

**Panel on Development**

**List of outstanding items for discussion**  
(Position as at 27 April 2009)

**Proposed timing for  
discussion/Remarks**

**1. PWP Item 677CL -- Wan Chai development phase 2, engineering works**

The Administration intends to seek Members' support for the proposal to upgrade 677 CL entitled "Wan Chai development phase 2, engineering works" to Category A for implementation of the Wan Chai development phase 2, and submit the proposal to the Public Works Subcommittee and Finance Committee for consideration in June 2009 and July 2009 respectively.

May 2009

**2. Proposal to facilitate private redevelopment**

The Administration intends to brief members on the proposed way forward for lowering the compulsory land sale applicable threshold for specified classes of lots under the Land (Compulsory Sale for Redevelopment) Ordinance.

June 2009

**3. Proposed amendments to Building (Construction) Regulations**

The Administration intends to introduce to members the proposed amendments to the Building (Construction) Regulations concerning loading of buildings.

2<sup>nd</sup> Quarter 2009

**4. Proposed amendments to Building (Standards of Sanitary Fitments, Plumbing, Drainage Works and Latrines) Regulations**

The Administration intends to introduce to members the proposed amendments to the Building (Standards

2<sup>nd</sup> Quarter 2009

**Proposed timing for discussion/Remarks**

of Sanitary Fitments, Plumbing, Drainage Works and Latrines) Regulations, including the provision of female sanitary facilities.

**5. Study on Land Use Planning for the Closed Area (Stage 2 Public Engagement)**

The Administration intends to seek members' views on the Draft Development Plan for the Closed Area.

2<sup>nd</sup> Quarter 2009

**6. Work of the Urban Renewal Authority**

The Administration intends to brief members on the progress of the work of the Urban Renewal Authority and the plan for the next financial year.

2<sup>nd</sup> Quarter 2009

**7. Planning and Engineering Study on North East New Territories New Development Areas (Stage 2 Public Engagement)**

The Administration intends to brief members and seek their views on the Preliminary Outline Development Plans for the New Development Areas.

3<sup>rd</sup> Quarter 2009

**8. Planning and Engineering Study on Hung Shui Kiu New Development Area**

The Administration intends to brief members on the proposed Hung Shui Kiu New Development Area Study and seek their support for subsequent funding submissions. It intends to submit the funding proposal to the Public Works Subcommittee and Finance Committee for consideration in the third quarter of 2009.

4<sup>th</sup> Quarter 2009

**Proposed timing for discussion/Remarks**

**9. Measures to expedite the vetting of planning applications and building submissions**

At the meeting on 13 October 2005, Mr Abraham SHEK proposed that members should be briefed on the work of the Business Facilitation Advisory Committee in relation to matters within the Panel's purview.

To be decided  
(members are requested to advise on the specific areas of concern)

At the meeting on 14 October 2008, Prof Patrick LAU expressed concern about measures to expedite the vetting of planning applications and building submissions.

**10. Review of the functions of the Town Planning Board and related issues**

At the meeting with Legislative Council Members on 29 November 2005, Heung Yee Kuk Councillors raised concern about the mechanism to check and balance the powers of the Town Planning Board. The relevant extract from the minutes of the meeting was circulated to members vide LC Paper No. CB(1)700/05-06 on 13 January 2006.

To be decided  
(review of the Town Planning Ordinance is not a priority of the Development Bureau and not factored into its current work plan)

At the Panel meeting on 14 October 2008, Miss Tanya CHAN, Ms Cyd HO and Mr Abraham SHEK considered that issues related to the review of the functions of the Town Planning Board, town planning procedures, and secretariat support for the Town Planning Board should be discussed.

**11. Transformation of industrial buildings**

The Administration intends to brief members on the latest situation and difficulties regarding the transformation of industrial buildings, and to consult members on the way forward.

To be decided

At the meeting on 14 October 2008, Mr CHAN Kam-lam suggested that the item should be discussed as soon as practicable.

**Proposed timing for  
discussion/Remarks**

The Administration proposes to consult members at the early stage of policy formulation, and would like to seek members' advice on how the Administration should proceed with the subject.

**12. Rural development strategy**

At the meeting with Legislative Council Members on 31 October 2006, Heung Yee Kuk Councillors raised concern about the rural development strategy. The relevant documents and extract from the minutes of the meeting were circulated to members vide LC Paper No. CB(1)576/06-07 on 22 December 2006.

To be decided

At the meeting with Legislative Council Members on 8 November 2007, Heung Yee Kuk Councillors raised concern about the planning for rural areas and review of land uses in the New Territories (Agricultural Land, Green Belt and Recreational Land). The relevant documents were circulated to members vide LC Paper No. CB(1)346/07-08 on 28 November 2007. The Administration's response was circulated to members vide LC Paper No. CB(1)561/07-08 on 9 January 2008.

At the Panel meeting on 14 October 2008, Mr CHEUNG Hok-ming suggested that the item should be discussed as soon as practicable. He said that Heung Yee Kuk's concern was about implementation of rural works projects requiring an approving authority beyond the District Council level. Heung Yee Kuk also considered that obsolete land use zonings in rural areas should be reviewed.

At the same meeting, Mr Albert CHAN expressed concern about how to regulate planning in rural areas and suggested that Outline Zoning Plans should be formulated for rural areas.

At the meeting with Legislative Council Members on 8 January 2009, Heung Yee Kuk Councillors raised concern about the rural development strategy again.

**Proposed timing for  
discussion/Remarks**

The relevant documents (LC Paper No. CB(1)935/08-09(01)) were circulated to members on 2 March 2009.

**13. Small House Policy**

The subject was proposed by Mr CHAN Kam-lam at the meeting on 11 October 2007. A letter from the Chief Secretary for Administration in reply to the Public Accounts Committee (LC Paper No. CB(1)130/07-08(01)) providing information about the progress of the Small House Policy review was circulated to members on 25 October 2007.

To be decided

The Administration proposes to consult members at the early stage of policy formulation, and would like to seek members' advice on how the Administration should proceed with the subject.

At the meeting with Legislative Council Members on 8 January 2009, Heung Yee Kuk Councillors raised concern about village removal compensation relating to removal of isolated village houses due to public works. The relevant documents (LC Paper No. CB(1)935/08-09(02)) were circulated to members on 2 March 2009.