

**For discussion  
on 29 March 2021**

## **Legislative Council Panel on Housing**

### **Creation of one supernumerary Chief Engineer post in the Civil Engineering and Development Department for coping with workload arising from public housing developments**

#### **PURPOSE**

This paper briefs Members on the proposal to re-create one supernumerary Chief Engineer (CE) (D1) post in the Civil Engineering and Development Department (CEDD), with effect upon approval of the Finance Committee (FC) up to 31 March 2026, to cope with the workload arising from public housing developments.

#### **JUSTIFICATIONS**

##### **Background**

2. Housing supply is currently an issue of great public concern. The Government has been addressing the issue with its best endeavour. Increasing overall housing land supply is the fundamental solution to the housing supply problem, thus the Government will continue to adopt a multi-pronged approach to increase housing land supply. According to the housing demand projection as at December 2020, the total housing supply target will be 430 000 units for the 10-year period from 2021-22 to 2030-31, including a public housing supply target of 301 000 units. The Government announced in the 2020 Policy Address and the Long Term Housing Strategy Annual Progress Report 2020 that, with efforts over the years, the Government has identified the 330 hectares (ha) of land required for providing 316 000 public housing units, representing an increase of 44 000 units over the 272 000 units in the last 10-year period from 2020-21 to 2029-30, which could satisfy the housing supply demand of about 301 000 units in the coming 10 years (i.e. 2021-22 to 2030-31).

3. CEDD has been conducting technical studies on potential public housing sites to support rezoning exercises, and necessary statutory procedures and public consultations, in order to carry out site formation and infrastructure works in a timely manner and deliver the formed sites for public housing developments. To complement the need for public housing development, the FC approved in July 2016 the creation of a supernumerary CE (D1) post for the period

up to 31 March 2021, which is currently designated as Chief Engineer/Housing Projects 2 (CE/HP2).

4. To address the long-term public housing demand, the FC approved in July 2018 the creation of two permanent directorate posts under the Housing Branch (HB) of the Civil Engineering Office (CEO), including a Government Engineer (D2) and a CE (D1), designated as Deputy Head of CEO (Housing) (DH(H)) and CE/Housing Projects 3 (CE/HP3) respectively. Since then, the post of CE/HP2 has been under the supervision of DH(H). The current organisation chart of CEO of CEDD is at **Annex I**.

#### **Need for re-creation of the supernumerary CE (D1) post**

5. Currently, the site formation and related infrastructure works for the public housing development projects are mainly undertaken by Housing Projects 1 Unit (HP1U), Housing Projects 2 Division (HP2D) and Housing Projects 3 Division (HP3D) under HB of CEO. Among these teams, HP2D, which is headed by the above-mentioned supernumerary CE/HP2 post, is responsible for providing professional support to meet the pressing and growing demand of public housing. After reviewing the operational need, we propose to re-create the supernumerary CE/HP2 post up to 31 March 2026. The job description of the proposed supernumerary CE/HP2 post is at **Annex II**.

6. At present, HP1U and HP3D are responsible for carrying out feasibility studies, site formation and infrastructure works for the public housing developments in New Territories East such as at Ma On Shan, Tai Po and Tseung Kwan O, as well as brownfield sites which have potential for public housing developments, and are pushing forward the relevant projects for timely delivery. HP2D, which is headed by the supernumerary CE/HP2 post, is currently responsible for the sites for public housing development at Yuen Long and Tuen Mun, including development projects at Tin Wah Road, Tin Tsz Road, Tan Kwai Tsuen, Wang Chau Phase 1 and Long Bin in Yuen Long, as well as San Hing Road, Hong Po Road and Tuen Mun Central in Tuen Mun. These projects are now at different implementation stages spanning from the early feasibility study stage, detailed design stage to construction stage. The land re-zoning exercises for the housing development projects at Tin Wah Road, Tin Tsz Road, San Hing Road and Hong Po Road are in progress. It is estimated that the road works relevant to the Tan Kwai Tsuen project will be gazetted in mid-2021. Wang Chau Phase 1 project was commenced in 2020 while projects at Long Bin and Tuen Mun Central are now at tendering stage and will commence gradually in 2021. Hence, the workload in HP2D will remain heavy in the coming years.

7. In view of the above, re-creation of the supernumerary CE/HP2 post up to 31 March 2026 is required in order to provide dedicated leadership and high level professional input throughout the different stages of every project, and to ensure that, with various constraints and complex interfacing issues, the planning, design, and construction aspects of the relevant site formation and supporting infrastructure works will be properly handled, for formulating the most practicable solutions.

8. The above-mentioned long-term work undertaken by the supernumerary CE/HP2 post (such as administering the projects throughout different stages) is on-going by nature and requires continual support on various fronts in order to meet the challenging delivery programme of formed land and supporting infrastructure for public housing development projects. We will review whether there is a continual need to retain the supernumerary CE (D1) post in 2025 taking into account the implementation progress of the relevant projects.

### **Non-directorate Support**

9. The supernumerary CE/HP2 post will continue to be supported by a team of 19 non-directorate posts for conducting technical studies, carrying out site formation and infrastructure works for public housing developments, in order to implement various public housing development projects.

### **Alternative Considered**

10. CEDD has critically reviewed the existing manpower situation with due regard to the staff resources required for the implementation of public housing development on a long term basis. The review shows that the directorate officers in CEDD are fully engaged in a large number of new and on-going large-scale development projects, including the Kai Tak Development; West Kowloon Cultural District Government Infrastructure Project; Tseung Kwan O - Lam Tin Tunnel; Cross Bay Link in Tseung Kwan O; Anderson Road Quarries Development; new development areas at Kwu Tung North, Fanling North, Yuen Long South and Hung Shui Kiu; Development of Lok Ma Chau Loop; Tung Chung New Town Extension; and Lantau development and conservation, etc. It is operationally not feasible for these directorate officers to take up the tasks of the proposed supernumerary CE post without affecting their current duties. The key portfolios of other CE (D1) posts in CEDD are at **Annex III**.

## **FINANCIAL IMPLICATIONS**

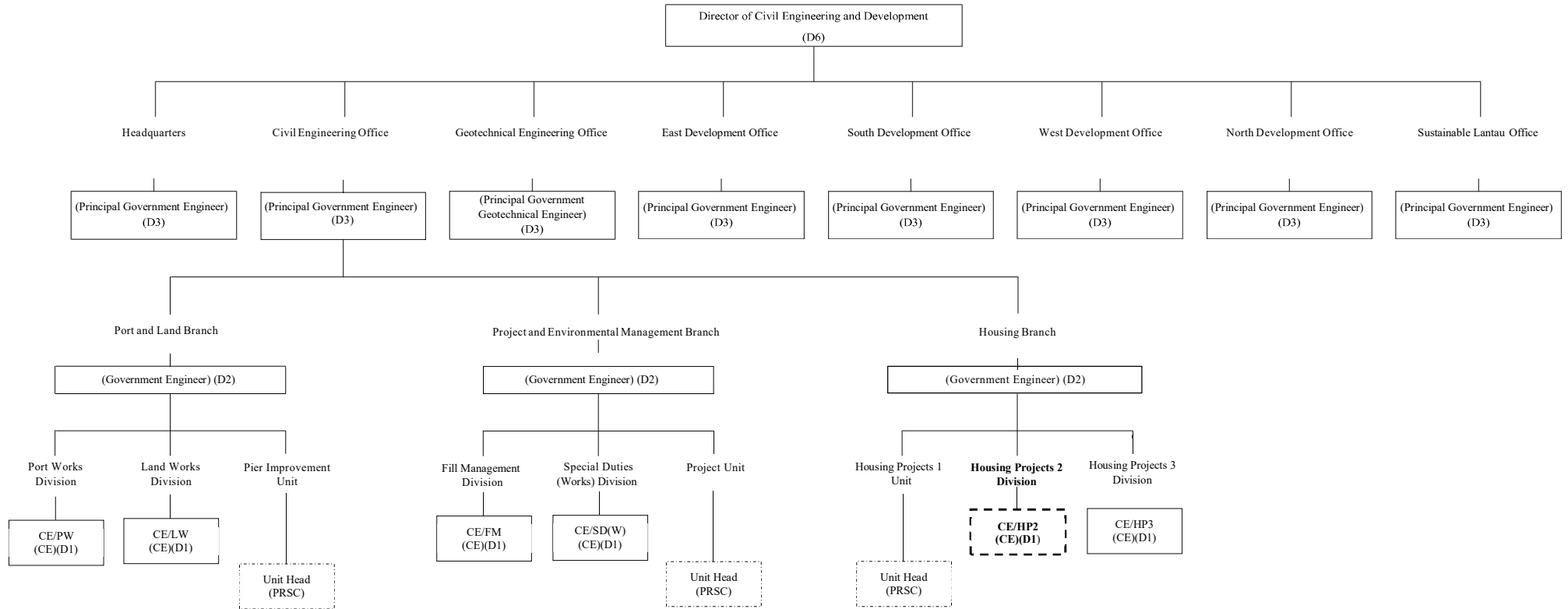
11. The proposed re-creation of the supernumerary CE (D1) post in CEDD will involve an additional notional annual salary cost at mid-point of \$1,923,600. The additional full annual average staff cost (including salaries and staff on-cost) is about \$2,623,000.

## **ADVICE SOUGHT**

12. Members' views are invited on the above-mentioned staffing proposal. Subject to Members' views, we will submit the staffing proposal to the Establishment Subcommittee for consideration and to the FC for approval.

**Transport and Housing Bureau**  
**March 2021**

## Existing Organisation Chart of the Civil Engineering and Development Department



**Legend**

- Supernumerary post proposed to be re-created
- Non-directorate post taken up by post-retirement service contract (PRSC) staff

**Job Description of the  
Proposed Chief Engineer/Housing Projects 2**

**Rank** : Chief Engineer (D1)

**Responsible to** : Deputy Head of Civil Engineering Office (Housing)

**Major Duties and Responsibilities –**

1. To lead and supervise the Housing Projects 2 Division under his/her charge in the delivery of site formation and site infrastructure projects for public housing development;
2. To execute the strategies and policies formulated by the Government in respect of public housing development projects;
3. To oversee the administration work of the technical studies, planning, design, construction, and site supervision of the site formation and related infrastructure works for various proposed public housing development projects (including but not limited to those in Yuen Long and Tuen Mun), including assuming the role of project manager in projects under new works contracts;
4. To implement effective control (including quality and budgetary control) for the various projects undertaken by the Division;
5. To oversee the implementation of statutory and administrative procedures, including Environmental Impact Assessment Ordinance procedures, public consultation, gazette publication, funding application, commissioning of consultancies, tendering of works contracts and contract management;
6. To drive for timely achievement of milestone targets, co-ordinate and oversee timely resolution of interfacing matters with other projects and developments;
7. To plan and conduct various consultations in order to solicit public support for the implementation of works projects;
8. To supervise the selection and appointment of works consultants and contractors; and
9. To manage appointed consultants including overseeing progress of studies and works, providing guidance to consultants, assessing and reporting the consultants' recommendations and solving important issues.

### **Key portfolios of other existing Chief Engineer posts in the Civil Engineering and Development Department**

All the other Chief Engineer posts in Civil Engineering and Development Department (CEDD) are fully engaged in their respective duties. It is operationally not feasible for them to take up the additional tasks as it will affect the discharge of their existing duties.

#### **Civil Engineering Office**

2. **Chief Engineer/Port Works** is responsible for implementing the near-shore reclamations at Lung Kwu Tan, and re-planning of Tuen Mun West; planning and engineering studies for the near-shore reclamations at the seafront of Sai Kung Sewage Treatment Works; technical studies for climate change; feasibility study on Cheung Chau Ferry Pier improvement; maintenance of public marine facilities including piers, ferry terminals, seawalls, breakwaters, typhoon shelters and fairways; and implementation of smart pier initiatives and eco-shoreline project. He/She is also responsible for providing advisory services for marine works.

3. **Chief Engineer/Land Works** is responsible for the planning, design and construction of the site formation and related infrastructure works for the public housing development projects at Tuen Mun Area 54; the site formation for development of the columbarium and crematorium facilities in Sandy Ridge; site formation for development of columbarium in Siu Ho Wan and Yuen Long; road improvement works for development of columbarium in Wo Hop Shek; construction of a subway to support columbarium development in Shek Mun; the footbridge widening and bus layby extension in the vicinity of Mass Transit Railway Fanling Station; and the planning, design and construction of New Territories (NT) Greening Master Plans covering nine NT Districts and the Islands District. He/She is also responsible for overseeing the administration and management of CEDD Landscape Term Contract.

4. **Chief Engineer/Fill Management** is responsible for the strategic planning and management of construction and demolition materials, marine disposal for contaminated and uncontaminated sediments; design and operation of public fill reception facilities including two barging points and two fill banks, mud pits for contaminated sediments and construction waste sorting facilities; and liaison with the Mainland authorities for the cross-boundary disposal of inert construction and demolition materials and dredged sediments. He/She is also

responsible for the overall management of the Dredging Works at Kwai Tsing Container Basin and its Approaching Channel; issuance of Sand Removal Permits and related issues, and providing secretarial support to the Public Fill Committee and the Marine Fill Committee.

5. **Chief Engineer/Special Duties (Works)** is responsible for the planning, design and construction of the Anderson Road Development, decontamination works for the concerned site at Kennedy Town, and site formation and related infrastructure works for the public housing development projects at Pik Wan Road, Shek Pai Street, Hiu Ming Street, Yan Wing Street, Lin Cheung Road, Fung Tak Road, near Cheung Shan Estate and Tsing Yi Road West, etc. He/She is also responsible for the provision of technical support to the Steering Committee on Implementation of Hong Kong Disneyland and the Ocean Park Redevelopment Committee on further expansion of the concerned theme parks; and co-ordination of maintenance issues in Penny's Bay Development Area.

6. **Chief Engineer/Housing Projects 3** is responsible for conducting and implementing a number of studies, site formation and related infrastructure works for the public housing development projects including those at Pok Fu Lam South, Wang Chau Remaining Phases at Yuen Long, Kowloon East, Pak Tin Extension and Chak On Road South at Sham Shui Po, Choi Shun Street at Sheung Shui, Cheung Man Road at Chai Wan and Ching Hong Road North at Tsing Yi. He/She is also responsible for leading his/her team to consult District Councils, Rural Committees and local organisations/ groups so as to foster communication with stakeholders and ensure timely completion of the relevant site formation and infrastructure works projects.

### **North Development Office**

7. **Chief Engineer/North 3** is responsible for the overall administration, planning, design, construction, and site supervision of works packages serving the First Phase of Kwu Tung North/Fanling North New Development Area, as well as the development projects in Tai Po District. He/She is also responsible for the works-related district administration matters of the Tai Po District.

### **East Development Office**

8. **Chief Engineer/East 1** is responsible for the overall administration, planning, design, construction, and site supervision of works packages, with major focus on the infrastructure works in Sai Kung area and Tseung Kwan O (TKO) New Town, including the TKO-Lam Tin Tunnel, Cross Bay Link and infrastructure works for TKO Stage 1 Landfill Site. He/She is also responsible for the works-related district administration matters of the Sai Kung District.



9. **Chief Engineer/East 2** is responsible for the overall administration, planning, design, construction, and site supervision of works packages, with major focus on the development project of the Anderson Road Quarry site, the development of TKO Area 137 and Sai Kung Town improvement works. He/She is also responsible for the works-related district administration matters of the Kwun Tong District.

10. **Chief Engineer/East 3** is responsible for the overall administration, design, construction, and site supervision of works packages in Kai Tak Development (KTD), with major focus on the infrastructure works at former north and south apron including Trunk Road T2 and Cha Kwo Ling Tunnel, and the reconstruction and improvement of Kai Tak Nullah. He/She is also responsible for the works-related district administration matters of the Wong Tai Sin District.

11. **Chief Engineer/East 5** is responsible for the overall administration, planning, design, construction, and site supervision of works packages in KTD, with major focus on the infrastructure works at ex-runway, application of public creatives and urban design controls in KTD area, and further improvement works on water quality. He/She is also responsible for the co-ordination of major interfacing works projects, government buildings and open space in KTD.

### **South Development Office**

12. **Chief Engineer/South 1** is responsible for the overall administration, planning, design, construction, and site supervision of works packages in Kowloon, with major focus on the site formation and infrastructure works for ex-Cha Kwo Ling Kaolin Mine Site development, the pedestrian linkage projects for Kwun Tong Town Centre redevelopment, and the three footbridges at Sham Mong Road. He/She is also responsible for the works-related district administration matters of the Sham Shui Po District.

13. **Chief Engineer/South 2** is responsible for the overall administration, planning and implementation of works packages in West Kowloon, with major focus on design and construction of integrated basement and government infrastructure works for the West Kowloon Cultural District, and to co-ordinate major interfacing works projects. He/She is also responsible for the works-related district administration matters of the Yau Tsim Mong District.

14. **Chief Engineer/South 3** is responsible for the overall administration, planning, design, construction, and site supervision of works packages on Hong Kong Island, with major focus on the Central Reclamation Phase III, Wan Chai Development Phase II (WDII) Contract C3, construction of additional floors at Central Piers Nos. 4, 5 and 6, reassembly of Queen's Pier, housing sites at Braemar Hill, and boardwalk under the Island Eastern Corridor. He/She is also

responsible for the works-related district administration matters of the Central & Western and Eastern Districts.

15. **Chief Engineer/South 4** is responsible for the overall administration, planning, design, construction, and site supervision of works packages on Hong Kong Island, with major focus on WDII Contracts C1, C2 and C4, and the site formation at Ka Wai Man Road Phase 2. He/She is also responsible for overseeing interfacing issues among WDII, Central-Wan Chai Bypass and the Shatin to Central Link and the works-related district administration matters of the Wan Chai and Southern Districts.

### **West Development Office**

16. **Chief Engineer/West 1** is responsible for the overall administration, planning and supervision of the planning and engineering study for the housing sites at Yuen Long South, the feasibility study for the traffic improvement scheme for Kam Sheung Road and the preliminary technical review on potential sites for housing development in Yuen Long Areas 13 and 14, as well as the overall administration, planning, design, construction, and site supervision of the site formation and infrastructure projects for Yuen Long South and Kam Tin South Developments. He/She is also responsible for the works-related district administration matters of the Yuen Long District (excluding the San Tin/Lok Ma Chau areas).

17. **Chief Engineer/West 2** is responsible for the overall administration, planning and supervision of the technical study for the potential sites for relocation of existing wholesale markets and for other industrial uses in North West Tsing Yi, as well as the overall administration, planning, design, construction, and site supervision of the New Territories Cycle Track Network works projects. He/She is also responsible for the works-related district administration matters of the Tsuen Wan and Kwai Tsing Districts.

18. **Chief Engineer/West 3** is responsible for the overall administration, planning and supervision of the feasibility studies for the environmentally friendly transport services in Hung Shui Kiu (HSK) New Development Area (NDA) and adjacent areas, the feasibility studies for fostering a pedestrian and bicycle-friendly environment in HSK NDA and Yuen Long South Development, the study for river revitalisation and flood attenuation facilities for HSK NDA, the urban and green design study for the future town centre and the district commercial node in HSK NDA, as well as the preliminary land use study for Lam Tei Quarry and the adjoining areas. He/She is also responsible for the works-related district administration matters of the Tuen Mun District.

19. **Chief Engineer/West 5** is responsible for the overall administration, planning, design, construction, and site supervision of the infrastructure works and associated works under the Lok Ma Chau Loop development project. He/She is also responsible for the works-related district administration matters of the San Tin/Lok Ma Chau areas.

### **Sustainable Lantau Office**

20. **Chief Engineer/Lantau 1** is mainly responsible for carrying out studies and implementing the reclamation, site formation and infrastructure works for Tung Chung New Town Extension. He/She is also responsible for the Ma Wan Chung improvement works.

21. **Chief Engineer/Lantau 2** is mainly responsible for implementing the relevant studies related to Artificial Islands in the Central Water, Sunny Bay reclamation, Siu Ho Wan reclamation and adjoining improvement works at Tai O, and infrastructure works for public housing development at Tung Chung Area 54. He/She is also responsible for the Topside Development at Hong Kong Boundary Crossing Facilities Island of Hong Kong-Zhuhai-Macao Bridge.

22. **Chief Engineer/Lantau 3** is responsible for formulation and taking forward conservation initiatives, implementing the proposals as identified under the study on recreation and tourism development strategy, short-term local improvement works and quick-win projects, the mountain bike trail networks in south Lantau and improvement works in Mui Wo, and overseeing strategic traffic and transport infrastructure development for sustainable development of Lantau. He/She is also responsible for providing the technical services and secretariat support to Lantau Development Advisory Committee and its subcommittees, and all public engagement events and activities.

### **CEDD Headquarters**

23. **Chief Engineer/Headquarters** is responsible for the overall administration and management of the Development Branch, comprising the Planning Unit and Town Planning Unit. He/She is also responsible for overseeing the Department's commitment to site formation, land supply and road development; assisting in formulating departmental strategies and co-ordinating inputs over planning related issues; overseeing the Department's project delivery and expenditure under the Public Works Programme and Capital Works Reserve Fund (CWRF); and vetting applications for funding under CWRF Block Votes, undertaking of projects, employment of consultants, entrustment of works and increase in consultancy fees.

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