

立法會 *Legislative Council*

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Panel on Planning, Lands and Works

Meeting on 21 December 2004

Revised Background Brief

Drainage Improvement Work at Ma Wat River in Northern New Territories

Introduction

As an effort to resolve the flooding problems in the area around Kau Lung Hang, Yuen Leng, Tai Hang and Nam Wa Po, the Government constructs drainage improvement works in Northern New Territories. Among the package of improvement works is the construction of drainage channels with associated access roads at Ma Wat River. The project is part of the public works project Item No. 112 CD (PWP 112CD) – Drainage Improvement in Northern New Territories – Package A, and was gazetted on 5 December 2003. By the deadline of 3 February 2004, the Environment, Transport and Works Bureau received 65 objections under the Roads (Works, Use and Compensation) Ordinance (Cap. 370).

2. At the meeting of LegCo Members with Tai Po District Council (TPDC) members on 4 March 2004, TPDC members raised the concerns of residents affected by the project. Members noted that in view of the large number of objections received, the clearance exercise originally scheduled for December 2004 would likely be deferred by two to three months.

The Project

3. The Drainage Improvement in North New Territories – Package A comprises, among others, the construction of about 7 kilometres of drainage channels as detailed in **Appendix I**. According to the Administration, the works aim to upgrade the flood protection level in Northern New Territories which have become susceptible to flooding as a result of changes to land use. Funding approval was given by the Finance Committee on 22 June 2001 for

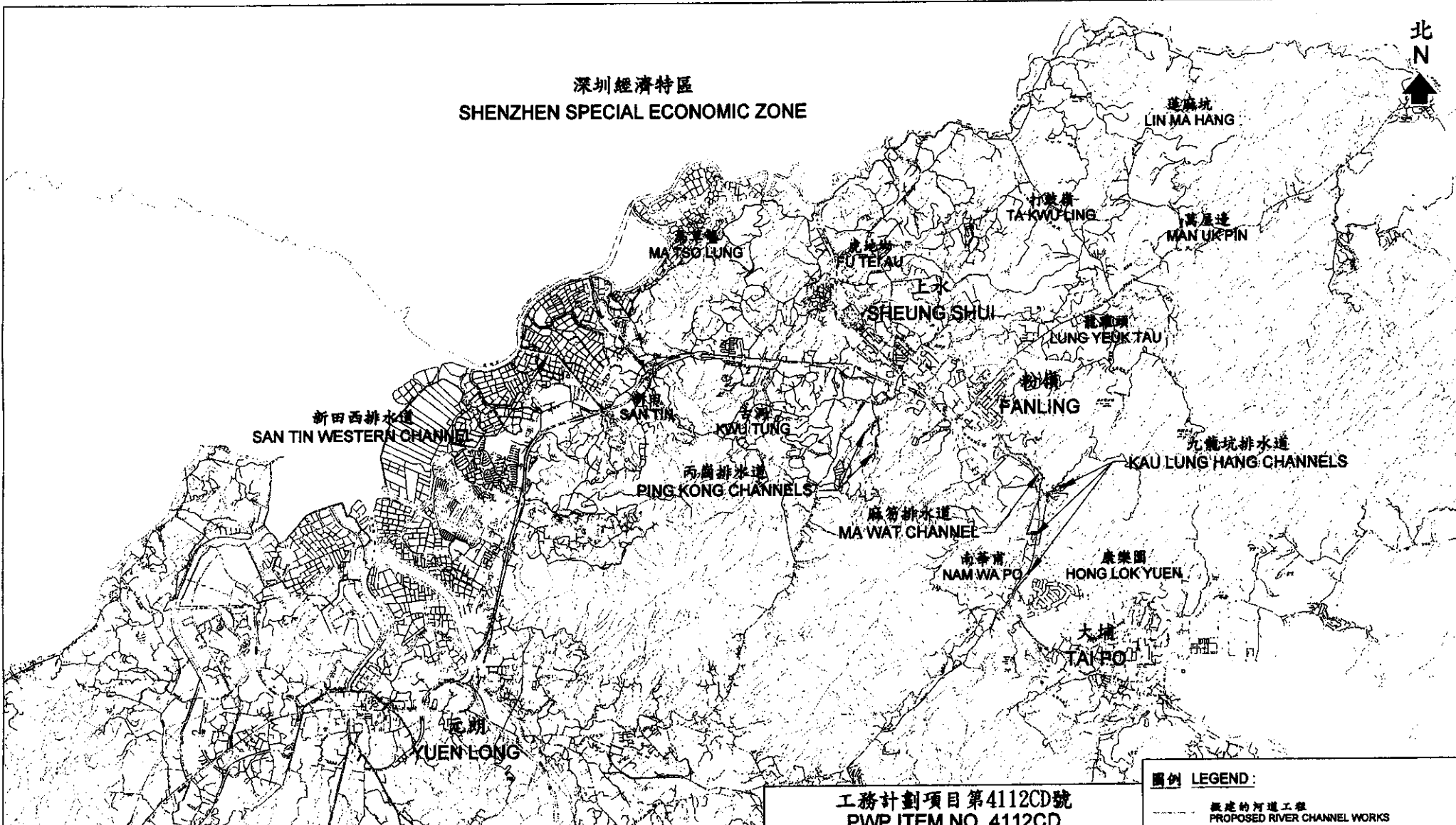
undertaking the preliminary design, impact assessments and investigation works for drainage improvement works of the project.

4. Part of the project is to widen, straighten and deepen the Ma Wat River. According to the information provided to the Public Works Subcommittee (PWSC) in November 2004, the part relating to the construction of about 1.8 kilometres long drainage channels at Ma Wat River between Wo Hop Shek and Kau Lung Hang with the associated roads would be submitted to PWSC for upgrading to Category A in the first quarter of 2005. The construction is tentatively scheduled to commence in the second quarter of 2005 for completion in the last quarter of 2008.

Residents' concerns

5. According to TPDC members, most residents in the area around Kau Lung Hang, Yuen Leng, Tai Hang and Nam Wa Po are in support of the objective of stream improvement. However, they are concerned about the clearance of their homes to make way for the project. Some residents have suggested that the scope of the project be scaled down so as to reduce the area of land to be resumed. Some are dissatisfied with the lack of options over rehousing as they are subject to the same income and asset limits for rehousing to public rental housing. The residents hope that the Government would take into account their special circumstances and consider their eligibility for rehousing to public rental housing with greater flexibility. The income and asset limits for eligibility for public rental housing applicable to the project are set out in **Appendix II**.

深圳經濟特區
SHENZHEN SPECIAL ECONOMIC ZONE

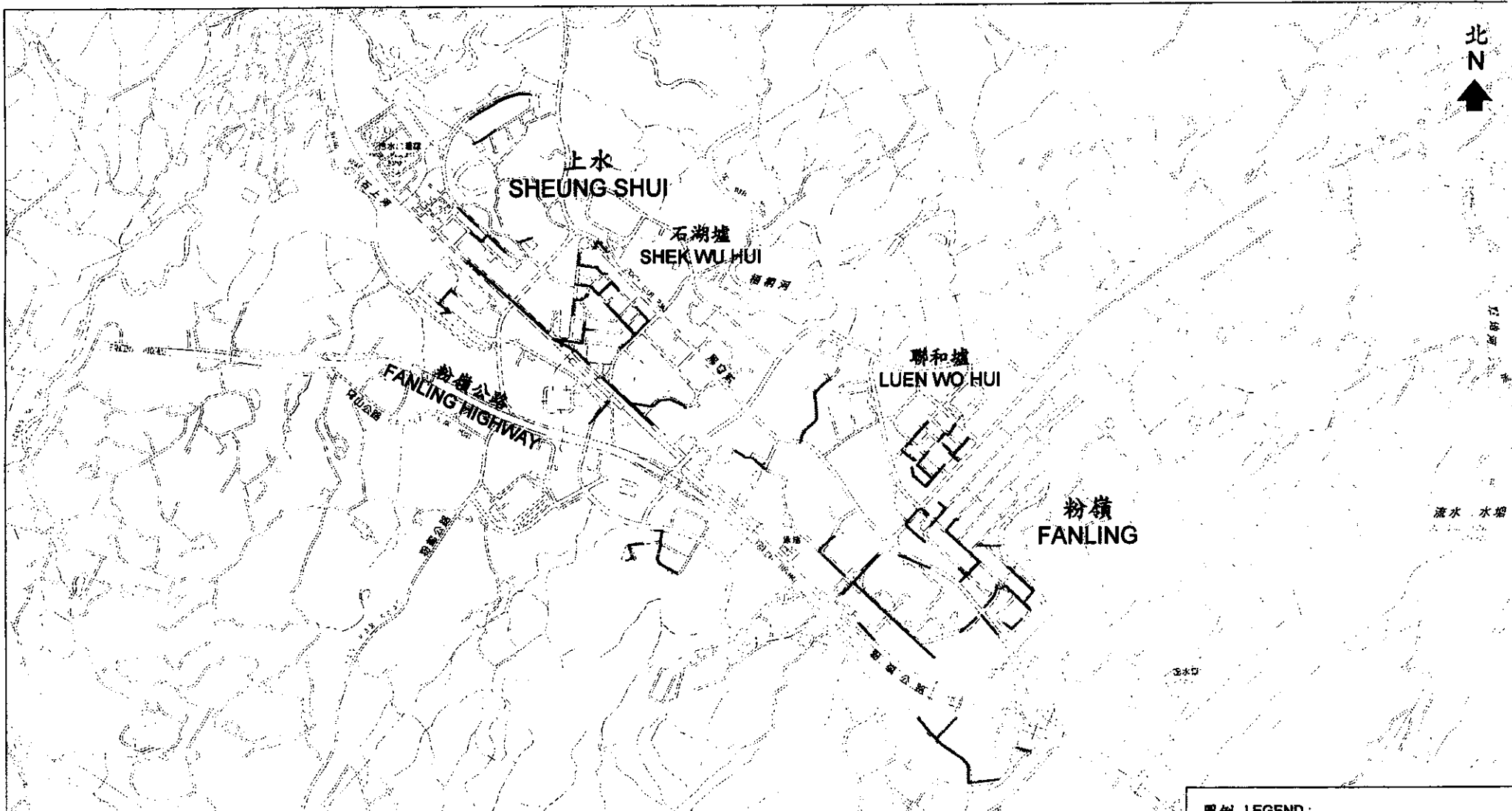


圖則名稱 drawing title

新界北部河道工程的位置圖
LOCATION PLAN OF NORTHERN NEW TERRITORIES
RIVER CHANNEL WORKS

工務計劃項目第4112CD號 PWP ITEM NO. 4112CD			
繪畫 drawn	SIGNED	C.W. CHAN	日期 date 10-04-2001
核對 checked	SIGNED	S.C. MA	日期 date 10-04-2001
批核 approved	SIGNED	C.M. CHUNG	日期 date 10-04-2001
部門 office	工程管理部 PROJECT MANAGEMENT DIVISION		

圖例 LEGEND:	
----- 擬建的河道工程 PROPOSED RIVER CHANNEL WORKS	
圖則編號 drawing no.	比例 scale
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圖則名稱 drawing title

新界北部雨水排放系統改善工程的位置圖
LOCATION PLAN OF NORTHERN NEW TERRITORIES
DRAINAGE IMPROVEMENT WORKS

工務計劃項目第4112CD號 PWP ITEM NO. 4112CD			
繪畫 drawn	SIGNED	C.W. CHAN	日期 date 10-04-2001
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 PROPOSED DRAINAGE IMPROVEMENT WORKS

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Public Rental Housing - Income & Asset Limits

Income and Total Net Asset Limits for Single Persons and Families

Family Size	Maximum Income Limit (per month) ⁽²⁾ (Effective from 1 April 2003)	Total Net Asset Limit (Effective from 1 April 2003)
1 Person	\$6,900 (\$7,263)	\$180,000
2 Persons	\$10,400 (\$10,947)	\$250,000 ⁽¹⁾
3 Persons	\$12,200 (\$12,842)	\$330,000 ⁽¹⁾
4 Persons	\$14,600 (\$15,368)	\$380,000
5 Persons	\$16,500 (\$17,368)	\$430,000
6 Persons	\$18,100 (\$19,053)	\$470,000
7 Persons	\$19,600 (\$20,632)	\$510,000
8 Persons	\$20,700 (\$21,789)	\$520,000
9 Persons	\$22,300 (\$23,474)	\$570,000
10 Persons or more	\$23,600 (\$24,842)	\$610,000

Income and Total Net Asset Limits for Unrelated Elderly Persons

Family Size	Maximum Income Limit (per month) ⁽²⁾ (Effective from 1 April 2003)	Total Net Asset Limit (Effective from 1 April 2003)
2 Persons	\$12,500 (\$13,157)	\$250,000
3 Persons	\$14,600 (\$15,368)	\$330,000
4 Persons	\$17,500 (\$18,421)	\$380,000

Remarks: (1) Asset limit for nuclear households of two to three persons whose members are all elderly persons (aged 60 or above) will be the same as a 4-person household, i.e., \$380,000.

(2) Figures in () denotes the effective income limits should an applicant and all family members be contributing 5% of its income under the Mandatory Provident Fund (MPF) or Provident Fund Scheme as required by the law.

Source: Homepage of Housing Authority: <http://www.housingauthority.gov.hk>