

Government Departments with No Objection / No Adverse Comment

The following government departments have no objection to or no adverse comments on the application:

- District Lands Officer/Shu Tin, Lands Department (DLO/ST, LandsD);
- Director-General of Trade and Industry (DG of TI);
- Director of Environmental Protection (DEP);
- Commissioner for Transport (C for T);
- Director of Fire Services (D of FS);
- Chief Engineer/Mainland South, Drainage Services Department (CE/MS, DSD);
- Chief Engineer/Construction, Water Supplies Department (CE/C, WSD);
- Project Manager/New Territories East, Civil Engineering and Development Department (PM/NTE, CEDD);
- Chief Building Surveyor/New Territories East 2 and Rail, Buildings Department (CBS/NTE2&Rail, BD); and
- District Officer (Shu Tin), Home Affairs Department (DO(ST), HAD).

Recommended Advisory Clauses

- (a) to note the comments of the District Lands Officer/Shu Tin, Lands Department (DLO/ST, LandsD) that a temporary waiver was granted to the owner of the application premises (the Premises) to allow the use of the Premises having an internal floor area of 89.6m² (about) with a fixed terms of three years commencing from 1.5.2016 and thereafter quarterly. Should there be any deviation of the waiver area, the owner of the Premises is required to apply for a new temporary waiver from the LandsD. There is no guarantee that the new temporary waiver application will be approved. Such application, if received, will be considered by LandsD acting in its capacity as the landlord at its own discretion and any approval given will be subject to such terms and conditions including, inter alia, payment of waiver fee and administrative fee as may be imposed by LandsD; and

- (b) to note the comments of the Chief Building Surveyor/New Territories West, Buildings Department (CBS/NTW, BD) that:
 - (i) all unauthorized building works/structures should be removed;
 - (ii) all building works are subject to compliance with Buildings Ordinance (BO);
 - (iii) Authorized Person must be appointed to coordinate all building works, if any;
 - (iv) the granting of the planning approval should not be construed as an acceptance of the unauthorized structures in the Premises under BO. Enforcement action may be taken to effect the removal of all unauthorized works in future; and
 - (v) the provision of natural lighting and ventilation of the proposed office should comply with Building (Planning) Regulation 30.