

Panel on Planning, Lands & Works

List of outstanding items for discussion
(position as at 21 March 2005)

**Proposed timing for
discussion**

**1. Sha Tin New Town, remaining engineering works
(7177CL)**

The subject was proposed by the Administration. The Administration intends to submit the financial proposal on the above project to the Public Works Subcommittee for consideration at its meeting on 11 May 2005.

April 2005

2. Northern access to Area 86, Tseung Kwan O (7741TH)

The subject was proposed by the Administration. The Administration intends to submit the financial proposal on the above project to the Public Works Subcommittee for consideration at its meeting on 1 June 2005.

April 2005

**3. Feasibility study for remaining development in Tung
Chung (7TC1CL)**

The subject was proposed by the Administration.

May 2005

4. Concept Plan for Lantau

The Panel was briefed on the Plan at its meeting on 26 October 2004. The Panel may wish to be updated on the outcome of the relevant public consultation exercise. It may also consider the need to invite deputations to express views on the Plan.

May/June 2005

Proposed timing for discussion

5. 4125CD - Drainage improvement from Tung Kok Wai to San Wai, Fanling

The above drainage improvement project was included in the list of potential capital works item to be submitted to the Public Works Subcommittee (PWSC) in the 2003-04 legislative session. At the request of Panel members, the Administration undertook to consult the Panel on this item in due course.

June 2005

6. Buildings (Amendment) Bill 2005 – Minor Works Control Regime

The subject was proposed by the Administration.

June 2005

7. Implementation of Greening Master Plan

The subject was proposed by the Administration. The Administration plans to inform members of the progress in preparation of Greening Master Plans for selected districts in the urban areas and implementation of related planting schemes.

June 2005

8. Issues raised by Heung Yee Kuk (HYK) at meetings with LegCo Members and referred to the Panel for follow-up actions

The following issues raised by HYK have been referred to the Panel -

Safeguarding the right of private ownership of property

To be discussed at the meeting on 22 March 2005

At the meeting with LegCo Members on 29 October 2002, HYK Councillors expressed concern on the impacts of the Town Planning Ordinance (TPO) (Cap. 131) and environmental policies on the interests of land owners. The views of HYK Councillors were circulated to members vide LC Paper No. CB(1)566/02-03 on 23 December 2002.

At the meeting with LegCo Members on 10 June 2003, HYK Councillors raised the issue of compensation again

**Proposed timing for
discussion**

and expressed various views on the Town Planning (Amendment) Bill 2003. The Administration's response to the issue of compensation was circulated to members on 29 September 2003 vide LC Paper No. CB(1)2519/02-03. HYK's views on the Town Planning (Amendment) Bill 2003 were referred to the then Bills Committee for consideration.

Related issues were raised again at the meeting with LegCo Members on 2 March 2004. HYK Councillors considered that TPO should be amended to provide for compensation for diminution of development rights due to planning actions and the issue should be taken up at the next round of review of TPO. HYK's views and the Administration's response were circulated to members vide LC Paper No. CB(1)1932/03-04 on 27 May 2004.

Issues relating to loss of land deeds

July 2005

At the meetings with LegCo Members on 29 October 2002 and 10 June 2003, HYK Councillors expressed concern on the above subject. Information papers provided by the Administration were issued to members vide LC Paper Nos. CB(1)998/02-03 and CB(1)2482/02-03(02) on 27 February 2003 and 22 September 2003 respectively. According to its latest reply (LC Paper No. CB(1)239/04-05 on 15 November 2004), the Administration plans to introduce the proposed legislation in the 2005-06 legislative session.

Processing of small house applications and review on small house policy

July 2005

At the meeting on 10 June 2003, the issue relating to the progress in processing small house applications was raised by HYK. The information papers provided by the Administration were circulated to members vide LC Paper Nos. CB(1)2482/02-03(01) and CB(1)853/03-04 on 22 September 2003 and 26 January 2004 respectively. As advised by the Administration, the Secretary for Housing, Planning and Lands had indicated that he aimed to pursue the matter on the review on small house policy and related issues within his tenure of office, i.e., by mid 2007.

Proposed timing for discussion

At the meeting on 2 March 2004, the issue was brought up again. HYK Councillors also raised concern about how the construction of village expansion areas approved under the Village Expansion Area Scheme would be affected by the review on small house policy. HYK's views and the Administration's response were circulated to members vide LC Paper No. CB(1)1895/03-04 on 21 May 2004.

Issues relating to the use of the Frontier Closed Area

July 2005

At the meeting with LegCo Members on 2 March 2004, HYK Councillors raised concern about the present restrictions on the use of the Frontier Closed Area (FCA). They considered that the Administration should relax the various restrictions imposed on FCA to open up these areas for development. The issue was referred to the Panel on Security and this Panel for follow-up. HYK's views and the Administration's response were circulated to members vide LC Paper No. CB(1)1932/03-04 on 27 May 2004.

9. Central Reclamation Phase III

Proposed by Hon CHOY So-yuk. The Panel discussed the subject at joint meetings with the Environmental Affairs (EA) Panel on 13 October, 31 October, 27 November and 8 December 2003 respectively in the 2003-04 session. Members may decide whether a joint meeting with EA Panel should be held to follow up the issue.

To be decided

At the meeting on 23 November 2004, Hon Alan LEONG Kah-kit opined that the Administration should be requested to provide planning details of the land to be reclaimed, such as the supporting road network, building height, percentage of land planned for commercial use etc. Deputations should also be invited to express views when the Panel discuss the subject.

Proposed timing for discussion

10. Delivering the Sha Tin Water Treatment Works using Public-Private-Partnership (PPP)

The subject was proposed by the Administration. The Administrations plans to update members on the outcome of the public and staff consultation and the proposed way forward.

To be decided

The subject was discussed at the meeting on 18 May 2004. Members may wish to examine the application of PPP in Hong Kong in the context of the treatment works.

11. Member's bill on conservation of trees

The subject was raised by Hon CHOY So-yuk on 14 October 2004. Miss CHOY intends to present a Member's bill on conservation of trees and proposed that the Bill be discussed at a Panel meeting as soon as possible. A paper on the subject to be provided by Miss CHOY would be issued to members once available.

To be decided

In the 2003-04 session, Miss CHOY proposed a similar bill entitled the "Forests and Countryside (Amendment) Bill 2004", and consulted the Panel on the Bill at its meeting on 27 January 2004. An information paper on the Bill and the draft bill proposed by Miss CHOY were circulated to all LegCo Members vide LC Paper No. CB(1)813/03-04(04). The Administration's comments on the Bill are at LC Paper No. CB(1)813/03-04(05). The minutes of the meeting were circulated vide LC Paper No. CB(1)1313/03-04. Miss CHOY had not introduced the Bill into the Legislative Council.

12. Development of cruise pier

Proposed by Hon Abraham SHEK at the meeting on 14 July 2004. The subject was discussed by the Economic Services (ES) Panel on 28 June 2004. Mr SHEK proposed that the development of cruise pier should be followed up by the ES Panel and the Panel jointly in the new term.

To be decided

**Proposed timing for
discussion**

13. Issues concerning handling of applications for rezoning land from “Other Specified Uses” to residential or commercial uses

Proposed by Hon Alan LEONG. Mr LEONG raised an oral question at the Council meeting on 3 November 2004 regarding the alteration of the planned land use of a lot at Ap Lei Chau waterfront from the existing “Other Specified Uses” annotated “Liquified Petroleum Gas And Oil Products Transit Depot” to “Residential (Group A)”. Members would like to discuss the policy and criteria for handling such cases.

To be decided

Council Business Division 1
Legislative Council Secretariat
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