

**Legislative Council Panel on Housing  
Supplementary Information**

**Purpose**

Members requested the Government to provide supplementary information on **the Head 711 project no. B075MC - community health centre cum residential care home for the elderly at Tuen Mun Area 29 West** at the Legislative Council Panel on Housing meeting on 5 November 2018. This paper provides the Government's response.

**Traffic impact assessment**

2. The Government has carried out the traffic impact assessment in 2014. The assessment has taken into account the proposed public housing development and the proposed community health centre cum residential care home for the elderly.

**Dental and General Outpatient Clinic (GOPC) services**

3. General public sessions of dental services are provided by the Department of Health (DH). In response to Members' request, the information about dental services is set out below -

<b>Dental clinic with general public sessions</b>	<b>Service session<sup>1</sup></b>	<b>Maximum quota per session</b>
Kowloon City Dental Clinic	Monday (AM)	84
	Thursday (AM)	42
Kwun Tong Dental Clinic	Wednesday (AM)	84
Kennedy Town Community Complex Dental Clinic	Monday (AM)	84
	Friday (AM)	84
Fanling Health Centre Dental Clinic	Tuesday (AM)	50
Mona Fong Dental Clinic	Thursday (PM)	42

<sup>1</sup> The "AM" service session refers to 9 am to 1 pm; "PM" service session refers to 2 pm to 5 pm.

<b>Dental clinic with general public sessions</b>	<b>Service session<sup>1</sup></b>	<b>Maximum quota per session</b>
Tai Po Wong Siu Ching Dental Clinic	Thursday (AM)	42
Tsuen Wan Dental Clinic	Tuesday (AM)	84
	Friday (AM)	84
Yan Oi Dental Clinic	Wednesday (AM)	42
Yuen Long Jockey Club Dental Clinic	Tuesday (AM)	42
	Friday (AM)	42
Tai O Dental Clinic	2 <sup>nd</sup> Thursday of each month (AM)	32
Cheung Chau Dental Clinic	1 <sup>st</sup> Friday of each month (AM)	32

4. DH does not maintain information about the queuing situations of general public sessions of dental services.

5. Regarding Elderly Health Centres (EHCs), the EHCs under DH provide integrated primary health care services including health assessment, health counselling, medical treatment and health education etc. to the elderly aged 65 or above on a membership basis. DH currently operates the Tuen Mun Wu Hong EHC in Tuen Mun District. As at end-September 2018, the median waiting time for membership enrollment at Tuen Mun Wu Hong EHC is 16.9 months. To enhance the service capacity of EHCs, DH has established four new clinical teams between 2015 and 2018 for flexible deployment. Each new clinical team contributes around 2 125 membership quotas and 9 650 attendances for health assessment and medical consultation each year.

6. The General Outpatient Clinic (GOPC) services are provided by the Hospital Authority. Its major service users include the elderly, low-income individuals, and patients with chronic diseases. Patients under the care of GOPCs can be broadly divided into two main categories, namely chronic disease patients with stable conditions (e.g. diabetes mellitus, hypertension), and episodic disease patients with relatively mild symptoms (e.g. influenza, gastroenteritis). For chronic disease patients who require follow-up, the next appointment would be arranged by clinic staff after consultation based on clinical needs. Episodic disease patients may reserve consultation timeslots available in the next 24 hours through the Telephone Appointment System. As the system allocates consultation timeslots to episodic disease patients directly, the GOPC services do not involve waiting time.

7. According to statistics of the Census and Statistics Department, in mid-2015, the population of Tuen Mun District was over 504 300, 12.6% of which are elderly aged 65 or above. The Planning Department projects that, the population of Tuen Mun District will increase to 556 100 by 2024, with over 20% being elderly.

8. The Hospital Authority currently operates three GOPCs in the Tuen Mun District, namely, Tuen Mun Clinic, Yan Oi General Outpatient Clinic and Tuen Mun Wu Hong Clinic. The proposed community health centre (CHC) at Tuen Mun Area 29 West is a composite development with the public housing development. It will not only provide medical consultation, multi-disciplinary healthcare services and patient education and support, but will also provide better coordinated community facilities and services to local residents. This will also facilitate the provision of services to the major users in the community, especially residents of public housing in the northern part of Tuen Mun.

### **Underground car parking spaces and other ancillary facilities**

9. The Tuen Mun Area 29 West project is subject to various constraints, such as the existing underground drainage reserve, building height restriction, permissible plot ratio and capacity of sewerage system in the district. Having regard to all constraints, we have reviewed the design of the development at the planning stage, and have optimised the site for the provision of domestic flats, CHC, residential care home for the elderly (RCHE) and ancillary facilities, including car parking spaces. Given the small site area, the drainage reserve in the site, and the need to provide ramps for vehicle manoeuvring, the remaining spaces are limited. Hence, it is not suitable to provide underground car parking spaces in the site. Furthermore, the proposed works has been structurally integrated with the Tuen Mun Area 29 West public housing development. The construction of underground car parking spaces will further lengthen the construction programme, which will inevitably defer the housing supply.

### **Area of floor space per resident of the proposed RCHE**

10. A 100-place RCHE with net operating floor area of about 1 100 square metres is proposed to be constructed at Tuen Mun Area 29 West. The area of floor space per resident of a RCHE is subject to various variables, such as building design of the premises, as well as the interior design and fitting-out works required to cater for the RCHE's operational needs. Under all

circumstances, the requirement stipulated under the Residential Care Homes (Elderly Persons) Regulation (Cap. 459A) regarding the area of floor space per resident of a RCHE has to be complied with.

### **Public housing type of Tuen Mun Area 29 West**

11. The Tuen Mun Area 29 West development will be public rental housing under the current planning. The Hong Kong Housing Authority will allow flexibility in housing types to cater for any shift of demand among public rental housing, Green Form Subsidised Home Ownership Scheme, and other subsidised sale flats.

**Transport and Housing Bureau  
Food and Health Bureau  
Social Welfare Department  
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