



david chan

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To

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Subject Bills Committee on Bldgs Legislation (Amendment) Bill 2011

>, HoGarry

>, "Tony\"(COUNCIL)\ HAU Tung

>, "Shing\"(Council)\ KUNG

Dear Jove,

Further to the captioned meeting as on 13-02-2011 at Conference Room No 1 of the Legislative Council Complex, below please find a summary of my presentation on behalf of the Institution of Clerks of Works & Inspectorate ( Hong Kong ) for follow up reference of the Hon. Board Members.

I remembered that I have strongly expressed our view that members of our Institute are in full support to the spirit of all those Amendments of the Building legislation (Amendment) Bill 2011 as stipulated so that our Government will soon be approved to have an effective ways to handle most of those potential ageing building hazards we have had in HK nowadays.

However, during my presentation, I pointed out that the entry requirements of a "Registered Inspector - RI" should have excluded the existence of members of the ICWCI as well as those Senior Works Inspectorate Practitioners of our Construction Industry.

As a matter of fact, I must point out that Inspectorate (IOW) & Clerk of Works (COW) are main streams of construction practitioners in in HK in carrying out building / structural inspections as well as new /ageing building defects identification survey for our construction industry throughout the last 10 decades.

In the contrary, I must voice out that if our government is planning to include the profession of Quantity Surveyors who may have fewer structural & building inspection experience as a RI, why serving IOWs / COW with main duties in carrying out structural and building inspections would not be considered, even on condition that they may have already taken up required "top-up training", if those training were deemed necessary?!....

I also stressed to the panel members that, with over 7,000 ageing buildings in Hong Kong which are to be inspected under this Bill starting from the second quarters this year, the inclusion of MICWCI / FICWCI as RI is a very proactive & important step to assist the smooth introduction of Building Inspecting and the Supervising of repairing works Scheme as stipulated under Clause 30D (1), (2) & (3) of the Bill.

Our Institute wish to provide ageing building owners with choices for the selection of RI under the new law. We wish to promote the optimization of those existing & immediately available human resources to serve this new building inspection scheme other than duplicating training efforts to new class of work forces in our construction industry.

In conclusion, we would like to propose to the Government of HKSAR that, Reinforced Concrete buildings ( RC buildings ) less than 9 storey without lifts installations can be classified as "Group B buildings" whilst all other buildings to be classified as .Group A Buildings.. Under such classification, the members of ICWCI with recognized top-up training can also be registered as "Group B Registered Inspector- RI-B".

With this arrangement, the anticipated "Charges" to building owners under the "Building Inspection and Supervision of repairing works" for those Ageing Buildings with fewer ownership could be reduced to a more competitive level and this is for the benefit of our Hong Kong Citizens.

If our proposal is to be make acceptable at the end, we are confident that with the front line technical supports from members of our Institute, potential building hazards could be effectively eliminated under a shorter period of time in the years ahead with a more reasonable cost.

Please feel free to contact the undersigned if you need further clarification on my presentation.

The LegCo member's & Hon. Panel Chairman Mr. K H Yip's consideration of our suggestions will be very much appreciated by our Institution, the ICWCI.

King Regards,

David Chan Po Sum  
Vice Chairman ( External Affairs )  
ICWCI

#### Section 30D Appointment and duties of registered inspectors

(1) Any person for whom a prescribed inspection or prescribed repair in respect of a building is to be carried out must appoint .

(a) a registered inspector to carry out the prescribed inspection; and

(b) a registered inspector to supervise the prescribed repair.

(2) The registered inspector appointed under subsection (1)(b) may be the same registered inspector appointed under subsection (1)(a).

(3) A registered inspector appointed under subsection (1)(a) must .

(a) carry out the prescribed inspection personally unless otherwise exempted by the regulations; and

(b) comply generally with this Ordinance.....