

2025年 7月 29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 2025-07-29
The Town Planning Board will formally acknowledge
the date of receipt of the application only upon receipt
of all the required information and documents.

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

2501613

18/7

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/YC-PH/1082
	Date Received 收到日期	2025-07-29

- 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)

莊明順 John Ming sun

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)

N.A

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)	元朗八鄉打石湖, 第108約地段, 第121號(部份)122號, 123號(部份)124號(部份)125號(部份)127號(部份)及128號(部份)和毗鄰的政府土地。
(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 4184.99 sq.m 平方米 <input type="checkbox"/> About 約 <input checked="" type="checkbox"/> Gross floor area 總樓面面積 928.17 sq.m 平方米 <input type="checkbox"/> About 約
(c) Area of Government land included (if any) 所包括的政府土地面積 (倘有)	516.4 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	S/YL-PH/11
(e) Land use zone(s) involved 涉及的土地用途地帶	R(D)
(f) Current use(s) 現時用途	原為時大隻訓練場, 大貓窩養所及大隻游泳康樂中心。 (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)

(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)

(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 _____ (DD/MM/YYYY)&
於 1/7/2025 (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 _____ (DD/MM/YYYY)&
於 1/6/2025 (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

臨時大隻訓練場，大隻苗寄養所及大隻游泳康樂中心。

(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 三年
☐ month(s) 個月

(c) Development Schedule 發展細節表

Proposed uncovered land area 擬議露天土地面積 3319.39sq.m ☐ About 約

Proposed covered land area 擬議有上蓋土地面積 865.60sq.m ☐ About 約

Proposed number of buildings/structures 擬議建築物/構築物數目 27個

Proposed domestic floor area 擬議住用樓面面積 N/Asq.m ☒ About 約

Proposed non-domestic floor area 擬議非住用樓面面積 928.17sq.m ☒ About 約

Proposed gross floor area 擬議總樓面面積 928.17sq.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)

所有構築物位置及面積請參看附件(23) 構築物共27個，大部份為一層高構築物，只有SR2, SR4, SR5為兩層高，貨柜，請參看附件(23)。

Proposed number of car parking spaces by types 不同種類停車位的擬議數目 私家車位20個，有固定位置，其中兩個為有上蓋停車位，

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)

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)

輕型客貨車上落貨位1個有固定位置

Proposed operating hours 擬議營運時間

星期一至星期日 10am - 7pm, 所有公眾假期
照常營業

(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

☒ 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))

由新錦公路

接駁到一條約四十米的私家路, 標示在位置圖上

☐ 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)

No 否

(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

☐ Please provide details 請提供詳情

No 否

☒

(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

☐ (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)

☐ Diversion of stream 河道改道

☐ Filling of pond 填塘

Area of filling 填塘面積 sq.m 平方米 ☐ About 約

Depth of filling 填塘深度 m 米 ☐ About 約

☐ Filling of land 填土

Area of filling 填土面積 sq.m 平方米 ☐ About 約

Depth of filling 填土厚度 m 米 ☐ About 約

☐ Excavation of land 挖土

Area of excavation 挖土面積 sq.m 平方米 ☐ About 約

Depth of excavation 挖土深度 m 米 ☐ About 約

No 否

☒

(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 ☐

No 不會 ☒

On traffic 對交通

Yes 會 ☐

No 不會 ☒

On water supply 對供水

Yes 會 ☐

No 不會 ☒

On drainage 對排水

Yes 會 ☐

No 不會 ☒

On slopes 對斜坡

Yes 會 ☐

No 不會 ☒

Affected by slopes 受斜坡影響

Yes 會 ☐

No 不會 ☒

Landscape Impact 構成景觀影響

Yes 會 ☐

No 不會 ☒

Tree Felling 砍伐樹木

Yes 會 ☐

No 不會 ☒

Visual Impact 構成視覺影響

Yes 會 ☐

No 不會 ☒

Others (Please Specify) 其他 (請列明)

Yes 會 ☐

No 不會 ☒

	<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>本中心種植大量樹木和常綠植物，對本區有綠化作用。並設有污水處理及紅處理中心之用水及完善雨水渠，確保不會染污環境土質，有足夠車位，不會影響交通問題，請參看附件(一至五)</p>
--	--

(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 checked="" 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>Reason(s) for non-compliance: 仍未履行的原因：</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。

此申請地原為 R(D) 地段，本人已向業主租用以上地段十九年，並且獲得城規會批出大次規劃許可，多年來訓練中心與各方和諧共處，對環境及村民從沒有做成打擾，而且亦履行各部門之附帶條件，而大鵬中心亦得到漁護處於 2024 年 8 月發出合格大鵬寄養牌照，望貴會能再次批出三年期之規劃許可予本中心，請參看附件 1-25 之圖表及文字敘述。

以下為申請地點之開放時間，逢星期一至星期四，早上九時至晚上七時，公眾假期及農曆新年照常營業，

所有大鵬寄養舍安置於室內構築物內，為狗房內會有隔窗設備，冷暖氣及清理設備確保不會製成火警及影響環境清潔，

附件 27 至 29 是一個申請首解答相關各部門之附加問題，請參閱內文更詳細解釋，

上一次申請 A/YL-PH/893

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

John Ming Situn

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 *N/A*

on behalf of
代表

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

Date 日期

18/7/2025 (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

- 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。
- 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。
- 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	元朗17鄉打石湖, 第108約的地段第121號(部份), 122號, 123號(部份), 124號(部份) 125號(部份) 127號 (部份) 及 128號(部份) 和毗鄰的政府土地.
Site area 地盤面積	4184.99 sq. m 平方米 <input checked="" type="checkbox"/> About 約 (includes Government land of 包括政府土地 516.4 sq. m 平方米 <input checked="" type="checkbox"/> About 約)
Plan 圖則	S/YL - PH/11
Zoning 地帶	R(D)
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	臨時犬隻訓練塢, 犬隻寄養所 及 犬隻游泳 康樂中心。

(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	928.17 <input checked="" type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於	0.22 <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		
(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	m 米 <input checked="" type="checkbox"/> (Not more than 不多於)	
		Storeys(s) 層 所有構築物 不多於兩層 <input checked="" type="checkbox"/> (Not more than 不多於)	
(iv) Site coverage 上蓋面積	20 % <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		私家車車位
	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)		20個(有固定位置, 其中兩個為有上蓋車位)
	Total no. of vehicle loading/unloading bays/lay-bys 上落客貨車位／停車處總數		輕型客貨車
	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)		上落客貨車 位 1 個 (有固定位置)

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

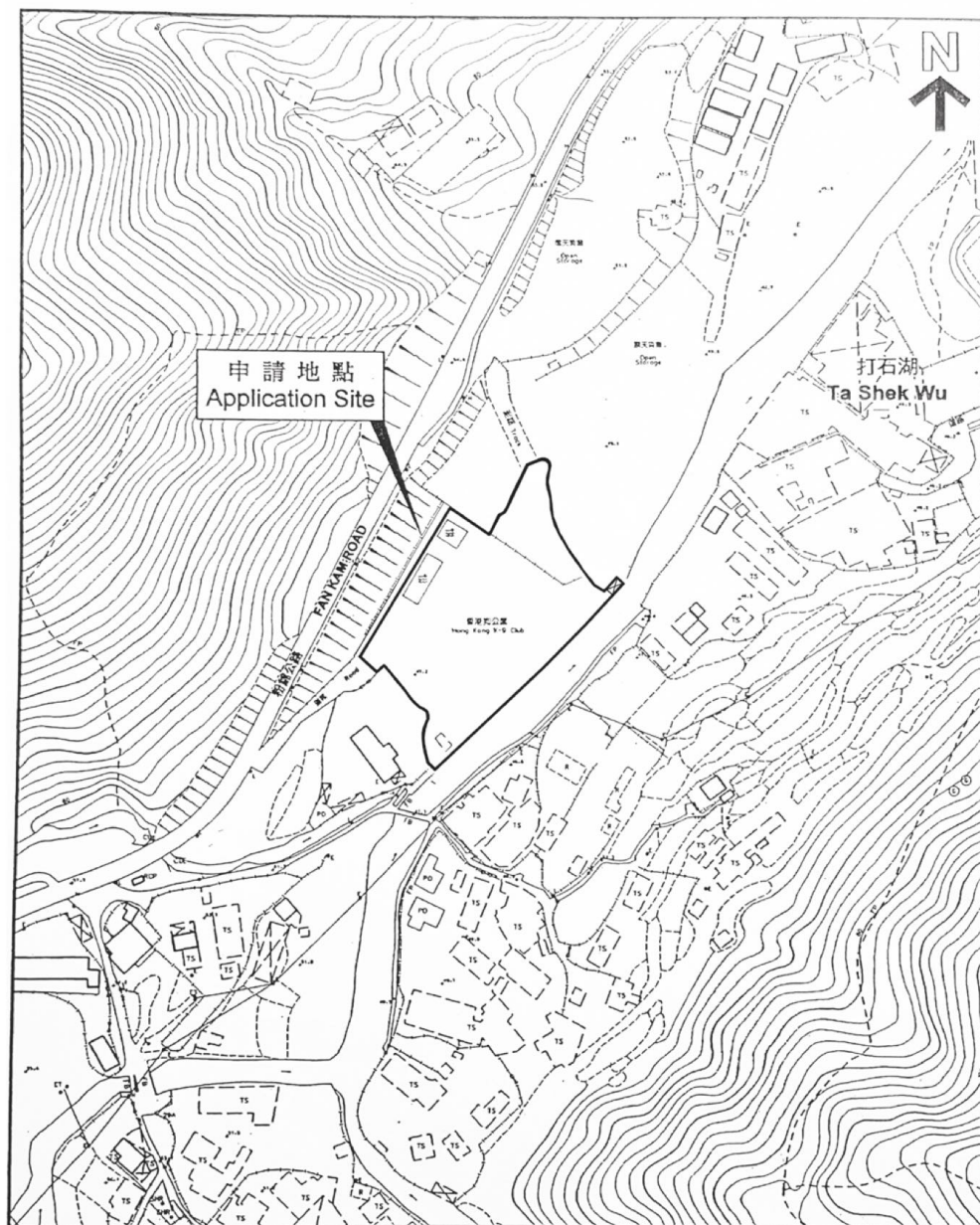
	Chinese 中文	English 英文
Plans and Drawings 圖則及繪圖		
Master layout plan(s)/Layout plan(s) 總綱發展藍圖／布局設計圖	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Block plan(s) 樓宇位置圖	<input type="checkbox"/>	<input type="checkbox"/>
Floor plan(s) 樓宇平面圖	<input type="checkbox"/>	<input type="checkbox"/>
Sectional 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 type="checkbox"/>
Others (please specify) 其他 (請註明)	<input checked="" type="checkbox"/>	<input type="checkbox"/>
申請位置圖, 雨水排放圖, 滅火筒位置圖, 植樹圖, 申請地交通道路圖		
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 type="checkbox"/>

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.

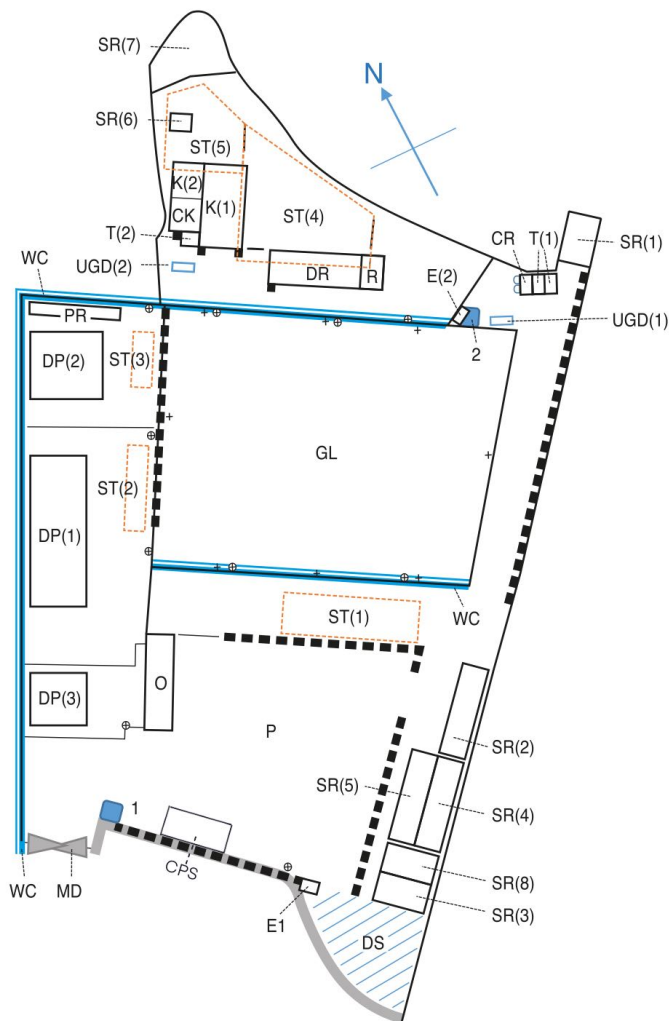
註：上述申請摘要的資料是由申請人提供以方便市民大眾參考。對於所載資料在使用上的問題及文義上的歧異，城市規劃委員會概不負責。若有任何疑問，應查閱申請人提交的文件。

申請位置圖



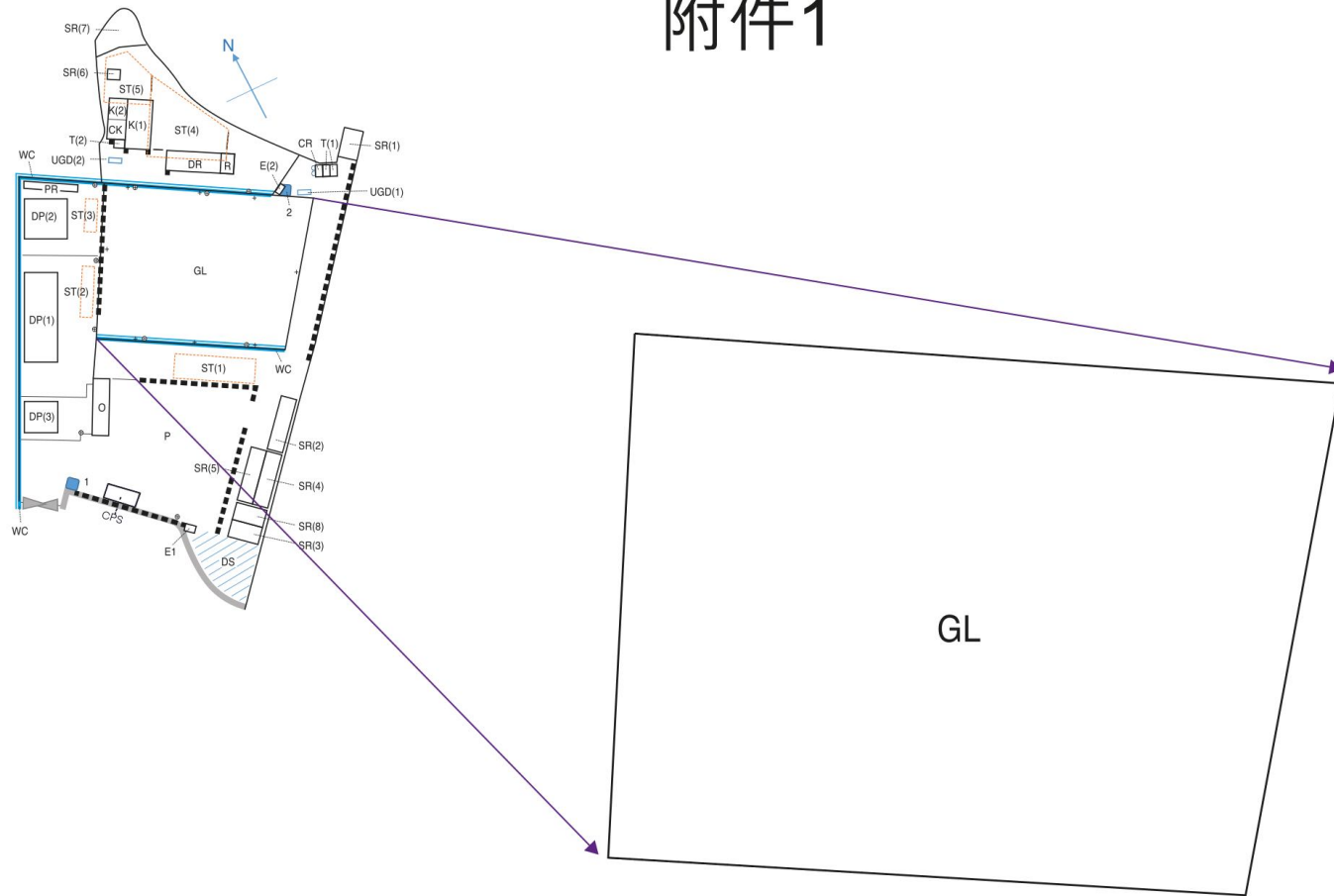
——➔ 車路 由粉錦公路直達至本公園停車場

附件1-29之圖表及文字敘述



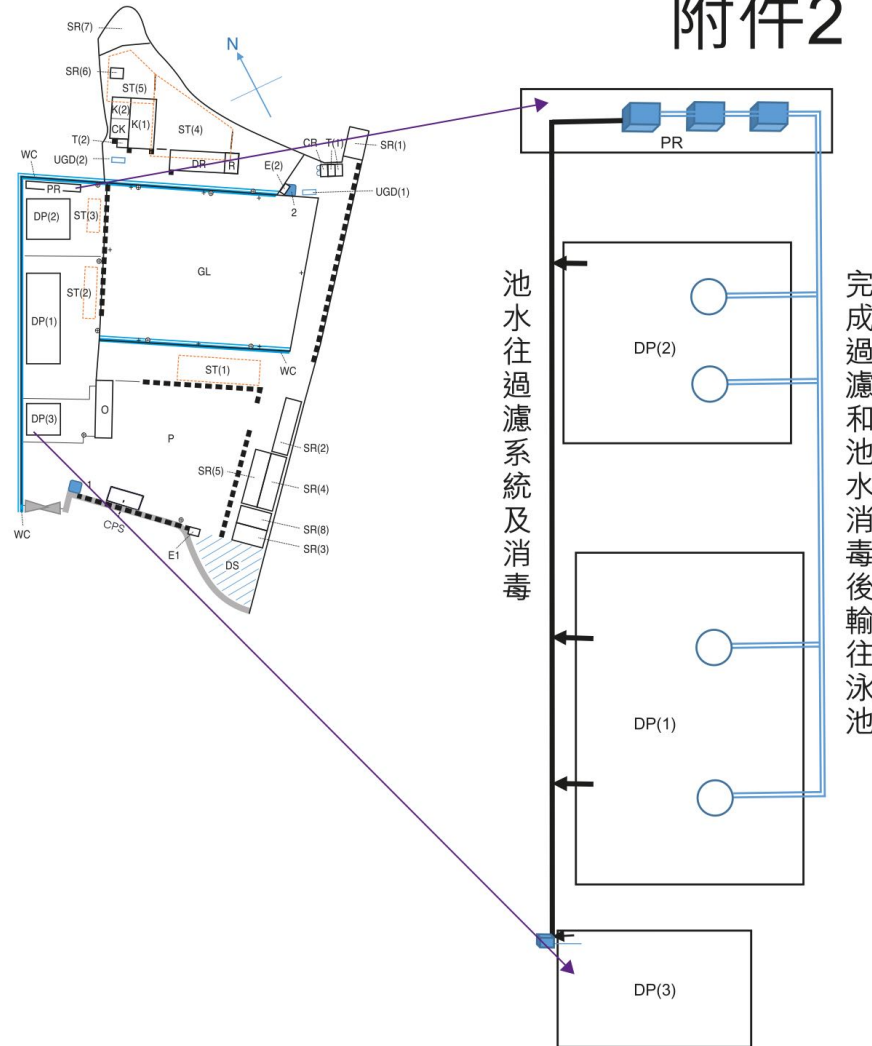
GL	為近一萬式仟平方呎之敏捷犬草地訓練場	參看附件 1
DP(1)	為犬隻泳池 (1)	參看附件 2
DP(2)	為犬隻泳池 (2)	
DP(3)	為犬隻泳池 (3)	
PR	為犬隻泳池過濾消毒處理泵房	參看附件 3
ST(1)	為帳篷 (1)	參看附件 4
ST(2)	為帳篷 (2)	
ST(3)	為帳篷 (3)	
ST(4)	為帳篷 (4)	參看附件 4A
ST(5)	為帳篷 (5)	參看附件 4B
CR	為更衣室	參看附件 5
T(1)	為洗手間 (1)	參看附件 6
T(2)	為洗手間 (2)	參看附件 6A
SR(1)	為存放雜物房 (1)	參看附件 7
SR(2)	為存放雜物房 (2)	
SR(3)	為存放雜物房 (3)	
SR(4)	為存放雜物房 (4)	
SR(5)	為存放雜物房 (5)	
SR(6)	為存放雜物房 (6)	
SR(7)	為存放雜物房 (7)	
SR(8)	為存放雜物房 (8)	
DR	為犬隻美容房	參看附件 8
DS	為犬隻沖身區	參看附件 9
E(1)	為電力總制房 (1)	參看附件 10
E(2)	為電力總制房 (2)	參看附件 10A
O	為臨時辦公室	參看附件 11
1	為犬隻廁所 (1)	參看附件 12
2	為犬隻廁所 (2)	參看附件 13
+	為草地訓練場花灑位置	參看附件 14
.....	為綠化環境之花槽位置	參看附件 15
⊕	為犬隻提供食水之位置	參看附件 16
D	為洗手盆及污水處理缸之位置	參看附件 16A
UGD(1)	為地下污水處理缸之位置	參看附件 17
UGD(2)	為地下污水處理缸之位置	參看附件 17A
P	為停車位	參看附件 17B
1-30	為綠化環境之植樹區位置	參看附件 17C
MD	為大閘門	參看附件 18
CK	貓房	參看附件 19
K(1)	狗房 (1)	參看附件 20
K(2)	狗房 (2)	參看附件 21
R	休息室	參看附件 22
	構建物位置及面積圖	參看附件 23
WC	排水渠、雨水渠及沙井設計位置	參看附件 24A-24G
F	水劑滅火筒及二氣氧化碳滅火筒設置位置圖	參看附件 25, 25A, 25B
EX	申請地點出入口通道圖	參看附件 26
CPS	兩個有上蓋停車位	參看附件 17A

附件1



圖示為近一萬式仟平方呎之敏捷犬草地訓練場

附件2



DP(1), DP(2) & DP(3) 為三個不同面積之犬隻游泳池

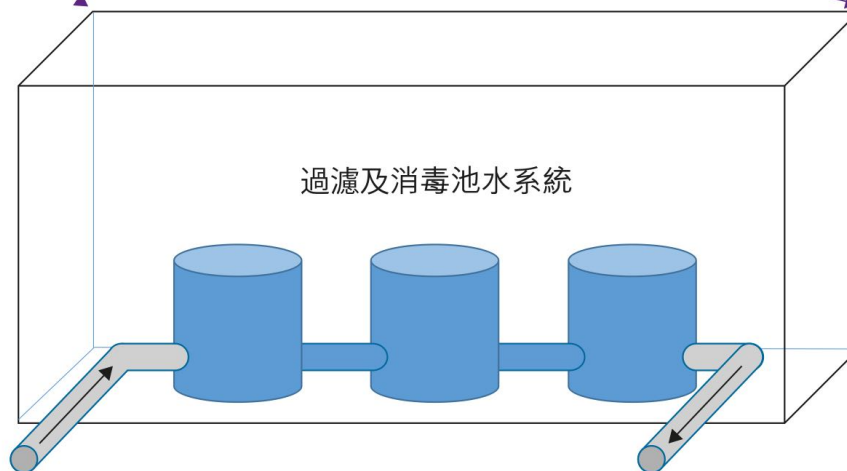
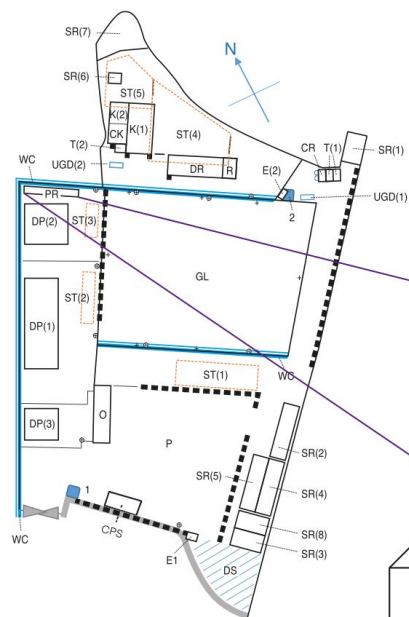
	DP(1)	DP(2)	DP(3)
長度	16.8M	8.0M	6.5M
闊度	6.0M	7.0M	6.5M
最深度	1.1M	1.0M	0.46M

DP(1), DP(2) & DP(3)設有完善之過濾系統和出入水位連接申請地段之PR過濾泵房。
本中心每天有員工負責清潔，過濾和消毒池水，確保池水潔淨安全及對犬隻無害。

** 備註：為確保安全，
本中心更為犬隻泳池區加設三個救生圈，
並提示游泳池，只供犬隻使用。

附件3

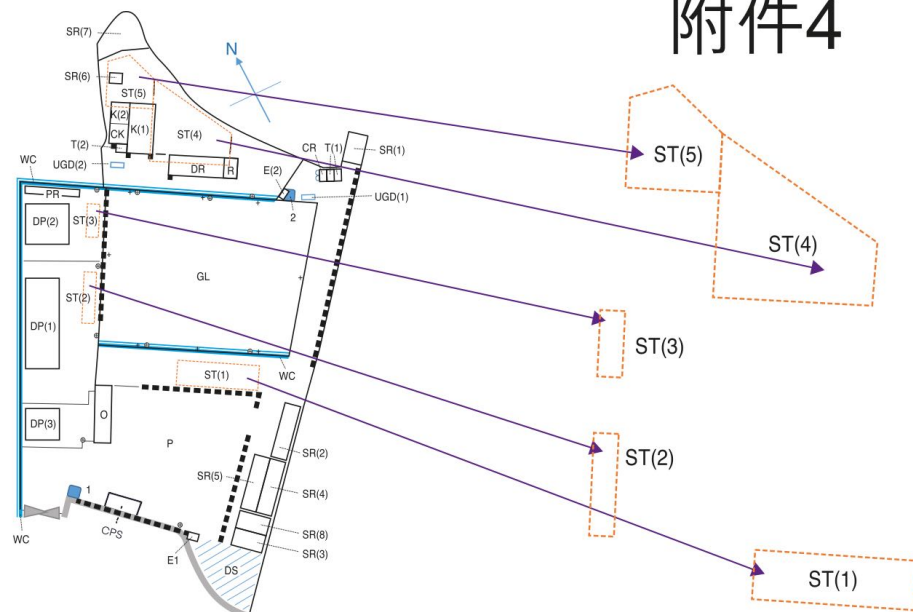
PR 為犬隻游泳池之泵房及過濾處理，過濾房面積13.86平方米，長9.9米、闊1.4米、高2.6米，內設有三個過濾泵，每天為三個狗泳池過濾及消毒池水，確保池水衛生和安全，請參閱以下過濾房之圖則。



池水往過濾系統及消毒

完成過濾和池水消毒後輸往泳池

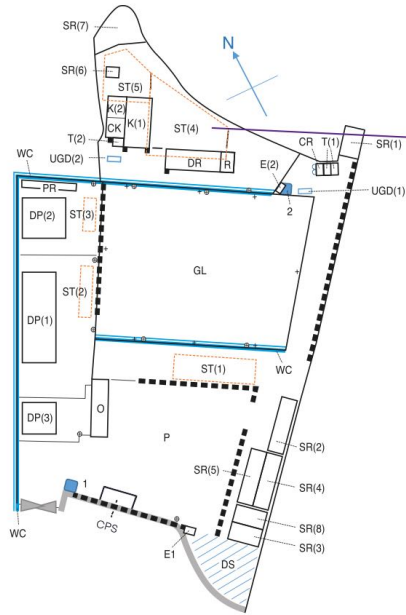
附件4



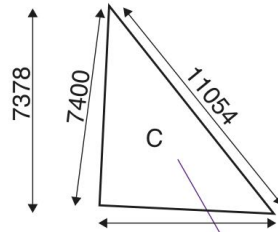
ST(1), ST(2), ST(3), ST(4) & ST(5) 為帳篷供狗主人休息之用。
帳篷是用鐵通落地建造，頂部為鋅鐵坑板，支柱直徑為4厘米。

		長度	闊度	高度	面積
ST(1)	帳篷(1)	15.00M	2.50M	2.50M	37.50M ²
ST(2)	帳篷(2)	9.00M	2.50M	2.50M	22.50M ²
ST(3)	帳篷(3)	6.00M	2.50M	2.50M	15.00M ²
ST(4)	帳篷(4)	面積計算方法參看附件4A			134.6M ²
ST(5)	帳篷(5)	面積計算方法參看附件4B			64.50M ²

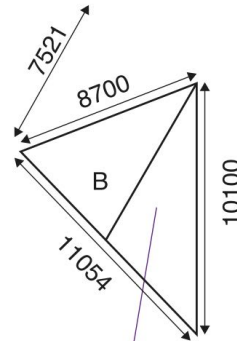
附件4A



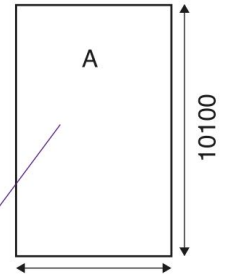
ST(4)面積計算方法：因ST(4)為不規則平面，
所以我們把面積計算為A, B, C三部份，
計算方法請參看以下圖表， $A+B+C = 134.60 \text{ s.m.}$



$$C = 8800 \times 7378 / 2 = 32.46 \text{ s.m.}$$



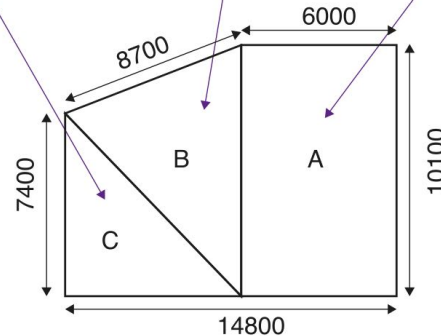
$$B = 11054 \times 7521 / 2 = 41.56 \text{ s.m.}$$



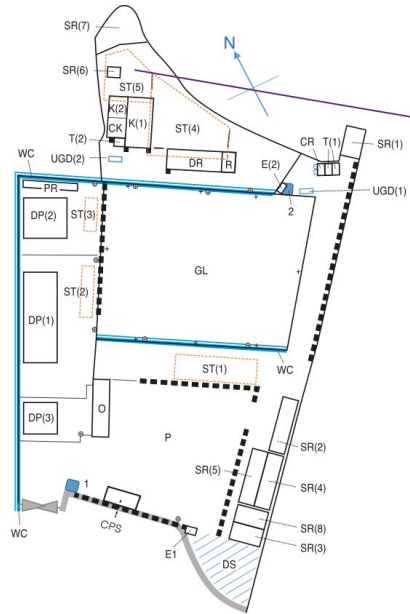
$$A = 6000 \times 10100 / 2 = 60.6 \text{ s.m.}$$

$$A+B+C = \text{Total} : 134.60 \text{ s.m.}$$

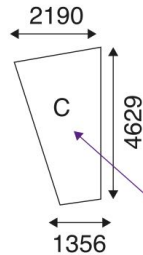
$$\begin{aligned} \text{Total} &= \\ &\sim 134.60 \text{ s.m.} \\ &\sim 1449 \text{ sq.ft.} \end{aligned}$$



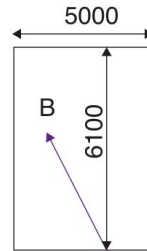
附件4B



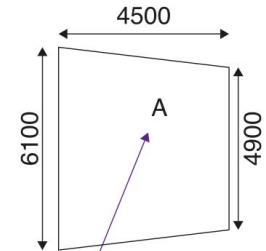
ST(5)面積計算方法：因ST(5)為不規則平面，
所以我們把面積計算為A, B, C, D四部份，
計算方法請參看以下圖表， $A+B+C+D = 64.50 \text{ s.m.}$



$$C = (2190+1356) \times 4629 / 2 = 8.207 \text{ s.m.}$$



$$B = 6100 \times 5000 = 30.5 \text{ s.m.}$$

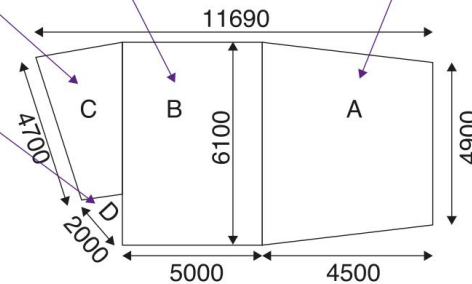
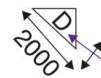


$$A = (6100+4900) \times 4500 / 2 = 24.75 \text{ s.m.}$$

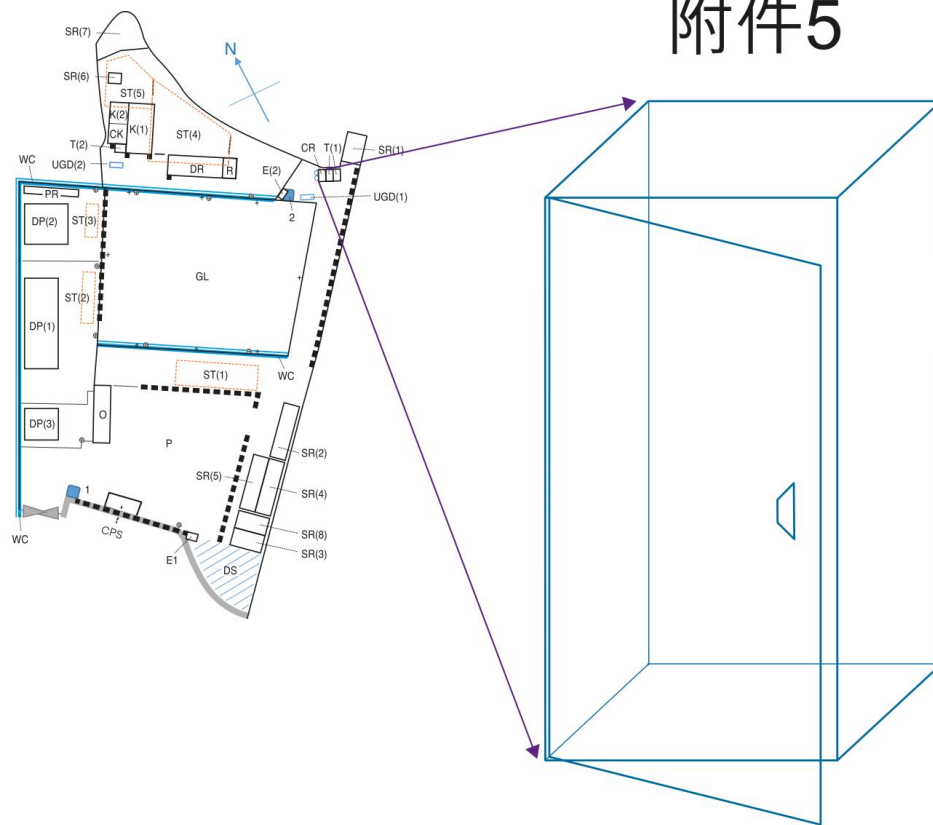
$$D = 2000 \times 997 / 2 = 0.997 \text{ s.m.}$$

$$A+B+C+D = \text{Total} : 64.50 \text{ s.m.}$$

$$\begin{aligned} \text{Total} &= \\ &\sim 64.50 \text{ s.m.} \\ &\sim 694 \text{ sq.ft.} \end{aligned}$$



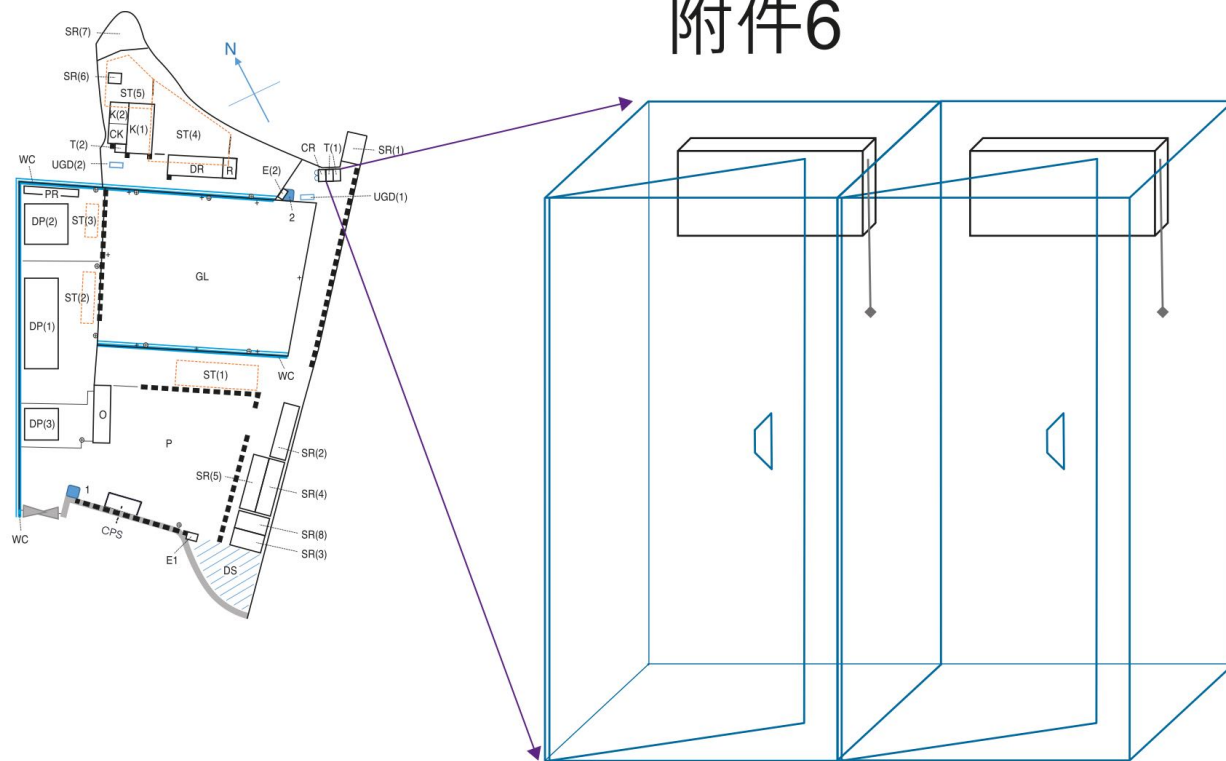
附件5



CR 為有沖身設備的更衣室，而沖身後的污水會流進地下污水處理缸(1) (UGD1)並定期由環保公司抽走。

更衣室1個總長為1.27米、闊1.30米、高2.68米，面積為1.65平方米。

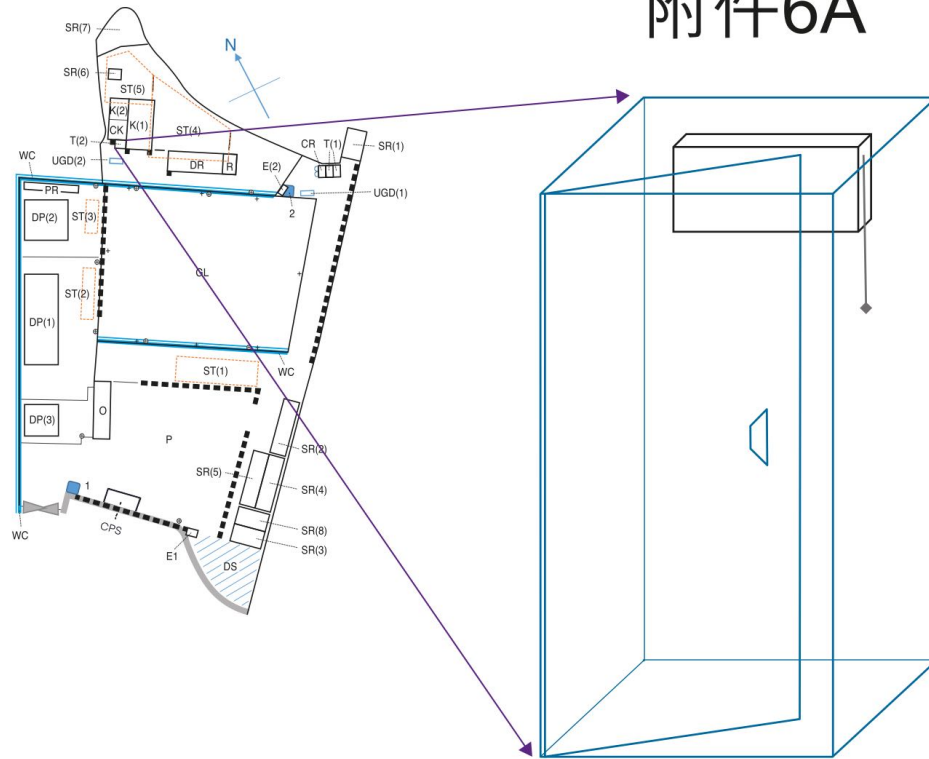
附件6



T1 為洗手間，內設抽水箱，污水會流進地下污水處理缸(1) (UGD1)並定期由環保公司抽走。

洗手間2個總長為1.27米、闊2.60米、高2.68米，面積為3.30平方米。

附件6A

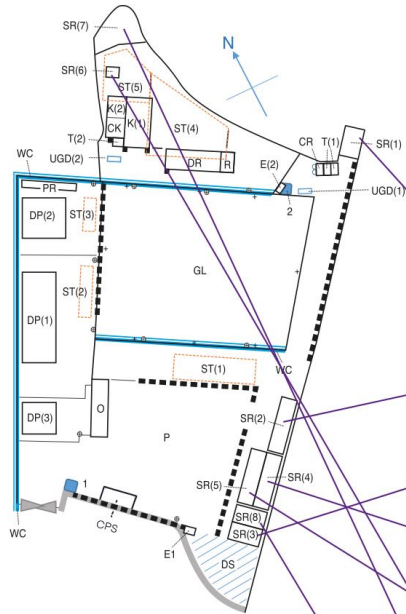


T2 為洗手間，內設抽水箱，污水會流進地下污水處理缸(2) (UGD2)並定期由環保公司抽走。

洗手間1個總長為1.23米、闊1.18米、高2.39米，面積為1.45平方米。

附件7

SR1, SR2, SR3, SR4, SR5, SR6, SR7 & SR8 為什物房



SR1: 面積為25.81平方米、長5.80米、闊4.45米、高2.60 米，此什物房並非密封式。

SR2: 面積為59.04平方米、長12.30米、闊2.40米、高6.40米，此什物房為兩個重疊之40呎貨櫃、離地面約一呎。

SR3: 面積為16.22平方米、長5.30米、闊3.06米、高3.14米，此什物房為密封式以磚砌成。

SR4: 面積為59.04平方米、長12.30米、闊2.40米、高6.40米，此什物房為兩個重疊之40呎貨櫃、離地面約一呎。

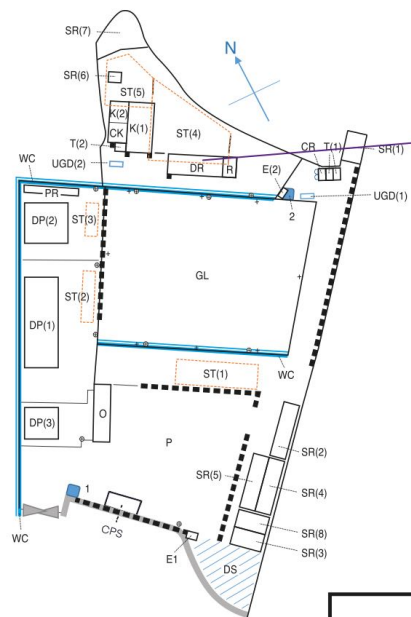
SR5: 面積為59.04平方米、長12.30米、闊2.40米、高6.40米，此什物房為兩個重疊之40呎貨櫃、離地面約一呎。

SR6: 面積為5.99平方米、長2.12、闊2.83米、高2.52米，此什物房為密封式。

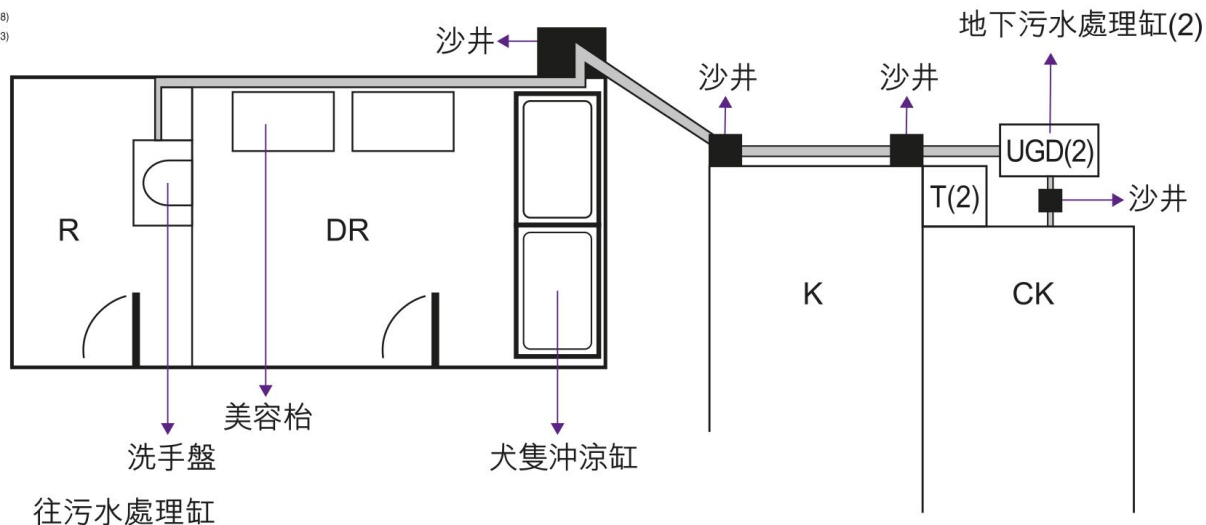
SR7: 面積為72.0平方米、長8.0米、闊9.0米、高3.40米，此什物房為並非密封式。

SR8: 面積為27.56平方米、5.30米、闊5.20米、高3.75米，此什物房為密封式以磚砌成。

附件8

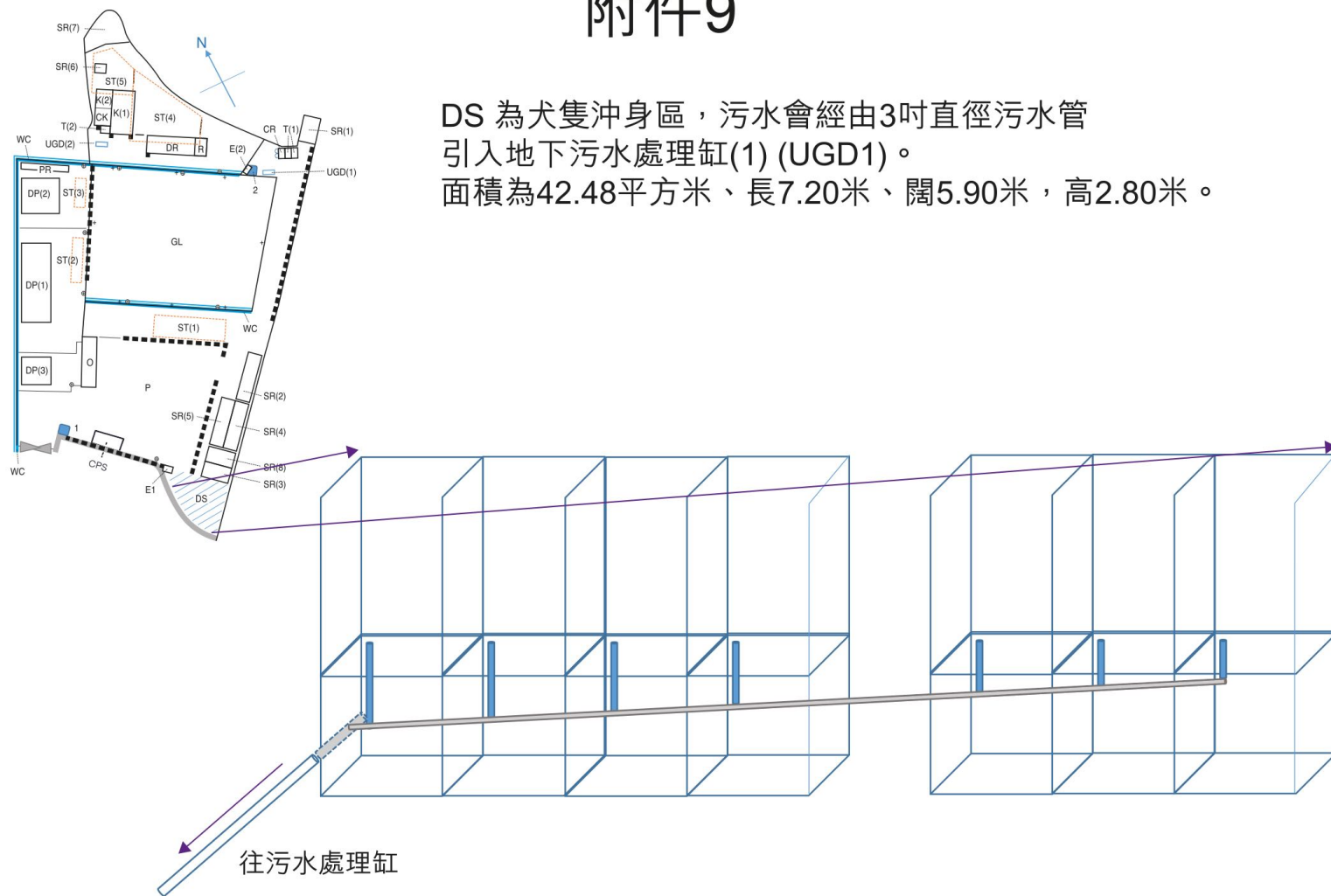


DR 為犬隻美容房，面積為12.65平方米，長4.11米、闊3.08米、高3.16米，內建有兩個犬隻沖涼浴缸，而污水會經由6吋直徑污水管引入污水處理缸(UGD2)。

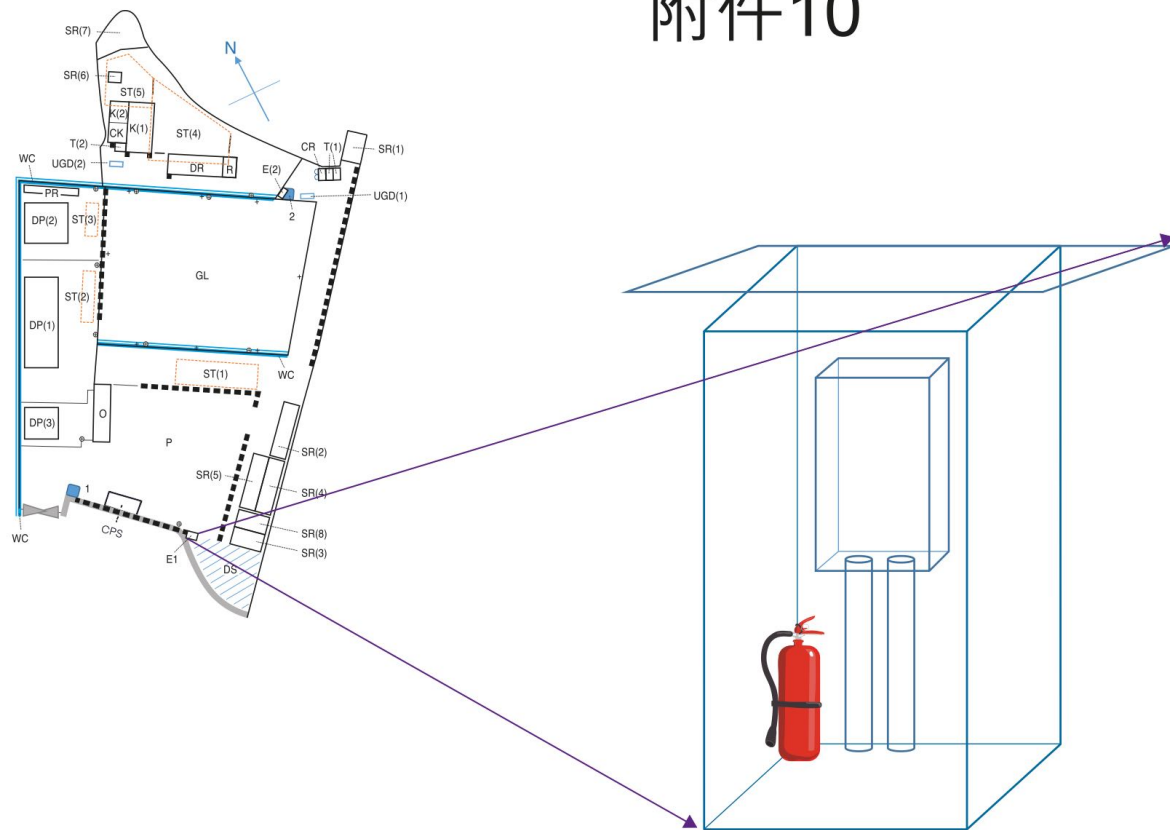


附件9

DS 為犬隻沖身區，污水會經由3吋直徑污水管
引入地下污水處理缸(1) (UGD1)。
面積為42.48平方米、長7.20米、闊5.90米，高2.80米。

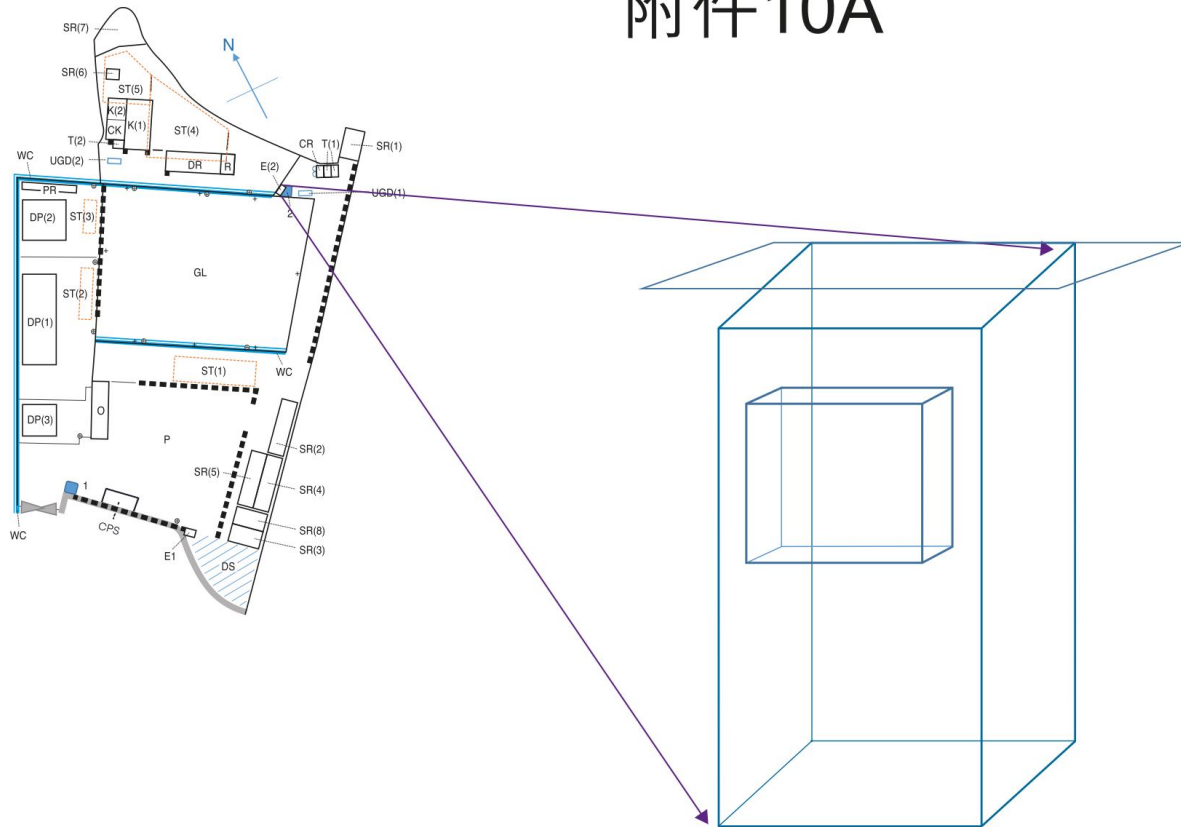


附件10



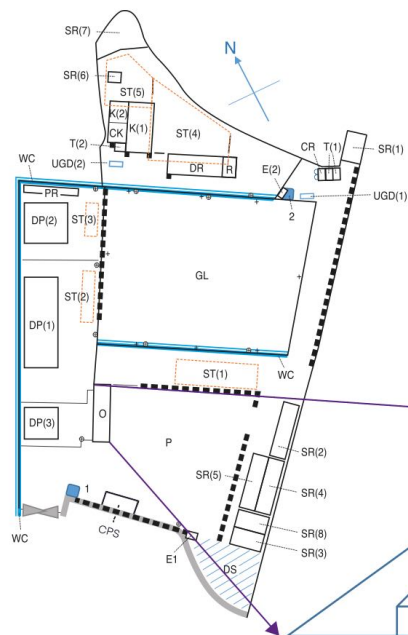
E(1) 為電力總制房，面積為1.51平方米、長1.23米、闊1.23米、高2.57 米。

附件10A

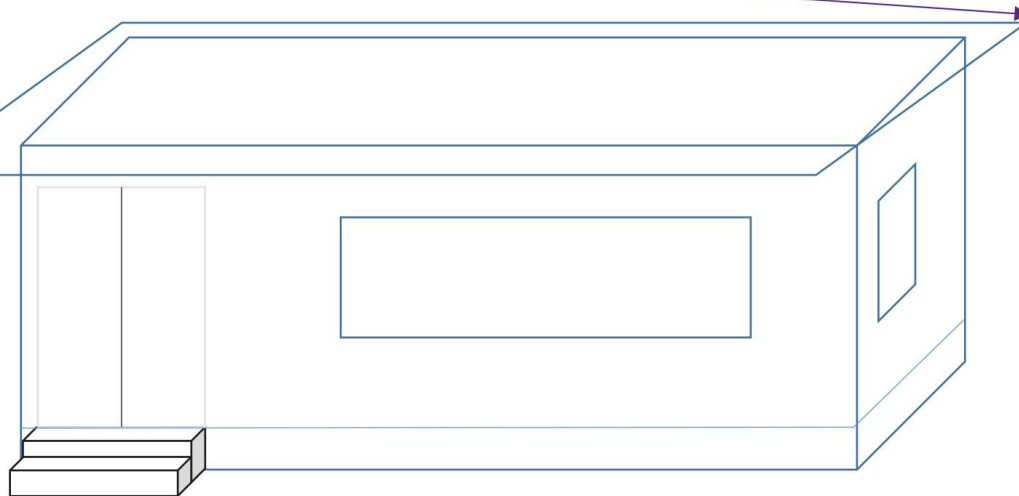


E(2) 為電力總制房，面積為0.61平方米、長0.78米、闊0.78米、高2.48 米。

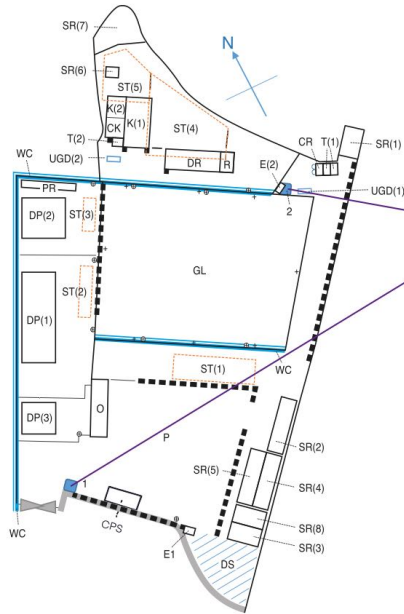
附件11



O 為辦公室，面積為32.48平方米、長10.65米、闊3.05米、高2.60 米，由一個貨櫃改建而成，離地約一呎。辦公室裡面附設有一個合乎食環規定，只出售包裝飲品及小食而無需申領牌照的小賣部。



附件12

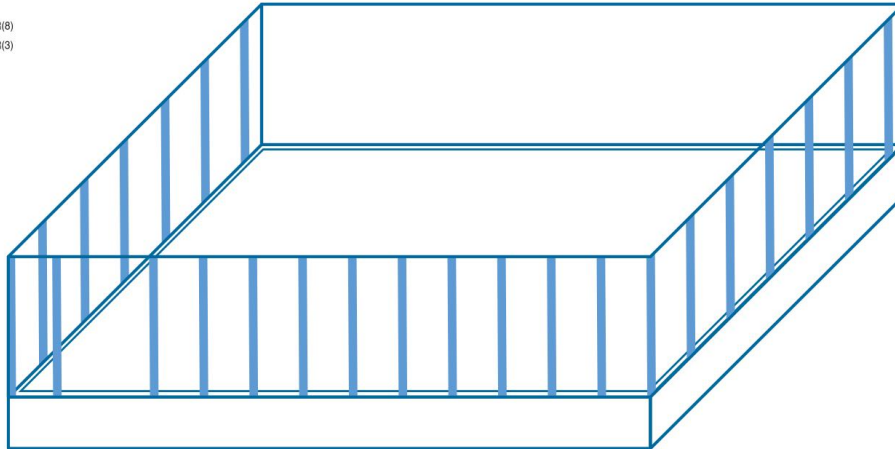


1 & 2 為狗廁所

1 面積為27.0平方米、長7.50米、闊3.60米

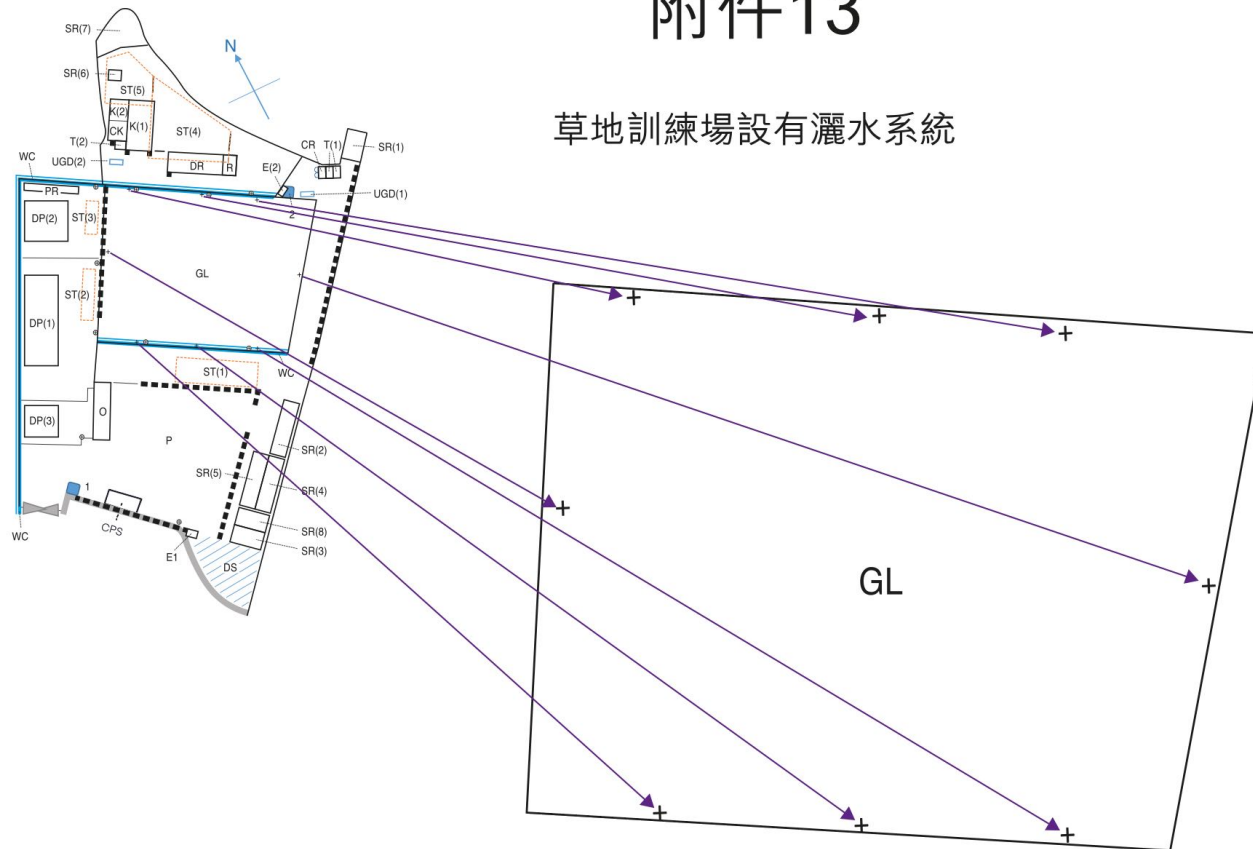
2 面積為11.96平方米、長4.35米、闊2.75米

狗廁所外圍設有高1.5米之欄桿，內裏有10吋高黃花砂，犬隻之糞便會有工作人員即時清理，故此對四週環境不會構成影响。



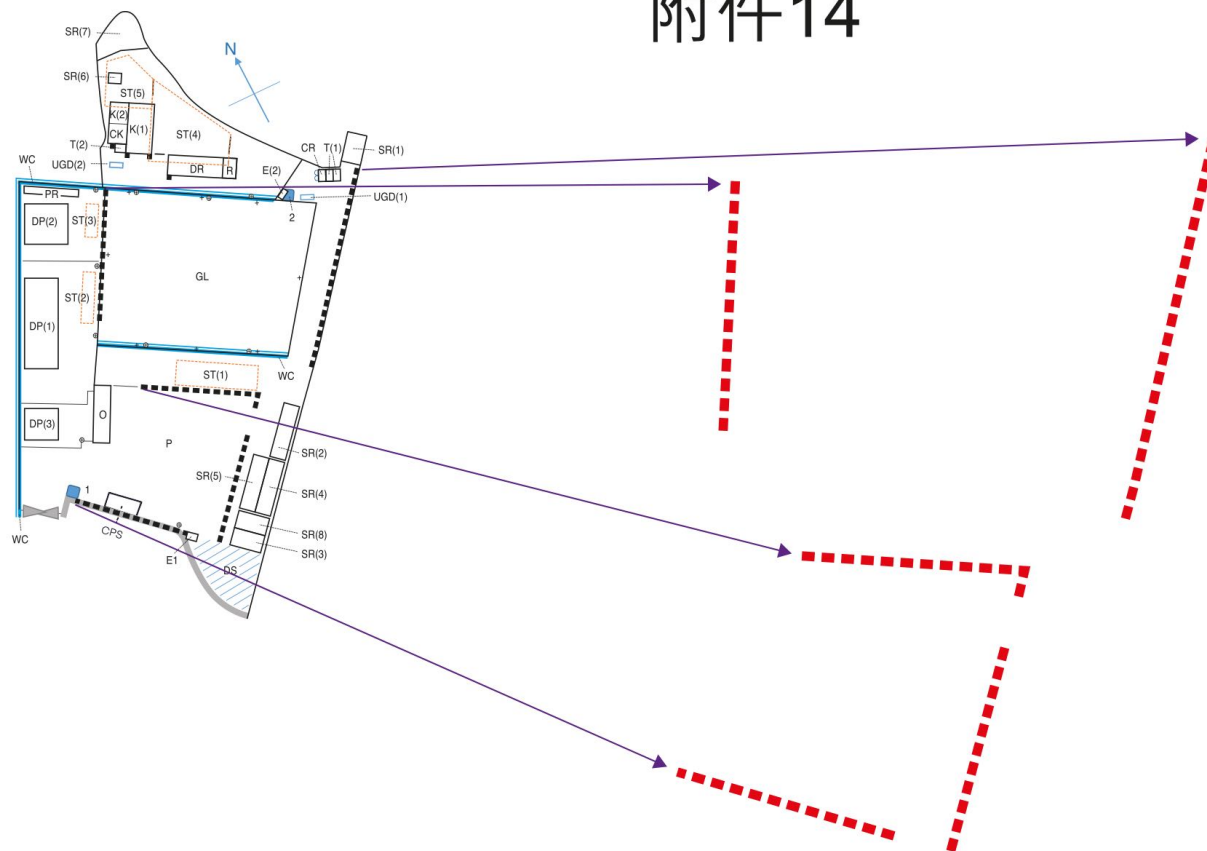
附件13

草地訓練場設有灑水系統



+ 為草地訓練場花灑頭位置

附件14

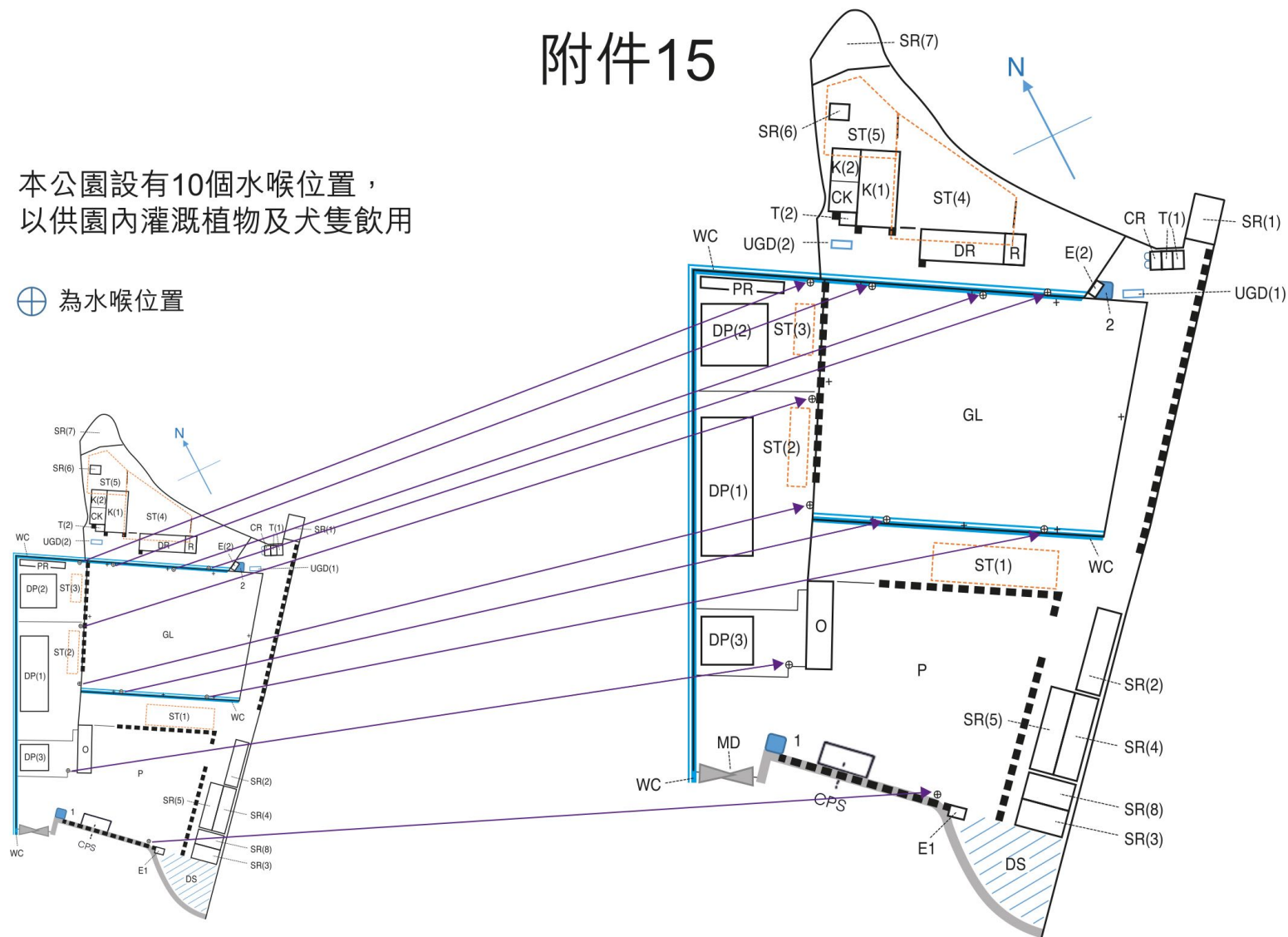


■■■■■ 為綠化環境之花槽位置、種植了不同種類的植物及花草。

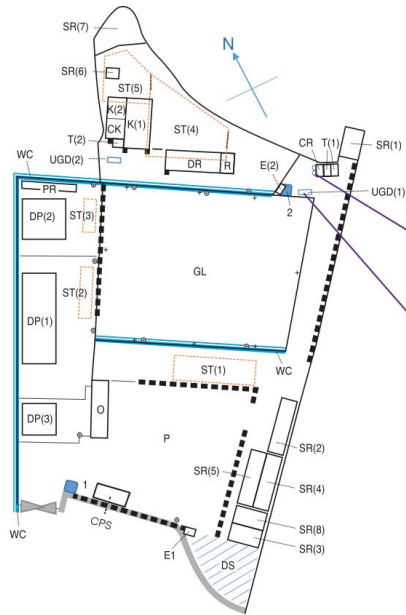
附件15

本公園設有10個水喉位置，
以供園內灌溉植物及犬隻飲用

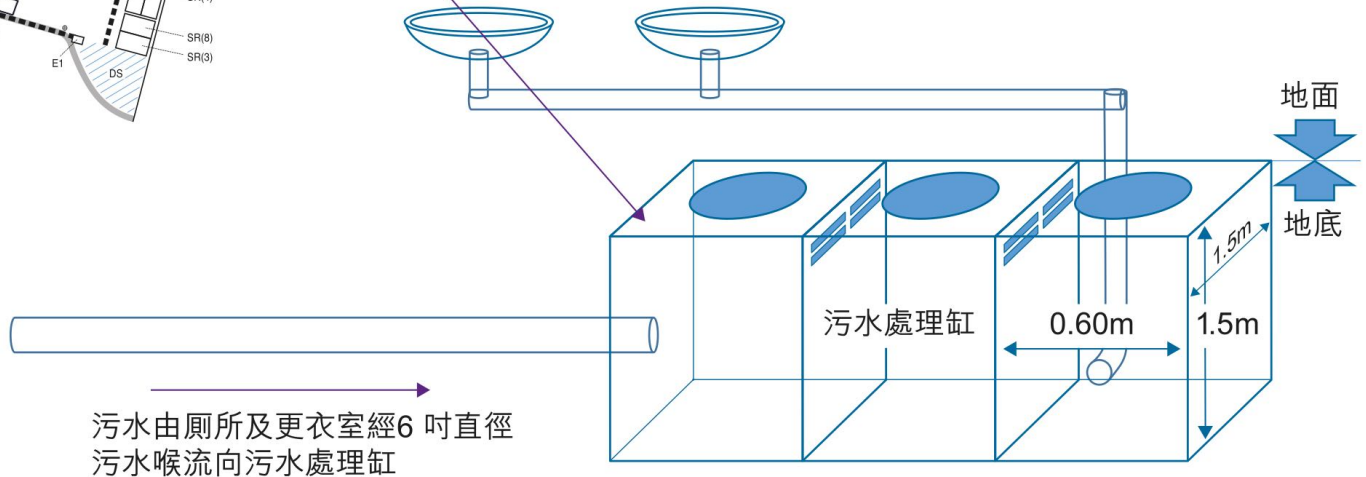
⊕ 為水喉位置



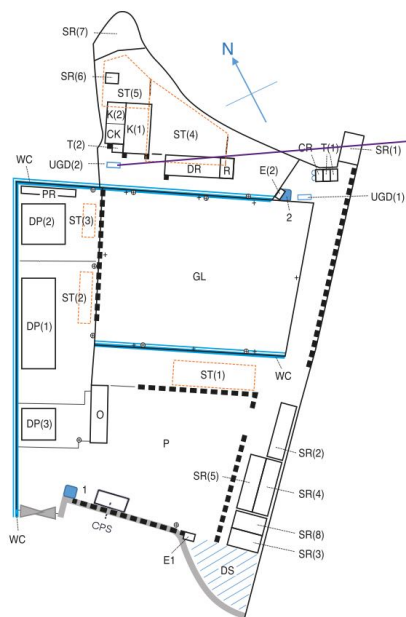
附件16



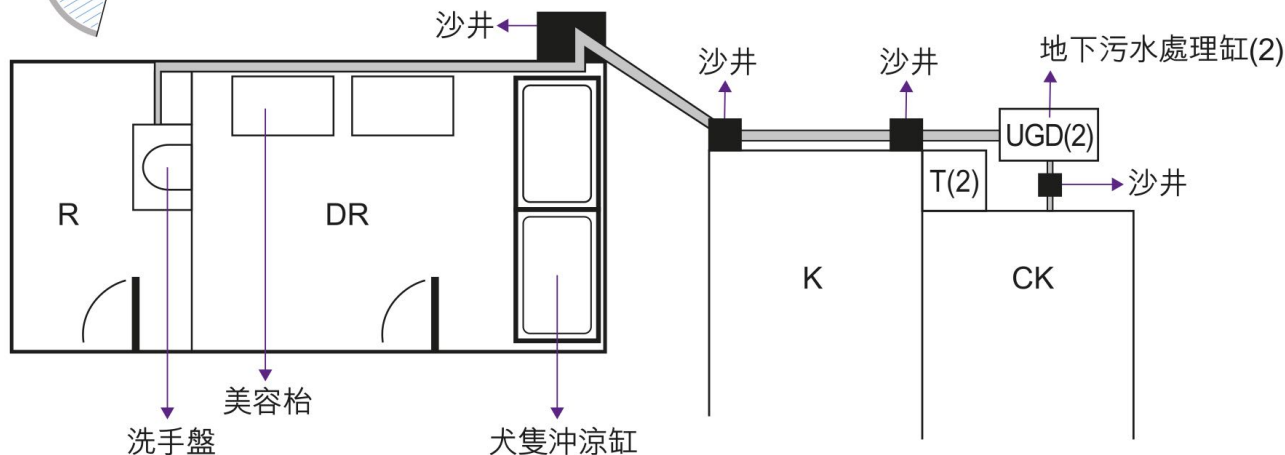
D 圖示為洗手盤及污水處理缸位置(1) (UGD1)
2個洗手盤設於洗手間對開，洗手盤污水經3吋直徑
污水喉直接流入地下污水處理缸(1) (UGD1)。
地下污水處理缸(1) (UGD1) 分三格，每格為長0.60米、
闊1.50米、高1.50 米、地下污水處理缸(1) (UGD1)底部
和四周牆身全用石屎建做，污水絕不會向地下和四周泥土滲透，
並定期請環保公司把污水吸走。



附件16A



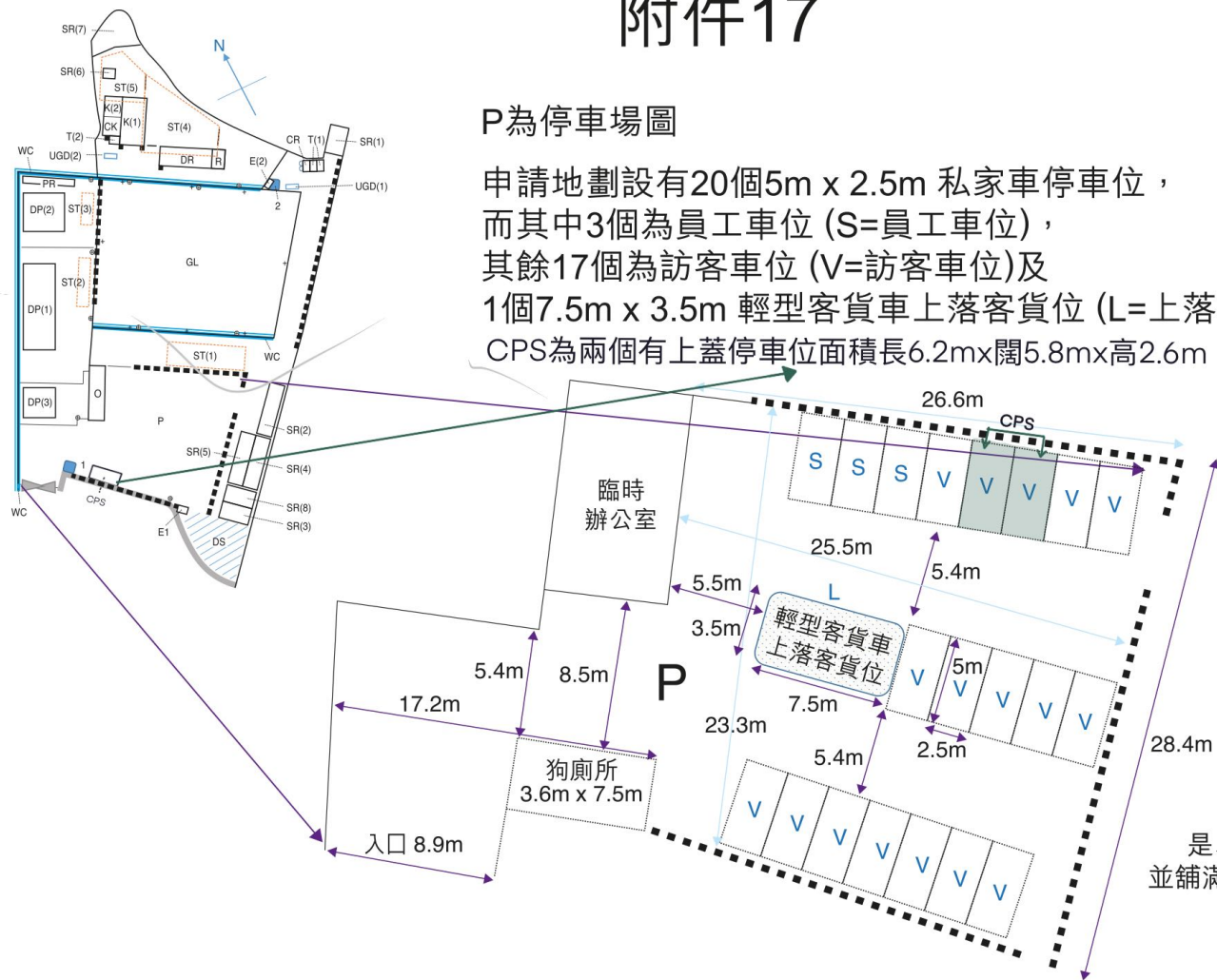
圖示為地下污水處理缸(2) (UGD2)位置
 犬隻美容房及休息室洗手盤，洗手盤及犬隻美容缸污水經
 3吋直徑污水喉直接流入地下污水處理缸(UGD2)。
 地下污水處理缸分三格，每格為長0.60米、闊1.50米、
 高1.50 米，並定期請環保公司把污水吸走，
 地下污水處理缸底部和四周牆身全用石屎建做，
 污水絕不會向地下和四周泥土滲透，地下污水處理缸(2) (UGD2)
 建做形式跟地下污水處理缸(1) (UGD1)完全一樣。



附件17

P為停車場圖

申請地劃設有20個5m x 2.5m 私家車停車位，
而其中3個為員工車位 (S=員工車位)，
其餘17個為訪客車位 (V=訪客車位)及
1個7.5m x 3.5m 輕型客貨車上落客貨位 (L=上落客貨車位)
CPS為兩個有上蓋停車位面積長6.2mx闊5.8mx高2.6m

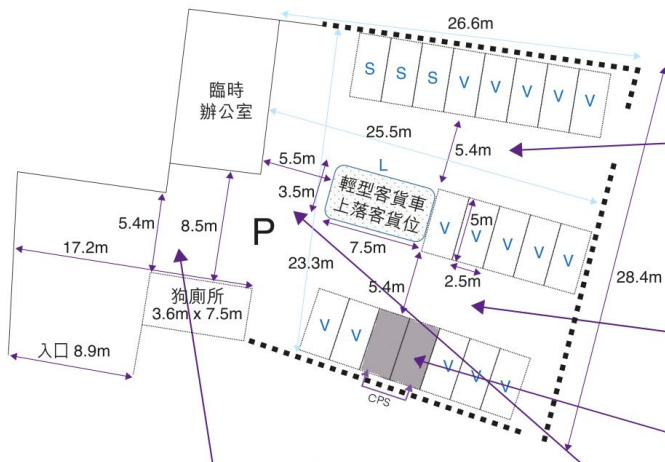


狗廁所

並非構築物

是以1.5m木欄圍起、
並舖滿10吋黃花砂之草坪、
供狗隻便溺用

附件17A



泊車位旁行車通道



泊車位旁行車通道

CPS = 兩個有蓋停車位

長：6.2m

闊：5.8m

高：2.6m

S = 員工車位

V = 訪客車位

L = 輕型客貨車上落客貨位

*客貨車濶1.7M



狗廁所旁入口通道



泊車位旁行車通道及
輕型客貨車上落客貨位

附件17B

所有車輛都可以直接由申請路段直接駛出或駛入粉錦公路，請參看附件17B。

我們亦知道由申請地段至粉錦公路這段路不屬於運輸署管轄。



本公司客貨車正在申請地點之接駁道路上。



本公司客貨車正由申請地點之接駁道路上直接駛入粉錦公路。



本公司客貨車完全直接駛入粉錦公路。

附件17C

最接近申請地的巴士站由粉錦公路往錦田方向大約40米距離。是77K巴士由上水至元朗方向(巴士站A，請參看附件17C)，而對面線亦有另一個77K巴士站，是由元朗至上水方向(巴士站B，請參看附件17C)，兩個巴士站距離申請地段大約40米至50米距離。路程大約1分鐘。申請地段粉錦公路來回亦有18號小巴，由上水至元朗及元朗至上水。



第一部份為花槽區

花槽分為A, B, C, D, E五個花槽，
種植類別請參看以下文字：

A區：約20米長，A區花槽全種植了散尾葵。

B區：約18米長，B區種植了一排米仔蘭。

C區：約25米長，C區種植了8棵落地種植的芒果樹。

D區：約30米長，D區種植了18棵松柏。

E區：約32米長，E區種植了一排細葉竹樹。

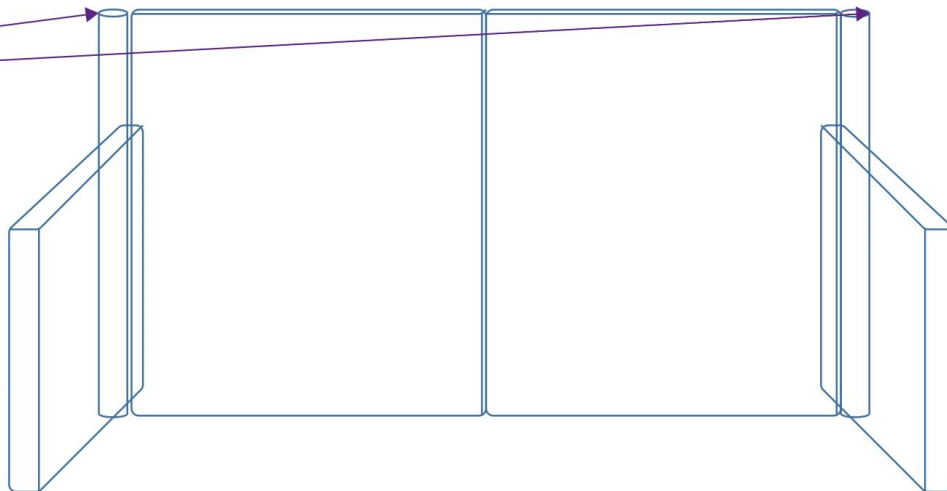
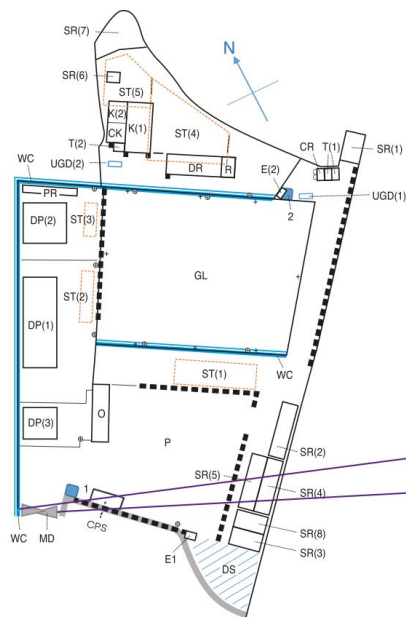
第二部份為綠化環境之植樹區

樹木主要是落地種植，共30棵，

其中第2, 3, 4, 5, 6, 7, 8, 9, 10, 18, 19, 30, 共12棵是羊蹄甲白蘭花樹，其餘18棵為細葉榕。

附件19

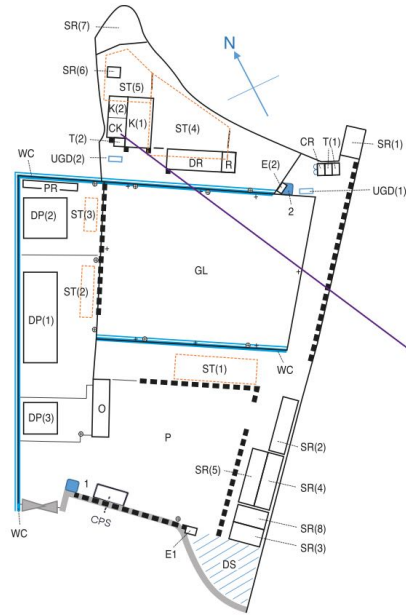
MD為9米闊之大門入口，入口處前有一條完善之
混凝土路接駁往粉錦公路



附件20

CK為貓房

面積為22.11平方米、長6.70米、闊3.30米、高2.63米，
內有6間獨立貓房。



↔ 趟門

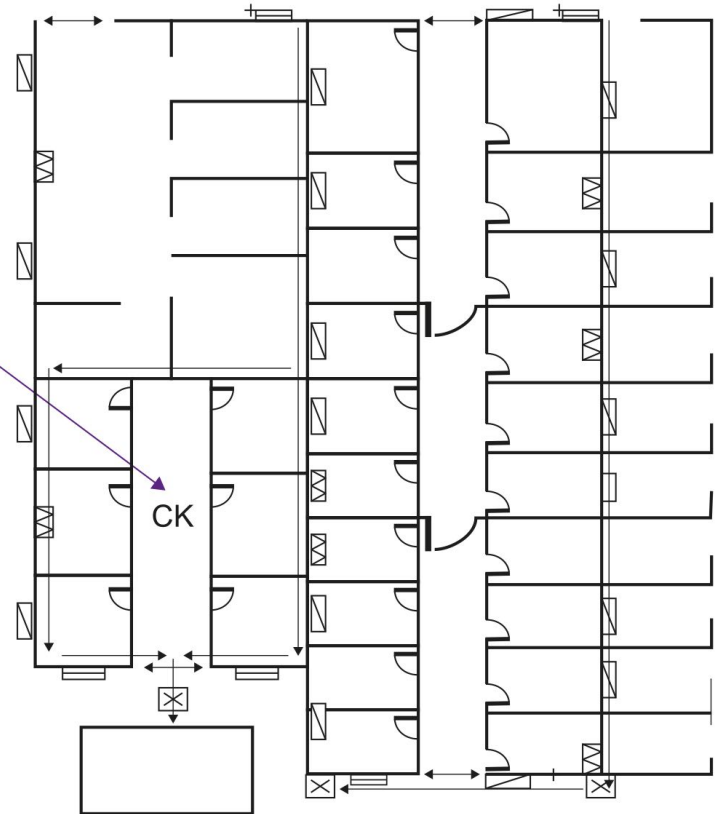
☒ 沙井

≡ 抽氣

▤ 氣窗

☒ 冷氣

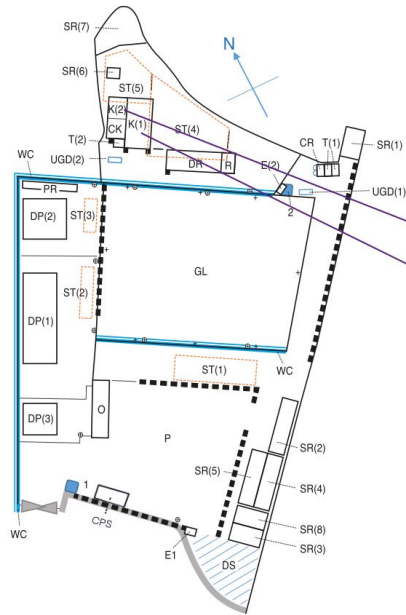
+ 水喉



附件21

K(1)為大中型狗房

面積為132.50平方米、長16.04米、闊8.26米、高3.90米，
內有30間獨立狗房。



K(2)為小型狗房

面積為22.50平方米、
長6.43米、闊3.50米、高3.17米、
內有5間獨立狗房。

↔ 趟門

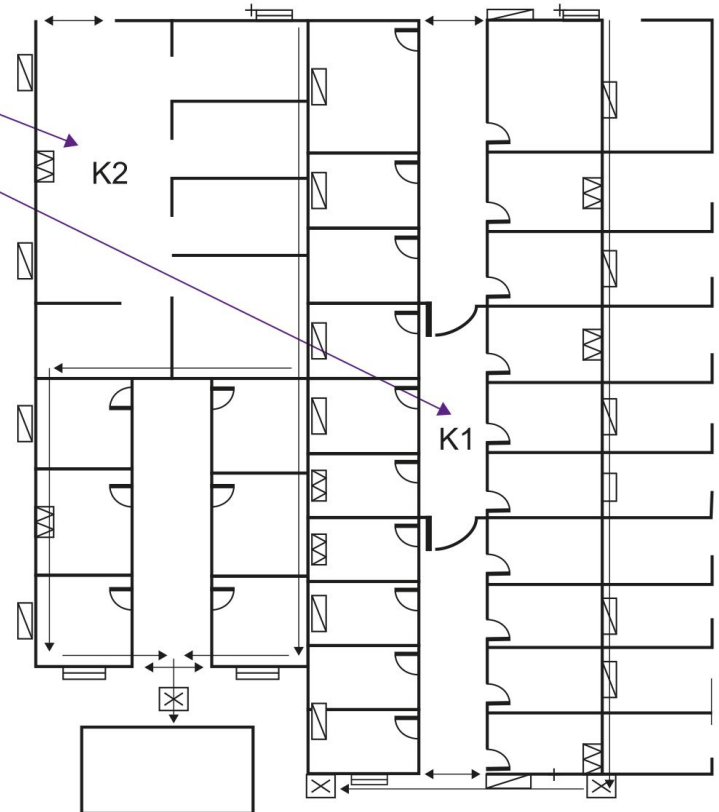
☒ 沙井

≡ 抽氣

▤ 氣窗

☒ 冷氣

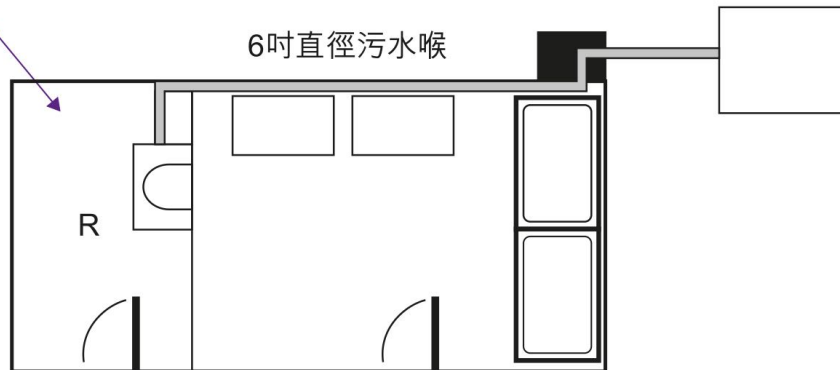
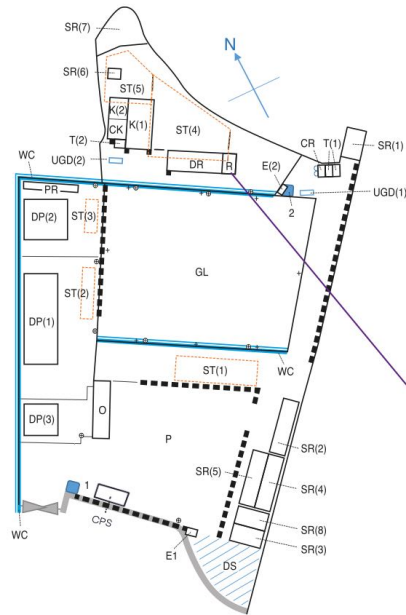
+ 水喉



附件22

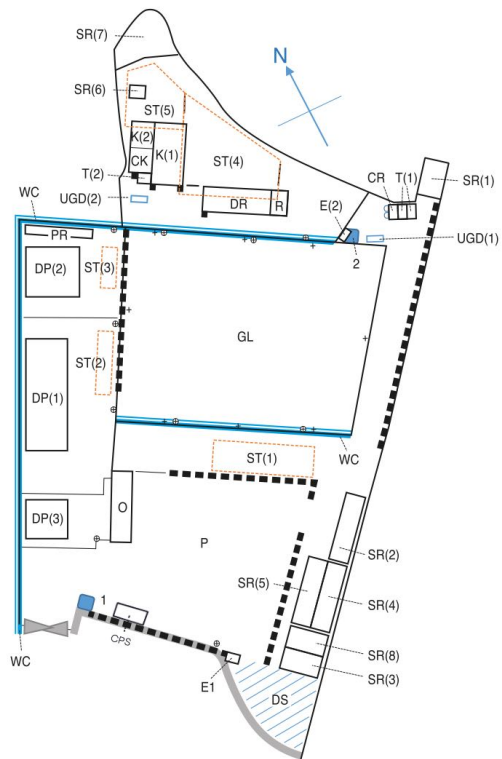
R為休息室

面積為6.31平方米、長2.05米、闊3.08米、高3.16米



附件23

構築物位置及面積圖



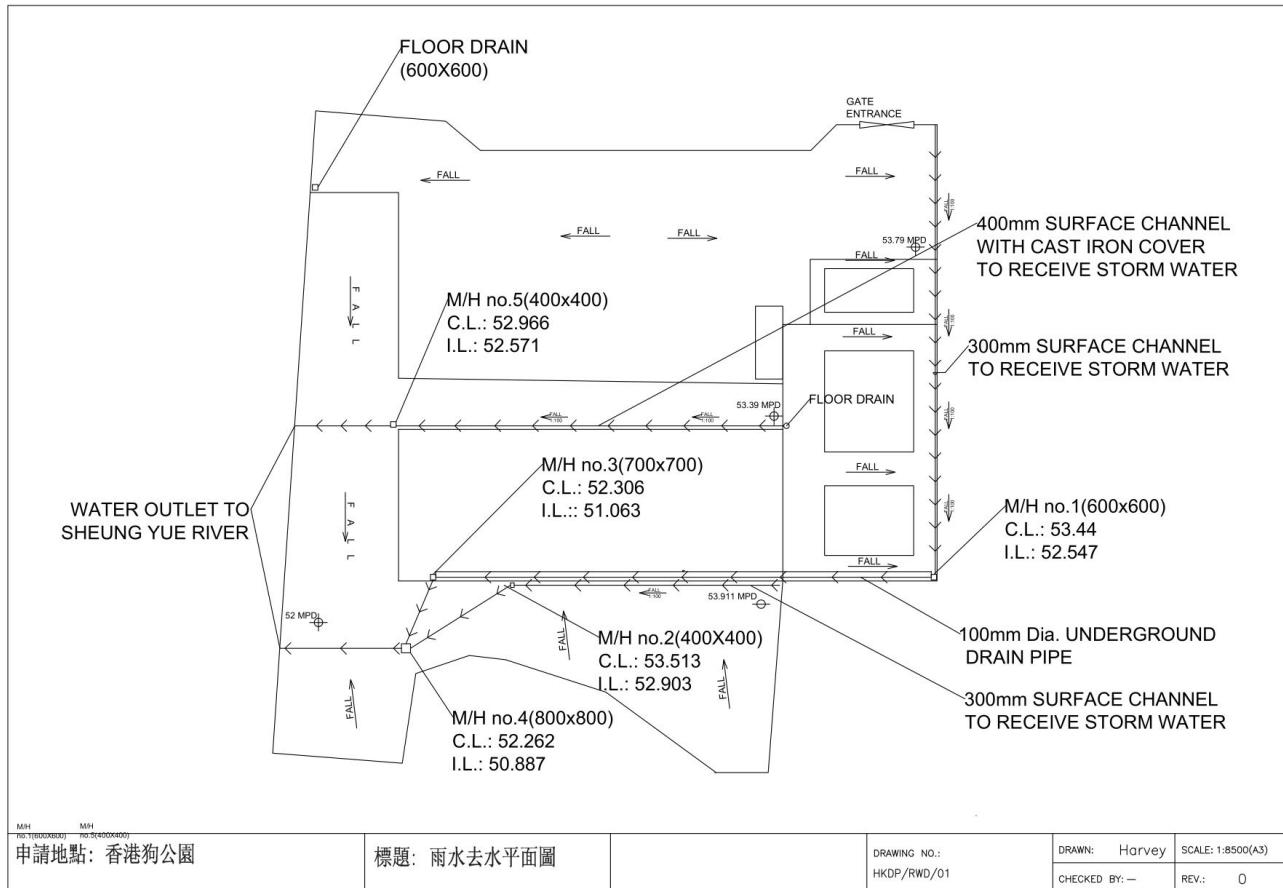
27項構築物資料，大部份為一層高構築物，只有SR2，SR4和SR5為兩個重疊40呎貨櫃

代號	構築物名稱	長度	闊度	高度	面積
PR	泳池過濾消毒處理泵房	9.90m	1.40m	2.60m	13.86m ²
O	臨時辦公室	10.65m	3.05m	2.60m	32.48m ²
E1	電力總制房 (1)	1.23m	1.23m	2.57m	1.51m ²
E2	電力總制房 (2)	0.78m	0.78m	2.48m	0.61m ²
DS	犬隻沖身區	7.20m	5.90m	2.80m	42.48m ²
DR	犬隻美容房	4.11m	3.08m	3.16m	12.65m ²
T1	洗手間(1)	1.27m	2.60m	2.68m	3.30m ²
T2	洗手間(2)	1.23m	1.18m	2.39m	1.45m ²
CR	更衣室	1.27m	1.30m	2.68m	1.65m ²
SR1	雜物房 (1)	5.80m	4.45m	2.60m	25.81m ²
SR2	雜物房 (2)	12.30m	2.40m	6.40m	59.04m ²
SR3	雜物房 (3)	5.30m	3.06m	3.14m	16.22m ²
SR4	雜物房 (4)	12.30m	2.40m	6.40m	59.04m ²
SR5	雜物房 (5)	12.30m	2.40m	6.40m	59.04m ²
SR6	雜物房 (6)	2.12m	2.83m	2.52m	5.99m ²
SR7	雜物房 (7)	8.00m	9.00m	3.40m	72.00m ²
SR8	雜物房 (8)	5.30m	5.20m	3.75m	27.56m ²
ST1	帳篷 (1)	15.00m	2.50m	2.50m	37.50m ²
ST2	帳篷 (2)	9.00m	2.50m	2.50m	22.50m ²
ST3	帳篷 (3)	6.00m	2.50m	2.50m	15.00m ²
ST4	帳篷 (4)	面積計算方法參看附件4A			134.60m ²
ST5	帳篷 (5)	面積計算方法參看附件4B			64.50m ²
R	休息室	2.05m	3.08m	3.16m	6.31m ²
CK	貓房	6.70m	3.30m	2.63m	22.11m ²
K1	狗房 (1)	16.04m	8.26m	3.90m	132.50m ²
K2	狗房 (2)	6.43m	3.50m	3.17m	22.50m ²
CPS	兩個有上蓋停車位	6.2m	5.8m	2.6m	35.96m ²

總面積 928.17m²

附件24A

排水設施平面圖



MMH MMH
1/6/18(0000000) 1/6/18(0000000)

申請地點: 香港狗公園

標題: 雨水去水平面圖

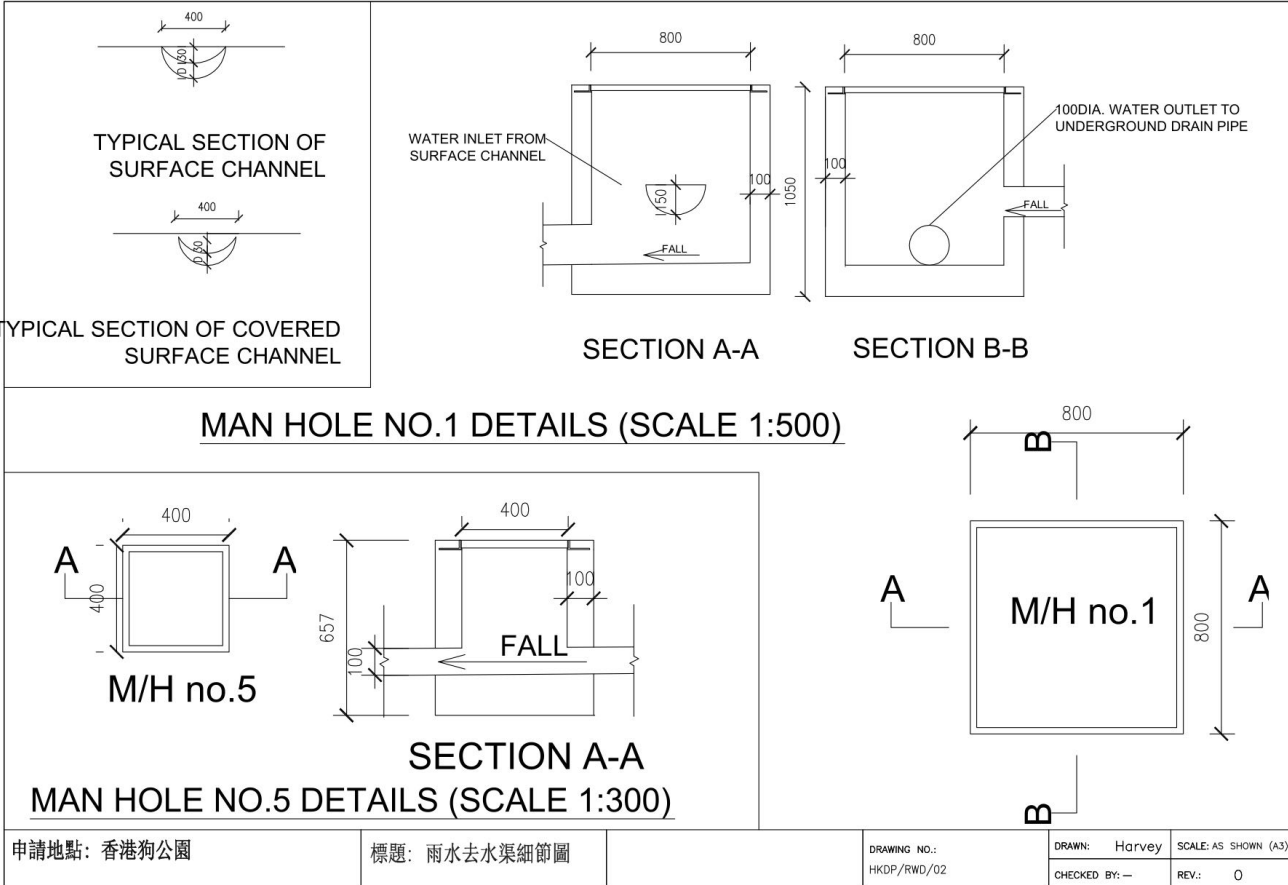
DRAWING NO.:
HKDP/RWD/01

DRAWN: Harvey
CHECKED BY: —

SCALE: 1:8500(A3)
REV.: 0

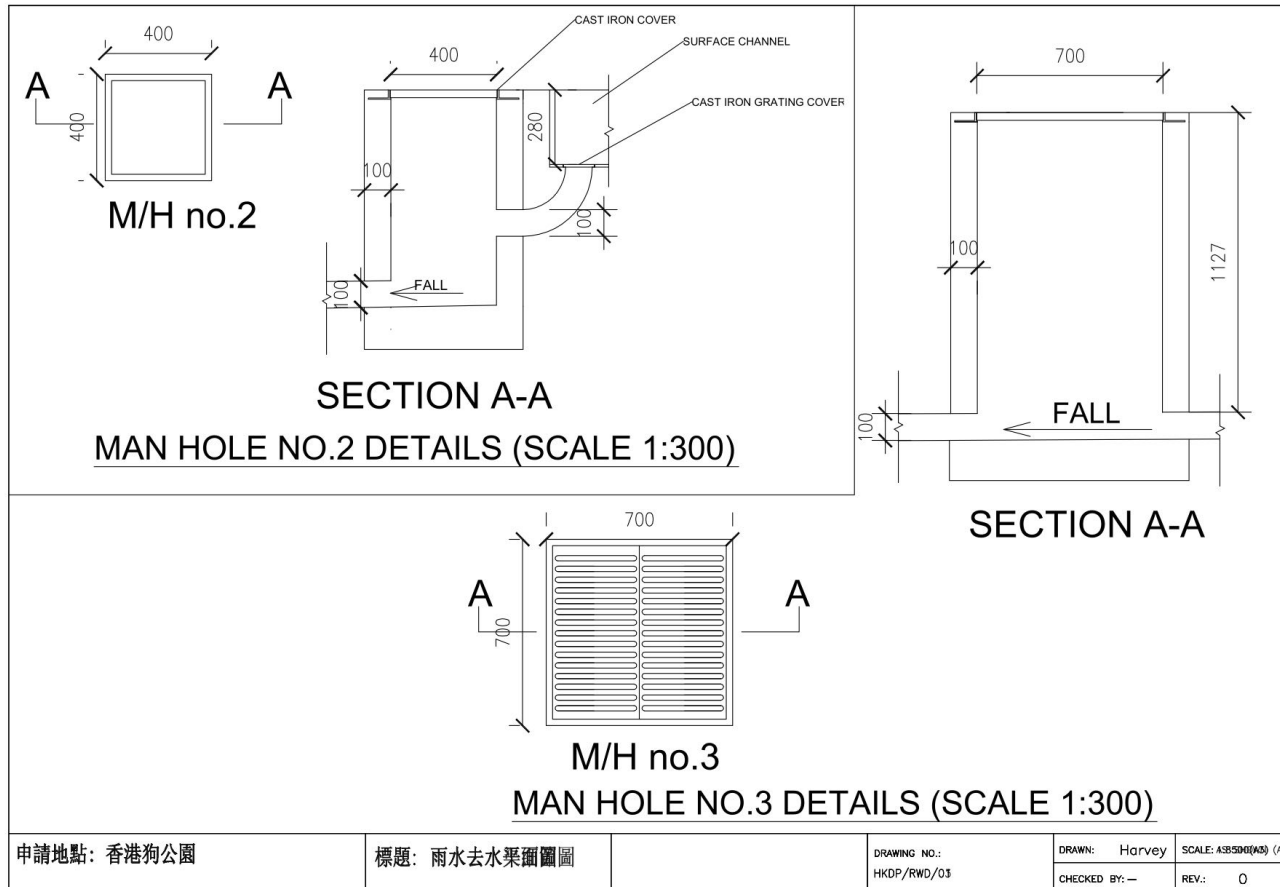
附件24B

排水設施平面圖



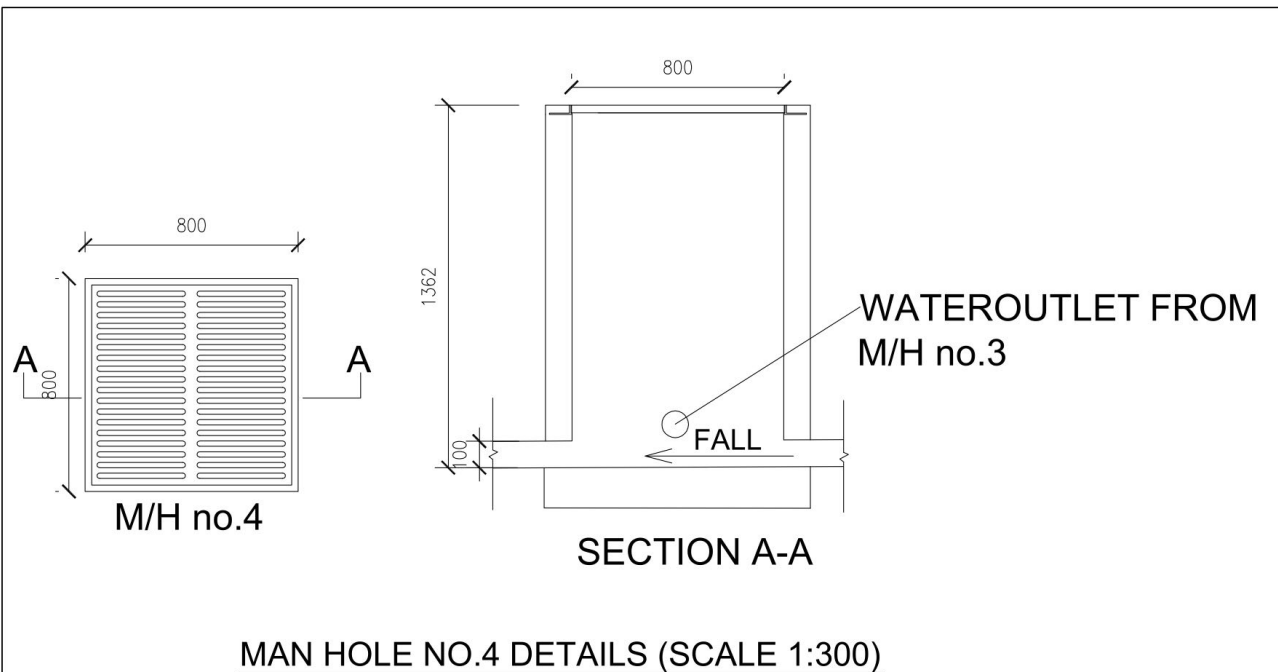
附件24C

排水設施平面圖



附件24D

排水設施平面圖



申請地點: 香港狗公園

標題: 雨水去水渠面圖

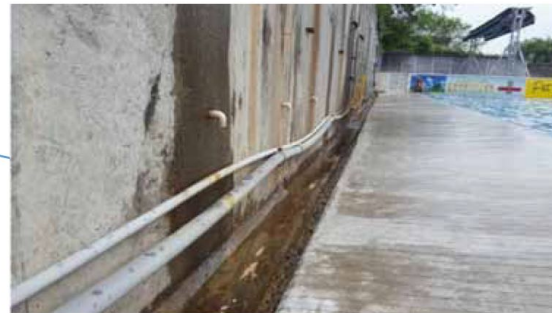
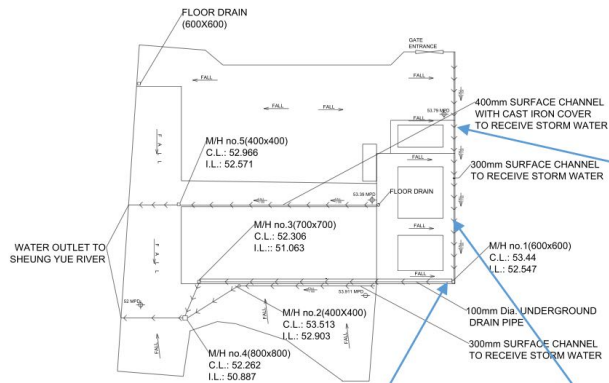
DRAWING NO.:
HKDP/RWD/04

DRAWN: Harvey
CHECKED BY: —

SCALE: ASB500(M3) (A3)
REV.: 0

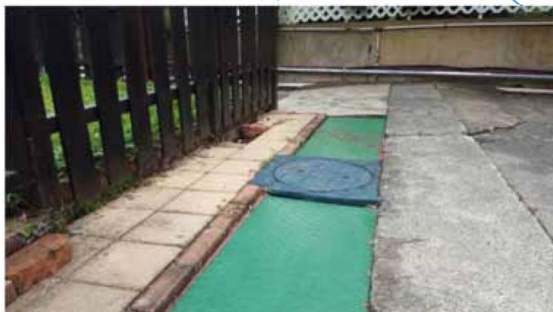
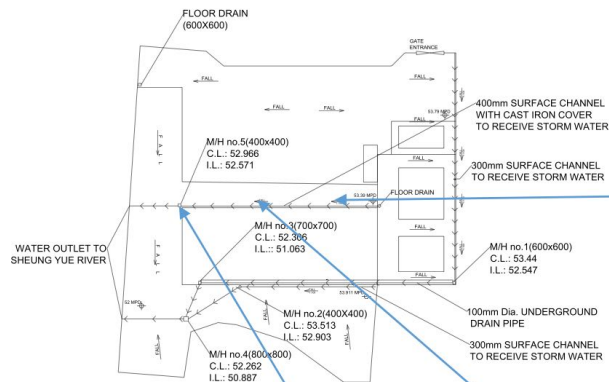
附件24E

U型明渠及沙井



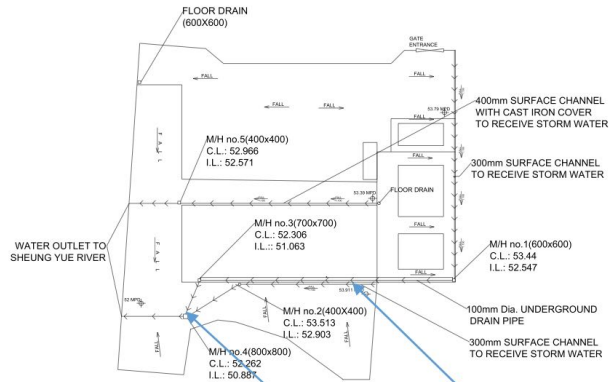
附件24F

U型明渠加有蓋口及沙井



附件24G

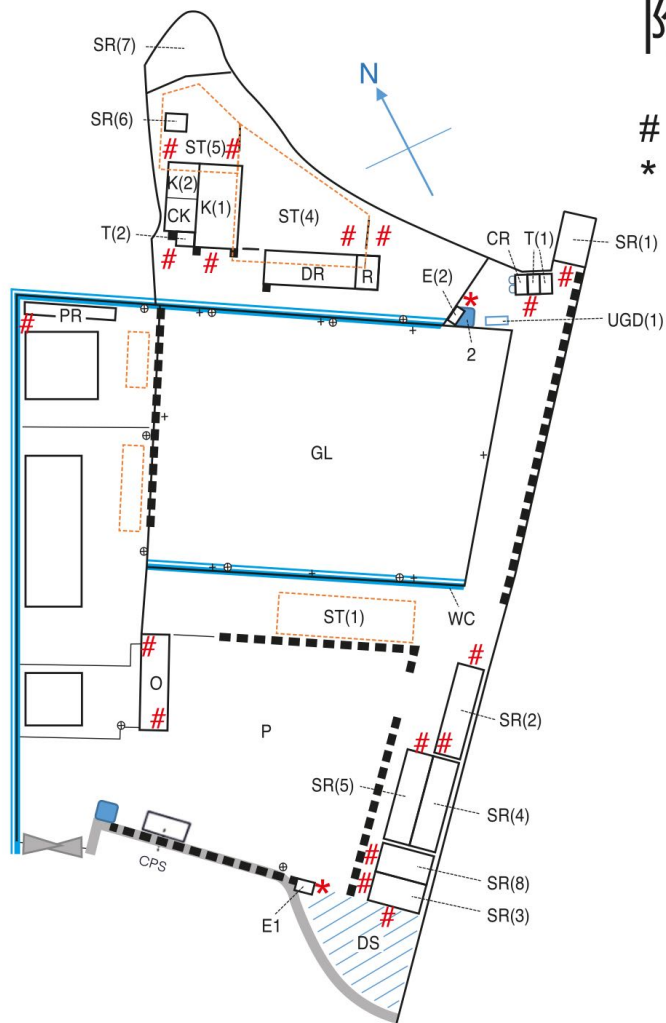
U型明渠及沙井



附件25

為手提式水劑滅火筒設置於公園17個構築物內

* 為二氣氧化碳滅火筒設置於公園電力總制房



設置有手提式滅火筒之17項構築物

代號	構築物名稱	手提式滅火筒種類及代號
PR	泳池過濾消毒處理泵房	# 水劑滅火筒
O	臨時辦公室	# 水劑滅火筒2個
E1	電力總制房	* 二氣氧化碳滅火筒
E2	電力總制房	* 二氣氧化碳滅火筒
DS	犬隻沖身區	# 水劑滅火筒
T	洗手間	# 水劑滅火筒
SR1	雜物房 (1)	# 水劑滅火筒
SR2	雜物房 (2)	# 水劑滅火筒
SR3	雜物房 (3)	# 水劑滅火筒
SR4	雜物房 (4)	# 水劑滅火筒
SR5	雜物房 (5)	# 水劑滅火筒
SR6	雜物房 (6)	# 水劑滅火筒
SR8	雜物房 (8)	# 水劑滅火筒
K1	狗房	# 水劑滅火筒2個
CK	貓房	# 水劑滅火筒
R	休息室	# 水劑滅火筒
DR	犬隻美容房	# 水劑滅火筒

附件25A

消防車可從粉錦公路向上水方向直達本申請地內，由八鄉消防局至本申請地約二公里，場內有足夠地方讓消防車調頭，車道闊4.1米，足夠消防車出入。粉錦公路旁，離本申請地入口約37米，設有一消防街喉(街喉#4900)。



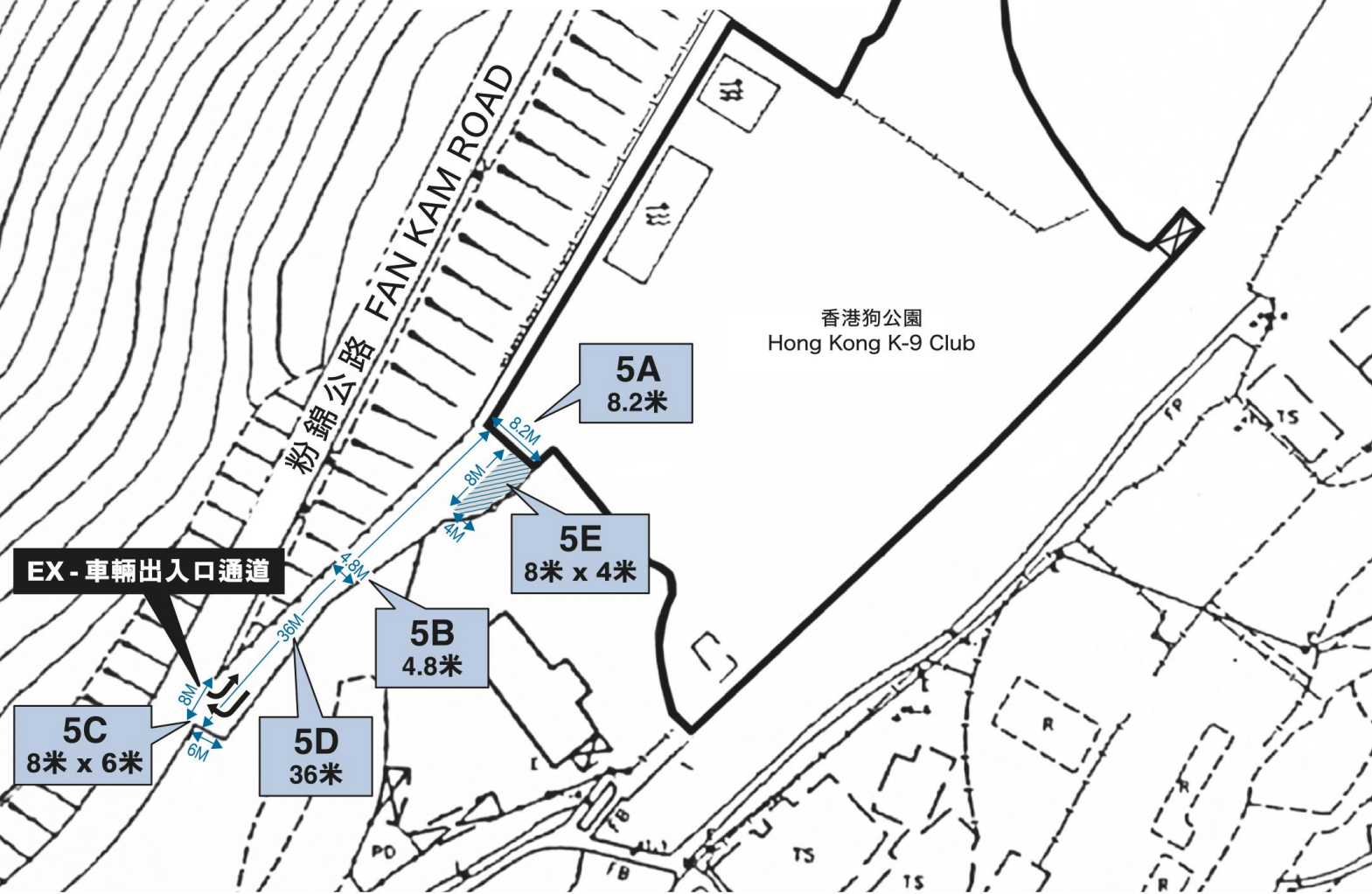
附件25B

本狗公園共有十七個構築物須要設置手提式滅火筒，其中兩個為總電制房，須裝置手提式二氧化碳滅火筒，共兩個。而其他十五個構築物裝置手提式水劑滅火筒，共十七個。詳情資料請參看附件(25)

消防車可從粉錦公路向上水方向直達本申請地內，場內有足夠地方讓消防車調頭，車道闊4.1米，足夠消防車出入。由八鄉消防局至本申請地約二公里。粉錦公路旁，離本申請地入口約37米，設有一消防街喉(街喉#4900)。詳情資料請參看附件(25A)

附件26

申請地點出入口通道圖



From: Ming shun vincent John [REDACTED]
Sent: 2025-08-06 星期三 20:50:30
To: [REDACTED]
Subject: 回覆: Re: 回覆: Planning Application No. A/YL-PH/1082 -
Temporary Dog Training Ground, Dogs and Cats Boarding
Establishment and Dog Swimming and Recreational Centre for
a Period of 3 Years

申請編號 A/YL—PH/1082

補充資料 A/YL—PH/1082

今次 八鄉 A/YL—PH/1082 申請跟上一個八鄉 A/YL—PH/893 運作上完全一樣，只是加建了一個能泊兩架車的有上蓋停車位。因公司人手不足，因而處理文件沒有足夠時間，在 A/YL—PH/893 規劃申請期限屆滿時未能提交此申請，所以今次申請延遲了提交。

申請人

莊明順

[傳自 iPhone 版的 Yahoo 奇摩電子信箱](#)

檔案編號 : LSK 20/80
File No. :



牌照編號 : 001973
Licence No. :

漁農自然護理署
Agriculture, Fisheries and Conservation Department
香港法例第 139 章公眾衛生(動物)(寄養所)規例
Public Health (Animals)(Boarding Establishment) Regulations, Cap. 139

動物寄養所牌照
BOARDING ESTABLISHMENT LICENCE

下述人士現獲發給本牌照在下述樓宇內經營動物寄養所及畜養與經營該居所有關之動物：
The following person is hereby licensed to carry on the business of a boarding establishment and to keep animals in the premises at:

持牌人姓名/Name of Licensee: MR JOHN, MING SHUN VINCENT
持牌人住址/Residential Address: [REDACTED]
寄養所地址/Address of Boarding Establishment: NO.60 TA SHEK WU, PAT HEUNG, YUEN LONG, N.T.



除遭署長撤銷牌照外，本牌照之有效期至下述日期為止：
Unless cancelled by the Director this licence will remain in force until the following date:

03 Aug 2026

2026 年8 月3 日

本牌照乃根據公眾衛生(動物及禽鳥)條例(香港法例第 139 章)及公眾衛生(動物)(寄養所)規例發給，持牌人必須遵守下列條件：

This licence is issued subject to the provisions of the Public Health (Animals and Birds) Ordinance (Chapter 139), the Public Health (Animals) (Boarding Establishment) Regulations and is subject to the following conditions:

- (i) 本牌照不得轉讓別人。
This licence is not transferable.
- (ii) 持牌人必須在牌照所指樓宇內當眼處將本牌照展示。
This licence must be displayed in a conspicuous place within the licensed premises.
- (iii) 持牌人必須遵守署長在有關守則上所訂定之其他各項規定。
The licensee shall comply with such other conditions as may be laid down by the Director in a code of standards.
- (iv) 持有本牌照不得視為可以豁免遵守防止殘酷對待動物條例(香港法例第 169 章)或任何其他法律之規定。
This licence will not be taken as a release from other requirements made under the Prevention of Cruelty to Animals Ordinance (Chapter 169) or any other legislation.
- (v) 在牌照所指樓宇內，持牌人除經營牌照上規定之業務外，如未獲署長書面允許，不得擅自經營其他業務。
No other business, apart from that specified in this licence, shall be conducted on the licensed premises specified above without the written permission of the Director.
- (vi) 持牌人倘不遵守牌照規定，可遭檢控及撤銷牌照，或在牌照期滿時不獲續牌。
Failure to comply with these conditions may render the licensee liable to prosecution and revocation or non-renewal of the licence.
- (vii) 漁農自然護理署署長保留不時修改此牌照之條件之權利。除特別註明外，該經修改之牌照之附加條件將即時生效。
The Director of Agriculture, Fisheries and Conservation hereby reserves the right to revise the Conditions from time to time and the revised Conditions shall take immediate effect unless otherwise stated.
- (viii) 內附營業守則/附加條件。
Code of standards/Additional conditions are attached.

(ix) 本牌照只准許經營 貓, 狗 寄養業務。
This Licence only permits the keeping of a boarding establishment for CATS, DOGS.

牌費 :
Fee : HK\$ [REDACTED]

收款人簽署:
Received by:

[Signature]

[Signature]
(Dr. Raymond Chan)

收款編號 : 402287
M/R No. :
日期: 29/7/2025
Date:

漁農自然護理署署長(代行)
for Director of Agriculture, Fisheries and Conservation

日期: 18 JUL 2025
Date:

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

A

Name of Client:

顧客姓名

香港狗公園犬隻訓練中心

Name of Building:

樓宇名稱

臨時犬隻訓練場及犬隻游泳康樂中心

Street No./Town Lot:

門牌號數/市地段

第108號地段 第117號(部份) 119號(部份)
121號(部份) 122號 123號(部份) 124號(部份)
125號(部份) 127號(部份)及128號(部份)
和毗鄰的政府土地

Street/Road/Estate Name:

街道/屋苑名稱

打石湖

Block:

座

District:

分區

八鄉

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)
24	Portable Fire Extinguisher	G/F	Conforms with FSD requirements (9 litres Water type F.E. x 22 nos.) (Defect see part 3)	13 Mar, 2025	12 Mar, 2026
24	Portable Fire Extinguisher	G/F	Conforms with FSD requirements (5 kg CO2 (gas) type F.E. x 2 nos.) (Defect see part 3)	13 Mar, 2025	12 Mar, 2026

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)
			NIL		

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	Portable Fire Extinguisher	G/F	4 nos. 9 litres Water type F.E. expired	Need hydraulic test / replacement
24	Portable Fire Extinguisher	G/F	1 no. 5 kg CO2 (gas) type F.E. expired	Need hydraulic test / replacement

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FSD/RC No.:
消防處註冊號碼Company Name:
公司名稱Telephone:
聯絡電話Date:
日期

Inspected only:

Inspected

Key-in

Verified



RC3/803

MANSION FIRE SERVICES
COMPANY LTD.

13 Mar, 2025

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

A

Name of Client:

顧客姓名

香港狗公園犬隻訓練中心

Name of Building:

樓宇名稱

臨時犬隻訓練場及犬隻游泳康樂中心

Street No./Town Lot:

門牌號數/市地段

第108約地段 第117號(部份) 119號(部份)

121號(部份) 122號 123號(部份) 124號(部份)

125號(部份) 127號(部份) 及 128號(部份)

和毗鄰的政府土地

Street/Road/Estate Name:

街道/屋苑名稱

打石湖

Block:

座

District:

分區

八鄉

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 Fire Extinguisher	G/F	Supply and replace 4 nos. 9 litres Water type F.E.	Conforms with FSD requirements	14 Apr, 2025 (Defects FS251 No. A9598496)
24	Portable Fire Extinguisher	G/F	Supply and replace 1 no. 5 kg CO2 (gas) type F.E.	Conforms with FSD requirements	14 Apr, 2025 (Defects FS251 No. A9598496)

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Name:
姓名FSD/RC No.:
消防處註冊號碼Company Name:
公司名稱Telephone:
聯絡電話Date:
日期

Inspected

Inspected

Key-in

Verified

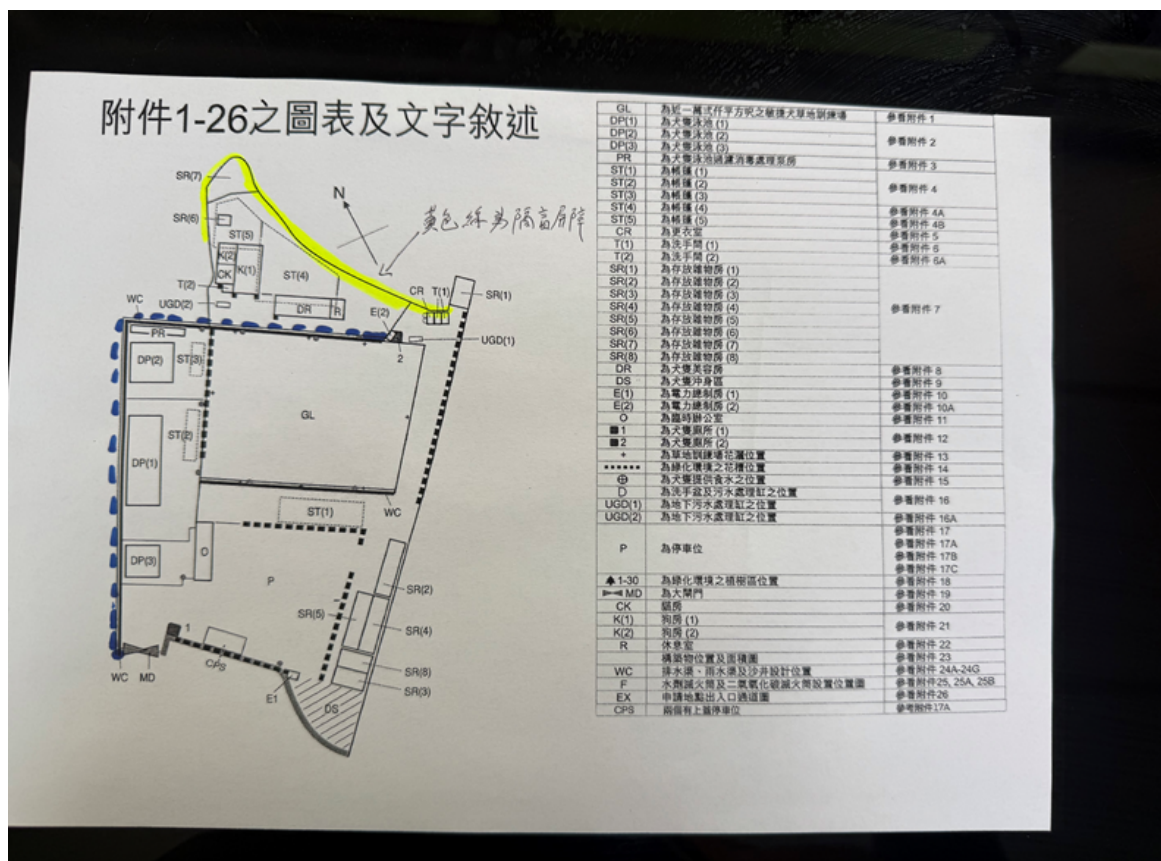
RC3/803

MANSION FIRE SERVICES
COMPANY LTD.

14 Apr, 2025

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

From: Ming shun vincent John
Sent: 2025-09-11 星期四 15:44:18
To:
Subject: 轉寄：回覆：申請編號 YL/PH-1082 附件更新
Attachment: 附件 4.pdf; 附件 17.pdf; 附件 17A.pdf; 附件 17D.pdf; 附件 21A.pdf



規劃申請 PH-1082

解答以下問題：

1. 附件 1-26 之圖表「R」員工休息室。
2. 本申請地點由 2007 年開始經營
3. 附件 1-26 之圖表黃色線段為申請地段和隔鄰過渡性房屋的隔音屏障，隔音屏障物料為鐵坑板，我們與營運過渡房屋的機構「路德會」一向保持良好溝通，從沒有收過任何「路德會」對我們的投訴。
4. 我們在訓練犬隻時是不會用哨子，申請地內亦不會用任何播音器系統，手提播音及廣播系統及便提式的公眾電台廣播器，收音機及錄音機等。

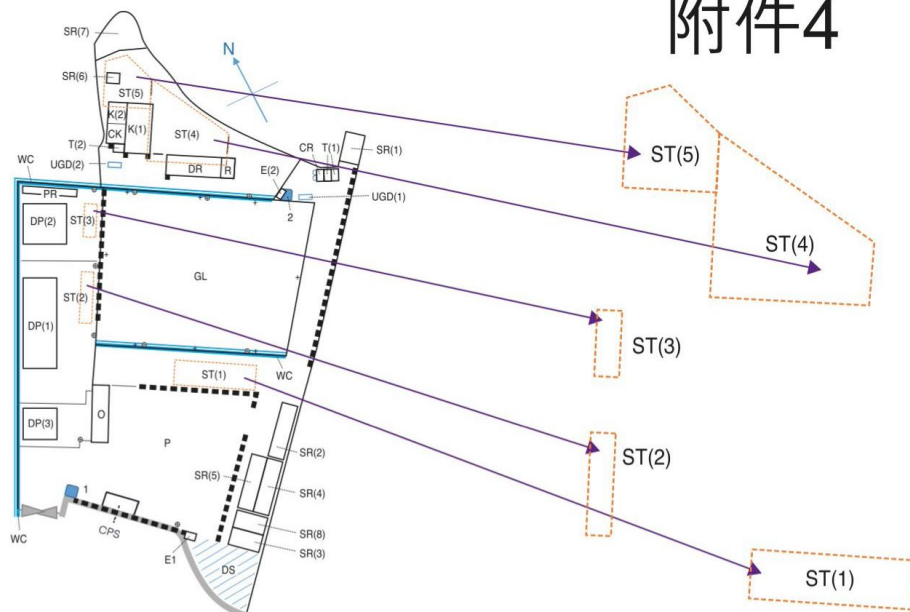
5.藍色的斷線部份「WC」為排水渠，雨水渠及沙井位置，並非污水渠。

[See attachment "附件 4.pdf"] [See attachment "附件 17A.pdf"] [See attachment "附件 17D.pdf"] [See attachment "附件 21A.pdf"] [See attachment "附件 17.pdf"]

申請人
莊明順

[傳自 iPhone 版的 Yahoo 奇摩電子信箱](#)

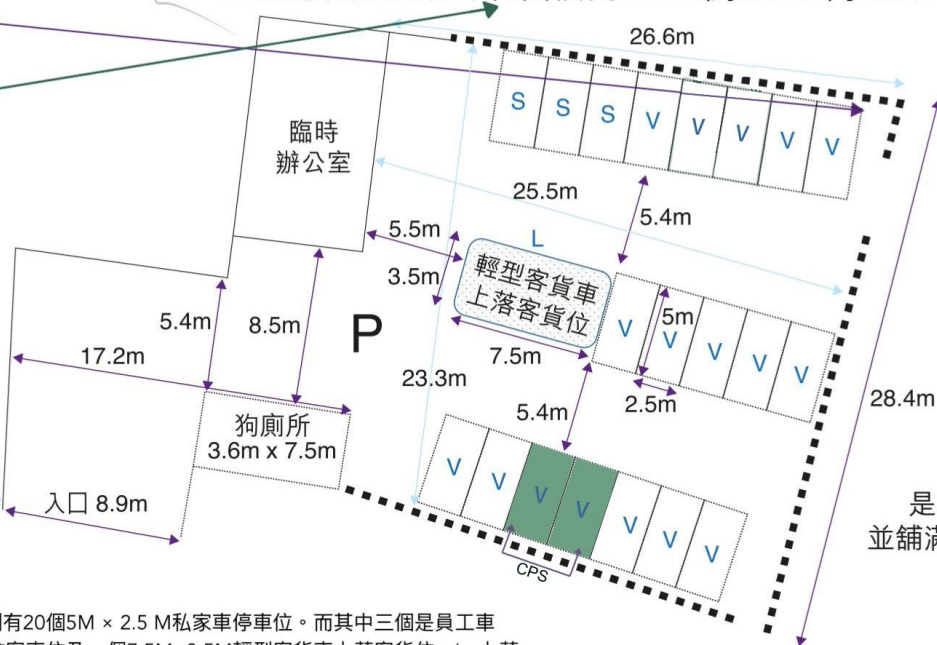
附件4



ST(1), ST(2), ST(3), ST(4) & ST(5) 為帳篷供狗主人休息之用。
帳篷是用鐵通落地建造，頂部為鋅鐵坑板，支柱直徑為4厘米。

		長度	闊度	高度	面積
ST(1)	帳篷(1)	15.00M	2.50M	2.50M	37.50M ²
ST(2)	帳篷(2)	9.00M	2.50M	2.50M	22.50M ²
ST(3)	帳篷(3)	6.00M	2.50M	2.50M	15.00M ²
ST(4)	帳篷(4)	面積計算方法參看附件4A		3.90M	134.6M ²
ST(5)	帳篷(5)	面積計算方法參看附件4B		3.10M	64.50M ²

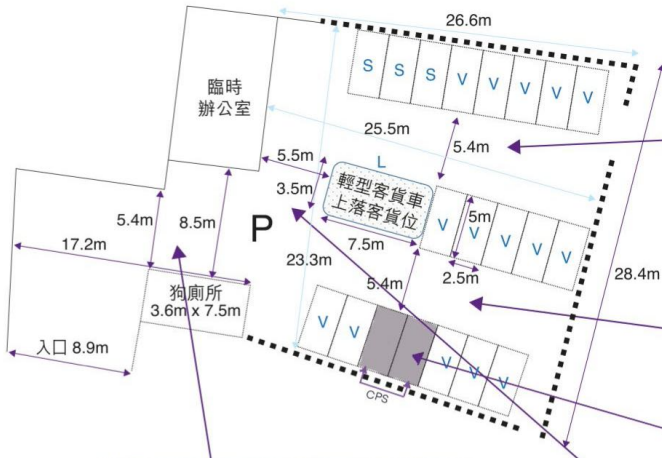
申請地劃設有20個5m x 2.5m 私家車停車位，
而其中3個為員工車位 (S=員工車位)，
其餘17個為訪客車位 (V=訪客車位)及
1個7.5m x 3.5m 輕型客貨車上落客貨位 (L=上落客貨車位)
CPS為兩個有上蓋停車位面積長6.2mx闊5.8mx高2.6m



狗廁所
並非構築物
是以1.5m木欄圍起、
並鋪滿10吋黃花砂之草坪、
供狗隻便溺用

附件17和附件17A是停車場圖表，申請地劃有20個5M x 2.5 M私家車停車位。而其中三個是員工車位。S=員工車位。其餘17個是訪客車位•V=訪客車位及一個7.5Mx3.5M輕型客貨車上落客貨位，L=上落客貨車位。

附件17A



泊車位旁行車通道



泊車位旁行車通道

CPS = 兩個有蓋停車位

長：6.2m

闊：5.8m

高：2.6m

S = 員工車位

V = 訪客車位

L = 輕型客貨車上落客貨位

*客貨車濶1.7M



狗廁所旁入口通道



泊車位旁行車通道及
輕型客貨車上落客貨位

附件17和附件17A是停車場圖表，申請地劃有20個5M x 2.5 M私家車停車位。而其中三個是員工車位。S=員工車位。其餘17個是訪客車位•V=訪客車位及一個7.5M x 3.5M輕型客貨車上落客貨位，L=上落客貨車位。

附件17D

在打石湖村一帶並沒有任何大型建築物，例如學校，工廠及大型戶外活動中心，所以平日及假日打石湖村的主要出入道路粉錦公路一帶不會有塞車和交通繁忙的現象

(a)因規劃申請的地點客人主要在假日才到以上申請地點，而打石湖村四周只是倉庫和空置地，所以假日和平日粉錦公路打石湖村一帶交通亦不會繁忙

(b)申請地在粉錦公路打石湖地段四周大多是露天車場，居民亦較少並沒有任何大型公共活動場所，所以申請路段從未有過交通擠塞情況。

(c) 申請地點設有二十個訪客車位，客人大多會於不同時段到申請地點，所有訪客車輛只會停泊於申請地點停車場內，從不會停泊在粉錦公路一帶路面上

(d) 根據以往經驗及八鄉A/YL-PH893規劃申請許可期限內，許多客人到申請地點會使用客貨車或的士，所有的士不會停泊在申請地點內

以下是車輛客貨Van及私家車進出申請地的流量統計表

星期一至星期六	星期日及公眾假期
早上10時至下午五時	早上10時至下午五時
平均每小時兩架車輛出入	平均每小時四架車輛出入
全日平均14架車輛出入	全日平均28架車輛出入

附件21A

(A) 貓狗房設計如下：

1, 用四吋石磚做牆，有強力隔音和隔熱作用

2, 構築物頂部用隔音隔熱板建造，覆蓋所有貓狗房間及具強力隔音和隔熱作用

3, 房內設有二十四小時冷氣空調，在貓狗房提供二十四小時機動通風及設置隔熱牆，而貓狗房完全是封閉式設計，所以有強力隔音作用，而貓狗房建設和通風系統為跟上一個申請A/YL-PH/893完全一樣，所以不會造成噪音和使四周居民受到滋擾

4, 所有犬貓在下午五時後至第二天早上九時前都會留在設有隔音，隔熱和二十四小時機動通風的貓狗房內

(B) 規劃申請A/YL-PH/1082之地點位置是遠離居民，最近我們申請地點的居民距離也有八十米以上而四周在貓狗房附近亦只得四戶人家居住，我們與他們關係良好，亦從未接獲他們任何關於申請地有任何噪音之投訴

(C) 規劃申請地之開放時間是早上十點至下午五點，在下午五點後至第二日早上十點前，所有狗隻都會留在隔音和二十四小時冷氣開放的狗房內，所以不會為四周居民造成燥音滋擾

(D) 申請地其中一項業務為犬隻訓練，所有犬隻訓練只會在早上十點至下午五點進行，而本訓練中心只訓練家庭犬，所以訓練上不用大聲呼喝來命令犬隻和用上吹口哨指令犬隻，所以在訓練過程亦不會造成燥音

(E) 我們寄養的犬貓出入和到戶外活動時間由早上十點至下午五點。

而下午五點至早上九點所有貓狗也是留在設有二十四小時恆溫及設有防噪音設備的犬貓房內。我們每次只限五隻狗到草地訓練場訓練和活動，而貓隻是永遠留在室內房間活動。

(F) 申請地寄養犬貓隻數目是：狗25隻，貓6隻。犬貓總共31隻

(G) 會員是要預約時間帶犬隻入場由早上十點至下午五點，所有會員的犬隻會在下午五點離場。

(H) 申請地進出全是私家車和輕型客貨車，偶爾也有送貨的5.5噸貨車送貨到申請地，但每月最多也不超過三次

(I) 我們申請地每次連同會員犬隻合共只會有五隻狗出去訓練草地活動和游泳，而申請地沒有任何廣播設施，在訓練犬隻時亦不會用上哨子或任何發聲工具，而本申請地在東北方向，跟毗鄰 DD108 LOT119及LOT117建設了一副12尺高，長約60米的隔音屏障。

所以我們會把犬隻發出的聲音減至最低，我們在此申請地已經營運超過20年，從未被打石湖村居民投訴。我們每次連同會員犬隻只限最多五隻狗到草地訓練場活動和游泳。

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

From: Ming shun vincent John [REDACTED]
Sent: 2025-09-12 星期五 18:29:11
To: [REDACTED]
Subject: 回覆： Planning Application No. A/YL-PH/1082 - Temporary Dog Training Ground, Dogs and Cats Boarding Establishment and Dog Swimming and Recreational Centre for a Period of Three Years

YL-PH/1082

我澄清這次規劃申請用途是動物寄養所連附屬設施，其中包括犬隻訓練場・犬貓寄養所及犬隻游泳康樂中心。本動物寄養所亦已向漁護署取得相關動物寄養牌照，牌照號碼：[REDACTED]及到期日:3-8-2026

申請人
莊明順

[傳自 iPhone 版的 Yahoo 奇摩電子信箱](#)

Previous Applications involving the Site

Approved Applications

	Application No.	Proposed Use/Development	Date of Consideration (RNTPC/TPB)
1.	A/YL-PH/282	Temporary Open Storage of Machinery for a Period of 12 Months	16.7.1999
2.	A/YL-PH/543	Temporary Dog Training Ground and Dog Swimming and Recreational Centre for a Period of 3 Years	24.8.2007 (Revoked on 24.12.2009)
3.	A/YL-PH/614	Temporary Dog Training Ground and Dog Swimming and Recreational Centre for a Period of 3 Years	29.10.2010
4.	A/YL-PH/675	Temporary Dog Training Ground and Dog Swimming and Recreational Centre for a Period of 3 Years	22.11.2013
5.	A/YL-PH/735	Temporary Dog Training Ground and Dog Swimming and Recreational Centre for a Period of 3 Years	14.10.2016
6.	A/YL-PH/786	Temporary Dog Training Ground, Dogs and Cats Boarding Establishment and Dog Swimming and Recreational Centre for a Period of 3 Years	3.8.2018
7.	A/YL-PH/893	Temporary Dog Training Ground, Dogs and Cats Boarding Establishment and Dog Swimming and Recreational Centre for a Period of 3 Years	6.5.2022

Rejected Applications

	Application No.	Proposed Use/Development	Date of Consideration (RNTPC/TPB)	Rejection Reasons
1.	A/DPA/YL-PH/16	Temporary Workshop for Welding of Mild Steel Pipe	18.6.1993	(1) to (4)
2.	A/YL-PH/6	Temporary Steel Fabrication Yard and Open Storage of Steel Materials for 12 Months	16.12.1994	(1), (3), (4) to (8)
3.	A/YL-PH/390	Temporary Open Storage of Vehicles and Vehicle Parts for a Period of 3 Years	1.3.2002	(1), (2), (9)

	Application No.	Proposed Use/Development	Date of Consideration (RNTPC/TPB)	Rejection Reasons
4.	A/YL-PH/399	Temporary Storage of Vehicles and Vehicle Parts for a Period of 3 Years	20.9.2002 (Upon review)	(1), (2)
5.	A/YL-PH/431	Temporary Open Storage of Vehicles and Vehicle Parts for a Period of 12 Months	27.6.2003	(1), (2)
6.	A/YL-PH/469	Temporary Open Storage of Construction Materials for a Period of 3 Years	17.9.2004 (Upon review)	(2), (9)
7.	A/YL-PH/484	Temporary Open Storage of Construction Materials for a Period of 3 Years	20.5.2005 (Upon review)	(2), (9)
8.	A/YL-PH/526	Proposed Temporary Sales Centre of Second-hand Private Vehicles for a Period of 3 Years	18.8.2006	(2), (9)

Rejection Reasons

- (1) The proposed development is not in line with the planning intention of the “Residential (Group D)” zone.
- (2) There is no information in the submission to demonstrate that the development would not have adverse environmental, drainage and/or traffic impacts on the surrounding areas.
- (3) The development is not compatible with the nearby residential developments and no proposals to address the visual impact of the development have been included in the submission.
- (4) The proposed development are excessive in the area of rural character and there is insufficient justification for such site coverage and building height included in the submission.
- (5) The width, gradient and access point of the proposed vehicular access are substandard.
- (6) The proposed development would cause air pollution problem to the surrounding areas and no mitigation measures have been proposed.
- (7) No detailed landscaping proposals included in the submission.
- (8) Approval of the application would set an undesirable precedent for other similar applications and the cumulative impact of approving such similar applications would result in a general degradation of the environment of the area.
- (9) The proposed development did not comply with the Town Planning Board Guidelines for Application for Open Storage and Port Back-up Uses.

Government Departments' General Comments

1. Land Administration

Comments of the District Lands Officer/Yuen Long, Lands Department:

- no adverse comment on the application;
- the application site (the Site) comprises Government land (GL) and Old Schedule Agricultural Lots 121, 122, 123, 124, 125, 127 and 128 all in D.D.108 held under the Block Government Lease which contains the restriction that no structures are allowed to be erected without the prior approval of the Government;
- Lots 123 and 124 both in D.D. 108 are covered by Short Term Waiver (STW) No. 3840 and Lot 125 in D.D. 108 is covered by STW No. 3841, whereas a portion of the GL (484m²) in the Site is covered by Short Term Tenancy No. 2713 for the purpose of 'Temporary Dog Training Ground and Dog Swimming and Recreational Centre';
- no permission is given for occupation of GL (about 32.4m²) included in the Site. Any occupation of GL without Government's prior approval is an offence under the Land (Miscellaneous Provisions) Ordinance (Cap. 28); and
- advisory comments are at **Appendix IV**.

2. Traffic

(i) Comments of the Commissioner for Transport:

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

(ii) Comments of the Chief Highway Engineer/New Territories West, Highways Department (HyD):

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

3. Environment

Comments of the Director of Environmental Protection:

- no objection to the application from environmental planning perspective;
- no substantiated environmental complaint concerning the Site received in the past three years; and

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

4. **Drainage**

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

- no in-principle objection to the application from public drainage point of view; and
- should the application be approved, approval conditions requiring submission of condition record and maintenance of the existing drainage facilities under Application No. A/YL-PH/893 should be included in the planning permission.

5. **Fire Safety**

Comments of the Director of Fire Services:

- no in-principle objection to the application subject to fire service installations being provided to the satisfaction of his department; and
- advisory comments are at **Appendix IV**.

6. **Landscape Aspect**

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

- the Site falls within an area zoned “Residential (Group D)” which is a non-landscape sensitive zoning, and no significant landscape impact arising from the applied use is anticipated; and
- advisory comments are at **Appendix IV**.

7. **Building Matters**

Comments of the Chief Building Surveyor/New Territories West, Buildings Department:

- no objection to the application; and
- advisory comments are at **Appendix IV**.

8. **Agriculture and Nature Conservation**

Comments of the Director of Agriculture, Fisheries and Conservation:

- no comment on the application from nature conservation perspective provided that the applicant would adopt appropriate measures to avoid polluting or disturbing the watercourse during operation;
- under the Public Health (Animals) (Boarding Establishment) Regulations (Cap. 139I), 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;
- a valid Boarding Establishment Licence has been granted by his department at the subject Site until 3.8.2026; and
- advisory comments are at **Appendix IV**.

9. **District Office's Comments**

Comments of the District Officer (Yuen Long), Home Affairs Department:

- no particular comment on the application and no comment received from the locals upon close of consultation.

10. **Other Departments**

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

- Director of Food and Environmental Hygiene;
- Chief Engineer/Construction, Water Supplies Department;
- Chief Engineer/Railway Development, Railway Development Office, HyD;
- Project Manager (West), Civil Engineering and Development Department; and
- Commissioner of Police.

Recommended Advisory Clauses

- (a) prior planning permission should have been obtained before commencing the applied use at the application site (the Site);
- (b) to resolve any land issues relating to the applied use with the concerned owner(s) and/or occupant(s);
- (c) to note the comments of the District Lands Officer/Yuen Long, Lands Department (LandsD) that:
 - (i) the Short Term Waiver (STW) and Short Term Tenancy (STT) holder(s) shall apply to his office for modification of the STWs and STT conditions where appropriate and the lot owners shall apply to his office for a STW to permit the structure(s) erected within Lots 121, 122, 127 and 128 all in D.D. 108. The application for STWs and STT will be considered by the Government in its capacity as a landlord and there is no guarantee that it will be approved. The STWs and STT, if approved, will be subject to such terms and conditions including the payment of waiver fee, rent 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; and
 - (ii) noting that staff resting room is involved under the application, the applicant is advised to note that according to the established practice, application for STW of structures for domestic/residential uses on private agricultural lands will not be entertained. This office will not consider approving/regularising any structure(s) erected/to be erected on the lots for domestic/residential uses.
- (d) 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 (TD). The land status of the local access road should be checked with 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;
- (e) to note the comments of the Chief Highway Engineer/New Territories West, Highways Department (HyD) that:
 - (i) the proposed access arrangement of the Site should be commented and approved by TD;
 - (ii) HyD shall not be responsible for the maintenance of the proposed access connecting the Site to Fan Kam Road including the local track; and

- (iii) adequate drainage measures shall be provided to prevent surface water running from the Site to the nearby public roads and drains;
- (f) to note the comments of the Director of Environmental Protection that:
- (i) the structures for animal boarding establishment should be enclosed with soundproofing material with heat insulation function and provided with 24-hour air ventilation as stated in the proposal during the planning approval period;
 - (ii) no public announcement system, whistle blowing, portable loudspeaker or any form of audio amplification system is allowed to be used on-site as stated in the proposal during the planning approval period;
 - (iii) no dogs and cats are allowed outdoor at the Site between 5:00 p.m. and 10:00 a.m. daily as stated in the proposal during the planning approval period;
 - (iv) the applicant shall follow the revised 'Code of Practice on Handling the Environmental Aspects of Temporary Uses and Open Storage Sites';
 - (v) the applicant shall follow the relevant guidelines and requirements in relevant Professional Persons Environmental Consultative Committee Practice Notes (ProPECC PNs). If septic tank and soakaway system will be used in case of unavailability of public sewer, its design and construction shall follow the requirements of ProPECC PN 1/23 'Drainage Plans subject to Comment by the Environmental Protection Department' including completion of percolation test and certification by Authorized Person;
 - (vi) the applicant shall provide adequate supporting infrastructure/facilities for proper collection, treatment and disposal of waste/wastewater generated from the applied use; and
 - (vii) the applicant shall meet the statutory requirements under relevant environmental legislation;
- (g) to note the comments of the Director of Fire Services (D of FS) that:
- (i) regarding the submitted fire service installations proposal, for enclosed structure with gross floor area not exceeding 230m², fire extinguisher and Stand-alone Fire Detector shall be provided;
 - (ii) in relation to (i) above, where two or more Stand-alone Fire Detectors are installed in an enclosed structure, all stand-alone detectors shall be interconnected (either wired or wirelessly) such that when one of the Stand-alone Fire Detectors is triggered, all connected Stand-alone Fire Detectors shall sound an alarm simultaneously;
 - (iii) the Stand-alone Fire Detector shall be provided in accordance with the 'Stand-alone Fire Detector General Guidelines on Purchase, Installation & Maintenance [September 2021]'; and

- (iv) if the proposed structures are required to comply with the Buildings Ordinance (BO) (Cap. 123), detailed fire services requirements will be formulated upon receipt of formal submission of general building plan;
- (h) to note the comments of the Chief Town Planner/Urban Design and Landscape, Planning Department (PlanD) that approval of the application does not imply approval of tree works, if any, such as pruning, transplanting and felling. The applicant shall seek comments and approval of any proposed tree works from the relevant department prior to the commencement of the works;
- (i) to note the comments of the Chief Building Surveyor/New Territories West, Buildings Department (BD) that:
 - (i) it is noted that the application involves 27 structures. 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 the BO. An Authorized Person should be appointed as the coordinator 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 structures are 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 licence, 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 the building plan submission stage;

- (j) to note the comments of the Director of Agriculture, Fisheries and Conservation that:
 - (i) since the Site is immediately adjacent to a watercourse, the applicant is reminded to avoid polluting or disturbing the watercourse during operation;
 - (ii) under the Public Health (Animals) (Boarding Establishment) Regulations (Cap. 139I), 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 the Agriculture, Fisheries and Conservation Department;
 - (iii) the applicant should be reminded that the establishment and ancillary facilities which is licensed under the Public Health (Animals) (Boarding Establishment) Regulations (Cap. 139I) must always fulfill the criteria listed in the Regulations; and
 - (iv) the dogs kept by the applicant shall be properly licensed as in accordance with the Rabies Ordinance (Cap. 421). The applicant shall observe the Prevention of Cruelty to Animals Ordinance (Cap. 169) at all times; and
- (k) to note the comments of the Director of Food and Environmental Hygiene (DFEH) that:
 - (i) proper licence/permit issued by the Food and Environmental Hygiene Department (FEHD) is required if there is any food business/catering service/activities regulated by DFEH under the Public Health and Municipal Services Ordinance (Cap. 132) and other relevant legislation for the public. Under the Food Business Regulation (Cap. 132X), a food business licence is required for the operation of the relevant type of food business listed in the Regulation (e.g. a restaurant, a refreshment kiosk etc.). The application for licence, if acceptable by FEHD, will be referred to relevant government departments such as BD, Fire Services Department and PlanD for comment. If there is no objection from the departments concerned, a letter of requirements will be issued to the applicant for compliance and the licence will be issued upon compliance of all the requirements;
 - (ii) proper licence issued by FEHD is required if related place of entertainment is involved. Any person who desires to keep or use any place of public entertainment for example a theatre and cinema or a place, building, erection or structure, whether temporary or permanent, on one occasion or more, capable of accommodating the public presenting or carrying on public entertainment within Places of Public Entertainment (PPE) Ordinance (Cap. 172) and its subsidiary legislation, such as a concert, opera, ballet, stage performance or other musical, dramatic or theatrical entertainment, cinematograph or laser projection display, a circus, a lecture or store-telling, an exhibition of any one or more of the following, namely pictures, photographs, books, manuscripts or other documents or other things, a sporting exhibition or contest, a bazaar, a dance party or an amusement ride and mechanical device which is designed for amusement, a Place of Public Entertainment Licence (or Temporary PPE Licence) should be obtained from FEHD whatever the general public is admitted with or without payment; and

- (iii) there should be no encroachment on the public place and no environmental nuisance should be generated to the surroundings. Its state should not be a nuisance or injurious or dangerous to health and surrounding environment. Any animal carcass/parts shall be properly wrapped or bagged before disposal and in accordance with the relevant legislation. Also, for any waste generated from the activities in the premises, the applicant should handle on their own/at their expenses.