

**For discussion  
on 11 July 2017**

**Legislative Council Panel on Housing**

**Public Works Programme Item No. B446RO**

**District open space adjoining**

**San Po Kong public housing development**

**PURPOSE**

This paper consults Members about the Government's proposal to upgrade **B446RO** to Category A.

**PROJECT PROPOSAL**

2. The proposed district open space (DOS) occupies an area of around 25 000 m<sup>2</sup> adjoining the public housing development at San Po Kong. The proposed scope of works includes –

- (a) the provision of hard and soft landscaping, sitting-out areas, a children's play area, an elderly fitness area, a pebble walking trail, a jogging track, leisure lawn, and a pet corner;
- (b) the reprovisioning of an existing 7-a-side hard-surfaced soccer pitch and four existing basketball courts; and
- (c) the provision of ancillary facilities including car parking facilities, toilets and changing rooms, a service shed, a store room and a garden waste chamber.

3. The location and layout plan of the proposed works is at **Annex 1**, while the artist's impression is at **Annex 2**.

4. Subject to the funding approval from the Finance Committee (FC) of the Legislative Council, the construction of the proposed works is expected to commence in the first quarter of 2018, for the expected completion of a major portion in the second quarter of 2020. The remaining minor portion is required to progress with the construction of an elevated landscaped walkway under an adjacent public works project, and is expected to be completed in the first quarter of 2021. We plan to start the tendering process for the construction works in the third quarter of 2017. However, we will only award the contract upon obtaining funding approval from the FC.

## **JUSTIFICATION**

5. The site of the proposed DOS adjoins King Tai Court, the San Po Kong public housing development. The development has a population of about 2 460 and its intake commenced in June 2017. We propose to provide the DOS, in order to keep pace with the growth of demand arising from the population increase. These recreational facilities will provide a better living environment for the public, especially the youth and the elderly.

6. Furthermore, there are currently a 7-a-side hard-surfaced soccer pitch and four basketball courts at the north and south sides of the Kai Tak East Playground respectively. The four existing basketball courts are smaller than standard due to site constraints. The reprovisioning of the 7-a-side hard-surfaced soccer pitch, and increasing the size of the four existing basketball courts to standard size will facilitate the continued development of district-level soccer and basketball training and competition.

7. The Government plans to entrust the design and construction of the proposed works to the Hong Kong Housing Authority to allow better design coordination and construction interface of the works. Upon completion of the works, the DOS will be handed over to relevant government departments for management and maintenance.

## **PROJECT ESTIMATE**

8. The capital cost of the proposed works is estimated to be \$325.6 million in money-of-the-day prices.

## **PUBLIC CONSULTATION**

9. We consulted the Wong Tai Sin District Council about the public housing development at San Po Kong (which includes the proposed DOS) on 13 March and 3 July 2012; and its Housing Committee on 7 August 2012 and 21 February 2017. Members supported the construction of the proposed DOS.

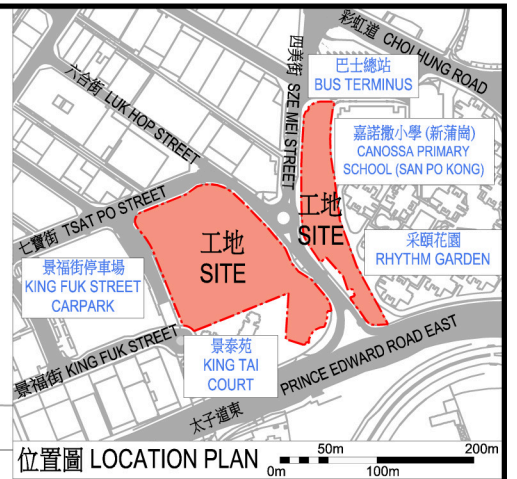
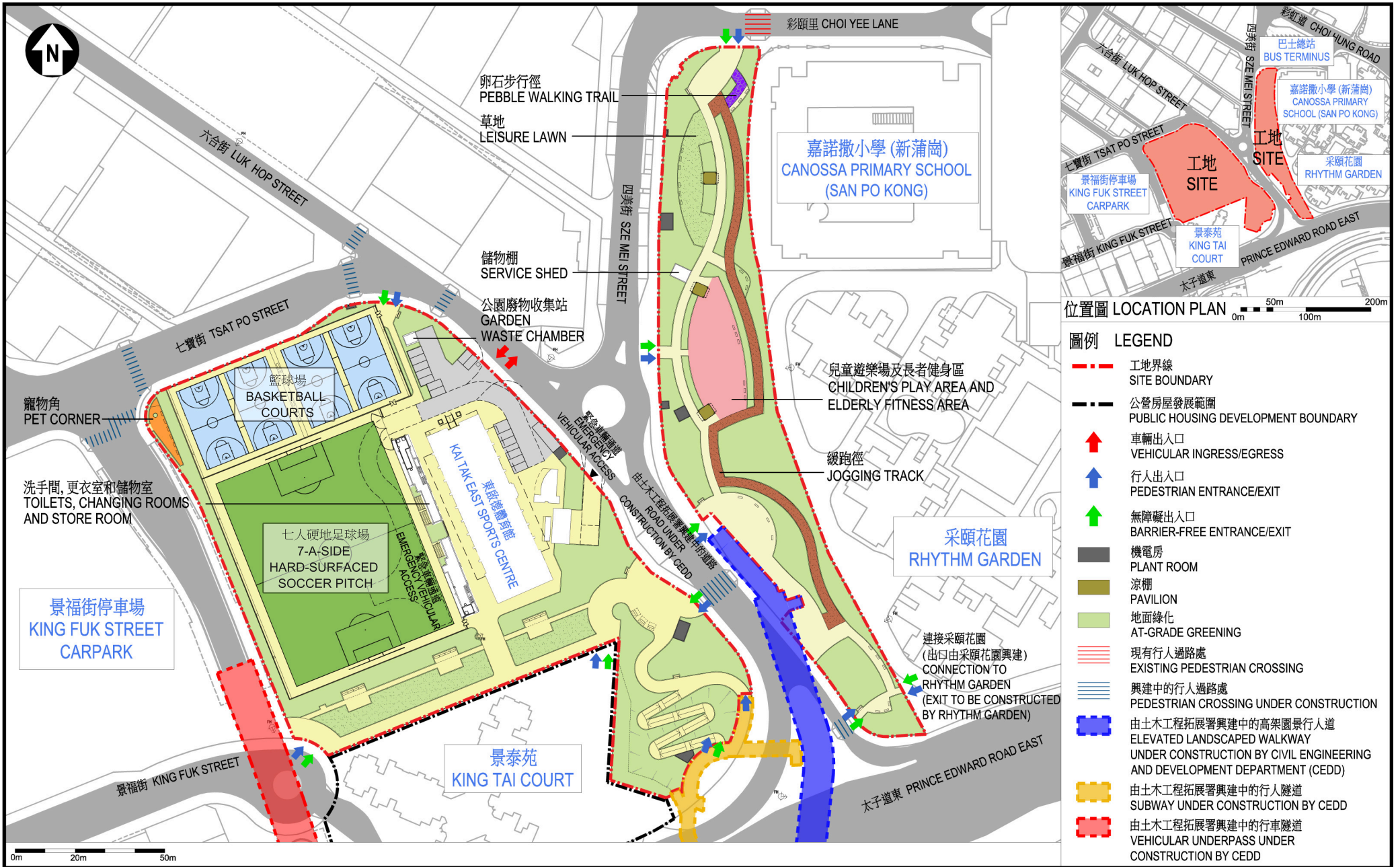
## **WAY FORWARD**

10. We plan to submit the funding proposal of the proposed works to the Public Works Subcommittee for consideration and the FC for funding approval in the fourth quarter of 2017.

## **ADVICE SOUGHT**

11. Members are invited to note the paper and provide views.

**Transport and Housing Bureau**  
**July 2017**



- 圖例 LEGEND**
- - - 工地界線 SITE BOUNDARY
  - - - 公營房屋發展範圍 PUBLIC HOUSING DEVELOPMENT BOUNDARY
  - ↑ 車輛出入口 VEHICULAR INGRESS/EGRESS
  - ↑ 行人出入口 PEDESTRIAN ENTRANCE/EXIT
  - ↑ 無障礙出入口 BARRIER-FREE ENTRANCE/EXIT
  - 機電房 PLANT ROOM
  - 涼棚 PAVILION
  - 地面綠化 AT-GRADE GREENING
  - ||||| 現有行人過路處 EXISTING PEDESTRIAN CROSSING
  - ||||| 興建中的行人過路處 PEDESTRIAN CROSSING UNDER CONSTRUCTION
  - 由土木工程拓展署興建中的高架園景行人道 UNDER CONSTRUCTION BY CIVIL ENGINEERING AND DEVELOPMENT DEPARTMENT (CEDD)
  - 由土木工程拓展署興建中的行人隧道 SUBWAY UNDER CONSTRUCTION BY CEDD
  - 由土木工程拓展署興建中的行車隧道 VEHICULAR UNDERPASS UNDER CONSTRUCTION BY CEDD

工務計劃項目編號 B446RO  
 毗鄰新蒲崗公營房屋發展項目的地區休憩用地  
 PWP ITEM NO. B446RO  
 DISTRICT OPEN SPACE ADJOINING SAN PO KONG PUBLIC HOUSING DEVELOPMENT

平面圖  
 LAYOUT PLAN



從西南面望向休憩用地的構思圖  
PERSPECTIVE VIEW FROM SOUTH WESTERN DIRECTION



工務計劃項目編號 B446RO  
毗鄰新蒲崗公營房屋發展項目的地區休憩用地  
PWP ITEM NO. B446RO

DISTRICT OPEN SPACE ADJOINING SAN PO KONG PUBLIC HOUSING DEVELOPMENT

構思圖  
ARTIST'S  
IMPRESSION