

**Invitation For Proposals**  
**Development of the West Kowloon Cultural District**

**Addendum No. 3**  
**(Issued on 30 March 2004)**

Item	Documents Concerned	Reference in IFP	Amendments
<b>1.</b>	<b>Revised Commencement/Operation Dates</b>		
	IFP (Hardcopy) IFP (CD-ROM) IFP (Website)	Sections 1.3.1, 1.3.2 and 4.5.2(a) of Volume One	(1) Amend the date “April 2006” to “April 2007” in line 1 of Section 1.3.1.  (2) Amend the dates in the schedule under Section 1.3.2 as follows– <ul style="list-style-type: none"> <li>• “31 March 2010” shall read “31 January 2011”</li> <li>• “31 December 2010” shall read “31 October 2011”</li> <li>• “31 December 2012” shall read “31 October 2013”</li> </ul> (3) Amend the period “early 2010 and end 2012” to “early 2011 and end 2013” in line 3 of Section 4.5.2.
<b>2.</b>	<b>Enhanced Submission Requirements for Deliverables</b>		
(a)	IFP (Hardcopy) IFP (CD-ROM) IFP (Website)	Sections 2.4.1, 2.4.2, 2.4.3 and 2.4.4, page 19 of Volume One	(1) Add the following words to the end of Section 2.4.1–  The <u>original copy</u> of the reply form shall be enclosed in the separate sealed

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		and Deliverable Checklist, page 2, Annex 2.2 of Volume Two	<p>envelope/parcel required under item (d) of Section 2.4.2.</p> <p>(2) Sub-section (a) of Section 2.4.2– Add the words “certified true” before “copies”.</p> <p>(3) Sub-section (b) of Section 2.4.2–  Add the words “certified true” before “copies”.</p> <p>(4) Amend Section 2.4.2 as follows-</p> <p>(a) Delete the words “, including the original copy clearly stamped “ORIGINAL” on the cover,” in the first paragraph.</p> <p>(b) Replace the number “Ten (10)” by the number “Fifteen (15)” in sub-section (b).</p> <p>(c) Add a new sub-section (d) to Section 2.4.2–  “(d) The original copy of each of the deliverables in (a) and (b) above (plus the original reply form referred to in Section 2.4.1) in a separate sealed envelope/parcel marked accordingly”</p>

Item	Documents Concerned	Reference in IFP	Amendments
			<p>(5) Add a new sub-section (c) to Section 2.4.3–</p> <p style="padding-left: 40px;">“(c) Five (5) certified true copies of items 12(a)(vi), 12(b)(i) and 12(b)(ii) of Deliverable Checklist in a separate sealed envelope/parcel marked accordingly”</p> <p>(6) Add the words “certified true” before “copy” in line 3 of Section 2.4.4.</p> <p>(7) Add a new Section 2.4.12 as follows–</p> <p style="padding-left: 40px;">“2.4.12(a) For the purposes of assessment of Proposals, certified true copies submitted by the Proponents under Sections 2.4.2, 2.4.3 and 2.4.4 are as good as the original Proposal document. Government may, in its discretion, proceed with assessment/negotiation based upon the original and/or the certified true copies of a Proposal.</p> <p style="padding-left: 40px;">(b) The Proponent and its advisers have the responsibility to ensure that no discrepancies exist between the original and the certified true copy of its Proposal. Government will not be held responsible for any discrepancies.</p>

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			<p>(c) The Proponent agrees that where a discrepancy is found between the original Proposal document and a document which purports to be its copy, the decision whether to review or re-assess the Proposal based on the original document will be at the discretion of Government.</p> <p>(8) Item 3 of Deliverable Checklist, page 2, Annex 2.2 of Volume Two–</p> <p>Delete the words “(enclosed in the respective original copy)”.</p>
(b)	IFP (Hardcopy) IFP (CD-ROM) IFP (Website)	Requirements for Display Materials, Annex 2.3 of Volume Two	<p>(1) Replace “Annex 2.3” by “Annex 2.3A” at <b><u>Appendix B</u></b>.</p> <p>(2) All references to “Annex 2.3” in the IFP shall read “Annex 2.3A”.</p> <p>(3) Submission requirements under Sections 6.2, 6.3, 6.4.1, 6.5.1, 6.5.2, 6.6.1, 6.6.2 and 6.7.1 shall include display materials as described in Annex 2.3A.</p> <p>(4) Item 4 of Deliverable Checklist, page 2, Annex 2.2 of Volume Two–</p> <p>Replace the number “24” by the number “36”.</p>

<b>Item</b>	<b>Documents Concerned</b>	<b>Reference in IFP</b>	<b>Amendments</b>
(c)	IFP (Hardcopy) IFP (CD-ROM) IFP (Website)	Requirements for Physical Models, Annex 2.4 of Volume Two	<p>Add the following paragraphs to the end of <b>Annex 2.4</b> –</p> <p>“The above physical models shall be used for assessment of the Proposal by Government, and for display and exhibition purpose. Government may also arrange public exhibition(s) of the physical models and/or display materials submitted under Section 2.4.3 by the Proponents who have passed the Stage One Assessment Process.</p> <p>The Proponent will be required to set up the physical models at the Project Co-ordination Office (on 25/F, Wanchai Tower, 12 Harbour Road, Hong Kong) at such time to be notified by Government in writing.</p> <p>Should a Proponent intend to submit more than the required number of physical models (i.e. items (a), (b) and (c) of this Annex), it should identify not more than three of them for the public exhibition(s) failing which Government may, in its discretion, choose any three of the physical models submitted for the purpose of the public exhibition(s).</p> <p>The Proponent may be required to transport and set up the physical models at a venue designated for the public exhibition(s) upon written notification by Government.</p> <p>All the costs and expenses incurred by the Proponents in the setting up/transportation of the physical models and the making good of any loss and damage to the physical models for the public exhibition(s) shall be borne by the Proponents. Proponents’ attention are</p>

Item	Documents Concerned	Reference in IFP	Amendments
			drawn to Section 2.8 which states that Government shall be under no obligation to provide any insurance for the Proposals and/or compensation to any Proponent in the event of loss or damage to any or all of the Proposals or parts thereof.
<b>3.</b>	<b>Public Consultation</b>		
	IFP (Hardcopy) IFP (CD-ROM) IFP (Website)	Section Three of Volume One	<p>(1) Add a new Section 3.1.5 as follows –</p> <p>“3.1.5 (a) Government may hold public consultations and solicit public opinions on the Proposals at any stage of the Assessment Process. Government may also arrange public exhibition(s) of the display materials and/or physical models submitted under Section 2.4.3 by the Proponents who have passed the Stage One Assessment Process.</p> <p>(b) Government reserves the right to make the final decision as to which display materials, physical models and what other information contained in a Proposal will be exhibited and may require a Proponent to make appropriate changes to its display materials or physical models for the purpose of the public exhibition(s).</p> <p>(c) The date, time and place of the public exhibition(s) shall be determined by the Government. Proponents whose display materials and/or physical models have been selected by Government for the public exhibition(s)</p>

<b>Item</b>	<b>Documents Concerned</b>	<b>Reference in IFP</b>	<b>Amendments</b>
			<p>will be notified in writing by Government.</p> <p>(d) Government will seek a Proponent’s prior written agreement if the proposed exhibition will involve exhibiting any information which is suitably designated in writing as “commercially sensitive” in accordance with Section 1.5. If any Proponent is concerned about the disclosure to the public of any commercially sensitive information in its Proposal, reasons should be given in its Proposal.</p> <p>(2) Number the first paragraph of Section 3.8 as Section 3.8.1.</p> <p>(3) Add a new Section 3.8.2 as follows –</p> <p>“3.8.2 Proponents should note that the opinions and comments arising from the public consultations and public exhibition(s) referred to in Section 3.1.5 may be taken into account by the Government and the Chief Executive in Council in the assessment of the Proposals and the selection of the Successful Proponent.”</p>
<b>4.</b>	<b>Communication with Government</b>		
	IFP (Hardcopy) IFP (CD-ROM)	Section 3.1.3, page 23 of Volume One	Add the following words to the end of the last sentence–

Item	Documents Concerned	Reference in IFP	Amendments
	IFP (Website)		“and delivered by post or by hand to the Project Co-ordination Office in accordance with Section 2.4.8. Communication by fax or by e-mail will generally not be admitted unless otherwise permitted by Government in writing.”
<b>5. Deletion of Draft OZP from IFP</b>			
	IFP (Hardcopy) IFP (CD-ROM) IFP (Website)	Section 4.2.1(b), page 26 of Volume One and Item 3 of the CD-ROM in Volume Two	<p>(1) Delete the words in lines 4 and 5–</p> <p style="padding-left: 40px;">“A copy of the OZP together with its Notes and Explanatory Statement is contained in the CD-ROM included in Volume Two of the IFP”</p> <p>Replace by–</p> <p style="padding-left: 40px;">“Information about the OZP can be accessed via the Town Planning Board’s website – <a href="http://www.ozp.tpb.gov.hk/">http://www.ozp.tpb.gov.hk/</a>”</p> <p>(2) Delete Item 3 of the CD-ROM in its entirety.</p>
<b>6. Interface between WKCD and Kowloon Southern Link</b>			
(a)	IFP (Hardcopy) IFP (CD-ROM), IFP (Website)	Section 4.4.2(f)(i), page 48 of Volume One	<p>Replace Section 4.4.2(f)(i) with the following–</p> <p>“Proposed Kowloon Southern Link (KSL) tunnel alignment and associated facilities of KCRC traversing the site at the eastern end of the Development Area (Ref. K1 in <b>Annex 4.11</b>), sea water cooling system for KSL stations (Ref K2) and temporary barging points</p>



Item	Documents Concerned	Reference in IFP	Amendments
			including access (Ref. K3), taking into account the requirements of KCRC set out in <b>Annex 4.12A.</b> ”
(b)	IFP (Hardcopy), IFP (CD-ROM), IFP (Website)	List of development constraints, pages 3 to 4, Annex 4.11 of Volume Two	Amend the descriptions of development constraints nos. K1 and K3 as follows–  K1 Proposed railway tunnels and launching shaft structure (early 2005 – end 2007 tentatively) for the KCRC Kowloon Southern Link (KSL)  K3 Proposed temporary barging facilities and associated construction access from Austin Road West (early 2005 – end 2007 tentatively) for the dumping of excavated materials from construction sites of KSL and delivery of other construction material and plant.
(c)	IFP (Hardcopy) IFP (CD-ROM) IFP (Website)	Annex 4.12 of Volume Two	Replace <b>Annex 4.12</b> in its entirety by <b>Annex 4.12A</b> at <b><u>Appendix A</u></b> .
(d)	IFP (Hardcopy) IFP (CD-ROM) IFP (Website)	Plan of 14 of Volume Two	Add <b>Plan 14</b> West Kowloon Cultural District – Interface with KCRC Kowloon Southern Link at <b><u>Appendix C</u></b> .
(e)	IFP (Hardcopy) IFP (CD-ROM) IFP (Website)	Table of Contents of Volume Two	Add “Plan 14 West Kowloon Cultural District – Interface with KCRC Kowloon Southern Link” at the end of the List of Plans.

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7.	<b>MTRC Sea Water Cooling System</b>		
(a)	IFP (Hardcopy) IFP (CD-ROM) IFP (Website)	Sections 8.2.4 and 8.3.1, pages 90 to 91 of Volume One	<p>(1) Replace the first sentence of Section 8.2.4 with the following–</p> <p>“MTRCL has requested a tenancy/tenancies of Site No. 4 as shown in <b>Plan 9A</b> for the construction and installation of a sea water cooling system including plant rooms, transformer rooms, cable ducts, underground pipes (a section already laid is planned to be realigned as shown in <b>Plan 8A</b>) and outfall together with a short term tenancy of 6 Government pumphouses/cells in Site No. 9 as shown in <b>Plan 9A</b> for the operation of the said sea water cooling system”.</p> <p>(2) Delete the words “and therebelow” at the end of Sections 8.3.1(b), (c), (d) and (e).</p>
(b)	IFP (Hardcopy) IFP (CD-ROM) IFP (Website)	List of development constraints, page 4, Annex 4.11 of Volume Two	<p>Amend the descriptions of development constraints nos. M4, M4a and M4b as follows–</p> <p>(a) Delete the words “(2003-2006 tentatively)” from the description of M4.</p> <p>(b) Add the words “and outfall” at the end of the description of M4a.</p> <p>(c) Replace the words “28m(l) x 15m(w) x 7m(h)” in the description of M4b with “21m(l) x 15m(w) x 10m(d)”.</p>
(c)	IFP (Hardcopy) IFP (CD-ROM) IFP (Website)	Paragraphs 14, 16 to 18, pages 4 to 5, Annex 4.15 of Volume Two	<p>(1) In the second last sentence of paragraph 14, replace the number “Eleven” with the number “Six” and replace the words “paragraphs 16-17” with “paragraphs 16-18”.</p> <p>(2) Amend the third sentence of paragraph 16 as follows–</p>

Item	Documents Concerned	Reference in IFP	Amendments
			<p>“The sea water cooling system comprises 6 numbers of pump sets to be installed inside 6 number of existing Government pump cells mentioned above along the southern shoreline, an underground plant room (about 21m(w)x15m(l)), a transformer room (about 9m(w)x12m(l)), cable ducts, 3 numbers of 800mm diameter pipes (a pumping main, a sea water discharge pipe and a standby pipe connected to the underground plant room) and two 800mm diameter sea water discharge pipes connected to a twin 800mm diameter outfall at seawall”.</p> <p>(3) In the fourth sentence of paragraph 16, replace the words “have already been laid” with “already laid is planned to be realigned”.</p> <p>(4) In paragraph 17, replace “24500 TR” with “7200 TR”, replace “3771 litres/s” with “1145 litres/s” and replace “1.65m<sup>3</sup>” with “0.55 m<sup>3</sup>”.</p> <p>(5) Add a new paragraph 18 as follows–</p> <p>“In the event the Government and MTRCL have entered into a binding contract or contracts for the grant of tenancy/tenancies in respect of the sea water cooling system, suitable replacement site(s) within the Development Area should be identified if the Successful Proponent proposes to relocate any part of the sea water cooling system to suit the Development and agreement of MTRCL and Director of Lands should be obtained. The Successful Proponent is responsible for the reprovisioning of any affected facilities and is required to closely liaise with MTRCL on the detailed requirements and to resolve all interface issues in</p>

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			<p>connection with the construction and subsequent operation and maintenance of the sea water cooling system. The functional and operational performance of the sea water cooling system should be maintained at all times during and after the completion of the Development. The Successful Proponent is encouraged to propose innovative ideas to resolve any conflict between the sea water cooling system and the Development, and to incorporate and integrate the sea water cooling system into the design and construction of the Development to minimize visual impact.”</p> <p>(6) Re-number the original paragraph 18 as paragraph 19.</p>
(d)	IFP (Hardcopy) IFP (CD-ROM) IFP (Website)	Plans 8, 9 and 12 of Volume Two	<p>(1) Replace <b>Plan 8</b> with <b>Plan 8A</b> at <u><b>Appendix C</b></u>.</p> <p>Replace all references of “<b>Plan 8</b>” in the IFP with “<b>Plan 8A</b>”. The layouts of MTRC sea water cooling system (development constraints nos. M4a to M4c in <b>Annex 4.11</b>) and temporary barging facilities for KSL (development constraints no. K3 in <b>Annex 4.11</b>) have been amended as shown on <b>Plan 8A</b>.</p> <p>(2) Replace <b>Plan 9</b> with <b>Plan 9A</b> at <u><b>Appendix C</b></u>.</p> <p>Replace all references of “<b>Plan 9</b>” in the IFP with “<b>Plan 9A</b>”. The layout of Site No. 4 for MTRC sea water cooling system (development constraints nos. M4a to</p>

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			<p>M4c in <b>Annex 4.11</b>) has been amended as shown on <b>Plan 9A</b>.</p> <p>(3) Replace <b>Plan 12</b> with <b>Plan 12A</b> at <u><b>Appendix C</b></u>.</p> <p>Replace all references of “<b>Plan 12</b>” in the IFP with “<b>Plan 12A</b>”. The existing Government pump cells (development constraints no. G8 in <b>Annex 4.11</b>) designated for MTRC sea water cooling system (development constraints nos. M4a to M4c in <b>Annex 4.11</b>) have been amended as shown on <b>Plan 12A</b>.</p>

**Appendix A to Addendum No. 3****Interface With KCRC Kowloon Southern Link**

(Section 4.4.2(f)(i) refers)

1. The Kowloon Southern Link (KSL) when fully commissioned will connect West Rail at Nam Cheong station with KCRC East Rail at East Tsim Sha Tsui station. The KSL includes a railway reserve (comprising two railway tunnels and, as currently intended, a launching shaft structure) running through the Development Area at about the Commercial Gateway (tentative KSL alignment and railway reserve shown in **Plan 9A** and details of the launching shaft structure shown in **Plan 14**). It is the current intention of KCRC to commence construction of KSL tentatively in early 2005 for commissioning in 2008. The Proponent should note that KCRC is finalizing the design for KSL for gazettal under the Railways Ordinance (Cap. 519). The Proponent should liaise with KCRC to confirm the exact programme of KSL. The Proponent should also note that a stratum of land enveloping the KSL tunnels (which stratum includes parts of the launching shaft structure, if constructed) will be vested in KCRC and reserved out of the WKCD land grant, the top level of which stratum varies but is not higher than –5.5m PD tentatively. The ground above the reserved stratum will be included as part of the Lot Area, and may include parts of the launching shaft structure. The Proponent should liaise with KCRC on the construction details and future maintenance responsibility of the launching shaft structure. The Proponent should also liaise with KCRC and the Government on the final details of the stratum of land proposed to be vested in KCRC.
2. Pursuant to Section 4.4.2(f)(i), the Proponent is required to identify, and carry out a preliminary engineering study on the constraints imposed by the railway reserve and to submit a preliminary proposal (using layout plans, cross sections, longitudinal sections, schematic designs and text as appropriate) to demonstrate the Proponent's design solution to overcome the constraints during and after development of WKCD. For any proposals affecting the railway tunnels and facilities of KSL, the Proponent is required to closely liaise with KCRC on the requirements and to resolve all interface issues in connection with the construction and subsequent operation, maintenance and management of the railway tunnels and facilities within the Development Area.
3. An indicative works area within the Scheme Area as shown in **Plan 14** will be required by KCRC from early 2005 until the end of 2007 tentatively for the construction of railway tunnels and the launching shaft structure. Government is considering granting KCRC a short term tenancy in respect of the works area. The Successful Proponent may refer to the gazette plans of KSL for details. Possession of the works area may only be given to the Successful Proponent after expiry of the short term tenancy.
4. No part of the launching shaft structure shall be affected without the prior agreement of KCRC notwithstanding that parts of the launching shaft structure may be included as part of the Lot Area.
5. Apart from compliance with applicable laws and regulations, including but not limited to the Buildings Ordinance, Railways Ordinance and environmental legislations, the Proponent should note that any proposal for works to be carried out within the Railway Protection Boundary<sup>1</sup> should be subject to vetting by KCRC. All such works should

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<sup>1</sup> The Railway Protection Boundary is generally defined as 30m from the outer surface of any KSL tunnels and associated structures.

be subject to further checking by KCRC during detailed design stage and could only be carried out with prior consent and arrangement with KCRC and under the supervision of designated persons of KCRC<sup>2</sup>.

6. As at the date of the issue of this Addendum No. 3, KCRC is prepared to incorporate at its own cost structural enabling works up to the extent as shown in **Plan 14** in the launching shaft structure to support future building works of the Development, if any. Subject to paragraphs 4 and 5 above, part of the launching shaft structure, including the diaphragm walls, above the tunnel top levels of KSL as described in paragraph 1 above may be removed by the Successful Proponent at its own cost.

### **Sea Water Cooling System**

7. A new sea water cooling system (including pump-houses and pumping mains) may be constructed (subject to agreement by Government) by KCRC to serve the KSL upon commissioning of the railway (Ref K2 in list of development constraints in **Annex 4.11**). The Proponent is required to confirm the requirement from Government and if required, closely liaise with KCRC on the detailed arrangement for incorporation and integration of the sea water cooling system into the design and construction of WKCD and to resolve all interface issues in connection with the construction and subsequent operation, maintenance and management of the seawater cooling system by KCRC.

### **Temporary Barging Facilities**

7. KCRC has planned to construct, manage, maintain and operate temporary barging facilities (occupying an area of 30m(w)x180m(l) including 2 barge loading ramps, weigh bridge, service area, wheel washing facility and barge berths) along the seawall at the central part of the site for dumping of excavated materials from KSL construction sites and delivery of other construction material and plant, and a temporary construction access road of 20m wide for use by dump trucks (estimated 400 nos. per day) (Ref K3 in list of development constraints in **Annex 4.11**). The barging facilities will handle about 1.6 million m<sup>3</sup> of excavated materials from early 2005 to end 2007 tentatively. The Successful Proponent will be permitted to share the use of temporary barging facilities and temporary construction access from early 2007. The Proponent is required to closely liaise with KCRC on the detailed arrangement for the barging facilities and construction access and to resolve all interface issues in connection with the construction, management, maintenance, operation, relocation and subsequent removal of the facilities by KCRC.
8. The Proponent is required to obtain the views/support of KCRC on its Proposal for inclusion in the submission to Government.
9. The Proponent should expect KCRC to require the Proponent to reimburse KCRC all costs, including any overheads and consultant fees, incurred by KCRC in vetting its Proposal, in subsequent checking of detailed designs (irrespective of whether they are finally implemented or not) and in supervision of works within Railway Protection Boundary.

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<sup>2</sup> Please refer to the general requirements stipulated in the Practice Notes for Authorized Persons and Registered Structural Engineers No. 279 "Kowloon-Canton Railway Corporation West Rail Protection - Railways Ordinance - Buildings Ordinance Scheduled Area No. 3 " issued by Buildings Department for any works to be carried out within the Railway Protection Boundary as if the said practice notes were applicable to KSL.

**Appendix B to Addendum No. 3****Requirements for Display Materials**

1. The display materials shall be used for assessment of the Proposal by Government, and for display and exhibition purpose. Government may also arrange public exhibition(s) of the display materials and/or physical models submitted under Section 2.4.3 by the Proponents who have passed the Stage One Assessment Process.

**Technical Proposal**

2. Each Proponent is required to submit a Technical Proposal for the Project as detailed in Section Four. The Proponent shall extract the appropriate materials from Technical Proposal, which in its opinion can best demonstrate the design philosophy and merits of its Proposal, and how the design objectives stated in Section Four can be met, and present the materials on not more than twenty-four (24) display panels comprising–
  - (a) Statements on design philosophy
  - (b) A concept drawing to explain the overall design ideas, including image, character and identity of the whole Development, form and massing of the building blocks, and integration in the urban and natural contexts
  - (c) Master Layout Plan and Master Landscape Plan in 1:2000 scale as required in Section 4.2.3(ii)
  - (d) Major preliminary building and landscape plans in 1:500 scale as required in Section 4.3.8(a)(i) showing the layout, distribution, circulation and function relationship of various facilities
  - (e) Major sections and elevations in appropriate scales
  - (f) Perspectives, computer images, axonometric drawings and diagrams showing the relationship with surrounding area, the design treatment for the Canopy, APM, seawall, environmental features and buildings around or above the two Ventilation Buildings as described in Section 4.4.2(d)
  - (g) Major drawings for Core Arts and Cultural Facilities as required in Annex 4.4
  - (h) Other materials the Proponent considers appropriate to demonstrate the merits of its Proposal
3. All drawings are to be prepared in metric scale, and drawn on paper of an A1 international size which shall be 594mm (H) x 841mm (W). All drawings should be mounted on foam board of not more than 6mm thick. All panels should be arranged in landscape layout format and numbered for the ease of display set up as shown below–

1	4	7	10	13	16	19	22
2	5	8	11	14	17	20	23
3	6	9	12	15	18	21	24



### Operation/Maintenance/Management Proposal

4. Each Proponent is required to submit an Operation/Maintenance/Management Proposal for the Project as detailed in Section Six. The Proponent shall extract the appropriate materials from Operation/Maintenance/Management Proposal, which in its opinion can best demonstrate the Operation/Maintenance/Management arrangements and merits of its Proposal, and how the objectives/requirements stated in Section Six can be met, and present the materials on not more than twelve (12) display panels comprising–
- (a) Core Arts and Cultural Facilities as described in Section 6.2 (total 5 panels)
    - i. Mission statement and mode of governance (1 panel)
    - ii. Theme, programme content, business strategy, operation plan, human resources strategy and staff structure for:
      - Theatre Complex and Performance Venue (1 panel)
      - Museum Cluster and Art Exhibition Centre (2 panels)
      - Water Amphitheatre and Piazza Areas (1 panel)
  - (b) Other Arts and Cultural Facilities as described in Section 6.3 (3 panels)
    - Theme, content, management strategy, business strategy and programming policy for each facility or area of activity
  - (c) Maintenance of arts and cultural facilities as described in Sections 6.2.7 and 6.3.6 (1 panel)
  - (d) Operation/maintenance/management of commercial, office, hotel, residential, open space, Canopy, APM and the Pier as described in Sections 6.4.1, 6.5.1, 6.5.2, 6.6.1 and 6.6.2 (2 panels)
  - (e) Overall traffic and crowd control management as described in Section 6.7.1 (1 panel)
5. All display materials should be shown on paper of an A1 international size which shall be 594mm (H) x 841mm (W). All papers should be mounted on foam board of not more than 6mm thick. All panels should be arranged in landscape layout format and numbered for the ease of display set up as shown below–

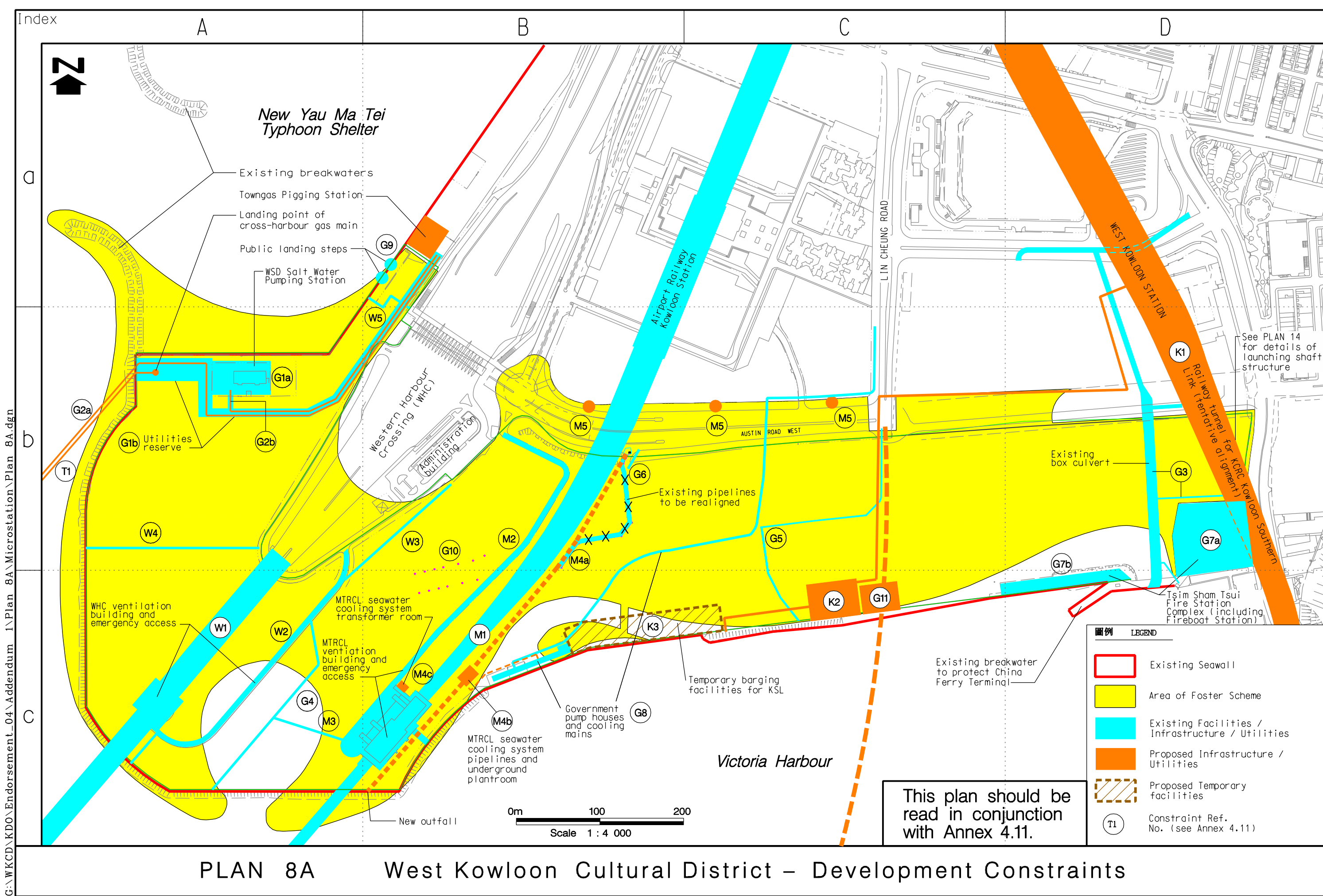
1	3	5	7	9	11
2	4	6	8	10	12

### Public Exhibition

6. Should a Proponent intend to submit more than the required number of display panels, it should identify not more than twenty-four (24) of them for Technical Proposal and twelve (12) for Operation/Maintenance/Management Proposal for the public exhibition(s) failing which Government may, in its discretion, choose any of the display panels submitted for the purpose of the public exhibition(s).

### **Appendix C to Addendum No. 3**

- Plan 8A West Kowloon Cultural District – Development Constraints
- Plan 9A Land Status Plan of Scheme Area of West Kowloon Cultural District
- Plan 12A Existing Government Pumphouses at West Kowloon Cultural District
- Plan 14 West Kowloon Cultural District – Interface with KCRC Kowloon Southern Link



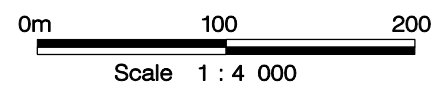
G:\WKCDC\KDO\Endorsement\_04\Addendum 1\Plan 8A\Microstation\Plan 8A.dgn

PLAN 8A

West Kowloon Cultural District – Development Constraints

圖例	LEGEND
	Existing Seawall
	Area of Foster Scheme
	Existing Facilities / Infrastructure / Utilities
	Proposed Infrastructure / Utilities
	Proposed Temporary facilities
	Constraint Ref. No. (see Annex 4.11)

This plan should be read in conjunction with Annex 4.11.



See PLAN 14 for details of launching shaft structure

Existing breakwater to protect China Ferry Terminal

Victoria Harbour

New Yau Ma Tei Typhoon Shelter

Airport Railway Kowloon Station

WEST KOWLOON STATION

Railway tunnel for KCR Kowloon Southern Link (tentative alignment)

Tsim Sham Tsui Fire Station Complex (including Fireboat Station)

Western Harbour Crossing (WHC) Administration building

AUSTIN ROAD WEST

LIN CHEUNG ROAD

- Existing breakwaters
- Towngas Pigging Station
- Landing point of cross-harbour gas main
- Public landing steps
- WSD Salt Water Pumping Station

Existing pipelines to be realigned

Existing box culvert

WHC ventilation building and emergency access

MTRCL seawater cooling system transformer room

MTRCL ventilation building and emergency access

MTRCL seawater cooling system pipelines and underground plantroom

Government pump houses and cooling mains

Temporary barging facilities for KSL

New outfall

G2a

G1b

G2b

W4

W3

G10

M2

M4a

G6

G5

G3

G7a

G7b

W1

W2

M1

M4c

G4

M3

M4b

K3

K2

G11

G8

T1

K1

Index

A

B

C

D

D

B

C



This plan should be read in conjunction with Section 8.2 and Plan 13



Site No. 8  
(New Yau Ma Tei Typhoon Shelter)

Site No. 7  
(WSD salt water pumping station and associated water works / utilities reserve)

KCRC tentative Railway Protection Boundary

Site No. 3  
(Proposed Kowloon Southern Link tunnels and seawater cooling system)

Proposed cross-harbour watermain and gas main

Austin Road West

MTRC Railway Protection Boundary

Site No. 2  
(Drainage reserve of the box culvert)

Site No. 6  
(WHC controlled area)

Access roads

Site No. 9  
(Government seawater cooling pumphouses)

Site No. 1  
(Tsim Sha Tsui Fire Station Complex including Fireboat Station)

Site No. 5  
(MTRC running line lease)

Site No. 4  
Site of MTRCL's application for STT for seawater cooling system underground plant room, transformer room and pipelines

0 m 100 200 m

Scale 1 : 4 000

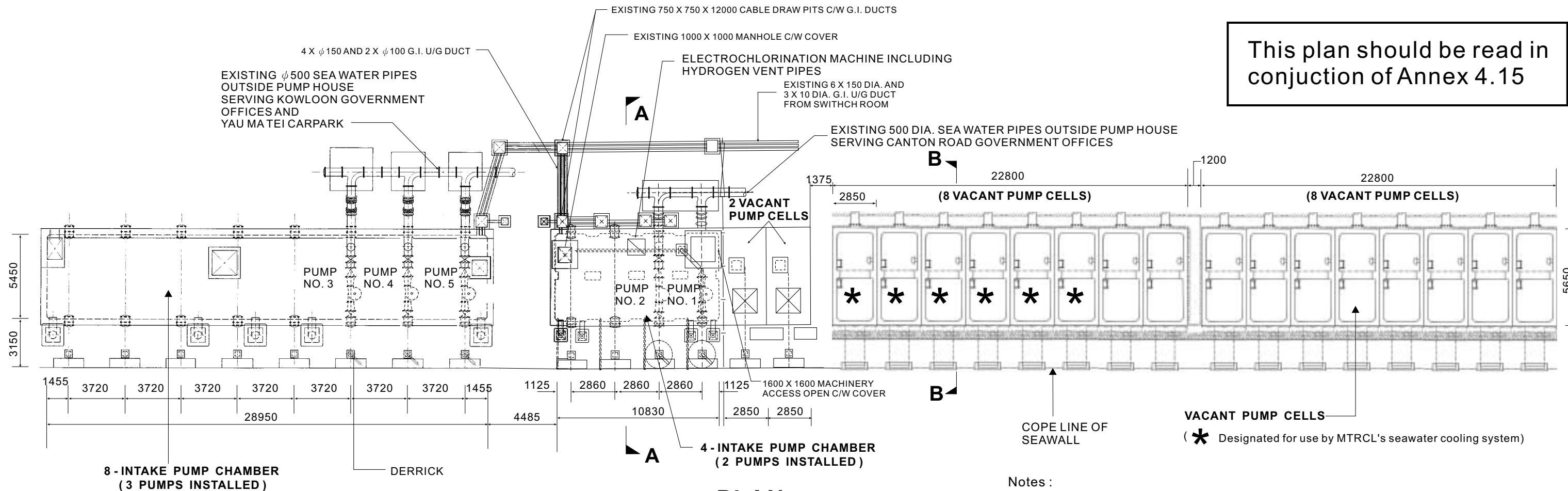
Underwater slope maintained by MTRC

**LEGEND :**

- |   |   |
|---|---|
|  Area of Foster Scheme               |  Government Facilities |
|  Major Transportation Infrastructure |  Utilities             |
|  Railway Protection Boundary         |  Existing Seawall      |

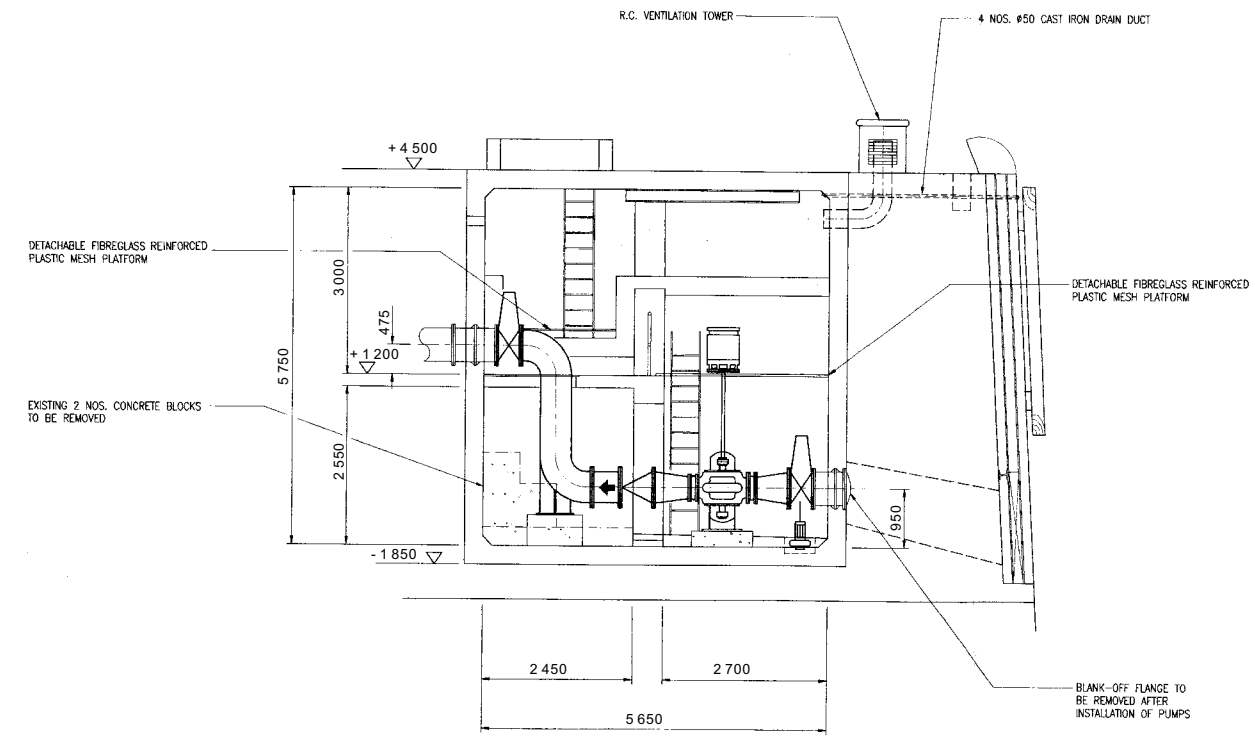
**PLAN 9A Land Status Plan of Scheme Area of West Kowloon Cultural District**

This plan should be read in conjunction of Annex 4.15

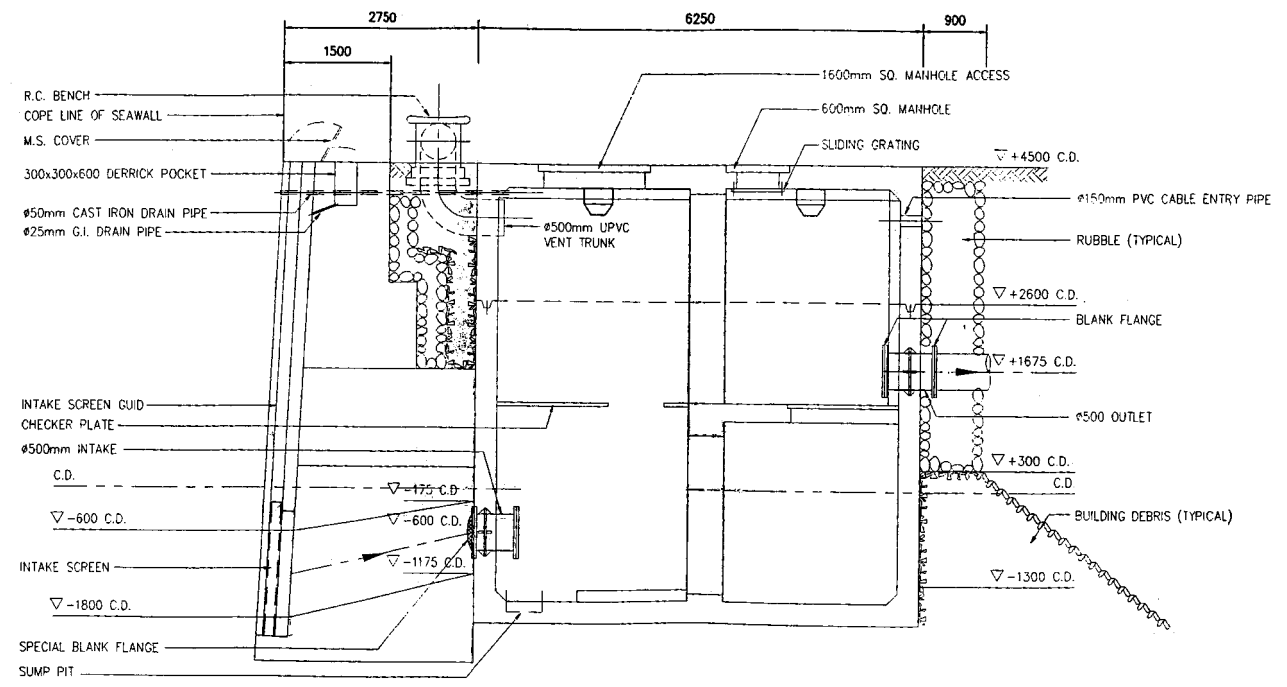


**PLAN** (not to scale)

- Notes :
- Existing Government pumphouses consist of : -  
18 pump cells  
4-intake pump chamber  
8-intake pump chamber
  - All dimensions shown are in millimetres.



**SECTION A - A**

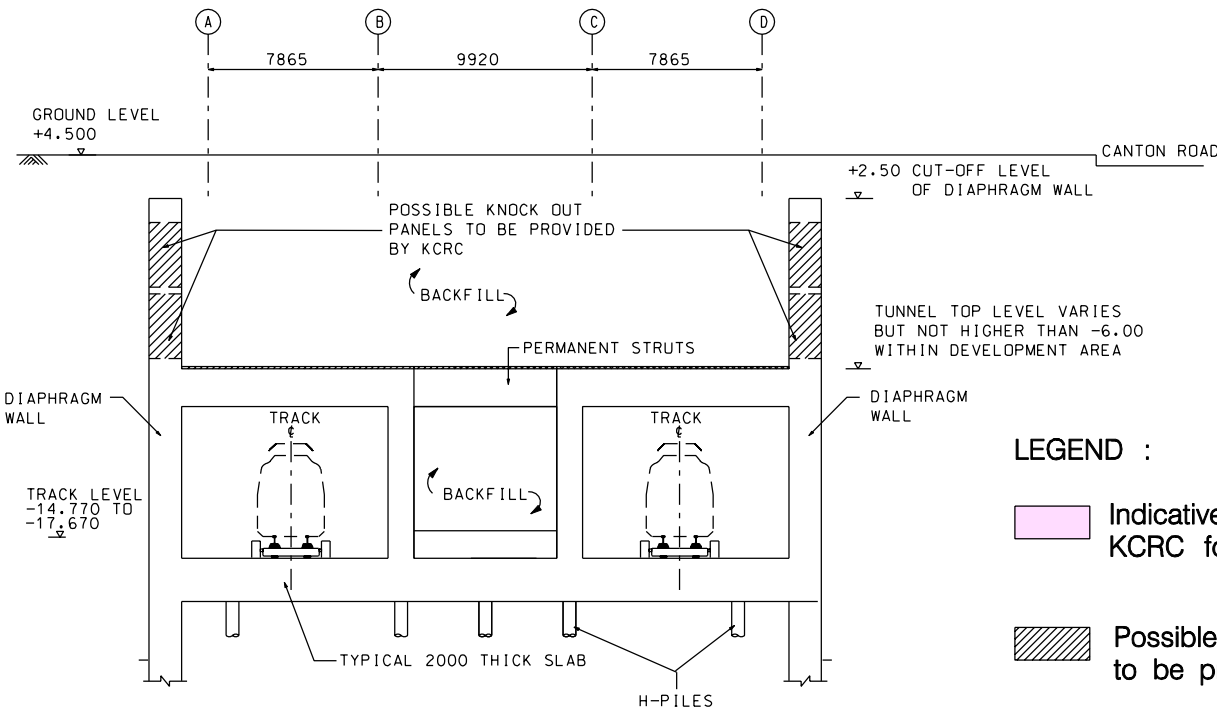


**SECTION B - B**

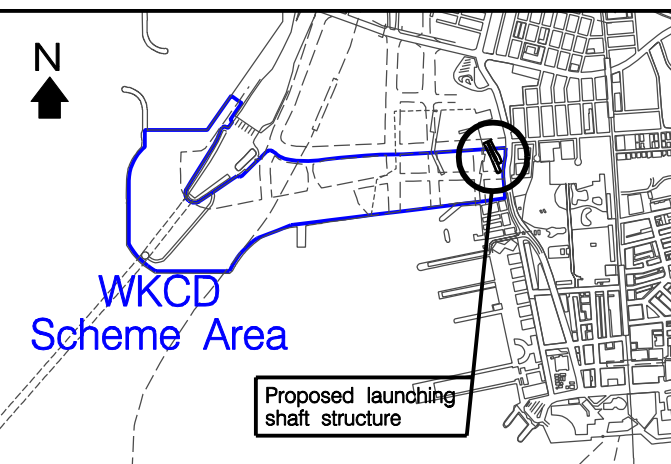
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COORDINATES OF LAUNCHING SHAFT STRUCTURE		
POINT	EASTING	NORTHING
A	835268.7	818221.7
B	835294.5	818234.4
C	835325.9	818177.2
D	835336.4	818152.8
E	835320.8	818146.1
F	835333.1	818117.7
G	835318.7	818111.5
H	835287.7	818183.3
COORDINATES OF WORKS AREA		
I	835232.8	818197.5
J	835260.2	818193.8
K	835303.8	818095.6
L	835333.5	818097.0



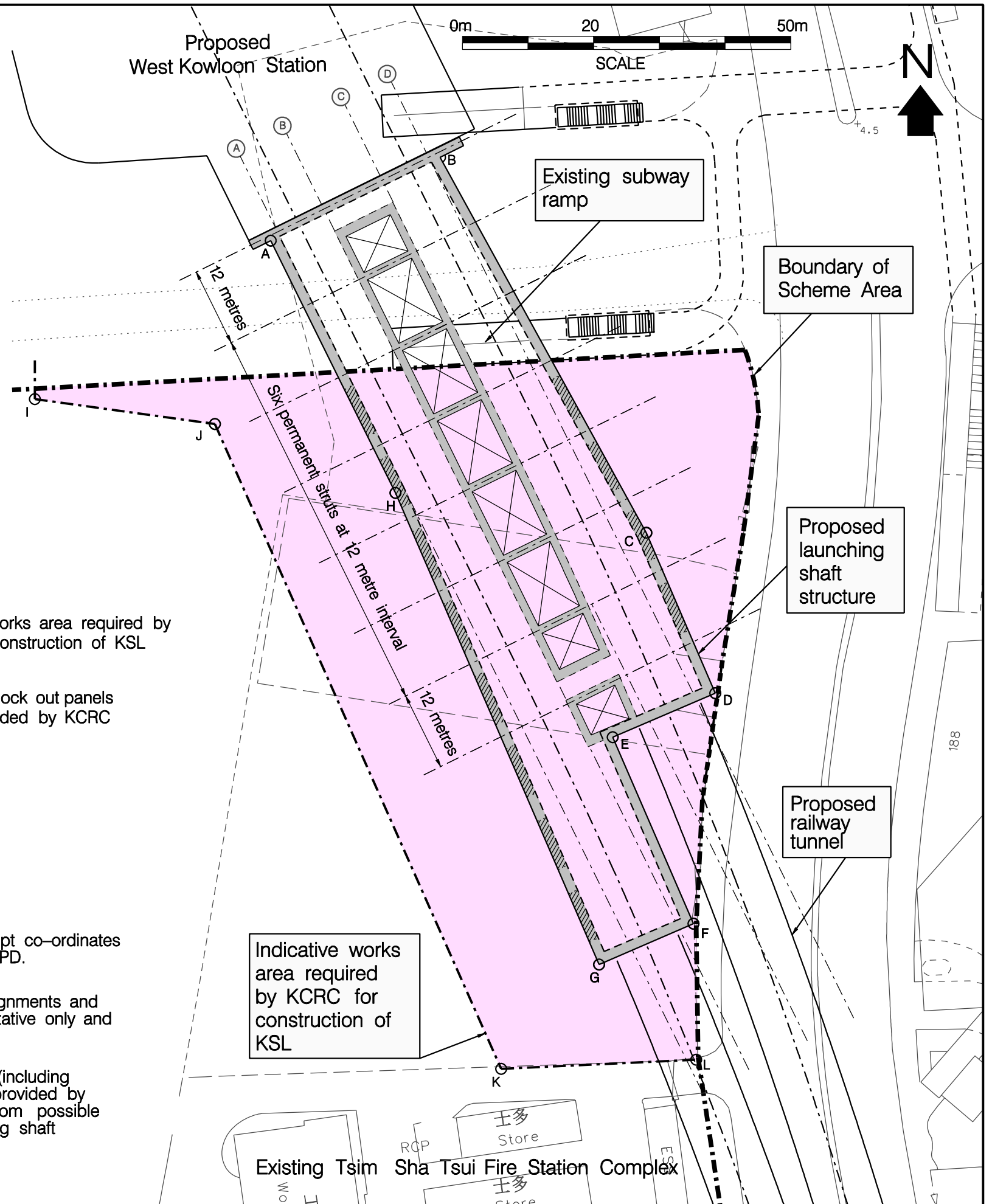
Typical Cross Section of Launching Shaft Structure



Location Map

NOTES :

1. Dimensions are in millimetres except co-ordinates are in metres and levels are in mPD.
2. Dimensions, levels, co-ordinates, alignments and limit of works area shown are tentative only and subject to change.
3. Possible structural enabling works (including possible knock out panels) to be provided by KCRC - Allowance for loadings from possible WKCD development over launching shaft structure :  
 Dead load = 105kPa  
 Live load = 55kPa



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