

**南區區議會(2020-2023)屬下
經濟、發展及規劃事務委員會
第九次會議記錄**

日期：2021 年 11 月 23 日

時間：下午 2 時 30 分

地點：南區區議會會議室

出席者：

司馬文先生 (南區區議會副主席暨本委員會主席)

林玉珍女士, BBS, MH

梁進先生

秘書：

陳沛汶女士 民政事務總署南區民政事務處行政主任（區議會）2

列席者：

曾永強先生 規劃署高級城市規劃師／港島 1

關圓靈女士 地政總署高級產業測量師／南（西）

凌志偉先生 土木工程拓展署工程師／13（南）

盧潔霜女士 房屋署房屋事務經理（港島及離島七）

致歡迎辭

主席歡迎各委員及常設政府部門代表出席會議，並表示以下內容：

- (i) 因應現時有關 2019 冠狀病毒病的最新情況，是次會議不向公眾人士開放，以減少人群聚集帶來的風險。請出席的委員及傳媒人士自備口罩及食水。所有人士於進場前，均須在南區民政事務處職員的協助下量度體溫、使用「安心出行」流動應用程式掃描場地二維碼、填寫健康申報表；以及申報其本人是否正接受強制檢疫；以及
- (ii) 各委員可就每項議程最多發言兩次，每次限時三分鐘。委員如須提早離開，請通知秘書處人員。

**議程一： 通過經濟、發展及規劃事務委員會於 2021 年 9 月 21 日
舉行的第八次會議記錄初稿**

2. 主席表示，上述會議記錄初稿已於會前送交各委員參閱，秘書處暫時未有收到修訂建議。
3. 委員會通過上述會議記錄。
4. 主席續表示，根據上次會議記錄的會後補註，港鐵公司表示稍後可向委員展示黃竹坑「綜合發展區」內的公共休憩空間、表演場地及行人通道的最新設計。他請秘書聯絡港鐵公司，希望盡快可就此與港鐵公司代表會面，檢視現有圖則及電腦模擬模型等。此外，教育局已確認聖伯多祿中學舊校舍不適合用作教育用途，躍動港島南辦事處可對空置校舍用地的長遠土地用途提供意見。

**議程二： 香葉道旁五年期「臨時」撥地 GLA-THK2067
(經濟、發展及規劃文件 17/2021 號)
(此項議程由司馬文先先生提出)**

5. 主席簡介議題時表示，曾接獲居民查詢，指香港仔警署後方的通道被圍封，居民無法行經該處來往香葉道和香港仔網球及壁球中心。他續說相關部門雖已作出書面回應，惟他欲了解以下事項：
 - (i) 南區民政事務處（下稱「民政處」）就臨時政府撥地（下稱「臨時撥地」）進行地區諮詢的詳情，包括日期、方式及對象；
 - (ii) 日後臨時撥地及短期租約的諮詢程序；以及
 - (iii) 香葉道與香港仔網球及壁球中心之間的行人通道及該土地的用途。
6. 主席請民政事務總署／民政處及地政總署代表回應。
7. 民政處／民政事務總署並無回應。主席表示，若民政處無法作覆，此項目將須留待下次會議討論。

8. 關圓靈女士回應指，地政總署於 2021 年 8 月中委託民政處進行地區諮詢，期間並未收到反對意見，署方遂按既定程序批出臨時撥地。

9. 主席欲知道地政總署何時委託民政處進行地區諮詢及於何時收到民政處的回覆。

10. 關圓靈女士表示，署方於 2021 年 8 月期間委託民政處進行地區諮詢，至於確實日期，可於會後向委員補充有關資料。

11. 主席請地政總署於會後提供上述諮詢程序的詳細資料。他表示，區議會任期較早之時，他曾以區議員身份收到關乎整個南區臨時撥地及短期租約申請的諮詢文件。因此，他認為地政總署及民政處日後處理相關申請時，應諮詢所有議員。

12. 關圓靈女士表示，署方在審批臨時撥地及短期租約時，均按照正常程序透過民政處進行諮詢工作。

13. 主席請民政處回覆，確認南區每次進行諮詢，餘下三名區議員均會獲通知，以免出現這些問題。

14. 主席總結表示，多年來居民已習慣使用香港仔警署後方的空地，作為往來香葉道及香港仔網球及壁球中心之間的直接通道。但該土地以臨時撥地方式撥予香港警務處作臨時停車位，因而對區內居民造成不便。為此，希望地政總署與警方進行協調，在上述被圍封的地點開放一條通道，以方便附近居民出入。

（會後補註： 港島西及南區地政處於 2021 年 8 月 9 日委託南區民政事務處進行地區諮詢，並於 2021 年 8 月 26 日收到南區民政事務處通知共收到兩個回覆，包括一個支持及一個沒有意見。地政處亦已於 2021 年 11 月 30 日將主席的建議轉達警務處考慮有關可行性。此外，主席於會後致函民政事務總署署長的信函及署方回覆載於**附件**。）

議程三： 進展報告

(經濟、發展及規劃文件 18/2021 號)

(I) 附件一：發展項目進展

● 前石澳石礦場用地

15. 關於在已復修的石澳石礦場發展水上運動中心一事，主席指，有投標者希望日後於會議簡介設計及構思。他對此表示歡迎，但政府須考慮此舉是否合宜。

● 薄扶林南公營房屋發展

16. 主席詢問土木工程拓展署代表有關舊薄扶林道古蹟的現況、文物評估工作詳情，以及署方何時會向委員會匯報。

17. 凌志偉先生回應指，他會向署方相關組別轉達主席的意見，並於下次會議向委員會匯報最新情況。

● 數碼港擴建計劃

18. 林玉珍女士 BBS, MH關注數碼港擴建計劃。鑑於港鐵公司已向房屋委員會提交南港島線（西段）鐵路發展計劃的建議書，她向房屋署代表了解擴建計劃進展。

19. 盧潔霜女士回應指，房屋署沒有收到港鐵公司的最新資訊，因此她未能匯報計劃進展。她將於會後向署方相關組別了解情況。

20. 主席表示，數碼港的擴建工程即將展開，希望了解海濱公園的設計細節，以及何時會徵詢委員會對擴建計劃的意見。

(會後補註： 房屋署補充如下：署方得悉運輸及房屋局於 2020 年 12 月收到港鐵公司提出南港島線(西段)的建議書，港鐵公司現階段仍未公佈南港島線(西段)的詳情。)

● 擴展香港仔避風塘

21. 主席希望躍動港島南辦事處代表於下次會議向委員會匯報項目進展。

● **香港仔避風塘附近一帶船廠的政策及發展**

22. 主席詢問地政總署代表有關船廠周邊地區的發展計劃及審批船廠短期租約的詳情。他亦得悉海洋公園水上樂園的交通路線備受關注，並建議檢視路線。

23. 主席希望躍動港島南辦事處代表於下次會議提供上述資料。

（會後補註：躍動港島南辦事處綜合回覆如下：正如《行政長官 2021 年施政報告》所述，政府會於 2022 年展開擴建香港仔避風塘的勘查及設計研究，以增加船隻停泊區。土木工程拓展署正就有關研究進行招標程序。此外，根據港島西及南區地政處提供的資料，香港仔避風塘附近的船廠及海事機械工場現時基本上仍用作與船舶維修及保養相關的用途。考慮到它們所提供的服務對海上安全及船隻運作的重要性，躍動港島南辦事處和相關部門會先探討稍為後移部分相關短期租約租用地的可行性，包括深灣及布廠灣一帶，以改善步行環境。下一步才檢視可重新整合這些土地用途的空間。）

● **海洋公園及其周邊地區的發展（包括赤柱市集及珍寶海鮮舫）**

24. 梁進先生要求相關部門向委員會提供項目的最新資料，包括活化香港仔珍寶海鮮舫的詳情，以及在深水灣及大樹灣興建碼頭的可行性報告。他指出，躍動港島南辦事處代表早前簡介概念總綱計劃 1.0 的未來路向時，並無闡釋珍寶海鮮舫的發展計劃。他促請相關部門向委員會交代細節，包括初步計劃及施工時間表。

25. 主席表示，負責項目各方的代表不在席上，請秘書邀請相關部門及海洋公園公司的代表出席下次會議。

● **香港大學發展項目**

26. 香港大學擬於沙宣道 3 號進行擴建工程，已向城市規劃委員會（下稱「城規會」）提交資料。主席建議相關部門在進展報告中加入該等資料，並詢問規劃署代表工程進展。

27. 曾永強先生回應指，城規會將於 2021 年 11 月 26 日審批香港大學改劃沙宣道 3 號用地的申請。

28. 主席詢問規劃署可否於進展報告定期交代沙宣道擴建工程的進展。他續指，根據 2021 年《施政報告》，政府擬於薄扶林為香港大學預留四公頃現屬「綠化地帶」的土地興建深科技研發大樓。他詢問規劃署代表可否向委員會提供更多資料。

29. 曾永強先生表示未有相關資料，將於會後向署方相關組別了解項目詳情。

- **大潭篤原水抽水站員工宿舍群活化項目**

30. 主席表示，負責項目各方的代表不在席上。

31. 梁進先生要求相關部門於下次會議前向委員會交代最新情況。

32. 主席表示，他十分關注項目進展，亦希望大潭灣碼頭納入發展範圍，加以善用。

- **南區的颱風防禦及改善措施**

33. 主席詢問土木工程拓展署代表有關「氣候變化和極端天氣下的沿岸災害研究及改善措施的制訂」可行性研究的進展。

34. 凌志偉先生回應指，署方將於 2021 年年底完成上述研究。他續指，署方知悉委員非常關注此事，會盡快向委員會匯報最新進展。

- **沙灣擬興建學校事宜**

35. 主席詢問規劃署代表項目的最新情況。曾永強先生回應指暫時未有進展。

● **聖伯多祿中學舊校舍用地的發展**

36. 梁進先生表示，舊校舍用地久未歸還，教育局曾於 2021 年 10 月向辦學團體發出催辦信，惟團體尚未回覆。他詢問倘辦學團體不合作，部門將如何處理此事。

37. 關圓靈女士回應指，聖伯多祿中學舊校舍位於私人土地，其地契條款並無關乎主動收回私人土地機制的條文。教育局與辦學團體現正進行換地程序，故須由教育局跟進歸還用地事宜。她表示，地政總署正與教育局密切聯繫，並知悉局方已向辦學團體發出催辦信。她指出，辦學團體須研究如何劃分教堂和校舍的地下公用設施，才能歸還用地。

38. 林玉珍女士 BBS, MH詢問換地協議是否訂明必須以聖伯多祿中學舊校舍地段的土地交換。

39. 關圓靈女士回應指，教育局與辦學團體的協議訂明，局方會以一幅土地，交換聖伯多祿中學舊校舍的私人土地。因此，辦學團體並非根據地契條款換地。倘局方同意向辦學團體提供土地興建新校舍，辦學團體理論上須於現有的私人地段中分割部分土地，歸還政府。但是交換土地純屬教育局與辦學團體之間的協議，署方沒有參與其中，亦不清楚協議的內容。

40. 林玉珍女士 BBS, MH表示，教育局已同意向辦學團體提供土地，詢問辦學團體何時會向政府歸還上述私人土地。她指出，歸還舊校舍用地一事不能無限期拖延，詢問局方有否訂定歸還期限，以及有關部門會如何處理此事。

41. 關圓靈女士回應指，由於教育局與辦學團體訂立換地協議時，地政總署沒有參與其中，她不清楚協議有否訂明歸還舊校舍用地的時間表。她備悉委員的意見，並會將上述問題轉交教育局跟進。

42. 梁進先生表示，歸還舊校舍用地一事不應無限期拖延。他請秘書於會後向教育局轉達委員的意見，並向局方了解歸還校舍用地的進展，以及有否訂定時間表。

43. 主席表示委員非常關注此事，並提議於下次會議的議程中加入「聖伯多祿中學舊校舍用地的發展」一項，並邀請教育局代表出席下次會議，回應委員提問及討論此事。

(II) 附件三：土木工程拓展署－南區防治山泥傾瀉工程進展報告

44. 主席請土木工程拓展署代表匯報最新進展。

45. 凌志偉先生回應指，土力工程處人員已於文件中交代防治山泥傾瀉工程的最新進展。

46. 主席希望土木工程拓展署進行斜坡工程時擴闊行人路。他請署方檢視斜坡工程的安排，並盡量擴闊斜坡與行人路之間的空間。

47. 凌志偉先生備悉主席的意見，會向土力工程處反映。

(III) 附件四：地政總署－南區政府臨時撥地進展報告

48. 主席詢問地政總署代表有否特別的政府臨時撥地個案需要委員留意。

49. 關圓靈女士回應指，政府臨時撥地個案的最新資料載於文件，沒有個案需要特別關注。

50. 梁進先生表示，政府臨時撥地編號 GLA-THK 1969 5/SHGS/2013 大潭水塘道的續期期限延至 2021 年 9 月 6 日，惟現時期限已過。

51. 關圓靈女士回應指，水務署似乎未於限期或之前提出撥地續期申請。她會向地政總署相關組別了解情況，並於會後提供補充資料。

52. 梁進先生建議地政總署於文件中標明政府臨時撥地的確實範圍。他以大潭水塘道為例，指出道路兩端之間相距頗遠，若文件中並無標示確實範圍，委員無從知悉其實際位置。

53. 關圓靈女士備悉梁進先生的意見，會向署方反映。

議程四： 其他事項

54. 主席表示，秘書處沒有收到其他事項的建議。

第二部分 – 下次會議日期

55. 主席表示，倘秘書處未訂定委員會 2022 年度的會議日期，他建議第十次會議於 2022 年 1 月 25 日（星期二）下午 2 時 30 分舉行。

56. 林玉珍女士 BBS, MH詢問下次會議日期是否由秘書處訂定。她認為南區區議會轄下各委員會 2022 年度的會議日期應由秘書處一併訂定。

57. 主席表示，上述日期只是暫定，秘書處可提出其他建議。

58. 議事完畢，會議於下午 3 時 11 分結束。

南區區議會秘書處

2022 年 1 月



中華人民共和國香港特別行政區
Hong Kong Special Administrative Region
of the People's Republic of China



南區區議會
Southern District Council
司馬文區議員
District Councillor, Paul Zimmerman

Hong Kong, 1 December 2021

Miss Janice Tse Siu Wa, JP
Director of Home Affairs
30/F, Southorn Centre
130 Hennessy Road
Wan Chai, Hong Kong

By fax 2574 8638 and by email: dha_office@had.gov.hk

Local consultation for 'temporary' land allocation GLA- THK2067 next to Heung Yip Road

Dear Director

At the 9th Economy, Development and Planning Committee meeting of the Southern District Council on 23 November 2021, we sought to understand how the local consultation was conducted for the subject land allocation application, as we have received enquiries from residents and workers in the area upon losing a safe and quiet shortcut between Heung Yip Road and Kwun Hoi Path.

You can see from the Annex 1 that I have raised questions to LandsD, PlanD, HAD, TD, HKPF and IISO. All of them provided answers except HAD (Annex 2). Having read the papers before the meeting, I have emailed the Southern District Officer seeking their reply, specifically to Q1, 2 and 8 of Annex 1. On the next day, I received the following reply (Annex 3):

"Dear Mr Zimmerman,

Thank you for your email below.

As stated in Lands Department's response, a local consultation was conducted through the Southern District Office in August 2021. Since the consultation was initiated and undertaken per the request of Lands Department as in other similar cases, members may enquire with the representative of Lands Department at the meeting about the arrangements.

Regarding the Progress Report on Temporary Government Lands Allocation in Southern District in Annex 4, subject to members' views, the Secretariat is prepared to invite Lands Department to provide an update on a monthly basis and circulate the same to members for information.

Secretariat, Southern District Council"

At the EDPC meeting on 23 November 2021, there was no HAD representative available to answer the questions despite the proximity of the Southern District Office to the Southern District Council meeting room.

c/o Designing Hong Kong Ltd
香港中環永和街25號俊和商業中心21樓
21/F Chun Wo Commercial Centre, 25 Wing Wo Street, Central, Hong Kong

電話Tel: (852) 9096 3070
電郵Email: info@paulzimmerman.hk

傳真Fax: (852) 3753 3819
網頁Website: <http://www.paulzimmerman.hk>



中華人民共和國香港特別行政區
Hong Kong Special Administrative Region
of the People's Republic of China



南區區議會
Southern District Council
司馬文區議員
District Councillor, Paul Zimmerman

This leaves me with no alternative but to put the questions here:

- 1) We previously received consultation documents on other TGLA applications from the Southern District Office with reply slips addressed to the Southern District Office. For the circulation exercise of TGLA GLA-THK2067, who did the SDO consult? What comments were received by/via SDO? Please indicate dates.
- 2) Did SDO consult SDC or members of SDC? If not, why not?

According to the fact sheet on District Administration: "As head of each district office, the District Officer (DO) represents the Hong Kong Special Administrative Region Government at the district level and oversees the operation of the District Administration Scheme in the district. The DO implements and coordinates the execution of relevant district programmes, ensures that the DC's advice is properly followed up, and promotes residents' participation in district affairs. In addition, the DO maintains close liaison with different sectors of the community and reflects their concerns and problems to the Government. The DO acts as a link between the DC and government departments, facilitates communication between them, and also helps to facilitate the handling of district problems promptly through inter-departmental consultation and cooperation." (https://www.gov.hk/en/about/abouthk/factsheets/docs/district_admin.pdf)

- 3) Every department provided their answers on Annex 2, except for HAD. On what grounds is HAD exempted from providing answers to questions raised by dc members?
- 4) Given the public interest in this matter, will Annex 2 be updated or amended to include answers from HAD? The public has the right to learn the facts.
- 5) What remedial action will be taken? Will the Police be requested to maintain the easement and long-established right of passage for the public through the site? If not, why not?

Yours sincerely

Paul Zimmerman
Vice-Chairman, Southern District Council
District Councillor, Pok Fu Lam

Annex 1

Hong Kong, 1 November 2021

Miss Sharon Chan Pui Man
Secretary to Economy, Development and Planning Committee of Southern District Council
G/F & 1/F, Ocean Court
3 Aberdeen Praya Road, Aberdeen

By email: sharon_pm_chan@had.gov.hk

Agenda item for 9th Economy, Development and Planning Committee meeting
on 23 November 2021:
Five year 'temporary' land allocation GLA- THK2067 next to Heung Yip Road

Chairman and Members,

In October 2021, we received an enquiry from residents explaining that they can no longer walk from Heung Yip Road to Ocean Court via the path south of the Aberdeen Police Station. It appears that the land may have been allocated to the Hong Kong Police Force for car parking purposes for a period of five years from 8 October 2021 to 7 October 2026. This is surprising as it is a well-used connection, and the alternative is longer and exposed to vehicular traffic. Moreover, I have no record of consultation on this matter.

As a Southern District Councillor (note the HCAL 1827/2020 appended below), I have the following questions for LandsD, PlanD, HAD, TD, HKPF, IISO:

- 1) The District Council so far has consulted the Councillors regarding land allocations. What is the normal procedure and practice for allocating land for short and long term uses? Was the same procedure followed, if not, why not?
- 2) Was there a public consultation before GLA-THK2067 was allocated? Who were consulted, and when? What were the comments received? Which SDC members were consulted? If not, why not?
- 3) What are the terms of the allocation GLA-THK 2067? Is the plan to renew the tenancy every five years with another five years' term? Is there an obligation on the tenant to continue the well-established easement and right of access and passage by the community?
- 4) What parking requirement does the Police have? How will the Police resolve the parking provision needed so that the allocation is truly only temporary?
- 5) What is the planned use of this piece of land upon expiry of the temporary allocation in October 2026?
- 6) Has there been an assessment of losing this pedestrian connection? Have the impacts on the community been fully considered? Can we have the assessment report?
- 7) What is the view of IISO on the planning aspect of this matter?
- 8) What other land allocation applications are pending? What will be the consultation process going forward?

Yours sincerely



Paul Zimmerman

P.S. Attention is drawn to Hon Chow JA's judgement in HCAL 1827/2020 as follows:

38(2)

Regarding the ambit of a District Council's advisory functions, a convenient starting point is that it is a "consultative" body. This does not mean, however, that its advisory functions are confined to matters on which the Government chooses or decides to consult it. Having regard to BL 97, a District Council is a "consultative" body in the sense that it is not an organ of "political power", and has no executive powers save such as may be conferred on it by law (eg, by s 61(b)). On the other hand, a District Council is not a mere "passive" body which can only exercise its advisory functions when called upon to do so by the Government. A District Council is entitled, in my view, to pro-actively exercise its functions under s 61(a).

38(4)

A District Council's functions to advise and the Government's duty (if any) to consult are not necessarily concomitant. The ambit of a District Council's advisory functions is not defined by the ambit of the Government's duty (if any) to consult, but depends on the true meaning and effect of s 61.

Annex 2

Five Year 'Temporary' Land Allocation GLA-THK2067 Next to Heung Yip Road

Written Replies from Relevant Government Departments

I. Response from the Lands Department:

Temporary Government Land Allocation ("TGLA") no. GLA-THK2067, which falls within the "Government, Institution or Community" zone under Aberdeen & Ap Lei Chau Outline Zoning Plan, is allocated to the Commissioner of Police for an operational carpark of Aberdeen Police Station for the period from 8 October 2021 to 7 October 2026. The term of the subject TGLA may be extended, upon application, subject to no objection from Government departments and, if any, local consultation.

The District Lands Office/ Hong Kong West & South ("this Office") has circulated the subject TGLA application to Government departments, including the Transport Department and the Highways Department, for comment. A local consultation was conducted through the Southern District Office in August 2021 in which no adverse comment / objection was received. This Office has not received any request for providing a public passageway in the site during the department circulation nor local consultation.

Other proposed temporary government land allocations being processed are included in the EDC Papers at Annex 4 - Progress Report on Temporary Government Lands Allocation in Southern District.

II. Response from the Hong Kong Police Force:

Starting from October 2021, the project of Redevelopment of Western Police Married Quarters has been commenced by the prelude construction of a three-storey re-provisioning structure within the Aberdeen Police Station to accommodate affected police units relocated from the Western Police Station. The station compound of Aberdeen Police Station has been hoarded during the construction, resulting into a significant plunge of available parking space within the Police Station during the construction.

To address the operational needs for parking and maintain an uninterrupted provision of emergency service, Police has applied for an undeveloped government land (The Road Section GLA-THK2067) with the Lands Department through the established procedure of Temporary Government Land Allocation with proper consultation. In October 2021, the

concerned government land was leased to Police for the development of a temporary operational carpark for a period of five years. Police will conduct regular review on the operational needs for the temporary operational carpark in a long run.

III. Response from the Planning Department:

The subject site falls within the area zoned "Government, Institution or Community" ("G/IC") on the approved Aberdeen & Ap Lei Chau Outline Zoning Plan (OZP) No. S/H15/33. This zone is intended primarily for the provision of Government, institution or community facilities to serve the needs of local residents and/or a wider district, region or the territory. It is also intended to provide land for uses directly related to or in support of the work of the Government, organizations providing social services to meet community needs, and other institutional establishments.

IV. Response from the Invigorating Island South Office:

The Invigorating Island South Office will soon commence a consultancy study, which includes formulating comprehensive proposals for improving the pedestrian environment and traffic conditions in the Wong Chuk Hang area to bring vibrancy. Moreover, we together with the Drainage Services Department will explore the feasibility of providing a pedestrian walkway along the northern side of Staunton Creek Nullah when formulating proposals for revitalization of the nullah, to enhance pedestrian connectivity between Wong Chuk Hang and the Aberdeen waterfront.

V. Response from the Transport Department:

The concerned location is not within the public road under the management of Transport Department.

: 經濟、發展及規劃事務委員會第九次會議 9th meeting of the Ec...

Annex 3

Subject: RE: 經濟、發展及規劃事務委員會第九次會議 9th meeting of the Economy Development and Planning Committee (EDPC)
From: "sdcadm" <sdcadm@sdh.had.gov.hk>
Date: 23-Nov-21, 11:40 AM
To: "Paul Zimmerman" <paul@designinghongkong.com>
CC: <seshksw@landsd.gov.hk>, "Denis Leung" <denis.hy.leung@gmail.com>, "JONATHAN LEUNG CHUN" <jonathanleung@liberal.org.hk>, "JONATHAN LEUNG CHUN" <bays.area@gmail.com>, "LAM YUK CHUN" <adalamyukchun@gmail.com>

Dear Mr Zimmerman,

Thank you for your email below.

As stated in Lands Department's response, a local consultation was conducted through the Southern District Office in August 2021. Since the consultation was initiated and undertaken per the request of Lands Department as in other similar cases, members may enquire with the representative of Lands Department at the meeting about the arrangements.

Regarding the Progress Report on Temporary Government Lands Allocation in Southern District in Annex 4, subject to members' views, the Secretariat is prepared to invite Lands Department to provide an update on a monthly basis and circulate the same to members for information.

Secretariat, Southern District Council

From: Paul Zimmerman [mailto:paul@designinghongkong.com]
Sent: Monday, November 22, 2021 4:21 PM
To: francischeng@had.gov.hk
Cc: Denis Leung <denis.hy.leung@gmail.com>; EO(DC)2 <sharon_pm_chan@had.gov.hk>; JONATHAN LEUNG CHUN <jonathanleung@liberal.org.hk>; JONATHAN LEUNG CHUN <bays.area@gmail.com>; LAM YUK CHUN <adalamyukchun@gmail.com>; sdcadm <sdcadm@sdh.had.gov.hk>
Subject: RE: 經濟、發展及規劃事務委員會第九次會議 9th meeting of the Economy Development and Planning Committee (EDPC)

District Officer

Please note that HAD's reply to the questions raised is absent from the Written Replies from Government Departments regarding the Five Year 'Temporary' Land Allocation GLA-THK2067 Next to Heung Yip Road. See:
https://www.districtcouncils.gov.hk/south/doc/2020_2023/en/committee_meetings_doc/EDPC/19763/EDPC_2021_17_EN_Annex_2.pdf

Can you please advise your replies, especially to questions 1, 2 and 8. See: https://www.districtcouncils.gov.hk/south/doc/2020_2023/en/committee_meetings_doc/EDPC/19763/EDPC_2021_17_EN_Annex_1.pdf

Paul Zimmerman 司馬文
 Mobile: +852 9096 0250
www.paulzimmerman.hk
www.designinghongkong.com

From: sdcadm [mailto:sdcadm@sdh.had.gov.hk]
Sent: 22 November 2021 16:06
To: JONATHAN LEUNG CHUN <jonathanleung@liberal.org.hk>; JONATHAN LEUNG CHUN <bays.area@gmail.com>; LAM YUK CHUN <adalamyukchun@gmail.com>; ZIMMERMAN PAUL <info@paulzimmerman.hk>
Cc: Denis Leung <denis.hy.leung@gmail.com>; EO(DC)2 <sharon_pm_chan@had.gov.hk>
Subject: 經濟、發展及規劃事務委員會第九次會議 9th meeting of the Economy Development and Planning Committee (EDPC)

各位委員 Dear members,

經濟、發展及規劃事務委員會第九次會議的議程及部分討論文件已上載至區議會網頁，以供參閱。
http://www.districtcouncils.gov.hk/south/tc_chi/meetings/committees/committee_meetings.php

現附上會議的預計討論時間，以供參考。根據《南區區議會會議常規》，區議會及其屬下委員會的法定人數為該會成員的一半。為免會議因人數不足而須中斷，委員如因事須於會議終結前離開，請盡可能於會前通知秘書，並在離開時知會場內的秘書處人員。請注意，預計討論時間僅供參考，主席在有需要時可能會加長個別議程的討論時間，希望委員盡可能預留充足時間參與會議，現時的預計結束時間為下午3時10分。如未能出席委員會會議，請於會議舉行之以前以《南區區議會會議常規》附錄VII或以其他書面形式通知秘書。

因應現時有關2019冠狀病毒病的最新情況，是次會議不向公眾人士開放，以減少人群聚集帶來的風險。請出席的委員及傳媒人士自備口罩及食水。所有人士於進場前，均須在南區民政事務處職員的協助下量度體溫及使用「安心出行」流動應用程式掃描場地二維碼。

∴ 經濟、發展及規劃事務委員會第九次會議 9th meeting of the Ec...

The agenda and part of the discussion papers of the 9th EDPC meeting have been uploaded to SDC Homepage for your reference.
http://www.districtcouncils.gov.hk/south/english/meetings/committees/committee_meetings.php

Please refer to the attached estimated time for discussion for your reference. According to SDC Standing Orders, the quorum of SDC and its committees is 50% of its members. To ensure that the meetings will not be adjourned due to insufficient number of participants, members who need to leave the meeting before it ends are requested to inform the secretary before commencement of the meeting as far as possible. Please also register with the Secretariat staff in the conference room when you leave the meeting. Kindly note that the time estimate is for reference only, the Chairperson may extend the discussion time of a particular agenda when necessary. Members are recommended to reserve sufficient time for the meeting. The estimated end time of the meeting is **3:10 p.m.** If you cannot attend the EDPC meeting, please notify the Secretary by using the notification form at Appendix VII of the Standing Orders, or by other written forms of notice before the meeting.

In view of the latest situation of the Coronavirus Disease 2019 (COVID-19), this meeting is not open to the public in order to reduce the risk of crowd gathering. EDPC members and media are advised to bring their own masks and water. Before entering the venue, all persons are subject to checking of body temperature with the assistance of the staff of Southern District Office, and are required to use the "LeaveHomeSafe" mobile app to scan the venue QR code.

南區區議會秘書處
Secretariat, Southern District Council



Virus-free. www.avg.com

To: info@paulzimmerman.hk
Cc:
Bcc:
Subject: Re: Local consultation for 'temporary' land allocation GLA-THK2067 next to Heung Yip Road
From: DOS SDO/HAD/HKSARG - Monday 17/01/2022 14:31

Dear Mr Zimmerman,

Thank you for your letter of 1 December 2021 to the Director of Home Affairs captioned "Local consultation for 'temporary' land allocation GLA-THK2067 next to Heung Yip Road". This office has been authorised to give you a reply.

Local Consultation

2. From time to time, a District Office is commissioned by another government department to conduct local consultation, for example in respect of a project or certain public works in the district, in order to gather views to assist the department concerned in making decisions which may affect the local residents. The coverage of the consultation would be agreed with the commissioning department and depend on the nature and scale of the project or works.

Consultation on the Temporary Land Allocation Application – GLA-THK2067

3. In August 2021, the Southern District Office ("SDO") received the request from the Lands Department to seek views from the locals on the temporary land allocation GLA-THK2067 adjacent to Heung Yip Road. Upon confirmation of the consultation scope by the Lands Department, SDO consulted residents and other affected parties in the vicinity, including owners' corporations, management offices, and members of the East Area Committee of the Southern District. During the consultation period, no objection was received and all the responses collected were submitted to the Lands Department for consideration.

The 9th Meeting of the Economy, Development and Planning Committee

4. Prior to the 9th meeting of the Economy, Development and Planning Committee (EDPC) scheduled for 23 November 2021, the Southern District Council Secretariat ("the Secretariat") received a proposed discussion item entitled "Five Year 'Temporary' Land Allocation GLA-THK2067 Next to Heung Yip Road". To facilitate discussion at the meeting, the Secretariat invited written responses from the relevant departments, including, among others, the Lands Department, the Transport Department, and the Hong Kong Police Force. Given that the Lands Department had clearly set out the consultation process and arrangement in its response, SDO had no supplementary information to provide. In SDO's reply to your email of 22 November 2021, Lands Department's response was referred to, and members were invited to follow up on the issue with the subject department(s) at the 9th EDPC meeting.

5. Since your letter was issued arising out of the discussion at the said meeting, the Secretariat would annex your letter as well as this reply to the draft minutes of the said meeting for endorsement by members at the next meeting. Once endorsed, the minutes would be uploaded onto the SDC webpage for public information.

The Proposed Easement / Passage

6. Your question has been referred to the Lands Department and the Hong Kong Police Force for direct reply. Thank you.

Regards,
Southern District Office



letter from DC member Paul Zimmerman (Local consultation for 'temporary' land allocation GLA- THK2067 next to Heung Yip R.pd