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Date: 21/03/2016 06:02PM  
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Subject: Unreasonable Arrear Land Premium Imposition on GBHS

Dear Hon Councillors,

Devb's reply to our query about the unreasonable land premium imposition on GBHS does not clarify the queries we raised in the Paper "Development and the sale of GBHS". Apparently it was the mistakes committed by the former Colonial Government and its administration officers. They could not deny that the Circular No.69/68 dd 30.11.68 inviting us to purchase the flats built by the Colonial Government did state that the purchase price listed "does include the land cost", and "nothing" was mentioned in the circular that the land cost was not the full value paid by the development agent (The Colonial Treasurer Incorporated), also for the payment terms, no requirement to pay any arrear land premium was stipulated, as well as how to calculate it if it was considered necessary. Also in the notice to the successful applicants, the arrear land premium payment requirement and paid terms were NOT mentioned and included. We purchased the flats just according to terms mentioned in the said circular and the notice letter to the successful applicants. The arrear land premium requirement was only made known to us in a CSR issued by CSB in 1985 which is 17 years after the Scheme was developed and occupied by us. Apparently the Colonial Government did violate the stipulation in Cap 26 Sale of Goods Ordinance, Cap 362 Trade Descriptions Ordinance and Cap 458 Unconscionable Contracts Ordinance. The Colonial Government and its administration officers did commit such offense. SAR Govt should rectify it now and also consider to sue the Colonial Government and its administration officers who made such mistakes according to the protection of consumers ordinance.

Members of GBHS (Lung Cheung Court)