

FOR PUBLIC INSPECTION

Urban Renewal Authority

Development Project

Wing Kwong Street

(KC-012)

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URBAN RENEWAL AUTHORITY
WING KWONG STREET DEVELOPMENT PROJECT
(KC-012)

1. Introduction

- 1.1 The Secretary for Development (SDEV) has authorized the Urban Renewal Authority (URA) to proceed with the KC-012 Wing Kwong Street development project (the Project). The authorization is given under section 24(4)(a) of the Urban Renewal Authority Ordinance (URAO) and is published in the Gazette on 10 March 2017.
- 1.2 The Project was commenced on 3 June 2016. This was followed by a two-month public inspection period. 4 objections to the Project were received by URA during the said consultation period and 1 comment was received after that period. SDEV has considered URA's submission on the captioned development project, the unwithdrawn objections and comments, URA's deliberations on the objections and comments as well as URA's assessment on the likely effect of the project. On 25 February 2017, SDEV authorized the URA to proceed with the captioned development project without any amendment.
- 1.3 This information aims at providing a general description of the Project and a plan delineating the boundaries of the Project for public inspection.

2. Background

- 2.1 The project boundary is shown by Plan No. URA/KC-012. The Project covers a gross site area of about 1,258 sq.m, and including portion of surrounding public pavement where some of the affected buildings overhang.

- 2.2 The existing buildings within the project boundary were completed in 1957 and these buildings were 6 storeys. The buildings are largely residential with some commercial premises at the ground floor. Some original units in the Project are sub-divided into smaller units. The living condition is considered crowded and unsatisfactory.
- 2.3 According to the data from the freezing survey (successfully surveyed), it is estimated that the project area contains an estimated population of around 343 residents in about 143 households and about 25 non-domestic premises.

3. Proposed Development

- 3.1 In compliance with the “Residential (Group A)” zoning of the Outline Zoning Plan, the proposed development will comprise residential buildings over commercial/retail podium.

4. Implementation

- 4.1 Pursuant to the URAO, any objector to the project who is aggrieved by the decision of SDEV may appeal on or before 10 April 2017 by lodging a notice of appeal with the Secretary to the Appeal Board panel, with a copy to SDEV.
- 4.2 The URA will only issue acquisition offers to owners of domestic and non-domestic property interests when there are no notices of appeal filed within the appeal period, or after the dismissal of all appeal(s), if any. After completion of the property acquisition, the URA will make ex-grata payment or rehousing arrangement for the domestic tenants concerned, if eligible.