

**APPLICATION FOR PERMISSION**  
**UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE**

**APPLICATION NO. A/K9/271**  
***(for 1<sup>st</sup> deferment)***

- Applicant** : Harvest Triumph Limited represented by Lanbase Surveyors Limited
- Site** : 84 and 86 Wuhu Street, Hung Hom, Kowloon
- Site Area** : 142.14m<sup>2</sup>
- Lease** : (a) Hung Hom Inland Lot No. 529 (“the Lot”) which is held under the Conditions of Regrant No. 10802 as varied or modified by a modification letter dated 24.11.2014.
- (b) Restricted to non-industrial purposes (excluding godown and petrol filling station) provided that in the event of the Lot being used for hotel purposes together with any ancillary accommodation as defined in the salient conditions of the Condition of Regrant, the lot shall not be used for any purposes other than solely for the said purposes.
- Plan** : Approved Hung Hom Outline Zoning Plan (OZP) No. S/K9/26
- Zoning** : “Residential (Group A)4” (“R(A)4”)
- Remarks:
- For a non-domestic building to be erected on the site, the maximum plot ratio (PR) shall not exceed 9.0.
  - A maximum building height (BH) of 80mPD or the height of the existing building, whichever is the greater.
- Application** : Proposed Hotel

**1. Background**

On 10.7.2018, the applicant submitted an application to seek planning permission to develop a 17-storey hotel development with 48 guestrooms at 84 and 86 Wuhu Street, Hung Hom (the Site) (**Plan A-1**). The application is scheduled for consideration by the Metro Planning Committee (the Committee) on 7.9.2018.

**2. Request for Deferment**

On 21.8.2018, the applicant's representative wrote to the Secretary of the Town Planning Board (the Board) and requested the Board to defer making a decision on the application for two months to allow adequate time for preparation of further information to address the comments from government departments (**Appendix I**).

**3. Planning Department's Views**

3.1 The Planning Department has no objection to the request for deferment as the justification for deferment meets the criteria for deferment as set out in the Town Planning Board Guidelines on Deferment of Decision on Representations, Comments, Further Representations and Applications made under the Town Planning Ordinance (TPB PG-No. 33) in that the applicant needs more time to address departmental comments, the deferment period is not indefinite and the deferment would not affect the interest of other relevant parties.

3.2 Should the Committee agree to defer making a decision on the application, the application will be submitted to the Committee for consideration within two months upon receipt of further information from the applicant. If the further information submitted by the applicant is not substantial and can be processed within a shorter time, the application could be submitted to an earlier meeting for the Committee's consideration. The applicant should be advised that the Committee has allowed two months for preparation of submission of further information, and no further deferment would be granted unless under very special circumstances.

**4. Decision Sought**

The Committee is invited to consider whether or not to accede to the applicant's request for deferment. If the request is not acceded to, the application will be submitted to the Committee for consideration at the next meeting.

**5. Attachments**

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| <b>Appendix I</b> | Letter dated 21.8.2018 from the applicant's representative |
| <b>Plan A-1</b>   | Location Plan  |