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Tracy Wing Sum LAW/PLAND

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寄件日期: 2025年07月20日星期日 12:27
收件者: tpbpd/PLAND
副本: Christina Ki Na LEE/PLAND; Tracy Wing Sum LAW/PLAND
主旨: A/YL_LFS/560
附件: LFS560-ltr-02.pdf

Dear Sir,

Please see attached letter for responding to the comments of the Transport Department. Thank you.

Best Regards,

Patrick Tsui

Mobile:

Total: 4 pages

Date: 20 July 2025

TPB Ref.: A/YL-LFS/560

By Email

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

Dear Sirs,

Proposed Temporary Open Storage of Elevated Working Platform for a Period of 3 Years at Lots 2035 RP (Part), 2036 RP (Part), 2037 (Part), 2038 (Part), 2039 (Part), 2040 RP, 2042 RP (Part), 2049 (Part) & 2052 (Part) in D.D. 129, Lau Fau Shan, Yuen Long, N.T.

Our response to the comments of the Transport Department is as follows:

Transport Department's comments	Applicant's response
"the traffic of the site would be through a local track leading to Deep Bay Road which is a one-lane two-way carriageway and the site would involve medium goods vehicle trips. As such, the applicant shall provide the estimated trip generation and attraction arising from the site and to justify the nearby public road network has adequate capacity to accommodate the traffic induced by the proposed development. In particular, the traffic impact on Deep Bay Road should be well assessed as a result of the proposed use, since it is highly likely that vehicles in opposite directions need to negotiate with each other where passing bay is not available. The local track leading to the site is not under Transport Department's purview. The applicant shall obtain consent of the owners/managing department of the local track for using it as the vehicular access to the site."	<p>The estimated trip generation and attracted trip generation is shown in Annex 1 below. Given to the minimal daily trip generation and attraction because the proposed development is intended for long-term storage of elevated working platform, the existing road networks has adequate capacity to accommodate the traffic generated by the proposed development. It is especially that the application site is close to the Lau Fau Shan Roundabout and there is existing passing bays to negotiate the way in opposite directions as shown in the attached figure.</p> <p>The local track leading to the site is not under Transport Department's purview. The applicant would obtain consent of the owners/managing department of the local track for using it as the vehicular access to the site</p>

Should you have any enquiries, please feel free to contact our Mr. Patrick Tsui at 5114 9258 at your convenience.

Yours faithfully,



Patrick Tsui

c.c. Tuen Mun and Yuen Long West District Planning Office (Attn: Ms. Christina LEE) – By Email

Annex 1 Estimated Traffic Generation and Trip Attraction

The average and peak trip rates generated from and attracted to the site are shown below.

Type of vehicle	Average Traffic Generation Rate (pcu/hr)	Average Traffic Attraction Rate (pcu/hr)	Traffic Generation Rate at <u>Peak Hours</u> (pcu/hr)	Traffic Attraction Rate at <u>Peak Hours</u> (pcu/hr)
Medium goods vehicle	0.2	0.2	0	0

Note 1: The opening hour of the proposed development is restricted to 9:00 a.m. to 7:00 p.m. from Mondays to Saturdays. No operation will be held on Sundays and public holidays.

Note 2: The pcu of medium goods vehicle is taken as 2; and

Note 3: Morning peak is defined as 7:00a.m. to 9:00a.m. whereas afternoon peak is defined as 5:00p.m. to 7:00p.m.



Figure 1 Existing Passing Bays

Scale 1:1000

