

Similar Applications within the area shown as shown as 'PP/S' on the Stanley OZP

Approved Application

Application No.	Proposed Development	Date of Consideration	Approval Conditions
A/H19/18	Shop, Office and Flat	16.6.1995 (Upon Review)	A1 – A3

Approval Conditions

- A1. The building design (including external finishing and colour, site formation level and layout of the building) of the proposed development.
- A2. The submission and implementation of landscape treatment proposals for the government land behind the application, as proposed by the applicant.
- A3. The permission shall cease to have effect on 16.6.1997 unless prior to the said date either the development hereby permitted is commenced or this permission is renewed.

Rejected Applications

Application No.	Proposed Development	Date of Consideration	Rejection Reasons
A/H19/24	Shop and Flats	29.5.1998 (Upon Review)	R1- R2
A/H19/28	Shop and Flats	7.1.2000 (Upon Review)	R1- R2

Rejection Reasons

- R1. The proposed development will frustrate the planning intention of the proposed pedestrian street, which is to enhance the provision of a safe and convenient pedestrian network for the area.
- R2. The approval of the application would set an undesirable precedent for other similar applications, the cumulative effect of which would render implementation of the planned pedestrian networks impossible.

Advisory Clauses

- (a) to note the comments of the District Lands Officer/Hong Kong West & South, Lands Department (LandsD) regarding the requirement of lease modification and interference to the trees on government land;
- (b) to note the comments of the Chief Town Planner/Urban Design and Landscape, Planning Department regarding the proposed works within tree canopy drip line of the OVT;
- (c) to note the comments of the Director of Leisure and Cultural Services regarding the requirement of the pruning proposal;
- (d) to note the comments of the Chief Building Surveyor/Hong Kong East and Heritage Unit, Buildings Department regarding the requirements under the Building (Planning) Regulations during building plan submission;
- (e) to note the comments of the Director of Environment Protection regarding the potential noise and environmental nuisance;
- (f) to note the comments of the Chief Engineer/Hong Kong & Islands, Drainage Services Department regarding the requirements during building plan submission; and
- (g) to note the comments of the Chief Engineer/Construction, Water Supplies Department regarding the water mains within the application site.