

ESTATE AGENTS ORDINANCE (Chapter 511)

Pursuant to section 30 of the Estate Agents Ordinance, it is hereby notified that the Disciplinary Committee of Estate Agents Authority has exercised the following disciplinary power against the following licensee:—

Licence No. S-113729

Name of Licensee TSANG Sze Fat Jodie

Matter Concerned The licensee, (i) represented to the tenant and her family member that the estate agency company (for which the licensee was working) would not obtain commission from the landlord, when in fact it was not true; and (ii) when arranging for the representative of a party which was a limited company to sign the tenancy agreement for and on its behalf, failed to ascribe the representative's name below the representative's signature and failed to append the chop of the limited company or alternatively had the words 'For and on behalf of (the name of the limited company)' written against the representative's signature.

Date of Decision 20 June 2017

Decision on Disciplinary Power Exercised

1. In respect of the aforesaid matter (i):—
 - (a) The licensee is reprimanded;
 - (b) The licensee is fined HK\$2,000; and
 - (c) A condition is attached to the licensee's licence requiring the licensee to acquire 12 points from core subjects within 12 months under the Continuing Professional Development Scheme of the Estate Agents Authority.
2. In respect of the aforesaid matter (ii):—
 - (a) The licensee is reprimanded; and
 - (b) A condition is attached to the licensee's licence requiring the licensee to acquire 12 points from core subjects within 12 months under the Continuing Professional Development Scheme of the Estate Agents Authority, and one of the core subjects must be on Estate Agents Ordinance and its subsidiary legislation, Code of Ethics and Practice Circulars ('the said core subject') and the points acquired from the said core subject shall not include those acquired under e-Quiz or web-based distance learning.

With regard to paragraphs 1(c) and 2(b) above, the condition being attached to the licence concerned of the licensee is as follows:—

'The above-named licensee shall, during the 24 months from 26 June 2017 to 25 June 2019, acquire 24 points from core subjects under the Continuing Professional Development Scheme of the Estate Agents Authority, and one of the core subjects must be on Estate Agents Ordinance and its subsidiary legislation, Code of Ethics and Practice Circulars ('the said core subject') and the points acquired from the said core subject shall not include those acquired under e-Quiz or web-based distance learning.'