

Licensing Regime for Property Management Industry

A New Milestone for Property Management
Regulation Breeds Professionalism



Property Management Services Authority

(PMSA) is the statutory body established under section 42(1) of the Property Management Services Ordinance (PMSO) (Cap. 626). The PMSA is tasked to license and regulate the property management (PM) industry.

Regulatory Framework

Regulate through licensing the provision of PM services by property management companies (PMCs) and property management practitioners (PMPs) in Hong Kong.

The Transitional Period of the Property Management Industry Licensing Regime is about to End

The licensing regime has commenced operation since 1 August 2020, with the first three years designated as transitional period (i.e. until 31 July 2023). Starting from 1 August 2023, all PMCs and PMPs requiring to be licensed will have to hold a valid licence in order to continue to provide PM services in accordance with the PMSO.

PMC Licence

In accordance with the PMSO, PMCs providing properties subject to deeds of mutual covenant with more than one category of prescribed PM services in Hong Kong must hold a valid licence after the transitional period.

PMP Licence

PMPs assuming a managerial or supervisory role in a licensed PMC to provide PM services (i.e. manager and officer grade PMPs) must also hold a valid PMP (Tier 1) or PMP (Tier 2) licence.

Points to Note for Owners' Organisations

- **Remind the PMC (if required to be licensed) engaged by your property to apply for licence as soon as possible to ensure that it is licensed so that it can continue to provide PM services after the transition period. For service contracts which surpass the transitional period, please ask the PMC to draw up timetable for licence application soonest possible and initiate the licence application procedures immediately.**
- Stipulate that PMCs holding PMC licence issued by the PMSA as prerequisite or a preference when tendering for PM services.
- If it is planned to renew contract with the PMC of your property but which has yet to be licensed, please ask the PMC to draw up timetable for licence application and act immediately, and stipulate that holding valid PMC licence by the end of the transitional period is a prerequisite for PM service contract renewal.

PMC licence
application hotline
3696 1157

Enquiries

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