TOWN PLANNING ORDINANCE (Chapter 131)
Notice under sections 12A(14)(c)(i) and 12A(7) of the pre-amended Ordinance

Pursuant to section 12A(7)(b) of the Town Planning Ordinance as in force immediately before 1 September 2023 (the pre-amended Ordinance), which applies under sections 29(15) and 29(16) of the Town Planning 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 pre-amended Ordinance as set out in the Schedule below. Pursuant to section 12A(13) of the pre-amended Ordinance, the Board has accepted further information from the applicant(s) to supplement the information included in the application(s). The further information is available for public inspection under sections 12A(14)(b) and 12A(6) of the pre-amended Ordinance 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 pre-amended Ordinance, any person may make comment to the Board in respect of the further information. The comment shall state the application number to which the comment relates and shall be made to the Secretary of the Board by hand, post (Secretariat of the Board: 15th Floor, North Point Government Offices, 333 Java Road, North Point, Hong Kong), fax (2877 0245) or e-mail (tpbpd@pland.gov.hk), or through the Board's website (http://www.tpb.gov.hk/) not later than the date specified in the Schedule.

In accordance with sections 12A(14)(c) and 12A(12) of the pre-amended 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) of the pre-amended Ordinance. The tentative date of the Board meeting to consider the application has been uploaded to the Board's website.

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. Guidelines on submission of comments and arrangements of the Board meetings can also be viewed at the Board's website.

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

Section 12A Application for Amendment of Plan - Submission of Further Information				
Application No.	**Location**	**Proposed Amendment**	**Further Information**	**Deadline for Making Comment**
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)"	Responses to departmental comments with revised Environmental Assessment, Traffic Sensitivity Test and Study on Existing Public Transport Service.	4 December 2026
Y/YL-LFS/14	Various Lots in D.D. 128 and 129 and adjoining Government Land, Lau Fau Shan, Yuen Long	To rezone the application site from "Residential (Group C)" and "Residential (Group D)" to "Residential (Group B)"	Responses to departmental comments and revised Traffic Impact Assessment Report.	11 December 2026
Y/YL-TYST/10	Various Lots in D.D. 121 and Adjoining Government Land, Tong Yan San Tsuen, Yuen Long	To rezone the application site from "Green Belt", "Residential (Group B) 1", "Residential (Group C)", "Residential (Group D)" and "Open Space" to "Residential (Group B) 4" and area shown as 'Road' and to Amend the Notes of the zone applicable to the site	Revised Drainage Impact Assessment, Sewerage Impact Assessment, Water Supplies Impact Assessment, Air Ventilation Assessment (Expert Evaluation), Geotechnical Planning and Review Report and Ecological Impact Assessment.	11 December 2026
Y/YL-TYST/9	Lot 1829 S.A ss.3 RP (part) in D.D. 121 and Adjoining Government Land, Tong Yan San Tsuen, Yuen Long	To rezone the application site from "Green Belt" to "Residential (Group B) 4" and area shown as 'Road' and to Amend the Notes of the zone applicable to the site	Responses to departmental comments and revised Traffic Impact Assessment.	11 December 2026

20 November 2026 Town Planning Board