



長春社 since 1968

The Conservancy Association

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Town Planning Board  
15/F North Point Government Offices  
333 Java Road  
North Point  
Hong Kong

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Dear Sir/Madam

RE: Comments on the Section 16 Application No. A/TSW/49

The Conservancy Association (CA) OBJECTS to Section 16 Application A/TSW/49.

According to Town Planning Board Guideline No. 12B, the application site falls within Wetland Buffer Area (WBA). The application would deviate the intention of WBA to “*protect the ecological integrity of the fish ponds and wetland within the Wetland Conservation Area and prevent development that would have a negative off-site disturbance impact on the ecological impact on the ecological value of fish ponds*”. It should be further emphasized that the development is in close proximity to Wetland Park which is within Wetland Conservation Area (WCA). CA worries that such large scale development would trigger the efforts of Wetland Park in enhancing biodiversity, with recorded over 230 bird species, about 50% of Hong Kong species<sup>1</sup>.

The Master Layout Plan could not fully justify that bird flight path would not be threatened. Building height remains high with some even in 10 storeys high. CA was also doubtful if the additional gaps would be merely applicant’s wishful thinking as

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<sup>1</sup> Hong Kong Wetland Park (2010). World Wetlands Day 2010.  
[http://www.wetlandpark.com/wwd2010/en/intro\\_activities.html](http://www.wetlandpark.com/wwd2010/en/intro_activities.html)

birds might not necessarily enable to identify such flight corridor. The resultant noise and light pollution after the construction would further pose bird habitat into vulnerable condition.

Yours faithfully

Ng Hei Man

Senior Campaign Officer