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Panel on Home Affairs

Subcommittee on Heritage Conservation

Projects for follow up by the Subcommittee

Purpose

This paper seeks members' views on the projects relating to buildings/sites with unique heritage value and characteristics which should be followed up by the Subcommittee in the current session.

Background

2. During discussions on built heritage conservation policy held by the Panel on Home Affairs in the 2006-2007 session, members considered that, before the formulation of an integrated policy for such conservation work, urgent actions should be taken to save buildings or sites with unique heritage value or characteristics but which were on the verge of demolition. Specific buildings/sites mentioned included the Former Police Married Quarters at Hollywood Road, the Dragon Garden and Mei Ho House.

3. Some members also suggested that the Administration should put on hold projects which might affect the buildings/streets/areas set out in **Appendix I**. The Panel resolved at its meeting on 11 May 2007 to appoint the Subcommittee to follow up on members' concerns and that the Subcommittee should decide on the specific projects which it would follow up. The terms of reference and the work plan of the Subcommittee endorsed by the Panel are in **Appendix II**.

4. At the first meeting of the Subcommittee on 18 June 2007, members agreed to follow up on the conservation of the following buildings/sites -

- (a) Queen's Pier;
- (b) Nga Tsin Wai Village; and
- (c) Wan Chai Market, the open-air bazaar in Tai Yuen Street and Cross Street.

5. The Subcommittee has subsequently discussed the above projects with the Administration and received views from deputations. In early October 2007, the Subcommittee agreed that there was also an urgent need to discuss the preservation of King Yin Lei and had included the project for discussion. At the meeting on 18 July 2007, members agreed that, after the Subcommittee had completed discussion on the Nga Tsin Wai Village Project and the preservation of the open-air bazaar in Tai Yuen Street and Cross Street, the Subcommittee should consider the projects relating to heritage buildings/sites which it should follow up in the new session.

6. The current position of the projects discussed by the Subcommittee is summarised in **Appendix III**.

Possible projects for follow up

7. Members may wish to consider whether the Subcommittee should follow up on any of the projects/buildings/sites listed in **Appendix I**. In addition, members are invited to note that the Chief Executive (CE) announced in his 2007-2008 Policy Address that the Administration would re-examine the optimal use of the ex-Hollywood Road Married Police Quarters site (the former Central School site), and revitalise the following historic buildings by launching a Revitalising Historic Buildings through Partnership Scheme -

- (a) Old Tai Po Police Station;
- (b) Lui Seng Chun;
- (c) Lai Chi Kok Hospital;
- (d) North Kowloon Magistracy;
- (e) Old Tai O Police Station;
- (f) Fong Yuen Study Hall; and

(g) Mei Ho House.

Advice sought

8. Members are invited to suggest projects for follow up by the Subcommittee on the basis of the above or any other projects/buildings/sites with unique heritage value or characteristics.

Council Business Division 2
Legislative Council Secretariat
12 November 2007

**Administration's paper entitled
"Views and suggestions received from the public on
the Review of Built Heritage Conservation Policy"
provided for the Panel meeting held on 20 April 2007
(Extract from LC Paper No. CB(2)1599/06-07(01))**

D. Specific buildings/streets/areas

1. Buildings/streets/areas which were proposed to be preserved given their unique heritage value and characteristics, including but not limited to -
Hong Kong Island

Wan Chai Market, the market area at Tai Yuen Street and Cross Street, Lee Tung Street

Blue Houses, Orange Houses and Green Houses (Wan Chai District)

Star Ferry Pier, Queen's Pier and City Hall

Lyemun Barracks

Gough Street

Central Market Central Police Station Compound

Former Police Married Quarters at Hollywood Road

Man Wa Lane

Woodside at Mount Parker Road

Old Meng Tak Primary School building in Chai Wan

Kowloon

Nga Tsin Wai Village

Lui Seng Chun

Temple Street, Fruit Market, Jade Market and Yau Ma Tei Police Station

Sham Shui Po District

Tung Choi Street

New Territories

Historic buildings in Tung Chung, Tai O, Yuen Long and Kwai Tsing Districts

Cheung Chau Fong Pin Hospital

Temples in Sai Kung District

Villages in the New Territories

2. There were divided views on the preservation of the following –
 - Haw Par Mansion and Tiger Balm Garden
 - Yau Ma Tei Fruit Market
 - Yau Ma Tei Theatre
 - Kom Tong Hall
 - Old Stanley Police Station
 - Old Wan Chai Post Office
 - Lee Tung Street

Subcommittee on Heritage Conservation of the Panel on Home Affairs

Terms of reference

The Subcommittee will review the planning for redevelopment and/or preservation projects relating to buildings or sites with unique heritage value, including the Nga Tsin Wai Village project, the Dragon Garden project and other similar projects.

Work plan and time frame

2. The Subcommittee will focus its work on the following major areas -
 - (a) review of the planning for the Nga Tsin Wai Village project and the Dragon Garden project, as well as other similar projects with heritage value which are under threat;
 - (b) monitoring of the Government and relevant authorities in taking forward these redevelopment and/or preservation projects to ensure that relevant buildings and sites with unique heritage value will be preserved; and
 - (c) discussions with the Government and relevant parties on feasible alternatives to preserve relevant buildings or sites.

3. The Subcommittee may also meet with deputations to receive their views on individual projects. The Subcommittee will complete its work within 12 months of its commencement and report to the Panel on Home Affairs in June 2008.

**Current position of projects discussed by
the Subcommittee on Heritage Conservation**

(as at 12 November 2007)

Projects	Meeting dates	Current position
Preservation of Queen's Pier	26.6.2007 # 24.7.2007	The Administration has informed the Panel on Development that the Planning Department and its Consultants are devising alternative concepts for the key sites and options on reassembling the Queen's Pier and reconstructing the clock tower of the old Star Ferry Pier for the Stage 2 Public Engagement for the Study, which will be launched in January 2008. The Administration intends to brief the Panel on Development on the subject again in January 2008.
Conservation of Nga Tsin Wai Village	18.7.2007 2.10.2007	<p>The Urban Renewal Authority (URA) announced the commencement of the Nga Tsin Wai Village project on 2 October 2007, by way of a preservation-cum-redevelopment approach.</p> <p>The conservation plan of the project was discussed by this Subcommittee on 2 October 2007. Some members suggested that the Antiquities and Monuments Office (AMO) should conduct an archaeological survey within the village. The Administration is liaising with the major owner on the matter.</p>
Wan Chai Market	11.7.2007	The Development Bureau, URA and relevant Government departments are exploring various options to preserve the Wan Chai Market. Meanwhile, the Food and Environmental Hygiene Department is taking the necessary steps to address the views expressed by the tenants in Wan Chai Market

Projects	Meeting dates	Current position
		regarding the relocation to the new market.
Preservation of the open-air bazaar in Tai Yuen Street and Cross Street	11.7.2007 26.7.2007	The Administration has submitted a new plan for preserving the entire bazaar. Once the new plan is endorsed by Wan Chai District Council, the Administration will further beautify the bazaar with local characteristics.
Preservation of King Yin Lei	2.10.2007	<p>No.45 Stubbs Road (King Yin Lei) was declared as a proposed monument on 15 September 2007. Immediately after the declaration, all works within the site have stopped.</p> <p>AMO will set up a special task force to consider the restoration of the building. AMO will also conduct a thorough assessment on the historical and architectural significance of the building with the objective of making a recommendation on whether or not the building merits declaration as a monument under Section 3 (1) of the Antiquities and Monuments Ordinance.</p>

Joint meeting with the Development Panel (formerly known as Panel on Planning, Lands and Works)

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