

Government posts land resumption notices for urban renewal project in Cheung Sha Wan

The Lands Department today (November 7) posted land resumption notices in accordance with section 4 of the Lands Resumption Ordinance (Chapter 124) to resume land at Kim Shin Lane/Fuk Wa Street in Cheung Sha Wan for the implementation of an urban renewal project.

The project was included in the Urban Renewal Authority's Business Plan for 2021-22, and its implementation will help improve the overall living environment of the area. The project site, with a gross area of about 7 452 square metres, will be redeveloped for residential use with retail/commercial facilities, as well as underground ancillary parking and loading/unloading facilities. The project will also provide an open space of about 750 sq m fronting onto Cheung Wah Street, while Kim Shin Lane within the site will be permanently closed.

A total of 836 private property interests at the project site will be resumed by the Government. The affected interests will revert to the Government on the expiration of three months from the date of affixing the land resumption notices (i.e. February 8, 2025).

Apart from statutory compensation, eligible owners of domestic properties will also be offered an ex-gratia home purchase allowance or a supplementary allowance as appropriate. Eligible domestic tenants will be offered rehousing or an ex-gratia allowance.

Eligible commercial property occupiers, including owners and tenants, may opt for an ex-gratia allowance in lieu of the right to claim statutory compensation for business and related losses.

If statutory claims made by the affected owners and tenants of both domestic and commercial properties under the Lands Resumption Ordinance cannot be settled by agreement, the owners and tenants may apply to the Lands Tribunal for adjudication. Professional fees reasonably incurred by the claimants in making such claims may be reimbursed by the Government.