

行政總監報告 Managing Director's Statement

觀塘市中心項目提供一個寶貴契機，我們既可改善居民的破落居住環境，同時亦可打造觀塘成為二十一世紀的市中心典範，切合區內六十多萬居民的需要和期望。因此，我們在推行此項目時，必須抓緊機遇，設計一個具前瞻遠景的發展方案，以滿足社區的訴求。設計方案包含的十二個重要元素，已經在業務回顧一章中詳細臚列。該方案不但符合現時最新的規劃要求，更涵概社區人士在各項諮詢活動中所表達的主流意見。由於我們所提出的設計方案，已獲得廣泛社區人士的認同和支持，我們一定悉力以赴，務求順利落實這項目，裨益觀塘區及東九龍周邊地區的居民。

除重建發展外，我們在其他三個R方面的工作，亦正在全速前進。一如以往，我們的樓宇復修貸款及物料資助計劃，繼續備受廣大業主的歡迎。二零零七年三月，我們慶祝第二萬個住宅單位的復修工程完成，並頒發最佳復修樓宇獎項。此外，我們更為三組樓群提供專業的外牆設計，透過不同的顏色組合，進而提昇附近環境的景觀。



市建局提供了外牆顏色組合設計，令整個地區的面貌得以提升。
URA offers colour scheme designs of the rehabilitated buildings to add attractiveness and diversity to the district.



文物保育方面，灣仔二十多幢唐樓的保育及翻新作現代商業用途的工作，正進行得如火如荼，預計首批工作可於二零零七年內完成。為了加強保育方面的工作，我們已為個別特定項目設立專家小組，以及與古物古蹟辦事處及相關政府部門緊密合作。此外，我們又與建造業訓練局合作，為保育工作的同事，提供訓練課程。

活化舊區方面，我們繼續與多個區議會及政府部門通力合作，尤其是在我們的重建及樓宇復修項目的周邊附近，進行道路美化工程，從而改善街道景觀，增加地區活力。這些地區包括荃灣、大角嘴、深水埗、上環等多處。

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觀塘市中心項目有佔地近一萬三千多平方呎的平民化攤檔市集(右邊)及現代化多用途社區大樓(左邊)，中間是給市民享用的文娛廣場。

The Civic Square at Kwun Tong Town Centre project is flanked by the bazaar (approx. 13,600 sq ft) on the right and oval-shaped multi-purpose community complex on the left.

The Kwun Tong Town Centre project provides a wonderful opportunity both to relieve the plights of the residents in this currently rundown district and to provide an integrated 21st century town centre capable of meeting the needs and aspirations of the 600,000 people living in Kwun Tong. With the launching of this project, we have endeavoured to seize this opportunity by producing a forward looking design to serve our community in the 21st century. The 12 major features of this design, which are described in detail in the section on this project in the Operating Review, embody the latest planning requirements as well as the aspirations of the community as expressed during our consultations. As a result, our design has already achieved wide acceptance in the community. In URA, we are all fully committed to going the extra miles needed to bring this project to successful fruition for the benefits of the people of Kwun Tong and the surrounding areas of East Kowloon.

In addition, we have been forging ahead with the 3 other Rs of our 4Rs strategy. In 2006/07, our **Rehabilitation** financial loan and materials incentive schemes continued to be well received and in March 2007, URA celebrated the landmark completion of our 20,000 rehabilitated units and we presented an award for the Best Rehabilitated Building. Another initiative was to provide design services to three clusters of buildings to refresh their external appearances through coordinated colour designs and with these, uplift the environments of entire neighbourhoods.

Meanwhile, planning and conservation work relating to **pReservation** and adaptive re-use of over 20 shophouses in Wanchai continued, with the first group of these being scheduled for completion in 2007. To ensure the quality of our preservation work, we also set up expert panels to advise on certain projects, as well as working closely with the Antiquities & Monuments Office and other relevant Government Departments. In addition, we partnered with the Construction Industry Training Authority to introduce a training course in conservation work for site staff.

Revitalisation of streets in several districts continued with URA working closely with both District Councils and relevant Government Departments to uplift the look of the streets in the vicinity of our redevelopment and rehabilitation projects in Tsuen Wan, Tai Kok Tsui, Sham Shui Po, Sheung Wan and elsewhere.