

APPLICATION FOR PERMISSION
UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE

APPLICATION NO. A/I-TCV/28
(for 2nd Deferment)

- Applicant** : Full Dragon Investment Limited
- Site** : Lots 1890 RP and 1886 in D.D.1 TC, Tung Chung, Lantau Island
- Site Area** : About 278.7m²
- Lease** : Block Government Lease (demised for agricultural use)
- Plan** : Approved Tung Chung Valley Outline Zoning Plan (OZP) No. S/I-TCV/2
(at the time of submission)
- Draft Tung Chung Valley OZP No. S/I-TCV/3
(currently in force)
- Zoning** : “Residential (Group C)2”
- Application** : Proposed Temporary Place of Recreation, Sports or Culture (Hobby Farm)
for a Period of 3 Years

1. Background

- 1.1 On 3.7.2025, the applicant sought planning permission for proposed temporary place of recreation, sports or culture (hobby farm) for a period of three years at the application site (**Plan A-1**).
- 1.2 On 15.8.2025, the Rural and New Town Planning Committee (the Committee) of the Town Planning Board (the Board) agreed to defer making a decision on the application for two months, as requested by the applicant, to allow time for preparation of further information (FI) to address departmental comments. On 14.10.2025, the applicant submitted FI to address departmental comments.

2. Request for Deferment

On 11.11.2025, the applicant wrote to the Secretary of the Board and requested the Board to defer making a decision on the application for two months so as to allow time for preparation of FI to explore the options and prepare necessary quotation for relevant

facility installations to address departmental comments, including Fire Services Department, Drainage Services Department, Environmental Protection Department and Urban Design & Landscape Section of Planning Department. (**Appendix I**).

3. Planning Department's Views

- 3.1 The Planning Department has no objection to the request for the second deferment as the justification for deferment meets the criteria for deferment as set out in the Town Planning Board Guidelines on Deferment of Decision on Representations, Further Representations and Applications made under the Town Planning Ordinance (TPB PG-No. 33B) in that the deferment would allow the applicant to prepare FI to address outstanding issues.
- 3.2 Should the Committee agree to defer a decision on the application, the application will be submitted to the Committee for consideration within two months upon receipt of FI from the applicant. If the FI submitted by the applicant is not substantial and could be processed within a shorter time, the application could be submitted to an earlier meeting for the Committee's consideration. The applicant should be advised that the Committee has allowed a total of four months for preparation of the submission of FI. The second deferment should be the last deferment and no further deferment would be granted unless under very special circumstances and supported with strong justifications.

4. Decision Sought

The Committee is invited to consider whether or not to accede to the applicant's request for deferment. If the request is not acceded to, the application will be submitted for the Committee's consideration at the next meeting.

5. Attachments

Appendix I	Email dated 11.11.2025 from the applicant
Plan A-1	Location plan

**PLANNING DEPARTMENT
DECEMBER 2025**