

**LEGISLATIVE COUNCIL  
PANEL ON DEVELOPMENT**

**Staffing proposal on establishment of the Sustainable Lantau Office and  
re-organization of the existing Development Offices of the  
Civil Engineering and Development Department**

**Follow-up Actions Arising from the Discussion  
at the Meeting on 16 December 2016**

Supplementary information requested by the Panel on Development on 16 December 2016 is provided below:

**(a) whether the Administration had conducted the following studies/work in respect of Lantau:**

- (i) strategic study on environmental assessment;**
- (ii) baseline review;**
- (iii) study on carrying capacities for receiving visitors;**
- (iv) traffic control measures;**
- (v) preservation of history and culture, including rural culture;**

**if yes, the respective posts of the officers who were responsible for the above studies; if no, the respective posts of the officers in the proposed Sustainable Lantau Office ("SLO") who would be responsible for the above studies in future;**

2. Planning Department (PlanD) is currently carrying out a Strategic Environmental Assessment (SEA) for "Hong Kong 2030+ : Towards a Planning Vision and Strategy Transcending 2030" (Hong Kong 2030+) which covers the whole territory including Lantau Island. The SEA is for identifying any environmental concerns early in the planning process and includes the baseline review. The initial findings of the SEA serve as inputs for updating of the territorial development strategy, i.e. Hong Kong 2030+ and formulation of the blueprint on development and conservation for Lantau. A Senior Town Planner is responsible for the day-to-day management of the consultancy study on the SEA. When the SLO takes forward individual projects in the future, more detailed environmental impact assessments will be carried out to ensure that their implementation will comply with the prevailing standards and requirements for environmental protection.

3. Civil Engineering and Development Department (CEDD) is carrying out a study on the Recreation and Tourism Development Strategy for Lantau, which includes a preliminary review of the receiving capacities for visitors and a traffic and transport

assessment for the recreation and tourism development proposals. The study is currently being managed by a Senior Town Planner. When the proposed SLO is formed, we intend to carry out a study on traffic, transport and capacity to receive visitors for Lantau. On traffic and transport aspects, the study will review broadly the traffic and transport infrastructure system taking into consideration the various development initiatives in Lantau and will include an assessment on the necessity/feasibility of improvement in transport connection between Tung Chung and the airport island, Tung Chung and Tai O, and Mui Wo and north Lantau. The study will also assess the capacity of Lantau for receiving visitors based on the latest recreation and tourism development proposals. The study will be managed by a Chief Engineer. Detailed traffic impact assessments will also be carried out under individual development projects during the design stage, such as the Tung Chung New Town Extension, with appropriate traffic improvement/control measures recommended to mitigate any adverse impacts.

4. CEDD is carrying out studies for Tung Chung New Town Extension and improvement works in Mui Wo, Tai O and Ma Wan Chung which all include preservation of history and culture, including rural culture, as one of the key considerations. These studies and the subsequent projects are being managed by Chief Engineers. The SLO, when established, will continue to further explore opportunities to preserve more heritage and cultural resources either through in-house resources or employing consultants/contractors to carry out studies/projects.

5. The above-mentioned studies/work managed by directorate/senior professionals are steered by senior directorate staff and also supported by professionals of engineer or town planner grades.

**(b) a list of posts in SLO of which the main duties/responsibilities would be dedicated to the conservation of Lantau, and elaboration on these duties; and**

6. The overall planning vision for Lantau is to balance development and conservation. Major development projects are restricted to north Lantau whereas the southern part of the Island is primarily for conservation purpose. Over 70% of Lantau area of high conservation value is already under the protection of Country Parks and Sites of Special Scientific Interest. To further enhance conservation, we have initially worked out a list of conservation initiatives, including preservation of Pui O wetland ecology, Shui Hau Wan sandflat and the nature, tradition culture and built heritage at Tai O etc. We will also examine appropriate land management measures to achieve better conservation. In addition, we have set up a liaison mechanism with relevant stakeholders including locals, conservationists, green groups and relevant departments to explore possible measures to better conserve the valuable nature, cultural and built heritage.

7. In the staffing proposal of the SLO, one of the Deputy Heads will oversee all conservation initiatives and environmental issues related to sustainable development of Lantau, and one proposed Chief Engineer will lead a dedicated team of conservation staff

comprising one senior forestry officer and two forestry officers with knowledge and experience in nature conservation to formulate and take forward all conservation initiatives and environmental issues related to sustainable development of Lantau. As a start, the team will explore pilot conservation projects in areas such as Tai O, Shui Hau and Pui O as mentioned in paragraph 6 above, and provide conservation advices on the development projects in Lantau during their planning and implementation stages.

8. Notwithstanding, all the professionals working in the SLO will be fully aware of the importance of conservation of Lantau. They will be capable of ensuring that the implementation of all development studies/projects will take into account the conservation initiatives and strictly follow the requirements of the Environmental Impact Assessment Ordinance, and they will also work closely with Environmental Protection Department and Agriculture, Fisheries and Conservation Department in this respect. They have to examine the environmental impacts of projects in their hand and identify if there are any nature, cultural and heritage resources that are worthy of conservation and the appropriate conservation measures. Conservation and environmental experts would also be hired for various studies/projects, if necessary.

**(c) with reference to the Lantau Development Public Engagement Report (Executive Summary), how the Administration would handle the suggestions collected during the public engagement exercise, and whether SLO would take forward the new development proposals received from the public (paragraph 3.3.4 of the Executive Summary), including "using the lands in country park area for housing" and "providing a casino".**

9. The main purposes of the Public Engagement (PE) Report and its Executive Summary (ES) are to list the views/suggestions collected from the public during the PE and the results of analysis. We will take into account the PE results in formulation of the blueprint on development and conservation for Lantau and will only take forward those initiatives which are conducive to the sustainable development and conservation of Lantau.

10. Currently, we have no plan to take forward the proposals submitted by some members of the public on "using the lands in country park area for housing" and "providing a casino" (as stated in paragraph 3.3.4 of the ES).

**Development Bureau  
January 2017**