

30 SEP 2025

This document is received on
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

250 1807

8/8 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-LTs/172
	Date Received 收到日期	30 SEP 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)

Brilliant on Development Limited

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)

WinLi Group Limited T/A WinLi Consulting Engineers

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 1210 SB ss1, 1210 SB ss2, 1210 SB ss3, 1210 SB ss4, 1210 SB ss5, 1210 SB ss6, 1210 SB ss7 and 1210 SB RP in DD129 and adjoining Government Land (GL), Lau Fau Shan, Yuen Long, New Territories
(b) Site area and/or gross floor area involved 涉及的地盤面積及/或總樓面面積	☐ Site area 地盤面積 750sq.m 平方米 ☒ About 約 ☐ Gross floor area 總樓面面積sq.m 平方米 ☐ About 約
(c) Area of Government land included (if any) 所包括的政府土地面積 (倘有)	170 sq.m 平方米 ☒ 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-LFS/11
(e) Land use zone(s) involved 涉及的土地用途地帶	V-Zone (Village Type Development)
(f) Current use(s) 現時用途	Temporary Private Vehicle Park (Private Cars only) for a Period of 3 Years (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 _____ (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 _____ (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 Private Vehicle Park (Private Cars only) and associated Filling of Land for a period of 3years (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	 750sq.m ☒ About 約
Proposed covered land area 擬議有上蓋土地面積	 0sq.m ☐ About 約
Proposed number of buildings/structures 擬議建築物/構築物數目	 0
Proposed domestic floor area 擬議住用樓面面積	 0sq.m ☐ About 約
Proposed non-domestic floor area 擬議非住用樓面面積	 0sq.m ☐ About 約
Proposed gross floor area 擬議總樓面面積	 0sq.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)	
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	 15
Motorcycle Parking Spaces 電單車車位	 0
Light Goods Vehicle Parking Spaces 輕型貨車泊車位	 0
Medium Goods Vehicle Parking Spaces 中型貨車泊車位	 0
Heavy Goods Vehicle Parking Spaces 重型貨車泊車位	 0
Others (Please Specify) 其他 (請列明)	 0
Proposed number of loading/unloading spaces 上落客貨車位的擬議數目	
Taxi Spaces 的士車位	 0
Coach Spaces 旅遊巴車位	 0
Light Goods Vehicle Spaces 輕型貨車車位	 0
Medium Goods Vehicle Spaces 中型貨車車位	 0
Heavy Goods Vehicle Spaces 重型貨車車位	 0
Others (Please Specify) 其他 (請列明)	 0

Proposed operating hours 擬議營運時間 星期一至日 (包括公眾假期) 24小時			
(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	☒ 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)) Mong Tseng Wai Tsuen	
	No 否	☐ 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	☐ 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 750 sq.m 平方米 ☒ About 約 Depth of filling 填土厚度 0.15 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 ☒		

	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) 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)
--	--

(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	☐ The permission does not have any approval condition 許可並沒有任何附帶條件 ☐ Applicant has complied with all the approval conditions 申請人已履行全部附帶條件 ☐ Applicant has not yet complied with the following approval condition(s): 申請人仍未履行下列附帶條件： Reason(s) for non-compliance: 仍未履行的原因： (Please use separate sheets if the space above is insufficient) (如以上空間不足，請另頁說明)
(f) Renewal period sought 要求的續期期間	☐ year(s) 年 ☐ month(s) 個月

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）。

本公司現擁有一幅在流浮山輞井村的合適空地可提供本村村民停泊車輛之用，因本圍村位置偏遠，需要提供停泊車輛的地方，同時近年新界北部都會區發展令本村的人口不斷增加，大部分居民擁有私人車輛，車位的需求非常急切，需要找適合的地方停泊車輛，在假日期間，非流浮山居民會入流浮山旅遊，很多車輛停泊在違法地方，如路邊和圍村的空地位置，本公司的空地可作合法的停泊車輛之用，現向貴署申請臨時停泊停車場供給輞井村村民使用，以舒緩停泊車位嚴重缺乏的問題。現場申請位置已填土工程，希望規範化現況的填土工程，同時，亦不會進行額外填土工程。望貴署批准該個案。

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


.....
Li Kin Ming Vincent

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

Name in Block Letters
姓名（請以正楷填寫）

Position (if applicable)
職位（如適用）

Director

Professional Qualification(s) ☐ Member 會員 / ☐ Fellow of 資深會員
專業資格
☐ 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

WinLi Group Limited T/A WinLi Consulting Engineers

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

Date 日期

06/08/2025

(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。)

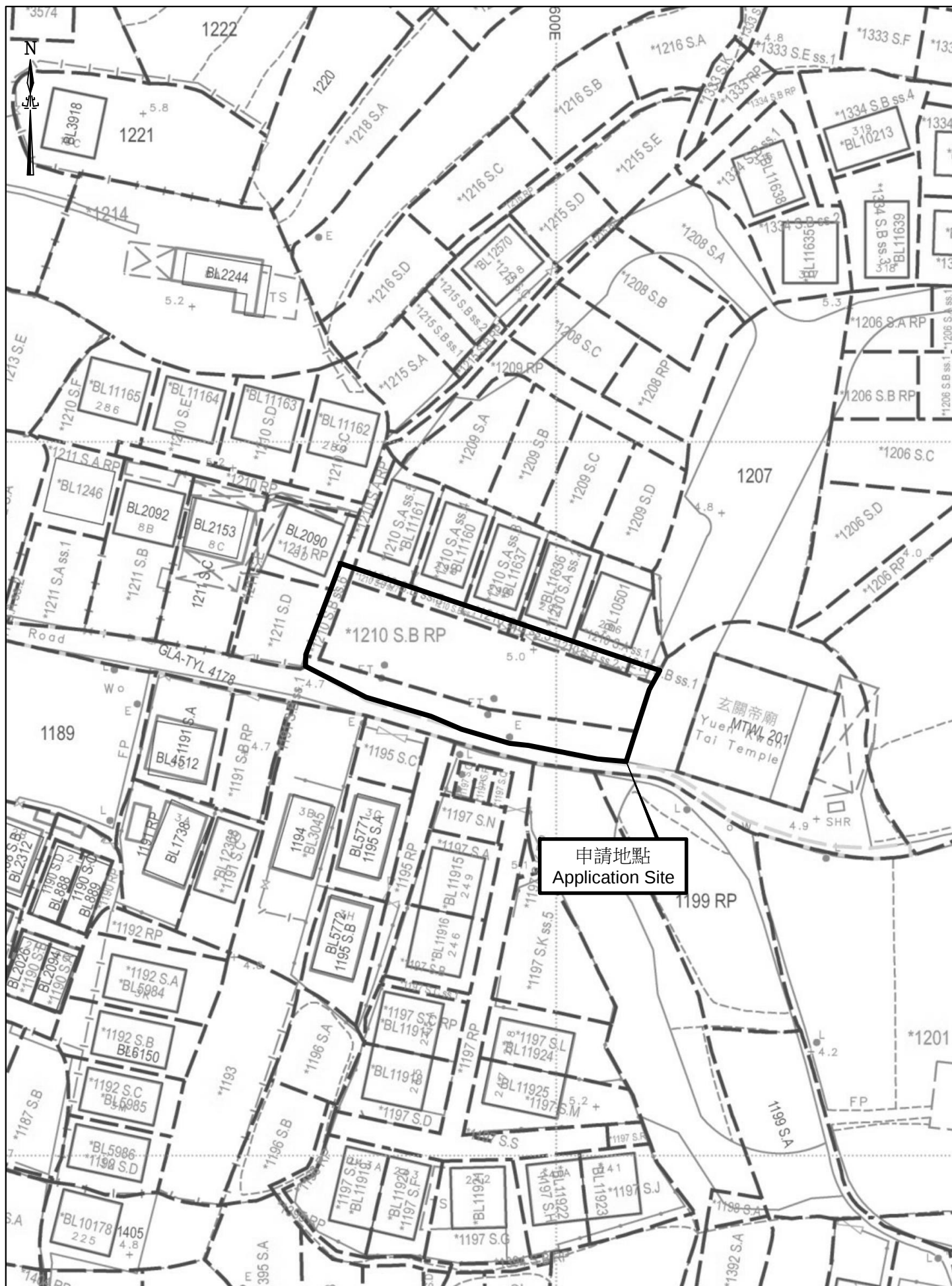
Application No. 申請編號	(For Official Use Only) (請勿填寫此欄)
Location/address 位置/地址	Lots 1210 SB ss1, 1210 SB ss2, 1210 SB ss3, 1210 SB ss4, 1210 SB ss5, 1210 SB ss6, 1210 SB ss7 and 1210 SB RP in DD129 and adjoining Government Land (GL), Lau Fau Shan, Yuen Long, New Territories
Site area 地盤面積	750 sq. m 平方米 ☒ About 約 (includes Government land of 包括政府土地 170 sq. m 平方米 ☒ About 約)
Plan 圖則	S/YL-LFS/11
Zoning 地帶	V-Zone (Village Type Development)
Type of Application 申請類別	☒ 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 ☒ Year(s) 年 <u>3</u> ☐ Month(s) 月 _____ ☐ 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 ☐ Year(s) 年 _____ ☐ Month(s) 月 _____
Applied use/ development 申請用途/發展	Temporary Private Vehicle Park (Private Cars only) and associated filling of land for a period of 3 years

(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	☐ About 約 ☐ Not more than 不多於	☐ About 約 ☐ Not more than 不多於
	Non-domestic 非住用	☐ About 約 ☐ Not more than 不多於	☐ About 約 ☐ Not more than 不多於
(ii) No. of blocks 幢數	Domestic 住用	0	
	Non-domestic 非住用	0	
(iii) Building height/No. of storeys 建築物高度／層數	Domestic 住用	0 m 米 ☐ (Not more than 不多於)	
		0 Storeys(s) 層 ☐ (Not more than 不多於)	
	Non-domestic 非住用	0 m 米 ☐ (Not more than 不多於)	
		0 Storeys(s) 層 ☐ (Not more than 不多於)	
(iv) Site coverage 上蓋面積	0 % ☐ 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		15
	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) _____ _____		15 0 0 0 0 0
	Total no. of vehicle loading/unloading bays/lay-bys 上落客貨車位／停車處總數		0
	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) _____ _____		0 0 0 0 0 0

Submitted Plans, Drawings and Documents 提交的圖則、繪圖及文件		
	<u>Chinese</u> 中文	<u>English</u> 英文
<u>Plans and Drawings 圖則及繪圖</u>		
Master layout plan(s)/Layout plan(s) 總綱發展藍圖／布局設計圖	☐	☒
Block plan(s) 樓宇位置圖	☐	☐
Floor plan(s) 樓宇平面圖	☐	☐
Sectional plan(s) 截視圖	☐	☐
Elevation(s) 立視圖	☐	☐
Photomontage(s) showing the proposed development 顯示擬議發展的合成照片	☐	☐
Master landscape plan(s)/Landscape plan(s) 園境設計總圖／園境設計圖	☐	☐
Others (please specify) 其他（請註明）	☐	☒
<u>Lot Plan, Drainage Plan</u>		
<u>Reports 報告書</u>		
Planning Statement/Justifications 規劃綱領/理據	☐	☐
Environmental assessment (noise, air and/or water pollutions) 環境評估（噪音、空氣及／或水的污染）	☐	☐
Traffic impact assessment (on vehicles) 就車輛的交通影響評估	☐	☐
Traffic impact assessment (on pedestrians) 就行人的交通影響評估	☐	☐
Visual impact assessment 視覺影響評估	☐	☐
Landscape impact assessment 景觀影響評估	☐	☐
Tree Survey 樹木調查	☐	☐
Geotechnical impact assessment 土力影響評估	☐	☐
Drainage impact assessment 排水影響評估	☐	☐
Sewerage impact assessment 排污影響評估	☐	☐
Risk Assessment 風險評估	☐	☐
Others (please specify) 其他（請註明）	☐	☐
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。

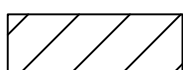


Lots 1210 S.B ss.1, 1210 S.B ss.2, 1210 S.B ss.3, 1210 S.B ss.4, 1210 S.B ss.5, 1210 S.B ss.6, 1210 S.B ss.7 and 1210 S.B RP in D.D.129 and adjoining Government Land (GL),
Lau Fau Shan, Yuen Long, New Territories



SITE PLAN (SCALE 1:350)

COLOUR INDICATION



CAR PARK (total 15 private car spaces)

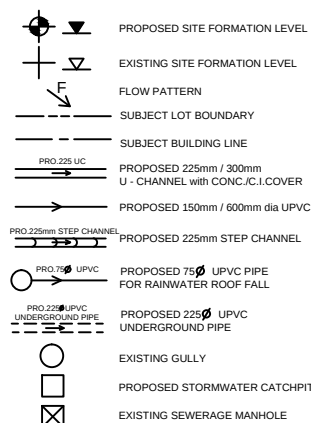
Application area around 750 s.q.m.
(including about 170 s.q.m. of GL (about 22.7%))

Lots 1210 S.B ss.1, 1210 S.B ss.2, 1210 S.B ss.3, 1210 S.B ss.4, 1210 S.B ss.5, 1210 S.B ss.6, 1210 S.B ss.7 and 1210 S.B RP in D.D.129 and adjoining Government Land (GL),
Lau Fau Shan, Yuen Long, New Territories

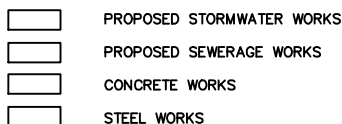


STORMWATER DRAINAGE PLAN (SCALE 1:300)
(ALL NEW 300 U-CHANNEL ARE OF FALL GRADIENT 1:100)

LEGEND

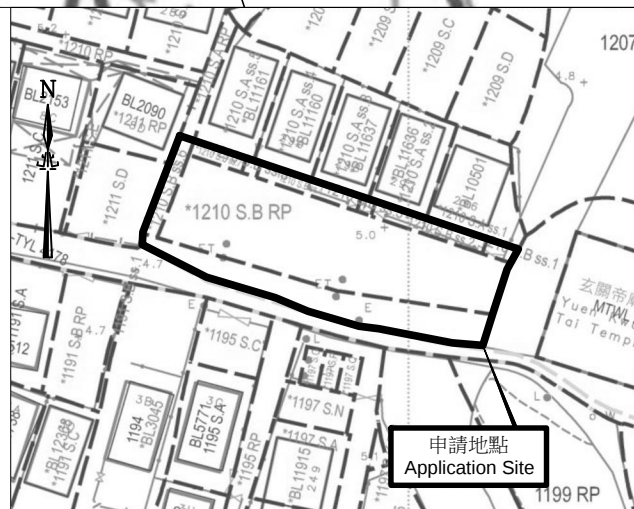


COLOUR INDICATION



NOTES FOR DRAINAGE WORKS

- Concrete mix to be grade 30D/20 design mix and comply with CSI:1990.
- Blinding layer to be grade 15P mix.
- Concrete cover to main steel bar to be 50mm.
- Reinforcement marked "R" denote mild steel bar (fy=250 MPa) and marked "Y" denote high tensile steel bar (fy=460 MPa) in compliance with B.S.4449: 1988 and CS2: 1995.
- Confirm that the invert levels of inlet u-channels and outlet u-channels are the same.
- Confirm that the levels of inlet invert and outlet invert of the proposed catchpits are the same.



LOCATION

SCALE 1:1000

PROJECT
Temporary Private Vehicle Park (Private Cars) for a Period of 3 Years at Lots 1210 S.B ss.1, 1210 S.B ss.2, 1210 S.B ss.3, 1210 S.B ss.4, 1210 S.B ss.5, 1210 S.B ss.6, 1210 S.B ss.7 and 1210 S.B RP in D.D.129 and adjoining Government Land (GL), Lau Fau Shan, Yuen Long, New Territories

DRAWING TITLE
BLOCK PLAN,
STORMWATER
DRAINAGE PLAN,
DETAILS AND NOTES

DRAWING NO.
D - 1
SCALE
1:300

DRAWN
WINLI
DATE
09 May 2025

WINLI
永利建設
CONSULTING
ENGINEERS

Tracy Wing Sum LAW/PLAND

寄件者: Wilfred Ka Hing CHU/PLAND
寄件日期: 2025年10月08日星期三 18:15
收件者: tpbpd/PLAND
副本: Ada Siu Man CHAN/PLAND; Tracy Wing Sum LAW/PLAND
主旨: Supplementary Information for Planning Application No. A/YL-LFS/572
附件: Vehicle Flow Table.pdf; Lot1210B_DD129 (20251008)-Access.pdf; Lot1210B_DD129 (20251008)-Car.pdf; comments on submission for planning application no. A_YL_LFS_572_2025.10.8.pdf; comments on submission for planning application no. A_YL_LFS_572_2025.10.08.pdf

SI for A/YL-LFS/572

From:
Sent: Wednesday, October 8, 2025 6:10 PM
To: Wilfred Ka Hing CHU/PLAND <wkhchu@pland.gov.hk>
Subject: Re: Supplementary Information for Planning Application No. A/YL-LFS/572

Dear,

Please kindly find the **updated** attached file for your arrangement, thank you.

Should you have any inquiries, please contact
Thank you very much for your consideration.

Best Regards,

WINLI CONSULTING ENGINEERS

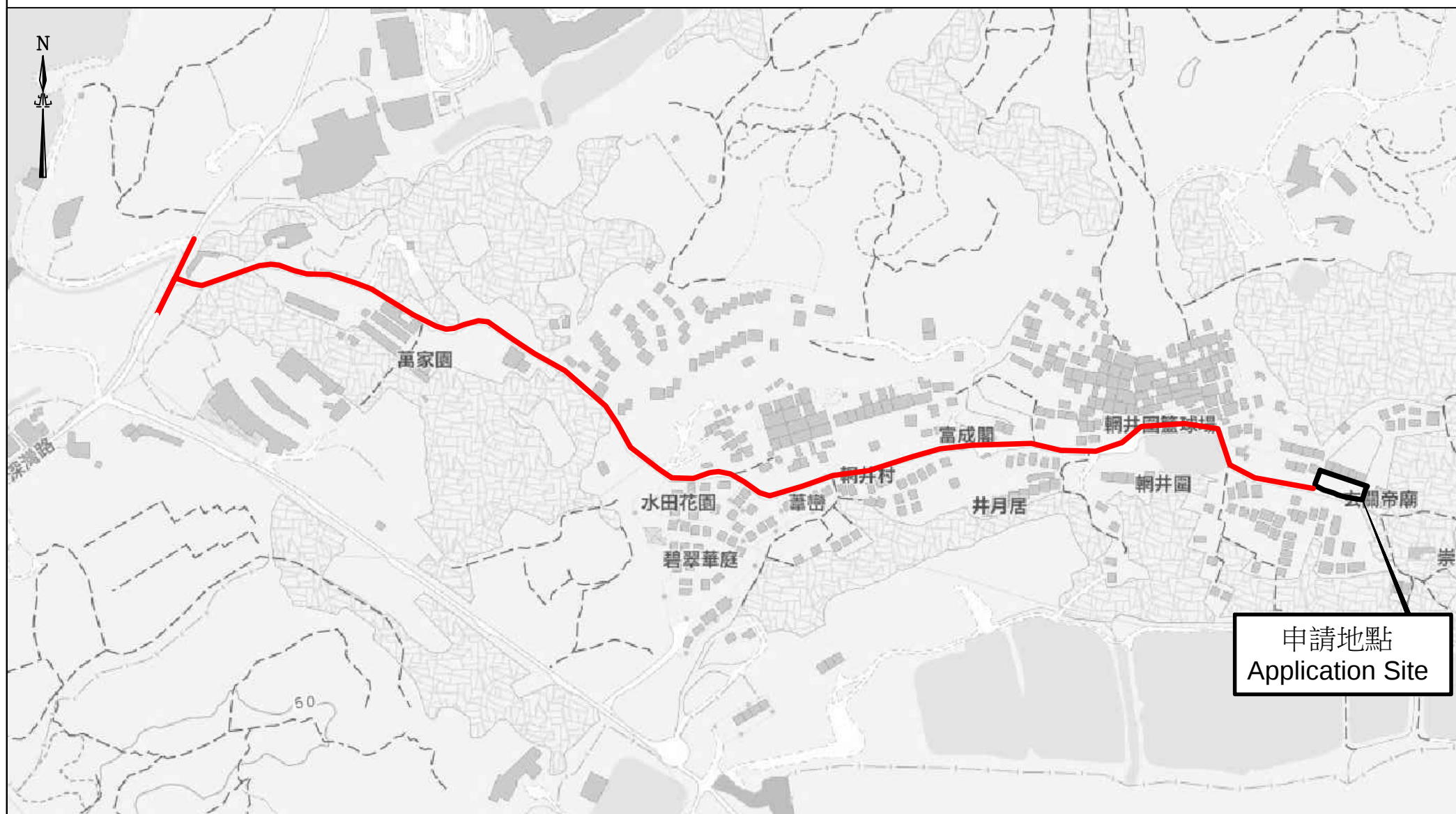
G/F & M/F, No.19 Tsing Yuen Street, Tai Po, N.T., Hong Kong

Additional comments on submission for planning application no. A/YL-LFS/572

Comments :	Reply:
Regarding the applied filling of land, please supplement a land filling plan indicating the area, depth and material of filling of land (for your information, the applicant has indicated that the filling material was cement with reinforcement 石屎及鐵網 in the previous application A/YL-LFS/367). Also, please provide the purpose of filling of land (e.g. for maneuvering and parking of vehicles).	The area of filled soil in the aforementioned rural development land is approximately 750 square meters (including 170 square meters of government land), covering the entire application site. The filling materials include iron mesh and concrete with a thickness of 150 millimeters. Each of the 15 parking spaces currently applied for has an area of approximately 5 meters by 2.5 meters, and they are only available for private car parking.

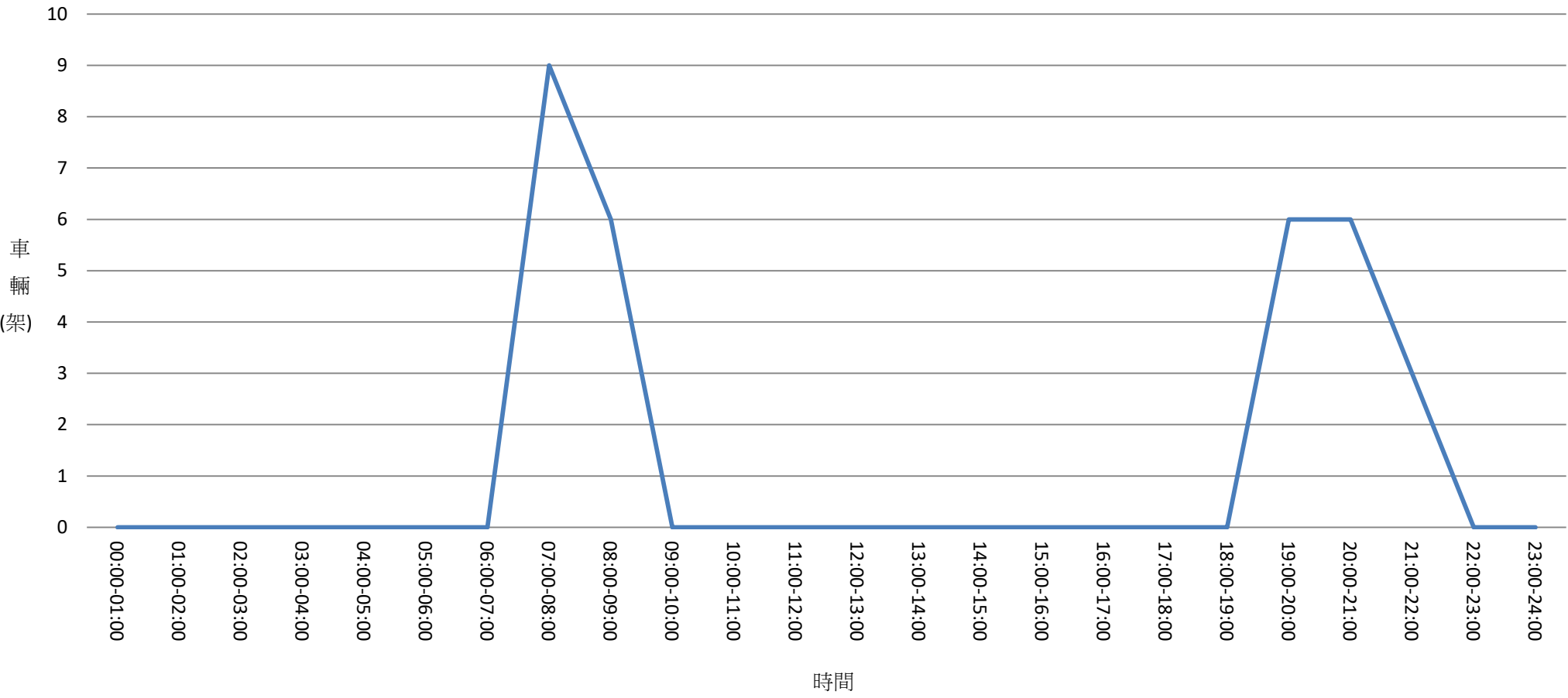
Comments:	Reply:
1. Please provide the trip rates	1. Shown on Vehicle Flow Table
2. Please provide the vehicular access plan (行車通道圖) leading up to the main road (e.g. Deep Bay Road 深灣路)	2. Plan of Vehicles from main road access to the application site (scale1:5000)
3. It is noticed that the car parking space marked on your layout plan is 2.2m x 5m (width x length) each. However, according to Hong Kong Planning Standards and Guidelines, the minimum standard for a private car parking space is 2.5m x 5m (width x length). Hence, please clarify on the size of each parking space and revise the layout plan accordingly if necessary.	3. Shown on Site Plan (total 15 private car spaces)

PLAN OF VEHICLES FROM MAIN ROAD ACCESS TO THE APPLICATION SITE (scale 1:5000)



Lots 1210 S.B ss.1, 1210 S.B ss.2, 1210 S.B ss.3, 1210 S.B ss.4, 1210 S.B ss.5, 1210 S.B ss.6, 1210 S.B ss.7 and 1210 S.B RP in D.D.129 and adjoining Government Land (GL),
Lau Fau Shan, Yuen Long, New Territories

車輛流量圖 (架)



Wilfred Ka Hing CHU/PLAND

寄件者: Wilfred Ka Hing CHU/PLAND
寄件日期: 2025年11月12日星期三 18:35
收件者: tpbpd/PLAND
副本: Tracy Wing Sum LAW/PLAND
主旨: FI for TPB/A/YL-LFS/572

FI for A/YL-LFS/572

From: WinLi
Sent: Wednesday, November 12, 2025 6:25 PM
To: Wilfred Ka Hing CHU/PLAND <wkhchu@pland.gov.hk>
Subject: TPB/A/YL-LFS/572

敬啟者：

申請停車場位置所涉及政府地位置不會停泊車輛，有關政府地位置只作行人過路用途。

如有任何查詢，請聯絡本公司Vincent Li，電話：

此致

WINLI CONSULTING ENGINEERS

G/F & M/F, No.19 Tsing Yuen Street, Tai Po, N.T., Hong Kong

**Relevant extract of the Town Planning Board Guidelines for
Application for Developments within Deep Bay Area
(TPB PG-No. 12C)**

On 16.5.2014, the Town Planning Board Guidelines for Application for Developments within Deep Bay Area under Section 16 of the Town Planning Ordinance (TPB PG-No. 12C) were promulgated by the Town Planning Board, which set out the following criteria for the Wetland Buffer Area (WBA):

- (a) The intention of the WBA is to protect the ecological integrity of the fish ponds and wetland within the WCA and prevent development that would have a negative off-site disturbance impact on the ecological value of fish ponds. A buffer area of about 500m along the landward boundary of the WCA is thus designated as a WBA. As a substantial amount of the fish ponds within the WBA have already been lost over time through filling and certain areas have been degraded by the presence of open storage use, these degraded areas may be considered as target areas to allow an appropriate level of residential/recreational development so as to provide an incentive to remove the open storage use and/or to restore some of the fish ponds lost.
- (b) Within the WBA, for development or redevelopment which requires planning permission from the Board, an ecological impact assessment would also need to be submitted. Development/redevelopment which may have negative impacts on the ecological value of the WCA would not be supported by the Board, unless the ecological impact assessment can demonstrate that the negative impacts could be mitigated through positive measures. The assessment study should also demonstrate that the development will not cause net increase in pollution load to Deep Bay. Some local and minor uses are however exempted from the requirement of ecological impact assessment. They are listed in Appendix A and include temporary uses.

Appendix A

List of Uses Exempted from Ecological Impact Assessment Within the Wetland Buffer Area

For planning applications involving uses/development within the Wetland Buffer Area, the following uses/development are exempted from the requirement of ecological impact assessment as part of the submission to the Board :

- Temporary Uses
- Agricultural Use (except in SSSI Zone)
- Ancestral Hall
- Bank#
- Barbecue Spot
- Barber Shop#
- Beauty Parlour#
- Burial Ground
- Clinic/Polyclinic*
- Electricity Substation of single storey
- Government Refuse Collection Point^
- House (Alteration, modification and/or redevelopment to the existing building bulk only)
- New Territories Exempted Houses
- Off-Course Betting centre#
- On-farm Domestic Structure
- Photographic Studio#
- Playground/Playing Field in “V” and “R(D)” zones
- Police Post/Police Reporting Centre
- Post Office*
- Private Club#
- Public Convenience
- Public Library*
- Public Utility Installation (electricity mast, lamp pole, pipeline and telephone booth only)^
- Pumping Station of single storey
- Refreshment Kiosk
- Retail Shop#
- School*

- Showroom excluding Motor-vehicle Showroom#
- Shrine
- Social Welfare Facility*
- Tent Camping Site

Note:

other than free-standing building

* other than free-standing building exceeding 3 storeys

^ not applicable to the “Other Specified Uses” annotated “Eco-lodge” zone on the Ma Tso Lung and Hoo Hok Wai Outline Zoning Plan

Previous s.16 Application covering the Application Site

Approved Application

	<u>Application No.</u>	<u>Applied Use(s)/Development(s)</u>	<u>Zoning(s)</u>	<u>Date of Consideration (RNTPC)</u>
1	A/YL-LFS/367	Proposed Temporary Private Vehicle Park (Private Cars) for a Period of 3 Years and Filling of Land	V	26.2.2021

Similar s.16 Application
within/straddling the same “Village Type Development” Zone
on the Lau Fau Shan and Tsim Bei Tsui Outline Zoning Plan in the past 5 years

Approved Application

	<u>Application No.</u>	<u>Proposed Use(s)/ Development(s)</u>	<u>Date of Consideration (RNTPC)</u>
1	A/YL-LFS/534	Proposed Temporary Public Vehicle Park (Excluding Container Vehicle) and Shop and Services with Ancillary Facilities for a Period of 5 Years and Associated Filling of Pond and Land	8.11.2024

Government Bureau/Departments' General Comments

1. Land Administration

Comments of the District Lands Officer/Yuen Long, Lands Department (DLO/YL, LandsD):

- (a) He has no adverse comment on the application.
- (b) There is no Small House application approved or under processing at the application site (the Site).
- (c) The applicant should note his advisory comments at **Appendix V**.

2. Environment

Comments of the Director of Environmental Protection (DEP):

- (a) He has no adverse comment on the application from environmental planning perspective since no heavy vehicle or dusty operation would be involved.
- (b) There is no substantiated environmental complaint pertaining to the Site in the past three years.
- (c) The applicant should note his advisory comments at **Appendix V**.

3. Drainage

Comments of the Chief Engineer/Mainland North, Drainage Services Department (CE/MN, DSD):

- (a) He has no objection in principle to the application from drainage point of view.
- (b) Should the Town Planning Board consider the application acceptable from the planning point of view, approval conditions should be stipulated in the approval letter requiring the applicant (i) the submission of a revised drainage proposal and (ii) the implementation and maintenance of the revised drainage proposal for the development to the satisfaction of the Director of Drainage Services or of the Town Planning Board.
- (c) The applicant should note his advisory comments on the submitted drainage proposal at **Appendix V**.

4. Other Departments' Comments

The following government departments have no objection to/no comment on the application:

- (a) Director of Agriculture, Fisheries and Conservation (DAFC);
- (b) Director of Fire Services (D of FS);
- (c) Chief Building Surveyor/New Territories West, Buildings Department (CBS/NTW, BD);

- (d) Chief Engineer/Construction, Water Supplies Department (CE/C, WSD);
- (e) Chief Engineer/Land Works, Civil Engineering and Development Department (CE/LW, CEDD);
- (f) Head of Geotechnical Engineering Office (H(GEO)), CEDD;
- (g) Project Manager (West) (PM(W)), CEDD;
- (h) Chief Highway Engineer/New Territories West, Highways Department (CHE/NTW, HyD);
and
- (i) Commissioner of Police (C of P).

Recommended Advisory Clauses

- (a) to liaise with the locals to address their concerns relating to the development;
- (b) to note the comments of the District Lands Officer/Yuen Long, Lands Department (DLO/YL, LandsD) that:
 - (i) the application site (the Site) comprises Old Schedule Agricultural Lots (OSALs) and Government Land (GL). The OSALs are 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. No permission is given for the occupation of the GL (about 170m² subject to verification) included in the Site. Any occupation of GL without Government's prior approval is an offence under Cap. 28; and
 - (ii) the lot owner(s) shall apply to LandsD for Short Term Waiver(s) (STWs) and Short Term Tenancy (STT) to permit the structure(s) erected or to be erected within the subject lots, if any and the occupation of the GL. The application(s) for STW(s) and STT will be considered by the Government in its capacity as a landlord and there is no guarantee that it/they will be approved. The STW(s) 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;
- (c) to note the comments of the Commissioner for Transport (C for T) that sufficient manoeuvring space shall be provided within the Site or its adjacent area. No vehicles are allowed to queue back to public roads or reverse onto/from public roads;
- (d) to note the comments of the Chief Highway Engineer/New Territories West, Highways Department (CHE/NTW, HyD) that the local access between the Site and Deep Bay Road is not and will not be maintained by HyD. Adequate drainage measures shall be provided at the Site to prevent surface water running from the Site to the nearby public roads and drains;
- (e) to note the comments of the Director of Environmental Protection (DEP) to follow the relevant mitigation measures and requirements in the latest 'Code of Practice on Handling Environmental Aspects of Temporary Uses and Open Storage Sites' issued by the Environmental Protection Department to minimise any potential environmental nuisances;
- (f) to note the comments of the Chief Engineer/Mainland North, Drainage Services Department (CE/MN, DSD) on the submitted drainage proposal that:
 - (i) please make reference to the latest Technical Note No. 1 - Technical Note to prepare a Drainage Submission issued by DSD for more details in preparing the drainage proposal;
 - (ii) the gradients of the proposed u-channels should be shown on the drainage plan;
 - (iii) please advise if any site formation/ land filling works to be carried out under this application. Please note that the overland flow from the adjacent lands should not be affected;
 - (iv) please demonstrate with hydraulic calculations and catchment plan that all proposed/ existing drainage facilities are adequate to collect, convey and discharge the surface runoff accrued on the application site and to intercept the overland flow from the adjacent lands;

- (v) please submit calculation demonstrating the downstream drainage system receiving the discharge from the development has adequate spare capacity to accommodate the runoff;
 - (vi) peripheral surface channels shall be provided along the site boundary to collect the surface runoff accrued on the application site and to intercept the overland flow from the adjacent lands;
 - (vii) the cover and invert levels of the proposed u-channels and catchpits should be shown on the drainage plan;
 - (viii) the proposal should indicate how the runoff (the flow direction) within the site would be discharged to the proposed u-channel;
 - (ix) please indicate clearly the full alignment of the discharge path from the Site all the way down to the ultimate discharge point (e.g. a well-established stream course/public drainage system);
 - (x) the existing drainage facilities, to which the stormwater of the development from the Site would discharge, are not maintained by this office. The applicant should identify the owner of the existing drainage facilities to which the proposed connection will be made. Also, DSD notices that the proposed drainage connection(s) to the surrounding/downstream area(s) will run through other private lot(s). The applicant shall demonstrate that the proposed drainage construction / improvement / modification works and the operation of the drainage can be practicably implemented;
 - (xi) please provide site photos to show latest condition and existence of the drainage facilities which receive the discharge from the Site. Please provide CCTV survey record for all underground 600mm dia. Pipes;
 - (xii) please clarify whether any walls or hoarding would be erected along the site boundary. Where walls or hoarding are erected/ laid along the site boundary, adequate opening should be provided to intercept the existing overland flow passing through the site;
 - (xiii) cross sections showing the existing and proposed ground levels of the Site with respect to the adjacent areas should be given;
 - (xiv) standard details should be provided to indicate the sectional details of the proposed u-channel and the catchpit;
 - (xv) sand trap or provision alike should be provided before the collected runoff is discharged to the public drainage facilities;
 - (xvi) the development should neither obstruct overland flow nor adversely affect existing natural streams, village drains, ditches and the adjacent areas, etc.; and
 - (xvii) the applicant shall resolve any conflict/disagreement with relevant lot owner(s) and seek LandsD's permission for laying new drains/channels and/or modifying/upgrading existing ones in other private lots or on GL (where required) outside the Site;
- (g) to note the comments of the Commissioner of Police that the applicant shall ensure proper management measures to avoid the lining up of vehicles waiting for the entry to the car park, which would have impact on the smooth traffic flow; and

- (h) to note the comments of the Chief Building Surveyor/New Territories West, Buildings Department (CBS/NTW, BD) that:
- (i) 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 unauthorised building works (UBW) under the Buildings Ordinance (BO). An Authorised 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 the building plan submission stage;
 - (iv) 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;
 - (v) any temporary shelters or converted containers for office, storage, washroom or other uses are considered as temporary buildings and are subject to the control of Part VII of the B(P)R; and
 - (vi) detailed checking under the BO will be carried out at building plan submission stage.

致：元朗民政事務處

敬啟者：

新界元朗流浮山丈量約份第 129 約地段第 1210 号 B 分段第 1 小分段、第 1210 号 B 分段第 2 小分段、第 1210 号 B 分段第 3 小分段、第 1210 号 B 分段第 4 小分段、第 1210 号 B 分段第 5 小分段、第 1210 号 B 分段第 6 小分段、第 1210 号 B 分段第 7 小分段及第 1210 号 B 分段余段和毗連政府土地擬議臨時私人停車場（私家車）及相關填土工程（為期 3 年）

申請編號：A/YL-LFS/572

有關丈量約份第 129 約地段第 1210 号 B 分段第 1 小分段、第 1210 号 B 分段第 2 小分段、第 1210 号 B 分段第 3 小分段、第 1210 号 B 分段第 4 小分段、第 1210 号 B 分段第 5 小分段、第 1210 号 B 分段第 6 小分段、第 1210 号 B 分段第 7 小分段及第 1210 号 B 分段余段和毗連政府土地擬議臨時私人停車場（私家車）及相關填土工程（為期 3 年）的申請，本人反對這地段申請為停車場，因為這地段有政府土地是救護車及消防車主要通道，如主要通道更改為停車場必定會防礙救護車同消防車出入，會危及生命同財產，所以反對申請此地段為停車場，希望貴處正視問題之嚴重性，不予批示。

此致敬呈

反對人姓名：湯顯堯

地址：

電話：

日期：29/10/2025

致：元朗民政事務處

敬啟者：

新界元朗流浮山丈量約份第 129 約地段第 1210 号 B 分段第 1 小分段、第 1210 号 B 分段第 2 小分段、第 1210 号 B 分段第 3 小分段、第 1210 号 B 分段第 4 小分段、第 1210 号 B 分段第 5 小分段、第 1210 号 B 分段第 6 小分段、第 1210 号 B 分段第 7 小分段及第 1210 号 B 分段余段和毗連政府土地擬議臨時私人停車場（私家車）及相關填土工程（為期 3 年）

申請編號：A/YL-LFS/572

有關丈量約份第 129 約地段第 1210 号 B 分段第 1 小分段、第 1210 号 B 分段第 2 小分段、第 1210 号 B 分段第 3 小分段、第 1210 号 B 分段第 4 小分段、第 1210 号 B 分段第 5 小分段、第 1210 号 B 分段第 6 小分段、第 1210 号 B 分段第 7 小分段及第 1210 号 B 分段余段和毗連政府土地擬議臨時私人停車場（私家車）及相關填土工程（為期 3 年）的申請，本人反對這地段申請為停車場，因為這地段有政府土地是救護車及消防車主要通道，如主要通道更改為停車場必定會防礙救護車同消防車出入，會危及生命同財產，所以反對申請此地段為停車場，希望貴處正視問題之嚴重性，不予批示。

此致敬呈

反對人姓名：黎遠威

地址：

電話：

日期：21/10/2025

致：元朗民政事務處

敬啟者：

新界元朗流浮山丈量約份第 129 約地段第 1210 号 B 分段第 1 小分段、第 1210 号 B 分段第 2 小分段、第 1210 号 B 分段第 3 小分段、第 1210 号 B 分段第 4 小分段、第 1210 号 B 分段第 5 小分段、第 1210 号 B 分段第 6 小分段、第 1210 号 B 分段第 7 小分段及第 1210 号 B 分段余段和毗连政府土地擬議臨時私人停車場（私家車）及相關填土工程（為期 3 年）

申請編號：A/YL-LFS/572

有關丈量約份第 129 約地段第 1210 号 B 分段第 1 小分段、第 1210 号 B 分段第 2 小分段、第 1210 号 B 分段第 3 小分段、第 1210 号 B 分段第 4 小分段、第 1210 号 B 分段第 5 小分段、第 1210 号 B 分段第 6 小分段、第 1210 号 B 分段第 7 小分段及第 1210 号 B 分段余段和毗连政府土地擬議臨時私人停車場（私家車）及相關填土工程（為期 3 年）的申請，本人反對這地段申請為停車場，因為這地段有政府土地是救護車及消防車主要通道，如主要通道更改為停車場必定會防礙救護車同消防車出入，會危及生命同財產，所以反對申請此地段為停車場，希望貴處正視問題之嚴重性，不予批示。

此致敬呈

反對人姓名：關鈺沂

地址：

電話：

日期：30-10-2025

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

tpbpd/PLAND

寄件者: [REDACTED]
寄件日期: 2025年10月24日星期五 10:09
收件者: tpbpd/PLAND
主旨: 申請編號 A/YL-LFS/572 反對信
附件: DD129新屋停車場2.doc

類別: Internet Email

反對有關界元朗流浮山丈量約份第 129 約地段第 1210 號 B 分段第 1 小分段、第 1210 號 B 分段第 2 小分段、第 1210 號 B 分段第 3 小分段、第 1210 號 B 分段第 4 小分段、第 1210 號 B 分段第 5 小分段、第 1210 號 B 分段第 6 小分段、第 1210 號 B 分段第 7 小分段及第 1210 號 B 分段餘段和毗連政府土地申請臨時私人停車場（私家車）及相關填土工程（為期 3 年），隨函附上有關意見

申請編號 Application No. : A/YL-LFS/572

致城市規劃委員會專員：

反對有關新界元朗流浮山丈量約份第 129 約地段第 1210 號 B 分段第 1 分段、第 1210 號 B 分段第 2 小分段、第 1210 號 B 分段第 3 小分段、第 1210 號 B 分段第 4 小分段、第 1210 號 B 分段第 5 小分段、第 1210 號 B 分段第 6 小分段、第 1210 號 B 分段第 7 小分段及第 1210 號 B 分段餘段和毗連政府土地申請臨時私人停車場（私家車）（為期 3 年）

本人於公告得知有關地段向 貴會提出申請就有關申請本人提出反對。

- 1 有關申請的地段及毗連政府土地申請人申請為臨時私人停車場是用作牟利用途而非供給村民使用，如租用後只會只有申請人可使用，其他人不得使用，本村的村民會失去使用的權利，這樣會造成嚴重不公平的情況。
- 2 本村車位非常急切，如土地平日已有車輛停泊，跟本沒有可能同時給予旅遊人士使用，加上假日根本沒有旅遊人士到本村旅遊，此理由根本不成立。
- 3 該毗連政府土地有不少年長人士及小童使用，若批准毗連政府土地申請為臨時私人停車場，會無了一條行人路，年長人士及小童要在行車路上行走，人車共用一路增加意外發生。
- 4 現有路是一條單程路，現有毗連政府土地有對頭車可作讓車的地方，若作為停車場長期有車停泊或有可能被人禁止進入就會引致交通阻塞，出入嚴重不便

故本人特此來函堅決反對有關申請，並希望 貴署否決有關申請。如果任何詢問可致電 [REDACTED] 鄧小姐

敬請保密有關本人的資料。

日期： 24-10-2025

申請編號 Application No. : A/YL-LFS/572

致城市規劃委員會專員：

反對有關新界元朗流浮山丈量約份第 129 約地段第 1210 號 B 分段第 1 分段、第 1210 號 B 分段第 2 小分段、第 1210 號 B 分段第 3 小分段、第 1210 號 B 分段第 4 小分段、第 1210 號 B 分段第 5 小分段、第 1210 號 B 分段第 6 小分段、第 1210 號 B 分段第 7 小分段及第 1210 號 B 分段餘段和毗連政府土地申請臨時私人停車場（私家車）（為期 3 年）

本人於公告得知新界元朗流浮山丈量約份第 129 約地段第 1210 號 B 分段第 1 分段、第 1210 號 B 分段第 2 小分段、第 1210 號 B 分段第 3 小分段、第 1210 號 B 分段第 4 小分段、第 1210 號 B 分段第 5 小分段、第 1210 號 B 分段第 6 小分段、第 1210 號 B 分段第 7 小分段及第 1210 號 B 分段餘段和毗連政府土地有人士向 貴會申請臨時私人停車場（私家車）（為期 3 年）。就有關申請本人提出反對。

因為有關申請的地段及毗連政府土地申請人申請為臨時私人停車場作牟利用途而非供給村民使用，如租用後只會只有申請人可使用，其他人不得使用，本村的村民會失去使用的權利，這樣會造成嚴重不公平的情況。

另外本村車位非常急切都不可能利用本村的土地給予旅遊人士使用，加上假日根本沒有旅遊人士到本村旅遊，此理由根本不成立。

另外該毗連政府土地有不少年長人士及小童使用，若批准毗連政府土地申請為臨時私人停車場，會無了一條行人路，年長人士及小童要在行車路上行走，人車共用一路增加意外發生。

故本人特此來函堅決反對有關申請，並希望 貴署否決有關申請。如果任何詢問可致電 [REDACTED] 黃小姐

敬請保密有關本人的資料。



日期： 17-10-2025

就規劃申請/覆核提出意見 Making Comment on Planning Application / Review

參考編號

Reference Number:

251028-105245-13862

提交限期

Deadline for submission:

31/10/2025

提交日期及時間

Date and time of submission:

28/10/2025 10:52:45

有關的規劃申請編號

The application no. to which the comment relates:

A/YL-LFS/572

「提意見人」姓名/名稱

Name of person making this comment:

小姐 Miss Tang

意見詳情

Details of the Comment :

本人於公告得知有關地段向 貴會提出申請就有關申請本人提出反對。

1 有關申請的地段及毗連政府土地申請人申請為臨時私人停車場是用作牟利用途而非供給村民使用，如租用後只會只有申請人可使用，其他人不得使用，本村的村民會失去使用的權利，這樣會造成嚴重不公平的情況。

2 本村車位非常急切，如土地平日已有車輛停泊，跟本沒有可能同時給予旅遊人士使用，加上假日根本沒有旅遊人士到本村旅遊，此理由根本不成立。

3 該毗連政府土地有不少年長人士及小童使用，若批准毗連政府土地申請為臨時私人停車場，會無了一條行人路，年長人士及小童要在行車路上行走，人車共用一路增加意外發生。

4 現有路是一條單程路，現有毗連政府土地有對頭車可作讓車的地方，若作為停車場長期有車停泊或有可能被人禁止進入就會引致交通阻塞，出入嚴重不便

故本人特此來函堅決反對有關申請，並希望 貴署否決有關申請。

敬請保密有關本人的資料。

tpbpd/PLAND

寄件者: [REDACTED]
寄件日期: 2025年10月31日星期五 13:37
收件者: tpbpd/PLAND
主旨: 反對A/YL-LFS/572規劃申請

類別: Internet Email

- >
- > 敬啟者
- >
- > 本人乃反對有關申請，因為改為用圖次
- > 之地方，乃是單線雙程行車的避車處。
- >
- > 監於此地於上一次獲批使用後，有關人士用圍欄圍住作私人停車場出租車位，因此原來的公眾用地變成只有極少數人使用，這已跟政府服務大眾之使命有不同。
- >
- > 如果今次再獲續批，原來圍欄外之唯一行車避車處（見圖）有極很大機會被車輛長期或長時間停泊。這樣，大眾市民，居民，村民，例如中電維修工程車，送貨貨車，救護車、消防車、警車、吸糞車，私家車等等車輛，會因被已停泊的車輛佔用空間而無法作避車或短暫上落停機泊之用，這樣對村民居民帶來極大不便。
- >
- > 就以上公眾利益關係因素，本人反對有關申請。
- >
- > 此致
- >
- > 輾井圍村民敬上



