

Task Force on Harbourfront Developments in Kowloon, Tsuen Wan and Kwai Tsing

For discussion
on 19 October 2011

TFK/13/2011

West Kowloon Cultural District Stage 3 Public Engagement Exercise

PURPOSE

As part of the West Kowloon Cultural District (“WKCD”) Stage 3 Public Engagement Exercise (“PE3”), this paper aims to seek Members’ views and in-principle support on the proposed Development Plan (“DP”) for the WKCD, in particular the waterfront development concepts and components thereof.

ADVICE SOUGHT

2. Members are invited to note the main features of Foster+Partners’ (“Foster”) Modified Conceptual Plan (“MCP”) and comment on the proposed DP for the WKCD before the DP is finalized and submitted to the Town Planning Board (“TPB”).

BACKGROUND

3. During the 3-month Stage 2 Public Engagement Exercise launched in August 2010, the West Kowloon Cultural District Authority (“WKCDA”) had solicited public and stakeholders’ views on the three Conceptual Plan Options (“CPOs”) for the WKCD. The Task Force on Harbourfront Developments in Kowloon, Tsuen Wan and Kwai Tsing of the Harbourfront Commission (“Task Force”) was consulted at its meeting on 4 October 2010 in which valuable and constructive views on the three CPOs were collected and included in the *Report on the Analysis of Views for the Stage 2 Public Engagement Exercise*¹ prepared

¹ <http://www.wkcda.hk/en/pe2/report.html> (*Report on the Analysis of Views for the Stage 2 Public Engagement Exercise*)

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by the Analysis and Reporting Consultant, Public Policy Research Institute (PPRI) of the Hong Kong Polytechnic University, appointed by the WKCDA.

4. On 4 March 2011, the Board of the WKCDA, taking into account the public and stakeholders' views among other selection criteria, accepted the Selection Panel's recommendation and selected Foster's CPO as the basis for formulating the DP for the WKCD. Foster proceeded to modify and enhance their CPO after due consideration had been given to suitable desirable features from the other two CPOs as identified during the Stage 2 Public Engagement Exercise, with proper regard for the overall integrity of the preferred option as well as various design, technical and other considerations. The MCP maintained Foster's original Great Park Concept as well as the integration of the existing Kowloon with rich mix of Urban DNA.

OBJECTIVES OF STAGE 3 PUBLIC ENGAGEMENT EXERCISE

5. To further solicit public and stakeholders' support on the WKCD development, the WKCDA has launched a one-month PE3 starting in late September with the following main objectives:

- (a) To unveil the MCP;
- (b) To present information on the proposed DP; and
- (c) To seek public and stakeholders' support to facilitate the statutory town planning process for the WKCD Project to move forward.

A series of presentations, workshops and professional conference are being held during PE3. Through unveiling the main features of the MCP and the information on the proposed DP, the WKCDA is now seeking public and stakeholders' support prior to finalization of the DP

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for submission to the TPB around the end of 2011.

6. PE3 is an important milestone leading us a step closer to realizing our vision for the WKCD. The key messages stress that the master planning of the WKCD is largely consolidated with due regard to the views collected from the public and stakeholders in the previous two rounds of public engagement exercises. Both hardware and software development will run in parallel to build a cultural district that will enrich the quality of life of the people of Hong Kong and beyond.

SCOPE OF PUBLIC ENGAGEMENT

7. A set of public engagement pamphlet is attached in **Annex**. For the integral set of proposed DP, it can be referred to the following hyperlink: -

[<http://www.wkcda.hk/pe3/en/proposed/index.html>]

Members can also view the MCP and the information on the proposed DP at Thematic Exhibition Gallery of the Heritage Discovery Centre in Kowloon Park or visit the WKCDA's website for the relevant information. Members are particularly invited to provide comments on the proposed harbourfront facilities, and the proposals involved to enhance connectivity to the harbourfront in the WKCD. In achieving this, a 20-metre wide continuous waterfront promenade; 2 piers² (one is located at the south of the proposed Lyric Theatre and the other one is located at the west of the proposed Mega Performance Venue/Exhibition Centre complex); a central square connecting the landscape deck of West Kowloon Terminus of Express Rail Link for pedestrian access; and floating arts pontoon² along the southern edge of the waterfront promenade are proposed.

² The proposed piers are subject to the provision of Protection of Harbour Ordinance and agreement by the relevant Government Departments.

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WAY FORWARD

8. After the completion of PE3, PPRI will collate and analyse views received during the engagement exercise, including those received from Members of the Task Force, and will submit an analysis report to the WKCDA for consideration. The WKCDA targets to submit the finalized DP to the TPB for consideration around end of 2011.

**West Kowloon Cultural District Authority
October 2011**

West Kowloon Cultural District Authority

West Kowloon Cultural District

A Place for Everyone

Stage 3 Public Engagement Exercise
30/9/2011 – 30/10/2011

A Place for Everyone

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Preface

Last November we presented three Conceptual Plan Options for the future West Kowloon Cultural District to the public by three of the world's renowned master planning teams to reflect the Hong Kong of today, and its dreams of an arts and cultural hub for tomorrow. Today, we put forward a proposed Development Plan based on the concept by Foster+Partners, which was favoured by the people of Hong Kong.

We have enhanced the preferred Conceptual Plan and incorporated desirable features from the other two master plans wherever appropriate to make the Cultural District a place to relax and be inspired. It will be, in every aspect, a Place for Everyone.



Mega Performance Venue and Exhibition Centre



The Plan

The new Cultural District will host a rich mix of activities – spanning culture, education, leisure, residential and commercial – that will interact with each other within a single piece of urban fabric adjacent to a unique and spacious city park, enlivening the everyday life of our city.

The arts and cultural facilities will be totally integrated into the city, with all their visual arts, performances and educational offerings easily accessible to one another along a main vehicular traffic free artery, adding a new dimension to the thriving metropolis of Hong Kong and creating an even more lively and diverse urban scene.

Art will be everywhere in the Cultural District! A number of exhibition and performance pavilions will be dotted around the District, alongside major arts and cultural facilities, providing spaces for arts groups, designers and performers to showcase their creations and enriching the creative environment.

There are learning facilities at major arts and cultural facilities to enhance students' arts appreciation capability and to forge close collaboration with schools and institutions, and also additional creative learning spaces for performing and visual arts.

Planning and constructing a unique District from scratch gives us the opportunity to develop it as a pioneer of sustainability and state-of-the-art information and communication technology – a strategy we will adopt to see through the project.

Phasing of Facilities

This sizeable project will be developed in phases. It is planned that the first batch of facilities to be commissioned around 2015 will be part of the Great Park with its outdoor performance facilities – an Outdoor Theatre and Freespace with Music Box as well as the Xiqu Centre which houses a Main Theatre and a Teahouse.

The other facilities to be commissioned in Phase 1 include the Music Centre which comprises a Concert Hall and a Recital Hall, the Centre for Contemporary Performance made up of three Blackboxes, the Lyric Theatre, the Medium Theatre I, the Musical Theatre, the Mega Performance Venue plus Exhibition Centre, and Phase I of the main visual arts facility M+.

A host of other ancillary facilities including the Resident Company Centre, the Literary Arts Space, other creative learning facilities and a number of Arts Pavilions dotted in the District for visual arts exhibitions will also be constructed in this phase.

Facilities to be constructed in Phase 2 will include the Great Theatre, the Xiqu Small Theatre, the Medium Theatre II and M+ Phase 2.

The Great Park

The Great Park will bring the Hong Kong countryside to the urban centre, with trees offering shade throughout the hot days and months, gently undulating terrain and extensive areas of green grass. The Great Park will also host outdoor performances, sculpture displays and art activities.

The Avenue

Like the historic Chinese tenement, the Avenue is colonnaded with trees down its centre to create shade for everyone. At ground level, visitors will be able to access many of the Cultural District's new cultural buildings, as well as shops, restaurants, cafes, studios, workshops and education facilities. Pedestrian-friendly streets will link the vibrant north with the bucolic, landscaped waterfront and harbour to the south. The ground level is largely free of traffic to make a safer, fresher environment for people, with all car parks and service entrances to be located underground.



The Squares

Xiqu Square at the corner of Canton Road and Austin Road, serves as the gateway to the Cultural District and a hub for the Chinese cultural activities of the Xiqu Centre.

Central Square, located halfway along the Avenue, marks the intersection of the District's main artery and a tree-lined route, leading from the new Express Rail Link terminus to the waterfront and its panoramic views of Hong Kong Island.

Artist Square is located at the westerly end of the Avenue. It comprises the space adjacent to the M+ and its surrounding facilities and will be the perfect destination for relaxing and circulating among the area's arts and cultural venues.

Desirable Features

A number of features expressed by the public in previous stages of engagement exercises to be desirable will be incorporated:

- Relocation of Xiqu Centre to Canton Road end of the District
- Relocation of M+ to the entrance of the Great Park
- Realignment of the Avenue to provide room for street performances
- Inclusion of Arts Pavilions
- Inclusion of a Premier Theatre
- Incorporation of 'Banyan Farm' concept in Outdoor Theatre design
- Provision of space for literary activities and programmes
- Proposed provision of travellers
- Proposed provision of green roofs on buildings and wind turbines
- Inclusion of arts pontoons subject to technical and statutory feasibility
- Inclusion of piers subject to technical and statutory feasibility

Outdoor Theatre in the Great Park



Connectivity

Building around a comprehensive pedestrian and public transport network conveniently linked to the territory's rail and public transport network, the transport system in the future Cultural District will be seamlessly integrated with the network and neighbouring developments.

A natural gateway for visitors from the Mainland and overseas arriving via Express Rail Link, cross-boundary ferry, cross-boundary coach and Airport Express Link, the district will be accessible to all age and mobility groups.

A people-dominated environment will be created at ground level by segregating pedestrian and activity areas from vehicular traffic which will be put underground. A web of footbridges and subways will link pedestrians from nearby underground railway stations and entry points to the District, providing continuous pedestrian networks at ground, subway and elevated levels. Vehicular traffic making use of the basement driveway to access the car parks at basement level will be zoned to provide direct access to the facilities and activity areas above.

Environmental friendly bus will be used for serving the Cultural District. We are also planning on placing strategically sheltered travellers along walkways for the comfort of pedestrians, and to further study providing piers for water access.



Sustainability

Our mission is to develop and promote the Cultural District into a social, cultural, economic and environmentally dynamic metropolis for the communities, fostering the long-term cultural development in Hong Kong underpinned by the sustainability principles.

We firmly believe that the District's longevity and social impact can be maximised through the coexistence of quality, value and sustainability. The Cultural District would adopt practical and affordable green initiatives while creating an urban oasis that simultaneously brings people closer to nature and culture. Reduced waste, energy consumption and operational costs will be the key, and we also hope to inspire positive social, economic and environmental changes... especially among Hong Kong's younger generations.

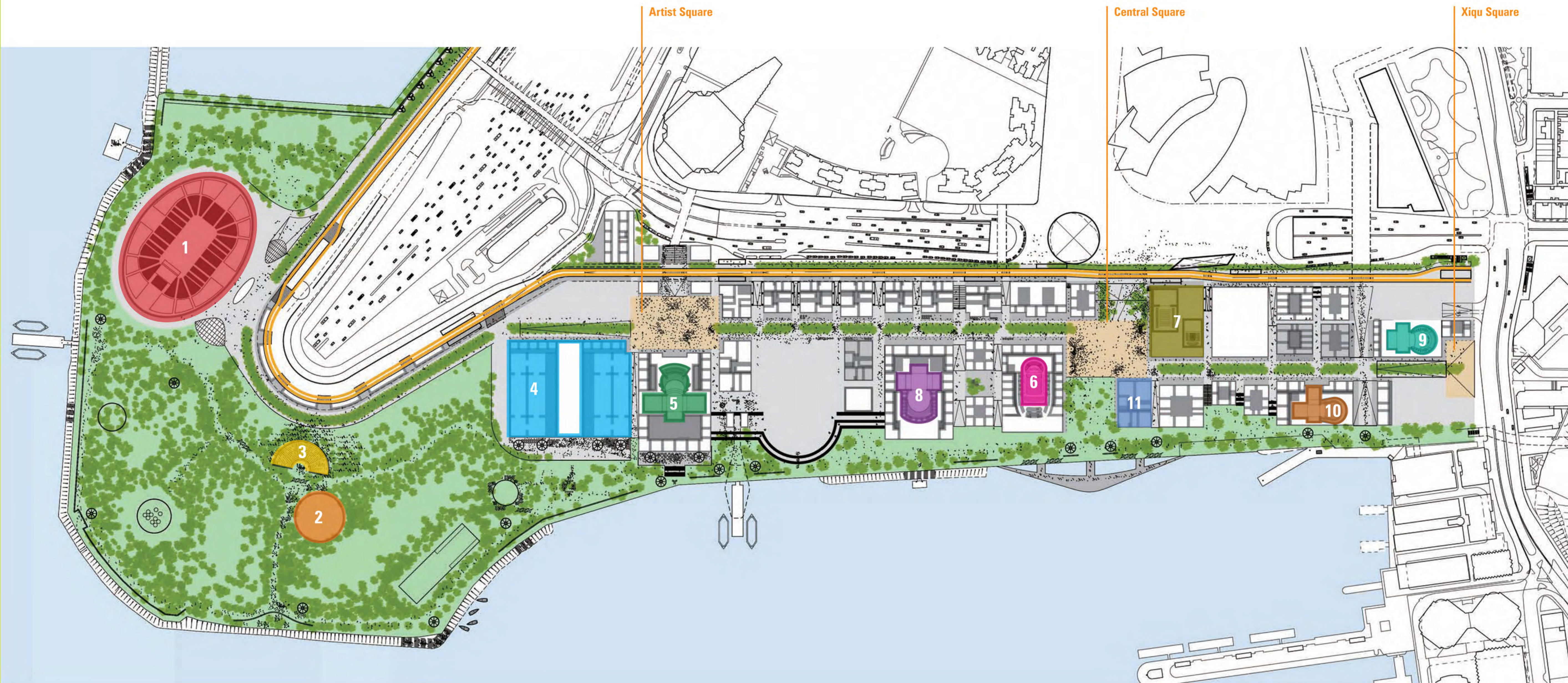
Way Forward

We plan to submit the proposed Development Plan* to the Town Planning Board around the end of this year. In parallel, we are preparing design competitions for a number of iconic facilities so that construction works can begin as soon as possible after the statutory planning process is completed. In the meantime, we have and will continue to launch arts and cultural programmes to build audience and to organise and support training and development programmes to nurture talents for the arts and cultural sector.

The West Kowloon Cultural District will be a place where an organic arts community can flourish, enhancing quality of life in Hong Kong. To achieve this, community engagement is critical. Your input to date has helped turn our vision into a plan. Now, we ask for your continued support to help us take the next step forward and turn the Cultural District into reality.

* Information about the proposed Development Plan is available at the Authority's website: www.wkcd.hk/pe3

SUMMARY OF PHASE 1 FACILITIES



1 / Mega Performance Venue and Exhibition Centre Complex

The Mega Performance Venue is Hong Kong's biggest indoor seated facility, with over 15,000 seats designed for local and overseas concerts and large-scale entertainment events.

The Exhibition Centre is planned as a medium-sized convention facility sitting under the Mega Performance Venue and integrated with a hotel.

2 / Freespace (with Music Box)

A new concept within the Great Park where the possibilities are endless. Freespace can accommodate 300 to 500 people and places no restrictions on the performances it hosts. It also contains a 150-seat (or 300 standing) Music Box to attract adventurous spirits looking to explore the alternative and independent music scenes.

3 / Outdoor Theatre

A 500-seat (and 2,000 standing) outdoor theatre adjacent to Freespace and integrated within the landscape design of the Great Park.

4 / M+

Asia's first international-calibre museum for visual culture – contemporary art, design, architecture, moving image and popular culture – all looking at the world from a Hong Kong perspective. With 43,000 square metres just in Phase 1 alone, visitors will get a museum experience that is both rich and innovative – perfect for a full day's educational visit, or a quick moment of inspiration.

5 / Lyric Theatre

A versatile, 1,200-seat facility with an orchestra pit for dance, ballet, opera, musicals and theatrical performances.

6 / Music Centre (Concert Hall, Recital Hall with Arts Education Facility)

A centre that comprises a 1,800-seat signature Concert Hall with world-class acoustics, plus a 300-seat Recital Hall that is well suited for chamber music and recitals.

7 / Centre for Contemporary Performance (3 Blackboxes with Arts Education Facility)

Comprises three differently designed and equipped, flexible performing spaces with 400, 250 and 150 seats respectively to suit different scales of performances – great for dance, theatrical and multimedia performances and much more.

8 / Musical Theatre

A 2,000-seat receiving house for touring musicals, popular commercial productions and large-scale performances.

9 / Xiqu Centre (Main Theatre, Teahouse with Arts Education Facility)

A 1,100-seat Main Theatre with a Teahouse featuring traditional Chinese performances. Destined to become the home base for the preservation and development of Chinese opera in Hong Kong.

10 / Medium Theatre I

A well equipped 600-seat, proscenium-arch style theatre for medium-scale theatrical and dance performances.

11 / Resident Company Centre

A facility dedicated to our district resident companies with 120,000 square feet of space for offices, creation, rehearsals and more to facilitate partnership, exchanges and professional development for local arts groups.

Arts Education and Other Facilities

Learning facilities at the Centre for Contemporary Performance, M+, Music Centre and Xiqu Centre will enhance arts appreciation and forge close collaboration with schools and institutions. There are also Arts Pavilions for performing and visual arts. Space will be provided for literary activities and exhibitions.