

(Translation)

Kowloon City District Urban Renewal Forum

For discussion
on 9 November 2011

Paper No.: DURF KC/08/2011

Study on Urban Renewal Plan for Kowloon City and Social Impact Assessment of Urban Renewal Plan in Kowloon City

Purpose

This paper seeks Members' views on the scope of the Study on Urban Renewal Plan for Kowloon City ("the Planning Study") and the Social Impact Assessment of Urban Renewal Plan in Kowloon City ("SIA") to be commissioned by the Kowloon City District Urban Renewal Forum ("DURF") through tendering exercises, and invite Members to endorse the scope of the studies, consultant steering work and consultant selection arrangement.

Background

2. At the second meeting held on 25 August, Members endorsed the proposed work plan and work items of DURF. In response to Members' suggestion at the meeting, the Secretariat circulated the extracts of the two study briefs to Members on 24 October, and revised the extracts taking into account Members' comments where appropriate.

The Planning Study

3. The purpose of the Planning Study is to assist DURF in preparing an Urban Renewal Plan for Kowloon City from a holistic and integrated perspective having regard to the 4R business strategy (i.e. redevelopment, rehabilitation, revitalization and heritage preservation) under the new Urban Renewal Strategy. The Urban Renewal Plan includes the identification of

action areas suitable for redevelopment and rehabilitation, the recommendation on preservation and revitalization initiatives, and possible implementation mechanism. The extract of the Planning Study Brief including details of the study area and objectives, the main tasks, the major deliverables and reporting requirements, as well as the services to be provided by the Consultants, etc. is at **Annex 1**.

Social Impact Assessment

4. The purpose of the SIA is to assist the Planning Study Consultants in formulating an Urban Renewal Plan and Action Area Plans for Kowloon City, to identify and assess the social impacts of the urban renewal plan, and to recommend mitigation measures to address the identified impacts. The SIA will be conducted concurrently and interactively with the Planning Study. The Planning Study Consultants will formulate urban renewal proposals having regard to the findings and recommendations of the SIA. The extract of the SIA Study Brief including details of the study area and objectives, the services to be provided by the Consultants, as well as the deliverables and reporting requirements, etc. is at **Annex 2**.

Consultant Steering Work

5. The Secretariat has proposed that a Study Steering Group, with its convenor and members from DURF, be set up to provide guidance to the Consultants on the study directions and recommendations. Participation in the Steering Group is on a voluntary basis. It is also proposed that a Study Working Group comprising representatives of the relevant Government bureaux/departments and organisations be set up under the coordination of the Secretariat, so as to provide guidance to the Consultants on the professional and

technical aspects, and to take forward the study directions and recommendations of the Study Steering Group.

Follow-up Work

6. The Secretariat will finalize the tendering documents for the above-mentioned studies taking into account the result of Members' discussion, and carry out the tendering exercises for the studies as soon as possible. The tendering and consultant selection arrangement will be undertaken in accordance with the Government's established procedures. On consultant selection, the Secretariat has proposed that an Assessment Panel (AP) and a Consultant Selection Board (CSB) be set. The AP will assist the CSB in assessing the technical proposals to be submitted by the bidders and ascertaining the technical suitability of the consultants for carrying out the assignments, scoring the technical proposals in accordance with the agreed marking scheme endorsed by the CSB, and reporting the assessment results to the CSB. The Convenor of the Assessment Panel will be the Assistant Director/Metro of Planning Department (in accordance with Government guidelines for tendering), with members comprising professional representatives from Planning Department, the relevant Government bureaux/departments and organisations. The function of the CSB is to approve the selection and appointment of the Consultants and the main tasks will include endorsing the marking scheme, technical/fee weightings and the technical assessment results submitted by the AP, opening the fee proposals submitted by the bidders, and determining the award of contracts according to the combined scores on the basis of the agreed technical/fee weightings. The Chairman of DURF is proposed to be the Convenor of CSB, with 2 to 3 DURF Members serving as members of the board, and on a voluntary basis.

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7. The Secretariat will also prepare the cost estimates for the consultancy studies for Members' information, and submit a funding application in respect of the studies to the Urban Renewal Fund Limited in due course.

Advice Sought

8. Members are requested to comment on :
- (a) the scope of the Studies (papagraphs 3 to 4);
 - (b) consultant steering work (papagraph 5); and
 - (c) consultant selection arrangement (papagraph 6)

Members are requested to endorse the relevant proposals if deemed appropriate. The Secretariat will take follow-up action in accordance with the result of Members' discussion.

Secretariat

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