

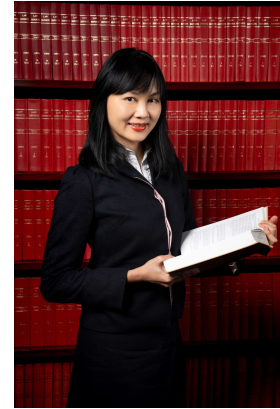
# Shannon Leung

梁家欣大律師

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## RW Chambers

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Call: 2005 (HK)

## Practice Profile

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Shannon has been a civil and criminal practitioner for 18 years. She was the legal representative of SC Storage in the death inquests of SStnO Cheung and SFn Hui with regards to the Amoycan Industrial Centre fire in 2016. Besides frequently prosecuting cases at criminal trials, she also represents the defendants from time to time. She specializes in arbitration, company law, commercial litigation, land and property, agency, employment law, regulatory litigation, personal injuries, family law, banking and finance. Shannon has been mediating numerous cases since 2012. Shannon has served as coaches teaching mediation courses by HKU, HKUSPACE, Baptist University of Hong Kong, Associacao dos Advogados de Macau etc. Proficient in Chinese, she has recently passed the Greater Bay Area legal exam pending accreditation.

## Education

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LLM U Lon (Commercial Law): 2004

## Qualifications

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Barrister-At-Law: 2005 (HK)  
HKIAC & HKMAAL Accredited Mediator: 2012  
HKIAC & HKMAAL Accredited Family Mediator: 2017  
Deputy Adjudicator of Small Claims Tribunal: 2016 & 2017  
Greater Bay China Lawyer: 2023

## Selected Cases

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- **Administrative law and Public Law**

*Alam & others v SJ* DCCJ 1434/2015, DCCJ 1536/2015, DCCJ 1539/2015, DCCJ 1545/2015, DCCJ 1552/2015, DCCJ 1409/2015, DCCJ 1421/2015, DCCJ 1569/2015, DCCJ 1586/2015, DCCJ 1650/2015, DCCJ 3391/2015, DCCJ 1579/2015, DCCJ 2474/2015, DCCJ 2475/2015 & DCCJ 2508/2015 – non-refoulement claim – judicial review – taxation of costs

*Mohammed Quammaluddin Ahmed v Secretary for Justice sued for and on behalf of Director of Immigration* DCCJ 337/2015 – non-refoulement claim – judicial review

*Re Majid Rasheed Butt* HCAL 257/2015 – non-refoulement claim – judicial review

- **Company and Insolvency**

- i. **Death inquest**

- SSStnO CHEUNG Thomas (deceased) & SFn HUI Samuel (deceased) CCDI 333 & 334/2016 – death inquests – cause of deaths of firefighters in Amoycan Industrial Centre Fire in 2016

- ii. **Arbitration**

- Shenzhen County Shenchao Technology Investment Company Limited v Century Jingyuan Technology Company Limited & Gunter Gao* [2020] HKCFI 674; HCCT 38/2019, unreported, Hon Anthony Chan J, date of judgment: 7 May 2020 – enforcing foreign arbitral award – statutory interpretation.

- Alpha & Leader Associates Limited v Victory Mega Trading Limited* [2021] HKCFI 461 – interlocutory injunction pending arbitration proceedings – knowing receipt of trust property by defendant

- iii. **Shipping**

- “The M.V. Liberty Container”* [2007] 1 HKLRD 507 & [2007] 3 HKC 332 (Court of Appeal) & [2006] 2 HKLRD 424 (Court of Final Appeal) – successfully applying for costs against intervener funding party

- iv. **Employment**

- Pure International (HK) Limited v Lo Yan Chak Kenneth* HCA 975/2013, unreported, Deputy High Court Judge Seagrott, date of judgment: 12 July 2013 – successfully applying for a restraint of trade injunction

- Midland Business Management Ltd and others v Lo Man Kui* [2011] 1 HKLRD 470 – successfully opposing a restraint of trade injunction

- Midland Business Investment v Tse Kai Wing Alex* DCCJ 6121/2005, unreported, date of judgment: 14 March 2006 – successfully opposing a restraint of trade injunction

- Centaline Property Agency Limited v Hong Kong Property and others* DCCJ 4937/2005, unreported, date of judgment: 12 December 2005 – successfully applying for Anton Pillar injunction

- Lilas Aroma Ltd. v Chan Ka Yan & anor* DCCJ 3868/2012, unreported, date of judgment: 31 January 2013 – successfully opposing a restraint of trade injunction

*So Sau Yee v Chung Wai Pun DCCJ 1859/2010*, unreported, Deputy District Judge Tracy Chan, date of judgment: 10 December 2012 – successfully suing for water seepage

- **Contractual Disputes**

- i. **Employment**

*Easy Property Agency Limited v So Lai Wah and others* CACV 121/2011, unreported, date of judgment: 18 October 2011 – successfully claiming ex-employees for breach of confidence and restraining them from further breaches

*Easy Property Agency Limited v So Lai Wah and others* HCA 1024/2008, unreported, Deputy High Court Judge Au Yeung, date of judgment: 16 June 2011 – successfully suing ex-employees for breach of confidence, fidelity and fiduciary duty

*Sun Hing Cheong Textile Limited v Chan Wai Ming and others* [2018] HKCFI 765 – 4 employment – breach of fiduciary duty and fidelity – breach of confidence – passing off – adjournment of trial date on the interest of justice

- ii. **Agency**

*Centaline Property Agency Limited v Chung Hing To and anor* HCA 1046/2011, unreported, Deputy High Court Judge Wilson Chan, date of judgment: 10 April 2014 – successfully recovering agency commission

*Centaline Property Agency Limited v Phoneyork Co. Ltd. and Chesson International (Holdings) Limited* HCA 2192/2007, unreported, Recorder Rimsky Yuen S.C., date of judgment: 28 May 2012 – recovering unpaid commission in an aborted sale and purchase of land

*Ricacorp Property Agency Limited v Golden Cosmos Corporation Limited and anor* HCA 2339/2012, unreported, Suffiad J, date of judgment: 20 May 2015 – successfully claiming agency commission

*Fortune Asset Development Limited and others v De Monsa Investments Limited* HCA 2723/2008, HCA 167/2009 & 1004/2009, unreported, Reyes J, date of judgment: 17 November 2010 – recovering unpaid commission in an aborted sale and purchase of land

*Centaline Property Agency Limited v Zhong Sheng Hong* DCCJ 2161/2012, unreported, 5 Deputy District Judge Dick Ho, date of judgment: 3 October 2014 – successfully recovering agency commission

*Centaline Property Agency Ltd v Cyberspeed Technology Co Ltd* [2007] 4 HKLRD 745 – successfully recovering agency commission

- iii. **Banking & Finance**

*Shun On Finance v Lau Lee Sung* [2018] HKCFI 1441 – licensed moneylender – fraud – collusion with agents

*New Century Credit Services Ltd v Lau Lai Pui* [2018] HKDC 504 – licensed moneylender – property held in trust

*M Success Finance Ltd v Lam Tsui Pik Nowel* [2019] HKCFI 1746 – licensed moneylender – fraud – collusion with agents

- **Equity & Trust**

*T'ong Tsing Wan Kun, the Managers v To Kin Wah and others* CACV 107/2012 & CACV 108/2012, unreported, date of judgment: 16 December 2008 – appealing against Judge's refusal to allow amendments on Statement of Claim and pre-emptive order

*To Kin Wah and others v T'ong Tsing Wan Kun, the Managers* CACV 107/2012 & CACV 108/2012, unreported, date of judgment: 3 November 2008 – applying for security for costs

*T'ong Tsing Wan Kun, the Managers v To Kin Wah and others* CACV 68/2006, unreported, date of judgment: 7 March 2007 – appealing against order for payment out of the trust funds

*Tuen Mun District Office and T'ong Tsing Wan Kun, the Managers v To Kin Wah* FAMV 9/2006, unreported, date of judgment: 20 October 2006 – successfully opposing leave to appeal to Court of Final Appeal in a judicial review case challenging whether the managers of a t'ong were fit and proper

- **Family Law**

*WSY v IT* FCMC 10465/2006, unreported, H. H. Judge Bruno Chan date of hearing: 14 March 2008 – successfully applying for maintenance pending suit in a multi-million matrimonial dispute

*CKW v LL* FCMP 117/2021 – illegitimate child of deceased – reasonable financial provision to be made out of estate of deceased

*MKS v CAL* FCMC 11109/2020 – children – variation of order – custody, care and control – access of children

- **Land & Property**

- i. **Land**

*Multi-Star Investment (Group) Limited v De Monsa Investments Limited* CACV 270/2010, CACV 271/2010 & CACV 272/2010 unreported, date of judgment: 15 February 2012 – successfully claiming agency commission in an aborted sale and purchase of land

*Choy Son Fai and others v Yeung Miu Kwan Brenda* DCMP 1972/2013, unreported, Registrar Lui, date of judgment: 28 January 2015 – successfully recovering initial deposit in an aborted sale and purchase of land transaction as the vendor has failed to answer requisition

*Bright Gold Ltd. v Mega Well Development Ltd.* [2019] HKCFI 54 – sale and purchase of property – dispute over what portion of roof belonging to the property sold – misrepresentation – ratification

**ii. Construction**

*Technicom Interiors Design Engineering Limited v Tse Yuet Yi and anor* DCCJ 5965/2008, unreported, Deputy District Judge Roy Yu, date of judgment: 2 November 2010 – successfully recovering outstanding decoration and renovation fee

• **Probate**

In the matter of the estate of *Lo Wai* – advising on the matters and arrangements under Intestates' Estate Ordinance

*Yeung Chung Chak v Fu Man* HCA 2240/2018 – applying for joinder as plaintiffs and claiming beneficiary interest in the properties of the estate

In the matter of the estate of *Chan Kwok Kam* HCCA 5624/ 2020 – seeking the determination of the Court on the matters regarding the estate

In the matter of the estate of *Pang Hak Ying* – advising on the matters and arrangements under Intestates' Estate Ordinance

*Yeung Kam Kuen & others v Liou Je Iang & anor* HCMP 1609/ 2011, unreported, date of judgment: 12 September 2017 – applying for grant of probate

• **Tort & Personal Injuries**

**i. Media**

*Centa-City Index Co Ltd and anor v Hong Kong Economic Journal* CACV 232/2014, unreported, date of judgment: 24 November 2015 – suing Hong Kong Economic Journal for defamation.

**ii. Employment**

*Ricacorp Property Limited v Chan Kai Ming* CACV 117/2012 & CACV 118/2012, unreported, date of judgment: 12 May 2014 – successfully opposing appeal on defamation and personal injuries claims

*Ricacorp Property Agency Limited v Chan Kai Ming* HCA 1441/2008 & HCPI 70/2009, unreported, Recorder Rimsky Yuen S.C., date of judgment: 8 May 2012 – successfully opposing ex-employee's claim for defamation and damages for personal injuries

**Languages**

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English, Putonghua & Cantonese