

Summary of Urban Renewal Proposals

Theme	Implementation Timeframe*	Proposals	Proposed Implementation Departments / Organisations and Mechanisms
Shaping Areas' Identity	“5 Streets” and “13 Streets” Area (To Kwa Wan)		
	Short-term	Subdivide the “Comprehensive Development Area” (“CDA”) sites at “5 Streets” and “13 Streets”	<ul style="list-style-type: none"> • Planning Department (PlanD) to study the proposal and prepare the relevant amendment proposals to the outline zoning plan for consideration of Town Planning Board (TPB)
	Medium-term to Long-term	Explore the feasibility of the development of a vehicle repair centre to accommodate the affected vehicle repair workshops upon redevelopment in the area	<ul style="list-style-type: none"> • The feasibility of the proposal should be further explored
	Nga Tsin Wai Road Area (Lung Tong)		
	Short-term	Exploration of the feasibility of adjusting or exempting car parking requirements for redevelopment sites, having regard to the size and condition of sites, to allow room for preserving the vibrant street life and shop-lined street character of the area	<ul style="list-style-type: none"> • Transport Department (TD) could consider the proposal • PlanD could reflect the planning intention of preserving the vibrant street life and ambience of the area and propose measures to achieve the intention when opportunity for amendment of the outline zoning plan arises
		Streetscape enhancement at Nam Kok Road	<ul style="list-style-type: none"> • It is more suitable for Highways Department (HyD) to take up the paving works • It is more suitable for Leisure and Cultural Services Department (LCSD) to take up the greening works
	Short to Medium-term	Strengthen the connection with To Kwa Wan and Kai Tak Development Area (KTDA) by enhancing the existing and planned pedestrian linkages to the said areas; and rezone an area bounded by Kai Tak Road and Sa Po Road to “CDA” for comprehensive residential/commercial uses. The proposed CDA site will connect with the underground shopping streets in KTDA	<ul style="list-style-type: none"> • PlanD to study the rezoning proposal and prepare the relevant amendment proposal to the outline zoning plan for consideration of TPB • Kowloon Development Office of Civil Engineering and Development Department (CEDD) and HyD to enhance the pedestrian subways connecting the eastern end of Olympic Garden and the three existing and proposed pedestrian subways connecting KTDA • Government departments or organisations could consider using the subways walls for display purpose
	Medium-term	Exploration of the feasibility of widening the pavement or designating part-time pedestrianisation area at streets with distinctive character and high pedestrian flow, including Nam Kok Road, Hau Wong Road and Nga Tsin Long Road	<ul style="list-style-type: none"> • TD could explore the feasibility of widening pavement or designating part-time pedestrianisation area upon the opening of Shatin to Central Link
		Explore the need of the provision of public car park in the area so as to increase the supply of parking spaces	<ul style="list-style-type: none"> • THB and TD to monitor the supply of parking spaces in the area and explore possible ways to increase parking spaces, including consideration on the feasibility of providing public car park by private developers
	Medium to Long-term	With suitable interim reprovisioning sites identified, to redevelop the Kowloon City Municipal Services Building and the adjoining Lee Kee Memorial Dispensary and Lions Clubs Health Centre to increase the provision of community facilities and to provide a public car park to meet the local demand	<ul style="list-style-type: none"> • The implementation of the proposal requires the co-ordination of various Government departments, such as Food and Environmental Hygiene Department (FEHD), LCSD, Department of Health and Hospital Authority
	To Kwa Wan Central		
	Implementable in the near future	Improve streetscape underneath East Kowloon Corridor (EKC) by providing seating and greenery to both the sitting-out area near Lok Shan Road and the planter area near Sze Chuen Street, and ensuring sufficient lighting provision under the flyover	<ul style="list-style-type: none"> • HyD to ensure sufficient lighting provision underneath the EKC • LCSD to take up the proposal of enhancing sitting-out area and planter area
	Short-term	Rezone land along EKC to “Other Specified Uses” annotated “Mixed Use”	<ul style="list-style-type: none"> • PlanD to prepare the relevant amendment proposal to the outline zoning plan for consideration of TPB • In processing planning applications for non-residential uses within the area prior to rezoning, the TPB could give

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			favourable consideration to the applications that would not generate adverse infrastructural and traffic impacts
Wuhu Street/ Winslow Street/ Gillies Avenue South Area (Hung Hom)			
<i>1. Mitigating Impacts Generated by Funeral and Related Businesses to Local Residents</i>			
Short-term	Enhance free furnace service to the public for burning joss paper and confine the burning activities		<ul style="list-style-type: none"> FEHD could consider liaising with the operator of the Grand Peace Funeral Parlour to extend the opening hours of their free furnace service to the public, and to step up enforcement action against nuisance caused by joss paper burning. For the new tender, it is proposed that FEHD will include in the tender agreement additional terms and conditions requiring the future operator to provide free furnace service to the public on days other than the two festivals
	Stop issuing new Undertaker's Licence in the area		<ul style="list-style-type: none"> FEHD should consider not issuing the Undertaker's Licence once objections were received from the concerned departments during consultation
Medium-term	Provision of additional light goods vehicle (including hearses) parking spaces in areas of Hung Hom where funeral and related businesses cluster		<ul style="list-style-type: none"> LandsD could consider to let out the land northwest of Kowloon Public Mortuary when it is vacated by the allocatee of the existing temporary government land allocation for temporary public car park purpose with the provision of light good vehicle parking spaces TD to monitor the supply of vehicle parking spaces in the area to cater for the need for hearse parking
Long-term	Explore the feasibility of measures to resolve the incompatibility of funeral parlours with surrounding land uses		<ul style="list-style-type: none"> PlanD and relevant departments could follow up on exploring the feasibility of measures to resolve the incompatibility problem in the long term
<i>2. Improving the Environment and Connectivity of Pedestrian Walkway</i>			
Implementable in the near future	Streetscape enhancement of Whampoa Street near Hung Ling Street Footbridge		<ul style="list-style-type: none"> It is more suitable for LCSD to implement the greening works, HyD to implement the road paving works, and TD and HyD to implement the directional signage works
	Enhancement of sitting-out areas at Lo Lung Hang Street and Walker Road		<ul style="list-style-type: none"> LCSD could take up the sitting-out area enhancement programme FEHD could be responsible for enforcement action against illegal depositing of miscellaneous items by nearby shops
	Improve pedestrian crossing facilities at Winslow Street for better pedestrian connectivity with Ho Man Tin area		<ul style="list-style-type: none"> TD and HyD to take up the improvement works
Short-term	In line with Kwun Tong Line Extension project, improve the environment and connectivity of pedestrian walkway at the part of Wuhu Street and Tak Man Street between the Ho Man Tin and Whampoa railway stations		<ul style="list-style-type: none"> It is more suitable for LCSD to implement the greening works, HyD to implement the road paving works, and TD and HyD to implement the directional signage works
Revitalising Heritage and Designation of Themed Walking Trail	<i>1. Revitalising the Cattle Depot</i>		
	Implementable in the near future	Greening of the footpath leading from the exit of Kai Tak Tunnel to Cattle Depot	<ul style="list-style-type: none"> It is more suitable for LCSD to be responsible for the implementation of the proposal
	Medium to Long-term	Taking into account the future development of Cattle Depot, further revitalise the Cattle Depot for arts, cultural and community related uses, with the provision of public open space and additional entrances to enhance the accessibility	<ul style="list-style-type: none"> The relevant bureaux/departments responsible for the future management of the Cattle Depot should take into account the public views and aspiration (i.e. to use the site as art, cultural and community related uses with the provision of public open space) in determining the future use of the site. The proposal to extend San Shan Road Footbridge to Cattle Depot has to be studied and implemented jointly by concerned departments It is more suitable for TD and HyD to implement the proposal of adding directional signs and pedestrian crossing facilities
		Streetscape enhancement underneath EKC and creation of an "Art Market" themed corridor to attract visitors from the future Ma Tau Kok Railway Station to Cattle Depot	<ul style="list-style-type: none"> It is more suitable for LCSD, HyD and TD etc. to assist in the implementation of the proposals
	<i>2. Themed Walking Trail</i>		
Implementable in the near future	Setting up a themed walking trail	<ul style="list-style-type: none"> It is more suitable for the HyD, Tourism Commission and Kowloon City District Office etc. to assist in the implementation of the themed walking trail Antiquities and Monuments Office of LCSD could be invited to provide background information of concerned historic buildings and technical advices to the implementing departments 	

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	<i>3. Enhancing Connectivity of the Themed Walking Trail</i>		
	Short-term	Enhancement of the subways connecting Olympic Garden	<ul style="list-style-type: none"> • Kowloon Development Office of CEDD and HyD to implement the proposal • Government departments or organisations could consider using the subways walls for display purpose
	Medium-term to Long-term	Extension of the themed walking trail to the Lung Tsun Stone Bridge relic or walking trails in other districts	<ul style="list-style-type: none"> • Appropriate departments to explore the possibility of extending the walking trail in future taking into account the future development of the district
Enhancing Waterfront and District Connectivity	<i>1. Waterfront Enhancement</i>		
	Short-term	Rezoning of Green Island Cement Pier and Harbour Centre Tower 2 sites to “CDA”, with designated promenade linking up sites along the waterfront upon redevelopment	<ul style="list-style-type: none"> • PlanD to prepare the relevant amendment proposal to the outline zoning plan for consideration of TPB
		Widening the existing promenade along King Wan Street	<ul style="list-style-type: none"> • LCSD to implement the proposal
	Medium-term to Long-term	Revitalise Kowloon City Ferry Pier in line with the Central Kowloon Route Project	<ul style="list-style-type: none"> • Suitable bureau or department to coordinate the implementation of the proposal
		The industrial buildings and the adjoining Kowloon City Ferry Pier Public Transport Interchange have potential for comprehensive development, which could incorporate the provision of parking spaces for private cars and coaches to meet local needs	<ul style="list-style-type: none"> • PlanD to study the future development of the site and cooperate with relevant departments such as HyD and TD to plan for the future use of the land and development requirements • PlanD to prepare the relevant amendment proposal to the outline zoning plan for consideration of TPB
	<i>2. District Connectivity Enhancement</i>		
	Implementable in the near future	Streetscape enhancement underneath Man Yue Street Flyover	<ul style="list-style-type: none"> • HyD to ensure sufficient lighting provision underneath the flyover • LCSD could be responsible for implementation of the proposals on greening and provision of additional seats • Hong Kong Police Force to step up enforcement action against illegal parking so as to improve the traffic condition of the relevant road sections. In the long term, TD would continue to monitor the traffic condition and consider implementing appropriate traffic enhancement measures
	Short-term	In line with the Hoi Sham Park Extension programme, enhance the streetscape of Chi Kiang Street from the future Ma Tau Wai Station to Hoi Sham Park	<ul style="list-style-type: none"> • It is more suitable for HyD to implement street paving work outside Hoi Sham Park and LCSD for the paving inside • It is more suitable for TD and HyD to implement the proposal of erecting directional signage
		Greening of key distributors in the district	<ul style="list-style-type: none"> • The relevant department should make reference to the Greening Master Plan for the Kowloon City District in implementing the greening proposal • It is more suitable for HyD to take up the improvement of paving works
	Medium-term to Long-term	Upon greening of the key distributors in the district, further enhance the walking environment of the adjoining streets	<ul style="list-style-type: none"> • The relevant department should make reference to the Greening Master Plan for the Kowloon City District in implementing the greening proposal • It is more suitable for TD and HyD to implement the proposal of erecting directional signage
Optimising Land Resources	Long-term	Increase supply of housing units for “Flat-for-Flat” arrangement in the district	<ul style="list-style-type: none"> • Urban Renewal Authority to continue with the “Flat-for Flat” arrangement and enhance detailed arrangements based on past implementations experiences, including provision of more rehousing options to facilitate residents to be rehoused in the same district
		Increase supply of public housing for rehousing residents affected by redevelopment	<ul style="list-style-type: none"> • Hong Kong Housing Society and Hong Kong Housing Authority to explore the feasibility of redeveloping their public housing estates in the district and identification of suitable sites for building new public housing units to rehouse the affected residents before redevelopment of public housing
		Exploration of the feasibility of relocating the Ma Tau Kok Gas Works in the long term	<ul style="list-style-type: none"> • PlanD may consult the Hong Kong and China Gas Company on the feasibility of relocating the existing facilities and undertake the necessary planning action to facilitate the relocation as far as practicable

* Implementation timeframe can be broadly divided into four categories, namely measures for implementation in the near future as well as short-term, medium-term and long-term proposals:

Measures for implementation in the near future – relatively simple, non-controversial and can be implemented in a short timeframe with obvious outcome.

Short-term proposals – relatively simple, non-controversial and can be implemented in a short timeframe or complementary with measures for implementation in the near future.

Medium-term proposals – relatively complicated; involve more government departments and organisations; require a longer timeframe for implementation; and are complementary with other long-term projects.

Long-term proposals – relatively complicated; involve more government departments and organisations; require a longer timeframe for implementation; and require facilitation by relevant government policies.