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香港建築師學會
The Hong Kong Institute of Architects

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立法會綜合大樓
立法會發展事務委員會主席
梁志祥議員, SBS, MH, JP

梁主席：

2019年4月13日發展事務委員會特別會議
邀請各界就中部水域人工島相關研究提交意見書

香港建築師學會得悉 貴委員會就2019年4月13日特別會議，聽取公眾就“中部水域人工島相關研究”表達意見。

學會現就有關「明日大嶼」願景及期望，提交中文及英文書面意見，供 貴委員參考。

順頌

春安！

香港建築師學會會長

李國興建築師 謹啟

二零一九年四月二日

附件：香港建築師學會有關「明日大嶼」的中文及英文意見書

抄送：立法會發展事務委員會委員 謝偉銓議員, BBS

Patron: The Honourable Carrie Lam Cheng Yuet-ngor, Chief Executive, Hong Kong Special Administrative Region
A Member of The International Union of Architects (UIA), Commonwealth Association of Architects (CAA), Architects Regional Council Asia (ARCASIA) and Asia-Pacific Economic Cooperation, Architect Project

香港銅鑼灣希慎道1號19樓
19th Floor, One Hysan Avenue, Causeway Bay, Hong Kong
T: 2511 6323 F: 2519 6011, 2519 3364
W: <http://www.hkia.net> E: hkiasec@hkia.org.hk

北京海澱區三里河路13號中國建築文化中心北翼9001室
Room 9001, North Wing, China Architectural Cultural Centre,
13 Sanlihe Road, Haidian District, Beijing
T/F: (86-10) 8808-2219 E: hkiabjo-sec@hkia.net



香港建築師學會
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**The Hong Kong Institute of Architects
Statement and Wish list for 'Lantau Tomorrow'**

The Hong Kong Institute of Architects holds an open view towards the land supply options proposed by Land Supply Taskforce of the Government. Should the artificial islands in the central waters – 'Lantau Tomorrow' be developed, the Institute would like to put forward the following considerations for incorporation into the relevant studies by the Government.

What is the "Vision" for 'Lantau Tomorrow' ?

A good city always starts with a 'Good Vision'. Cities like Singapore, New York and Sydney, their master planning always depart from a long-term vision that embodies the hope for better quality of life and the creation of a better place. Such intent can then be carried on and embedded into the planning and regulatory controls at later stages.

In contrary, a city planning that is driven solely from a pragmatic point of view with priority given to infrastructures, roads or railways will result in undesirable urban spaces that can greatly undermine a city's development, especially on its connectivity and vibrancy. Such lessons can be learnt worldwide where many large-scale urban revamps are undergoing to remove or relocate the infrastructures for better public space.

A vision is also crucial in gaining public support through visualization of an aspirational future. It should be a 3-dimensional model with spatial intervention that illustrates and depicts the urban life and public spaces.

The consultancy scope should identify the "Vision" for 'Lantau Tomorrow'. Will it be the East Lantau Metropolis? 3rd CBD? Transportation Hub? Double Gateway? Connection to Great Bay Area? And New Housing Domain ?

Why Vision is so important ?

'Lantau Tomorrow' is important for entire Hong Kong and not just Lantau Tomorrow for the next 20 – 30 years. Therefore, international standard concept plan and master plan with innovative planning framework, vision of Government, and new key strategies by Consultant are required to gain the Public Support. Furthermore, new planning process/approval mechanism such as new urban commission may also be considered to implement the innovative urban design.



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(continued)**

How to gather Vision ?

The consultancy study should be forward thinking for the next generation. Taking into account the planned future growth and any synergies with the surrounding existing and planned urban developments. Holistic infrastructural considerations including but not limited to railway, public road and ferries must also take into account.

Public engagement methods are also important to make sure the views from the general public in particular the young generation will be included in the findings of the final study.

What are the consultancy procurement method and key scopes ?

It is up most important to have multi-disciplinary collaboration in order to achieve a balance perspective from urban planning, architecture, landscape design, engineering and cost aspects for Lantau Tomorrow development. The study should have good visualization to enable the public to have understanding on the findings of study.

The Government should also consider whether two or more stages consultations will be required and how design competitions can be employed in the design study of 'Lantau Tomorrow' so talents all over the world can contribute to the planning design.

The study should cover the planning design from vision to reality in particular the phasing of the development. Put concept before planning, design before control, new urban design principles, policy making tool, visionary layer manager and allow flexibility for future regular reviews on the plans with actual growth and needs for 'Lantau Tomorrow' and Hong Kong.



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(continued)

What are the other detail scopes on the research and study for the consultancy study ?

While it is important to achieve high standard of livability and sustainability for the 'Lantau Tomorrow', the consultant's scopes should also cover with the following aspirational future planning and new urban design principle but not limited to :

- 3-dimensional planning
- People oriented in particular the waterfront / City landscape design
- Phasing strategies
- Smart city / Artificial intelligence
- Latest cellular mobile communication technology enabled
- Carbon neutral / Compact living for walkability
- Infrastructure / Transportation / Robotic parking / Car sharing
- Spatial co-sharing
- Public domain below +20mPD
- Ecology conservation / Climate changes
- Development cost and economic efficiency aspects

The Hong Kong Institute of Architects
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