

**Views and concerns raised by Heung Yee Kuk Councillors at the  
meeting with LegCo Members held on 2 March 2004**

III Processing of small house applications and review of the Small  
House Policy

(a) *Processing of small house applications*

The Lands Department (Lands D) has drawn up new and streamlined procedures that will reduce the waiting time for processing small house applications. Under these new procedures, applications will be divided into two categories, namely, straightforward and non-straightforward ones with different processing procedures and time frames. Lands D is consulting Heung Yee Kuk on these new procedures for early implementation.

In addition to the above, Lands D has also deployed additional staff to those District Lands Offices where the workload is heavy. This would help expedite the processing of outstanding small house applications.

(b) *Village Expansion Area Scheme*

The Village Expansion Area (VEA) scheme, evolved from the Small House Policy, aims to provide better planning of village developments and to cater for the housing needs of the indigenous villagers. The VEAs, developed by Government, provide an opportunity for indigenous villagers who do not have their own land to apply for a private treaty grant of Government land for building small houses. The development of VEA is subject to the

availability of land and other Government resources.

The VEA scheme is closely related to the Small House Policy and its construction requires land and other Government resources. For these reasons, the Administration is of the view that new or proposed VEA projects should not be initiated or proceeded further before the completion of the Small House Policy review.

A proposed VEA project should not be regarded as “approved” unless the Executive Council has approved the relevant land resumption requirement, and that funding has been approved for that particular project. In this respect, no approved VEA projects have been affected by the review of the Small House Policy. Only 11 proposed projects have been held in abeyance for the reasons given in the above paragraph

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