

5 November 2013

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,

Erection of Precautionary and Protective Measures for Demolition Works

It is not uncommon that before the precautionary and protective measures as described in paragraph 5 of PNAP APP-21 are completed, the registered contractor appointed for the demolition works may need to carry out certain preparation and clearance works such as removal of windows, unauthorized canopies, signboards and supporting frames for air-conditioners.

Since the implementation of the Minor Works Control System (MWCS) on 31 December 2010, many of the preparation and clearance works described above are now designated minor works under the Building (Minor Works) Regulations (B(MW)R). You are therefore reminded that before the consent to the commencement of demolition works is granted, the provisions under the B(MW)R should be complied with where the carrying out of minor works¹ are involved and the necessary precautionary measures are provided. Failure to comply with the relevant provisions of the B(MW)R, without reasonable excuse, is an offence and is liable on conviction to a fine at level 5.

The Buildings Department is now reviewing the procedures in granting consent to the commencement of demolition works with a view to streamlining the application processes and facilitating the carrying out of the pre-demolition preparation and clearance works mentioned above without compromising public safety.

Yours faithfully,



(YU Tak-cheung)

Assistant Director/New Buildings 1
for Building Authority

¹ For Class I and II minor works, prior notification to the Building Authority for the commencement of works is required.