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From: Edmond Wong <[REDACTED]>
Sent: 2025-07-24 星期四 01:37:57
To: tpbpd/PLAND <tpbpd@pland.gov.hk> [REDACTED]
Subject: 關於申請編號 A/NE-KTS/561 的補充文件
Attachment: District Lands Office, North comments.pdf; TD's comments.pdf

池主任你好，

按溝通，附件為關於申請編號 A/NE-KTS/561 的補充文件回覆。

謝謝！
黃先生

A/NE-KTS/561

We reply to TD' s comments

- i. The application site is accessed via a rural road from Fan Kam Road, approximately 115 meters away, with a driving time of less than one minute. The busiest times on this rural road are from 7:30 AM to 9:00 AM and from 3:00 PM to 5:00 PM every day, during which there are about 15 to 20 light goods vehicles and approximately 10 to 15 private cars entering and exiting. The total number of vehicle movements during these busy periods is about 70 for each morning and afternoon. We load and unload twice a week between 10:00 AM and 1:00 PM, completely avoiding the busy periods. Since we only use this road twice a week, our frequency is low, so we will not impact the traffic flow in the area.
- ii. The application site has a gate, and the parking spaces within the site are reserved solely for the use of the site's users, so there will be no other vehicles queuing outside.
- iii. We will install signboards on both sides of the gate to remind pedestrians to be aware of vehicle entry and exit. Additionally, every time a vehicle enters or exits, we will arrange staff to manage traffic at the entrance and exit, ensuring the safety of road users.
- iv. The vehicular access between the site and Fan Kam Road is not managed by TD. We will seek comment from the responsible party.

We reply to District Lands Office, North comments

Regarding the Short-Term Tenancy (STT) number 1609 for the government land, the location was initially applied for as a vehicle access passage. Our current planning application also maintains this location as a vehicle access passage, and no structures have been built, with the area remaining at 28 square meters.

Regarding the unauthorized structure on Lot 1619, this structure has been in existence for many years. We understand that no structures may be built without your permission. We are currently applying for planning permission from the Town Planning Board, and if approved, we hope that you can grant a Short-Term Waiver for this structure. If planning permission is not granted, we will promptly remove the structure.

We will immediately demolish the structure on Lot 1617.

We understand that no structures may be built without your permission. If approved, we are willing to pay any waiver fees or rent. If we are unable to obtain approval, we will promptly demolish the unauthorized structure.