



中華人民共和國香港特別行政區
Hong Kong Special Administrative Region of the People's Republic of China



立法會

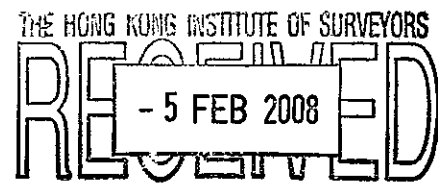
LEGISLATIVE COUNCIL

Urgent by fax no: 2868 4612

來函編號 YOUR REF : CB1/PL/HG
本函編號 OUR REF : 2869 9245
電話 TELEPHONE : 2869 6794
圖文傳真 FACSIMILE :
email address: cszeto@legco.gov.hk

5 February 2007

The Hong Kong Institute of Surveyors
(Attn: Ms Margaret YUNG)
Suite 801
8/F, Jardine House
1 Connaught Place
Central
Hong Kong



Dear Ms YUNG,

Panel on Housing

Meeting on 3 March 2008

On behalf of Hon LEE Wing-tat, Chairman, I am writing to invite representatives of your organization to the next Panel meeting scheduled for **Monday, 3 March 2008, at 2:30 pm in the Chamber of the Legislative Council Building to discuss item IV – "Disclosure of saleable area in sales description for residential properties"**. A copy of the agenda for the meeting is attached.

The item is proposed for discussion by Hon James TO. At the meetings held on 2 April and 17 July 2007, the Panel met with representatives from the Administration, the Real Estate Developers Association of Hong Kong (REDA), The Hong Kong Institute of Surveyors (HKIS), the Consumer Council (CC), and the Estates Agents Authority (EAA) to discuss issues relating to improvements on disclosure of saleable area (SA) information in sales descriptions for residential properties with a view to enhancing market transparency and protection for property buyers. Noting that HKIS has met with representatives from the above parties recently to follow up on the issues, members would like to discuss with relevant parties on their progress in taking forward the proposed improvements, in particular measures to enhance developers' self-regulatory regime, consumer education, and regulation of estate agent; HKIS's proposal of revising the code of measurement of SA; adopting the revised code in the Consent Scheme and REDA's guidelines etc. In this connection, Mr James TO has noted with concern about recent media reports on malpractices of developers relating to provision of SA information and non-compliance of developers with HKIS's existing guidelines on SA information. The relevant letter from Mr TO is attached for your information.

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To facilitate members' deliberation at the meeting, I should be grateful if your organization would prepare written submission and relevant information on the subject. Please let me have the submission and information (in both Chinese and English) **on or before 22 February 2008** for timely circulation to members. Please send a soft copy of the submission and information to cpnien@legco.gov.hk.

To facilitate meeting arrangements, please also advise me of the names and post titles (in both Chinese and English) of representatives of your organization attending the meeting by completing and returning the attached reply slip **on or before 22 February 2008**.

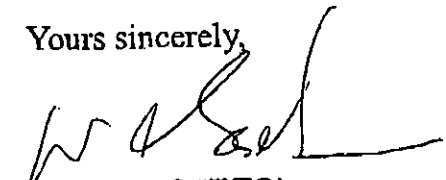
In line with our usual practice, the meeting will be held in public and the written submission(s)/information received from your organization will also be made available to the media and the public unless you have indicated otherwise. You may also wish to note that when addressing the Panel, your representative(s) are not covered by the protection and immunity provided under the Legislative Council (Powers and Privileges) Ordinance (Cap. 382). Your written submission(s)/information will also not be covered by the Ordinance. If any attending representatives wish to address the Panel in Putonghua, please notify Ms Michelle NIEN at 2869 9150 in advance so that suitable arrangements can be made.

On the day of the meeting, attending representatives are requested to enter the Legislative Council Building at the VIP/Members' entrance and obtain entry passes at the Security Control Post. They will be required to wear the entry passes at all times while in the Building, and return them to the Security Control Post when leaving. To facilitate meeting arrangements, **please arrive 10 minutes before the scheduled discussion time** and proceed to the Ante-Chamber on the first floor of the Legislative Council Building. You will be invited to join the meeting when Members are ready.

If you have any enquiries regarding the meeting arrangements, please contact Ms Sarah YUEN at 2869 9214.

With best regards,

Yours sincerely,



(Ms Connie SZETO)
Clerk to Panel

Encl.

cc Hon LEE Wing-tat (Chairman)

Appendix I**Panel on Housing**

**Meeting on
Monday, 3 March 2008, at 2:30 pm
in the Chamber of the Legislative Council Building**

Agenda

- I Confirmation of minutes
(2:30 pm – 2:32 pm)**
- II Information papers issued since last meeting**
- III Items for discussion at the next meeting
(2:32 pm – 2:35 pm)**
- * IV Disclosure of saleable area in sales description for residential properties
(2:35 pm – 3:35 pm)**
- V Review of the Waiting List Income and Asset Limits for 2008/09
(3:35 pm – 4:20 pm)**
- Δ VI Strengthening directorate support in the Housing Department
(4:20 pm – 4:40 pm)**
- VII Any other business
(4:40 pm – 4:45 pm)**

* Members of the Panel on Development are invited to attend for discussion.

Δ All other Hon Members are invited to attend the discussion of the item.

Council Business Division 1
Legislative Council Secretariat
4 February 2008

CB(1)643/07-08(01)



民主黨立法會議員秘書處
Secretariat of Legislative Councillors of The Democratic Party

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香港特別行政區
立法會房屋事務委員會
房屋事務委員會主席
李永達先生

李主席：

近日有報導指在近年的新樓盤中，發展商把窗台納入實用面積計算，變相令出售的住宅單位的實用面積減少，亦與香港測量師學會及消費者委員會對「實用面積定義」的指引不符，而在獲批出的同意方案書發展項目中，也有這情況出現。香港測量師學會將於下周與各政府部門、消委會及地產建設商會商討「實用面積」的定義，並期望於3月有清晰的定義和指引。

就此，本人希望立法會房屋事務委員會作出跟進，並安排會議作出討論。謝謝。

順祝

工作愉快！

民主黨立法會議員涂謹申

二零零八年一月十八日

附件：2008年1月15日明報報導

