

Harbourfront Commission

For discussion
on 25 October 2010

HC/11/2010

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

REPORTING PERIOD

This progress report covers the period from July to October 2010.

MEETING(S) HELD AND THE MAJOR OUTCOME, FINDINGS AND RECOMMENDATIONS

First Meeting – 4 October 2010

2. The Task Force discussed the following items -

(a) Election of Chairman

Professor Becky Loo was elected Chairman of the Task Force.

**(b) Terms of Reference of Task Force on Harbourfront
Developments in Kowloon, Tsuen Wan and Kwai Tsing**

There was a suggestion at the meeting that the mandate of the Task Force should include overseeing marine and related uses of the harbourfront areas. While providing comments on and monitoring marine uses had been covered in the proposed terms of reference, the meeting considered that water-land interface was a general issue that should be dealt with by the Harbourfront Commission (HC) in a holistic manner, rather than by the specific Task Forces individually which dealt with issues within their own geographical jurisdiction.

The meeting endorsed the proposed terms of reference.

(c) Lei Yue Mun Waterfront Enhancement Project

The Tourism Commission (TC) briefed the Sub-committee on Harbour Plan Review of the former Harbour-front Enhancement Committee on the conceptual design of the Lei Yue Mun (LYM) Waterfront Enhancement Project in September 2008. When discussing the amendments to the Cha Kwo Ling, Yau Tong, Lei Yue Mun OZP to facilitate the implementation of the project in November 2009, the Sub-committee agreed to request TC for a briefing when the detailed design of the project was available. In response, the project team led by TC briefed the Task Force on the latest position and design features of the project.

Members commented on a number of issues including the colour scheme and design of mosaic tiles for the project, sewerage discharge, visitor patronage and projection, budget and programming etc. The meeting requested TC to consider Members' comments and revert with more information on the above aspects.

(d) West Kowloon Cultural District – Stage 2 Public Engagement Exercise

As part of the West Kowloon Cultural District Authority (WKCDA) team, the 3 consultants, namely Forster + Partners, Rocco Design Architects and Office for Metropolitan Architecture gave a briefing on the 3 Conceptual Plan Options of the WKCD.

The consultants were invited to explain how their Conceptual Plans took into account the Harbour Planning Principles / Harbour Planning Guidelines, the theoretical assumptions underpinning the design, technical feasibility of the proposals, implications on the Protection of the Harbour Ordinance and schedule of accommodation etc. To facilitate Members of the Task Force to give views on the proposals, the meeting agreed that WKCDA and its consultants should address the above concerns in the form of a comparison table.

Both the Task Force and WKCD expressed willingness to work with each other to help shape the plan for WKCD.

(e) Proposed Conversion of an Existing Industrial Building to Hotel and Shop and Services Uses, 428 Cha Kwo Ling Road, Yau Tong, Kowloon

The project team led by Ever Sun International Holdings Ltd. briefed the Task Force on the proposed conversion of the existing Wing Shan Industrial Building at the subject site into a manufacturers' outlet cum hotel development, which would include the provision of a waterfront promenade. In addition, the project proponent suggested that the whole Yau Tong Bay "Comprehensive Development Area" ("CDA") covering the site might have the potential to become a marina.

The meeting considered that the proposed conversion and the marina were two separate issues and the latter was not the focus of the discussion. Whilst supporting the proposed conversion, the meeting was of the view that the project team had to provide detailed information on the marina proposal before the Task Force could have a meaningful discussion on it.

(f) Kwun Tong Line Extension – Temporary Barging Facility at Hung Hom Freight Pier

The Mass Transit Railway Corporation Ltd (MTRCL) briefed Members on the proposed temporary barging facility at the MTRCL Hung Hom Freight pier for the construction of the MTR Kwun Tong Line Extension (KTE) from mid 2011 to end 2013; and thereafter, the site would continue to be used as a works area for the Shatin-Central Link up to around 2019.

Members generally supported the temporary use from mid 2011 to end 2013. The meeting also agreed to explore possible public-private collaboration with MTRCL on some long-term enhancement measures along the harbourfront in the vicinity.

(g) Any Other Business - Invitation to Site Visit to the Cheung Sha Wan Wholesale Market by Sham Shui Po District Council (DC)

The Sham Shui Po DC extended an invitation to the Task Force for a joint site visit to the Cheung Sha Wan Wholesale Market, with a view to exploring enhancement measures at the site. Members accepted the invitation.

Secretariat

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

October 2010