

立法會
Legislative Council

LC Paper No. CB(2)1966/15-16
(These minutes have been seen by
the Administration)

Ref : CB2/PS/3/12

Panel on Home Affairs and Panel on Development

**Joint Subcommittee to Monitor the Implementation
of the West Kowloon Cultural District Project**

**Minutes of meeting
held on Monday, 30 May 2016, at 4:30 pm
in Conference Room 1 of the Legislative Council Complex**

- Members present** : Hon Christopher CHUNG Shu-kun, BBS, MH, JP (Chairman)
Hon Alan LEONG Kah-kit, SC (Deputy Chairman)
Hon Cyd HO Sau-lan, JP
Hon Starry LEE Wai-king, JP
Hon Claudia MO
Hon Steven HO Chun-yin, BBS
Hon Frankie YICK Chi-ming, JP
Hon YIU Si-wing, BBS
Hon MA Fung-kwok, SBS, JP
Hon CHAN Chi-chuen
Hon CHAN Yuen-han, SBS, JP
Dr Hon Helena WONG Pik-wan
Dr Hon Elizabeth QUAT, JP
- Members attending** : Hon Emily LAU Wai-hing, JP
Dr Hon Priscilla LEUNG Mei-fun, SBS, JP
Dr Hon CHIANG Lai-wan, JP
- Members absent** : Hon Abraham SHEK Lai-him, GBS, JP
Hon IP Kwok-him, GBS, JP
Hon LEUNG Kwok-hung
Hon Tony TSE Wai-chuen, BBS

Public Officers : Item I
attending

Mrs Carrie LAM, GBS, JP
Chief Secretary for Administration and Chairman of the
Board of the West Kowloon Cultural District Authority

Items I and II

Mrs Betty FUNG CHING Suk-ye, JP
Permanent Secretary for Home Affairs

Mrs Sorais LEE KWAN Siu-kuen, JP
Project Manager (Home Affairs Bureau)

Mr Eric CHENG
Principal Assistant Secretary for Home Affairs (West
Kowloon Cultural District)

Attendance by : Items I and II
invitation

West Kowloon Cultural District Authority

Mr Duncan PESCOD, GBS, JP
Chief Executive Officer

Item I

Mr Richard TSE Kin-pang
Executive Director, Finance
West Kowloon Cultural District Authority

Item II

Mr Jeremy STOWE
Director, Project Control
West Kowloon Cultural District Authority

Clerk in : Ms Alice LEUNG
attendance Chief Council Secretary (2)6

Staff in : Ms Jasmine TAM
attendance Senior Council Secretary (2)8

Miss Meisy KWOK
Legislative Assistant (2)6

I. Update on the financial situation of and arrangements for the West Kowloon Cultural District project

(LC Paper Nos. CB(2)1576/15-16(01)-(02))

The Joint Subcommittee deliberated (index of proceedings at **Annex**).

2. At the invitation of the Chairman, the Chief Secretary for Administration cum Chairman of the Board of the West Kowloon Cultural District Authority ("WKCDA") briefed members on the latest financial arrangements for the West Kowloon Cultural District ("WKCD") project, details of which were set out in WKCDA's paper (LC Paper No. CB(2)1576/15-16(01)).

II. Update on the progress of hardware development in the West Kowloon Cultural District

(LC Paper Nos. CB(2)1576/15-16(03)-(04))

3. At the invitation of the Chairman, WKCDA updated Members on the progress of its work on the hardware developments in WKCD, details of which were set out in its paper (LC Paper No. CB(2)1576/15-16(03)) and powerpoint presentation materials tabled at the meeting.

(Post-meeting note: The softcopy of the powerpoint presentation materials provided by WKCDA was issued to members vide LC Paper No. CB(2)1621/15-16(01) on 31 May 2016.)

III. Any other business

4. The Chairman informed members that the next meeting would be held on Tuesday, 21 June 2016, at 8:30 am to discuss "Update on the development of Lyric Theatre Complex" and "Update on the development of M+".

5. There being no other business, the meeting ended at 6:42 pm.

**Proceedings of meeting of the Joint Subcommittee to Monitor
the Implementation of the West Kowloon Cultural District Project
held on Monday, 30 May 2016, at 4:30 pm
in Conference Room 1 of the Legislative Council Complex**

Time marker	Speaker(s)	Subject(s)/Discussion	Action Required
000824 - 000924	Chairman	Opening remarks	
<i>Agenda Item I - Update on the financial situation of and arrangements for the West Kowloon Cultural District project</i>			
000925 - 001731	Chairman CS cum WKCDA Board Chairman	Briefing by the Chief Secretary for Administration ("CS") cum Chairman of the West Kowloon Cultural District Authority ("WKCDA") Board on the latest financial arrangements for the West Kowloon Cultural District ("WKCD") project following the last report in July 2015 (LC Paper No. CB(2)1576/15-16(01)).	
001732 - 002431	Mr CHAN Chi-chuen CS cum WKCDA Board Chairman PSHA	<p>Mr CHAN Chi-chuen sought information on the estimated total costs of the WKCD project, including whether the upfront endowment of \$21.6 billion would be sufficient to cover the costs of developing the Batch 1 and Batch 2 facilities, the estimated costs of developing the Batch 3 facilities, and the estimated costs of implementing the integrated basement and other public infrastructure works ("PIW") which were funded by the Government.</p> <p>CS cum WKCDA Board Chairman advised that:</p> <p>(a) according to WKCDA's latest assessment, the endowment fund and associated investment return would be sufficient to cover the costs of the design and construction of the Batch 1 and Batch 2 facilities, with related facilities including retail, dining and entertainment ("RDE") facilities and other arts and cultural facilities. As the implementation programmes of the Batch 3 facilities would have to be reviewed at a suitable juncture taking into account, amongst other factors, the changing circumstances of the local arts scene and site availability, information on the estimated costs of the Batch 3 facilities was not available at the present stage. Furthermore, the development of Mega Performance Venue/Exhibition Centre ("MPV/EC") and Musical Theatre which were identified with the potential to be commercially viable would be subject to alternative funding options; and</p> <p>(b) the Government would undertake PIW that served to support the whole WKCD and fully</p>	

Time marker	Speaker(s)	Subject(s)/Discussion	Action Required
		<p>fund the capital works of the main integrated basement as general enabling works to facilitate the development of WKCD. It had been seeking the funding approval of the Legislative Council ("LegCo") for such works separately in accordance with the development programme.</p> <p>In reply to Mr CHAN's enquiry about the estimated total cost of the integrated basement, the Permanent Secretary for Home Affairs ("PSHA") advised that the rough cost estimate of around \$23 billion for the integrated basement and the associated PIW was derived in mid-2013 on the assumption that the construction of the whole integrated basement would start in 2014 for completion in one go by 2020. Given the latest phased implementation arrangement, the estimated total amount of funding sought/to be sought for implementing Zones 3A, 3B and 2B of the integrated basement and the associated PIW in the years up to 2016-2017 was about \$10 billion. However, the cost estimates for the remaining portions of the integrated basement (i.e. Zones 2A and 2C), which were to be implemented at a later stage, were not available yet. The ballpark estimate of around \$23 billion should, therefore, not be taken as the ultimate total cost of the whole integrated basement.</p>	
002432 - 002932	Ms Claudia MO CS cum WKCDA Board Chairman	<p>Ms Claudia MO raised the following enquiries:</p> <p>(a) when a decision would be taken by WKCDA on whether or not the Batch 3 facilities would be developed; and</p> <p>(b) to what extent the development programme of the WKCD project was affected by the delay of the Guangzhou-Shenzhen-Hong Kong Express Rail Link ("XRL") project.</p> <p>CS cum WKCDA Board Chairman advised that:</p> <p>(a) WKCDA had not given up the implementation of the Batch 3 facilities. Indeed, she was increasingly convinced about the importance of WKCD to Hong Kong not only for arts and culture, but also for economic development and opportunities for the youth. In view of the funding gap, WKCDA had been proactively exploring alternative financial arrangements with the Government with a view to identifying alternative funding/financing options for WKCDA to complete all the planned WKCDA facilities under the Development Plan including the Batch 3 facilities. WKCDA had also been working with the Government to identify alternative approaches to take forward MPV/EC and Musical Theatre through some forms of public-private partnership. WKCDA</p>	

Time marker	Speaker(s)	Subject(s)/Discussion	Action Required
		<p>aimed to work out and agree with the Government on the alternative financial arrangements before the end of the current term of the Government; and</p> <p>(b) WKCD had been focusing mainly on the development of the Batch 1 facilities and the Artist Square Development Area ("ASDA") (i.e. mini-WKCD), which was generally not affected by the XRL works in WKCD. While it was anticipated that the XRL project would be completed by 2018, it was unlikely that the works areas in the vicinity could be immediately released for implementation of Batch 3 facilities in WKCD even if the funding issue was resolved. She expected that the XRL project delay would not have significant adverse impact on the implementation of the facilities in WKCD.</p>	
002933 - 003512	Mr MA Fung-kwok CS cum WKCD Board Chairman	<p>Mr MA Fung-kwok said that while he was pleased to note that the Administration and WKCD had responded positively to his earlier suggestion of increasing the development intensity of the WKCD site, he was concerned that the capital cost of developing the additional gross floor area ("GFA") for WKCD facilities was not covered by the upfront endowment and their development was subject to funding availability. He enquired whether the Administration would consider providing further financial support to WKCD through, for instance, transferring the income generated from the disposal of part of the additional GFA for commercial developments to WKCD, so as to help WKCD meet the capital cost of developing the additional GFA for WKCD facilities and other costs incurred in implementing the WKCD project.</p> <p>CS cum WKCD Board Chairman responded that the additional GFA allocated to WKCD would focus primarily on other arts and cultural facilities, as well as RDE uses. The issue of the development and financing approach for those additional GFA would be addressed in the context of the ongoing review by WKCD and the Government on the financial arrangements for the WKCD project. One possible alternative financing/funding option being explored was granting the development right in respect of some or all of the commercial developments in WKCD to WKCD with WKCD's payment of land premium, so as to enable WKCD to generate income to cover the costs of implementing the WKCD project. Details of the proposed alternative financing/funding option(s) would be reported to LegCo when ready.</p>	

Time marker	Speaker(s)	Subject(s)/Discussion	Action Required
003513 - 004041	Miss CHAN Yuen-han CS cum WKCDA Board Chairman CEO, WKCDA	<p>In reply to Miss CHAN Yuen-han's enquiry, CS cum WKCDA Board Chairman advised that the Administration and WKCDA aimed to revert to LegCo on the proposed alternative financing/funding option(s) for the WKCD project before the end of the current term of the Government.</p> <p>Miss CHAN Yuen-han enquired whether WKCDA had any plans to accelerate the delivery of the RDE facilities in WKCD, so as to generate recurrent income for WKCDA to meet the deficits of running the Batch 1 facilities.</p> <p>The Chief Executive Officer of WKCDA ("CEO, WKCDA") explained that given the integrated design of WKCD, RDE facilities would be included in the Park, the core arts and cultural facilities ("CACF") and the hotel, office and residential ("HOR") developments within WKCD. With a view to bringing in RDE income earlier and enhancing the vibrancy of WKCD, WKCDA had sought to advance the delivery of the RDE facilities within the Park and CACF pending the development of the HOR sites in WKCD. The RDE facilities within the Park, Xiqu Centre, M+ and Lyric Theatre Complex ("LTC") were expected to be delivered alongside the venues in 2017, 2018, 2019 and 2020 respectively. Subject to WKCDA being given the development right in respect of some or all of the commercial developments in WKCD, WKCDA would work on developing the HOR sites and the RDE facilities therein within ASDA and other relevant parts of WKCD.</p>	
004042 - 004742	Deputy Chairman CS cum WKCDA Board Chairman	<p>In response to the Deputy Chairman's enquiry, CS cum WKCDA Board Chairman clarified that the expenses for the promotion of cultural software development would be met by the income to be generated from the RDE facilities developed under the scope of the upfront endowment for the WKCD project. The RDE income would also be used to meet the operating deficits of the arts and cultural facilities.</p> <p>On the Deputy Chairman's enquiry about whether WKCDA had formulated any tentative development and financing approach for those venues requiring alternative funding (i.e. MPV/EC and Musical Theatre), CS cum WKCDA Board Chairman advised that the development of MPV/EC and Musical Theatre was subject to alternative funding arrangements given their potential to operate with a surplus. WKCDA was examining the idea of developing the site designated for MPV/EC through some forms of public-private partnership, taking into account changes in territory-wide requirements in Hong</p>	

Time marker	Speaker(s)	Subject(s)/Discussion	Action Required
		<p>Kong's arts and cultural development including the development of the new Kai Tak Multi-purpose Sports Complex in East Kowloon and the plan to retain the Hong Kong Coliseum. As for Musical Theatre which was a Batch 3 facility with no concrete development programme at the moment, consideration would be given to different development and financing approaches including the Build-Operate-Transfer model.</p>	
<p>004743 - 005254</p>	<p>Ms Cyd HO CS cum WKCD Board Chairman</p>	<p>Ms Cyd HO said that she considered it unreasonable to cap the funding allocation to the WKCD project at the upfront endowment of \$21.6 billion, particularly in view of the fact that additional funding had been granted to almost all other public works projects in recent years. She supported the Administration and WKCD seeking additional funding from LegCo for implementing the WKCD project, and enquired whether the Administration and WKCD had any plan to do so before the end of the current term of the Government.</p> <p>CS cum WKCD Board Chairman responded that:</p> <p>(a) apart from providing WKCD with an upfront endowment to implement the WKCD project, the Administration had undertaken to fully fund the capital works of the main integrated basement and had been seeking LegCo's funding approval for the relevant works which would be implemented in phases; and</p> <p>(b) to bridge the funding gap for the WKCD project, WKCD was proactively exploring alternative financial arrangements with the Government. As compared with the proposal to seek LegCo's approval for funding injection into the original upfront endowment and the proposal to obtain its funding approval for developing the outstanding WKCD facilities on a project-by-project basis, the Administration and WKCD considered that the proposal to give the development right in respect of some or all of the commercial developments in WKCD to WKCD to expand its revenue source would allow greater flexibility for WKCD to develop the remaining WKCD facilities in accordance with the integrated development design concept and organic growth approach intended for WKCD.</p>	
<p>005255 - 005652</p>	<p>Chairman CS cum WKCD Board Chairman</p>	<p>The Chairman enquired whether the rough cost estimate of around \$23 billion for the integrated basement and the associated PIW had covered the cost of those portions of the integrated basement above which the Batch 3 facilities would be built.</p>	

Time marker	Speaker(s)	Subject(s)/Discussion	Action Required
		<p>CS cum WKCDA Board Chairman responded that a more precise estimate of funding sought/to be sought was only available for the portions of the integrated basement within Zones 3A, 3B and 2B, which amounted to about \$10 billion. The cost estimates for the remaining portions of the integrated basement (i.e. Zones 2A and 2C) were not available yet as the handover programme and the mode of development of the sites in these zones were subject to confirmation.</p> <p>The Chairman considered that as the Administration had fully funded the capital works of the main integrated basement, it had, in effect, rendered additional funding support to WKCDA.</p> <p>In response to the Chairman's enquiry about the proposed approach to develop those venues requiring alternative funding, CS cum WKCDA Board Chairman reiterated that only those venues which were identified with the potential to be commercially viable (i.e. MPV/EC and Musical Theatre) were proposed to be developed through some forms of public-private partnership. A possible form of public-private partnership was to engage private developers to construct and operate the venues for a certain period of time, after which the venues would be returned to WKCDA.</p>	
005653 - 010035	Miss CHAN Yuen-han CS cum WKCDA Board Chairman	In reply to Miss CHAN Yuen-han's enquiry about whether MPV would be developed, CS cum WKCDA Board Chairman reiterated that the development of MPV was subject to alternative funding options and the construction of the new Kai Tak Multi-purpose Sports Complex in East Kowloon, amongst other factors, would have to be taken into account in considering the way forward for MPV.	
010036 - 010443	Ms Claudia MO CS cum WKCDA Board Chairman PSHA	<p>In response to Ms Claudia MO's query on whether WKCDA's proposal to explore alternative financing/funding options for the WKCD project was intended mainly to avoid the need to seek additional funding from LegCo for taking forward the Batch 3 facilities, CS cum WKCDA Board Chairman advised that WKCDA had no intention to avoid seeking LegCo's approval for additional funding. However, given the holistic and integrated design of WKCD, it would be difficult to seek LegCo's funding approval for each of the facilities as many of them (e.g. RDE facilities) were distributed across WKCD individually.</p> <p>Noting that the Government tentatively planned to seek LegCo's funding approval in the first half of 2017 for constructing the proposed Artist Square</p>	

Time marker	Speaker(s)	Subject(s)/Discussion	Action Required
		<p>Bridge ("ASB") connecting the MTR Kowloon Station/The Elements shopping mall and the Artist Square in WKCD, Ms MO sought information on whether there were other similar facilities the funding applications for which were to be submitted to LegCo.</p> <p>PSHA advised that apart from the funding application for the construction of ASB, the Administration would also seek LegCo's funding approval for the development of the pedestrian linkage systems between MTR Austin Station and Xiqu Centre.</p>	
010444 - 010809	Ms Cyd HO CS cum WKCDA Board Chairman	<p>Ms Cyd HO pointed out that the public and stakeholders generally supported an organic growth approach for the development of WKCD. She sought confirmation on whether the Administration and WKCDA would continue to adopt such an approach in implementing the WKCD project and if so, whether any review mechanism was in place to ensure that this guiding principle was adhered to throughout the development of WKCD.</p> <p>CS cum WKCDA Board Chairman responded that WKCDA had carefully assessed the demand before taking forward each of the CACF in WKCD and would continue to do so in future. Given the keen demand for performing arts venues in Hong Kong, WKCDA was committed to implementing the Batch 3 facilities including Great Theatre, Music Centre and Medium Theatre I after the relevant parts of the WKCD site had become available and the funding issue had been resolved. Nevertheless, as the development of Musical Theatre and MPV/EC was subject to alternative funding options, the demand for these venues would need to be critically examined.</p> <p>Ms Cyd HO said that while she agreed that the Batch 3 facilities should be implemented as they comprised major venues which were crucial components of the WKCD that had been envisioned, she was of the view that the scale of and the facilities to be included in those venues could be fine-tuned as necessary in the light of the overall position of the arts and cultural development in Hong Kong.</p>	
010810 - 011437	Deputy Chairman CS cum WKCDA Board Chairman CEO, WKCDA	<p>The Deputy Chairman stressed the importance for the Administration and WKCDA to develop WKCD as planned, so as to enhance the status of Hong Kong in the international arts and cultural arena. In his view, while WKCDA should proactively explore alternative funding sources for the WKCD project, it should not rule out the possibility of seeking additional funding from LegCo for taking forward the project in the long run.</p>	

Time marker	Speaker(s)	Subject(s)/Discussion	Action Required
		<p>In reply to the Deputy Chairman's enquiry about WKCDA's plan for the promotion of cultural software development for WKCD, CS cum WKCDA Board Chairman stressed that WKCDA would not cut down on its expenditure on cultural software development even in the face of financial pressure and had continued to organize an array of programmes and events to build audience, groom talents and promote arts education. Furthermore, with the additional non-HOR GFA arising from the increased development intensity of the WKCD site, WKCDA was planning to build a hostel for visiting artists and considering developing more educational/training facilities and creative space for young people and artists in WKCD.</p>	
011438 - 011943	Dr CHIANG Lai-wan CS cum WKCDA Board Chairman Admin	<p>In response to Dr CHIANG Lai-wan's enquiry, CS cum WKCDA Board Chairman advised that WKCDA was among the public bodies that were subject to audit by the Audit Commission.</p> <p>On Dr CHIANG's concern about the operating expenditure of WKCDA, CS cum WKCDA Board Chairman pointed out that the WKCDA Board had all along attached importance to controlling WKCDA's operating expenditure and would continue to review critically the annual business plan prepared by the management of WKCDA. In respect of the efforts made in controlling staff costs, while WKCDA had an approved staff establishment of 300 according to its business plan for the 2015-2016 financial year, it had engaged only 249 staff members as at March 2016 having regard to actual operational needs. WKCDA had also rigorously controlled the expenditure on consultancy fees, with only 28% of the approved budget for the conduct of consultancy studies in the 2015-2016 financial year expended up to March 2016.</p> <p>In reply to Dr CHIANG's enquiry about the maintenance responsibility for the pedestrian connections linking WKCD and the adjoining developments (e.g. MTR Kowloon Station), PSHA advised that the construction and maintenance of the proposed ASB connecting the MTR Kowloon Station/The Elements shopping mall and WKCD would be funded by the Government with the works to be entrusted to WKCDA as appropriate.</p>	
011944 - 012131	Chairman CS cum WKCDA Board Chairman Dr CHIANG Lai-wan	<p>The Chairman urged WKCDA to review M+'s acquisition policy in the light of the concerns raised over its acquisition criteria and procedure. In his view, as M+'s vision was to build a world-class collection representative of the 20th and 21st century visual culture from a Hong Kong perspective with a</p>	

Time marker	Speaker(s)	Subject(s)/Discussion	Action Required
		global vision, M+ should avoid focusing only on acquiring artworks from Dr Uli Sigg, which were mainly works of Chinese contemporary art.	
<i>Agenda Item II - Update on the progress of hardware development in the West Kowloon Cultural District</i>			
012132 - 013352	Chairman Admin WKCDA	Briefing and powerpoint presentation by WKCDA on the progress of work on the hardware developments in WKCD (LC Paper Nos. CB(2)1576/15-16(03) and CB(2)1621/15-16(01)).	
013353 - 013733	Ms Claudia MO Admin WKCDA	Ms Claudia MO's enquiry and WKCDA's response on whether WKCDA would reconsider changing the English name of Xiqu Centre to "Hei Kuk Centre" to better reflect Hong Kong's cultural identity.	
013734 - 013850	Chairman Admin WKCDA	In response to the Chairman's enquiry, the Administration advised that the works for the facilities in WKCD were generally proceeding on schedule, with the Batch 1 facilities expected to be completed by 2018 and LTC by around 2020. The Administration and WKCDA did not envisage at the moment any major difficulty that would adversely affect the completion timeframe of the facilities.	
013851 - 014205	Dr CHIANG Lai-wan WKCDA	<p>Dr CHIANG Lai-wan made the following enquiries:</p> <p>(a) whether WKCDA would consider extending the northern portion of the waterfront promenade in WKCD to connect to the waterfront areas of Tai Kwok Tsui as suggested by some residents in the West Kowloon; and</p> <p>(b) whether WKCDA would require large dogs being brought into the WKCD Park to be kept on leashes, so as to protect the safety of Park users.</p> <p>WKCDA advised that:</p> <p>(a) the northern portion of the waterfront promenade in WKCD terminated at the site adjacent to the New Yau Ma Tei Typhoon Shelter. While it would be for the Government to consider whether the northern end of the promenade should be extended beyond WKCD, it was noteworthy that the New Yau Ma Tei Typhoon Shelter was currently in operation and it would not be feasible for the promenade to extend into the Typhoon Shelter area; and</p>	

Time marker	Speaker(s)	Subject(s)/Discussion	Action Required
		<p>(b) a person bringing a dog into the public open spaces ("POS") in WKCD was required to keep the dog on a leash or under control by other appropriate means at all times, except in the pet zone where dogs could be off leash.</p>	
014206 - 014623	Miss CHAN Yuen-han WKCDA	<p>Miss CHAN Yuen-han's enquiry and WKCDA's response on whether WKCDA would consider further reducing the car parking provision in WKCD from 2 200 to 1 800.</p> <p>In response to Miss CHAN's enquiry about the provision of cycling facilities in WKCD, WKCDA advised that a cycle path and automated cycle rental stations had been put in place in the Nursery Park and such facilities would also be provided in other parts of POS. WKCDA would also make available facilities for short-term cycle parking in WKCD.</p>	
014624 - 015053	Deputy Chairman WKCDA	<p>Referring to the latest phasing plan for the Park development as shown on p.9 of the powerpoint presentation materials, the Deputy Chairman sought clarification on whether all the relevant sections of the Park would be closed throughout the construction period or whether some sections could remain open while the construction works in other sections were in progress. In his view, WKCDA should endeavour to keep as much of the Park open as possible for public enjoyment during the construction of the Park.</p> <p>WKCDA explained that while the Park was planned to be completed in phases, a range of PIW would have to be carried out in different sections of the Park and it was therefore not possible to keep the Park open while the works were in progress. Nevertheless, the Nursery Park and the adjoining northern portion of the waterfront promenade would remain open throughout the construction period for public enjoyment.</p> <p>The Deputy Chairman further enquired whether there would be any impact on the construction programme of the integrated basement if the MTR Corporation Limited ("MTRCL") could not hand over the barging area in Zone 3B of WKCD to WKCDA in early August 2016 as pledged, and if so, whether WKCDA had formulated any contingency plan to mitigate the impact.</p> <p>WKCDA clarified that the construction programme of the integrated basement had taken into account the timetable for the release of the relevant XRL works areas in WKCD previously advised by MTRCL. As MTRCL had recently agreed to hand over to WKCDA the barging area in Zone 3B of WKCD earlier than it had previously proposed, the</p>	

Time marker	Speaker(s)	Subject(s)/Discussion	Action Required
		<p>construction programme of the integrated basement would not be affected even if the barging area could not be released in August 2016.</p>	
015054 - 015410	Miss CHAN Yuen-han Admin WKCD	<p>Miss CHAN Yuen-han raised the following enquiries:</p> <p>(a) whether the Administration and WKCD had followed up on her earlier suggestion of providing more black box theatres in WKCD and/or advancing the delivery of such facilities; and</p> <p>(b) whether WKCD would take forward its earlier proposal of introducing an environmentally friendly transport system ("EFTS") in WKCD, and if so, when a detailed implementation plan would be submitted to LegCo.</p> <p>The Administration advised that the first black box theatre which was located in the Freespace within the Park was targeted to be commissioned in 2018. Noting the keen demand for black box theatres in Hong Kong, WKCD had proposed to incorporate one of the black box theatres in the Centre for Contemporary Performance ("CCP"), a Batch 2 facility, into LTC, thereby advancing the delivery of the black box theatre from after 2022 to around 2020. WKCD would take forward the planning and development of the other two black box theatres in CCP after the relevant works areas currently being occupied by the XRL project were released, tentatively in 2018.</p> <p>WKCD supplemented that its traffic consultant was studying the feasibility of introducing EFTS to enhance the connectivity between the eastern and western ends of WKCD as well as the connectivity between WKCD and the hinterland. Various EFTS options including electric vehicles were under consideration. Subject to confirmation of feasibility and site availability, WKCD would map out detailed implementation plan for EFTS.</p>	
015411 - 020032	Dr Priscilla LEUNG Chairman Admin WKCD	<p>Dr Priscilla LEUNG raised the following views and enquiry:</p> <p>(a) the Administration and WKCD should strive to make available water taxi/ferry service to connect WKCD with other parts of Hong Kong;</p> <p>(b) consideration should be given to providing coach service to facilitate visitors' access to different parts of the WKCD site; and</p>	

Time marker	Speaker(s)	Subject(s)/Discussion	Action Required
		<p>(c) whether there would be any recreational centres/facilities for ethnic minorities in WKCD.</p> <p>WKCDCA responded that:</p> <p>(a) its traffic consultant was looking at the justifications for the provision of public landing steps/ferry piers in WKCD having regard to the requirements under the Protection of the Harbour Ordinance (Cap. 531) and other relevant considerations. WKCDCA was also carrying out visitors' surveys to gauge the demand for marine transport service for accessing WKCD and looking at the market response to the possibility of introducing water taxi service to serve WKCD;</p> <p>(b) the feasibility of introducing EFTS in WKCD and beyond WKCD to connect to the hinterland was being studied; and</p> <p>(c) the facilities in WKCD were open and accessible to all members of the public, including the ethnic minority groups.</p> <p>Extension of meeting for 15 minutes.</p>	
020033 - 020450	Ms Cyd HO Admin WKCDCA	<p>Ms Cyd HO expressed concern about the seemingly luxurious design of the proposed ASB and sought information on its estimated construction cost. Pointing out that the proposed ASB would bring visitors to The Elements shopping mall, Ms HO considered that the relevant developer(s) of the shopping mall should be requested to share the construction and maintenance costs of ASB through, for instance, payment of an additional land premium.</p> <p>The Administration advised that the proposed ASB was part of the government-funded PIW for WKCD. The Administration was working with WKCDCA on the detailed design and construction cost of the proposed ASB, and would seek to ensure that it could be completed at reasonable cost. Furthermore, as the proposed ASB was not air-conditioned, it was expected that the operating cost would not be high. Given that the proposed ASB would be owned by the Government and it sought mainly to bring visitors to WKCD from the adjoining developments, the Administration did not see a need at the present stage to require the developers of the adjoining developments to share the costs of the proposed ASB.</p>	

Time marker	Speaker(s)	Subject(s)/Discussion	Action Required
		WKCDA supplemented that the proposed ASB involving the use of glass louvres was designed specifically to echo the arts and cultural ambience of WKCD with low maintenance cost.	
020451 - 020833	Dr Helena WONG WKCDA Chairman Admin	In response to Dr Helena WONG's enquiry about whether the Administration/WKCDA had liaised with MTRCL on her earlier suggestion of providing more elevators and barrier-free facilities in The Elements shopping mall to meet the anticipated increase in demand for such facilities arising from the commissioning of the West Kowloon Terminus of XRL and the proposed ASB, the Administration and WKCDA advised that Dr WONG's suggestion would be relayed to MTRCL for consideration.	
020834 - 020955	Miss CHAN Yuen-han WKCDA	On Miss CHAN Yuen-han's enquiry about whether WKCDA would take forward its earlier plan of setting up piers in WKCD, WKCDA reiterated that it was keen to make available piers in WKCD provided that issues related to the Protection of the Harbour Ordinance (Cap. 531) could be resolved.	
020956 - 021107	Dr CHIANG Lai-wan WKCDA	In response to Dr CHIANG Lai-wan, WKCDA advised that it would not be feasible for the proposed ASB to be air-conditioned given that it would terminate at the open-air Artist Square in WKCD.	
021108 - 021313	Dr Priscilla LEUNG WKCDA	Dr Priscilla LEUNG stressed the importance of making available marine transport service to connect WKCD with other parts of Hong Kong, which would meet the transport needs of both tourists and locals. She urged the Administration and WKCDA to take into account the overall benefits, and not only the commercial viability, of the proposal to provide such service.	
<i>Agenda Item III - Any other business</i>			
021314 - 021336	Chairman	Date of next meeting and items for discussion	