

2025年 6月 1 0日

此文件在 收到。城市規劃委員會
只會在收到所有必要的資料及文件後才正式確認收到
申請的日期。

This document is received on 10 JUN 2025
The Town Planning Board will formally acknowledge
the date of receipt of the application only upon receipt
of all the required information and documents.

Appendix I of RNTPC
Paper No. A/YL-KTN/1131

Form No. S16-III
表格第 S16-III 號

**APPLICATION FOR PERMISSION
UNDER SECTION 16 OF
THE TOWN PLANNING ORDINANCE
(CAP. 131)**

根據《城市規劃條例》(第131章)
第16條遞交的許可申請

**Applicable to Proposal Only Involving Temporary Use/Development of Land
and/or Building Not Exceeding 3 Years in Rural Areas or Regulated Areas,
or Renewal of Permission for such Temporary Use or Development***

**適用於祇涉及位於鄉郊地區或受規管地區土地上及/或建築物內進行
為期不超過三年的臨時用途/發展或該等臨時用途/發展的許可續期的建議***

**Form No. S16-I should be used for other Temporary Use/Development of Land and/or Building (e.g. temporary use/developments in the Urban Area) and Renewal of Permission for such Temporary Use or Development.*

**其他土地上及/或建築物內的臨時用途/發展 (例如位於市區內的臨時用途或發展) 及有關該等臨時用途/發展的許可續期，應使用表格第 S16-I 號。*

Applicant who would like to publish the notice of application in local newspapers to meet one of the Town Planning Board's requirements of taking reasonable steps to obtain consent of or give notification to the current land owner, please refer to the following link regarding publishing the notice in the designated newspapers:
https://www.tpb.gov.hk/en/plan_application/apply.html

申請人如欲在本地報章刊登申請通知，以採取城市規劃委員會就取得現行土地擁有人的同意或通知現行土地擁有人所指定的其中一項合理步驟，請瀏覽以下網址有關在指定的報章刊登通知：
https://www.tpb.gov.hk/tc/plan_application/apply.html

General Note and Annotation for the Form

填寫表格的一般指引及註解

- # "Current land owner" means any person whose name is registered in the Land Registry as that of an owner of the land to which the application relates, as at 6 weeks before the application is made
「現行土地擁有人」指在提出申請前六星期，其姓名或名稱已在土地註冊處註冊為該申請所關乎的土地的擁有人的人
- & Please attach documentary proof 請夾附證明文件
- ^ Please insert number where appropriate 請在適當地方註明編號
- Please fill "NA" for inapplicable item 請在不適用的項目填寫「不適用」
- Please use separate sheets if the space provided is insufficient 如所提供的空間不足，請另頁說明
- Please insert a 「✓」 at the appropriate box 請在適當的方格內上加上「✓」號

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by hand

Form No. S16-III 表格第 S16-III 號

For Official Use Only 請勿填寫此欄	Application No. 申請編號	A/YL-KIN/1131
	Date Received 收到日期	10 JUN 2025

- The completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Board (the Board), 15/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong.
申請人須把填妥的申請表格及其他支持申請的文件 (倘有), 送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會(下稱「委員會」)秘書收。
- Please read the "Guidance Notes" carefully before you fill in this form. The document can be downloaded from the Board's website at <http://www.tpb.gov.hk/>. It can also be obtained from the Secretariat of the Board at 15/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong (Tel: 2231 4810 or 2231 4835), and the Planning Enquiry Counters of the Planning Department (Hotline: 2231 5000) (17/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F, Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories).
請先細閱《申請須知》的資料單張, 然後填寫此表格。該份文件可從委員會的網頁下載 (網址: <http://www.tpb.gov.hk/>), 亦可向委員會秘書處 (香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835) 及規劃署的規劃資料查詢處 (熱線: 2231 5000) (香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓) 索取。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the Planning Enquiry Counters of the Planning Department. The form should be typed or completed in block letters. The processing of the application may be refused if the required information or the required copies are incomplete.
此表格可從委員會的網頁下載, 亦可向委員會秘書處及規劃署的規劃資料查詢處索取。申請人須以打印方式或以正楷填寫表格。如果申請人所提交的資料或文件副本不齊全, 委員會可拒絕處理有關申請。

1. Name of Applicant 申請人姓名/名稱

(☒ Mr. 先生 / ☐ Mrs. 夫人 / ☐ Miss 小姐 / ☐ Ms. 女士 / ☐ Company 公司 / ☐ Organisation 機構)

LEUNG, Tsun Kit Jacky 梁浚杰

2. Name of Authorised Agent (if applicable) 獲授權代理人姓名/名稱 (如適用)

(☒ Mr. 先生 / ☐ Mrs. 夫人 / ☐ Miss 小姐 / ☐ Ms. 女士 / ☐ Company 公司 / ☐ Organisation 機構)

LEUNG, Kin Kwong 梁建光

3. Application Site 申請地點

(a) Full address / location / demarcation district and lot number (if applicable) 詳細地址/地點/丈量約份及地段號碼 (如適用)	Lots 4 (Part), 5 S. AP and 5 S.BA in D.D. 110, Tai Kong Po, Kam Tin, Yuen Long 元朗錦田大江埔丈量約份第110約地段第4號(部分)、第5號AP分段及第5號BA分段
(b) Site area and/or gross floor area involved 涉及的地盤面積及/或總樓面面積	<input checked="" type="checkbox"/> Site area 地盤面積 86 sq.m 平方米 <input checked="" type="checkbox"/> About 約 <input checked="" type="checkbox"/> Gross floor area 總樓面面積 110 sq.m 平方米 <input checked="" type="checkbox"/> About 約
(c) Area of Government land included (if any) 所包括的政府土地面積 (倘有)	Not Applicable 不適用 sq.m 平方米 <input type="checkbox"/> About 約

(d) Name and number of the related statutory plan(s) 有關法定圖則的名稱及編號	Approved Kam Tin North Outline Zoning Plan No. S/YL-KTN/11 錦田北分區計劃大綱核准圖S/YL-KTN/11
(e) Land use zone(s) involved 涉及的土地用途地帶	Agriculture 農業
(f) Current use(s) 現時用途	Temporary Animal Boarding Establishment (Cattery) for a period of 3 years. 臨時動物寄養所(貓房)為期3年 (If there are any Government, institution or community facilities, please illustrate on plan and specify the use and gross floor area) (如有任何政府、機構或社區設施，請在圖則上顯示，並註明用途及總樓面面積)

4. “Current Land Owner” of Application Site 申請地點的「現行土地擁有人」

The applicant 申請人 –

- ☐ is the sole “current land owner”[#] & (please proceed to Part 6 and attach documentary proof of ownership).
是唯一的「現行土地擁有人」[#] & (請繼續填寫第 6 部分，並夾附業權證明文件)。
- ☒ is one of the “current land owners”[#] & (please attach documentary proof of ownership).
是其中一名「現行土地擁有人」[#] & (請夾附業權證明文件)。
- ☐ is not a “current land owner”[#].
並不是「現行土地擁有人」[#]。
- ☐ The application site is entirely on Government land (please proceed to Part 6).
申請地點完全位於政府土地上 (請繼續填寫第 6 部分)。

5. Statement on Owner's Consent/Notification

就土地擁有人的同意/通知土地擁有人的陳述

- (a) According to the record(s) of the Land Registry as at (DD/MM/YYYY), this application involves a total of “current land owner(s)”[#].
根據土地註冊處截至 年 月 日的記錄，這宗申請共牽涉 名「現行土地擁有人」[#]。

(b) The applicant 申請人 –

- ☐ has obtained consent(s) of “current land owner(s)”[#].
已取得 名「現行土地擁有人」[#]的同意。

Details of consent of “current land owner(s)” [#] obtained 取得「現行土地擁有人」 [#] 同意的詳情		
No. of “Current Land Owner(s)” 「現行土地擁有人」數目	Lot number/address of premises as shown in the record of the Land Registry where consent(s) has/have been obtained 根據土地註冊處記錄已獲得同意的地段號碼/處所地址	Date of consent obtained (DD/MM/YYYY) 取得同意的日期 (日/月/年)
	Not Applicable 不適用	

(Please use separate sheets if the space of any box above is insufficient. 如上列任何方格的空間不足，請另頁說明)

- ☐ has notified “current land owner(s)”#
已通知 名「現行土地擁有人」#。

Details of the “current land owner(s)”# notified 已獲通知「現行土地擁有人」#的詳細資料		
No. of ‘Current Land Owner(s)’ 「現行土地擁有人」數目	Lot number/address of premises as shown in the record of the Land Registry where notification(s) has/have been given 根據土地註冊處記錄已發出通知的地段號碼／處所地址	Date of notification given (DD/MM/YYYY) 通知日期(日/月/年)
	Not Applicable 不適用	

(Please use separate sheets if the space of any box above is insufficient. 如上列任何方格的空間不足，請另頁說明)

- ☒ has taken reasonable steps to obtain consent of or give notification to owner(s):

已採取合理步驟以取得土地擁有人的同意或向該人發給通知。詳情如下：

Reasonable Steps to Obtain Consent of Owner(s) 取得土地擁有人的同意所採取的合理步驟

- ☐ sent request for consent to the “current land owner(s)” on _____ (DD/MM/YYYY)#&
於_____ (日/月/年)向每一名「現行土地擁有人」#郵遞要求同意書&

Reasonable Steps to Give Notification to Owner(s) 向土地擁有人發出通知所採取的合理步驟

- ☐ published notices in local newspapers on _____ (DD/MM/YYYY)&
於_____ (日/月/年)在指定報章就申請刊登一次通知&

- ☒ posted notice in a prominent position on or near application site/premises on
29/04/2025-13/05/2025 (DD/MM/YYYY)&
於29/04/2025-13/05/2025 (日/月/年)在申請地點／申請處所或附近的顯明位置貼出關於該申請的通知&

- ☒ sent notice to relevant owners’ corporation(s)/owners’ committee(s)/mutual aid committee(s)/management office(s) or rural committee on 29/04/2025 (DD/MM/YYYY)&
於 29/04/2025 (日/月/年)把通知寄往相關的業主立案法團/業主委員會/互助委員會或管理處，或有關的鄉事委員會&

Others 其他

- ☐ others (please specify)
其他（請指明）

Note: May insert more than one 「✓」.

Information should be provided on the basis of each and every lot (if applicable) and premises (if any) in respect of the application.

註：可在多於一個方格內加上「✓」號

申請人須就申請涉及的每一地段（倘適用）及處所（倘有）分別提供資料

6. Type(s) of Application 申請類別

(A) Temporary Use/Development of Land and/or Building Not Exceeding 3 Years in Rural Areas or Regulated Areas

位於鄉郊地區或受規管地區土地上及/或建築物內進行為期不超過三年的臨時用途/發展

(For Renewal of Permission for Temporary Use or Development in Rural Areas or Regulated Areas, please proceed to Part (B))

(如屬位於鄉郊地區或受規管地區臨時用途/發展的規劃許可續期，請填寫(B)部分)

(a) Proposed use(s)/development
擬議用途/發展Temporary Animal Boarding Establishment (Cattery) and
Associated Filling of Land for a period of 3 years.
臨時動物寄養所(貓房)及相關填土工程為期3年

(Please illustrate the details of the proposal on a layout plan) (請用平面圖說明擬議詳情)

(b) Effective period of permission applied for
申請的許可有效期☒ year(s) 年 3
☐ month(s) 個月

(c) Development Schedule 發展細節表

Proposed uncovered land area 擬議露天土地面積 31sq.m ☒About 約 55

Proposed covered land area 擬議有上蓋土地面積 55sq.m ☒About 約 1

Proposed number of buildings/structures 擬議建築物/構築物數目 1

Proposed domestic floor area 擬議住用樓面面積 Not Applicable 不適用sq.m ☐About 約

Proposed non-domestic floor area 擬議非住用樓面面積 110sq.m ☒About 約

Proposed gross floor area 擬議總樓面面積 110sq.m ☒About 約

Proposed height and use(s) of different floors of buildings/structures (if applicable) 建築物/構築物的擬議高度及不同樓層的擬議用途 (如適用) (Please use separate sheets if the space below is insufficient) (如以下空間不足，請另頁說明)

Structure 1: Cattery & Caretaker's Office (1/F); Car Parking Space (G/F); GFA: Not exceeding 110 sq.m (including G/F, 1/F and the staircase); Height: Not exceeding 6.5m; No. of Storeys: 2

建築物 1: 貓房及員工辦公室(1樓); 車位(地下); 總樓面面積: 不超過110平方米(包括1/F, G/F...及樓梯); 高度: 不超過6.5米; 層數: 2

Proposed number of car parking spaces by types 不同種類停車位的擬議數目

Private Car Parking Spaces 私家車車位 1

Motorcycle Parking Spaces 電單車車位

Light Goods Vehicle Parking Spaces 輕型貨車泊車位

Medium Goods Vehicle Parking Spaces 中型貨車泊車位

Heavy Goods Vehicle Parking Spaces 重型貨車泊車位

Others (Please Specify) 其他 (請列明)

Proposed number of loading/unloading spaces 上落客貨車位的擬議數目

Taxi Spaces 的士車位

Coach Spaces 旅遊巴車位

Light Goods Vehicle Spaces 輕型貨車車位

Medium Goods Vehicle Spaces 中型貨車車位

Heavy Goods Vehicle Spaces 重型貨車車位

Others (Please Specify) 其他 (請列明)

Proposed operating hours 擬議營運時間

Mondays to Sundays (including Public Holidays): 9:00 a.m. to 7:00 p.m.

星期一至星期日(包括公眾假期): 早上9時至下午7時

(d) Any vehicular access to the site/subject building? 是否有車路通往地盤/ 有關建築物?	Yes 是	<input checked="" type="checkbox"/> There is an existing access. (please indicate the street name, where appropriate) 有一條現有車路。(請註明車路名稱(如適用)) Kong Tai Road 江大路
	No 否	<input type="checkbox"/> There is a proposed access. (please illustrate on plan and specify the width) 有一條擬議車路。(請在圖則顯示, 並註明車路的闊度)

(e) Impacts of Development Proposal 擬議發展計劃的影響
(If necessary, please use separate sheets to indicate the proposed measures to minimise possible adverse impacts or give justifications/reasons for not providing such measures. 如需要的話, 請另頁註明可盡量減少可能出現不良影響的措施, 否則請提供理據/理由。)

(i) Does the development proposal involve alteration of existing building? 擬議發展計劃是否包括現有建築物的改動?	Yes 是	<input type="checkbox"/> Please provide details 請提供詳情
	No 否	<input checked="" type="checkbox"/>

(ii) Does the development proposal involve the operation on the right? 擬議發展是否涉及右列的工程?	Yes 是	<input checked="" type="checkbox"/> (Please indicate on site plan the boundary of concerned land/pond(s), and particulars of stream diversion, the extent of filling of land/pond(s) and/or excavation of land) (請用地盤平面圖顯示有關土地/池塘界線, 以及河道改道、填塘、填土及/或挖土的細節及/或範圍) <input type="checkbox"/> Diversion of stream 河道改道 <input type="checkbox"/> Filling of pond 填塘 Area of filling 填塘面積 sq.m 平方米 <input type="checkbox"/> About 約 Depth of filling 填塘深度 m 米 <input type="checkbox"/> About 約 <input checked="" type="checkbox"/> Filling of land 填土 Area of filling 填土面積 80 sq.m 平方米 <input checked="" type="checkbox"/> About 約 Depth of filling 填土厚度 0.5 m 米 <input checked="" type="checkbox"/> About 約 <input type="checkbox"/> Excavation of land 挖土 Area of excavation 挖土面積 sq.m 平方米 <input type="checkbox"/> About 約 Depth of excavation 挖土深度 m 米 <input type="checkbox"/> About 約
	No 否	<input type="checkbox"/>

(iii) Would the development proposal cause any adverse impacts? 擬議發展計劃會否造成不良影響?	On environment 對環境	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>
	On traffic 對交通	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>
	On water supply 對供水	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>
	On drainage 對排水	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>
	On slopes 對斜坡	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>
	Affected by slopes 受斜坡影響	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>
	Landscape Impact 構成景觀影響	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>
	Tree Felling 砍伐樹木	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>
	Visual Impact 構成視覺影響	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>
	Others (Please Specify) 其他 (請列明)	Yes 會 <input type="checkbox"/>	No 不會 <input type="checkbox"/>

	<p>Please state measure(s) to minimise the impact(s). For tree felling, please state the number, diameter at breast height and species of the affected trees (if possible)</p> <p>請註明盡量減少影響的措施。如涉及砍伐樹木，請說明受影響樹木的數目、及胸高度的樹幹直徑及品種(倘可)</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p>
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(B) Renewal of Permission for Temporary Use or Development in Rural Areas or Regulated Areas
位於鄉郊地區或受規管地區臨時用途/發展的許可續期

(a) Application number to which the permission relates 與許可有關的申請編號	A/ _____ / _____
(b) Date of approval 獲批給許可的日期 (DD 日/MM 月/YYYY 年)
(c) Date of expiry 許可屆滿日期 (DD 日/MM 月/YYYY 年)
(d) Approved use/development 已批給許可的用途/發展	
(e) Approval conditions 附帶條件	<p><input type="checkbox"/> The permission does not have any approval condition 許可並沒有任何附帶條件</p> <p><input type="checkbox"/> Applicant has complied with all the approval conditions 申請人已履行全部附帶條件</p> <p><input type="checkbox"/> Applicant has not yet complied with the following approval condition(s): 申請人仍未履行下列附帶條件：</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>Reason(s) for non-compliance: 仍未履行的原因：</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>(Please use separate sheets if the space above is insufficient) (如以上空間不足，請另頁說明)</p>
(f) Renewal period sought 要求的續期期間	<p><input type="checkbox"/> year(s) 年</p> <p><input type="checkbox"/> month(s) 個月</p>

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。

The justifications for the temporary animal boarding establishment (Cattery) are as follows:

1. The size of the application site is about 86m². It is currently zoned 'Agriculture' ("AGR") according to the Approved Kam Tin North Outline Zoning Plan (OZP) NO. S/YL-KTN/11. The proposed development is temporary use which would not jeopardize the long-term planning intention of the site.
2. The proposed development is a Column 2 use which does not violate the planning intention of the "AGR" zone.
3. The operation hours of the proposed development is 9:00 a.m. to 7:00 p.m. from Mondays to Sundays including public holidays.
4. During the operation hour, no more than 6 cats will stay inside the proposed development at a time.
5. Not cat and staff will be resided at the application site outside the operation hours.
6. Only 1 - 2 trips are generated by the operation per day so it would not affect the traffic of public road nearby.
7. The applicant and its visitors have the right to use the private road within Tai Kong Po Farm for people and vehicles.
8. An area of no more than 80sq.m (depth 0.5m) of land has been filled at the application site for the purpose of constructing the structure and car parking space. No further filling work will be carried out in the future.
9. Drainage and fire services systems have been built at the application site and are ensured to be functioning properly.
10. The applicant has planted 2 nos. of Bauhinia Blakeana at the site, which will not be removed during the application period.
11. The nature, form and layout of the proposed development are compatible with the surrounding environment. It would not affect the character of the surrounding environment.
12. Town Planning Board has approved a good number of similar developments in rural Yuen Long. Similar preferential treatment should be granted to this application.
13. The result of preliminary technical proposals demonstrated that the actual impact generated by the proposed development would be insignificant. No adverse traffic, environmental, landscape and drainage impacts are foreseen.

The Board is hereby respectfully requested to approve in Lots 4 (Part), 5 S. AP and 5 S.BA in D.D.110, Tai Kong Po, Kam Tin, Yuen Long, N.T. for Temporary Animal Boarding Establishment (Cattery) and Associated Filling of Land for a period of three years on sympathetic grounds.

申請臨時動物寄養所(貓房)的理由如下:

1. 申請地點的面積約為86平方米。根據錦田北分區計劃大綱核准圖編號S/YL-KTN/11，申請地點現時被規劃作「農業」用途。由於擬議用途只屬臨時性質，擬議用途不會影響申請地點長遠的規劃意向。
2. 根據錦田北分區計劃大綱核准圖編號S/YL-KTN/11，擬議發展是屬於第二欄用途，並沒有違背「農業」用途的規劃意向。
3. 擬議用途的營業時間為星期一至星期日包括公眾假期上午九時至下午七時。
4. 於營業時間內，擬議用途的地點同一時間內不會寄養多於6隻小貓。
5. 於營業時間以外的時間，貓及擬議用途的職員不會於申請地點留宿。
6. 每日估計只有1至2輪私家車進出，對附近公眾道路不會造成影響。
7. 申請人及其訪客已擁有大江埔農莊內私家路之人及車的使用權。
8. 申請地點已填土不多於80平方米面積(深度0.5米)，作為已興建的建築物及車位用途，日後亦不會再作任何填土工作。
9. 申請地點已建設了排水及消防系統，並確保系統正常運作。
10. 申請人已在申請位置種植了2棵洋紫荊樹，在申請期內不會移除。
11. 本擬議發展的性質、形式及佈局與周邊的環境協調，因此不會影響附近環境的風貌。
12. 城市規劃委員會近年屢次批准元朗鄉郊作相類似的規劃申請，因此申請人希望城市規劃委員會對本申請作出相同的對待。
13. 申請人已提交有關的初步技術文件供有關政府部門參考，上述報告結果顯示擬議發展不會帶來負面的交通、環境、排水及綠化影響。

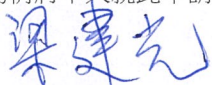
根據以上各點，申請人誠意懇求城市規劃委員會寬大批准元朗錦田大江埔丈量約份第110約地段第4號(部分)、第5號AP分段及第5號BA分段作為期三年的臨時動物寄養所(貓舍)及相關填土工程。

8. Declaration 聲明

I hereby declare that the particulars given in this application are correct and true to the best of my knowledge and belief.
本人謹此聲明，本人就這宗申請提交的資料，據本人所知及所信，均屬真實無誤。

I hereby grant a permission to the Board to copy all the materials submitted in this application and/or to upload such materials to the Board's website for browsing and downloading by the public free-of-charge at the Board's discretion.
本人現准許委員會酌情將本人就此申請所提交的所有資料複製及/或上載至委員會網站，供公眾免費瀏覽或下載。

Signature
簽署



☐ Applicant 申請人 / ☒ Authorised Agent 獲授權代理人

LEUNG, Kin Kwong 梁建光

Name in Block Letters
姓名（請以正楷填寫）

Position (if applicable)
職位（如適用）

Professional Qualification(s)
專業資格

☐ Member 會員 / ☐ Fellow of 資深會員

☐ HKIP 香港規劃師學會 / ☐ HKIA 香港建築師學會 /

☐ HKIS 香港測量師學會 / ☐ HKIE 香港工程師學會 /

☐ HKILA 香港園境師學會 / ☐ HKIUD 香港城市設計學會

☐ RPP 註冊專業規劃師

Others 其他

on behalf of
代表

Not Applicable 不適用

☐ Company 公司 / ☐ Organisation Name and Chop (if applicable) 機構名稱及蓋章（如適用）

Date 日期

14/05/2025

(DD/MM/YYYY 日/月/年)

Remark 備註

The materials submitted in this application and the Board's decision on the application would be disclosed to the public. Such materials would also be uploaded to the Board's website for browsing and free downloading by the public where the Board considers appropriate.

委員會會向公眾披露申請人所遞交的申請資料和委員會對申請所作的決定。在委員會認為合適的情況下，有關申請資料亦會上載至委員會網頁供公眾免費瀏覽及下載。

Warning 警告

Any person who knowingly or wilfully makes any statement or furnish any information in connection with this application, which is false in any material particular, shall be liable to an offence under the Crimes Ordinance.

任何人在明知或故意的情況下，就這宗申請提出在任何要項上是虛假的陳述或資料，即屬違反《刑事罪行條例》。

Statement on Personal Data 個人資料的聲明

1. The personal data submitted to the Board in this application will be used by the Secretary of the Board and Government departments for the following purposes:

委員會就這宗申請所收到的個人資料會交給委員會秘書及政府部門，以根據《城市規劃條例》及相關的城市規劃委員會規劃指引的規定作以下用途：

- (a) the processing of this application which includes making available the name of the applicant for public inspection when making available this application for public inspection; and
處理這宗申請，包括公布這宗申請供公眾查閱，同時公布申請人的姓名供公眾查閱；以及
(b) facilitating communication between the applicant and the Secretary of the Board/Government departments.
方便申請人與委員會秘書及政府部門之間進行聯絡。

2. The personal data provided by the applicant in this application may also be disclosed to other persons for the purposes mentioned in paragraph 1 above.
申請人就這宗申請提供的個人資料，或亦會向其他人士披露，以作上述第 1 段提及的用途。

3. An applicant has a right of access and correction with respect to his/her personal data as provided under the Personal Data (Privacy) Ordinance (Cap. 486). Request for personal data access and correction should be addressed to the Secretary of the Board at 15/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong.
根據《個人資料(私隱)條例》(第 486 章)的規定，申請人有權查閱及更正其個人資料。如欲查閱及更正個人資料，應向委員會秘書提出有關要求，其地址為香港北角渣華道 333 號北角政府合署 15 樓。



Gist of Application 申請摘要

(Please provide details in both English and Chinese as far as possible. This part will be circulated to relevant consultees, uploaded to the Town Planning Board's Website for browsing and free downloading by the public and available at the Planning Enquiry Counters of the Planning Department for general information.)

(請盡量以英文及中文填寫。此部分將會發送予相關諮詢人士、上載至城市規劃委員會網頁供公眾免費瀏覽及下載及於規劃署規劃資料查詢處供一般參閱。)

Application No. 申請編號	(For Official Use Only) (請勿填寫此欄)
Location/address 位置／地址	Lots 4 (Part), 5 S. AP and 5 S.BA in D.D. 110, Tai Kong Po, Kam Tin, Yuen Long 元朗錦田大江埔丈量約份第110約地段第4號(部分)、第5號AP分段及第5號BA分段
Site area 地盤面積	86 sq. m 平方米 <input checked="" type="checkbox"/> About 約 (includes Government land of 包括政府土地 sq. m 平方米 <input type="checkbox"/> About 約)
Plan 圖則	Approved Kam Tin North Outline Zoning Plan No. S/YL-KTN/11 錦田北分區計劃大綱核准圖S/YL-KTN/11
Zoning 地帶	Agriculture 農業
Type of Application 申請類別	<input checked="" type="checkbox"/> Temporary Use/Development in Rural Areas or Regulated Areas for a Period of 位於鄉郊地區或受規管地區的臨時用途/發展為期 <input checked="" type="checkbox"/> Year(s) 年 <u>3</u> <input type="checkbox"/> Month(s) 月 _____ <input type="checkbox"/> Renewal of Planning Approval for Temporary Use/Development in Rural Areas or Regulated Areas for a Period of 位於鄉郊地區或受規管地區臨時用途/發展的規劃許可續期為期 <input type="checkbox"/> Year(s) 年 _____ <input type="checkbox"/> Month(s) 月 _____
Applied use/ development 申請用途/發展	Temporary Animal Boarding Establishment (Cattery) and Associated Filling of Land for a period of 3 years 臨時動物寄養所(貓房)及相關填土工程為期3年

(i) Gross floor area and/or plot ratio 總樓面面積及／或地積比率		sq.m 平方米	Plot Ratio 地積比率
	Domestic 住用	<input type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於	<input type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於
	Non-domestic 非住用	110 <input checked="" type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於	1.28 <input checked="" type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於
(ii) No. of blocks 幢數	Domestic 住用		
	Non-domestic 非住用	1	
(iii) Building height/No. of storeys 建築物高度／層數	Domestic 住用	m 米 <input type="checkbox"/> (Not more than 不多於)	
		Storeys(s) 層 <input type="checkbox"/> (Not more than 不多於)	
	Non-domestic 非住用	6.5	m 米 <input checked="" type="checkbox"/> (Not more than 不多於)
		2	Storeys(s) 層 <input type="checkbox"/> (Not more than 不多於)
(iv) Site coverage 上蓋面積	64 % <input checked="" type="checkbox"/> About 約		
(v) No. of parking spaces and loading / unloading spaces 停車位及上落客貨車位數目	Total no. of vehicle parking spaces 停車位總數		1
	Private Car Parking Spaces 私家車車位 Motorcycle Parking Spaces 電單車車位 Light Goods Vehicle Parking Spaces 輕型貨車泊車位 Medium Goods Vehicle Parking Spaces 中型貨車泊車位 Heavy Goods Vehicle Parking Spaces 重型貨車泊車位 Others (Please Specify) 其他 (請列明) _____ _____		1
	Total no. of vehicle loading/unloading bays/lay-bys 上落客貨車位／停車處總數		
	Taxi Spaces 的士車位 Coach Spaces 旅遊巴車位 Light Goods Vehicle Spaces 輕型貨車車位 Medium Goods Vehicle Spaces 中型貨車位 Heavy Goods Vehicle Spaces 重型貨車車位 Others (Please Specify) 其他 (請列明) _____ _____		



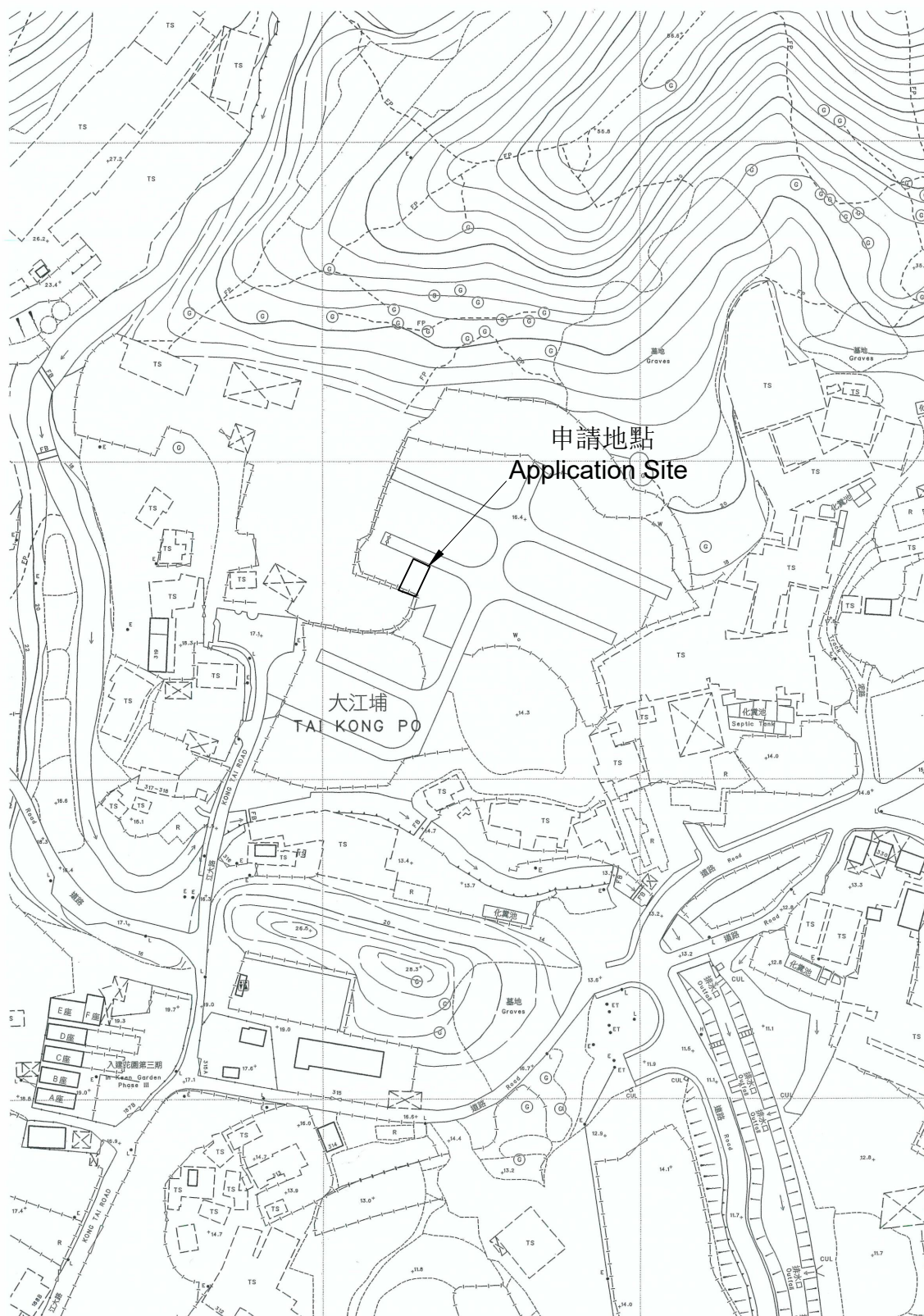
Submitted Plans, Drawings and Documents 提交的圖則、繪圖及文件

	Chinese 中文	English 英文
Plans and Drawings 圖則及繪圖		
Master layout plan(s) /Layout plan(s) 總綱發展藍圖 /布局設計圖	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Block plan(s) 樓宇位置圖	<input type="checkbox"/>	<input type="checkbox"/>
Floor plan(s) 樓宇平面圖	<input type="checkbox"/>	<input type="checkbox"/>
Sectional plan(s) 截視圖	<input type="checkbox"/>	<input type="checkbox"/>
Elevation(s) 立視圖	<input type="checkbox"/>	<input type="checkbox"/>
Photomontage(s) showing the proposed development 顯示擬議發展的合成照片	<input type="checkbox"/>	<input type="checkbox"/>
Master landscape plan(s) /Landscape plan(s) 園境設計總圖 /園境設計圖	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Others (please specify) 其他 (請註明)	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Site Plan, Site Plan (Lot), Existing Land Filling Area Plan, Vehicular Access Plan and Public Transport Service Plan		
地盤位置圖, 地盤位置圖(地段), 已填土地範圍圖, 行車通道圖及公共交通工具指示圖		
Reports 報告書		
Planning Statement/Justifications 規劃綱領/理據	<input type="checkbox"/>	<input type="checkbox"/>
Environmental assessment (noise, air and/or water pollutions) 環境評估 (噪音、空氣及/或水的污染)	<input type="checkbox"/>	<input type="checkbox"/>
Traffic impact assessment (on vehicles) 就車輛的交通影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Traffic impact assessment (on pedestrians) 就行人的交通影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Visual impact assessment 視覺影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Landscape impact assessment 景觀影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Tree Survey 樹木調查	<input type="checkbox"/>	<input type="checkbox"/>
Geotechnical impact assessment 土力影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Drainage impact assessment 排水影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Sewerage impact assessment 排污影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Risk Assessment 風險評估	<input type="checkbox"/>	<input type="checkbox"/>
Others (please specify) 其他 (請註明)	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<u>Existing Fire Services System Layout Plan 消防系統設備圖</u>		
<u>Existing Drainage Plan 排去水圖</u>		

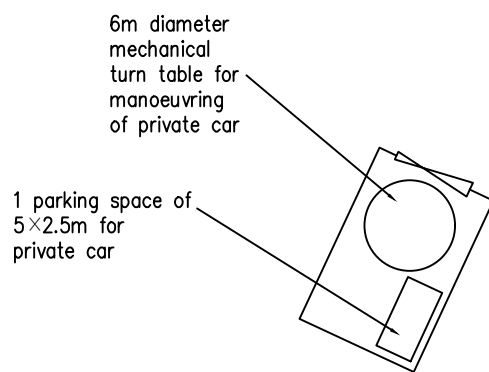
Note: May insert more than one 「✓」. 註：可在多於一個方格內加上「✓」號

Note: The information in the Gist of Application above is provided by the applicant for easy reference of the general public. Under no circumstances will the Town Planning Board accept any liabilities for the use of the information nor any inaccuracies or discrepancies of the information provided. In case of doubt, reference should always be made to the submission of the applicant.

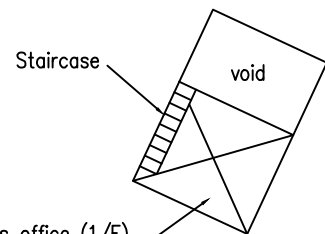
註：上述申請摘要的資料是由申請人提供以方便市民大眾參考。對於所載資料在使用上的問題及文義上的歧異，城市規劃委員會概不負責。若有任何疑問，應查閱申請人提交的文件。



<p>PROJECT 項目名稱:</p> <p>Temporary Animal Boarding Establishment (Cattery) and Associated Filling of Land for a Period of 3 Years at Lots 4 (Part), 5 S.AP & 5 S.BA in D.D.110, Tai Kong Po, Kam Tin, Yuen Long, N.T</p>	<p>DRAWING TITLE 圖目:</p> <p>Site Plan</p>	<p>REMARKS 備註:</p>
	<p>DRAWING No. 圖號:</p> <p>Figure 1</p>	<p>SCALE 比例:</p> <p>NTS</p>



G/F



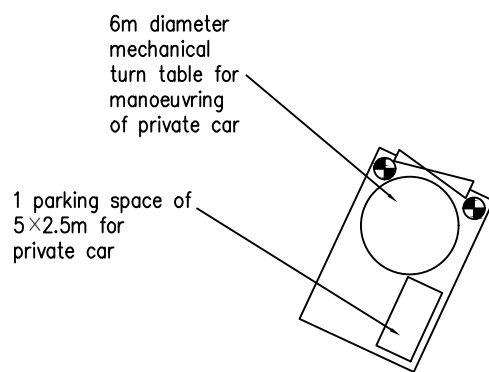
Structure 1
 Cattery & Caretaker's office (1/F)
 Car parking space (G/F)
 GFA: Not exceeding 110m²
 (including G/F, 1/F and the staircase)
 Height: Not exceeding 6.5m
 No. of storey: 2

1/F

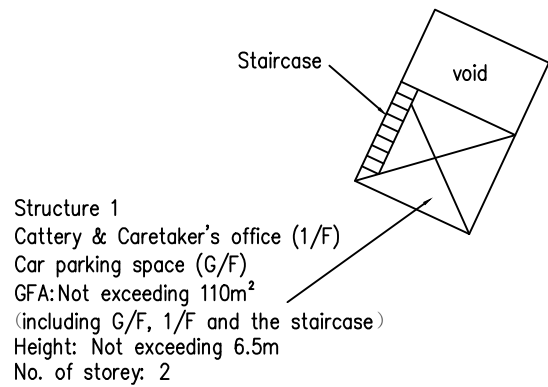
PROJECT 項目名稱: Temporary Animal Boarding Establishment (Cattery) and Associated Filling of Land for a Period of 3 Years at Lots 4 (Part), 5 S.AP & 5 S.BA in D.D.110, Tai Kong Po, Kam Tin, Yuen Long, N.T	DRAWING TITLE 圖目: Layout Plan	REMARKS 備註:
	DRAWING No. 圖號: Figure 3	SCALE 比例: 1:500



<i>Tree</i>	<i>Approximate Height</i>	<i>Spacing</i>
Existing Bauhinia blakeana	2.75m	4m



G/F



1/F

PROJECT 項目名稱:

Temporary Animal Boarding Establishment (Cattery) for a Period of 3 Years at Lots 4 (Part), 5 S.AP & 5 S.BA in D.D.110, Tai Kong Po, Kam Tin, Yuen Long, N.T

DRAWING TITLE 圖目:

Landscape Plan of Existing Tree

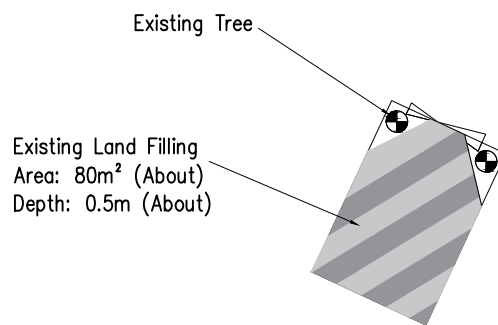
REMARKS 備註:

DRAWING No. 圖號:

Figure 4

SCALE 比例:

1:500



G/F

PROJECT 項目名稱:

Temporary Animal Boarding Establishment (Cattery) and Associated Filling of Land for a Period of 3 Years at Lots 4 (Part), 5 S.AP & 5 S.BA in D.D.110, Tai Kong Po, Kam Tin, Yuen Long, N.T

DRAWING TITLE 圖目:

Existing Land Filling Area Plan

REMARKS 備註:

DRAWING No. 圖號:

Figure 5

SCALE 比例:

1:500

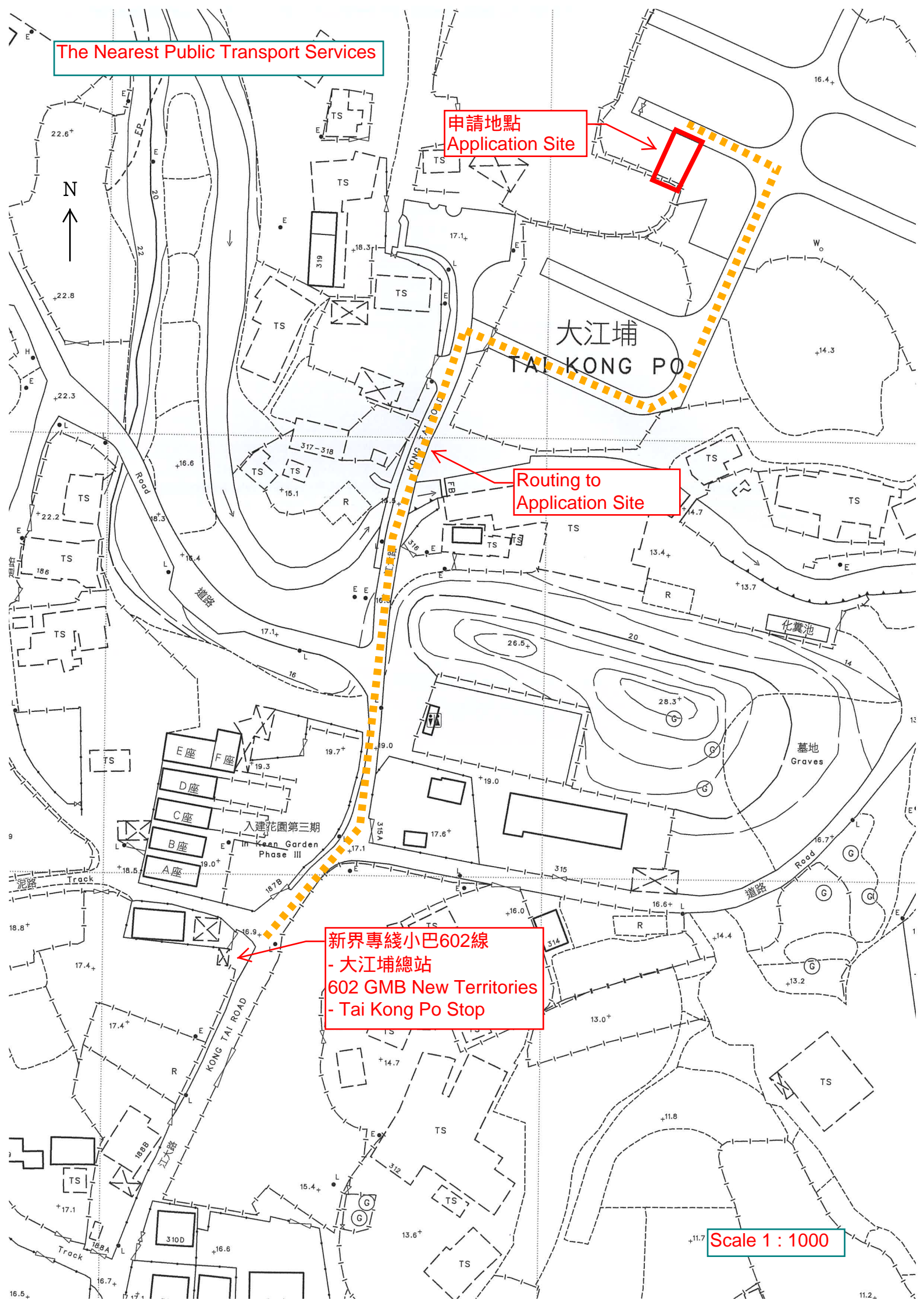
The Nearest Public Transport Services

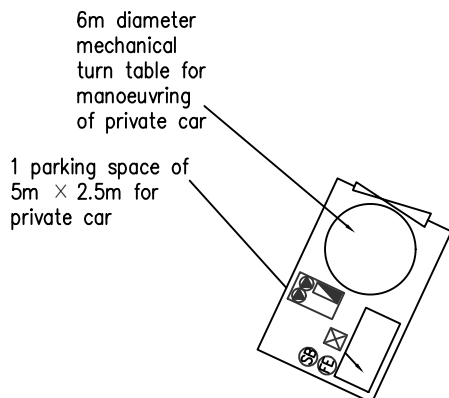
申請地點
Application Site

Routing to
Application Site

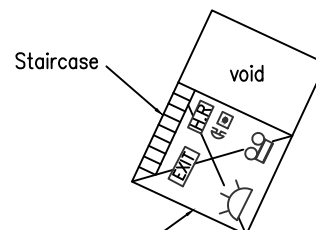
新界專綫小巴602線
- 大江埔總站
602 GMB New Territories
- Tai Kong Po Stop

Scale 1 : 1000





G/F



Structure 1
Cattery & Caretaker's office (1/F)
Car parking space (G/F)
GFA: Not exceeding 110m²
(including G/F, 1/F and the staircase)
Height: Not exceeding 6.5m
No. of storey: 2

1/F

Legend:

- 2m³ F.S water tank
 Manual fire alarm call point
 Exit sign
 Fire alarm bell
 Fire alarm hose reel pump control panel
 Hose reel pump
 Emergency light
 Hose reel
 Sand bucket
 5 Kg CO² gas type fire extinguisher
 Visual Fire Alarm

FS Notes:

- Sufficient emergency lighting shall be provided throughout the entire building in accordance with BS 5266 part 1 and BS EN 1838.
- Sufficient directional and exit sign shall be provided in accordance with BS 5266 part 1 and FSD Circular Letter 5/2008.
- A modified hose reels system supplied by 2m³FS water tank shall be provided. There shall be sufficient hose reels to ensure that every part of each building can be reached by a length of not more than 30m of hose reel tubing.
- Fire alarm system shall be provided to the entire building in accordance with BS 5839: Part 1:2002 + A2:2008 and FSD Circular Letter No. 1/2009 & 1/2012. One actuating point and one audio warning device to be located at each hose reel point. This actuating point should include facilities for fire pump start and audio/visual warning device initiation.
- Portable hand-operated approved appliances shall be provided as required by occupancy.
- Visual fire alarm system shall be provided for the proposed shop in accordance with Barrier Free Access 2008 and FSD Circular Letter 2/2012.
- Secondary power supply will be supplied & connected before the main switch.

PROJECT 項目名稱:

Temporary Animal Boarding Establishment (Cattery) and Associated Filling of Land for a Period of 3 Years at Lots 4 (Part), 5 S.AP & 5 S.BA in D.D.110, Tai Kong Po, Kam Tin, Yuen Long, N.T.

DRAWING TITLE 圖目:

Existing Fire Service System Layout Plan

REMARKS 備註:

DRAWING No. 圖號:

FSI-1

SCALE 比例:

1:500

FIRE SERVICE (INSTALLATIONS AND EQUIPMENT) REGULATIONS

FSD Ref.:
消防處檔號消防(裝置及設備)規例
(Regulation 9(1))
(第九條(1)款)

Serial Number

10110 116206

CERTIFICATE OF FIRE SERVICE INSTALLATION AND EQUIPMENT

消防裝置及設備證書

Name of Client 顧客姓名

Planning Application No. A/YL-KTN/828

Address 地址

Lots 4 (Part), 5 S.AP & 5 S.BA in D.D. 110, Tai Kong Po, Kam Tin Yuen Long, NT

Type of Building 樓宇類型: ☐ Industrial 工業 ☐ Commercial 商業 ☐ Domestic 住宅 ☐ Composite 綜合 ☐ Licensed premises 持牌處所 ☒ Institutional 社團Part 1 Annual Maintenance
ONLY

第一部 只適用於年檢事項

In accordance with Regulation 8(b) of the Fire Service (Installations and Equipment) Regulations, the owner of any fire service installation or equipment which is installed in any premises shall have such fire service installation or equipment inspected by a registered contractor at least once in every 12 months. 根據消防(裝置及設備)規例第八條(b)款, 擁有裝置在任何處所內的任何消防裝置或設備的人, 須每12個月由一名註冊承辦商檢查該等消防裝置或設備至少一次。

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)	Next Due Date 下次到期日 (DD/MM/YYYY)
11	Emergency Lighting	1/F	Conforms with FSD requirements. (Defect see part 3)	29/10/2024	28/10/2025
12	Exit Signs	1/F	Conforms with FSD requirements. (Defect see part 3)	29/10/2024	28/10/2025

Part 2 第二部 Installation / Modification / Repair / Inspection works 裝置/改裝/修理/檢查工作

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Nature of Work Carried out 完成之工作內容	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)

Part 3 第三部 Defects 損壞事項

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Outstanding Defects 未修缺點	Comment on Defects 缺點評述
11	Emergency Lighting	1/F	Emergency Light defective x 1 no.	Need to replace.
12	Exit Sign	1/F	Exit Sign defective x 1 no.	Need to replace.

Remark 備註

Supersede previous FS251 No. 10110 116176

I/We hereby certify that the above installations/equipment have been tested and found to be in efficient working order in accordance with the Codes of Practice for Minimum Fire Service Installations and Equipment and Inspection, Testing and Maintenance of Installations and Equipment published from time to time by the Director of Fire Services. Defects are listed in Part 3.

本人藉此證明以上之消防裝置及設備經試驗, 證明性能良好, 符合消防處處長不時公佈的最低限度之消防裝置及設備守則與裝置及設備之檢查測試及保養守則的規格, 損壞事項列於第三部。

如證書涉及年檢事項, 應張貼於大廈或
處所當眼處以供消防處人員查核

This certificate should be displayed at prominent location of the building or
premises for FSD's inspection if any annual maintenance work is involved.

Authorized
Signature:
受權人簽署Name:
姓名

Wong Hong Ching

FSD/RC No.:
消防處註冊號碼

RC1 / 0110 RC2 / 0203

Company Name:
公司名稱Wai King Fire
Engineering Co.Telephone:
聯絡電話Date:
日期

27/11/2024

For FSD
use only

Inspected

Key-in

Verified



Serial Number

10110116206

Name of Client 顧客姓名

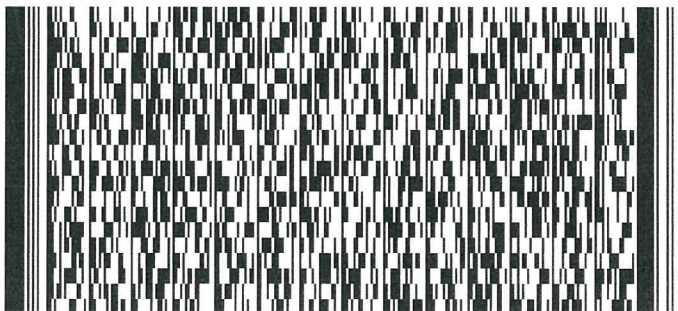
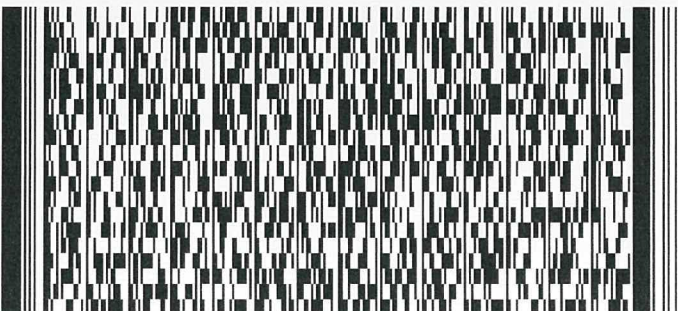
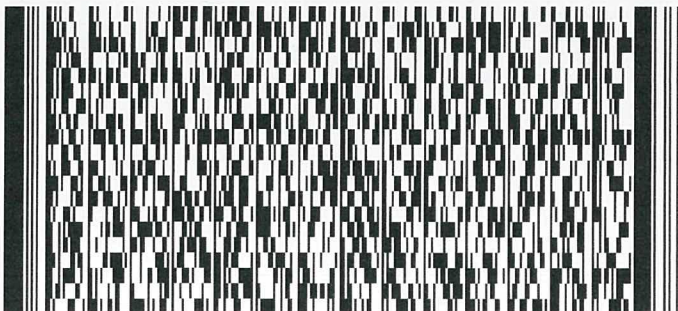
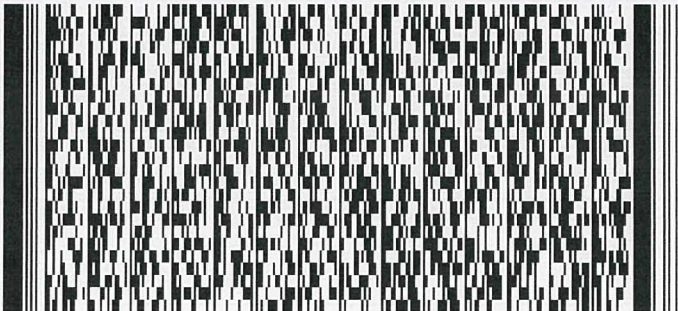
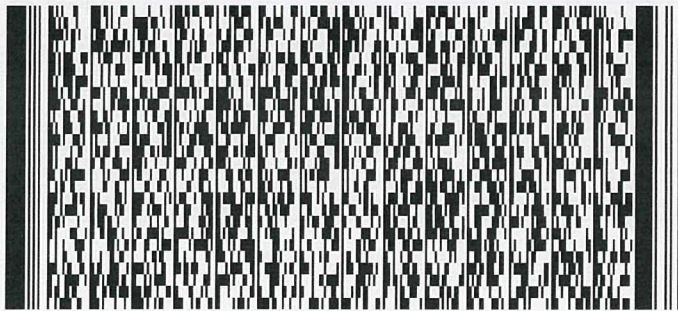
Planning Application No. A/YL-KTN/828

Part 1 Annual Maintenance ONLY

第一部 只適用於年檢事項

In accordance with Regulation 8(b) of the Fire Service (Installations and Equipment) Regulations, the owner of any fire service installation or equipment which is installed in any premises shall have such fire service installation or equipment inspected by a registered contractor at least once in every 12 months. 根據消防(裝置及設備)規例第八條(b)款，擁有裝置在任何處所內的任何消防裝置或設備的人，須每12個月由一名註冊承辦商檢查該等消防裝置或設備至少一次。

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)	Next Due Date 下次到期日 (DD/MM/YYYY)
13	Fire Alarm System (MFA)	G/F & 1/F	Conforms with FSD requirements. (Defects see part 3)	29/10/2024	28/10/2025
23	Hose Reel	G/F & 1/F	Conforms with FSD requirements. (Defects see part 3)	29/10/2024	28/10/2025



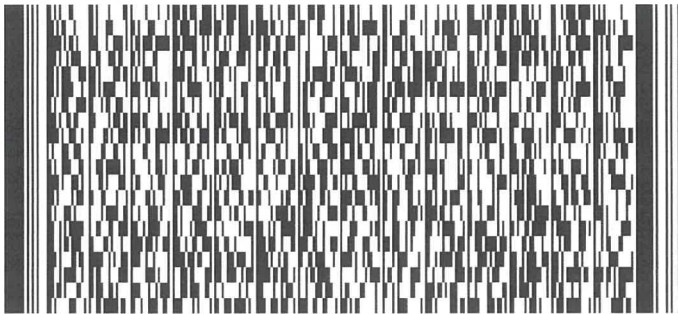
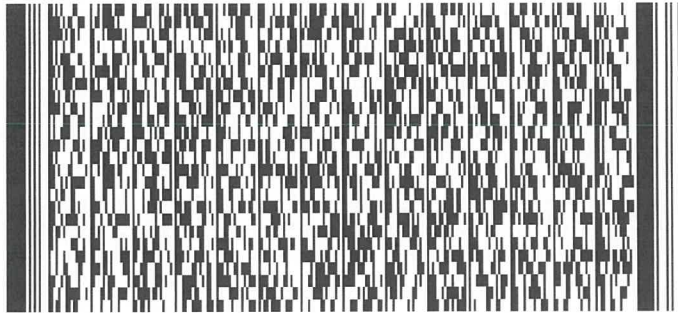
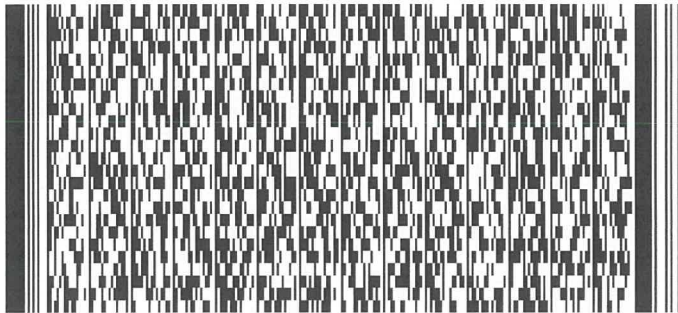
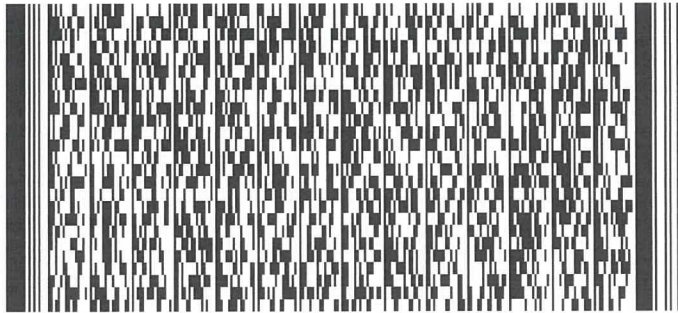
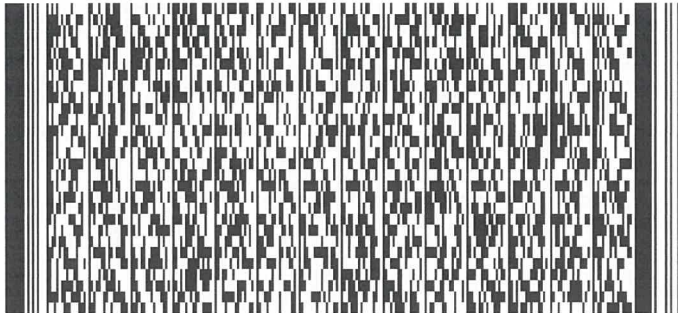
Serial Number

10110116206

Name of Client 顧客姓名

Planning Application No. A/YL-KTN/828

Part 3 第三部 Defects 損壞事項				
Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Outstanding Defects 未修缺點	Comment on Defects 缺點評述
13	Fire Alarm System (MFA)	G/F F.S. Pump Room	12V 7.2Ah standby battery x 2 nos. for F.S. Control Panel defective.	Need to replace.
13	Fire Alarm System (MFA)	G/F F.S. Pump Room	F.S. Control Panel defective x 1 lot.	Need to replace.
23	Hose Reel	G/F F.S. Pump Room	12V 7.2Ah standby battery x 2 nos. for F.S. Pump Panel defective.	Need to replace.
23	Hose Reel	G/F F.S. Pump Room	Lack of chain and padlock for Gate Valves x 1 lot.	Need to install.

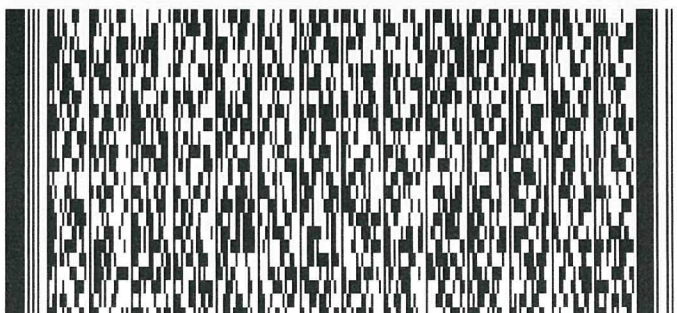
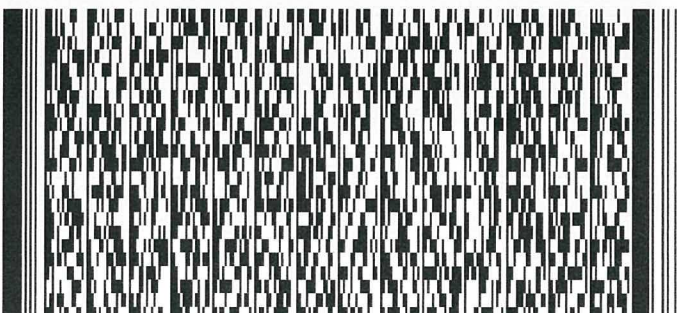
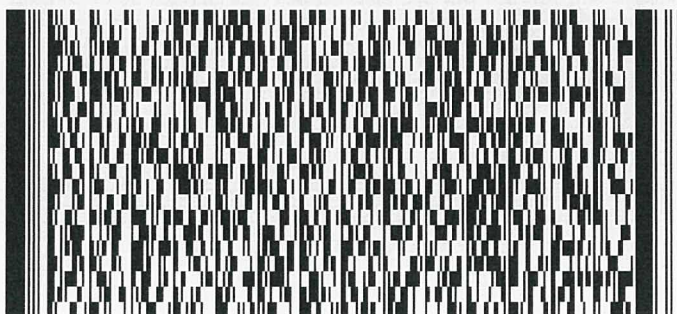
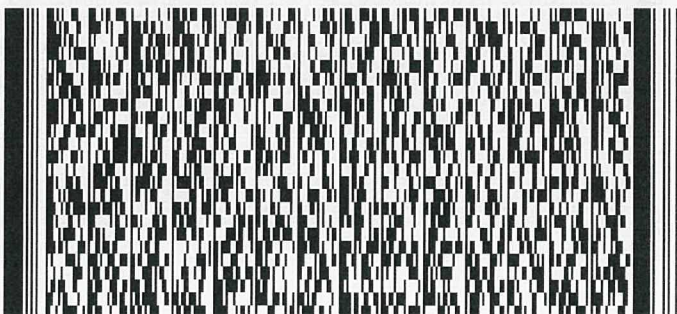
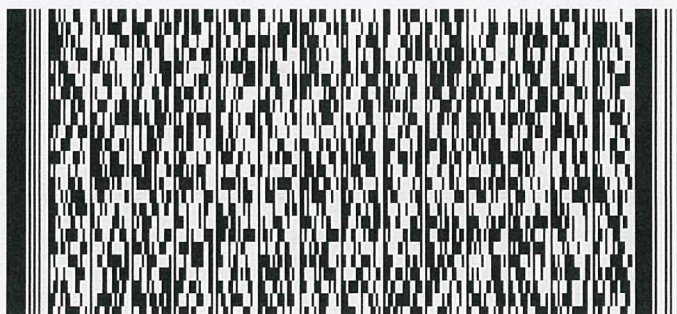
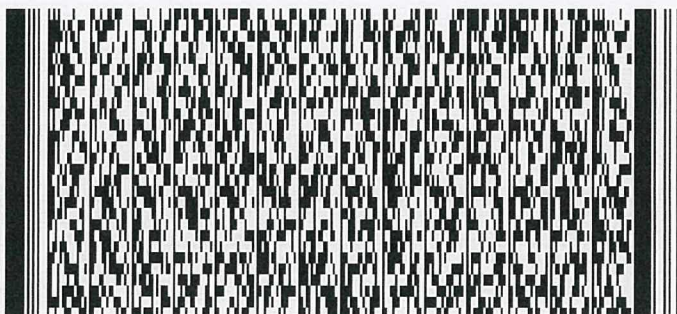
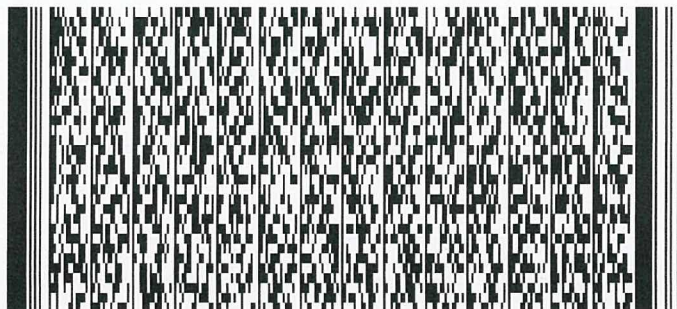
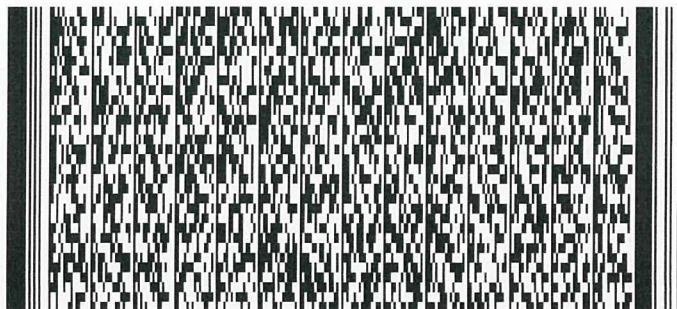


Serial Number

10110116206

Name of Client 顧客姓名

Planning Application No. A/YL-KTN/828



FIRE SERVICE (INSTALLATIONS AND EQUIPMENT) REGULATIONS

消防(裝置及設備)規例

(Regulation 9(1))

(第九條(1)款)

CERTIFICATE OF FIRE SERVICE INSTALLATION AND EQUIPMENT

消防裝置及設備證書

FSD Ref.:
消防處檔號

Serial Number

30625 317089

Name of Client 顧客姓名

Planning Application No. A/YL-KTN/828

Address 地址

Lots 4 (Part), 5 S.AP & 5 S.BA in D.D. 110, Tai Kong Po, Kam Tin Yuen Long, NT

Type of Building 樓宇類型: ☐ Industrial 工業 ☐ Commercial 商業 ☐ Domestic 住宅 ☐ Composite 綜合 ☐ Licensed premises 持牌處所 ☒ Institutional 社團**Part 1 Annual Maintenance ONLY****第一部 只適用於年檢事項**

In accordance with Regulation 8(b) of the Fire Service (Installations and Equipment) Regulations, the owner of any fire service installation or equipment which is installed in any premises shall have such fire service installation or equipment inspected by a registered contractor at least once in every 12 months. 根據消防(裝置及設備)規例第八條(b)款, 擁有裝置在任何處所內的任何消防裝置或設備的人, 須每12個月由一名註冊承辦商檢查該等消防裝置或設備至少一次。

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)	Next Due Date 下次到期日 (DD/MM/YYYY)
24	5 kg CO2 F.E. x 1 no.	G/F	Defect see part 3.	29/10/2024	28/10/2025
25	Sand Bucket x 1 no.	G/F	Defect see part 3.	29/10/2024	28/10/2025

Part 2 第二部 Installation / Modification / Repair / Inspection works 裝置/改裝/修理/檢查工作

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Nature of Work Carried out 完成之工作內容	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)

Part 3 第三部 Defects 損壞事項

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Outstanding Defects 未修缺點	Comment on Defects 缺點評述
24	5 kg CO2 F.E. x 1 no.	G/F	Over 5 years.	Need to replace.
25	Sand Bucket x 1 no.	G/F	Lost.	Need to replace.

Remark 備註

Supersede previous FS251 No. 30625 317069

I/We hereby certify that the above installations/equipment have been tested and found to be in efficient working order in accordance with the Codes of Practice for Minimum Fire Service Installations and Equipment and Inspection, Testing and Maintenance of Installations and Equipment published from time to time by the Director of Fire Services. Defects are listed in Part 3.

本人藉此證明以上之消防裝置及設備經試驗, 證明性能良好, 符合消防處處長不時公佈的最低限度之消防裝置及設備守則與裝置及設備之檢查測試及保養守則的規格, 損壞事項列於第三部。

如證書涉及年檢事項, 應張貼於大廈或處所當眼處以供消防處人員查核

This certificate should be displayed at prominent location of the building or premises for FSD's inspection if any annual maintenance work is involved.

Authorized Signature:
受權人簽署Name:
姓名

Wong Hong Ching

FSD/RC No.:
消防處註冊號碼

RC3 / 0625 RC /

Company Name:
公司名稱

Wong Hong Ching

Telephone
聯絡電話Date:
日期

27/11/2024

For FSD
use only

Inspected

Key-in

Verified

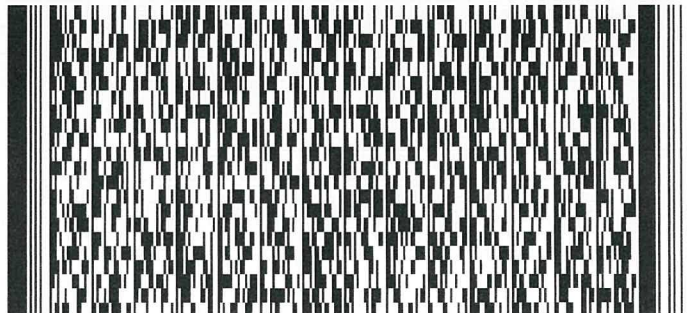
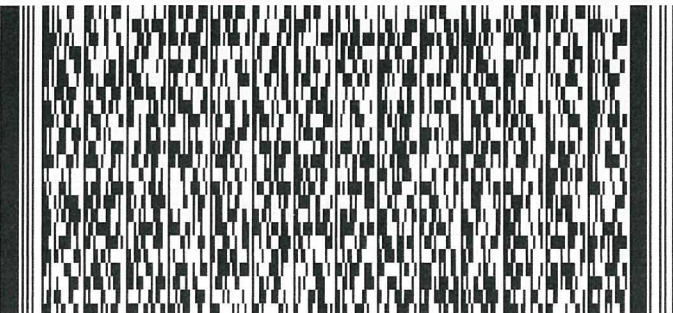
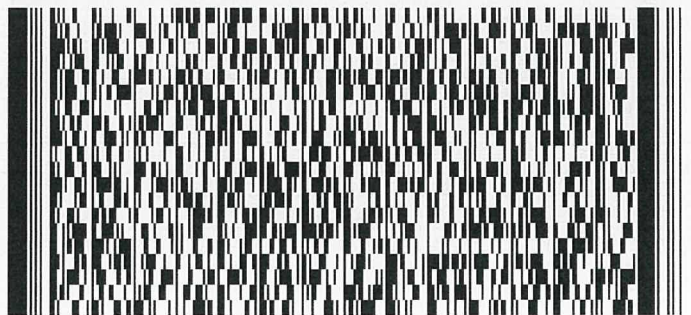
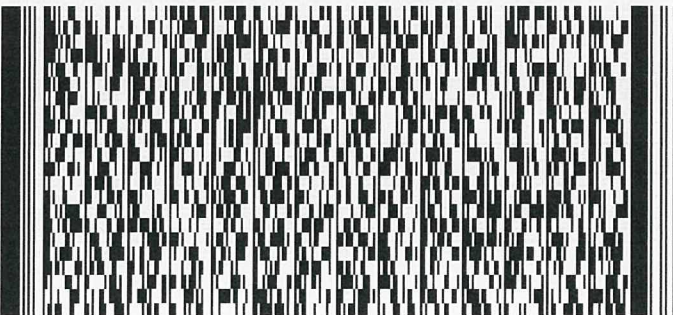
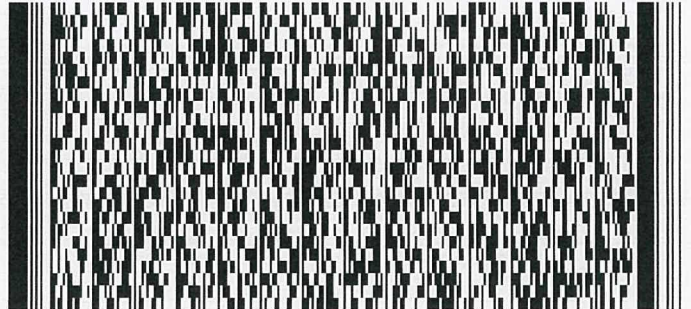
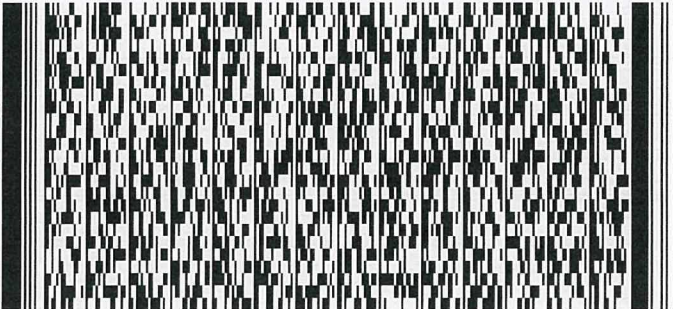
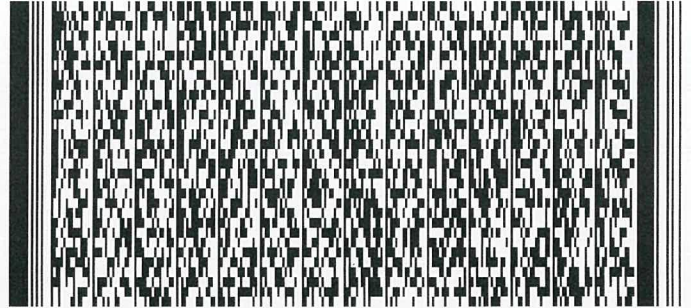
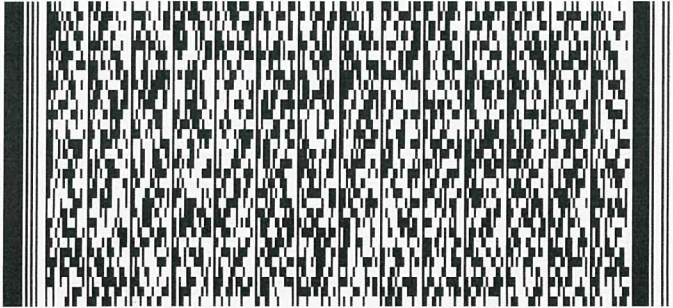


Serial Number

30625317089

Name of Client 顧客姓名

Planning Application No. A/YL-KTN/828



FIRE SERVICE (INSTALLATIONS AND EQUIPMENT) REGULATIONS

消防(裝置及設備)規例

(Regulation 9(1))

(第九條(1)款)

CERTIFICATE OF FIRE SERVICE INSTALLATION AND EQUIPMENT

消防裝置及設備證書

A 9047207

FSD Ref.:

消防處檔號

Name of Client:

顧客姓名

Planning Application No. A/YL-KTN/828

Name of Building:

樓宇名稱

Lots 4 (Part), 5 S.AP & 5 S.BA in D.D.110

Street No./Town Lot:

門牌號數/市地段

Street/Road/Estate Name:

街道/屋苑名稱

Tai Kong Po, Kam Tin

Block:

座

District:

分區

Yuen Long

Area:

地區

☐ HK

香港

☐ K

九龍

☒ NT

新界

Type of Building 樓宇類型:

☐ Industrial 工業☐ Commercial 商業☐ Domestic 住宅☐ Composite 綜合☐ Licensed premises 持牌處所☒ Institutional 社團Part 1 Annual Inspection ONLY
第一部 只適用於年檢事項

In accordance with Regulation 8(b) of Fire Service (Installations and Equipment) Regulations, the owner of any fire service installation or equipment which is installed in any premises shall have such fire service installation or equipment inspected by a registered contractor at least once in every 12 months. 根據消防(裝置及設備)規例第八條(b)款, 擁有裝置在任何處所內的任何消防裝置或設備的人, 須每12個月由一名註冊承辦商檢查該等消防裝置或設備至少一次。

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s) 位置	Comment on Condition 狀況評述	Completion Date 完成日期(DD/MM/YY)	Next Due Date 下次到期日(DD/MM/YY)
			NIL		

Part 2 第二部 Installation / Modification / Repair / Inspection work 裝置/改裝/修理/檢查工作

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s) 位置	Nature of Work Carried out 完成之工作內容	Comment on Condition 狀況評述	Completion Date 完成日期(DD/MM/YY)
24	Portable FE	G/F	Replace 5kg CO2 FE x 1 no	Conforms with FSD Requirement	25/3/2025 (Defect FS251 No. 30625 317089)
35	Others	G/F	Replace Sand Bucket x 1 no	Conforms with FSD Requirement	25/3/2025 (Defect FS251 No. 30625 317089)

Part 3 第三部 Defects 損壞事項

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s) 位置	Outstanding Defects 未修缺點	Comment on Defects 缺點評述
			NIL	

I/We hereby certify that the above installations/equipment have been tested and found to be in efficient working order in accordance with the Codes of Practice for Minimum Fire Service Installations and Equipment and Inspection, Testing and Maintenance of Installations and Equipment published from time to time by the Director of Fire Services. Defects are listed in Part 3.

本人藉此證明以上之消防裝置及設備經試驗, 證明性能良好, 符合消防處處長不時公佈的最低限度之消防裝置及設備守則與裝置及設備之檢查測試及保養守則的規格, 損壞事項列於第三部。

**如證書涉及年檢事項, 應張貼於大廈
或處所當眼處以供消防處人員查核**

This certificate should be displayed at prominent location of the building or premises
for FSD's inspection if any annual maintenance work is involved.

Authorized
Signature:
授權人簽署

譚兆威

Name:
姓名

Tan Zhaowei

FSD/RC No.:
消防處註冊號碼

RC3/869

Company Name:
公司名稱

Tan Zhaowei

Telephone:
聯絡電話Date:
日期

25/3/2025

For FSD
use only:

Inspected

Key-in

Verified

FIRE SERVICE (INSTALLATIONS AND EQUIPMENT) REGULATIONS
消防(裝置及設備)規例
(Regulation 9(1))
(第九條(1)款)
CERTIFICATE OF FIRE SERVICE INSTALLATION AND EQUIPMENT
消防裝置及設備證書

FSD Ref.:
消防處檔號

Serial Number
10635 250002

Name of Client 顧客姓名

Planning Application No. A/YL-KTN/828

Address 地址

Lots 4 (Part), 5 S.AP & 5 S.BA in D.D. 110, Tai Kong Po, Kam Tin, Yuen Long



Type of Building 樓宇類型: ☐ Industrial 工業 ☐ Commercial 商業 ☐ Domestic 住宅 ☐ Composite 綜合 ☐ Licensed premises 持牌處所 ☒ Institutional 社團

Part 1 Annual Maintenance
ONLY
第一部 只適用於年檢事項

In accordance with Regulation 8(b) of the Fire Service (Installations and Equipment) Regulations, the owner of any fire service installation or equipment which is installed in any premises shall have such fire service installation or equipment inspected by a registered contractor at least once in every 12 months. 根據消防(裝置及設備)規例第八條(b)款, 擁有裝置在任何處所內的任何消防裝置或設備的人, 須每12個月由一名註冊承辦商檢查該等消防裝置或設備至少一次。

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)	Next Due Date 下次到期日 (DD/MM/YYYY)

Part 2 第二部 Installation / Modification / Repair / Inspection works 裝置/改裝/修理/檢查工作

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Nature of Work Carried out 完成之工作內容	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)
13	Fire Alarm System (MFA)	G/F F.S Pump Room	Replace 12V7.2Ah standby battery x 2nos. for FS control Panel	Conforms with FSD requirements	26/03/2025
13	Fire Alarm System (MFA)	G/F F.S Pump Room	Replace F.S Control panel x 1 No	Conforms with FSD requirements	26/03/2025

Part 3 第三部 Defects 損壞事項

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Outstanding Defects 未修缺點	Comment on Defects 缺點評述

Remark 備註

I/We hereby certify that the above installations/equipment have been tested and found to be in efficient working order in accordance with the Codes of Practice for Minimum Fire Service Installations and Equipment and Inspection, Testing and Maintenance of Installations and Equipment published from time to time by the Director of Fire Services. Defects are listed in Part 3.

本人藉此證明以上之消防裝置及設備經試驗, 證明性能良好, 符合消防處處長不時公佈的最低限度之消防裝置及設備守則與裝置及設備之檢查測試及保養守則的規格, 損壞事項列於第三部。

如證書涉及年檢事項, 應張貼於大廈或
處所當眼處以供消防處人員查核

This certificate should be displayed at prominent location of the building or premises for FSD's inspection if any annual maintenance work is involved.

Authorized
Signature:
受權人簽署

Name:
姓名


Li Hung Kwong

FSD/RC No.:
消防處註冊號碼

RC1 / 0635 RC2 / 0823

Company Name:
公司名稱

Top Great
Engineering Limited

Telephone:
聯絡電話



Date:
日期

27/03/2025

For FSD
use only

☐
Inspected

☐
Key-in

☐
Verified



Serial Number

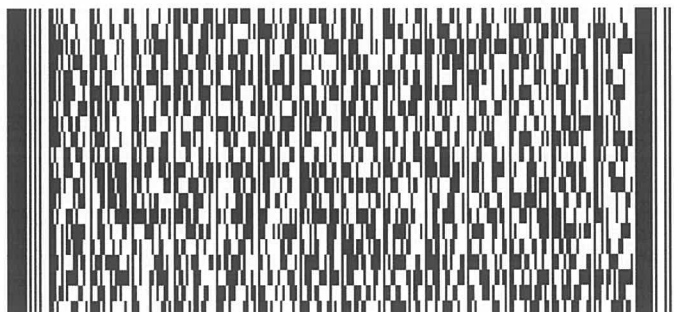
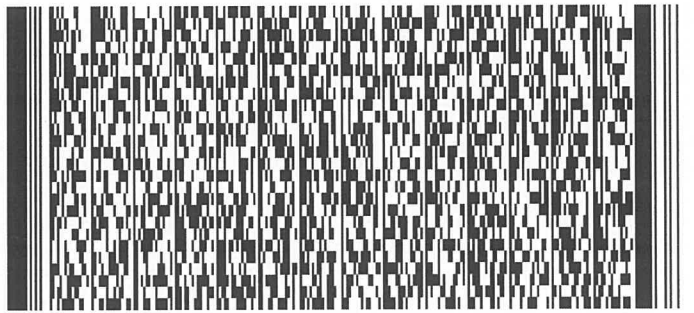
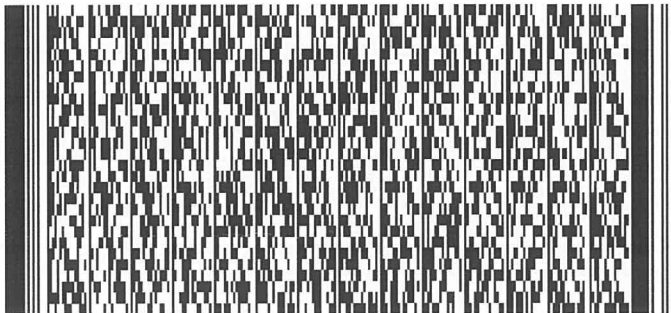
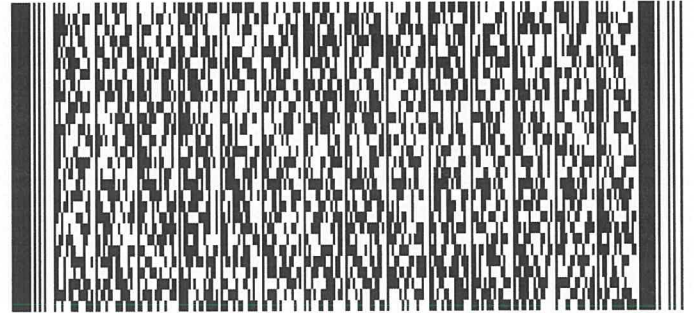
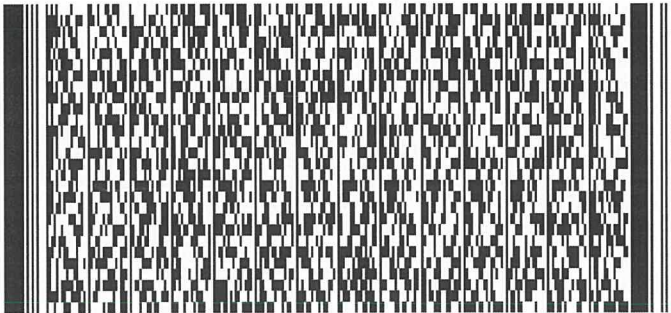
10635 250002

Name of Client 顧客姓名

Planning Application No. A/YL-KTN/828

Part 2 第二部 Installation / Modification / Repair / Inspection works 裝置/改裝/修理/檢查工作

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Nature of Work Carried out 完成之工作內容	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)
23	Hose Reel	G/F F.S Pump Room	New install chain and padlock for gate valve x 1Lot	Conforms with FSD requirements	26/03/2025
23	Hose Reel	G/F F.S Pump Room	Replace 12V7.2Ah standby battery x 2nos. for FS pump Panel	Conforms with FSD requirements	26/03/2025
11	Emergency Lighting	1/F	Replace emergency light x 1No (Model : A&B TS-EL-2053)	Conforms with FSD requirements	26/03/2025
12	Exit Sign	1/F	Replace exit sign box x 1No (Model : A&B LED-B4)	Conforms with FSD requirements	26/03/2025

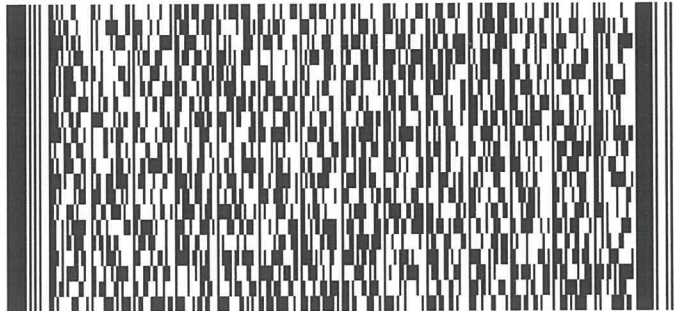
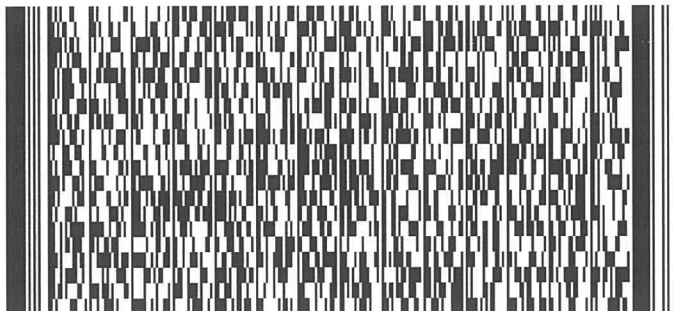
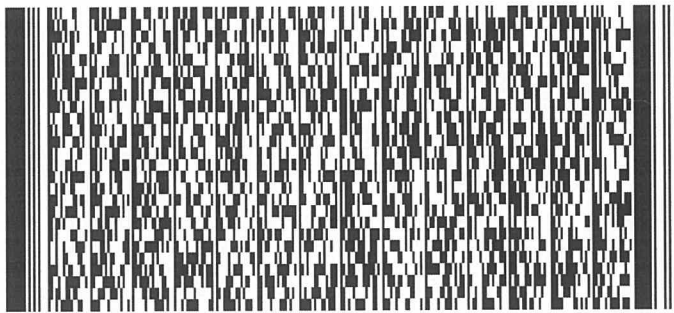
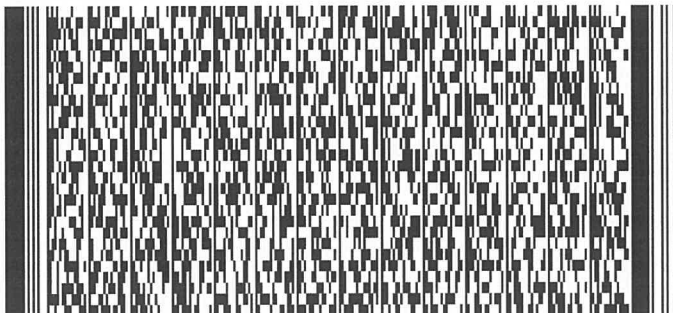
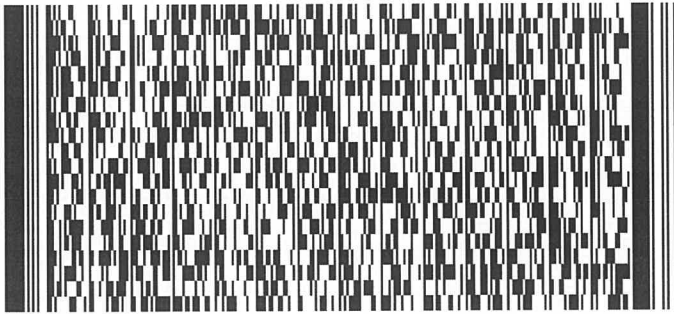
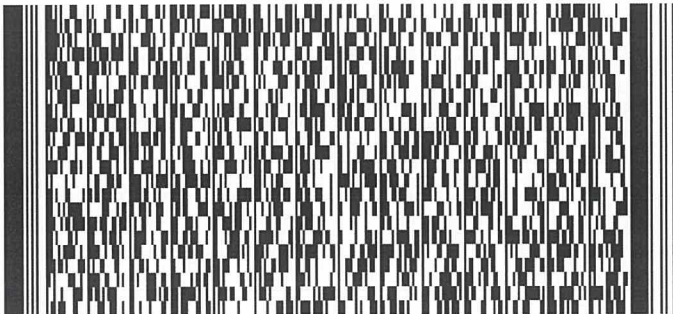
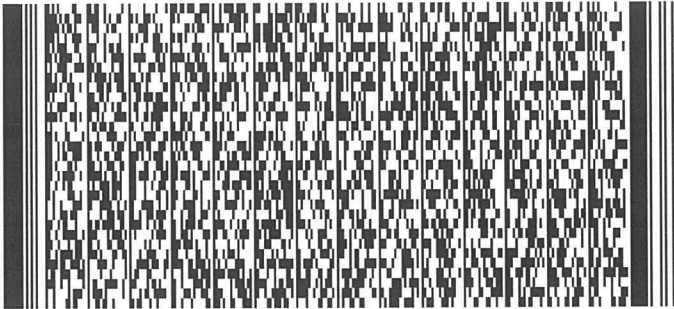
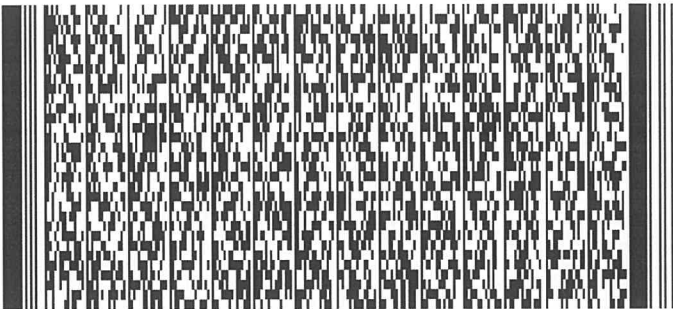


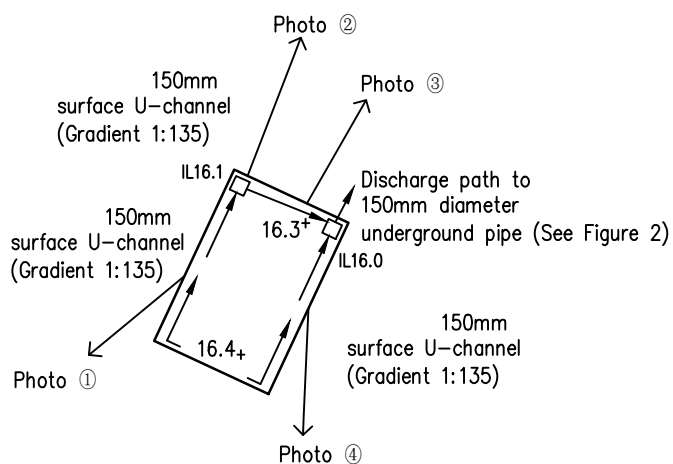
Serial Number

10635 250002

Name of Client 顧客姓名

Planning Application No. A/YL-KTN/828





<p>PROJECT 項目名稱:</p> <p>Temporary Animal Boarding Establishment (Cattery) and Associated Filling of Land for a Period of 3 Years at Lots 4 (Part), 5 S.AP & 5 S.BA in D.D.110, Tai Kong Po, Kam Tin, Yuen Long, N.T</p>	<p>DRAWING TITLE 圖目:</p> <p>Existing Drainage Plan</p>	<p>REMARKS 備註:</p> <p>□ Proposed catchpit</p> <p>*16.4 Level (in mPD)</p> <p>IL Invert level</p>
	<p>DRAWING No. 圖號:</p> <p>DS-1</p>	<p>SCALE 比例:</p> <p>1:500</p>

Photos Record for Existing Drainage System



Photo (1)



Photo (2)

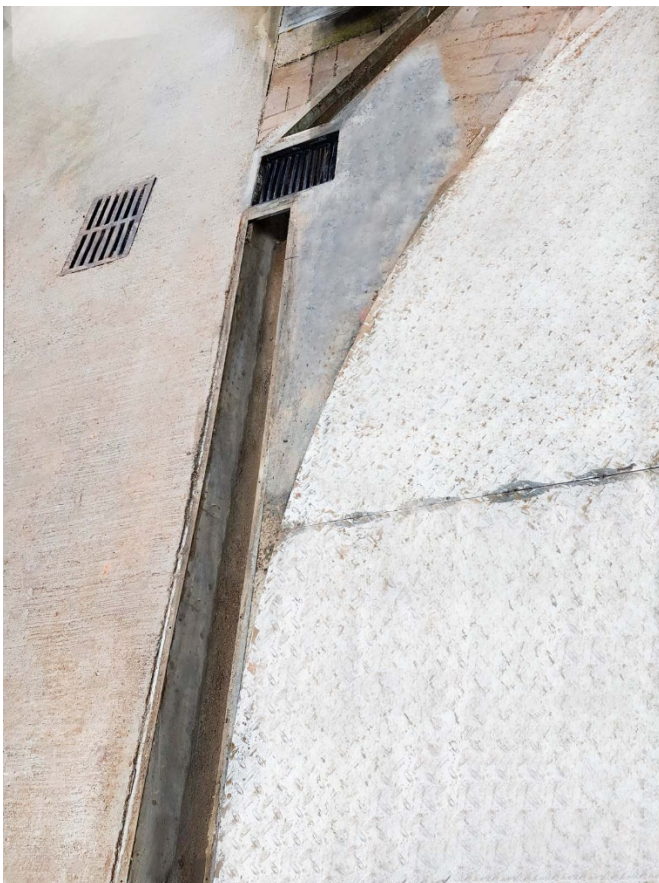


Photo (3)

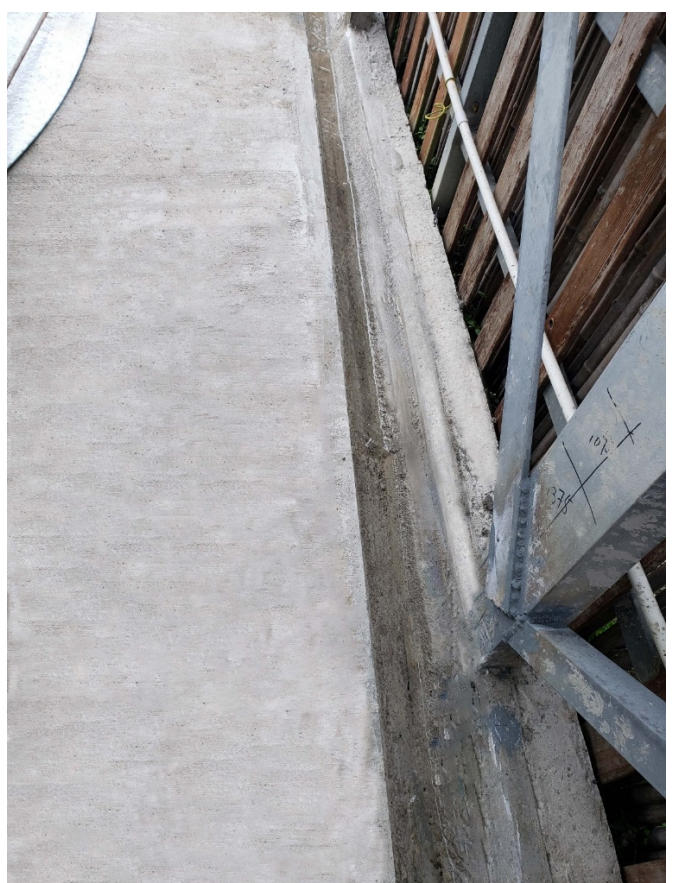
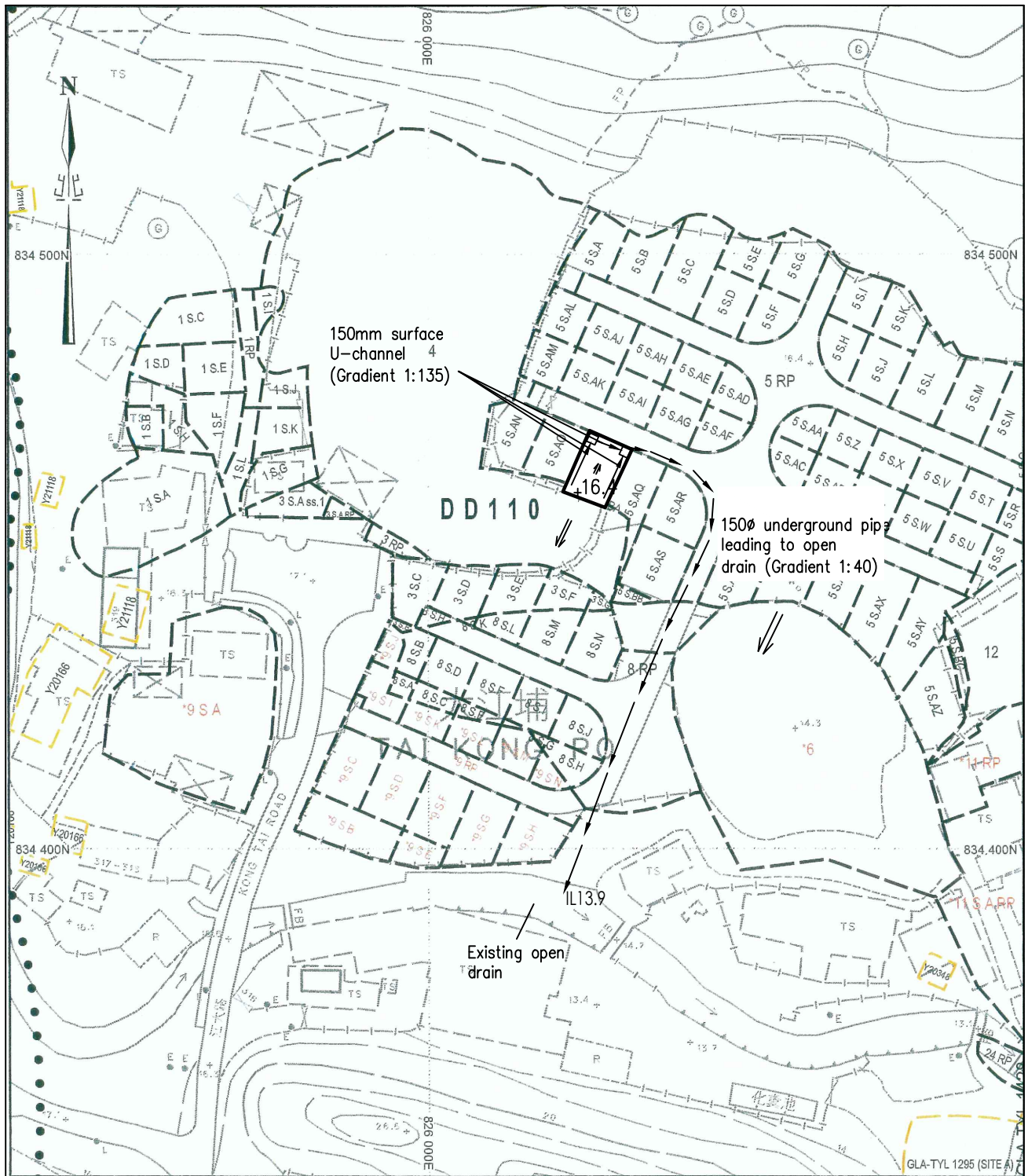


Photo (4)



PROJECT 項目名稱:

Temporary Animal Boarding Establishment (Cattery) and Associated Filling of Land for a Period of 3 Years at Lots 4 (Part), 5 S.AP & 5 S.BA in D.D.110, Tai Kong Po, Kam Tin, Yuen Long, N.T

DRAWING TITLE 圖目:

Existing Discharge Path

DRAWING No. 圖號:

DS-2

REMARKS 備註:

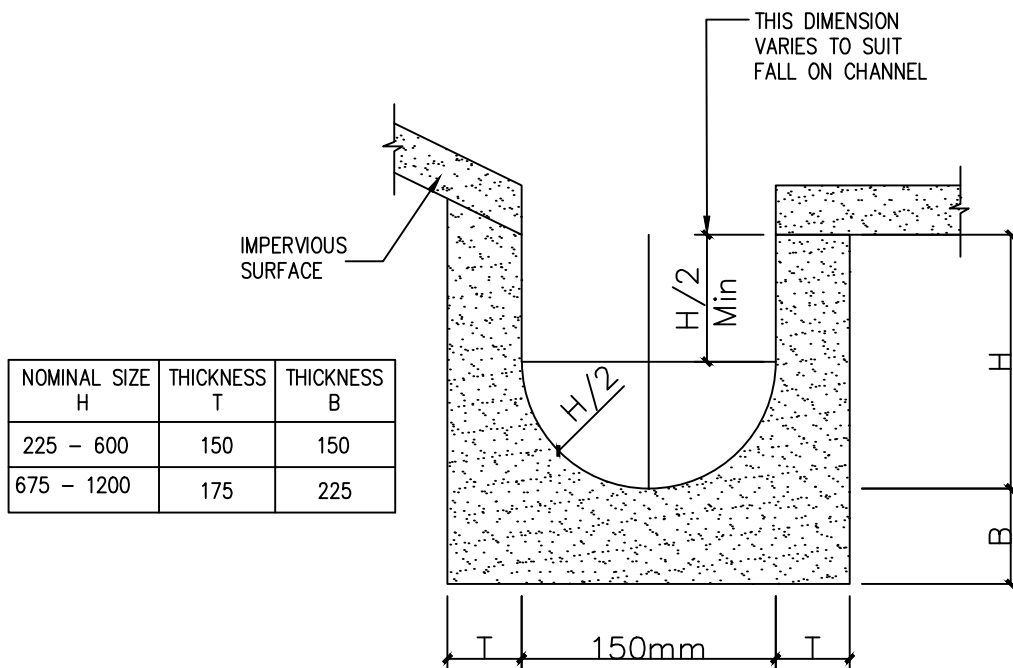
+ 16.4 Level (in mPD)

□ Proposed catchpit

⇐ Flow of surface runoff

SCALE 比例:

1:1000



DETAILS OF U-CHANNEL
(REFERENCE : FIG. 8.11 OF
GEOTECHNICAL MANUAL FOR SLOPES)
(N.T.S)

PROJECT 項目名稱:

Temporary Animal Boarding Establishment (Cattery) and Associated Filling of Land for a Period of 3 Years at Lots 4 (Part), 5 S.AP & 5 S.BA in D.D.110, Tai Kong Po, Kam Tin, Yuen Long, N.T

DRAWING TITLE 圖目:

Details of Surface U - channel

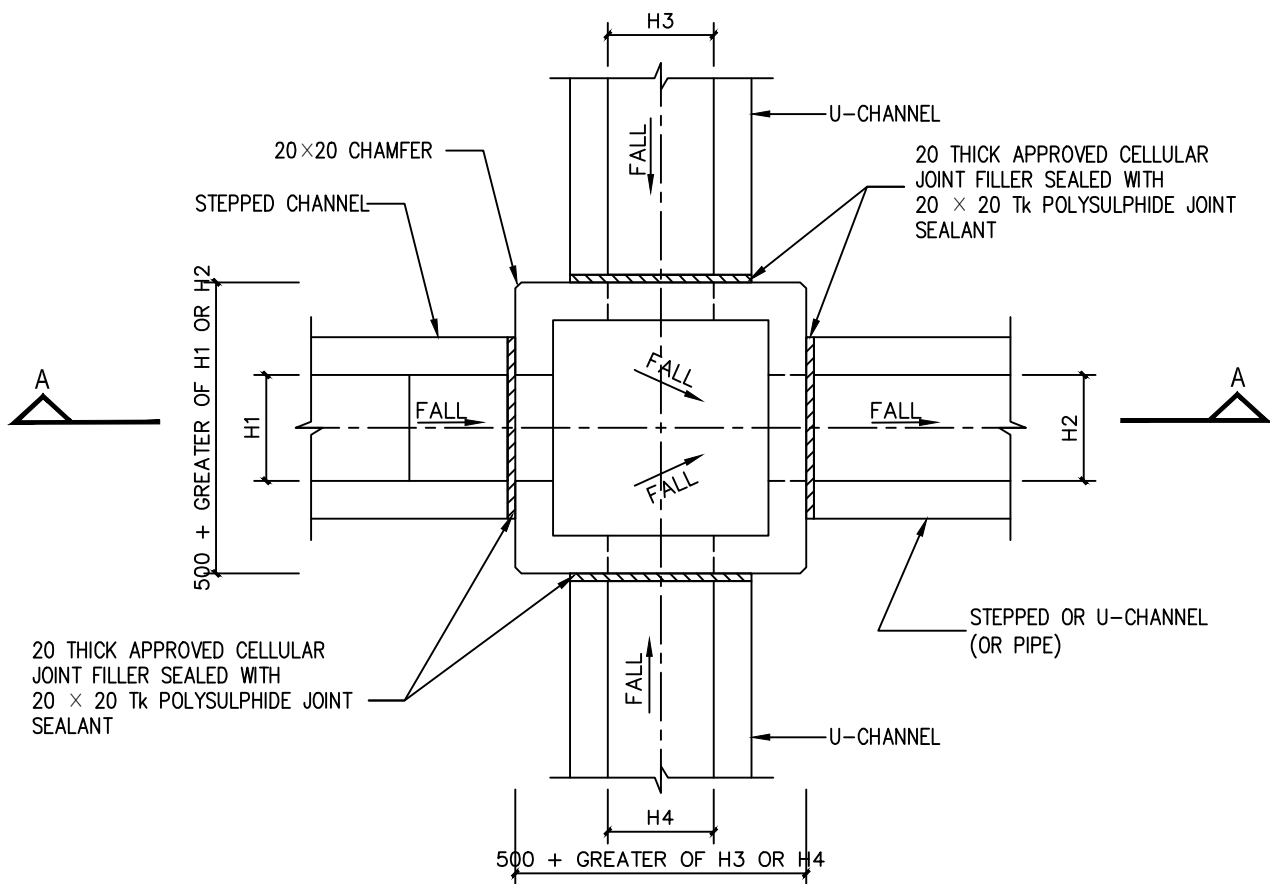
REMARKS 備註:

DRAWING No. 圖號:

DS-3

SCALE 比例:

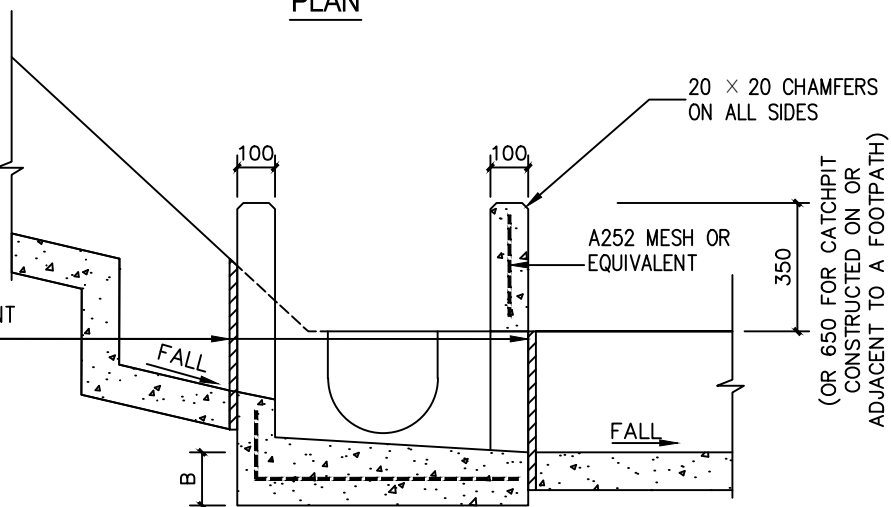
Not to scale



PLAN

NOMINAL SIZE (LARGEST OF H1, H2, H3 & H4)	B
300 - 600	150
675 - 900	175

20 THICK APPROVED CELLULAR JOINT FILLER SEALED WITH 20 x 20 Tk POLYSULPHIDE JOINT SEALANT



SECTION A - A

NOTES:

1. ALL DIMENSION ARE IN MILLIMETRES.

PROJECT 項目名稱:

Temporary Animal Boarding Establishment (Cattery) and Associated Filling of Land for a Period of 3 Years at Lots 4 (Part), 5 S.AP & 5 S.BA in D.D.110, Tai Kong Po, Kam Tin, Yuen Long, N.T

DRAWING TITLE 圖目:

Details of The Catchpit

REMARKS 備註:

DRAWING No. 圖號:

DS-4

SCALE 比例:

Not to scale

收件者: tpbpd/PLAND

主旨: Fw: S. 16 Planning Application No. A/YL-KTN/1131 - Departmental Comments

From: Kin Kwong Leung [REDACTED]
Sent: Wednesday, July 9, 2025 5:49 PM
[REDACTED]
Cc: Yen PY LEUNG/PLAND <pyleung@pland.gov.hk>; Jet Sze Jet CHEUNG/PLAND <jsjcheung@pland.gov.hk>
Subject: Re: S. 16 Planning Application No. A/YL-KTN/1131 - Departmental Comments

Dear Miss Yan,

Refer to your email yesterday regarding the captioned application, I would like to reply the departmental comments as follows:

Environmental Protection Department

I confirm that no public announcement system, portable loud speaker, or any form of audio amplification system will be used at the application site at any time.

Planning Department

- The boarding establishment licence has not been obtained for the applied use at the application site. The applicant offers day cattery service at no cost to those cat owners in need and no food and overnight accommodation will be provided. Therefore, the applicant does not intend to apply for the said licence.
- I confirm that the application site will not involve any domestic use.

Best Regards,

Leung Kin Kwong

Andrea Wing Yin YAN/PLAND <awyyan@pland.gov.hk> 於 2025年7月8日 週二 上午10:31寫道：

Dear Mr Leung,

I refer to the captioned application. Below please find the departmental comments on the captioned application.

Environmental Protection Department (Contact: Mr Kelvin WONG at 2835 1117)

Please confirm no public announcement system, portable loud speaker, or any form of audio amplification system will be allowed to be used at the application site at any time.

Planning Department (Contact: Ms Andrea YAN at 3168 4049)

- Please clarify/confirm whether boarding establishment licence for the applied use at the application site has been obtained or will be applied by the applicant.
- Please confirm whether the application site involve any domestic use.

Regards,

Andrea YAN

TP/YLE3, PlanD

Tel: 3168 4049



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Planning a Future of Boundless Opportunities



寄件日期: 2025年07月18日星期五 15:10
收件者: tpbpd/PLAND
副本: Yen PY LEUNG/PLAND; Jet Sze Jet CHEUNG/PLAND
主旨: Fw: Planning Application No. A/YL-KTN/1131_FI
附件: A_YL_KTN_1131_Land Filling Plan Revised.pdf; Form No. S.16-III_064_Amendment 3.pdf

From: Kin Kwong Leung [REDACTED]
Sent: Friday, July 18, 2025 1:48 PM

Subject: Planning Application No. A/YL-KTN/1131_FI

Dear Miss Yan,

Regarding the captioned application, please be informed that

1. All cats will be kept inside an enclosed structure built with soundproofing materials and equipped with mechanical ventilation and air-conditioning system.
2. The existing site level of the application site is +16.4 mPD.
3. I confirm that there has been no change to the existing structure in terms of major development parameters since the last approved application, except the increase in floor area. The increase of floor area from 55 sq.m to 110 sq.m is to rectify the countable floor area of the erected two-storey structure which was not fully reflected in the previous applications.
4. The fire service installations proposal and implemented fire services installations submitted under the current application is the same as the previous approved application (i.e. A/YL-KTN/828) and there has been no change since then.
5. For the LandsD's comment, the erected two-storey structure is not located at any part of Lot No. 4 in D.D. 110. If the current application is approved, the applicant would apply to the LandsD for an Short Term Waiver or modify the existing STW conditions if necessary.

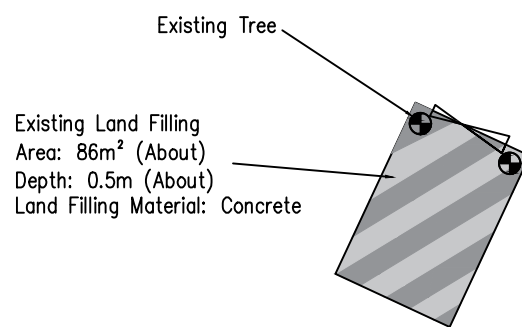
☐Urgent ☐Return receipt ☐Expand Group ☐Restricted ☐Prevent Copy ☐Confidential

6. The land filling area is 86 sq.m instead of 80 sq.m and the filling material is concrete at the application site.

Leung Kin Kwong

6. Type(s) of Application 申請類別	
(A) Temporary Use/Development of Land and/or Building Not Exceeding 3 Years in Rural Areas or Regulated Areas 位於鄉郊地區或受規管地區土地上及/或建築物內進行為期不超過三年的臨時用途/發展 (For Renewal of Permission for Temporary Use or Development in Rural Areas or Regulated Areas, please proceed to Part (B)) (如屬位於鄉郊地區或受規管地區臨時用途/發展的規劃許可續期，請填寫(B)部分)	
(a) Proposed use(s)/development 擬議用途/發展	Temporary Animal Boarding Establishment and Associated Filling of Land for a period of 3 years. 臨時動物寄養所及相關填土工程為期3年 (Please illustrate the details of the proposal on a layout plan) (請用平面圖說明擬議詳情)
(b) Effective period of permission applied for 申請的許可有效期	<input checked="" type="checkbox"/> year(s) 年 3 <input type="checkbox"/> month(s) 個月
(c) Development Schedule 發展細節表 Proposed uncovered land area 擬議露天土地面積 31sq.m <input checked="" type="checkbox"/> About 約 Proposed covered land area 擬議有上蓋土地面積 55sq.m <input checked="" type="checkbox"/> About 約 Proposed number of buildings/structures 擬議建築物／構築物數目 1 Proposed domestic floor area 擬議住用樓面面積 Not Applicable 不適用sq.m <input type="checkbox"/> About 約 Proposed non-domestic floor area 擬議非住用樓面面積 110sq.m <input checked="" type="checkbox"/> About 約 Proposed gross floor area 擬議總樓面面積 110sq.m <input checked="" type="checkbox"/> About 約 Proposed height and use(s) of different floors of buildings/structures (if applicable) 建築物/構築物的擬議高度及不同樓層的擬議用途 (如適用) (Please use separate sheets if the space below is insufficient) (如以下空間不足，請另頁說明) <u>Structure 1: Cattery & Caretaker's Office (1/F); Car Parking Space (G/F); GFA: Not exceeding 110 sq.m (including G/F, 1/F and the staircase); Height: Not exceeding 6.5m; No. of Storeys: 2</u> <u>建築物 1: 貓房及員工辦公室(1樓); 車位(地下); 總樓面面積: 不超過110平方米(包括1/F, G/F及樓梯); 高度: 不超過6.5米; 層數: 2</u> Proposed number of car parking spaces by types 不同種類停車位的擬議數目 Private Car Parking Spaces 私家車車位 1 Motorcycle Parking Spaces 電單車車位 Light Goods Vehicle Parking Spaces 輕型貨車泊車位 Medium Goods Vehicle Parking Spaces 中型貨車泊車位 Heavy Goods Vehicle Parking Spaces 重型貨車泊車位 Others (Please Specify) 其他 (請列明) Proposed number of loading/unloading spaces 上落客貨車位的擬議數目 Taxi Spaces 的士車位 Coach Spaces 旅遊巴車位 Light Goods Vehicle Spaces 輕型貨車車位 Medium Goods Vehicle Spaces 中型貨車車位 Heavy Goods Vehicle Spaces 重型貨車車位 Others (Please Specify) 其他 (請列明)	

Gist of Application 申請摘要 (Please provide details in both English and Chinese <u>as far as possible</u> . This part will be circulated to relevant consultees, uploaded to the Town Planning Board's Website for browsing and free downloading by the public and available at the Planning Enquiry Counters of the Planning Department for general information.) (請盡量以英文及中文填寫。此部分將會發送予相關諮詢人士、上載至城市規劃委員會網頁供公眾免費瀏覽及下載及於規劃署規劃資料查詢處供一般參閱。)	
Application No. 申請編號	(For Official Use Only) (請勿填寫此欄)
Location/address 位置／地址	Lots 4 (Part), 5 S. AP and 5 S.BA in D.D. 110, Tai Kong Po, Kam Tin, Yuen Long 元朗錦田大江埔丈量約份第110約地段第4號(部分)、第5號AP分段及第5號BA分段
Site area 地盤面積	86 sq. m 平方米 <input checked="" type="checkbox"/> About 約 (includes Government land of 包括政府土地 sq. m 平方米 <input type="checkbox"/> About 約)
Plan 圖則	Approved Kam Tin North Outline Zoning Plan No. S/YL-KTN/11 錦田北分區計劃大綱核准圖S/YL-KTN/11
Zoning 地帶	Agriculture 農業
Type of Application 申請類別	<input checked="" type="checkbox"/> Temporary Use/Development in Rural Areas or Regulated Areas for a Period of 位於鄉郊地區或受規管地區的臨時用途/發展為期 <input checked="" type="checkbox"/> Year(s) 年 <u>3</u> <input type="checkbox"/> Month(s) 月 _____ <input type="checkbox"/> Renewal of Planning Approval for Temporary Use/Development in Rural Areas or Regulated Areas for a Period of 位於鄉郊地區或受規管地區臨時用途/發展的規劃許可續期為期 <input type="checkbox"/> Year(s) 年 _____ <input type="checkbox"/> Month(s) 月 _____
Applied use/ development 申請用途/發展	Temporary Animal Boarding Establishment and Associated Filling of Land for a period of 3 years 臨時動物寄養所及相關填土工程為期3年



G/F

PROJECT 項目名稱: Temporary Animal Boarding Establishment (Cattery) and Associated Filling of Land for a Period of 3 Years at Lots 4 (Part), 5 S.AP & 5 S.BA in D.D.110, Tai Kong Po, Kam Tin, Yuen Long, N.T	DRAWING TITLE 圖目: Existing Land Filling Area Plan	REMARKS 備註:
	DRAWING No. 圖號: Figure 5	SCALE 比例: 1:500

Previous Applications covering the Application Site (the Site)

Approved Applications

	Application No.	Use / Development	Date of Consideration
1.	A/YL-KTN/519	Proposed Temporary Animal Boarding Establishment (Cattery) for a Period of 3 Years	24.6.2016
2.	A/YL-KTN/652	Renewal of Planning Approval for Temporary Animal Boarding Establishment (Cattery) for a Period of 3 Years	17.5.2019
3.	A/YL-KTN/828	Renewal of Planning Approval for Temporary Animal Boarding Establishment (Cattery) for a Period of 3 Years	22.4.2022

Similar s.16 Applications within the same “Agriculture” zone in the vicinity of the Site in the Past Five Years

Approved Applications

	Application No.	Use / Development	Date of Consideration
1.	A/YL-KTN/721	Proposed Temporary Animal Boarding Establishment (Dog Kennel) for a Period of 3 Years	16.4.2021 [revoked on 16.7.2023]
2.	A/YL-KTN/722	Proposed Temporary Animal Boarding Establishment (Dog Kennel) for a Period of 3 Years	18.9.2020 [revoked on 30.7.2023]
3.	A/YL-KTN/723	Proposed Temporary Animal Boarding Establishment for a Period of 3 Years and Filling of Land	23.10.2020 [revoked on 23.10.2021]
4.	A/YL-KTN/725	Proposed Temporary Animal Boarding Establishment (Dog Kennel cum Dog Recreation Centre) for a Period of 3 Years	26.2.2021 [revoked on 26.2.2022]
5.	A/YL-KTN/739	Renewal of Planning Approval for Temporary Animal Boarding Establishment for a Period of 3 Years	8.1.2021
6.	A/YL-KTN/740	Proposed Temporary Animal Boarding Establishment for a Period of 3 Years	8.1.2021 [revoked on 8.7.2021]
7.	A/YL-KTN/747	Temporary Animal Boarding Establishment for a Period of 5 Years	26.2.2021
8.	A/YL-KTN/756	Proposed Temporary Animal Boarding Establishment for a Period of 3 Years and Land Filling	16.4.2021 [revoked on 16.7.2022]

9.	A/YL-KTN/778	Proposed Temporary Animal Boarding Establishment for a Period of 5 Years and Filling of Land	13.8.2021 [revoked on 13.11.2021]
10.	A/YL-KTN/779	Proposed Temporary Animal Boarding Establishment with Ancillary Facilities for a Period of 3 Years	13.8.2021 [revoked on 13.11.2023]
11.	A/YL-KTN/798	Proposed Temporary Animal Boarding Establishment with Ancillary Facilities for a Period of 5 Years and Filling of Land	24.12.2021 [revoked on 24.6.2024]
12.	A/YL-KTN/805	Proposed Temporary Animal Boarding Establishment with Ancillary Facilities for a Period of 5 Years and Filling of Land	28.1.2022 [revoked on 28.4.2024]
13.	A/YL-KTN/809	Proposed Temporary Animal Boarding Establishment with Ancillary Facilities for a Period of 5 Years and Filling of Land	28.1.2022 [revoked on 28.4.2024]
14.	A/YL-KTN/839	Renewal of Planning Approval for Temporary Animal Boarding Establishment (Cattery) for a Period of 3 Years	15.7.2022
15.	A/YL-KTN/856	Proposed Temporary Animal Boarding Establishment for a Period of 5 Years and Filling of Land	23.9.2022 [revoked on 23.12.2023]
16.	A/YL-KTN/861	Temporary Animal Boarding Establishment for a Period of 5 Years and Land Filling of Land	11.11.2022 [revoked on 11.11.2024]
17.	A/YL-KTN/881	Temporary Animal Boarding Establishment with Ancillary Facilities for a Period of 5 Years and Filling of Land	17.2.2023 [revoked on 17.2.2024]
18.	A/YL-KTN/889	Proposed Temporary Animal Boarding Establishment with Ancillary Facilities for a Period of 5 Years and Filling of Land	17.3.2023 [revoked on 17.6.2024]
19.	A/YL-KTN/909	Proposed Temporary Animal Boarding Establishment with Ancillary Facilities for a Period of 5 Years and Filling of Land	9.6.2023 [revoked on 9.9.2024]
20.	A/YL-KTN/914	Proposed Temporary Animal Boarding Establishment with Ancillary Facilities for a Period of 5 Years and Filling of Land	23.6.2023 [revoked on 23.9.2024]
21.	A/YL-KTN/921	Proposed Temporary Animal Boarding Establishment with Ancillary Facilities for a Period of 5 Years and Filling of Land	28.7.2023 [revoked on 28.10.2024]
22.	A/YL-KTN/923	Proposed Temporary Animal Boarding Establishment with Ancillary Facilities for a Period of 5 Years and Filling of Land	11.8.2023 [revoked on 11.11.2024]

23.	A/YL-KTN/931	Proposed Temporary Animal Boarding Establishment with Ancillary Facilities for a Period of 5 Years and Filling of Land	11.8.2023 [revoked on 11.8.2024]
24.	A/YL-KTN/968	Temporary Animal Boarding Establishment for a Period of 5 Years and Filling of Land	22.12.2023
25.	A/YL-KTN/1007	Temporary Animal Boarding Establishment with Ancillary Facilities for a Period of 3 Years and Filling of Land	24.5.2024

Government Departments' General Comments

1. Traffic

Comments of the Commissioner for Transport:

- no adverse comment on the application from traffic engineering perspective; and
- advisory comments are at **Appendix IV**.

Comments of the Chief Highway Engineer/New Territories West, Highways Department:

- no in-principle objection to the application from highways maintenance perspective; and
- advisory comments are at **Appendix IV**.

2. Environment

Comments of the Director of Environmental Protection:

- no objection to the application from environmental planning perspective;
- there was no environmental complaint received against the application site (the Site) in the past three years; and
- advisory comments are at **Appendix IV**.

3. Drainage

Comments of the Chief Engineer/Mainland North, Drainage Services Department:

- no in-principle objection to the application from public drainage point of view;
- based on the applicant's submission, the applicant would maintain the same drainage facilities as those implemented under the previous planning application;
- the submitted records of existing drainage facilities are acceptable; and
- should the application be approved, approval condition should be stipulated that the implemented drainage facilities on the Site shall be maintained at all times during the planning approval period.

4. Fire Safety

Comments of the Director of Fire Services:

- no in-principle objection to the application; and

- advisory comments are at **Appendix IV**.

5. **Landscape Aspect**

Comments of the Chief Town Planner/Urban Design and Landscape, Planning Department:

- no objection to the application from landscape planning perspective;
- based on the aerial photos, the Site is located in an area of rural inland plains landscape character comprising temporary structures and natural woodland with “Conservation Area” to the north; and
- according to site photos, the Site is hard-paved and occupied by a structure with some potted plants. No existing tree is observed within the Site. Significant adverse landscape impact on landscape resources arising from the applied use is not anticipated.

6. **Agriculture and Nature Conservation**

Comments of the Director of Agriculture, Fisheries and Conservation:

- no strong view on the application from agricultural perspective. The Site is zoned “Agriculture” and is occupied by a structure. Agricultural infrastructures such as road access and water source are available in the area. The Site can be rehabilitated for agricultural activities such as open-field cultivation, greenhouses, plant nurseries, etc., though whether there will be agricultural activities on a specific site will hinge on a lot of factors;
- part of the Site (i.e. Lot 4 (Part) in D.D. 110) is involved in a Boarding Establishment Licence which was not submitted by the applicant;
- no comment on the application from nature conservation perspective; and
- advisory comments are at **Appendix IV**.

7. **Other Departments**

The following government departments have no objection to/no comment on the application and their advisory comments, if any, are at **Appendix IV**:

- District Officer (Yuen Long), Home Affairs Department;
- Chief Building Surveyor/New Territories West, Buildings Department;
- Project Manager (West), Civil Engineering and Development Department;
- Chief Engineer/Construction, Water Supplies Department; and
- Director of Electrical and Mechanical Services.

Recommended Advisory Clauses

- (a) prior planning permission should have been obtained before commencing the applied use at the application site (the Site);
- (b) failure to reinstate the Site as required under the relevant approval condition upon expiry of the planning permission might constitute an unauthorized development under the Town Planning Ordinance and be subject to enforcement and prosecution actions;
- (c) to resolve any land issues relating to the applied use with the concerned owner(s) and/or occupant(s);
- (d) to note the comments of the District Lands Officer/Yuen Long, Lands Department (LandsD) that the Short Term Wavier (STW) holder(s) will need to apply to his office for modification of the STW conditions where appropriate and the lot owner(s) shall apply to this office for an STW to permit the structure(s) erected within Lot Nos. 4 and 5 S.BA in D.D. 110. The application(s) for STW will be considered by the Government in its capacity as a landlord and there is no guarantee that it will be approved. The STW, if approved, will be subject to such terms and conditions including the payment of waiver fee and administrative fee as considered appropriate by LandsD. Besides, given the applied use is temporary in nature, only erection of temporary structure(s) will be considered;
- (e) to note the comments of the Commissioner for Transport that:
 - (i) the Site is connected to the public road network via a section of a local access road which is not managed by the Transport Department. The land status of the local access road should be checked with the LandsD. Moreover, the management and maintenance responsibilities of the local access road should be clarified with the relevant lands and maintenance authorities accordingly;
 - (ii) sufficient manoeuvring space shall be provided within the Site; and
 - (iii) no vehicle is allowed to queue back to or reverse onto/from public road at any time during the planning approval period;
- (f) to note the comments of the Chief Highway Engineer/New Territories West, Highways Department (HyD) that:
 - (i) the adjoining section of Kong Tai Road is not maintained by HyD. HyD shall not be responsible for the maintenance of proposed access connecting the Site, including the adjoining section of Kong Tai Road; and
 - (ii) adequate drainage measures shall be provided to prevent surface water running from the Site to the nearby public roads and drains;
- (g) to note the comments of the Director of Environmental Protection that:
 - (i) the applicant shall ensure no public announcement system, portable loud speaker or any form of audio amplification system is allowed to be used on the Site;

- (ii) the applicant shall follow the revised 'Code of Practice on Handling the Environmental Aspects of Temporary Uses and Open Storage Sites';
 - (iii) the applicant shall follow the relevant guidelines and requirements in relevant Professional Persons Environmental Consultative Committee Practice Notes (ProPECCPNs), in particular the ProPECCPN 1/23 'Drainage Plans subject to Comment by the Environmental Protection Department';
 - (iv) the applicant shall provide adequate supporting infrastructure/facilities for proper collection, treatment and disposal of waste/wastewater generated from the applied use; and
 - (v) the applicant shall meet the statutory requirements under relevant environmental legislation;
- (h) to note the comments of the Director of Fire Services (D of FS) that the existing fire service installations implemented on the Site shall be maintained in efficient working order at all times;
- (i) to note the comments of the Director of Agriculture, Fisheries and Conservation that:
- (i) under the Public Health (Animals) (Boarding Establishment) Regulations (Cap. 139I) (the Regulations), any person who provides food and accommodation for animals in return for a fee paid by the owner must apply for a Boarding Establishment Licence from his department. The applicant should also be reminded that the establishment and ancillary facilities which is licensed under the Regulations must always fulfil the criteria listed in the Regulations; and
 - (ii) the applicant should observe the Prevention of Cruelty to Animals Ordinance (Cap. 169) at all times;
- (j) to note the comments of the Chief Building Surveyor/New Territories West, Buildings Department (BD) that:
- (i) it is noted that one structure and associated filling of land are proposed in the application. Before any new building works (including containers/open sheds as temporary buildings, demolition and land filling, etc.) are to be carried out on the Site, prior approval and consent of the Building Authority (BA) should be obtained, otherwise they are unauthorized building works (UBW) under Buildings Ordinance (BO). An Authorized Person should be appointed as the co-ordinator for the proposed building works in accordance with the BO;
 - (ii) the Site shall be provided with means of obtaining access thereto from a street and emergency vehicular access in accordance with Regulations 5 and 41D of the Building (Planning) Regulations (B(P)R) respectively;
 - (iii) the Site does not abut on a specified street of not less than 4.5m wide and its permitted development intensity shall be determined under Regulation 19(3) of the B(P)R at building plan submission stage;
 - (iv) if the existing structure is erected on leased land without the approval of the BA, they are UBW under the BO and should not be designated for any applied use under the application;

- (v) for UBW erected on leased land, enforcement action may be taken by BD to effect their removal in accordance with the prevailing enforcement policy against UBW as and when necessary. The granting of any planning approval should not be construed as an acceptance of any existing building works or UBW on the Site under the BO;
- (vi) if the applied use under application is subject to issue of a license, the applicant should be reminded that any existing structures on the Site intended to be used for such purposes are required to comply with the building safety and other relevant requirements as may be imposed by the licensing authority;
- (vii) any temporary shelters or converted containers for office, storage, washroom or other uses are considered as temporary buildings are subject to the control of Part VII of the B(P)R; and
- (viii) detailed checking under the BO will be carried out at building plan submission stage.