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29 May 2024

Ms. Connie HO  
Clerk to Panel on Development  
Legislative Council Complex,  
1 Legislative Council Road,  
Central, Hong Kong

Dear Ms. HO,

**Panel on Development  
Follow-up matters to the meeting on 26 March 2024**

At the Panel on Development meeting on 26 March 2024, Members requested the Administration to provide the following information in relation to the “Funding Application for Kwu Tung North/Fanling North New Development Area – Remaining Phase Site Formation and Engineering Infrastructure” –

- a) a detailed breakdown of the major items of the proposed works (including site clearance and formation, road works, other engineering infrastructure works and other expenses) and the relevant cost breakdown should be set out in the submission to the Public Works Subcommittee;
- b) details of the design and arrangements adopted for Kwu Tung North/Fanling North New Development Area (“KTN/FLN NDA”) and other NDAs for protection against extreme weather; and
- c) whether heritage impact assessment has been conducted in the area during the planning and design stages of KTN/FLN NDA; if so, the details of it, and whether further heritage impact assessment will be conducted after completing

the land resumption and clearance work of the NDA to mitigate the impact on the progress and cost of works by ensuring that cultural relics will not be found at works sites after the commencement of works.

For item (a), we have included the relevant information in the paper submitted to the Public Works Subcommittee (Paper No. PWSC(2024-25)6). For items (b) and (c), please find below the relevant information in consultation with the Civil Engineering and Development Department, the Drainage Services Department and the Antiquities and Monuments Office (“AMO”) –

### **(b) Details of Design and Arrangements to Withstand Extreme Weather**

#### **Design Standard of Drainage System**

The drainage system for the Remaining Phase development of KTN/FLN NDA is planned and designed in accordance with the latest flood protection standards as stipulated in the Stormwater Drainage Manual, with due consideration of the relevant rainfall intensities, ground surface condition, as well as characteristics and size of the catchment in the analysis. The latest standards and design rainfall parameters have been adjusted upward taken into account the severe rainfall encountered last year. We believe the drainage system of KTN/FLN would be capable of combating flooding risks arising from adverse weather. The above considerations in the design of flood protection facilities are also applicable to other NDAs in the Northern Metropolis.

#### **Design Elements of “Blue-Green Infrastructure”**

The planning of NDAs in the Northern Metropolis has incorporated design elements of “Blue-Green Infrastructure” to enhance the flood protection capacity of the drainage system. These “Blue-Green Infrastructure” design elements include measures such as construction of flood storage facilities, improvements to and revitalisation of existing river channels, and construction of floodable open spaces, etc. For example, a district park of about 6 hectares with flood storage tank and an open space of about 2.4 hectares with flood retention function at a revitalised meander will be provided in FLN NDA. A flood storage tank will also be provided at KTN NDA to increase the drainage capacity of the area. In the implementation of the Second Phase development of the Hung Shui Kiu/Ha Tsuen (“HSK/HT”) NDA, the Government will improve and revitalise some sections of the Tin Sam Channel, as well as provide riverside promenades. This will improve the environment and enhance the flood protection capacity of the drainage system. In addition, the Government will construct

a regional park of about 12 hectares with flood storage lakes and a district open space of about 8.8 hectares with flood retention function. In normal days, these parks and open space will serve as public recreational space with a green and naturalistic environment, while under extreme weather condition, the same facilities will serve as flood attenuation facilities.

### Site Formation Levels

Apart from the abovementioned “Blue-Green Infrastructure”, the Government will take due consideration of extreme weather and climate change in the design of appropriate site formation levels for NDAs to allow sufficient reserve for coping with heavy rains and rise in water levels of river courses. Taking FLN NDA as an example which is partly a low-lying area, the Government will raise the level of the existing low-lying area through site formation works to prevent flooding. As for low-lying areas outside NDAs such as Tin Ping Shan Tsuen, new drainage system will be provided under the site formation works for FLN NDA to collect part of the runoff from Tin Ping Shan Tsuen area. This would help reduce the loading on the original drainage system and enhance flood resilience. In addition, the proposed underground flood storage tank in FLN NDA will also help reduce the risk of flooding caused by heavy rains.

### **(c) Details of Heritage Impact Assessment**

When conducting the Environmental Impact Assessment (“EIA”) for KTN/FLN NDA previously, CEDD had completed the Heritage Impact Assessment which includes studies on background information of the declared monuments, archaeological potentials and built heritage within the assessment area<sup>1</sup>, archaeological surveys, assessment of the level of potential impact and recommendation of mitigation measures. It was concluded that the Remaining Phase development of KTN/FLN NDA would not affect any declared monuments, proposed monuments, graded historic sites/buildings/structures, sites/buildings/structures in the list of proposed grading items, as well as Government historic sites identified by AMO.

For part of the Site of Archaeological Interest<sup>2</sup> identified by AMO at Sheung Shui Wa Shan, locations with archaeological potential (including impacted areas at

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<sup>1</sup> The assessment area is delineated by a 100-metre expansion from the boundary of the NDA and associated infrastructure works.

<sup>2</sup> Sheung Shui Wa Shan is Item 71 on the List of Sites of Archaeological Interest in Hong Kong (as at Nov 2012). Please refer to AMO’s website at [https://www.amo.gov.hk/filemanager/amo/common/form/list\\_archaeolog\\_site\\_eng.pdf](https://www.amo.gov.hk/filemanager/amo/common/form/list_archaeolog_site_eng.pdf)

Shek Wu San Tsuen, Fung Kong, Fu Tei Au East and Ho Sheung Heung), as well as areas yet to be surveyed due to private land ownership, as recommended by the EIA report, CEDD should require the contractors to conduct archaeological surveys upon land resumption and before construction works to determine the need for conducting any archaeological follow up actions prior to commencement of construction, and to recommend related mitigation measures to AMO for approval.

The land required for archaeological surveys prior to commencement of construction is about 9.5 hectares only. Notwithstanding, if necessary, CEDD would instruct the contractors to re-arrange the relevant site formation works to mitigate any potential impact on the project programme and cost.

Yours faithfully,

A handwritten signature in black ink, consisting of a stylized 'F' and 'L' joined together, with a horizontal line extending to the right.

( Fiona T K LIU )  
for Secretary for Development

c.c.

Civil Engineering and Development Department  
Drainage Services Department  
Antiquities and Monuments Office