

Development Proposals/Cases related to Preservation of Historic Buildings
(Progress as at 15 August 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.● The Buildings Department (BD) released the investigation report on the partial collapse of Block 4 on 31 May 2017. HKJC has taken into account the findings of BD's investigation in further developing the recovery options for

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			Block 4 with public safety as the primary consideration. The Board will be consulted under a separate agenda item.
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"> ● The revitalisation of the cluster of buildings by St. James' Settlement into a multi-functional services complex commenced in September 2013 with Phase I (i.e. Yellow House, Orange House and public open space) completed in March 2016, and Phase II works (i.e. Blue House) substantially completed in April 2017. ● Blue House Cluster will officially commence operation by the third quarter of 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 Heritage Impact Assessment (HIA) report on the revitalisation project was presented to the Board on 16 September 2014 and was supported. ● The revitalisation of the building by the Journalism Education Foundation Hong Kong Ltd. into "Hong Kong News-Expo" commenced in June 2016, and is 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 	<ul style="list-style-type: none"> ● The HIA report on the revitalisation project was presented to the Board on 4 December

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		<p>Burmese Chinese entrepreneur and philanthropist.</p> <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>2014 and was supported.</p> <ul style="list-style-type: none"> ● The revitalisation of the building by Haw Par Music Foundation Limited into “Haw Par Music Farm” commenced in June 2016, and is 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 has been accorded with a Grade 3 status by the Board. ● The proposed Grade 1 status of the shophouse at No. 120 Wellington Street was endorsed by the Board on 8 June 2017. ● The shophouses at No. 26A-C Graham Street are a row of three pre-war buildings. 	<ul style="list-style-type: none"> ● URA plans 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. ● According to the design proposal for the development project, No. 120 Wellington Street and No. 26A-C Graham Street are proposed by URA to be preserved as far as practicable. ● The Nil Grade status of the building remains at the site of Cochrane Street was confirmed by the Board on 9 March 2017. ● The confirmation of grading of No. 120 Wellington Street will be considered by the Board under a separate agenda item.
6.	Revitalisation of Central Market	<ul style="list-style-type: none"> ● The Central Market, built in 1939, is a proposed Grade 3 historic building. 	<ul style="list-style-type: none"> ● The new planning application submitted by URA was approved by the Town Planning

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		<ul style="list-style-type: none"> ● It ceased operation in 2003 and is now vacant. 	<p>Board (TPB) with conditions on 18 March 2016.</p> <ul style="list-style-type: none"> ● To fulfill 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. ● In March 2017, the Chief Executive-in-Council approved to grant the site to URA for 21 years by way of private treaty for the revitalisation of the building and its future operation. ● The Conservation Management Plan (CMP) submitted by URA was accepted by the Antiquities and Monuments Office and approved on 3 May 2017 by the Planning Department.
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 CGO West Wing to accommodate the 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	<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"> According to the approved Environmental Impact Assessment (EIA) report, the Pillbox and the Hangar would not be preserved <i>in-situ</i>. As per the EIA, portions of the Hangar were disassembled and stored for future display together with a model of the Hangar. The Pillbox was lifted up in one piece and stored at a designated place for future reinstatement. The Pillbox and the Hangar will be reinstated in the future water feature park at the western part of the Diamond Hill CDA site. The planning of the CDA site is coordinated by the Housing Department (HD). HD will submit a CMP for studying the conservation of the Pillbox and the Hangar.
9.	Shanghai Street/Argyle Street Revitalisation Project by URA	<ul style="list-style-type: none"> Nos. 600, 602, 604, 606, 612, 614, 620, 622, 624 and 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. Demolition works were completed in April 2016. Construction works of the new buildings to be connected with the façade are in progress.

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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"> ● As the Signature Project in the Kowloon City District, the rear portion of the Cattle Depot is being 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 monument on 12 November 2010. 	<ul style="list-style-type: none"> ● The Hospital Authority plans to redevelop the Kwong Wah Hospital compound to meet the future healthcare needs of the community. ● The HIA report on the project was presented to the Board on 4 June 2015 and was supported. ● Tung Wah Museum, which is located within the project site, has been properly protected and retained. ● Phase I of the redevelopment 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.