
寄件者: ava wong [REDACTED]
寄件日期: 2025年08月01日星期五 11:22
收件者: tpbpd/PLAND
副本: Sharon Tsun Tung WAN/PLAND; Felix .; OPL - Phoebe Chan
主旨: Revised Application Form (A/TM-LTY/497) for Permission under Section 16 of The
Town Planning Ordinance
附件: Replacement pages.pdf; Appendix 1 (revised).pdf

Dear Sirs,

Please find the attach replacement pages and Appendix 1 (Revised) to supersede email on 31/7 and the application form submitted on 11/7 on behalf of applicant: Origin Production Limited by Felix Kwok.

Best Regards

Ava Wong
Origin Production Limited

Replacement

(i) Gross floor area and/or plot ratio 總樓面面積及/或地積比率		sq.m 平方米	Plot Ratio 地積比率
	Domestic 住用	<input type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於	<input type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於
	Non-domestic 非住用	137	0.37
(ii) No. of blocks 幢數	Domestic 住用		
	Non-domestic 非住用	3	
(iii) Building height/No. of storeys 建築物高度/層數	Domestic 住用		m 米 <input type="checkbox"/> (Not more than 不多於)
			Storeys(s) 層 <input type="checkbox"/> (Not more than 不多於)
	Non-domestic 非住用	7	m 米 <input checked="" type="checkbox"/> (Not more than 不多於)
		2	Storeys(s) 層 <input checked="" type="checkbox"/> (Not more than 不多於)
(iv) Site coverage 上蓋面積	19.7	%	<input checked="" type="checkbox"/> About 約
(v) No. of parking spaces and loading / unloading spaces 停車位及上落客貨車位數目	Total no. of vehicle parking spaces 停車位總數 Private Car Parking Spaces 私家車車位 Motorcycle Parking Spaces 電單車車位 Light Goods Vehicle Parking Spaces 輕型貨車泊車位 Medium Goods Vehicle Parking Spaces 中型貨車泊車位 Heavy Goods Vehicle Parking Spaces 重型貨車泊車位 Others (Please Specify) 其他 (請列明) _____		N/A
	Total no. of vehicle loading/unloading bays/lay-bys 上落客貨車位/停車處總數 Taxi Spaces 的士車位 Coach Spaces 旅遊巴車位 Light Goods Vehicle Spaces 輕型貨車車位 Medium Goods Vehicle Spaces 中型貨車車位 Heavy Goods Vehicle Spaces 重型貨車車位 Others (Please Specify) 其他 (請列明) _____		N/A

Appendix 1 (Justification)

We would like to apply for the use of the site at Government Land in D.D. 130 ,Tung Fuk Road Lam Tei, Tuen Mun for theoretical training) and outdoor (for practical training).

Objective of the Proposal

The objective of setting up the Centre is to provide training courses for practical and safety training for operators of crawler mounted crane; wheeled telescopic mobile crane; truck mounted crane and such other related theoretical safety training courses as approved by the Labour Department.

Background and Experience of the Applicant

We are the tenant for the Short Term Tenancy No. 3225 ("STT") (w.e.f. 29 Jan 2021) and previous Short Term Tenancy No. 2797 for the period 18 Oct 2017 - 2 Nov 2020 located in Hung Ping Road & Hung Yuen Road (with area 1170 square metres). Our training centre is still operated in aforesaid location. We noticed that the government of HKSAR would like to develop Hung Shui Kiu Area and so will retrieve the captioned land soon for development. In view of this, we would like to scout other options that can suit for a vocational training centre for the provision of above training courses.

We, The Hong Kong Safety Training Association, established in 2000, is a wholly owned subsidiary of Origin Production Limited. It aims to provide safety training to employees from all industries to raise their safety awareness to ensure all individuals would operate in working conditions that are free of risk and hazards. HKSTA is an approved scheme operator from Labour Department for promoting safety and health at work and sustaining the valuable workforce of Hong Kong and we are As the existing course providers could not cater the enrollment need for the above mentioned operator courses, we would like to seek the support from Town Planning Board for our continuous operation.

Target Beneficiaries

We have been fully supported by the policy of Labour Department nourishing the manpower for construction industry in Hong Kong.

Implementation Milestones/Commence to Operate

We expect that the centre can be brought into operation within 2 months after taking up the site.

Intended Achievement

We hope that there will be a significant supply of manpower so as to cater the need of coming infrastructure and relieve the shortage of labour for construction industry.

Nuisance aroused from our proposed Vocational Training Centre

We decide to apply for the usage of this land simply because there are few sensory receivers nearby. At the same time, there will be no more than 15 people (including both our staff and trainees) for each day and they will be access the site by taxi from nearby Light Rail/ Tuen Mun MTR Station. Our subject use is only for "training purpose" and no loud speaker will be used during training. As a result, no environmental nuisance (including Air ; Noise; Sewage; Land contamination; Traffic impact) will be generated and so nearby sensory receiver will not be affected. For more information, there is no environmental complain received so far for our existing training center located in Hung Shui Kiu, where the public housing estate Hung Fuk Estate is just located next to our centre.