

Please quote our file reference in future correspondence

Urgent By Fax

MEMO

From	PM/NTE CEDD	To	DLO/SK, LandsD
Ref.	() in NTE-JB 2/0/122 - 8	(Attn :	Mr. K WLEUNG)
Tel. No.	2301 1368 E-mail joeoswong@cedd.gov.hk	Your Ref.	(8) in DLO/SK302/SPG/59(Pt.10)
Fax No.	2721 8630	dated	Fax No. 2792 0706
Date	4 April 2014	Total pages	1

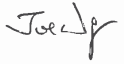
**Agreement No. CE 18/2012 (CE)
Development of Anderson Road Quarry – Investigation
Set Back /Environmental Assessment on the lease condition**

I refer to your memo under reference dated 24 March 2014.

2. Regarding your request for EPD's confirmation that *"the requirements for the developers to conduct the noise impact assessments for the concerned sites would not cause insurmountable problem in achieving the developments under the relevant sale conditions"*, please noted that EPD has given advice via email dated 4.4.2014 (copy attached) as below:

Regarding LandsD's request for EPD's confirmation that "the requirements for the developers to conduct the noise impact assessments for the concerned sites would not cause insurmountable problem in achieving the developments under the relevant sale conditions", please be advised that from noise technical point of view, the future developer could develop and adopt innovative building design and other practical mitigation measures in accordance with the Hong Kong Planning Standards and Guidelines (HKPSG). Hence, the development potential could be utilized subject to the future developer's proposal. Therefore, we do not anticipate that the requirement to conduct noise impact assessments (NIAs) for the concerned sites would cause insurmountable problem in achieving the developments under the relevant sale conditions.

3. Since EPD has confirmed there should not be insurmountable problem, please include the requirements for building set back and environmental assessment into the land sales conditions when disposing the relevant sale sites.


 (Joe O S Wong)
 for Project Management(NTE)
 Civil Engineering and Development Department



227724-50 RE: Development of Anderson Road Quarry - Draft EIA report (revised Chapter 5 - Noise Impact) - LandsD's memo
 qng@epd.gov.hk
 to:
 thomas.chan@arup.com
 04/04/2014 15:43
 Cc:
 joeoswong@cedd.gov.hk, jwong@cedd.gov.hk, Siu-Yuen.Chan@arup.com, Chris.Lee@arup...
 Hide Details
 From: qng@epd.gov.hk Sort List...

To: Thomas Chan <thomas.chan@arup.com>

Cc: "joeoswong@cedd.gov.hk" <joeoswong@cedd.gov.hk>
 "jwong@cedd.gov.hk" <jwong@cedd.gov.hk>
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EPD's email dd. 4.4.2014

EDMS No.: Doc. Src.:

1 Attachment

LandsD DLO.SK reply 24 3 2014 (5.3.2014).pdf

Dear Thomas,

Re you preceding e-mail on LandsD's memo dated 24 March 2014 (ref: (8) in DLO/SK302/SPG/59 (Pt.10).

2. Regarding LandsD's request for EPD's confirmation that *"the requirements for the developers to conduct the noise impact assessments for the concerned sites would not cause insurmountable problem in achieving the developments under the relevant sale conditions"*, please be advised that from noise technical point of view, the future developer could develop and adopt innovative building design and other practical mitigation measures in accordance with the Hong Kong Planning Standards and Guidelines (HKPSG). Hence, the development potential could be utilized subject to the future developer's proposal. Therefore, we do not anticipate that the requirement to conduct noise impact assessments (NIAs) for the concerned sites would cause insurmountable problem in achieving the developments under the relevant sale conditions.

3. We trust that CEDD will provide a written response to LandsD having regard to our advice in para. 2 above. In this connection, please also include CEDD's response as an appendix of the EIA Report in addition to LandsD's memo mentioned above.

Regards,
 Queenie

8567

By Fax

**MEMO**

From: District Lands Officer /Sai Kung	To: PM/NTE, CEDD
Ref.: (8) in DLO/SK302/SPG/59 (Pt. 10)	(Attn.: Mr. Joe O S WONG)
Tel. No.: 2792 7014	Your Ref.: () in NTE-JB 2/0/122-8
Fax. No.: 2792 0706	dated: 7.3.2014
Email: gendlosk@landsd.gov.hk	Fax. No.: 2721 8630
Date: 24 March 2014	Total Pages: 1

Agreement No. CE 18/2012 (CE)
Development of Anderson Road Quarry - Investigation

Set Back and Fixed Windows Requirements on the lease condition

I refer to your above-quoted memo and our subsequent teleconversation on 21.3.2014.

2. Referring to our teleconversation on 21.3.2014, I was given to understand that the concerned issues are the building set-back and the environmental assessments required by EPD, and the environmental issue concerned is noise. I would advise that EPD should confirm that the requirements for the developers to conduct the noise impact assessments for the concerned sites would not cause insurmountable problem in achieving the developments under the relevant sale conditions. Subject to EPD's confirmation, such requirements could be submitted for DLC's consideration for the proposed land sales/sale conditions under the applicable procedure as and when the relevant sites are available for consideration for disposal.

3. Regarding land allocation, the project proponent/the proposed allocatee should ensure that his proposed development would satisfy the concerned requirements of relevant departments including EPD.

(K.W. LEUNG)
for District Lands Officer/Sai Kung

By Fax

**MEMO**

From: District Lands Officer /Sai Kung
 Ref.: (18) in DLO/SK302/SPG/59 (Pt. 10)
 Tel. No.: 2792 7014
 Fax No.: 2792 0706
 Email: gendlosk@landsd.gov.hk
 Date: 12 May 2014

To: Director of Environmental Protection
 (Attn.: Ms. Queenie NG)
 Your Ref. () in EP2/K/S3/13
 dated 8.5.2014
 Fax No. 2591 0558
 Total Pages 1

Environmental Impact Assessment Ordinance (EIAO), Cap. 499
Application for Approval of an Environmental Impact Assessment (EIA) Report

Project Title: Development of Anderson Road Quarry
(Application No. EIA-222/2014)

I refer to your above-quoted memo.

2. I would advise that the requirements of the building set-back and the submission of noise impact assessment by the future developers could be submitted for DLC's consideration for the proposed land sales/sale conditions under the current applicable procedure as and when the relevant sites are available for consideration for disposal. Your proposed amendment to Section 5.10.2 is considered acceptable.

(K.W. LEUNG)
 for District Lands Officer/Sai Kung

c.c. CEDD (Attn : Mr. Joe O S Wong) - Fax 2721 8630

Wai-Kwan Chiu

To: Thomas Chan; jwong@cedd.gov.hk
Cc: colinkeung@epd.gov.hk; normankcng@cedd.gov.hk; ntchiang@cedd.gov.hk; qng@epd.gov.hk; joeoswong@cedd.gov.hk; Siu-Yuen Chan; Sam Tsoi; Louisa Cheung; Iris Chu
Subject: RE: 227724-50 RE: Fw: Agreement No. CE 18/2012 (CE) - Development of Anderson Road Quarry - Investigation - EIA Report - Noise Mitigation Measures on Planned School at E1 and E2 Sites

----- Forwarded by JOSEPH WONG/CEDD/HKSARG on 14/05/2014 18:34 -----

From: cfbow@edb.gov.hk
To: wong@cedd.gov.hk
Cc: dominicwong@edb.gov.hk, wongcl4@archsd.gov.hk, mokhla@archsd.gov.hk, leungwt@archsd.gov.hk, joeoswong@cedd.gov.hk
Date: 14/05/2014 16:41
Subject: Fw: Agreement No. CE 18/2012 (CE) - Development of Anderson Road Quarry - Investigation - EIA Report - Noise Mitigation Measures on Planned School at E1 and E2 Sites

EDMS No.: Doc. Src. :

Dear Mr. Wong,

We spoke regarding the caption.

Please see the preceding mail from ArchSD, our technical advisor, to whose views we defer. Thanks.

Regards
Glenda Bow
PM(SB)2
3509 8428

----- Forwarded by Glenda CF BOW/EDB/HKSARG on 14/05/2014 16:38 -----

From: Wing Tak LEUNG/ARCHSD/HKSARG@ARCHSD
To: Glenda CF BOW/EDB/HKSARG@EDB
Cc: Dominic WL WONG/EDB/HKSARG@EDB, Chi Leung WONG/ARCHSD/HKSARG@ARCHSD, Allen Hei Lun MOK/ARCHSD/HKSARG@ARCHSD
Date: 14/05/2014 14:31
Subject: Re: Fw: Agreement No. CE 18/2012 (CE) - Development of Anderson Road Quarry - Investigation - EIA Report - Noise Mitigation Measures on Planned School at E1 and E2 Sites

Dear Glenda,

The noise mitigation measure proposed by CEDD in the EIA report is acceptable for the L-shaped standard design schools.

Nevertheless, all the recently completed schools are site specific in order to address the operation requirements of the school sponsors. Once the design team has been finalized by the design with the school sponsor, a Preliminary Environmental Review will be prepared in order to establish the details of the noise mitigation measure for the approval by EPD. The

requirement of noise impact assessment is also recommended in para 5.10.2 of the EIA Report for the Development of Anderson Road Quarry project.

Please note that I will on study and vacation leave from 15 May to 13 June 2014 and will resume duty on 16 June 2014. If you have any queries or require further information, please contact Mr. C.L. Wong (SPM/125) or Mr. Allen Mok (PM156).

Regards,
Leung W.T.
SPM130

From: Glenda CF BOW/EDB/HKSARG@EDB
To: Wing Tak LEUNG/ARCHSD/HKSARG@ARCHSD
Cc: Dominic WL WONG/EDB/HKSARG@EDB
Date: 12/05/14 15:05
Subject: Fw: Agreement No. CE 18/2012 (CE) - Development of Anderson Road Quarry - Investigation - EIA Report - Noise Mitigation Measures on Planned School at E1 and E2 Sites

Dear Mr. Leung,

I refer to the preceding mail from CEDD.

I should be grateful for your views on the acceptability of the captioned mitigation measures **on or before 14 May 2014**. Thanks.

Regards
Glenda Bow
PM(SB)2
3509 8428

----- Forwarded by Glenda CF BOW/EDB/HKSARG on 12/05/2014 15:00 -----

From: joeoswong@cedd.gov.hk
To: pmsb2@edb.gov.hk
Cc: sessk@landsd.gov.hk, leungwt@archsd.gov.hk, qng@epd.gov.hk, jwong@cedd.gov.hk, ntchiang@cedd.gov.hk, lmchan@cedd.gov.hk, normankcng@cedd.gov.hk
Date: 12/05/2014 12:10
Subject: Agreement No. CE 18/2012 (CE) - Development of Anderson Road Quarry - Investigation - EIA Report - Noise Mitigation Measures on Planned School at E1 and E2 Sites

Dear Glenda,

As discussed with you on 9 May 2014 regarding the captioned issue, I append below the copy of our memo on the captioned issue for your advance information/action. The memo is being despatched by Fax.

Also, as discussed with Mr WT Leung of ArchSD on 9 May 2014, please response by providing you comment/confirmation on the proposed noise mitigation measures to EDB, as necessary, for their reply **by 16 May 2014**.

Please feel free to call me if you require further details of the project.

Thanks and Regards,

Joe Wong
E/1 NTE DevO, CEDD
Tel: 2301 1368 [attachment "Memo to EDB.pdf" deleted by Glenda CF BOW/EDB/HKSARG]