

**Public Works Subcommittee
Meeting on 3 June 2009**

**List of issues requiring follow-up actions by the Administration
before the relevant meeting of the Finance Committee**

Issue **Item 6 – PWSC (2009-10)37**

Addressing the concern of Hon KAM Nai-wai, the Administration agreed to provide (a) detailed breakdown on the redevelopment cost of the Victoria Park Swimming Pool Complex (VPSPC); and (b) written response to the request for incorporating an outdoor leisure pool in the VPSPC.

Response (a) **Detailed breakdown on the estimated construction cost of the VPSPC**

	\$ million (In September 2008 prices)
(i) Construction of a new indoor heated swimming pool complex	789.8
(ii) Reconstruction of an underground storm water drainage pipe of two metres in diameter	9.9
(iii) Demolition of the existing structures including the squash court building, swimming pool complex, changing block and temporary park office	6.8

	\$ million (In September 2008 prices)
(iv) Construction of park facilities including the handball court, two roller skating rinks, external landscaped areas and an open space near to the Victoria Park Tennis Centre	59.7
(v) Refurbishment of the existing four tennis practice courts	12.3
(vi) Slope works plus retaining structures	11.6
(vii) Site preparation works and other external site works	39.3
Total:	929.4

Note: The total estimated cost of the project is \$1,074.0 million in September 2008 prices, which includes other cost items such as furniture and equipment (\$20 million), consultants' fee (\$15.3 million), remuneration of resident site staff (\$14.3 million) and contingencies (\$95 million).

(b) Response to the request to incorporate an outdoor leisure pool in the VPSPC

At the PWSC Meeting on 3 June 2009, a suggestion was made to add an outdoor pool on the landscaped roof-top of the

entrance lobby to the new VPSPC. We do not propose to build such a pool for the following reasons:

- (i) New design works would be needed to address the access arrangements for swimmers and to accommodate additional plant and pipework. This would delay the project by about six months and entail additional costs of about \$5 million.
- (ii) Because part of the rooftop will be occupied by the staircase and lift lobby and due to other site constraints, the size of the proposed additional pool would only be 28 m². It would not be cost-effective to build such a pool, as based on the safety standard of 1.5 m² of water per person, it could accommodate only about 18 swimmers at one time.
- (iii) There are mature trees in close proximity to the proposed additional pool site. It is likely that hygienic problems would arise from insects and falling leaves from these trees.
- (iv) The planned roof skylight would have to be deleted from the current design, which would prevent sunlight from entering the entrance lobby and queuing area.