

Dear Sir / Madam,

Proposed Development Strategy for Lantau - Written Submission

I am writing to express some opinions on Lantau Development.

I am basically appreciated the planning vision for Lantau development as balancing and enhancing development and conservation, with a view to developing Lantau into a smart and low carbon community for living, work, business, leisure and study.

However, I have queries about the outcomes of such multiple visions. Proposed development should be practical and functional, instead of fully ideal prospect only. I believe any kind of development cause double-headed effect. As there will be dispute over topics of conservations and construction contract sum, proper use of funding and all-rounded needs of Hong Kong should be well taken into account.

As HZMB and TM-CLKL commissioned, Lantau will be located as an important gateway to Pearl River Delta. To make use of its geographical advantages, I think Lantau shall be taken as the key district in both international transport, logistics and trading hub, as well as the service hub in Asia. Besides, it would also help the urban renewal planning in the future, due to the new deployment of different district in Hong Kong.

I strongly believe that economic outcome leading industries would help other development efficiently. For the planning and development of Lantau, my opinions mainly focus on two major parts:

Transport Infrastructure Network

To take forward Lantau development in short term, well planning and implementation of transport infrastructure network should be the key component. Traffic and transport should be the main consideration for different developments planning. One of the tourists' appreciations of Hong Kong is our convenient transportation, especially our railing system. It would be amazed if our railing system covering much part of Hong Kong. However, to reduce the pollution effect and construction fee, I wonder if upcoming proposals in transport shall fully make use of existing network (i.e. upgrading works).

Land Use and Spatial Planning

We all knew there will be and already lots of investment in construction projects (i.e. HKBCF and Three Runway System). Before considering further reclamation, shall the development in different categories make use of existing / proposed capable land use? Otherwise, it is actually a contradiction with nature and heritage conservation.

It is undoubtedly numerous of possibilities in development, since Lantau is the largest island in Hong Kong with long history. It seems it would be too ideal in such variety. I suggest that short-medium-long term planning with timely adjustment shall help a healthy development. As for long term developing as modern metropolis, I do hope government would provide policy and strategy for younger population with high qualification moving into those new town extensions in Lantau. It would be another win-win condition for optimizing the whole Lantau development.

Please kindly take account of all parties' advice. Thanks for your consideration!

Yours faithfully,

TANG Chun Nang Joran