

政府總部
民政事務局

香港添馬添美道二號
政府總部西翼十二樓



**GOVERNMENT SECRETARIAT
HOME AFFAIRS BUREAU**

12TH FLOOR, WEST WING,
CENTRAL GOVERNMENT OFFICES,
2 TIM MEI AVENUE,
TAMAR,
HONG KONG.

本函檔號 Our Ref: HAB/R&S 4039/M05/100
來函檔號 Your Ref : CB1/F/3/6

電話號碼 Tel. No.: 3586 3163
傳真號碼 Fax No.: 3586 0591

22 June 2021

Legislative Council Secretariat
Legislative Council Complex
1 Legislative Council Road
Central, Hong Kong
(Attn: Mr Patrick Choi)

Dear Mr Choi,

**Establishment Subcommittee Meeting
Follow-up to ESC meeting on 9 June 2021
EC(2021-22)3**

As requested by a Member of the Establishment Subcommittee, we provide herewith supplementary information on the justification and cost estimate of the engagement of consultants by the Kai Tak Sports Park Section as below:

The Kai Tak Sports Park (KTSP), which occupies 28 hectares of land with up to 400 000 square metres construction floor area and costs about \$31.9 billion, is the largest sports infrastructure project in Hong Kong. The KTSP will provide modern large-scale sports facilities with the application of advanced technologies and unique design elements, such as the design and construction of Hong Kong's first 50 000-seat multi-purpose Main Stadium with a retractable roof system, roof structure of over 14 000 tonnes of steel and mega-trusses spanning over 180 metres.

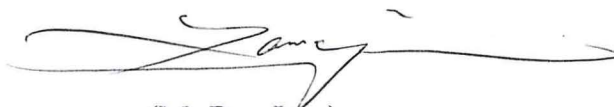
Given its mega-scale, complexity and tight programme, the KTSP is a major and highly challenging works project. During the design and construction stage, an immense amount of contract administration and works supervision duties are involved, including design and construction review of over 50 000 drawings, quality supervision, standard compliance checking, site safety inspection and interim payment certification, etc. At the peak period, the Contracted Party will have about 1 000 design and management staff and up to 4 500 workers working on site. Despite a team of 40 in-house professional officers has been set up in Home Affairs Bureau to supervise the construction progress, taken into account the mega-scale and complexity of the project, the engagement of Technical Services Consultant, Quantity Surveying Consultant and

resident site supervisory staff is necessary to help undertake the contract administration and works supervision duties of the project.

Furthermore, the KTSP is a designated project under Schedule 2 of the Environmental Impact Assessment Ordinance (Cap. 499). According to the Environmental Permit, an Environmental Team and Independent Environmental Checker have to be engaged to handle and review issues and reporting related to environmental matters during the design and construction stage.

The associated consultancy fee including contract administration and site supervision etc. of the project is approximately \$390.1M. The cost breakdown is detailed in item (j) of paragraph 14 of the Item for Public Works Subcommittee of Finance Committee - PWSC(2017-18)2 (see Enclosure 1 for details).

Yours sincerely,

A handwritten signature in black ink, appearing to read 'Ray Lau', with a long horizontal flourish extending to the right.

(Mr Ray Lau)

for Secretary for Home Affairs

Encl.

		\$ million	
(h)	Mitigation measures and environmental monitoring and audit (EM&A) for construction works	479.0	
(i)	Furniture and equipment	280.0	
(j)	Consultants' fees for	390.1	
	(i) contract administration	278.8	
	(ii) management of resident site staff (RSS)	71.3	
	(iii) EM&A programme and independent environmental checker	40.0	
(k)	Remuneration of RSS	713.5	
(l)	Contingencies ⁶	2,294.5	
	Sub-total	23,847.3	(in September 2016 prices)
(m)	Provision for price adjustment	8,050.7	
	Total	31,898.0	(in MOD prices)

15. The breakdown of capital cost by facilities is at Enclosure 6. We propose to engage consultants to undertake contract administration and site supervision of the project. A detailed breakdown of the estimate for consultants' fees and RSS costs by man-months is at Enclosure 7. The construction floor area (CFA) of the project is about 390 000 m². The estimated construction unit cost, represented by the building and building services costs, is about \$41,900 per m² of CFA in September 2016 prices.

16. Subject to Finance Committee's approval, we will phase the expenditure as follows –

/ Year

⁶ It includes the provision of \$180.0 million for bid incentive.