

政府總部
發展局
規劃地政科



Planning and Lands Branch
Development Bureau
Government Secretariat

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21 March 2013

Legislative Council Secretariat
Legislative Council Complex
1 Legislative Council Road
Central, Hong Kong

(Attn: Ms Sharon CHUNG)

Dear Ms CHUNG,

**Proposal to Discuss the Change of Use of
District Car Parks at the Next Meeting**

Thank you for your email of 28 February to the Development Bureau relaying a letter from Hon. Claudia MO, Member of the Legislative Council, to the Chairman of the Legislative Council Panel on Development on the captioned subject in which she expressed concern on the change of use of district car parks. I am authorised to reply as follows.

In planning the redevelopment of existing purpose-built multi-storey public car parks, the Government will take into consideration, inter alia, traffic impacts, including the adequacy of car-parking facilities in the area concerned to ensure that any adverse impact would be suitably addressed. In general, depending on the actual circumstances and supporting infrastructure facilities of the area concerned, a development project will be required to reserve car-parking facilities as far as practicable to meet the demand arising from the project itself. The redevelopment project may also be required to provide public car-parking facilities to meet the parking demand in the area concerned if there is such a need.

Take as an example the Middle Road Multi-storey Car Park as mentioned in Hon. MO's letter. The car park currently provides 785 public private car parking spaces and 115 public motorcycle parking spaces. Its average daily utilisation rate in 2012 was around 30%. A traffic impact assessment was carried out in connection with this redevelopment proposal in 2012, taking into account the parking demand in the nearby areas and of the redevelopment itself, and the supply of parking spaces in the vicinity. Based on the outcome of the traffic impact assessment, the new development on the site will be required to provide not less than 345 public private car parking spaces and 39 public motorcycle parking spaces.

The Yau Ma Tei Multi-storey Car Park will need to be demolished to tie in with the Central Kowloon Route project. According to the Government's records, the utilisation rate of this car park has been consistently low. When the utilisation rate was reviewed by the Transport Department in 2012, it was found that the average daily utilisation rate of the Car Park stayed at a low level of around 25%. Taking into account the parking demand and the economic benefits and having undertaken an assessment, the Administration is of the view that there is no need to build another multi-storey car park after the demolition of this car park. The Traffic and Transport Committee of the Yau Tsim Mong District Council was consulted on this matter in 2006. The Administration, including the Transport Department and relevant departments, will monitor closely the parking demand of the area concerned and provide public car-parking facilities through all possible means having regard to the actual needs and circumstances of the area concerned.

Yours sincerely,

(Derek CHEUNG)
for Secretary for Development

c.c.

Secretary for Transport and Housing (Attn: Mr Andrew NGAN)(Fax: 3904 1774)
Director of Planning (Attn: Mr Michael CHAN)(Fax: 2576 3266)