

Sai Kung District Council
District Facilities and Works Committee
Minutes of the Fourth Meeting in 2025

Date : 15 July 2025 (Tuesday)
Time : 10:00 a.m.
Venue : Conference Room of the Sai Kung District Council

Present

Mr CHONG Yuen-tung, MH (Chairman)	Member of Sai Kung District Council
Mr CHAN Kai-wai, MH (Vice-Chairman)	Member of Sai Kung District Council
Ms FONG Kwok-shan, Christine	Member of Sai Kung District Council
Mr WANG Wen	Member of Sai Kung District Council
Mr WONG Shui-sang	Member of Sai Kung District Council
Mr LI Tin-chi	Member of Sai Kung District Council
Mr LI Ka-leung, Philip, MH	Member of Sai Kung District Council
Ms LI Ka-yan	Member of Sai Kung District Council
Mr CHAU Ka-lok	Member of Sai Kung District Council
Mr LAM Chun-ka	Member of Sai Kung District Council
Ms KI Lai-mei, MH	Member of Sai Kung District Council
Mr YAU Siu-hung, Kelvin, MH	Member of Sai Kung District Council
Mr YAU Ho-lun	Member of Sai Kung District Council
Ms YU Natasha	Member of Sai Kung District Council
Ms SZE Pan-pan	Member of Sai Kung District Council
Ms WU Suet-lin	Member of Sai Kung District Council
Mr CHEUNG Mei-hung, Chris	Member of Sai Kung District Council
Mr CHEUNG Chin-pang	Member of Sai Kung District Council
Mr CHEUNG Man-tim	Member of Sai Kung District Council
Ms CHONG Nga-ting, Angel	Member of Sai Kung District Council
Mr CHAN Chi-ho	Member of Sai Kung District Council
Mr CHAN Kin-chun, Ken	Member of Sai Kung District Council
Mr CHAN Kwong-fai	Member of Sai Kung District Council
Mr CHAN Kuen-kwan, MH	Member of Sai Kung District Council
Mr TSANG Kwok-ka	Member of Sai Kung District Council
Mr WAN Kai-ming	Member of Sai Kung District Council
Mr WONG Yuen-hong	Member of Sai Kung District Council
Ms KAN Tung-tung	Member of Sai Kung District Council
Mr LAU Kai-hong, MH	Member of Sai Kung District Council
Mr CHENG Yu-hei	Member of Sai Kung District Council
Ms TAM Chuk-kwan	Member of Sai Kung District Council
Ms WU Jia-xin	Co-opted Member
Mr LEE Cheuk-yin, Norris (Secretary)	Executive Officer (District Council)5, Sai Kung District Office

In Attendance

Miss LAM I-ching	Assistant District Officer (Sai Kung)1, Sai Kung District Office
Mr CHENG Chi-wing, Ken	Senior Liaison Officer (1), Sai Kung District Office
Miss WONG Wai-fong, Bonnie	Senior Liaison Officer (2), Sai Kung District Office
Miss LO Wai-yi, Jenny	Senior Liaison Officer (3) (Acting), Sai Kung District Office
Mr PANG Kam-ping	Senior Inspector of Works (Sai Kung), Sai Kung District Office
Mr CHUNG Kai-yin	Senior Executive Officer (District Council), Sai Kung District Office
Miss WONG Chui-ying, Erin	Executive Officer I (District Council), Sai Kung District Office
Mr CHENG Tsz-fung, Leo	District Secretary, Sai Kung District Office
Ms LUI Tung-ni	Architect (Works)7, Home Affairs Department
Ms LEE Lai-sheung, Susan	District Leisure Manager (Sai Kung), Leisure and Cultural Services Department
Ms LAI Ka-yee, Jenny	Deputy District Leisure Manager (District Support) Sai Kung, Leisure and Cultural Services Department
Mr HUNG Man-wai, Jonathan	Senior Executive Officer (Planning)22, Leisure and Cultural Services Department
Miss LAM Ka-foo, Tiffany	Executive Officer (Planning)22A, Leisure and Cultural Services Department
Mr WONG Kwai-sun, Sunny	Administrative Assistant/Lands, District Lands Office, Sai Kung
Miss YEUNG Lok-kei, Kiki	Senior Engineer/20(East), East Development Office, Civil Engineering and Development Department
Mr CHAN Man-leong, Nathan	Property Service Manager/Service (Kowloon West & Sai Kung)5, Housing Department

Absent

Mr WONG Wang-to, MH	Member of Sai Kung District Council
Mr WAN Pui-lun, Joe	Co-opted Member

Welcome Remarks

The Chairman said a quorum was present and the meeting commenced officially. He welcomed all Members and representatives of government departments to the fourth meeting of the Sai Kung District Council (SKDC) District Facilities and Works Committee (DFWC) in 2025, in particular Mr Nathan CHAN, Property Service Manager/Service (Kowloon West & Sai Kung)5 of the Housing Department (HD), who attended on behalf of Mr YEUNG Wong-pan, Senior Property Service Manager/Kowloon West & Sai Kung.

2. The Chairman said that Mr WONG Wang-to was unable to attend the meeting on that day due to sickness, and that he had submitted a Notification of Absence from Meeting prior to the meeting as required. There being no objection from Members, the Chairman declared that the application for absence from the meeting was approved in accordance with Order 64(5) of the SKDC Standing Orders.

3. The Chairman said that Mr Joe WAN, Co-opted Member was unable to attend the meeting on that day due to another engagement.

I. Confirmation of Minutes of the 3rd DFWC Meeting in 2025 held on 13 May 2025

4. The Chairman stated that the Secretariat had not received any proposed amendment before the meeting. There being no proposed amendment at the meeting, the Chairman declared that the above minutes were confirmed.

II. Report Items

(A) Report on management of recreation and sports facilities in Sai Kung District from May to June 2025 by the Leisure and Cultural Services Department
(SKDC(DFWC) Paper No. 36/25)

5. A Member suggested repairing the basketball backstops in Tseung Kwan O South Park as soon as possible.

6. Ms Jenny LAI, Deputy District Leisure Manager (District Support) Sai Kung, Leisure and Cultural Services Department (LCSD) said that LCSD was currently following up with the Architectural Services Department (ArchSD) on the repair status of the basketball backstops in Tseung Kwan O South Park, with a view to reopening the facility for public use as soon as possible.

7. Members continued to raise the following questions and views:

- Regarding the construction works in Tseung Kwan O South Park:
 - They suggested improving the design of toilets and changing rooms to minimise the risk of flooding.

- More banners should be put up in the Park to remind dog walkers to properly clean up after the dogs and keep the environment clean.
- They suggested stepping up the anti-mosquito efforts in the Park continuously.
- They enquired about the progress of the improvement to the facilities at Tai Po Tsai Rest Garden, and whether fitness bikes could be provided at Po Hong Park.
- Regarding the recent thefts of water pipes at Chui Ling Lane Playground:
 - In addition to strengthening security inspections, they suggested installing closed-circuit television (CCTV) systems.
 - They noted that relevant departments had laid water pipes again and sealed them with cement after the thefts. They suggested installing water pressure sensors at suitable points of the water pipes so as to detect any signs of seepage.
- Acacia confusa trees were relatively fragile and prone to collapse, causing considerable disturbance to residents during the typhoon and rainy season. They recommended expediting the replacement of senescent Acacia confusa trees and removing some of the senescent trees in the district.
- They suggested expediting the resurfacing works for the 5-a-side soccer pitch at Wai Man Road Playground, and enquired whether the damage to the surface thereof was related to material issues or human factors.

8. Ms Jenny LAI of LCSD responded as follows:

- Regarding the construction works in Tseung Kwan O South Park:
 - LCSD was actively enhancing the design of female toilets in the Park to minimise the risk of flooding. Members' views would be relayed to the venue staff for follow-up.
 - Public education efforts would be stepped up to promote the concept of "pet inclusivity". This would include posting more notices within the Park to remind dog walkers to properly clean up after the dogs and keep the environment clean. Additionally, dog excreta collection bins would be installed at the Blossom Avenue of the Park.
 - At present, mosquito trapping devices had been placed along the route from the entrance of the Park at Chi Shin Street to the basketball courts. Furthermore, anti-mosquito operations would be carried out once a week. Depending on the situation of mosquito infestation in the Park later, further efforts to strengthen the operations would be considered.
- Regarding the discussion item "Suggest providing fitness bikes at Po Hong Park" raised by Members at the fourth meeting of the SKDC Community Involvement, Culture and Recreation Committee in 2025, LCSD was reviewing the relevant situation and would respond to Members during the said meeting.
- Regarding the recent thefts of water pipes at Chui Ling Lane Playground:

- LCSD had deployed staff to step up inspections, and would discuss the feasibility of installing CCTV systems with ArchSD and other relevant works departments at a later stage.
- Sealing a water pipe with cement would not affect LCSD’s monitoring of the piping condition. For example, if there was any seepage in the water pipe, it would disrupt the watering system in the playground, preventing it from proper functioning.
- She noted Members’ suggestion to expedite the resurfacing works for the 5-a-side soccer pitch at Wai Man Road Playground. Following discussions on resource arrangements with the relevant works departments, LCSD would report to Members in due course.
- She noted Members’ views on the replacement of trees in the district. Also, she said that the “Enhancement Programme of Senescent Trees (Replacement of *Acacia confusa*)” was currently being implemented in an orderly manner. LCSD would continue to follow the relevant guidelines from the Development Bureau and remove some senescent trees in the district based on the actual environment and circumstances.

9. A Member continued to enquire why LCSD had no plans to provide portable toilets in Tseung Lam Highway Garden.

10. Ms Jenny LAI of LCSD said that Tseung Kwan O South Park was opened on 30 June 2025. The facilities available in the first phase of the Park included male/female toilets and changing rooms, which were considered sufficient to meet public demand for toilets. The areas of the Park to be opened in the remaining phases would also be equipped with toilets.

11. A Member further said that portable toilets would be required, especially for the elderly, due to the considerable distance between Cross Bay Link, Tseung Kwan O (CBL) and Tseung Kwan O South Park, which would require a 10- to 20-minute walk. However, another Member pointed out that due to the sewerage and desludging problem, residents of nearby housing estates (e.g. Ocean Shores) generally would not welcome the provision of portable toilets. Therefore, they suggested providing sufficient signage in the vicinity of Tseung Kwan O South Park (such as Tseung Lam Highway Garden, Tseung Kwan O Waterfront Promenade and CBL), to clearly indicate the directions, approximate distance and estimated walking time to the toilets in Tseung Kwan O South Park.

12. The Chairman suggested providing lockers at sheltered locations near the basketball courts in Tseung Kwan O South Park for public storage of personal belongings. He also expected that the remaining facilities of the Park could be ready for opening before the National Day of this year (i.e. 1 October 2025).

13. The Chairman asked LCSD to note Members’ views.

14. Members noted the above report.

(B) Report on community halls/ community centre/ activity centre in Sai Kung District (SKDC(DFWC) Paper No. 37/25)

15. A Member enquired about the progress of the floor repairing works at Lohas Park Community Hall.

16. Mr Leo CHENG, District Secretary, Sai Kung District Office (SKDO) said that as no water leakage was detected during the recent natural water test conducted at Lohas Park Community Hall, SKDO would discuss the detailed arrangements for relaying the floor with ArchSD.

17. Members noted the above report.

(C) Landslip Prevention and Mitigation Programme - Works progress in Sai Kung District
(SKDC(DFWC) Paper No. 38/25)

18. A Member raised the following views:

- They expected that the Civil Engineering and Development Department (CEDD) would continue to submit regular updates on the progress of works under the Landslip Prevention and Mitigation Programme (LPMitP) in Sai Kung District to DFWC.
- They suggested that consideration could be given to including unregistered slopes (e.g. those in the vicinity of Tan Shan) in the district in the LPMitP.
- They recommended that, upon the completion of works, the relevant department could consider repaving the affected area using a traditional method (i.e. using stone pitching instead of shotcrete) to better restore its original conditions.

19. Miss Kiki YEUNG, Senior Engineer/20(East), East Development Office, CEDD said that Members could provide CEDD with the suggested list of unregistered slopes in the district for further follow-up by colleagues.

20. A Member also said that they would follow up with the representative of CEDD on the locations of unregistered slopes in the district after the meeting.

21. Members noted the above report.

III. Discussion Items Suggested by Members

(A) Suggest extending the current enhancement mechanism by allocating more public rental housing units in Tseung Kwan O to applicants residing in Tseung Kwan O or with elderly/young family members residing in Tseung Kwan O
(SKDC(DFWC) Paper No. 39/25)

22. The Chairman said that the discussion item was suggested by Mr WONG Yuen-hong, Mr Philip LI, Ms Christine FONG, Mr Kelvin YAU, Ms LI Ka-yan, Mr TSANG Kwok-ka, Mr CHAN Chi-ho, Ms Angel CHONG, Mr CHONG Yuen-tung, Ms SZE Pan-pan, Mr LAM Chun-ka, Mr WAN Kai-ming, Ms KAN Tung-tung, Mr CHAU Ka-lok, Ms Natasha YU, Ms WU Suet-lin, Mr CHENG Yu-hei, Mr WANG Wen, Mr Ken CHAN, Ms TAM Chuk-kwan, Mr Chris CHEUNG, Mr CHAN Kwong-fai, Mr WONG Wang-to and Mr CHEUNG Chin-pang.

23. Members noted the written reply from HD (SKDC(DFWC) Paper No. 43/25).

24. Members raised the following questions and views:

- They enquired whether, under the current public rental housing (PRH) unit allocation mechanism, an applicant who declined the first housing offer due to district preferences would receive the second offer in the same district as the first offer.
- They expressed concerns over the allocation time for under-occupation (UO) households in Sai Kung District to be transferred to PRH units of appropriate size. They encouraged transferring these households within the district rather than within the same estate, so as to expedite the release of more PRH resources to those in greater need.
- They suggested expanding the current enhancement mechanism to review the four districts available for selection by PRH applicants based on geographical locations (namely, Urban, Extended Urban, New Territories and Islands), with particular emphasis on assessing whether the district including Sai Kung District was too broad in scope.

25. Mr Nathan CHAN, Property Service Manager/Service (Kowloon West & Sai Kung)5, HD responded as follows:

- If a PRH applicant declined the first housing offer, HD would conduct a second allocation based on the district selected by the applicant (i.e. one of the following: Urban, Extended Urban, New Territories or Islands).
- Regarding Members' recommendation for intra-district relocation of UO households in Sai Kung District, and their suggestion to expand the current enhancement mechanism, as they involved details of the PRH unit allocation mechanism, HD would consolidate relevant information and provide reply to Members after the meeting.

26. Members continued to raise the following questions and views:

- They enquired about the progress of the PRH construction works at Yau Yue Wan Village Road and the number of units to be provided, and whether the housing development project on Ying Yip Road was a PRH or Home Ownership Scheme (HOS) project.

- They enquired whether, if a PRH applicant selected “Extended Urban” and declined the first housing offer (e.g. Tung Chung), the second housing offer would be in the same area as the first one (i.e. Tung Chung).

27. Mr Nathan CHAN of HD responded as follows:

- HD would inform Members after the meeting about the number of units to be provided by the PRH construction works at Yau Yue Wan Village Road. The housing development project at Ying Yip Road was an HOS project, and the latest information on the project would be provided to Members after the meeting.
- If a PRH applicant selected “Extended Urban” and declined the first housing offer (e.g. Tung Chung), the second housing offer would continue to be assigned based on the geographical coverage of the extended urban area (i.e. it might still be Tung Chung).

28. The Vice-Chairman suggested that the following measures could be considered when allocating PRH units:

- To avoid repeatedly making housing offers in an area already rejected by the same applicant.
- To make at least one offer in the original area (i.e. the Tseung Kwan O area) to residents, among the maximum of three housing offers each applicant was eligible to receive.

29. Mr Nathan CHAN of HD said that if a PRH applicant selected “Extended Urban” and declined the first housing offer (e.g. Tung Chung), the second housing offer was not necessarily in the same area as the first one (i.e. not necessarily Tung Chung). Instead, it could be in other areas within the extended urban area (including Sha Tin, Ma On Shan, Tseung Kwan O, Tsuen Wan, Kwai Chung and Tsing Yi). He noted Members’ views and would relay them to the relevant section of HD after the meeting.

30. The Chairman asked HD to follow up Members’ views.

31. There being no other comments from Members, the Chairman declared that the discussion item would be deleted at the next meeting.

(B) Suggest enhancing road surfaces within Sai Kung and Tseung Kwan O to create a more comfortable and safe road environment
(SKDC(DFWC) Paper No. 40/25)

32. The Chairman said that the discussion item was suggested by Ms WU Suet-lin, Ms LI Ka-yan, Mr WAN Kai-ming, Mr LAM Chun-ka, Mr CHAN Chi-ho, Mr WONG Yuen-hong, Mr TSANG Kwok-ka, Mr LI Tin-chi, Mr CHENG Yu-hei, Mr CHONG Yuen-tung, Ms SZE Pan-pan, Mr Kelvin YAU, Mr Philip LI, Ms KAN Tung-tung, Mr CHAN Kwong-fai, Ms Christine FONG, Mr Ken CHAN, Ms TAM Chuk-kwan,

Mr CHAU Ka-lok, Mr Chris CHEUNG, Mr WANG Wen, Mr WONG Wang-to and Mr CHEUNG Chin-pang.

33. Members noted the written reply from the Highways Department (HyD) (SKDC(DFWC) Paper No. 44/25).

34. Members raised the following views:

- They expressed concerns over some uneven, loose, or occasionally waterlogged pavements in the district, which would easily lead to accidents for users, particularly the elderly. They suggested exploring alternative paving methods or considering the use of more durable materials other than Besser blocks for paving, in order to extend the lifespan of the pavement surfaces and improve drainage efficiency.
- Regarding the pavements proposed for enhancement or repaving in SKDC(DFWC) Paper No. 40/25, Members hoped to be notified before the commencement of the relevant works.

35. The Chairman added that some road damage might be due to contractors' failure to properly restore the road surfaces after completing road excavation works (e.g. laying the underground utilities such as optical fibre cables and gas mains). Therefore, he suggested that standards should be established for contractors' performance in restoring road surfaces after completing road excavation works, and a penalty mechanism should be introduced to strengthen supervision.

36. Members continued to raise the following views:

- There were still many uneven surfaces of the pavements near Man Yee Playground.
- They suggested that consideration should be given to prioritising the paving of more durable materials on surfaces of the pavements with high pedestrian flow and frequent damage, in order to extend the lifespan of the surfaces. Additionally, the use of high pressure water jets by the staff of the Food and Environmental Hygiene Department during street cleaning could dislodge sand and gravel from the slits between paving blocks. They suggested that HyD should explore alternative paving methods to prevent the accumulation of sand and gravel in these slits.

37. The Chairman asked HyD to follow up Members' views.

38. There being no other comments from Members, the Chairman declared that the discussion item would be deleted at the next meeting.

(C) Suggest providing covered benches and bicycle parking spaces on the pavement of Shek Kok Road (opposite the sewage treatment works)
(SKDC(DFWC) Paper No. 41/25)

39. The Chairman said that the discussion item was suggested by Ms Christine FONG, Mr CHENG Yu-hei, Mr CHEUNG Chin-pang, Mr Kelvin YAU, Mr WAN Kai-ming, Mr WONG Wang-to, Mr WONG Yuen-hong, Ms WU Suet-lin, Mr CHAN Kwong-fai, Mr WANG Wen, Ms KAN Tung-tung, Mr TSANG Kwok-ka, Mr CHAN Chi-ho, Mr LAM Chun-ka and Ms TAM Chuk-kwan.

40. Members noted the written replies from the Transport Department (TD) and SKDO (SKDC(DFWC) Paper Nos. 45/25 and 46/25).

41. A Member noted the high pedestrian flow on the pavement of Shek Kok Road (opposite the sewage treatment works), and suggested providing covered benches and bicycle parking spaces there for public use.

42. The Chairman said that there were two minibus stops on Shek Kok Road serving the residents of the new housing estates in the vicinity (such as Manor Hill and The Beaumont II). Yet there were no facilities on the pavement to provide shade or shelter from the rain for residents currently. He suggested installing covered benches in the area.

43. Mr PANG Kam-ping, Senior Inspector of Works (Sai Kung), SKDO noted Members' views. He also said that SKDO would arrange for Members to conduct an on-site inspection of the pavement of Shek Kok Road to confirm the exact locations for providing covered benches.

44. The Chairman asked TD and SKDO to follow up Members' views.

45. There being no other comments from Members, the Chairman declared that the discussion item would be deleted at the next meeting.

(D) Suggest shortening the duration of escalator replacement works at Metro Town Shopping Mall
(SKDC(DFWC) Paper No. 42/25)

46. The Chairman said that the discussion item was suggested by Mr CHAN Kai-wai, Mr LAM Chun-ka and Mr Chris CHEUNG.

47. Members noted the written reply from Metro Town Shopping Mall (SKDC(DFWC) Paper No. 47/25).

48. The Vice-Chairman raised the following views:

- During the two-month escalator replacement works, only one accessible lift remained in operation in the shopping mall, causing inconvenience to members of the public, particularly persons with disabilities, wheelchair users, and those pushing baby strollers. He suggested that the replacement works should be expedited.
- He suggested writing to the Electrical and Mechanical Services Department (EMSD) after the meeting, urging them to arrange for personnel to promptly conduct the acceptance test upon completion of the relevant escalator replacement works in the shopping mall, so that the relevant escalators could resume service as soon as practicable.

49. Miss LAM I-ching, Assistant District Officer (Sai Kung)1, SKDO said that the Secretariat could assist in relaying the views to EMSD in the form of post-meeting follow-up and request a written response from them.

[Post-meeting note: On 24 July 2025, the Secretariat relayed Members' views to EMSD, followed by the response from EMSD on 1 August 2025.]

50. The Chairman asked Metro Town Shopping Mall to follow up Members' views.

51. There being no other comments from Members, the Chairman declared that the discussion item would be deleted at the next meeting.

IV. Any Other Business

52. No other business was raised by Members.

V. Date of Next Meeting

53. The next meeting was scheduled for 10:00 a.m. on 9 September 2025 (Tuesday).

[Post-meeting note: Due to official duties, the fifth meeting of DFWC in 2025 was rescheduled for 11:15 a.m. on 9 September 2025 (Tuesday).]

54. The meeting ended at 11:00 a.m.

Sai Kung District Council Secretariat
August 2025