

(Translation)

Minutes of the 3rd Meeting of District Facilities Management Committee (1/16-17)

Date: 3 May 2016

Time: 2:30 p.m.

Venue: Main Conference Room, Tsuen Wan District Office

Present:

Mr WONG Wai-kit (Chairman)

Mr CHAN Sung-ip, MH (Vice Chairman)

Mr MAN Yu-ming, MH

The Hon TIEN Puk-sun, Michael, BBS, JP

Mr KOO Yeung-pong

Mr NG Hin-lung, Norris

Mr LI Hung-por

Ms LAM Yuen-pun, Phyllis

Ms LAM, Lam Nixie

Mr LAM Faat-kang, MH

The Hon CHAN Han-pan, Ben, JP

Mr CHAN Chun-chung, Jones

Mr CHAN Yuen-sum, Sumly

Mr WONG Ka-wa

Mr KOT Siu-yuen

Mr CHOW Ping-tim

Mr CHENG Chit-pun

Mr CHUNG Wai-ping, SBS, MH

Mr LO Siu-kit

Mr TAM Hoi-pong

In Attendance:

Mr LEUNG Chun-hei, Winsor Assistant District Officer (Tsuen Wan), Tsuen Wan District Office

Mr CHAN Shiu-man, Simon Senior Executive Officer (District Management), Tsuen Wan District Office

Miss LAM Siu-yung, Daisy (Secretary) Senior Executive Officer (District Council), Tsuen Wan District Office

Mr YUNG Chi-wai Senior Inspector of Works (Tsuen Wan), Tsuen Wan District Office

Miss CHAN Wing-man Executive Officer I (District Council) (Des), Tsuen Wan District Office

Mr LEE Shing-fai Executive Officer (Development), Tsuen Wan District Office

Ms PUN Sze-yan, Mickey Executive Assistant (District Council)3, Tsuen

	Wan District Office
Ms CHEUNG Yuk-king, Dilys	Chief Leisure Manager (New Territories West), Leisure and Cultural Services Department
Mr CHAN Ming-cheong, Horman	District Leisure Manager (Tsuen Wan), Leisure and Cultural Services Department
Ms TSE Ka-ye, Carmen	Senior Librarian (Tsuen Wan), Leisure and Cultural Services Department
Ms LEE Kit-ye, Kitty	Senior Manager (New Territories South)Promotion, Leisure and Cultural Services Department
Mr LAM Chi-fai	Administrative Assistant/Lands (District Lands Office, Tsuen Wan and Kwai Tsing), Lands Department

Action

I Opening Remarks and Introduction

The Chairman welcomed the Members and representatives from government departments to the 3rd meeting of the District Facilities Management Committee (DFMC).

2. The Chairman reminded Members that according to section 28 of the Tsuen Wan District Council Standing Orders, unless otherwise agreed by the Chairman, each Member might speak and make supplementary remarks for each agenda item once respectively at the meeting. Each Member could speak up to 3 minutes each time.

II Item 1: Confirmation of Minutes of the 1st Meeting held on 1.3.2016

3. The Chairman said that the Secretariat did not receive any proposed amendment before the meeting. The minutes of the meeting were confirmed without amendment.

III Item 2: Matters Arising from the Minutes of the Previous Meeting

4. The Chairman said that there were no matters arising from the minutes of the previous meeting.

IV Item 3: Proposed New Items under District Minor Works (DFMC Paper No. 2/16-17)

5. Assistant District Officer (Tsuen Wan) (ADO(TW)) of the Tsuen Wan District Office (TWDO), District Leisure Manager (Tsuen Wan) (DLM(TW)) and Senior Librarian (Tsuen Wan) (SL(TW)) of the Leisure and Cultural Services Department (LCSD) introduced seven proposed new projects under district minor works in Tsuen Wan in 2016-17.

(Note: The Hon TIEN Puk-sun, Michael, Mr LI Hung-por, Ms LAM Yuen-pun, Phyllis, the Hon CHAN Han-pan, Ben and Mr CHAN Chun-chung, Jones joined the meeting at 2:40 p.m. Mr CHOW Ping-tim joined the meeting at 2:41 p.m. Mr KOO Yeung-pong and Mr TAM Hoi-pong joined the meeting

at 2:43 p.m. Ms LAM, Lam Nixie joined the meeting at 2:45 p.m.)

6. The views and enquiries of Mr CHAN Chun-chung, Jones, Mr CHAN Yuen-sum, Sumly, Mr WONG Ka-wa, Mr MAN Yu-ming, the Hon CHAN Han-pan, Ben and Mr KOO Yeung-pong were as follows:

- (1) support was given to the seven proposed new projects;
- (2) it was hoped that the relevant works under project item 5 – Provision of Pet Garden at Kwok Shui Road Park would be completed as soon as possible;
- (3) it was hoped that the LCSD would draw on the experience from the pet garden in the Tsuen Wan Park and carry out the detailed design. For example, the gaps should not be too wide; the benches should be in full layer without holes so that dogs' paws would not be hurt; and the benches and shaded areas should be provided in the periphery of the garden;
- (4) regarding project item 6 – Replacement of Four Aged Recycle Booster Pumps and Deteriorated Nozzles at Magic Road Cascade Fountain, it was proposed that the LCSD could add the music or other distinctive features to the Magic Road Cascade Fountain in order to attract more visitors to Hong Kong and promote the District Council;
- (5) it was pleasant to note and support project item 7 – Replacement and Provision of Seating Benches and a Table at Shing Mun Valley Park which catered for residents' needs. It was hoped that durable materials would be used for the table and benches and the relevant works could be implemented as soon as possible;
- (6) there was water seepage in two pavilions in the Shing Mun Valley Park due to ageing of the shelters. It was hoped that the LCSD would take follow-up actions; and
- (7) it was worried that additional costs of works would be incurred by delays in works, so enquiry was raised on the timetable of all the new projects under district minor works.

7. DLM(TW) of the LCSD responded as follows:

- (1) project item 4 – Replacement of Floodlighting System at Tsuen King Circuit Wu Chung Swimming Pool would be completed in January 2017;
- (2) regarding project item 5, the LCSD would draw on the practical operational experience of the pet garden in the Tsuen Wan Park and carefully work on the benches and other facilities in the new pet garden. The relevant works was expected to commence in December 2016 and be completed in August 2017;
- (3) regarding project item 6, the LCSD would consider the feasibility of adding the music or other distinctive features to the Magic Road Cascade Fountain. The works was expected to commence in August 2016 and be completed in February 2017;

- (4) regarding project item 7, the materials selected by the LCSD for the replacement of the tables and benches in the Shing Mun Valley Park could be replaced and substituted frequently. The works was expected to commence in June 2016 and be completed in September 2016; and
 - (5) the LCSD would follow up the water seepage in two pavilions in the Shing Mun Valley Park due to ageing of the transparent shelters.

8. SL(TW) of the LCSD responded that project item 3 – Upgrading the CCTV System of Tsuen Wan Public Library was expected to be completed in January 2017.

9. ADO(TW) of the TWDO responded that the funds allocated by the Tsuen Wan District Council for project item 1 – Term Contract for Minor Works Items and Maintenance of DC Facilities in Tsuen Wan District (2016-2017) and project item 2 – Site Investigation for District Minor Works Projects in Tsuen Wan District (2016-2017) would be used between April 2016 and March 2017.

10. The views and enquiries of the Hon CHAN Han-pan, Ben, Mr TAM Hoi-pong, Mr CHAN Yuen-sum, Sumly and Mr NG Hin-lung, Norris were as follows:
 - (1) it was proposed that children’s toilet facilities should be provided in the public libraries in Tsuen Wan;
 - (2) regarding project item 5, it was found that as the usage of the facilities at the location of the proposed pet garden in the Kwok Shui Road Park was low, the location was considered to be suitable for converting into a pet garden. It was hoped that animal welfare groups could be consulted on the design of the pet garden so as to ensure that the facilities of the pet garden would be easier to use;
 - (3) it was considered to be desirable to solicit views from more animal lovers and animal welfare groups, but hopefully the progress of project item 5 would not be delayed as a result and the relevant works would be completed as soon as possible; and
 - (4) it was pointed out that the locations of the table tennis tables and sitting-out area in the Kwok Shui Road Park Phase III would be converted into a pet garden under project item 5, thus enquiry was raised on whether there were plans for reprovisioning of table tennis tables.

11. The Chairman said that the provision of children’s toilet facilities in the public libraries in Tsuen Wan was not a proposed new project under district minor works.

12. DLM(TW) of the LCSD responded as follows:
 - (1) regarding project item 5, the LCSD had repeatedly consulted dog owners and drawn on the practical operational experience of the pet garden in the Tsuen Wan Park when designing the garden. New facilities would be provided and improvements would be made when necessary; and
 - (2) the LCSD had discussed the very low usage rate of the table tennis tables in the Kwok Shui Road Park Phase III with the residents nearby.

Following the provision of the pet garden, the LCSD would identify a suitable location in the Kwok Shui Road Park to provide one to two table tennis tables and install additional fitness equipment for the elderly in the Kwok Shui Road Park or a park nearby.

13. SL(TW) of the LCSD responded that the LCSD had noted Members' views on the provision of children's toilet facilities in the public libraries in Tsuen Wan. But it was infeasible to convert the existing toilet compartments into those designed for children due to the limited space of the toilets in the public libraries. However, the adult-child combination toilet seats had been provided for children's use.

14. Members unanimously endorsed the funding application of \$2,801,500 in total for the seven new projects under district minor works in Tsuen Wan in 2016-17.

(Note: Mr CHUNG Wai-ping joined the meeting at 2:55 p.m.)

V Item 4: Report on Progress of District Minor Works
(DFMC Paper No. 3/16-17)

15. ADO(TW) of the TWDO briefed Members on the progress of district minor works in Tsuen Wan.

16. The views and enquiries of the Hon TIEN Puk-sun, Michael, Mr CHAN Chun-chung, Jones, Mr MAN Yu-ming, Mr CHAN Yuen-sum, Sumly, Mr LAM Faat-kang, Mr WONG Ka-wa and the Hon CHAN Han-pan, Ben were as follows:

- (1) the "Redevelopment of the Sai Lau Kok Garden" under Tsuen Wan District Signature Project Scheme had been approved by the Finance Committee of the Legislative Council (LegCo). It was hoped that project item 1 - Construction of Rain Shelter on the Elevated Pedestrian Walkway of Fou Wah Centre, Tsuen Wan could be implemented as soon as possible under the scheme;
- (2) support was given to project item 9 – Construction of Footpath and Railing from Lei Muk Shue Estate to Cheung Shan Estate, Tsuen Wan and enquiries were raised on the latest progress and timetable of the relevant works and whether the Housing Department (HD) had given any advice on the works;
- (3) it was hoped that the ageing facilities on the footpath between Lei Muk Shue Estate and Cheung Shan Estate in Tsuen Wan would be enhanced and the staircase on the footpath would be widened through project item 9. It was requested that the works should be completed as soon as possible;
- (4) project item 11 – Improvement Works at Chiu Tam Path Garden mainly included enhancement of greenery, improvement of the lighting system and recasting of floor slabs, etc. It was considered that the cost of the relevant works was expensive;
- (5) some members of the public relayed that the fitness equipment for the elderly and play equipment for children in the Chiu Tam Path Garden

were inadequate and the existing facilities in the garden had become old. As the estimate for the relevant project was relatively high, enquiry was raised on whether more facilities could be provided;

- (6) concern was raised on the animal noise problem in the Chiu Tam Path Garden. Dogs' bark caused nuisance to the residents nearby especially when people walked their dogs after 10 p.m. It was hoped that the department concerned would remind the dog owners to clean up their dogs' excretion when walking their dogs and make provision for banning dog-walking in the garden after 10 p.m.;
- (7) it was opined that project item 13 – Improvement of Public Address System at Shing Mun Valley Sports Ground was helpful in improving the sound control of the sports ground;
- (8) the LCSD was appreciated for accepting advice. It was learnt that good progress had been made in project item 20 – Conversion of Planting Area into Footpath and Tai Chi Playing Area at Tsuen Wan Park. As the morning walkers could do exercise in the covered area of the site when it rained after the relevant works was completed, enquiry was raised on the completion date of the works;
- (9) it was pointed out that the ground surface beside the pavilion at the Shing Mun Catchwater near the location of project item 24 – Repair and Renovation of Three Pavilions in Rural Area of Tsuen Wan District was defective. It was hoped that resurfacing works could be conducted under the relevant works;
- (10) the LCSD was appreciated for completing project item 31 – Replacement of Seating Benches at South Garden of Shing Mun Valley Park which catered for residents' need for walking and brought convenience to the residents; and
- (11) enquiry was raised on the completion date of project item 32 – Reconstruction of Rain Shelter near Mini-bus Terminus at Shing Mun Reservoir, Tsuen Wan. The department concerned should update the relevant information if the works had been completed.

(Note: Mr CHAN Chun-chung, Jones left the meeting at 3:00 p.m. The Hon TIEN Puk-sun, Michael left the meeting at 3:05 p.m.)

17. The Chairman said that Members' views on animal management in the Chiu Tam Path Garden were not relevant to this agenda item. Thus, the issue would be discussed later under agenda item 6.

18. ADO(TW) of the TWDO responded that project item 1 had been incorporated into the "Redevelopment of the Sai Lau Kok Garden" under Tsuen Wan District Signature Project Scheme for a joint study. Regarding project item 9, the TWDO had conducted a site inspection with the HD and a technical study was under way. The report on technical study would be submitted to the HD for consideration. Project item 32 had been completed and opened for public use. The item concerned would be deleted following the completion of all the related reports. As for project

item 24, the TWDO would follow up the matters relating to resurfacing the ground surface beside the pavilion at the Shing Mun Catchwater with the Members concerned after the meeting.

19. DLM(TW) of the LCSD responded that project item 11 comprised the renovation of the facilities in the Chiu Tam Path Garden, addition of planters and provision of the lighting system. The relevant works was expected to be completed in July 2016. The LCSD would consider providing facilities for the elderly under the subsequent improvement works. The dog toilet beside the garden was not under the purview of the LCSD, and the garden would be fenced under the relevant works for the control of dogs in future. In addition, he expected that project item 20 would be completed in September 2016 and it would be opened for public use ahead of schedule if the works was in good progress.

(Note: The Hon CHAN Han-pan, Ben left the meeting at 3:10 p.m.)

20. The views and enquiries of Mr TAM Hoi-pong and Mr CHUNG Wai-ping were as follows:

- (1) enquiry was raised on whether the endorsed amount could be changed to \$1 for project item 5 – Construction of Landmark at Chuen Lung, Tsuen Wan by making reference to the approach for project item 3 and whether the TWDO would reduce the cost of the relevant works;
- (2) it was hoped that project item 5 would serve a practical purpose and similar works should be avoided in future; and
- (3) it was opined that the erection of the landmark in Chuen Lung aimed to indicate to all the people in Hong Kong, tourists and hiking teams from other countries that the location was Chuen Lung.

21. ADO(TW) of the TWDO responded that the TWDO would follow up the outline of project item 5 with the Members concerned after the meeting.

TWDO 22. The Chairman requested the TWDO to provide the latest information about project item 5 if it was available.

VI Item 5: Funds Allocation for District Facilities Management Committee 2016/17
(DFMC Paper No. 4/16-17)

23. The Chairman said that the DFMC was allocated a total sum of \$17,990,935, from which \$4,881,935 (including 10% deficit budget) was allocated for the LCSD to organise activities and \$13,109,000 was allocated to implement the district minor works in 2016/17.

VII Item 6: Report on Recreational and Sports Activities and Facilities Management in Tsuen Wan in February and March 2016 by the Leisure and Cultural Services Department

(DFMC Paper No. 5/16-17)

24. DLM(TW) of the LCSD reported the relevant information.
25. The views and enquiries of the Chairman and Mr NG Hin-lung, Norris were as follows:
- (1) it was proposed that a shelter should be provided over the arbour outside the main door of Tsuen Wan West Sports Centre for people to take shelter from the rain;
 - (2) it was proposed that the trees by the seaside footpath of Hoi Hing Road should be pruned so that the street lights would not be obscured; and
 - (3) it was hoped that the LCSD would provide the information about the reconstruction works of the Anglers' Beach Building for discussion.

26. DLM(TW) of the LCSD responded that the LCSD had requested the Architectural Services Department (ArchSD) to provide a shelter over the arbour outside the main door of Tsuen Wan West Sports Centre. The LCSD would carry out tree pruning at the relevant site. The ArchSD was currently revising the design of the Anglers' Beach Building. The LCSD would take follow-up actions with the Members concerned after the design was available.

VIII Item 7: Report on Cultural Activities in Tsuen Wan District by the Leisure and Cultural Services Department

(DFMC Paper No. 6/16-17)

27. Senior Manager (New Territories South)Promotion (SM(NTS)P) of the LCSD reported the relevant information.

28. Mr CHUNG Wai-ping suggested that the LCSD should implement the "Venue Partnership Scheme" for the recreation and sports venues besides performance venues so as to promote exchanges among the organisations in Tsuen Wan and encourage their participation.

29. SM(NTS)P of the LCSD responded that the LCSD aimed to foster a partnership between its performance venues and specific venue partners through the "Venue Partnership Scheme" and organise quality cultural programmes and arts education activities in the district with the objectives of enhancing audience's appreciation and the artistic images and characters of the venues.

30. DLM(TW) of the LCSD responded that, on sports front, the venue-based/beach lifeguard clubs at the public swimming pools/beaches under the LCSD had priority in using the relevant venues. In addition, the sports organisations which had successfully applied to be community sports clubs also had priority in using the venues under the LCSD.

IX Item 8: Report on Promotional Activities and the Enrolment Rate in Tsuen Wan District Public Libraries by the Leisure and Cultural Services Department

(DFMC Paper No. 7/16-17)

31. SL(TW) of the LCSD reported the relevant information.

X Item 9: Progress Report on the Working Groups under the Committee

(A) Working Group on Management of Community Halls

32. Mr LO Siu-kit said that the Working Group had nothing to report.

(B) Working Group on Development and Management of Recreation and Sports Facilities

33. The Working Group held the first meeting on 19 April 2016 and the representative of the LCSD briefed Members on three matters. The first one was the proposal for the name of the new sports centre between the Tsuen Wan Park and Tsuen Wan Road. Members agreed that the new sports centre was named “Tsuen Wan Park Sports Centre”. The representative of the LCSD said that the DFMC would be further consulted on this aspect. The second one was the proposal for enhancement of nighttime management of the Tsuen Wan Park. The representative of the LCSD proposed that the opening hours of the Tsuen Wan Park Phase I should be changed to 24 hours a day and the current arrangement for locking the short gate should be cancelled after the commissioning of the pedestrian walkway underneath the footbridge at Tsuen Wan Road. Members agreed that it would be more convenient for the residents to visit the Tsuen Wan Park after it opened 24 hours a day, but attention should be drawn to the security issue. The third one was the proposal for provision of fitness facilities for the elderly in the Shek Pik Resettlers’ Playground, Tsuen Wan.

XI Item 10: Any Other Business

34. The views and enquiries of Mr KOT Siu-yuen, Ms LAM, Lam Nixie and Mr WONG Ka-wa were as follows:

- (1) it was opined that the soccer pitches in Tsuen Wan were inadequate. Moreover, soccer was popular in Hong Kong and the Hong Kong Football Team had achieved good results in various competitions. It was therefore suggested that the hard-surface soccer pitches in Tsuen Wan should be converted into artificial turf soccer pitches or, alternatively, other suitable sites should be identified for the construction of soccer pitches. It was hoped that soccer could be promoted in Hong Kong, starting with the training of teenagers;
- (2) support was given to the relevant suggestion. The coaches of the Tsuen Wan Football Team were also keen on training children and the team had been promoted to a higher division. It was hoped that the ambience would be sustained;
- (3) it was proposed that soccer pitches should be constructed on the rooftops of the buildings under the LCSD;

- (4) it was hoped that the District Council could allocate more funds to promote soccer; and
- (5) enquiry was raised on whether the Airport Core Programme Exhibition Centre could be restructured.

35. DLM(TW) of the LCSD responded that the LCSD had discussed the matters about soccer pitches with the Lands Department (LandsD) but it was difficult to identify a site in Tsuen Wan. As the usage rate of the soccer pitches at Sha Tsui Road was high, they were not suitable for converting into an artificial turf soccer pitch. The residents living near the Tsuen Wan Riviera Park might also not welcome an artificial turf soccer pitch. In addition, the LCSD had considered converting the 7-a-side hard-surface soccer pitch in the Shing Mun Valley Park into an artificial turf soccer pitch but it was objected by the stakeholders such as schools because they worried that no venues would be available for the physical education lessons for students and it would be difficult to hire the venues in future. The LCSD would further consult the stakeholders on the relevant proposal.

36. ADO(TW) of the TWDO responded that the Airport Core Programme Exhibition Centre had already been classified as a Grade 3 historic building, so its structure could not be altered arbitrarily. The TWDO adopted an open attitude in the use of the centre.

37. The views and enquiries of Mr CHOW Ping-tim and Mr CHUNG Wai-ping were as follows:

- (1) objection was raised to the conversion of the soccer pitch of the Tsuen Wan Riviera Park into an artificial turf soccer pitch. It was opined that there would be significant resistance to the construction of soccer pitches on the rooftops and the place under a flyover was not a suitable site for sports either;
- (2) it was proposed that an 11-a-side standard soccer pitch, including a training centre with accommodation facilities, should be constructed on the government land in Ma Wan;
- (3) it was opined that the 3-year short-term tenancy of the government land was too short and the LandsD should consider extending the term of the tenancy; and
- (4) it was proposed that soccer facilities should be constructed in the new reclamation area at Sunny Bay to tie in with the development of Sunny Bay.

38. DLM(TW) of the LCSD responded that as the greening facilities, air-conditioners and air ducts were accommodated on the rooftop of the Sports Centre in TW6, there would be no space for constructing a soccer pitch. Construction of soccer pitches on the rooftops of other buildings under the LCSD was also infeasible because of the uneven rooftop surfaces and limited spaces.

39. The Chairman said that Members could submit paper at the next DFMC meeting for discussion.

(A) Information Papers

40. Members noted the following information papers:

- (1) Financial Statement of District Facilities Management Committee Funds 2015-16
(DFMC Paper No. 8/16-17);
- (2) Financial Statement of District Facilities Management Committee as at 15.4.2016
(DFMC Paper No. 9/16-17).

(B) Date of Next Meeting

41. The Chairman reminded Members that the next meeting was scheduled on 5 July 2016 and the deadline for submission of paper was 17 June 2016.

XII Adjournment of Meeting

42. There being no other business, the meeting was adjourned at 3:38 p.m.

Tsuen Wan District Council Secretariat
10 June 2016