

(Translation)

Islands District Council
Minutes of Meeting of
District Infrastructure and Development Planning Committee

Date : 26 August 2025 (Tuesday)
Time : 2:30 p.m.
Venue : Islands District Council Conference Room,
14/F, Harbour Building, 38 Pier Road, Central, Hong Kong

Present

Vice-Chairman

Mr CHOW Yuen-kuk, Jonathan

Members

Mr HO Siu-kei
Mr HO Chun-fai
Mr YU Hon-kwan, MH, JP
Mr NG Man-kit
Mr NG Choi-wah, MH
Mr HUI Chun-lung, MH
Ms KWOK Wai-man, Mealoha
Mr WONG Man-hon, MH
Ms WONG Chau-ping, MH
Mr WONG Hon-kuen, Ken
Mr YIP Pui-kei
Mr LAU Chin-pang
Ms LAU Suk-han
Ms LAU Shun-ting

Attendance by Invitation

Mr AU Wai-hung, Felix	Senior Estate Surveyor/1 (District Lands Office, Islands), Lands Department
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In Attendance

Mr MOK Mong-chan	Assistant District Officer (Islands)1, Islands District Office
Mr YEUNG Che-yuen, Patrick	Senior Engineer/15 (South and Sustainable Lantau), Civil Engineering and Development Department
Mr CHAN Kwun-hang, Coway	Senior Town Planner/Islands 2, Planning Department
Ms WONG Shuk-man, Suman	Engineer/Lantau Development, Transport Department

Secretary

Mr LEE Cher-hin, Vincent

Executive Officer I (District Council),
Islands District Office

Absent with Apology

Mr CHOW Yuk-tong, SBS, MH

Mr LI Wing-foo, MH



Welcoming remarks

The Vice-Chairman said that in the absence of the Chairman of the Committee, he would preside at the meeting. He welcomed Members and representatives from government departments to the meeting and introduced Mr YEUNG Che-yuen, Patrick, Senior Engineer/15 (South and Sustainable Lantau) of the Civil Engineering and Development Department (CEDD), who stood in for Mr LAM Wai-chuen, Eddie; and Mr CHAN Kwun-hang, Coway, Senior Town Planner/Islands 2 of the Planning Department (PlanD), who stood in for Mr KWONG Wang-ngai, Walter.

2. The Committee agreed to accept the applications for absence from the meeting submitted by Mr CHOW Yuk-tong and Mr LI Wing-foo in accordance with the Islands District Council Standing Orders.

I. **Confirmation of minutes of the meeting held on 24 June 2025**

3. The Vice-Chairman said that the captioned minutes had incorporated the amendments proposed by the government departments, and had been distributed to Members for perusal prior to the meeting. Members had no amendment proposals and the minutes were confirmed unanimously.

II. **Follow-up item**

Question on the optimisation of land resources in Tung Chung

4. The Vice-Chairman said that the PlanD, the CEDD and the District Lands Office, Islands (DLO/Is) had updated and set out the planned uses of various sites in Tung Chung, the departments for which the sites had been reserved, as well as the expected commencement dates of the relevant projects. He welcomed Mr CHAN Kwun-hang, Coway, Senior Town Planner/Islands 2 of the PlanD; Mr YEUNG Che-yuen, Patrick, Senior Engineer/15 (South and Sustainable Lantau) of the CEDD; and Mr AU Wai-hung, Felix, Senior Estate Surveyor/1 (DLO/Is) of the Lands Department

to the meeting to respond to the question.

5. Members expressed their views as follow:

- (a) Members were concerned about the progress of the development project on the commercial site in Tung Chung Area 6.
- (b) Members suggested making optimal use of the land in Area 59A as a temporary car park to address the demand for car parking spaces arising from the occupation of Cheung Tung Estate.
- (c) Members noted that the tenancy of the site in Area 107, used by the CEDD as a temporary works area, was extended to September 2026, and were concerned about whether it would affect the project of the joint-user complex.
- (d) Members enquired about the specific plan for the construction of the district cooling system plant located in Tung Chung Area 120.

6. Mr Felix AU gave a consolidated response as follows:

- (a) The Government announced in the 2025/26 Budget that the sale of commercial sites would be suspended this year. The commercial site in Tung Chung Area 6 was currently used as a temporary transport interchange. The Government would announce the land sale arrangements for the area in a timely manner.
- (b) The DLO/Is noted that construction of the clinic building in Area 59A would not commence until 2029, and was currently exploring other temporary uses for the land in that area with relevant government departments, including following up with the CEDD on the timetable for the opening of the road adjacent to Area 59A to facilitate the planning of temporary uses.

7. Mr Patrick YEUNG said that he would provide Members with the timetable for the opening of the road adjacent to Area 59A after the meeting.

(Post-meeting note: The CEDD indicated that the entrance and exit of Area 59A were set at Kam Tung Street. Kam Tung Street was opened for public use in August, and the entrance and exit of Area 59A was targeted for completion in October.)

8. Mr Coway CHAN said that if any other government departments needed to use some suitable sites for short-term purposes, such as temporary car parks or temporary construction sites, before the planned uses were taken forward, the PlanD would provide assistance at the planning level.

9. Ms Suman WONG said that she would liaise with the DLO/Is on the parking

needs in the vicinity of Cheung Tung Estate to identify suitable land for use as a temporary car park.

10. The Vice-Chairman said that as the project of the joint-user complex in Area 107 was under the purview of the Leisure and Cultural Services Department (LCSD), and the Department did not send any representative to attend the meeting today, he asked the Secretariat to follow up with the LCSD after the meeting.

(Post-meeting note: The written reply of the LCSD was forwarded to Members for perusal on 2 October 2025.)

11. The Secretariat said that the Electrical and Mechanical Services Department had submitted a written reply on the plan for the construction of the district cooling system plant in Tung Chung Area 120 after the last meeting. The written reply had been forwarded to Members for perusal prior to the meeting.

12. The Vice-Chairman relayed the Department's written reply to Members, stating that the district cooling system project for the Tung Chung New Town Extension (East) (5049CG) had obtained funding approval from the Finance Committee of the Legislative Council in January 2021; the chilled water pipe laying works had commenced in 2021; the construction of the chiller plant located west of Area 120 had commenced in 2023; and the project was expected to be completed in 2027 to provide cooling services to the area.

III. Question on the progress of the construction of infrastructures in Tung Chung West (DIDPC Paper No. 7/2025)

13. The Vice-Chairman drew the meeting's attention to the DIDPC Paper No. 7/2025.

14. The Vice-Chairman welcomed Mr YEUNG Che-yuen, Patrick, Senior Engineer/15 (South and Sustainable Lantau) of the CEDD to the meeting to respond to the question. The written replies of the CEDD and the Transport Department (TD) had been distributed to Members for perusal prior to the meeting.

15. Mr LAU Chin-pang briefly presented the question.

16. Mr Patrick YEUNG and Ms Suman WONG elaborated on the written replies of the CEDD and the TD respectively.

17. Members expressed their views as follows:

- (a) Members were concerned about when the public car park adjacent to Chung Yan Road roundabout in Area 24A would be opened to the public, the number of parking spaces, the charging mode, and the number of chargers.

- (b) Members also enquired about the progress of the construction and the works schedule of the Tung Chung Town Park.
- (c) Members were concerned about whether the road excavation works in Tung Chung West would be completed by the end of this year, as the works had been affecting the traffic in Tung Chung West.

(Post-meeting note: The CEDD indicated that the roadworks of the first phase of the site formation and infrastructure works in Tung Chung West (including Tung Chung Road North, Chung Yan Road, Shek Mun Kap Road, Chung Mun Road and Yu Tung Road) were expected to be completed in phases between the second half of this year and 2026. The relevant temporary traffic arrangements would be gradually reduced accordingly.

In addition, the roadworks of the second phase of the site formation and infrastructure works in Tung Chung West would commence progressively. The works would involve the section of Yu Tung Road near Chung Mun Road to enhance the connectivity between the new development area in Tung Chung West, the existing villages and Tung Chung town centre. It was expected that the works would be completed in phases between 2028 and 2030.

To facilitate the aforementioned roadworks, the contractors of the CEDD would implement temporary traffic arrangements. It would review the temporary arrangements with the Traffic Management Liaison Group, comprising representatives from the Highways Department, the Police Force, the TD and the CEDD's engineering team, and would maintain close liaison with the Islands District Office, the Islands District Council, public transport operators and public utility companies to minimise disruption to traffic during the construction period.)

18. Mr Patrick YEUNG said that he would respond to Members' enquiries on the public car park adjacent to Chung Yan Road roundabout in Area 24A, and the progress of the construction and the works schedule of the Tung Chung Town Park after the meeting.

(Post-meeting note: The CEDD indicated that the Tung Chung New Town Extension (Tung Chung West) project was currently underway, and the open space in Tung Chung Area 29A was expected to be completed by the end of this year. The approximately 1.3-hectare Tung Chung Battery Park in the open space would be handed over to the LCSD for management upon completion of the venue handover procedures. Once the acceptance inspections and preparatory work for the facility were completed, the LCSD would open the park to the public as soon as possible.

In addition, the proposed car park in Ma Wan Chung would provide 40 private car parking spaces and 20 motorcycle parking spaces. Details of the parking arrangements for the car park project in Ma Wan Chung and its official opening date were yet to be confirmed.)

19. The Vice-Chairman and Members requested that, in addition to the standing departmental representatives, the CEDD should arrange for staff responsible for relevant areas to attend meetings in accordance with the agenda in the future (such as arranging staff responsible for the Tung Chung West development to attend this meeting to respond to this question), thereby enabling all parties to follow up with questions and discussions during the meeting. The CEDD had noted the request.

20. Ms Suman WONG said that the approved duration of temporary traffic control measures was generally six months. If the CEDD did not submit new applications for temporary traffic control measures thereafter, the existing temporary traffic control measures would generally be concluded within six months.

21. The Vice-Chairman said that as the CEDD did not send any staff responsible for the Tung Chung West development to attend this meeting, he asked the Secretariat to include this agenda item as a follow-up item for the next meeting for follow-up discussions.

IV. Any Other Business

22. No further business was raised by Members.

V. Date of Next Meeting

23. There being no other business, the meeting was adjourned at 3:07 p.m. The next meeting would be held at 2:30 p.m. on 28 October 2025 (Tuesday).

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