

Panel on Development

List of outstanding items for discussion (Position as at 18 May 2012)

	Proposed timing for discussion/ Remarks
<p>1. Work of the Urban Renewal Authority</p> <p>The Administration intends to brief the Panel on the progress of work of the Urban Renewal Authority and its work plan for the next financial year.</p>	<p>26 June 2012</p>
<p>2. Planning study on future land use at Anderson Road Quarry</p> <p>The Administration plans to consult the Panel on the draft Recommended Outline Development Plan for the Anderson Road Quarry site.</p>	<p>26 June 2012</p>
<p>3. Seismic effects on buildings in Hong Kong</p> <p>The Administration intends to introduce to members the recommendations of the Buildings Department's consultancy study on seismic effects on buildings in Hong Kong and the proposed way forward. The Administration intends to submit the subsidiary legislation in due course.</p> <p><i>Note: This item will be discussed at a meeting of the Subcommittee on Building Safety and Related Issues scheduled for 11 June 2012.</i></p>	<p>June 2012 <i>(Note)</i></p>
<p>4. Study on the Action Plan for the Bay Area of Pearl River Estuary</p> <p>The Administration will brief the Panel on the revised proposals of the above study.</p>	<p>To be decided</p>

**Proposed timing
for discussion/
Remarks**

5. North East New Territories New Development Areas Planning and Engineering Study

The subject was proposed by Hon LEE Wing-tat. He expressed concern about the proposed comprehensive development and nature conservation enhancement area in the Kwu Tung North New Development Area Preliminary Outline Development Plan.

To be decided

The Panel discussed the subject of "Planning and Engineering Study on North East New Territories New Development Areas ("NENT NDAs") (Stage One Public Engagement)" at the meeting on 25 November 2008. The Administration briefed the Panel on the Preliminary Outline Development Plans in the Stage Two Public Engagement at the meeting on 24 November 2009.

The Administration provided an update on the NENT NDAs Planning and Engineering Study in its supplementary note on the Planning and Engineering Study on Development of Lok Ma Chau Loop -- Investigation -- Stage One Public Engagement (LC Paper No. CB(1)735/10-11(04)) in December 2010.

The Administration will brief the Panel on the Stage Three Public Engagement of the subject study in late 2012.

6. 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

To be decided
(Note)

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was circulated to members vide LC Paper No. CB(1)700/05-06 on 13 January 2006.

At the Panel meeting on 14 October 2008, Hon Tanya CHAN, Hon Cyd HO and Hon Abraham SHEK expressed views 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.

Note: The Administration has advised that review of the Town Planning Ordinance is not a priority of the Development Bureau and thus has not been factored into its current work plan.

7. Small house policy and rural planning strategy

The subject was proposed by Hon 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
(Note)

At the meeting with Legislative Council Members on 8 January 2009, Heung Yee Kuk Councillors raised concern about the arrangements regarding Small House applications by descendents of indigenous villagers after village removal. The relevant documents (LC Paper No. CB(1)935/08-09(02)) were circulated to members on 2 March 2009.

At the meeting of the Panel on 13 October 2011, Hon CHAN Kam-lam urged that the Administration should update the Panel on the subject. Hon Albert CHAN proposed that the discussion should also cover the Government's rural planning strategy.

**Proposed timing
for discussion/
Remarks**

Note: The Administration has advised that more time is required for its internal deliberation on the subject and thus it would not be ready to discuss the subject in the near future.

8. Incorporation of 54 sites in the New Territories into country parks

The above subject was referred to the Panel for follow-up by LegCo Members attending the meeting with Heung Yee Kuk members on 12 January 2012. Heung Yee Kuk members were concerned that the Administration's incorporation of the 54 sites into country parks had unduly restricted the rights of concerned land owners in developing the sites. At the Panel meeting on 28 February 2012, members agreed that the Panel should discuss the subject with the Administration. The relevant documents (LC Paper Nos. CB(1)1057/11-12(01) and CB(1)1230/11-12(01)) were circulated to members on 13 February and 6 March 2012 respectively.

To be decided
(Note)

Note: The Administration has advised that there are on-going dialogues between the Environment Bureau/the Development Bureau/concerned departments and Heung Yee Kuk on the protection of country park enclaves by incorporating them into country parks or covering them by statutory plans. The Administration will keep in view the development and consider reporting the progress to the Panel at an appropriate juncture.

9. Definition under the Block Government Lease and deprivation of the right of use of agricultural land in the New Territories

The above subject was referred to the Panel for follow-up by LegCo Members attending the meeting with Heung Yee Kuk members on 12 January 2012.

To be decided
(Note)

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Heung Yee Kuk members considered that the definition of "agricultural land" under the Town Planning Ordinance had unreasonably restricted the use of agricultural land in the New Territories. The Panel agreed at the meeting on 28 February 2012 that the subject be discussed with the Administration. The relevant documents (LC Paper No. CB(1)1057/11-12(02)) were circulated to members on 13 February 2012.

Note: The Administration has advised that there are on-going dialogues between the Development Bureau/concerned departments and Heung Yee Kuk on this subject. The Administration will keep in view the development and consider reporting the progress to the Panel at an appropriate juncture.

10. Review of the policy in drawing up Village Environs and Village-type Development Areas to resolve the difficulty of small house applications

The above subject was referred to the Panel for follow-up by LegCo Members attending the meeting with Heung Yee Kuk members on 12 January 2012. Heung Yee Kuk members held the view that the policy in drawing up Village Environs and Village-type Development Areas should be reviewed so as to increase land for village-type development. The Panel agreed at the meeting on 28 February 2012 that the above subject be discussed with the Administration. The relevant documents (LC Paper No. CB(1)1057/11-12(03)) were circulated to members on 13 February 2012.

To be decided
(Note)

Note: The Administration has advised that it has no plans to review the current practice of drawing up Village Environs which was discussed and clarified between the Government and the Heung Yee Kuk in 1978. When drawing up Village-type Development

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zones in statutory town plans, the Planning Department will continue to consider the various factors with a view to striking a suitable balance in the provision of land for small house development as well as for other needs of the society.

Council Business Division 1
Legislative Council Secretariat
18 May 2012