

CONTROLLING OFFICER'S REPLY

DEVB(PL)241

(Question Serial No. 3666)

Head: (82) Buildings Department

Subhead (No. & title): (-) Not Specified

Programme: (1) Buildings and Building Works

Controlling Officer: Director of Buildings (YU Tak-cheung)

Director of Bureau: Secretary for Development

Question:

The application for Category 1 buildings of the Operation Building Bright 2.0 (OBB 2.0) was closed on 31 October 2018. Please inform this Committee of the number of applications received (broken down by Category 1 and Category 2 buildings and building age group), the total amount of subsidies granted, the average amount of subsidy granted for each approved application, the expenditure and manpower involved in OBB 2.0 so far, as well as the estimated expenditure and manpower for the coming year.

Asked by: Hon LEUNG Mei-fun, Priscilla (LegCo internal reference no.: 21)

Reply:

To safeguard public safety from hazards caused by building neglect, the Government announced in October 2017 the launching of Operation Building Bright 2.0 (OBB 2.0) at a commitment of \$3 billion to provide technical and financial assistance to eligible building owners for carrying out prescribed inspection and repair works under the Mandatory Building Inspection Scheme (MBIS). The Urban Renewal Authority (URA) administers the scheme.

There are two categories of buildings under OBB 2.0. Category 1 buildings are those whose owners are prepared to take up the organisation of the inspection and repair works for their buildings under MBIS. Category 2 buildings cover those which have outstanding MBIS notices but the owners concerned have difficulties in coordinating the inspection and repair works. The Buildings Department (BD) proactively selects Category 2 buildings based on risk assessment and exercises its statutory power to carry out the requisite inspection and repair works in default of owners, and seeks to recover the cost from owners concerned afterwards. Eligible owners of Category 2 buildings may claim subsidies under OBB 2.0

to cover all or part of such cost. 479 eligible buildings have submitted application for the first round of OBB 2.0 before the end of the application period on 31 October 2018. As at 29 February 2020, BD had selected 342 Category 2 buildings for carrying out the requisite works in default of owners. The age distribution of buildings concerned is tabulated below –

Building Age (years)	Number of eligible buildings applied to join as Category 1 buildings	Number of Category 2 buildings selected by BD
50 – 59	426	112
60 or above	53	23
Total	479	342

No subsidy has yet been granted under OBB 2.0 as it would take time to organise and carry out the requisite inspection and repair works. The estimated cash flow requirement in 2020-21 is \$690 million.

As the Government's partner in implementing OBB 2.0, URA is responsible for administering the scheme and facilitating owners to undertake the rehabilitation works for Category 1 buildings. URA bears the associated costs of staffing, office accommodation and outsourced independent consultancy service fees from its own resources.

The work performed by BD under OBB 2.0 is to be carried out by 194 professional and technical staff of the Mandatory Building Inspection Sections of BD as part of their overall duties. BD is unable to provide a breakdown of the expenditure and manpower incurred solely for this task.

The Buildings Unit of the Development Bureau (DEVB) oversees the implementation of OBB 2.0 as part of its overall duties. DEVB is unable to provide a breakdown of the manpower and expenditure incurred by the DEVB solely for this initiative.