

(Translation)

Minutes of the 13th Meeting of Tsuen Wan District Council (4/25-26)

Date: 25 November 2025

Time: 2:30 p.m.

Venue: Main Conference Room, Tsuen Wan District Office

Present:

Chairman

Mr AU Ka-shing, Billy, JP (District Officer (Tsuen Wan), Tsuen Wan District Office)

Members

Ms WONG Shuk-fan, Luparker

Mr KOO Yeung-pong, MH

Mr NG Chun-yu

Mr CHU Tak-wing, MH

Ms LAM Yuen-pun

Mr CHOW Sum-ming

Mr YAU Kam-ping, BBS, MH

Dr CHEUNG Man-ka, MH

Dr LEUNG Cheong-ming, Raymond, MH, JP

Mr CHAN Chun-chung

Ms CHAN Shun-shun

Mr CHAN Sung-ip, BBS, MH

Mr MOK Yuen-kwan

Mr CHAN Hiu-chun, MH, JP

Mr TSANG Tai

Mr FUNG Cheuk-sum

Ms WAH Mei-ling

Mr WONG Wai-kit, MH

Mr WONG Kai-chun

Mr KOT Siu-yuen, MH

Mr LAU Chung-kong

Mr CHENG Chit-pun

Government Representatives

Ms TAM Wing-sze, Winnie

Senior Liaison Officer (1), Tsuen Wan District Office

Mr HO Kwok-yan, Philip

Senior Liaison Officer (2), Tsuen Wan District Office

Mr YUNG Ho-wai, Anthony

Senior Liaison Officer (3), Tsuen Wan District Office

Mr LAW Ka-hong, Alex

District Commander (Tsuen Wan), Hong Kong Police Force

Mr CHAN Hok-chun, Clement

Police Community Relations Officer (Tsuen Wan),

	Hong Kong Police Force
Ms CHAN Sin-ye, Perin, Sindy	District Social Welfare Officer (Tsuen Wan/Kwai Tsing), Social Welfare Department
Ms LOU Yin-ye, Joanne	District Lands Officer/Tsuen Wan and Kwai Tsing (District Lands Office, Tsuen Wan and Kwai Tsing), Lands Department
Ms LAM Hang-ling, Sara	Administrative Assistant/Lands (District Lands Office, Tsuen Wan and Kwai Tsing), Lands Department
Ms LAI Chui-ying, Cecilia	Chief Transport Officer/New Territories South West, Transport Department
Mr LEUNG Yu-sun	Senior Housing Manager/Wong Tai Sin, Tsing Yi & Tsuen Wan 2, Housing Department
Mr NG Kwok-lun, Wilson	District Environmental Hygiene Superintendent (Tsuen Wan), Food and Environmental Hygiene Department
Mr CHEUNG Biu, Jonathan	Senior Engineer/13 (West), Civil Engineering and Development Department
Ms NG Kam-yim	District Leisure Manager (Tsuen Wan), Leisure and Cultural Services Department
Mr LIM Kuen (Secretary)	Senior Executive Officer (District Council), Tsuen Wan District Office
Miss LEUNG Tsz-wai, Apple	Executive Officer I (District Council), Tsuen Wan District Office

Action

I Opening Remarks and Introduction

The Chairman welcomed Members and representatives from government departments to the 13th meeting of the Tsuen Wan District Council (TWDC) and introduced:

- (1) Mr LEUNG Yu-sun, Senior Housing Manager/Wong Tai Sin, Tsing Yi & Tsuen Wan 2 (SHM(WTT)2), Housing Department (HD), who attended this meeting on behalf of Ms LAW Chi-ping, Iris; and
- (2) Mr CHEUNG Biu, Jonathan, Senior Engineer/13 (West), Civil Engineering and Development Department, who attended this meeting on behalf of Mr LAW Tak-chi, George.

2. The Chairman stated that according to the requirements stipulated in the Tsuen Wan District Council Standing Orders (the “Standing Orders”), if a District Council (DC) Member found that he/she had any direct personal or pecuniary interests in a discussion item or relevant matters when attending a meeting of the Council or dealing with matters related to the Council, the DC Member should declare the interests. The Secretariat had not received any declaration of interests prior to

the meeting. The Chairman enquired whether Members had to make declarations of interests immediately. No Member made a declaration of interests immediately.

3. The Chairman stated that Members could speak once and make supplementary remarks once on each agenda item at the meeting. Each Member could speak up to two minutes in the first round of speeches and up to one minute in the second round of speeches.

II Item 1: Confirmation of Minutes of the 12th Meeting held on 30.9.2025

4. The Chairman stated that the Secretariat had not received any proposed amendments prior to the meeting. The Chairman enquired whether Members had to put forth proposed amendments immediately. No Member put forth a proposed amendment immediately. Members unanimously endorsed the minutes.

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

5. The Chairman stated that there were no matters arising from the minutes of the previous meeting.

6. The Chairman said that discussion regarding further promotion of tourism and consumption in Tsuen Wan district had been held at the previous meeting. The Secretariat had forwarded the relevant discussion papers and summary of the minutes of the previous meeting to the Culture, Sports and Tourism Bureau, Tourism Commission and Hong Kong Tourism Board for their information on 23 October 2025. Members' views concerning traffic and transport matters had also been conveyed to the Transport Department (TD) for consideration.

IV Item 3: Report on the Progress of District Work in Tsuen Wan by Relevant Government Departments for the Third Quarter of 2025 (TWDC Paper No. 16/25-26)

7. Mr FUNG Cheuk-sum was concerned about an earlier incident of concrete spalling from the external walls of Shek Lan House in Shek Wai Kok Estate, where a vehicle passing by had been struck by falling concrete. The incident had prompted media coverage. As the area concerned remained cordoned off to date, he enquired of the HD about the follow-up actions of the incident. Besides, he had received reports from residents of Lei Muk Shue Estate that unidentified markings had appeared at the front doors of several flats recently, and the residents had reported the matter to the Police. With the end of the year approaching, he suggested that the HD should strengthen patrols carried out by security personnel and review access control measures of buildings to guard against potential security risks. Moreover, some residents had recently expressed concern over the noise nuisance caused by aircrafts taking off and landing in early mornings. He suggested that relevant departments should coordinate with the Airport Authority Hong Kong to explore feasible improvement measures.

8. SHM(WTT)2 of the HD responded that following the incident of concrete spalling from the external walls of Shek Lan House in Shek Wai Kok Estate, the HD had promptly arranged for a comprehensive inspection of the building's external walls with the aid of drones. During the inspection, suspected situation of concrete spalling had been identified on the external wall of a residential flat. At present, workers had erected scaffolding and commenced the repair works, the HD would coordinate with residents of the affected flats to ensure appropriate arrangements for access to and from their residences during the period. The cordoning measure implemented on the ground floor would be lifted upon completion of the works. In addition, regarding the unidentified markings on the front doors of flats in Lei Muk Shue Estate, the HD would step up patrols and strictly enforce visitor registration procedures in the ground floor lobbies of domestic blocks. Police assistance would be sought as and when necessary. In regard to the problem of aircraft noise, as far as the HD knew, all flight paths were designed in accordance with established planning principles. The HD would relay residents' views to the relevant departments.

(Post-meeting note: The HD had reported the problem of aircraft noise to the Aircraft Noise Complaint Office under the Civil Aviation Department.)

9. District Commander (Tsuen Wan) (DC(TW)) of the Hong Kong Police Force (HKPF) responded as follows:

- (1) concerning the unidentified markings on the front doors of flats in Lei Muk Shue Estate, uniformed police officers of the HKPF would carry out patrols at the buildings in question on a regular or non-regular basis. Any unusual activities that were spotted during these patrols would be addressed promptly; and
- (2) in terms of strengthening the security management of buildings, plain-clothes officers would conduct unannounced visits at target buildings from time to time to test the vigilance and service performance of security personnel, including whether they had proactively intercepted unfamiliar individuals and properly enforced registration procedures; and
- (3) the HKPF would step up education and training for security personnel in buildings by implementing a system of reward and punishment, including commending security personnel who demonstrated dedication, diligence and outstanding performance, while admonishing and warning those who fell short of expectations.

10. Mr NG Chun-yu was concerned about the problem of street gambling at Shek Pik Resettlers' Playground. He said that the street gambling activities at the location concerned had been taking place daily from 8:00 a.m. to around 8:00 or 9:00 p.m., and such situation had persisted for quite some time. Participants had

even brought their own mahjong tables to gamble blatantly, causing serious disturbance to nearby residents. He urged the Police to strengthen enforcement against illegal gambling behaviours, and called on the Leisure and Cultural Services Department (LCSD) to draw reference from the improvement measures adopted at Sam Pei Square Playground and explore modification to the venue's facilities, with a view to hindering gambling activities. In addition, he said that he had recently received complaints from many residents regarding food delivery couriers frequently using electric mobility devices (EMDs) along the road sections near MTR Tsuen Wan West Station and Riviera Gardens during lunch and dinner hours. These EMDs operated at relatively high speeds without warning devices, and were often operated by riders without helmets, posing safety hazards to road users. He urged the Police to step up patrols, give advice and issue warnings to persons involved. If they refused to mend their ways despite repeated advice, prosecution should be instigated. Besides, he suggested that the Police should hang banners near the aforesaid locations to strengthen publicity and education.

11. DC(TW) of the HKPF responded as follows:

- (1) regarding the problem of illegal gambling at Shek Pik Resettlers' Playground, the Police's observation indicated that the participants were mostly elders. Their gatherings usually involved no more than four people, taking advantage of the secluded nature of the area to conduct their activities. Current findings suggested that organised crimes were not involved in such kind of gambling activities so far;
- (2) the playground concerned was one of the Police's key enforcement locations, where suspects had been successfully apprehended earlier. The Police would continue to carry out enforcement actions at the location concerned, and would study ways to modify the venue's facilities with relevant departments in order to iron out the problem completely;
- (3) in regard to the enforcement situation of EMDs, the Police had made one or two arrests in each round of enforcement operations in the past, primarily involving food delivery couriers. Under the existing regulations, the misdeeds were typically associated with offences including "failing to produce a valid driving licence", "driving a vehicle without a third party risk insurance", "driving an unlicensed vehicle", "driving a vehicle without protective helmet" and "driving a motor cycle on the pavement", etc.; and
- (4) the Police would step up patrols during peak hours (such as lunch or dinner hours) and instigate prosecution in accordance with law upon examination of the EMDs involved. Frontline police officers had also received relevant training and would take stringent enforcement actions against any non-compliant EMDs.

12. District Leisure Manager (Tsuen Wan) (DLM(TW)) of the LCSD responded that the individuals engaging in illegal gambling activities at Shek Pik Resettlers' Playground were mainly elders. The LCSD had all along been collaborating closely with the Police, including carrying out joint operations. The LCSD would step up patrols at its venues and remove miscellaneous articles suspected to be gambling paraphernalia.

13. Chief Transport Officer/New Territories South West of the TD responded that the prevailing legislation had clearly defined walking aids (such as electric wheelchairs) and EMDs, and specifically prohibited the use of EMDs on carriageways, pavements and cycle tracks. The TD would convey the situation concerned to personnel in the Road Safety Section under the TD to strengthen public education.

14. Mr WONG Wai-kit enquired of the Social Welfare Department (SWD) about its efforts in motivating social welfare organisations in the district to support the Legislative Council General Election.

15. District Social Welfare Officer (Tsuen Wan/Kwai Tsing) of the SWD responded that under the coordination of the Labour and Welfare Bureau, the SWD had organised five briefing sessions on the election for its subvented non-governmental organisations (NGOs). The SWD had invited NGOs to offer various facilitation arrangements to help its employees and service users participate in voting on the election day. Besides, the SWD was actively sharing information about the voting arrangements scheduled for 7 December 2025 to members of the public and service users through a range of community activities.

16. Mr WONG Kai-chun enquired of the LCSD about the progress of the renovation works of Tsing Yuen Children's Playground at Tsing Lung Tau, as well as the anticipated commencement and completion dates of the installation of additional inclusive facilities for elders and children. Besides, he had recently received complaints from residents of Sea Crest Villa indicating that some individuals had been singing and dancing to music played from loudspeakers at Anglers' Beach every morning starting from 7:00 a.m. to 8:00 a.m., causing noise nuisance to nearby residents. He suggested that the LCSD should put up additional notice boards at the beach to remind users about keeping the volume down, as well as step up patrols and give timely advice.

17. DLM(TW) of the LCSD responded that the LCSD had applied for a grant for the renovation works of Tsing Yuen Children's Playground at Tsing Lung Tau. The LCSD had also invited DC Members and district representatives for site visits earlier, and had canvassed views on the play equipment from members of the public as well as stakeholders. The LCSD was currently following up on the recommendations

received, with plans to commence the works in 2025. Besides, Anglers' Beach remained a popular leisure venue where swimming and barbecuing often took place, which inevitably led to a certain amount of noise during the day. The LCSD had hung banners and put up posters at the beach to encourage the public to be mindful of their noise levels. The LCSD's staff would also closely monitor the situation and give advice when necessary.

18. Members noted the captioned paper.

V Item 4: Information Paper
Reports on Meetings of the Committees and Working Group under the Tsuen Wan District Council
(TWDC Paper No. 17/25-26)

19. The Chairman said that the reports on the meetings of the six committees and a working group under the TWDC were set out in TWDC Paper No. 17/25-26.

20. The Chairman said that the Working Group on Boosting Local Economy (WGBLE) had held its 7th meeting earlier that morning. He asked Mr CHAN Hiu-chun, the Chairman of the WGBLE, to report on its work.

21. Mr CHAN Hiu-chun reported as follows:

- (1) the WGBLE had held its 7th meeting on 25 November 2025. Recent work progress had been reported on the meeting, and Members' views on how to further promote activities for boosting local economy had been canvassed; and
- (2) to date, the organiser of "Hong Kong Tsuen Wan Travel Guide" had already uploaded 24 promotional videos to social media platforms, recording over 460 000 cumulative views. Moreover, the organiser had contacted and invited the Tsuen Wan District Office, DC Members' ward offices and hotels in the district to assist in distributing tourist maps, making them more accessible to residents and tourists. The dedicated website for the campaign had also been officially launched, allowing the public to obtain the latest information on travelling and spending in Tsuen Wan district. In light of the implementation of the "Southbound Travel for Guangdong Vehicles" policy, the WGBLE planned to include information on parking discounts and charging facilities at car parks of local shopping malls in upcoming promotional videos, with a view to attracting consumption in the district by more tourists and facilitating local economic development.

22. Members noted the captioned paper.

VI Item 5: Any Other Business

23. The Chairman said that Hong Kong Academy of Ice Hockey had invited the TWDC to become a supporting organisation of the District-based Ice Hockey Development Programme for Hong Kong Youths and hoped to use the TWDC's logo. The Chairman pointed out that the TWDC had also been a supporting organisation of this programme in the past. The Chairman asked if Members agreed that the TWDC should become a supporting organisation and approved the use of the TWDC's logo by Hong Kong Academy of Ice Hockey. Members unanimously agreed to the arrangement.

VII Item 6: Date of Next Meeting

24. The Chairman said that the date of the next meeting was 27 January 2026 (Tuesday). According to the Standing Orders, Members who wished to raise an item for discussion at a meeting were required to submit the paper with a notice in writing to the Secretariat ten clear working days before the meeting. Hence, the Chairman reminded Members that the deadline for submission of papers was 12 January 2026 (Monday).

Tsuen Wan District Council Secretariat
January 2026