

APPLICATION FOR PERMISSION
UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE

APPLICATION NO. A/TWW/115
(for 1st Deferment)

<u>Applicant</u>	:	CLP Power Hong Kong Limited
<u>Site</u>	:	Lot 445 in D.D. 399, Ting Kau, Tsuen Wan
<u>Site Area</u>	:	About 37.16 m ²
<u>Lease</u>	:	Lot 445 in D.D. 399 (a) Held under New Grant No. 4456; (b) To be expired on 30.6.2047; and (c) Restricted to “open air electricity sub-station purposes” only
<u>Plan</u>	:	Approved Tsuen Wan West Outline Zoning Plan (OZP) No. S/TWW/19
<u>Zoning</u>	:	“Green Belt” (“GB”)
<u>Application</u>	:	Public Utility Installation (Open Air Electricity Substation)

1. Background

On 10.5.2018, the applicant seeks planning permission for an open air electricity substation at the application site (the Site) (**Plan A-1**). According to the applicant, the proposed development is intended to replace the existing obsolete substation (including the open air transformer with associated civil works). Electricity substation is considered as a kind of public utility installation. According to the Notes of the OZP, ‘Public Utility Installation’ is a Column 2 use of the “GB” zone requiring planning permission from the Town Planning Board (the Board). The application is scheduled for consideration by the Metro Planning Committee (the Committee) on 6.7.2018.

2. Request for Deferment

On 15.6.2018, the applicant wrote to the Secretary of the Board and requested the Board to defer making a decision on the application for one month so as to allow time for addressing departmental comments (**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 one month 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 15.6.2018 from the applicant
Plan A-1	Location plan

**PLANNING DEPARTMENT
JULY 2018**