

# Task Force on Harbourfront Developments on Hong Kong Island

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For discussion  
on 27 January 2011

TFHK/01/2011

## Western Wholesale Food Market

### PURPOSE

This paper seeks Members' views on the proposals to better utilise the vacant area in the western block of the Agriculture, Fisheries and Conservation Department's (AFCD's) Western Wholesale Food Market (WWFM) and proposed open space development along the waterfront of the WWFM.

### BACKGROUND

2. The WWFM is located at Sai Wan adjacent to the Western District Public Cargo Working Area. With an area of about 6.5 hectares, the WWFM site is zoned "Other Specified Uses" annotated "Wholesale Market" ("OU (Wholesale Market)") on the Sai Ying Pun & Sheung Wan Outline Zoning Plan (OZP). Within the site, there are five piers and three 2-storey buildings. The location plan of the WWFM is at **Annex 1**.

3. Among the five piers, only Pier No. 5, the easternmost pier, remains in use for landing of freshwater fish and fisheries products. The other four piers have been left idle due to decreasing sea arrivals.

4. As regards the three buildings (eastern, middle and western blocks), the eastern block comprises a fresh fish market on the ground floor and the AFCD Market Office on the first floor. The middle block comprises a fruit market on the ground floor and an egg market on the first floor. The western block comprises a vegetable market on the ground floor. There used to be a poultry market located on the first floor of the western block, which has been vacated for some time, leaving about 3/4 of the stalls (approximately 3,200 m<sup>2</sup> in size) on that floor vacant. The remaining 1/4 area is used for the fish and meat stalls to accommodate wholesale traders relocated from the Central Market in 2003. Please refer to **Annex 2** for the layout plan of the first

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floor of the western block.

5. Given its prominent harbourfront location and availability of some vacant premises in the western block and the waterfront area, the WWFM provides opportunities for harbourfront enhancement. The Government has been looking into the possibility of opening up the unused and vacant area to the public, in consultation with the Central and Western District Council (C&W DC) and WWFM operators. The areas under consideration include the vacant part in the western block, Piers No. 1 to 4, and the 500m driveway between the WWFM and the piers.

## **PROPOSALS**

### *Vacant Area in the Western Block*

6. AFCD recently consulted the WWFM operators on the proposals to open up the vacant area in the western block and the 4 unused piers for harbourfront enhancement uses. While the operators indicated support to release the four unused piers and part of the 500m driveway for developing a waterfront promenade, they opined that priority should be given for them to use the vacant area in the western block to expand their fresh food wholesale business. A recent survey also reveals that there is interest among existing market operators to take up those vacant stalls.

7. In addition, AFCD has also been approached by an international logistics company for renting about two thirds of the vacant area in the western block to develop a world-class premium multi-temperature controlled distribution centre for wholesaling fresh food produce.

8. As these proposals are in line with the original designed use of the WWFM, AFCD will follow up with an open bidding process for interested parties, including existing WWFM operators and the above-mentioned logistics company, to bid for the use of the vacant area for the purpose of fresh food wholesale business, with a view to ensuring that the market could be fully utilised.

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## *Four Unused Piers and 500m Driveway*

9. As mentioned in paragraph 6 above, the WWFM operators have been consulted and indicated support to release the four unused piers and part of the 500m driveway for developing a waterfront promenade. They however advised that –

- (a) the new activities should be physically segregated from the wholesale activities completely;
- (b) adequate space at the seafront strip should be retained for loading and unloading of fresh food produce; and
- (c) the existing entry registration system should be retained.

10. AFCD also supports the proposed waterfront promenade development and is prepared to release the four piers and part of the 500m driveway for such development. Subject to the views of the Task Force, C&W DC, relevant stakeholders and relevant government departments, the Administration would proceed to study the implementation mode and identify the delivery agents for the development of the proposed waterfront promenade.

## **ADVICE SOUGHT**

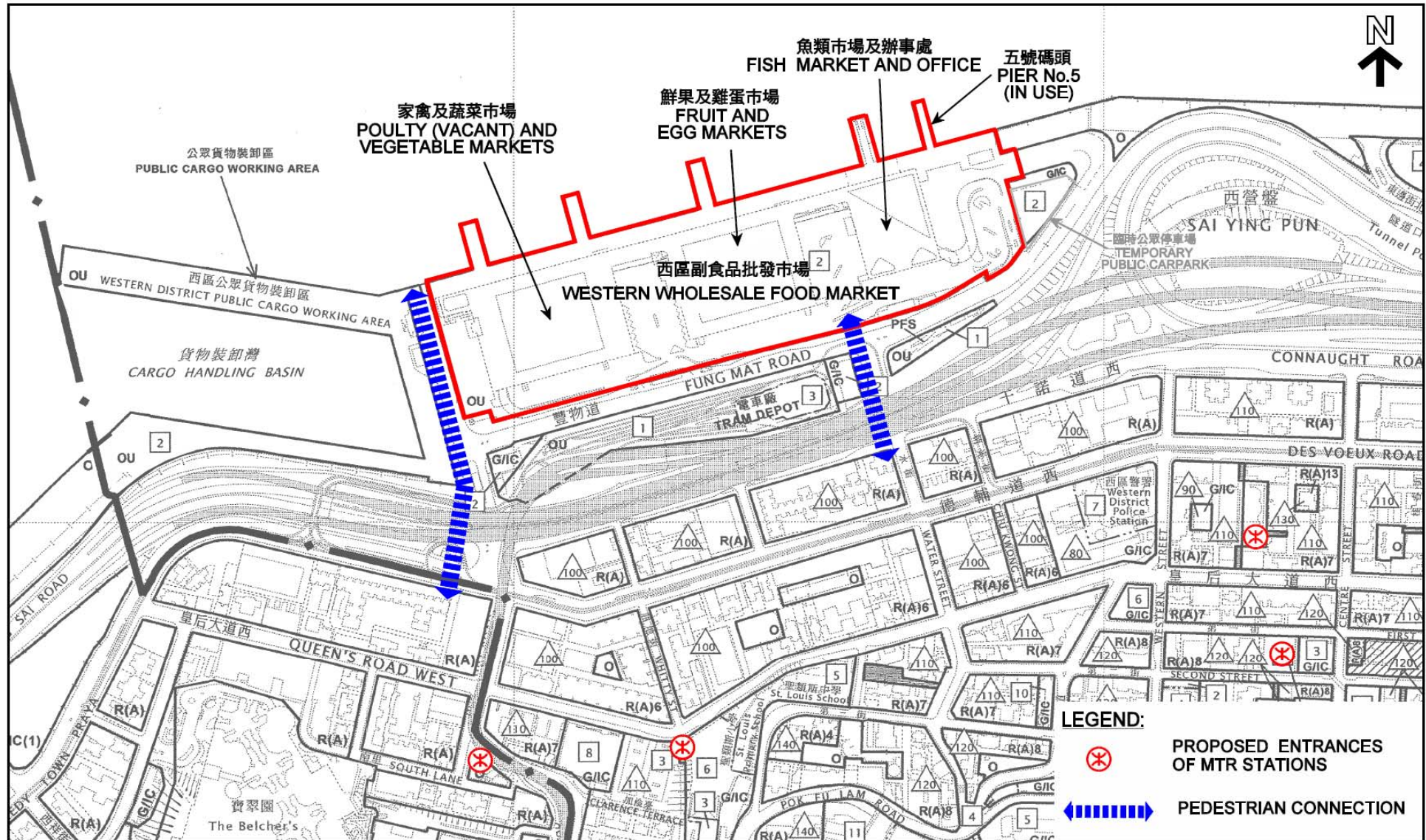
11. Members' views on the proposals set out in paragraphs 6 to 10 above are invited.

Annex 1: Location Plan of the WWFM

Annex 2: Layout Plan of the First Floor of the Western Block at the WWFM

**Agriculture, Fisheries and Conservation Department  
January 2011**

# Location Plan of the Western Wholesale Food Market



本繪圖關於2010年8月6日獲備，  
所根據的資料為於2010年3月26日  
展示的分區計劃大綱圖編號 S/H1/17及  
2010年5月7日展示的分區計劃大綱圖  
編號 S/H3/24  
EXTRACT PLAN PREPARED ON 6.8.2010  
BASED ON OUTLINE ZONING PLAN No.  
S/H1/17 EXHIBITED ON 28.3.2010 &  
S/H3/24 EXHIBITED ON 7.5.2010

## 西區副食品批發市場 WESTERN WHOLESALE FOOD MARKET

SCALE 1 : 3 000 比例尺  
METRES 50 0 50 100 METRES

規劃署  
PLANNING DEPARTMENT

參考編號  
REFERENCE No.  
M/H3/10/100

Figure  
1



# Layout Plan of the First Floor of the Western Block at the WWFM

