

**Wilfred Ka Hing CHU/PLAND**

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寄件者: Wilfred Ka Hing CHU/PLAND  
寄件日期: 2026年04月23日星期四 18:03  
收件者: tpbpd/PLAND  
副本: Kiff Kit Fu YIU/PLAND; Belva Yuen King TONG/PLAND; Ada Siu Man CHAN/PLAND  
主旨: Fw: 規劃申請編號 : A/YL-LFS/604 - 延期

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**From:** Yuen Long Baseball [REDACTED]  
**Sent:** Thursday, April 23, 2026 5:54 PM  
**To:** Wilfred Ka Hing CHU/PLAND <wkhchu@pland.gov.hk>  
**Cc:** Belva Yuen King TONG/PLAND <byktong@pland.gov.hk>; Ada Siu Man CHAN/PLAND <asmchan@pland.gov.hk>  
**Subject:** Re: 規劃申請編號 : A/YL-LFS/604 - 部門意見

由於上述綠化設計及預算落實需時，本會懇請 城規會 批准延期兩個月 以處理及完善相關資料。

「Wilfred Ka Hing CHU/PLAND <[wkhchu@pland.gov.hk](mailto:wkhchu@pland.gov.hk)>」在 2026年4月23日 週四，10:51 寫道：

黃先生：

就你提交的規劃申請編號：A/YL-LFS/604，相關政府部門的意見如下：

**Comments of the Environmental Protection Department (Contact Officer: Ms. Yvette LI; Tel: 2835 2390)**

It is noted that the proposed use would generate traffic of **heavy vehicles** but not involve dusty operation. The nearest residential dwelling, which is also the noise sensitive receiver (NSR), is a 3 storey village house located ~70m from the proposed development. According to the latest "Code of Practice on Handling the Environmental Aspects of Temporary Uses and Open Storage Sites", the application is not supported from the environmental planning perspective.

**Comments of the Chief Town Planner/Urban Design and Landscape, Planning Department (Contact Officer: Ms. May CHAN; Tel: 3565 3949)**

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a. We have **reservation** on the application. Our detailed comments from landscape planning perspective are as follows:

(i) according to the aerial photo taken in 2025, the Site is situated in an area of rural coastal plain landscape characterised by temporary structures, graves and tree clusters;

(ii) the southern portion of the Site is formed and existing trees are observed at the northern portion of the Site;

(iii) the Site is zoned “Green Belt” ( “GB” ) on the approved Lau Fau Shan and Tsim Bei Tsui Outline Zoning Plan No. S/YL-LFS/11. It is noted that the existing tree groups at the northern portion of the Site within the same “GB” zone will be preserved in the application. However, it is considered the proposed use would alter or further affect the landscape character of the Green Belt. Moreover, no **Landscape Proposal** is provided to mitigate the landscape impact of the proposed use.

如有需要更多時間準備進一步資料回應部門意見，請你儘快於**2026年4月24日或之前**根據城規會規劃指引編號**3 3 B**的要求向城規會秘書處（電郵：[tpbpd@pland.gov.hk](mailto:tpbpd@pland.gov.hk)）提出相關延期申請。你可參考附件中的延期申請的樣本。

*[See attachment "Request for Deferment Sample.pdf"]*

規劃署

屯門及元朗西規劃處

朱家慶

(聯絡電話：2158 6290)



透過規劃工作，使香港成為一個宜居、具競爭力和可持續發展的亞洲國際都會  
We plan to make Hong Kong a Liveable • Competitive • Sustainable ASIA'S WORLD CITY

