

業務回顧 - 重建概覽 Operating Review - Redevelopment Highlights

項目 Project	項目地盤 Project Site	發展建議 Development Proposal	發展 Status
觀塘市中心 Kwun Tong Town Centre	面積: 53,500平方米 受影響住戶: 1,788 人數: 4,763 Area: 53,500 square metres Households affected: 1,788 Population: 4,763	2,000個住宅單位 209,640平方米商業樓面 16,300平方米社區設施 15,700平方米公共交通總匯 8,700平方米休憩用地 2,000 residential flats 209,640 square metres of commercial space 16,300 square metres of G/IC GFA 15,700 square metres of Public Transport Interchange area 8,700 square metres of open space	<ul style="list-style-type: none"> 發展計劃草圖於二零零七年三月三十日刊憲 五月十七日觀塘區議會一致通過支持向城市規劃委員會(城規會)呈交發展計劃草圖 等候城規會審批兩份草擬發展計劃草圖及城市規劃條例第五條刊憲 Draft Development Scheme gazetted on 30 March 2007 On 17 May, Kwun Tong District Council passed unanimous motion supporting submission of the 2 DSPs to TPB Awaiting TPB consideration of the draft DSPs and gazetted under section 5 of TPO
旺角 麥花臣室內場館 MacPherson Stadium, Mong Kok	面積: 2,399平方米 受影響住戶: 沒有 人數: 沒有 Area: 2,399 square metres Households affected: Nil Population: Nil	227個住宅單位 2,376平方米商業用地 5,260平方米社區設施(室內運動場及青少年中心) 227 residential flats 2,376 square metres of commercial space 5,260 square metres of G/IC GFA for an indoor stadium and a youth centre	<ul style="list-style-type: none"> 透過與土地承批人香港遊樂場協會的協議,於二零零六年三月展開 批地正在處理中 正進行邀請意向書前的詳細規劃工作 Commenced in March 2006 (through agreement executed with Hong Kong Playground Association, the land grantee) Land grant being processed Detailed planning work underway prior to issue of invitations of expressions of interest
深水埗 海壇街/ 桂林街/ 北河街* Hai Tan Street/Kweilin Street & Pei Ho Street, Sham Shui Po *	面積: 7,440平方米 受影響住戶: 804 人數: 1,678 Area: 7,440 square metres Households affected: 804 Population: 1,678	880個住宅單位 11,600平方米商業樓面包括2,200平方米備用社區設施 1,500平方米休憩用地 880 residential flats 11,600 square metres of commercial space including 2,200 square metres of G/IC reserve 1,500 square metres of open space	<ul style="list-style-type: none"> 發展計劃於二零零六年二月十七日刊憲 城規會將發展計劃草圖於二零零六年六月一日根據城市規劃條例第五條刊憲,供公眾查閱 Development Scheme gazetted on 17 February 2006 TPB gazetted draft DSP under section 5 of TPO on 1 June 2007 for public inspection
大角嘴 福全街/ 杉樹街 Fuk Tsun Street / Pine Street, Tai Kok Tsui	面積: 536平方米 受影響住戶: 143 人數: 318 Area: 536 square metres Households affected: 143 Population: 318	72個住宅單位 804平方米商業樓面 72 residential flats 804 square metres of commercial space	<ul style="list-style-type: none"> 正進行居民搬遷工作 Clearance in progress
西營盤 餘樂里/ 正街 Yu Lok Lane/ Centre Street, Sai Ying Pun	面積: 2,156平方米 受影響住戶: 103 人數: 267 Area: 2,156 square metres Households affected: 103 Population: 267	270個住宅單位 320平方米商業樓面 1,100平方米休憩用地 270 residential flats 320 square metres of commercial space 1,100 square metres of open space	<ul style="list-style-type: none"> 二零零七年七月批准規劃大綱 正預備總綱發展藍圖 Planning Brief approved in July 2007 Master Layout Plan (MLP) under preparation
灣仔 茂蘿街/ 巴士士街 Mallory Street/ Burrows Street, Wan Chai	面積: 783平方米 受影響住戶: 65 人數: 106 Area: 783 square metres Households affected: 65 Population: 106	保留及翻新2,140平方米現有樓面作為文化創意產業之用途 300平方米休憩用地 Retention and refurbishment of 2,140 square metres of existing floorspace for cultural and creative industries 300 square metres of open space	<ul style="list-style-type: none"> 正進行居民搬遷工作 Clearance in progress
深水埗 荔枝角道/ 桂林街 及警局街** Lai Chi Kok Road/ Kweilin Street & Yee Kuk Street, Sham Shui Po**	面積: 3,345平方米 受影響住戶: 361 人數: 656 Area: 3,345 square metres Households affected: 361 Population: 656	379個住宅單位 4,704平方米商業樓面包括405平方米社會企業用地 657平方米休憩用地 379 residential flats 4,704 square metres of commercial space including 405 square metres for social enterprises 657 square metres of open space	<ul style="list-style-type: none"> 正進行居民搬遷工作 正預備總綱發展藍圖 Clearance in progress MLP under preparation

* 合併三個鄰近地盤為一個計劃以達致更佳規劃及推行。

* Integrate three nearby project sites into one scheme for better planning and implementation.

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大角嘴 杉樹街/ 晏架街 Pine Street/ Anchor Street, Tai Kok Tsui	面積: 2,300平方米 受影響住戶: 267 人數: 474 Area: 2,300 square metres Households affected: 267 Population: 474	314個住宅單位 3,450平方米商業樓面 450平方米休憩用地 314 residential flats 3,450 square metres of commercial space 450 square metres of open space	<ul style="list-style-type: none"> • 正進行居民搬遷工作 • Clearance in progress
大角嘴 洋松街/ 松樹街 Larch Street/ Fir Street, Tai Kok Tsui	面積: 2,176平方米 受影響住戶: 213 人數: 474 Area: 2,176 square metres Households affected: 213 Population: 474	251個住宅單位 3,264平方米商業樓面包括1,000平方米社會企業用地 251 residential flats 3,264 square metres of commercial space including 1,000 square metres for social enterprises	<ul style="list-style-type: none"> • 批出合作發展合約 • 清拆工程進行中 • 預算於二零一零年底竣工 • Joint venture development contract awarded • Demolition in progress • Estimated completion in late 2010
灣仔 利東街/ 麥加利歌街 Lee Tung Street/ McGregor Street, Wan Chai	面積: 8,900平方米 受影響住戶: 790 人數: 1,860 Area: 8,900 square metres Households affected: 790 Population: 1,860	1,313個住宅單位 11,749平方米商業樓面包括968平方米社會企業用地 2,100平方米政府、團體及社區設施(包括護理安老院、垃圾收集站及公廁) 3,000平方米休憩用地 1,313 residential flats 11,749 square metres of commercial space including 968 square metres for social enterprises 2,100 square metres of G/IC including residential care home for the elderly, refuse collection point and public toilet 3,000 square metres of open space	<ul style="list-style-type: none"> • 清拆工程進行中 • 二零零七年五月二十二日城規會批准總綱發展藍圖 • 正進行臨時基本批地條款建議及道路封閉刊憲建議 • Demolition in progress • MLP approved by TPB on 22 May 2007 • Provisional basic terms and road closure gazetted documents being processed
紅磡 必嘉圍 Baker Court, Hung Hom	面積: 250平方米 受影響住戶: 7 人數: 9 Area: 250 square metres Households affected: 7 Population: 9	46個住宅單位 234平方米商業樓面 46 residential flats 234 square metres of commercial space	<ul style="list-style-type: none"> • 正進行有關使用項目通行權的訴訟 • Seeking court declaration of Right of Way
大角嘴 洋松街/ 必發道 Bedford Road/ Larch Street, Tai Kok Tsui	面積: 1,229平方米 受影響住戶: 143 人數: 280 Area: 1,229 square metres Households affected: 143 Population: 280	182個住宅單位 1,113平方米零售樓面 182 residential flats 1,113 square metres of retail space	<ul style="list-style-type: none"> • 正進行上蓋工程 • 預算於二零零九年年初竣工 • Construction of superstructure in progress • Estimated completion in early 2009
中西區 士丹頓街/ 永利街 Staunton Street/ Wing Lee Street, Central & Western	面積: 3,623平方米 受影響住戶: 140 人數: 198 Area: 3,623 square metres Households affected: 140 Population: 198	347個住宅單位 2,389平方米商業樓面 625平方米公眾休憩用地 347 residential flats 2,389 square metres of commercial space 625 square metres of public open space	<ul style="list-style-type: none"> • 發展計劃於二零零三年三月二十一日刊憲 • 城規會於二零零七年六月十五日考慮提交的反對，議決更改發展計劃範圍 • 建議的更改範圍於六月二十二日刊憲，沒有收到反對 • 項目更改範圍有待行政長官會同行政會議（行政會談）批准 • 正改正規劃大綱 • Development Scheme gazetted on 21 March 2003 • On 15 June 2007 TPB reheard objection raised and decided to amend the draft DSP boundary • Proposed boundary amendment gazetted on 22 June and no objections received • Amended boundary to be submitted to CE in Council for approval • Planning Brief being revised
灣仔 皇后大道東 Queen's Road East, Wan Chai	面積: 378平方米 受影響住戶: 16 人數: 25 Area: 378 square metres Households affected: 16 Population: 25	96個住宅單位 165平方米零售樓面 96 residential flats 165 square metres of retail space	<ul style="list-style-type: none"> • 批出合作發展合約 • 完成地盤勘察工程 • 預算於二零一零年中竣工 • Joint venture development contract awarded • Site investigation completed • Estimated completion in mid 2010