

**SCHEDULE OF AMENDMENT TO
THE APPROVED SAI YING PUN & SHEUNG WAN OUTLINE ZONING PLAN
NO. S/H3/31
MADE BY THE TOWN PLANNING BOARD
UNDER THE TOWN PLANNING ORDINANCE (Chapter 131)**

I. Amendment to Matters shown on the Plan

- Item A – Rezoning of an area at In Ku Lane from “Government, Institution or Community” (“G/IC”) to area shown as ‘Pedestrian Precinct/Street’

Town Planning Board

21 September 2018

**Summary of Representations and Comments
in respect of the draft Sai Ying Pun & Sheung Wan Outline Zoning Plan (OZP) No. S/H3/32**

Representations

Representation No. (TPB/R/S/H3/32-)	Representer	Subject of Representation	Representer's Proposals
1	Eva Yee	Support Amendment Item A.	Nil
2	John Batten	<ul style="list-style-type: none">• Object to Amendment Item A.• Not enough information has been provided.	Nil

Comments

Comment No. (TPB/R/S/H3/32-C)	Commenter	Gist of Comment	Representation No.
1	Tsim Sha Tsui Residents Concern Group	<ul style="list-style-type: none"> • Provide general comments on the OZP including the following: <ul style="list-style-type: none"> (a) More sitting out areas and recreational space were not explored in the preparation of plans. (b) Redevelopment of low-rise buildings has increased the number of residents, but there is no measure to address the deficit of open space and community facilities in the district. (c) Despite the narrow streets in the district, the large car parks in the district would attract more traffic. 	Nil
2	Mary Mulvihill	<ul style="list-style-type: none"> • Provide general comments on the OZP including the following: <ul style="list-style-type: none"> (a) High-rise development resulted from comprehensive redevelopment through assembling land will cause wall effect which has been destroying the historic and unique structures and characters of the district. (b) Car parking facilities would increase the traffic in the district, and would adversely affect the pedestrian safety and health of residents. (c) For commercial sites, the open space provided in the developments is not serving its purpose, and the large podiums of the commercial developments have adversely affected the local air ventilation. (d) For "CDA" sites, minor relaxation should be clearly defined in order to protect sensitive historic and cultural clusters. (e) For residential sites, car parking facilities in podium would increase the building height and adversely affect the air ventilation and 	Nil

Comment No. (TPB/R/S/H3/32-C)	Commenter	Gist of Comment	Representation No.
3	Katty Law	<p>encourage the car ownership. Development intensity of the developed sites should be capped.</p> <p>(f) "G/IC" facilities in the area are under provided. Sites zoned "G/IC" and "Other Specified Use" ("OU") with low-rise developments should be retained to enhance air ventilation.</p> <p>(g) The shortfall of provision of local open space in the area is not addressed.</p> <p>(h) There is no attempt to pedestrianise the streets in the area, despite the success of the Mid-Levels escalator system.</p>	Support TPB/R/S/H3/32-2
4	Genevieve Moore	<ul style="list-style-type: none"> Object to Amendment Item A. 	Nil
5	Evelyn Moore	<ul style="list-style-type: none"> There is inadequate provision of open space and "G/IC" in Central and Western District. 	Nil
6	Melanie Moore	<ul style="list-style-type: none"> No information has been given regarding the proposed rezoning. 	Nil
7	John Moore	<ul style="list-style-type: none"> Object to Amendment Item A. No information has been given regarding the proposed rezoning. Full information for the amendment should be provided. 	Nil
		<ul style="list-style-type: none"> No information has been given regarding the proposed rezoning. There is inadequate provision of open space and "G/IC" in the district. 	Nil