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**PERTUBUHAN AKITEK MALAYSIA  
MALAYSIAN INSTITUTE OF ARCHITECTS**

**UNIFORM BUILDING (AMENDMENT)  
BY- LAWS 2021**

# **PAM Practice Notes**

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## NOTES TO MEMBERS

### ***The Uniform Building By-Laws (UBBL)***

The Uniform Building (Amendment) By-Laws 2021 were recently gazetted by the *Federal Government* on 31 December 2021. Members are reminded that the Uniform Building By-Laws 1984 (UBBL) were first gazetted on 12 September 1985. The UBBL has since gone through several amendments with the above-mentioned 2021 amendment being currently the latest amendment. Members can obtain a copy of this latest amendment from KPKT's website.

Although the latest UBBL Amendment has been gazetted, it must be noted that in accordance with Section 133 of the Street, Drainage and Building Act (Act 133), the "State Authority" is empowered to make and issue Building by-Laws; i.e. the respective States and Federal Territories (with the exception of Sabah and Sarawak) are still required to gazette these By-Laws before they can be implemented by the various Local Authorities under their control.

Based on the implementation of previous amendments, it must be further noted that not all states follow the amendments to the federally gazetted UBBL in its entirety. A state may choose the sections that they deem will benefit the state and discard those that they feel are not required.

However, federal agencies may be bound to follow the latest, federally gazetted UBBL.

As such, we remind members to ensure that they are aware of these latest amendments and advise that they should also check with the Local Authorities and relevant, federal agencies on the version of the UBBL which is being employed by these bodies before they embark on any design work or preparation of submission plans.

As a guide, members may refer to KPKT's website on the Amendment of UBBL according to the state authorities which are available at the following link:

<https://jkt.kpkt.gov.my/en/pindaan-undang-undang-kecil-bangunan-seragam-1984-ukbs-1984-yang-di-warta-mengikut-pihak-berkuasa>

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