

# 立法會 *Legislative Council*

LC Paper No. CB(1)300/15-16(04)

Ref: CB1/PL/DEV

## **Panel on Development**

### **Meeting on 22 December 2015**

#### **Background brief on improvement works at Mui Wo**

#### **Purpose**

This paper provides background information on improvement works at Mui Wo and summarizes the views and concerns expressed by Members at the meetings of the Panel on Development ("DEV Panel") and the Public Works Subcommittee ("PWSC") since 2013.

#### **Background**

2. Pursuant to the 2004 Policy Address, the Lantau Development Task Force, led by the then Financial Secretary, was set up to provide a high-level policy steer on the economic and infrastructure development in Lantau. The Task Force drew up and released a Concept Plan for Lantau ("Lantau Concept Plan") in 2004 as the guidelines for the future planning of sustainable developments in Lantau<sup>1</sup>. Taking into account the public comments received between November 2004 and February 2005 on the Lantau Concept Plan, the findings of a number of studies as well as the progress of some major projects relating to Lantau, the Task Force reviewed the Concept Plan and released in May 2007 a Revised Concept Plan for Lantau<sup>2</sup>. In the Revised Concept Plan, it was proposed that

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<sup>1</sup> Source: Lantau Development Task Force's website:  
[http://www.pland.gov.hk/pland\\_en/lantau/en/background/index.html](http://www.pland.gov.hk/pland_en/lantau/en/background/index.html)

<sup>2</sup> According to the Task Force, most of the development proposals in the Revised Concept Plan are conceptual in nature. Further studies are required to confirm their feasibility and implementation aspects. The Revised Concept Plan can be obtained from:  
[http://www.pland.gov.hk/pland\\_en/lantau/en/images/revised/booklet.pdf](http://www.pland.gov.hk/pland_en/lantau/en/images/revised/booklet.pdf)

improvement works at Mui Wo should be carried out to rejuvenate the local community, boost the local economy and, in particular, enhance road safety for motorists, cyclists and pedestrians.

3. In July 2007, the Administration engaged consultants to undertake a feasibility study on the proposed improvement works at Mui Wo. The feasibility study was completed in December 2009. To proceed further with the project, a detailed design for the proposed works was commenced in October 2009 and was substantially completed in December 2012. A layout plan showing the improvement works at Mui Wo is in **Appendix I**.

4. The Administration has been conducting public consultations on the proposed improvement works at Mui Wo since 2007 to seek the views of relevant stakeholders, including the residents of Mui Wo, the Mui Wo Rural Committee, the Islands District Council, green groups and other concern groups<sup>3</sup>. According to the Administration, there was general support for implementing the proposed improvement works in phases and taking forward Phase 1 of the improvement works ("the Phase 1 works") as soon as practicable.

### **Phase 1 of the improvement works**

5. At the meeting of DEV Panel on 26 February 2013, the Administration consulted Panel members on its proposal to carry out the Phase 1 works. The works comprised the construction of a segregated pedestrian walkway and cycle track along the waterfront, a footbridge across River Silver, a civic square near Mui Wo old town, eight amenity areas in the villages at Mui Wo, and ancillary improvement works. A layout plan of the Phase 1 works is shown in **Appendix II**.

6. The funding for the Phase 1 works, at an estimated cost of \$193.1 million in money-of-the-day prices, was endorsed by PWSC in March 2013 and approved by the Finance Committee in May 2013. The Administration commenced the Phase 1 works in July 2014 for completion by end of 2016<sup>4</sup>.

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<sup>3</sup> Source: The Administration's paper on "414RO -- Improvement Works at Mui Wo" (LC paper No. CB(1)580/12-13(06))

<sup>4</sup> Source: The website on Improvement Works at Mui Wo (<http://www.facelift-muiwo.com/eng/Project%20Descriptions.html>)

## **Major views and concerns expressed by Members**

7. The views and concerns expressed by Members on the Phase 1 works at the meetings of DEV Panel and PWSC are summarized in the ensuing paragraphs.

### Improvement of the Mui Wo Ferry Pier

8. While expressing support for the implementation of the Phase 1 works, some Members urged the Administration to improve and expand the Mui Wo Ferry Pier, which was a major transport interchange for both residents and tourists. The Administration advised that enhancement of the entrance plaza next to the pier and construction of a waterfront promenade at the south waterfront would be included in Phase 2 of the improvement works ("the Phase 2 works"). As some existing facilities would have to be reprovioned to make way for the improvement works at the pier, consultations on the Phase 2 works with the local residents and organizations, including the Islands District Council and the Mui Wo Rural Committee, were underway. The schedule for the commencement of the Phase 2 works could be advanced, subject to the views of the local community.

### The proposed cycle track

9. Some Members suggested that the cycle track to be constructed under the Phase 1 works (between Mui Wo Cooked Food Market and River Silver), should be extended to Pui O at a later stage. Some Members held the view that the development of a comprehensive cycle track network connecting Mui Wo and other places on the island would attract more tourists to Mui Wo and promote green tourism on Lantau. The Administration advised that the remaining works would comprise the provision/improvement of a cycle track network at Mui Wo, which would involve land resumption. The Phase 2 works would start as soon as the public consultation exercise was completed and the issues, especially those related to land resumption, were resolved.

### *Provision of bicycles parking facilities*

10. Some Members pointed out that cycling was the main mode of transport at Mui Wo, and the local residents had strong requests for the provision of proper bicycles parking facilities. They expressed concerns on the lack of bicycles parking spaces near the Mui Wo Ferry Pier and

asked whether bicycles parking racks would be provided at Mui Wo under the Phase 1 works.

11. The Administration advised that the provision of permanent bicycles parking facilities would be considered at the next stage of the works project, and a certain number of racks would be provided under Phase 1. The Administration would closely monitor the demand for bicycles racks with a view to taking follow-up action when necessary.

#### Impact of tourism activities at Mui Wo on the local residents

12. Some Members expressed concerns about the impact of the increase in the number of visitors to Mui Wo on the daily lives of local residents upon the completion of the proposed improvement works. They opined that a balance had to be struck between developing tourism and respecting the views of the local residents. According to the Administration, the objective of the works project was to improve the infrastructure at Mui Wo to facilitate residents, local and overseas tourists. Under the Revised Concept Plan, developments would concentrate at North Lantau while the rest of Lantau would be reserved for nature conservation, green tourism and amenities.

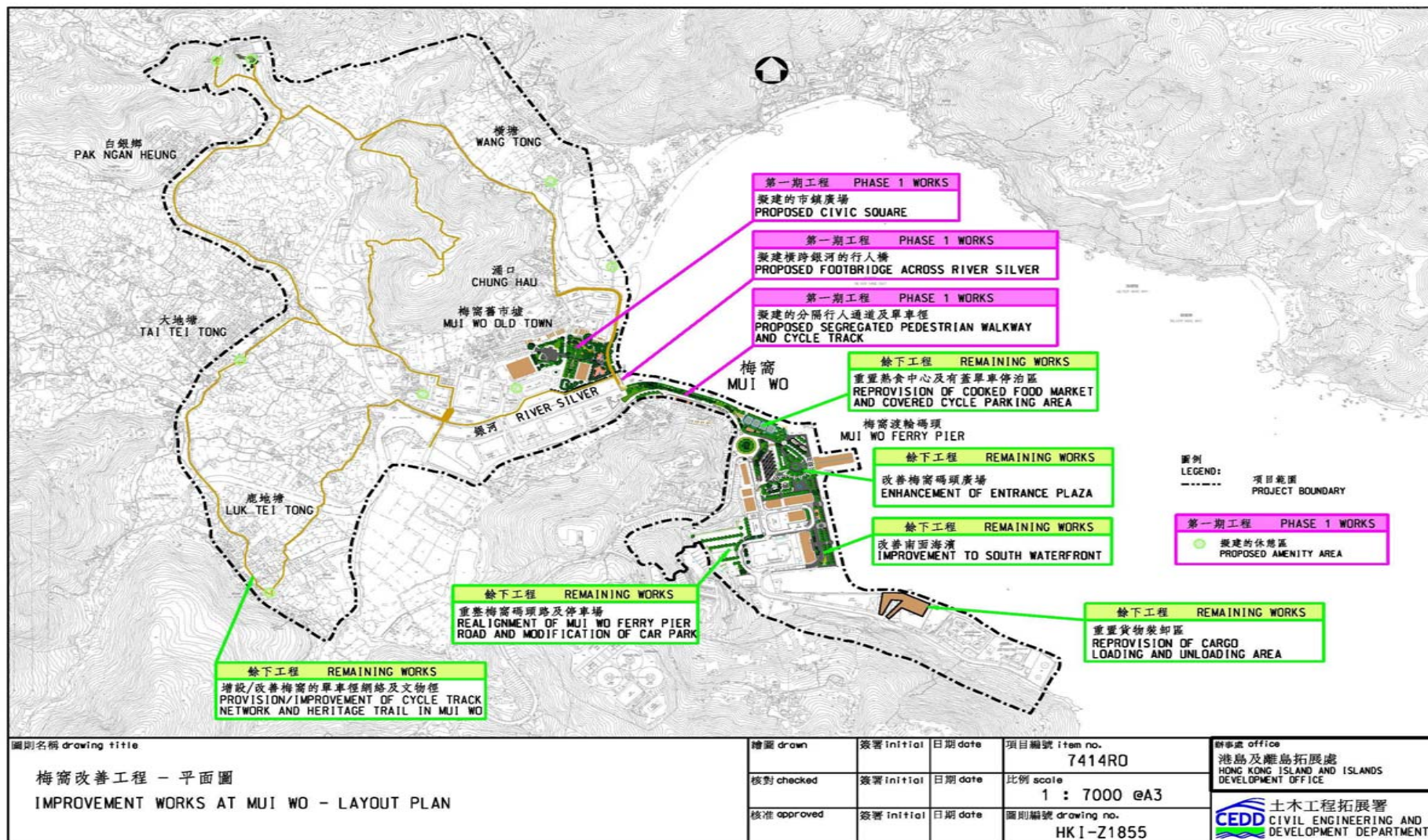
#### **Latest development**

13. At the meeting of DEV Panel to be held on 22 December 2015, the Administration will seek the Panel's support for upgrading part of PWP Item No. 414RO, entitled "Improvement Works at Mui Wo, Phase 2 Stage 1", to Category A, for the extension of an existing carpark at Mui Wo.

#### **Relevant papers**

14. A list of relevant papers is in **Appendix III**.

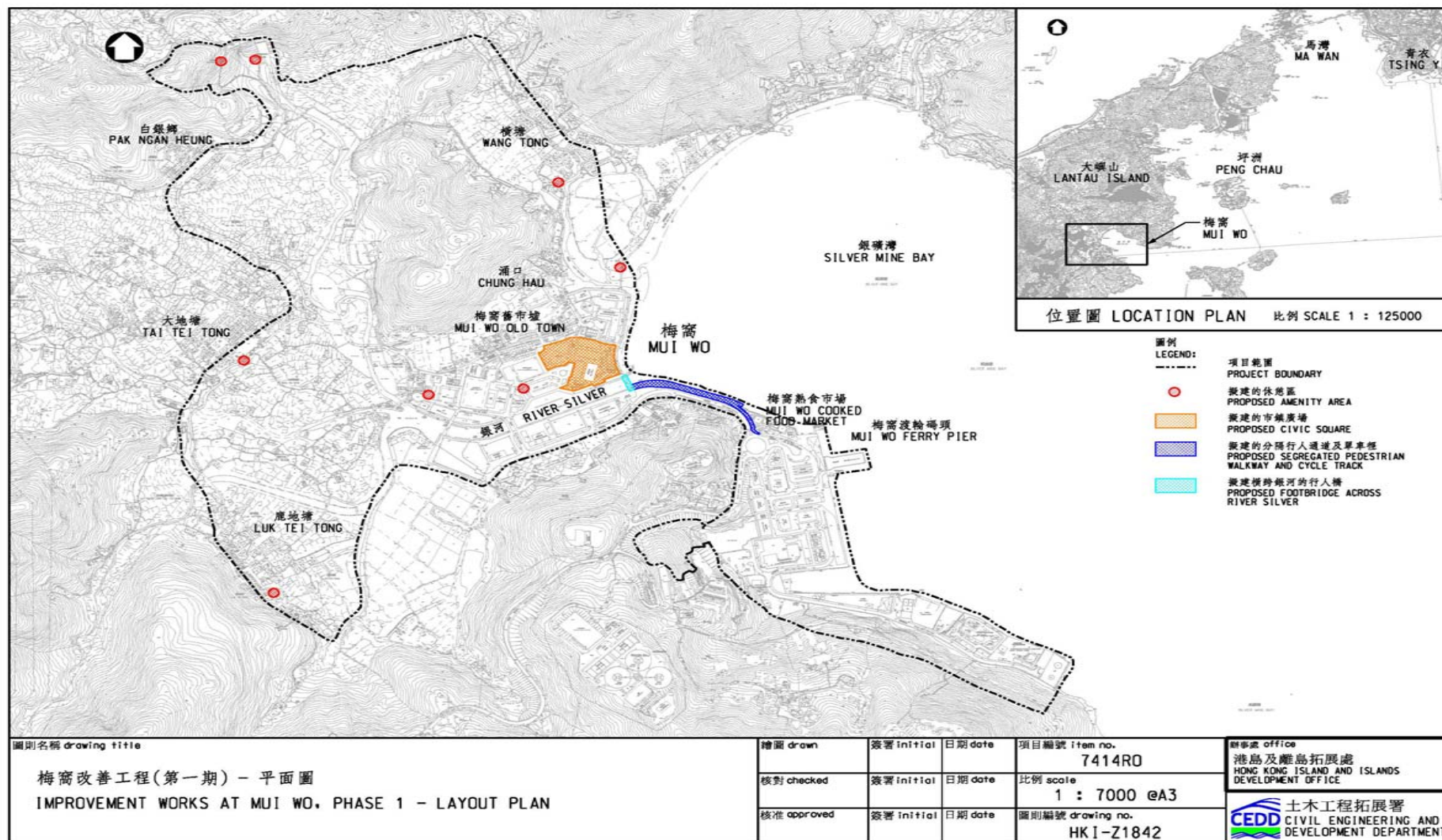
梅窩改善工程平面圖  
Layout plan of the improvement works at Mui Wo



資料來源：政府當局就"414RO — 梅窩改善工程"提交的文件(立法會CB(1)580/12-13(06)號文件)附件6

Source: Enclosure 6 to the Administration's paper on "414RO -- Improvement works at Mui Wo" (LC Paper No. CB(1)580/12-13(06))

梅窩改善工程(第一期)平面圖  
Layout plan of the improvement works at Mui Wo (Phase 1)



資料來源：政府當局就"414RO — 梅窩改善工程"提交的文件(立法會CB(1)580/12-13(06)號文件)附件1  
Source: Enclosure 1 to the Administration's paper on "414RO -- Improvement works at Mui Wo" (LC Paper No. CB(1)580/12-13(06))

## Improvement works at Mui Wo

## List of relevant papers

Council/ Committee	Date of meeting	Paper
Panel on Development	26 February 2013	<p data-bbox="786 589 1447 712"><a href="#">Administration's paper</a> on "PWP Item No. 414RO -- Improvement Works at Mui Wo" [LC Paper No. CB(1)580/12-13(06)]</p> <p data-bbox="786 757 1447 835"><a href="#">Minutes of meeting</a> [LC Paper No. CB(1)1078/12-13]</p>
Public Works Subcommittee	13 March 2013	<p data-bbox="786 891 1447 1059"><a href="#">Administration's paper</a> on "Head 707 -- New Towns and Urban Area Development 414RO -- Improvement Works at Mui Wo" [LC Paper No. PWSC(2012-13)57]</p> <p data-bbox="786 1104 1447 1182"><a href="#">Minutes of meeting</a> [LC Paper No. PWSC47/12-13]</p>
Finance Committee	10 May 2013	<p data-bbox="786 1234 1447 1447"><a href="#">Administration's paper</a> on "Recommendations of the Public Works Subcommittee made at its meeting on 13 March 2013" [LC Paper No. FCR(2013-14)2]</p> <p data-bbox="786 1491 1447 1570"><a href="#">Minutes of meeting</a> [LC Paper No. FC15/13-14]</p>
Legislative Council	12 February 2014	<p data-bbox="786 1621 1447 1744"><a href="#">Hansard -- written question</a> (No. 18) on "Development of Cycle Track Networks" (p. 6193 - 6204)</p>