

The Government of the Hong Kong Special Administrative Region

房屋及規劃地政局
香港花園道美利大廈



Housing, Planning and Lands
Bureau
Murray Building,
Garden Road, Hong Kong

本局檔號 Our Ref.

HPLB(P) 50/29/14 Pt 13

Tel: 2848 6246

來函檔號 Your Ref.

Fax: 2845 3489

29 November 2005

Clerk to Panel on Planning, Lands and Works,
Legislative Council Secretariat,
Legislative Council Building,
8 Jackson Road,
Central, Hong Kong

(Attn: Ms Anita SIT)

Dear Ms SIT,

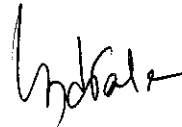
Panel on Planning, Lands and Works

At the meeting held on 25 October 2005, the Panel endorsed a motion on the land uses of the reclamation area under Central Reclamation Phase III (CRIII). Our response to the motion is as follows:

The land uses of the reclamation area under CRIII were drawn up in accordance with the statutory procedures and have gone through several rounds of public consultation. About half of the land reclaimed is zoned "Open Space" (about 8.78 ha or 47%). The "Comprehensive Development Area", which may be used for commercial and retail purposes, accounts for just 14% of the reclaimed land on which buildings of two to ten storeys will be built. As regards the sites zoned "Other Specified Uses" annotated "Waterfront Related Commercial and Leisure Uses" (about 2.50 ha or 13%), they are intended for festival markets, cafes, restaurants,

etc., which will be subject to a building height of one to four storeys. They are not planned for uses such as office premises and hotels. The above shows clearly that land for open space, leisure and related uses is much more than those for commercial and retail uses within the area reclaimed under CRIII.

In planning for the reclaimed land under CRIII, we aim at maintaining a balanced development. On the one hand, open space will be provided to develop a vibrant waterfront promenade for direct access and enjoyment by the public. On the other hand, the use of the reclaimed land under CRIII shall be optimized to meet the long-term economic and social needs of Hong Kong. Moreover, both the Government and the Town Planning Board (TPB) will adhere to and aim at reflecting the Urban Design Guidelines promulgated by the TPB and the Harbour Planning Principles formulated by the Harbour-front Enhancement Committee in designing the buildings and other facilities in CRIII.



(Ms Lydia Lam)

for Secretary for Housing, Planning and Lands

c.c.:

Mr Bosco Fung, Director of Planning

Fax: 2116 0755