

Panel on Planning, Lands and Works

List of follow-up actions
(position as at 23 June 2006)

Subject (Responsible Bureau/Office)	Date of meeting	Follow-up actions required	Administration's response
1. Future development on the Tamar site (Administration Wing)	22.11.2005	<p>At the request of Mr LEE Wing-tat, the Director of Administration agreed to provide information on vehicular access to the Tamar site and pedestrian access between the Tamar site and the waterfront promenade.</p> <p>Director of Administration agreed to follow up Prof. Patrick LAU's suggestion of using three-dimensional models to present the future configuration of the Tamar development project and the uses/developments on the land reclaimed under the Central Reclamation Phase III to the public.</p>	<p>The information paper (LC Paper No. CB(1)1319/05-06(01)) provided by the Administration was issued to members on 19 April 2006.</p> <p>The Administration had prepared a three-dimensional model of the future harbourfront area in Central. The model had been on public display since 31 May 2006.</p>
2. Fee proposal under the Town Planning (Amendment) Ordinance 2004 (HPLB)	24.1.2006	<p>The Administration was requested to –</p> <p>(a) provide the details of the basis for determining the various fee items under the fee proposal;</p> <p>(b) reconsider extension of fee waiver to all applications relating to “public causes”,</p>	Administration's response awaited.

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		<p>“public proposes” or “public interest” as a matter of policy;</p> <p>(c) investigate whether there was any definition for “public interest” in law;</p> <p>(d) provide the estimated costs incurred by the Government in processing various types of planning applications each year; and</p> <p>(e) consult Heung Yee Kuk on the fee proposal with particular regard to fee items applicable to small house applications.</p>	
<p>3. Tamar development project (Administration Wing)</p>	<p>25.4.2006 11.5.2006</p>	<p>The Administration was requested to provide the following information –</p> <p>(a) the respective floor area of Central Government Offices and Murray Building in different measurement units (i.e. NOFA, GFA and CFA);</p> <p>(b) details of the calculation of the plot ratio of the Tamar development project and that of the unit construction cost;</p> <p>(c) drawings to illustrate the development intensity, building heights and layout of the buildings and open space under the Tamar</p>	<p>The information paper (LC Paper No. CB(1)1561/05-06(01)) provided by the Administration was issued to members on 22 May 2006.</p>

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		<p>development project, the configuration of the Road P2 and the design of the Central waterfront; and</p> <p>(d) explanation on why it is necessary for a total of 2 710 staff members of various policy bureaux to be accommodated at the new Central Government Complex.</p>	
<p>4. Proposals to lower the compulsory sale threshold for specified classes of lots under the Land (Compulsory Sale for Redevelopment) Ordinance (HPLB)</p>	<p>11.5.2006</p>	<p>The Administration was requested to provide the following information –</p> <p>(a) details of the relevant telephone survey carried out by the Administration; and</p> <p>(b) comparable legislation or measures in overseas jurisdictions.</p>	<p>The information paper (LC Paper No. CB(1)1757/05-06(01)) provided by the Administration was issued to members on 15 June 2006.</p>
<p>5. Review of lease modification to permit change of use for sites previously granted by private treaty (HPLB)</p>	<p>23.5.2006</p>	<p>The Administration was requested to consult the policy bureau concerned on members' views and suggestions raised at the meeting and provide the Panel with a progress report on the subject for further discussion in the coming session.</p>	<p>Administration's response awaited.</p>

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<p>6. Wan Chai Development Phase II Review – Harbour-front Enhancement Review – Wan Chai, Causeway Bay and Adjoining Areas: Outcome of Public Engagement at the Envisioning Stage (HPLB)</p>	<p>23.5.2006</p>	<p>The Administration was requested to take follow-up actions as follows –</p> <p>(a) to provide further details on the comparison among the various alignment and construction options for the Central-Wan Chai Bypass (CWB);</p> <p>(b) to provide details and an analysis of the views of different parties on the various alignment and construction options for the CWB;</p> <p>(c) to consider exhibiting drawings and models to illustrate to the public the planning ideas for the Wan Chai Development Phase II Review, and if possible, for other harbourfront areas on the Hong Kong Island as well; and</p> <p>(d) in respect of the tunnel option for the CWB, to consider covering the reclaimed land above the tunnel with water so as to visually increase the area of the sea surface and reduce the impact of reclamation*.</p> <p>* Proposed by Hon Patrick LAU Sau-shing subsequent to the meeting.</p>	<p>The information paper (LC Paper No. CB(1)1706/05-06(01)) provided by the Administration was issued to members on 8 June 2006.</p>
<p>7. Wan Chai Development</p>	<p>9.6.2006</p>	<p>The Administration was requested to take</p>	<p>Administration's response awaited.</p>

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<p>Phase II Review – Harbour-front Enhancement Review – Wan Chai, Causeway Bay and Adjoining Areas: Outcome of Public Engagement at the Envisioning Stage (HPLB)</p>		<p>follow-up actions as follows –</p> <p>(a) to provide documents to show that the Consultants have been instructed to review the Central-Wan Chai Bypass (CWB) for compliance with the Protection of the Harbour Ordinance and the “overriding public need test” laid down by the Court of Final Appeal;</p> <p>(b) to provide copies of the consultancy agreements relating to CWB and the Wan Chai Development Phase II Review which have been awarded to Maunsell Consultants Asia Limited and to provide information on the agreed consultancy fees under the agreements;</p> <p>(c) to provide information on measures to enhance the continuity of the pedestrian links along the northern shore of the Hong Kong Island as well as measures to enhance the accessibility to the harbourfront of the Hong Kong Island for the general public; and</p> <p>(d) to provide the assumptions used in arriving at the forecast that the CWB would still have about 30% spare capacity by 2016.</p>	

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Council Business Division 1
Legislative Council Secretariat
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