

22 May 2026

The Secretary
Town Planning Board
c/o Planning Department
15/F North Point Government Offices
333 Java Road, Hong Kong

By Hand and Email

Dear Sir

Section 16 Planning Application for Proposed Minor Relaxation of Gross Floor Area and Building Height Restrictions for Permitted Office Use and Other Permitted Uses in “Commercial (7)” Zone bounded by King’s Road and Taikoo Shing Road, Quarry Bay (Application No. A/H21/160)

Reference is made to the captioned application submitted to the Town Planning Board (the Board) on 30 January 2026.

In response to the comments received from the District Planning Office / Hong Kong, Planning Department in May 2026, we would like to provide the following clarifications for the Board’s consideration:-

Management & Maintenance (M&M) responsibilities of the proposed enhancement works

Please be confirmed that the Applicants will take up the M&M responsibilities of (i) the enhancement works outside the 5/F southern entrance lobby; and (ii) the improved pedestrian connectivity between King’s Road and Taikoo Shing Road by providing a more direct internal route linking the escalator/service lift at the southern entrance lobby to the 6/F shuttle lift to G/F.

Rectification of a typo in the Planning Statement (PS)

A typo was noted regarding the annotation of Kornhill Road Flyover in Figure 2.2 of the PS. Attached please find the revised Figure 2.2 with the typo rectified for reference.

Rectification of a typo in the Traffic Impact Assessment (TIA)

A typo was noted regarding the motorcycle parking required. Attached please find the replacement page of the TIA with the typo rectified for reference.

Responses to comments of Drainage Services Department (DSD), Environmental Protection Department (EPD) and Highways Department (HyD)

In response to the comments of DSD, EPD and HyD, attached please find a responses-to-comments table and revised Sewerage Impact Assessment for consideration.

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As this Further Information submission only provides clarifications, with no changes to the proposed development scheme, and the finding and conclusion of all technical assessments remain unchanged, the Applicants sincerely request the Board to consider the captioned application favourably at its meeting tentatively scheduled on 5 June 2026.

Thank you for your kind attention. Should there be any queries, please do not hesitate to contact the undersigned at [REDACTED] or our Miss Cody Yu at [REDACTED]

Yours faithfully
for Llewelyn-Davies Hong Kong Ltd



Winnie Wu
Planning Director

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Encl.

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cc (w/ encl)
DPO/HK

- Mr. Elton CHUNG / Mr. Henry AU

(by email)