

**For discussion  
on 8 January 2021**

**Legislative Council Panel on Education**

**3365EP – A 36-classroom primary school at Area 9, Tai Po**

**PURPOSE**

We need to construct a new primary school at Area 9, Tai Po, to meet the projected long-term demand for public sector primary school places of the Tai Po District, including those arising from the new public housing developments at Chung Nga Road East and Area 9. This paper briefs Members on the proposed capital works and timeline for the implementation of the school building project.

**PROJECT SCOPE AND NATURE**

2. The project includes the construction of a 36-classroom primary school at an estimated cost of about \$427.3 million in money-of-the-day prices. The proposed scope of works is as follows –

- (a) 36 classrooms;
- (b) nine special rooms, comprising a music room, a visual arts room, a general studies room, three multi-purpose rooms, two computer assisted learning rooms and a language room;
- (c) four small group teaching rooms;
- (d) a guidance activity room;
- (e) two interview rooms;
- (f) a staff room and a staff common room;
- (g) a student activity centre;

- (h) a conference room;
- (i) a library;
- (j) an assembly hall;
- (k) multi-purpose areas;
- (l) a covered playground;
- (m) two basketball courts;
- (n) a running track<sup>1</sup>; and
- (o) ancillary facilities including an accessible/fireman's lift, facilities for the disabled, a tuck shop-cum-central portioning area, stores and toilets, etc.

3. The proposed new school premises with a site area of about 7 085 square metres (m<sup>2</sup>) will meet the planning target of providing 2 m<sup>2</sup> of open space per student. A site and location plan and an artist's impression of the new school premises are at **Enclosures 1 and 2** respectively.

## JUSTIFICATION

4. Under the established mechanism, the Government will reserve sites for public sector school development when preparing town plans and planning large-scale residential developments having regard to the planned population intake and on the basis of the needs for community services in accordance with the guidelines set out in the Hong Kong Planning Standards and Guidelines. The school site at Area 9, Tai Po, was reserved in accordance with the above-mentioned mechanism.

5. The public housing developments at Chung Nga Road East and Area 9, Tai Po, are respectively scheduled for completion in 2021 and 2023 with an estimated total population of about 17 500, and the major population intake is

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<sup>1</sup> A 30-metre running track will be provided to make optimal use of the campus space.

expected in 2023. After taking into account the projected demand for public sector primary school places of the Tai Po District including those arising from the population intake of the public housing developments at Chung Nga Road East and Area 9, as well as the projected demand and supply situation of the Tai Po District, we consider that there is a need for the new 36-classroom aided primary school at Area 9 from the 2023/24 school year. The planned school premises to be constructed was allocated through the School Allocation Exercise completed in 2019 to the Superintendent in Hong Kong of the Pentecostal Holiness Church for operating the school. Upon completion of the proposed capital works project, the school may operate up to 36 classes, subject to the actual enrolment and operational needs.

## **IMPLEMENTATION PLAN**

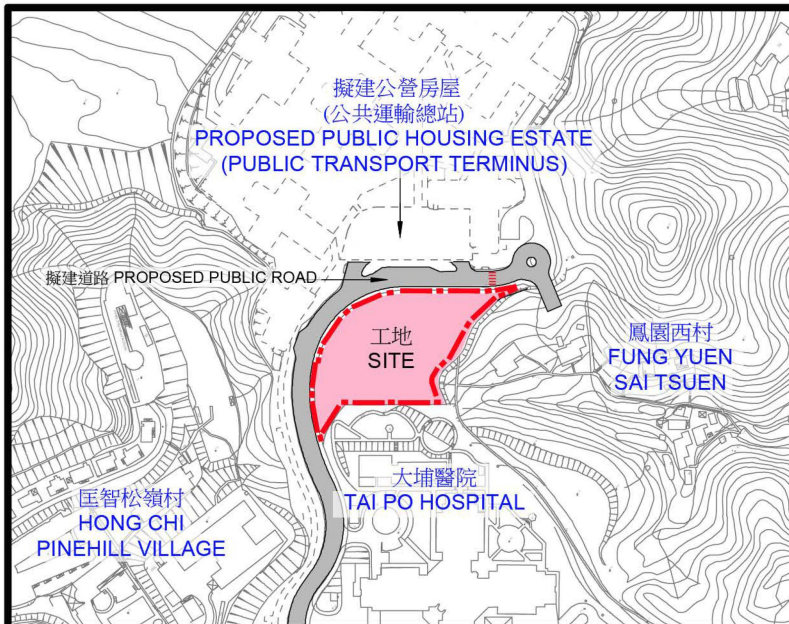
6. We will seek the endorsement and funding approval of the Public Works Subcommittee and the Finance Committee (FC) of the Legislative Council respectively on the proposed project in accordance with the established mechanism. Subject to funding approval from FC, the construction works will take about 2.5 years to complete.

## **PUBLIC CONSULTATION**

7. The Government consulted the Environment, Housing and Works Committee of the Tai Po District Council on 9 March 2016 on the public housing developments at Chung Nga Road East and Area 9. The Committee supported the public housing developments and the building of ancillary government, institutional and community facilities, including the proposed 36-classroom primary school development at Area 9.

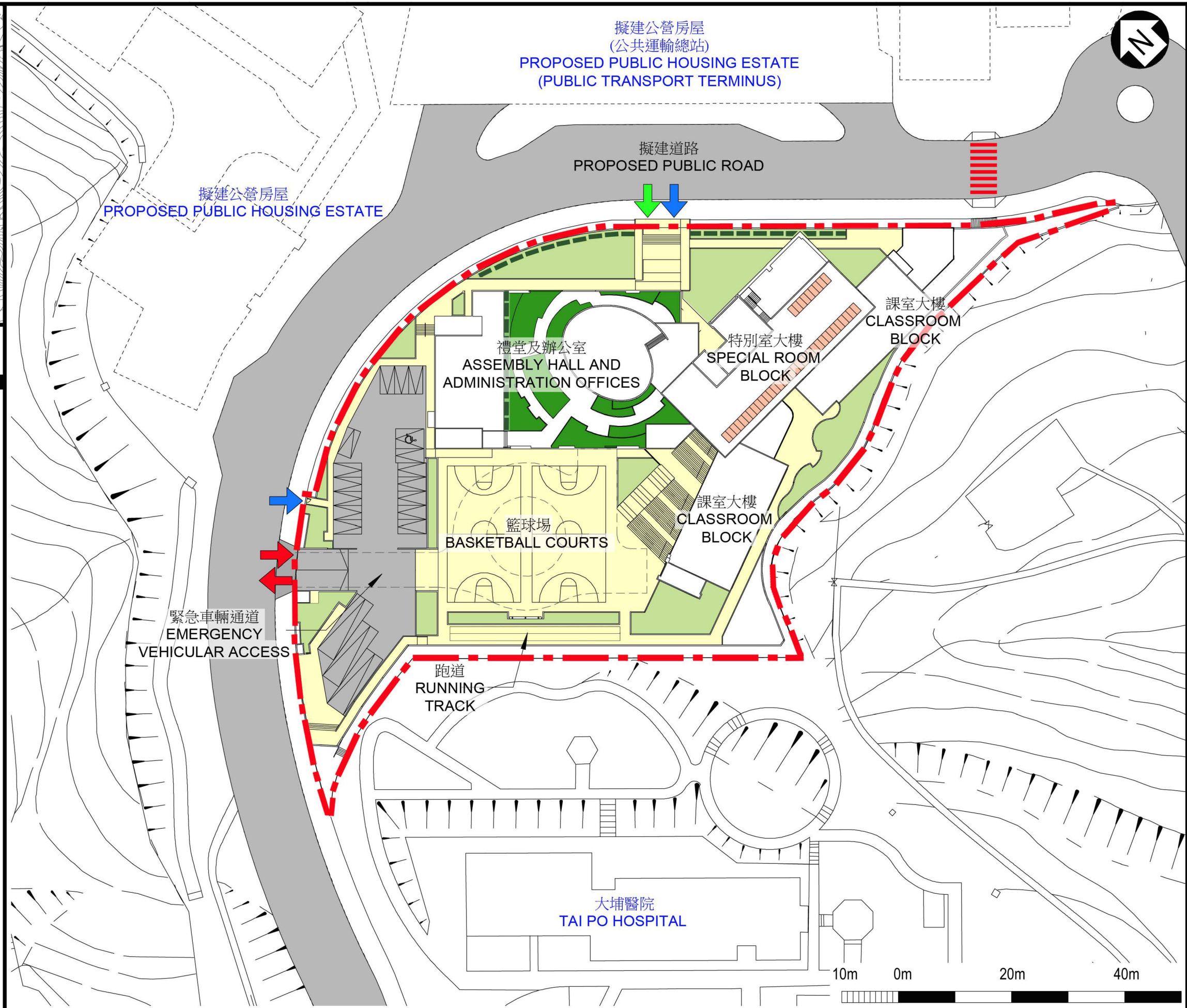
8. We provided the Healthcare, Education and Social Services Committee of the Tai Po District Council with an information paper on the latest project details on 9 November 2020. The Committee did not raise any objection to the project at Area 9.

**Education Bureau**  
**December 2020**













位置圖 LOCATION PLAN

100m 0m 200m



圖例 LEGEND

-  行人出入口 PEDESTRIAN ENTRANCE / EXIT
-  車輛出入口 VEHICULAR INGRESS / EGRESS
-  無障礙出入口 BARRIER-FREE ENTRANCE / EXIT
-  地面綠化 AT-GRADE GREENING
-  天台綠化 LANDSCAPED ROOF
-  通道 / 露天場地 CIRCULATION / OPEN AREA
-  太陽能光伏板 PHOTOVOLTAIC PANEL
-  擬建行人過路處 PROPOSED AT-GRADE PEDESTRIAN CROSSING
-  工地界線 SITE BOUNDARY
-  垂直綠化 VERTICAL GREENING

10m 0m 20m 40m

工地平面圖  
SITE PLAN

365EP  
大埔第9區 1 所設有36間課室的小學  
A 36-CLASSROOM PRIMARY SCHOOL AT AREA 9, TAI PO



ARCHITECTURAL  
SERVICES  
DEPARTMENT 建築署



從西面望向小學的構思透視圖

PERSPECTIVE VIEW FROM WESTERN DIRECTION (ARTIST'S IMPRESSION)

構思圖  
ARTIST'S IMPRESSION

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