

THE NUISANCE FROM INDUSTRIAL ACTIVITIES IN  
GEBENG, KUANTAN  
(A CASE STUDY IN TAMAN BALOK MAKMUR)

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Thesis submitted in fulfillment of the requirements for the award of degree the of Bachelor of  
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## SUPERVISOR'S DECLARATION

I hereby declare that I have checked this thesis and in my opinion, this thesis is adequate in terms of scope and quality for the award of the degree of Project Management.

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Date : 30 DECEMBER 2016

**STUDENT'S DECLARATION**

I hereby declare that the work in this thesis is my own except for quotations and summaries which have been duly acknowledged. The thesis has not been accepted for any degree and is not concurrently submitted for award of other degree.

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**TABLE OF CONTENT**

<b>CONTENT</b>	<b>PAGE</b>
<b>SUPERVISOR'S DECLARATION</b>	<b>II</b>
<b>STUDENT DECLARATION</b>	<b>III</b>
<b>ACKNOWLEDGEMENT</b>	<b>IV</b>
<b>ABSTRACT</b>	<b>V-VI</b>
<b>TABLE OF CONTENT</b>	<b>VII-XII</b>
<b>LIST OF TABLE</b>	<b>XIII-XIV</b>
<b>LIST OF FIGURE</b>	<b>XV-XVI</b>

<b>CHAPTER</b>	<b>CONTENT</b>	<b>PAGE</b>
<b>CHAPTER 1</b>	<b>INTRODUCTION</b>	
1.0	Introduction	1
1.1	Problem Statement	2
1.2	Research Objective	3
1.3	Research Question	4
1.4	Scope of Research	4
1.5	Significance of Study	5
1.6	Operational Definition	5
1.6.1	Nuisance	5
1.6.2	Types of nuisances	6
1.6.2.1	Nuisances per Se	6
1.6.2.2	Nuisances per Accident	6
1.6.2.3	Absolute Nuisance	7
1.6.2.4	Qualified Nuisances	7
1.6.2.5	Permanent, Ongoing, or Impermanent Nuisances	7
1.6.2.6	Public or Common Nuisances	8
1.6.2.7	Private Nuisances	8
1.7	Expected Finding	9

**CHAPTER 2                      LITERATURE REVIEW**

2.0 Introduction	10
2.1 History and Legal Development	11
2.2 Definition of Nuisance	11
2.3 Private Nuisance	13
2.4 Public Nuisance	14
2.5 Construction Activities	14
2.6 Types of Nuisance	15
2.6.1 Noise	15
2.6.2 Smoke, fumes and gases	16
2.6.3 Dust/ haze	16
2.6.4 Waste Management	17
2.6.5 Odor	17
2.6.6 Environmental Nuisance	18
2.7 Damage and Remedies	19
2.8 Factor contributing to nuisance	20
2.9 Nuisance Activities and Environmental Problems	22
2.10 Construction and Effect of Statutes	24

**CHAPTER 3 RESEARCH METHODOLOGY**

3.0 Introduction	25
3.1 Conceptual Framework	26
3.2 Research Design	27
3.3 Research Process	28
3.4 Population and Sampling Method	29
3.5 Data Collection Techniques	30
3.5.1 Primary Data	31
3.5.2 Secondary Data	31
3.6 Development of Instrument	32
3.6.1 Questionnaire Design	33
3.6.2 Nominal Scale	33
3.6.3 Rating Scale	34
3.7 Data Analysis	34
3.7.1 Reliability Analysis	34
3.7.2 Mean and Standard Deviation	36
3.8 Conclusion	36



**CHAPTER 4 DATA ANALYSIS (RESULT AND DISCUSSION)**

4.0 Introduction	37
4.1 Respondent's Profile (Descriptive Analysis)	38
4.1.1 Age	39
4.1.2 Gender	40
4.1.3 Marital Status	41
4.1.4 Race	42
4.1.5 Occupation Status	43
4.2 Reliability Test (Cronbach's $\alpha$ )	44
4.3 The types of nuisance	46
4.3.1 Construction Activities	46
4.3.1.1 The explosion of the rocks	48
4.3.1.2 Sound carried from the installation of iron piles into the ground	49
4.3.1.3 Excavation and backfilling activities causing small tremors	50
4.3.1.4 Improper waste management from the construction factories	51
4.3.2 Industrial and Chemical Factories	52
4.3.2.1 Unpleasant Odor	54
4.3.2.2 Chemical Waste Thrown to the Pond	55
4.3.2.3 Improper Waste Management from the Factory	57
4.3.3 Material and Equipment	58
4.3.3.1 Lorries and other heavy transportation causing smoke, dust and dirt	60
4.3.3.2 Bauxite and dirt covering the access road used by the residents	61
4.3.3.3 The smoke from the factory causing coughs, asthma and sore eyes	62
4.3.3.4 Improper waste management	63
4.4 The Factors contributing to the nuisance	64
4.4.1 Rapid Development of Construction	66

4.4.2 Government Demand	67
4.4.3 Building Construction Activities	69
4.4.4 Activities carried out from the Residents	70
4.4.5 Road pollution and damaged	72
4.4.6 The waste from the factories	73
4.5 Conclusion	74

## **CHAPTER 5 CONCLUSION AND RECOMMENDATION**

5.0 Introduction	77
5.1 Conclusion	77
5.1.1 Result for Research Question 1	78
5.1.2 Result for Research Question 2	79
5.2 Limitations	79
5.3 Recommendations	81
5.3.1 Recommendations for Future Research	81
<b>REFERENCES</b>	<b>82</b>
<b>APPENDIX A</b>	<b>85</b>
<b>APPENDIX B</b>	<b>86</b>
<b>APPENDIX C</b>	<b>90</b>

**LIST OF TABLE**

Table 4.1: Respondent Profile	38
Table 4.2: The age of the respondents	40
Table 4.3: The respondents' gender	41
Table 4.4: The respondent's marital status	42
Table 4.5: The respondent's race	43
Table 4.6: The respondent's occupation status	44
Table 4.7: Reliability Analysis for the types of nuisance	45
Table 4.8: Reliability Analysis for the factors contributing to nuisance	46
Table 4.9: The Construction Activities	47
Table 4.10: The Explosion of the Rocks	48
Table 4.11: Sound carried from the installation of iron piles into the ground	49
Table 4.12: Excavation and backfilling activities causing small tremors	50
Table 4.13: Improper waste management from the construction factories	51
Table 4.14: Industrial and Chemical Factories	52
Table 4.15: Unpleasant Odor	54
Table 4.16: Chemical Waste Thrown to the Pond	56
Table 4.17: Improper Waste Management from the Factory	57
Table 4.18: Material and Equipment	58
Table 4.19: Lorries and other heavy transportation causing smoke, dust and dirt	60
Table 4.20: Bauxite and dirt covering the access road used by the residents	61
Table 4.21: The smoke from the factory causing cough, asthma and sore eyes	62
Table 4.22: Improper waste management	64

Table 4.23: The Factors contributing to the nuisance	64
Table 4.24: Rapid Development of Construction	66
Table 4.25: Government Demand	68
Table 4.26: Building Construction Activities	69
Table 4.27: Activities carried out from the Residents	71
Table 4.28: Road pollution and damaged	72
Table 4.29: The waste from the factories	73

## LIST OF FIGURES

Figure 2.1:	The contractor's perception to the environmental problems	23
Figure 3.1:	The independent variables and the dependent variables	26
Figure 3.2:	The Data Collection and Data Analysis Procedures	28
Figure 3.3:	The population and sampling process	29
Figure 4.1:	The age of the respondents	39
Figure 4.2:	The respondents' gender	40
Figure 4.3:	The respondent's marital status	41
Figure 4.4:	The respondent's race	42
Figure 4.5:	The respondent's occupation status	43
Figure 4.6	The explosion of the rocks	48
Figure 4.7:	Sound carried from the installation of iron piles into the ground	49
Figure 4.8:	Excavation and backfilling activities causing small tremors	50
Figure 4.9:	Improper waste management from the construction factories	51
Figure 4.10:	Unpleasant Odor	54
Figure 4.11:	Chemical Waste Thrown to the Pond	55
Figure 4.12:	Improper Waste Management from the Factory	57
Figure 4.13:	Lorries and other heavy transportation causing smoke, dust and dirt	60
Figure 4.14:	Bauxite and dirt covering the access road used by the residents	61
Figure 4.15:	The smoke from the factory causing cough, asthma and sore eyes	62
Figure 4.16:	Improper waste management	63
Figure 4.17:	Rapid Development of Construction	66
Figure 4.18:	Government Demand	67

Figure 4.19: Building Construction Activities	69
Figure 4.20: Activities carried out from the Residents	70
Figure 4.21: Road pollution and damaged	72
Figure 4.22: The waste from the factories	73
Figure 4.23: The overall result of the Types of Nuisance	74
Figure 4.24: The overall result of Factors contributing to the Nuisance	75

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## **ABSTRACT**

This thesis deals with the nuisance faced by the residents in Taman Balok Makmur, Kuantan. As we know that, Taman Balok Makmur is the nearest populated area to the Industrial Site in Gebeng, Kuantan. As there are rapid developments of construction activities, the people suffering discomfort nuisance in their daily routine. The road user had to content with the polluted road which is covered by the bauxite. The daily transportation come from the factory causing road pollution and damaged. This study was conducted to identify the types of nuisance and the factors contributing to nuisance which can cause discomfort feeling to the residents. The scope of this research is focusing on the residents in Taman Balok Makmur, Kuantan. The main methodology used for this study is survey questionnaire and observations. The study showed that the types of nuisance faced by the residents in Taman Balok Makmur is the lorries and other heavy transportation causing smoke, dust and dirt and also the bauxite and dirt covering the access road used by the residents while the most factors contributing to the nuisance in the area is the rapid development of construction.



## ABSTRAK

Tesis ini berkaitan dengan gangguan yang dihadapi oleh penduduk di Taman Balok Makmur, Kuantan. Seperti yang kita tahu bahawa, Taman Balok Makmur adalah kawasan penduduk yang paling hampir dengan laman Perindustrian di Gebeng, Kuantan. Disebabkan perkembangan pesat daripada aktiviti pembinaan, penduduk mengalami ketidakselesaan dan gangguan dalam rutin harian mereka. Pengguna jalan raya terpaksa menggunakan jalan yang tercemar dengan bauksit. Penggunaan kenderaan yang berulang alik daripada kilang menyebabkan pencemaran jalan dan kerosakan jalan. Kajian ini dijalankan untuk mengenal pasti jenis-jenis gangguan dan faktor-faktor yang menyumbang kepada kacau ganggu yang boleh menyebabkan rasa tidak selesa kepada penduduk. Skop kajian ini memberi tumpuan kepada penduduk di Taman Balok Makmur, Kuantan. Kaedah utama yang digunakan untuk kajian ini adalah soal selidik dan pemerhatian. Kajian ini menunjukkan bahawa jenis-jenis gangguan yang dihadapi penduduk di Taman Balok Makmur adalah lori dan lain-lain pengangkutan berat menyebabkan asap, habuk dan kotoran dan juga bauksit dan kotoran yang meliputi jalan masuk yang digunakan oleh penduduk manakala sebahagian faktor yang menyumbang kepada kacau ganggu di kawasan ini adalah disebabkan oleh perkembangan pesat pembinaan.

## **CHAPTER 1**

### **INTRODUCTION**

#### **1.0 Introduction**

Section 2 of the Local Government Act, 1976 (Act 171) defines the nuisance as any kind of act, or thing that can cause to injury, offense, harm, danger or damage in term of sight, smells or hearing and also can to be cause to the dangerous of health or property or which affects the safety or the rights of the occupants in large. Besides, nuisance can be classified into public nuisance and private nuisance. Public nuisance is an action that causes interference to the enjoyment of the property which is shared by the public.

The definition of private nuisance is a concerned with the unlawful interference with a person's some right over, or in connects with it. The essential difference between private nuisance and other law of slackness and law of trespass which the protection gave is directed towards controlling proprietary interests rather than the control of individual's activities (Muhammad Rizal et al., 2007). Thus the law of private nuisance which gave the protection of proprietary interest may provide a general helps to members of public as a means to protect the environment.

Within the private nuisance, the applicants need to show interfering with the gratification of the land (Norchaya, 2003). Consequently, an applicant should ensure a concern in land to be able to sue in private nuisance, unlike a right based on public nuisance which does not require the applicant to ensure any concern over land. Person who has an attention to land is a land owner, a tenant and a license that has been granted a license to use the land for a particular purpose. Buildings and structures enabled mankind to meet the social needs for accommodation, to meet the trade and industry requirements intended for expenditure also to satisfy corporate goals. On the other hand, the actual satisfaction of such requirements usually has a high price for instance a good permanent destruction of types. This kind of lead to an increasing conclusion around the globe to correct or enhance our own regular way of advancement in to a additional liable method which will satisfy our own requirements intended for advancement without doing harm to the world all of us are in.

### **1.1 Problem Statement**

The principle of the construction objective does not consider the environment sector. There are only time, cost and quality. However, the client and the contractor do not fully ignore the environment but they only focus on business benefit point of view such as protection of resources from the effect of environment. The effect of the construction to the overall environment due to construction does not take into account. This practices are keep continue and the pollution are keep arise due to construction activities. Consideration on workers' health and safety is very important. Fail to take proper care on this matter will cause a negative effect such as workplace accident, increase of cost in medical expenses and arrears of work (Goetsch, 2005). Generally, every party in construction project will responsible on

the safety and health issues, but the contractor will always be blame on this problem because the hazard at workplace.

As we know, Gebeng is a small town and main industrial area in Pahang. The town is located near Kuantan Port. The Pahang State Development Corporation (PASDEC) is responsible for the management of the Gebeng Industrial Estate (GIE). The total land area allocated for Gebeng Industrial Estate is 9,600 acres. Pahang State Development Corporation established the manufacturing area in four phases (Phase I to IV). Phase I until Phase III are already developed while Phase IV is presently undeveloped. It has a total possible development area of 5,000 acres and PASDEC has owed 60% from this area for petrochemical industries. If there are more petrochemical industries, or construction activities continuously developed, people surrounding Gebeng will face higher nuisance in their daily life. So, I propose to identify the types of nuisance and the factors contributing to nuisance in order to increase awareness to the contractor and developer before carry out any construction activities.