

Wu Kau Tang

1. General Information

1.1. Location and boundaries

Wu Kau Tang is located in the Northeast New Territories and is about 8.5 km to the east of Fanling / Sheung Shui New Town. It is enclosed by the Plover Cove Country Park on all sides and bounded by the slopes of Fan Kei Tok to the north, Tiu Tang Lung to the northeast, Ma Tau Fung to the south and Sam Tam Lo to the west.

1.2. Site description

1.2.1. Land status / tenure

- Government land = 54.1 ha
- Private land = 30.6 ha

1.2.2. Existing land use

The area is characterised by a mixture of village settlements and agricultural land. Most of the agricultural lands have been left fallow. Active agricultural land is mainly in the western part of the area where the topography is relatively flat. Some terraced fields are found to the north of Kau Tam Tso but they have been left fallow. Village settlements are found in the western and southern parts of the area. The eastern and northern parts of the area, occupying over half of the area, mainly comprise natural hill slopes.

1.2.3. Existing statutory plan coverage

The majority of the site is zoned “Conservation Area” on Outline Zoning Plan S/NE-WKT/6 for protecting and retaining the existing natural landscape, ecological or topographical features of the area, and in particular, the stream and riparian habitat supporting a population of uncommon dragonfly species, for conservation, research and educational purposes and to separate sensitive natural environment such as Country Park from development. “Village Type Development” zone is located in the western part of the site to cover existing villages and areas of land considered suitable for village expansion.

2. Evaluation

Assessment Criteria (Weighting)	Comments	Score	Weighted score
1. Naturalness (15%)	● The site comprises mainly of abandoned agricultural land which is man-made.	1	0.15
2. Habitat diversity (15%)	● The site comprises three major habitat types, namely agricultural land, <i>Fung Shui</i> wood, freshwater marsh and stream.	2	0.30
3. Non-recreatability (10%)	● The site comprises various habitats including <i>Fung Shui</i> wood, freshwater marsh (abandoned paddy field) and stream. As a whole, it is possible to be recreated but will take much time and effort to do so.	2	0.20
4. Species diversity & richness (30%)	● Supports high diversity (>50%) of butterflies – 137 species (58%).	3	0.90
5. Species rarity / endemism (30%)	● Supports the endemic Hong Kong Paradise Fish.	2	0.60
		Total:	2.15