

CONTROLLING OFFICER'S REPLY

DEVB(PL)175

(Question Serial No. 1841)

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

Question:

- (1) Please provide the number of cases handled by the Lands Department in respect of land management, and squatter control and clearance in 2018 with a breakdown by district:
 - (i) Land management
 - (a) lease enforcement cases
 - (b) government sites cleared from unlawful occupation
 - (ii) Squatter control and clearance
 - (a) unauthorised structures demolished
 - (b) surveyed structures inspected
 - (c) structures cleared in programmed development clearances and emergency clearances (excluding surveyed structures cleared on grounds of slope safety)
- (2) It was estimated that 1 599 structures would be cleared in programmed development clearances and emergency clearances (excluding surveyed structures cleared on grounds of slope safety) in 2018, but the actual number of structures cleared was 213. What are the reasons for that? If that involves any deferred clearance exercises for major projects, please provide detailed information.
- (3) It is estimated that 1 487 structures will be cleared in programmed development clearances and emergency clearances (excluding surveyed structures cleared on grounds of slope safety) in 2019. Are there any clearance exercises for major projects involved?
- (4) How many lease enforcement cases were handled by the Department in the past three years? Of which, what were the numbers of cases resulting in “imposition of an encumbrance” and re-entry or vesting action taken by the Department?

Asked by: Hon LEUNG Che-cheung (LegCo internal reference no.: 36)

Reply:

(1) On land enforcement, the breakdown of number of cases handled by the Lands Department (LandsD) in 2018 by district is as follows:

(i) Land enforcement

Lease Enforcement and Land Control cases:

District	(a) No. of cases with lease enforcement actions taken on private land	(b) No. of government sites cleared from unlawful occupation
Hong Kong	51	2 342
Kowloon	238	3 773
Islands	74	283
North	135	354
Sai Kung	34	472
Sha Tin	152	444
Tuen Mun	61	205
Tai Po	161	439
Tsuen Wan & Kwai Tsing	263	996
Yuen Long	655	1 416
Total	1 824	10 724

(ii) Squatter control and clearance

(a) In 2018, the Squatter Control Unit of LandsD demolished 182 unauthorised squatter structures on government land as shown in the table below:

District	No. of unauthorised structures demolished*
Hong Kong	18
Kowloon	29
Islands	9
North	6
Sai Kung	3
Sha Tin	2
Tuen Mun	39
Tai Po	10

District	No. of unauthorised structures demolished*
Tsuen Wan & Kwai Tsing	24
Yuen Long	42
Total	182

* The figures above cover unauthorised structures demolished by the Squatter Control Unit on government land and do not overlap with statistics on unauthorised structures demolished under lease enforcement and land control, which are presented in the table under part (1)(i) of this reply.

(b) In 2018, the Squatter Control Unit of LandsD inspected 196 771 surveyed squatter structures as shown in the table below.

District	No. of surveyed squatter structures inspected
Hong Kong	4 689
Kowloon	1 790
Islands	16 821
North	37 724
Sai Kung	15 183
Sha Tin	9 013
Tuen Mun	17 319
Tai Po	13 908
Tsuen Wan & Kwai Tsing	9 961
Yuen Long	70 363
Total	196 771

(c) The distribution of structures cleared in 2018 under programmed development clearances and emergency clearances (excluding surveyed structures cleared on grounds of slope safety) is as follows:

District	No. of structures cleared
Wan Chai	3
Tuen Mun	54
Yuen Long	69
North	82
Tai Po	5
Total	213

- (2) and (3) The decrease in the actual number of structures cleared in 2018 is mainly due to the deferral of some major projects, such as development at Wang Chau Phase I, Yuen Long. The increase in the estimated number of structures to be cleared in 2019 is mainly due to some mega projects scheduled to be cleared in 2019, such as development at Wang Chau Phase I, Yuen Long, and Advance and First Stage of Kwu Tung North New Development Area (NDA) and Fanling North NDA project.
- (4) Relevant statistics regarding lease enforcement actions taken by LandsD in the past three years (2016 to 2018) are as follows:

Year	2016	2017	2018
(a) No. of cases with warning letter issued	2 140	1 980	1 824
(b) No. of cases with warning letter registered in the Land Registry	625	926	768
(c) No. of cases with re-entry/vesting action taken	6	11	12

Note: As the processing of a case may straddle different years, the cases with warning letter registered in the LR and the cases with re-entry/vesting action taken in a year may not necessarily correspond to the cases with warning letter issued.

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