

**LEGISLATIVE COUNCIL PANEL ON
PLANNING, LANDS AND WORKS**

**Progress Report on the Development of
the West Kowloon Cultural District**

Purpose

This paper reports on the progress made in relation to the development of the West Kowloon Cultural District (WKCD).

Background

2. We last updated Members in July 2004. Members noted that the Government received five proposals before the submission deadline of the Invitation for Proposals (IFP) on 19 June 2004. The proponents are: World City Culture Park Limited, Sunny Development Limited, Swire Properties Limited, Dynamic Star International Limited and Lam, Sze-tat. Members also noted that we would screen the proposals to ascertain if they complied with the Mandatory Requirements as set out in the IFP documents. Those proposals which comply with the Mandatory Requirements will be further assessed by the Government.

Progress

3. We are carefully assessing the proposals according to the criteria and procedures laid down in the IFP documents. The screening of proposals is a complex process involving a comprehensive examination of various aspects of all five proposals against the Mandatory Requirements set out in the IFP documents. Those proposals which comply with the Mandatory Requirements are further assessed in three main areas: the technical aspects, the financial aspects, and the operation, maintenance and management aspects, with particular emphasis on the proponents' capability to ensure a high standard of operation and management of the arts and cultural facilities. Each of these areas is considered equally important. The assessment functions are being performed by a Proposals Evaluation Committee, which is chaired by the Permanent Secretary for Housing,

Planning and Lands (Planning and Lands) and assisted by dedicated assessment teams drawn from relevant bureaux and departments.

4. To enhance transparency, the assessment mechanism as well as all the assessment criteria are clearly set out in the IFP documents, which have been uploaded onto the WKCD project website (www.hplb.gov.hk/wkcd).

5. To safeguard the integrity of the assessment process and ensure that proposals will be assessed in a fair and impartial manner, all officials responsible for the assessment are required to strictly follow guidelines and procedures that have been prepared for this project with the help of the Independent Commission Against Corruption (ICAC). The ICAC acts as an observer throughout the entire assessment process, including the screening of proposals.

6. In parallel, the Government is planning to consult the public and relevant professional bodies and the arts and cultural sector on all the proposals which meet the Mandatory Requirements. The objectives are to promote the widest possible public participation, as well as to help ensure that the proposal eventually selected for the development of the WKCD will be better received by the public and have greater public ownership. We intend to conduct public consultation by way of an exhibition of the proposals early next year. Exhibits prepared by the proponents showing details of the technical aspects of their proposals and the proposed arrangements regarding operation, maintenance and management of the arts and cultural facilities will be displayed. Discussion forums will be held during the exhibition period to solicit views from the general public, relevant professional bodies and the arts and cultural sector on the proposals. Presentations on the proposals will also be made to Members for views. Detailed arrangements for the public consultation will be announced later.

7. We shall collect and compile public comments in the course of the consultation exercise. They will be taken into consideration in the process of negotiation and selection of a preferred proposal. We shall give a full account of the public comments received and report to Members.

8. Upon completion of the public consultation exercise and the assessment process, the Proposals Evaluation Committee will submit a detailed assessment report to the Steering Committee for the Development of the WKCD, which is chaired by the Chief Secretary for Administration

and comprises relevant Directors of Bureaux and Heads of Departments, for review. The Steering Committee will make recommendations to the Chief Executive in Council on the selection of a preferred proposal in accordance with the IFP documents.

9. We shall keep Members informed of progress on the development.

**Housing, Planning and Lands Bureau
October 2004**