

APPLICATION FOR PERMISSION
UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE

APPLICATION NO. A/TM/531
(for 1st Deferment)

- Applicant** : Verywell Investments Limited represented by I Villas Limited
- Application Site** : Lots 813 RP and 814 RP in D.D. 131 and adjoining Government Land, Tuen Mun, New Territories
- Site Area** : 2,671.32m² (about), including 585.66m² (about) of Government Land
- Lease** : Lots 813 RP and 814 RP in D.D. 131
The Lots are building and garden lots subject to, inter alias:
(a) No verandah shall be constructed so as to project over Government land
(b) No house erected shall be more than two storeys in height
(c) No grave shall be made on, nor shall any human remains be interred in, or deposited on the lot either in earthenware jars or otherwise;
(d) No building erected on the lot shall be used as a ‘Chai Tong’ or for any other purpose of a similar nature
- Plan** : Draft Tuen Mun Outline Zoning Plan (OZP) No. S/TM/34
- Zoning** : “Government, Institution or Community” (“G/IC”)
[Restricted to a maximum building height of 3 storeys excluding basement floor(s)]
- Application** : Proposed Columbarium

1. Background

On 10.8.2018, the applicant submitted an application seeking planning permission from the Town Planning Board for columbarium use at the application site (the Site) (**Plan A-1**). The application was originally scheduled for consideration of the Rural and New Town Planning Committee (the Committee) at this meeting.

2. Request for Deferment

On 19.9.2018, the applicant’s representative wrote to the Secretary of the Board and requested the Board to defer making a decision on the application for two months in order

to consult relevant departments and 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 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 making a decision on the application, the application will be submitted to the Committee for consideration within two 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 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 for the Committee's consideration at the next meeting.

5. Attachments

- Appendix I** Letter received on 19.9.2018 from the applicant's representative
- Plan A-1** Location Plan

**PLANNING DEPARTMENT
OCTOBER 2018**