

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:—

**BUILDINGS ORDINANCE (CAP. 123)**  
**Order by the Building Authority under section 24(1)**

Order No. : C/TA/000348/23/HK	Office of the Building Authority
BD Ref. : EB/2149/78/D16a Pt.II	Buildings Department Headquarters,
To : Owner(s) of	North Tower, West Kowloon
HOUSE NO.B1 & ALL PORTION OF	Government Offices, 11 Hoi Ting Road,
LAND (INCLUDING ITS GARDEN &	Yau Ma Tei, Kowloon.
CAR PARKING SPACES NOS.1, 1A & 2)	
MANLY VILLA NO.38 OCEAN PARK	
ROAD HONG KONG	

Date : 21 July 2023

Owner(s) of the premises at:	HOUSE NO.B1 & ALL PORTION OF LAND (INCLUDING ITS GARDEN & CAR PARKING SPACES NOS.1, 1A & 2) MANLY VILLA NO.38 OCEAN PARK ROAD HONG KONG
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on (Lot Number)	RURAL BUILDING LOT NO. 853
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1. In exercise of the powers vested in me under section 24(1) of the Buildings Ordinance, I hereby order you to :-

- (a) demolish the building works described under items (i)-(iii) below; and
- (b) reinstate the parts of the building so affected by the building works under items (i)-(iii) below in accordance with plans approved by the Building Authority.
  - (i) A structure on and over the garden at the surrounding of the building on G/F.
  - (ii) 2 structures on and over the main roof.
  - (iii) 2 structures on and over the open area adjacent to the swimming pool.

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

2. You are required under the Buildings Ordinance to appoint a Registered General Building Contractor or Registered Specialist Contractor in the demolition category to carry out the works in paragraph 1 above, and an Authorized Person or a Registered Structural Engineer to advise on and ensure that the necessary safety measures are provided.

3. You are required to commence the works ordered by me in paragraph 1 above within **90** days and complete such works within **180** days of the date of this order, all to the satisfaction of the Building Authority.

4. For the said building works in paragraph 1 above:

- (a) Items (i)-(iii) 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.

(IP Pui-leung, Herman)  
Senior Building Surveyor/A1  
for Building Authority

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(This computer print-out is valid, no signature is required)

Note

- (1) Your attention is drawn to the provisions of sections 24(3), 24(4A) and 33 of the Buildings Ordinance.
- (2) Should you wish to appeal against my Order, you may give notice of appeal to the Secretary to the Appeal Tribunal (Buildings) and the notice should be received by the Secretary not later than 21 days after the date of this Order (Address: Rooms 1005-06, 10/F, Wing On Kowloon Centre, 345 Nathan Road, Kowloon, Hong Kong and the fax number is (852) 3579 4971). If you need further information, please refer to the covering letter together with a copy of this Order sent to you by registered mail or visit the Buildings Department's website ([www.bd.gov.hk](http://www.bd.gov.hk)).

BD 109a (Rev. 07/2022)

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

21 July 2023

KO Kiu-kin *Chief Building Surveyor/A*  
*for Building Authority*