

For information

Legislative Council Panel on Welfare Services

Annual Briefing on Welfare Facility Projects Funded by the Lotteries Fund

Purpose

This paper briefs Members on new welfare facility projects which the Government plans to seek funding from the Lotteries Fund (LF) in 2020-21 and the latest development of projects reported in the last annual briefing.

Background

2. The Government strives to increase welfare service quotas to meet community needs under a multi-pronged approach. The Social Welfare Department (SWD) has earmarked sites in a number of Government projects for the construction of different types of welfare facilities, in particular elderly, rehabilitation and childcare service facilities which are in acute demand. These include public housing development projects, development projects of the Urban Renewal Authority, redevelopment/conversion projects of vacant school premises, development projects on “Government, Institution or Community (G/IC)” sites, etc. The Government will also incorporate land sale conditions for suitable land sale sites, requiring private developers to construct welfare facilities specified by the Government, with construction cost met by LF. At the same time, non-governmental organisations (NGOs) are encouraged to make better use of their existing sites through expansion, redevelopment or new development to provide much-needed welfare facilities through the Special Scheme on Privately Owned Sites for Welfare Uses (the Special Sites Scheme), with funding support of LF. In addition, the Government has proposed using \$20 billion to purchase properties in about three years to provide around 160 welfare facilities across 18 districts in Hong Kong. The Government briefed the Panel on this initiative on 10 June 2019 and will start the purchase as soon as possible when the funding is approved by the Finance Committee.

3. The Government briefs the Panel annually on new welfare facilities planning to seek support from LF in the coming year with an estimated recurrent cost exceeding the pre-defined threshold of \$10 million each. The Government will also provide the latest information on progress of projects reported in the last briefing. On the other hand, when a project with an estimated recurrent cost exceeding the pre-defined threshold of \$10 million has not been included in the annual briefing but needs to seek funding from LF before the next briefing, the Government will separately report to the Panel on the project.

New Welfare Facility Projects to Seek Funding from LF in 2020-21

4. The Government plans to seek funding from LF in 2020-21 in respect of 12 new welfare facility projects. Details of the projects are set out in **Annex 1**.

5. Among these proposed projects, four are public housing developments, three are private land developments, two are projects to be implemented by the Hong Kong Housing Society, and the remaining three are projects under the Special Sites Scheme. These projects will provide welfare facilities in different areas, including elderly and rehabilitation services.

6. These projects are at different planning stages. The Government will continue to take various follow-up actions with a view to delivering the projects as soon as possible, which include the planning of the required facilities, carrying out local consultation, ascertaining the construction cost and recurrent expenditure, etc. Upon confirming the details of individual projects, the Government will, in accordance with the prevailing approval procedures, consult the Lotteries Fund Advisory Committee (LFAC) on the funding applications, before officers with delegated authority from the Financial Secretary approve the funding.

Selection of Operators

7. Except for those under the Special Sites Scheme, the SWD will invite NGOs or private operators through tendering for operating the proposed RCHEs by contracts; for the other proposed welfare facilities (for example rehabilitation facilities), the SWD will invite NGOs to submit proposals and select suitable operators.

Funding Arrangements

8. The LF funding will cover the costs of fitting-out works and purchase of furniture and equipment of the welfare facilities concerned. The SWD will submit funding applications to LFAC in due course having regard to the progress of individual projects.

Recurrent Financial Implications

9. The estimated full-year recurrent funding requirements for the LF-funded welfare facility projects¹ will be included in the draft Estimates of the relevant years.

Public Consultation

10. Among the welfare facility projects which the Government plans to seek funding from LF in 2020-21, some of them have already carried out local consultation. Stakeholders generally had no adverse comments on the concerned developments, including the proposed welfare facilities therein. For the remaining projects, the Government will conduct local consultation in due course taking into account progress of each project.

Latest Development of the Projects in the 2019-20 Annual Briefing

11. The Government briefed the Panel at the meeting on 15 April 2019 on new welfare facility projects seeking funding from LF. The latest development of these projects is set out in **Annex 2**.

Advice Sought

12. Members are invited to note the new welfare facility projects which the Government plans to seek funding from LF and the latest development of projects reported in the last annual briefing.

Labour and Welfare Bureau
Social Welfare Department
April 2020

¹ Including personal emoluments, other charges, rates and government rent, management and maintenance fees, minus the revenue from the payments made by service users (if applicable).

New Projects Planned to Seek Funding from the Lotteries Fund¹

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
1.	Redevelopment of Mei Tung Estate, Wong Tai Sin (Older Part)	This public housing re-development has a site area of about 2.05 hectares (ha). Four domestic blocks are proposed to be constructed, producing about 2 800 public housing flats for a planned population of about 7 500.	<ul style="list-style-type: none"> Residential Care Home for the Elderly (RCHE) (150 places) Day Care Centre for the Elderly (DE) (80 places) The project will also provide a Neighbourhood Elderly Centre (NEC) (reprovisioned facility), two Office Bases of On-Site Pre-School Rehabilitation Services (200 places), Special Child Care Centre (SCCC) (60 places), Hostel for Severely Mentally Handicapped Persons (HSMH) (30 places), 	Housing Department (HD)	About 131.20 million	About 36.20 million	Service commencement expected to start from 2028-29 onwards	District Council (DC) consultation was completed in March 2020.

¹ The list only includes projects with an estimated recurrent cost exceeding \$10 million.

² The indicative recurrent cost is only a preliminary estimate and will be subject to change as we continue to work out the details of the projects.

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
			Day Activity Centre (DAC) (50 places) and Girls' Hostel (30 places) (reprovisioned facility), the construction cost of which will be met by Block Allocation of CWRP Head 708 Sub-head 8001SX.					
2.	Comprehensive Development Area (CDA) development encompassed by Lai Hong Street, Fat Tseung Street West, Sham Mong Road and West Kowloon Corridor and a small strip of Government land on Lai Hong Street, Cheung Sha	The site has an area of about 23 700 m ² . It is currently occupied by two existing godowns (viz. Kerry Hung Kai Warehouse (Cheung Sha Wan) and Yuen Fat Warehouse) and mainly zoned "CDA" with a small strip of Government land of 3 006 m ² shown as "Road" on the relevant Outline Zoning Plan. The developers of the site have submitted a revised planning application for its proposed development (with the provision of some welfare	<ul style="list-style-type: none"> • RCHE (100 places) • DE (60 places) • NEC • Support Centre for Persons with Autism (reprovisioned facility) 	Developers	Under planning	Under planning	Under planning	Planning application submitted by the developers was published for public inspection and comments in accordance with the Town Planning Ordinance.

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
	Wan	facilities in the subject development) for consideration by the Town Planning Board.						
3.	Kai Tak Area 1E Site 1, Kowloon	The site has an area of about 16 937 m ² and will be granted to the Hong Kong Housing Society (HKHS) for redevelopment of Chun Seen Mei Chuen and development of a dedicated rehousing estate to rehouse eligible households affected by Government projects or those of the Urban Renewal Authority. The site is zoned “Other Specified Uses” annotated “Mixed Use (3)” under the relevant Outline Zoning Plan. A lease modification is required for the provision of RCHE cum Day Care Unit for the Elderly (DCU).	<ul style="list-style-type: none"> • RCHE (250 places) cum DCU (30 places) • The project will also provide the following welfare facilities - <ul style="list-style-type: none"> - NEC - Child Care Centre (CCC) (100 places) - Outreaching Team for Ethnic Minorities (reprovisioned facility) - Integrated Home Care Services Team (IHCST) (reprovisioned facility) - DE (60 places) - SCCC (30 places) - Early Education and Training 	HKHS	Under planning	Under planning	Under planning	Consultation was conducted in July 2019 and September 2019.

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
			Centre (EETC) (90 places)					
4.	Kai Tak Area 2A Site 1, Kowloon	The site has an area of about 1.98 ha and is planned to be put up for sale by tender.	RCHE and other welfare facilities, the details of which are under planning	Developer	Under planning	Under planning	Under planning	The Government will conduct local consultation.
5.	Kai Tak bundled sites at Area 2A Site 2 and Area 2A Site 3, Kowloon	The site has a total area of about 1.23 ha and is planned to be put up for sale by tender.	Residential facilities for rehabilitation and other welfare facilities, details of which are under planning	Developer	Under planning	Under planning	Under planning	The Government will conduct local consultation.
6.	Public housing development at Wang Chau, Yuen Long (Phase 1)	The public housing development has a total site area of about 4.1 ha., producing about 1 990 public housing flats for a planned population of about 5 580.	Residential and related facilities for elderly and rehabilitation services, details of which are under planning	HD (To be confirmed)	Under planning	Under planning	Under planning	The Government will conduct local consultation.
7.	Public housing development at Wu Shan Road, Tuen Mun	The public housing development has a total site area of about 1.89 ha. Three domestic blocks are proposed to be constructed, producing about 2 940	<ul style="list-style-type: none"> • RCHE (150 places) cum DCU (20 places) • The project will also provide an NEC, the construction cost of which will be met by 	HD	Under planning	Under planning	Under planning	DC consultation was completed in March 2019.

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
		public rental flats for a planned population of about 8 230.	Block Allocation of CWRF Head 708 Sub-head 8001SX					
8.	Public housing development at Tung Chung Area 103	The public housing development has a total site area of about 1.73 ha. Three domestic blocks are proposed to be constructed, producing about 1 900 public housing flats for a planned population of about 5 800.	<ul style="list-style-type: none"> • NEC • IHCST 	HD	Under planning	About \$19 million	Service commencement expected in 2026-27	DC consultation was completed in March 2020.
9.	Comprehensive redevelopment of Ming Wah Dai Ha	The site has a net site area of about 32 057 m ² and is currently zoned “CDA” under the relevant Shau Kei Wan Outline Zoning Plans. Lease modification is required for the proposed development.	<ul style="list-style-type: none"> • RCHE (150 places) • DE (60 places) 	HKHS	Under planning	About \$35.18 million	Service commencement expected to start from 2027-28 onwards	DC consultation was completed in July 2017.
10.	Redevelopment of Yuen Yuen Home for the Aged (YYHA) by The Yuen Yuen Institute	The subject site is located at No. 31 & 33 Lo Wai Road, Sam Dip Tam, Tsuen Wan. YYHA is made up of three single-storey building blocks providing 55 places of care	<ul style="list-style-type: none"> • CoC Home (387 places) cum DCU (30 places) • EETC (90 places) 	Authorised Persons (AP) to be appointed by the applicant organisation	Under planning	About \$83.82 million	Under planning	The applicant organisation and the Government will jointly conduct local

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
	(this is a project under the Special Sites Scheme)	and attention home for the elderly with continuum of care (CoC Home). The applicant organisation plans to redevelop the existing blocks of YYHA into a six-storey new building to provide residential and day care services for the elderly and construct a new single-storey building in a vacant area within the subject site to provide rehabilitation service.						consultation in due course.
11.	Development on a site at Lei Yue Mun Path, Yau Tong by Hong Kong Student Aid Society (HKSAS) (this is a project under the Special Sites Scheme)	The subject site is located at Lei Yue Mun Path, Yau Tong, with an area of about 1 110 m ² . The applicant organisation plans to develop a 22-storey building for the reprovisioning of the HKSAS's Head Office and Holland Hostel as well as the provision of various rehabilitation services and small group homes (SGH).	<ul style="list-style-type: none"> • HSMH (50 places) • DAC (100 places) • SGH (two sets of 30 places each, i.e. altogether 60 places) • Transitional Home for Vulnerable Youngsters • Career Development Service • Reprovisioning the existing Holland Hostel and HKSAS's Head Office 	AP to be appointed by the applicant organisation	Under planning	About \$55.83 million	Under planning	The applicant organisation and the Government will jointly conduct local consultation in due course.

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
12.	Redevelopment of the Hong Kong Society for Rehabilitation Lam Tin Complex (this is a project under the Special Sites Scheme)	The subject site is located at 7 Rehab Path, Kwun Tong. The applicant organisation plans to redevelop the existing two-storey building into an 11-storey building (including two levels of basement carpark) for the provision of residential and day care services for the elderly and rehabilitation.	<ul style="list-style-type: none"> • CoC Home (400 places) • DE (120 places) • HSMH (100 places) • Hostel for Moderately Mentally Handicapped Persons (100 places) • Integrated Vocational Rehabilitation Services Centre (120 places) • DAC (100 places) • SCCC (60 places) • Community rehabilitation network station • Self-help resource hub • House of aphasia • Training institute on holistic rehabilitation and wellness • Work-based CCC (32 places) • Re-provisioning the existing services including a vocational rehabilitation and retraining centre, a 	AP to be appointed by the applicant organisation	Under planning	About \$137.27 million	Under planning	The applicant organisation and the Government will jointly conduct local consultation in due course.

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			centre on rehabilitation and wellness with a hydro pool, Kids on the Block, Rehabus service and accessible hire car service					

Latest Progress of Projects Reported in the Last Annual Briefing¹

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost ²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
1.	Public housing development at North West Kowloon Reclamation Site 1 (East), Sham Shui Po	The public housing development has a gross site area of about 1.5 hectares (ha). Three domestic blocks are proposed to be constructed, producing about 2 590 flats for a planned population of about 7 065. Construction works have commenced in phases and are expected to be completed by the fourth quarter of 2023.	<ul style="list-style-type: none"> Residential Care Home for the Elderly (RCHE) (100 places) The project will also provide a Neighbourhood Elderly Centre (NEC) (reprovisioned facility), the construction cost of which will be met by Block Allocation of CWRP Head 708 Sub-head 8001SX 	Housing Department (HD)	About \$67.33 million	About \$17.34 million	Service commencement expected in 2025-26	District Council (DC) consultation was completed in February 2016.
2.	Public housing development at Hiu Ming Street, Kwun Tong	The public housing development has a gross site area of about 1.06 ha. Two domestic blocks and an ancillary facility block are proposed to be constructed, producing about 1 080 flats for a planned population of	<ul style="list-style-type: none"> RCHE (100 places) cum Day Care Unit for the Elderly (DCU) (30 places) Hostel for Severely Mentally Handicapped Persons (HSMH) (50 places) cum Day Activity Centre (DAC) 	HD	About \$141.6 million	About \$38.43 million	Service commencement expected to start from 2026-27 onwards	DC consultation was completed in January 2017.

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	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
		about 3 030. The construction works have commenced in phases and are expected to be completed in 2025.	(50 places) <ul style="list-style-type: none"> • The construction cost of the following facilities will be met by Block Allocation of CWRP Head 708 Sub-head 8001SX: <ul style="list-style-type: none"> • Special Child Care Centre (SCCC) (60 places) cum Early Education and Training Centre (EETC) (90 places) • Counseling Centre for Psychotropic Substance Abusers 					
3.	Public housing development at Ching Hong Road North, Tsing Yi	The public housing development will be carried out in three phases involving a total site area of about 6.2 ha. Four domestic blocks are proposed to be constructed, producing about 3 200 flats for a planned population of about 7 800. The foundation works have commenced.	<ul style="list-style-type: none"> • RCHE (150 places) • The construction cost of the following facilities will be met by Block Allocation of CWRP Head 708 Sub-head 8001SX: <ul style="list-style-type: none"> - Day Care Centre for the Elderly (DE) (60 places) - NEC (reprovisioned) 	HD	About \$111.9 million	About \$28.2 million	Service commencement expected in 2025-26	DC consultation was completed in October 2017.

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
		Construction works are expected to be completed by phases from 2023 to 2029.	facility) - Integrated Children and Youth Services Centre (reprovisioned facility) - Social and Recreational Centre for the Disabled (S&RC) (reprovisioned facility) - Child Care Centre (CCC) (100 places) (reprovisioned facility)					
4.	Public housing development at Tuen Mun Area 29 West	The public housing development project has a site area of about 0.75 ha. One domestic block is proposed to be constructed, producing about 990 flats for a planned population of about 2 500. The foundation works have commenced. Construction works are expected to be completed	<ul style="list-style-type: none"> • RCHE (100 places) 	HD	About \$76.62 million	About \$17.86 million	Service commencement expected in 2026-27	The DC has been consulted five times since 2012. The consultation has been completed.

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
		in 2024.						
5.	Junction of Yau King Lane and Pok Yin Road, Pak Shek Kok, Tai Po [TPTL 244]	The site has an area of about 3.32 ha and was disposed by tender. Construction works are expected to be completed by the third quarter of 2024.	<ul style="list-style-type: none"> • RCHE (100 places) 	Developer	About \$75.27 million	About \$17.37 million	Service commencement expected in 2025-26	The Town Planning Board published the relevant planning application for the development for public inspection and comments from 7 to 28 September 2018, and approved the application on 17 October 2018.
6.	Public housing development at Lei Yue Mun Estate Phase 4	The public housing development has a site area of about 1.1 ha, producing about 2 000 public rental flats for a planned population of about 5 600.	<ul style="list-style-type: none"> • RCHE (250 places) • The construction cost of the following facilities will be met by Block Allocation of CWRP Head 708 Sub- 	HD	About \$183.2 million	About \$42.71 million	Service commencement expected in 2026-27	DC consultation was completed in November 2018.

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
		Site formation and piling works have commenced by phases. Construction works are expected to be completed in 2024-25.	head 8001SX: <ul style="list-style-type: none"> - NEC (reprovisioned facility) - 100-place CCC - Support Centre for Persons with Autism - Office bases for On-site Pre-school Rehabilitation Services (2 teams) - S&RC - DE (60 places) - Kindergarten-cum-Child Care Centre (140 places) (reprovisioned facility) 					
7.	Joint User Complex at Lei King Road	The Leisure and Cultural Services Department and SWD plan to develop a joint-user building on a Government site at Lei King Road, Sai Wan Ho to provide a district library and a RCHE respectively. The proposed site, located	<ul style="list-style-type: none"> • RCHE (200 places) 	Architectural Services Department (ArchSD)	About \$198 million	About \$35.91 million	Service commencement expected in 2025-26	DC consultation was completed in October 2017.

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
		at Lei King Road, Sai Wan Ho (i.e. adjacent to the Eastern Law Courts Building), has a site area of about 2 700 m ² . The proposed building has six storeys, and the proposed RCHE will be located on the third to fifth floors. Funding application for the project is pending for submission to the Finance Committee of the Legislative Council for approval. Depending on the timing for securing funding approval, the construction works are expected to be completed by 2023 at the earliest.						
8.	Expansion of Hong Kong Sheng Kung Hui Nursing Home, Wong Tai Sin by Hong Kong Sheng Kung	The subject site is located at 6 Chun Yan Street, Wong Tai Sin. The existing nursing home building has eight storeys, providing a total of 280 subsidised nursing home places. The applicant	<ul style="list-style-type: none"> • Nursing Home (120 places) and DE (60 places) 	Authorised Persons (AP) to be appointed by the applicant organisation	About \$180 million	About \$43 million	Service commencement expected in 2024-25	DC consultation was completed in November 2018.

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
	Hui Welfare Council Limited (this is a project under the Special Sites Scheme)	organisation plans to construct an eight-storey new building at the carpark near the existing building, and a two-storey new building at the landscaped garden on the other side of the existing building for the provision of additional nursing home and day care services for the elderly. The applicant organisation is arranging tendering to engage consultancy services for detailed design of the project.						
9.	Kai Tak Area 4A Site 1, Kowloon	The site has an area of about 1.64 ha and was disposed by tender. Construction works are expected to be completed by March 2025	<ul style="list-style-type: none"> • RCHE (200 places) • CCC (100 places) 	Developer	About \$160.5 million	About \$39.56 million	Service commencement expected to start from 2025-26 onwards	DC consultation was completed in November 2018.
10.	Public housing development at Yip Wong Road, Tuen Mun	The public housing development has a total site area of about 2.41 ha. Four domestic blocks are proposed to be constructed,	<ul style="list-style-type: none"> • HSMH (50 places) cum DAC (50 places) • The construction cost of the following facilities will be met by 	HD	About \$60.54 million	About \$18.71 million	Service commencement expected in 2025-26	DC consultation was completed in March 2019.

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
		producing about 3 550 public rental flats for a planned population of about 9 930. The construction works are expected to be completed in 2024-25.	Block Allocation of CWRP Head 708 Sub-head 8001SX: <ul style="list-style-type: none"> - NEC - Supported Hostel for Mentally Handicapped Persons (SHOS(MH)) (20 places) - Supported Hostel for Mentally/Physically Handicapped Persons (SHOS(MPH)) (30 places) - Integrated Vocational Rehabilitation Services Centre (IVRSC) (80 places) 					
11.	Multi-welfare Services Complex (MWSC) in Area 29 of Kwu Tung North New	The subject site, with an area of about 1.05 ha, is located at Area 29 of KTNND. A MWSC is planned to be constructed providing elderly and rehabilitation facilities,	<ul style="list-style-type: none"> • 7 RCHEs (with 250 places each) • Care and Attention Home for Severely Disabled Persons (40 places) • HSMH (50 places) cum 	ArchSD	About \$1,994.8 million	About \$264.6 million	Service commencement expected in 2023-24	DC consultation was conducted in June 2018.

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
	Development Area (KTNND A)	amongst which five 250-place RCHEs will be used to accommodate the existing residents of the private RCHEs in Dills Corner Garden affected by the clearance for the development of KTNND A. The construction works have commenced and are expected to be completed in 2022-23.	DAC (50 places)					
12.	Kai Tak Area 2A Site 4, Area 2A Site 5(B) and Area 2A Site 10, Kowloon	The site has a gross floor area of about 105 650m ² and is being put up for sale by tender. The construction works are expected to be completed by September 2026.	<ul style="list-style-type: none"> • Two RCHEs (150 places each) cum DCUs (30 places each) • Residential Child Care Centre (96 places) • Parents/Relatives Resource Centre 	Developer	About \$274 million	About \$94.37 million	Service commencement expected to start from 2027-28 onwards	DC consultation was completed in July 2019.
13.	Kai Tak Area 4A Site 2, Kowloon	The site has a gross floor area of about 107 970 m ² and was disposed by tender. Construction works are expected to be completed by June 2025.	<ul style="list-style-type: none"> • RCHE (200 places) cum DCU (30 places) • DE (60 places) • NEC • Integrated Home Care Services Team • Small Group Home (30 places) 	Developer	About \$270.8 million	About 85.20 million	Service commencement expected to start from 2026-27 onwards	DC consultation was completed in July 2019.

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			<ul style="list-style-type: none"> • IVRSC (120 places) • Hostel for Moderately Mentally Handicapped Persons (HMMH) (50 places) 					
14.	Public housing development at Wang Chiu Road (Phase 1), Kwun Tong	The public housing development has a total site area of about 1.71 ha. Three domestic blocks are proposed to be constructed, producing about 2 650 public rental flats for a planned population of about 6 600. Construction works are expected to be completed in July 2025.	<ul style="list-style-type: none"> • RCHE (100 places) cum DCU (20 places) • The project will also provide a CCC (100 places), the construction cost of which will be met by Block Allocation of CWRP Head 708 Sub-head 8001SX. 	HD	About \$80.29 million	About \$19.71 million	Service commencement expected in 2027-28	DC consultation was completed in May 2017.
15.	Conversion of ex-Kei Leung Primary School, Tuen Mun into an integrated welfare service complex	SWD proposes converting the premises of ex-Kei Leung Primary School at Leung King Estate, Tuen Mun into an integrated welfare service complex. The school premises consist of two buildings of one storey and seven storeys respectively with an	<ul style="list-style-type: none"> • RCHE (100 places) • IVRSC (120 places) • SHOS(MPH) (two sets of 30 places each, i.e. 60 places in total) • Integrated community centre for mental wellness (reprovisioned facility) 	SWD	About \$101 million	About \$41 million	Service commencement expected to start from 2023-24 onwards	DC consultation was completed in September 2013. Agreement from the Incorporated Owners of

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
		estimated gross floor area (GFA) of about 5 185 m ² . The conversion works are expected to be completed in 2022-23.						Leung King Estate was obtained in March 2018.
16.	Conversion of ex-Kei Ching Primary School, Tai Po into an integrated welfare service complex	SWD proposes converting the premises of ex-Kei Ching Primary School at Fu Shin Estate, Tai Po into an integrated welfare service complex. The school building has seven storeys with an estimated GFA of about 5 559 m ² . The conversion works are expected to be completed in 2023-24.	<ul style="list-style-type: none"> • RCHE (130 places) • DE (60 places) • HSMH (60 places) • DAC (60 places) 	SWD	About \$128 million	About \$49 million	Service commencement expected to start from 2024-25 onwards	DC consultation was completed in 2012. At the meeting held on 24 January 2019, the Incorporated Owners of Fu Shin Estate confirmed that they had no objection to SWD's latest proposal.
17.	Health Centre and Social Welfare Facilities	The Food and Health Bureau, Department of Health and SWD plan to develop a joint-user	<ul style="list-style-type: none"> • RCHE (100 places) • DE (60 places) • NEC Sub-base • SHOS(MH) 	ArchSD	Under planning	About \$33.31 million	Service commencement expected to start from 2025	DC consultation was completed in

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
	Building in Siu Sai Wan	building to provide health centre cum social welfare facilities at Siu Sai Wan. The proposed site, located at Siu Sai Wan Road, Siu Sai Wan (i.e. adjacent to the Siu Sai Wan Complex), has a site area of about 1,805 m ² . The construction works are expected to be completed by June 2024.	(40 places)				onwards	November 2018.
18.	Public housing development at Pak Tin Estate Phase 13	The public housing development has a total site area of about 2.5 ha. Three domestic blocks are proposed to be constructed, producing about 2 400 flats for a planned population of about 7 100. Construction works are expected to be completed in 2026.	<ul style="list-style-type: none"> • Hostel for Severely Physically Handicapped Persons (HSPH) (50 places) • IVRSC (120 places) • The project will also provide a HMMH (40 places), DE (40 places) and a NEC, the construction cost of which will be met by Block Allocation of CWRP Head 708 Sub-head 8001SX. 	HD	About \$70.17 million	About \$22.26 million	Service commencement expected in 2027-28	Local consultation was completed in February 2019.

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
19.	Public housing development at Sheung Shui Areas 4 and 30 Site 1	The public housing development has a total site area of about 1.44 ha. Three domestic blocks are proposed to be constructed, producing about 2 040 public rental flats for a planned population of about 5 710. Construction works for Phase 1 are expected to be completed in 2025-26.	<ul style="list-style-type: none"> • RCHE (100 places) • The project will also provide a HMMH (50 places), a IVRSC (80 places), HSMH (50 places) and DAC (50 places) in Phase 2 of the development with works to be commenced in 2022-23. 	HD	About \$79.59 million for RCHE (the estimated construction cost for other welfare facilities in Phase 2 of the development is under planning)	About \$17.29 million	Service commencement expected in 2027-28	DC consultation was completed in January 2019.
20.	Tai Po Town Lot 157 and Various Lots in D.D. 165, D.D. 207 and D.D. 218 and Adjoining Government Land, Sai Sha, Shap Sz Heung	The site has an area of about 74.8 ha. The majority of the site is currently zoned “Comprehensive Development Area” and the remaining portions zoned “Village Type Development”, “Government, Institution and Community”, “Open Space”, “Green Belt”, “Road” and “Country Park” under the relevant Shap Sz Heung and Ma On Shan Outline Zoning Plans.	<ul style="list-style-type: none"> • RCHE (100 places) cum DCU (30 places) • SCCC (60 places) • NEC • District Support Centre for Persons with Disabilities 	Developer	Under planning	About \$48.01 million	Under planning	The Government will conduct local consultation.

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
		The developer is required to apply to the Lands Department for lease modification / land exchange to give effect to the proposed development.						
21.	Redevelopment of Stewards Peace Clinic Building by Stewards (this is a project under the Special Sites Scheme)	The subject site is located at 145 Hong Ning Road, Kwun Tong. The existing building has three storeys mainly providing medical and dental services for the public. The applicant organisation plans to demolish the existing building for construction of a new ten-storey (with a basement floor) building. The technical feasibility study (TFS) of the project was completed.	<ul style="list-style-type: none"> • HSMH (50 places) • DAC (50 places) • SCCC (60 places) • EETC (90 places) • Parents/Relatives Resource Centre 	AP to be appointed by the applicant organisation	Under planning	About \$36.59 million	Under planning	DC consultation was completed in March 2019.
22.	Development of a vacant site at Ma Tin Road, Yuen Long by The Evangelical	The subject site is located at Ma Tin Road, Yuen Long. The applicant organisation plans to develop a six-storey building on the site for the	<ul style="list-style-type: none"> • Care and attention home for the elderly with continuum of care (CoC Home) (159 places) 	AP to be appointed by the applicant organisation	Under planning	About \$12.61 million	Under planning	Views from the local stakeholders were sought earlier on the land grant

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
	Gospel Lutheran Church Limited (this is a project under the Special Sites Scheme)	provision of a RCHE and church facilities. The TFS of the project was completed.						application. The applicant organisation and the Government are consulting relevant DC.
23.	Redevelopment of Buddhist Po Ching Care and Attention Home for the Aged Women by Heung Hoi Ching Kok Lin Association (this is a project under the Special Sites Scheme)	The subject site is located at 10 Chi Fuk Circuit, Fanling. The existing building has four storeys, providing 128 CoC Home subvented places. The applicant organisation plans to redevelop the existing building into a seven-storey building for the provision of residential and day care services for the elderly. The TFS of the project is underway.	<ul style="list-style-type: none"> • CoC Home (128 existing places and 122 additional places) cum DCU (20 places) 	AP to be appointed by the applicant organisation	Under planning	About \$20.86 million	Under planning	The applicant organisation and the Government will jointly conduct local consultation in due course.

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
24.	Redevelopment of the Factory for the Blind by The Hong Kong Society for the Blind (this is a project under the Special Sites Scheme)	The subject site is located at 19 Mok Cheong Street, To Kwa Wan. The existing Factory for the Blind building has three storeys, providing a 52-place care and attention (C&A) home for the aged blind and a 80-place factory section of Factory for the Blind cum a 130-place sheltered workshop. The applicant organisation plans to redevelop the existing Factory for the Blind into a 17-storey building for the provision of various rehabilitation services as well as welfare services for the visually impaired. The TFS of the project is underway.	<ul style="list-style-type: none"> • HSMH (150 places) • DAC (150 places) • HMMH (50 places) • IVRSC (100 places) • Vocational rehabilitation services centre for the visually impaired • Re provisioning the existing Factory for the Blind cum sheltered workshop (130 existing places and 30 additional places) • Re provisioning the C&A Home for the Aged Blind (52 existing places and 48 additional places) 	AP to be appointed by the applicant organisation	Under planning	About \$80.24 million	Under planning	DC consultation was completed in June 2019.
25.	Kai Tak Area 4B Site 5, Kowloon	The site has an area of about 1.39 ha.	<ul style="list-style-type: none"> • RCHE and other welfare facilities, the details of which are under planning 	Under planning	Under planning	Under planning	Under planning	DC consultation was conducted in July 2019.

	Site Location and Nature of Development Project	Brief Description of Development Project	Proposed Welfare Facility	Works Agent	Estimated Construction Cost	Indicative Recurrent Cost²	Estimated Timetable of Delivery of Welfare Facility	Public Consultation
26.	Lai Kong Street, Kwai Chung [KCTL 515]	The site has an area of about 0.38 ha and is planned to be put up for sale by tender.	<ul style="list-style-type: none"> Residential and related facilities for rehabilitation, details of which are under planning 	Developer	Under planning	Under planning	Under planning	The Government will conduct local consultation.