

Housing, Community, Livelihood and Well-being
URA's First Community Making Project:

The Staunton Street / Shing Wong Street Project (H19)



Intro of URA HK



The Urban Renewal Authority (**URA**) was established in May 2001 under the Urban Renewal Authority Ordinance (**URAO**) as a **statutory body**



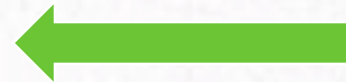
URA HK

Promotion / facilitation

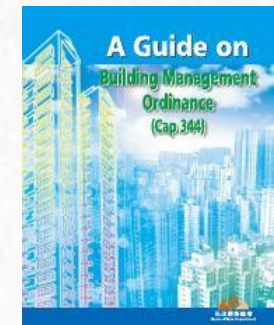
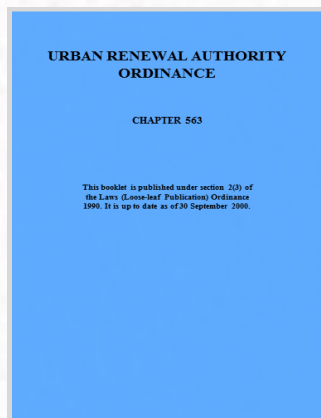


Building Owners

Regulatory



HKSAR Government



Redevelopment
R1

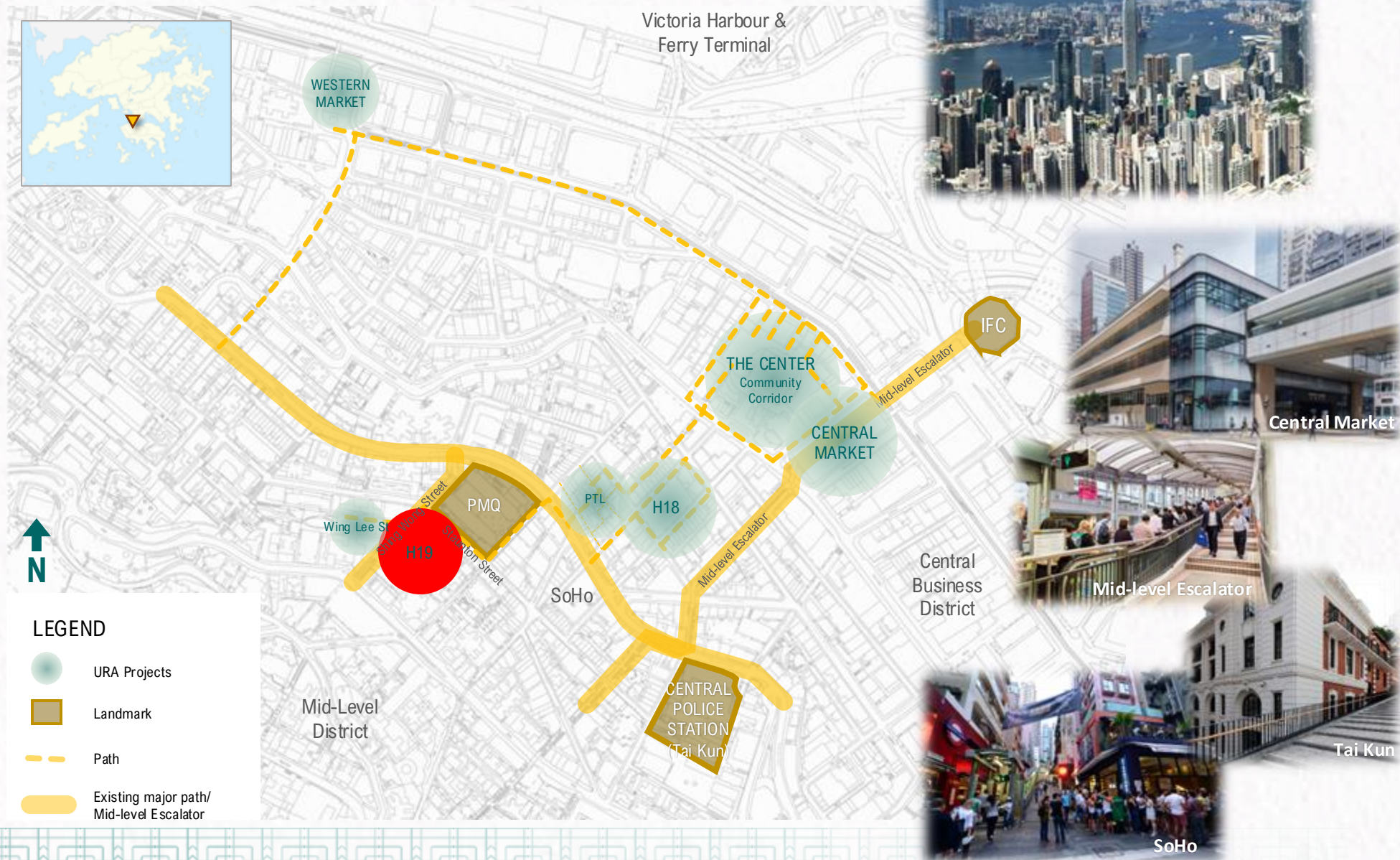
Rehabilitation
R2

R3
pReservation

R4
Revitalisation



H19 in Central

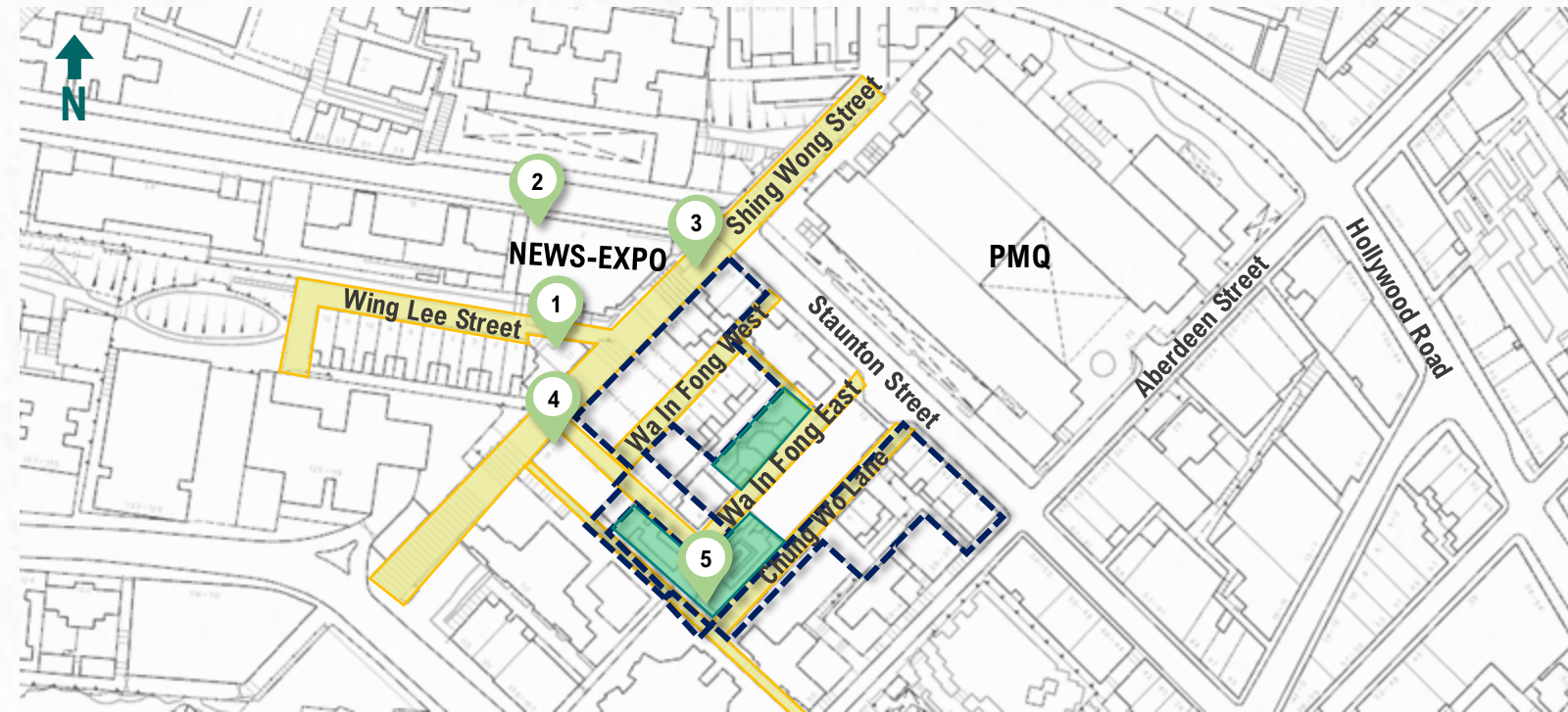


Site Plan of H19



 Current H19
project area

Distinct Urban Fabric in H19 Neighborhood



5 Centre Point – Open Space

4 Wah In Fong East

1 Wing Lee Street



2 HK News-Expo (Former Bridge Market)



3 Shing Wong Street



- Stepped Street/Lane/Terrace
- H19
- Open Space



Lane



Terrace

Past Stories of H19

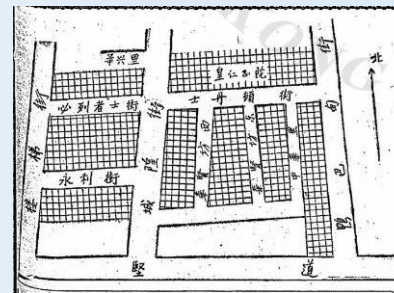
Pre-war Period

During the pre-war period in late 19th century, H19 contained many residential tenement houses. A wealthy merchant acquired **30 stone houses** on Bridges Street, which were a local landmark.



Post-WWII Period

A group of prominent Chinese citizens initiated the reconstruction of the neighbourhood, known as the "Thirty Houses" area.



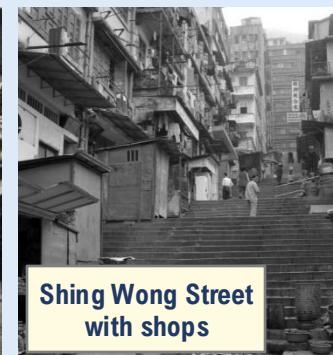
Tenement buildings built in grid pattern

WWII Period

During the Japanese Occupation, the entire area was destroyed and known as "Thirty Houses in ruins"



Bridge Market –
A new public market



Shing Wong Street
with shops

Post-war Tenement Buildings
Stalls on Stairs
New Community Facilities

H19 – Newspaper and Printing Industry

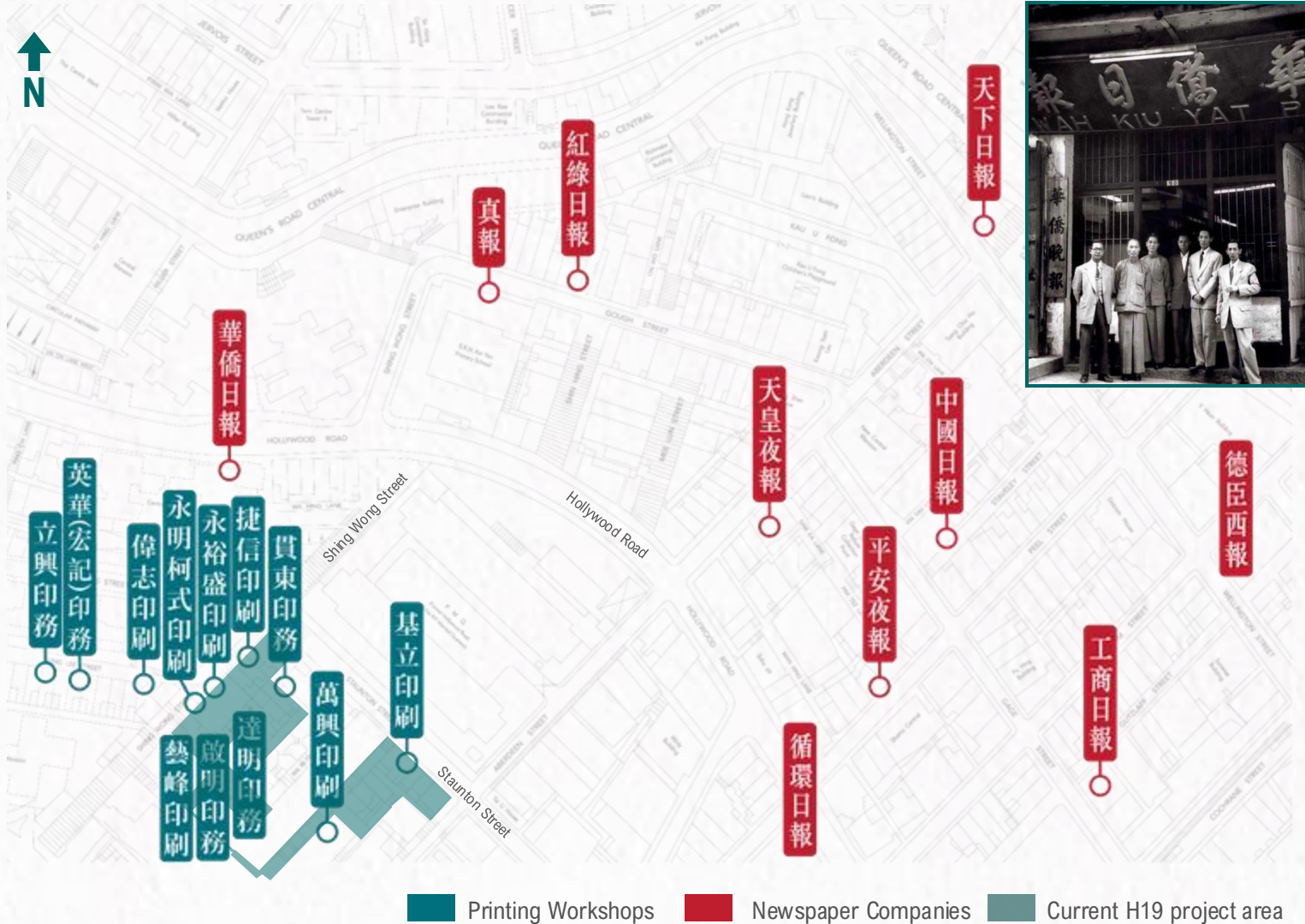
1980s



Platen Printing (活版印刷)



Offset Printing (柯式印刷)



H19 Planning History (2018)

2018 Policy Address

Community Making Study (2019)



- The Urban Renewal Authority, having conserved the buildings in Wing Lee Street, will carry out further study with a view to revitalising the building clusters with special character and urban fabric under the whole Staunton Street/Wing Lee Street Project (H19) so as to promote place making and synergise with nearby revitalisation projects. (DEVB) (New Initiative)



Interviews with
Local Business
and Historians

Local residents
Focus Group

Community
Visions

Street Surveys

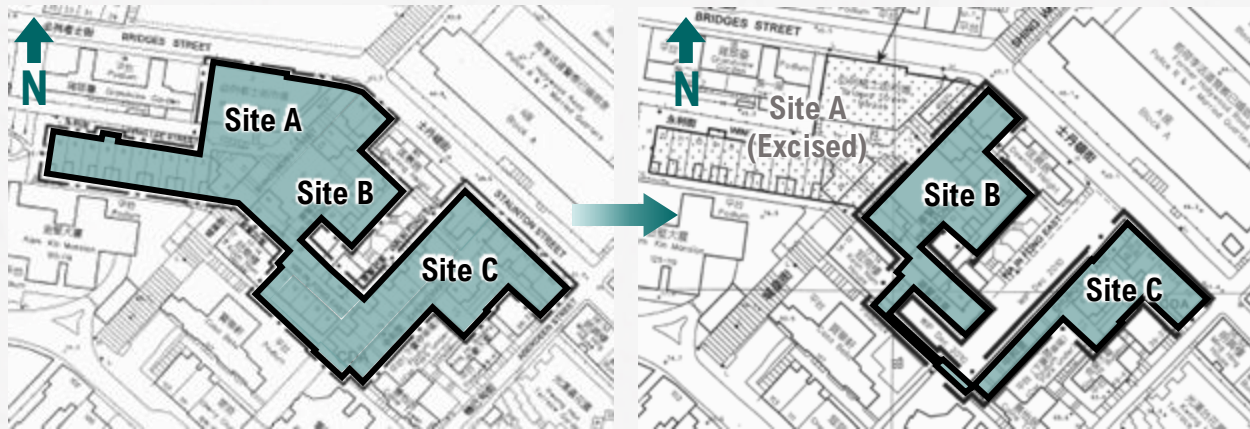
30+
meetings

130+
Individuals
engaged

New
Project's
Direction

H19 – From Redevelopment to Revitalisation

2003-2017: Redevelopment-Led



Draft URA DSP No S/H3/URA1/1

Zoning CDA
GFA: 34,325 sq.m.
PR: About 10

Draft URA DSP No S/H3/URA1/3

Zoning CDA
GFA: 6,117sq.m.
PR: 4.76

2019: Integrated Urban Renewal



It was no longer possible to implement the Project by way of a development scheme, it was therefore proposed to incorporate the DSP area into the OZP under appropriate zonings to reflect the planning intention for revitalisation and promote place-making

R1

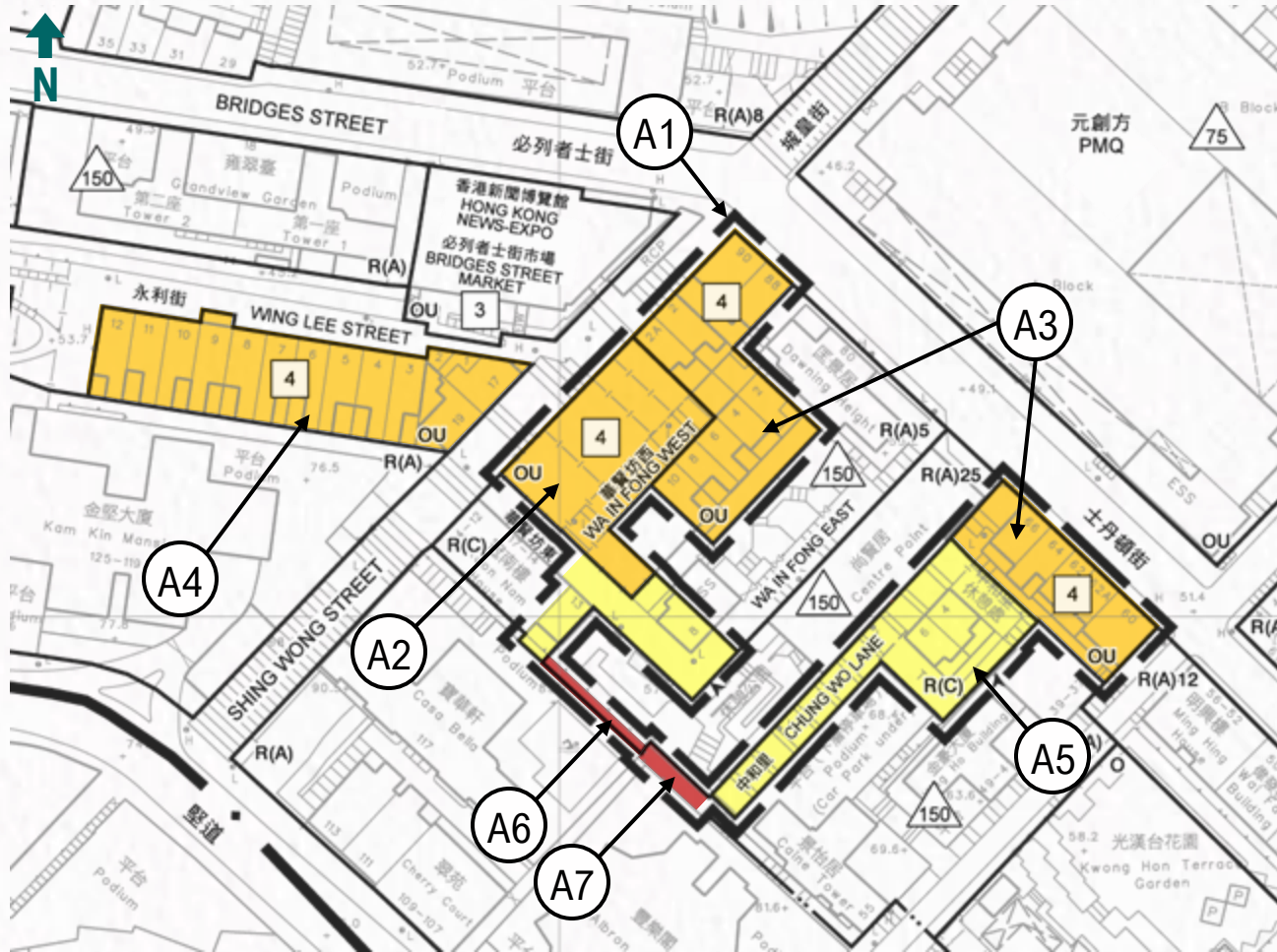
R2

R3

R4

Community Making

H19 Planning History (2019)



Appropriate zonings adopted in OZP to reflect planning intention and maintain planning control of the area

- A1 Incorporation of URA DSP
- A2 "OU" annotated "Cultural, Community, Commercial and Open Spaces"
- A3 "OU" annotated "Residential, Institutional and Commercial Use"
- A4 "OU" annotated "Residential, Institutional and Commercial Use"
- A5 "R(C)"
- A6 "R(A)25"
- A7 "R(A)"

Approved Sai Ying Pun & Sheung Wan & OZP No. S/H3/34

“OU” annotated “Residential, Institutional and Commercial Uses”



Primarily for revitalisation of the area for residential, institutional and commercial use, with a view to conserving the urban fabric and promote place-making.

- Co-living units
- F&B/ retail at G/F
- Common Room at 88-90 Staunton St



Realisation of “4C” Community Making Approach

Vision:

Knowledge
Common

Community
Common

Impact
Common

Wellness
Common

H19 as a
Co-living
Hub

Engagement
Activities



Mural
Painting



CONVERGE

Explore Community
Aspirations

COLLABORATE

Pilot Flagships

Community
Design



Community
Systems



COCREATE

Prototyped Quick-
win Initiatives

CONVERT

Establish Sustainable
Model



Community
Farms



Continuous
Community
Initiatives



Adaptive Reuse

Impact
Common

4 Retail units



2,300 ft²

G/F 64-66 Staunton St.
G/F 88-90 Staunton St.

Impact
Common

38 Co-living units



7,600 ft²

Twin Room: 21 units (avg. 110 ft²)
Single Room: 17 units (avg. 70 ft²)
Occupancy: 59 persons (Max.)

Knowledge
Common

Impact
Common

Community
Common

3 Community Making units



660 ft²

Common Room
Tong Lau Experience Room

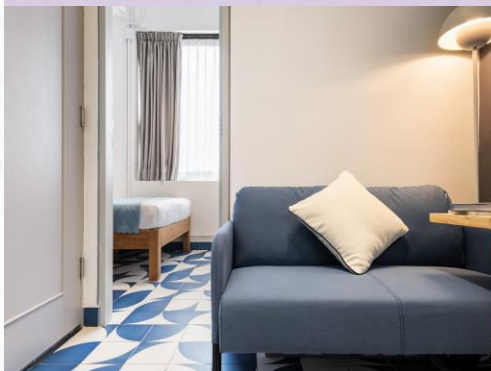
Wellness
Common

2 Community Farms



830 ft²

Community Farm 1.0
Community Farm 2.0



Respecting the Old, Reinventing with the New



Curving
Balcony



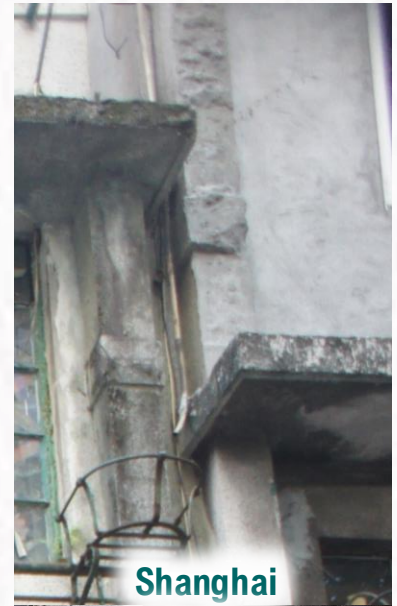
Timber
Window



Terrazzo
Plate



Staircase
Handrail



Shanghai
Plaster



Empowering Community for Place-making

URA-led



Community-driven



Curating Sustainable Renewal

1. Fostering well-being



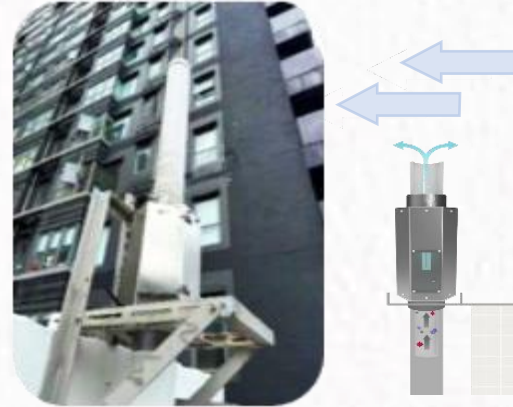
2. Knowledge Sharing



3. Community Bonding



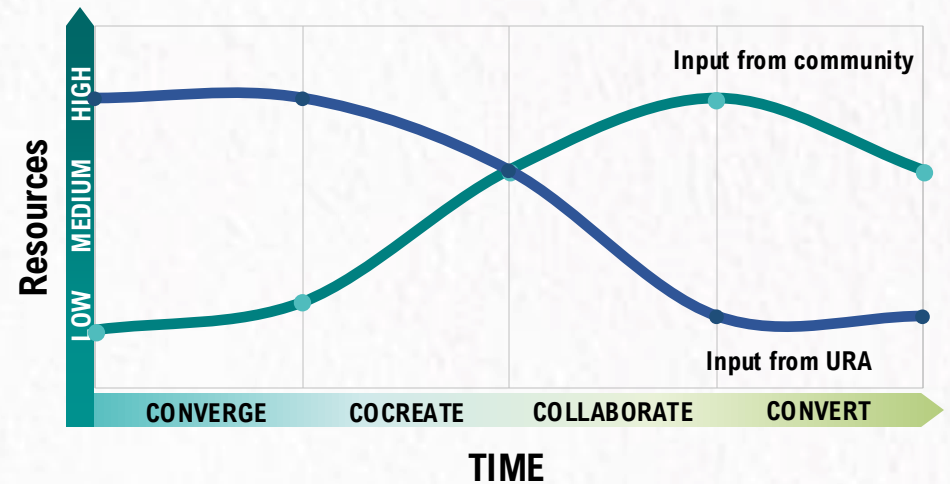
UV-C Sterilization Device



Renewable Energy



Revitalising Heritage, Empowering Community



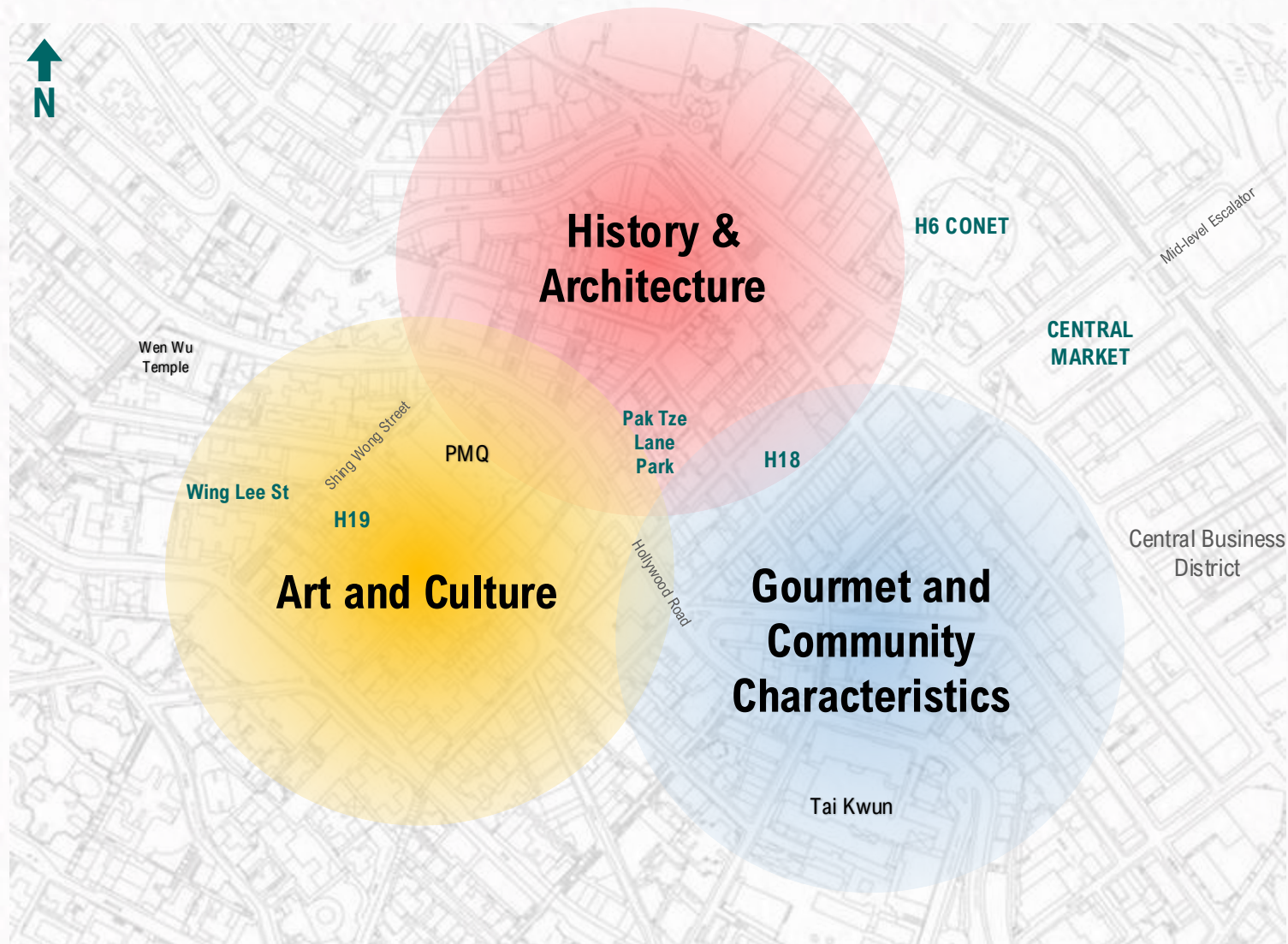
Node-Line-Plane Approach: Connection with the Wider Neighborhood



Node-Line-Plane Approach: Connection with the Wider Neighborhood



Node-Line-Plane Approach: Connection with the Wider Neighborhood



Reviving Heritage, Renewing Community: A Showcase of an Integrated Approach for Sustainable Urban Regeneration