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ACE Paper 5/2017

For advice on 13 March 2017

**Report on the 138th
Environmental Impact Assessment Subcommittee Meeting**

PURPOSE

The Environmental Impact Assessment (EIA) Subcommittee (EIASC) considered the following EIA reports at the meeting on 20 February 2017 –

- (i) Outlying Islands Sewerage Stage 2 – South Lantau Sewerage Works (***ACE-EIA Paper 1/2017 at Annex A***); and
- (ii) Outlying Islands Sewerage Stage 2 – Upgrading of Tai O Sewage Collection, Treatment and Disposal Facilities (***ACE-EIA Paper 2/2017 at Annex B***).

2. The above EIA reports were submitted by the Drainage Services Department (DSD) (the Project Proponent) in accordance with section 6(2) of the Environmental Impact Assessment Ordinance (EIAO).

3. Members are requested to consider the views of EIA Subcommittee at paragraph 11 below and advise on the way forward for handling the EIA reports.

BACKGROUND AND NEED FOR THE PROJECTS

(i) **EIA Report on “Outlying Islands Sewerage Stage 2 – South Lantau Sewerage Works”**

4. There is currently no sewerage system serving the South Lantau area. Sewage and wastewater from most of the local premises are treated and disposed of by means of private septic tanks or sewage treatment systems (STS). In following up the Outlying Islands Sewerage Master Plan Stage 2 Review (SMP Review Study) in 2001 and the further review under the Review of Sewerage Scheme for South Lantau (Review Study) in 2008, the Project Proponent has proposed to provide centralized public sewerage system for proper collection,

treatment and disposal of the sewage arising from the Project Catchment Area, which includes the traditional villages of Shui Hau, Tong Fuk, Cheung Sha Lower Village, Cheung Sha Upper Village, San Shek Wan, Pui O Lo Uk Tsuen, Pui O San Wai, Pui O Lo Wai and Ham Tin.

5. Provision of proper sewerage systems to unsewered areas subject to availability of resources is a general Government policy. The proposed sewerage works will avoid potential environmental problems arising from ineffective treatment or insufficient maintenance of private STS, resulting in improved local hygiene conditions and better coastal water quality.

(ii) EIA report on “Outlying Islands Sewerage Stage 2 – Upgrading of Tai O Sewage Collection, Treatment and Disposal Facilities”

6. The existing Tai O Sewage Treatment Works (STW) is located at the north coast of Tai O. It has a design capacity of 1,220 m³/day at average dry weather flow (ADWF) and provides primary level treatment to sewage collected from the Tai O area. The existing STW was built in the 1980s and its conditions are deteriorating, particularly for the existing submarine outfall where leakages at the joints were identified. The Project will upgrade the STW to secondary level treatment; increase the treatment capacity to 2,750 m³/day at ADWF; and provide a new submarine outfall for discharge of the treated effluent. The Project will also include construction of two new sewage pumping stations and new sewers to the unsewered areas in Tai O. The Project Proponent has conducted public engagement exercises to collect views from local communities, Islands District Councilors and green groups during the course of their study on the Project, and has taken these views into account in the EIA study.

7. Provision of proper sewerage systems to unsewered areas subject to availability of resources is a general Government policy. The proposed sewerage works will extend the village sewerage and provide sewage treatment to meet the existing and projected sewage treatment demand in the Tai O area, with a view to avoiding potential problems arising from ineffective treatment or insufficient maintenance of private septic tank systems. The Project will improve the local hygiene conditions and coastal water quality of Tai O.

VIEWS OF THE DIRECTOR OF ENVIRONMENTAL PROTECTION

8. The Director of Environmental Protection (DEP), in conjunction with the relevant authorities, considered that the above two EIA reports have met the respective requirements of the EIA Study Brief and the Technical Memorandum on EIA Process. Comments from the public and the Advisory Council on the Environment will be taken into account by DEP in deciding whether or not to approve the EIA reports under the EIAO.

VIEWS OF THE SUBCOMMITTEE

9. The EIA report on “Outlying Islands Sewerage Stage 2 – South Lantau Sewerage Works” was made available for public inspection from 18 November to 17 December 2016. During the inspection period, four sets of public comments including one objection had been received by the Environmental Protection Department (EPD). The main concerns raised by the public were on ecology and waste management. The EIA report on “Outlying Islands Sewerage Stage 2 – Upgrading of Tai O Sewage Collection, Treatment and Disposal Facilities” was made available for public inspection from 29 November to 28 December 2016. There was only one public comment received by the EPD during the inspection period. The public comments and the gists of the public comments for both EIA reports were issued to EIA Subcommittee Members on 10 February 2017 for reference, with copies to non-Subcommittee Members for information.

10. The key issues discussed at the EIA Subcommittee meeting on the two EIA reports on 20 February 2017 are summarized at *Annex C*.

RECOMMENDATIONS OF THE SUBCOMMITTEE

11. Having considered the findings of the EIA reports as well as the responses and supplementary information provided by the Project Proponent, the EIA Subcommittee recommended the full Council to endorse the EIA reports with the following conditions and recommendations –

(i) **EIA report on “Outlying Islands Sewerage Stage 2 – South Lantau Sewerage Works”**

Condition of Endorsement

The Project Proponent shall—

- (a) deploy tankers as a last resort for continuous transporting of the sewage away to other sewage treatment plants for treatment to maximize buffer for emergency storage as far as practicable, in cases where the broken-down plant cannot be recovered in time to prevent the outflow of raw sewage.

Recommendations

- (b) consider equipping all dump trucks with Global Positioning System (GPS) or equivalent automatic system for real time tracking and monitoring of their travel routings and parking locations to prohibit

illegal dumping and landfilling of construction and demolition (C&D) materials;

- (c) ensure the sustainability of the development by achieving “Gold or above” rating under BEAM Plus (New Buildings) in the project design;
- (d) reduce the landscape and visual impact and enhance the plant structures with a view to harmonizing with the surrounding natural environment and allowing sufficient buffer area for planting trees. Landscaping works should also take into consideration the ecological value on top of the aesthetics; and
- (e) determine the carbon footprint of the project and explore measures to minimize it.

(ii) EIA report on “Outlying Islands Sewerage Stage 2 – Upgrading of Tai O Sewage Collection, Treatment and Disposal Facilities”

Conditions of Endorsement

The Project Proponent shall -

- (a) install deodorization units with an odour removal efficiency of not less than 97% to treat the odorous gas arising from the upgraded Tai O STW;
- (b) devise landscape plan and detailed plan on the aesthetic design and façade treatment of the upgraded Tai O STW with a view to harmonizing the buildings with the surrounding natural environment. The detailed plans shall be submitted to DEP for approval before commencement of the construction and landscape works of the STW;
- (c) submit a detailed Eco-shoreline Implementation Plan (the Plan) to the DEP for approval before commencement of construction of the seawall of the upgraded Tai O STW. The Plan shall include a robust and innovative eco-shoreline design with a view to enhancing the ecological values of the seawall; and

Recommendation

- (d) ensure the sustainability of the development by achieving “Gold or above” rating under BEAM Plus (New Buildings) in the project design.

12. The EIA Subcommittee has agreed that the Project Proponent and their consultant teams for the two EIA reports are not required to attend the full Council meeting on 13 March 2017.

**EIA Subcommittee Secretariat
March 2017**