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UNIVERSITI TUN HUSSEIN ONN MALAYSIA

**FINAL EXAMINATION
SEMESTER II
SESSION 2015/2016**

COURSE NAME : BUILDING LAW
COURSE CODE : BNB 40402
PROGRAMME CODE : BNB
EXAMINATION DATE : JUNE / JULY 2016
DURATION : 2 HOURS
INSTRUCTION : ANSWER ALL QUESTIONS

THIS QUESTION PAPER CONSISTS OF **THREE (3)** PAGES

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Q1 All development are directly under jurisdiction of Local Authorities where the development are located.

- (a) Explain role of
- (i) Municipal Council (Majlis Perbandaran)
 - (ii) Department of Urban & Rural Planning (Jabatan Perancang Bandar & Desa)
- (6 marks)

(b) Differentiate **THREE (3)** differences of the Uniform Building by Law (1984) and Strata Title Act (1985).

(10 marks)

(c) Discuss why does law are important in development of the project.

(9 marks)

Q2 Housing Layout are one of the document to be prepared for the development.

(a) State **FIVE (5)** aspect to be considered before preparing the housing layout for development.

(5marks)

(b) Sketch and explain the function for the Road Hierarchy below

- (i) Primary Road
- (ii) Secondary Road
- (iii) Local Road

(9 marks)

(c) Classify the requirement of *Jabatan Lanskap Negara* on open space requirement for development.

- (i) Housing Park
- (ii) Neighbourhood Park
- (iii) Town Park

(11 marks)

Q3 Unit House Requirement is one of the guideline in *Manual Perancangan Jabatan Perancang Bandar & Desa*.

(a) Explain the definition of Building Setback.

(3marks)

(b) State and illustrate the Building Setback for type of house below

- (i) Bungalow
- (ii) Semi D
- (iii) Terrace Corner Lot

(12 marks)

(c) Discuss the rationale of having Building Setback in building development.

(10 marks)

Q4 Local Authorities are one of the body who approve the Housing Plan for development.

(a) Identify in detail item for submission below

- (i) Building Plan
- (ii) Earthwork Plan
- (ii) Structure Plan

(12marks)

(b) Explain **THREE (3)** requirement should be include in *Jabatan Bomba & Penyelamat* plan

(6 marks)

(c) Assess in detail what are Certificate of Completion and Compliances (CCC).

(8 marks)

- END OF QUESTION -