

# Valuer decries influx of quacks in estate agency

Rasheed Bisiriyu

**L**AGOS-based estate surveyor and valuer, Chief Kola Akomolede, has decried the proliferation of quacks in the practice of the profession in Nigeria, saying that the development portends great danger to the society.

Akomolede, a former National Publicity Secretary of the Nigerian Institution of Estate Surveyors and Valuers, made the observation in Lagos Thursday, at the launch of his book titled: "Estate Agency Practice in Nigeria."

He asserted that quacks dabble into what they do not have adequate knowledge about, and end up exploiting and misleading the people.

He said, "Such crooked people are a source of embarrassment to the profes-

## Practice

sion. It is therefore important that we get them either properly trained or rid the society of them."

Akomolede, however, assured that the book was written to assist them and those interested in the practice of Estate Agency to master basic skills needed to keep them going in the profession.

In writing the book, he said he discovered deep lapses in the practice of the profession because of lack of good publications on the issue.

He added, "Students and lecturers on the subject depended more on papers from seminars, symposia and lectures. So, I decided to write a comprehensive book on estate agency, teaching all as-

pects of the subject."

Prominent Nigerians, including major players in the construction industry and media chiefs who attended the book launch, applauded the contributions of Akomolede to his profession and the enthronement of ethical standard.

The book reviewer who is

the Editorial Board Chairman of the Guardian Newspapers, Dr. Reuben Abati, described the author as a bridge builder for the study and practice of estate agency who had made significant contribution to the institutionalisation of the subject by publishing the book.

Also speaking at the occasion, the Director General of

the Nigerian Television Authority, Dr. Tonnie Iredia, said the book was a product of painstaking efforts by the author in advancing the study and practice of estate agency. Presenting the book to the audience, he said it would be enjoyed by all and commended the author for making it jargons-free.

Former Ekiti State Governor, Otunba Niyi Adebayo, who was one of the book launchers, said, "I have come to thank you for publishing this book, because I know that it will make my work easier now as a lawyer."

Former Ogun State Governor, Chief Olusegun Osoba, was the chairman of the occasion.

## ...Lagos NIESV commissions N100m secretariat complex

Akinpelu Dada

**F**RIDAY marked the dawn of a new era for the leadership and members of the Lagos State Branch of the Nigerian Institution of Estate Surveyors and Valuers, following the turning of the sod of their new N100million secretariat complex at the

## Projects

Ikeja Central Business District.

The project consists of a four-storey building incorporating office spaces and a pent house, and will be executed by Messrs. Axial Nigeria Limited, which beat four other firms to the contract.

The journey to the realisation of the project, accord-

ing to the Branch Chairman of NIESV, Pastor Abiodun Oluwaluyi, was rather long and tortuous with the acquisition of the land dating back to 1998, and a building plan approval obtained in 2001.

Consultants to the project include J. Ajayi Patunola & Co (project manager), Teag Con-

sult (quantity surveyors), Gift Arc. Consultants (architects), Bakraz Consult (structural engineers) and Acqualams Associates (mechanical and electrical engineers).

Oluwaluyi said, "The national body of NIESV had, through the Council and Management Committee, approached the Branch for the purpose of partnering to develop this property. Let me say here for the avoidance of doubt that discussions are still ongoing on this and the stage we are now not withstanding; the partnership is still very much possible."

He appealed to the state's Lands Bureau to help in speeding up the approval process for the Certificate of Occupancy to the land especially, now that work had commenced on site.

Oluwaluyi commended government's housing programme, noting that the prices of the so-called low-cost houses are still not affordable to the target beneficiaries. He suggested that government should consider subsidising the houses.

First Vice-President of the institution, Chief Dosu Fatokun, who represented the President (Chief Charles Adebisi), commended the vision of the Branch executives for the project, saying that the location was prime.

He urged the Branch to cooperate with the national body in constructing and putting the building to use, saying that two floors could be dedicated to the use of the national body.

Lagos State Commissioner for Housing, Mr. Rahman Owokoni, who laid the foundation of the building, expressed happiness at being part of history and advised estate surveyors and valuers to rise up to the challenge of contributing to improving the aesthetics of the metropolis.

Permanent Secretary of the Lands Bureau, Mr. Gbenga Ashafa, commended the Chairman of the Branch, noting that if not for his doggedness, the institution could have lost the land. He promised to facilitate the delivery of the C-of-O within three weeks.

## LASG gets \$251,000 environment lifeline

### The Environment

Akinpelu Dada

**T**HE United States of America has entered into a partnership with the Lagos State Government to boost the technical capacity of personnel involved in the management of the environment through a grant of \$251,000.

Officials of the United States Technical Development Agency and the state's Ministry of the Environment on Friday endorsed the Memorandum of Understanding for the municipal services maintenance-training programme.

Regional Director of the USTDA, Mr. Ned Cabot, who led other members of the American team, explained that the grant was a know-how initiative to help the ministry with financial resources with which to hire American experts to train indigenous personnel for about six months on capacity building and maintenance of equipment.

He said that money would not be given directly to the ministry, but that the agency would pay contractors directly after the ministry must have approved and endorsed their invoices.

The package is expected to increase the technical capacity of the state Water Corporation, Waste Management

Authority and the ministry to evaluate, develop and implement effective maintenance practices associated with existing and proposed assets and infrastructure.

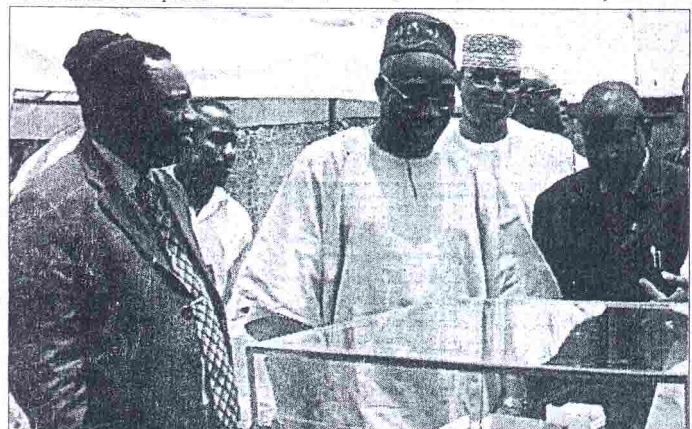
It is also meant to provide training in all activities required to accomplish an effective asset inventory, life cycle cost analysis and development/implementation of a maintenance programme for each of the benefiting organisations.

Staff of the benefiting organisations who will participate in the project will be required to provide trickle-down training to their other colleagues involved in asset maintenance and management.

The package also includes the provision of maintenance management tools like maintenance checklists, technical asset inventories and other items, which will be important in establishing an effective maintenance programme.

Commissioner for the Environment, Mr. Tunji Bello, said that the willingness and commitment of USTDA to facilitate the technical assistance was the recognition of the government's genuine commitment to good governance, transparency, accountability and sustainable environment.

He noted that government's huge investments in environmental protection would amount to waste of public funds if those with the responsibility of managing things were not given the requisite and appropriate trainings.



\*L-R: First Vice-President, Nigerian Institution of Estate Surveyors and Valuers, Chief Dosu Fatokun; Lagos State Commissioner for Housing, Mr. Rahman Owokoni; Permanent Secretary, Lands Bureau, Mr. Gbenga Ashafa; and Chairman, Lagos Branch of NIESV, Pastor Abiodun Oluwaluyi, at the turning of the sod of the Lagos NIESV secretariat complex, in Lagos ...on Friday. Photo: Akinpelu Dada

## Protests, violence mar water conference

### Fourth World Water Forum

**A**BOUT 10,000 protesters marched to the Mexico City convention centre on Thursday where 11,000 delegates and representatives of about 130 countries met to discuss ways to improve water supplies for the poor.

Opponents claim the meetings are a cover for privatisation.

The demonstrators railed against the privatisation of Mexico's water supply and the alleged exploitation of indigenous communities, as the Fourth World Water Forum opened in the country's capital.

The peaceful march escalated into a violent demonstration as participants attacked police officers and members of the media. Police cars were destroyed by rocks and sticks as protesters moved toward the convention centre.

No injuries or arrests were immediately reported.

Many of the country's indigenous groups also gathered in the metropolis, performing rain dances and protesting against the privatisation of the natural resource.

"We are asking for water and for them to stop that negative water policy, which is criminal," said Masagua Movement leader Victoria Martinez. "We want a policy that is equal and fair."

While outright privatisation of public water systems has been a hard sell since 2000, the private sector earns much more now by selling bottled water to people in developing countries who often don't have drinkable tap water.

Mexico, for example, is now the second-largest consumer of bottled water in the world, behind the United States in terms of volume and behind Italy in per capita consumption.

Meanwhile, world forum

opens on Thursday, The Bread of Life Development Foundation, a Nigerian non-governmental organisation, is competing with 29 other finalists for the Kyoto World Water Grand Prize.

The World Water Forum is an initiative of the World Water Council aimed at raising awareness on water issues all over the world.

As the main international event on water, it seeks to enable multi-stakeholder participation and dialogue to influence water policy making at a global level, thus assuring better living standards for people all over the world and a more responsible social behavior towards water issues in-line with the pursuit of sustainable development.

tween April 3 and 5.

A statement by Toun Ajao of PR Distinction, organisers of the event, disclosed that Messrs. EMI Systems, CAP Plc, Doshlans Ventures, Graham Grant Kitchens, and

## Exhibitors prepare for Lagos forum

**A** number of potential exhibitors have confirmed their participation to organisers of the sixth "Home & Office Exhibition" scheduled for the Shell Hall of the MUSON Centre, Onikan, Lagos be-

Interior have signed up for the exhibition.

Also on board are Decorvision Concepts Limited, Mouka Limited, Adeeva Limited, Design Point and Svengali Designs.