

# **Task Force on Harbourfront Developments on Hong Kong Island**

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For discussion  
on 15 September 2014

TFHK/09/2014

## **Signature Project Scheme in Eastern District: Eastern District Cultural Square**

### **PURPOSE**

This paper seeks Members' views on the conceptual framework of the Eastern District Cultural Square ("the Square") at Tam Kung Temple Road, which is the Signature Project Scheme ("SPS") in the Eastern District to be pursued by the Eastern District Council ("EDC").

### **BACKGROUND**

2. The Chief Executive announced the SPS to enhance district administration in his 2013 Policy Address. Under the Scheme, a one-off allocation of \$100 million is earmarked for each District Council ("DC") to carry out one to two signature projects of a large scale that will bring a significant and lasting positive impact on the district and will be able to address district needs or highlight the district characteristics. The SPS project(s) of each district will be proposed, discussed and agreed by the respective DC before they are put into implementation.

### **DELIBERATION BY THE EDC**

3. The District Facilities Management Committee ("DFMC") under the EDC was briefed on the SPS framework on 31 January 2013. Given the scale and significance of the SPS, the DFMC decided at the meeting to conduct a consultation exercise by writing to key district-based organisations and associations of the Eastern District including the six area committees and four kaifong associations and inviting the chairmen and vice-chairmen of these district bodies to a meeting on 21 February 2013 where they could

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express their views on the possible options for the SPS. On the basis of the results of the consultation exercise, the EDC shortlisted the top five popular options for voting at the EDC meeting held on 2 May 2013. It was decided at that EDC meeting that the construction of the Square should be pursued as the SPS by the EDC.

4. The EDC has all along been keen to enhance the permeability and connectivity of the Aldrich Bay waterfront area comprising the Aldrich Bay Promenade (“ABP”), Tam Kung Temple and the waterfront. By constructing the Square, the waterfront and the surroundings can be revitalised because more visitors and daily users will be attracted to the area through enhanced accessibility to the area by means of adopting a “permeability” concept in the design of the Square and opening up entrances along Oi Lai Street and Tam Kung Temple Road. The latter can further draw the flow of pedestrians from Shau Kei Wan (“SKW”) MTR station and tourists from the famous SKW Main Street East where popular restaurants are located. In future, visitors will be attracted to the area not only because of the waterfront promenade, they will also go there to participate in various cultural activities to be held at the Square. The revitalisation of the Aldrich Bay waterfront area also dovetails with the policy objective of creating “a harbour for the people, a harbour of life”.

### **PROPOSED SITE OF THE PROJECT**

5. The selected site is located at the prominent junction of Tam Kung Temple Road, Tung Hei Road and Oi Lai Street, abutting part of the ABP and occupying a dominant waterfront space of the SKW Typhoon Shelter. The proposed site area is of approximately 4,750m<sup>2</sup> as shown in the layout plan at **Annex A**.

6. At present, the northern parcel of the proposed site is partly occupied by a car park under a short term tenancy arrangement by the Lands Department. This parcel was formerly reserved for the future expansion of the neighbouring sewage treatment plant managed by the Drainage Services Department (“DSD”). To

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ensure that the Square will be developed in a more comprehensive and coherent approach, the EDC and Eastern District Office (“EDO”) liaised with the DSD and the Environmental Protection Department, which formally agreed to release the site for the SPS in November 2013.

7. The southern parcel is now part of the ABP managed by the Leisure and Cultural Services Department (“LCSD”). The design of the Square spanning over the northern and southern parcels of land will nicely blend into the existing ABP to create a new and holistic waterfront experience for the visitors. With the development of the northern and southern parcels as the Square, around 4,750m<sup>2</sup> of developed space will be added to the existing ABP. The new and expanded ABP (including the Square) will have a total area of around 17,700m<sup>2</sup>.

### **PROPOSED SCOPE OF THE PROJECT**

8. In order to assist the EDC in the planning, execution and operation of the SPS, the Steering Group on the SPS in Eastern District (“the Steering Group”) has been set up under the EDC. The key project scope including the works and non-works components endorsed at its meeting on 5 December 2013 are as follows –

#### **(A) Works component**

- (a) an outdoor performance stage;
- (b) square;
- (c) loading / unloading bay;
- (d) external public exhibition / activities area;
- (e) sitting-out area with benches and rain shelters;
- (f) a waterfront promenade connecting the adjacent ABP;
- (g) other facilities such as perimeter fence, landscaping, floor paving, park lighting, etc.; and
- (h) re-provisioning of transit nursery bed.

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### ***(B) Non-works component***

The non-works component is complementary to the hardware development with an aim to promoting an active community engagement and to instilling a sense of ownership for the members of the public. It comprises two parts –

- (a) **Community involvement activities:** Subject to the deliberation of the EDC, activities such as commencement and completion ceremonies will be organised to turn the promenade and the harbourfront into a popular open space.
- (b) **Publicity:** to promote the beautiful harbour and the vitality of the district, publicity and theme-based promotion campaign will be arranged.

9. While the EDC will be taking forward the SPS with the support of the EDO, the implementation, i.e. from Technical Feasibility Statement (“TFS”), investigation, design, tendering and award of contract to construction of the Square will be led by the Architectural Services Department (“ArchSD”), which is a Government works agent. The completed Square will be managed and maintained by the LCSD. Subject to on-going engagement with the EDC and detailed investigation and design by the ArchSD, we aim to seek funding approval of the Legislative Council (“LegCo”) in first quarter of 2016 and commence the construction work in the third quarter of 2016 for completion by around the second quarter of 2018. The LCSD will be commissioned to manage the Square which will be open to the public around the third quarter of 2018. The non-works component of the project will be rolled out in phases soon after the funding approval by the LegCo is secured.

### **WAY FORWARD**

10. The ArchSD, which is currently preparing the TFS, aims to submit the TFS to the Development Bureau by September 2014 for

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their approval. More concrete master programme, detailed scope and design etc. will be further developed in accordance with the approved TFS.

## **VIEWS SOUGHT**

11. Members are invited to express their views on the above project.

## **ATTACHMENT**

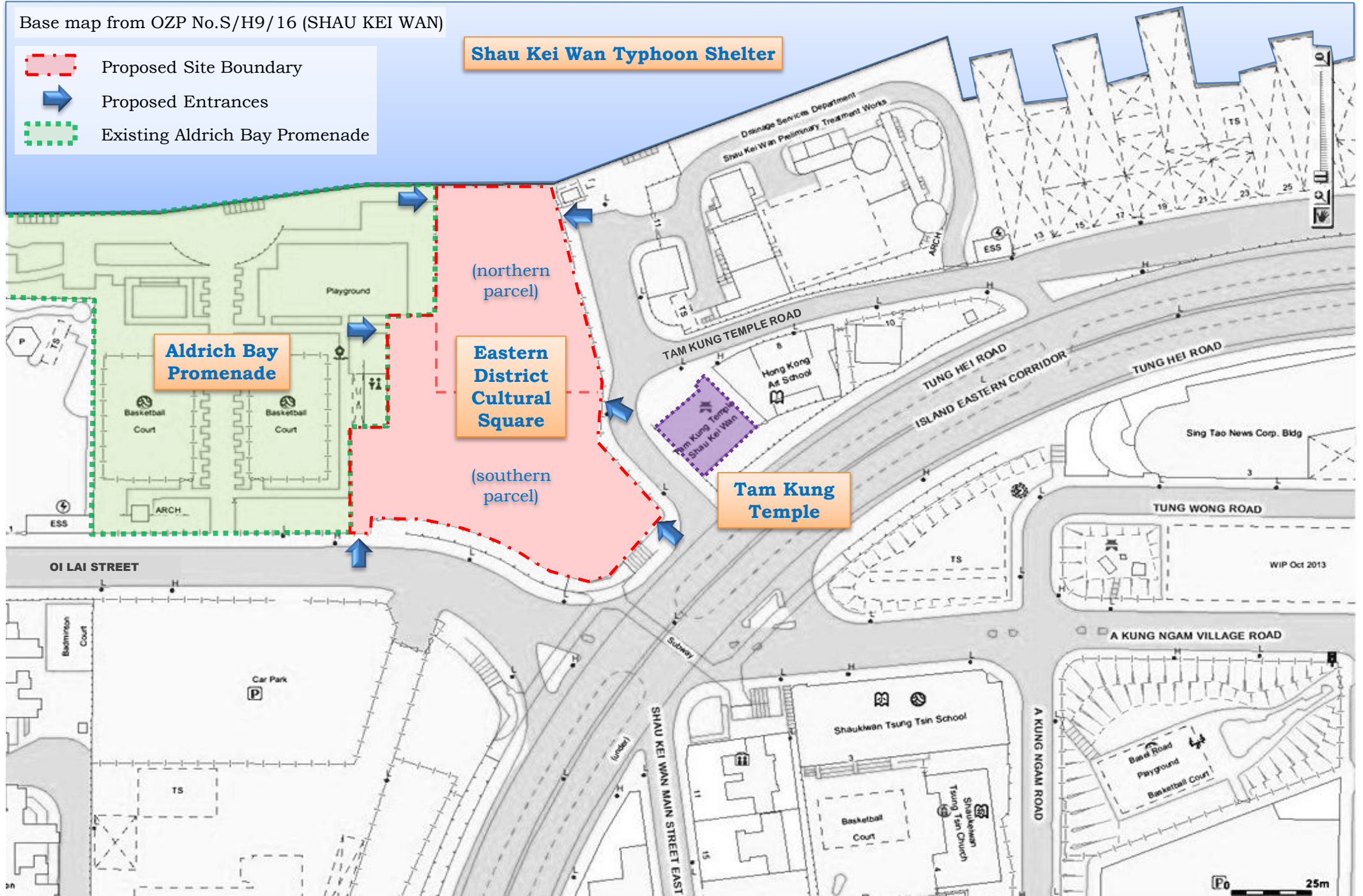
### **Annex A - Location Plan**

**Eastern District Office  
Home Affairs Department  
September 2014**

Base map from OZP No.S/H9/16 (SHAU KEI WAN)

- Proposed Site Boundary
- Proposed Entrances
- Existing Aldrich Bay Promenade

Shau Kei Wan Typhoon Shelter



Annex A - Location Plan of Eastern District Cultural Square (Signature Project Scheme)