

Detailed Comments from Water Supplies Department

Comments of the Chief Engineer/Construction, Water Supplies Department (CE/C, WSD):

- (a) no discharge of effluent or foul water into adjoining land, storm water drain, channel, stream or river course is allowed. Such foul water or effluent shall be collected and disposed of outside water gathering grounds (WGG);
- (b) all solid waste and sludge arising from the proposed development shall be disposed of properly outside WGG;
- (c) the use and storage of pesticides, toxicants, flammable solvents, laticidal oil, rodenticide, tar and petroleum oil are strictly prohibited in WGG;
- (d) no chemicals including fertilizers and detergents shall be used without the prior approval from the Water Authority;
- (e) oil leakage and spillage caused by the operation and maintenance of the Ring Main Unit (RMU) system shall be prevented within WGG at all times;
- (f) the structures and use under the proposed development shall be located away from any water courses as far as possible;
- (g) during the installation of RMU transformer pillar, no earth and other installation materials which may cause contamination to WGG are allowed to be stockpiled or stored on site. Furthermore, all excavated or filled surfaces shall be protected from erosion and siltation to any water courses shall be prevented within WGG. All spoils shall be contained and protected; and effluent containing spoils shall be disposed of after desiltation; and
- (h) the operation and maintenance of the RMU system shall not cause any contamination and leaching of contaminants to WGG.

Recommended Advisory Clauses

- (a) to note the comments of the District Lands Officer/Tai Po, Lands Department (DLO/TP, LandsD) that:
- (i) the applicant should submit an Excavation Permit (EP) application to LandsD for the excavation of Government land. The applicant should also submit an application for Short Term Tenancy (STT) in respect of the proposed Ring Main Unit Transformer Pillar if it is not covered by the relevant Block Licence permitting utility companies to erect or construct such facility. If the EP/STT is approved by LandsD acting in the capacity as landlord at its sole discretion, such approval will be subject to such terms and conditions as may be imposed by LandsD including the payment of fee/rent and administrative fee as considered appropriate; and
 - (ii) there is no guarantee to the grant of right of way to the Site or approval of EVA thereto;
- (b) to note the comments of the Chief Engineer/Mainland North, Drainage Services Department (CE/MN, DSD) that:
- (i) there is public drain maintained by DSD in the vicinity of the Site. The applicant should have his own stormwater collection and discharge systems to cater for the runoff generated within the Site and overland flow from surrounding of the Site. The proposed development is located on unpaved ground, which will increase the impervious area resulting in a change of the flow pattern and an increase of the surface runoff and thus flooding risk in the area. The applicant/owner is required to maintain such systems properly and rectify the systems if they are found to be inadequate or ineffective during operation. The applicant/owner shall also be liable for and shall indemnify claims and demands arising out of damage or nuisance caused by failure of the systems; and
 - (ii) the applicant should design the drainage proposal based on the actual site conditions for DSD's comment/agreement. In the design, the applicant should consider the workability, the impact to the surrounding environment and seek comments from other concerned parties/departments if necessary. He should make sure no adverse impact will be caused to the area due to the proposed works. The existing natural streams, village drains, ditches and the adjacent areas should not be adversely affected;
- (c) to note the comments of the Chief Engineer/Construction, Water Supplies Department (CE/C, WSD) that the applicant should follow and implement the mitigation or improvement measures as proposed in the applicant's submission. WSD's requirements on preventive measures against water pollution to the water gathering grounds are detailed in **Appendix II**. Additional mitigation measures may be required when the actual situation renders the initial risk assessment and undertakings inviable. Should pollution be detected in future due to the proposed development, immediate remedial action to clear the pollution must be taken by the applicant;

- (d) to note the comments of the Director of Fire Services (D of FS) that detailed fire safety requirements will be formulated upon receipt of formal submission of general building plans;
- (e) to note the comments of the Chief Building Surveyor/New Territories West, Buildings Department (CBS/NTW, BD) that, in case land status changes, the applicant should appoint an Authorized Person to coordinate such works under the Buildings Ordinance.
- (f) to note the comments of the Director of Electrical and Mechanical Services (DEMS) that:
 - (i) for the design and operation of the proposed development, CLP Power has to comply with the Electricity Ordinance and relevant statutory requirements. As the proposed development is to provide electricity to some future developments in the vicinity, the associated electricity demand should be provided by the nearby substation as far as possible; and
 - (ii) the Electricity Supply Lines (Protection) Regulation and the Code of Practice on Working near Electricity Supply Lines established under the Regulation shall be observed by the applicant and his contractors when carrying out works in the vicinity of electricity supply lines.