

## [Webinar] Day of Conveyancing Highlights 2021 – Day 1



12 August 2021, Thursday  
2.30pm – 5.45pm



*This programme is conducted as a live  
webinar.*



No. of Public  
CPD Points:  
**To be  
confirmed**

Practice Area:  
**Real Estate**

Training Level:  
**General**

## About the Programme

The Conveyancing Practice Committee is pleased to present the 'Day of Conveyancing Highlights' for the tenth consecutive year. With the legal community grappling with the effects of disruptions to our practices in view of renewed government measures to tackle resurging COVID-19 cases, this will be the second consecutive year that we are holding this programme via two half-day webinars (albeit covering different topics) to reach out to more people.

The legal practice of real estate in Singapore requires, in addition to a good understanding of property law, an appreciation of other laws including trust laws and rules on stamp duties/GST, as well as relevant policies of statutory boards which control different aspects of dealings in real estate.

We are pleased to welcome the following expert speakers who will share their expertise and experiences:

- Law Professor Tang Hang Wu giving us his update on recent developments in Real Estate laws;
- Senior Realtor Tan Hong Boon elucidating the common pitfalls in Enbloc or Collective Sales;
- Regular Speaker Nandakumar from Lockton sharing some common pitfalls in legal practice which can lead to professional indemnity claims; and
- Last but not least, Law Professor Alvin See discussing Trust created over real estate which has been gaining popularity in the recent times.

## Programme Outline

Time	Activity
2.30pm – 2.35pm	<b>Welcome Address</b> Lee Liat Yeang – Chair (Conveyancing Practice Committee), The Law Society of Singapore
2.35pm – 3.15pm	<b>Legal Issues Relating to Trust of Land</b> Alvin See – Associate Professor of Law and Associate Dean, School of Law, Singapore Management University
3.15pm – 4.00pm	<b>Issues of Professional Claims</b> Chinnatamby Nandakumar – Director (Global Professional and Financial Risks), Lockton Companies (Singapore) Pte. Ltd.
4.00pm – 4.15pm	Break
4.15pm – 5.00pm	<b>Assessment of Potential Collective Sale Sites and Common Pitfalls of a Collective Sale Exercise</b> Tan Hong Boon - Executive Director, Capital Markets (Singapore)
5.00pm – 5.45pm	<b>Update on Case law for Property Law</b> Tang Hang Wu – Professor of Law, School of Law, Singapore Management University
5.45pm	End

## Speakers' Profile



**Alvin See – Associate Professor of Law and Associate Dean, School of Law, Singapore Management University**

Alvin See is an Associate Professor of Law (Education) and Associate Dean at the School of Law, Singapore Management University (SMU). He teaches the Law of Property, the Law of Equity and Trusts and Business Law. He researches mainly on private law, particularly property, trust, unjust enrichment and remedies, and dabbles in animal law. His published works, which appear in leading journals, have been cited by the highest appellate courts in Singapore and Malaysia as well as important treatises on private law. In 2020, he was appointed amicus curiae by the Singapore Court of Appeal to provide expert opinion in a dispute concerning execution of judgment against interest in land.



**Chinnatamby Nandakumar – Director (Professional and Financial Risks), Lockton Companies (Singapore) Private Limited**

Nanda had 6 years in legal practice as a litigator involving in commercial and marine litigation, followed by many years of general insurance claims management and insurance broking. He has handled Professional Indemnity claims involving many different professionals and financial institutions.

As an Insurance Broker, he is actively involved in the negotiation, placement and management of Professional Indemnity insurance for many professions and financial institutions. Also involved in broking and placing Directors' & Officers' Liability, Project and Construction Professional Indemnity Insurance and Bankers Blanket Bond risks.

In addition, Nanda has been a key part of the risk management team involved in analysing risk exposures, advising clients on policy wordings and conducting seminars on insurance related topics.



**Tan Hong Boon - Executive Director, Capital Markets (Singapore)**

Hong Boon is currently an Executive Director in JLL. He has more than 30 years of real estate industry experience spanning valuation, research, consultancy, investments and advisory. He currently leads the Land & Collective Sales Team in the Capital Markets department.

Hong Boon started his career as a government valuer with the Chief Valuer's Office and moved on to private sector after 5 years. He then spent a decade or so with two other international consultancy firms handling regional valuations, research and consultancy assignments.

Prior to joining JLL via an M&A in 2012, Hong Boon was the Deputy Managing Director of Credo Real Estate, a boutique consultancy specializing in Investment Sales / Capital Market deals that became the market leader in land and collective sales in Singapore.

One of the headline-grabbing deals he was involved in was Singapore's largest collective sale of Farrer Court, involving owners of 618 units, sold for \$1.3388 billion to a CapitaLand-led consortium in 2007. In the last cycle of collective sales (2016 - 2019), he led the team to top the market with close to \$4.5 billion worth of transactions with more than 20% of the market share. His significant investment deals included Florence Regency (\$629 million, 336 units) and Amber Park (\$906.7 million, 200 units) in 2017 as well as Brookvale Park Condominium (\$530 million, 160 units), Landmark Tower (\$242 million, 139 units) and one of the largest Good Class Bungalow deals then at \$93.9 million for a site at the premier Dalvey Road in 2018.

To date, he has concluded more than \$8 billion worth of investment sale transactions and his expertise proved invaluable to many investors and clients alike.

Hong Boon is a Licensed Valuer as well as a member of both the Singapore Institute of Surveyor & Valuers and the Royal Institute of Chartered Surveyors, U.K. He has also been serving on various committees with the Council for Estate Agencies including the Licensing & Practice Committee (2010 – 2016), the Disciplinary Panel (2016 – 2018) and currently on the Professional Development Committee (since 2018 October). He served on the Board of External Examiners of the Ngee Ann Polytechnic's Diploma in Real Estate Business course (2011 – 2015) and has been reappointed for the 2019 – 2021 terms.



**Tang Hang Wu - Professor of Law, School of Law, Singapore Management University**

Tang Hang Wu is a Professor at the School of Law, Singapore Management University. His research interests include land law, restitution, equity, trusts, charity and non-profit law. Hang Wu has published widely and his work has been relied on by all levels of the Singapore courts and other Commonwealth countries. Hang Wu is in demand to provide training for lawyers in Singapore, Hong Kong and Malaysia and he has also provided continuing legal education for judges at the Singapore Judicial College and Family Justice Court. He is frequently instructed by law firms to act as instructed Counsel before the Singapore courts or to advise legal teams on crafting compelling case theories in litigation before the High Court and Court of Appeal. In terms of advisory work, Hang Wu has advised high net worth individuals, banks, trustees, the U.S Department of Justice and international law firms on complex property and trust issues. Outside his work in academia and practice, he serves on boards and committees of multiple non-profit organisations including the Strata Titles Board, Special Needs Trust Company and Community Foundation of Singapore. For his service, he has been presented with awards from the Law Society of Singapore, Ministry of Law, Ministry of National Development and Ministry of Social & Family Development.

## Registration Fees

Membership Category	Fees (Inclusive of 7% GST and course materials)
Law Society Member	\$32.10
SCCA Member	\$57.78
Non-Member	\$64.20

To register, please visit our website at: <https://www.lawsociety.org.sg/CPD-Portal/Law-Society-Events>. For enquiries, please contact us at [cpd@lawsoc.org.sg](mailto:cpd@lawsoc.org.sg) or 6530-0230.

### 1. Terms and Conditions

- 1.1 Registration closes on the date as stipulated on the registration page or when all seats are filled.
- 1.2 The registration fee is due and payable upon registration and must be received prior to the programme.
- 1.3 Payment must be made by the closing date stated. Registration will only be confirmed upon receipt of full payment.
- 1.4 The Law Society reserves the right to refuse to register or admit any participant, and to cancel or postpone the programme.
- 1.5 If you are unable to attend, a substitute delegate is welcomed, provided that the Law Society is notified in writing of the name and particulars of the substitute delegate at least 3 working days before the programme.

### 2. Cancellation and Refund of Fees

- 2.1 Allocation of seats is on a first-come-first-served basis and limited seats for each programme.
- 2.2 Participant who cancels their registration before the commencement date shall be liable to pay the percentage of the registration fee set out as follows:
- i. 20 calendar days before commencement date: 25% of registration fee.
  - ii. 8 to 19 calendar days before commencement date: 50% of registration fee.
  - iii. 7 calendar days or less before commencement date: 100% of registration fee.
- 2.3 Participants who cancel their registration without prior payment made shall also be liable to the cancellation fee set out in 2.2. In the event that the payment for cancellation fee is not received despite multiple chasers, a tax invoice will be issued and mailed to your law practice/organisation.
- 2.4 Participant who is unable to attend the programme due to medical exigencies will be subject to a cancellation fee of 50% of registration fee.

**Admin Note to Singapore Practitioners and s36B Foreign Lawyers in relation to the Mandatory CPD Scheme:**

No of Public CPD Points: To be confirmed  
Practice Area: Real Estate  
Training Level: General

Participants who wish to obtain CPD Points are reminded that they must comply strictly with the Attendance Policy set out in the CPD Guidelines. For this activity, this includes logging in at the start of the webinar and logging out at the conclusion of the webinar in the manner required by the organiser, and not being away from the entire activity for more than 15 minutes. Participants who do not comply with the Attendance Policy will not be able to obtain CPD Points for attending the activity. Please refer to <http://www.sileCPDcentre.sg> for more information.

Note: In the course of the event, photographs/videos/interviews of participants could be taken/conducted by the Law Society or parties appointed by the Law Society for the purpose of post event publicity, either in the Law Society's official publication/website, social media platforms or any third party's publication/website/social media platforms approved by the Law Society.