

CONTROLLING OFFICER'S REPLY

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(Question Serial No. 5161)

Head: (91) Lands Department
Subhead (No. & title): (-) Not Specified
Programme: (1) Land Administration
Controlling Officer: Director of Lands (Ms. Bernadette LINN)
Director of Bureau: Secretary for Development

Question (Member Question No. 66):

Could the Administration explain why the number of cases of lease modifications, exchanges and extensions decreased from 119 in 2012 to 91 in 2013 while the number of flats for the same period decreased from 6 864 to 929? Was there any effect on the expenditure?

Asked by: Hon. TIEN Pei-chun, James

Reply:

The estimated flat number through lease modifications, land exchanges and extensions depends on the scale of development involved in the lease modifications, land exchanges and extensions concluded during the year in question. The conclusion of lease modification, land exchange and extension applications depends on progress with various aspects, such as finalisation of development parameters and other terms in the leases, resolution of any technical constraints, local consultation (if required) and negotiations on premium. It is an interactive and dynamic process during which the applicants' development proposals and decisions may also be influenced by the market. The number of applications concluded and the number of flats involved do vary from one year to another. Since it is part of the Lands Department's regular duties to process the applications in hand, the outturn has no effect on expenditure for the year.