

Response the Comments from the Chief Town Planner/Urban Design and Landscape, Planning Department (Ref. No.: A/NE-FTA/261)

- With reference to our site photos taken on 29.08.2024, the Site is mostly hard-paved and occupied by temporary structures. Some trees of common species were observed at the south and central portion within the Site which would be in conflict with the proposed filling and excavation of land shown in the Proposed Filling of Land Plan and Part 6(A)(e)(ii) of Application Form No. S16-III. However, it is stated in Part 6(A)(e)(iii) of Application Form No. S16-III that no tree felling will be involved. The applicant should clarify whether the development proposal would cause any adverse impact to the existing trees and advise the proposed tree treatment with associated mitigation measures, if any.

The latest registered owner of DD52 Lot 187SA (with registration dated January 2025) acquired the said land and engaged the applicant in June 2025 to proceed with a planning application.

At the time of site inspection, the land was already covered with hard-paved (石屎硬地). Additionally, the applicant did not aware of the presence of trees or similar vegetation (樹木或構建物) in the southern portion and central portion of the site.

Since the existing condition did not involve any transplanting of trees (i.e., no trees were obstructing the proposed development or required relocation), the applicant did not submit a tree transplantation plan as part of the application.

This explanation clarifies that the absence of a tree-related mitigation plan is due to the site's existing condition and the lack of necessity for tree removal or transplantation.