

香港特別行政區政府

The Government of the Hong Kong Special Administrative Region

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3 May 2007

Hon Audrey EU Yuet-mee, SC, JP
Chairman of Subcommittee on
Sewage Services (Sewage Charge) (Amendment) Regulation 2007,
Sewage Services (Trade Effluent Surcharge)
(Amendment) Regulation 2007 and
Technical Memorandum on Procedures and Methods for
Sampling and Analysis of Trade Effluents
Legislative Council Building
8 Jackson Road
Hong Kong

(By Fax: 2899 2249 / 2121 0420)

Dear Hon Eu,

**Subcommittee on
Sewage Services (Sewage Charge) (Amendment) Regulation 2007,
Sewage Services (Trade Effluent Surcharge)
(Amendment) Regulation 2007 and
Technical Memorandum on Procedures and Methods for
Sampling and Analysis of Trade Effluents**

Thank you for your letter of 30 April 2007 to the Housing, Planning and Lands Bureau; Economic Development and Labour Bureau; and the Environment, Transport and Works Bureau concerning the progress on the proposed co-use of the site on Stonecutters Island for the construction of a biological sewage treatment plant under the Harbour Area Treatment Scheme (HATS) Stage 2B. This is a consolidated reply of the Administration in response to the issues raised.

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Land is a scarce resource in Hong Kong. We need to ensure that our land resource is put to optimal use to facilitate social and economic development and provide appropriate public facilities to meet the needs of the public. In designating various land uses in an area, due regard will be given to the prevailing needs of the community, compatibility of different land uses within an area, and the adequacy of the supporting infrastructure. Co-use of a site for different development purposes is permitted if deemed practicable.

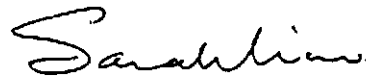
Part of the site that is proposed for the biological treatment plant has been reserved administratively for a port rail terminus on the Outline Development Plan (ODP) in accordance with the Railway Development Strategy 2000. The Port Rail Line (PRL) is one of the rail projects recommended in the Railway Development Strategy 2000 (RDS-2000) promulgated by Government in May 2000. The PRL will provide direct cross-boundary freight service through Lo Wu to the Kwai Chung ports. The RDS-2000 has not recommended any definite programme for the PRL, the implementation of which will depend on cross-boundary freight build-up. Following a review of the rail freight market, the KCRC considers that there is no urgency to implement the PRL for the time being. However, the KCRC will keep in view the demand for freight traffic and assess the viability and programme for implementing the PRL. Sole occupation of the site for the HATS project would affect the viability of the PRL project when its need is determined later. There is no objection to the proposal of using the site for both the HATS Stage 2B and PRL projects.

On the other hand, as the subject site is zoned "Other Specified Uses" annotated "Container Related Uses" on the Approved Stonecutters Island OZP No. S/SC/8, logistics facilities and port back-up uses such as 'Cargo Handling and Forwarding Facility', 'Container Storage/Repair Yard' and 'Container Vehicle Park/Container Vehicle Repair Yard' are always permitted. The site has been largely used for temporary port back-up facilities. In future, if it is decided that the port rail terminus of the PRL will not be constructed at the site, the concerned land can be retained and developed for permanent logistics facilities and port back-up uses in accordance with the layout shown on the Draft Stonecutters Island Outline Development Plan No. D/SC/C.

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After initial discussions between the various stakeholders, the Administration decided in March 2007 to carry out a planning study to identify and resolve all the potential planning, interface and development issues involved in the dual use of the 2B site. The study is anticipated to start towards the end of 2007. The whole study including resolution of issues between the co-users is expected to complete by the end of 2008. Further discussions with the stakeholders of the 2B Site are being continued and will be conducted concurrently with the progress of the planning study.

Yours sincerely,



(Sarah Liao)

Secretary for the Environment, Transport and Works

c.c.

Secretary for Housing, Planning and Lands

Secretary for Economic Development and Labour