

By Hand and Email (tpbpd@pland.gov.hk)
31 October 2025

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arup.com

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

Your ref TPB/Y/SK-HC/8
Our ref 295143/00/WSTY/MYNL/TYAL/NC/CHAC/05652

Dear Sir/Madam,

Application for Amendment of Plan Under Section 12A of the Town Planning Ordinance (Cap. 131) to Rezone the Application Site from “Green Belt” and Area shown as ‘Road’ to “Residential (Group C)5” for Proposed Residential Development at Various Lots in D.D. 210 and Adjoining Government Land, Pak Wai, Sai Kung (Planning Application No. Y/SK-HC/8)

Submission of Further Information – Responses to Departmental Comments

We refer to the comments received from various Government departments dated 10 October 2025 on the captioned Planning Application.

We are pleased to submit herewith a Responses-to-Comments Table (**Appendix A**) together with the Revised Environmental Assessment (**Appendix B**), Revised Landscape Master Plan with Tree Survey Report (**Appendix C**), Replacement Pages of the Revised Supporting Planning Statement (**Appendix D**), Replacement Page of the Revised Application Form (**Appendix E**) and the Revised Visual Impact Assessment (**Appendix F**) in support of the Planning Application for your consideration.

We sincerely seek favourable consideration from the Town Planning Board to agree to the captioned s.12A Application.

Should you have any queries, please contact the undersigned or our Miss Natalie CHAN at [REDACTED] or Mr. Alex CHENG at [REDACTED].

Yours faithfully,



Natalie Leung
Associate Town Planner

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Enc - 4 Copies of **Appendices A to F**

cc - Sai Kung & Island District Planning Office – Ms. KONG Sze Nga, Tammy (tsnkong@pland.gov.hk)
- Sai Kung & Island District Planning Office – Mr. YIP Ho Yeung, Jackin (jhyyip@pland.gov.hk)
- Client