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7 November 2013

Clerk to the Legislative Council Panel on Development
Legislative Council Complex
1 Legislative Council Road
Central, Hong Kong
(Attn: Ms Sharon CHUNG)

Dear Ms CHUNG,

Discussion on Housing Developments at Small Sites

Thank you for your e-mail of 15 October 2013 conveying Dr Hon Kenneth CHAN's proposed discussion on the land supply for housing developments at the Legislative Council Panel on Development (the Panel). This is a consolidated reply of the Development Bureau and Transport and Housing Bureau.

To meet the housing and other development needs of Hong Kong people, the Government will continue to pursue the overall blueprint for increasing land supply as set out in the 2013 Policy Address, through the 10 initiatives to increase housing land supply in the short to medium term, and the various long-term land development projects, coupled with the on-going land use reviews, so as to increase land supply in the short, medium and long term under a multi-pronged approach. The information paper on "Increasing Land Supply" we submitted to the Panel in July this year has already set out the Government's strategy on increasing land supply and the latest progress of the relevant initiatives.

In view of the current tight supply of land and housing, we need to convert suitable sites for housing or other uses that meet the more pressing needs in the community through the on-going land use reviews, so as to put

the existing developed land to more optimal use as far as practicable to increase land supply in the short to medium term. The Government is actively reviewing the government sites which are currently vacant, under Short Term Tenancy or other temporary government uses, carrying out the next stage of review on Green Belt sites and a new round of industrial land review, etc., with a view to identifying sites suitable for housing use. These reviews are also in response to the suggestion by the society and Legislative Council that the Government should make better use of the vacant government land in the built-up areas.

When reviewing whether a site is suitable for housing or other developments, the Government will thoroughly consider a series of factors as with past practice, including the location and size of the site, local character, traffic, environment, air ventilation, infrastructure, recreation and community facilities, urban design, etc., and consult the relevant District Council(s) and locals as appropriate. At the same time, we will consult the relevant government departments and make reference to the standards of relevant supporting facilities provision in the "Hong Kong Planning Standards and Guidelines", so as to ensure that the provision of facilities in the district could meet with the population increase. Site proposed by the Planning Department (PlanD) for housing or other developments would have been assessed so as to meet the planning of the district and the community as a whole.

PlanD and the Housing Department will continue to consult the relevant District Council(s) and locals on the rezoning and public housing development proposals as appropriate.

Yours sincerely,



(Kevin Choi)
for Secretary for Development

c.c.

Secretary for Transport and Housing
(Attn: Mr. Christopher LAU)

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