

寄件者:  
寄件日期: 2025年06月05日星期四 12:40  
收件者: tpbpd/PLAND  
副本:  
  
主旨: [Supersede][SI] S.16 Planning Application No. A/YL-KTN/1124 - Supplementary Information  
附件: SI2 for A\_YL-KTN\_1124 (20250605).pdf  
類別: Internet Email

Dear Sir,

Attached herewith the SI to supersede our previous submissions dated 05/06/2025 11:58 am (below email) to provide clarifications of the subject application.

Should you require more information, please do not hesitate to contact me. Thank you for your kind attention.

Kind Regards,

Kevin LAM | Planning Assistant  
R-riches Group (HK) Limited

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From:  
Sent: Thursday, June 5, 2025 11:58 AM  
To: Town Planning Board <tpbpd@pland.gov.hk>

Subject: [SI] S.16 Planning Application No. A/YL-KTN/1124 - Supplementary Information

Dear Sir,

We write to provide supplementary information in support of the captioned application.

Should you require more information, please do not hesitate to contact us. Thank you for your kind attention.

Kind Regards,

Kevin LAM | Planning Assistant  
R-riches Group (HK) Limited

Our Ref. : DD103 Lot 216 & VL  
Your Ref. : TPB/A/YL-KTN/1124

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

**By Email**

5 June 2025

Dear Sir,

**2<sup>nd</sup> Supplementary Information**

**Temporary Shop and Services and Eating Place (Outside Seating Accommodation of Restaurant)  
With Ancillary Parking Spaces for a Period of 3 Years in "Village Type Development"  
and "Residential (Group B)" zones, Various Lots in D.D. 103  
and Adjoining Government Land, Kam Tin, Yuen Long, New Territories**

**(S.16 Planning Application No. A/YL-KTN/1124)**

We are writing to submit supplementary information for the subject application.

Should you require more information regarding the application, please contact our Mr.  
Danny NG at or the undersigned at your convenience.  
Thank you for your kind attention.

Yours faithfully,

For and on behalf of  
**R-riches Planning Limited**



**Kevin Lam**  
Planning Assistant

**2<sup>nd</sup> Supplementary Information**

**Temporary Shop and Services and Eating Place (Outside Seating Accommodation of Restaurant)  
With Ancillary Parking Spaces for a Period of 3 Years in “Village Type Development”  
and “Residential (Group B)” zones, Various Lots in D.D. 103  
and Adjoining Government Land, Kam Tin, Yuen Long, New Territories**

**(S.16 Planning Application No. A/YL-KTN/1124)**

- (i) The applicant is the operator of the Site, all the shops at the Site will be subdivided and rented out for the applied use. The types of the proposed 'shop and services' would include but not limited to, retail shop, convenience shop, pet salon, bicycle sales store, real estate agency, etc) to serve the nearby locals. The 'shop and services' types are interchangeable during the planning approval period.
- (ii) Structures B4 and B6 of the proposed development are intended to support the operation of the existing eating place in the adjacent New Territories Exempted House (NTEH), which is located outside the Site.

Restaurant A

Structure B4 is a shed structure proposed as eating place (Outdoor Seating Accommodation) (OSA). It is ancillary to an existing eating place (restaurant) located at the ground floor of the NTEH at Lot 237 S.B ss.5 S.A in D.D. 103, which is directly east of structure B4.

Restaurant B

Structure B6 is a shed structure proposed as eating place (OSA). It is ancillary to the existing eating place (restaurant) located at the ground floor of the NTEH at Lot 237 S.B ss.5 RP in D.D. 103, which is directly east of structure B5.

- (iii) Structures B5 and B7 are two independent enclosed structures proposed as eating places (restaurants) respectively.

