

TOWN PLANNING ORDINANCE (Chapter 131)

APPLICATION FOR AMENDMENT OF PLAN **SUBMISSION OF FURTHER INFORMATION**

Pursuant to section 12A(7)(b) of the Town Planning Ordinance (the Ordinance), the Town Planning Board (the Board) has published newspaper notice(s) of the application(s) for amendment of plan made under section 12A(1) of the Ordinance as set out in the Schedule below. Pursuant to section 12A(14) of the Ordinance, the Board has accepted further information from the applicant(s) to supplement the information included in the application(s). The further information is now available for public inspection during normal office hours at the following locations –

- (i) the Planning Enquiry Counter, 17th Floor, North Point Government Offices, 333 Java Road, North Point, Hong Kong; and
- (ii) the Planning Enquiry Counter, 14th Floor, Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories.

In accordance with sections 12A(14)(c) and 12A(9) of the Ordinance, any person may make comment to the Board in respect of the further information. The comment should state the application number to which the comment relates and should be made to the Secretary of the Board by hand, post (15th Floor, North Point Government Offices, 333 Java Road, North Point, Hong Kong), fax (2877 0245 or 2522 8426) or e-mail (tpbpd@pland.gov.hk), or through the Board's website (<http://www.info.gov.hk/tpb/>) not later than the date specified in the Schedule.

Any person who intends to make comment is advised to read the "Town Planning Board Guidelines on Publication of Applications for Amendment of Plan, Planning Permission and Review and Submission of Comments on Various Applications under the Town Planning Ordinance" (the Guidelines) for details. The Guidelines are available at the above locations, the Secretariat of the Board (15th Floor, North Point Government Offices, 333 Java Road, North Point, Hong Kong) as well as the Board's website (<http://www.info.gov.hk/tpb/>).

In accordance with sections 12A(14)(c) and 12A(12) of the Ordinance, any comment made to the Board will be available for public inspection during normal office hours at locations (i) and (ii) above until the Board has considered the application in question under section 12A(16).

The gists of the applications (including location plans) can be viewed at the above locations, the Secretariat of the Board and the Board's website.

The tentative date of the Board to consider the application has been uploaded to the Board's website (<http://www.info.gov.hk/tpb/>). The meeting for considering planning applications, except the deliberation parts, will be open to the public. For observation of the meeting, reservation of seat can be made with the Secretariat of the Board by telephone (2231 5061), fax (2877 0245 or 2522 8426) or e-mail (tpbpd@pland.gov.hk) at least one day before the meeting. Seats will be allocated on a first-come-first-served basis.

The paper for consideration of the Board in relation to the application will be available for public inspection after issue to the Board Members at the Planning Enquiry Counters of the Planning Department (Hotline: 2231 5000), uploaded to the Board's website before the meeting and at the Public Viewing Room on the day of meeting.

After the Board has considered the application, enquiry about the decision may be made at tel. no. 2231 4810 or 2231 4835 or the gist of the decision can be viewed at the Board's website after the meeting.

Statement on Personal Data

The personal data submitted to the Board in any comment will be used by the Secretary of the Board and Government departments for the following purposes:

- (a) the processing of the application which includes making available the name of the person making the comment (hereafter known as “commenter”) for public inspection when making available the comment for public inspection; and
- (b) facilitating communication between the “commenter” and the Secretary of the Board/Government departments in accordance with the provisions of the Ordinance and the relevant Town Planning Board Guidelines.

Schedule

Application No.	Location	Proposed Amendment	Further Information	Deadline for Making Comment on the Further Information
Y/YL-NTM/5	Various Lots in D.D. 105 and adjoining Government land, Ngau Tam Mei, Yuen Long	To rezone the application site from "Residential (Group C)" to "Residential (Group B)"	The applicant submitted further information including a table of responses to departmental comments, replacement pages of environmental impact assessment and revised drainage impact assessment.	16 December 2022
Y/K15/6	Yau Tong Marine Lots 73 and 74 in Yau Tong Bay, Yau Tong, Kowloon	To rezone the application site from "Comprehensive Development Area" to "Commercial (1)" and to amend the Notes of the “Commercial” zone	On 25.11.2022, the applicant submitted further information including responses to departmental comments, revised Quantitative Risk Assessment, Water Supply Impact Assessment, Traffic Impact Assessment, Landscape Master Plan, and replacement pages for Drainage and Sewerage Impact Assessment.	23 December 2022
Y/ST/55	Lots No. 63, 296 (part), 331 RP (part) and 393 S.B RP (part) in D.D.185, Sheung Wo Che No. 198, Sha Tin	To rezone the application site from "Village Type Development" to "Government, Institution or Community (1)"	The applicant submitted further information providing responses to public and departmental comments and enclosing a revised Sewerage Impact Assessment and revised Management Plan.	23 December 2022
Y/TM/24	Lots 1744 S.D ss.1 (Part) and 1744 S.D RP (Part) in D.D. 132, Hing Fu Street, Tuen Mun, New Territories	To rezone the application site from "Green Belt" to "Government, Institution or Community"	Responses to departmental comments and enclosing a revised Geotechnical Planning Review Report.	23 December 2022
Y/YL-MP/6	Various Lots in D.D. 104 and Adjoining	To rezone the application site from	The applicant provided further information which includes a table of response to	23 December 2022

Application No.	Location	Proposed Amendment	Further Information	Deadline for Making Comment on the Further Information
	Government Land, Kam Pok Road, Mai Po, Yuen Long	"Residential (Group D)" to "Residential (Group C) 1" and amend the Notes of the zone applicable to the site	departmental comments and a revised Traffic Impact Assessment.	
Y/YL-NSW/7	Various Lots in D.D. 104 and adjoining Government land, Wing Kei Tsuen, Nam Sang Wai, Yuen Long	To rezone the application site from "Other Specified Uses" annotated "Comprehensive Development to include Wetland Restoration Area" to "Other Specified Uses" annotated "Comprehensive Development to include Wetland Restoration Area 1"	The applicant submitted further information including a table of responses to departmental comments, revised ecological impact assessment, replacement pages of wetland restoration and creation scheme (fish pond operation plan), revised drainage impact assessment, revised traffic impact assessment and replacement pages of environmental assessment.	23 December 2022
Y/YL-ST/1	Lots 768 RP (Part), 769 RP (Part) in D.D. 99, Lot 1889A (Part) in D.D. 105 and Adjoining Government Land, Lin Barn Tsuen, San Tin, Yuen Long	To rezone the application site from "Other Specified Uses" annotated "Comprehensive Development to include Wetland Restoration Area" to "Other Specified Uses" annotated "Comprehensive Development to include Wetland Restoration Area (1)" and amend the Notes of the zone applicable to the site	The applicant provided further information which includes a table of response to departmental comments, a revised Ecological Impact Assessment and replacement pages of Drainage Impact Assessment and Environmental Assessment.	23 December 2022
Y/H12/2	Nos. 24 and 15 Stubbs Road, No. 7 Tung Shan Terrace and	To rezone the application site from "Residential	Responses to departmental comments and public comments, and submission of a revised environmental	30 December 2022

Application No.	Location	Proposed Amendment	Further Information	Deadline for Making Comment on the Further Information
	adjoining Government land, Mid-levels East, Hong Kong (IL Nos. 8371, 2958 and 2939)	(Group C) 1", "Government, Institution or Community (4)" and "Green Belt" to "Residential (Group C) 3" Amend the Notes of the zone applicable to the site	assessment and a revised drainage impact assessment.	
Y/NE-STK/3	Lots 1422 S.B (Part) and 1423 S.B (Part) in D.D. 41, Tong To, Sha Tau Kok, New Territories	To rezone the application site from "Village Type Development" to "Other Specified Uses" annotated "Columbarium"	Responses to departmental comments and enclosing a new Traffic Impact Assessment.	30 December 2022
Y/YL-KTS/8	Lots 1905 RP (Part), 1909 RP, 1910 RP, 1911, 1938 (Part), 1939, 1940 (Part), 1941 and 1942 in D.D. 106 and Adjoining Government Land, Pat Heung Road, Kam Tin, Yuen Long	To rezone the application site from "Agriculture" to "Residential (Group A) 1"	The applicant provided responses to departmental comments, and submission of a revised Traffic Impact Assessment and replacement pages of Drainage Impact Assessment.	30 December 2022
Y/YL-NSW/8	Lots 8 RP (Part), 8 S.A RP, 12, 13, 14 S.B ss.2, 14 S.B RP, 14 S.C RP, 16, 17, 31 S.B RP, 33 RP, 36 RP, 45, 55 S.A and 1740 S.A RP in D.D.107 and Adjoining Government Land, West of Castle Peak Road – Tam Mi, Yuen Long	To rezone the application site from "Other Specified Uses" annotated "Comprehensive Development to include Wetland Restoration Area" to "Other Specified Uses" annotated "Comprehensive Development to include Wetland Restoration Area 1"	The applicant submitted further information including a table of responses to departmental comments, revised indicative master layout plan and development schedule, revised traffic impact assessment, revised environmental assessment, revised sewerage impact assessment, revised visual impact assessment, revised air ventilation assessment, revised ecological impact assessment, revised water supply impact assessment, replacement pages of landscape design proposal and revised indicative	30 December 2022

Application No.	Location	Proposed Amendment	Further Information	Deadline for Making Comment on the Further Information
			alignment of boundary fence wall.	
Y/YL-NSW/9	Lots 1910 RP (Part) and 1743 S.C RP (Part) in D.D. 107 and Adjoining Government Land, West of Castle Peak Road – Tam Mi, Yuen Long	To rezone the application site from “Industrial (Group D)”, “Open Storage” and area shown as ‘Road’ to “Residential (Group E)”	The applicant submitted further information including a table of responses to departmental comments, revised indicative master layout plan and development schedule, revised traffic impact assessment, revised environmental assessment, revised sewerage impact assessment, revised visual impact assessment, revised air ventilation assessment, revised ecological impact assessment, revised water supply impact assessment, replacement pages of landscape design proposal and revised indicative alignment of boundary fence wall.	30 December 2022
Y/YL-NTM/8	Various Lots in D.D. 104 and Adjoining Government Land, Ngau Tam Mei, Yuen Long	To rezone the application site from "Comprehensive Development Area" to "Comprehensive Development Area (1)"	The applicant submitted further information including a table of responses to departmental comments, a new water supply impact assessment and replacement pages for the supporting planning statement, noise impact assessment, air quality impact assessment, drainage impact assessment, sewerage impact assessment, landscape and tree preservation proposals and visual impact assessment.	30 December 2022