

**Minutes of the 3rd Meeting in 2025**  
**of the Social Welfare, Housing and Development Planning Committee**  
**of Tai Po District Council**

Date: 9 May 2025 (Friday)  
Time: 9:30 a.m. – 11:40 a.m.  
Venue: Conference Room, Tai Po District Council (“TPDC”)

<b><u>Present</u></b>	<b><u>Time of Arrival</u></b>	<b><u>Time of Withdrawal</u></b>
<b><u>Chairman</u></b>		
Mr. LO Hiu-fung, MH	Beginning of the meeting	End of the meeting
<b><u>Vice-chairman</u></b>		
Mr. WU Cheuk-him	Beginning of the meeting	End of the meeting
<b><u>Members</u></b>		
Mr. YU Chi-wing, MH	Beginning of the meeting	End of the meeting
Mr. LEE Man-kit	Beginning of the meeting	End of the meeting
Mr. LI Wah-kwong, Rex, MH	Beginning of the meeting	End of the meeting
Mr. LEE Hon-cheung	Beginning of the meeting	End of the meeting
Mr. LAM Yick-kuen, MH	Beginning of the meeting	End of the meeting
Mr. MUI Siu-fung	Beginning of the meeting	End of the meeting
Mr. MUI Ching-hung	Beginning of the meeting	End of the meeting
Mr. CHAN Cho-leung, MH, JP	Beginning of the meeting	End of the meeting
Mr. CHAN Yung-wa	Beginning of the meeting	End of the meeting
Ms. CHAN Kin-kwan	Beginning of the meeting	End of the meeting
Mr. CHAN Siu-kuen, MH, JP	Beginning of the meeting	End of the meeting
Mr. MAK Shing-ho, Gary	Beginning of the meeting	End of the meeting
Mr. WAN Koon-kau	Beginning of the meeting	End of the meeting
Mr. WONG Wai-tung	Beginning of the meeting	End of the meeting
Ms. WONG Pik-kiu, SBS, MH, JP	Beginning of the meeting	End of the meeting
Ms. LOK Siu-luen	Beginning of the meeting	End of the meeting
Ms. LAU Shui-ping, Daisy	Beginning of the meeting	End of the meeting
Ms. WONG Yan-yan, Jannie	Beginning of the meeting	End of the meeting
<b><u>Secretary</u></b>		
Miss FUNG Yu-kwan, Connie	Beginning of the meeting	End of the meeting
Executive Officer (District Council) 3 / Tai Po District Office (“TPDO”) / Home Affairs Department (“HAD”)		

## **In Attendance**

Mr. WONG Chi-chung, Isaac	Assistant District Social Welfare Officer (Tai Po / North) 1 / Social Welfare Department (“SWD”)
Mr. WONG Man-yum	Senior Housing Manager / Tai Po, North & Shatin 3 / Housing Department (“HD”)
Mr. LAU Ka-wing, Kevin	Senior Town Planner / Tai Po 1 / Planning Department (“PlanD”)
Ms. LO Sik-chi, Cynthia	Engineer / 22 (North) / Civil Engineering and Development Department (“CEDD”)
Mr. YEUNG Chun-yue	Administrative Assistant / Lands (Atg.) / District Lands Office, Tai Po (“TPDLO”) / Lands Department
Ms. LEE Che-ying	Engineer / New Territories East (Distribution 4) / Water Supplies Department (“WSD”)
Dr. SIN Ngai-chuen	Hospital Chief Executive / Alice Ho Miu Ling Nethersole Hospital (“Nethersole Hospital”) and Tai Po Hospital
Dr. LEUNG Shuk-yan	Consultant / Department of Family Medicine / New Territories East Cluster
Ms. CHENG Ka-yan, Christine	Manager (Communications and Community Relations) / Nethersole Hospital and Tai Po Hospital
Miss LEUNG Yik-hang, Joyce	Youth and Education Officer (New Territories East) / Independent Commission Against Corruption (“ICAC”)
Mr. NG Man-kam, Keith	Structural Engineer / C2-3 / Buildings Department (“BD”)
Mr. LUI Kan-man, Raymond	Senior Liaison Officer (1) / TPDO / HAD
Ms. HUEN Lai-yan, Sara	Senior Executive Officer (District Council) / TPDO / HAD

## **Opening Remarks**

The Chairman welcomed participants to the 3rd meeting in 2025 of the Social Welfare, Housing and Development Planning Committee (“SHDC”).

### **I. Confirmation of the minutes of the 2nd meeting in 2025 of the SHDC on 7 March 2025**

2. No proposed amendments to the minutes had been received by the Secretariat prior to the meeting. The Chairman asked Members whether they had any proposed amendments.
3. No Members had put forward any proposed amendments, and the captioned minutes were confirmed.

## **II. Hospital Authority – Report on the provision of medical services in Tai Po District**

4. The representative of Hospital Authority (“HA”) reported on the provision of medical services by HA in Tai Po District, details of which were as follows:

- (i) The number of people served by Accident and Emergency Department of Nethersole Hospital every day between 1 May and 7 May 2025 was between 207 and 257.
- (ii) The bed occupancy rate of medical wards ranged from 97% to 122%.
- (iii) The bed occupancy rate of paediatric wards ranged from 53% to 64%.
- (iv) The bed occupancy rate of orthopaedic wards ranged from 68% to 83%.
- (v) Recently, the number of COVID-19 confirmed cases had been on the rise, but there had been no significant increase in the number of severe infection cases nor death rate. It was suggested that persons with chronic illnesses consider wearing a surgical mask when staying in crowded places.

5. Members did not raise any comments or questions.

## **III. Suggestion for repairing the foul drainage pipes in Kwong Fuk Estate, Tai Po and resolving the odour problem on its podium expeditiously** (TPDC Paper Nos. SHD 18/2025 and SHD 18a/2025)

6. A Member went through Paper No. SHD 18/2025.

7. The representative of HD went through Paper No. SHD 18a/2025.

8. Members’ questions and comments were as follows:

- (i) It was believed that the effectiveness of washing the podium was limited, as odours were emanating from multiple drainage outlets.
- (ii) The drainage pipes in Kwong Fuk Estate were severely aged, and Members asked whether major repairs would be arranged in the future to resolve the drainage problem. As some of the drainage pipes were under the management of Link Asset Management Limited (“Link”), it was hoped that the department could conduct an on-site inspection at Kwong Fuk Estate with Link to work out a solution.

- (iii) They asked whether the HD had conducted regular repair and maintenance or replacement of drainage pipes in public housing estates (“PHEs”). Members were also concerned about the state of wear and tear of the pipes in Tai Yuen Estate.
- (iv) Some households on lower floors of Fu Heng Estate had reflected that sewage flowed back into their units, and a Member asked whether the department could provide assistance to the tenants in question.
- (v) Earlier on, a fire suspected to be caused by a short circuit broke out at a unit in Wan Tau Tong Estate, and it was suggested that tenants be reminded to check whether their electrical wiring complied with the prevailing safety standards. They also asked the department to continue assisting tenants affected by the fire in replacing their electrical wiring.

9. The representative of HD responded as follows:

- (i) Some of the drainage pipes at the podium of Kwong Yau House were under the purview of Link. The department could inspect the pipes in Kwong Fuk Estate together with Link to see whether replacement was necessary.
- (ii) The department would arrange for inspections of underground drainage pipes in PHEs in a timely manner, and use high-pressure water jets for washing as necessary.
- (iii) With regard to the situation of sewage backflow at lower-floor units of Fu Heng Estate, affected tenants might inform the department for installation of non-return valves and/or addition of separate foul drainage pipes at their units.
- (iv) The department would continue to assist tenants affected by the fire in replacing electrical wiring.

10. A Member commended the department for its proactive working attitude and high efficiency, which enabled timely assistance to tenants in resolving problems.

**IV. Concerns over community resources and needs of the residents of Fu Tip Estate in Tai Po**  
(TPDC Paper Nos. SHD 19/2025 and SHD 19a/2025)

11. A Member went through Paper No. SHD 19/2025.

12. The representative of HD went through Paper No. SHD 19a/2025.

13. Members’ questions and comments were as follows:

- (i) It was suggested that the use of electric mobility devices (“EMDs”) within PHEs be covered by the Marking Scheme for Estate Management Enforcement (“Marking Scheme”).
- (ii) At present, the post box nearest to Fu Tip Estate was located at Fu Heng Bus Terminus, and it was asked when would a post box or postal facilities such as an “iPostal Kiosk” be installed within the estate.
- (iii) Some shops at the last lane of the shopping centre were being used as warehouses, instead of for business purposes as set out in the tender commitments. A Member asked the department to keep in view the breach of tenancy agreements by commercial tenants and take appropriate actions.
- (iv) It was hoped that the department would provide additional hourly motorcycle parking spaces (“PSs”) in the estate.
- (v) The existing bicycle parking area was located right beneath the footbridge of Ban Tip House which was inconvenient for Phase 2 residents. In addition, there were no closed-circuit televisions (“CCTVs”) installed at the area to contain the theft problem, and it was hoped that the department would install CCTVs at the said bicycle parking area.
- (vi) They asked about when would the opening of the supermarket be taken place and whether its heat rejection problem had been resolved, as well as whether there was a commercial tenant to lease the premises for Chinese restaurant.
- (vii) It was hoped that minor reinstatement works, including ground surface levelling, repairs of loosened sewer covers and removal of wooden slats from the lifts, would be completed expeditiously.
- (viii) There were children making noises while playing in the park at night. They requested the department to pay heed to the noise problem and take appropriate action.
- (ix) At present, there was only one UnionPay automatic teller machine (“ATM”) in the estate with no other banking services available. They asked whether there were any plans to tender for provision of additional ATMs and the progress of such plans.
- (x) As the residents of Fu Tip Estate were mainly elderly, it was suggested that the department arrange for the provision of containers and designated areas for burning paper offerings during traditional festivals such as the Yu Lan Ghost Festival, to facilitate residents to carry out worship activities.
- (xi) They were concerned about the driving and parking of motorcycles on walkways in Tai Wo Estate, especially on the walkway and open space right outside Tai Wo Neighbourhood Community Centre (“TWNCC”). It was suggested that the department coordinate with the management company to step up efforts to impound the vehicles.

- (xii) They asked whether GREEN@COMMUNITY recycling facilities would be introduced in Fu Tip Estate (Phase 2).

14. The representative of HD responded as follows:

- (i) The staff of HD Estate Office Fu Tip Estate would advise residents to stop using EMDs within the housing estate. He had taken note of Members' comments, and would explore the feasibility of EMD control at an appropriate time and reflect to the responsible unit for follow-up and study.

(Post-meeting note: The issue of safety risks associated with EMDs (such as electric scooters, unicycles, hoverboards, skateboards, electric bicycles, etc.) in PHEs had been referred to the HD Tenancy Management Policy Unit for follow-up and study. In response to Members' suggestions, the incorporation of such a misdeed into the Marking Scheme was intended to be explored so as to step up management. At present, the estate staff would put a stop to the use of such devices in public areas, and contact the Police for handling when necessary. This referral aimed to study the feasibility of legislative amendments, and Members were thanked for their concern in this regard.)

- (ii) He was currently following up the installation of postal facilities with the Hong Kong Post ("HKP"), and would report to Members after the meeting.

(Post-meeting note: In mid-December 2024, the HKP had set up at Fu Tip Estate an "iPostal Station" which had been put into operation. In addition, the department had conveyed to the HKP comments on the provision of a post box or postal facilities such as an "iPostal Kiosk". If accepted, the department would respond positively to facilitate the implementation of these measures to meet the needs of residents.)

- (iii) The department would step up monitoring to see whether commercial tenants were in compliance with the requirements of the tenancy agreement in operating business, and would give advice or issue warnings to non-compliant commercial tenants. Should there be no improvement in the situation, the department would consider terminating their tenancy.

- (iv) Should Members suggest locations suitable for the provision of PSs, the department would give it consideration. In addition, the location of the bicycle parking area was subject to topographical constraints of the housing estate, and the department would consider whether there was other vacant land available.

- (v) It was agreed that CCTVs should be added at bicycle parking areas within the district to prevent theft, and any progress would be reported to Members.

- (vi) The heat rejection problem of the supermarket had basically been resolved, and the tenancy agreement for the Chinese restaurant premises had also been signed.

- (vii) There was no information on ATMs at the moment, and would be supplemented to Members after the meeting.

(Post-meeting note: At present, ATMs had been installed by the Standard Chartered Bank (HK) Limited at Shop No. 15 of Fu Tip Shopping Centre, which had been put into operation. Regarding the provision of ATMs of other banks was not included in tendering plans at the present stage. The HD understood the need of residents for diversified banking services, would continue to keep in view the people flow and community development in the estate in the future, and would maintain communication with relevant financial institutions to proactively assess the feasibility of introducing more services and facilities. Any further plans would be announced to the public in a timely manner.)

- (viii) If children were found making noises in the park at night, frontline staff would advise them to lower their voices.
- (ix) The department was progressively addressing minor maintenance issues such as ground surfaces and sewer covers, etc.
- (x) The plywood boards inside the lift compartments were protective measures for the lifts during decoration. The department would keep check of the population intake situation and remove the boards as soon as possible.
- (xi) The department would identify a location in Fu Tip Estate to set up containers for burning paper offerings where residents could carry out worship activities.
- (xii) He was aware of the situation of illegal parking of EMDs near TWNCC, and would liaise with the relevant counterparts as soon as possible to conduct joint operations.
- (xiii) The department was currently in contact with the organiser of GREEN@COMMUNITY to look into the possibility of providing recycling facilities at Fu Tip Estate (Phase 2).

15. Members' questions and comments were as follows:

- (i) There were still noises in the open plaza at around 11 p.m., and they asked about the hours for loading and unloading in the vehicle park.
- (ii) Residents placing worship offerings next to the containers for burning paper offerings might attract wild pigs. It was suggested that the department designate specific time slots for worship and display clear notices in the lobbies.
- (iii) Some elders had reflected that the stone seats in the open plaza did not have backrests, and it was suggested that additional seats with backrests be added.

16. The representative of HD responded as follows:

- (i) Recently, the noise problem had been alleviated. The department would continue to closely monitor the situation.
- (ii) The time arrangements for worship activities would be displayed in conspicuous locations, and the containers for burning paper offerings would be put away according to the designated time slots, so as not to attract wild pigs.
- (iii) The addition of seats with backrests in the open plaza would be studied.

**V. Enquiry on the progress of converting CCC Kei Ching Primary School into an integrated welfare services complex**

(TPDC Paper Nos. SHD 20/2025 and SHD 20a/2025)

17. A Member went through Paper No. SHD 20/2025.

18. The representative of SWD went through Paper No. SHD 20a/2025.

19. Members' questions and comments were as follows:

- (i) It was suggested that the tender documents clearly indicate the location of vehicular ingress/egress points, and enquired whether the design had been drawn up in such a way to avoid vehicles having to pass through the pedestrian walkways.
- (ii) They suggested that it had to be stated in the tender documents that the contractor was required to provide a detailed work plan and timetable, as well as to consider the situation of nearby schools to ensure proper works arrangements.
- (iii) They asked whether the works or preliminary investigation works would be conducted between June and August this year.
- (iv) They were concerned about whether the construction works would generate a lot of noise and cause disturbances to both the teachers and students of nearby schools.
- (v) It was suggested that a joint meeting be convened after the tender for the works to explain the works progress to the schools and incorporated owners. It was also hoped that the department would supervise the works to ensure that the works could be completed on schedule.

20. The representative of SWD responded as follows:

- (i) Efforts would be made to arrange for works vehicles to enter/exit during non-peak hours, and designated routes would be established. In addition, the department would require the contractor to properly mitigate the problems of noise, dust and wastewater during construction, install acoustic linings or shields for high-noise

works, and coordinate with nearby schools to avoid construction during examination periods.

- (ii) It was agreed that a joint meeting should be convened before the commencement of the works for communication with nearby residents, schools and Members, so as to ensure that all parties were aware of the latest progress.

**VI. Social Welfare Department – Report on the data on major social services in Tai Po District**  
**(TPDC Paper No. SHD 21/2025)**

21. The representative of SWD went through the captioned paper.

22. A Member asked whether the Government's control of expenditure on social welfare would affect social welfare services in the district.

23. The representative of SWD responded that as for now, he had never heard of any reduction of services by social welfare institutions due to funding issues. On the contrary, all social welfare units were actively working together to respond to local needs by making effective use of resources such as stepping up cross-service or cross-unit collaboration.

24. A Member said that with the intake of tenants for Fu Tip Estate now in train, the demand for social welfare services had increased. It had been noted that space had been earmarked in Fu Tip Estate (Phase 2) for a Neighbourhood Elderly Centre, and they hoped that tendering could be expedited.

25. The representative of SWD understood Members' concern over social welfare planning, and he had taken note of the comments in this regard.

**VII. Social Welfare Department and Independent Commission Against Corruption – Report on the response to community activities held between March and April 2025 in Tai Po**  
**(TPDC Paper No. SHD 22/2025)**

26. The representative of SWD went through the captioned paper.

27. Members did not raise any comments or questions.

28. The representative of ICAC went through the captioned paper.

29. A Member pointed out that multiple housing estates in Tai Po District were planning to carry out building maintenance works, and the Commission could strengthen publicity efforts to raise

relevant stakeholders' knowledge of corruption prevention.

30. The representative of ICAC responded that upon receipt of statutory orders or directions on building maintenance or fire safety, etc., from Government departments, owners' corporations were welcome to write to the Commission to arrange for briefings or trainings, to gain further knowledge of information on clean building management.

31. A Member suggested that the Commission arrange for the Little Coffee Bean Kids Theatre to stage public performances at venues in Tai Po District, so as to educate children.

32. The representative of ICAC responded that the ICAC invited kindergartens throughout the territory to sign up for the programme around September every year, and would also stage non-scheduled public performances of the Little Coffee Bean Kids Theatre, such that more members of the public could join in the form of parent-child participation, thereby bringing correct values into the community.

**VIII. District Lands Office, Tai Po – Report on matters relating to the illegal structures on and illegal occupation of Government lands**

(TPDC Paper No. SHD 23/2025)

33. The representative of TPDLO went through the captioned paper.

34. Members did not raise any comments or questions.

**IX. District Lands Office, Tai Po – Report on the progress of processing redevelopment applications of small houses and old houses in Tai Po District**

(TPDC Paper No. SHD 24/2025)

35. The representative of TPDLO went through the captioned paper.

36. Members did not raise any comments or questions.

**X. Planning Department – Report on the progress of processing planning applications in Tai Po District by the Town Planning Board and its Rural and New Town Planning Committee**

(TPDC Paper No. SHD 25/2025)

37. The representative of PlanD went through the captioned paper.

38. Members' comments were as follows:

- (i) They were concerned about Planning Application No. A/NE-TK/800 at Shuen Wan Chim Uk, Ting Kok, and hoped that the use of rural land could be relaxed to allow conversion into a vehicle park to meet residents' demand for PSs.
- (ii) It was suggested that the use of agricultural land with no potential for rehabilitation be relaxed for other non-agricultural purposes.
- (iii) The documents for Planning Application No. Y/TP/38 at Fung Yuen had been revised multiple times. It was suggested that the department require the applicant to compile the documents properly before submitting them all together. It was also suggested that the department urge the applicant to communicate directly with the villagers of Fung Yuen Tsuen and reach a consensus.
- (iv) A Member opined that the prevailing policy of restricting that only land within Village Type Development ("V") zones could apply for re-zoning for vehicle parks was outdated. It was suggested that the policy be relaxed to include Village Environ ("VE") or agricultural land in the vicinity to meet the parking needs of villagers.
- (v) Applications for the provision of vehicle parks in villages often had to satisfy the conditions of planning permission, such as the provision of drainage systems. However, some land came with natural drainage, and it was hoped that the department could relax the relevant requirements.
- (vi) It was opined that the provision of additional vehicle parks in villages would help relieve the problem of insufficient PSs in urban areas. It was suggested that the relevant departments strengthen cooperation to streamline and relax the application procedures for the provision of vehicle parks in villages.

39. The representative of PlanD responded as follows:

- (i) Regarding Planning Application No. A/NE-TK/800 at Shuen Wan Chim Uk, Ting Kok, Members' comments would be relayed to the responsible colleagues.
- (ii) At present, when processing applications for temporary vehicle parks in rural areas, the main criterion for consideration was whether the locations in question were in "V" zones. If no technical issues were involved, the department would render maximum assistance to applicants in understanding the requirements of relevant departments, and suggest the Town Planning Board ("TPB") to approve the applications. For example, the Rural and New Town Planning Committee of TPB had approved several applications for temporary vehicle parks in various villages in Tai Po District at its latest meeting.
- (iii) Some of the conditions of planning permission were drawn up based on

considerations such as fire safety, flood risk and water quality in the catchment area, etc., of departments including the Fire Services Department, the Drainage Services Department, the Environmental Protection Department and the WSD.

- (iv) As for applications involving land outside of “V” zones but within “VE” or agricultural land in the vicinity, the department had to consider relevant government policies, as well as advice of other departments, such as the Agriculture, Fisheries and Conservation Department, from an agricultural perspective.

40. A Member emphasised that there was a demand for vehicle parks in non-“V” zones, and hoped that the department would assist in processing relevant applications for vehicle parks with regard to the circumstances of individual villages.

41. The representative of PlanD responded that for applications for vehicle parks outside of “V” zones, the department would consider villagers’ actual needs while balancing the advice of other departments, and exercise prudence in processing applications.

**XI. Housing Department – Report on the information relating to the vacant housing units, execution of the Marking Scheme for Estate Management Enforcement, and the vacant storage rooms in the public housing estates in Tai Po District**  
(TPDC Paper No. SHD 26/2025)

42. The representative of HD went through the captioned paper.

43. Members’ comments and questions were as follows:

- (i) They hoped that the department would share recent changes in public housing policies and the latest information.
- (ii) They asked whether the current number of vacant units in Po Heung Estate was still at zero.
- (iii) They reflected that the policy against tenancy abuse was stringent, and that the department should pay heed to the rehousing issue when recovering PHE units, such as providing transitional housing in the same district as temporary accommodation. The department should also exercise prudence in choosing the locations for transitional housing.

44. The representative of HD responded as follows:

- (i) Regarding public housing policies, the “Well-off Tenants Policies” would be tightened up by raising the additional rent of well-off PHE tenants.

- (ii) The department had also enhanced the policy against tenancy abuse, and would consider whether to issue Notices to Quit based on actual circumstances.
- (iii) As at 31 March, the number of vacant units in Po Heung Estate stood at zero. Should there be any residents moved out, the department would expedite the allocation of units.
- (iv) The department provided temporary accommodation to those rendered homeless in Po Tin Transit Centre, and had taken note of the comments on transitional housing.

**XII. Buildings Department – Report on details of work in handling illegal structures in private properties in Tai Po District**

(TPDC Paper No. SHD 27/2025)

- 45. The representative of BD went through the captioned paper.
- 46. Members did not raise any comments or questions.

**XIII. Any other business**

- 47. Members' comments and questions were as follows:
  - (i) The Site Formation Works for Public Housing Developments at Cheung Muk Tau ("CMT Site Formation Works") were currently underway, but no noise barrier measures had been taken. They asked the CEDD to take note of the situation and liaise with Members or residents.
  - (ii) They would like to know about the progress of the entrance/exit for vehicles at the construction site of the public housing development at To Yuen Tung.
  - (iii) The water works taken place between The Regent and Grand Palisades had been ongoing for a long period of time, and they would like to know about the progress of such works.
- 48. The representative of CEDD said that she would ask the relevant colleagues to follow up on matters pertaining to Cheung Muk Tau Village and To Yuen Tung after the meeting.

(Post-meeting note: Regarding the noise generated by the CMT Site Formation Works, the contractor had always erected acoustic screens and noise enclosures on works machinery to reduce noise. In addition, the project team and the contractor had specifically selected and installed a new type of noise barrier at locations close to residential areas, enabling more effective noise reduction. Other than regular noise monitoring, the contractor had also adjusted the hours of

operation of high-noise work based on feedback from nearby residents, to give full effort to minimise the impact to nearby residents.

The project team was grateful to nearby residents for their tolerance and patience. Persons concerned were welcome to call the 24-hour hotline of the works project at 6365 3797 at any time to voice their comments for the project team to follow up in a timely manner.

In addition, the CEDD had provided Members concerned with relevant information on To Yuen Tung for reference on 6 June 2025.)

49. The representative of WSD responded that the water works at the junction of Shan Yin Road and Shan Tong Road were currently underway, and the project team would respond on the progress after the meeting.

(Post-meeting note: The WSD project team called the SHDC Chairman on 4 June 2025 to provide supplementary information on the works progress. It was anticipated that the works at the said section would complete in the fourth quarter of 2025.)

50. Members' comments and questions were as follows:

- (i) They asked about the planning situation of Pak Shek Kok and when a large-scale consultation would be conducted to explore matters such as the planning for that area or welfare facilities.
- (ii) As pipes in the area of Wan Tau Tong were aging and bursts had occurred from time to time, they requested the WSD to take measures to ensure normal operation of the water supply system. In addition, the trunk salt water mains serving Wan Tau Tong Estate also served the adjoining Home Ownership Scheme estate at the same time, and there had been disputes over the apportionment of repair expenses arising from water mains bursts in the past. It was hoped that the HD would intervene to facilitate coordination and prevent occurrence of similar incidents.
- (iii) They asked about the progress of the large-scale water mains replacement works in Tai Po Market, and hoped that the works would be completed expeditiously.

51. The representative of WSD responded as follows:

- (i) The WSD was aware that there were water mains bursts in the internal water supply system in Wan Tau Tong Estate. To her understanding, the original design of the communal water supply system was to provide two water supply points for Wan Tau Tong Estate, such that the stability of the water supply within the estate could be maintained even during inspections and maintenance of the water supply network. However, due to the aging of internal pipes or other reasons, parts of the internal water supply network were blocked, resulting in certain estates being affected during

repairs. The WSD would endeavour to provide support, and hoped that the HD could follow up on the condition of the pipes within the estate, so as to expedite the completion of the internal pipe improvement works.

- (ii) Two water mains replacement works were currently underway in Tai Po Market. The water mains laying and connection works at Wan Tau Street were expected to complete in late May, after which road surface reinstatement would be carried out, with full completion expected to be in late June. Meanwhile, the works at Tung Cheong Street were coming to an end and were expected for completion in late June.

52. The representative of HD responded that the department would inspect and repair pipes within the boundary of the estate, and would also liaise closely with relevant departments to address pipe issues outside the estate boundary.

53. The representative of PlanD responded that the MTR Corporation Limited was still looking into the housing development and supporting facilities at MTR Pak Shek Kok Station and its vicinity. The Government would announce to the public the latest proposals or the consultation details as soon as possible once they were confirmed.

54. The Chairman said that DC Members were highly concerned about the overall planning of Pak Shek Kok, and hoped that the relevant departments could provide more information and conduct a comprehensive consultation.

#### **XIV. Date of next meeting**

55. The next meeting was scheduled to be held at 9:30 a.m. on 11 July 2025 (Friday).

56. There being no other business, the meeting was adjourned at 11:40 a.m.