



(Ibx Hardware Sdn Bhd, 2018: "DATUM IN CITY @ KELANA JAYA").

## 2012-02-26: Pelancaran Projek

"26 Februari 2012 - Projek Datum In City, Petaling Jaya dilancarkan" (Malaysiakini, 5 Ogos 2013:

"SEJARAH PERKEMBANGAN DAN PENCAPAIAN PKNS").



"Prominently located at the intersection of the LDP Expressway and the Federal Highway, Datum In-City PJ is a next generation fully integrated city hub. its 20-acres include a hostel that will

accommodate 10,000 staff and 1,000 parking bays, which are part of the Western Digital factory expansion programme.

*This more than RM2.6 billion GDV project generate 5.3 million sq ft of space comprising corporate and signature offices, SoHo office suits, flexible commercial and retail space along with al-fresco restaurants and upmarket condominiums - all within a carefully planned verdant elevated setting. Planned with the environment in mind, the Datum In-City is designed by incorporating the latest practices in Eco-sustainability architecture to achieve maximum GBI ratings. "*

(Sumber: PKNS Online, 30 Mac 2012:

"Datum In-City - PJ's new hub").

## 2012-2016: Perancangan

*"Datum In-City is a 10-acre mixed-development that will feature five residential blocks, three office towers, three hostel towers, a shopping mall, an international school and a transport hub. The site near Western Digital in Kelana Jaya currently houses an MBPJ depot centre. "We are ready to sign with Western Digital for the accommodation complex for 10,000 of its staff. [It will] be an international showcase for the company's staff accommodation," Othman says."*

(Sumber: City & Country, The Edge Malaysia, Issue 915, June 18-24, 2012:

"City&Country: PKNS' affordable housing strategy").





*“Eco-friendly, sustainable affordable housing.”*

*“Datum In-City @ PJ West (proposed)*

*Prominently located at the intersection of the LDP Expressway and the Federal Highway, Datum In-City (formerly known as PJ Elevated City) by PKNS is a next generation fully-integrated city hub. Its 19.94-acres include a hostel that will accommodate 10,000 staff and 1,000 parking bays, which are part of the Western Digital factory expansion programme. This more than RM3 billion project generate 5.3 million sq ft of space comprising corporate and signature offices, SoHo office suites, flexible commercial and retail space along with al-fresco restaurants, upmarket condominiums and a transportation hub – all within a carefully planned verdant elevated setting. Planned with the environment in mind, the Datum In-City is designed by incorporating the latest practices in Eco-sustainability architecture to achieve maximum GBI ratings.”*

*(Sumber: Patchay, May 16, 2015:*

*|  
"KLANG KAJANG PROJECTS COMING SOON...").*

*"The boutique, high-end developer (Datumcorp) is a wholly-owned subsidiary of the State Development Corporation of Selangor (PKNS), which is best known for low to medium-cost apartments and houses, offices and retail malls. "Over time, the pockets of land owned by PKNS have become prime real estate and building low-cost developments on them does not justify the value of the land," says Shytul.*

*"This is where Datumcorp comes in as a subsidiary that can ... undertake smaller-scale, high-value real estate developments," he says.*

*Following the positive response to its first launch, Datumcorp has lined up three mixed-use developments to be launched in the next few years — starting with the RM350 million Datum Setiawangsa in Setiawangsa, which is expected to be launched in 2017; the RM1.1 billion joint-venture project with HCK Group in Subang Bestari, tentatively to be launched in 4Q2017; and the RM2 billion Datum In-City in Petaling Jaya, which is still in the planning stage and is targeted to be launched after 2018.*

Similar to Datum Jelatek, Datum Setiawangsa will also be a transit-oriented development situated next to the Setiawangsa LRT station. The developer is planning 611 residential units in two towers on a 3.1-acre parcel.

The JV project with HCK Group is located on a 10-acre tract. Datum In-City, set on 15 acres behind the Western Digital and Nanyang Siang Pau offices and next to the Subang National Golf Club (KGNS), has office and residential as its two main components, with a smaller commercial segment."

(Sumber: Chai Yee Hoong @ City & Country, The Edge Malaysia Weekly, on Dec 5, 2016:

"Focusing on high-value projects").

## 2018: Pembinaan

"The Malaysian Government is drafting an amendment to the Employment Act 1955 (Act 265) that requires employers to provide adequate housing for foreign workers in all sectors. The law is expected to be submitted to the Malaysian Parliament in 2018.

The recently proposed amendment to the law calls for employers in all sectors - construction, manufacturing, security, food and beverage and others - to provide living quarters for their foreign workers.

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The law now stipulates that only plantation companies must provide living quarters for foreign workers. Workers' accommodation for the non-plantation industry is a relatively new industry in Malaysia and can offer new opportunities for Real Estate Investment Trust companies (REIT). It may be within the industry's interest to expand rapidly which can be done by selling off the worker accommodation assets to REIT companies and recycle the capital into expansion plans.

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Apart from the private sector, the government, including Perbadanan Kemajuan Negeri Selangor (PKNS), a local statutory corporation, has taken the initiative and started to accelerate some of these measures, but there is room for the private sector to take advantage of this new opportunity.

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PKNS has taken the opportunity to lead in this market by building hostels for Western Digital (WD) workers. The hostels are included in Phase 1 of the Datum in City project and consist of three blocks of nine-storey apartments that can accommodate 10,000 workers; there are also 5,000 parking bays. The total land area is 6.08 acres. There are 432 apartment units in three sizes - 475, 865 and 971 sqm. The project is located at Jalan SS8/6, next to Lebuhraya Damansara-Puchong and the Federal Highway."

(Sumber: JLL Malaysia @ Retalk Asia, 11 Jun 2018:

"New law creates demand for formal workers' accommodation - Malaysia").

"PERBADANAN KEMAJUAN Negeri Selangor (PKNS), a statutory corporation created and owned by the state of Selangor, is building hostels for Western Digital workers. The hostels are included in Phase 1 of the Datum in City project and comprises three blocks of nine-storey apartments.

These apartments can accommodate 10,000 workers and there are 5,000 parking bays. The total land area is 6.08 acres and the 432 apartment units come in three sizes, 475 sq ft, 865 sqft and 971 sq ft.

The project is located at Jalan SS8/6, next to Lebuhraya Damansara-Puchong and the Federal Highway, and PKNS will build a pedestrian bridge to give workers easy access to the Western Digital factory.

The building incorporates elements of eco-sustainable architecture to achieve maximum Green Building Index ratings. The project is already halfway completed.

Meanwhile, Construction Labour Exchange Centre Bhd (CLAB) will operate and rent out the units previously built by Mass Rapid Transit Sdn Bhd (MRT) to house workers involved in the construction of the Sungai Buloh-Kajang Line."

"Centralised Labour Quarters (CLQ) are built for small-to-medium construction companies that are unable to build their own labour quarters and could instead, rent the units for their workers.

CLQ, located near the MRT Depot along Jalan Sungai Buloh, will comprise six blocks with 144 rooms each and will be able to support up to 864 workers in total.

There will be facilities such as surau, cafeteria, kitchen, sports facilities, assembly area, sundry shop, laundry shop and sick bay.

Construction of three of the eight CLQ blocks will start this year while the other five will be completed by the fourth quarter of 2020."

(Sumber: The Sun (Malaysia), 6 Julai 2018:

"Workers' accommodation in Malaysia").

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