

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:—

Order by the Building Authority under section 24(1)  
of the Buildings Ordinance (Cap. 123)

Order No. : C/TD/001851/20/K

BD Ref. : EB/4034/85/U01

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

To : The owner of  
Flat G on 3rd Floor (including the roof thereof),  
Fortune House, Nos.6 and 8 Osmanthus Road,  
Kowloon

Date: 9 April 2021

Owner(s) of the premises at: FLAT G ON 3RD FLOOR (INCLUDING THE ROOF THEREOF) FORTUNE HOUSE NOS.6 AND 8 OSMANTHUS ROAD KOWLOON on (Lot Number) N.K.I.L. 4655 & 4656

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

- (i) 2 nos. of structures erected on and over the roof.

2. For the said building works:

- (a) The building works at item (i) above has 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 item (i) above; and  
(b) reinstate the parts of the building including the gradient of the slab surfaces and the associated surface water drainage system, if any, so affected by the building works under item (i) 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.

Adequate precautionary measures to prevent damage to the integrity of the parent structure including the damp proofing construction, if any, should be provided 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.

(CHOW Wai-man, Dicky)

Senior Building Surveyor/D3

for Building Authority

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)).

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

9 April 2021

CHAN Wai-ming *Chief Building Surveyor/D*  
for Building Authority