

**For information**

**LEGISLATIVE COUNCIL  
PANEL ON PLANNING, LANDS AND WORKS**

**Remaining Engineering Infrastructure Works  
for Pak Shek Kok Development**

**PURPOSE**

This paper briefs Members on the proposed engineering infrastructure works at Pak Shek Kok and Ma Liu Shui to serve the various planned developments in the Pak Shek Kok Development Area.

**BACKGROUND**

2. The Pak Shek Kok Development Area (of 118 hectares) is located between Shatin and Tai Po, to the immediate north of the Chinese University of Hong Kong. The major proposed land uses in Pak Shek Kok include the Science Park, private residential developments, recreation areas, the Hong Kong Institute of Education Sports Centre, expansion of tertiary education facilities and open spaces.

3. In order to cope with the phased development programme of the Pak Shek Kok Development Area, the engineering infrastructure works are divided into two parts, namely the "Advance Engineering Infrastructure Works for Pak Shek Kok Development" (the Advance Works) and the "Remaining Engineering Infrastructure Works for Pak Shek Kok Development" (the Remaining Works). The Advance Works, which will provide access and supporting infrastructure for the commissioning of Science Park (Phase 1), have commenced in October 1999 and will be completed in early 2002.

4. After completion of the Advance Works, the Remaining Works will be implemented to provide the remaining engineering infrastructure.

## **PROJECT SCOPE AND NATURE**

5. The scope of the Remaining Works project comprises:-

### **658CL – Stage 1**

**Works at Pak Shek Kok** (Site and sections plans are at Enclosures 1 and 3)

- (a) a 2-kilometre dual 2-lane distributor Road D1 including a 40-metre (m) vehicular/pedestrian/cyclist bridge (D1 Bridge);
- (b) local roads including Roads L1, L2, L4 (part), and L5 (part), and an extension to an existing pedestrian subway underneath Tolo Highway;
- (c) a public transport interchange;
- (d) associated footpath, cycle tracks, roadside amenities and landscaping works;
- (e) associated drainage works including a 350-m box culvert;
- (f) sewers and rising main along the proposed road network, two sewage pumping stations and ancillary works;
- (g) 420-m noise barriers (5m high);

**Works at Ma Liu Shui** (Site and sections plans are at Enclosures 2 and 3)

- (h) reclamation at Ma Liu Shui to provide 3.5 hectares of land for the remaining works of the Southern Access and the expansion of Ma Liu Shui Interchange;
- (i) 550-m seawall, three public landing steps and ancillary facilities at the Ma Liu Shui reclamation;
- (j) a 0.3-kilometre dual 2-lane distributor Road D1 including a 150-m vehicular bridge;
- (k) local roads including Road SL3, a 40-m pedestrian subway, a loading /unloading area and a car park;

- (l) associated footpath, cycle tracks, roadside amenities and landscaping works;
- (m) associated drainage works including a 100-m box culvert;

## **658CL – Stage 2**

### **Works at Pak Shek Kok** (coloured blue on the site plan at Enclosure 1)

- (n) a 400-m long Road L7 vehicular bridge with cycle track and footpath across Tolo Highway and Kowloon Canton Railway;
- (o) about 400 m of Yau King Lane Extension;
- (p) about 1.0 kilometre of local roads including Roads L3, L4 (part), L5 (part) and L7;
- (q) taxi/public light bus lay-bys, car parks and a loading/unloading area;
- (r) public landing steps and a fire tug pier at the Pak Shek Kok reclamation;
- (s) about 2.5 kilometres waterfront promenade with ancillary facilities and the remaining part of the 6-m wide waterfront cycle track;
- (t) realignment of a 350-m section of existing Yau King Lane; and
- (u) associated drainage, sewerage, landscaping works, slope works and environmental mitigation measures including about 240m long and 2.5m high noise barriers.

## **JUSTIFICATION**

6. The Remaining Works will provide the necessary supporting infrastructure to serve various planned developments at Pak Shek Kok including the Science Park (Phases 2 and 3), housing development, recreation

and tertiary education facilities, as well as government, institution or community (G/IC) facilities.

7. The Science Park (Phases 2 and 3) are scheduled for occupation starting in late 2004 and early 2007 respectively. The private housing sites located in the northern part of the Area will provide about 3 800 flats to accommodate 10 600 persons upon full development. The Government schedules to dispose these housing sites from 2003 to 2006 upon completion of the supporting engineering infrastructure works.

8. To ensure timely provision of engineering infrastructure for the planned developments, we need to commence the construction of road network, drainage and sewerage systems at Pak Shek Kok, and the proposed reclamation at Ma Liu Shui in May 2002.

## **PUBLIC CONSULTATION**

9. We consulted the Development and Housing Committee of Sha Tin District Council on 31 October 2000, and the Tai Po District Council on 7 November 2000. Members of both Councils supported the proposed works.

10. For Stage 1 works, we gazetted the proposed Roads D1, L1, L2 and L5 (Part) at Pak Shek Kok and Roads D1 and SL3 at Ma Liu Shui under the Roads (Works, Use and Compensation) Ordinance (RO) on 16 February 2001 and received no objection. The gazetted scheme also included reclamation of foreshore and sea-bed at Sha Tin Hoi to provide land for the proposed roadworks at Ma Liu Shui. The Secretary for Transport authorised the above roadworks on 18 May 2001.

11. We gazetted the proposed sewage pumping stations, gravity sewers and rising mains at Pak Shek Kok under the RO as applied by Water Pollution Control (Sewerage) Regulation (WPCR) on 16 February 2001 and received no objection. The Director of Environmental Protection authorised the proposed sewerage works on 18 May 2001.

12. For Stage 2 works, we gazetted the remaining roadworks, gravity sewers and public landing steps and fire tug pier under the RO, WPCR and Foreshore and Sea-bed (Reclamations) Ordinance respectively on 26 October 2001.

## **ENVIRONMENTAL IMPLICATIONS**

13. We completed an Environmental Impact Assessment (EIA) in 1998 to assess the environmental impacts of the construction and operation of the entire project. On 6 July 1998, the Advisory Council on the Environment (ACE) endorsed the findings and recommendations of the EIA report. The EIA concluded that the environmental impacts of the project could be controlled by the implementation of mitigation measures recommended in the EIA report. The key concern of the Remaining Works is the traffic noise impacts due to the operation of the distributor Road D1. To mitigate the traffic noise impacts, direct mitigation measure in the form of noise barriers and indirect measure in the form of building setback, building design and orientation and acoustic insulation will be provided. For short-term impacts during construction, we will control noise, dust and site run-off in compliance with the established standards/ guidelines through the implementation of appropriate mitigation measures in the works contracts.

## **LAND ACQUISITION**

14. The proposed Stage 1 works do not require any land acquisition. For Stage 2 works, we will resume about 0.9 hectare of agricultural land without any building structure. The land resumption will not affect any households.

## **WAY FORWARD**

15. We plan to seek the Public Works Sub-Committee's endorsement for upgrading Stage 1 of this project (at a cost of about \$540 million) to Category A in November 2001. We also plan to upgrade Stage 2 of this project (at a cost of about \$310 million) to Category A in December 2002.

16. We would be pleased to brief Members on the details of the projects if necessary.

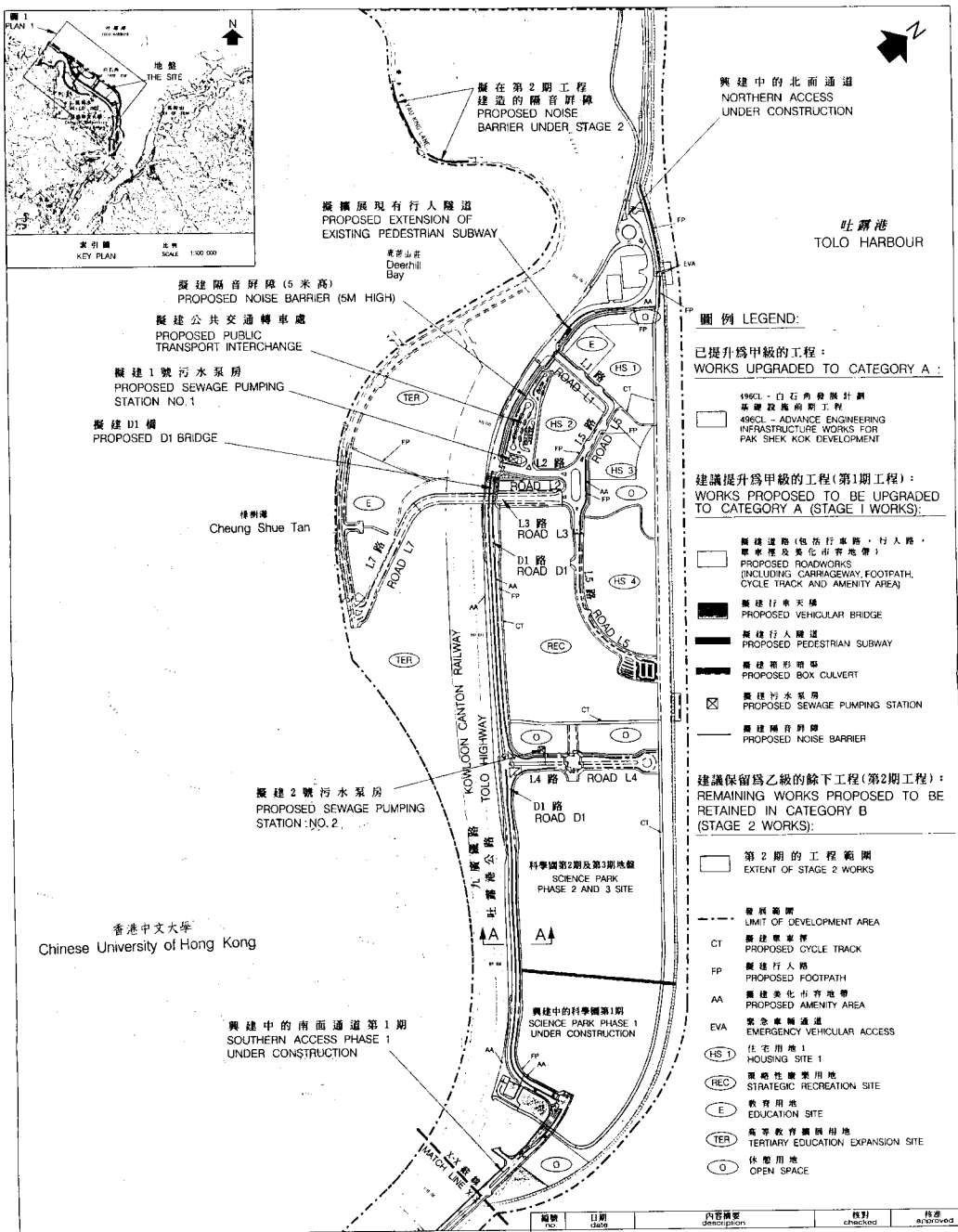
## **ATTACHMENT**

Enclosure 1 – Plan No. NTN 2107

Enclosure 2 – Plan No. NTN 2108

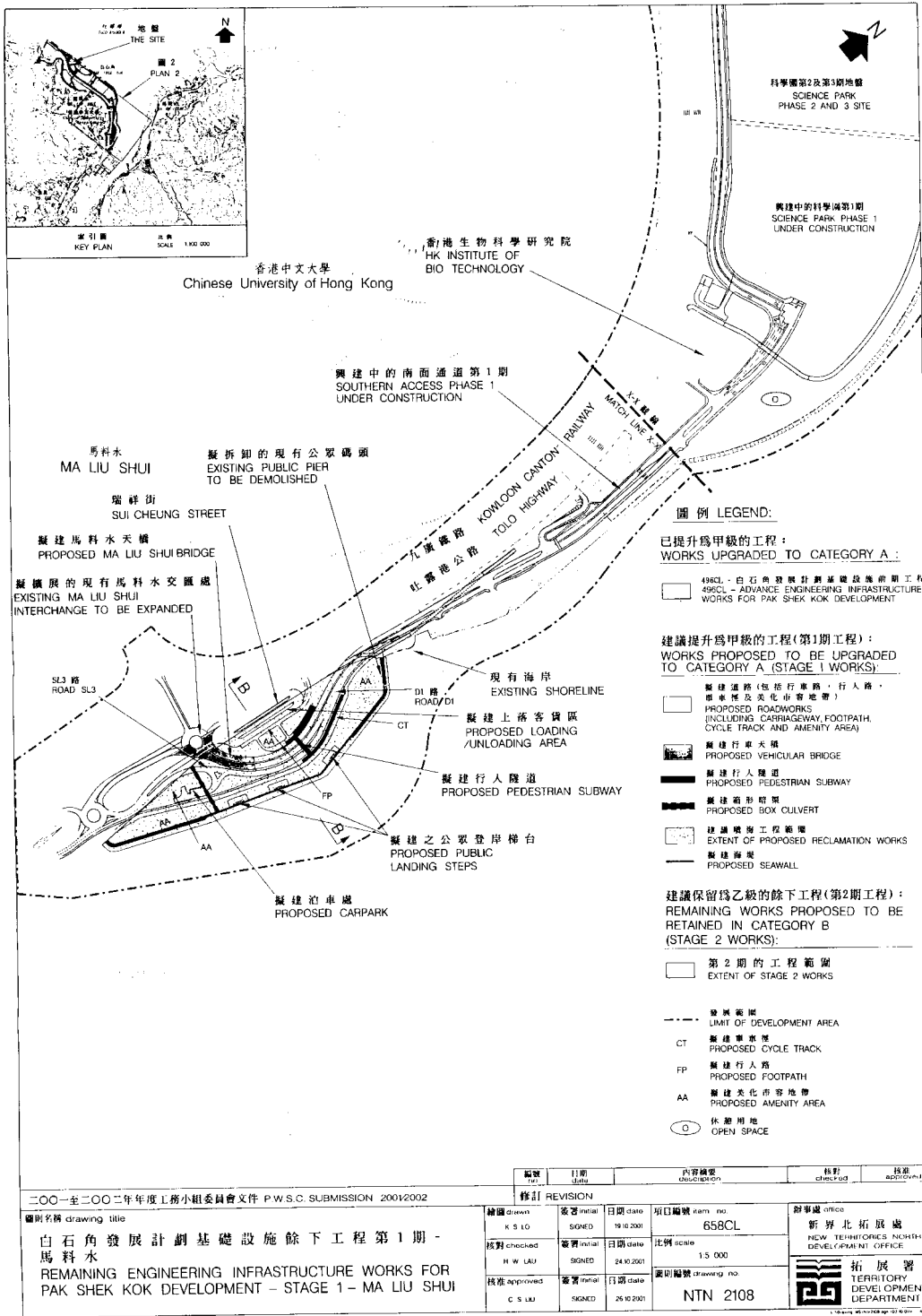
Enclosure 3 – Plan No. NTN 2109

**Territory Development Department  
October 2001**



二〇〇一至二〇〇二年度工務小組委員會文件 P.W.S.C. SUBMISSION 2001/2002		項目編號 dem. no.		辦事處 office	
圖則名稱 drawing title		項目編號 dem. no.		辦事處 office	
白石角發展計劃基礎設施餘下工程第1期 - 白石角		658CL		新界北拓展處 NEW TERRITORIES NORTH DEVELOPMENT OFFICE	
REMAINING ENGINEERING INFRASTRUCTURE WORKS FOR PAK SHEK KOK DEVELOPMENT - STAGE 1 - PAK SHEK KOK		比例 scale		拓展署 TERRITORY DEVELOPMENT DEPARTMENT	
		圖則編號 drawing no.			
		NTN 2107			

附件 1 ENCLOSURE 1



二〇〇一至二〇〇二年度工務小組委員會文件 P.W.S.C. SUBMISSION 2001/2002		編號 (No.)		日期 (Date)		內容摘要 (Description)		核對 (Checked)		核備 (Approved)	
圖則名稱 (Drawing Title)		繪圖 (Drawn)		簽署 (Signed)		日期 (Date)		項目編號 (Item No.)		辦事處 (Office)	
白石角發展計劃基礎設施餘下工程第1期 - 馬料水		K S LO		SIGNED		19/10/2001		658CL		新界北拓發展處	
REMAINING ENGINEERING INFRASTRUCTURE WORKS FOR PAK SHEK KOK DEVELOPMENT - STAGE 1 - MA LIU SHUI		核對 (Checked)		簽署 (Signed)		日期 (Date)		比例 (Scale)		新界北拓發展處	
		H W LAU		SIGNED		24/10/2001		1:5 000		新界北拓發展處	
		核備 (Approved)		簽署 (Signed)		日期 (Date)		圖則編號 (Drawing No.)		地政發展部	
		C S LIU		SIGNED		26/10/2001		NTN 2108		地政發展部	

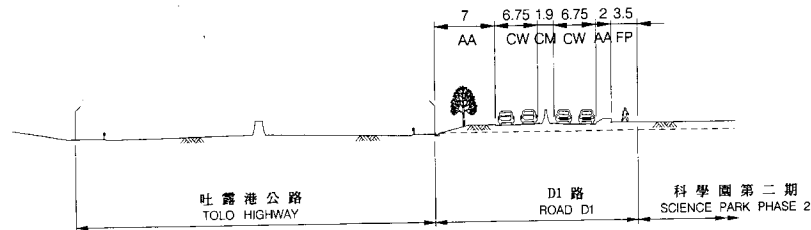
附件 2 ENCLOSURE 2

註釋 NOTES:

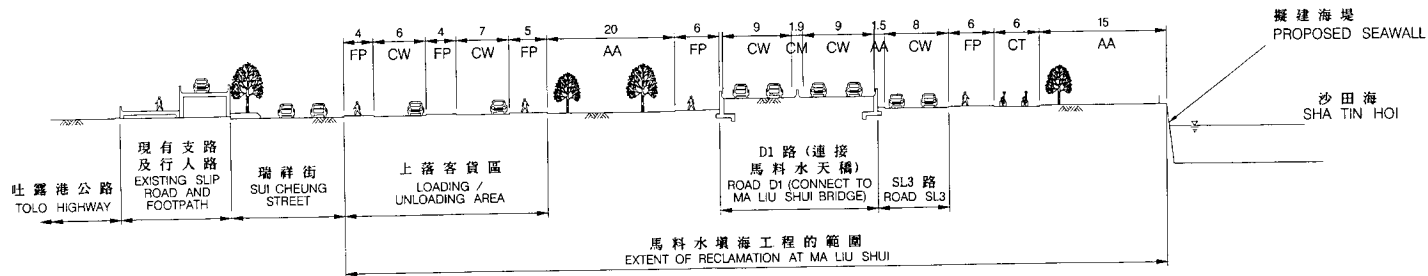
- 全部以米為度量單位  
ALL DIMENSIONS ARE IN METRES
- 所示闊度在其他位置會改變  
INDICATED WIDTHS MAY VARY AT OTHER LOCATIONS

圖例 LEGEND:

- CW 行車道  
CARRIAGEWAY
- CM 中央分隔帶  
CENTRAL MEDIAN
- FP 行人路  
FOOTPATH
- CT 單車徑  
CYCLE TRACK
- AA 美化市容地帶  
AMENITY AREA



截面圖 A-A  
橫切 D1 路  
SECTION A-A  
ACROSS ROAD D1



截面圖 B-B  
橫切馬料水填海區  
SECTION B-B  
ACROSS MA LIU SHUI RECLAMATION AREA

編號 no.	日期 date	內容摘要 description	核對 checked	核准 approved
修訂 REVISION				

二〇〇一至二〇〇二年度工務小組委員會文件 P.W.S.C. SUBMISSION 2001/2002

圖則名稱 drawing title

白石角發展計劃基礎設施餘下工程 - 截面圖  
REMAINING ENGINEERING INFRASTRUCTURE WORKS FOR PAK SHEK KOK DEVELOPMENT -  
TYPICAL SECTIONS

繪圖 drawn K S LO	簽署 initial SIGNED	日期 date 19.10.2001	項目編號 item no. 658CL	辦事處 office 新界北拓展處 NEW TERRITORIES NORTH DEVELOPMENT OFFICE
核對 checked H W LAU	簽署 initial SIGNED	日期 date 24.10.2001	比例 scale 1:500	
核准 approved C S LIU	簽署 initial SIGNED	日期 date 26.10.2001	圖則編號 drawing no. NTN 2109	拓展署 TERRITORY DEVELOPMENT DEPARTMENT

