

**CONTROLLING OFFICER'S REPLY TO
INITIAL WRITTEN QUESTION**

Head: 82 Buildings Department

Subhead (No. & title):

Programme: Buildings and Building Works

Controlling Officer: Director of Buildings

Director of Bureau: Secretary for Development

Question:

Regarding the unauthorised building works (UBWs) mentioned under the Indicators of the Programme, will the Administration inform this Committee of the following:

- (a) Among the reports from members of the public, what is the total number of cases which required thorough investigation by the Buildings Department? How many of these cases involved issuance of warning letters and removal orders to the non-compliant owners? What is the respective number of warning letters and removal orders issued?
- (b) While the number of reports has increased, what is the reason for the significant decrease in the other Indicators, such as the number of warning notices, removal orders, prosecutions and structures removed?
- (c) In the coming year, what is the planned number of large scale operations to be conducted to handle the UBWs? What will be the manpower involved?

Asked by: Hon. IP Wai-ming

Reply:

- (a) All reports on unauthorised building works (UBWs) received by the Buildings Department (BD) will be investigated. In 2011, the BD attended to a total of 38 275 such reports, and issued a total of 2 156 and 9 176 advisory letters and removal orders respectively.
- (b) The decrease in the number of removal orders issued, and hence the lower

figures for the number of prosecutions instigated and unauthorised structures removed in 2011 is mainly due to the completion of the Blitz Operation on Unauthorised Building Works Clearance (BUC) in 2011. The BUC was launched in 2000 and focused on removal of a large number of UBWs on external walls of target buildings in one go.

After the completion of the BUC, the clearance of UBWs has continued under the revised enforcement policy against UBWs implemented since April 2011, under which the BD has extended the coverage of actionable UBWs to include UBWs on rooftops and podiums as well as those in yards and lanes of buildings, irrespective of their risk to public safety and whether they are newly constructed. As removal orders instead of warning notices are now issued against these newly included actionable UBWs, the number of warning notices issued in 2011 also decreased.

- (c) In 2012-13, the BD will continue its enforcement against UBWs through its two large scale operations (LSOs) against UBWs. The first one is the LSO against UBWs erected on rooftops, flat roofs as well as in yards and lanes of private buildings, with a target to inspect 500 buildings per year. The second one is the LSO against the irregularities of building works associated with sub-divided flats, with a target to inspect 200 buildings per year. The existing resources for 488 professional and technical staff of the two Existing Buildings Divisions and Mandatory Building Inspection Division of the BD, together with the additional resources for 12 professional and technical staff to be allocated to the Department in 2012-13, will be provided to carry out the aforementioned operations. As such operations are part of the concerned Divisions' overall duties to implement the BD's building safety and maintenance enforcement programme, we are not able to provide a breakdown of the manpower solely for handling these operations.

Signature _____

Name in block letters AU Choi-kai

Post Title Director of Buildings

Date 29.2.2012