

Legislative Council Panel on Housing

**Progress Report on Addition of Lifts and Escalators
to Existing Public Rental Housing Estates**

Purpose

This paper briefs Members on the progress of the programme to add or modernise lifts, escalators and footbridges in the existing public rental housing (PRH) estates under the Hong Kong Housing Authority (HA).

Background

2. At previous meetings of the Legislative Council Panel on Housing, we have briefed Members regularly on the progress of HA's Lift Addition Programme (LAP) to enhance the existing pedestrian access in identified PRH estates in response to tenants' need for barrier-free access. The enhancement works include the addition of lifts in common areas within PRH estate boundaries and in PRH blocks built without lift services; and the addition of lifts beside existing footbridges within PRH estate boundaries in support of the Government policy for "Universal Accessibility".

3. The lift modernisation programme in all existing PRH estates is an on-going one being implemented in various estates progressively. HA will conduct system check-up for lifts over 25 years of age and their modernisation will be scheduled based on their operating conditions. HA will continue to modernise aged lift facilities and take the opportunity to add lift openings for floors currently without any, where the structure permits.

Progress Update

4. The latest progress of these two programmes is as follows –

(a) LAP in Existing PRH Estates

5. HA launched Stage 1 of the LAP in 2008. There were a total of 35 lift addition projects, which provided 70 lifts, six escalators and 18 footbridges in 29 existing PRH estates with a total estimated construction cost of \$740 million. This stage includes adding lifts in common areas and in PRH blocks without lift services. All these projects have been completed and put into operation in or before 2014.

6. HA launched Stage 2 of the LAP in early 2013. Under this stage, there were nine lift addition projects, which provided 13 lifts and nine footbridges in eight existing PRH estates with a total estimated construction cost of \$290 million. This stage includes adding lifts in common areas and beside existing footbridges. Construction works of all these projects have commenced and are scheduled for completion by phases by 2017. Details are at the **Annex**.

7. Under Stages 1 and 2 of the LAP, a total of 83 lifts, six escalators and 27 footbridges had been provided, involving a total construction cost of \$1.3 billion. HA has decided to turn the LAP from a multi-year rolling programme to an annual on-going programme. HA has just launched LAP 2015-16 to add two lifts in two existing PRH estates. Information on these projects is detailed in the **Annex**.

8. Pursuant to the resolution in the last meeting of the Legislative Council Panel on Housing, HA has arranged a site visit for Members to see the lift addition projects at Kwai Shing West and Kwai Shing East Estates on 10 April 2015.

9. There have been requests for adding lifts within boundaries of Tenant Purchase Scheme (TPS) Estates or Home Ownership Scheme (HOS) Courts. Pursuant to the Deed of Mutual Covenant (DMC) for TPS estates and HOS courts, the “common areas and facilities” of these estates and courts are owned by the respective Owners’ Corporation (OC) on behalf of all owners. Issues on the daily management, including the lift addition works, have to be discussed and endorsed at management committee meetings or owners’ general meetings convened by the OC according to the requirements of the DMC and the Building Management Ordinance prior to implementation by the OC.

(b) Lift Modernisation Programme in Existing PRH Estates

10. Lift modernisation projects are moving ahead as scheduled. HA has replaced 105 lifts in 2014-15 and it is anticipated that 94 lifts will be replaced in 2015-16.

Way Forward

11. With the implementation of Stages 1 and 2 of the LAP, HA has already handled the lift addition projects with more pressing needs. HA will continue to take note of and consider public’s suggestions for lift addition proposals within boundaries of PRH estates. We will evaluate and select from these proposals, and consult relevant government departments and owners where necessary.

12. Members are invited to note the progress on the addition of lifts, escalators and footbridges and modernisation of lifts in HA's existing PRH estates.

**Transport and Housing Bureau
April 2015**

Lift Addition Projects under Stage 2 LAP

Estate	Stage	Anticipated Completion Year
Lai King	Under construction	2015
Wo Lok		2015
Kwai Shing West		2016
Kwong Tin		2016
Oi Man		2016
Hing Tung		2016
Cheung Ching		2016
Choi Wan (II) (near Fung Chak House)		2017
Choi Wan (II) (near King Kung House and Ming Lai House)		2017

Lift Addition Projects under LAP 2015-16

Estate	Stage	Anticipated Completion Year
Cheung Ching	Procuring consultant services to carry out feasibility study and design	2018
Wu King		