

豪景花園管理有限公司

T.L. 60 MANAGEMENT LIMITED

新界青山公路 100 號青龍頭豪景花園商場 1 樓 22 號舖 (牌照號碼: C-642565)
Shop 22, 1/F, Commercial Complex, Hong Kong Garden, No.100 Castle Peak Road, Tsing Lung Tau, N.T.
Tel : 2491 7234 Fax : 2496 1998

檔案編號: HKG/2026/N/1260

致 豪景花園各業戶:

業主茶敘活動 (2026 年 10 月份)

歡迎親身 或 透過 Zoom 軟件
出席: **Zoom ID: 656 803 8664 >>**
(Zoom 於座談會 5 分鐘前開放)
(進入時需要提供業主資料以核實身份)



日期: 2026 年 10 月 30 日
時間: 晚上 7 時 30 分
地點: 遊樂會多用途室
查詢: 2491-7234

屋苑運作 公開透明 業戶交流 和諧團結

- ★ 屋苑運作介紹、業主 / 法團管理委員會 / 管理公司的關係
- ★ 簡介屋苑財務資料及報告各座大廈現時財政狀況
- ★ 圍標新聞: RTHK: 施政報告 2026 | 執法機關背景審查大廈維修承建商 9 月接受申請
香港 01: 反圍標 | 新預審名單明起接受申請 發展局: 目標今年年底陸續備妥
明報: 鴻毅檢驗員仍在認可名冊 發展局研修例 建築專業人士圍標 擬除名毋須聆訊
- ★ 物管新聞: 物監局: 支持政府修訂《建築物管理條例》
信報: 施政報告 2026 | 明年推處理大廈管理糾紛三層機制 第一層由區議員介入
- ★ 如何防範: 圍標 / 貪污 / 虧空公款 / 業主大會被不當操控
- ★ 屋苑活動報告: 預告豪景花園 2027 年財政預算及座談會工作
- ★ 2026 年 10 月: 全苑年度修剪樹木工作報告
- ★ 2024 年 6 月 29 日特別業主大會後續工作進度報告
 - 1) 市建局 - 「優化升降機資助計劃」工作進度報告(第 7-14, 16-28 座)
報告已完工及啟用的升降機情況, 餘下更換升降機工程時間表(第 1-6 及 26 座)
 - 2) 環保署 - 「EV 屋苑充電易資助計劃」進度報告(A、B、C、D 停車場)
報告: 顧問公司招標、參與車位集資費用、預計舉行業主大會時間表
- ★ 業主動議集資更換升降機的工作進展(第 22、26 座)
- ★ 無障礙通道: 1) 第 19-21 座座無障礙通道改善工程籌備進展及屋宇署入則情況匯報
2) 第 17 座座無障礙通道工程籌備進展暨 2026 年 10 月 10 日業主座談會匯報
3) 其他按座別業主問卷回覆情況
- ★ 環保署: 私人屋苑智能廚餘回收桶試驗計劃進度; 民航署: 跟進飛機航道噪音
- ★ 路政署簽署青龍大橋設計及建造顧問合約: 影響豪景花園的跟進工作
- ★ 升降機保養; 商場側私人土地申請: 規劃處最新進度(申請編號: A/TWW/129)
- ★ 業主自由溝通、交流意見環節; 法團/管理公司解答業主問題環節

為促進屋苑運作透明度及業戶間的溝通交流, 於 2024 年 3 月開始, 每月舉行一場例行業主茶敘活動,
茶敘活動承諾預留最少 1.5 小時讓業戶們自由溝通、交流及問答, 客戶服務部代表將會出席, 敬請踴躍參與



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Ref.: HKG/2026/N/01260

To: All Residents of Hong Kong Garden

Owners' Tea Gathering (Oct 2026)

Owners and residents are welcome to attend either in person or via Zoom. **Zoom ID: 656 803 8664 >>**
(The Zoom meeting room will open 5 minutes prior to the commencement of the gathering.)
(Participants are required to provide their owner information for identity verification upon joining.)



Date: 30 October 2026
Time: 7:30 p.m.
Venue: Multi-purpose Room,
Recreation Club, Carpark D
Enquiries: 2491-7234
Please note: The language used during
the meeting discussions will be Chinese
(Cantonese).

OPEN MANAGEMENT • TRANSPARENCY • COMMUNITY ENGAGEMENT • HARMONIOUS LIVING

- ★ Introduction to Estate Operations and the Relationship among Owners, the Management Committee of the Incorporated Owners, and the Management Company
- ★ Overview of Estate Financial Information and Report on the Current Financial Position of Individual Residential Blocks
- ★ Bid-rigging Related News
 - RTHK: Policy Address 2026 - Law Enforcement Background Checks on Building Maintenance Contractors Open for Application from September.
 - HK01: Anti-tender-rigging Pre-qualification List Opens for Application; Development Bureau Aims to Have the List Progressively Ready by Year-end.
 - Ming Pao: Development Bureau Studies Legislative Amendments Concerning Professionals Involved in Tender-rigging.
- ★ Property Management Related News
 - Property Management Services Authority (PMSA): Support for Proposed Amendments to the Building Management Ordinance.
 - Hong Kong Economic Journal: Three-tier Building Management Dispute Resolution Mechanism to Be Introduced in 2027.
- ★ Prevention of Tender-rigging, Corruption, Misappropriation of Funds and Improper Manipulation of Owners' Meetings
- ★ Report on Estate Activities and Preview of the 2027 Estate Budget and Consultation Programme
- ★ Report on the Annual Tree Trimming Works Conducted in October 2026
- ★ Progress Report on Follow-up Actions Arising from the Extraordinary General Meeting Held on 29 June 2024
 - 1) Urban Renewal Authority – Lift Modernization Subsidy Scheme Progress Report (Blocks 7-14, 16-28), Report on Completed and Commissioned Lifts and the Timetable for the Remaining Lift Replacement Works (Blocks 1-6 and 26).
 - 2) Environmental Protection Department – EV-charging at Home Subsidy Scheme Progress Report (Car Parks A, B, C and D): Report on Consultant Tendering, Cost Contribution by Participating Parking Spaces and the Proposed Timetable for Owners' Meetings.
- ★ Progress of Owners' Proposal to Raise Funds for Lift Replacement Works (Blocks 22 and 26).
- ★ Barrier-free Access:
 - 1. Progress of Barrier-free Access Improvement Works and Buildings Department Submissions for Blocks 19-21.
 - 2. Progress Update of the Block 17 Barrier-free Access Project and Report on the Owners' Forum to Be Held on 10 Oct 2026.
 - 3. Owners' Questionnaire Response Status by Block.
- ★ Environmental Protection Department: Progress of the Smart Food Waste Recycling Bin Pilot Scheme for Private Housing Estates. Civil Aviation Department: Follow-up on Aircraft Flight-path Noise
- ★ Consultancy Agreement for the Design and Construction of Tsing Lung Bridge Signed by the Highways Department: Follow-up Matters Affecting Hong Kong Garden.
- ★ Lift Maintenance; Private Land Application Adjacent to the Commercial Complex: Latest Progress Update from the Planning Department (Application No.: A/TWW/129).
- ★ Open Forum for Owners to Communicate and Exchange Views; Question-and-Answer Session with Representatives of the Incorporated Owners and the Management Company.

To enhance management transparency and resident communication, a regular Owners' Tea Gathering has been held monthly since March 2024. At least 1.5 hours will be reserved for open discussion and Q&A. We warmly welcome your participation.

Note: This document has been translated using Microsoft Copilot software. If there is any inconsistency or ambiguity between the Chinese and English versions, the Chinese version shall prevail.

