



地政總署  
LANDS DEPARTMENT

電話 Tel: 2231 3131  
圖文傳真 Fax: 2868 4707  
電郵地址 Email: [ads2@landsd.gov.hk](mailto:ads2@landsd.gov.hk)  
本署檔號 Our Ref.: LDC 1/1900/20  
來函檔號 Your Ref. CB4/PAC/R74

我們矢志努力不懈，提供盡善盡美的土地行政服務。  
We strive to achieve excellence in land administration.

香港北角渣華道三三三號北角政府合署二十二樓  
22/F., NORTH POINT GOVERNMENT OFFICES,  
333 JAVA ROAD, NORTH POINT, HONG KONG

網址 Website : [www.landsgov.hk](http://www.landsgov.hk)

來函請註明本署檔號  
Please quote our reference in your reply.

19 June 2020

By Fax and By Despatch  
(Fax: 2543 9197)

Public Accounts Committee  
Legislative Council  
Legislative Council Complex  
1 Legislative Council Road  
Central  
Hong Kong  
(Attn: Mr. Anthony Chu)

Dear Mr. CHU,

**Public Accounts Committee**  
**Consideration of Chapter 7 of the Director of Audit's Report No. 74 Management of short term tenancies by the Lands Department**

Thank you for your letter of 12 June 2020. As requested, I would like to reply and provide the information details as set out below :

- (a) **with reference to paragraphs 2.12 to 2.13 of the Audit Report, please advise whether the Lands Department (“LandsD”) would formulate any measures to regulate the temporary structures erected on short term tenancy (“STT”) sites granted to non-profit-making or charitable organizations if the tenants are exempted from the requirement to pay a deposit; if yes, the details; if not, how can LandsD ensure that the temporary structures would be promptly removed upon termination of the tenancy agreement;**

Reply:

An internal working group convened by LandsD's senior management with the twelve District Lands Officers ("the Working Group") has already been formed to review the mechanism of handling STT applications and to identify possible improvements in various aspects for monitoring and management of STTs. In particular, the Working Group has been reviewing the existing instructions/guidelines on demanding deposit from non-profit-making or charitable organisations for STTs involving erection of permitted structures, for considering whether to make it a standard practice to waive the deposit for non-profit-making or charitable organisations.

According to the prevailing practice, an STT tenant should remove all structures which he/she erected on the STT site at his/her own expense and in all respect to the satisfaction of the relevant District Lands Officer (DLO) upon termination of the STT (unless otherwise provided in the tenancy agreement or agreed by DLO). Having regard to the fact that the grants of STT sites to non-profit-making or charitable organisations are supported by the relevant policy Bureaux and/or Departments ("B/Ds") for promoting certain policy objectives, and the common practice nowadays that most temporary structures adopt the modular integrated construction method with which the costs of dismantle and removal may not be substantial, the Working Group has agreed to waive the requirement for deposit for all these STTs. That said, the requirement for removal of structures erected on the STT site at the tenant's own expense and in all respect to the satisfaction of the DLO will continue to be incorporated in the tenancy condition where appropriate. If the ex-tenant fails to remove the structures upon termination of the STT, the relevant DLO will take appropriate follow-up action, including legal actions where appropriate, in accordance with the tenancy agreement. Such track record of the ex-tenant will also be taken into account when processing future STT applications from the same organisation.

- (b) concerning about the long time taken by LandsD to seek advice from or consult different B/Ds when processing STT applications, please advise the measures to enhance LandsD’s communication with B/Ds, so that the processing time of STT applications could be expedited;**

Reply:

To enhance monitoring on the handling of STT applications including the communication with relevant B/Ds in the process, the Working Group has agreed to strengthen the monitoring of the processing of STT applications through the following arrangements: (a) to consider requiring STT applications not completed within a certain period of time from the date of receipt of applications to be submitted to directorate officers for consideration of whether and how to intervene; (b) to improve the Tenancy Information System (“TIS”) to facilitate generation of monitoring reports for supervisory purpose.

Separately, the Development Bureau has invited LandsD to bring up cases of STT applications which require attention at the policy bureaux’ level, including issues in relation to the granting of policy support, to facilitate timely review and resolution issues with relevant policy bureaux/departments for a decisive outcome. This arrangement was bearing fruits and will continue.

- (c) with reference to Case 9 of paragraph 4.13 of the Audit Report, please advise the measures to improve the LandsD’s consultation with B/Ds, so that the use of vacant government sites reserved for development could be optimized;**

Reply:

LandsD Headquarters issued a memorandum to all DLOs on 27 May 2020 providing additional guidelines for handling STTs, including consultation with relevant B/Ds. In respect of applications concerning sites with permanent development programme, DLOs are reminded to seek comments from the B/Ds responsible for the future development and the estimated timetable before considering further actions on the application.

- (d) according to LandsD's reply dated 4 June 2020, LandsD would revamp the Tenancy Information System or make use of other related IT systems to enhance data accuracy and completeness of information to facilitate the overall monitoring and management of STTs. Please advise the estimated expenditure on the revamp;

Reply:

LandsD is working out the estimated expenditure for the revamp of Tenancy Information System in consultation with relevant B/Ds.

- (e) and the action plan of LandsD with implementation timeline in response to Director of Audit's recommendations in a tabular form.

Reply:

Please refer to the table in the Annex.

Yours sincerely,



(Ms. Angela Chan)  
for Director of Lands

Encl.

c.c.

Secretary for Development (Fax No. : 2147 3691)  
Secretary for Financial Services and the Treasury (Fax No. : 2147 5239)  
Director of Audit (Fax No. : 2583 9063)  
LD SD/GEN/133 Pt.13

Paragraph in Audit Report	Audit Recommendations	LandsD Responses in Audit Report	Actions Taken/to be Taken (as at 12.6.2020)	Implementation Timeline
Part 2: Granting and Renewal of Short Term Tenancies 2.16 (a)	<p>Audit has recommended that the Director of Lands should strengthen measures to ensure that adequate and timely actions are taken by LandsD staff in following up the granting of short term tenancy (STT) sites, including the processing of STT applications and ensuring the fulfilment of the related tenancy conditions for granting the STT (including the case as identified by Audit in para. 2.6);</p>	<p>The Director of Lands accepts the audit recommendation and LandsD will review the current instructions/ guidelines and mechanisms for processing of STT applications with a view to strengthening progress monitoring.</p>	<p>➤ An internal working group convened by LandsD's senior management with twelve District Lands Officers (the WG) has been formed to review various aspects for management of STTs. In particular, the WG will review the current instructions/guidelines and mechanisms for processing of STT applications with a view to strengthening progress monitoring.</p> <p>➤ For para. 2.6 (Case 1), in the 1<sup>st</sup> WG meeting on 8.6.2020, the relevant District Lands Officer (DLO) reported that an approval for the time extension for outstanding slope works has been granted. DLO will continue to monitor and report the</p>	<p>➤ The review is expected to be completed within 6 months for implementation.</p> <p>➤ For Case 1, it is expected that the outstanding slope works will be completed within 9 months.</p>

Paragraph in Audit Report	Audit Recommendations	LandsD Responses in Audit Report	Actions Taken/to be Taken (as at 12.6.2020)	Implementation Timeline
2.16 (b)	<p>Audit has recommended that the Director of Lands should consider setting a time target for processing STT applications;</p>	<p>The Director of Lands accepts the audit recommendation and LandsD will review the current instructions/ guidelines and mechanisms to incorporate an appropriate time target for processing STT applications.</p>	<p>progress regularly to senior management until the case is completed.</p> <ul style="list-style-type: none"> <li>➤ The WG has been formed to review various aspects for management of STTs.</li> <li>➤ In the 1<sup>st</sup> WG meeting on 8.6.2020, it was agreed to set a time target for processing STTs. Applications not completed within a period of time from the date of receipt of applications, they should be submitted to DLOs or regional Assistant Directors to review personally. The WG will formulate the time target in a reasonable and balanced manner, as one of the deliverables of the review underway to be completed in 6 months.</li> </ul>	<ul style="list-style-type: none"> <li>➤ The review is expected to be completed in 6 months for implementation.</li> </ul>

Paragraph in Audit Report	Audit Recommendations	LandsD Responses in Audit Report	Actions Taken/to be Taken (as at 12.6.2020)	Implementation Timeline
2.16 (c)	<p>Audit has recommended that the Director of Lands should provide guidelines for processing applications involving applicants with no capacity to sign tenancy agreements and handling of STT applications with lack of policy support from the relevant policy bureaux/ departments;</p>	<p>The Director of Lands accepts the audit recommendation and LandsD will review the current instructions/ guidelines and mechanisms for handling STT applications with no capacity to sign tenancy agreements or with lack of policy support from the relevant bureaux/ departments.</p>	<p>➤ LandsD Headquarters issued a memorandum to all DLOs on 27.5.2020 providing additional guidelines for handling STTs. DLOs are advised to obtain information from the applicant on the capacity to sign the tenancy agreement for non-personal cases as early as possible.</p>	<p>➤ Already implemented.</p>
2.16 (d)	<p>Audit has recommended that the Director of Lands should take measures to ensure that the tenant complies with tenancy requirements (including the related fire service requirements) before commencement of</p>	<p>The Director of Lands accepts the audit recommendation and LandsD will review the current instructions/ guidelines and mechanisms for handling STT applications to ensure that the tenant complies with tenancy</p>	<p>➤ LandsD Headquarters issued a memorandum to all DLOs on 27.5.2020 providing additional guidelines for handling STTs. DLOs should require the tenant to submit and obtain approval in respect of the required proposal from the relevant department within the time</p>	<p>➤ Already implemented.</p>

Paragraph in Audit Report	Audit Recommendations	LandsD Responses in Audit Report	Actions Taken/to be Taken (as at 12.6.2020)	Implementation Timeline
	operation;	requirements, where applicable, commencement of operation.	period as specified in the tenancy agreement. The STT should be terminated if the tenant fails to comply with the requirement. DLO will only exercise his or her discretion to extend the deadline based on reasonable justifications (e.g. the submission is with the relevant department and has yet to be commented or approved) and subject to comments from other relevant departments.	
2.16 (e)	Audit has recommended that the Director of Lands should consider providing further guidelines on demanding deposits from non-profit-making or charitable organisations for STTs involving erection of permitted	The Director of Lands accepts the audit recommendation and LandsD will review the current instructions/guidelines on demanding deposits from non-profit-making or charitable organisations for STTs involving	<ul style="list-style-type: none"> <li>➤ The WG has been formed to review various aspects for management of STTs</li> <li>➤ In the 1<sup>st</sup> WG meeting on 8.6.2020, it was agreed to waive the requirement to pay a deposit for STTs granted to non-profit-making or charitable organisations.</li> </ul>	➤ Already implemented.



Paragraph in Audit Report	Audit Recommendations	LandsD Responses in Audit Report	Actions Taken/to be Taken (as at 12.6.2020)	Implementation Timeline
2.16 (f)	<p>structures; and</p> <p>Audit has recommended that the Director of Lands should consider setting a time frame for publishing tenancy information of all STTs granted on GeoInfo Map.</p>	<p>erection of permitted structures.</p> <p>The Director of Lands accepts the audit recommendation and LandsD had uploaded information of 1,494 STTs onto GeoInfo Map as of December 2019, and will continue to update the information on a quarterly basis. LandsD's current programme aims to publish on GeoInfo Map tenancy information of all STTs granted by 2023.</p>	<p>➤ Currently, there are over 5,000 STTs managed by LandsD. LandsD has since December 2018 been uploading STTs newly granted (either by open tender or direct grant) or those with rent reviewed in the period from 1 January 2018 onwards, based on a disclosure clause under the respective tenancy agreements. For existing STTs, the disclosure clause is progressively being incorporated in the tenancy agreement upon the regular rent review of STTs conducted at an interval of 3 to 5 years. Given the aforementioned review cycle of STTs, LandsDs current programme aims to publish information of all</p>	<p>➤ To be completed by 2023.</p>

Paragraph in Audit Report	Audit Recommendations	LandsD Responses in Audit Report	Actions Taken/to be Taken (as at 12.6.2020)	Implementation Timeline
2.25 (a)	<p>Audit has recommended that the Director of Lands should ensure that LandsD staff:</p> <p>(i) analyse the reasons for allowing the same tenants to continue their STTs for a long time;</p> <p>(ii) ascertain whether the statutory planning requirements regarding temporary or short-term uses of land are met; and</p> <p>(iii) do so regularly with results provided to senior management for</p>	<p>The Director of Lands accepts the audit recommendation and LandsD will review the current instructions/ guidelines to ensure that the continuation of STTs meets the relevant requirements and LandsD will make use of information technology (IT), including TIS or other related computer systems, to record relevant data for regular analysis and monitoring including by supervisors and senior management.</p>	<p>STTs on the GeoInfo Map by 2023.</p> <p>➤ LandsD has analysed the reasons for continuation of STTs and set out the findings in the reply to PAC dated 4 June 2020. As explained in that reply, LandsD will consult relevant B/Ds, including PlanD, on the proposal including the term of the STT before letting, to ensure compliance with the requirement under different administrative and statutory regimes, including the town planning requirement.</p> <p>➤ LandsD is prepared to revamp the TIS or make use of other related IT systems to record relevant data for regular analysis and monitoring including by supervisors and senior</p>	<p>➤ On-going</p> <p>➤ It is expected to take 3 years' time to revamp the system.</p>

Paragraph in Audit Report	Audit Recommendations	LandsD Responses in Audit Report	Actions Taken/to be Taken (as at 12.6.2020)	Implementation Timeline
2.25 (b)	<p>monitoring purpose;</p> <p>Audit has recommended that the Director of Lands should ensure that site inspections are conducted for rental review purpose in accordance with LandsD guidelines; and</p>	<p>The Director of Lands accepts the audit recommendation. Apart from reminding staff to conduct site inspections for rental review purpose in accordance with current instructions/guidelines, LandsD will also work out monitoring measures to ensure such.</p>	<p>management.</p> <p>➤ LandsD Headquarters issued a memorandum to all DLOs on 27.5.2020 providing additional guidelines for handling STTs. DLOs are required to immediately review all STT cases and update the latest site inspection date on the TIS. For those cases without carrying inspection on or before the scheduled inspection according to the prevailing guidelines, DLOs are required to set up a plan for site inspection and arrange the same as soon as possible.</p>	<p>➤ Already implemented.</p>
2.25 (c)	<p>Audit has recommended that the Director of Lands should consult the relevant policy bureaux/</p>	<p>The Director of Lands accepts the audit recommendation and LandsD will review the</p>	<p>➤ The WG has been formed to review various aspects for management of STTs. ➤ For the next step, the WG</p>	<p>➤ On-going</p>

<b>Paragraph in Audit Report</b>	<b>Audit Recommendations</b>	<b>LandsD Responses in Audit Report</b>	<b>Actions Taken/to be Taken (as at 12.6.2020)</b>	<b>Implementation Timeline</b>
	<p>departments on the need to obtain regular information about the tenants' operations and incorporate this as a tenancy requirement for STTs directly granted for non-profit-making purposes.</p>	<p>current instructions/guidelines to incorporate the requirement of consulting the relevant policy bureaux/departments on the need to obtain regular information about tenants' operations. Subject to the agreement of the relevant policy bureaux/departments to monitor the use of the STT site, LandsD will incorporate this as a tenancy requirement for each direct grant STT for non-profit-making purposes. LandsD will also take enforcement action in case of irregularities on the advice of the relevant policy bureaux/departments.</p>	<p>has agreed to compile a master list of all nominal rent STTs for seeking relevant B/Ds' views on whether there is a need for submission of operation report by NGOs. The practice of consulting B/Ds on this aspect will be implemented on an on-going basis.</p>	

Paragraph in Audit Report	Audit Recommendations	LandsD Responses in Audit Report	Actions Taken/to be Taken (as at 12.6.2020)	Implementation Timeline
<p>Part 3: Monitoring of Tenancy Conditions</p> <p>3.5</p>	<p>Audit has recommended that the Director of Lands should take measures to ensure that LandsD staff conduct site inspections as required and improve their effectiveness (e.g. conducting inspections outside office hours if situation warrants).</p>	<p>The Director of Lands accepts the audit recommendation. Apart from reminding LandsD staff to conduct site inspections in accordance with current instructions/guidelines and take measures to improve their effectiveness in accordance with the guidelines, LandsD will also work out monitoring measures to ensure such.</p>	<p>➤ The WG has been formed to review various aspects for management of STTs. In particular, the WG will consider monitoring measures to ensure site inspection being performed in accordance with current instructions/guidelines.</p>	<p>➤ The review is expected to be completed within 6 months for implementation.</p>
<p>3.12 (a)</p>	<p>Audit has recommended that the Director of Lands should strengthen enforcement actions against breaches of STT conditions (including the cases identified by Audit in para. 3.9); and</p>	<p>The Director of Lands accepts the audit recommendation and LandsD will review the current instructions/guidelines with a view to strengthening enforcement actions including the issuance of warning letters. LandsD will also</p>	<p>➤ The WG has been formed to review various aspects for management of STTs. In particular, the WG will review the current instructions/guidelines with a view to strengthening enforcement. ➤ For Case 6 of para. 3.9, after the relevant DLO issued a</p>	<p>➤ The review is expected to be completed within 6 months for implementation. ➤ For Case 6, the rectification of</p>

<b>Paragraph in Audit Report</b>	<b>Audit Recommendations</b>	<b>LandsD Responses in Audit Report</b>	<b>Actions Taken/to be Taken (as at 12.6.2020)</b>	<b>Implementation Timeline</b>
		<p>work out monitoring measures on enforcement actions taken. For Case 7 in paragraph 3.9, LandsD issued a warning letter to Tenant J on 21 February 2020.</p>	<p>warning letter requiring the tenant to purge all the breaches, the tenant submitted an application for regularisation, which was rejected on 10.6.2020. The tenant is therefore requested to purge the irregularities. DLO will continue to monitor and report the progress regularly to senior management until the case is completed.</p> <p>➤ For Case 7 of para. 3.9, after issuance of warning letters and verbal warnings by the relevant DLO on site requiring the tenant to rectify the breach within prescribed time frame, a recent re-inspection shows that the breach had been rectified.</p>	<p>irregularities is expected to be completed within 3 months.</p> <p>➤ Follow-up action for Case 7 is completed.</p>

<b>Paragraph in Audit Report</b>	<b>Audit Recommendations</b>	<b>LandsD Responses in Audit Report</b>	<b>Actions Taken/to be Taken (as at 12.6.2020)</b>	<b>Implementation Timeline</b>
3.12 (b)	<p>Audit has recommended that the Director of Lands should take measures to ensure that applications for rectification of breaches of STT conditions are processed promptly and enforcement actions are taken in the event the applications are not approved (including the cases as identified by Audit in para. 3.11).</p>	<p>The Director of Lands accepts the audit recommendation. Apart from reminding DLOs to process applications for rectification of breach of STT conditions promptly and further review of enforcement action in accordance with the current instructions/guidelines, LandsD will also consider setting a time target for processing of applications for rectification of breaches of STT conditions.</p>	<p>➤ The WG has been formed to review various aspects for management of STTs, including measures to facilitate timely processing of applications for rectification of breaches of STT conditions, and ensure enforcement actions being taken if the applications are not approved.</p> <p>➤ For Case 8 of para. 3.11, the relevant DLO is actively processing the regularisation application and will continue to monitor and report the progress regularly to senior management until the case is completed.</p>	<p>➤ The review is expected to be completed within 6 months for implementation.</p> <p>➤ For Case 8, the processing of the regularisation application is expected to be completed within 9 months.</p>
3.19 (a)	<p>Audit has recommended that the Director of Lands should take measures to ensure the completeness and accuracy of STT</p>	<p>The Director of Lands accepts the audit recommendation and LandsD will take steps to make use of information technology, including TIS</p>	<p>➤ LandsD is prepared to revamp the TIS or make use of other related IT systems to ensure the completeness and accuracy of STT information in TIS for</p>	<p>➤ It is expected to take 3 years' time to revamp the system.</p>

Paragraph in Audit Report	Audit Recommendations	LandsD Responses in Audit Report	Actions Taken/to be Taken (as at 12.6.2020)	Implementation Timeline
3.19 (b)	<p>information in TIS; and</p> <p>Audit has recommended that the Director of Lands should take measures to make better use of information technology (e.g. TIS or other related computer systems) for providing management information for monitoring the management of STTs.</p>	<p>or other related computer systems, to enhance the completeness and accuracy of STT information and management of STTs.</p>	<p>providing management information for monitoring the management of STTs.</p>	
<b>Part 4: Management of Vacant Government Sites (VGSs) suitable for short term tenancy use</b>				
4.11 (a)	<p>Audit has recommended that the Director of Lands should make continued efforts to ensure the completeness and accuracy of lists of VGSs suitable for STT use;</p> <p>Audit has recommended that the Director of</p>	<p>The Director of Lands accepts the audit recommendations. LandsD will take steps to make use of information technology, including TIS or other related computer systems, to monitor and ensure the completeness and accuracy of</p>	<p>LandsD Headquarters issued a memorandum to all DLOs in January 2020 to fine-tune and elaborate on the existing guidelines regarding the overall management of VGSs and the assessment criteria for identifying sites suitable for STT use.</p> <p>LandsD has completed the</p>	<p>Review on matters in these areas has been completed. DLOs are following the relevant new instructions/guidelines.</p>
4.11 (b)	<p>Audit has recommended that the Director of</p>	<p>and accuracy of</p>	<p>LandsD has completed the</p>	



Paragraph in Audit Report	Audit Recommendations	LandsD Responses in Audit Report	Actions Taken/to be Taken (as at 12.6.2020)	Implementation Timeline
	<p>Lands should complete the early reviews on suitability for STT use of the sites identified by Audit in paragraphs 4.5(b) and 4.6(c);</p>	<p>information and proper documentation of selection criteria and DRBs' decisions in respect of VGSSs suitable for STT use.</p>	<p>review on all the 67 sites which the Audit identified to be pending review on their suitability for STT use and the findings are as follows:</p> <ul style="list-style-type: none"> <li>- 5 out of 67 sites included in the list of VGSSs suitable for STT use</li> <li>- the rest are not suitable due to lack of access or challenging site conditions etc.</li> </ul>	
4.11 (c)	<p>Audit has recommended that the Director of Lands should improve the documentation of:</p> <ul style="list-style-type: none"> <li>(i) the selection criteria for VGSSs suitable for STT use as endorsed by the District Review Boards (DRBs); and</li> <li>(ii) the decisions of DRBs on the suitability of VGSSs for STT use; and</li> </ul>		<p>➤ LandsD Headquarters issued a memorandum to all DLOs on 27.5.2020 providing additional guidelines for handling STTs. DLOs are reminded to hold DRB meetings on a regular basis and the discussion during the DRB meetings including categorising the VGSSs with reasons and justifications should be well documented in the minutes of DRB meetings.</p>	

Paragraph in Audit Report	Audit Recommendations	LandsD Responses in Audit Report	Actions Taken/to be Taken (as at 12.6.2020)	Implementation Timeline
4.11 (d)	<p>Audit has recommended that the Director of Lands should make better use of information technology to record information of VGSSs suitable for STT use (e.g. exploring the feasibility to incorporate information relating to VGSSs suitable for STT use in TIS or other related computer systems) with a view to enhancing the provision of management information for monitoring purposes.</p>	<p>The Director of Lands accepts the audit recommendation and LandsD will take steps to make use of information technology, including TIS or other related computer systems, to record relevant information of VGSSs suitable for STT use and to enhance analysis and monitoring.</p>	<p>LandsD is prepared to revamp the TIS or make use of other related IT systems to record relevant information of VGSSs suitable for STT use and to enhance analysis and monitoring.</p>	<p>It is expected to take 3 years' time to revamp the system.</p>
4.18 (a)	<p>Audit has recommended that the Director of Lands should, with a view to putting VGSSs suitable for STT use to beneficial use, consult the B/Ds concerned on</p>	<p>The Director of Lands accepts the audit recommendation and LandsD will review the current instructions/guidelines and mechanisms to ensure that</p>	<p>LandsD Headquarters issued a memorandum to all DLOs on 27.5.2020 providing additional guidelines for handling STTs. In respect of application concerning sites with permanent</p>	<p>Already implemented.</p>

Paragraph in Audit Report	Audit Recommendations	LandsD Responses in Audit Report	Actions Taken/to be Taken (as at 12.6.2020)	Implementation Timeline
4.18 (b)	<p>applications for temporary use of VGSs suitable for STT use and reserved for development;</p> <p>Audit has recommended that the Director of Lands should, with a view to putting VGSs suitable for STT use to beneficial use, fully explore with the B/Ds concerned possible ways of addressing their concerns in considering applications for temporary use of VGSs suitable for STT use and reserved for development; and</p>	<p>the relevant B/Ds are consulted on applications for temporary use of VGSs reserved for development under their respective purview.</p> <p>The Director of Lands accepts the audit recommendation and LandsD will take steps to explore with the relevant B/Ds possible ways of addressing their concerns when considering applications for temporary use of the VGSs reserved for development under their respective purview.</p>	<p>development programme, DLOs are reminded to seek comments from the bureau/department responsible for the future development before considering further actions on the application.</p>	
4.18 (c)	<p>Audit has recommended that the Director of Lands should, with a</p>	<p>The Director of Lands accepts the audit recommendation and</p>	<p>➤ The WG has been formed to review various aspects for management of STTs. In</p>	<p>➤ The review is expected to be completed within</p>

Paragraph in Audit Report	Audit Recommendations	LandsD Responses in Audit Report	Actions Taken/to be Taken (as at 12.6.2020)	Implementation Timeline
	<p>view to putting VGSSs suitable for STT use to beneficial use, consider using the co-management arrangement to put VGSSs suitable for STT use to beneficial use as and when appropriate.</p>	<p>LandsD will take steps to explore with the concerned B/Ds on the co-management arrangement of VGSSs when considering applications for temporary use of the VGSSs reserved for development under their respective purview with a view to putting those VGS to beneficial use as and when appropriate.</p>	<p>particular, the WG will explore any possible arrangement in co-management of VGSSs with concerned B/Ds for consideration of future applications for temporary use of VGSSs reserved for development.</p>	<p>6 months for implementation.</p>
4.19	<p>Audit has recommended that the Secretary for Development should, in collaboration with the Director of Lands, keep under review the effectiveness of the Funding Scheme and enhance publicity as and when needed with a view to making better use of</p>	<p>LandsD will cooperate with DEVB in implementing the audit recommendation.</p>	<p>LandsD will continue cooperating with DEVB in implementing the audit recommendation.</p>	<p>➤ On-going</p>

Paragraph in Audit Report	Audit Recommendations	LandsD Responses in Audit Report	Actions Taken/to be Taken (as at 12.6.2020)	Implementation Timeline
	<p>VGSSs suitable for STT use and of no general commercial interest to the public by NGOs.</p>			
4.32 (a)	<p>Audit has recommended that the Director of Lands should take measures to improve the site management of VGSSs suitable for STT use, including:</p> <p>(i) taking timely enforcement actions against unauthorised occupation of VGSSs suitable for STT use; and</p> <p>(ii) making continued efforts to ensure that the site management problems at Site C are timely resolved; and</p>	<p>The Director of Lands accepts the audit recommendation and LandsD will take measures to improve the site management of VGSSs suitable for STT use, including taking timely enforcement actions against unauthorised occupation of VGSSs suitable for STT use and making continued efforts to ensure that the site management problems at Site C are timely resolved, having regard to resources and priorities.</p>	<p>➤ The WG has been formed to review various aspects for management of STTs. In particular, the WG will consider measures to improve site management of VGSSs suitable for STT use.</p> <p>➤ The management problems of Site C has been resolved as follows:-</p> <ul style="list-style-type: none"> <li>- Repair works and weeds cutting and removal of objects from site were completed on 6.3.2020.</li> <li>- A 24-hour security guard has been put in place since 21.4.2020</li> <li>- Inspection on 25.5.2020 revealed that there was no unauthorised occupation of Government land</li> </ul>	<p>➤ The review is expected to be completed within 6 months for implementation.</p> <p>➤ Follow-up action for Site C is completed.</p>

<b>Paragraph in Audit Report</b>	<b>Audit Recommendations</b>	<b>LandsD Responses in Audit Report</b>	<b>Actions Taken/to be Taken (as at 12.6.2020)</b>	<b>Implementation Timeline</b>
4.32 (b)	<p>Audit has recommended that the Director of Lands should take measures to improve the disclosure of information relating to VGSs suitable for STT use on the Government's GeoInfo Map web page (e.g. providing more comprehensive site condition information) with a view to facilitating interested parties in making STT applications.</p>	<p>The Director of Lands accepts the audit recommendation and will take steps to make use of information technology, including TIS or other related computer systems, to improve the disclosure of information relating to VGSs suitable for STT use.</p>	<p>➤ LandsD is prepared to revamp the TIS or make use of other related IT systems to enhance completeness and accuracy of information VGS on the GeoInfo Map.</p>	<p>➤ It is expected to take 3 years' time to revamp the system.</p>