

APPLICATION FOR PERMISSION
UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE

APPLICATION NO. A/SK-PK/257
(for 2nd Deferment)

- Applicant:** : Fat Kwong Buddhist Monastery Limited represented by Tracesplus Limited
- Premises:** : Fat Kwong Buddhist Monastery (portion only), Tai Chung Hau, Mang Kung Wo Road, Pak Sha Wan, Sai Kung, New Territories Lot 1145(part) in D.D. 217
- Floor Area:** : About 279.7m²
- Lease Status:** : Lot No. 1145 in D.D. 217 held under New Grant No. 9560
- Plan** : Approved Pak Kong and Sha Kok Mei Outline Zoning Plan (OZP) No. S/SK-PK/11
- Zoning** : “Green Belt” (“GB”)
- Application** : Columbarium (within a religious institution or extension of existing columbarium only)

1. Background

- 1.1 On 4.11.2019, the applicant sought planning permission for columbarium use at the application premises (the Premises) (**Plan A-1**).
- 1.2 On 3.1.2020, the Rural and New Town Planning Committee (the Committee) of the Town Planning Board (the Board) agreed to defer making a decision on the application for two months as requested by the applicant to allow time for the applicant to prepare further information (FI) to resolve comments from relevant government departments. The applicant submitted FI on 5.3.2020. The application is scheduled for consideration by the Committee at this meeting.

2. Request for Deferment

On 6.4.2020, the applicant’s representative wrote to the Secretary of the Board and requested the Board to further defer making a decision on the application for two months so as to allow time to resolve comments from relevant government departments (**Appendix I**).

3. Planning Department's Views

- 3.1 The application has been deferred once for two months at the request of the applicant to allow more time to address the departmental comments. Since the last deferment, the applicant has submitted FI including revised technical assessments and responses to comments. The applicants need more time to resolve the comments from government departments.
- 3.2 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 address comments from relevant government department, the deferment period is not indefinite and the deferment would not affect the interests of other relevant parties.
- 3.3 Should the Committee agree to defer a decision on the application, the application will be submitted to the Committee for consideration within two months upon receipt of FI from the applicant. If the FI 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. Since it is the second deferment of the application, the applicant should be advised that the Board has allowed a total of four months for preparation of submission of FI, 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
Plan A-1

Letter of 6.4.2020 from the applicant's representative
Location plan

PLANNING DEPARTMENT
APRIL 2020