



Date: 22th May 2026

Secretary, Town Planning Board
15/F, North Point Government Offices
333 Java Road, North Point, Hong Kong

Pages: 1 + Attachment

BY HAND & BY EMAIL

(tpbpd@tpb.gov.hk)

Dear Sir/Madam,

**SECTION 16 APPLICATION
TOWN PLANNING ORDINANCE (CHAPTER 131)**

RENEWAL OF PLANNING APPROVAL FOR TEMPORARY EATING PLACE (RESTAURANT) FOR A PERIOD OF 3 YEARS IN "OTHER SPECIFIED USES (COMPREHENSIVE DEVELOPMENT TO INCLUDE WETLAND RESTORATION AREA)" ZONE AT LOTS 3719 S.G SS. 9 RP (PART) AND 3719 S.G SS.10 (PART) IN D.D.104, NAM SANG WAI, YUEN LONG, NEW TERRITORIES

Planning Application No. A/YL-NSW/369 - Submission of Further Information (2)

References are made to the email dated 20th May 2026 in relation to further comments from the Fire Services Department and the Planning Department. To address the comments, please find attached 4 hard copies of our response-to-comment (R-to-C) table below.

Departmental Comments	Response
Fire Services Department received on 20.05.2026 by email	
1. The provision in some items (e.g. Sprinkler System, Fire Extinguishers, Fire Blanket) are not consistent with the previous application (i.e. A/YL-NSW/311), please verify.	The complete set of valid F.S. 251 for the Application Site is attached as Attachment 1.

Should you have any queries with this submission, please feel free to contact Mr. Jeffrey Kwok / Mr. Kenji Wong at [REDACTED]

Yours faithfully,
FOR AND ON BEHALF OF
DeSPACE (INTERNATIONAL) LIMITED



Greg Lam



(消防年檢)

消防處檔號: FP/NT/N 6/81177
FSD Ref.

消防(裝置及設備)規例(第九條(1)款)消防裝置及設備證書
FIRE SERVICE (INSTALLATIONS AND EQUIPMENT) REGULATIONS
(REGULATION 9(1))
CERTIFICATE OF FIRE SERVICE INSTALLATION AND EQUIPMENT

序號 Serial Number

A 9883274

顧客姓名
Name of Client **明悅軒**

樓宇地址
Address of Building
座 Block 樓宇名稱 Name of Building 區/鄉村名稱 Name of Estate/Village

門牌號數及街道/地段
Number and Name of Street/Lot 地區 District 香港 HK 九龍 K 新界 NT

- 持牌/註冊處所類型 (如適用)
Type of Licensed/Registered Premises (If applicable)
- 請在合適空格內填上“✓”號
Please tick the appropriate "box"
- 簡樓房 Basic Housing Unit
 - 危險品倉 Dangerous Goods Store
 - 木料倉 Timber Store
 - 危險品車輛 Dangerous Good Vehicle
 - 食物業處所 Food Premises
 - 電器廢物處置 E-waste Disposal
 - 公眾娛樂場所 Place of Public Entertainment
 - 校舍 School Premises
 - 改建校舍 Non-designed School
 - 安老院舍 Residential Care Home for the Elderly
 - 幼兒中心 Child Care Centre
 - 私營骨灰安置所 Private Columbaria
 - 殘疾院舍 Residential Care Home for Persons with Disabilities
 - 酒店 Hotel
 - 賓館 Guesthouse
 - 卡拉 OK 場所 Karaoke Establishment
 - 會社 Club
 - 床位寓所 Bedspace Apartment

第一部 只適用於年檢事項 Part 1 Annual Inspection ONLY			根據《消防(裝置及設備)規例》第八條(1)(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。 In accordance with Regulation 8(1)(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.			
編碼 Code (1-35)	裝置類型 Type of FSI	位置 Location(s)	狀況評述 Comment on Condition	完成日期 Completion Date (DD/MM/YYYY)	到期日 Due Date (DD/MM/YYYY)	
24	Portable F.E.	地下	Conforms with FSD requirements	19-Mar-2026	18-Mar-2027	
25	9 nos 9 Lit Water F.E.					
11	6 nos Fire Blanket					
12	11 nos e-light					
13	8 nos exit sign					
	Fire Alarm System (MFA)					

第二部 Part 2 裝置/保養/修理/檢查工作 Installation/Maintenance/Repair/Inspection work						
編碼 Code (1-35)	裝置類型 Type of FSI	位置 Location(s)	完成之工作內容 Nature of Work Carried out	狀況評述 Comment on Condition	完成日期 Completion Date (DD/MM/YYYY)	消防裝置關閉/嚴重損壞/恢復通知書 消防處檔案編號 FSD serial number of Notification of FSI Shutdown/Major Defect/Resumption
			NIL			

第三部 Part 3 欠妥事項 Defects					
編碼 Code (1-35)	裝置類型 Type of FSI	位置 Location(s)	欠妥事項 Defects (請以“*”註明主要系統嚴重損壞 Please indicate major defects in major system with a "*" sign)	欠妥事項評述 Comment on Defects	消防裝置關閉/嚴重損壞/恢復通知書 消防處檔案編號 FSD serial number of Notification of FSI Shutdown/Major Defect/Resumption
			NIL		

本人/我們藉此聲明，上述之消防裝置/設備經測試及/或檢查，其運作狀況符合消防處處長訂明適用於該建築/處所的《最低限度之消防裝置及設備守則》中的規格/要求，以及最新的《裝置及設備之檢查、測試及保養守則》中的要求，以證明其性能良好，除在第三部分中詳列的裝置/設備欠妥事項（如有）。

I/We hereby declare that the above installations/equipment has/have been tested and/or inspected, with its/their working conditions certified in conformance with the specifications/requirements in the Code of Practice for Minimum Fire Service Installations and Equipment applicable to the building/premises and the requirements in the latest Code of Practice for Inspection, Testing and Maintenance of Installations and Equipment prescribed by the Director of Fire Services to be in efficient working order except defect(s) of the installations/equipment, if any, detailed in Part 3.

請將此證書張貼於大廈或處所當眼處以供消防處人員查核
Please display this certificate at a conspicuous place in the building or premises for FSD's inspection.

獲授權簽署人簽署
Signature of Authorized Signatory

獲授權簽署人姓名
Name of Authorized Signatory **NG Sui Keung**

註冊編號
Registration No.

註冊消防裝置承辦商名稱
Name of Registered Fire Service Installation Contractor

聯絡電話
Telephone

電郵地址
Email address

日期
Date

備註
Remark



CERTIFICATE OF FIRE SERVICE INSTALLATION AND EQUIPMENT

顧客姓名 Name of Client 明悅軒

樓宇地址 Address of Building 座 Block 樓宇名稱 Name of Building 屋邨/鄉村名稱 Name of Estate/Village

門牌號數及街道/地段 Number and Name of Street/Lot 地區 District 香港 HK 九龍 K 新界 NT

- 持牌/註冊處所類型 (如適用) Type of Licensed/Registered Premises (If applicable)
簡樸房 Basic Housing Unit
危險品倉 Dangerous Goods Store
食物業處所 Food Premises
校舍 School Premises
請在合適空格內填上「✓」號 Please tick the appropriate "box"
酒店 Hotel
會社 Club
木料倉 Timber Store
電器廢物處理 E-waste Disposal
改建校舍 Non-designed School
私營骨灰安置所 Private Columbaria
賓館 Guesthouse
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公眾娛樂場所 Place of Public Entertainment
安老院舍 Residential Care Home for the Elderly
殘疾院舍 Residential Care Home for Persons with Disabilities
卡拉 OK 場所 Karaoke Establishment

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根據《消防(裝置及設備)規例》第八條(1)(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。
In accordance with Regulation 8(1)(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.

Table with 5 columns: 編碼 Code (1-35), 裝置類型 Type of FSI, 位置 Location(s), 狀況評述 Comment on Condition, 完成日期 Completion Date (DD/MM/YYYY), 到期日 Due Date (DD/MM/YYYY). Row 1: 28, 花灑系統, 地下, Defects see part 3, 21-5-2026, 20-5-2027

第二部 Part 2 裝置/保養/修理/檢查工作 Installation/Maintenance/Repair/Inspection work

Table with 7 columns: 編碼 Code (1-35), 裝置類型 Type of FSI, 位置 Location(s), 完成之工作內容 Nature of Work Carried out, 狀況評述 Comment on Condition, 完成日期 Completion Date (DD/MM/YYYY), 消防裝置關閉/嚴重損壞/恢復通知書 FSD serial number of Notification of FSI Shutdown/Major Defect/Resumption

第三部 Part 3 欠妥事項 Defects

Table with 7 columns: 編碼 Code (1-35), 裝置類型 Type of FSI, 位置 Location(s), 欠妥事項 Defects (請以「*」註明主要系統嚴重損壞 Please indicate major defects in major system with a "*" sign), 欠妥事項評述 Comment on Defects, 消防裝置關閉/嚴重損壞/恢復通知書 FSD serial number of Notification of FSI Shutdown/Major Defect/Resumption

本人/我們藉此聲明, 上述之消防裝置/設備經測試及/或檢查, 其運作狀況符合消防處處長訂明適用於該建築物處所的《最低限度之消防裝置及設備守則》中的規格/要求, 以及最新的《裝置及設備之檢查、測試及保養守則》中的要求, 以證明其性能良好, 除在第三部分中詳列的裝置/設備欠妥事項(如有)...

註冊編號 Registration No. 註冊消防裝置承辦商名稱 Name of Registered Fire Service Installation Contractor 聯絡電話 Telephone 電郵地址 Email address

請將此證書張貼於大廈或處所當眼處以供消防處人員查核 Please display this certificate at a conspicuous place in the building or premises for FSD's inspection. 獲授權簽署人簽署 Signature of Authorized Signatory LI SAU PING 獲授權簽署人姓名 Name of Authorized Signatory

實力消防防盜工程有限公司 FIRE & SECURITY TECHNICAL 日期 Date 備註 Remark

消防處檔號: FSD Ref.

消防(裝置及設備)規例(第九條(1)款)消防裝置及設備證書
FIRE SERVICE (INSTALLATIONS AND EQUIPMENT) REGULATIONS
(REGULATION 9(1))
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序號 Serial Number
A 9950260

顧客姓名 Name of Client **明悅軒**

樓宇地址 Address of Building
座 Block 樓宇名稱 Name of Building
屋邨/鄉村名稱 Name of Estate/Village

門牌號數及街道/地段 Number and Name of Street/Lot
地區 District 香港 HK 九龍 K 新界 NT

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編碼 Code (1-35)	裝置類型 Type of FSI	位置 Location(s)	完成之工作內容 Nature of Work Carried out	狀況評述 Comment on Condition	完成日期 Completion Date (DD/MM/YYYY)	消防裝置關閉/嚴重損壞/恢復通知書 FSD serial number of Notification of FSI Shutdown/Major Defect/Resumption
28	花灑系統	地下	換妥花灑入水掣 1套	Conforms with FSD requirements	22-5-2026	
"	"	"	換妥花灑總掣 1套	"	"	
"	"	"	新裝流量計 1套	"	"	

第三部 Part 3 欠妥事項 Defects

編碼 Code (1-35)	裝置類型 Type of FSI	位置 Location(s)	欠妥事項 Defects (請以「*」註明主要系統嚴重損壞 Please indicate major defects in major system with a "*" sign)	欠妥事項評述 Comment on Defects	消防裝置關閉/嚴重損壞/恢復通知書 FSD serial number of Notification of FSI Shutdown/Major Defect/Resumption

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獲授權簽署人簽署
Signature of Authorized Signatory

獲授權簽署人姓名
Name of Authorized Signatory **LI SAU PING**

註冊編號
Registration No.

註冊消防裝置承辦商名稱
Name of Registered Fire Service Installation Contractor

聯絡電話
Telephone

電郵地址
Email address

日期
Date



備註
Remark