



工務計劃項目第751CL號 – 欣澳填海的規劃及工程研究 PWP Item No. 751CL – Planning and Engineering Study on Sunny Bay Reclamation

立法會發展事務委員會
Legislative Council
Panel on Development
日期 Date : 22.4.2014



發展局
Development Bureau



規劃署
Planning Department



土木工程拓展署
Civil Engineering and
Development Department

目的 Purpose

- 將於2014年4月22日就751CL號工程計劃提升為甲級，為進行欣澳填海的規劃及工程研究及相關工地勘測的建議，尋求立法會發展事務委員會的支持。

To seek LegCo Panel on Development's support on the proposal to upgrade **751CL** to Category A for carrying out the planning and engineering study on Sunny Bay reclamation and associated site investigation works at its meeting on 22 April 2014.

- 估計研究所需費用為**9,600萬元**(按付款當日價格計算)。

Estimated cost of the study is **\$96.0 million** (in money-of-the-day prices).

優化土地供應策略 Enhancing Land Supply Strategy

第一階段公眾參與 Stage 1 Public Engagement

(諮詢期 Consultation Period: 11.2011 – 3.2012)

現有土地供應模式 Existing Land Supply Options:



- 回應人士普遍支持以「六管齊下」方式，包括維港以外填海，以優化土地供應。

There was broad support for a **six-pronged approach** for enhancing land supply, including **reclamation outside Victoria Harbour**.

優化土地供應策略 Enhancing Land Supply Strategy

第二階段公眾參與 Stage 2 Public Engagement

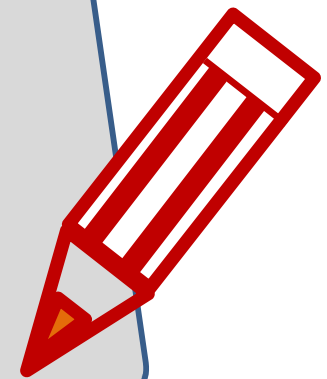
- 第二階段公眾參與於2013年3月至6月期間進行，就擬議的填海地點及人工島的**土地用途**，以及**未來研究時須注意的事項**諮詢公眾。

The Stage 2 PE was conducted from March to June 2013, to seek public views on the **possible land uses** for the proposed reclamation sites and artificial islands as well as the **areas of concern to be addressed in future technical studies**.



諮詢期
Consultation Period

2013年3月21日至6月21日
21.03.2013 – 21.06.2013



優化土地供應策略 Enhancing Land Supply Strategy

第二階段公眾參與 Stage 2 Public Engagement

欣澳的主要結果 Major results on Sunny Bay

土地用途 Land Use

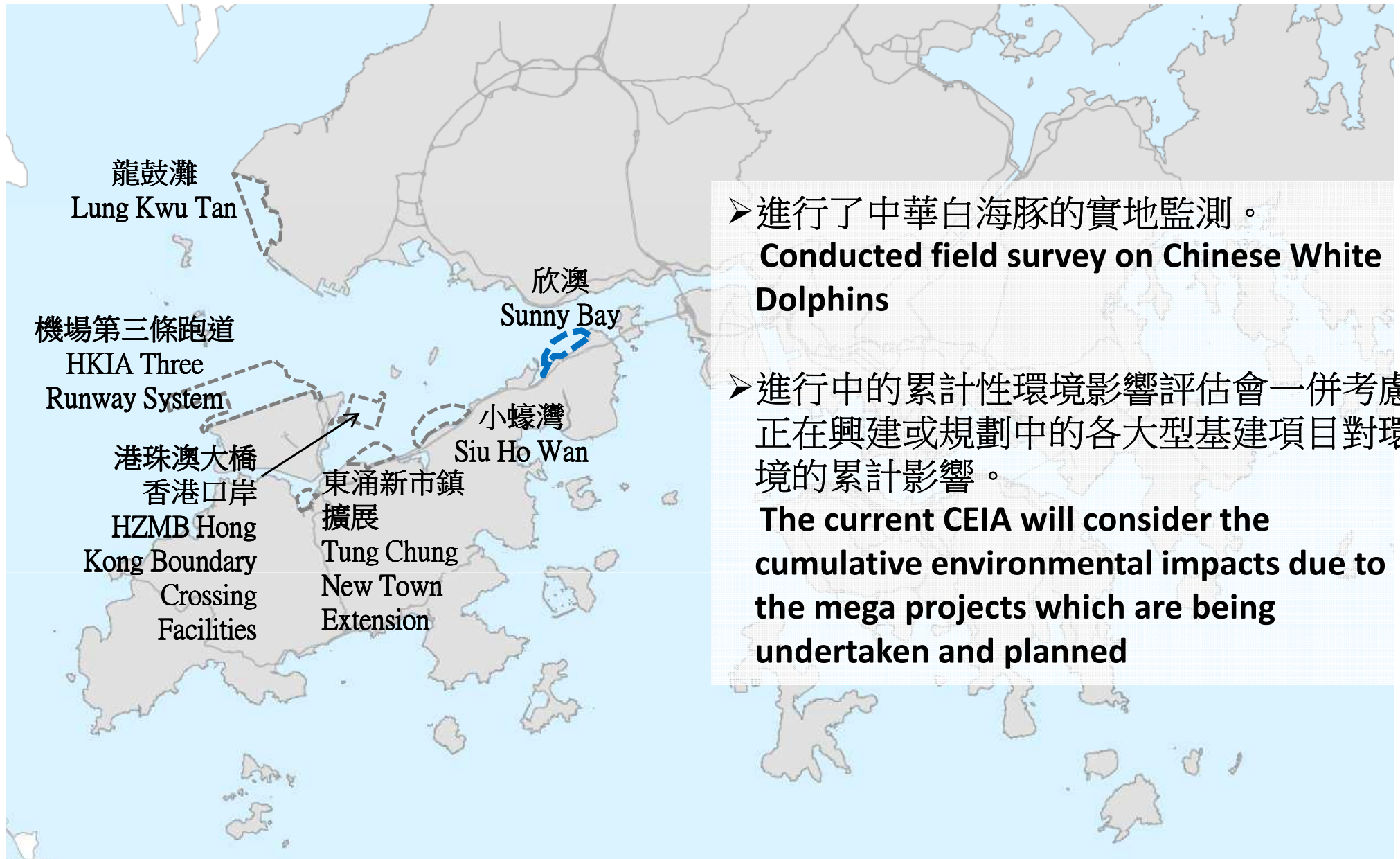
- ☑ 土地儲備
Land reserve
- ☑ 住宅發展*
Residential Development*
- ☑ 商業用途(主要是支持與旅遊業相關的設施如酒店、零售或餐飲服務)
Commercial uses manly for tourism-related facilities such as hotels, retails or dining
- ☑ 「政府、機構或社區」用地及公共空間用途如主題公園、康樂或休憩設施、公園、旅遊景點及度假村
G/IC including theme parks, recreational or leisure facilities, public parks, tourist spots and holiday villages, etc.

未來研究須注意事項

Issues to be covered in future studies

- ☑ 海洋生態的影響
Impact on marine ecology
- ☑ 生態保育
Ecological conservation
- ☑ 交通
Transportation
- ☑ 成本效益
Cost-effectiveness
- ☑ 加快土地供應的需要
Need to expedite land supply

欣澳附近水域的初步環境影響評估



➤ 進行了中華白海豚的實地監測。
Conducted field survey on Chinese White Dolphins

➤ 進行中的累計性環境影響評估會一併考慮正在興建或規劃中的各大型基建項目對環境的累計影響。
The current CEIA will consider the cumulative environmental impacts due to the mega projects which are being undertaken and planned

中華白海豚及環境影響評估

- 中華白海豚實地調查的初步結果顯示中華白海豚很少或偶爾在欣澳填海區出沒，欣澳填海區應該不是白海豚出沒的熱點。

According to the preliminary findings of survey on Chinese white dolphins (CWD), Sunny Bay is unlikely to be a CWD hotspot and has only low and probably occasional dolphin use.

- 根據初步結果，建議的欣澳填海並不會做成不可克服的環境問題。

No insurmountable environmental problem for the proposed reclamation at Sunny Bay according to preliminary findings.




發展機遇

Development Opportunity



研究內容 Details of Study

為填海土地及毗鄰地區進行綜合規劃，藉以制訂建議發展大綱圖
Carry out detailed planning on the reclaimed land and adjoining land-based areas for formulation of recommended outline development plan 

進行工程研究，確立填海範圍、土地用途及技術可行性
Carry out engineering study to establish reclamation extent, land uses and technical feasibility

法定環境影響評估
Statutory EIA study

社區參與
Community Engagement

進行相關的工地勘測工程，包括工地監督工作
Carry out associated site investigation works including site supervision



建議可考慮的土地用途

Possible Land Uses

- 旅遊業相關的設施如酒店、零售或餐飲服務

Tourism-related facilities such as hotels, retail or dining

- 可發展成區域娛樂及商業樞紐
- Developed as an entertainment and business node of regional significance

- 康樂或休憩設施
- Recreational or leisure facilities

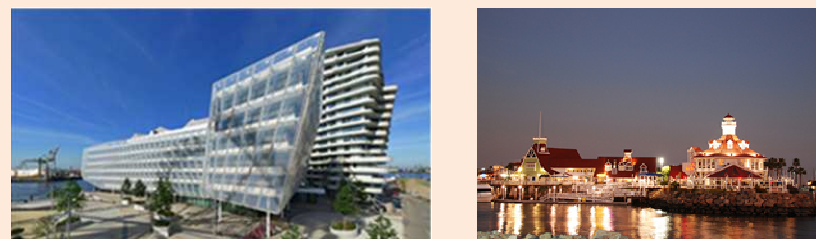
- 探討欣澳發展為政府飛行服務隊直升機基地的可行性
- Explore the feasibility of developing a helicopter base for the Government Flying Service at Sunny Bay



休閒及旅遊用途
Recreational Use



娛樂及商業區
Entertainment and Business Node



酒店發展
Hotel Development

未來路向 Way Forward

- **2014年5月**向工務小組委員會申請把**751CL**號工程計劃提升為甲級
Seek the Public Works Subcommittee's endorsement in May 2014 for upgrading **751CL** to Category A
- **2014年6月**向財務委員會申請撥款
Apply for funding from Finance Committee in June 2014
- **2014年8月**開展研究
Commence the Study in August 2014
- **2016年8月**完成研究
Complete the Study in August 2016