery is 15 years. At the end of the useful life, the scrap value is estimated to be RM130,000. You are required to prepare a schedule showing the depreciation expense, accumulated depreciation and the net book value for the first five years using:

*Satu syarikat perniagaan telah membeli sebuah mesin berharga RM 425,550. Jangka hayat bagi mesin tersebut adalah 15 tahun. Di hujung hayat penggunaan mesin, nilai bagi mesin tersebut dianggarkan akan menjadi RM130,000. Anda dikehendaki menyediakan satu jadual yang menunjukkan perbelanjaan susut nilai, pengumpulan susut nilai dan nilai 'net book' bagi lima tahun penggunaan mesin tersebut:*

- (a) The straight line method  
*Kaedah garisan lurus*

(10 marks/*markah*)

- (b) The reducing balance method (assume that the rate of depreciation is 13% per annum)

*Kaedah keseimbangan pengurangan (dengan anggaran kadar susut nilai adalah 13% per tahunan)*

(10 marks/*markah*)

**SECTION B** : Answer **TWO** questions only  
**BAHAGIAN B** : Jawab **DUA** soalan sahaja

4. Define the following terms:

*Berikan definisi-definisi untuk:*

- (a) Construction Organization  
*Organisasi Pembinaan*
- (b) Contractual Administration  
*Pentadbiran Kontrak*
- (c) Site Management  
*Pengurusan Tapak*

Give examples to explain how these concepts are applied in the construction industry.

*Berikan contoh-contoh untuk menjelaskan bagaimana konsep-konsep ini dilaksanakan dalam industri pembinaan.*

(25 marks/markah)

5. (a) What is financial management? Give an example of its application in the construction industry.

*Apakah itu pengurusan kewangan? Berikan satu contoh berkenaan penggunaannya di dalam industri binaan.*

(10 marks/markah)

(b) Ratio analysis is a pertinent facet of financial management for any construction company. Discuss.

*Analisa nisbah adalah satu aspek penting di dalam pengurusan kewangan mana-mana syarikat pembinaan. Bincangkan.*

(15 marks/markah)

6. In the construction industry, a good project manager should have effective communication skills to deliver projects as specified by the clients. Discuss the said effective communication skills and relate how a project manager plays his/her roles to solve the problems during construction process.

*Dalam industri pembinaan, seorang pengurus projek yang baik sepatutnya mempunyai kemahiran komunikasi yang berkesan dalam menyiapkan projek sepertimana yang dikehendaki oleh klien. Bincangkan kemahiran komunikasi yang berkesan tersebut dan hubungkan bagaimana seseorang pengurus projek memainkan peranan beliau dalam menyelesaikan masalah semasa proses pembinaan.*

(25 marks/markah)

**XYZ Enterprise**  
**Balance Sheet**  
**As at 31 December 2012**

<b>Asset</b>	<b>DECEMBER</b>	
	2012 (,000)	2011 (,000)
Current assets		
Cash	363	288
Marketable securities	68	51
Accounts receivable	503	365
Inventories	289	300
Total current assets	<b>1,223</b>	<b>1,004</b>
<b>Gross fixed assets (at cost)</b>		
Land and buildings	2,072	1,903
Machinery and equipment	1,866	1,693
Furniture and fixtures	358	316
Vehicles	275	314
Other (includes financial leases)	98	96
Total gross fixed assets (at cost)	<b>4,669</b>	<b>4,322</b>
Less: accumulated depreciation	2,295	2,056
Net fixed assets	2,374	2,266
Total assets	<b>3,597</b>	<b>3,270</b>
<b>LIABILITIES AND STOCKHOLDERS' EQUITY</b>		
Current liabilities		
Account payable	382	270
Notes payable	79	99
Accruals	159	114
Total current liabilities	<b>620</b>	<b>483</b>
<b>Long term debt (includes financial leases)</b>	1,023	967
Total liabilities	<b>1,643</b>	<b>1,450</b>
Stockholder equity		
<b>Preferred stock-cumulative 55, \$100par, 2,00 shares</b>	200	200
Common stock-\$2.50 par, 100,00 shares authorized, shares issued and outstanding in 2003: 76,262; in 2002; 76,244	191	190
Paid in capital in excess of par on common stock	428	418
Retained earnings	1,135	1,012
Total stockholders' equity	<b>1,954</b>	<b>1,820</b>
Total liabilities and stockholders' equity	<b>3,597</b>	<b>3,270</b>

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**XYZ Enterprise**  
**Income Statement**  
**For The Year Ended 31 December 2012**

	<b>December 31</b>	
	<b>2012</b>	<b>2011</b>
	(,000)	(,000)
Sales revenue	3,074	2,567
Less: Cost of goods sold	<u>2,088</u>	<u>1,711</u>
Gross profits	<u>986</u>	<u>856</u>
Less: Operating expenses		
Selling expenses	100	108
General and administrative Expenses	194	187
Lease expense	35	35
Depreciation expense	<u>239</u>	<u>223</u>
Total operating expenses	<u>568</u>	<u>553</u>
Operating profits	418	303
Less: Interest expense	<u>93</u>	<u>91</u>
Net Profit before taxes	325	212
Less: Taxes (rate=29%)	<u>94</u>	<u>64</u>
Net profit after taxes	231	148
Less: Preferred stock dividends	<u>10</u>	<u>10</u>
Earnings available for common		
Stockholder	<u><u>221</u></u>	<u><u>138</u></u>

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