

二零零八／二零零九年度
交通及運輸委員會
第一次會議報告
(二零零八年一月十七日)

選舉委員會主席

楊浩然先生當選二零零八至二零零九年度交通及運輸委員會主席。

選舉委員會副主席

黃堅成先生當選二零零八至二零零九年度交通及運輸委員會副主席。

第二次會議報告
(二零零八年二月二十一日)

(一)	<p><u>二零零八至二零零九年度中西區區議會轄下交通及運輸委員會職權範圍及列席政府部門代表名單</u></p> <p>委員會通過沿用上屆交運會的職權範圍及列席會議的政府部門代表名單。</p>
(二)	<p><u>中西區區議會交通及運輸委員會轄下工作小組的組成及相關安排</u></p> <p>委員會通過成立「中區交通及行人天橋系統工作小組」，並選出阮品強先生擔任工作小組的主席。</p>
(三)	<p><u>工務計劃項目第 6157TB 號 正街行人扶手電梯(第一期)再修訂設計方案-諮詢文件</u></p> <p>路政署向委員會提交討論文件，闡述正街行人扶手電梯(第一期)工程的再修訂設計方案。路政署表示若興建全程雙向的扶手電梯，正街馬路的闊道要縮窄，地底未必能容納所有公共設施的喉管，故提議第三街至長安里設置單向扶手電梯，維持由第三街至英華台單向及自英華台至般咸道雙向的扶手電梯系統。委員接受這些建議，並要求路政署在進行工程時一併改善正街的路面，增加路人在正街往下行的舒適度及安全。委員同時也指出工程要盡快進行，不能再拖延。</p>
(四)	<p><u>更換及修復水管工程第 1 階段第 2 期 香港島水管工程 堅道敷設水管工程</u></p> <p>水務署向委員會提交討論文件，就有關堅道敷設水管工程的交通方案再次諮詢委員，及匯報試點工程所收集的居民意見。委員接受水務署提出的方案，於</p>

	<p>非繁忙時間施工及增加星期六、日施工，使工期縮減至約 24 個月。為配合工程的進行，堅道會實施臨時的單線雙程行車措施，以人手控制交通。委員提醒水務署需與運輸署協調，將堅道的臨時交通安排及情況儘早通知駕駛者，以減輕堅道的交通擠塞。</p>
(五)	<p><u>建議在香港立法規管停車熄匙</u></p> <p>環境保護署就立法規管停車熄匙的建議徵詢委員的意見，委員大致同意這些建議，認為能幫助減少空氣污染，但對部門如何能有效執法表示關注。環境保護署表示會整理所有收集到的意見，然後制定為市民大眾接受的方案。</p>
(六)	<p><u>反對西隧削減優惠變相加價</u></p> <p>委員不滿香港西區隧道有限公司於 2008 年 1 月 6 日起取消對大部份汽車的優惠，變相加價。委員促請政府研究延長西隧專營權，或研究收購西隧，以解決西隧經常加價的問題。運輸及房屋局表示政府與隧道專營公司一直保持溝通，要求隧道專營公司在制定收費策略時要考慮市場反應及公眾利益。至於延長西隧專營權及收購西隧等方案，由於牽涉巨額公帑，不能輕率決定。委員會通過下列兩項動議：</p> <p>動議一：「中西區區議會強烈反對西隧在錄得巨額利潤下仍削減優惠，變相調高隧道收費。」</p> <p>動議二：「中西區區議會強烈要求西隧維持 1 月 6 日削減優惠前的收費。」</p>
(七)	<p><u>一拖再拖的中環灣仔繞道應立即上馬並從速完工</u></p> <p>委員認為中區交通嚴重擠塞，支持儘早興建中環灣仔繞道舒緩交通擠塞情況。委員亦強調政府在發展道路之時，要尊重有關條例及法院的判決，只進行有「凌駕性需要」的填海工程，以配合中環灣仔繞道的興建。政府部門代表表示明白委員的訴求，指出待高等法院對保護海港協會就擬議臨時填海申請司法覆核的裁決確定後，便可落實興建中環灣仔繞道的時間表。經討論後，委員會通過下列再修訂動議：</p> <p>再修訂動議：「要求政府必須依據法庭有關只容許有凌駕性公眾需要的判決為原則，立即興建中環／灣仔繞道舒緩中區／灣仔嚴重的交通擠塞；並要早於 2016 年前完成通車」</p>



新世界發展有限公司

New World Development Company Limited

By fax and mail: 2559 9457

Total pages: 2 only

21 February 2008

Dr Lawrence Lai Wai Chung
Professor
Department of Real Estate and Construction
The University of Hong Kong
Pokfulam Road
Hong Kong

Dear Professor Lai

We refer to the powerpoint presentation materials used by the Department of Real Estate and Construction of The University of Hong Kong at a press conference and the subsequent news reports regarding the level of compliance of land grant conditions by property developers. Slides P. 19, 20 and 21 of the powerpoint were referring to The Merton, a property project jointly developed by Urban Renewal Authority ("URA") and New World Development Company Limited.

At the press conference the above mentioned slides were used to show to the media that we as the property developer did not fulfill a land grant condition to build the footbridge across Cadogan Street. We would like to take this opportunity to set the record straight and clarify as follows:

Under the land grant conditions issued to URA related to the footbridge, the joint developer is only required to reserve sufficient space and provide adequate structural supports for the future footbridge as may be constructed by the neighbouring development across Cadogan Street. For easy reference the exact wordings of Clause (28) (a) are as follows:

"Upon development or re-development of the lot or any part thereof, the Grantee shall at his own expense and in all respects to the satisfaction of the Director reserve sufficient space and within such time limit or limits as shall be specified by the Director provide adequate structural supports together with such footbridge connections as may be required by the Director (hereinafter referred to as "the Footbridge Supports") at the perimeters of the building or buildings erected or to be erected on the lot between points P and Q through R as shown and marked on PLAN I annexed hereto or at such other points as may be approved in writing by the Director at such level or levels as shall be approved by the Director to receive the proposed footbridge as may be constructed by the neighbouring development across Cadogan Street (hereinafter referred to as "the Proposed Footbridge")."

.../P.2



In other words under the land grant the joint developer is not required to construct the footbridge but instead we have to reserve space and provide structural supports for it. The responsibility of the footbridge provision is rested with the neighbouring development in future. As a matter of fact Lands Department has issued us the Certificate of Compliance in November 2005. The certificate stated that all the positive obligations imposed on the Grantee have been complied with to their satisfaction.

It is therefore the claim made by your department in relation to failure of fulfillment of obligations on our part is deviated from the facts. The report has unfortunately caused damage to both New World Development Company Limited and the Urban Renewal Authority. Should the facts have been clarified with us before publish, the information can be duly rectified and damage avoided.

We are disappointed by the way the research was conducted and the announcement was made regarding The Merton. We would be much obliged if the department can clarify with the press and set the record straight.

If you require further information please contact me on 2131 6253. Thank you for your attention and we look forward to receiving your response.

Yours sincerely

Kwan Chuk Fai
Group Director – Corporate Affairs

cc: Mr Chan Tak Chor, Chairman of Central and Western District Council
(Fax: 2817 0028)