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Andrea Wing Yin YAN/PLAND

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寄件日期: 2024年04月08日星期一 16:53
收件者: tpbpd/PLAND
副本:

主旨: [FI] S.16 Application No. A/YL-KTN/996 - FI to address departmental comments
附件: FI1 for A_YL-KTN_996 (20240408).pdf
類別: Internet Email

Dear Sir,

Attached herewith the FI to address departmental comments of the subject application.

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

Kind Regards,

Louis TSE | Town Planner
R-riches Group (HK) Limited

R-riches Property Consultants Limited | R-riches Planning Limited | R-riches Construction Limited

Our Ref. : DD107 Lot 1225 S.C & VL
Your Ref. : TPB/A/YL-KTN/996

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

By Email

8 April 2024

Dear Sir,

1st Further Information

**Proposed Temporary Warehouse (excluding Dangerous Goods Godown) with Ancillary Facilities
for a Period of 3 Years and Associated Filling of Land in “Agriculture” Zone,
Lots 1225 S.C, 1226 S.E and 1230 S.B in D.D.107, Fung Kat Heung, Kam Tin, Yuen Long, N.T.**

(S.16 Planning Application No. A/YL-KTN/996)

We are writing to submit Further Information to address departmental comments of the subject application (**Appendix I**).

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

Yours faithfully,

For and on behalf of
R-riches Property Consultants Limited

 

Louis TSE
Town Planner

cc DPO/FSYLE, PlanD

(Attn.: Ms. Andrea YAN
(Attn.: Ms. Olivia NG

email: awyyan@pland.gov.hk)
email: olyng@pland.gov.hk)

Responses-to-Comments

Proposed Temporary Warehouse (excluding Dangerous Goods Godown) with Ancillary Facilities for a Period of 3 Years and Associated Filling of Land in “Agriculture” Zone, Lots 1225 S.C, 1226 S.E and 1230 S.B in D.D.107, Fung Kat Heung, Kam Tin, Yuen Long, N.T.

(Application No. A/YL-KTN/996)

(i) A RtoC Table:

Departmental Comments	Applicant’s Responses
<p>1. Comments of the District Planning Officer/Fanling, Sheung Shui and Yuen Long East, Planning Department (DPO/FSYLE, PlanD) (Contact Person: Ms. Olivia NG; Tel.: 3168 4032)</p>	
<p>(a) Viewing that the application site has been covered by a valid planning permission for proposed temporary animal boarding establishment, the applicant shall elaborate the proposed change of use/interface.</p>	<p>Although the application site (the Site) is currently covered by valid planning permission for ‘<i>animal boarding establishment</i>’ use, the applicant finds it difficult to operate the animal boarding establishment business as there are already established animal boarding facilities in the nearby area which makes it challenging for the applicant to develop a new customer base in Fung Kat Heung. Due to the financial infeasibility of implementing the aforesaid business, it has not been operated and is currently vacant with no active use.</p> <p>As there is pressing demand for the local warehousing and storage industry, the applicant is intended to operate a new warehouse to support the industry. The applicant will strictly follow the proposed scheme under the current application after planning permission has been granted from the Town Planning Board.</p>
<p>(b) The applicant shall clarify the materials to be stored in the proposed temporary warehouses, and whether any recycling, cleansing, repairing, dismantling works nor other workshop activities will be involved</p>	<p>The proposed temporary warehouse is intended for storage of miscellaneous goods (including but not limited to packaged food, apparel, footwear, electronic goods, furniture etc). No</p>

	<p>at the application site.</p>	<p>dangerous goods will be stored at the Site at any time during the planning approval period.</p> <p>Furthermore, recycling, cleansing, repairing, dismantling works and other workshop activities will not be carried out at the Site at any time during the planning approval period.</p>
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