

BUILDINGS ORDINANCE (Chapter 123)
(Section 35)

SERVICE OF ORDER

In accordance with the proviso to section 35 of the Buildings Ordinance, I append a copy of an order together with the available particulars of the person to whom it is addressed as detailed below:—

**Superseding Order by the Building Authority under section 24(1)
of the Buildings Ordinance (Cap. 123) and under section 46
of the Interpretation and General Clauses Ordinance (Cap. 1)**

Order No. : UBCSN/11-55/0103/11
BD Ref. : EB/3378/62/P13(COURSE-CR/11) Pt. VIII
To : The owner of
FLAT 8 ON 3/F AND PORTION OF FLAT ROOF,
KIU KWAN MANSION BLOCK A,
NO. 395 KING'S ROAD, HONG KONG
Date : 24 JUN 2022

Office of the Building Authority
Buildings Department Headquarters,
North Tower, West Kowloon
Government Offices, 11 Hoi Ting
Road, Yau Ma Tei, Kowloon.

Owner(s) of the premises at: FLAT 8 ON 3/F AND PORTION OF FLAT ROOF, KIU KWAN
MANSION BLOCK A, NO. 395 KING'S ROAD, HONG KONG
on (Lot Number) SECTION B OF INLAND LOT NO. 2918

1. It has been brought to my attention that the following building works have been carried out in or at the above premises:

- (i) A structure erected on and over the flat roof of the premises; and
- (ii) A canopy attached to the external wall at the light-well.

(The location of the building works described above are shown by item number(s) on the plan annexed hereto, for the purpose of identification only.)

2. For the said building works:

- (i) The building works at items (i) & (ii) above have been carried out without having first obtained from me the approval of building plans and consent for the commencement of such building works required by section 14 of the Buildings Ordinance.

3. In exercise of the powers vested in me under section 24(1) of the Buildings Ordinance, I hereby order you to :-

- (a) demolish the said building works described under items (i) & (ii) above; and
- (b) reinstate the parts of the building so affected by the building works under items (i) & (ii) above in accordance with plans approved by the Building Authority.

Adequate precautionary measures to ensure public safety should be provided prior to and during the course of works.

4. You are required to commence the works ordered by me in paragraph 3 above within 30 days and complete such works within 60 days of the date of this order, all to the satisfaction of the Building Authority.

5. Section 46 of the Interpretation and General Clauses Ordinance (Cap. 1) provides, inter alia, that where any Ordinance confers power upon any person to make any order, such power shall include power to substitute another order for the one already made. Pursuant to that section, the Building Authority who is empowered under section 24(1) of the Buildings Ordinance (Cap. 123) to make the previous order i.e. Order No. UBCSN/11-55/0006/11 dated 6 April 2016 is also empowered to make this order which substitutes the previous order.

(KOO Tien-tien, Rosena)
Senior Building Surveyor
for Building Authority

Your attention is drawn to the provisions of sections 24(3), 24(4A) and 33 of the Buildings Ordinance.

BD 109as (Rev. 03/2019)

The original copy of this order was posted upon a conspicuous part of the identified premises on its date of issue.

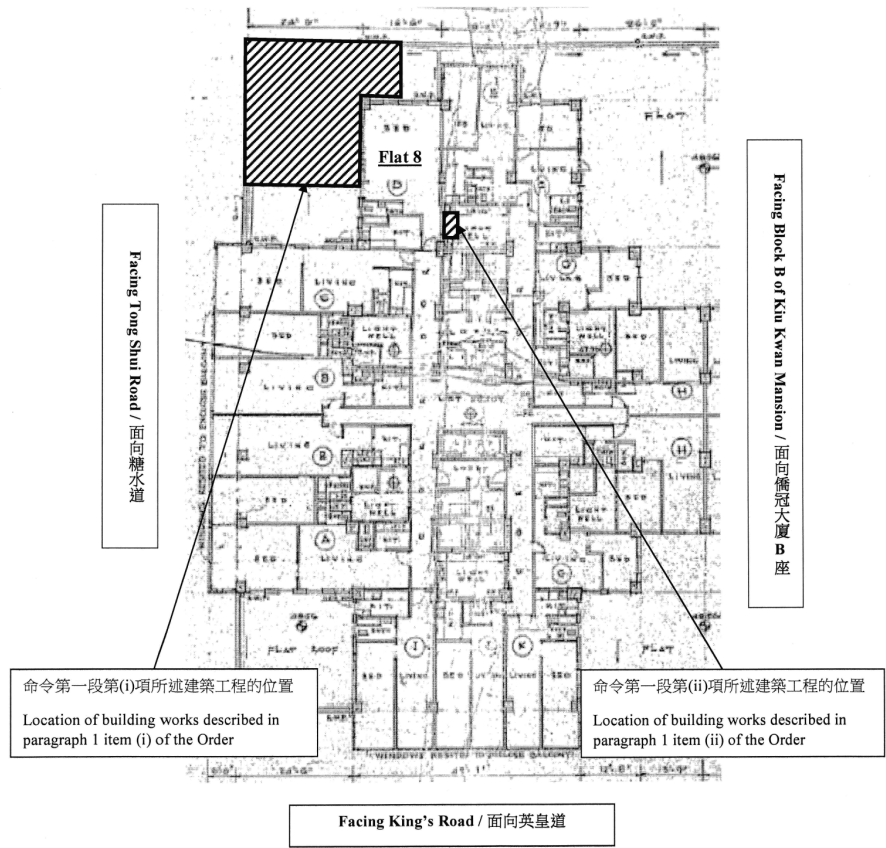
24 June 2022

TSANG Po-king, Aileen *Chief Building Surveyor*
for *Building Authority*

檔案編號 BD Ref.: EB/3378/62/P13(COURSE-CR/11) Pt. VIII
處所 Premises: FLAT 8 ON 3/F AND PORTION OF FLAT ROOF, KIU KWAN
MANSION BLOCK A, NO. 395 KING'S ROAD, HONG KONG

Plan annexed to Order No.:
此圖則附連於命令編號:
UBCSN/11-55/0103/11

*This plan is for identification only.
此圖只作參考用途



命令第一段第(i)項所述建築工程的位置
Location of building works described in
paragraph 1 item (i) of the Order

命令第一段第(ii)項所述建築工程的位置
Location of building works described in
paragraph 1 item (ii) of the Order

Facing King's Road / 面向英皇道

3RD FLOOR PLAN
3 字樓平面圖