



Association of Process Industry



Centurion Corporation Limited

(Company Registration No. 198401088W)



聯明集團有限公司
LIAN BENG GROUP LTD

Singapore's first PCM foreign worker accommodation with integrated training centre officially opened by Deputy Prime Minister, Mr. Shanmugaratnam

Singapore, 5 January 2018 - Association of Process Industry ("ASPRI") in partnership with Centurion Corporation Limited ("Centurion") and Lian Beng Group Ltd ("Lian Beng") today celebrates the Official Opening of ASPRI-Westlite Dormitory – Papan.

Located at Jalan Papan, it is Singapore's first integrated and purpose-built workers accommodation advocating a "Live, Learn and Play" environment encompassing a 7,900-bed facility that features ASPRI's Integrated Training Centre ("AITC") for workers in the Process Construction and Maintenance ("PCM") industry.

The workers accommodation, which was soft-launched in May 2016, achieved almost full occupancy in less than one year and plays a vital role in increasing productivity and upskilling the workers of the PCM industry. Located in close proximity to Jurong Island, home to more than 100 global energy and chemical companies, the workers accommodation helps reduce workers' travelling time and fatigue.

AITC, operated by ASPRI-Institute of Process Industry ("ASPRI-IPI") brings training to the residents' doorsteps. Residents are now empowered through 90% subsidised courses to upgrade themselves with ASPRI-IPI's comprehensive range of training courses encompassing IT & Literacy, Workplace Safety and Health, Teamwork, Quality & Productivity and Technical skill trainings. Moving ahead, ASPRI-IPI is working closely with Institutes of Higher Learning ("IHL") such as Singapore Polytechnic ("SP"), to become a SMART training centre through integrating digital technologies such as Augmented Reality and Virtual Reality to enrich learning and improve training outcomes.

Guest-of-Honour, **Mr. Tharman Shanmugaratnam, Deputy Prime Minister of Singapore and Coordinating Minister for Economic and Social Policies**, officiated the ceremony which was attended by about 300 guests.

In acknowledging the numerous benefits that the accommodation is bringing to Singapore, Mr. Shanmugaratnam, remarked "I congratulate the partners in taking this bold, unprecedented move to work together to build Singapore's first dedicated workers accommodation for the PCM sector. I am deeply encouraged by ASPRI-Westlite's efforts to create world-class living conditions through a conducive "Live, Learn, Play" environment for their residents. This workers accommodation is a testament of how a strong trade association like ASPRI can galvanise industry stakeholders including commercial partners like Centurion Corporation and Lian Beng Group to secure a future for their members and industry."

Mr. Charles Quek, President of ASPRI, said "We are happy and proud that today we have achieved our dream of having a dedicated workers accommodation for the Process Industry. The accommodation which features an ASPRI Integrated Training Centre ("AITC") contributes to a safer and more productive Process workforce by delivering quality trainings to improve their livelihoods. AITC aims to deliver over 400,000 quality training hours annually and features a SMART training centre that promotes digitalisation through technology".



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Mr. Tony Bin, Executive Director of Accommodation at Centurion Corporation, said “ASPRI-Westlite workers accommodation goes beyond just providing a place for habitation – it is about building a community to inspire the foreign workforce. As our fourth workers accommodation asset in Singapore, we are delighted to be playing a part in the country’s economic growth and development and in welcoming Mr. Shanmugaratnam in marking this occasion.”

Mr. Ong Pang Aik (王邦益), Lian Beng’s Executive Chairman, commented, “We are pleased that Lian Beng’s second workers accommodation development mirrors the success of our first. The high occupancy of our two workers accommodation now brings a stable recurring income for us. We thank our partners ASPRI and Centurion in making this joint project meaningful and fruitful.”

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Official Launch of ASPRI-Westlite Dormitory – Papan



From left to right: Mr. Han Seng Juan (Non-Executive Director, Centurion Corporation Ltd), **Mr. Ong Pang Aik** (Chairman and Managing Director, Lian Beng Group Ltd), **Mr. David Loh** (Non-Executive Director, Centurion Corporation Ltd), **Mr. Tharman Shanmugaratnam** (Deputy Prime Minister and Coordinating Minister for Economic and Social Policies), **Mr. Charles Quek** (President, ASPRI), **Mr. Lim Kok Kiang** (Assistant Managing Director (Cluster Group Engineering), EDB Singapore), **Mr. Heah Soon Poh** (Assistant CEO, Engineering & Operations Group, JTC) and **Mr. Hee Joh Liang** (Deputy Principal (Development), Singapore Polytechnic).



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ABOUT THE ASSOCIATION OF PROCESS INDUSTRY (“ASPRI”)

Established in 1997, the Association of Process Industry (“ASPRI”) is a membership-based trade association that represents the interests of more than 500 companies across Singapore’s Process Industry comprising of petroleum, petrochemical, specialty chemical and pharmaceutical sectors.

With a vision to be a Visible and Credible Partner in the Process Industry, ASPRI’s mission is to Connect, Engage and Grow; ASPRI collaborates closely with various stakeholders in the Process Industry; government and statutory boards, plant owners, Institutes of Higher Learning (“IHLs”) and affiliated Trade Associations and Chambers (“TACs”) to connect, engage and propel the industry’s growth by fostering a strong tripartite Public – Private Partnership.

For more information, please visit <http://www.aspri.com.sg/>

ABOUT ASPRI-INSTITUTE OF PROCESS INDUSTRY (“ASPRI-IPI”)

In 2008, ASPRI collaborated with the Singapore Workforce Development Agency (“WDA”) to establish ASPRI-Institute of Process Industry (“ASPRI-IPI”) as the training division of ASPRI.

With a vision to provide a safer and more productive workforce for the Process Industry, ASPRI-IPI esteems to deliver quality training to improve the livelihoods of the PCM workforce. Currently, ASPRI-IPI operates from ASPRI’s Integrated Training Centre (“AIRC”), a 40,000 sqft training facility, with the capacity to deliver over 400,000 training hours annually.

Since 2016, ASPRI-IPI has developed 14 WSQ National Competency Standards for Process Industry and continues to upgrade the local Process Industry’s workforce by; empowering ASPRI-Westlite Dormitory residents to deep skill through their comprehensive offerings of heavily subsidised training courses, and on-going collaborations with Institutes of Higher Learnings (“IHLs”) to develop relevant training courses for the industry.

For more information, please visit <http://ipi.org.sg/>

ABOUT CENTURION CORPORATION LIMITED

Centurion Corporation Limited owns and operates workers and student accommodation assets, as well as a storage disc manufacturing business. Its workers accommodation assets are managed under the **Westlite** brand and its student accommodation assets are managed under the **dwell** brand.

In Singapore, the Group had a capacity of c.26,100 beds across four workers accommodation assets in Toh Guan, Mandai, Woodlands, and Jalan Papan as at 31 December 2017.

In Malaysia, the Group had a capacity of c.23,700 beds across six workers accommodation assets in Johor as at 31 December 2017. Westlite Bukit Minyak, with c.6,600 beds (under construction) is expected to be completed in 2018.

As at 31 December 2017, the Group owns RMIT Village, a student accommodation asset with 456 beds in Melbourne, Australia. dwell Adelaide, a 280-bed student accommodation is under development and expected to be completed in the fourth quarter of 2018. In addition, the Group owns a portfolio



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of eight student accommodation assets with a total of 2,420 beds in the United Kingdom and a 332-bed student accommodation asset in Singapore within the Selegie educational hub. Except for RMIT Village, all the other student accommodation assets are managed under the **dwell** brand.

On 30 November 2017, a portfolio of six quality student accommodation assets, totalling 2,140 beds across five states in the United States was acquired through the inaugural Centurion US Student Housing Fund. The Company's wholly-owned subsidiary, Centurion Overseas Investments Pte. Ltd., holds an approximate 28.7% stake in the Fund.

The Group expects to increase its overall portfolio of workers and student accommodation assets from c.55,148 beds as at 31 December 2017 to c.68,288 beds by the end of 2018.

For more information, please visit <http://www.centurioncorp.com.sg>.

ABOUT LIAN BENG GROUP LTD

Established in 1973, Lian Beng Group Ltd is one of few Singapore's major home-grown construction groups with integrated civil engineering and construction support service capabilities. The Group is principally involved in the construction of residential, industrial and commercial projects, and civil engineering projects as a main contractor.

As a Building and Construction Authority (BCA) Grade A1 contractor in General Building, Lian Beng can tender for public sector building projects of unlimited contract value, while its A2 grade in Civil Engineering allows it to tender for engineering projects of up to \$85 million in contract value. Based on years of experience and impeccable track record, the Group has established a reputation in managing large-scale and complex construction projects.

Lian Beng also engages in other construction related activities such as the provision of scaffolding and engineering services, supply of ready-mix concrete and asphalt premix, leasing of equipment and machinery, reinforcement bar fabrication, sourcing and management of construction materials and training of foreign construction labour.

Apart from construction, Lian Beng also engages in property development locally and overseas, mostly through joint ventures. Some of its completed and ongoing property development projects include Lincoln Suites, M-Space, Spottiswoode Suites, The Midtown & Midtown Residences, NEWest, KAP Residences, Eco-tech@Sunview, Hexacube and T-Space. The Group also has a few property investment projects locally and overseas. In addition, Lian Beng presently operates two local workers' dormitories, both through joint ventures.

The Group, an advocate for sustainable living, was awarded with the Green Mark Platinum award by BCA in 2010 for its project at 29 Harrison Road, the Group's headquarters building.

Lian Beng Group Ltd was listed on the Main Board of the Singapore Exchange in 1999.

For more information, please visit <http://www.lianbeng.com.sg>.



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