

CONTROLLING OFFICER'S REPLY

DEVB(PL)360

(Question Serial No. 3796)

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:

In 2018, the Lands Department cleared 10 724 pieces of government sites involving unlawful occupation and handled 1 824 cases involving breaches of lease conditions. Regarding the commitment to continue strengthening land control and lease enforcement, would the Government please inform this Committee of the following:

1. Please provide the locations and numbers of those unlawfully occupied sites with a breakdown by district.
2. Please specify the ways in which those sites were unlawfully occupied with a breakdown by land use.
3. What was the number of cases involving lease breaches last year? How many of them were repeated cases of lease breaches?
4. Further to (3) above, what were the numbers of cases subject to imposition of an encumbrance, re-entry or vesting of properties as a result of lease breaches in the past three years?

Asked by: Hon MAK Mei-kuen, Alice (LegCo internal reference no.: 6)

Reply:

1. The breakdown by District Lands Office of those 10 724 sites cleared from unlawful occupation in 2018 is provided below:

Breakdown by District Lands Office:

District Lands Office	No. of government sites cleared from unlawful occupation
Hong Kong East	1 549
Hong Kong West & South	793
Kowloon East	1 097
Kowloon West	2 676
Islands	283
North	354
Sai Kung	472
Sha Tin	444
Tuen Mun	205
Tai Po	439
Tsuen Wan & Kwai Tsing	996
Yuen Long	1 416
Total	10 724

2. The breakdown by nature of unlawful occupation of those 10 724 sites is also provided below:

Breakdown by nature of unlawful occupation:

Nature of unlawful occupation	No. of sites
Abandoned Vehicles	483
Banners	994
Bicycles	1 686
Dumping	2 458
Illegal Car Parking	168
Shop Front Extensions	466
Skips	868
Structures	1 672
Others, including miscellaneous objects such as tyres, dead tree trunk, etc.	1 929
Total	10 724

Note: A case may involve unlawful occupation of multiple nature and the above breakdown is based on the main nature of the unlawful occupation.

3. In 2018, the Lands Department (LandsD) handled 1 824 cases involving breaches of lease conditions, including those involving unauthorised structures on private agricultural land, breach of users and breach of other development lease conditions by initiating enforcement action. LandsD does not have readily available information on how many of them were repeated cases of lease breaches.

4. Statistics regarding lease enforcement actions taken by LandsD in the past three years from 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 (LR)	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 letters registered in LR and the cases with re-entry/vesting action taken in a year may not necessarily correspond to the cases with warning letters issued in the same year.

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