

CONTROLLING OFFICER'S REPLY

FHB(FE)074

(Question Serial No. 1409)

Head: (49) Food and Environmental Hygiene Department

Subhead (No. & title): (000) Operational expenses

Programme: (3) Market Management and Hawker Control

Controlling Officer: Director of Food and Environmental Hygiene (Miss Diane WONG)

Director of Bureau: Secretary for Food and Health

Question:

Under Matters Requiring Special Attention in 2021-22, it is mentioned that the Food and Environmental Hygiene Department will “continue to implement the Market Modernisation Programme to improve facilities of existing public markets.” In this connection, please advise this Committee of:

- 1) the details of each market planned for fundamental overhaul (including year of commissioning, original number of stalls, number of stalls let out, occupancy rate, vacancy rate, as well as the commencement date and estimated expenditure of the overhaul works);
- 2) the relevant work of consulting stakeholders (including stall operators, nearby vendors, residents and District Councillors) on the above overhaul works in each of the past 3 financial years; and
- 3) whether additional manpower and expenditure are required for the relevant work.

Asked by: Hon CHAN Chun-ying (LegCo internal reference no.: 45)

Reply:

1&2. The Government has earmarked \$2 billion for implementing the 10-year Market Modernisation Programme (MMP). The pioneering project is the overhaul of Aberdeen Market. The Food and Environmental Hygiene Department has been liaising closely with tenants and relevant stakeholders including the Market Management Consultative Committee (MMCC) in respect of the MMP project in Aberdeen Market. After consolidating the views collected from the relevant committee of the Southern District Council (SDC) in August 2019, the Department further consulted the MMCC, SDC members concerned and tenant representatives of the trade in September 2019 on the overhaul of Aberdeen Market. The Department met with each existing tenant of Aberdeen Market again between October and December 2019 and explained to them the enhanced options in detail and collected the forms for confirmation of intention from all tenants in early 2020.

Subsequently, the Department briefed the relevant committee of the SDC on the details and work progress of the overhaul project of Aberdeen Market in February and September 2020. The committee agreed in principle to the project. Apart from the above, the Department conducted district consultation about the MMP project in Aberdeen Market through the Southern District Office in May 2020 and no objection was received. The Department and the Architectural Services Department attended a tripartite case conference on the MMP held by the Legislative Council (LegCo) alongside SDC in June 2020 to exchange views on the works project. The attendees took note of the project details. We consulted the LegCo Panel on Food Safety and Environmental Hygiene and Public Works Subcommittee on the project in January and February 2021 respectively. Members generally supported the project. The estimated capital cost of the project is about \$254 million and the funding was approved by the LegCo Finance Committee in March 2021. We plan to commence the overhaul works in the third quarter of 2021, and will take measures, including the use of pre-fabricated parts as appropriate, with a view to striving for completion of the works within 2022.

Apart from the overhaul of Aberdeen Market as the pioneering project, we are carrying out the preparatory and consultation work for the overhaul works in Yeung Uk Road Market, Ngau Tau Kok Market and Kowloon City Market, including arranging small group meetings with tenants since June 2020 and briefings for the relevant MMCCs on the projects, etc., to collect their views, with a view to reaching a consensus with tenants as soon as possible. Upon ascertaining the scope of works, we will conduct technical feasibility studies with relevant departments. The works timetable and project cost will be confirmed upon completion of the technical feasibility studies and assessment as well as detailed design. We will continue to maintain close liaison with the stakeholders during the process and report to the relevant District Councils in a timely manner having regard to the work progress.

Information on the relevant markets (including year of commissioning, existing number of stalls, number of stalls let out, occupancy rate and vacancy rate) is provided at **Annex**.

3. The Department has set up a dedicated team to develop new markets and take forward the MMP and other reviews. In 2021-22, there are 49 posts in the team and the estimated expenditure is about \$44 million.

Annex

Name of market	As at 31 December 2020				
	Year of commissioning	Number of stalls	Number of stalls let out	Occupancy rate	Vacancy rate
Aberdeen Market	1983	335	317	95%	5%
Yeung Uk Road Market	1990	318	296	93%	7%
Ngau Tau Kok Market	1981	466	391	84%	16%
Kowloon City Market	1988	581	512	88%	12%

- End -