
UNIVERSITI SAINS MALAYSIA

Second Semester Examination
Academic Session 2007/2008

April 2008

**RHS 505 – Undang-Undang dan Perumahan
(Law and Housing)**

Masa: 3 jam
(Duration: 3 hours)

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

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

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

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

Jawab **EMPAT** soalan sahaja.

*Answer **FOUR** questions only.*

- 2 -

1. Dengan bantuan gambarajah, jelaskan secara ringkas sistem/prosedur yang terlibat dalam Proses Permohonan Kebenaran Merancang mengikut kaedah terdahulu dan kaedah semasa (sistem Pusat Setempat/OSC). Bincangkan kelebihan dan kekurangan kedua-dua prosedur ini. Berikan pandangan anda dalam penambahbaikan sistem sediaada.

With the aid of diagrams, describe the procedures involved in the process of planning application (previous and current practices). Discuss the advantages and disadvantages of the procedures and how to improve the current system.

(25 markah/marks)

2. Berdasarkan beberapa Periyistiharaan Antarabangsa di bawah Pertubuhan Bangsa-bangsa Bersatu, bincangkan beberapa ciri penting berkaitan "perumahan yang memadai", dan juga pelaksanaannya oleh setiap Negara.

Based on several International Declarations under the United Nations, discuss several important features relating to the "adequate housing", and its implementations by each individual State(Country).

(25 markah/marks)

3. Nyatakan perkara-perkara yang diperuntukkan di bawah Akta A933 Akta Perancangan Bandar dan Desa 1976 berhubung Laporan Cadangan Pemajuan. Sejauh manakah peruntukan di bawah Seksyen 21A, 21B dan 21C boleh berfungsi sebagai instrumen kawalan perancangan dan pembangunan.

State the provision of Act A933 Town and Country Planning Act 1976 regarding to Development Proposal Report (DPR). DPR as provided under sections 21A, 21B and 21C claimed to play an important role as an instrument in development and planning control. How does DPR work?

(25 markah/marks)

4. Apakah Akta-akta Parlimen Malaysia yang relevan dan digunakan di dalam Borang Kontrak Binaan yang setara antara Klien dan Kontraktor? Pilih **Tiga (3)** daripada Akta-akta Parlimen Malaysia tersebut dan ringkaskan faedah dan kegunaannya di dalam konteks Kontrak Binaan.

What are the relevant Acts of Parliament of Malaysia which are commonly exercised in the Standard Form of Building Contract between the Client and the Contractor?

*Choose **Three (3)** of such Acts of Parliament of Malaysia and describe briefly their usefulness within the scope of a Building Contract.*

(25 markah/marks)

5. Ada berapa jenis kontrak dalam Industri Perumahan di Malaysia antara Klien dan Jurubina yang bergantung kepada jenis dan keperluan. Pilih **Tiga (3)** daripada jenis kontrak yang biasa digunakan dan ringkaskan faedah kegunaannya di dalam melaksanakan sesuatu skim pembangunan.

There are various types of contracts in the Housing Industry in Malaysia between the Client and the Builder depending on the nature of its requirements.

*Choose **Three (3)** types of such contracts that are commonly used, and describe briefly their advantages in carrying out any development scheme.*

(25 markah/marks)