

風華展現

Taichung Renewed

臺中市市地重劃成果簡介

A Brief Overview of Taichung City's urban land consolidation



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A 蛻變臺中 無限精采
Appealing Redeveloped Taichung



有百年歷史的臺中市，從早期的華路藍縷到現今的工商蓬勃發展，可說是一頁精采的發展史。而她的成長進步，「土地重劃」扮演相當重要的角色，也是促使臺中市繁榮進步的重要契機。

完整的建設、計畫及公共設施的設立，都是影響都市發展的重要因素。臺中市為了因應現代化的腳步，從民國54年起即著手進行「市地重劃」，逐步規劃區域並依都市計畫規劃的內容，經過交換、分合的程序，把原先地籍零亂、畸形不整、未臨道路的土地重新規劃，增加建築用地及公共設施，不但提升土地的利用價值及經濟效益，也促使臺中市逐漸脫胎換骨，變身為現代的大都會。

「市地重劃」不但提高土地使用價值，增加居住人口，更因公共建設的建立，提升生活品質，進而增加政府的稅收，形成民衆與政府雙贏局面。目前臺中市已開發完成的市地重劃區計有120區，合計開發面積2743公頃，提供可建築用地1701公頃。

合併升格為直轄市的臺中市幅員更大，發展更具潛力，如何清楚的讓大眾明白臺中市目前土地重劃的情形，其功能及價值在哪裡，以及重劃前後在發展及公共設施上的比較，是很重要的。希望透過生動有力的圖片編排及簡潔流暢的文字陳述，讓大家了解臺中市發展的軌跡，且一起分享「地盡其利」所帶來的進步繁榮與現代化。

Taichung is a history-rich city that has been growing and changing for over a century. Urban land consolidation continues to play a crucial development role in the city and has been important for assisting in Taichung's progress from more humble circumstances to a prosperous, industry-rich metropolis. In conjunction with the consolidation process and public construction plans, Taichung began undertaking urban land consolidation in 1965.

The government helped to reorganize and redefine areas that had previously lacked planning and zoning and were thus chaotic. These areas subsequently saw many improvements with increased public facilities and amenities, and spaces for new construction. In addition, urban planning and development have been vital factors in raising the economic value of land.

Urban land consolidation not only benefits residents, but also boosts government revenues via taxation. Creating public facilities/amenities can raise the land utilization rate, population levels and, significantly, improve the quality of life. In terms of urban land consolidation work to date, Taichung's government has developed 120 districts, totaling 2,743 hectares, of which 1,701 hectares has been earmarked for new buildings.

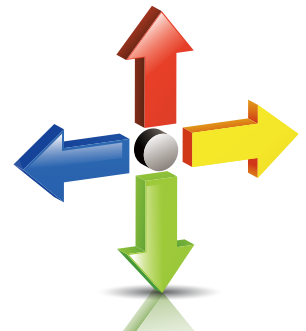
The merger and upgrade of Taichung city and county into a single Greater Taichung special municipality offers even greater potential for redevelopment. The goal is to ensure that public presentations of such projects use vivid imagery and plain language so that people can compare Taichung before and after redevelopment, helping them to understand the history and purpose behind urban planning and development, as well as appreciate its benefits.

創造城市的價值 The value of creating a city

重劃的主要效益 Key Consolidation Benefits

(二) 享受減稅之利益

1. 減輕土地增值稅
重劃區土地所有權人提供之土地，主辦機關將發給重劃負擔總費用證明書，土地所有權人可以在重劃後第一次移轉計算土地漲價總數額時減除，並依減除後計算之土地增值稅額再減徵百分之四十。
2. 減免地價稅兩年
市地重劃辦理期間，致無法耕作或不能為原來之使用而無收益者，其地價稅全免，重劃完成後，自完成之日起，其地價稅減半徵收二年。



(三) 促進都市健全發展

重劃區土地係依都市計畫內容予以整體開發，經完成各項公共設施建設後，可形成良好居住環境，加強居民對地區之關懷。

(3) Urban development promotion

Properties in the consolidated area are developed as a whole based on urban planning and, after each public facility is completed, offer an excellent living environment that further enhances residents' attachment to their community.

(一) 土地價值增加

重劃區土地所有權人雖需提供土地興建公共設施，但重劃完成後，區內公共設施完備，土地區劃井然有序，地價隨之上漲，土地所有權人所獲利益較重劃前為高。

(1) Increased land value

Although property owners in a consolidated zone must contribute land toward the construction of public facilities, the added value imparted by these facilities means that their remaining land becomes more profitable after consolidation as land prices in the area go up.

(2) Reduced taxes

1. Land-value appreciation deduction
Landowners who contribute land obtain a certificate from the government verifying the amount of their total loss. This certificate entitles owners to a deduction on the appreciated land value if land is transferred after consolidation. Another 40 percent can be deducted after the appreciated land value is taken into account.
2. Land tax exemption and reduction
During the urban land consolidation process, people who are unable to use their land for various purposes, such as growing crops, will be exempt from land taxes. After consolidation is completed, their land taxes are then reduced by half for the first two years.





(四) 健全地籍管理

重劃後地籍重新整理，除可消除畸零地外，並可減少土地經界糾紛。

(4) Sound cadaster administration

Thanks to a revised post-consolidation cadastre, fragmented lands are eliminated and boundary disputes reduced.

(五) 公平負擔

市地重劃係基於「受益者負擔」之公平原則辦理，可避免犧牲公共設施保留地所有人之權益，亦可免除公共設施鄰地所有人之不勞而獲。

(5) Shared responsibilities

Urban land consolidation plans are conducted according to the principle that "beneficiaries share responsibilities" to protect the landowners who sacrificed their rights in order to create public facilities, and to prevent landowners of properties adjacent to public facilities from benefiting without contributing.

(六) 消除共有土地

對原來產權複雜之共有土地，各共有人可藉辦理重劃之機會，協調分配為個別所有，使產權清楚，並節省共有土地分割之費用。

(6) Elimination of jointly-owned lands

Co-owners of jointly-owned properties will all have the opportunity to participate in redistribution plans and obtain clear rights to specific pieces of land, thus saving costs normally associated with divided properties.





一步一腳印 共築繁華

Building a prosperous future through pragmatic planning

市地重劃主要作業程序 Urban land consolidation operations



一、選定重劃區

依平均地權條例第五十六條規定，各級主管機關得就下列地區報經上級主管機關核准後辦理市地重劃：

1. 新設都市地區之全部或一部，實施開發建設者。
2. 舊都市地區為公共安全、公共衛生、公共交通或促進土地合理使用之需要者。
3. 都市土地開發新社區者。
4. 經中央主管機關指定限期辦理者。

1. Select consolidation areas

According to Article 56 of the "Normalized Land Rights Statute", the competent authority at each administrative level may conduct urban land consolidation for the following areas after receiving permission from its supervisory agency:

- a. Developments in the whole or part of newly-established municipal areas.
- b. Areas necessary for public safety, public health, public transportation or the facilitation of reasonable land use in an established municipal area.
- c. New communities developed on municipal land.
- d. Areas assigned by a central authority for a specified period of time.





二、重劃計畫書之擬定、核定及公告通知

依平均地權條例第五十六條及市地重劃實施辦法規定，重劃地區選定後，主管機關應擬具市地重劃計畫書報請上級主管機關核定。重劃計畫書經核定後，主管機關應即依法公告，及通知土地所有權人，並舉行座談會，說明重劃意旨及計畫要點。土地所有權人對重劃計畫書有反對意見者，應於公告期間內以書面提出，由主管機關參酌反對理由，修訂重劃計畫書重行報請核定，對土地所有權人提出而未採之意見，應說明不能採納之理由，並於核定結果公告實施後，將不能採納之理由函復異議人。

2. Drafting, approval and public notification for consolidation plans

According to regulations pursuant to Article 56 of the "Normalized Land Rights Statute" and the implementation guidelines for urban land consolidation, after a proposed consolidation area is selected, the competent authority shall prepare an urban land consolidation proposal and submit it to its supervisory agency for approval.

After the consolidation proposal is approved, the competent authority shall make it public immediately and notify affected landowners. A public hearing shall be called to explain the purpose of the consolidation and to outline the main points of the plan. Any landowners opposed to the consolidation proposal may, during the announcement period, submit their written objection. The competent authority will review and then revise the proposal and submit it for re-approval; if the objection is not acted upon, the competent authority should following approval explain the reasons for this to opposed landowners.



三、研訂禁止土地移轉及禁建等事項

為便利重劃各項作業之執行及重劃工程施工，直轄市或縣（市）政府，可依照平均地權條例第五十九條規定，禁止或限制土地移轉、分割、設定負擔或建築改良物之新建、增建、改建或重建及採取土石或變更地形，其禁止或限制期間，不得超過一年六個月。

3. Draft regulations prohibiting land transfers, construction, etc.

To facilitate the consolidation process, the municipal or county (city) government may according to Article 59 of the "Normalized Land Rights Statute" prohibit or restrict land transfers, divisions, relevant sharing expenses, building construction, expansion and renovation, or renovation combined with taking gravel/soil or changing the terrain or consolidation. This prohibition or restriction period must not exceed 18 months.

四、測量、調查及地價查估

市地重劃計畫書經核定公告滿三十日後，應即實施重劃區範圍、公共設施用地及土地使用現況測量，並調查各宗土地使用現況，編造有關清冊。另辦理地價查估時應調查各宗土地利用價值，相互比較估計重劃前後地價，提經地價評議委員會評定後，作為計算公共用地負擔、費用負擔、土地交換分配及變通補償之標準。



4. Land value assessment measurements, surveys and investigations

Thirty days after an approved urban land consolidation proposal is announced, measurements of the land within the plan's scope, including lands to be used for public facilities and lands according to current usage, shall be executed immediately. The usage status of each plot of land shall be studied and a list of target uses compiled. During the conducting of land value estimates, the location, transportation and usage status of each plot of land shall be researched. The land-usage value of each plot after consolidation will also be deliberated. Pre- and post-consolidation land value estimates will be compared and submitted to the land value appraisal committee for review, and shall be used as an expedient standard for calculating common land burdens, cost burdens, land exchange distribution and compensation.

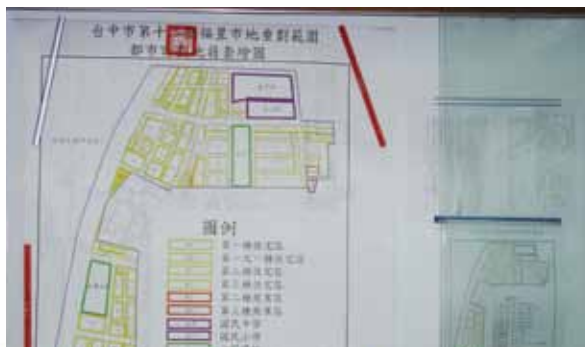
五、工程規劃設計及施工

即依市地重劃計畫書所列公共設施工程項目，進行設計與施工；主要工程項目，依平均地權條例施行細則第八十二條規定包括：道路、橋樑、溝渠、地下管道、鄰里公園、廣場、綠地等。



5. Construction planning and operations

Design and construction processes shall be conducted according to public facility work items listed in the urban land consolidation proposal; according to Article 82 of the "Normalized Land Right Statute", major work items include: roads, bridges, ditches, underground channels, community gardens, public squares and green areas.



六、計算負擔及分配設計

即計算重劃區內土地所有權人參加重劃依平均地權條例第六十條規定應共同負擔之公共設施用地及費用負擔，並以重劃區內未建築土地折價抵付，經扣除後其餘土地則依原位次分配原則，分配與原土地所有權人，並配合實地設計街廓分配深度及分配方式據以辦理，必要時並進行位次之調整分配。

6. Calculation of losses and distribution design

Landowners within consolidated areas whose land is used for the construction of public facilities will, according to Article 60 of the "Normalized Land Rights Statute", equally share the expenses for such construction. Land in a consolidated area where no construction takes place will be discounted. After surplus land is deducted, the rest of the lands shall be distributed to the original landowners on the principle that landowners should occupy the same land they occupied before redistribution. Redistribution will also be conducted to suit the design constraints imposed by the site in question. Adjustments to the reallocation of lands will be made if necessary.

七、分配結果公告及通知

主管機關於辦理重劃分配完畢後，應檢附有關圖冊，將重劃土地分配結果公告三十日，並通知土地所有權人及於重劃土地所在之鄉、鎮、市區公所陳列有關圖冊，以供閱覽。土地所有權人對於分配結果有異議時，得於公告時間內向主管機關以書面提出異議，未提出異議者，其分配結果於公告期滿時確定。



7. Redistribution announcement and notification

After redistributing land as part of the consolidation process, the competent authority shall announce the results, making available charts and documentation for a period of 30 days. All affected landowners must be notified. Relevant charts and documents shall be displayed at the county, township and city government offices where consolidation areas are situated. If affected landowners oppose the redistribution plan, they may submit their objection to the competent authority in writing during the announcement period; if no objection is submitted, the results of distribution shall be confirmed after the announcement period expires.

八、地籍整理

土地分配結果公告確定後，主管機關應依重劃前後土地分配清冊所載分配面積與重劃後土地分配圖之分配位置，實地埋設界標，辦理地籍測量，並將重劃後土地分配圖冊等資料送由該管登記機關（地政事務所）逕為辦理權利變更登記。

8. Cadastre Arrangement

After the announcement of land redistribution is confirmed, the competent authority shall erect boundary markers corresponding to the distribution areas recorded on the land redistribution chart. The competent authority shall conduct a cadastre survey and deliver materials such as land redistribution maps and related documents to the registration authority (land administration office) to register necessary rights changes.



九、交接及清償

重劃土地完成地籍測量後，主管機關以書面通知土地所有權人及使用人定期到場接管，土地所有權人未按指定期間到場接管者，自指定之日起自負保管責任。另重劃後實際分配之土地面積多於或少於應分配之面積者，應就其超過或不足部分，按評定重劃後地價，通知繳納或發給差額地價。

9. Taking over land and compensation

After the cadastral survey is completed, the competent authority will deliver a written notice to landowners and users that it is taking over the site within a designated period. Landowners who do not comply within this designated period will face Safekeeping Responsibilities themselves. Landowners whose land area after redistribution increases or decreases compared with their original landholdings will be notified by the competent authority of any payment due to owner, or amount that the owner is to be compensated. The amount paid out or compensated will be calculated on basis of assessed-value land unit after consolidation.



十、抵費地處理及財務結算

重劃區所留設之抵費地由主管機關於土地分配結果公告確定後訂定底價，辦理公開標售，或按底價讓售為國民住宅、公共事業或行政院專案核准所需用地。重劃區抵費地出售后所得價款應優先抵付重劃總費用，如有盈餘時，應以其半數撥充實施平均地權基金，半數作為增添該重劃區公共設施建設、管理及維護之費用，如有不足，則由實施平均地權基金貼補之。市地重劃主管機關在重劃完成之日起一年內，應對重劃區之帳務辦理結算公告之。有關自辦市地重劃之程序，除另須於重劃前成立籌備會進行籌辦作業，並於重劃計畫書奉核定後，召開會員大會及成立重劃會，以執行重劃工作外，其餘辦理程序均與前述公辦市地重劃相同。

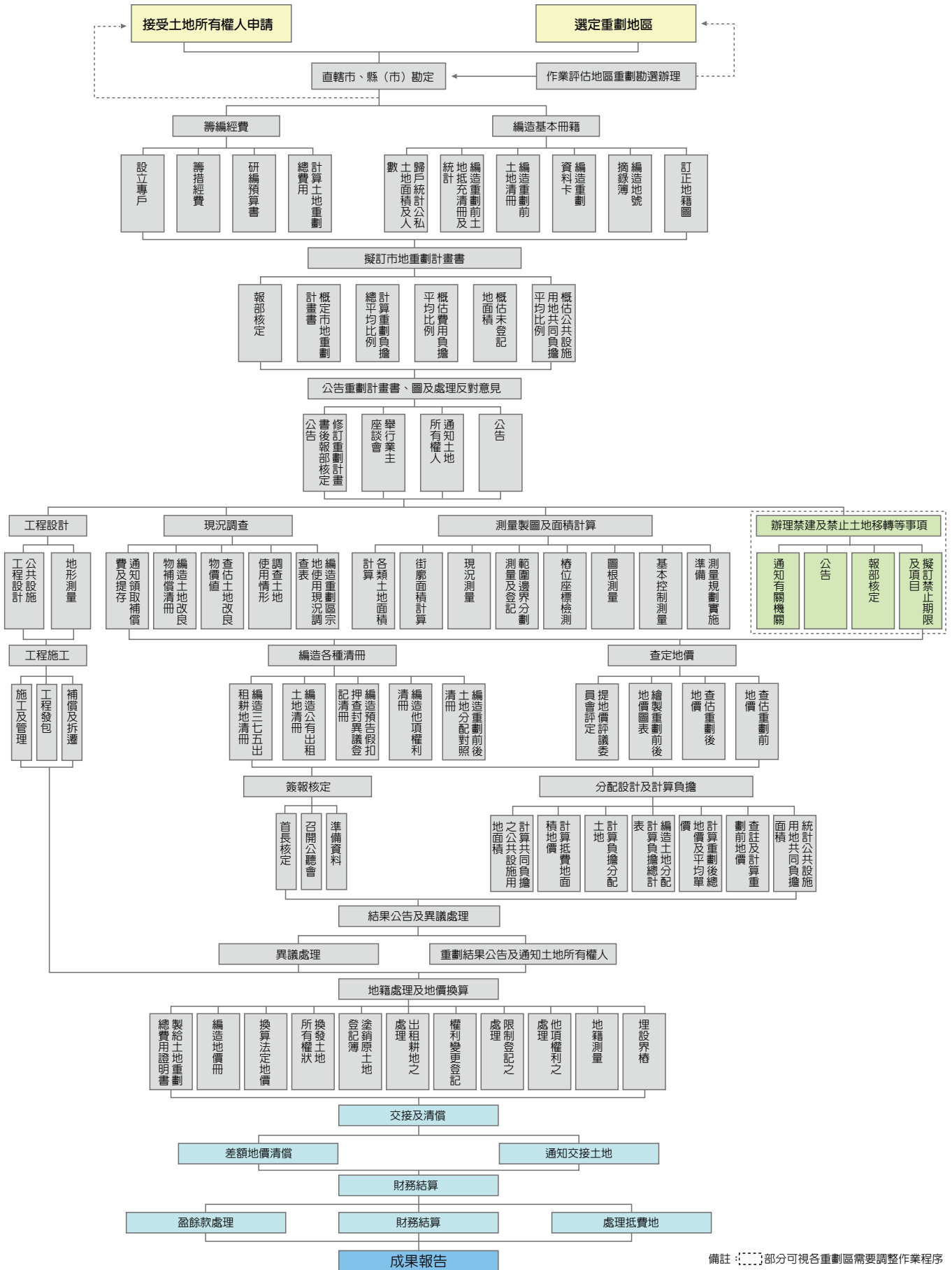
10. Offset-expenditure land handling and financial settlements

Offset-expenditure land is set at a base price by the competent authority once the announcement of the results of the land redistribution is confirmed. A public tender is arranged or land is transferred (sold at the base price) for national housing, public utilities, or projects specially approved by the Executive Yuan (Taiwanese national cabinet). The priority use of funds obtained through sale of offset-expenditure lands shall be used to pay for consolidation costs. If there is still a surplus, half shall be allotted to an "Average Land Ownership Fund" while the other half shall be used to cover construction, management and maintenance expenses for public facilities in the consolidated area. If the surplus isn't sufficient, the latter will be subsidized by the Average Land Ownership Fund. The competent authority for urban land consolidation shall conduct a financial settlement for the consolidated area and announce it within one year of the day consolidation is completed.

Remaining procedures to be conducted on a self-organized basis are the same as those described previously for urban land consolidation, in addition to setting up a preparatory committee to conduct operations before consolidation and after consolidation proposal approval, convening a plenary meeting and setting up a consolidation committee to execute the consolidation work.

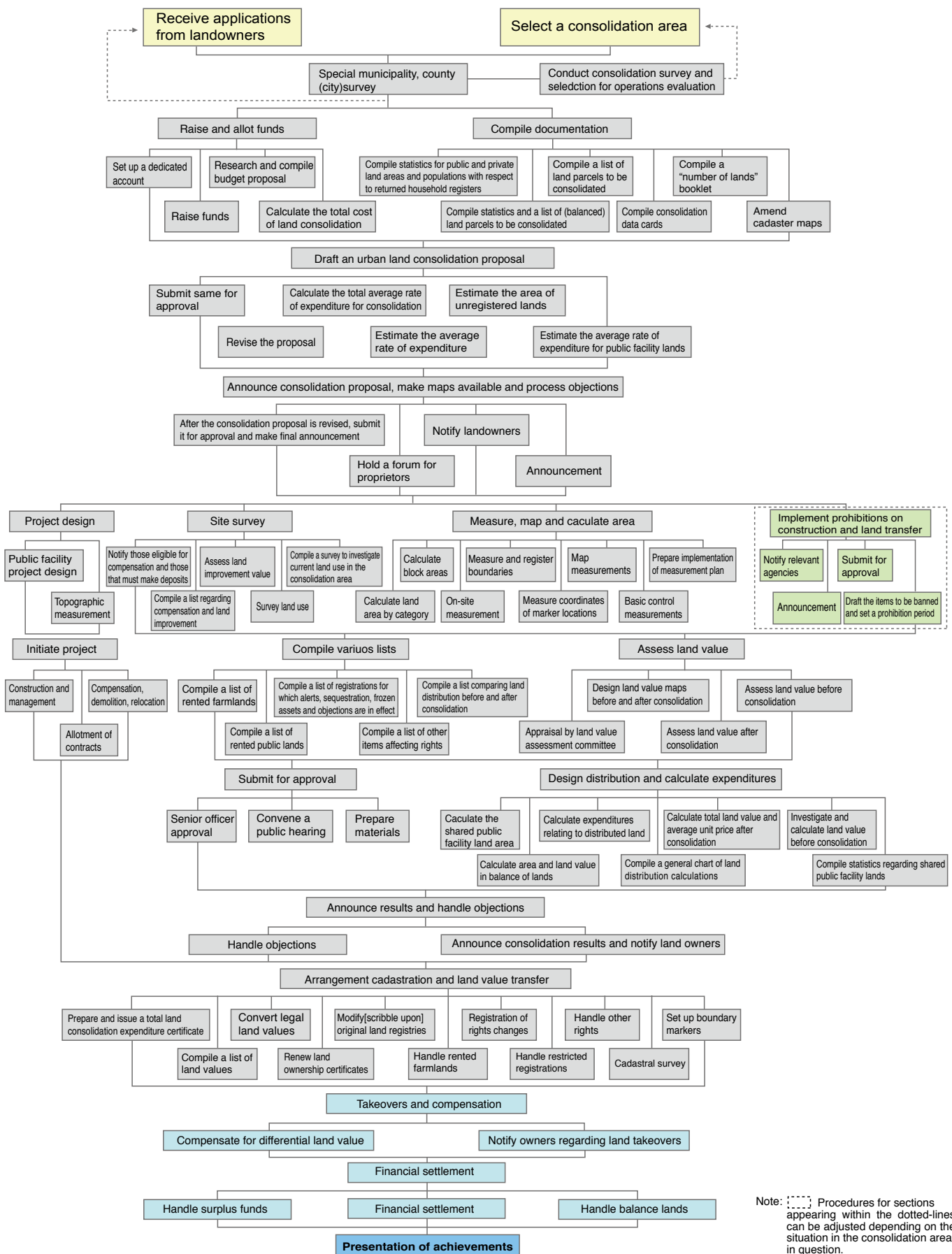


市地重劃作業程序



備註：[]部分可視各重劃區需要調整作業程序

Operations Procedure for urban land consolidation



Note: [Dotted-line box] Procedures for sections appearing within the dotted-lines can be adjusted depending on the situation in the consolidation area in question.

公辦市地重劃重要成果

Crucial outcomes of government urban redevelopment

原地再造

煥然一新

Refreshing

the urban landscape through renovation

重劃小檔案 Files

辦理時間 / Time : 54.12-56.8
 重劃總面積 / Total consolidation area
 14.5283公頃 (hectare)
 提供建築用地面積 / Building area
 11.0995公頃 (hectare)
 重劃總費用 / Total consolidation expenses
 411萬7258元

東：大興街
 East from Daxing St.
 西：立德街
 West to Lide St.
 南：仁和路、建智街、建興街各一部份
 South from Renhe Rd., Jianzhi St. and Jianxing St. (part of each)
 北：建德街
 North to Jiande St.



重劃後段別名稱：頂橋子頭
 Section name after the consolidation : Dingqiaozitou

大智市地重劃區重劃前多為稻田農地使用，農戶三合院散居其中，無公共設施。重劃後，健全道路、建築橋樑、溝渠等公共設施，帶動地方發展。

Before a urban land consolidation plan was put into practice, most of the Dazhi area was rice farmland with a few scattered “sanhe yuan” (traditional compound) style farmhouses. No public facilities existed. After land consolidation, public facilities such as roads, bridges, canals and waterways were created, helping local development significantly.



重劃前概況

多為稻田農地使用，農戶三合院散居其中，無公共設施，無法提供建築使用。

Pre-consolidation summary

Most of the area was rice-paddy farmland. Traditional Taiwanese farmhouse compounds (sanhe yuan) were scattered around and there were no public facilities, so extensive construction was not possible.

主要建設

道路、橋樑、下水溝、大排水溝、學校、圖書館...

Main construction

Roads, bridges, sewers, canals, schools and libraries.

重劃後效益

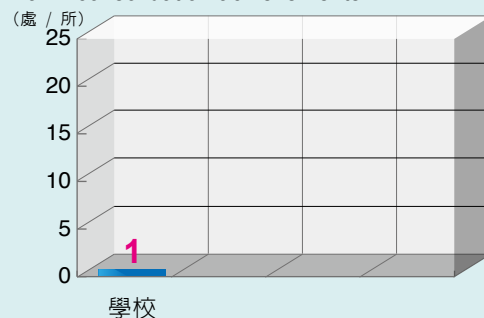
1. 開闢道路、築造橋樑溝渠，促進交通便利。
2. 土地所有權人可取得適用之地。
3. 建築用地充足，解決房荒及人口過度集中。
4. 環境衛生易於維持，生活品質大為改善。

Consolidation benefits

1. Road, bridge and waterway construction has improved transportation.
2. Landowners can acquire suitable land.
3. Increased area construction has helped resolve housing shortages and warded off an excessive population concentration.
4. Public health is easily maintained and living quality has improved considerably.

大智市地重劃成果統計表

Dazhi consolidation achievements





重劃小檔案 Files

辦理時間 / Time : 59.6~60.2
 重劃總面積 / Total consolidation area
 24.2614公頃 (hectare)
 提供建築用地面積 / Building area
 17.5778公頃 (hectare)
 重劃總費用 / Total consolidation expenses
 1007萬3437元

東：美村路
 Beginning at Meicun Rd. in the East
 西：忠明南路
 West to Zhongming South Rd.
 南：向上路
 South from Xiangshang Rd.
 北：忠誠街
 North to Zhongcheng St.

重劃後段別名稱：麻園頭 Section name after the consolidation : Mayuantou

第二期麻園頭重劃區重劃前為從事農業及未開發的住宅區，房屋簡陋、道路多為田徑。重劃後，交通便利，並有知名的向上市場，為地方帶來商機及便利性。

Before the 2nd Mayuantou Urban Land Consolidation Plan, the land in this area was mostly used for agricultural and residential purposes. The houses were run-down and the only roads were narrow paths between the rice paddies. After consolidation was implemented, the transportation situation has improved, giving rise to business opportunities and enabling a more convenient lifestyle. Xiangshang Market is one of the achievements of this project.



重劃前概況

原為雜亂無章從事農業生產的未開發住宅土地，房屋簡陋、道路田徑，小部分雖建成新村，但無公共設施，是為荒涼地區。

Pre-consolidation summary

Before the consolidation plan, most of the area was unorganized and used for agricultural production and residential purposes. Without proper development, the houses were dilapidated and the only roads were rice-paddy paths. Although a small part of the land had been used to build a new community, it remained isolated without public facilities.

主要建設

道路、瀝青柏油路、側溝、排水幹線、市場……

Main construction

Roads, asphalt roads, ditches, canals, green area and markets.

重劃後效益

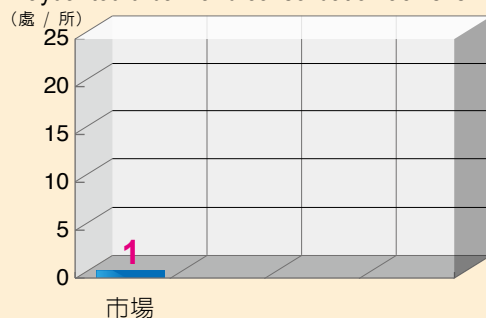
1. 重劃後畸零、細小不適合建築之地，經由合併交換成為方正交通便利之土地。
2. 減少坵塊管理使用方便。
3. 交通便利有利建築房屋及工商投資。

Consolidation benefits

1. Fragmented land parcels too narrow to be developed were exchanged and merged to become square plots that could be built upon, also providing convenient transportation.
2. Land was leveled for convenient access.
3. An improved transportation network paves the way for construction and business investment.

麻園頭市地重劃成果統計表

Mayuantou urban land consolidation achievements



重劃小檔案 Files

辦理時間 / Time : 64.3~64.11
 重劃總面積 / Total consolidation area
 18.6491公頃 (hectare)
 提供建築用地面積 / Building area
 10.9186公頃 (hectare)
 重劃總費用 / Total consolidation expenses
 3554萬8375元

東：美村路
 East from Meicun Rd.
 西：忠明南路
 West to Zhongming South Rd.
 南：忠誠街、公益路
 South From Zhongcheng St. and Gongyi Rd.
 北：臺灣大道
 North to Taiwan Boulevard



重劃後段別名稱：麻園頭

Section name after the consolidation : Mayuantou

第三期忠明重劃區未重劃前大多為農田。重劃後，臨近臺灣大道，道路寬敞、交通便利，更因sogo百貨進駐，形成繁榮的新商圈。

This area was mostly farmland before the introduction of the 3rd Zhongming Urban Land Consolidation Plan, but is now a prosperous new shopping district with easy access to Taiwan Boulevard., wide roads, a convenient transportation network and a SOGO Department Store.



重劃前概況

為一望無際的農田，溝渠橫臥其間，農路狹小無公共設施。

Pre-consolidation summary

The area was mostly farmland interwoven with irrigation canals. =It featured narrow rice paddy paths and no public facilities.



Zhongming
urban land consolidation

主要建設

道路、溝渠、廣場、綠地、公園...

Main construction

Roads, ditches and canals, public squares, green area and parks.



重劃後效益

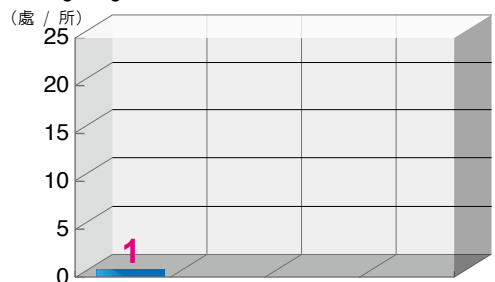
1. 形成新商圈，創造就業機會。
2. 配合臺灣大道的開發，利於整體規劃。
3. 整治區域排水，提昇生活水準。

Consolidation benefits

1. Development of a new commercial district, creating employment opportunities.
2. Tie-ins with Taiwan Boulevard. development, favorable for consolidation planning.
3. Local drainage is improved and living standards are enhanced.

忠明市地重劃成果統計表

Zhongming urban land consolidation achievements

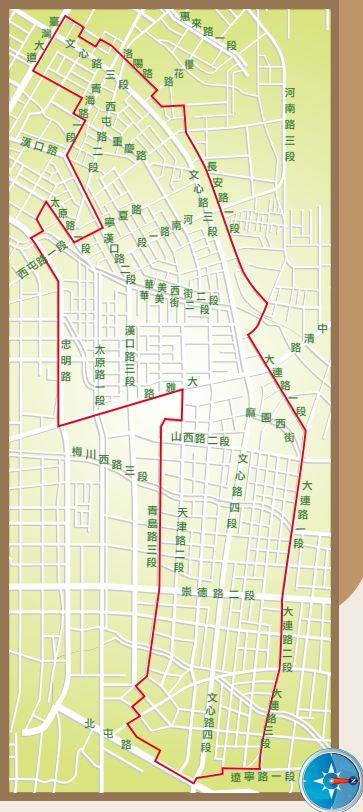


兒童遊樂場
公園
廣場、綠地

重劃小檔案 Files

辦理時間 / Time : 68.2~69.8
 重劃總面積 / Total consolidation area
 440.6556公頃 (hectare)
 提供建築用地面積 / Building area
 311.7058公頃 (hectare)
 重劃總費用 / Total consolidation expenses
 20億9914萬8982元

東：遼寧路接北屯路
 East from Liaoning Rd. connected to Beitun Rd.
 西：臺灣大道
 West to Taiwan Boulevard
 南：忠明南路接青島路為界
 South from Zhongming South Rd. and Qingdao Rd.
 北：長安路接大連路
 North to Changan Rd. and Dalian Rd.



第四期中正、東山重劃區原為郊區，土地大而不方整。重劃後，建築用地增加，商業活絡，同時也帶動大坑風景區的蓬勃發展。

The area for the 4th Zhongzheng-Dongshan Land Consolidation Plan originally consisted of spacious but uneven land. The consolidation was able to enhance land usability for construction and stimulate economic development, contributing to the Dakeng Scenic Area's prosperity.

重劃後段別名稱：東山、東正、東光、東新、東峰、東信、東義、水涵、中清、中德、中興、中仁、中和、中義、中正

Section names following consolidation :

Dongshan, Dongzheng, Dongguang, Dongxin, Dongfeng, Dongxin, Dongyi, Shuinan, Zhongqing, Zhongde, Zhongxing, Zhongren, Zhonghe, Zhongyi and Zhongzheng



重劃前概況

土地地形大而不方整，大多為郊區，無道路及公共設施。

Pre-consolidation summary

The land in this suburban area was spacious but full of fragmented land parcels with very minimal developments. Neither roads nor public facilities were available.

Zhongzheng urban land consolidation Dongshan



主要建設

道路、溝渠、市場、公園、停車場、廣場、學校...

Main construction

Roads, ditches and canals, markets, parks, parking lots, public squares and schools.



重劃後效益

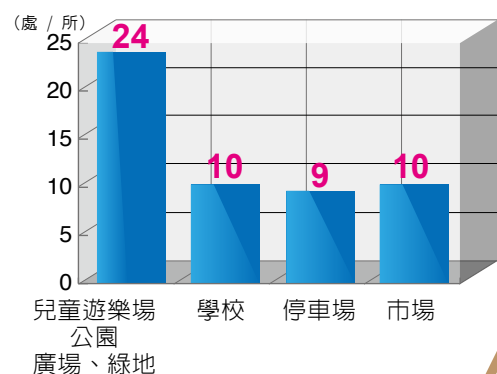
1. 增加建築用地，繁榮地方。
2. 公共設施增加，生活品質大幅提昇。
3. 整治麻園頭溪，美化市容。
4. 配合大坑風景區之發展，對於都市整體成長助益頗大。

Consolidation benefits

1. Increasing available land for construction and giving rise to prosperity.
2. Enhancing public facilities and living standards.
3. Straightening the Mayuantou River and beautifying the cityscape.
4. Tie-ins with Dakeng Scenic Area developments, enhancing comprehensive city growth.

中正、東山市地重劃成果統計表

Zhongzheng and Dongshan urban land consolidation achievements



重劃小檔案 Files

辦理時間 / Time : 72.6~74.1
 重劃總面積 / Total consolidation area
 228.3124公頃 (hectare)
 提供建築用地面積 / Building area
 156.7420公頃 (hectare)
 重劃總費用 / Total consolidation expenses
 15億5000萬元

東：忠明南路
 East from Zhongming South Rd.
 西：文心路
 West to Wenxin Rd.
 南：大墩西二街接大墩三街接大墩一街
 South from Dadun West Second St. and Dadun Third St. connected with Dadun First St.
 北：大墩二十街、寧夏路
 North to Dadun 20th St. and Ningxia Rd.



第五期大墩重劃區未重劃前大部份為農地，低矮房舍錯落其間。重劃後，因臨七期及捷運路線經過，成為繼七期後，深具發展潛力的重劃區。

Before the 5th Dadun Land Consolidation Plan, most of the land in this area was for farming with a scattering of dilapidated old houses. After the consolidation plan, the newly-developed facilities and transportation and the geographical advantages—being along the MRT route and the vicinity of the 7th Land Consolidation Plan—have created great potential in this area.

重劃後段別名稱：大明、大墩、大益、大新、大進

Section name after the consolidation :

Daming, Dadun, Dayi, Daxin and Dajin



重劃前概況

大部分為農地，地籍零亂，縱橫交錯，低矮房舍座落其間，無公共設施及要道。

Pre-consolidation summary

Most of this area was farmland with the cadastre system in disarray. Some hastily-built houses served as residences and there were no public facilities or main roads.



Dadun



主要建設

道路、溝渠、市場、公園、廣場、學校、停車場…。

Main construction

Roads, ditches and canals, markets, parks, public squares, schools and parking lots.

重劃後效益

1. 因位居西區、西屯區、南屯區的交通要衝，土地利用價值大幅提昇，地價隨之上漲。
2. 文心路的開闢與第四期道路系統貫通後，北屯區與南屯區交通距離縮短，往來更加便捷。
3. 重劃完成後之精明一街，在商家和居民刻意經營下，現已變成歐洲風味商店街。

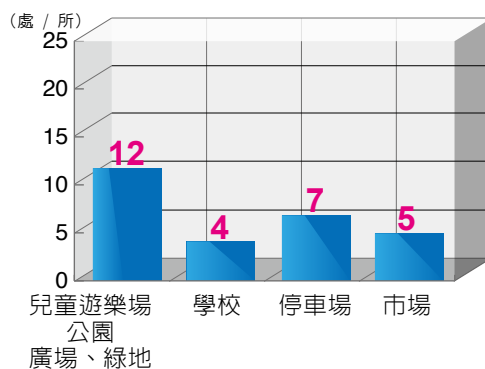
Consolidation benefits

1. Situated in the transportation-network hub for West, Xitun and Nantun districts, the value and prices of land in this area have increased considerably.
2. After Wenxin Rd. and the 4th Road System were activated, the driving distance and traveling time between Beitun and Nantun districts have been shortened considerably.
3. After consolidation, Jingming 1st St. has become a European-style shopping district.



大墩市地重劃成果統計表

Dadun urban land consolidation achievements



重劃小檔案 Files

辦理時間 / Time : 76.2~79.1
 重劃總面積 / Total consolidation area
 19.4306公頃 (hectare)
 提供建築用地面積 / Building area
 13.1627公頃 (hectare)
 重劃總費用 / Total consolidation expenses
 4億4077萬1900元

東：進德路
 East from Jinde Rd.
 西：雙十路
 West to Shuangshi Rd.
 南：南京路
 South to Nanjing Rd.
 北：自由路
 North to Ziyou Rd.



重劃後段別名稱：練武

Section name after the consolidation : Lianwu

第六期干城重劃區未重劃前大部份為前省府的辦公廳舍。重劃後，提升商業的使用度，且臨近火車站、公路車站，成為熱絡的商業區示範。

Prior to the 6th Gancheng Urban Land Consolidation Plan, this area was mostly occupied by provincial government office buildings and dormitories. The consolidation boosts land usability and enables business development. And because of its easy access to the train station and bus terminals, it has become a model for other commercial district land consolidation plans.



重劃前概況

本區位於市中心，區內大部分為省府臨時辦公廳舍。

Pre-consolidation summary

This area was located downtown and largely consisted of provincial government-run temporary offices and dormitories.

Gancheng

urban land consolidation



主要建設

道路、公園、廣場、停車場...

Main construction

Roads, parks, public squares and parking lots.

重劃後效益

1. 土地高度商業使用，改善臺中市商業活動及商業區建設示範。
2. 解決國有、省有、軍方及私有土地交換利用問題。

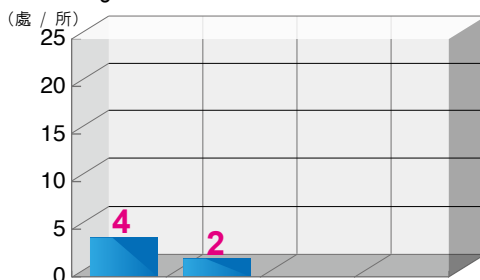
Consolidation benefits

1. This area serves as a model for commercial district planning. It has become a commerce-intensive hub for Taichung City.
2. Consolidation resolved transfer issues for central government, provincial government, military and privately owned lands.



干城市地重劃成果統計表

Gancheng urban land consolidation achievements



兒童遊樂場
停車場
公園
廣場、綠地

重劃小檔案 Files

辦理時間 / Time : 79.2~81.11
 重劃總面積 / Total consolidation area
 353.3983公頃 (hectare)
 提供建築用地面積 / Building area
 202.5476公頃 (hectare)
 重劃總費用 / Total consolidation expenses
 55億4035萬761元

東：文心路
 East from Wenxin Road
 西：環中路、河南路
 West to Huanzhong Rd. and Henan Rd.
 南：大墩四街
 South to Dadun Fourth St.
 北：臺灣大道
 North to Taiwan Boulevard



第七期惠來重劃區舊有街道狹窄，農舍散落其中。重劃後，土地採大街廓設計，有利於建築房屋及工商投資，成為臺中新都心最具發展潛力之區。

Before the 7th Huilai Urban Land Consolidation Plan, only a few farmhouses were scattered along a limited number of narrow streets. The consolidation plan adopted a Super Block design to increase land utility for construction and investment, and this is now the district with the strongest potential in the Greater Taichung special municipality.

重劃後段別名稱：惠國、惠泰、惠民、惠安、惠順、惠仁、惠義、惠禮、惠智、惠信

Section names after the consolidation :

Huiguo, Huitai, Huimin, Huian, Huishun, Hui ren, Huiyi, Huiji, Huizhi and Huixin



重劃前概況

本區與第三、四、五期市地重劃區相鄰，舊有市區道路狹窄，農舍零散，原為農業區經變更為新都市中心。

Pre-consolidation summary

This area is adjacent to the 3rd, 4th and 5th urban land consolidation districts. Previously, existing roads were narrow with a few farm buildings scattered throughout a primarily-agricultural area. It has now been transformed into the new city center.

Huilai

urban land consolidation



主要建設

道路、溝渠、綠地、公園、廣場、市場、停車場、學校、兒童遊樂場…。

Main construction

Roads, ditches and canals, green area, parks, public squares, markets, parking lots, schools and children's playgrounds.

重劃後效益

1. 重劃後畸零、細小不適合建築之地，經由合併交換成為方正交通便利之土地。
2. 交通便利，有利建築房屋及工商投資。
3. 土地採大街廓利用，重劃後成為臺中市新都心最具發展潛力之地區。

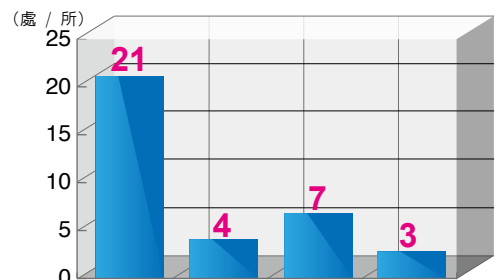
Consolidation benefits

1. Land parcels that were small and unsuitable for construction were merged to become square plots, boosting construction utility and the possibilities for transportation infrastructure.
2. The convenient transportation network stimulates residential, industrial and commercial investments.
3. The adoption of Super Block design increases land usability and investments. This is now the district with the highest potential in the Greater Taichung special municipality.



惠來市地重劃成果統計表

Huilai urban land consolidation achievements



兒童遊樂場
公園
廣場、綠地

重劃小檔案 Files

辦理時間 / Time : 77.7~80.12
 重劃總面積 / Total consolidation area
 148.7966公頃(hectare)
 提供建築用地面積 / Building area
 86.4580公頃(hectare)
 重劃總費用 / Total consolidation expenses
 23億5796萬5567元

東：精誠南路
 East from Jingcheng South Rd.
 西：黎明路
 West to Liming Rd.
 南：永順路、文心南路
 South to Yongshun Rd. and Wenxin South Rd.
 北：永春東路、南屯路
 North to Yongchun East Rd. and NanTun Rd.



重劃後段別名稱：豐功、豐業、豐富

Section names after the consolidation : Fenggong, Fengye and Fengfu

第八期豐樂重劃區原為農業區，地籍零亂。重劃後，區內道路筆直寬敞且臨文心南路要道，並有豐樂雕塑公園、湖水岸商圈，成為深具休閒氛圍地區。

The 8th Fengle Urban Land Consolidation Plan has successfully transformed the once-agricultural area into an exuberant green zone of prosperity. Straightened wide roadways have been constructed to connect with Wenxin South Rd., making Fengle Sculpture Park and the Lakeside Shopping District popular spots for leisure activities.



重劃前概況

本區原為農業區，重劃前地籍零亂，南屯溪橫互其間，無法充分有效建築使用。

Pre-consolidation summary

Fengle was an agricultural area. Before consolidation, the cadastre system was in chaos. Nantun River's course impeded effective construction in this area.

Fengle

urban land consolidation



主要建設

道路、溝渠、公園、廣場、學校、停車場、市場、兒童遊樂場…。

Main construction

Roads, ditches and canals, parks, public squares, schools, parking lots, markets and children's playgrounds.

重劃後效益

1. 因文心路、大墩路、東興路之延伸及區內主要幹道之開闢，改善南屯區舊街狹窄交通擁塞問題。
2. 大幅增加建築用地，並完成豐樂雕塑公園，提供市民優質居住環境及休憩之場所。

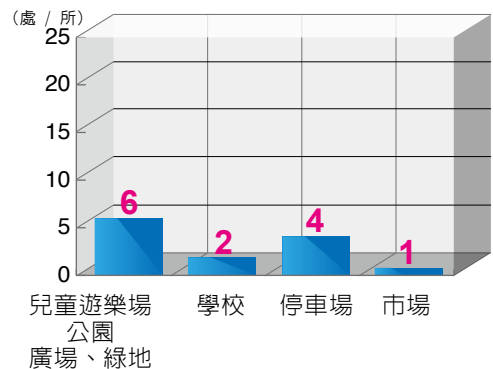
Consolidation benefits

1. With Wenxin, Dadun and Dongxing roads extended and main routes in this area opened, traffic bottlenecks in the narrow old streets in Nantun district have been relieved.
2. Much more land has become available for development, such as Fengle Sculpture Park which serves as an excellent recreational facility for Taichung residents.



豐樂重劃成果統計表

Fengle urban land consolidation achievements



重劃小檔案 Files

辦理時間 / Time : 79.4~83.4
 重劃總面積 / Total consolidation area
 120.3502公頃 (hectare)
 提供建築用地面積 / Building area
 72.5515公頃 (hectare)
 重劃總費用 / Total consolidation expenses
 20億2063萬5792元

東：六順路
 East from Liushun Rd.
 西：旱溪東路
 West to Hanxi East Rd.
 南：東英一街為界
 South bordering Dongying First St.
 北：十甲路、精武路南側
 North nearby to Shijia Rd. and the southern part of Jingwu Rd.



第九期旱溪重劃區位於東區，未重劃前小型工廠林立，並因旱溪、大里溪流經，時有水患。重劃後，大里溪經整治，串聯大里區的發展，帶動區域繁榮。

The 9th Hanxi Urban Land Consolidation Plan was located in the East district. Before consolidation, small-scale factories dominated this area but suffered from occasional flooding from Han and Dali rivers. The consolidation plan straightened the Dali River and has boosted local business activities, perfectly complementing developments in Dali district.

重劃後段別名稱：旱清、旱新、旱平

Section names after the consolidation : Hanqing, Hanxin and Hanping



重劃前概況

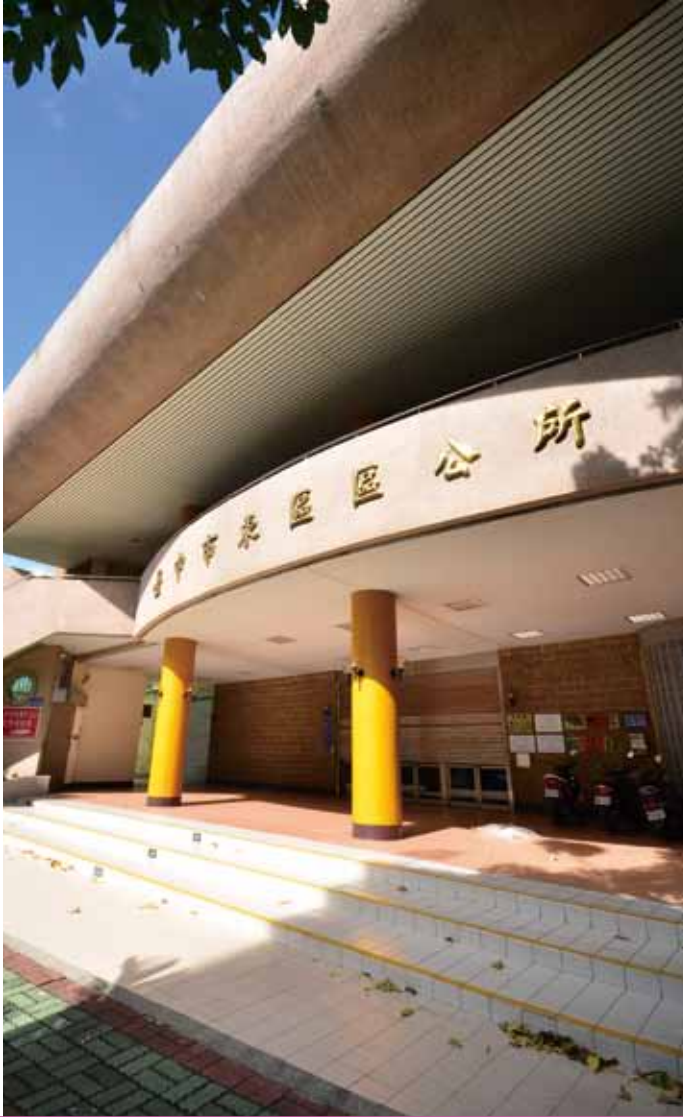
本重劃區位於東區，原為工業區，地籍零亂、工廠林立，環境衛生極差，另旱溪、大里溪橫跨其間、時有水患。

Pre-consolidation summary

This consolidation area, located in the East district, was an industrial park with a great number of factories. The cadastre system was in disarray and public health was below standards. In addition, the Han and Dali rivers crisscrossed the area, causing occasional flooding.

Hanxi

urban land consolidation



主要建設

道路、橋樑、雨污水下水道、公園、停車場、市場、學校、兒童遊樂場…。

Main construction

Roads, bridges, underground sewage channels, parks, parking lots, markets, schools and children's playgrounds.

重劃後效益

1. 緊鄰第六期及臺糖公司用地，原為工業區經開發後，成為優良之住宅區。
2. 大里溪整治浮覆地之開發，加強大里區之連繫，帶動地方繁榮。
3. 全區管線採地下化埋設，配合污水管分流，提升生活品質。

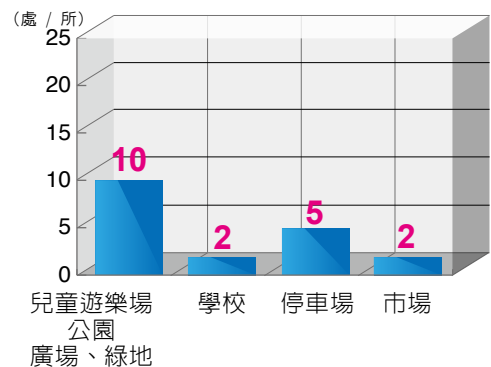
Consolidation benefits

1. Adjacent to the 6th consolidation plan area and Taisugar property, it was an industrial park area, but is now an attractive residential district.
2. Development of riverside sediment land of Dali River enhances the transportation network and invigorates local economic development.
3. Pipes have been laid underground throughout the area and coordinated with sewage lines to enhance living standards.



早溪市地重劃成果統計表

Hanxi urban land consolidation achievements



重劃小檔案 Files

辦理時間 / Time : 82.9~89.2
 重劃總面積 / Total consolidation area
 221.2018公頃 (hectare)
 提供建築用地面積 / Building area
 118.0421公頃 (hectare)
 重劃總費用 / Total consolidation expenses
 36億2135萬5132元

東：景中路
 East from Jingzhong Rd.
 西：旱溪西路二段
 West to Hanxi West Rd., Section 3
 南：太原北路、軍功路
 South to Taiyuan North Rd. and Jungong Rd.
 北：松竹路
 North nearly to Songzhu Rd.



重劃後段別名稱：倡和、景美、景東、軍和、軍福

Section names after the consolidation : Changhan, Jingmei, Jingdong, Junhe and Junfu

第十期軍功、水景重劃區原為農業區，小型工廠夾雜其間。重劃後，高級別墅林立，同時為市區往大坑的門戶，串聯整個大坑風景區的發展。

The 10th Jungong and Shuijing Urban Land Consolidation Plan area had been taken up by agricultural production with a few small-scale factories scattered about. After consolidation, the area has become popular for its high-end villas and a gateway to Dakeng Scenic Area from downtown, linking perfectly with scenic-area development.



重劃前概況

本區位於北屯區，原為農業區，灌溉溝渠縱橫，夾雜部分違章工廠，地籍零亂，尤其排水道旱溪因堤坊未整治，遇雨成災。

Pre-consolidation summary

This area, located in Beitun district, was primarily utilized for agricultural purpose and crisscrossed with irrigation channels. Several illegal factories were also set up here and the cadastre system was chaotic. Even worse, there was frequent flooding due to poor sewage and embankment maintenance along the Han River.



主要建設

道路、溝渠、公園、綠地、市場、廣場、停車場、學校、兒童遊樂場…。

Main construction

Roads, ditches and canals, parks, greenery, markets, plazas, parking lots, schools and children's playgrounds.

Jungong
urban land consolidation
shuijing

重劃後效益

1. 旱溪水道完工後，有效防治水患。
2. 提供東山國中及軍功國小因九二一毀損所需之建校用地。
3. 電力、電信、自來水瓦斯管線首次試辦共同管溝施工，並鋪設彩色柏油路面。

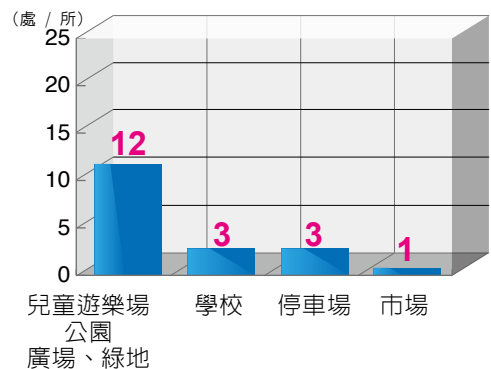
Consolidation benefits

1. Constructed Han River canal effectively keeps flooding at bay.
2. Dongshan Junior High School and Jungong Elementary School could be rebuilt after being destroyed in the Sept. 21, 1999 earthquake.
3. Electrical and telecommunications lines were consolidated with water and gas mains in shared underground conduits, which were paved over with colored asphalt.



軍功、水景市地重劃成果統計表

Jungong and Shuijing urban land consolidation achievements



重劃小檔案 Files

辦理時間 / Time : 82.2~86.8
 重劃總面積 / Total consolidation area
 141.0193公頃 (hectare)
 提供建築用地面積 / Building area
 78.2623公頃 (hectare)
 重劃總費用 / Total consolidation expenses
 24億4404萬6384元

東：昌平東六路、崇德路一段
 East from Changping East Sixth Rd. and Chongde Rd.
 Section 2
 西：崇德十路接梅川東路五段
 West to Chongde 10th Rd. and Meichuan East Rd. Section 5
 南：大連路一段
 South to Dalian Rd. Section 2
 北：豐樂路、豐樂北一段
 North nearly to Fengle Rd. and Fengle North Second Rd.



第十一期四張犁重劃區原為農業區，農路及灌溉溝渠交錯。重劃後，因與四期重劃區連結，帶動地方發展，成為高級別墅群聚的現代社區。

This once-agricultural area was crisscrossed with irrigation canals and farm roads, but has become a community of modern villas after the 11th Sishangli Urban Land Consolidation Plan was put into action. Being next to the 4th urban land consolidation area has helped local developments take off.

重劃後段別名稱：崇德、昌平、同榮、仁美、仁德

Section names after the consolidation :

Chongde, Changping, Tongrong, Renmei and Rende



重劃前概況

本區位於北屯區，原為農業區，農路及灌溉溝渠交錯，夾雜部分工廠，且土庫溪流經其間，時有水患。

Pre-consolidation summary

This area, located in Beitun district, was an agricultural area with intertwined farming paths and irrigation canals. Some factories were built randomly in the area, which also suffered from occasional flooding along the Tuku River.

Building a New Modern Community

Sizhangli urban land consolidation (Phase XI)



主要建設

道路、溝渠、公園、綠地、廣場、學校、停車場、市場、兒童遊樂場...

Main construction

Roads, ditches and canals, parks, green area, public squares, schools, parking lots, markets and children's playgrounds.

Sizhangli

urban land consolidation



重劃後效益

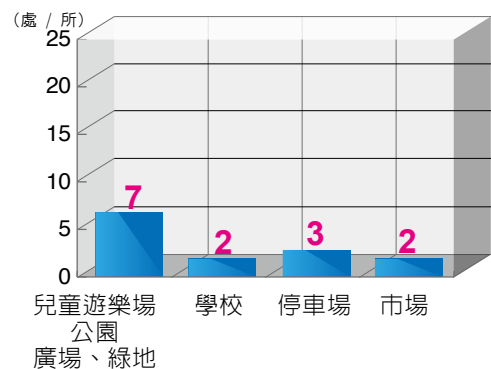
1. 土庫溪整治後，導入梅川，減少水患。
2. 與四期重劃區及四張犁產生連結，帶動北屯發展。

Consolidation benefits

1. The Tuku River was straightened to converge with the Mei River and prevent flooding.
2. This area is linked to the 4th consolidation area and Sizhangli to spur on developments in Beitun district.

四張犁市地重劃成果統計表

Sizhangli urban land consolidation achievements



重劃小檔案 Files

辦理時間 / Time : 93.11~97.6
 重劃總面積 / Total consolidation area
 81.0502公頃 (hectare)
 提供建築用地面積 / Building area
 40.2537公頃 (hectare)
 重劃總費用 / Total consolidation expenses
 21億7702萬7000元

東：文華路、福星北路
 East to Wenhua Rd. and Fuxing North Rd.
 西：環中路
 West to Huanzhong Rd.
 南：臺灣大道、福暉路
 South to Taiwan Boulevard. and Fuxing Rd.
 北：福星北路
 North to Fuxing North Rd.



第十二期福星市地重劃區未重劃前，農田與小型工廠錯落其間。重劃後，因靠近七期新市政中心、逢甲商圈、水湳經貿園區與中部科學園區，備受矚目，發展潛力無窮。

A scattering of farms and small factories was found throughout this area before the 12th Fuxing Urban Land Consolidation Plan. The consolidation has completely transformed the area into a high-potential district with the help of its geographic advantages, as it is located near the new Taichung City Hall, Fengjia Shopping District, Taichung Gateway Park City, and Central Taiwan Science Park.

重劃後段別名稱：福星、福德

Section names after the consolidation : Fuxing and Fude



重劃前概況

本區位於西屯區，重劃前農田、工廠夾雜其中，土地無法充分建築使用。

Pre-consolidation summary

Located in Xitun district, this area was occupied by scattered farms and factories before the consolidation plan. These fragmented land parcels impeded development.

Fuxing

urban land consolidation



主要建設

學校、停車場、公園兼兒童遊樂場、廣場、道路…。

Main construction

Schools, parking lots, parks/children's playgrounds, public squares and roads.



重劃後效益

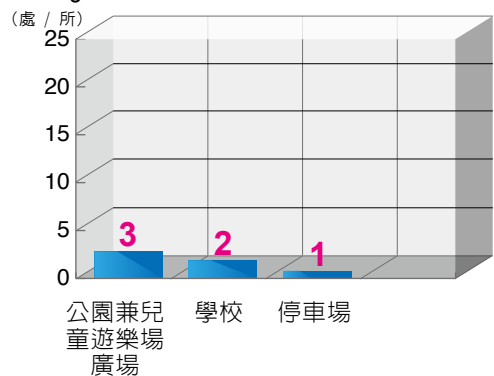
1. 公共設施完善、交通便利。
2. 地籍完整、土地價值提高、利於土地管理使用。

Consolidation benefits

1. Improvement to public facilities and transportation network.
2. Improved land cadastre system, increased land values and usability for developments.

福星市地重劃成果統計表

Fuxing urban land consolidation achievements



重劃小檔案 Files

辦理時間 / Time : 96.8-104
 重劃總面積 /
 Total consolidation area :
 229.5673公頃 (hectare)
 提供建築用地面積 /
 Building area :
 120.0125公頃 (hectare)
 重劃總費用 /
 Total consolidation expenses :
 約87億元

東：西川一路
 East to Xichuan 1st Rd.
 西：環中路
 West to Huanzhong Rd.
 南：建國北路
 South to Jianguo North Rd.
 北：文心南七路
 North to Wenxin South 7th Rd.

Daqing urban land consolidation



重劃前概況

原為農業區，大部分為農田，小型工廠夾雜坐落其中，地理位置鄰近高鐵烏日站及臺鐵大慶車站。

Pre-consolidation summary

The majority of the land was utilized for agricultural production with a few small factories scattered among the rice paddies. The location is in the vicinity of the Wuri High Speed Rail station and Daqing train station.

重劃後效益

1. 提高土地利用價值，增加土地所有權人財富。
2. 加速都市健全發展及繁榮。

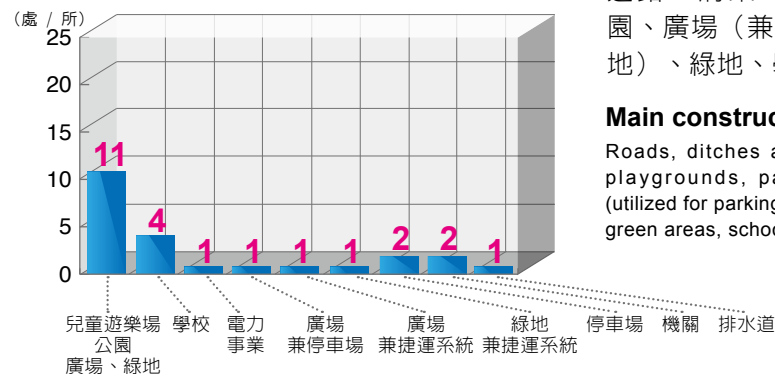
Consolidation benefits

1. Raised land values and usability increases landowners' wealth.
2. Urban development is expedited, bringing prosperity.



大慶市地重劃成果統計表

Daqing urban land consolidation achievements



主要建設

道路、溝渠、兒童遊樂場、公園、廣場（兼停車場及捷運站用地）、綠地、學校、停車場...

Main construction

Roads, ditches and canals, children's playgrounds, parks, public squares (utilized for parking lots and MRT stations), green areas, schools and parking lots.



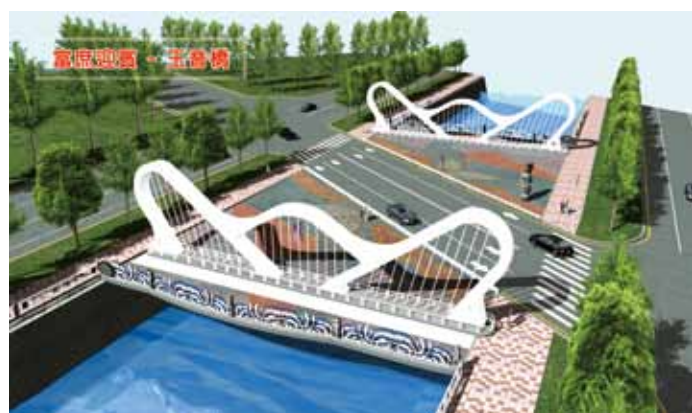
臺中市第13期市地重劃區內景觀橋梁暨生態景觀渠道規劃設計分布圖

The layout plan for lookout points – the bridges and ecological landscape canal in the 13th urban land consolidation area



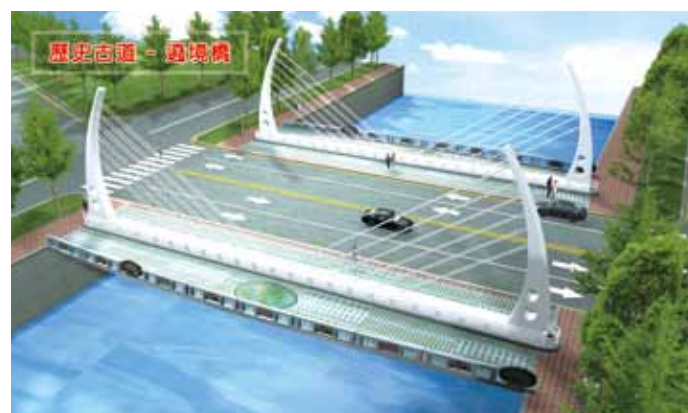
富庶迎賓—玉音橋

Greeting Guests with Prosperity – Yuyin Bridge



歷史古道—遼境橋

Ancient Historic Trail – Raojing Bridge



蝶舞展翼—舞蝶橋

Butterfly Dancing – Wudie Bridge



四季豐收—禾豐橋

Perennial Harvest – Hefeng Bridge



以人為本—人本橋

Humanity's Origins – Renben Bridge



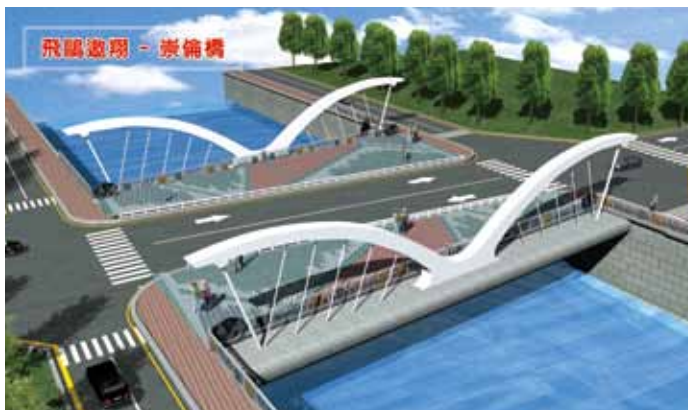
天鵝意象—西川橋

Graceful Swans – Xichuan Bridge



飛鷗遨翔—崇倫橋

Frolicking Seagulls – Chonglun Bridge



楓樹成林—楓林橋

Maple Forest – Fenglin Bridge



生態景觀渠道

Ecologically Scenic Canal



Performance Stage and Seating Area



打造社區民衆樂活
休閒空間
Community-Building Leisure Space



Meihezhuang

urban land consolidation



重劃小檔案 Files

辦理時間 / Time : 96.8-104
 重劃總面積 /
 Total consolidation area :
 403.3882公頃 (hectare)
 提供建築用地面積 /
 Building area :
 219.9278公頃 (hectare)
 重劃總費用 /
 Total consolidation expenses :
 約146億元

東：30M-8、20M-29計畫道路
 East to the 30M-No. 8 and 20M-No. 29 planned city roads.
 西：25M-8、25-11計畫道路
 West to the 25M-No. 8 and 25M-No. 11 planned city roads.
 南：大連路北側約30M
 South to 30 meters north of Dalian Rd.
 北：環中路
 North to the Huanzhong Rd.

重劃前概況

為環繞四張犁地區傳統聚落外圍農業生產地帶。

Pre-consolidation summary

Before consolidation, this area, on the outskirts of Sizhangli, was occupied by traditional farming villages.

重劃後效益

1. 辦理土地交換分合，提高土地利用價值。
2. 享受減稅之利益。
3. 消除畸零不整土地，減少共有土地，健全地籍管理。
4. 完成都市計畫，興闢公共設施。
5. 提供優質建築用地，帶動地方繁榮。

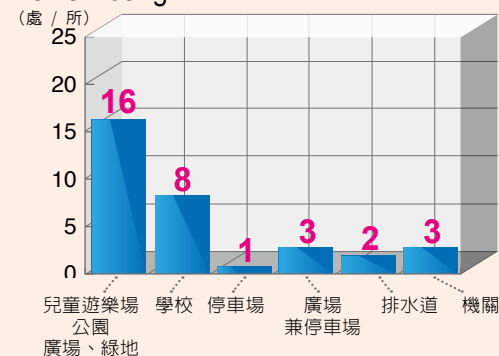
Consolidation benefits

1. Implementation of fragmented land parcel exchange program to raise land usability and value.
2. Enjoyment of tax-reduction benefits.
3. Elimination of fragmented land parcels and jointly-owned lands to improve the cadastre system.
4. Promotion of urban development and increased public facilities.
5. Stimulation of local economic development by providing top-quality construction land.



美和庄市地重劃成果統計表

Meihezhuang urban land consolidation achievements



主要建設

道路、公園、溝渠、廣場兼停車場、學校、公園兼停車場、停車場...

Main construction

Roads, parks, ditches and canals, plazas/parking lots, schools, parks/parking lots, and parking lots.



北屯區第14期市地重劃工程

Beitun District : 14th Urban Land Consolidation Plan



土地使用

- 商業區—4.8%
- 住宅區—49%
- 公共設施—46.2%
 - 園道、道路、廣停
 - 文中、文小
 - 公園、兒、綠地
 - 其他

Land usage

- Business districts-4.8%
- Residential districts-49%
- Public facilities-46.2%
 - Greenways, roads and public squares/parking lots.
 - Junior high schools and elementary schools
 - Parks, children's playgrounds and green areas
 - Others



第14期都市計畫圖

The 14th Urban Planning Chart

春季街景模擬示意圖

Anticipated spring street scene



夏季街景模擬示意圖

Anticipated summer street scene



秋季街景模擬示意圖

Anticipated autumn street scene



冬季街景模擬示意圖

Anticipated winter street scene

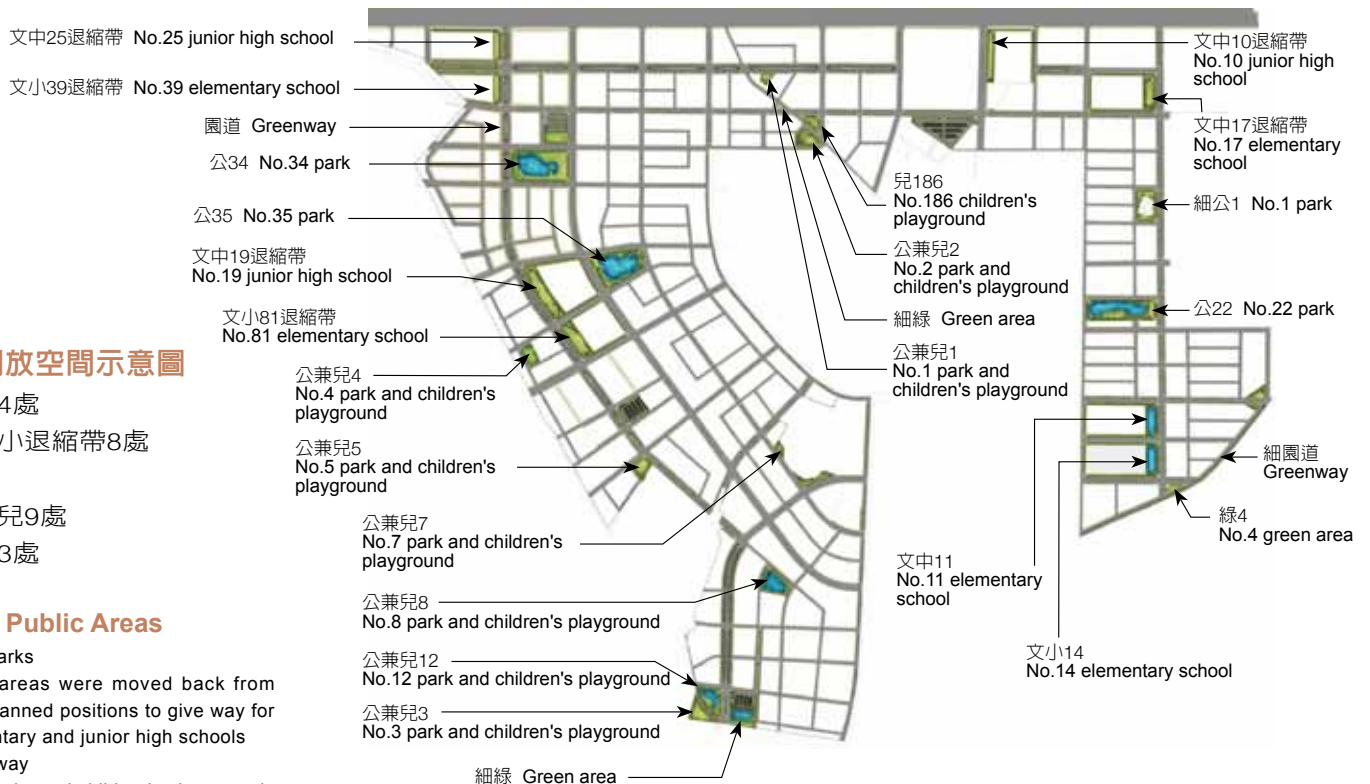


景觀開放空間示意圖

- 公園 4 處
- 文中小退縮帶 8 處
- 園道
- 公兼兒 9 處
- 綠地 3 處

Scenic Public Areas

- Four parks
- Eight areas were moved back from their planned positions to give way for elementary and junior high schools
- Greenway
- Nine parks and children's playgrounds
- Three green areas



重劃小檔案 Files

辦理時間 / Time : 64.4-67.6
 重劃總面積 /
 Total consolidation area
 91.2790公頃 (hectare)
 提供建築用地面積 /
 Building area
 58.9247公頃 (hectare)
 重劃總費用 /
 Total consolidation expenses :
 9億2832萬2646元

東：西濱快速道路
 West Coast Expressway
 西：八德路、文化路
 West to Bade Rd. and Wenhua Rd.
 南：臺灣大道
 South to Taiwan Boulevard.
 北：大仁路
 North to Daren Rd.

Taichung Port urban land consolidation



重劃後段別名稱：梧棲

Section name after the consolidation : Wuqi

重劃前概況

地盤偏低易積水，商業區人車爭道，交通混亂。

Pre-consolidation summary

This area experienced frequent flooding and chaotic traffic due to the lack of an established transportation infrastructure. It was a common sight to see pedestrians and vehicles fighting for right-of-way along roads.

重劃後效益

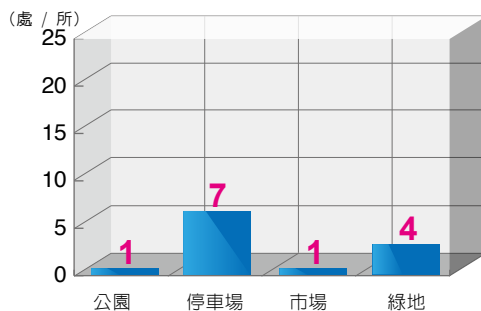
1. 平均地價整體上升。
2. 重劃後可供2萬人集居，加速促進地方繁榮。
3. 商店區面向人行步道建築，民衆可自由購物。
4. 設置停車場，避免一般商業區人車爭行。

Consolidation benefits

1. Raised average land values.
2. Provision of inhabitable space for 20,000 people, sparking local economic development.
3. Buildings in the shopping district were built along the pedestrian walkways, which makes shopping stress-free.
4. Construction of ample parking lots to avoid traffic congestion caused by right-of-way fights between pedestrians and vehicles.

臺中港特定區第一期第一階段社區開發市地重劃成果統計表

Taichung Port District urban land consolidation (Stage I, Phase I) achievements



主要建設

道路、公園、綠地、停車場、市場...

Main construction

Roads, parks, green areas, parking lots and markets.



Taichung Port urban land consolidation



重劃後段別名稱：三民

Section name after the consolidation : Sanmin

重劃小檔案 Files

辦理時間 / Time : 67.7-69.10
 重劃總面積 / Total consolidation area : 54.7762公頃 (hectare)
 提供建築用地面積 / Building area : 38.5096公頃 (hectare)
 重劃總費用 / Total consolidation expenses : 6億669萬5219元

東：西濱快速道路
 East to West Coast Expressway
 西：文化路
 West to Wenhua Rd.
 南：文化路一段一巷
 South to Lane 1, Wenhua Rd., Sec. 1
 北：臺灣大道
 North to Taiwan Boulevard.

重劃前概況

地形不整，人車爭道，交通混亂。

Pre-consolidation summary

Fragmented land parcels impeded development; the lack of transportation infrastructure resulted in traffic congestion with pedestrians and vehicles fighting for right-of-way.

重劃後效益

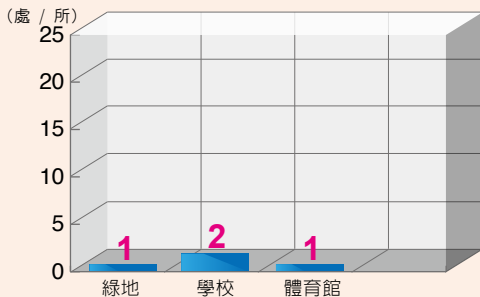
1. 健全地籍管理，地價整體上升。
2. 提高土地利用價值，加速地方繁榮。

Consolidation benefits

1. Standardization of the cadastre system and boosted average land values.
2. Maximizing land usability to accelerate local economic developments.

臺中港特定區第一期第二階段社區開發市地重劃成果統計表

Taichung Port District urban land consolidation (Stage II, Phase II) achievements



主要建設

道路、學校、綠地、體育館...

Main construction

Roads, schools, green areas and gyms.



重劃小檔案 Files

辦理時間 / Time : 70.11-72.09

重劃總面積 /

Total consolidation area :

64.7075公頃 (hectare)

提供建築用地面積 /

Building area :

48.2209公頃 (hectare)

重劃總費用 /

Total consolidation expenses :

7億5969萬817元

東：新光路
East to Xinguang Rd.
西：大德路
West to Dade Rd.
南：德芳路、新生西路
South to Defang Rd. and Xinsheng West Rd.
北：大明路
North to Daming Rd.

Dali urban land consolidation



重劃後段別名稱：新仁、新義

Section names after the consolidation : Xinren and Xinyi

重劃前概況

宅地經濟趨近飽和，且人口成長相當快速。

Pre-consolidation summary

Local economic development had reached a plateau while the population continued to grow rapidly.

重劃後效益

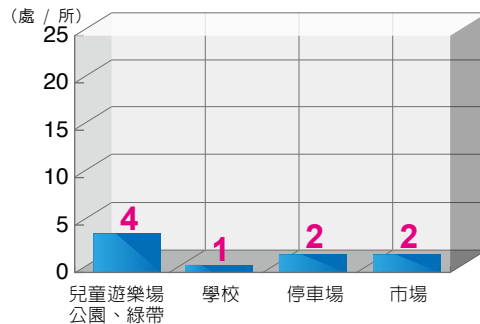
1. 可提供建築用地48.2209公頃，約容納1萬6000人及地價增值。
2. 增加多項公共設施及用地，交通便捷發展迅速。

Consolidation benefits

1. Provision of 48.2209 hectares in development land to accommodate 16,000 people and increase the land value.
2. Expansion of public facilities, construction land and transportation infrastructure for development.

大里區大里市地重劃成果統計表

Dali District : Dali urban land consolidation achievements

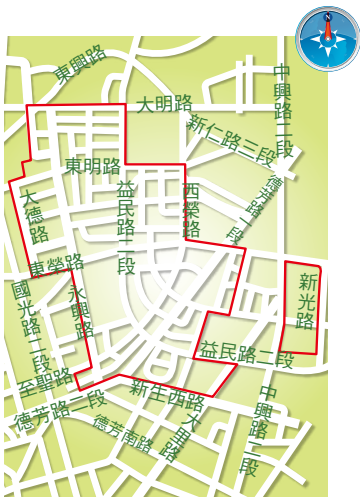


主要建設

道路、公園、學校、市場、兒童遊樂場、停車場、綠帶...

Main construction

Roads, parks, schools, markets, children's playgrounds, parking lots and green area.



Fengyuan urban land consolidation



重劃後段別名稱：豐南

Section name after the consolidation : Fengnan

重劃小檔案 Files

辦理時間 / Time : 74.3~76.2
 重劃總面積 /
 Total consolidation area :
 6.2917公頃 (hectare)
 提供建築用地面積 /
 Building area :
 4.5279公頃 (hectare)
 重劃總費用 /
 Total consolidation expenses :
 7133萬4298元

東：育英路
 East to Yuying Rd.
 西：育英路24巷、豐南街51巷19弄
 West to Lane 24, Yuying Rd., and Alley 19, Lane 51, Fengnan St.
 南：豐南街51巷
 South to Lane 51, Fengnan St.
 北：圓環東路
 North to Yuanhuan East Rd.

重劃前概況

豐原區的中心地帶，極具開發價值，因缺乏整體開發計畫，導致發展緩慢。

Pre-consolidation summary

The lack of well-planned programs resulted in sluggish development in the central part of Fengyuan district.

重劃後效益

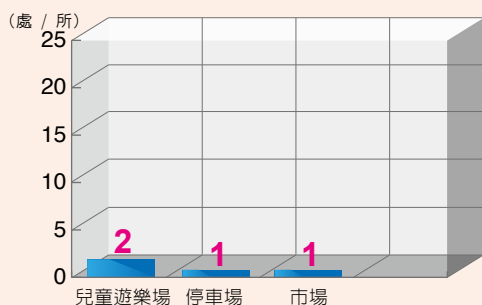
1. 開闢6.8、10、18米等計畫道路10條，縮短開發年期約10年。
2. 促進土地有效利用，將畸零不整的土地調整為最佳利用價值之建築用地。

Consolidation benefits

1. Building of ten 6.8, 10 and 18 meter-wide roads to shorten the development period, saving around 10 years on the project.
2. Maximization of land usability via the consolidation of fragmented land parcels into premium development land.

豐南市地重劃成果統計表

Fengnan urban land consolidation achievements



主要建設

道路、市場、停車場、兒童遊樂場...

Main construction

Roads, markets, parking lots and children's playgrounds.



重劃小檔案 Files

辦理時間 / Time : 76~78

重劃總面積 /

Total consolidation area :

24.3807公頃 (hectare)

提供建築用地面積 /

Building area :

18.2511公頃 (hectare)

重劃總費用 /

Total consolidation expenses :

2億8753萬4929元

東：興華一路
 East to Xinghua 1st Rd.
 西：勝利九街
 West to Shengli 9th St.
 南：甘水路一段
 South to Ganshui Rd., Sec. 2
 北：雅潭路南側
 North to the south side of Yatan Rd.

Ganzhelun urban land consolidation



重劃後段別名稱：甘潭

Section name after the consolidation : Gantan

重劃前概況

因人口快速成長，缺乏完善有系統的規劃，道路狹窄曲折，建築凌亂。

Pre-consolidation summary

The lack of complete systematic regional planning, plus the narrow, winding alleyways and scattered houses, meant the area could no longer support the rapid population growth.

重劃後效益

1. 促進土地有效的利用，提供最佳利用價值的建築用地，引導社區正常發展。
2. 公共建設完善，吸引加工出口區之流動性工業人口，促進都市的發展與繁榮。

Consolidation benefits

1. Effective enhancement of land usability, providing valuable development land and invigorating community development.
2. Complete public facilities to attract the workforce in the export-processing zone and boost urban development.



主要建設

道路

Main construction

Roads



Shepi urban land consolidation



重劃後段別名稱：成功

Section name after the consolidation : Chenggong

重劃小檔案 Files

辦理時間 / Time : 81-83
 重劃總面積 /
 Total consolidation area :
 14.2564公頃 (hectare)
 提供建築用地面積 /
 Building area :
 6.8974公頃 (hectare)
 重劃總費用 /
 Total consolidation expenses :
 1億866萬4323元

東：西勢路
 East to Xishi Rd.
 西：豐原大道
 West to Fengyuan Blvd.
 南：西勢路232巷
 South to Lane 232, Xishi Rd.
 北：社興路
 North to Shexing Rd.

重劃前概況

市區人口已達飽和；除少數老舊村落及廠房外，其餘皆為農田，又因土地不當使用，形成蛙躍式建築影響市容。

Pre-consolidation summary

The community was saturated by a rapidly-growing population. Besides a scattering of old villages and factories, the area was dominantly farmland. The lack of appropriate land planning resulted in leapfrogging development in this district, which handicapped both the cityscape and development in this community.

重劃後效益

1. 疏解顛峰時刻之交通流量。
2. 提高地用價值，增值幅度為50%以上。
3. 土地合理使用，可容納新增人口，帶動地方繁榮。
4. 地形規劃完整、地籍清楚，每筆土地均直接面臨道路可避免經界糾紛。

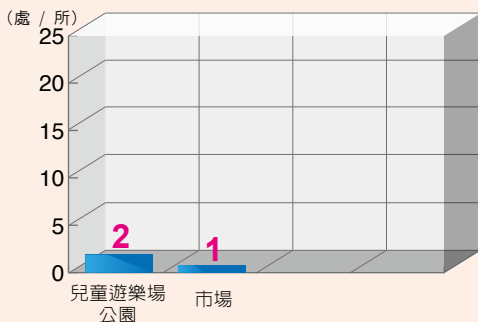
Consolidation benefits

1. Effectively relieved huge traffic loads during rush hours.
2. Raised the land value more than 50%.
3. Eased the impact of a growing population and enabled local development via appropriate land planning.
4. Proper land planning and straightened cadastre ensure that each land has an access to roads and avoid land dispute.



豐原區社皮市地重劃成果統計表

Fengyuan District : Shepi urban land consolidation achievements



主要建設

道路、兒童遊樂場、公園、市場...

Main construction

Roads, children's playgrounds, parks and markets.



重劃小檔案 Files

辦理時間 / Time : 82.1~86
 重劃總面積 /
 Total consolidation area :
 155.0789公頃 (hectare)
 提供建築用地面積 /
 Building area :
 87.9924公頃 (hectare)
 重劃總費用 /
 Total consolidation expenses :
 13億8626萬6499元

東：元堤路
 East to Yuanqi Rd.
 西：環河路、爽文路
 West to Huanhe Rd. and Shuangwen Rd.
 南：國中路
 South to Guozhong Rd.
 北：原臺中縣市界
 North to Linyuan, the old boundary between Taichung city and county.

Dali urban land consolidation



重劃後段別名稱：大忠、大仁、大孝、大義

Section names after the consolidation : Dazhong, Daren, Daxiao and Dayi

重劃前概況

宅地經濟趨近飽和，且人口成長相當快速。

Pre-consolidation summary

Economic growth had come to a halt while population numbers continued to climb rapidly.

重劃後效益

1. 平均地價整體上升，增幅超過50%。
2. 重劃後可供3萬人集居，將加速促進地方繁榮。
3. 促進土地有效利用，提供建築用地。
4. 因地籍清楚，杜絕經界糾紛。

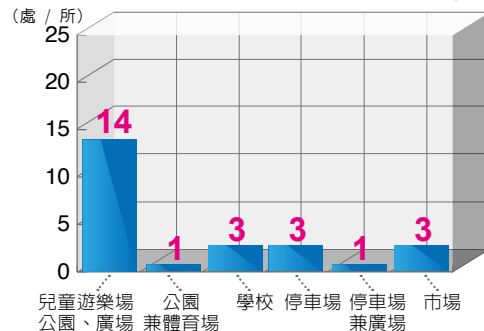
Consolidation benefits

1. Average land values are expected to rise by more than 50%
2. Increased usable land can be inhabited by over 30,000 people, boosting local development.
3. Effective increase in usable land for construction.
4. Resolved cadastre system to avoid boundary disputes.



大里區大里(二)市地重劃成果統計表

Dali District : Dali urban land consolidation (Phase II) achievements

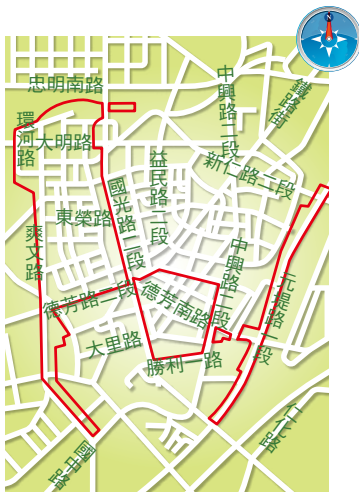


主要建設

道路、公園、公園兼兒童遊樂場、公園兼體育場、廣場、停車場、市場、學校、停車場兼廣場...

Main construction

Roads, parks, parks/children's playgrounds, parks/gyms, public squares, parking lots, markets, schools, parking lots/public squares.



Dali urban land consolidation



重劃後段別名稱：日新

Section name after the consolidation : Rixin

重劃小檔案 Files

辦理時間 / Time : 82~84
 重劃總面積 / Total consolidation area : 6.7045公頃 (hectare)
 提供建築用地面積 / Building area : 3.8941公頃 (hectare)
 重劃總費用 / Total consolidation expenses : 6134萬9166元

東：福溝巷
 East to Fugou Lane
 西：中興路、新仁路交界處
 West to the boundary of Zhongxing Rd. and Xinren Rd.
 南：新仁路
 South to Xinren Rd.
 北：福大路
 North to Fuda Rd.

重劃前概況

宅地經濟趨近飽和，且人口成長相當快速。

Pre-consolidation summary

Economic activity had reached a stalemate while population growth steadily increased.

重劃後效益

1. 人口增加，並因公共設施開發完善，促進都市發展與繁榮。
2. 重劃後增值幅度超過50%。
3. 促進土地有效利用，增加建築用地
4. 地籍清楚，避免經界糾紛。

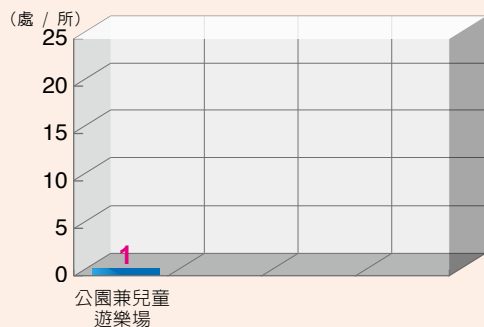


Consolidation benefits

1. Improved public facilities to accommodate a soaring population and reinvigorate economic activity.
2. Increases to land value by more than 50%.
3. Effective increase in usable land for construction.
4. Clarified cadastral system to avoid boundary disputes.

大里區大里(三)市地重劃成果統計表

Dali District : Dali urban land consolidation (Phase III) achievements.



主要建設

道路、公園兼兒童遊樂場...

Main construction

Roads, parks/children's playgrounds



重劃小檔案 Files

辦理時間 / Time : 84-86
 重劃總面積 /
 Total consolidation area :
 3.3291公頃 (hectare)
 提供建築用地面積 /
 Building area :
 1.9198公頃 (hectare)
 重劃總費用 /
 Total consolidation expenses :
 3024萬5276元

東：田心路一段147巷
 East to Lane 147, Tianxin Rd., Sec. 2
 西：市政路
 West to Shizheng Rd.
 南：永康路
 South to Yongkang Rd.
 北：圓環東路
 North to Yuanhuan East Rd.

Both sides of urban land consolidation of Tianxin



重劃後段別名稱：市政
 Section name after the consolidation : Shizheng

重劃前概況

少部分土地作為工、商業使用外，其餘土地則作為農業使用。

Pre-consolidation summary

Besides a minimal amount of land utilized for commercial and industrial purposes, the majority of this area was for agricultural use.

重劃後效益

1. 重劃後開闢2條道路，縮短開發年期約3年以上。
2. 促進土地有效利用，使畸零不整的土地，調整為最佳利用價值之建築用地。

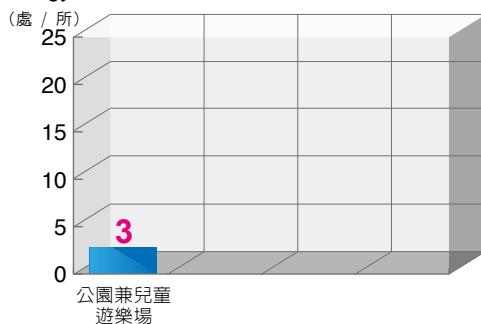
Consolidation benefits

1. Construction of two roads to reduce the development period by up to three years.
2. Effectively increase in usable land via merging of fragmented land parcels to create valuable development land.



豐原區田心路兩側市地重劃成果統計表

Fengyuan District : Both sides of Tianxin Road urban land consolidation achievements



主要建設

道路、公園兼兒童遊樂場...

Main construction

Roads, parks/children's playgrounds.



Fengyuan & Shengang

Xinan Area urban land consolidation



重劃後段別名稱：三豐、神洲

Section names after the consolidation : Sanfeng and Shenzhou

重劃小檔案 Files

辦理時間 / Time : 84~86
 重劃總面積 /
 Total consolidation area :
 21.4495公頃 (hectare)
 提供建築用地面積 /
 Building area :
 12.0525公頃 (hectare)
 重劃總費用 /
 Total consolidation expenses :
 1億8987萬9773元

東：三豐路西側
 East to the west side of Sanfeng Rd.
 西：豐洲路
 West to Fengzhou Rd.
 南：葫蘆墩一街
 South to Huludun 1st St.
 北：豐原大道七段
 North to Fengyuan Blvd., Sec. 7

重劃前概況

市區人口已達飽和；除少數老舊村落及廠房外，其餘皆為農田，又因土地不當使用，形成蛙躍式建築影響市容。

Pre-consolidation summary

The district was overwhelmed by its increasing population. Besides some old villages and run-down factories, most of the area was farmland. The lack of proper land planning resulted in leapfrogging development, which impeded development as well as the cityscape.

重劃後效益

1. 紓緩本區上、下班之交通擁擠現象。
2. 重劃後開闢道路11條，縮短開發期約5年。
3. 引導社區正常發展，疏解新增人口壓力。

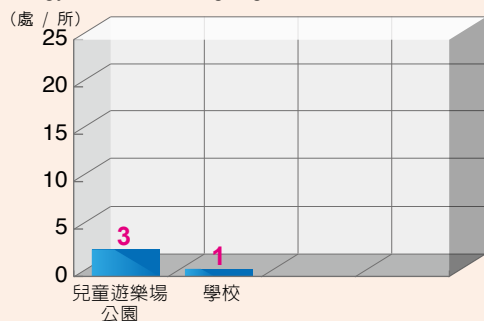
Consolidation benefits

1. Successfully eased traffic congestion during rush hours.
2. Eleven planned roads are expected to reduce the development period by up to five years.
3. Full engagement in community developments, and reduced population-growth pressure.



豐原、神岡區西湳地區市地重劃成果統計表

Fengyuan and Shengang District : Xinan area urban land consolidation achievements



主要建設

道路、公園、兒童遊樂場、學校。

Main construction

Roads, parks, children's playgrounds and schools.



重劃小檔案 Files

辦理時間 / Time : 92-98
 重劃總面積 /
 Total consolidation area :
 114.7940公頃 (hectare)
 提供建築用地面積 /
 Building area :
 65.1100公頃 (hectare)
 重劃總費用 /
 Total consolidation expenses :
 39億2293萬9155元

東：港埠路
 East to Gangfu Rd.
 西：臨海路、臨港路
 West to Linhai and Lingang roads
 南：大仁路、大智路
 South to Daren Rd. and Dazhi Rd.
 北：民族路
 North to Minzu Rd.

Taichung Port
 urban land consolidation



重劃後段別名稱：市鎮南、市鎮北

Section names after the consolidation : Shizhennan and Shizhenbei

重劃前概況

部分聚落、眷村外，大部分作農田使用，區內雜亂不整。

Pre-consolidation summary

Besides some small villages and veterans' communities, the land in this area was mostly used for agricultural purposes. Haphazardly-erected structures severely compromised the cityscape.

重劃後效益

1. 交換分合為方整地形，提供建築使用。
2. 促進土地利用開發，提高土地利用價值。
3. 加速地方繁榮，引導都市健全發展。
4. 消除畸零地問題，健全地籍管理。

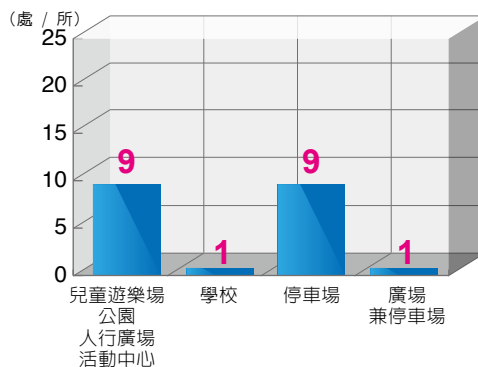
Consolidation benefits

1. Clarified cadastre system and assistance to earthquake victims reconstructing their homes.
2. Effectively leveling uneven ground to create construction land. The difference in elevation between some plots was as much as five meters.
3. Assistance to Fengyuan City's Fu Yang Elementary School in obtaining access to roads for school operations.
4. Elimination of fragmented land plots, improvement of public facilities, and better local development.



臺中港特定區（市鎮中心）市地重劃成果統計表

Taichung Port District (Central Area) community urban land consolidation achievements



主要建設

道路、學校、公園、兒童遊樂場、停車場、廣場兼停車場、人行廣場、活動中心...

Main construction

Roads, schools, parks, children's playgrounds, parking lots, public squares/parking lots, squares for pedestrians and community centre.



Nanyang urban land consolidation



重劃後段別名稱：福陽

Section name after the consolidation : Fuyang

重劃小檔案 Files

辦理時間 / Time : 93~99
 重劃總面積 / Total consolidation area : 6.4192公頃 (hectare)
 提供建築用地面積 / Building area : 4.1719公頃 (hectare)
 重劃總費用 / Total consolidation expenses : 1億9925萬4000元

東：綠山三街
 East to Lushan 3rd St.
 西：綠山一街、南陽一街
 West to Lushan 1st St. and Nanyang 1st St.
 南：南陽路南側、公園及兒童遊樂場邊界
 South to the south side of Nanyang Rd. and the boundary between the park and children's playground
 北：南陽路綠山巷
 North to Lushan Lane, Nanyang Rd.

重劃前概況

位處斷層帶邊緣，921地震後建物倒塌嚴重，無法原地重建。

Pre-consolidation summary

Situated on the edge of a seismic fault line, this area was devastated by the 921 Earthquake. A great number of buildings were undermined and toppled, making reconstruction at the original site impossible.

重劃後效益

1. 地籍整理，協助受災戶重建。
2. 解決土地高層落差達5米無法使用建築之困境。
3. 協助豐原區福陽國民小學取得聯外道路。
4. 宗地方整，公共設施完善，促進地方發展

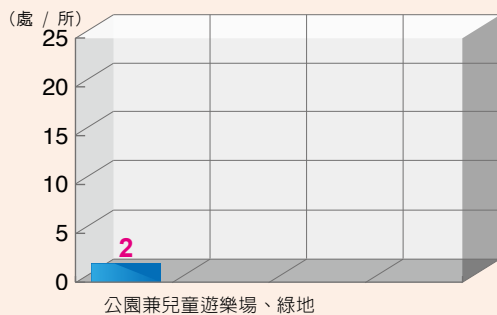
Consolidation benefits

1. Clarified cadastre system and assistance to earthquake victims to reconstruct their homes.
2. Effectively bridging of gaps between multi-level ground to create construction land. The distance between some gaps even reached 5 meters.
3. Assistance to Fengyuan City Fu Yang Elementary School in obtaining access to roads for school operations.
4. Elimination of fragmented land parcels, improvement of public facilities and better local development.



豐原區南陽市地重劃成果統計表

Fengyuan District : Nanyang urban land consolidation achievements



主要建設

道路、公園兼兒童遊樂場、綠地...

Main construction

Roads, parks/children's playgrounds and green areas.



重劃小檔案 Files

辦理時間 / Time : 96.01~100

重劃總面積 /

Total consolidation area :

2.3650公頃 (hectare)

提供建築用地面積 /

Building area :

1.3132公頃 (hectare)

重劃總費用 /

Total consolidation expenses :

1億2490萬元

Both sides of Chenggong Road urban land consolidation



東：圓環南路
East to Yuanhuan South Rd.
西：大明路
West to Daming Rd.
南：成功路120巷、大明路236巷
South to Lane 120, Chenggong Rd. and Lane 236, Daming Rd.
北：大明、西勢路交界處
North to boundary between Daming Rd. and Xishi Rd.

重劃前概況

大部份沿著水利用地為零星農業使用，土地使用混雜均為低度利用。

Pre-consolidation summary

Sporadic farming was taking place on land near water resources. However, the land wasn't utilized to its full potential due to a lack of specific land-utilization standards.

重劃後效益

1. 促進都市健全發展，形成良好都市之發展環境。
2. 提高土地價值，公共設施完備，土地所有權人可獲得其增漲利益。
3. 改善生活品質空間，居民享有優良之生活空間。

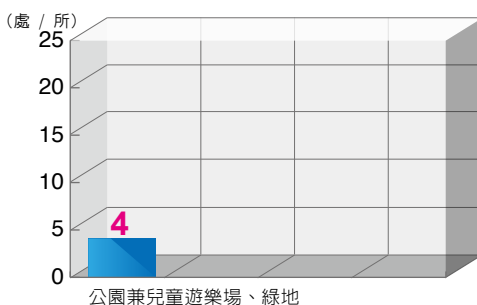
Consolidation benefits

1. Enhanced urban development and improved development environment.
2. Increased land value, improved public facilities, and assured benefits to landowners from higher land value.
3. Improved living quality and space.



豐原區成功路兩側市地重劃成果統計表

Fengyuan District : Both sides of Chenggong Road urban land consolidation achievements



主要建設

道路、公園兼兒童遊樂場、綠地...

Main construction

Roads, parks/children's playgrounds and green areas.





自辦市地重劃重要成果

The crucial outcome of civil urban redevelopment

地利共享

擁抱未來

Shared

consolidation benefits and embracing the future



單元一安和自辦市地重劃

Unit 1

Anhe private urban land consolidation



重劃小檔案 Files

辦理時間 / Time : 96.12~101.2
重劃總面積 /
Total consolidation area :
55.9923公頃 (hectare)
提供建築用地面積 /
Building area :
31.4214公頃 (hectare)
重劃總費用 /
Total consolidation expenses :
16億2130萬450元

重劃範圍

東：整體開發地區主要計畫邊界（不含高速鐵路用地）。
西：安和路東側約2.5米納入重劃區及臺灣大道以南、安和路以西至舊市區已開發範圍。
南：朝馬路。
北：以文中42用地以北排水道用地北側。

Consolidation Area

East to the planned boundary of this consolidation plan (excluding Taiwan High Speed Rail site).
West to east side of Anhe Rd., about 2.5 meters away from the edge of the road, and to the south side of Taiwan Boulevard west of Anhe Rd. and the developed area of the older downtown.
South to Chaoma Rd.
North to the north side of the construction land reserved for water channels, situated to the north of land reserved for the No. 42 school.

重劃前概況

中科進駐，人口迅速成長，土地多以農用為主，夾雜零星工業及農舍住宅，都市景觀不協調。

Pre-consolidation summary

After the Central Taiwan Science Park was opened here, the population immediately exploded as a result. However, most of the land in this area was still used for agricultural production and was scattered with factories and farmhouses. Thus, the cityscape was plagued by such inconsistent development.



重劃後效益

1. 地籍方整利於管理及建築使用。
2. 提高民衆生活環境品質。
3. 建築用面積約31公頃，預計可容納約7500人。

Consolidation benefits

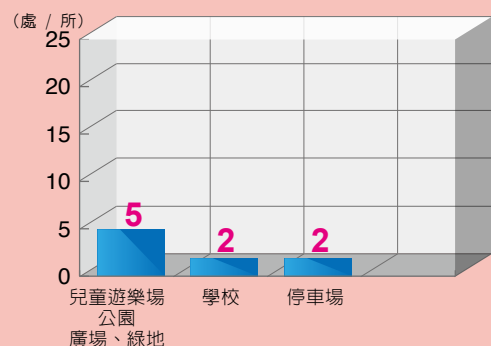
1. Clarified cadastre system enables effective land management.
2. Raised living quality and improved living environment.
3. Increased development land to 31 hectares to accommodate 7,500 people.

主要建設

學校、停車場、公園、兒童遊樂場、廣場、綠地、道路...

安和自辦市地重劃成果統計表

Anhe private urban land consolidation achievements



Main construction

Schools, parking lots, parks, children's playgrounds, public squares, green area and roads.

單元二黎明自辦市地重劃

Unit 2

Liming private urban land consolidation

重劃前概況

土地多為農業使用、共有土地產權複雜、地籍畸零不整。

Pre-consolidation summary

Farmland dominated this area while joint land ownerships complicated the cadastre system.



重劃小檔案 Files

辦理時間 / Time : 97.2~101.8
 重劃總面積 /
 Total consolidation area :
 186.5298公頃 (hectare)
 提供建築用地面積 /
 Building area :
 107.1755公頃 (hectare)
 重劃總費用 /
 Total consolidation expenses :
 69億8164萬6557元

重劃範圍

東：河南路、永春東七路、益豐路。
 西：環中路。
 南：龍富十路。
 北：市政路。

Consolidation Area

East to the Henan Rd., Yonchun East 7th Rd, and Yifeng Rd.

West to the Huanzhong Rd. on the western side.

South to Longfu 10th Rd.

North to the Shizheng Rd.

重劃後效益

1. 公共設施完備，土地分配井然有序，地價增值。
2. 可享減稅之利益。
3. 促進都市健全發展，公共設施完善及環境美化，形成良好居住環境。
4. 健全地籍管理，減少經界糾紛，消除畸零地之問題。

Consolidation benefits

1. Improved public facilities, land distributed in accordance with established rules, and increased land values.
2. Enjoyment of tax-reduction benefits.
3. Enhanced urban developments and public facilities, a beautified living environment and assurance of high-quality living.
4. Strengthened land registration management, avoiding boundary disputes and eliminating fragmented land parcels.

黎明自辦市地重劃成果統計表

Liming private urban land consolidation achievements



主要建設

機關、體育場、學校、廣場兼停車場、交通、兒童遊樂場、公園、廣場、綠地、道路…。

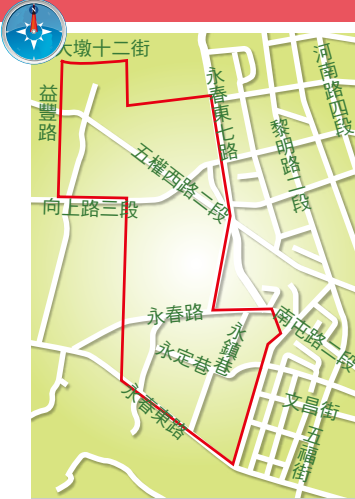
Main construction

Organizations, gyms, schools, public squares/parking lots, transportation facilities, children's playgrounds, parks, public squares, green area and roads.

單元三永春自辦市地重劃

Unit 3

Yongchun private urban land consolidation



重劃小檔案 Files

辦理時間 / Time : 93.11~101.8
 重劃總面積 / Total consolidation area : 53.7908公頃 (hectare)
 提供建築用地面積 / Building area : 29.8738公頃 (hectare)
 重劃總費用 / Total consolidation expenses : 17億7135萬元

重劃範圍

東：永春東七路
 西：益豐路
 南：永春東路
 北：大墩十二街

Consolidation Area

East to Yongchun E. 7rd Rd.
 West to Yifeng Rd.
 South to Yongchun East Rd.
 North to Dadun 12th St.

重劃前概況

臨時建物林立，間雜農業使用，凌亂不整，有礙觀瞻。

Pre-consolidation summary

The cityscape was blighted with predominantly temporary buildings and scattered farms.



重劃後效益

1. 促進都市健全發展，提升居民生活品質。
2. 健全地籍管理，有利建築使用。
3. 土地增值並享減稅利益。

Consolidation benefits

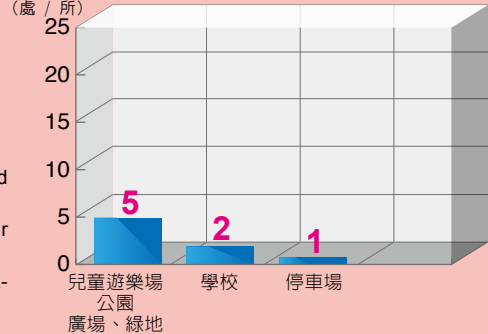
1. Enhanced urban development and boosted living quality.
2. Strengthened cadastre management for construction purposes.
3. Enjoyment of increased land values and tax-reduction benefits.

主要建設

學校、停車場、兒童遊樂場、公園、廣場、綠地、道路…。

永春自辦市地重劃成果統計表

Yongchun private urban land consolidation achievements



Main construction

Schools, parking lots, children's playgrounds, parks, public squares, green area and roads.

單元四自辦市地重劃

Unit 4 urban land consolidation

重劃前概況

以農業使用為主，夾雜部分零星工業，且為臨時性搭建之建物，生活環境凌亂不整，有礙觀瞻。



Pre-consolidation summary

Agricultural production was the main industry in this area. A minimal amount of industrial production also took place in the hastily-built factories. The untidy living environment compromised the cityscape.



重劃小檔案 Files

辦理時間 / Time : 101.7~104
 重劃總面積 /
 Total consolidation area :
 62.7611公頃 (hectare)
 提供建築用地面積 /
 Building area :
 34.7499公頃 (hectare)
 重劃總費用 /
 Total consolidation expenses :
 約25億元

重劃範圍

東：黎明路、20M-100計劃道路
 西：25M-31號計劃道路
 南：永春東三路與25M-31號計劃道路為界
 北：向上路

Consolidation Area

East to Liming Rd. and 20M-No. 100 planned road.
 West to 25M-No.31 planned road.
 South to Yongchun E. 3rd Rd. and 25M-No.31 planned road.
 North to Xiangshang Rd.

重劃後效益

1. 自辦經費來自民間，機動靈活。
2. 土地增值，帶動地方經濟成長。
3. 可享減稅之利益。

Consolidation benefits

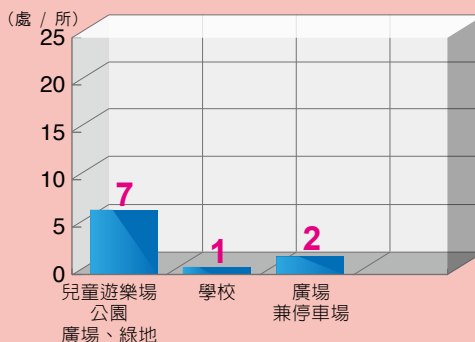
1. Private consolidation funds provided to ensure flexible management.
2. Increased land value boosts local economic growth.
3. Enjoyment of tax-reduction benefits.

主要建設

學校、廣場兼停車場、兒童遊樂場、公園、廣場、綠地、道路…。

單元四自辦市地重劃成果統計表

Xinba private urban land consolidation achievements



Main construction

Schools, public squares/parking lots, children's playgrounds, parks, public squares, green area and roads.

單元五 高鐵新市鎮自辦市地重劃

Unit 5

New THSR (Taiwan High Speed Rail) area private urban land consolidation



重劃小檔案 Files

辦理時間 / Time : 97.6~102
 重劃總面積 /
 Total consolidation area :
 70.1827公頃 (hectare)
 提供建築用地面積 /
 Building area :
 38.4365公頃 (hectare)
 重劃總費用 /
 Total consolidation expenses :
 25億797萬5884元

重劃範圍

東：25M-31號計畫道路
 西：環中路
 南：黎明路
 北：20M-155號計畫道路

Consolidation Area

East to 25M-No.31 planned road.
West to Huangzhong Rd.
South to Liming Rd.
North to 20M-No.155 planned road.

重劃前概況

地籍凌亂、土地畸零不整。

Pre-consolidation summary

The cadastre system was in disarray, with many fragmented land parcels impeding development.



重劃後效益

1. 可提供建築用面積約38.4365公頃，以舒緩住宅需求。
2. 公共設施完備，創造良好生活環境。
3. 增進地方繁榮，提高土地利用價值，改善環境品質。
4. 健全地籍管理，減少經界糾紛，消除畸零地之問題。

Consolidation benefits

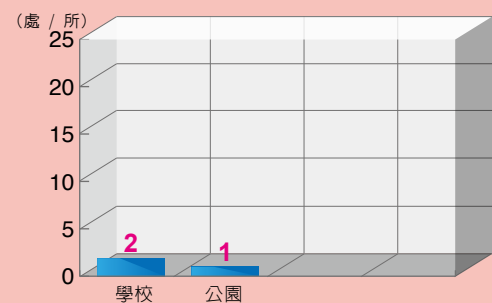
1. Provision of 38.50 hectares of development land to ease urgent housing shortages.
2. Improved public facilities and creation of a better living environment.
3. Boosted local economic development, increased land value and usability, and enhancement of environmental quality.
4. Establishment of sound cadastre management to avoid boundary disputes and eradicate problematic fragmented land parcels.

主要建設

學校、道路、公園...

高鐵新市鎮自辦市地重劃成果統計表

New THSR (Taiwan High Speed Rail) area private urban land consolidation achievements



Main construction

Schools, roads and parks.

單元八 中科經貿自辦市地重劃

Unit 8 Central Taiwan Science Park private urban land consolidation

重劃前概況

緊鄰原水湳機場，多為農業、軍事用地、空置或毀壞之房屋及荒地。



Pre-consolidation summary

Situated right next to the former Shuinan Airport site, the area was primarily used for agricultural production and military-related organizations. There were also many abandoned and damaged houses, barren fields and empty swimming pools.



重劃小檔案 Files

辦理時間 / Time : 98.4~102
 重劃總面積 / Total consolidation area : 90.1000公頃 (hectare)
 提供建築用地面積 / Building area : 51.9600公頃 (hectare)
 重劃總費用 / Total consolidation expenses : 34億707萬7069元

重劃範圍

東：中清路
 西：以原水湳機場
 南：河南路
 北：環中路

重劃後效益

1. 公共設施用地面積約38.14公頃。
2. 釐整並消除畸零不整地籍，可供建築使用。
3. 加速地方繁榮，促進都市健全發展，提高土地合理有效使用。

Consolidation benefits

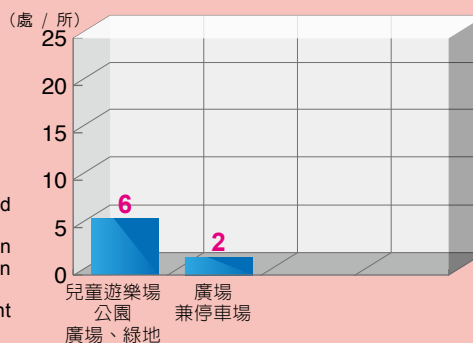
1. Provision of 38.14 hectares of development land to create public facilities.
2. Clarified land cadastre system and eradication of fragmented land parcels for construction purposes.
3. Boosted local economic and urban development to enable effective land usage.

主要建設

廣場兼停車場、兒童遊樂場、公園、廣場、綠地、道路…。

中科經貿自辦市地重劃成果統計表

Central Taiwan Science Park private urban land consolidation achievements



Main construction

Public squares/parking lots, children's playgrounds, parks, public squares, green area and roads.

Consolidation Area

East to Zhongqing Rd.
 West to the former Shuinan Airport site.
 South to Henan Rd.
 North to Huangzhong Rd.

單元十二 長春自辦市地重劃

Unit 12

Changchun private urban land consolidation



重劃小檔案 Files

辦理時間 / Time : 99.2~102
 重劃總面積 /
 Total consolidation area :
 76.8989公頃 (hectare)
 提供建築用地面積 /
 Building area :
 44.3043公頃 (hectare)
 重劃總費用 /
 Total consolidation expenses :
 19億4019萬元

重劃範圍

東：早溪西路
 西：40M-7號計畫道路
 南：早溪西路與舊街二巷15弄為界
 北：松竹路

Consolidation Area

East to Hanxi West Rd.
 West to 40M-No. 7 planned road.
 South to Hanxi W. Rd. and Alley 15, Lane 2, Jiu St.
 North to Songzhu Rd.

重劃前概況

重劃前農業使用為主，夾雜零星工業，臨時性建物多，生活環境凌亂不整，有礙觀瞻，人口加速成長，土地無法充分建築使用。

Pre-consolidation summary

The land was mainly used for farming with narrow strips of factories housed in hastily constructed buildings. The living environment was chaotic and untidy. The area was also overwhelmed by rapid population growth and ineffective land usage.



重劃後效益

1. 地籍方整利於管理及提供建築使用。
2. 提高民衆生活環境品質。
3. 主要幹道之開闢，改善交通及平衡舊有市區及各屯區間之發展。
4. 土地增值幅度約50%。

Consolidation benefits

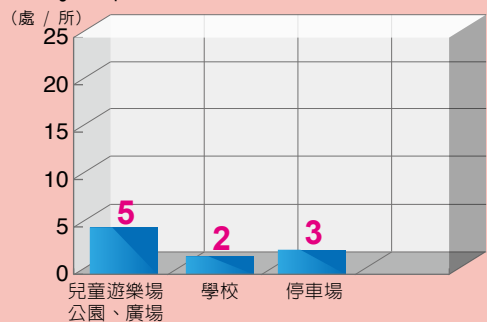
1. Clarified cadastre management to provide more development land.
2. Raised living quality and improved environment.
3. Expansion of major roads, improving the transportation network and stimulating developments between districts.
4. Increases in land value by up to 50%.

主要建設

學校、停車場、兒童遊樂場、公園、廣場、道路…。

長春自辦市地重劃成果統計表

Changchun private urban land consolidation achievements



Main construction

Schools, parking lots, children's playgrounds, parks, public squares and roads.

單元十三新興自辦市地重劃

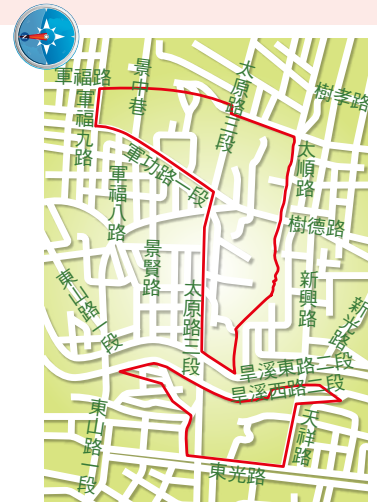
Unit 13 Xinxing private urban land consolidation

重劃前概況

重劃前以農業使用為主，地籍凌亂，夾雜零星小型工廠，臨時性建物多，土地未有效建築使用。

Pre-consolidation summary

The land was mainly utilized for agriculture with some lightly dispersed small factories and temporary buildings. A disorganized cadastre system hindered proper land development.



重劃小檔案 Files

辦理時間 / Time : 98.11~103
 重劃總面積 / Total consolidation area
 102.5372公頃 (hectare)
 提供建築用地面積 / Building area
 59.5821公頃 (hectare)
 重劃總費用 / Total consolidation expenses :
 約31億元

重劃範圍

東：生活圈四號道路(軍福路)中心線
 西：東光路
 南：天祥路、太順路
 北：軍福九路

重劃後效益

1. 地籍重整，地價增值。
2. 提供公共設施面積42.9551公頃。

Consolidation benefits

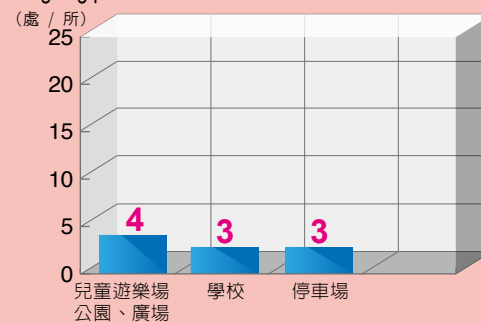
1. Organized cadastre management and increased land values.
2. Creation of 41.9616 hectares of land for public facilities.

主要建設

學校、公園、兒童遊樂場、廣場兼停車場、排水道、園道、道路…。

新興自辦市地重劃成果統計表

Xinxing private urban land consolidation achievements



Main construction

Schools, parks, children's playgrounds, public squares/parking lots, ditches and canals, green area and roads.

Consolidation Area

East to the centerline of Junfu Rd.
 West to Dongguang Rd.
 South to Tianxiang Rd. and Taishun Rd.
 North to Junfu 9th Rd.

單元十四新都自辦市地重劃

Unit 14

Xindou private urban land consolidation



重劃小檔案 Files

辦理時間 / Time : 93.7~99.3
 重劃總面積 /
 Total consolidation area :
 65.6584公頃 (hectare)
 提供建築用地面積 /
 Building area :
 38.6100公頃 (hectare)
 重劃總費用 /
 Total consolidation expenses :
 41億6924萬4000元

重劃範圍

東：祥順西路、軍福路
 西：建和路
 南：太原路
 北：東山路

Consolidation Area

East to Xiangshun W. Rd. and Junfu Rd.
 West to Jianhe Rd.
 South to Taiyuan Rd.
 North to Dongshan Rd.

重劃後段別名稱：和平段、景福段

Section names after consolidation completion : Heping and Jingfu

重劃前概況

以農業使用為主，間雜零星工廠及農舍類住宅，都市景觀風貌不協調。

Pre-consolidation summary

The area was mostly used for agricultural production with scattered factories and farmhouses spread across the cityscape.



重劃後效益

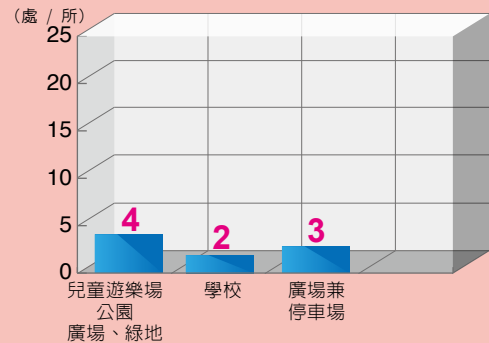
1. 公共用地約27.0754公頃。
2. 加速地方繁榮，引導都市健全發展，提高土地利用價值。

Consolidation benefits

1. Provision of 26.84 hectares of land for public amenities.
2. Invigorated local economic development, strengthened urban advancement and increased land-utilization value.

新都自辦市地重劃成果統計表

Xindou private urban land consolidation achievements



主要建設

學校、廣場兼停車場、兒童遊樂場、公園、廣場、綠地、道路…。

Main construction

Schools, public squares/parking lots, children's playgrounds, parks, public squares, green area and roads.

豐原區三陽自辦市地重劃

Fengyuan

District: Sanyang private urban land consolidation

重劃後段別名稱：三陽段

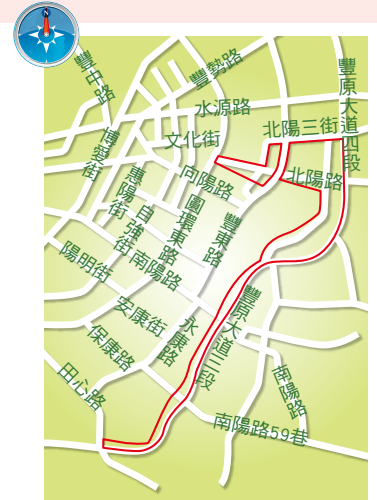
Section names after consolidation completion : Sanyang

重劃前概況

地籍零亂、丘塊崎嶇不整，老舊建築及違章工廠雜陳，影響市容景觀。

Pre-consolidation summary

The land cadastre system was in disarray. The area was filled with fragmented land parcels and the land was uneven. Many, scattered old run-down houses and illegal factories blighted the cityscape.



重劃小檔案 Files

辦理時間 / Time : 89~94
重劃總面積 /
Total consolidation area :
33.3270公頃 (hectare)
提供建築用地面積 /
Building area :
19.3096公頃 (hectare)
重劃總費用 /
Total consolidation expenses :
7億4543萬元

重劃範圍

東：豐原大道
西：田心路
南：豐原大道與田心路交界處
北：北陽三街

重劃後效益

1. 地籍方整，利於管理及建築使用。
2. 增設公共設施，提供居民活動空間及優質的生活環境品質。

Consolidation benefits

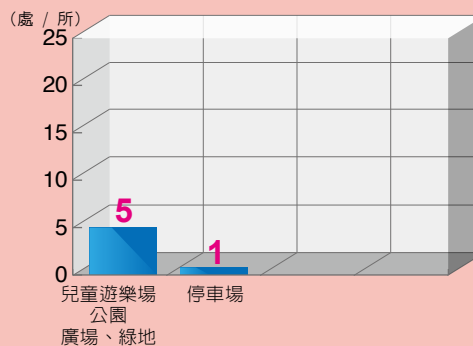
1. Organized cadastre system for better management and land usability.
2. Increased public facilities to provide residents with high-quality leisure spaces and a better living environment.

主要建設

停車場、兒童遊樂場、公園、廣場、綠地、道路…。

三陽自辦市地重劃成果統計表

Sanyang private urban land consolidation achievements



Main construction

Parking lots, children's playgrounds, parks, public squares, green area and roads.

Consolidation Area

East to Fengyuan Blvd. centerline.

West to Tianxin Rd.

South to the boundary of Fengyuan Boulevard and Tianxin Rd.

North to Beiyang 3rd St.

附加檔案 Appendices



已辦理及辦理中之市地重劃地區一覽表

Tables for Completed and Ongoing Urban Land Consolidation Cases

表一：臺中市已發佈都市計畫及辦理市地重劃地區面積比較表

Table 1: Size comparison of Taichung City announced urban planning and urban land consolidation areas

期別 Stage	總面積 (公頃) Total Land Area (hectares)	公共設施面積 Public-Facility Land Area
全市已發佈都市計畫 Taichung City announced urban planning areas	33317.9	4879.37
重劃區 Urban land consolidation areas	3802.1	1565.1
比率 Ratio	0.1141	0.3207

表二：已辦理及辦理中之公辦市地重劃地區一覽表

Table 2: Completed and ongoing government urban land consolidation areas

重劃區名稱 Urban land consolidation areas names	重劃總面積(公頃) Total Consolidation Land Area (hectares)	無償取得公共設施用地面積(公頃) Land for public facilities acquired without compensation (hectares)	提供建築用地面積(公頃) Provided development land area (hectares)	節省徵收、價購土地費用(元) Saved expenditures from land expropriation and purchases (NT\$)	節省工程建設費用(元) Saved expenditures from expropriation & construction costs (NT\$)
大智 Dazhi	14.5283	3.4288	11.0995	5,186,060	4,117,258
麻園頭 Mayuantou	24.2614	6.6836	17.5778	13,322,766	10,073,437
忠明 Zhongming	18.6491	7.7305	10.9186	31,871,829	35,548,375
中正、東山 Zhongzheng, Dungshan	440.6556	129.9498	310.7058	2,060,232,223	2,099,148,982
大墩 Dadun	228.3124	71.5704	156.742	2,669,692,051	1,550,000,000
干城 Qiancheng	19.4306	6.2679	13.1627	707,491,443	440,771,900
惠來 Huilai	353.3983	150.8508	202.5475	9,051,044,580	5,540,350,761

已辦理及辦理中之市地重劃地區一覽表

Tables for Completed and Ongoing Urban Land Consolidation Cases

重劃區名稱 Urban land consolidation areas names	重劃總面積(公頃) Total Consolidation Land Area (hectares)	無償取得公共設施用地面積(公頃) Land for public facilities acquired without compensation (hectares)	提供建築用地面積(公頃) Provided development land area (hectares)	節省徵收、價購土地費用(元) Saved expenditures from land expropriation and purchases (NT\$)	節省工程建設費用(元) Saved expenditures from expropriation & construction costs (NT\$)
豐樂 Fengle	148.7966	62.3386	86.4580	6,344,476,384	2,357,965,567
旱溪 Hanxi	120.3502	47.7987	72.5515	1,526,350,000	2,020,635,792
軍功、水景 Jungong and Shuijing	221.2018	103.1594	118.0424	12,379,164,000	3,621,355,132
四張犁 Sizhangli	141.0193	62.7571	78.2622	8,751,680,000	2,440,463,814
福星 Fuxing	81.0502	40.7965	40.2537	5,711,510,980	2,177,027,000
大慶 Daqing	229.5673	109.5548	120.0125	16,841,914,765	5,946,408,828
美和庄 Meihezhuang	403.3882	183.4604	219.9278	28,203,460,000	10,419,142,425
豐原區北陽 Fengyuan District: Beiyang	7.7311	1.8095	5.9216	2,736,869	199,879,484
梧棲區 中港一期一階 Wuqi District: Taichung Port (Stage I) (Phase I)	91.2790	32.3542	58.9247	129,416,800	928,322,646
梧棲區 中港一期二階 Wuqi District: Taichung Port (Stage I) (Phase II)	54.7762	16.2666	38.5096	97,599,600	606,695,219
大里區大里 Dali District: Dali	64.7075	16.4866	48.2209	329,732,000	759,690,817

重劃區名稱 Urban land consolidation areas names	重劃總面積(公頃) Total Consolidation Land Area (hectares)	無償取得公共設施用地面積(公頃) Land for public facilities acquired without compensation (hectares)	提供建築用地面積(公頃) Provided development land area (hectares)	節省徵收、價購土地費用(元) Saved expenditures from land expropriation and purchases (NT\$)	節省工程建設費用(元) Saved expenditures from expropriation & construction costs (NT\$)
豐原區豐南 Fengyuan District: Fengnan	6.2917	1.7638	4.5279	52,914,000	71,334,298
潭子區甘蔗崙 Tanzi District: Ganzhelun	24.3807	6.1297	18.2511	245,188,000	287,534,929
豐原區社皮社區 Fengyuan District: Shepi Community	14.2564	7.3590	6.8974	441,540,000	108,664,323
大里區大里二 Dali District: Dali (Phase II)	155.0789	66.6336	87.9924	4,331,184,000	1,386,266,499
大里區大里三 Dali District: Dali (Phase III)	6.7045	2.8104	3.8941	196,728,000	61,349,166
豐原區田心路兩側 Fengyuan District: both sides of Tianxin Road.	3.3291	1.4093	1.9198	112,744,000	30,245,276
豐原區西湳地區 Fengyuan District: Xinan area	21.4495	9.3970	12.0525	798,745,000	189,879,773
臺中港市鎮中心 Taichung Port District	114.7940	49.6840	65.1100	6,017,440,000	3,922,939,155
南陽 Nanyang	6.4192	2.2473	4.1719	247,203,000	199,254,000
豐原區成功路兩側 Fengyuan District: Both of sides Chenggong Road	2.3650	1.0518	1.3132	126,216,000	124,900,000
合計 / total	3018.1721	1201.7501	1816.4220	107,426,784,350	47,539,964,856

已辦理及辦理中之市地重劃地區一覽表

Tables for Completed and Ongoing Urban Land Consolidation Cases

表三：臺中市辦理中自辦市地重劃地區一覽表

Table 3: Taichung city ongoing private urban land consolidation areas

重劃區名稱 Urban land consolidation areas names	重劃總面積(公頃) Total Consolidation Land Area (hectares)	無償取得公共設施用地面積(公頃) Land for public facilities acquired without compensation (hectares)	提供建築用地面積(公頃) Provided development land area (hectares)	節省工程建設費用(元) Saved expenditures from expropriation & construction costs (NT\$)
單元1 安和 Unit 1 Anhe	55.9923	24.5709	31.4214	4,370,000,000
單元2 黎明 Unit 2 Liming	186.5298	79.3543	107.1755	6,981,646,557
單元3 永春 Unit 3 Yongchun	53.7908	23.9170	29.8738	3,348,380,000
單元4 Unit 4	62.7611	28.0112	34.7499	2,500,000,000
單元5 高鐵新市鎮 Unit 5 New THSR (Taiwan High Speed Rail) area	70.1827	31.7462	38.4365	2,507,975,884
單元8 中科經貿 Unit 8 Central Taiwan Science Park	90.0100	38.14	51.96	3,407,077,069
單元12 長春 Unit 12 Changchun	76.8989	32.5946	44.3043	1,940,190,000
單元13 新興 Unit 13 Xinxing	102.5372	42.9551	59.5821	3,129,100,000
東勢區中山 Daongshi District: Zhongshang	2.7129	0.9495	1.7634	82,260,996
東勢區新盛 Dongshi District: Xinsheng	4.4859	0.9189	3.5669	173,675,124
沙鹿區沙鹿火車站西側 The west side of Shalu Train Station in Shalu District	9.1600	3.7000	5.4600	565,759,600

重劃區名稱 Urban land consolidation areas names	重劃總面積(公頃) Total Consolidation Land Area (hectares)	無償取得公共設施用地 面積(公頃) Land for public facilities acquired without compensation (hectares)	提供建築用地面積 (公頃) Provided development land area (hectares)	節省工程建設費用 (元) Saved expenditures from expropriation & construction costs (NT\$)
潭子區弘富 Tanzi District: Hongfu	19.3625	6.7518	12.6107	551,730,000
潭子區大新 Tanzi District: Daxin	1.8761	0.6567	1.2194	284,160,000
烏日區自治 Wuri District: Zizhi	0.3874	0.1278	0.2596	59,368,387
烏日區中和紡織 Wuri District: Zhonghe Weaving	6.3473	1.9042	4.4431	573,721,747
太平區慧眾 Taiping District: Huizhong	2.8918	0.7594	2.1324	127,500,000
太平區泓成 Taiping District: Hongcheng	6.0552	1.7104	4.3448	168,890,490
太平區福億 Taiping District: Fuyi	3.5985	0.9629	2.6356	100,368,680
大里區東城 Dali District: Dongcheng	1.3218	0.3066	1.0152	82,936,933
大里區國光 Dali District: Guoguang	4.7761	2.2635	2.5126	11,752,700
合計 / total	761.7638	322.2782	438.4901	30,966,494,167

臺中市完成自辦重劃區一覽表

Taichung City Completed Private Urban Land Consolidation Table

表四 臺中市已開發完成自辦市地重劃區一覽表

Table 4: Taichung City Completed Private Urban Land Consolidation Table

年度 (民國/西元) Year	開發名稱 Development Name	開發面積 Development Land Size	取得公共設施用地 Acquisition of Land for Public Facilities
71 / 1982	宏台 / Hongtai	6.4740	2.3400
71 / 1982	勤美 / Qinmei	1.7351	0.4594
71 / 1982	松竹 / Songzhu	1.6866	0.4148
73 / 1984	松茂 / Songmao	0.9397	0.2094
73 / 1984	宏泰 / Hongtai	8.6591	2.7990
74 / 1985	福陽 / Fuyang	1.2092	0.2877
74 / 1985	潭子鄉仁潭 / Tanzi District : Rentan	3.2768	0.7745
年度 (民國/西元) Year	開發名稱 Development Name	開發面積 Development Land Size	取得公共設施用地 Acquisition of Land for Public Facilities
75 / 1986	崇德 / Chongde	2.6396	0.6800
75 / 1986	五美 / Wumei	0.9000	0.2632
75 / 1986	衛道 / Weidao	6.5472	1.5601
75 / 1986	東勢子 / Dongshizi	1.4815	0.5439
76 / 1987	東峰 / Dongfeng	2.5394	0.7497
76 / 1987	三普 / Sanpu	4.0813	1.1572
76 / 1987	大里區新里 / Dali District : Xinli	1.0905	0.2461
年度 (民國/西元) Year	開發名稱 Development Name	開發面積 Development Land Size	取得公共設施用地 Acquisition of Land for Public Facilities
76 / 1987	復興 / Fuxing	0.9381	0.1256
76 / 1987	太平區新平 / Taiping District : Xinping	0.8931	0.2651
76 / 1987	太平區宜欣 / Taiping District : Yixin	0.7181	0.1973
76 / 1987	大里區塗城 / Dali District : Tucheng	1.6308	0.4989
76 / 1987	太平區新高 / Taiping District : Xingao	3.2418	1.0951
76 / 1987	太平區太子 / Taiping District : Taizi	2.3306	0.7760
76 / 1987	太平區新王 / Taiping District : Xinwang	1.3260	0.4846

年度 (民國/西元) Year	開發名稱 Development Name	開發面積 Development Land Size	取得公共設施用地 Acquisition of Land for Public Facilities
77 / 1988	長江 / Changjiang	2.6810	0.9517
77 / 1988	天興 / Tianxing	1.7336	0.6460
77 / 1988	上石碑 / Shangshibei	3.3997	0.8205
77 / 1988	民生 / Minsheng	0.6087	0.2335
77 / 1988	田心 / Tianxin	1.0041	0.2561
77 / 1988	太平區東峰新光 Taiping District : Dongfeng Xinguang	1.8355	0.3674
77 / 1988	大里市向學 / Dali District : Xiangxue	0.9559	0.2990
年度 (民國/西元) Year	開發名稱 Development Name	開發面積 Development Land Size	取得公共設施用地 Acquisition of Land for Public Facilities
77 / 1988	神岡區社口 / Shengang District : Shekou	0.7473	0.1914
77 / 1988	大里區益新 / Dali District : Yixin	2.9400	0.7295
78 / 1989	興祥 / Xingxiang	2.6099	0.6326
78 / 1989	大里區大新 / Dali District : Daxin	1.6662	0.4412
79 / 1990	樂業 / Leye	9.5678	3.6224
79 / 1990	保安 / Baoan	2.8440	0.8970
79 / 1990	大里區益民 / Dali District : Yimin	0.9901	0.2475
年度 (民國/西元) Year	開發名稱 Development Name	開發面積 Development Land Size	取得公共設施用地 Acquisition of Land for Public Facilities
79 / 1990	太平區新宜欣 / Taiping District : New Yixin	0.6701	0.2270
79 / 1990	太平區福平 / Taiping District : Fuping	0.6306	0.1163
79 / 1990	烏日區亞麻廠 / Wuri District : Flax Factory	7.8447	2.4534
80 / 1991	寶山 / Baoshan	5.5179	1.4907
80 / 1991	中港 / Taichung Port	0.4130	0.0880
80 / 1991	大里區安康 / Dali District : Ankang	0.8230	0.4155
80 / 1991	太平區大玉欣 / Taiping District : Dayuxin	0.7445	0.2608

臺中市完成自辦重劃區一覽表

Taichung City Completed Private Urban Land Consolidation Table

年度 (民國/西元) Year	開發名稱 Development Name	開發面積 Development Land Size	取得公共設施用地 Acquisition of Land for Public Facilities
81 / 1992	埔興 / Puxing	0.8980	0.3123
81 / 1992	潭子區大埔厝 / Tanzi District : Dapucu	2.1334	0.5163
82 / 1993	烏日區中興 / Wuri District : Zhongxing	3.1791	13479
82 / 1993	大肚區文昌 / Dadu District : Wenchang	23.2699	8.8354
82 / 1993	潭子區華泰 / Tanzi District : Huatai	5.6335	1.4758
82 / 1993	太平區三汙 / Taiping District : Sanbian	5.6151	2.3033
82 / 1993	太平區安泰 / Taiping District : Antai	3.1105	1.3176
年度 (民國/西元) Year	開發名稱 Development Name	開發面積 Development Land Size	取得公共設施用地 Acquisition of Land for Public Facilities
83 / 1994	豐原區水源地 / Fengyuan District : Shuiyuandi	8.9131	2.9527
83 / 1994	太平區永成 / Taiping District : Yongcheng	6.1168	2.8363
83 / 1994	大雅區長興 / Daya District : Changxing	0.3204	0.0945
84 / 1995	錦村 / Jinchun	1.9946	1.0194
84 / 1995	東海 / Tunghai	1.2657	0.2039
85 / 1996	三富 / Sanfu	7.0211	2.0608
85 / 1996	國安 / Guoan	2.0623	0.3188
年度 (民國/西元) Year	開發名稱 Development Name	開發面積 Development Land Size	取得公共設施用地 Acquisition of Land for Public Facilities
85 / 1996	烏日區第三鄰里 / Wuri District : 3rd Village	7.5041	2.4038
85 / 1996	太平區玉福星 / Taiping District : Yufuxing	1.7167	1.2459
85 / 1996	潭子區勝利 / Tanzi District : Shengli	0.5707	0.2284
85 / 1996	潭子區聖宮 / Tanzi District : Shenggong	2.7192	1.2449
85 / 1996	烏日區中和 / Wuri District : Zhonghe	5.300	1.8717
85 / 1996	豐原區向陽 / Fengyuan District : Xiangyang	1.9308	1.1033
86 / 1997	烏日區橋仁 / Wuri District : Qiaoren	0.1573	0.0526

年度 (民國/西元) Year	開發名稱 Development Name	開發面積 Development Land Size	取得公共設施用地 Acquisition of Land for Public Facilities
86 / 1997	大里區富村 / Dali District : Fuchun	0.6018	0.2429
86 / 1997	豐原區東豐 / Fengyuan District : Dongfeng	0.6940	0.2097
87 / 1998	楓樹 / Fengshu	1.3836	0.3404
87 / 1998	文山 / Wenshan	4.7694	2.0727
87 / 1998	烏日區仁德 / Wuri District : Rende	0.3184	0.1024
87 / 1998	大甲區頂店 / Dajia District : Dingdian	1.2840	0.3186
88 / 1999	新民 / Xinmin	0.4652	0.2256
年度 (民國/西元) Year	開發名稱 Development Name	開發面積 Development Land Size	取得公共設施用地 Acquisition of Land for Public Facilities
88 / 1999	太平區福三興 / Taiping District : Fusanxing	3.0337	0.8306
88 / 1999	烏日區明道 / Wuri District : Mingdao	0.6420	0.2177
89 / 2000	同榮 / Tongrong	1.8980	0.5412
89 / 2000	烏日區湖日 / Wuri District : Huri	0.4676	0.1388
90 / 2001	福安 / Fuan	4.1211	1.3085
90 / 2001	太平區松宜欣 / Taiping District : Songyixin	0.8200	0.2597
90 / 2001	豐原區豐東 / Fengyuan District : Dongfeng	1.4400	0.7400
年度 (民國/西元) Year	開發名稱 Development Name	開發面積 Development Land Size	取得公共設施用地 Acquisition of Land for Public Facilities
91 / 2002	大甲區孟春 / Dajia District : Mengchun	3.7000	1.5098
91 / 2002	豐原區永康 / Fengyuan District : Yongkang	2.9000	1.1958
91 / 2002	潭子區復華 / Tanzi District : Fuhua	0.6700	0.2692
91 / 2002	太平區普成 / Taiping District : Pucheng	3.5900	0.9558
92 / 2003	太平區廣三 / Taiping District : Guangsan	0.8400	0.2250
93 / 2004	潭子區富聖 / Tanzi District : Fusheng	0.8895	0.3640
93 / 2004	潭子區興華 / Tanzi District : Xinghua	1.6909	0.6763

臺中市完成自辦重劃區一覽表

Taichung City Completed Private Urban Land Consolidation Table

年度 (民國/西元) Year	開發名稱 Development Name	開發面積 Development Land Size	取得公共設施用地 Acquisition of Land for Public Facilities
94 / 2005	樹德 / Shude	2.8911	0.6807
94 / 2005	潭子區栗林 / Tanzi District: Lilin	3.5800	1.2924
94 / 2005	豐原區三陽 / Fengyuan District: Sanyang	33.3270	14.0174
94 / 2005	烏日區興祥 / Wuri District: Xingxiang	7.1697	3.9942
94 / 2005	太平區普億 / Taiping District: Puyi	2.8254	1.0503
95 / 2006	太平區宅邸 / Taiping District: Zhaidi	2.0103	0.4170
95 / 2006	太平區福星 / Taiping District: Fuxing	2.7031	0.4104

年度 (民國/西元) Year	開發名稱 Development Name	開發面積 Development Land Size	取得公共設施用地 Acquisition of Land for Public Facilities
97 / 2008	保嘉 / Baojia	1.7993	0.2304
97 / 2008	大甲區黎明 / Dajia District: Liming	1.4902	0.4912
97 / 2008	烏日區烏日 / Wuri District: Wuri	4.0419	1.4800
98 / 2009	新都 / Xindu	65.6584	27.0754
100 / 2011	東勢區文小二 / Daongshi District: Wenxiao-er	1.6248	0.5686
合計 total		361.8858	128.8034

風華展現

Taichung Renewed

臺中市市地重劃成果簡介

A Brief Overview of Taichung City's urban land consolidation

結語

土地，我們稱它為「萬物之母」，
孕育著在地文化與信仰，
編織著期待與夢想。
「重劃」後的土地，
不是拋去既有情感，而是堅定的守候；
不是放棄原有初衷，而是擁有更大的抱負與希望。
歷經百年的大臺中，展現了高度企圖心，
讓「土地」能越顯活力；也讓我們勇敢「築夢」
期待每個人都能更加認同，
在潛力、活力與生命力的簇擁下，將風華再現。

The earth, revered as the "Mother of All Living Creatures",
is the foundation for local culture and beliefs,
fulfilling our dreams and expectations.

Reconsolidation efforts mean neither discarding the past nor abandoning original principles.
Rather, reconsolidated land
demonstrates an unwavering vision for embracing a grander future.

Taichung has endeavored over the past century to summon forth
the great potential of this land with the courage to realize its dreams, in a full expression of wholehearted ambition for
Greater Taichung.

It is our earnest hope that our tireless efforts will be appreciated and recognized.

Thanks to this newly unleashed potential, the dynamic energy of our reconsolidated land will once again usher in an era
of great prosperity for Taichung.

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