

TEAMBUILD GROUP | JUL 2025 ISSUE 22

COLLABORATING FOR A BRIGHTER FUTURE

TENGAH **GARDEN C5**

SPOTLIGHT

| ALLAN LOW & **BENJAMIN LEE**

IN THE SWING OF THINGS | AMAZING RACE









In football, "half time" is when the teams go back to their changing rooms to discuss how the game is going and what should their strategy be for the 2nd half to improve their position – be it to turn around a deficit or to further strengthen an advantage. This would include analysing their strong and weak areas as well as those of their opponents and how to best achieve the desired outcome.

Likewise, we are now at the "half time" of 2025. Whilst we do not have a "scoreline" to tell us directly how we are doing but we have our internal benchmarks and targets against which we can gauge ourselves. What have we done well? What can we do better? What needs to change? I encourage all departments and BUs to conduct a deep review and revise their work plan to further improve the "second half" of 2025 so that we can finish the game as winners!

This issue we hear from the HR team who recently completed the migration of our HR system to the new HRiQ software, looking behind the scenes to uncover the challenges faced by the team and how they were resolved! We then focus on our Tengah Garden C5 project which was completed in October 2024. The project was recently shortlisted for HDB's Construction Award - we take a trip down to Tengah Court to find out more.

We also cast the spotlight on 2 of our staff who made their marks in the industry. Read on to find out more about the achievements of our Deputy QEHS Director Mr. Allan Low and Project Director Mr. Benjamin Lee. May they inspire you to rise above and make your mark in the industry!

The SRC also launched the first-ever Teambuild Amazing Race at Gardens by the Bay. Although I couldn't be there due to prior commitments, I heard our staff had a great time — rain or shine! I truly salute the perseverance and team spirit shown by everyone who completed the race. We also give a big shoutout to the HR and MayDay Committee for organising our signature MayDay celebration event as a heartfelt tribute to our workers!

The whistle has blown - let's go and have a great 2nd half for 2025 and I will see you at full time!

足球赛的「中场休息」是球队返回更衣室调整策略的关键时刻——审视攻防表现,规划下半 场战术:逆势翻盘或乘胜追击。

2025年赛程已至中场。虽无即时比分,但我们有内部目标为镜:何处表现亮眼?哪些环节待 改进?哪些策略需革新? 请各部门及业务单位全面检视进度,优化下半年计划,携手冲刺年 终胜利!

本期焦点

▶ HR系统升级解密 HR团队完成HRiQ系统迁移,独家披露技术攻坚实录!

▶ 登嘉花园C5项目入围HDB建筑奖 2024年竣工之作,带您探秘获奖基因

▶ 业界标杆人物 环境健康安全副总监Allan Low与项目总监Benjamin Lee荣膺行业殊荣,树专业典范

▶ 团队活力全记录

SRC首办「滨海湾智勇寻宝赛」! 虽因公务缺席,但听闻同仁无惧风雨全力投入,谨此致敬 坚韧的团队精神! 同时感谢HR与劳动节筹委会为工友打造暖心庆典!

终场哨响——让我们全力出击2025下半场, 庆功宴上见真章!



SPECIAL FEATURE | HRIQ



HRIS: TRANSFORMING THE WAY WE WORK!

A Smarter Way to Manage HR Services with HRiQ

Since its launch on **1 January 2025**, our new **Human Resources Information System (HRIS)** – powered by **HRiQ** – has been empowering employees with faster, smarter, and more transparent HR processes. This platform brings together all key HR functions into a single, streamlined system that's easy to use and accessible from anywhere.

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Employee Records

Easily update personal details and view your profile in real time



E-Appraisal

Manage performance reviews, set goals, and give feedback all in one place.



E-Leave

Apply, track, and manage leave requests instantly.



E-Pay

Access payslips, tax documents, and payroll info securely anytime.



E-Claim

Easily update personal details and view your profile in real time.

KEY MODULES AVAILABLE

Challenges and Triumphs

Implementing a comprehensive HR system was no small task, and the journey came with its share of challenges. Behind the scenes, our HR, IT, and project teams worked tirelessly to ensure a smooth rollout. Some key challenges we encountered included:



Data migration and validation

Transferring records required careful handling. Significant effort went into verifying the **accuracy and integrity of historical data** to ensure a reliable foundation in the new system.



Countless rounds of User Acceptance Testing (UAT)

To make sure the system met our real-world needs, extensive testing was carried out by different user groups. This process helped identify gaps, refine features, and improve usability.



System customisation

Adapting HRiQ to match our internal processes wasn't plug-andplay. Numerous **iterations and changes were made** to align the system with our **specific workflows, policies, and operational requirements**.

PRO TIP: Add Quick Links for Easy Access!

Tired of searching through menus? You can **pin your most-used HR modules** (like E-Leave or E-Claim) to your <u>HRiQ</u> homepage in just a few clicks!

Here's how:

- 1. Go to the module you use often (e.g., e-Leave > Apply Leave)
- 2. Click the "Add this page to Quick Links" button
- The shortcut will appear right on your main dashboard for easy access next time!

Tip: You can customize this anytime based on your needs.





Thanks to strong collaboration, support from HRiQ, and feedback from our users, we were able to overcome these hurdles and successfully launch a system that meets the evolving needs of our workforce.

HRi.

TOP BENEFITS OF NEW HRIQ



Speed

Digital workflows reduce wait times and manual bottlenecks.



Convenient

Access HR tools 24/7 via desktop or mobile.



Accuracy

Centralised data reduces errors and ensures consistency.

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Transparency

Track leave, claims, and appraisal statuses in real time.



Empowerment

Take ownership of your HR information and performance journey.

Our Values in Action

The implementation of our new HRIS is more than just a system upgrade — it's a reflection of our commitment to our **TEAMBUILD** values:

Take pride in what we do Engage for better collaboration Accountable for our actions and results Make innovation part of our culture BUILD a great place to work

From the countless hours spent ensuring data accuracy, to testing and refining the system to meet our needs, this transformation embodies our values in action — especially innovation, accountability, and collaboration. This isn't just a system change — it's part of how we continue to build a workplace where we thrive together!

TENGAH GARDEN C5

CONTRACT DETAILS

PROJECT: BUILDING WORKS AT TENGAH GARDEN C5 AND COMMON GREEN (TOTAL 790 DWELLING UNITS)

START DATE: FEB 2020

TOP OBTAINED: OCTOBER 2024

CONTRACT VALUE: \$157.6 Million

AWARDS

- HDB Construction Award 2025
- MOM SHARP AWARD
 2021, 2022, 2023, 2024
- RoSPA Health & Safety Award
 Gold 2022
- SCAL Productivity & Innovation Award
 Merit Award 2022
- SCAL Workplace Health & Innovation Award
 Bronze 2022

<u>Currently shortlisted for:</u> BCA Design Safety & Engineering Award 2025

ACHIEVEMENTS

CONQUAS score of **99.3** is the **highest** achieved by Teambuild to date.



SPECIAL ISSUES

The COVID pandemic caused serious labour shortage in the industry. As a result, the project site took over 20% of 2D precast work back from subcontractor. This also resulted in some cost savings.

The Project team also subdivided various RC elements into smaller parcels to different subcontractors who would otherwise be unable to handle the work on their own. This ensured that site progress could continue with minimal interruption.

With careful planning and coordination Tengah Garden C5 was able to implement the Central Cooling System (CCS) without any issues and HDB subsequently requested Teambuild to provide assistance to neighboring projects.



Productivity / Innovations



Optimising Connection Method for Faster Construction at Initial Planning Stage Teambuild collaborated with QP to improve the design in terms of constructability and Transport safety Key Benefits:

ral Connector with top dowels

Speeds up construction (Avg. PPVC Hoisting time reduce to 45 mins from 1Hr) Dowel on top allows full support of PPVC modules on low-bed enhance Transport

den Court @

Safety

Collaboration with HDB

Sleeve System v





Construction Quality

Quality Check (e-QUALITY)





ucted a pilot run of the AI CCTV system for tower cranes at Go Tengah before other contractors used it for HD8 projects.



✓ Defect Follow-up: Tracked with subcontractors to ensure timely resolution and

quality.

Productivity / Innovations

DIGITAL QA/QC

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BIM for the productivity and wastage control of tile QTO and cutting :

Computational BIM - Generating Tile Quar

- · Eliminate human error and multiple Manday needed to generate tile quantities
- · Automate tile counting with accuracy to optimize tile usage
- 5.7% improvement to tile wastage

TECHNOLOGIES & INITIATIVES

- Implemented TIPS improvement in planning, tracking, monitoring at Seletar TOL
- Change in dowel bar to be at the top rather than bottom improved safety during transportation of PPVC modules and also reduced hosting time of PPVC by 25%









SPOTLIGHT | ALLAN LOW

PARTNERS APPRECIATION

itation Enterprise Singapore

APPRECIATION

"It's definitely a wonderful experience to share my knowledge and experience": Deputy EHS Director Allan Low shares more about his involvement with Singapore Manufacturing Federation (SMF) Singapore Standards Development





For the past 8 years, Deputy EHS Director Mr Allan Low has been a member of two Technical Committees (TC): Personal Safety & Health (since 2020) and Safety & Health Involving Equipment (since 2024). He is also involved in 7 Work Groups (WGs) that review the Singapore Standard for SS559 Safe Use of Tower Cranes, SS EN 13374 Temporary Edge Protection System, SS 513 Safety Footwear, SS 602 Noise Control on Construction and Demolition Sites, SS 343 Lifting Gears, SS 580 Formwork, and SS 607 Design of Active Fall Prevention System since 2017.

The Technical Committees oversee the scope tasked by Singapore Standards (SS) to keep pace with the International Standards such as ISO. Whenever an SS is due for a review, either because it is old or something that has happened, it will be discussed in the TC and have its approach prioritised.

As for Work Groups, they are formed whenever there is a need to review any SS. The WG members will be appointed by the different associations and stakeholders that are in the better position and experience to contribute in that area of focus. Allan shares that he has to read about 10 to 20 SS or ISO standards to understand the basis and potential changes, with the review of one SS taking about 6 to 24 months, depending on whether it is to be fully adopted, modified adoption or drafted from scratch. "It's definitely a wonderful experience as I am able to share my knowledge and experience as a builder to voice out those areas that can be better enhanced in the Singapore standard to make it more practicable to be executed," describes Allan of his experience working in these areas. "The exchange of ideas with different perspectives, at the same time to give and take while managing the impact to the industry was an eye opener for me."

The duties of the TCs and WGs certainly sound heavy as they shape the outcomes of the industry, but how does it feel being a part of something at a national level? "During the initial participation, I did doubt my capability whether I was able to contribute or even speak at the same table as those experts or seniors in the industry," he confesses.

"After observing for some time, I realised that some key items were missing and not addressed which was when I started to voice out those concerns. Over time, my confidence level got higher and I was more able to communicate well within the TCs and WGs. I have presented numerous use cases which were also supported by the other WG members that eventually influenced the SS and made it more practical to be executed."

'It also cultivated my thinking process towards addressing problems and challenges in a more structured manner. My key takeaway is, 'Be yourself, work hard and be truthful'; this is my key success factor!" he beams. But it isn't just all about work. "In the past 8 years participating in the review of SS, I have had the privilege to work with many government agencies and associations as well as other industry members and testing bodies. Many friendships were formed going beyond just working relations that remain in contact which enables us to consult each other when needed," Allan concludes.

For his dedication in the above programme, Enterprise Singapore sent a letter of appreciation to our CEO, Mr Seow Seng Wei, to express their "gratitude and appreciation for Mr Allan Low Yong Hui's invaluable contributions towards the Singapore Standardisation Programme, representing Teambuild Engineering & Construction Pte Ltd", alongside a Commendation Award for Allan himself. We are proud of him for making his mark in the industry!



200 Victoria Street 409-00 Bugis Junction Office Tower Singapore 188024 www.enterprisesg.gov.sg



(Winner of the ATSUMI Award at the 47th IFAWPCA Convention)

For our colleagues who may not know you well, can you tell us a little about yourself and explain the role within the organisation?

Hi, my name is Lee Sze Chong Benjamin and my journey is defined by a steadfast commitment to discipline, hard work, and the relentless pursuit of excellence, evident in my achievements in both industry projects and HDB developments.

I joined Teambuild as a Project Manager in 2007 and have since progressed to become a Project Director today. In the nearly 19 years in the construction industry, I have been deeply involved in a wide range of critical project aspects.

My responsibilities include meticulous project timeline and budget management, driving site improvements through innovation and ensuring the timely resolution of all issues to maintain construction progress. Stakeholder engagement and fostering collaborative relationships are also critical in ensuring project success. During my time here, I obtained the SCAL CPAS Construction Accreditation Professional (A-Star), applying the knowledge and skills I gained within the company. I also view mistakes not as setbacks, but as opportunities for exponential growth. Beyond project management, I am actively involved in rolling out key initiatives that impact the company's operations.

I am passionate about ensuring these programs are not only compliant with policies but also effectively support the day-to-day work of my colleagues. I also represent Teambuild in various industry forums, sharing my expertise through speeches and lectures in SCAL, BCA, etc., and guide aspiring Resident Technical Officers (RTOs) towards becoming Chartered Technologists with the Institution of Engineers, Singapore (IES) and Singapore Polytechnic, under a collaboration with Teambuild.

What initially drew you to the construction industry and what keeps you passionate about your job?

My fascination with the construction industry began early in life. Growing up, I was influenced by my grandfather and father who were also deeply involved in this field. Their work gave me a unique perspective and sparked my curiosity about the world of building.

I've always been captivated by the incredible structures that surround us, both in Singapore and overseas. From historical monuments that have stood the test of time to the complex engineering of modern bridges and towering skyscrapers, these achievements in civil and structural engineering ignited my passion, inspiring me to be part of creating such impactful and lasting structures.

What truly keeps me motivated is the constant opportunity for growth and learning. I'm driven by the desire to continuously improve my skills and knowledge. I've been fortunate to learn from many senior colleagues over the years in Teambuild, and their wealth of experience is invaluable. I am motivated to absorb their insights, hoping to one day achieve a similar level of expertise. I believe that their experience is a treasure that younger generations should learn as much as possible from.

Can you tell us about one or two of these projects and what you found memorable about them?

One project that stands out in my memory is HDB Woodlands N5C21. This project presented a significant challenge with the complex minor sewer construction, which extended to the main junction. The G2 granite made coring for the minor sewer incredibly difficult. Overcoming this obstacle was only possible with the great effort, perseverance and close collaboration with all stakeholders, especially the Land Transport Authority (LTA) and Singapore's National Water Agency (PUB).

Another memorable project was Project E (Choa Chu Kang N8C11). This project was unique because it was selected by the Housing Development Board (HDB) to be featured in the media as a project that was not delayed by the COVID-19 pandemic. To achieve this required not just significant additional resources and support from Teambuild's management but also handling other factors outside our control such as regulatory approvals.

I took the initiative to contact the Building and Construction Authority (BCA) to explore how we could collaborate to accelerate the project. After much discussion and brainstorming with BCA, we reached an agreement with BCA on the logistics of virtual inspections which led to Project E to become the first project to carry out virtual TOP (Temporary Occupation Permit) inspections in Singapore.



What do you enjoy doing in your free time? Any hobbies or interests you would like to share?

Where possible, I cherish the free time I have to pursue a diverse range of interests that keep me refreshed and inspired.

I've trained as a magician as I've long been fascinated by the art of illusion. What began as a way to entertain my son during his younger days had evolved into a serious passion. I find myself increasingly drawn to the intricacies and skills involved in creating magic, even recognising some basic engineering principles within the illusions, which is a fascinating connection I never would have thought of.

I also love being on or in the water and enjoy scuba diving and boating. I've developed a strong interest in open sea map navigation and as a certified boat skipper, I occasionally rent a small boat to explore the open sea. To keep my mind sharp and my energy levels high, I also make it a point to exercise regularly. I particularly enjoy the tranquillity of early morning cycling on weekends and running at night after work.

IFAWPCA ATSUMI AWARD

How do you feel as the only Singaporean to receive the ATSUMI Award?

Honestly, my heart is bursting with gratitude. To be recognised as the sole Singaporean recipient of the ATSUMI Award at the 47th IFAWPCA is truly an overwhelming honour. To be chosen from countless submissions and standing among talented individuals from across the Asia-Pacific region and being chosen by the IFAWPCA council is beyond anything I could have imagined.





This award isn't just a personal achievement; it feels like a validation of the collective passion and hard work and many numerous late-night blue-prints that defines the Singapore construction spirit. It's a deeply humbling experience and a profound privilege to receive this award on this international stage. The meticulous preparation of the reports, presentations, and write-ups, with detailed analysis of every sentence and the diligent input of crucial data, undertaken during numerous quiet nights, makes this recognition all the more worthwhile.

What does this award stand for, and how do you relate to it?

The IFAWPCA-Atsumi Award, as I understand it, recognises excellence and upholds high industry standards within the Asia-Pacific construction sector. These are principles that deeply resonate with my own professional journey and values.

Receiving this award feels like a powerful affirmation that the values I hold dear – dedication, collaboration, and a commitment to excellence – are recognised and valued at an international level.



What are your aspirations for the future - for yourself, the company and the industry as a whole?

Looking ahead, my aspirations are driven by a desire for continuous growth and positive impact at multiple levels.

For myself, I aim to deepen my expertise, continue learning from every experience and further contribute to the development of innovative and sustainable construction practices. I also aspire to become an even more effective mentor, guiding the next generation of construction professionals and sharing the invaluable lessons I've learned throughout my career.

For Teambuild, my aspiration is to see us continue to be a leader in the Singapore construction industry, being recognised for our commitment to quality, innovation and our people.

For the industry in Singapore and the wider region, I hope to see greater adoption of sustainable building practices, increased collaboration and knowledge sharing across borders and a continued focus on raising professional standards.

Editor's Note

The International Federation of Asian and Western Pacific Contractors' Associations (IFAWPCA) unites a community of builders from eighteen (18) member countries and regions across the Asia and Western Pacific region.

IFAWPCA plays a pivotal role in fostering global camaraderie and collaboration, cultivating advantageous connections between governments and contractors in the region, and instituting cooperative work arrangements to advance civil and building construction projects.

Source: IFAWPCA website

BUILDTECH ASIA 2025



BuildTech Asia 2025 was held at Singapore EXPO from the 18th to 20th of Mar 2025. The first round of speakers on the first day saw no less than 3 speakers from Teambuild Group. Things kicked off on a lively note with Ms. Jane Pang from HR Dept presenting Teambuild Group's innovative people strategies which resulted in winning the 2024 WSH Gold Award for Asiabuild Construction, high iWorkHealth Score of 131.87/144 and 20% reduction in workmen injury premiums.

This was followed by Ms. Victoria Tan from Atlas Robotech who highlighted that the construction industry as a whole was lagging in productivity as compared to other industries and how the use of robotics in construction would help improve this. She showcased several examples of how robotics have already started to make the difference in other counties and how the Singapore government is supporting the industry's transformation towards the use of robotics in construction.

Last but not least, Mr. Allan Low from EHSU presented various aspects of the implementation of the latest video surveillance system (VSS) deployed to enhance construction site safety from the regulatory aspects and requirements to the planning and implementation of different types of VSS systems that can be utilized for different use cases such as tower cranes or external finishing works or in different situations such as elimination of high risk work activities. In addition, VSS can also be combined with Artificial Intelligence (AI) which can recognise unsafe conditions on site.



VICTORIA TAN



ALLAN LOW



10Q IN 60S

10 Questions in 60 Seconds is a fun Q&A with colleagues.

TONY HWONG (SENIOR EXECUTIVE , HR)



What is something that can't be taught and can only be learned with age?

The value of time, how fleeting it is and how precious the present moment really is.

4

If you were starting a company tomorrow, what would the Top 3 Core Values for your company be?

Transparency, Passion, and Team Spirit.



If you could make a rule for a

day and everyone had to

follow it, what would it be?

Everyone must try a new hobby

or skill for a day. Growth starts

with curiosity.

What is the best piece of advice you've received?

Don't let fear decide your future.



If you could ask your future self-one question, what would it be?

What was the winning Toto number? Priorities, right?



If you could sit next to anyone in the world in a 10-hour flight, who would you choose?

Definitely my wife.

3

Who is the person you admire most in the world and why?

Elon Musk's creativity and willingness to take risks in multiple industries inspire me to approach both life and work with curiosity and courage.



If a genie grants you 3 wishes, what would they be?

Ability to learn anything instantly, lifetime free air miles, perfect health for my loved ones.

8

What are you most excited about or looking forward to within the next 5 years?

I'm looking forward to starting a family and moving into our future home, having had the meaningful experience of watching it take shape from the ground up.

10

Name 3 things on your bucket list right now.

Learn a new language, train for a fitness challenge, and learn how to invest wisely and grow passive income.





LIEW SHI HUI (ASSISTANT MANAGER , HR)

5

If a genie grants you 3 wishes, what would they be?

Good health and happiness for my loved ones, the ability to speak every language in the world, and the ability to master any skill instantly.

8

Tell us something about yourself in your younger days that we would never have guessed.

When I was 10, I once skipped class just to enjoy 50-cent durian by the roadside with my schoolmates. Totally worth it — even if it ended with a classic parental smackdown!

10Q IN 60S | LIEW SHI HUI



What is the best piece of advice you've received?

Always stay curious—skills can be taught, but curiosity drives real growth.

If you could make a rule for a day and everyone had to follow it, what

2

would it be?

No mobile devices for 24 hours. Talk, listen, look up, and be present. The world might feel slower—but fuller.



What is something that can't be taught and can only be learned with age?

Perspective. With time, you begin to understand that not everything needs a reaction, and sometimes the best decision is patience. It's only with age that you see how small moments shape the bigger picture.

6

If you could ask your future selfone question, what would it be?

Did you spend your time on the things that really mattered?



What are you most excited about or looking forward to within the next 5 years?

Growing into the next version of myself—personally and professionally. New roles, new adventures, maybe even a new country!

4

If you were starting a company tomorrow, what would the Top 3 Core Values for your company be?

- 1) Positive Energy, Always.
- 2) Curiosity Leads the Way.
- 3) Stay Agile, Embrace Change.



Who is the person you admire most in the world and why?

My Dad. His ability to remain grounded, work hard without complaint, and always put family first taught me the kind of leader —and person—I strive to be.

10

Name 3 things on your bucket list right now.

Earn a new certification in current profession, a long trip to China, and a nice short haircut. IN THE SWING OF THINGS | MAY DAY CELEBRATIONS 2025

MAY DAY CELEBRATIONS 2025



This year our annual May Day Celebration was held on 26 April 2025 to recognize the important contributions of our dedicated workers. We welcomed 789 colleagues to the event, which saw them sharing lots of fun, games, food, and lucky draw prizes. Teambuild Management also presented long service awards to honour our outstanding workers. We were heartened that more than 88% of the workers who attended the event had given it a high rating of "Good" rating and above, and we will continue to make this event one that they can look forward to in years to come. Finally, a big thank you to all those who made this possible!







IN THE SWING OF THINGS | MAY DAY CELEBRATIONS 2025





WE CAME. IT RAINED. WE CONQUERED!

On 18 May, almost 150 Teambuild staff gathered at the iconic Gardens By The Bay to participate in Teambuild's first Amazing Race. Although it rained throughout the event, nothing could stop the 29 teams from competing against the clock to finish the race across 20 stations where they had to solve puzzles, take pose-specific photos and complete 3 team games. In the end, Team Puma emerged victorious while Meadow Velocity and T.A.B.E.J came in 2nd and 3rd respectively.

Once again Teambuild's "can do, will do" spirit shone through the exhaustion, hunger, and wet weather, with morale and energy remaining high during the prize presentation and the hearty dinner after that.

GO TEAMBUILD!!



IN THE SWING OF THINGS | AMAZING RACE









IN THE SWING OF THINGS | AMAZING RACE









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IN THE SWING OF THINGS | AMAZING RACE

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OTHERS | SPECIAL THANKS

SPECIAL THANKS TO:

Md Saiful Islam & TGC5 Project Team Liew Shi Hui, Tony Hwong & HR Dept Benjamin Lee SC Allan Low Lim Kok Heng & SRC



UPCOMING EVENTS





SG 60 TREE PLANTING 2 AUG 2025 FAMILY DAY 2025 (BOWLING) STAY TUNED!

EDITORIAL TEAM

EDITORIAL ADVISORS

Seow Chai Hing

Hong Wee Khong

Jane Pang

EDITOR

James Tan

CHINESE TRANSLATOR

Jane Pang

DESIGNER

Si Jia



Check out more content on our TikTok account.

