

Development Proposals/Cases related to Preservation of Historic Buildings
(Progress as at 15 February 2017)

Hong Kong Island

	Development Project/Case	Built Heritage at the Site	Background & Current Progress
1.	Revitalisation of Central Police Station (CPS) Compound	<ul style="list-style-type: none">● The CPS Compound, i.e. the CPS, the Central Magistracy and the Victoria Prison, were declared monuments in 1995.● The Compound is a fine example of Victorian and Edwardian colonial architecture in Hong Kong.	<ul style="list-style-type: none">● The revitalisation of CPS Compound into a centre for heritage, contemporary art and leisure, complementing the organic development of the neighbouring area as a contemporary arts zone, commenced in January 2012.● The Married Inspectors' Quarters (Block 4) partially collapsed on 29 May 2016. Hong Kong Jockey Club (HKJC) shortly set up an independent review panel to examine the possible causes of the incident and recommend improvement measures. HKJC updated the Board on 8 September 2016 of the follow-up work after the incident and sought the Board's views on the preliminary recovery options for Block 4.● The independent review panel of HKJC released its findings on 3 November 2016.● HKJC is developing recovery options for Block 4, and will consult the Board pending the completion of the investigation report by Buildings Department.

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2.	Revitalisation of Blue House Cluster	<ul style="list-style-type: none"> ● The Cluster comprises Blue House (Nos. 72-74A Stone Nullah Lane) and Yellow House (Nos. 2, 4, 6 and 8 Hing Wan Street) which were built in 1920s, and Orange House (No. 8 King Sing Street) which was built between 1950s and 1960s. ● Blue House and Yellow House have been accorded Grade 1 and Grade 3 status respectively by the Board, while Orange House has been accorded a nil grade by the Board. 	<ul style="list-style-type: none"> ● This cluster of buildings are being revitalised by St. James' Settlement into a multi-functional services complex. ● The Heritage Impact Assessment (HIA) report in the form of a Conservation Management Plan (CMP) was presented to the Board on 23 November 2011 and was supported. ● Revitalisation works commenced in September 2013 with Phase I (i.e. Yellow House, Orange House and public open space) completed in March 2016. Phase II works (i.e. Blue House) are in progress and targeted for completion by late March 2017.
3.	Revitalisation of Bridges Street Market (BSM)	<ul style="list-style-type: none"> ● Constructed and commenced operation in 1953, BSM was the first of its kind built after World War II in Hong Kong's urban areas to meet the demand of the rising population. ● It is a Grade 3 historic building. 	<ul style="list-style-type: none"> ● The building is being revitalised by the Journalism Education Foundation Hong Kong Ltd. into "Hong Kong News-Expo". ● The HIA report on the project was presented to the Board on 16 September 2014 and was supported. ● Revitalisation works commenced in June 2016, and are expected to be completed by the fourth quarter of 2017.
4.	Revitalisation of Haw Par Mansion (HPM)	<ul style="list-style-type: none"> ● HPM together with its private garden were built in 1936 by Aw Boon Haw, a prominent Burmese Chinese entrepreneur and philanthropist. 	<ul style="list-style-type: none"> ● The building is being revitalised by Haw Par Music Foundation Limited into "Haw Par Music Farm". ● The HIA report on the project was presented to

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		<ul style="list-style-type: none"> ● The site is one of the few surviving examples of the Chinese Eclectic style, featuring an adoption of Western construction method, and decorated with architectural features with rich traditional Chinese architecture favour. ● HPM is a Grade 1 historic building. 	<p>the Board on 4 December 2014 and was supported.</p> <ul style="list-style-type: none"> ● Revitalisation works commenced in June 2016, and are expected to be completed by the first quarter of 2018.
5.	Peel Street/Graham Street Development (H18) of Urban Renewal Authority (URA)	<ul style="list-style-type: none"> ● The shophouse at No. 118 Wellington Street, probably built before 1923, is a Grade 3 historic building. ● Shophouse units at No. 120 Wellington Street and No. 26A-C Graham Street, probably built around 1900s, have been accorded nil grade by the Board. 	<ul style="list-style-type: none"> ● According to the approved façade design proposal for the development, the façades of No. 120 Wellington Street and No. 26A-C Graham Street are proposed to be preserved as far as practicable. ● URA proposes to preserve the two terrazzo signs with the calligraphy of Su Shi-jie (蘇世傑) at No. 118 Wellington Street and incorporate them into the public open space at the same site in future. The proposal was supported by the Central and Western District Council. ● URA introduced its conservation plan for the building remains at the site of Cochrane Street (the “Building Remains”) at the Board meeting on 8 September 2016. ● The Building Remains were accorded a proposed nil grade at the Board meeting on 8 December 2016. Proposed grading of the Building Remains will be discussed at the

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			Board meeting on 9 March 2017, following the completion of the one-month public consultation on 9 January 2017.
6.	Revitalisation of Central Market	<ul style="list-style-type: none"> ● The Central Market, built in 1939, is a proposed Grade 3 historic building. ● It ceased operation in 2003 and is now vacant. 	<ul style="list-style-type: none"> ● The new planning application submitted by URA was approved by the Town Planning Board (TPB) with conditions on 18 March 2016. ● For fulfilling the conditions stipulated by TPB, URA has submitted the detailed design proposal for the new façade facing Des Voeux Road Central and the market stall preservation plan to TPB. The proposal was approved by TPB on 14 September 2016.
7.	Renovation works for the West Wing of the former Central Government Offices (CGO West Wing)	<ul style="list-style-type: none"> ● CGO West Wing, which was completed in 1959, had been used as government offices for over 50 years until late 2011. ● The former CGO (including the three buildings) have been accorded a Grade 1 status by the Board. 	<ul style="list-style-type: none"> ● The renovation works involve alteration and conversion of the CGO West Wing to accommodate Department of Justice and law-related organisations. ● The HIA report on the project was presented to the Board on 4 March 2015 and was supported. ● Works commenced in October 2016 and are expected to be completed in the fourth quarter of 2018.

Kowloon

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8.	Development at Diamond Hill Comprehensive Development Area (CDA) and construction of Diamond Hill Stabling Sidings of Shatin-to-Central Link (SCL)	<ul style="list-style-type: none"> Two historic structures, namely the old Pillbox and former Royal Air Force Hangar, are affected by the construction works. These two historic structures have been accorded Grade 2 and Grade 3 status respectively by the Board. 	<ul style="list-style-type: none"> The Environmental Impact Assessment (EIA) of SCL has been approved. According to the approved EIA report, the Pillbox and the Hangar could not be preserved <i>in-situ</i> after considering the operational, engineering, environmental and other relevant factors. As per the EIA, portions of the Hangar have to be disassembled and retained for future display together with a model of the Hangar exhibited at the future Diamond Hill CDA site to illustrate the structural technology at the time, and the Pillbox lifted up in one piece and temporarily stored for future reinstatement at the Diamond Hill CDA site. The Pillbox has been relocated to a designated place within the site for temporary storage. The Hangar has also been dismantled and properly stored on site. The planning of the CDA site is coordinated by the Housing Department (HD). The Pillbox and the Hangar, together with the Stone House, will be reinstated in the future water feature park at the western part of the site. HD will submit a CMP for studying the conservation of the Hangar and the Pillbox.

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9.	Shanghai Street/Argyle Street Revitalisation Project by URA	<ul style="list-style-type: none"> Nos. 600-606, 612-614 and 620-626 Shanghai Street, a cluster of 10 verandah type shophouses built in 1920s, have been accorded Grade 2 status by the Board. 	<ul style="list-style-type: none"> The section 16 planning application was approved on 2 January 2015, in which the entire façade of the buildings facing Shanghai Street would be retained for preserving the historical ambience of the shophouses. AMO's approval has been given to URA's façade design of the buildings. Demolition works were completed in April 2016.
10.	Revitalisation of the Rear Portion of the Cattle Depot	<ul style="list-style-type: none"> The original Cattle Depot (front portion) was completed in 1908. The rear portion was an extension of the former Cattle Depot from 1950s to 1980s and has been disused since 1999 when the Ex-Ma Tau Kok Animal Quarantine Depot was decommissioned. The front portion has been in use as an Artist Village since 2001. The whole Cattle Depot has been accorded a Grade 2 status by the Board. 	<ul style="list-style-type: none"> Being the Signature Project in the Kowloon City District, the rear portion of the Cattle Depot will be converted to an open space with recreational facilities. The HIA report on the project was presented to the Board on 17 September 2015 and was supported. Works commenced in end 2016 and are expected to be completed in early 2019.
11.	Redevelopment of Kwong Wah Hospital incorporating a Chinese Medicine Wing	<ul style="list-style-type: none"> The original hospital, with the present Tung Wah Museum as the Main Hall, was built in 1911 and later extended in 1923. In 1958, Kwong Wah Hospital underwent a complete reconstruction, and only the Main Hall was preserved. Tung Wah Museum was declared a 	<ul style="list-style-type: none"> The Hospital Authority proposes to redevelop the Kwong Wah Hospital compound to meet the future healthcare needs of the community. Tung Wah Museum, which is located within the project site, will be properly protected and retained. The HIA report on the project was presented to

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		monument on 12 November 2010.	<p>the Board on 4 June 2015 and was supported.</p> <ul style="list-style-type: none"> ● Phase I works commenced in June 2016 and are expected to be completed in late 2018. ● The whole redevelopment project is expected to be completed by 2025.

New Territories and Islands

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12.	Revitalisation of Former Fanling Magistracy (FFM)	<ul style="list-style-type: none"> ● Constructed in 1960, FFM was the first magistracy set up in the New Territories. ● It is a Grade 3 historic building. 	<ul style="list-style-type: none"> ● The building is being revitalised by the Hong Kong Federation of Youth Groups (HKFYG) into “The HKFYG Institute for Leadership Development”. ● The HIA report on the project was presented to the Board on 4 June 2014 and was supported. ● Revitalisation works commenced in June 2016, and are expected to be completed by the fourth quarter of 2017.