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Date: 3 August 2026

TPB Ref.: A/YL-TT/802

By Email

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

Dear Sir,

**Proposed Temporary Animal Boarding Establishment (Dog Kennel)
& Associated Filling of Land for a Period of 3 Years at Lots 1678
(Part) & 1679 (Part) in D.D. 119, Yuen Long, New Territories**

The proposed dog kennel is intended to keep not more than 28 dogs at the same time.

The justifications in the S.16-III form has been updated in the attachment.

Should you have any enquiries, please feel free to contact our Mr. Patrick Tsui at [REDACTED]
[REDACTED] at your convenience.

Yours faithfully,

The image shows a handwritten signature in black ink, which appears to be 'Patrick Tsui'. To the right of the signature is a purple circular official stamp. The stamp contains the text 'URBAN PLANNING & DEVELOPMENT CORPORATION' around the perimeter and '都市規劃及發展顧問有限公司' in the center.

Patrick Tsui

c.c. Tuen Mun and Yuen Long West District Planning Office (Attn: Mr. Kevin LAM) – By Email

7. Justifications 理由

The applicant is invited to provide justifications in support of the application. Use separate sheets if necessary.
現請申請人提供申請理由及支持其申請的資料。如有需要，請另頁說明。

1. The proposed development is a column 2 Use in 'Agriculture' ("AGR") zone which is compatible with the surrounding environment.
2. The proposed development is temporary in nature and it would not jeopardize the planning intention of "AGR" zone in the long run.
3. The nature, layout, form and scale of the proposed development is not incompatible with the surrounding environment.
4. Similar precedence were approved in "AGR" zone within the same Outline Zoning Plan.
5. Minimal traffic impact as shown in the attached estimated traffic generation.
6. Insignificant environmental impact because all the dogs will be kept within enclosed structures.
7. The applicant will preserve all existing trees at the application site and no land filling will be carried out to form the 1.2m x 1.2m tree pits at the existing trees.
8. The applicant will comply with the planning conditions if the Town Planning Board see fits.
9. No public announcement system at the application site. All the dogs will stay within enclosed structures with soundproofing materials and provided with mechanical ventilation and air-conditioning system.
10. The effluent discharges from the proposed use are subject to control under the Water Pollution Control Ordinance (WPCO) and a discharge licence under the WPCO would be obtained before a new discharge is commenced.
11. No whistle blowing will be carried out at the application site.
12. Site formation is proposed. The land filling area will be filled with concrete for the erection of temporary structures and manoeuvring of vehicle.
13. The dog kennel will be maintained in a sanitary condition.
14. The dog kennel will be designed so as to contain the dogs accommodated therein and to restrict the entrance of other animals.
15. The dog kennel will contain an adequate supplies of potable water and suitable drainage for the escape of excess water.
16. The dog kennel will contain means for the removal and disposal of animal and food waste, used bedding, dead animals and debris to minimize infestation, contamination, odours and disease hazards.
17. All excreta and other waste matter will be removed not less than once daily from the place at which the dogs are accommodated.
18. A regular programme for the control and destruction of insects, ectoparasites, avian and mammalian pests at the place at which the cats are accommodated will be established and maintained.
19. Septic tank and soakaway system will be provided. The septic tank and soakaway system will be designed and constructed according to the requirements of EPD's ProPECC PN 1/23, including requirements for minimum clearance distance, percolation test and certification by Authorized Person.
20. All dogs will be stayed within the enclosed structures with soundproofing materials, mechanical ventilation and air-conditioning system at all times.
21. A similar dog kennel has been approved with planning permission (i.e. TPB Ref. A/YL-TT/742) adjoining the application site. Similar treatment should be delivered to the current application.