

Constructing and Financing
**AFFORDABLE
HOUSING**
across
ASIA

Kuala Lumpur | April 2-3, 2019

Solutions for Safe, Adequate, Affordable Housing for All



“to provide a platform for sharing challenges and solutions in building and financing affordable housing across the Asian continent.”

Program

Tuesday, April 2, 2019

Opening

8.00am – 9.00am Arrival of Delegates
Sasana Kijang, Bank Negara Malaysia

9.00am – 9.05am Emcee Welcome

9.05am – 9.10am **Welcome Remarks**
Bakarudin Ishak, Chairman, Cagamas Berhad

Zoubida Allaoua, Director, East Asia and Pacific and South Asia Regions, Finance, Competitiveness and Innovation Global Practice, The World Bank

Session I

9:10 am– 10:30 am

Description:

Affordable Housing: Challenges and Opportunities across Asia

Introductory panel bringing together key figures from public and private sector involved in housing on the Asian continent. By 2050, Asia will have 3.3 billion urban inhabitants¹ what does this mean in terms of housing delivery models, financing of housing and role of government? How can new technologies help in meeting some of the challenges? How can ‘adequate, safe and affordable housing for all by 2030’ be achieved?

¹ ADB blog [‘Overcoming Asia’s housing challenge’](#), November 2016

Speakers: Renu Karnad, Managing Director, HDFC Ltd and Saif Farooqi, Deputy General Manager HDFC Ltd (India)

Prof. Naoyuki Yoshino, Dean and CEO of the Asian Development Bank Institute and Matthias C. Helble, Economist, Asian Development Bank

Dr. Alauddin bin Sidal, Deputy Director General, National Housing Development Department, Ministry of Housing and Local Government Malaysia

Moderator:

Dr. Suraya Ismail, Director of Research in Khazanah Research Institute

10:30 am -10:45 am Tea and Coffee Break

10:45 am – 11:00 am **Blitz Talk – A new Islamic Finance Pricing Paradigm for Affordable Housing**
Description: What would be a better benchmark for Islamic finance for pricing the affordable housing? A team of researchers from Universiti Utara Malaysia & Universiti Islam Antarabangsa is developing a rental price index for affordable rental housing program in Malaysia under the Islamic finance principle.

Speaker: Prof. Dr. Rosylin Mohd Yusof, Professor, Universiti Utara Malaysia Kuala Lumpur

Session II Islamic Housing Finance

11:00 am – 12:15 pm

Description: Latest developments in non-interest housing finance from Islamic finance product development to capital market fund raising. How do different models apply across the Asia/Pacific region and key lessons learned? What role can Islamic finance play alongside conventional financing products?

Prof. Dr. Azmi Omar, CEO, INCEIF: Leveraging Islamic Social Finance for affordable housing finance

Mohamed Rafique Merican Mohd Wahiduddin Merican, Group Chief Executive Officer, Islamic Banking Maybank /Chief Executive Officer, Maybank Islamic

Mohd Redza Shah Abdul Wahid, Chief Executive Officer/ Executive Director, Bank Muamalat

Mohd Noor Ropiah Abu Bakar, Vice President II, UDA Waqf

Moderator: Nik Mohd Hasyudeen Yusoff, Chairman, Cagamas Holdings Berhad

12:15 pm- 12:30 pm **Opening Remarks**
Abdul Rasheed Ghaffour, Deputy Governor of Bank Negara Malaysia

12:30 pm -12:50 pm **Keynote Address**
Minister Zuraida Kamaruddin, Ministry of Housing & Local Government of Malaysia

12:50 pm – 1:00 pm **MOU Signing between Cagamas Berhad and Korea Housing Finance Corporation**

1:00 pm – 2:00 pm **Lunch**

Session III **Country Case Study – Affordable Housing Financing and Delivery in Singapore**

2:00 pm – 2.45pm

Description: The housing system in Singapore is uniquely efficient at meeting its housing needs. Can the system be replicated elsewhere? What are the lessons for countries embarking on their urban journey? The session will explore the Singapore housing finance model in depth.

Speakers: *Sia Tze Ming, Deputy Director (Property Pricing), Singapore Housing Development Board*

Moderator: *Simon Walley, Lead Financial Sector Specialist, The World Bank*

Session IV **The Affordability Challenge – how to provide safe adequate housing at a reasonable cost?**

2:45 – 3:45pm

Description: How to define affordable housing? What is global experience in provision of affordable housing and what is relevant for Asia? How can government intervene in markets to expand affordability without crowding out private sector? What role is there for rental housing – public or private? What is best way to deliver efficient SMART subsidies?

Speakers: *Dao Harrison, Senior Housing Specialist, The World Bank*

Lana Wijayanti, Former Director General, Housing Finance Implementation Agency, Ministry of Public Works and Housing Indonesia

Paul Graham, CEO, Keystart, Australia

Moderator: *Judy Baker, Lead Urban Specialist, World Bank*

3:45 pm – 4:00 pm *Tea and Coffee Break*

Session V **Connecting Capital Markets and Affordable Housing Delivery**

4:00 – 5:15 pm

Description: Reaching scale requires wholesale financing from capital markets. How has securitization revived since the world has put the Global Financial Crisis behind it and has been embracing a tighter regulatory banking framework? Have covered bonds arrived in Asia? How can capital markets deliver on affordable housing and what should be the role of the public sector?

Speakers: *Chung Chee Leong, ISMMA Chairman and CEO, Cagamas Berhad*

Jung Hwan Lee, Chairman and CEO, Korea Housing Finance Corporation

Olivier Hassler, Non-Executive Chairman, CRH France

Siew Suet Ming, Head, Structured Finance Ratings, RAM Rating Malaysia

Moderator: *Loic Chiquier, Senior Advisor, Finance, Competitiveness and Innovations, The World Bank*

End of Day 1

Wednesday, April 3, 2019

9:00 am **Re-Cap of Day One Discussion** – *Simon Walley, The World Bank*

9:10 – 9:30 am **Hear my story – Sarah Murray, Digital Housing Developer**
Sarah Murray [dreams of a future](#) where sustainable housing is available for everyone and affordable for all. She's building this future, with PLACE Technologies, a digital manufacturing social enterprise powered by the PLACE game, a computer game that allows players to design their own homes and have them delivered to them. For every ten homes PLACE builds, they will house someone in need. As an entrepreneur in residence with 15 years of experience and a graduate of the prestigious Stanford LEAD program, Murray passionately applies this powerful cocktail of skills and experience to the challenges of some of the world's largest organizations and society's most intractable issues.

Session VI Green and Disaster Resilient Housing

9:30 – 10:30 am

Description: Climate change is leading to less predictable weather patterns more destructive natural disasters, it is ever more critical to ensure that housing is built to withstand both current disaster levels and future ones. Whether it is flooding, earthquakes or other natural disasters what has experience been in the region in building resilient housing and in financing it?

Speakers: *Kit Miyamoto, CEO, Miyamoto International - seismic and structural engineer with re-construction*

Olivia Caldwell, Affordable Housing Institute: Papua New Guinea – Building sustainable disaster resilient housing

Md. Abu Sahed Shams Azad, General Manager, BRAC, Bangladesh

Moderator: *Jolanta Kryspin, Lead Disaster Risk Management Specialist, The World Bank*

10:30–10:45am Coffee/Tea Break

Session VII What can FinTech do for housing?

10:45 am – 12:00 pm

Description: What can technology do to solve some of the challenges of access to housing, access to credit and affordability. This session will explore latest developments in the use of big data to underwrite customers with limited or no credit histories. It will explore technology platforms for better delivering credit and look at machine learning/AI as a tool for predicting customer behavior and needs.

Speakers: *Yousuf Sultan, Head of Infrastructure and Shariah, Ethis Venture : Syariah crowd funding for subsidized housing*

Sushil Agarwal, Founder and CEO, Aavas Housing Finance Company (India)

Cha-Ly Koh, CEO of Urbanmetry: Big data to match demand and supply of housing

Moderator: *William Britt Gwinner, Principal Operations Officer, Housing Finance, IFC*

12:00–1:30 pm Lunch break

Session VIII Innovations in Financing Affordable Housing Construction

1:30 pm – 2:30 pm

Description: What are the latest innovations in financing the supply of affordable housing? How can development projects obtain equity and debt financing at costs making returns possible even on low income housing.

Speakers: *Ian Shapiro, CEO, Real Equity for All (Reall)*

Ming-Hau Lee, Director, Clearwater Capital Partners

Sumeet Shukla, Investment Officer, IFC PPP, South Asia

Moderator: *Hang Thi Thu Nguyen, Senior Financial Sector Specialist, IFC*

Session IX Community-led Housing Development

2:30 – 3: 45 pm

Description: Affordable housing for the people by the people! How community led development models can lead to positive outcomes in terms of provision of affordable housing and slum upgrading. Inclusive development models aim to give a voice to all stakeholders

Speakers: *Somsook Boonyabancha, Secretary General, Asian Coalition for Housing Rights (ACHR), Thailand CODI Model*

Naeem Razwani, Habitat for Humanity – Terwilliger Center for Innovation in Shelter

Dedy Permadi, Head of PIU of National Affordable Housing Program, Ministry of Public Works and Housing – Indonesia

Moderator: *Dao Harrison, Senior Housing Specialist, The World Bank*

Session X Ask Me Anything – Closing Session

3:45 – 4:30 pm

Description: An interactive session that provides an opportunity to bring it all together and ask nagging questions which may remain. Panel will provide summation and be open to answer any and all questions thrown at them from the audience.

Speakers: *Chung Chee Leong, Cagamas Berhad*

Loic Chiquier, The World Bank

William Britt Gwinner, IFC

Dao Harrison, The World Bank

Moderator: *Simon Walley, The World Bank*

End of Program