

APPLICATION FOR PERMISSION
UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE

APPLICATION NO. A/TW/496
(for 1st Deferment)

- Applicant** : Top Merchant Investments Limited represented by Llewelyn-Davies Hong Kong Limited
- Premises** : G/F to 7/F, 145-159 Yeung Uk Road, Tsuen Wan
- Total Floor Area of Premises** : 12,674.43m² (About)
- Lease** : Lot 476 in D.D. 443:
(a) To be expired on 30.6.2047
(b) Restricted to industrial purposes only excluding offensive trades
(c) No building shall be erected on the lot except a factory, ancillary offices and quarters for caretakers
- Plan** : Approved Tsuen Wan Outline Zoning Plan (OZP) No. S/TW/33
- Zoning** : “Comprehensive Development Area (5)” (“CDA(5)”)

[Subject to a maximum plot ratio (PR) of 5.0, of which a minimum PR of 4.5 shall be for domestic use, and a maximum building height (BH) of 100 metres above Principal Datum (mPD) or the height of the existing building, whichever is the greater. Ancillary car parking shall be provided in the basement.]
- Application** : Proposed Temporary Information Technology and Telecommunications Industries (Data Centre) and Ancillary Office for a Period of 3 Years

1. Background

On 31.1.2018, the applicant submitted an application to seek planning permission for proposed temporary information technology and telecommunications industries (data centre) and ancillary office for a period of 3 years at the application premises (**Plan A-1**). The application is scheduled for consideration by the Metro Planning Committee (the Committee) on 16.3.2018.

2. Request for Deferment

On 12.3.2018, the applicant's agent wrote to the Secretary of the Town Planning Board (the Board) and requested the Board to defer the consideration of the application in order to allow one month time for the applicant to further liaise with Transport Department (TD) regarding TD's comments (**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 consult relevant Government department, 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 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 a maximum period of one month for addressing Transport Department's comments, 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 12.3.2018 from the applicant's agent
Plan A-1	Location Plan

**PLANNING DEPARTMENT
MARCH 2018**