

Harbourfront Commission

For discussion
on 21 December 2010

HC/14/2010

Progress Report from Task Force on Kai Tak Harbourfront Development

REPORTING PERIOD

This progress report covers the period from November to December 2010.

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

Second Meeting - 23 November 2010

2. The Task Force discussed the following items -

(a) Inventory list of Kai Tak projects

Civil Engineering and Development Department (CEDD) provided an information note on on-going studies and design of Kai Tak project. As requested, CEDD will further provide a programme chart showing various critical paths for Members' reference.

(b) Information related to Cruise Terminal

In response to a Member's request, Tourism Commission (TC) provided an information note on the background to the development of the cruise terminal and the current position, and also set out therein the major reference materials. Marine Department (MD) also provided a contour map

showing the depth of water of the harbour. However, the Member expressed dissatisfaction with the information provided. TC would consider the Member's request for a list of all the materials including studies and reports relied on for proposing the present location, scale and design of the cruise terminal.

(c) Residential Development at 1-5 Kai Hing Road, Kai Tak South

The project proponent Hong Tai Yuen Limited and their consultants presented the discussion paper on the redevelopment scheme. In July 2009, the project proponent had consulted the Sub-committee on Harbour Plan Review of the former Harbour-front Enhancement Committee on the redevelopment proposal. The Sub-committee's comments had been forwarded to the Town Planning Board (TPB) for reference. The redevelopment scheme was subsequently approved in September 2010.

Further to the approved scheme outlined in the paper, the project proponent tabled plans showing an amended scheme to seek the views of the Task Force, with a view to submitting an s16A planning application to TPB for approval.

Members expressed concerns over visual permeability of the development, adequacy of air ventilation corridors and accessibility to the waterfront promenade. It was noted that the project would provide a 20m wide waterfront promenade for public use and surrender the facility to the Government. Regarding the promenade, Members commented on design, management, interface with food and beverage facilities, and timing of surrender to the

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Government. The comments would be passed to the TPB for reference by the Secretariat upon submission of s16A application by the applicant.

(d) “Building our Kai Tak River” public engagement

CEDD presented the discussion paper on the public engagement programme for “Building our Kai Tak River”. The proposed two-stage programme would be a joint effort among CEDD, Drainage Services Department (DSD) and Planning Department (PlanD) covering the entire length of the Kai Tak River from Diamond Hill to Kai Tak. Two community envisioning workshops were scheduled for December 2010.

Members generally supported the programme and remarked that the Kai Tak River would offer opportunities for community art and educating the public on cleaning up the polluted nullah. On gathering public views, it was considered that the exercise should focus on main issues and that professional groups should also be consulted to articulate the planning vision.

(e) Enhancement of waterfront accessibility at Former Runway

CEDD briefed Members on enhancement to accessibility for public enjoyment of waterfront along the former runway and the key issues to be addressed in urban design review of the Runway Precinct due to realignment of planned roads away from the waterfront to the centre of the former runway. For the access road under construction to support the early developments at the runway including the cruise terminal, CEDD proposed refinements to the railing along waterfront and landscaping design to enhance accessibility and visual

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permeability for public enjoyment.

In order to allow early enjoyment of the waterfront, Leisure and Cultural Services Department (LCSD) was planning to complete Phase 1 of the Runway Park in 2013 to tie in with the commissioning of the first berth of the cruise terminal. There were no adverse comments on such phased implementation approach.

Members commented mainly on how to bring vibrancy to the waterfront promenade, the Runway Boulevard and the Runway Park. Other than cycling, provisions for pet walking and community activities were suggested.

As for the urban design of the Runway Precinct, Members emphasised the need for activity nodes such as at the Runway Park as well as variety in landscape features. There were concerns over the raised landscaped deck, the road and noise barriers which may affect pedestrian access.

CEDD would submit more detailed proposals on urban design to the Task Force for discussion in future meetings.

Secretariat

Task Force on Kai Tak Harbourfront Development

December 2010