



VERITAS
retrospective

RETROSPECTIVE

*"Truth alone will endure, all the rest will be swept away before the tide of Time."
- Mahatma Gandhi*

When we at VERITAS reflect on the past 35 years of professional service to our Clients, we do tend to get quite sentimental and poetic. During these last three and a half decades we have observed our home city of Kuala Lumpur and the world transform in unimaginable ways. Malaysia has gone from being a 3rd world nation struggling with the effects of the mid-80's commodity crisis to a dynamic world-class economy, and Kuala Lumpur has now one of the most iconic skylines in the region.

And along the way, the world has evolved from a cluster of isolated national economies, to become the global inter-connected trading ecosystem of the 21st century. What a ride it has been! And it is a journey to which VERITAS and our Clients have contributed so much.

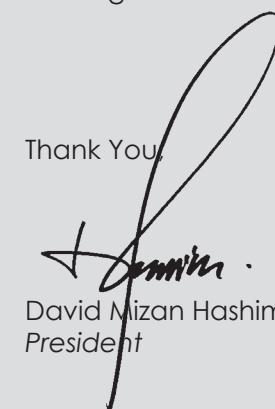
Meanwhile, we have witnessed so many of our Clients evolve from their humble beginnings to become the successful behemoths that they are today. They are testaments to the power of will, determination and resilience over time. Most importantly, they are evidence of strong consistent leadership. We at VERITAS are proud to have played a small part in their evolution in our humble role as professional service providers and purveyors of their visions for the future.

The Cambridge Dictionary explains the meaning of "retrospective" as relating to or thinking about the past, and it is in the spirit of reflection that this booklet has been published. It is said that that the true character of a person (or a company) is revealed not in an instance, but in overcoming challenges over the passing of time.

As such we seek in publishing this retrospective series to honor the long and enduring relationship between VERITAS and its loyal Clients over the last many years. Yes, there have been ups and downs as with all relationships, after all, nothing substantial is ever created without some degree of stress. But through the test of time, this relationship has resulted in many exciting projects, completed, proposed and currently underway.

It is our hope and aspiration that this relationship will last for many more years, and accomplish many great things for which future generations will be enthralled.

Thank You



David Mizan Hashim
President





Tan Sri Dato' Mohamed Mansor bin Fateh Din
Group Executive Chairman



Datuk Richard Fong Loong Tuck
Group Executive Vice-Chairman



Datuk Seri Fateh Iskandar bin Tan Sri Dato' Mohamed Mansor
Group Managing Director/ Chief Executive Officer

GLOMAC

This edition of RETROSPECTIVE is dedicated to the long relationship between VERITAS and Glomac Berhad, one of the most dynamic entrepreneurial property developers in Malaysia today.

Glomac was founded on the vision, passion and determination of two entrepreneurs who aspired to develop inspiring places to live and work in. The founders of the Group, Tan Sri Dato' FD Mansor, Group Executive Chairman and Datuk Richard Fong, Group Executive Vice-Chairman, joined forces to establish the Group in 1988 and have since delivered value beyond expectations in every Glomac project.

Currently helmed by Datuk Seri FD Iskandar, Group Managing Director/Chief Executive Officer; today, Glomac Berhad comprises more than 55 subsidiaries with involvement in every facet of the real estate business encompassing property development, property investment, construction, property management and car park management.

Glomac Berhad was listed on the Main Board of Bursa Malaysia Securities Berhad on 13 June 2000 and has established a trusted reputation as a responsible and visionary property developer with its solid record of developing townships, residential, commercial and mixed development properties. To-date, the Group has completed more than a total sales value over RM8.8 billion and moving forward Glomac is in the midst of launching more than RM900 million worth of properties.

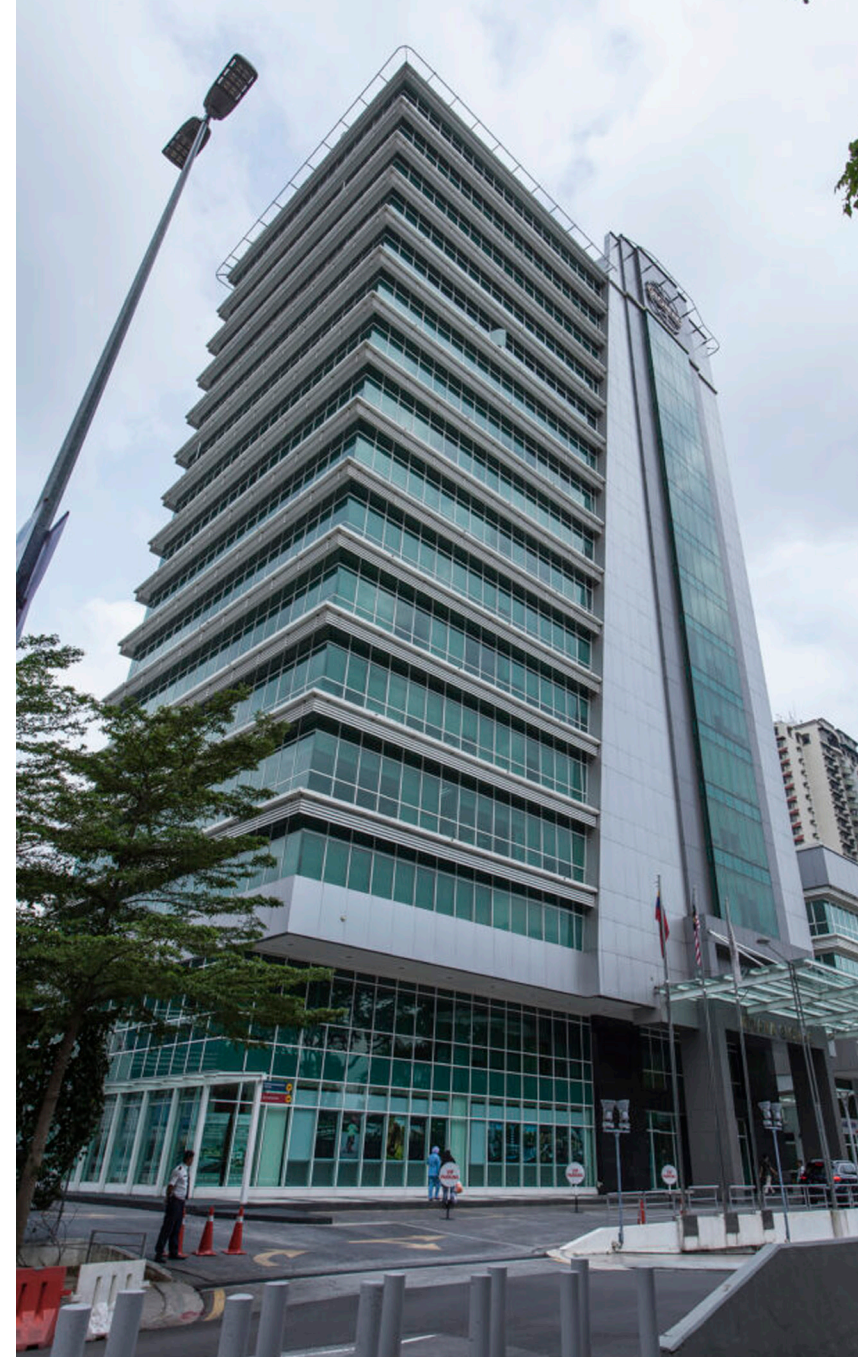
As a long term player committed to escalating its presence in the real estate market, Glomac is continuously planning and designing new projects for its existing landbank, evaluating new landbank opportunities and looking out for new opportunities in the country; with particular focus on the prime Greater KL area where the Group is well established.



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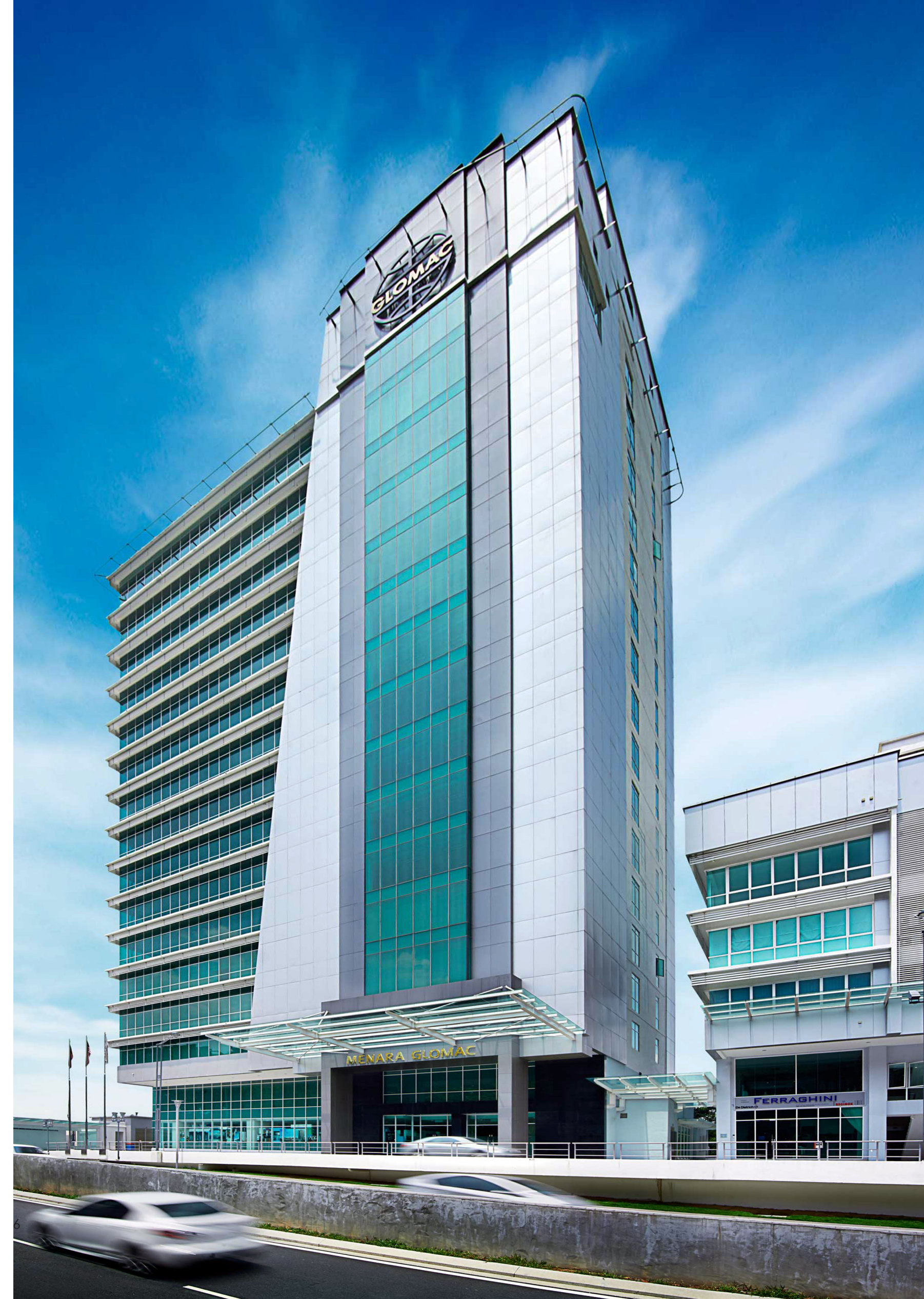
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GLOMAC Headquarters *Damansara*

The Glomac Head Quarters was conceived as a dynamic expression of the company's corporate persona. The angular geometry of its façade combined with the minimalist treatment of its large sun-shaded windows, conveys the identity of an entrepreneurial, forward-thinking organization.

The 16-storey tower with 10,890 sqm of built-up area forms a distinctive marker at the entrance from the Jalan Damansara to their largest single integrated development: the Glomac Damansara City. Corporate offices of the company occupy the highest levels of the building, an exhibition space occupies the ground floor and intermediate floors are rented out. The project was completed in 2015 and remains an important landmark in the Damansara Utama area.



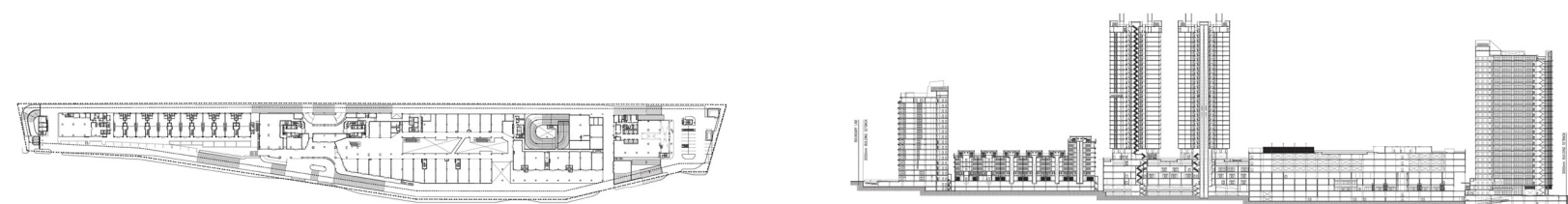


GLOMAC Damansara

Damansara

The site is a 6.83 acre lot straddling the boundaries of Taman Tun Dr. Ismail and the Sprint Highway. The aspect ratio is one that is long, linear and narrow. Bound along its longer sides by the Desa Kiara Condominium and the SS20 Damansara KIM Housing estate, Glomac Damansara is an ambitious mixed development project that unfolds along the full length of this half a kilometre long site, with strategic visibility approached from the Sprint Highway. Aspiring to be self-contained, the rigorous programs allows users to live, work, play and consume within a closed, integrated system.

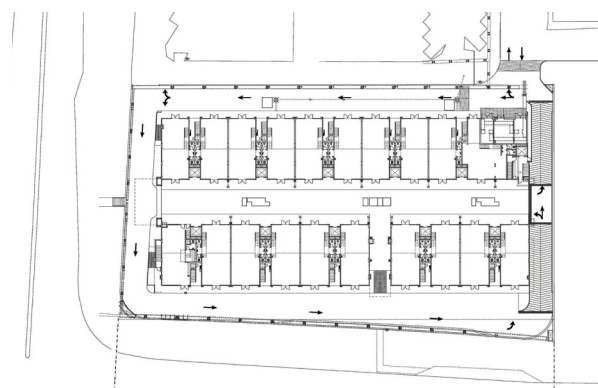
The development is neatly divided into 4 phases, based on its function and typology. Phase 1 comprise 5 and 8 storey shop-offices. Phase 2 is a 25 storey office tower. Phase 3 is the retail heart of the development, comprising a 3 storey podium of a retail lot and two 9 and 10 storey office blocks atop the podium. Phase 4 is its residential component, comprising two 25-storey serviced apartments.. Zoning the development in this way allows for the pressures and operational requirements of each functional zone to be contained and overseen more efficiently. Each program is arranged in highly concentrated grids that allows the character of each development to stand out in such a way that they only can at those intensities. The wandering pedestrian walking along the full length of the development encounters an orderly sequence of spatial experiences, akin to walking along a long corridor into different rooms.



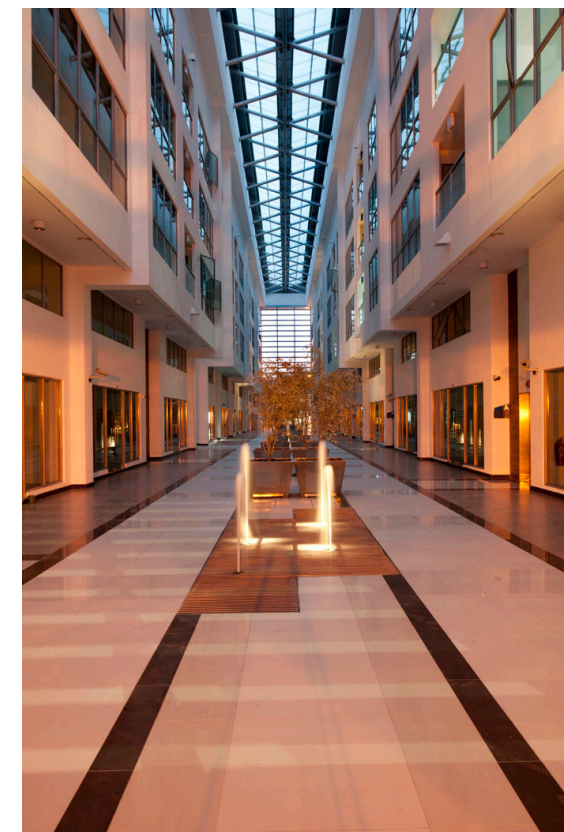
GLOMAC Galleria Seri Hartamas



Glomac Galleria was constructed in response to the demand for up-market, high quality office suites within a hub-like configuration and supporting facilities. The building is a modified shophouse typology; every unit has a wide frontage that defers to a 5-footway. The angularity of the massing is further emphasized by the regular grid of the aluminium composite panel facade. The units are stacked 4 stories high and arranged in an arcade configuration. All units are centered around a lofty atrium, a public thorough-path open at both ends to elevated access roads. This is a permeable space intended as a lively hub members of the public are allowed to wander in from outside of the building; where all circulation routes intersect in a shared gallery space. Running 32 feet long, this atrium is covered by a butterfly-roofed glass skylight that permits ample daylight to penetrate the lowest recesses of the gallery.



Ground floor units are larger, with a mezzanine floor overlooking the ground floor. These units are given a double-frontage to connect the interiors of the building to the vitality of the Sri Hartamas on the immediate exterior of the building. Units on upper levels are accessed via a shared lift. 2 units share one common lift. To offset the depth of the unit, the aluminium ribbon windows run the full width of the unit, looking out into the atrium and the external of the building. Brise-soleil shade the windows from glare.



GLOMAC Centro Petaling Jaya



Glomac Centro is a self-contained mixed development situated on a 4.5 acre plot of land. Sitting on a slim and linear site, the project consists of a 2 storey shop offices and a 29 storey serviced apartments, located in a superb and established location near Bandar Utama.

Featuring the model of contemporary corporate office, the 56 units are dressed up in full height glass windows with wide unit frontage of 25 feet. The built-up sizes range from 2,185 sq.ft up to 3,239 sq.ft. Meanwhile, the 344 units of serviced apartments offers four different unit types ranging between 1,175 sq.ft to 1,670 sq.ft to suit everyone's needs.

The surrounding site comprises mainly of low-rise buildings with views to the neighbouring areas are relatively free from visual obstructions which presents an opportunity to sculpt the massing of these apartments to optimise premium views. The design takes inspiration from the rectangular geometric form, stacked on top of one another, creating a strong visual identity and a prominent feature within the neighbourhood.

On plan the tower is a rectangular block with a central courtyard functioning as a communal space. The essential elevation of the apartment blocks are oriented to towards the best available views. The serviced residence adopts a contemporary outlook splashed with a tropical concept providing facilities such as swimming pool, sky light, children's mini playground, clubhouse and multipurpose hall, amongst others.



GLOMAC Boulevard Kelana Jaya



Glomac Boulevard is like an outdoor shopping mall. With the shop-offices flanking both sides of the boulevard, the retail shopping experience extends out to the boulevard, providing spaces for al-fresco dining and cafes as well as street retail, making the boulevard an exciting and integral element of this development. The boulevard leads to a central piazza; an outdoor space for live bands, activities and events. The piazza is a place for individuals and families to enjoy.



GLOMAC

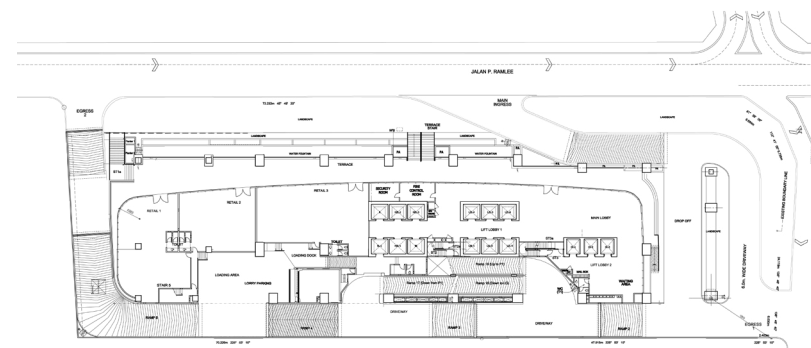
Menara Prestige

Jalan P. Ramlee, Kuala Lumpur

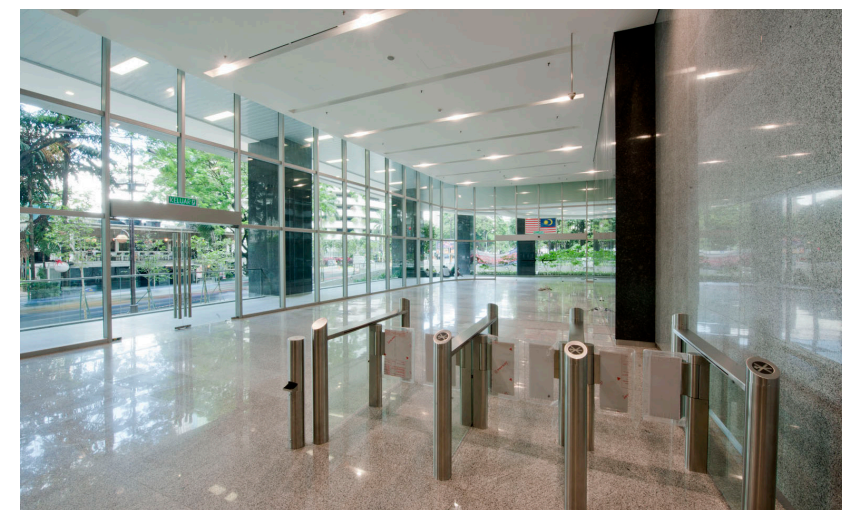
The site is a narrow lot of a 1:4 aspect ratio strategically located at an intersection between Jalan P.Ramlee and Jalan Pinang within encumbered views towards the Petronas Twin Towers across a small land reserve.

The building comprises 31 stories of commercial office space and a few retail units, serviced by a cafeteria on the 6th floor and a podium carpark.

Hemmed in on the south and eastern side by high rise apartments and office buildings, the challenge was to establish a memorable visual presence in 2 very different scales from the 2 visible elevations; from afar in the way it confronts the scale of the Twin Towers and close-up as the pedestrian approaches it at street level. Balancing concerns about optimizing the footprint for the maximum net sellable floor area was the impetus to engage the street intersection in an appropriate way.



TRIGAT ANAS TANHUI



PPC GLOMAC Aman Putri

Sungai Buloh, Selangor

Aman Putri Terrace Housing is a superlink terrace housing development and is part of the massive 169 acres land that is known as Aman Putri and situated at the edge of lush tropical greens of Sungai Buloh. The development comprises of a 2 storey terrace home on a land area of 24'x75'with a build up from 2500sqft of 3 different typologies and 52 units in total.

The terraces are placed on an elevated terrain that is equipped with a 1.2km linear park with recreational facilities adjacent to the housing. The development aims to provide comfortable living for multiple generation family lifestyle which incorporates a comfortable, relaxing and contemporary feel. Aman Putri also has a short driving distance to the Sungai Buloh MRT and KTM stations and easily accessible to main highways such as Guthrie and NKVE.

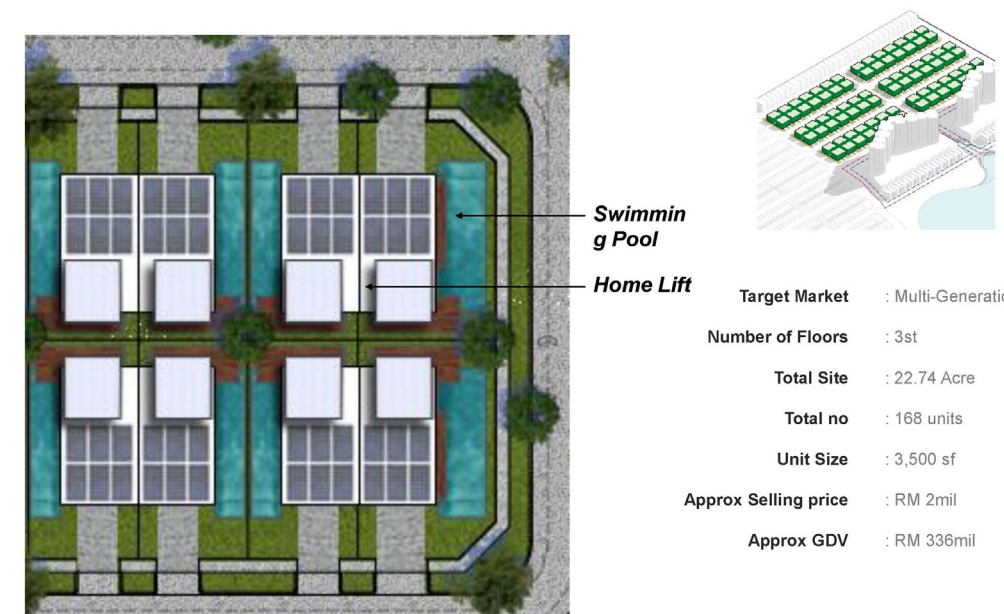


GLOMAC Danau

Puchong, Selangor

Glomac Danau is a proposed low-density landed exclusive residential development in Puchong, Kuala Lumpur with a theme of immersive Garden and Tropical Living. The site is approximately 38 acres with one side facing an existing lake. The masterplan is designed to optimize and ensure all units enjoy views and easy access to the garden and lake. The design comprises of Garden Villas, Lake View Condominiums, Central Park Twin Villas a linear park and Clubhouse.

The scheme aims to provide product variety for diversity, multi-generation living and market flexibility. The central park is the main feature of Danau, it is centrally located and comprises an approximately 1km jogging path, external recreational facilities, man-made stream and waterfront promenade. The design of the central park aims to encourage an active lifestyle and pedestrian friendly community interactions.



VARIOUS UNREALISED PROJECTS

GLOMAC Federal Hill
Jln. Bangsar, Kuala Lumpur



GLOMAC PJ Sport City
Kelana Jaya, Selangor



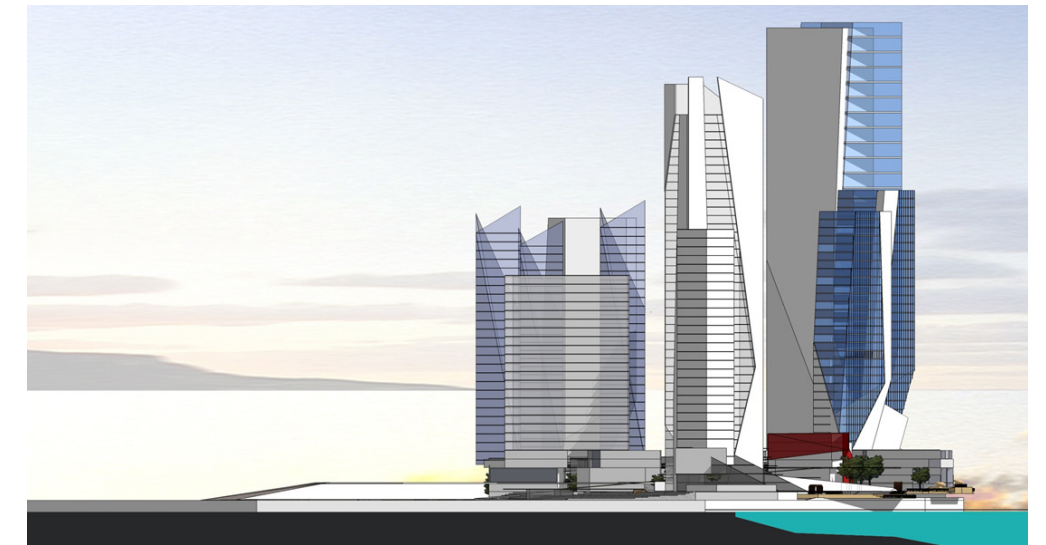
GLOMAC Cybergreen
Cyberjaya



GLOMAC Mutiara
Mutiara Damansara, Selangor



GLOMAC The Prestige
Puchong, Selangor



GLOMAC Bangsar
Jln. Riong, Bangsar



GLOMAC Centro 2
Petaling Jaya, Selangor



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