

財經事務及庫務局



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**FINANCIAL SERVICES AND THE  
TREASURY BUREAU**

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11 May 2015

Ms Sharon Chung  
Chief Council Secretary (1)2  
Legislative Council Secretariat  
Legislative Council Complex  
1 Legislative Council Road  
Central, Hong Kong

Dear Ms Chung,

**Follow up to Public Works Sub-committee meeting on 6 May 2015  
Construction of West Kowloon Government Offices**

During the discussion of the item '74KA - Construction of West Kowloon Government Offices ("WKGO")' at the Public Works Sub-committee meeting on 6 May 2015, the Dr Hon Kwok Ka-ki requested supplementary information on –

- (a) the consultation process with respect to the requirements of bureaux/departments/organizations ("the potential users") for using the proposed project site for providing public/welfare facilities; the potential users that have been consulted; the requests accepted and rejected; the reasons for the acceptance/rejection; and
- (b) the reasons for not using the project site to address the shortfall in the provision of health care and social welfare facilities in West Kowloon.

Our reply is set out below.

WKGO is located at a “Government, Institution or Community” site which has all along been designated for the construction of a government office building. The development use has the support of the Yau Tsim Mong District Council and the local community.

The primary objective of constructing WKGO is to provide office accommodation for re-provisioning -

- (a) government offices accommodated in leased premises in Wan Chai, Tsim Sha Tsui, Mong Kok and Kwun Tong to achieve savings in rental expenditure;
- (b) some of the government offices currently accommodated in the three government office buildings at the Wan Chai waterfront to help increase the supply of Grade A office space in the Wan Chai area; and
- (c) some of the government offices accommodated in the Yau Ma Tei Multi-storey Carpark Building, which will be demolished to make way for the construction of the Central Kowloon Route.

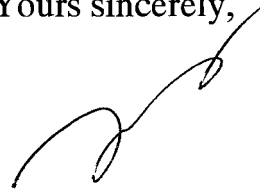
In planning the WKGO project, we have to take due account of the development constraints of the project site. These include the surrounding environment, the development plot ratio recommended by the Planning Department and the views of the local community on the project. We have optimised the utilisation of the WKGO project site with a plot ratio of 7.99, which is very close to the recommended maximum plot ratio of 8.0. After discounting the office accommodation required to be provided for the offices set out above, the space that remains available in WKGO for other facilities is rather limited.

In our consultation with government bureaux/departments on the space allocation of WKGO, we had discussed with the Food and Health Bureau and the Department of Health their requirements. It was eventually decided that suitable and sufficient space in WKGO could be allocated to the Department of Health for setting up a government dental clinic for civil servants and a student health service cum special assessment centre to provide related services in the West Kowloon region. As regards Food and Health Bureau’s proposal for setting up a community health centre, it was decided after due consideration to further explore the provision of the facility through the new development programme at the ex-Mong Kok Market site.

Regarding the provision of social welfare facilities in the West Kowloon region, the Government has already reserved a site on Hoi Fai Road close to WKGO

for providing residential care services for the elderly. The facility is expected to commence operation within 2015-16.

Yours sincerely,

A handwritten signature in black ink, appearing to read 'Frankie Lui', with a stylized flourish at the end.

(Frankie LUI)  
for Secretary for Financial Services  
and the Treasury

c.c. Director of Architectural Services  
Government Property Administrator