

tpbpd/PLAND

寄件者: [REDACTED]
寄件日期: 2026年04月26日星期日 12:58
收件者: tpbpd/PLAND
主旨: Letter of Support for Garden application for 16 Pak Tam Au, Jim Stewart
類別: [REDACTED]

To the Planning Department / Land Authority,

I am a resident living near the property mentioned above, and I'm writing to share my support for my neighbour's application to use the adjoining land as a private garden.

Living right nearby, I've seen firsthand how this land sits. It's a modest request that really fits the character of our village. In fact, the previous owner, Graham, held an STT for this same area for years. It worked very well back then—the land was kept tidy and it caused no issues for the rest of us in the village.

Currently, the site is open and unmanaged, which brings a few practical problems. Because we are near a popular hiking route and a bus stop, walkers often wander close to or up to the house, likely due to the lack of a clear boundary. We also occasionally have feral cattle roaming onto the plot and getting quite close to the home.

Allowing this to become a managed garden again would solve these issues. It would:

- Improve safety and privacy for the residents by creating a clear boundary.
- Ensure better upkeep of the land, keeping it clean and managed.
- Maintain the village atmosphere without impacting public access or the surrounding area.

I believe this is a sensible and practical way to look after the land just as it was in the past.

I fully support the application.

Yours faithfully,

Christy

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Chan Hoi Shuen



26/04/2026

覆核申請 REVIEW APPLICATION	
申請編號 Application No.	A/NE-TKP12
地點 Location (見下圖 See Plan Below)	西貢北北潭凹丈量約份第255的政府土地 Government Land in D.D. 255, Pak Tam Au, Sai Kung Is.
地帶及圖則 Zoning and Plan (第17條覆核 Section 17 Review)	「鄉村式發展」 "Village Type Development" 土瓜坪及北潭凹分區計劃大綱核准圖編號S/NE-TKP12 Approved To Kwa Peng and Pak Tam Au Outline Zoning Plan No. S/NE-TKP12
建議 Proposal	擬議臨時私人花園 (為期3年) Proposed Temporary Private Garden for a Period of 3 Years

tpbpd/PLAND

寄件者: [REDACTED]
寄件日期: 2026年04月27日星期一 21:03
收件者: tpbpd/PLAND
主旨: Comments on Application No. A/NE-TKP/2
附件: Comments on PTA garden.docx

類別: [REDACTED]

To whom it may concern.

I submit these comments in the matter of application for a temporary private garden at Pak Tam Au—
A/NE-TKP/2

Best,
Charles

Charles E. Bedford

Founder and Chief Impact Officer, Carbon Growth Partners www.carbongrowth.com
Adjunct and Visiting Professor, Hong Kong University of Science and Technology <https://hkust.edu.hk/>



We respectfully acknowledge the Traditional Owners of the land on which we live and work, and pay our respect to their Elders past, present and emerging.

The information contained in this email message and any attached files may be confidential information and may also be the subject of legal professional privilege.

If you are not the intended recipient any use, disclosure or copying of this email is unauthorised. If you have received this email in error, please notify the sender immediately by reply email and delete all copies of this transmission together with any attachments.

27 April 2026



To whom it may concern,

I am writing in support of the application for review of the proposed temporary private garden at 16 Pak Tam Au (Application No. A/NE-TKP/2).

By way of background, I have been a long-time resident of the Sai Kung Country Park area and remain a frequent visitor to Pak Tam Au. I am therefore familiar with the character of the area, its patterns of use, and the level of public activity associated with nearby hiking trails and transport access points.

For several years, I resided with my family at a property in Uk Tau, located less than 500 meters from Pak Tam Au. That property included a fenced garden area of approximately 400 m² held under a Short Term Tenancy (STT) granted by the Government.

Based on that experience, a garden of that size was typical and appropriate in the rural context, providing a practical degree of separation, privacy and usability for a residential property in close proximity to public access routes. In my experience, the ability to establish a defined boundary around such land is an important and normal aspect of residential use in similar rural settings.

I understand that the current application at 16 Pak Tam Au is for a significantly smaller area of approximately 177 m². In my view, this is modest by comparison and well within the range of what would be considered proportionate and reasonable for similar properties in the area.

I am also familiar with the general level of activity in and around Pak Tam Au, where it is common to encounter hikers, cyclists, and visitors gathering or passing through. In this context, the ability to define and manage a modest area of land associated with a residence is both practical and consistent with the surrounding environment.

In my view, the proposed use as a temporary private garden is compatible with the rural character of the area and represents a sensible and proportionate use of the land in this setting.

Accordingly, I support the application for review.

Yours sincerely,

Charles Bedford

A handwritten signature in blue ink, appearing to read 'Charles Bedford', written over the printed name.

tpbpd/PLAND

寄件者: [REDACTED]
寄件日期: 2026年04月28日星期二 17:25
收件者: tpbpd/PLAND
副本: [REDACTED]
主旨: Views on Application No. A/NE-TKP/2 Pak Tam Au, Sai Kung
類別: [REDACTED]

I am writing in support of the application for review of the proposed temporary private garden at 16 Pak Tam Au (Application No. A/NE-TKP/2), formerly owned by the late Graham Eckersley and now owned by Mr Jim Williams.

I was a close friend of the late Graham Eckersley for over 15 years and was a frequent visitor to his home at "Braemar" in Pak Tam Au. Through these visits, I became very familiar with the property, the surrounding land, and the local community.

During the many years that Graham occupied the house, the land surrounding it was used as a garden in connection with the property. In my experience, this was a natural and well-integrated use of the land, and I am not aware of any issues arising from this arrangement that adversely affected the surrounding area or community.

More generally, I am familiar with the Sai Kung area and the character of the rural environment in and around Pak Tam Au. In that context, the use of land adjacent to village houses as private garden space is entirely consistent with the nature of the area.

Based on my experience, I can see no reason why the proposed reinstatement of a modest garden area should not be permitted. It reflects the historical use of the land and represents a practical and appropriate arrangement in this setting.

Accordingly, I support the application for review.

Yours faithfully,

Guy Sanderson Shirra
Past Chairman of The Friends of Sai Kung

[REDACTED]

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Guy Shirra
Sherriff Books
RHKP Old & Bold
Sai Kung
HONG KONG



On Mon, 27 Apr 2026 at 13:21, [REDACTED] wrote:

- >
- > Hi Guy,
- >
- >
- >
- > Thank you again for your call earlier – it was great to speak with you, and I really appreciate your offer to submit a note in support of the review.
- >
- >
- >
- > As mentioned, I’ ve put together a short draft (attached as a Word document) to get you started, based on your long-standing connection with Graham and familiarity with Braemar and the Pak Tam Au area. Please feel completely free to edit, shorten, expand, or rewrite it in your own words – whatever you’ re most comfortable with.
- >
- >
- >
- > If easier, you can send me your revised version and I’ ll take a quick look before you submit it.
- >
- >
- >
- > For reference, the Town Planning Board application number is A/NE-TKP/2, and comments can be submitted by email to tpbpd@pland.gov.hk. The deadline for submission is 15 May 2026.
- >
- >
- >
- > Thanks again – I really appreciate your help, and I look forward to seeing you at Poets on Thursday.
- >
- >
- >
- > Best regards
- >
- >
- >

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>

> Jim Stewart

tpbpd/PLAND

寄件者: [REDACTED]
寄件日期: 2026年04月29日星期三 15:27
收件者: tpbpd/PLAND
主旨: Planning Ref A/NE-TKP/2
類別: [REDACTED]

I am Elizabeth Anne Eckersley, the sister of my late brother, Graham Eckersley, the previous owner of the property known as 'Braemar' at 16 Pak Tam Au.

I inherited the property upon my brother's death and then sold it to the current owner, Mr Jim Stewart.

For many years, Graham Eckersley held a tenancy over an area adjacent to and surrounding the house, which was used as a garden space in connection with the house. Apart from a lawned area, my brother maintained the space in a natural manner, allowing wildlife to coexist with the garden use.

As a frequent visitor to my brother's home, on social occasions involving the local community, I am not aware of any issues arising from the use of the garden space that adversely affected the surrounding community, of which Graham was an enthusiastic and active supporter.

I understand that Mr Stewart desires to re-establish a tenancy over some of the land surrounding the house and I can think of no reason why this should not be permitted and approved, given the established precedent and the history of responsible stewardship of the land.

Elizabeth Anne Eckersley
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

致:

城市規劃委員會

本人是新界 [REDACTED] 原居民 何國楫

跟據上述丈量約份第D255約的政府土地擬申請興建臨時私人花園事項，本人表事強烈反對，理由是不希望破壞當村的環景及它的自然生態，又會滋生蚊蟲！

現，附上你們貼出的通告，以作參考

謹此



簽署: 何國楫

2026-5-10
[REDACTED]

覆核申請 REVIEW APPLICATION



申請編號 Application No.	A/NE-TKP/2
地點 Location (見下圖 See Plan Below)	西貢北潭凹丈量約份第256約的政府土地 Government Land in D.D. 255, Pak Tam Au, Sai Kung North
地帶及圖則 Zoning and Plan (第17條覆核 Section 17 Review)	“鄉村式發展” “Village Type Development” 土瓜坪及北潭凹分區計劃大綱核准圖編號S/NE-TKP/2 Approved To Kwa Peng and Pak Tam Au Outline Zoning Plan No. S/NE-TKP/2
建議 Proposal	擬議臨時私人花園 (為期3年) Proposed Temporary Private Garden for a Period of 3 Years

任何人士均可就這宗申請提出意見。有關意見必須於2026年5月15日或之前，以專人送遞或郵遞（香港北角渣甸道333號北角政府合署15樓）、傳真（2877 0245或2522 8426）或電郵（tpbpd@pland.gov.hk）方式，寄達市規委會作出。

Any person may make comment on this application. The comment must be made to the Town Planning Board by hand or post (15/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong), fax (2877 0245 or 2522 8426) or e-mail (tpbpd@pland.gov.hk) on or before 15 May 2026.

詳情 Particulars

1. 這項申請《城市規劃條例》（下稱「條例」）第17條提出的申請，須受條城市規劃條例（下稱「條例」）及上述申請的決定。
This is an application made under section 17 of the Town Planning Ordinance (the Ordinance) for reviewing the Town Planning Board's decision on the above application.

2. 在該項申請尚未被市規委會考慮前，該項申請的資料，可在市規委會的網頁（https://www.tpb.gov.hk/ol/plan_application/A_NE-TKP_2.html）或掃描本通知的二維碼）及於下列地點查閱這項申請。
Until the application has been considered by the Board, the application is available for public inspection on the Board's website (https://www.tpb.gov.hk/ol/plan_application/A_NE-TKP_2.html) or scanning the QR code in this Notice) and at the following locations.

規劃查詢資料查詢處 Planning Enquiry Counters, Planning Department
(熱線 Hotline: 2221 9900)
香港北角渣甸道333號北角政府合署15樓
15/F, North Point Government Offices, 333 Java Road, North Point, H.K.
新加坡坡上牛車水：實業發展局合署14樓
14/F, Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, N.T.

3. 該項申請，所有向市規委會提出的意見，將會與公眾查閱。
All comments made to the Board will be available for public inspection under the Ordinance.

個人資料聲明 Statement on Personal Data

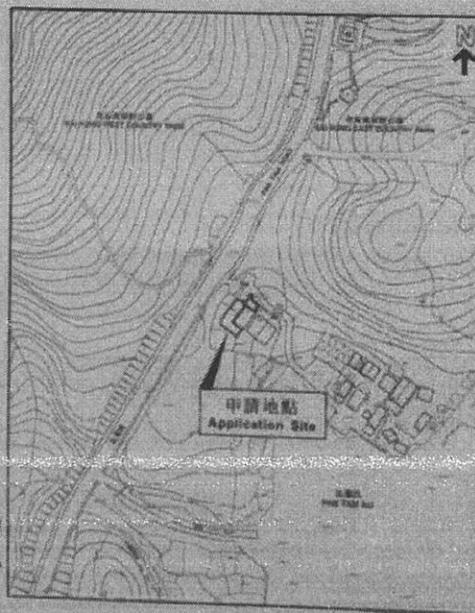
本局會將任何向市規委會提出的個人資料或意見轉交有關部門，以作處理有關申請的決定。有關資料將受以下條文所規限：
(a) 處理這項申請，包括立法會議員或公眾人士向市規委會提出意見人士（下稱「有關人士」）的姓名或身份資料；
(b) 方便有關人士與市規委會或有關部門之間進行聯絡。
The personal data submitted to the Board in any comment will be used by the Secretary of the Board and Government departments for the following purposes:
(a) the processing of this application which includes making available the name of the person making the comment (hereafter known as "commenter") for public inspection when making available the comment for public inspection; and
(b) facilitating communication between the "commenter" and the Secretary of the Board/Government departments in accordance with the provisions of the Ordinance and the relevant Town Planning Ordinance.

重要提示 Important Notice

- 1) 市規委會將於2026年4月24日（星期三）上午九時至下午六時，在該項申請的網頁（https://www.tpb.gov.hk/ol/plan_application/A_NE-TKP_2.html）及於下列地點（包括：實業發展局合署14樓、新加坡坡上牛車水：實業發展局合署14樓）向公眾提供有關這項申請的資料。有關資料將受以下條文所規限：
The tentative date of the Board to consider the application has been announced to the Board's website (https://www.tpb.gov.hk/ol/plan_application/A_NE-TKP_2.html). The meeting for considering planning applications, except reservations of seat can be made with the Secretary of the Board by telephone (2221 5081), fax (2877 0245 or 2522 8426) or e-mail (tpbpd@pland.gov.hk) at least one day before the meeting. Seats will be allocated on a first-come-first-served basis.
- 2) 有關這項申請的資料，將會與公眾查閱。有關資料將受以下條文所規限：
The public for consideration of the Board in relation to the application will be available for public inspection after leave to the Board members at the Planning Enquiry Counters of the Planning Department (Hotline: 2221 9900) and at the Public Viewing Room on the day of meeting.
- 3) 任何人士向市規委會提出意見，可致電2221 2222或2221 2222查詢有關詳情。有關資料將受以下條文所規限：
After the Board has considered the application, enquiry about the decision may be made at tel. no. 2221 2222 or 2221 2222 at the job of the decision can be viewed at the Board's website after the meeting.

位置圖 Location Plan

(只作識別用 for identification purpose only)



城市規劃委員會
2026年4月24日
Town Planning Board
24 Apr 2026

任何人士未經市規委會許可，擅自、蓄意或疏忽，在公眾場合展示或散佈有關這項申請的資料，均屬違法。
Any person who publishes, displays, distributes or otherwise disseminates this notice without the authorization of the Board may commit a criminal offence.



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tpbpd/PLAND

寄件者: [REDACTED]
寄件日期: 2026年05月14日星期四 0:47
收件者: tpbpd/PLAND
主旨: A/NE-TKP/2 DD 255 Pak Tam Au
類別: csmng, ctmcho, printed, Internet Email

Dear TPB Members,

Rejected 13 March. Back forreview.

Members should question this time if the rubbish has been removed and GL reinstated.

No indication as to whether the intention is for a genuine garden or a prking lot.

Mary Mulvhill

2026年02月11日星期三 2:02

tpbpd/PLAND

A/NE-TKP/2 DD 255 Pak Tam Au

Internet Email

Dear TPB Members,

Application 1 rejected on 10 Jan 2025 for being excessively disproportionate to the house in scale.

Site Area now reduced to 177sq.m.

Has the trash been removed and the GL been reinstated?

Much of the proposed 'garden'appears to be a parking lot.

Mary Mulvihill

From: [REDACTED]

To: tpbpd <tpbpd@pland.gov.hk>

Date: Friday, 4 October 2024 3:07 AM HKT

Subject: A/NE-TKP/1 DD 255 Pak Tam Au

A/NE-TKP/1

Government Land Adjoining Lot No. 369 in D.D. 255, Pak Tam Au, New Territories

Site area: About 326sq.m

Zoning: "Village Type Development"

Applied use: Private Garden / 2 Vehicle Parking

Dear TPB Members,

Applicant says 'Garden' but in actual fact proposes to develop a parking lot and construct some sheds.

Images show the adjoining gardens but there is no record of approval for what appears to be also Government Land.

Is this another Redhill scenario?

The images are shocking. Why was the previous holder of the STT allowed to move out without restoring the site? Why no enforcement taken against whoever has deposited discarded building materials, ladders, etc on what should now be vacated Government Land?

The area is designated WGG, Lands Dept has obviously been negligent in its management.

It would appear that this area is yet another where rampant abuse of government land has been tolerated and encouraged.

Mary Mulvihill

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

參考編號
Reference Number: 260514-170536-92752

提交限期
Deadline for submission: 15/05/2026

提交日期及時間
Date and time of submission: 14/05/2026 17:05:36

有關的規劃申請編號
The application no. to which the comment relates: A/NE-TKP/2

「提意見人」姓名/名稱
Name of person making this comment: 小姐 Miss 楊

意見詳情
Details of the Comment :

Objection to the Application for Using Government Land as a Private Garden (Application No. : A/NE-TKP/2)

To the Secretary, Town Planning Board,

I am writing to formally submit my objections regarding the review application to convert Government land into a private garden. Having reviewed the applicant's justifications, I wish to present the following counter-arguments based on public interest, planning principles, and environmental protection.

1. Disproportionate Land Use and Historical Precedent

The applicant claims the area is a minor extension of their New Territories exempt house. However, according to the site plan provided by the Planning Department, the application area is nearly double the size of the original building footprint, surrounding the house on three sides and creating a "fortress-like" enclosure.

- Counter-argument: Historical usage does not grant an automatic legal right to perpetual occupation. Upon the expiry or termination of any short-term agreement, the land must be reassessed under current planning standards. Granting this application would set a negative precedent, suggesting that historical occupation overrides the government's right to reallocate public resources.

2. Failure of "Wildlife Defense" as a Justification

The applicant argues that a private garden acts as a buffer against wildlife attacks (e.g., wild boars). This reasoning is both technically flawed and environmentally damaging.

- Structural Incompatibility: Effective defense against large mammals requires high-strength, permanent structures (e.g., reinforced concrete walls or high steel fences). Such structures violate the principles of Short-Term Tenancies (STT), as they alter the topography, impede natural drainage, and increase the difficulty for the Government to resume the land in the future.

- Habitat Fragmentation: Wild animals have established migratory and foraging paths. If individual homeowners are permitted to privatize and fence off peripheral government land under the g

use of "protection," it will lead to habitat fragmentation. This forces wildlife into narrower corridors closer to residential roads, ironically increasing the risk of human-wildlife conflict and traffic accidents.

3. Misinterpretation of "Administrative Silence"

The applicant suggests that the absence of explicit objections from certain departments or District Councilors equates to an endorsement of the application's legitimacy.

- **Functional Limits of Consultation:** Departments such as the Water Supplies Department or Fire Services Department only comment within their narrow technical remit (e.g., pipe access or emergency vehicle passage). "No comment" from these departments signifies technical feasibility, not social or planning appropriateness.

- **Duty of the Lands Department:** As the trustee of public land, the Lands Department has a proactive duty to protect public resources under the Land (Miscellaneous Provisions) Ordinance. The absence of opposition does not absolve the government of its responsibility to prevent the "creeping privatization" of public land.

- **Political Silence:** The lack of comment from local representatives may stem from a conflict of interest or administrative backlog, and should not be interpreted as the collective will of the community:

4. The Value of "Vacant" Land and Environmental Benefits

The applicant implies that since the land is not slated for building, it is "unused" and thus suitable for a private garden. This ignores the vital ecological functions of undeveloped government land:

- **Air Ventilation & Visual Relief:** In densely packed village environments, these "gaps" serve as essential air corridors and provide visual relief, preventing over-urbanization.

- **Natural Permeability:** These green pockets absorb rainwater. Converting them into private gardens—often involving paving or landscaping—reduces natural permeability, thereby increasing the load on local drainage systems and the risk of flooding in low-lying areas during monsoon seasons.

5. Intent and Long-term Land Encroachment

Granting a "Private Garden" status often serves as a tactical first step for owners to eventually apply for a Land Exchange or a change of use to incorporate the land into their permanent title.

- **Commercial Interest:** It has been noted that the property in question has been advertised for sale. This suggests the primary motivation for the application is to artificially inflate the property's market value by annexing government land, rather than a genuine need for management. This represents an attempt to monetize public assets for private gain.

Conclusion

The Town Planning Board must uphold the integrity of land-use policies. Public land should serve the broader community through environmental conservation and spatial openness, rather than being partitioned for the exclusive enjoyment and financial gain of a single private owner.

I urge the Board to reject this application to safeguard our precious public land resources.

Yours faithfully,

Ms Yeung

14/5/2026

tpbpd/PLAND

寄件者: [REDACTED]
寄件日期: 2026年05月15日星期五 16:46
收件者: tpbpd/PLAND
主旨: Comment: A/NE-TKP/2
類別: [REDACTED]

Comment: A/NE-TKP/2

I have already submitted my feedback through the website, but since I haven't seen any updates yet, I am following up with this email.

Please acknowledge receipt of this email.

Subject: Objection to the Application for Using Government Land as a Private Garden (Application No. A/NE-TKP/2)

To the Secretary, Town Planning Board,

I am writing to formally submit my objections regarding the review application to convert Government land into a private garden. Having reviewed the applicant's justifications, I wish to present the following counter-arguments based on public interest, planning principles, and environmental protection.

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- Counter-argument: Historical usage does not grant an automatic legal right to perpetual occupation. Upon the expiry or termination of any short-term agreement, the land must be reassessed under current planning standards. Granting this application would set a negative precedent, suggesting that historical occupation overrides the government's right to reallocate public resources.

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The applicant argues that a private garden acts as a buffer against wildlife attacks (e.g., wild boars). This reasoning is both technically flawed and environmentally damaging.

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Short-Term Tenancies (STT), as they alter the topography, impede natural drainage, and increase the difficulty for the Government to resume the land in the future.

- **Habitat Fragmentation:** Wild animals have established migratory and foraging paths. If individual homeowners are permitted to privatize and fence off peripheral government land under the guise of "protection," it will lead to habitat fragmentation. This forces wildlife into narrower corridors closer to residential roads, ironically increasing the risk of human-wildlife conflict and traffic accidents.

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The applicant suggests that the absence of explicit objections from certain departments or District Councilors equates to an endorsement of the application's legitimacy.

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- **Duty of the Lands Department:** As the trustee of public land, the Lands Department has a proactive duty to protect public resources under the Land (Miscellaneous Provisions) Ordinance. The absence of opposition does not absolve the government of its responsibility to prevent the "creeping privatization" of public land.
- **Political Silence:** The lack of comment from local representatives may stem from a conflict of interest or administrative backlog, and should not be interpreted as the collective will of the community.

4. The Value of "Vacant" Land and Environmental Benefits

The applicant implies that since the land is not slated for building, it is "unused" and thus suitable for a private garden. This ignores the vital ecological functions of undeveloped government land:

- **Air Ventilation & Visual Relief:** In densely packed village environments, these "gaps" serve as essential air corridors and provide visual relief, preventing over-urbanization.
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5. Intent and Long-term Land Encroachment

Granting a "Private Garden" status often serves as a tactical first step for owners to eventually apply for a Land Exchange or a change of use to incorporate the land into their permanent title.

- **Commercial Interest:** It has been noted that the property in question has been advertised for sale. This suggests the primary motivation for the application is to artificially inflate the property's market value by annexing government land, rather than a genuine need for management. This represents an attempt to monetize public assets for private gain.

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Conclusion

The Town Planning Board must uphold the integrity of land-use policies. Public land should serve the broader community through environmental conservation and spatial openness, rather than being partitioned for the exclusive enjoyment and financial gain of a single private owner.

I urge the Board to reject this application to safeguard our precious public land resources.

Yours faithfully,

Kelly Yeung

tpbpd/PLAND

寄件者: [REDACTED]
寄件日期: 2026年05月14日星期四 23:03
收件者: tpbpd/PLAND
主旨: A/NE-TKP/2
類別: [REDACTED]

Ref.: A/NE-TKP/2

To whom it may concern,

I am writing to fully support the garden application at No. 16, Pak Tam Au.

I remember when the previous owner looked after this land and kept it in great shape. Even though the application is still pending, and the house is currently vacant, the area has been kept tidy, which has made a noticeable difference, helping to reduce mosquitoes and pests and improving the overall condition of the land.

Having a well-managed garden here would also help reduce the likelihood of hikers wandering onto the property by mistake and keep the feral cattle from getting too close to the house.

It is a sensible and practical plan that would benefit the whole village, and I fully support it.

Best regards,



oliver schumann
managing director & owner



[REDACTED]

web: os2asia.com

This is a comment on Section 17 application number A/NE-TKP/2.

I OBJECT TO THE APPLICATION

Most of the information contained in the application has been covered before. However, as the application is a public document I am submitting a comment.

Public Comments

It is my understanding that many government procedures have a public consultation period, whereby members of the public may comment if they wish, on the proposal at hand.

The government can then decide if the comments have any relevance, and it appears that this normal procedure has been applied in this case.

Having read the public documentation regarding the meeting and rejection of the application, there does not seem to be evidence of public comments outweighing the technical assessment of planning department itself and other considerations.

Should the board or the planning department need clarification of any previously submitted comments by me, I am willing and able to provide further information.

.....

Referencing the application

4.26. There are drainage issues which have been explained at length. Additionally there are adverse comments.

4.29 Public comments

drainage concerns..... these are ongoing

nuisance during the renovation process.....there is no reference in the comments to this.

construction activities..... there is no reference in the comments to this

alleged impacts on the adjacent property..... the renovated house 16 has a negative impact on house 15 and extensive photographic evidence has been provided.

4.35 The statement here is not factual and is refuted.

5 conclusion, The drainage situation has already been changed causing a drainage problem. So there is adverse impact in respect of drainage.

.....

Appendix A

This document is a matter of public record, and contains personal allegations.

This appendix is claimed to be a "factual background", which it is **not**.

There are numerous statements contained in this appendix which are completely untrue. The author of these statements is not qualified and has no right to comment on another's intentions or feelings.

Unless these statements can be specifically referenced, they **are refuted**.

.....

Two previous comments are also included and referenced, and to be taken into consideration together with this new comment.

- 1). Comment on application number A/NE-TKP/1
- 2). Comment on application number A/NE-TKP/2

Should any government department or the planning board require any further information, or clarification of information, I am happy to supply it.

Tina Eldridge

Contact information

