

## Teresa Wu

1995-1998 LLB, University of Hong Kong (First Class Honours)  
1998-1999 PCLL, University of Hong Kong (with distinctions)  
1999-2000 BCL, Hertford College, Oxford University (with prizes)

### Email Address:

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### Year Of Call:

2000 (Hong Kong)  
Panel of Arbitrators, Shenzhen Court of International Arbitration  
List of Arbitrators, HKIAC  
Associate, Hong Kong Institute of Arbitrators  
Guangdong-Hong Kong-Macao Greater Bay Area Legal Professional Examination passed

**Practice Areas:** Administrative and Public Law, Arbitration, Chancery, Commercial Law, Company Law and Insolvency, Construction Law, Employment and Anti-Discrimination, International Trade, Land & Planning Law, Tax Law, , Probate Administration and Trusts, Landlord and Tenant, Mental Health matters,



Teresa received her legal education from the University of Hong Kong and graduated with a First Class Honours in LLB and completed her PCLL with distinctions in subjects. She also obtained the post-graduate BCL degree from Oxford University where she was awarded prizes before she was called to the Bar in 2000. She subsequently joined Des Voeux Chambers a year later.

Teresa has a broad civil practice; she practices in all areas of General Civil, and mainly in Arbitration, Building Management, Commercial, Land, Landlord and Tenant, Mental Health, Probate and Administration, Public Law and Trust matters etc. She frequently advises and appears in Court on different levels for the Government, developers, landlords and tenants, companies across different sectors and jurisdictions and professional trustees, committees and PRs in contentious and non-contentious settings.

Apart from acting as counsel in arbitrations and also court applications in support of arbitration proceedings and involving challenges to and enforcement of arbitral awards etc., Teresa has recently developed a growing practice sitting as an arbitrator. In addition to acting as counsel, Teresa has been engaged to sit as an arbitrator in commercial cases and is on the List of Arbitrators of HKIAC and the Panel of Arbitrators of Shenzhen Court of International Arbitration (SCIA) (also known as South China

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International Economic and Trade Arbitration Commission, Greater Bay Area International Arbitration Centre or Shenzhen Arbitration Commission). Teresa is also an Associate Member of Hong Kong Institute of Arbitrators (HKI Arb).

Teresa has also been invited to contribute to and edit leading texts and annotated ordinances widely referred and cited by legal practitioners.

## Directory Quotes:

Teresa Wu of Des Voeux Chambers maintains a broad civil practice, embracing both litigated and arbitrated disputes, and offers particularly noted experience in the handling of property, probate and land-related cases.

Chambers & Partners: Greater China Region (2023)

### Chambers and Partners

Teresa is lauded for her "very sensible and reasonable advocacy" and for her "calm and measured" courtroom demeanour which ensures that "judges listen to her". She maintains a broad civil practice, embracing both litigated and arbitrated disputes, and is noted for her "stellar reputation" and her particular experience in the handling of property, probate and land-related cases.

Chambers and Partners: Greater China Region (2022)

### Chambers and Partners

Teresa Wu has been ranked as Recommended Junior Counsel for Hong Kong Estate & Probate Litigation by the Doyles Guide 2022.

Doyles Guide (2022)

### Doyles Guide

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## Expertise:

### Memberships and Appointments

- Lay Assessor, Medical Council of Hong Kong (until present)
- Hong Kong University, PCLL External Examiner - Professional Practice & Management (until present)
- The Chinese University of Hong Kong, External Course Assessor - Professional Practice (until present)
- City University of Hong Kong - PCLL External Academic Advisor - Professional Conduct and Practice Course (until present)
- Deputy Chairman of the Board of Review (Inland Revenue Ordinance, Cap 112) (until present)
- Adjudicator, Immigration Tribunal (until present)
- Member of the Barristers Disciplinary Tribunal Panel (until present)
- Code of Conduct (SCCOD) Committee, Hong Kong Bar Association (until present)
- Pupillage & Limited Practice (SCPupLP) Committee, Hong Kong Bar Association (until present)
- Legal Adviser, Private Columbaria Appeal Board (2018)
- Member, Board of Review (Inland Revenue Ordinance, Cap 112) (2015)
- Deputy District Judge (2014 and 2022)
- Legal Adviser, Fishermen Claims Appeal Board (2014)
- Legal Adviser, Travel Agents Registry, Tourism Commission (2013)
- Legal Adviser, EMSD Disciplinary Boards (2013)
- Legal Adviser, Licensing Appeals Board (2010)
- Legal Adviser, Nursing Council (2006)
- Part-time Tutor, University of Hong Kong (Legal Skills & Contract) (2002-2004)

### Selected Cases

#### Court of Final Appeal

Donora Company Ltd v The Incorporated Owners of Tsuen Kam Centre, FAMV 177/2023 [2023] HKCFA 21

China Gas Holdings Ltd v Li Xiao Yun & Another, FAMV 15/2016 (2016) 19 HKCFAR 522

Mok Charles Peter v Tam Wai Ho & Another, FAMV 41/2011

Mok Charles Peter v Tam Wai Ho & Another, FAMV 8/2010 (2010) 13 HKCFAR 762

Mok Charles Peter v Tam Wai Ho & Another, FAMV 3/2010

Mok Charles Peter v Tam Wai Ho & Another, FAMV 11/2010

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Lingrade Development Ltd v Secretary for the Environment, Transport and Works, FACV 4/2010 (2011) 14 HKCFAR 439

Nantong Angang Garments Co Ltd v Hellmann International Forwarders Ltd, FAMV 15/2006

Court of Appeal

Donora Co Ltd v The Incorporated Owners of Tsuen Kam Centre, CACV 345/2021 [2023] HKCA 457

Donora Co Ltd v The Incorporated Owners of Tsuen Kam Centre, CACV 345/2021 [2023] HKCA 33

Chow Lily v Chow Wai Wai Violet & Others, CAMP 202/2021 [2023] HKCA 167

Chow Lily v Chow Wai Wai Violet & Others, CAMP 202/2021 [2022] HKCA 1101

Top Faith Property Ltd v Wong Ben & Others, CACV 438/2021 [2022] HKCA 783

Chow Lily v Chow Wai Wai Violet & Others, CAMP 202/2021 [2022] HKCA 669; [2022] 2 HKLRD 1138

Xu Ying v Xu Weihong, CACV 421/2021 [2021] HKCA 1670

Xu Ying v Xu Weihong, CACV 421/2021 [2021] HKCA 1416

Worldwide Flight Services Holdings SA Royal Caribbean Cruises Ltd & Another v Kai Tak Cruise Plaza Ltd & Another, CACV 393/2018; [2019] 4 HKLRD 56

Ho Wai Ping v Ho Ka Man Carmen, CACV 17/2016 [2018] HKCA 31

Cheermark Investment Ltd v The Director of Lands, CACV 165/2016 [2018] HKLRD 79

Happy Enough Ltd v The Director of Lands, CACV 184/2016 [2018] HKLRD 79

Ho Wai Ping v Ho Ka Man Carmen, CACV 17/2016 [2017] 2 HKLRD 158

Li Xiao Yun & Another v China Gas Holdings Ltd, CACV 215/2013 [2015] 5 HKLRD 845

Kong Colin Chung Ping & Another v Kong Wing On & Others, CACV 69/2015

Kong Colin Chung Ping & Another v Kong Wing On & Others, CACV 72/2014

Longest Profit (HK) Ltd v Appeal Tribunal (Buildings), CACV 60/2013

Lo Shing Kin v SY Chin Mong Stephen, CACV 148/2012

Rich Village Ltd v Grand Pride Holdings Ltd & Another, CACV 224/2012 [2013] 1 HKLRD 389

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Chun Tat Paper Co Ltd v Wong IP Cheng & Another, CACV 31/2012; [2013] 1 HKLRD 571

Mok Charles Peter v Tam Wai Ho & Another, CACV 115/2009 [2011] 4 HKLRD 1

Mok Charles Peter v Tam Wai Ho & Another, CACV 115/2009 [2010] 1 HKLRD 261

Haifa International Finance Co Ltd v Concord Strategic Investments Ltd & Others, CACV 168/2008 [2009] 4 HKLRD 29

Sky Wide Development Ltd & Others v Building Authority, CACV 321/2008 [2011] 5 HKLRD 202

The Joint & Several Liquidators of Nardu Co Ltd (in liquidation) v Gu Lai Yun & Others, CACV 244/2007 [2008] 4 HKLRD 165

Heybridge Ltd & Others v Chan Sze Sze Gabrielle & Another, CACV 172/2007

Sham Chi Keung v Director of Lands, CACV 189/2006 [2007] 1 HKLRD 374

The Incorporated Owners of Mong Kok Commercial Centre v Wisdom Profit Ltd, CACV 342/2005

Nantong Angang Garments Co Ltd v Hellmann International Forwarders Ltd, CACV 64/2005

The Law Society of Hong Kong v A Solicitor, CACV 213/2003

#### Court of First Instance

Chan Wing Tong v The Incorporated Owners of Kam Chung Building (Jaffe Road) & Others, HCA 1581/2017 [2023] HKCFI 1434

Chow Lily v Chow Wai Wai Violet & Another, HCAP 22/2019 [2023] HKCFI 948

Building Authority v Appeal Tribunal (Buildings), HCAL 856/2021 [2022] HKCFI 3054

Chow Lily v Chow Wai Wai Violet & Others, HCAP 22/2019 [2021] HKCFI 1274

Au Lick Hang Ledwin & Another v Au Suk Han & Another, HCMP 250/2019 [2021] HKCFI 21

Xu Yiing v Xu Weihong, HCA 2650/2017 [2020] HKCFI 2826

Xu Ying v Xu Weihong, HCA 2650/2017 [2020] HKCFI 1955

Chow Lily v Chow Wai Wai Violet & Others, HCAP 22/2019 [2020] HKCFI 1792

DP Properties Ltd v E Cube Club (Tsuen Wan) Ltd (formerly known as Play House (Tsuen Wan) Ltd) & Another, HCA 2003/2017 [2020] HKCFI 1252

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Ah Pin Say Nai v Tam Mee Ling also known as Mee Ling Tam, the administratrix of the estate of Kwok Leung Lam also known as Kwok Leung Lam also known as Lam Kwok Leung, Deceased, HCMP 1240/2017 [2019] HKCFI 2856

Lau Wai Kuen Kenneth, Executor of the Estate of Lau Wan Hei, deceased v The Secretary for Justice for and on behalf of the Director of Lands & Others, HCMP 1925/2017 [2019] HKCFI 2310

China Medical Technologies Inc (in liquidation) & Others v Wu Xiaodong & Others, HCA 3391/2016 [2019] HKCFI 1488

Asia Pacific Infrastructure Investment Fund LP v Keyway Holdings Ltd, HCA 689/2018 [2018] HKCFI 2228

Worldwide Flight Services Holdings SA Royal Caribbean Cruises Ltd & Another v Kai Tak Cruise Plaza Ltd & Another, HCA 1157/2016 [2018] HKCFI 1639

Koo Ming Kown v Rev Mr Mok Kong Ting (President of the Baptist Convention of Hong Kong) & Others, HCA 2337/2016 [2018] HKCFI 967

Celebrity Special Situations Fund I LP (formerly known as Donglin Special Situations Fund I LP) v China Linkage International Ltd, HCCW 120/2017 [2018] HKCFI 63

Chung Shui Mui v Town Planning Board, HCAI 231/2015

Kong Colin Chung Ping (also known as Colin Chung Ping Kong) & Another v Kong Wing ON defending by his guardian ad litem Moy Nui Ching & Others, HCMP 2045/2012

Chan Yu Hong v Chan Kam Hong & Others, HCMP 888/2013

Building Authority v Appeal Tribunal (Buildings), HCAL 124/2016 [2017] 3 HKLRD 818

Lam Man Lau & Another v Secretary for Justice, HCMP 2521/2016

Arjowiggins HKK2 Ltd v X Co, HCCT 53/2015

Leung Hon Wai v Secretary for Home Affairs, HCAL 103/2015

Lei Wan Chang, sole executrix of the estate of Lei Zi Qing, deceased v Yuen Hon Yuen, HCA 1895/2011

Ho Wai Ping v Ho Ka Man Carmen, HCAP 16/2009 [2016] 1 HKLRD 757

Keymain International Ltd v Chan Yin Fong & Others, HCA 2618/2014

Lam Chi Ying v To Pik Ha, HCA 1930/2013

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To Pik Ha v Lui Wai Fong & Others, HCMP 557/2013

Shoichiro Satake v Fu Chu, Yun Chung Joan, HCAP 2/2015

Kong Colin Chung Ping & Another v Kong Wing On & Others, HCMP 2045/2012

Chan Kam Chuen & Others v Director of Lands & Others, HCAL 145/2014

United Asia Finance Ltd v Yiu Tsz Ngar, HCA 774/2014 [2015] 2 HKLRD 189

Jade's Realm Ltd v Director of Lands for and on behalf of The Hong Kong Government, HCA 1509/2012

Leung Chung Ching Edwin & Another v The Estate of Leung On Mei Amy, deceased, HCMP 2033/2012

Willwin Development (Asia) Co Ltd v Wei Xing & Others, HCMP 3256/2013

Willwin Development (Asia) Co Ltd v Wei Xing & Others, HCA 797/2012

Wei Wen v Wei Xing & Another, HCMP 2076/2012

Re China Gold Development Group (HK) Ltd, HCMP 1793/2013

Ronald Wilson, Li Do Wai & Tang So Ha & Others v Appeal Tribunal (Buildings), HCAL 165/2012 [2013] 5 HKLRD 158

Li Xiao Yun & Another v China Gas Holdings Ltd, HCCL 18/2011

Re Premier Distributors (HK) Ltd, HCCW 35/2012

Secretary for Justice v Chung Kam Ho, HCA 1643-1645/2002 HCA 2953/2002 [2013] 5 HKLRD 203

Re Fortress Commodities Ltd, HCCW 311/2012

Wang Mei Na v Tang Mu Lien alias Julie Tang & Others, HCMP 751/2011

Granton Natrual Resources Co Ltd v Armco Metals International Ltd, HCCT 5/2012

Rich Village Ltd v Grand Pride Holdings Ltd, HCA 867/2012 [2012] 5 HKLRD 124

Woo Tze Man v Water Supplies Department & Others, HCAL 67/2011

American International Assurance Co (Bermuda) Ltd v Cheung Sin Man, HCA 1556/2011

Wang Mei Na v Tang Mu Lien & Others, HCA 421/2010

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Re Sumiden Wire Products Hong Kong Co Ltd, HCMP 187/2010

Garwin Enterprises Ltd & Another v Ho Kai Cheung & Another, HCA 2145/2006

Hypermax Ltd v Garwin Enterprises Ltd & Others, HCA 2148/2006

Sun Lee Kyoung Sil v Jai Weili, HCA 1768/2009 [2010] 2 HKLRD 30

Woomera Co Ltd v Commissioner for Transport, HCAI 146/2008

Mok Charles Peter v Tam Wai Ho & Another, HCAL 141/2008

Re Tam Wai Ho, HCMP 202/2009

Sky Wide Development Ltd & Others v Building Authority, HCAL 116/2008

Wharf Ltd & Others v Lau Yeung How & Ohters, HCA 1535/2008

Yeung Yu Chung & Another v Base Keen Investments Ltd & Others, HCMP 1155/2008

Haifa International Finance Co Ltd v Concord Strategic Investments Ltd & Others, HCA 2308/2006

Cho Man Kit v Braodcasting Authority, HCAI 69/2007

Tai Yip Dyeing Factory Ltd (in liquidation) v Kong Hoi Sang, HCA 2917/2004

Heybridge Ltd & Others v Chan Sze Sze Gabrielle & Another, HCA 9563/2000

Sunil Khemaney & Another v Vijay Khemaney, HCAP 4/2005

Cheung Kam Mun v Cheung Kam Wai, HCMP 1241/2005

Re Beckon B Co Ltd, HCCW 188/2005

Wong Chong Kwai Yin v Tang Lan Fong & Another, HCA 939/2005

Re Shanxi Central Pharmaceutical International Ltd, HCCW 1003/2004

Rexodan International Ltd v Gariloy Enterprises Ltd, HCA 442/2004

Linfield Ltd v Taoho Design Architects Ltd & Others, HCCT 68/2001

Re APP (HK) Ltd, HCMP 2420/2004

Ambang Jaya SDN BHD & Another v Zhu Feng Chang & Others, HCA 1631/2004



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Lo Ki Chung v Hong Kong Nam Hoi (Sha Tau District) Association Ltd, HCA 39/2003

Re APP (Hong Kong) Ltd, HCCW 1130/2003 [2005] 1 HKLRD 272

Heybridge Ltd & Others v Chan Sze Sze Gabrielle & Another, HCA 9563/2000

ITW Asia (PTE) Ltd v Technofix Ltd, HCA 2742/2003

Peace Town Finance Ltd v Cheung Ching Ying Maggie, HCA 889/2002

Lai Wai Pang v Kwong Li Shuk Han, HCAP 13/2000

Re Interact Contracting Co Ltd, HCCW 1182/2002

Hao Xiao Ying & Another v Huang Kwang Min & Others, HCMP 5905/2001 [2003] 2 HKLRD 915

Re Veda Strategists Co Ltd, HCCW 1313/2001

#### District Court

Lam Man Lau & Another v Secretary for Justice, DCCJ 1682/2012

Chun Tat Paper Co Ltd v Wong Ip Cheng & Another, DCCJ 201/2011

For Tat Electronic Engineering v Hong KONG Broadband Network, DCCJ 119/2003

Woo Tak Yan v Lam Sik Chuen, DCCJ 5381/2009

Suen Lan Ang v Leung Ming Fai, DCCJ 1602/2010

Luk Ka Ming t/a Tin Muk Engineering Co Ltd v YKK AP Hong Kong Ltd, DCCJ 3516/2004

Yeung Suet Wah v Chui Man Wai, DCCJ 5642/2005

Hip Hing Hong Trading Co Ltd v Ming Fung (HK) Garment Trading Ltd, DCCJ 586/2003

Long Ford Garment Ltd v JAS Forwarding (Hong Kong) Ltd, DCCJ 4503/2002

TOHO Ltd v Ng Sik Yu, DCCJ 3463/2003

#### Lands Tribunal/Appeal Tribunals

Donora Co Ltd v The Incorporated Owners of Tsuen Kam Centre, LDBM 176/2018 [2021] HKLdT 49

Happy Enough Ltd v Director of Lands, LDLR 5/2012

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Tsan Luk Yuk Yin v The Secretary for the Environment, Transport and Works, LDMR3/2005 [2008] 2 HKLRD 33

Bright Dragon Properties Ltd v Director of Lands, LDLR 3/2007

Au-Yeung Ping Ki t/a Clear Optical v The Director of Lands, LDLR 2/2010

Data Key Ltd v Director of Lands, LDLR 6/2009

Fung Hing & Another v Director of Lands, LDLR 3/2006

Leung Chuk Yau v Director of Lands, LDLR 4/2006

Sham Chi Keung v Director of Lands, LDLR 3/2005

## **Publications, Lectures and Talks**

- Teresa Wu was a contributing author to the Chapter on Landlord & Tenant for Bullen & Leak & Jacob's Precedents of Pleadings 2020 (Sweet & Maxwell) (with Mr. Martin Lau as a co-author)
- Land Resumption and Land Claims by way of Case Studies (May 2015)
- Updates on the Law Relating to Buildings and Town Planning in Hong Kong (September 2015) (with Miss Jacqueline Law as co-speaker)
- The Legal Aspect of Approval and Disapproval of Building Plans (October 2016) (with Mr Justin Lam & Miss Jacqueline Law as co-speakers)
- Contributor to Company Law in Hong Kong - Insolvency (Sweet & Maxwell (Asia))
- Teresa Wu co-authored the Education Ordinance (Cap. 279) as part of LexisNexis' Annotated Ordinances of Hong Kong with Ms. Carol Li from Denis Chang's Chambers
- Teresa Wu co-authored LexisNexis' Atkin's Court Forms Hong Kong on Civil Court Appeals (Issue 75) with Ms. Carol Li from Denis Chang's Chambers