

**Summary of Minutes of the 10th Meeting of
the Commerce, Industry and Housing Committee (2012-2013)**

Meeting

The Commerce, Industry and Housing Committee (“CIHC”) held its 10th meeting on 3 June 2013.

Repeated Request to Link REIT for the Installation of Lift in Siu Hei Commercial Centre

2. CIHC noted that the Link Management Limited (“the Link”) would soon carry out ventilation improvement works at Staircases No. 4 and 5 of Siu Hei Commercial Centre, and that the tender exercise for the works was in progress.

3. Views expressed by Members included: the Link should consult the residents on the improvement works in advance; expressed support for the Link to improve the ventilation of the staircases of Siu Hei Commercial Centre and hoped that the design of the access of the commercial centre could be further enhanced to tie in with the principle of “barrier free”; the Link should provide details of the works; urged the Link to provide air-conditioning for the staircases concerned; expressed concern over the ventilation of other commercial centres of the Link; and expressed concern over the access obstruction and noise nuisance caused by the improvement works at On Ting Commercial Complex/Yau Oi Commercial Centre.

Opposing to the Increase of Housing Land Supply in a Haphazard Way

4. A Member opined that the controversy over the use of the “Government, Institution or Community” site near the Aegean Coast had persisted for a long time, and that the issue had been discussed by Tuen Mun District Council/Committees concerned several times and a motion in objection had been passed. She was dissatisfied with the Administration for not giving any detailed reply. In addition, some Members expressed concern over the consultation procedures and the procedures for changing the land use of the site.

5. After discussion, CIHC endorsed to write to the Development Bureau again to reflect their views. CIHC opined that the Bureau should not apply for the change of land use of the site without consultation. CIHC would also write to the Planning

Department (PlanD), enquiring whether the Department had applied for the change of land use in accordance with established procedures. CIHC considered that PlanD should send representatives to attend the meeting to consult the Members and explain the procedures concerned.

Demand for the Extension and Relaxation of the Building Maintenance Grant Scheme for Elderly Owners

6. Views expressed by Members on the Building Maintenance Grant Scheme for Elderly Owners (“the Scheme”) included: the Administration should confirm the extension of the Scheme; requested the Administration to implement the Scheme on a “life-long basis”; urged the Administration to further simplify the application procedures; requested for additional resources and manpower to process applications under the Scheme; suggested that the Buildings Department (“BD”) should grant building maintenance loans to elderly owners who had already received the Letter of Approval-in-Principle; expressed concern over additional fees charged by individual contractors for the provision of supporting documents required by the Scheme; opined that if the Administration planned to extend the Scheme to the Mandatory Building Inspection Scheme (“MBIS”) and Mandatory Window Inspection Scheme (“MWIS”), it should release the details as soon as possible; and suggested that the Hong Kong Housing Society could entrust the provision of the declaration service to the District Offices.

Action Plan for Management Work of Public Rental Housing in Tuen Mun

7. Members expressed views on the management of commercial centres, waste recycling, flats maintenance, trees management, transfer schemes and outsourcing of management services with reference to the action plan.

Reports by Working Groups under the Commerce, Industry and Housing Committee

(a) Working Group on Occupational Safety and Health

8. Members noted the contents of the report of the Working Group.

(b) Working Group on Economic Development in Tuen Mun

9. A Member opined that the number of participants of the seminar should be included in the report of the Working Group, and that the views of participants should be reflected in more details. The Chairman asked the Working Group to follow up the suggestions of the Member.

(c) Working Group on Building Management

10. Members noted the contents of the report of the Working Group.

Work Report on Private Building Management in the Tuen Mun District

11. CIHC was concerned that problems of building management and related illegal practices in the district would worsen with the implementation of MBIS and MWIS. CIHC opined that the Administration should enhance the educational promotion through different channels. CIHC endorsed to write to the Home Affairs Department, asking the Department to give more attention to the problems.

Report by the Buildings Department

12. CIHC noted the contents of BD's report.

Secretariat, Tuen Mun District Council

Date: 14 June 2013

Ref: HAD TM DC/13/30/CIHC/2