

Bills Committee on Buildings (Amendment) Bill 2003

**List of follow-up actions arising from discussion
at the meeting on 8 January 2004**

The Administration was requested -

Item 54 in CB(1)719/03-04(01)

- (a) to report to the Bills Committee before completion of scrutiny of the Bill how water seepage cases will be handled in future. Members are gravely concerned about the ineffective ways in which water seepage cases are handled by different Government departments at present. They request the Administration to formulate a comprehensive plan with proposed timing to deal with water seepage problems at root. Members make the following proposals:
 - (i) a Government department, preferably Buildings Department, should be designated to deal with water seepage;
 - (ii) an adjudicating body such as tribunal may need to be established to hear and determine water seepage disputes; and
 - (iii) the cost incurred in handling water seepage may be shared by the relevant parties.

Item 59 in CB(1)719/03-04(01)

- (b) to discuss with the Law Society of Hong Kong how clause 62 (new Regulation 25 of Building (Administration) Regulations) will affect conveyancing, if any. Some members' concerns in this respect are as follows:
 - (i) whether an architect's certificate will be required in conveyancing to certify that minor works in the property concerned are completed in accordance with the Buildings Ordinance (BO); and
 - (ii) how minor works which were completed not in accordance with the BO before the enactment of the relevant provision on minor works should be handled in so far as conveyancing is concerned.

The Administration is requested to report the outcome of discussion to the Bills Committee.

- (c) to clarify whether the BO will apply to public housing blocks which belong to the Housing Authority but were partly sold to members of the public.

Council Business Division 1
Legislative Council Secretariat
28 January 2004