

D irector's Message



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I took up the post of Director of Planning in January 2021. I am delighted to write my very first Director's Message for the Annual Report and share with you the work of Planning Department.

2020 was a tough year for all of us in Hong Kong. Amidst the challenges, the Department has continued to demonstrate our commitment and professionalism in supporting the Government's initiatives to increase land supply, and to make available suitable sites for meeting housing and other needs.

Under the Government's multi-pronged land supply strategy, we have identified 330 hectares of land for building 316 000 public housing units to meet the demand of the coming decade. Through completing/initiating statutory planning procedures for 151 sites for residential uses, a total of about 210 600 housing units could be yielded.

This year, we have continued exploring the possibility of optimising brownfield sites for other suitable uses. We have completed the second phase review of potential brownfield clusters for public housing development in the short to medium term. Among the 290 ha of brownfield sites reviewed, four brownfield clusters in Yuen Long and Sheung Shui have been identified to have public housing potential. Together with the eight brownfield clusters in Yuen Long, Tuen Mun and Tai Po identified under the first phase review completed in 2019, it is roughly estimated that these brownfield clusters and the adjoining land will produce a total of 30 000 public housing units. We target to transform these sites into "spade-ready" sites within six years. A land use review study for Ngau Tam Mei area will also be conducted to ascertain the feasibility of comprehensive development of the brownfield clusters thereat taking into account the development opportunities to be brought by the proposed Northern Link and the proposed Ngau Tam Mei station.

The feasibility study of the San Tin/Lok Ma Chau Development Node (ST/LMC DN) i.e. the First Phase Development of the New Territories North has made good progress. It is expected that the investigation study for the ST/LMC DN will commence in 2021.

We are committed to realising the harbour planning vision of building an attractive, vibrant, accessible and sustainable harbourfront. Over the years, we have carried out a number of studies to guide the planning and design of harbourfront development. The latest one is the 'Urban Design Study for the Wan Chai North and North Point Harbourfront Areas' completed in October 2019. The Study has formulated a sustainable

urban design framework and various harbourfront enhancement proposals for each character precinct along Wan Chai North, Causeway Bay and North Point. The 3.8 km long waterfront will be linked up by a continuous promenade. The harbourfront enhancement proposals are being taken forward progressively.

To pursue our vision of building a liveable Hong Kong, we have largely completed in 2020 the revamp of the Urban Design Guidelines to make it more updated and easy to use. We consulted the Urban Design Advisory Group (UDAG) on the Urban Design Studies for the future Town Plazas in Kwu Tung North and Fanling North New Development Areas (NDAs), Tung Chung New Town Extension as well as the Future Town Centre and District Commercial Node of Hung Shui Kiu/Ha Tsuen NDA, which in turn facilitated the formulation of detailed urban design guidelines for developing quality future development.

In the realm of strategic planning, the 'Hong Kong 2030+: Towards a Planning Vision and Strategy Transcending 2030' ('Hong Kong 2030+') is near finalisation. To complement the strategic vision of enhancing the liveability of our high density city under the 'Hong Kong 2030+', we are carrying out the 'Study on Active Design for Healthier Lifestyle – Feasibility Study' and 'Reimagining Public Spaces in Hong Kong – Feasibility Study'. To meet the economic land requirements, we have commissioned the 'Review of Land Requirement for Market-driven Economic Uses' to update the demand forecast and land requirement for various market-driven economic uses in Hong Kong.

We are honoured to receive awards in recognition of our efforts. The Department won the Certificate of Merit of the Hong Kong Institute of Planners Awards 2020 for the 'Common Spatial Data Infrastructure – Built Environment Application Platform', 'Study on Existing Profile and Operations of Brownfield Sites in the New Territories', and 'Urban Design Guidelines Revamp'. Moreover, the 'Common Spatial Data Infrastructure – Built Environment Application Platform' received the 2020 Grand Award for Excellence of the International Society of City And Regional Planners (ISOCARP). The 'Urban Design Guidelines Revamp' and 'Urban Design Study for the Wan Chai North and North Point Harbourfront Areas' received the Nominated Awards of The Greater Bay Area Urban Design Awards 2020 under the Plan/Concept Category.

I would like to take this opportunity to express my heartfelt thanks to all my colleagues for their dedication and diligence in meeting the great challenges in the past year. Looking forward, I have confidence in our colleagues who will unequivocally continue to stay steadfast in taking up new challenges under the New Normal with professionalism in planning and building a sustainable, liveable and competitive Hong Kong.

Ivan Chung, JP
Director of Planning