

APPLICATION FOR PERMISSION
UNDER SECTION 12A OF THE TOWN PLANNING ORDINANCE

APPLICATION NO. Y/NE-SSH/3
(for 1st Deferment)

<u>Applicant</u>	Ms. TAI Kai Tai and Mr. WONG Choi Ping represented by PlanArch Consultants Ltd.
<u>Site</u>	Government land in D.D. 209, Kei Ling Ha Lo Wai, Shap Sz Heung, Sai Kung North, New Territories
<u>Site Area</u>	About 64m ²
<u>Land Status</u>	Government land
<u>Plan</u>	Approved Shap Sz Heung Outline Zoning Plan No. S/NE-SSH/11
<u>Zoning</u>	“Conservation Area” (“CA”)
<u>Proposed Amendment</u>	Rezoning from “CA” to “Village Type Development” (“V”)

1. Background

The applicant seeks planning permission to rezone the application site (the Site) (**Plan Z-1**) from “CA” to “V” mainly for site formation/slope stabilization works and provision of ancillary facilities for the development of two New Territories Exempted Houses on the adjacent lots. The application is scheduled for consideration by the Rural and New Town Planning Committee (the Committee) of the Town Planning Board (the Board) on 2.3.2018.

2. Request for Deferment

On 2.2.2018, the representative of the applicant wrote to the Secretary of the Board and requested the Board to defer making a decision on the application for two months so as to allow time for preparation of further information to address departmental 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 more time is needed for the applicant to provide further information in response to departmental comments, the deferment period is not indefinite and the deferment would not affect the interest of other 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 three 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

Appendix I Letter dated 2.2.2018 from the applicant's representative
Plan Z-1 Location plan

**PLANNING DEPARTMENT
MARCH 2018**