

For information

**Legislative Council
Panel on Development and Panel on Home Affairs
Joint Subcommittee to Monitor the Implementation of the
West Kowloon Cultural District Project**

Follow-up to meeting on 29 April 2019

Following the meeting of the Joint Subcommittee to Monitor the Implementation of the West Kowloon Cultural District Project on 29 April 2019, the West Kowloon Cultural District Authority provides supplementary information as requested below –

Update on the development of Lyric Theatre Complex

Monitoring system currently in place to ensure the construction quality and safety

Construction Quality Monitoring / Supervision

The development of the Lyric Theatre Complex is subject to the Buildings Ordinance (BO). As such, the lead consultant, viz. the appointed Authorized Person (AP), Registered Geotechnical Engineer (RGE) and Registered Structural Engineer (RSE) as required under the BO should ensure that their design is compliant with the requirements of and approved by Buildings Department (BD). These registered building professionals and the Technically Competent Persons (TCP) appointed by them also carry out supervision to ensure that the appointed Registered General Buildings Contractor (RGBC) carries out the works in accordance with the BD approved design and imposed conditions whilst in parallel complying with all the various BD codes of practice and practice notes.

Apart from the statutory requirements, there are additional requirements by WKCDA on an independent Resident Site Staff (RSS) team to ensure that the RGBC complies with the contract requirements, design drawings and specifications throughout construction. This is achieved by:

- Assisting the lead consultant to review and approve designs, shop drawings and material submissions made by the RGBC to ensure they meet the design intent, specification and various requirements under the Buildings Ordinance and BD codes of practice and practice notes.
- Inspecting the works to ensure that they are being carried out in accordance with the approved submissions and in a manner required by the contract.

The requirements for the extent of submissions from the RGBC and the submissions reviews are detailed in the contract. The requirements for inspections are as follows:

- For each element of the works, the RGBC submits an Inspection and Testing Plan (ITP), which details his methods of construction, installation and/or testing for that element. The ITP also details the inspections to be carried out both by himself and by the RSS at key hold-points through the construction.
- Once the ITP has been approved and the works are being undertaken, a Request for Inspection / Check (RISC) form will be submitted to the RSS every time an inspection is required as defined in the ITP.
- Works may not continue until the RSS has undertaken his inspection and is satisfied with the works up to that hold point.

The RSS also witness key construction activities that may affect quality (such as the placement of concrete) and will, upon completion of each construction element, verify that the works have been carried out satisfactorily.

In cases where the works do not comply with requirements as specified in the contract, the RSS and AP / TCP will require RGBC to rectify. The RSS and AP / TCP then follow up with the RGBC on agreed rectification proposals.

Furthermore, the RSS cum AP / TCP and their procedures are subject to several audits by WKCDA's independent audit consultants.

Health and Safety Monitoring / Supervision

The WKCDA contract requires that the contractor produces a Health and Safety (H&S) Plan to define how health and safety will be managed on the project. The Plan includes details of safe working practices, management of health and safety risks, including maintaining a project specific health and safety risk register, and procedures to ensure that health and safety is addressed at every step of the project delivery process. A major contribution to health and safety management is that for every high-risk work activity on site, the RGBC must submit a method statement which shall consider all health and safety risks, an assessment of their severity and impact, and measures for their mitigation, to minimise the risks to a reasonable level. Method statements for all works are submitted to the RSS for review.

Health and safety on site are primarily managed by the RGBC's site team, who educates the workers prior to the works being undertaken. All workers receive a safety induction course, where they are made aware of the requirements of the method statements, following which many are also briefed daily on the specific project safety risks which exist on site. This is backed-up by additional safety training where required and daily toolbox talks prior to a specific type of work being undertaken on site.

The RGBC is responsible for ensuring that all plant and equipment is safe and inspected regularly. The RSS conduct weekly site safety reviews with the RGBC and also conduct spot checks to ensure that method statements are being followed, that plants and equipment are kept safe and that appropriate facilities e.g. rest areas, drinking water, changing and sanitary facilities etc., are provided for the workers.

WKCDA H&S – General Policy

H&S is the number one priority of WKCDA, and such policies are formulated by the Senior Management and approved by the main board. The main board is updated on a quarterly basis as regards all H&S construction activities and statistics across the development.

WKCDA is always seeking opportunities to further advance the safety culture of our RGBCs. RGBCs are required to implement the applicable health and safety (H&S) requirements and control the H&S risks effectively. They are required to comply with all statutory requirements and the H&S standards set out by WKCDA. Their management plans, method statements and risk assessments are implemented for the construction activities on sites.

The H&S record of all our RGBCs is assessed during the tendering period of any works contract and specific marks are given for a good record, likewise a poor record e.g. with fatalities, will be reflected in the tender assessment which could jeopardize the RGBC from achieving the passing score of a particular tender.

H&S inspections are regularly conducted on sites and any improvement actions are adopted by the RGBCs in a timely manner. H&S meetings are regularly held to review H&S performance and to communicate with the RGBCs; high risk activities, improvements, innovative working methods are all shared between the different sites of our various RGBCs. H&S information, such as the Work Safety Alerts issued by Labour Department and other relevant reminders, is actively disseminated to the RGBCs periodically.

A challenging H&S construction performance target (as approved by the main board) is set to indicate the high H&S standards and requirements in our Projects. Pay for safety scheme and H&S performance incentive scheme are also included in our H&S construction management system. WKCDA Safety Performance Award Presentation Ceremonies are regularly held to recognise commendable and outstanding H&S performance of RGBCs and site personnel in West Kowloon Cultural District Projects.

West Kowloon Cultural District Authority
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