

# 紀律處分

## Disciplinary actions (1/1/2009–31/3/2009)

監管局紀律委員會根據《地產代理條例》第30(1)條對下述持牌人行使了紀律制裁權：

The Disciplinary Committee of the EAA has exercised its disciplinary powers under section 30(1) of the EAO against the following licensees:

持牌人 (牌照號碼) Licensee (Licence no.)	所判處分 Disciplinary actions	有關事項 Matters concerned
韓亞物業投資有限公司 Asiana Property Investments Limited C-025311	罰款 Fine	違反《發牌規例》第10(1)條 Breach of section 10(1) of the Licensing Regulation
中原地產代理有限公司 Centaline Property Agency Limited C-000227	譴責 Reprimand	違反《常規規例》第6(1)條 Breach of section 6(1) of the Practice Regulation
中原地產代理有限公司 Centaline Property Agency Limited C-000227	譴責及罰款 Reprimand and fine	違反《常規規例》第9(1)條 Breach of section 9(1) of the Practice Regulation
中原地產代理有限公司 Centaline Property Agency Limited C-000227	譴責及罰款 Reprimand and fine	違反《常規規例》第9(1)條 Breach of section 9(1) of the Practice Regulation
世紀21廣發物業代理有限公司 Century 21 Comfort Estate Agency Limited C-024764	譴責 Reprimand	違反《常規規例》第6(1)條 Breach of section 6(1) of the Practice Regulation
世紀廿一君怡地產有限公司 Century 21 Grand Paradise Limited C-023873	譴責 Reprimand	違反《常規規例》第6(2)條 Breach of section 6(2) of the Practice Regulation
陳潔玲以森美地產名稱經營 <sup>(1)</sup> Chan Kit Ling trading as Sammy Property Agency E-057878	訓誡、罰款及在牌照上附加條件 Admonishment, fine and attachment of a condition to the licence	違反《條例》第36(1)(a)(i)條 Breach of section 36(1)(a)(i) of the EAO
陳美蓮 <sup>(1)</sup> Chan Mee Lin S-215020	訓誡及在牌照上附加條件 Admonishment and attachment of a condition to the licence	沒有遵守《操守守則》第3.5.1段 Failure to comply with paragraph 3.5.1 of the Code of Ethics
陳有嬌以大昌地產代理公司名稱經營 <sup>(1)</sup> Chan Yau Kiu Ada trading as Tai Cheong Property Agency Co. E-033681	譴責及在牌照上附加條件 Reprimand and attachment of a condition to the licence	違反《常規規例》第9(2)條 Breach of section 9(2) of the Practice Regulation
陳業輝 <sup>(1)</sup> Chan Yip Fai S-259661	在牌照上附加條件 Attachment of conditions to the licence	不符合《條例》第21(2)(c)條的規定 Failure to comply with the requirement under section 21(2)(c) of the EAO
周燕霞 <sup>(1)</sup> Chau Yin Ha S-083213	暫時吊銷牌照 (21/2/2009 — 6/3/2009) Suspension of licence (21/2/2009 — 6/3/2009)	違反《條例》第36(1)(a)(vi)條和第36(3)(a)條 Breach of section 36(1)(a)(vi) and 36(3)(a) of the EAO
周鑑豪 <sup>(1)</sup> Chow Kam Hou S-168377	譴責、罰款及在牌照上附加條件 Reprimand, fine and attachment of a condition to the licence	違反《常規規例》第13(4)條 Breach of section 13(4) of the Practice Regulation

持牌人 (牌照號碼) Licensee (Licence no.)	所判處分 Disciplinary actions	有關事項 Matters concerned
周達榮 <sup>(1)</sup> Chow Tat Wing David E-122262	譴責及在牌照上附加條件 Reprimand and attachment of a condition to the licence	沒有遵守《操守守則》第3.2.1段 Failure to comply with paragraph 3.2.1 of the Code of Ethics
蔡偉樑 <sup>(1)</sup> Choy Francis S-115087	在牌照上附加條件 Attachment of conditions to the licence	不符合《條例》第21(2)(c)條的規定 Failure to comply with the requirement under section 21(2)(c) of the EAO
信譽置業有限公司 Faith Concept Properties Limited C-021461	譴責及罰款 Reprimand and fine	沒有遵守《操守守則》第3.7.2段和違反《發牌規例》第14(1)(c)條 Failure to comply with paragraph 3.7.2 of the Code of Ethics and breach of section 14(1)(c) of the Licensing Regulation
樊綺澄 Fan Yee Ching E-121371	訓誡 Admonishment	違反《常規規例》第12(2)(b)條 Breach of section 12(2)(b) of the Practice Regulation
香港置業(地產代理)有限公司以香港置業名稱經營 Hong Kong Property Services (Agency) Limited trading as Hong Kong Property C-018893	訓誡及罰款 Admonishment and fine	違反《常規規例》第9(1)條 Breach of section 9(1) of the Practice Regulation
許鷹傑 Hui Ying Kit S-054214	訓誡 Admonishment	沒有遵守附加於牌照上的指明條件 Failure to comply with a specified condition attached to the licence
軒康有限公司以俊昇物業顧問行名稱經營 Kencon Limited trading as Kencon Property Consultants C-011353	譴責 Reprimand	沒有遵守《操守守則》第3.2.1段 Failure to comply with paragraph 3.2.1 of the Code of Ethics
港達物業代理(集團)有限公司 Kong Tat Property Agency (Group) Company Limited C-016937	訓誡 Admonishment	違反《常規規例》第8(2)(a)條 Breach of section 8(2)(a) of the Practice Regulation
關煜裕 <sup>(1)</sup> Kwan Lok Yu Roger S-051282	訓誡及在牌照上附加條件 Admonishment and attachment of a condition to the licence	沒有遵守附加於牌照上的指明條件 Failure to comply with a specified condition attached to the licence
關綺華 <sup>(1)</sup> Kwan Yee Wah S-096124	暫時吊銷牌照 (4/4/2009 — 10/4/2009) 及在牌照上附加條件 Suspension of licence (4/4/2009 — 10/4/2009) and attachment of a condition to the licence	沒有遵守《操守守則》第3.5.1段 Failure to comply with paragraph 3.5.1 of the Code of Ethics
關艷玟 <sup>(1)(2)</sup> Kwan Yim Yim S-222178	譴責、罰款及在牌照上附加條件 Reprimand, fine and attachment of a condition to the licence	違反《常規規例》第9(1)條 Breach of section 9(1) of the Practice Regulation
林慧瑜 Lam Wai Yu E-048968	訓誡 Admonishment	沒有遵守附加於牌照上的指明條件 Failure to comply with a specified condition attached to the licence
劉志豪 <sup>(1)</sup> Lau Chi Ho S-179332	譴責及在牌照上附加條件 Reprimand and attachment of a condition to the licence	沒有遵守《操守守則》第3.2.1段 Failure to comply with paragraph 3.2.1 of the Code of Ethics

持牌人 (牌照號碼) Licensee (Licence no.)	所判處分 Disciplinary actions	有關事項 Matters concerned
劉志豪 <sup>(1)</sup> Lau Chi Ho S-179332	暫時吊銷牌照 (2/5/2009 — 1/6/2009) 及在牌照上附加條件 Suspension of licence (2/5/2009 — 1/6/2009) and attachment of a condition to the licence	不符合《條例》第21(2)(c)條的規定 Failure to comply with the requirement under section 21(2)(c) of the EAO
劉靜儀 <sup>(1)</sup> Lau Ching Yee Mandy E-253097	譴責、罰款及在牌照上附加條件 Reprimand, fine and attachment of a condition to the licence	違反《常規規例》第13(4)條 Breach of section 13(4) of the Practice Regulation
劉雪馨 <sup>(1)</sup> Lau Suet Hing S-035220	譴責、罰款及在牌照上附加條件 Reprimand, fine and attachment of a condition to the licence	違反《常規規例》第13(4)條 Breach of section 13(4) of the Practice Regulation
練永成 <sup>(1)(2)</sup> Lin Wing Shing E-146053	譴責及在牌照上附加條件 Reprimand and attachment of a condition to the licence	違反《常規規例》第13(4)條 Breach of section 13(4) of the Practice Regulation
美聯物業代理有限公司以美聯物業名稱經營 Midland Realty International Limited trading as Midland Realty C-000982	譴責 Reprimand	違反《常規規例》第9(2)條 Breach of section 9(2) of the Practice Regulation
吳鳳梅 <sup>(1)</sup> Ng Fung Mui Fammy S-254317	在牌照上附加條件 Attachment of conditions to the licence	不符合《條例》第21(2)(c)條的規定 Failure to comply with the requirement under section 21(2)(c) of the EAO
吳庭暉 <sup>(1)</sup> Ng Ting Fai E-241662	暫時吊銷牌照 (7/3/2009 — 6/5/2009) 及在牌照上附加條件 Suspension of licence (7/3/2009 — 6/5/2009) and attachment of conditions to the licence	沒有遵守《操守守則》第3.3.1段 Failure to comply with paragraph 3.3.1 of the Code of Ethics
倪素明 <sup>(1)</sup> Ngai So Ming E-149559	譴責及在牌照上附加條件 Reprimand and attachment of a condition to the licence	沒有遵守《操守守則》第3.4.1段 Failure to comply with paragraph 3.4.1 of the Code of Ethics
皇室發展有限公司以永生行物業代理名稱經營 Palace Development Limited trading as Eternity Property Agency C-024127	訓誡及罰款 Admonishment and fine	違反《條例》第36(1)(a)(i)條和《常規規例》第6(1)(b)條 Breach of section 36(1)(a)(i) of the EAO and section 6(1)(b) of the Practice Regulation
潘美英 <sup>(1)</sup> Poon Mi Ying S-135492	在牌照上附加條件 Attachment of a condition to the licence	沒有遵守《操守守則》第3.4.1段 Failure to comply with paragraph 3.4.1 of the Code of Ethics
孫銘艷 Suen Ming Yim E-124945	訓誡 Admonishment	違反《常規規例》第3(2)(c)條 Breach of section 3(2)(c) of the Practice Regulation
譚吉愉以裕興隆地產名稱經營 <sup>(1)</sup> Tam Kut Yu trading as Yu Hing Lung Property E-036941	譴責及在牌照上附加條件 Reprimand and attachment of a condition to the licence	違反《常規規例》第13(4)條 Breach of section 13(4) of the Practice Regulation
譚永康 Tam Wing Hong S-090431	譴責 Reprimand	沒有遵守附加於牌照上的指明條件 Failure to comply with a specified condition attached to the licence
杜永成以聯榮地產名稱經營 <sup>(1)</sup> Tao Wing Shing trading as Luen Wing Property E-066726	訓誡及在牌照上附加條件 Admonishment and attachment of a condition to the licence	違反《條例》第36(1)(a)(i)條 Breach of section 36(1)(a)(i) of the EAO

持牌人 (牌照號碼) Licensee (Licence no.)	所判處分 Disciplinary actions	有關事項 Matters concerned
謝錦成 <sup>(1)</sup> Tse Kam Shing E-056871	暫時吊銷牌照 (14/2/2009 — 13/5/2009) Suspension of licence (14/2/2009 — 13/5/2009)	不符合《條例》第19(1)(c)條的規定 Failure to comply with the requirement under section 19(1)(c) of the EAO
華置行國際房地產顧問有限公司 Uni-Pacific International Real Estate Consultants Limited C-012336	罰款 Fine	違反《發牌規例》第10(1)條 Breach of section 10(1) of the Licensing Regulation
富裕地產沙田有限公司 Wealth Property Shatin Limited C-025240	訓誡 Admonishment	違反《常規規例》第6(1)(c)條 Breach of section 6(1)(c) of the Practice Regulation
富達投資有限公司以建富物業名稱經營 Wealthy Century Investment Limited trading as Kin Fu Realty C-025601	訓誡 Admonishment	違反《常規規例》第6(2)條 Breach of section 6(2) of the Practice Regulation
黃翠霞以世紀21天興物業顧問行名稱經營 <sup>(1)</sup> Wong Chui Har trading as Century 21 Tin Hing Property Consultant Co. E-041815	訓誡、罰款及在牌照上附加條件 Admonishment, fine and attachment of a condition to the licence	違反《常規規例》第9(1)條 Breach of section 9(1) of the Practice Regulation
余偉峰 <sup>(1)</sup> Yu Wai Fung E-245618	暫時吊銷牌照 (14/2/2009 — 27/3/2009)及在牌照上附加條件 Suspension of licence (14/2/2009 — 27/3/2009) and attachment of a condition to the licence	沒有遵守《操守守則》第3.2.1段和第3.4.1段 Failure to comply with paragraphs 3.2.1 and 3.4.1 of the Code of Ethics

#### 註 Notes

- (1) 有關個案已刊於政府憲報（2009年第7期至2009年第18期），詳情可登入政府憲報網頁 ([www.gld.gov.hk/egazette](http://www.gld.gov.hk/egazette)) 參閱。  
These cases were also published in the Gazette (nos. 7/2009 to 18/2009). For details, please refer to the Gazette (website: [www.gld.gov.hk/egazette](http://www.gld.gov.hk/egazette)).
- (2) 有關持牌人已就紀律委員會的決定提出上訴。  
These licensees have appealed against the decisions of the Disciplinary Committee.

#### 凡例

- 《條例》—《地產代理條例》  
《常規規例》—《地產代理常規（一般責任及香港住宅物業）規例》  
《發牌規例》—《地產代理（發牌）規例》

#### Legend

- EAO – Estate Agents Ordinance  
Practice Regulation – Estate Agents Practice (General Duties and Hong Kong Residential Properties) Regulation  
Licensing Regulation – Estate Agents (Licensing) Regulation