

**CONTROLLING OFFICER'S REPLY**

**DEVB(PL)131**

**(Question Serial No. 0942)**

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 Buildings Department has provided the numbers of “sub-divided flats (SDFs) inspected” and “SDFs rectified of irregularities” for the period from 2019 to 2021. Will the Department inform this Committee of the numbers of SDFs with irregularities not yet rectified in each of these 3 years and the follow-up actions taken?

Asked by: Hon SHIU Ka-fai (LegCo internal reference no.: 22)

Reply:

Apart from responding to reports, the Buildings Department (BD) also takes enforcement action against building irregularities associated with sub-divided flats (SDFs) through large scale operations. Where actionable building irregularities associated with SDFs are identified, BD will issue removal orders to the owners concerned and instigate prosecution against the owners who fail to comply with the orders.

As regards SDFs used for domestic purpose in industrial buildings, BD will also issue discontinuation orders against the owners requiring the cessation of the domestic use. In case of non-compliance, BD will instigate prosecution against the owner concerned, and consider applying to the court for a closure order to close down the premises and arranging government contractors to carry out the necessary rectification works.

As at 28 February 2021, the numbers of SDFs inspected in 2019, 2020 and 2021 with identified building irregularities not yet rectified are 131, 36 and 2 respectively. BD would continue to follow up the enforcement actions against these cases, including issuing statutory orders and instigating prosecution against owners who fail to comply with the statutory orders.