

29 October 2021

To: All Authorized Persons
Registered Structural Engineers
Registered Geotechnical Engineers
Registered Inspectors
Registered General Building Contractors
Registered Specialist Contractors
Registered Minor Works Contractors

Dear Sir/Madam,


**Amendments to the “Technical Guidelines on Minor Works Control System”
(Technical Guidelines)**

Further to the promulgation of “Amendments to the Technical Guidelines (March 2021)”, I would announce that the following amendments have been made:

- (a) Paragraphs 3.3.1 and 3.24.1 to include relevant requirements of Practice Notes for Authorized Persons, Registered Structural Engineers and Registered Geotechnical Engineers (PNAP) APP-164 on above-ground drainage system; and
- (b) Paragraphs 3.3.2 and 3.15.2 to refer to section 2.4 of the Code of Practice for Foundations 2017 on laying drainage and construction of fence wall on newly reclaimed land.

2. The amendments in the Appendix have been uploaded to Buildings Department website www.bd.gov.hk under the “Codes, design manuals and guidelines” page of the “Resources” section. The 2021 edition of the Technical Guidelines is under preparation and will be issued in due course.

Yours faithfully,



(TAM Wing-cheung)
Assistant Director/Corporate Services
for Building Authority

**Amendments to the Technical Guidelines on Minor Works Control System
(October 2021)**

Legend :



(10/2021)

Amendments to the Technical Guidelines on Minor Works Control System

Current version		Amendments	
3.3.1 Aboveground drain		3.3.1 Aboveground drain	
Other considerations	• B(SSFPDWL)R 11 - Proper disposal of soil.	Other considerations	• B(SSFPDWL)R 11 - Proper disposal of soil.
	• B(SSFPDWL)R 24 , 25 & 30 - Provision of traps for soil & waste pipes and anti-siphonage pipes.		• B(SSFPDWL)R 24 , 25 & 30 and PNAP APP-164 - Provision of traps for soil & waste pipes and anti-siphonage pipes.
	• B(SSFPDWL)R 28 - Control of bends in soil & waste pipes.		• B(SSFPDWL)R 28 - Control of bends in soil & waste pipes.
	• B(SSFPDWL)R 31 - Ventilation pipe carried up to not less than 1 m above roof.		• B(SSFPDWL)R 31 - Ventilation pipe carried up to not less than 1 m above roof and considering to increase the height to 3 m above an accessible roof as recommended in PNAP APP-164.
	• B(SSFPDWL)R 29, PNAP APP-93 & PNAP ADV-14 - Provision of access for repair & maintenance.		• B(SSFPDWL)R 29, PNAP APP-93 & PNAP ADV-14 - Provision of access for repair & maintenance.
	• B(SSFPDWL)R 34 - Control of the materials for pipes.		• B(SSFPDWL)R 34 - Control of the materials for pipes.
	• B(SSFPDWL)R 26, 27, 31 & 32 - Internal diameter of pipes.		• B(SSFPDWL)R 26, 27, 31 & 32 - Internal
	• FS Code 2011 subsections C8 & E7 - Protection of openings for passage of pipes		

Current version		Amendments	
	<p>through fire barrier.</p> <ul style="list-style-type: none"> • PNAP APP-133 - Performance requirements and standards of cast iron pipes. • Agreement from the IO, co-owners or management office (if applicable) should be sought in case common part will be affected. 		<p>diameter of pipes.</p> <ul style="list-style-type: none"> • FS Code 2011 subsections C8 & E7 - Protection of openings for passage of pipes through fire barrier. • PNAP APP-133 - Performance requirements and standards of cast iron pipes. • Agreement from the IO, co-owners or management office (if applicable) should be sought in case common part will be affected.
3.3.2 Underground drain		3.3.2 Underground drain	
Other considerations	<ul style="list-style-type: none"> • B(SSFPDWL)R 40 & 41 - Proper disposal of foul & surface water. • B(SSFPDWL)R 73, PNAP APP-58 & PNRC 11 - Testing of drainage works and procedure. (1) • PNAP APP-103 - Not laying drainage on newly reclaimed land. Differentiation 	Other considerations	<ul style="list-style-type: none"> • B(SSFPDWL)R 40 & 41 - Proper disposal of foul & surface water. • B(SSFPDWL)R 73, PNAP APP-58 & PNRC 11 - Testing of drainage works and procedure. (1) • PNAP APP-103 Foundations Code 2017 Section 2.4 - Not laying drainage on newly

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	<p>settlement for newly reclaimed land should be considered. ⁽¹⁾</p> <ul style="list-style-type: none"> MTRCL's agreement should be obtained before carrying out the excavation works in Schedule Area 3 (Railway Protection Area). Section 27 of the Railways Ordinance, Cap 519 or section 15 of the Mass Transit Railway (Land Resumption and Related Provisions) Ordinance, Cap 276 will be invoked in case the proposed MW would be incompatible with any works for the construction, Maintenance or improvement of the railway or with the operation thereof. Agreement from the IO, co-owners or management office (if applicable) should be sought in case common part will be affected. Associated excavation may be MW item 1.12 (1.5m < Depth ≤ 3m) or 2.11 (0.3m < Depth ≤ 1.5m). 		<p>reclaimed land. Differentiation settlement for newly reclaimed land should be considered. ⁽¹⁾</p> <ul style="list-style-type: none"> MTRCL's agreement should be obtained before carrying out the excavation works in Schedule Area 3 (Railway Protection Area). Section 27 of the Railways Ordinance, Cap 519 or section 15 of the Mass Transit Railway (Land Resumption and Related Provisions) Ordinance, Cap 276 will be invoked in case the proposed MW would be incompatible with any works for the construction, Maintenance or improvement of the railway or with the operation thereof. Agreement from the IO, co-owners or management office (if applicable) should be sought in case common part will be affected. Associated excavation may be MW item 1.12 (1.5m < Depth ≤ 3m) or 2.11 (0.3m

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<p>(1) For MW items 1.26 and 2.29 only.</p> <p>B(SSFPDWL)R represents Building (Standards of Sanitary Fitments, Plumbing, Drainage Works and Latrines) Regulations; PNAP represents Practice Notes for Authorized Persons, Registered Structural Engineers & Registered Geotechnical Engineers; PNRC represents Practice Notes for Registered Contractors.</p>		<p>< Depth ≤ 1.5m).</p> <p>(1) For MW items 1.26 and 2.29 only.</p> <p>B(SSFPDWL)R represents Building (Standards of Sanitary Fitments, Plumbing, Drainage Works and Latrines) Regulations; Foundations Code 2017 represents Code of Practice for Foundations 2017; PNAP represents Practice Notes for Authorized Persons, Registered Structural Engineers & Registered Geotechnical Engineers; PNRC represents Practice Notes for Registered Contractors.</p>							
3.15.2 Solid fence wall on-grade		3.15.2 Solid fence wall on-grade							
<table border="1"> <tr> <td rowspan="3">Other considerations</td> <td> <ul style="list-style-type: none"> B(P)R 41 and FS Code 2011 subsection B5 - General requirements of exit routes shall be complied with. </td> </tr> <tr> <td> <ul style="list-style-type: none"> B(P)R 30, 31 & 36 - No obstruction to windows providing natural lighting & ventilation. </td> </tr> <tr> <td> <ul style="list-style-type: none"> PNAP APP-103 - Not to construct fence wall on newly reclaimed land. </td> </tr> </table>	Other considerations	<ul style="list-style-type: none"> B(P)R 41 and FS Code 2011 subsection B5 - General requirements of exit routes shall be complied with. 	<ul style="list-style-type: none"> B(P)R 30, 31 & 36 - No obstruction to windows providing natural lighting & ventilation. 	<ul style="list-style-type: none"> PNAP APP-103 - Not to construct fence wall on newly reclaimed land. 	<table border="1"> <tr> <td rowspan="3">Other considerations</td> <td> <ul style="list-style-type: none"> B(P)R 41 and FS Code 2011 subsection B5 - General requirements of exit routes shall be complied with. </td> </tr> <tr> <td> <ul style="list-style-type: none"> B(P)R 30, 31 & 36 - No obstruction to windows providing natural lighting & ventilation. </td> </tr> <tr> <td> <ul style="list-style-type: none"> PNAP APP 103 Foundations Code 2017 Section 2.4 - Not to construct fence wall on </td> </tr> </table>	Other considerations	<ul style="list-style-type: none"> B(P)R 41 and FS Code 2011 subsection B5 - General requirements of exit routes shall be complied with. 	<ul style="list-style-type: none"> B(P)R 30, 31 & 36 - No obstruction to windows providing natural lighting & ventilation. 	<ul style="list-style-type: none"> PNAP APP 103 Foundations Code 2017 Section 2.4 - Not to construct fence wall on
Other considerations		<ul style="list-style-type: none"> B(P)R 41 and FS Code 2011 subsection B5 - General requirements of exit routes shall be complied with. 							
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	<ul style="list-style-type: none"> PNAP APP 103 Foundations Code 2017 Section 2.4 - Not to construct fence wall on 								

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	<ul style="list-style-type: none"> • PNAP ADV-22 - Control of the felling or transplanting of trees. 		<ul style="list-style-type: none"> • newly reclaimed land.
	<ul style="list-style-type: none"> • Code of Practice for Avoidance of Damage to Gas Pipes - Provision of precautionary measures against damage to gas pipes. 		<ul style="list-style-type: none"> • PNAP ADV-22 - Control of the felling or transplanting of trees.
	<ul style="list-style-type: none"> • Stainless steel drilled-in anchors should be used. 		<ul style="list-style-type: none"> • Code of Practice for Avoidance of Damage to Gas Pipes - Provision of precautionary measures against damage to gas pipes.
	<ul style="list-style-type: none"> • Code of Practice on Working near Electricity Supply Lines - Provision of precautionary measures against damage of underground electricity supply cables. 		<ul style="list-style-type: none"> • Stainless steel drilled-in anchors should be used.
	<ul style="list-style-type: none"> • No fence wall > 1.1 m in height should be constructed within horizontal clearance of 500 mm from retractable awning (no matter fully extended or retracted). 		<ul style="list-style-type: none"> • Code of Practice on Working near Electricity Supply Lines - Provision of precautionary measures against damage of underground electricity supply cables.
	<ul style="list-style-type: none"> • No fence wall should be erected within 500 mm from trellis. 		<ul style="list-style-type: none"> • No fence wall > 1.1 m in height should be constructed within horizontal clearance of 500 mm from retractable awning (no matter fully extended or retracted).
	<ul style="list-style-type: none"> • Associated excavation works may be MW item 1.12 (1.5 m < Depth ≤ 3 m) or 2.11 (0.3 m < Depth ≤ 1.5 m). 		<ul style="list-style-type: none"> • No fence wall should be erected within 500 mm from trellis.
	<ul style="list-style-type: none"> • Associate spread footing construction may 		<ul style="list-style-type: none"> • Associated excavation works may be MW item 1.12 (1.5 m < Depth ≤ 3 m) or 2.11 (0.3 m < Depth ≤ 1.5 m).

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	<p>be MW Item 1.11 (Depth \leq 3 m) or 2.10 (Depth \leq 1.5 m).</p> <ul style="list-style-type: none"> • Agreement from the IO, co-owners or management office (if applicable) should be sought in case common part will be affected. • Erection or alteration of fence walls \leq 1.1 m in height on-grade may be DEW item 5. For details, please refer to descriptions of the relevant DEW item. 		<ul style="list-style-type: none"> • Associate spread footing construction may be MW Item 1.11 (Depth \leq 3 m) or 2.10 (Depth \leq 1.5 m). • Agreement from the IO, co-owners or management office (if applicable) should be sought in case common part will be affected. • Erection or alteration of fence walls \leq 1.1 m in height on-grade may be DEW item 5. For details, please refer to descriptions of the relevant DEW item.
<p>B(P)R represents Building (Planning) Regulations; B(C)R represents Building (Construction) Regulations; FS Code 2011 represents Code of Practice for Fire Safety in Buildings 2011; PNAP represents Practice Notes for Authorized Persons, Registered Structural Engineers and Registered Geotechnical Engineers; PNRC represents Practice Notes for Registered Contractors; DEW represents designated exempted works.</p>		<p>B(P)R represents Building (Planning) Regulations; B(C)R represents Building (Construction) Regulations; FS Code 2011 represents Code of Practice for Fire Safety in Buildings 2011; Foundations Code 2017 represents Code of Practice for Foundations 2017; PNAP represents Practice Notes for Authorized Persons, Registered Structural Engineers and Registered Geotechnical Engineers; PNRC represents Practice Notes for Registered Contractors; DEW represents designated exempted works</p>	

Current version		Amendments	
3.24.1 Sub-division of flat		3.24.1 Sub-division of flat	
Other considerations *See subsection 3.32	<ul style="list-style-type: none"> B(P)R 30, 31 & 36 - No obstruction to windows providing natural lighting & ventilation. 	Other considerations *See subsection 3.32	<ul style="list-style-type: none"> B(P)R 30, 31 & 36 - No obstruction to windows providing natural lighting & ventilation.
	<ul style="list-style-type: none"> B(P)R 41 & FS Code 2011 subsections B5, B7, B8, B10 & B13 - Control of minimum number & width of exit routes or exit doors and relevant requirements. 		<ul style="list-style-type: none"> B(P)R 41 & FS Code 2011 subsections B5, B7, B8, B10 & B13 - Control of minimum number & width of exit routes or exit doors and relevant requirements.
	<ul style="list-style-type: none"> B(P)R 41A, 41B, 41C & 41D & FS Code 2011 Code Clause D8.4-No part of the floor served by firemen’s lift should be more than 60 m from the door of the lift lobby measured along actual passages. 		<ul style="list-style-type: none"> B(P)R 41A, 41B, 41C & 41D & FS Code 2011 Code Clause D8.4-No part of the floor served by firemen’s lift should be more than 60 m from the door of the lift lobby measured along actual passages.
	<ul style="list-style-type: none"> B(C)R 35 & FS Code 2011 subsections C6 to C7, E4 to E9 - Requirements of fire resisting construction. 		<ul style="list-style-type: none"> B(C)R 35 & FS Code 2011 subsections C6 to C7, E4 to E9 - Requirements of fire resisting construction.
	<ul style="list-style-type: none"> B(C)R Part 3 & Loading Code 2011 - Requirements for the design of loads and the minimum imposed load for checking the structural adequacy of the existing 		<ul style="list-style-type: none"> B(C)R Part 3 & Loading Code 2011 - Requirements for the design of loads and the minimum imposed load for checking the structural adequacy of the existing

Current version		Amendments	
	slab.		slab.
	<ul style="list-style-type: none"> • B(P) R 45 - Provision of Kitchen. 		<ul style="list-style-type: none"> • B(P) R 45 - Provision of Kitchen.
	<ul style="list-style-type: none"> • B(P)R 35A - Provision for flue aperture for gas water heater. 		<ul style="list-style-type: none"> • B(P)R 35A - Provision for flue aperture for gas water heater.
	<ul style="list-style-type: none"> • B(SSFPDWL)R 11 - Proper disposal of soil. 		<ul style="list-style-type: none"> • B(SSFPDWL)R 11 - Proper disposal of soil.
	<ul style="list-style-type: none"> • B(SSFPDWL)R 24, 25 & 30 - Provision of traps for soil & waste fitment and anti-syphonage pipe. 		<ul style="list-style-type: none"> • B(SSFPDWL)R 24, 25 & 30 and PNAP APP-164 - Provision of traps for soil & waste fitment and anti-syphonage pipe.
	<ul style="list-style-type: none"> • B(SSFPDWL)R 28 - Control of bends in soil & waste pipes. 		<ul style="list-style-type: none"> • B(SSFPDWL)R 28 - Control of bends in soil & waste pipes.
	<ul style="list-style-type: none"> • B(SSFPDWL)R 34 - Control of the materials for pipes. 		<ul style="list-style-type: none"> • B(SSFPDWL)R 34 - Control of the materials for pipes.
	<ul style="list-style-type: none"> • B(SSFPDWL) R 31 - Ventilation pipe carry up to a height > 1 m above roof. 		<ul style="list-style-type: none"> • B(SSFPDWL) R 31 - Ventilation pipe carry up to a height > 1 m above roof and considering to increase the height to 3 m above an accessible roof as recommended in PNAP APP-164.
	<ul style="list-style-type: none"> • BFA Code 2008 - Barrier Free Access should not be affected. 		<ul style="list-style-type: none"> • BFA Code 2008 - Barrier Free Access should not be affected.
	<ul style="list-style-type: none"> • PNAP APP-86 - Design & construction of non-loadbearing partition walls. 		<ul style="list-style-type: none"> • PNAP APP-86 - Design & construction of non-loadbearing partition walls.
	<ul style="list-style-type: none"> • PNAP APP-133 - Using cast iron pipes of acceptable performance requirements / standards. 		

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	<ul style="list-style-type: none"> Agreement from the IO, co-owners or management office (if applicable) should be sought in case common part will be affected. 		<ul style="list-style-type: none"> PNAP APP-133 - Using cast iron pipes of acceptable performance requirements / standards. Agreement from the IO, co-owners or management office (if applicable) should be sought in case common part will be affected.