

**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:

The Administration commenced a special operation in April 2011 for rectification of irregularities of building works associated with sub-divided flats. The operation will be enhanced by increasing the number of target buildings to be inspected to 200 per year starting from 1 April 2012 in order to inspect sub-divided flats in more target buildings. In this connection, will the Administration advise this Committee of the following:

- (a) For the 116 buildings targeted in 2011, please list in detail the major irregularities and the improvement measures concerned.
- (b) What are the resources and number of staff involved after the operation is enhanced?
- (c) Has the Administration set a timetable for the operation? What are the details?

Asked by: Hon. LEE Kok-long, Joseph

Reply:

- (a) A large scale operation (LSO) to inspect 150 target buildings per year for rectification of irregularities of building works associated with sub-divided flats has been launched since 1 April 2011. During the nine months from April to December 2011, a total of 116 target buildings were inspected. The most common irregularities found in the sub-divided flats in these 116 target buildings include formation of unauthorised door openings that contravene the fire-resisting construction requirements of the means of escape, installation of partition walls that block the fire escape routes, sub-standard

drainage works that result in water seepage and excessive installation of partition walls and/or thickening of floor screeding that result in overloading of the floor slabs. Removal orders are being issued against the above identified irregularities.

- (b) The LSO will be enhanced by increasing the number of target buildings to be inspected to 200 per year starting from 1 April 2012. The existing resources for 488 professional and technical staff of the two Existing Buildings Divisions and the Mandatory Building Inspection Division of the Buildings Department (BD), together with the additional resources for 12 professional and technical staff to be allocated to the Department in 2012-13, will be deployed to carry out the aforementioned operation. As the LSO is part of the overall duties of the concerned Divisions of the BD to implement its building safety and maintenance enforcement programme, we are not able to provide a breakdown of the manpower solely for handling this operation.
- (c) The BD will strive to achieve the target of inspecting all the target buildings under the LSO within 2012.

Signature _____
Name in block letters AU Choi-kai
Post Title Director of Buildings
Date 29.2.2012