

☐Urgent ☐Return receipt ☐Expand Group ☐Restricted ☐Prevent Copy ☐Confidential

Timothy Wai Pui WU/PLAND

寄件者: Ma sky <[REDACTED]>
寄件日期: 2025年10月15日星期三 12:24
收件者: Timothy Wai Pui WU/PLAND
主旨: Planning Application No. A/NE-TKLN/107 (規劃申請編號 A/NE-TKLN/107)

類別: Internet Email

Dear Mr.Wu

Re: **LandsD**

- 1.This item is to be handled by the Town Planning Board.
2. We will liaise with the Lands Department on the captioned matter (No. C/TC/001570/25NT and C/TC/000935/22NT) and the government lands to handle and complete in accordance with the authority's instruction.
3. We will rectify the structure encroaching on adjacent private land and are committed to demolishing the unauthorised structure to ensure all structures are entirely within the application boundary.
4. We will rectify the structure encroaching on government lands and are committed to removing all unauthorised structures that extend onto government lands .
5. We will also liaise with the Lands Department on this matter for the handling and rectifying of concerned illegality issues.

To: Town Planning Board

We will liaise with the Lands Department on the above issues at the earliest opportunity and are committed to rectifying any illegality concerns in order to comply with regulations. We would be very grateful for your expedited assistance and approval on the planning application.

Thank You!

Ms.Tsim
[REDACTED]

☐Urgent ☐Return receipt ☐Expand Group ☐Restricted ☐Prevent Copy ☐Confidential

Timothy Wai Pui WU/PLAND

寄件者: Ma sky <[REDACTED]>
寄件日期: 2025年10月16日星期四 0:06
收件者: Timothy Wai Pui WU/PLAND
主旨: Planning Application No. A/NE-TKLN/107 (規劃申請編號 A/NE-TKLN/107)
附件: 02.jpg; 03.jpg; 01.jpg; 04.jpg; 退租同意書0828.pdf; IN THE LANDS TRIBUNAL OF THE.pdf

類別: Internet Email

Dear Mr.Wu

Re: **LandsD**

Please find in attachment, the supplementary information regarding the application site, and please be advised that the tenant signed a tenancy termination agreement with the landowner on August 25, 2025, with surrender date set on September 1, 2025. However, the tenant has failed to comply with the tenancy termination agreement and remains in occupation of the site as of October 15, 2025.

The landowner has filed an application with the Lands Tribunal on September 23, 2025, to recover possession of the site and has posted notices to this effect at the site. The tenant has not responded to these notices within the subsequent 10 days, and legal proceedings are now ongoing.

Upon an order for possession is issued by the Lands Tribunal, the landowner will take possession of the site and will fully cooperate with the Lands Department to address any existing unauthorized structures and to demolish them to the satisfaction of the Lands Department.

Thank You!

Ms.Tsim
[REDACTED]

IN THE LANDS TRIBUNAL OF THE
HONG KONG SPECIAL ADMINISTRATIVE REGION
FORM 22
NOTICE OF APPLICATION
UNDER LANDLORD AND TENANT (CONSOLIDATION) ORDINANCE (Cap. 7)
Pursuant to Section

No. **LDPE 1293/2025**

Part A: For Application for Possession of Domestic or Non-Domestic Premises concerning
Tenancies NOT Regulated under Part IVA of the Landlord and Tenant (Consolidation)
Ordinance, Cap. 7.

Applicant's Name: **GD Management Limited 浩龍實業管理有限公司** * (Landlord / Sub-landlord)
& Address: **[REDACTED]**
Respondent's Name: **海榮物流 (香港) 股份有限公司** * (Tenant / Sub-tenant)
& Address: **[REDACTED]**

→ **Q1 新界打鼓嶺北蓮麻坑A2會**

Address of the suit premises: **新界打鼓嶺北蓮麻坑A2會**

Duration of tenancy: From **22/5/2024** To **21/5/2026** Existing Rent: **\$ 93,000** / month

Do the suit premises consist of subdivided unit(s) (whether in whole or in part)? *YES ☐ NO ☒

Is the tenancy for the subdivided unit(s) a sub-tenancy created out of another tenancy? *YES ☐ NO ☒

If yes, whether the Applicant is the Superior Landlord in relation to the subdivided unit? *YES ☐ NO ☒

Is there any related case(s) concerning subdivided unit(s)? *YES ☐ NO ☒

If yes, please provide information on the related case(s): *LDRT / LDPT / LDPE

Is there any related case(s) involving the above tenancy? *YES ☐ NO ☒

If yes, please provide information on the related case(s): *LDRT / LDPT / LDPE

Nature and particulars of Application:

*Application for recovery of possession of the suit premises and rent as the Respondent has failed to pay rent from the **22** day of **August** 2025 and application for order for mesne profits (to the date of delivery of vacant possession of the suit premises) and costs.

*Other grounds: **Mutually signed termination agreement of the tenancy contract at 1/8/2025, with agreement to waive the notice period** See Appendix 1

Address of premises, Applicant's & Respondent's name and status in this form is correct.

Rent starts on the (22) day of each month.

(Rev. Mar 2022) 8

實際管有或居住者通知書
NOTICE TO PERSONS IN ACTUAL POSSESSION/OCCUPATION

致答辯人: **海榮物流 (香港) 股份有限公司**

To Respondent: **Hoi Tong Logistics (H.K.) Limited**

及所有實際管有或居住於 (收樓地址) **新界打鼓嶺北蓮麻坑A2會**

And all Persons in Actual Possession/Occupation of (suit premises) **New Territories, Tai Koo Ling, North, Lin He Hang, A2 Warehouse**

有關: 申請編號 **LDPE 1293/2025**

Re: Application No.

申請人: **浩龍實業管理有限公司**

Applicant(s): **GD Management Limited**

答辯人: **海榮物流 (香港) 股份有限公司**

Respondent(s): **Hoi Tong Logistics (H.K.) Limited**

請注意: 本人/我們 (本通知書的寄件人) 已於 2025 年 09 月 22 日在土地審裁處入稟了一份針對上述答辯人的申請通知書, 要求收回上述處所的空置管有權 (即以交吉方式收回該處所), 而該申請通知書的副本現正與本通知書一併張貼在該處所的大門或入口。

本人/我們現通知你/你們, 如你/你們認為你/你們具有任何可以在上述處所繼續管有或居住的權利, 你/你們應立即向土地審裁處申請給予適當的彌償或補救。

本人/我們亦要告知你/你們, 如沒有任何利害關係的人士向法院申請給予任何彌償或補救, 本人/我們將繼續進行上述申請, 並會在法庭作出判決後着手向你/你們收回管有或居住權而不再另行通知。

TAKE NOTICE that I/we, the undersigned, have on **22** day of **September** 2025, filed a Notice of Application with the Lands Tribunal against the above-named Respondent(s) for recovery of vacant possession of the said premises. A copy of the Notice of Application is posted upon the main door or entrance to the said premises together with this notice.

AND YOU ARE HEREBY NOTIFIED that if you should have any claim of right to continue occupying / residing in the said premises, you should immediately apply to the Lands Tribunal for the appropriate relief or remedy.

YOU ARE FURTHER ADVISED THAT if there is no application by any interested party for any relief or remedy, I/we will continue with the above-mentioned application and, upon judgment being given, will proceed to recover possession from you without further notice.

申請人 (或獲授權代表) 簽署
Signature of the Applicant (or his authorized representative)

如屬公司或法人團體, 請加蓋印章。 If a company or incorporation, please affix company chop

申請人的地址 Address of the Applicant

(Rev. Jul 2022) 8

同 公 司

HONG
INTERNAT

國商實業有限公司

八方財寶進門庭



LANDS TRIBUNAL
ACCOUNTS OFFICE

OCT10 25'

[REDACTED]

N7 61.00
N9 61.00
NO 99.00
EPS 221.00
TOTAL 221.00
17:35

FEE\$PAID

持卡人存根
CARDHOLDER COPY

BILL NO. SALES STAFF

LANDS TRIBUNAL

[REDACTED]

A/C INDICATOR:001

易辦事EPS

消費SALE

OCT 10, 2025 17:35

BANK-IN VALUE DRY : OCT 10

TOTAL HKD221.00

接受ACCEPTED

多謝你使用
I ACKNOWLEDGE THE CARDHOLDER HAS RECEIVED THE AMOUNT SHOWN IN THIS RECEIPT AND UNDERSTOOD THE TERMS AND CONDITIONS FOR THE USE OF EPOS CARD.

X CARDHOLDER SIGNATURE

NO REFUND

THE CARDHOLDER HAS RECEIVED THE AMOUNT SHOWN IN THIS RECEIPT AND UNDERSTOOD THE TERMS AND CONDITIONS FOR THE USE OF EPOS CARD.

土地審裁處

存檔「在無答辯情況下申請得直令」申請
(規則第 15 條申請)

根據土地審裁處(費用)規則,第 17B 章,申請人存檔規則第 15 條申請須繳付以下訂明費用:

項目	收費	申請人(無律師代表)	申請人(有律師代表)
(1)	\$61 存檔規則第 15 條申請 (第 17B 章附表內第 4 項)	存檔規則第 15 條申請時繳付	存檔規則第 15 條申請時 由申請人代表律師繳付
(2)	\$61 存檔蓋印判決 (第 17B 章附表內第 9(a) 項)	同上 *	索取蓋印判決時 由申請人代表律師繳付
(3)	\$33 索取蓋印判決副本 (第 17B 章附表內第 9(b) 項)	同上	索取蓋印判決副本時 由申請人代表律師繳付
(4)	\$33 每多一份送達答辯人 各地址的蓋印判決副本	同上	同上

(1)+(2)+(3)+(4) 總額 188 元 (假設案件只有 1 位答辯人及 1 個送達地址)

* 土地審裁處負責草擬蓋印判決

退租同意書

日期: 25/8/2025

出租人: 浩龍實業管理有限公司 (甲方) 商業登記證號碼: 71348590

承租人: 海榮物流(香港)股份有限公司 (乙方) 商業登記證號碼: 39792519

物業地址: 新界打鼓嶺北蓮麻坑 A2 號倉 (下稱“該物業”)

現雙方同意解除“該物業”租約條款如下:

乙方於 2025 年 09 月 1 日將“該物業”交吉給甲方並在使用期內之 (包地租), 水、電、煤、電話、寬頻費均由乙方負責繳清。

- 1) 租客遷出時, 必須將所屬租客全部的雜物用品搬清, 以清手續。
- 2) 倘若租客籍詞不交出門匙或留下破舊箱櫃之類物品, 不搬出或故意拖延遷出時, 在租客遷出後屋內物件作放棄論。業主有權不經差館, 不經租務法庭之手續連同兩名見證人將該物品搬出及再將“該物業”出租或出售。
- 3) 如租客未能將“該物業”一切雜費繳付清, 或損壞上述租用之傢俬、電器、燈飾及裝修等, 業主有權將上述按金扣除一切雜費後, 如按金款項不足之數, 租客仍需負責補交。
- 4) 租客退租時如無損壞屋內任何物件, 按金則無利息退回租客。雙方同意並遵守此協議及條款; 各執壹, 以備查詢。
- 5) 甲乙雙方同意退租日期為 2025 年 9 月 1 號, 及經甲乙雙方商議後雙方同意豁免退租前三個月的通知, 雙方不用賠償通知金, 因此甲乙雙方在該土地上也不可追究及追討退租同意書以外的任何責任與賠償

甲方簽名:



乙方簽名:



IN THE LANDS TRIBUNAL OF THE
HONG KONG SPECIAL ADMINISTRATIVE REGION
FORM 22

文件保留

(r. 68)

NOTICE OF APPLICATION
UNDER LANDLORD AND TENANT (CONSOLIDATION) ORDINANCE (Cap. 7)

Pursuant to Section

LDPE 1293/2025

No. _____

**Part A: For Application for Possession of Domestic or Non-Domestic Premises concerning
Tenancies NOT Regulated under Part IVA of the Landlord and Tenant (Consolidation)
Ordinance, Cap.7.**

Applicant's Name : GD Management Limited 浩龍實業管理有限公司 * (Landlord / ~~Sub-Landlord~~)

& Address : _____

Respondent's Name : 海榮物流 (香港) 股份有限公司 * (Tenant / ~~Sub-Tenant~~)

& Address : _____

→ (2) 新界打鼓嶺北蓮麻坑A2倉

Address of the suit premises: 新界打鼓嶺北蓮麻坑A2倉

* (Residential / Business)

Duration of tenancy : From 22/5/2024 To 21/5/2026 Existing Rent : \$ _____ / month

▪ Do the suit premises consist of subdivided unit(s) (whether in whole or in part)? *YES / *NO

Is the tenancy for the subdivided unit(s) a sub-tenancy created out of another tenancy? *YES / *NO

If yes, whether the Applicant is the Superior Landlord in relation to the subdivided unit? *YES / *NO

Is there any related case(s) concerning subdivided unit(s)? *YES / *NO

If yes, please provide information on the related case(s): *LDRT / LDPD / LDPE _____

▪ Is there any related case(s) involving the above tenancy? *YES / *NO

If yes, please provide information on the related case(s): *LDRT / LDPD / LDPE _____



23 SEP 2025

Nature and particulars of Application:

*Application for recovery of possession of the suit premises and rent as the Respondent has failed to pay rent from the 22 day of August, 2025 and application for order for mesne profits (to the date of delivery of vacant possession of the suit premises) and costs.

*Other grounds: Mutually signed termination agreement of the tenancy contract at 1/9/2025, with agreement to waive the notice period. See Appendix 1

Address of premises, Applicant's & Respondent's name and status in this form is correct.

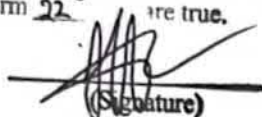
Rent starts on the (22) day of each month.

For periodic tenancy, if application is on the ground of "termination by notice", state the date when the notice was given and the end date of the tenancy as notified:

*And other items claimed: _____

Dated this 23 day of September, 2025

I Lam, Jeffrey Wing-Long hereby declare that
the facts stated in this Form 22 are true.


(Signature)



(Signature of *Applicant / *the authorised
representative of Applicant)

To: 1. The Registrar, Lands Tribunal.
2. The Respondent.

Full Name of the Signatory: Lam, Jeffrey Wing-Long
Director

Applicant's address for service:
[Redacted Address]

* Delete whichever is inapplicable.

❖ If the Applicant of Part A is a company/incorporation, please affix the company seal/chop and write down the full name and post of the signatory. Any authorized representative should also at the same time produce an effective letter of authorization.

Note: If the Respondent intends to oppose this application, he/she must personally attend at the Lands Tribunal Registry within 7 days of the day of service of this notice or within the time as ordered by the Tribunal, and file a Notice of Opposition (Form 7).

Lands Tribunal: Lands Tribunal Building, 38 Gascoigne Road, Kowloon. (MTR Jordan Station Exit "B2") Hotline: 2771 3034

實際管有或居住者通知書

NOTICE TO PERSONS IN ACTUAL POSSESSION/OCCUPATION

致答辯人:

海棠物流 (香港) 股份有限公司

To Respondent:

Hoi Tong Logistics (H.K.) Limited

及所有實際管有或居住於 (收樓地址) 新界打鼓嶺北蓮麻坑A2倉

的人

And all Persons in Actual Possession/Occupation of (suit premises) New Territories, Tai Kwu Ling, North, Lin Ma Hang, A2 Warehouse

有關: 申請編號

Re: Application No.

LDPE 1293/2025

申請人: 浩龍實業管理有限公司

Applicant(s): GD Management Limited

答辯人: 海棠物流 (香港) 股份有限公司

Respondent(s): Hoi Tong Logistics (H.K.) Limited

請注意, 本人/我們 (本通知書的簽署人) 已於 2025 年 09 月 22 日在土地審裁處入稟了一份針對上述答辯人的申請通知書, 要求收回上述處所的空置管有權 (即要以交吉方式收回該處所), 而該申請通知書的副本現正與本通知書一併張貼在該處所的大門或入口。

本人/我們現通知你/你們, 如你/你們認為你/你們具有任何可以在上述處所繼續管有或居住的權利, 你/你們應立刻向土地審裁處申請給予適當的濟助或補救。

本人/我們亦要告知你/你們, 如沒有任何有利害關係的人士向法院申請給予任何濟助或補救, 本人/我們將繼續進行上述申請, 並會在法庭作出判決後着手向你/你們收回管有或居住權而不另行通知。

TAKE NOTICE that I/we, the undersigned, have on 22nd day of September, 2025, filed a Notice of Application with the Lands Tribunal against the above-named Respondent(s) for recovery of vacant possession of the said premises. A copy of the Notice of Application is posted upon the main door or entrance to the said premises together with this notice.

AND YOU ARE HEREBY NOTIFIED that if you should have any claim of right to continue occupying / residing in the said premises, you should immediately apply to the Lands Tribunal for the appropriate relief or remedy.

YOU ARE FURTHER ADVISED THAT if there is no application by any interested party for any relief or remedy, I/we will continue with the above-mentioned application and, upon judgment being given, will proceed to recover possession from you without further notice.



申請人 (或其授權代表) 簽署

Signature of the Applicant (or his authorized representative)

❖ 如屬公司或法人團體, 請加蓋圖章。If a company or incorporation, please affix company chop.

申請人的地址 Address of the Applicant: