

Date : 7 May 2025
Our Ref. : PPCL/PLG/10168/L006

Town Planning Board Secretariat,
15/F, North Point Government Offices,
333 Java Road, North Point,
Hong Kong

Attention: The Secretary of the Town Planning Board

By Email and Hand

Dear Sir/Madam,

Application No. A/H6/96

**Section 16 Application for Proposed Access Road at Government Land adjoining Inland
Lots 6621 S.A. and 6621 RP and Ext for the Permitted Residential Redevelopment
at 58 Tai Hang Road, Causeway Bay, Hong Kong**

Submission for Further Information 1

We refer to the departmental comments received via Hong Kong District Planning Office (“HKDPO”), Planning Department in respect of the captioned application and hereby submit 4 hardcopies of Further Information (“FI”) for the Town Planning Board’s consideration.

Please kindly find appended the following documents for your onward processing:

- **Responses to Departmental Comments**
- **Annex 1** – Revised Landscape Proposal and Tree Treatment Proposal
- **Annex 2** – Revised Photomontage of Viewpoint 2 and Photomontage for New Viewpoint 4
- **Annex 3** – Revised Layout Plan
- **Annex 4** – Revised Swept Path Analysis
- **Annex 5** – Pedestrian accesses for the Proposed Access Road/staircase and 58 Tai Hang Road and the proposed location of the security kiosks for the residential development at 58 Tai Hang Road
- **Annex 6** – Replacement pages for Planning Statement
- **Annex 7** – Replacement pages for Geotechnical Planning Review Report
- **Annex 8** – Responses to Public Comments

In respect of the comments received from the Landscape Unit, Urban Design & Landscape Section, Planning Department, amendments have been made to the proposed landscape treatments, as presented in **Annex 1**. The photomontage of viewpoint 2 has also been updated to reflect the revised landscape treatments (**Annex 2**).

The run-in/out design of the Proposed Access Road has been revised in response to the comments from the Highways Department. The revised Layout Plan and the corresponding Swept Path Analysis are attached in **Annexes 3 and 4**, respectively.

Annex 5 provides the supplementary information regarding the pedestrian accesses between the Proposed Access Road/staircase and the future residential redevelopment of 58 Tai Hang Road, as well as the proposed location of the security kiosk at 58 Tai Hang Road.

Replacement pages of the Planning Statement are provided at **Annex 6** in view of the above changes, which include the revision of the site area due to the revised run-in/out design, and the landscape considerations.

Replacement pages of the Geotechnical Planning Review Report are provided at **Annex 7** to incorporate the above changes.

In addition, the Applicant would like to take this opportunity to provide the responses to the public comments received on the application. Please refer to **Annex 8** for your consideration. In addressing the public comments, an additional viewpoint (Viewpoint 4 – at the entrance of 70 Tai Hang Road) has been included in this submission to demonstrate that no adverse visual impacts will be generated to the surrounding neighbourhood. Please refer to **Annex 2**.

The above submissions do not result in a material change of the nature of the captioned application. Thus, this Further Information should be accepted by the Secretary of the Town Planning Board for inclusion and be processed as part of the application, in accordance with the relevant provisions of the Town Planning Ordinance.

Should you have any queries, please do not hesitate to contact our Miss Natalie Wong or the undersigned at 2329 8092.

Yours faithfully,
For and on behalf of
PlanPlus Consultancy Limited



Kennith Chan
Managing Director

Encl. As above

c.c. The Applicant – by email

Mr. Jacky Lee (TP/HK10, HKDPO) – by email