

APPLICATION FOR PERMISSION
UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE

APPLICATION NO. A/TWW/114
(for 1st Deferment)

<u>Applicant</u>	:	Lum Yiu Chuen represented by Wong Man Hong Surveyors Limited
<u>Site</u>	:	Government Land adjacent to Lot 92, Lot 382 RP & Extension to Lot 382 and Lot 440 RP in D.D.399, Ting Kau, Tsuen Wan
<u>Site Area</u>	:	About 1,519 m ²
<u>Land Status</u>	:	Government Land
<u>Plan</u>	:	Approved Tsuen Wan West Outline Zoning Plan (OZP) No. S/TWW/19
<u>Zoning</u>	:	“Green Belt” (“GB”)
<u>Application</u>	:	Proposed Access Road for Residential Development at Lot 92, Lot 382 RP & Extension to Lot 382 and Lots 440 RP in D.D.399, Ting Kau, Tsuen Wan

1. Background

On 5.2.2018, The applicant seeks planning permission for a proposed access road (the Site) to serve house development in the adjoining “Residential (Group C)” (“R(C)”) and “R(C)1” zones in Ting Kau (**Plan A-1**). Since the proposed access road within “GB” zone is an ancillary use to house development in the adjoining “R(C)” and “R(C)1” zones, planning permission is required from the Town Planning Board (the Board). The application is scheduled for consideration by the Metro Planning Committee (the Committee) on 16.3.2018.

2. Request for Deferment

On 1.3.2018, the applicant’s representative wrote to the Secretary of the Board and requested the Board to defer making a decision on the application so as to allow time for preparation of further information to address comments of the Drainage Services Department (**Appendix I**).

3. **Planning Department's Views**

- 3.1 The Planning Department has no objection to the request for deferment as the justifications for deferment meet 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 prepare further information in response to departmental comments, the deferment period is not indefinite and the deferment would not affect the interests of other relevant parties.
- 3.2 Should the Committee agree to defer a decision on the application, the application will be submitted to the Committee for consideration within 2 months upon receipt of further submission 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 2 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**

Appendix I	Letter of 1.3.2018 from the applicant's representative
Plan A-1	Location plan

**PLANNING DEPARTMENT
MARCH 2018**