

# LCQ14: Former Tsuen King Circuit Market

Following is a question by the Hon Michael Tien and a written reply by the Secretary for Development, Mr Michael Wong, in the Legislative Council today (June 26):

Question:

The Government closed down the under-utilised Tsuen King Circuit Market in early 2018, but so far it has not given an account of the way forward for that building and the site concerned. In March this year, I called on the Government to expeditiously give an account of the matter and suggested implementing a revitalisation scheme for the building, including (i) providing a kindergarten on the ground floor and giving move-in priority to a neighbouring kindergarten currently saddled with a heavy rent burden, (ii) providing a day care centre for the elderly on the ground floor, and (iii) providing a youth centre and a study room on the first floor. The Government indicated in reply that it either had the intention to do so or was examining the feasibility of the suggestions. On the other hand, I have recently learnt that the Government is considering demolishing the building to make way for planning and developing afresh the site concerned. In this connection, will the Government inform this Council whether it has made a decision on the way forward for the building; if so and the decision is to demolish the building, of the details; if the decision is to retain and revitalise the building, the progress of the relevant studies and the implementation timetable, as well as the measures to expedite its work in this regard?

Reply:

President,

In consultation with the Food and Environmental Hygiene Department (FEHD) and relevant departments, our reply is as follows:

The Former Tsuen King Circuit Market is located in the Tsuen King Circuit adjacent to the Allway Gardens. The Market consists of two storeys and occupies an area of about 2 300 square metres. It falls within an area zoned "Government, Institution or Community" on the approved Tsuen Wan Outline Zoning Plan No. S/TW/33. This zone is intended primarily for the provision of Government, institution or community facilities serving the needs of the local residents. It is also intended to provide land for the Government, organisations providing social services, and other institutional establishments for uses directly related to or in support of their work.

Due to the low utilisation rate, the FEHD closed down the Tsuen King Circuit Market in March 2018. After confirming that the subject government

premises is no longer required for its original public market use and other needs of the department, the FEHD has sought the Government Property Agency (GPA)'s assistance in considering the optimal use of the premises for other government purposes. The GPA then circulated within the Government for any departments which intend to use the subject premises for short-term or long-term use. In response to departmental feedback, the FEHD allocated part of the premises to the relevant department for temporary storage use.

On the other hand, the Government noted the recent suggestions by the Hon Michael Tien and various stakeholders on the alternative uses of the premises (including kindergarten, day care centre for the elderly, and youth centre and study room etc.). As the relevant departments responded at the Tsuen Wan District Council (TWDC) meeting in March 2019, the Government is actively considering the feasibility of such proposals with a view to optimising the use of the premises early to provide facilities that can better serve the community and promote district development. In the process, we welcome any proposal and comment from local stakeholders. The relevant departments will consult the TWDC and other stakeholders in due course. With regard to whether the premises should be retained or demolished for redevelopment in the long run, the Government has no specific plan at present.