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TOP 11 MASTERPLAN PROPOSALS FOR KUCHING UNVEILED IN ‘AIR’ COMPETITION

From Practical to Boldly Ambitious: The Seven Jurors Reveal Their Selections

KUCHING – The top 11 finalists for the ‘AIR’ masterplan competition – focused on a parcel of land opposite Kuching International Airport – have been unveiled.

The shortlisted proposals span a wide range, from practical designs to audaciously innovative concepts.

Conventional entries proposed phased developments of high-rise residential units integrated with mixed-use commercial spaces.

In contrast, bold proposals envisioned "horizontal high-rises" elevated on stilts, preserving much of the natural undergrowth.

Photo 1 / 2 / 3 / 4: **SHORTLISTED:** The top 11 finalists comprised conventional to bold entries.



A jury of seven experts — including five architects and two representatives from construction firm Hock Seng Lee (HSL) — selected the finalists from 75 qualified submissions.

The shortlist comprises 11 entries due to the tying of scores among top entries. The jury deliberated for over two hours, and the shortlist was a unanimous decision.

Photo 5: **SITE:** Aerial shot of 13.5acre piece of land opposite Kuching airport.



Jury chair Ar Adrianta Aziz, president of the Malaysian Institute of Architects (PAM), praised the high quality of the submissions. “Many entries demonstrated deep thinking, with several offering creative, out-of-the-box solutions for the 13.5acre site, which is uniquely intersected by a stream.”

Photo 6: **PANEL:** The seven jurors, comprising pan Malaysian architects and two directors from Hock Seng Lee, deliberating at HSL Tower during the shortlisting meet on Oct 12.



He added, “The AIR competition showcases the wealth of architectural, town planning, and landscaping talent in Malaysia. As the only competition of its kind in the country this year, the participants really gave their best. We saw everything from feasible high-rises to bold visions for building with nature.”

The jurors, who had two weeks to review the submissions, convened at HSL Tower on October 17 for the shortlisting process. “HSL’s property team had arranged for A1 boards of all entries to be displayed, allowing us to closely examine each concept before making our final decisions,” Adrianta said.

Photo 7: **LANGIT**: HSL’s first architecture competition was for Langit, which resulted in a joint development with Singapore’s CapitaLand to build Langit Citadines Kuching.



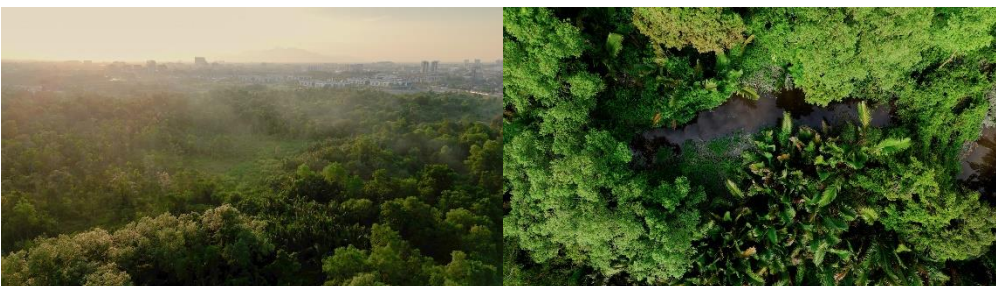
HSL will exhibit concept boards off the shortlist at its headquarters soon.

The AIR masterplan competition, a collaboration between PAM and HSL, marks their second partnership following the success of 2021’s Langit high-rise competition. That earlier contest resulted in the development of Langit Citadines Kuching, a joint venture with Singapore’s CapitaLand.

The winning proposal for AIR will receive RM120,000, with RM60,000 for second place, RM30,000 for third, and eight honorariums of RM5,000 each. HSL has committed to developing one of the winning designs, as they did with Langit.

HSL, the developer behind La Promenade — which was designed as “a town within a park” — aims for AIR to set a new benchmark in eco-friendly development. The competition’s tagline, “The AIR Above Us & Di Bawah AIR Mengalir” (translated as “The Water Beneath Us”), reflects this aspiration.

Photo 8: **AIR**: All shortlisted AIR entries demonstrate good understanding of the site context and make good use of the river that bisects the 13.5 land.



HSL managing director Datuk Paul Yu expressed excitement about the shortlisted proposals. “The jurors’ shortlist is full of strong ideas, from those that could be built tomorrow to more adventurous concepts. Who knows? We might be able to turn one of these bold visions – the forward-thinking rule breakers – into reality.”

PRESS RELEASE



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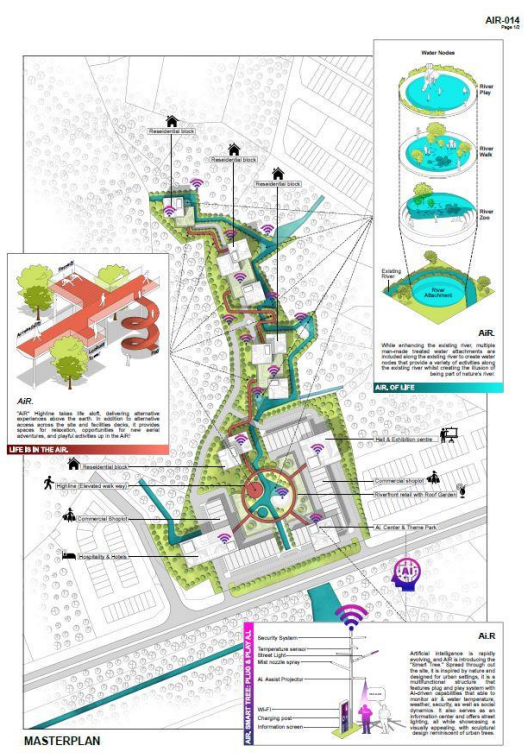
The top 11 finalists will present their proposals to the jurors at PAM HQ in Kuala Lumpur on Nov 11. Each team will give a presentation, followed by a 15-minute Q&A session. The entries will be evaluated with the scoring system developed by PAM.

The results will be announced on Dec 7 at HSL Tower, with Premier Datuk Patinggi Tan Sri Abang Johari Tun Openg as the guest of honour. The event will be live-streamed on HSL's social media channels.

For more details and to view the shortlist, visit airkch.com.

****END****

ENTRY 014



ENTRY 038

Building Bridges

AIR - 038

Living with river

How have we build over rivers & waterways?

Can the bridge be the building?

Existing Condition: River runs through the middle of the site

Small, isolated pockets of developable land

How do we develop without touching/impeding the river?

Insert Piles as you would a BRIDGE structure

Creating new ground: LAND BRIDGES

LAND BRIDGE as Ground:
Creating a new ground that will last a millenia

Buildings come & go

New Terra 06

New Terra 05

New Terra 04

New Terra 03

New Terra 02

New Terra 01

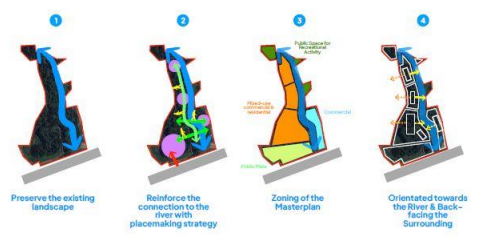
Timeline: Year 2000-2002, Year 2002-2004, Year 2004-2006, Year 2006-2011, Year 2011-2012, Year 2012-2017, Year 2017-2020, Year 2020-2025

ENTRY 046

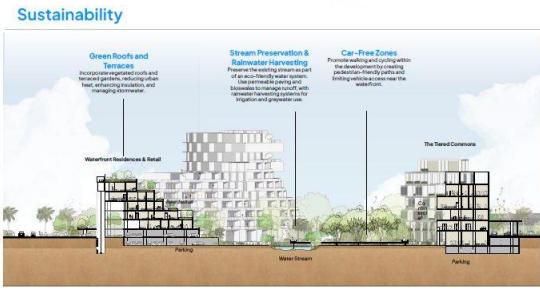
AIR

Building with Nature

Masterplan Strategy



Residential Unit Plans





ENTRY 087



Concept: Sarawak Spine

Phase 01: Lowang Betara (Land Exchange)
Phase 02: Bimba Lestari (Recreational Area)
Phase 03: Tamsi Hara (Corporate)
Phase 04: Larang Rami (Multi-Use)
Phase 05: The Kidoran (Commercial)
Phase 06: Laman Rihis (Residential)
Phase 07: Seri Raga (Residential)

Issues: Disconnected / Disengaged / Detachment

Sustainability

Socio-Spatial Experience

Living is more than just building new development. It should embody a deeper connection to our cultural heritage.

ENTRY 089

the arboresque 089

Altoresque (adj.) - of trees; espousal. The use of Refers to something that resembles or is related to a tree in nature, structure or arrangement.

the arboresque 089

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PRESS RELEASE

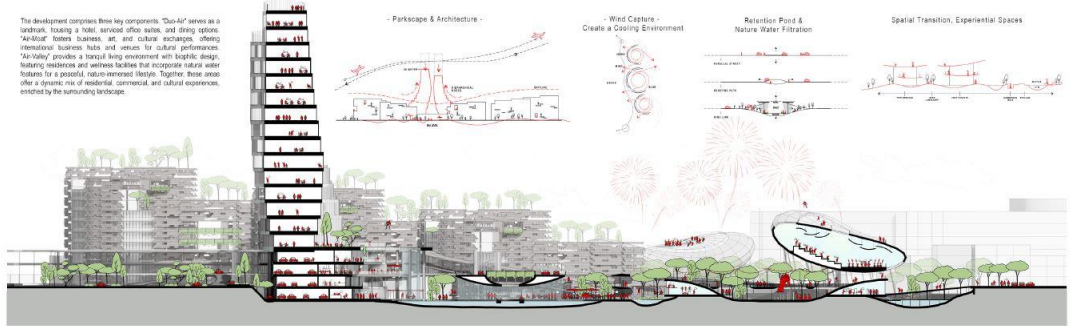


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ENTRY 106



Air Catcher is a multi-phased development featuring an international airport and a modern office hub. The development is designed with a central green valley, creating a unique urban landscape. The development is designed to be a sustainable and green community, featuring a mix of residential, commercial, and cultural spaces. The development is designed to be a sustainable and green community, featuring a mix of residential, commercial, and cultural spaces.



ENTRY 127



AIR²
Inspired by the traditional communal living structure native to the indigenous people of Borneo — Sarawak longhouse, AIR² is a modern interpretation of the longhouse concept. The vision draws from the social, environmental, and architectural values embedded in the longhouse and adapts them to modern and future contexts. The longhouse architecture concept has been reinterpreted in form and reflect a profound connection between architecture, landscape, climate, and community. The longhouse concept is a model of sustainable living, where the natural contours of the land, creating a harmonious relationship between the built and natural environment. The longhouse concept is a model of sustainable living, where the natural contours of the land, creating a harmonious relationship between the built and natural environment.





Based in Sarawak, East Malaysia, Hock Seng Lee Group is involved in marine engineering, civil engineering, building construction and property development.

For further information see www.hsl.com.my



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