

**立法會**  
**Legislative Council**

LC Paper No. CB(1) 2284/02-03

(These minutes have been seen  
by the Administration)

Ref : CB1/BC/9/02/2

**Bills Committee on Buildings (Amendment) Bill 2003**

**Minutes of first meeting held on  
Tuesday, 8 July 2003, at 4:30 pm  
in Conference Room A of the Legislative Council Building**

- Members present** : Hon Cyd HO Sau-lan (Chairman)  
Ir Dr Hon Raymond HO Chung-tai, JP  
Hon Miriam LAU Kin-ye, JP  
Hon TAM Yiu-chung, GBS, JP  
Hon Abraham SHEK Lai-him, JP  
Hon LI Fung-ying, JP  
Hon LAU Ping-cheung  
Hon Audrey EU Yuet-mee, SC, JP
- Members absent** : Hon Margaret NG  
Hon Andrew WONG Wang-fat, JP  
Dr Hon TANG Siu-tong, JP  
Hon Albert CHAN Wai-yip  
Hon WONG Sing-chi
- Public officers attending** : Mr Michael M Y SUEN  
Secretary for Housing, Planning and Lands
- Miss CHEUNG Siu-hing  
Deputy Secretary for Housing, Planning and Lands  
(Planning and Lands)<sup>2</sup>
- Mr Rick CHAN  
Acting Principal Assistant Secretary for Housing,  
Planning and Lands (Planning and Lands)<sup>3</sup>

Mr AU Choi-kai  
Assistant Director (Support)  
Buildings Department

Mr HO Kwok-hung  
Chief Building Surveyor (Legal)  
Buildings Department

Mr CHENG Kim-fung  
Senior Assistant Law Draftsman  
Department of Justice

**Clerk in attendance :** Miss Odelia LEUNG  
Chief Assistant Secretary (1)4

**Staff in attendance :** Mr LEE Yu-sung  
Senior Assistant Legal Adviser 1

Mr Joey LO  
Senior Assistant Secretary (1)4 (Acting)

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Action

**I. Election of Chairman**

Ms Cyd HO Sau-lan who had the highest precedence among Members on the membership list of the Bills Committee presided the election of chairman. Ms Audrey EU nominated and Mr Abraham SHEK seconded Ms HO for the chairmanship. There being no other nomination, Ms HO was elected Chairman of the Bills Committee.

**II. Meeting with the Administration**

(LC Paper No. CB(3) 526/02-03	-- The Bill
Ref: HPLB(B)30/30/102	-- The Legislative Council Brief
LC Paper No. LS 103/02-03	-- Legal Service Division Report
LC Paper No. CB(1)2156/02-03(02)	-- Extract of the minutes of meeting of the Panel on Planning, Lands and Works held on 14 June 2002
LC Paper No. CB(1)2156/02-03(03)	-- A background brief on the Buildings (Amendment) Bill 2003

- LC Paper No. CB(1)2156/02-03(04) -- Marked-up copy of the Buildings (Amendment) Bill 2003
- LC Paper No. CB(1)2156/02-03(05) -- Letter dated 25 April 2003 from Mr B W CHOY
- LC Paper No. CB(1)2156/02-03(06) -- Letter dated 27 June 2003 from Central and Western District Council)

2. The Bills Committee deliberated (Index of proceedings attached at the **Appendix**).

3. The Administration was requested to :

- (a) clarify the criteria for categorization of building works as minor works and specify in detail the types of works which would be regarded as such;
- (b) explain the qualification for registration as minor works contractors;
- (c) advise the overall policies, if any, on building maintenance and control of unauthorized building works (UBWs) and advertisement signboards and enforcement in these respects;
- (d) explain the policy, if any, to deal with cases in which owners have genuine financial difficulties in complying with removal order in respect of UBWs;
- (e) advise how enforcement action against UBWs could be taken without causing insurmountable hardship to the owners concerned. Requiring demolition of unauthorized cooling towers for air-conditioners of small food shops is an example in question; and
- (f) consider measures to prevent large contractor companies from monopolizing the undertaking of minor works to the prejudice of existing small contractors.

### **III. Any other business**

4. Members agreed that an invitation for public view on the Bill be posted on the web-site of the Legislative Council. They also agreed that the Clerk compile a list of building professional bodies which should be invited to give view for the consideration of the Bills Committee at the next meeting.

5. The next meeting was scheduled for Thursday, 31 July 2003 at 8:30 am.
6. The meeting was adjourned at 5:20 pm.

Council Business Division 1  
Legislative Council Secretariat  
28 July 2003

**Proceedings of the first meeting of the  
Bills Committee on Buildings (Amendment) Bill 2003  
on Tuesday, 8 July 2003, at 4:30 pm  
in Conference Room A of the Legislative Council Building**

<b>Time marker</b>	<b>Speaker</b>	<b>Subject(s)</b>	<b>Action required</b>
000000 - 000317	Ms Cyd HO Ms Audrey EU Mr Abraham SHEK Mr LAU Ping-cheung	Election of Chairman	
000318 - 000940	Chairman Administration	Briefing by the Administration on the purpose and main provisions of the Bill	
000941 - 001902	Chairman Ms LI Fung-ying Administration Mr Abraham SHEK Ms Audrey EU Ir Dr Raymond HO	Definition and examples of “minor works” and assistance offered to building owners who had genuine financial difficulty in complying with removal order in respect of unauthorized building works (UBWs) or in undertaking maintenance works	Admin to provide information under paragraph 3(a) and 3(d) of the minutes
001903 - 001950	Chairman Mr LAU Ping-cheung Ms LI Fung-ying	Qualification for registration as minor works contractors	Admin to provide information under paragraph 3(b) of the minutes
001951 - 002800	Chairman Ms Audrey EU Ir Dr Raymond HO	Need to explain policies on building maintenance and control of UBWs and advertisement signboards and enforcement	Admin to provide information under paragraph 3(c) of the minutes
002801 - 002900	Mr TAM Yiu-chung	Taking enforcement against UBWs without causing undue hardship to owners concerned	Admin to provide information under paragraph

<b>Time marker</b>	<b>Speaker</b>	<b>Subject(s)</b>	<b>Action required</b>
			3(e) of the minutes
002901 - 002940	Chairman Ir Dr Raymond HO	Formulation of measures to prevent large contractors from monopolizing the undertaking of minor works to the prejudice of existing small contractors	Admin to provide information under paragraph 3(f) of the minutes
002941 - 003459	Chairman SALA Ir Dr Raymond HO Ms Miriam LAU Ms LI Fung-ying Mr LAU Ping-cheung Mr TAM Yiu-chung Clerk	Invitation for public view and date of next meeting	Clerk to place invitation for public view on the web-site of the Legislative Council and compile a list of building professional bodies for invitation to give view