

Information Paper for the LegCo Panel on Housing on 20 March 2000

Proposed 20-year Structural Guarantee for Tin Shui Wai Home Ownership Scheme Projects

Background

At the meeting of 17 March 2000, Members requested information about the proposal to offer 20-year guarantee on structural maintenance to owners of Home Ownership Scheme flats in Tin Shui Wai.

The Proposal

2. In the consultative document “Quality Housing: Partnering for Change” released by the Housing Authority in January 2000, it was proposed that the Housing Authority should provide a 10-year structural safety guarantee for all new and existing Home Ownership Scheme developments from the date of completion. In view of the complex geological conditions of the area of Tin Shui Wai, we are considering if the proposed structural guarantee should be further extended from 10 years to 20 years for all existing and new Tin Shui Wai Home Ownership Scheme projects from the date of completion. The coverage is as follows –

“The Housing Authority would be responsible for all structural repairs, including those necessitated by spalling and cracking, to any or all of the structural components (including all columns, beams, walls and floor slabs) deemed necessary to uphold the structural stability and integrity of the building as a whole structure within the guarantee period of 20 years.”

Way Forward

3. The above proposal is still subject to the approval of the Home Ownership Committee of the Housing Authority.

Housing Department
20 March 2000