

2026年 7月 29日

此文件在_____收到。城市規劃委員會
只會在收到所有必要的資料及文件後才正式確認收到
申請的日期。

Appendix I of RNTPC
Paper No. A/YL-TT/800

This document is received on 2026-07-29
The Town Planning Board will formally acknowledge
the date of receipt of the application only upon receipt
of all the required information and documents.

Form No. S16-III
表格第 S16-III 號

**APPLICATION FOR PERMISSION
UNDER SECTION 16 OF
THE TOWN PLANNING ORDINANCE
(CAP. 131)**

根據《城市規劃條例》(第131章)
第16條遞交的許可申請

**Applicable to Proposal Only Involving Temporary Use/Development of Land
and/or Building Not Exceeding 3 Years in Rural Areas or Regulated Areas,
or Renewal of Permission for such Temporary Use or Development***

**適用於祇涉及位於鄉郊地區或受規管地區土地上及/或建築物內進行
為期不超過三年的臨時用途/發展或該等臨時用途/發展的許可續期的建議***

**Form No. S16-I should be used for other Temporary Use/Development of Land and/or Building (e.g. temporary use/developments in the Urban Area) and Renewal of Permission for such Temporary Use or Development.
其他土地上及/或建築物內的臨時用途/發展 (例如位於市區內的臨時用途或發展) 及有關該等臨時用途/發展的許可續期，應使用表格第 S16-I 號。

Applicant who would like to publish the notice of application in local newspapers to meet one of the Town Planning Board's requirements of taking reasonable steps to obtain consent of or give notification to the current land owner, please refer to the following link regarding publishing the notice in the designated newspapers:
https://www.tpb.gov.hk/en/plan_application/apply.html

申請人如欲在本地報章刊登申請通知，以採取城市規劃委員會就取得現行土地擁有人的同意或通知現行土地擁有人所指定的其中一項合理步驟，請瀏覽以下網址有關在指定的報章刊登通知：
https://www.tpb.gov.hk/tc/plan_application/apply.html

General Note and Annotation for the Form

填寫表格的一般指引及註解

- # "Current land owner" means any person whose name is registered in the Land Registry as that of an owner of the land to which the application relates, as at 6 weeks before the application is made
「現行土地擁有人」指在提出申請前六星期，其姓名或名稱已在土地註冊處註冊為該申請所關乎的土地的擁有人的人
- & Please attach documentary proof 請夾附證明文件
- ^ Please insert number where appropriate 請在適當地方註明編號
- Please fill "NA" for inapplicable item 請在不適用的項目填寫「不適用」
- Please use separate sheets if the space provided is insufficient 如所提供的空間不足，請另頁說明
- Please insert a 「✓」 at the appropriate box 請在適當的方格內上加上「✓」號

2601527 23/6 By Hand

Form No. S16-III 表格第 S16-III 號

For Official Use Only 請勿填寫此欄	Application No. 申請編號	A/YL-TT/800
	Date Received 收到日期	2026-07-29

- The completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Board (the Board), 15/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong.
申請人須把填妥的申請表格及其他支持申請的文件 (倘有), 送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會(下稱「委員會」)秘書收。
- Please read the "Guidance Notes" carefully before you fill in this form. The document can be downloaded from the Board's website at <http://www.tpb.gov.hk/>. It can also be obtained from the Secretariat of the Board at 15/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong (Tel: 2231 4810 or 2231 4835), and the Planning Enquiry Counters of the Planning Department (Hotline: 2231 5000) (17/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F, Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories).
請先細閱《申請須知》的資料單張, 然後填寫此表格。該份文件可從委員會的網頁下載 (網址: <http://www.tpb.gov.hk/>), 亦可向委員會秘書處 (香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835) 及規劃署的規劃資料查詢處 (熱線: 2231 5000) (香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓) 索取。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the Planning Enquiry Counters of the Planning Department. The form should be typed or completed in block letters. The processing of the application may be refused if the required information or the required copies are incomplete.
此表格可從委員會的網頁下載, 亦可向委員會秘書處及規劃署的規劃資料查詢處索取。申請人須以打印方式或以正楷填寫表格。如果申請人所提交的資料或文件副本不齊全, 委員會可拒絕處理有關申請。

1. Name of Applicant 申請人姓名/名稱

(☒ Mr. 先生 / ☐ Mrs. 夫人 / ☐ Miss 小姐 / ☐ Ms. 女士 / ☐ Company 公司 / ☐ Organisation 機構)

Darren John Milner

2. Name of Authorised Agent (if applicable) 獲授權代理人姓名/名稱 (如適用)

(☐ Mr. 先生 / ☐ Mrs. 夫人 / ☐ Miss 小姐 / ☐ Ms. 女士 / ☐ Company 公司 / ☐ Organisation 機構)

N/A

3. Application Site 申請地點

(a) Full address / location / demarcation district and lot number (if applicable) 詳細地址/地點/丈量約份及地段號碼 (如適用)	Lot No.24 RP (Part), 26 RP (Part) and 28 RP (Part) in D.D. 118 and Adjoining Government Land, No.169B, Tai Tong Road, Hung Tso Tin Tsuen, Y.L.
(b) Site area and/or gross floor area involved 涉及的地盤面積及/或總樓面面積	☒ Site area 地盤面積 422.8 sq.m 平方米 ☒ About 約 ☒ Gross floor area 總樓面面積 168.1 sq.m 平方米 ☒ About 約
(c) Area of Government land included (if any) 所包括的政府土地面積 (倘有)	 58.2 sq.m 平方米 ☒ About 約

(d) Name and number of the related statutory plan(s) 有關法定圖則的名稱及編號	S/YL-TT/20
(e) Land use zone(s) involved 涉及的土地用途地帶	Village Type Development
(f) Current use(s) 現時用途	Temporary Dog Hotel (If there are any Government, institution or community facilities, please illustrate on plan and specify the use and gross floor area) (如有任何政府、機構或社區設施，請在圖則上顯示，並註明用途及總樓面面積)

4. "Current Land Owner" of Application Site 申請地點的「現行土地擁有人」

The applicant 申請人 –

- ☐ is the sole "current land owner"^{#&} (please proceed to Part 6 and attach documentary proof of ownership).
是唯一的「現行土地擁有人」^{#&} (請繼續填寫第 6 部分，並夾附業權證明文件)。
- ☐ is one of the "current land owners"^{#&} (please attach documentary proof of ownership).
是其中一名「現行土地擁有人」^{#&} (請夾附業權證明文件)。
- ☒ is not a "current land owner"[#].
並不是「現行土地擁有人」[#]。

- ☐ The application site is entirely on Government land (please proceed to Part 6).
申請地點完全位於政府土地上 (請繼續填寫第 6 部分)。

5. Statement on Owner's Consent/Notification

就土地擁有人的同意/通知土地擁有人的陳述

- (a) According to the record(s) of the Land Registry as at 11/06/2026 (DD/MM/YYYY), this application involves a total of 10 "current land owner(s)"[#].
根據土地註冊處截至 11 年 6 月 11 日的記錄，這宗申請共牽涉 10 名「現行土地擁有人」[#]。

(b) The applicant 申請人 –

- ☐ has obtained consent(s) of "current land owner(s)"[#].
已取得 10 名「現行土地擁有人」[#]的同意。

Details of consent of "current land owner(s)" [#] obtained 取得「現行土地擁有人」 [#] 同意的詳情		
No. of 'Current Land Owner(s)' 「現行土地擁有人」數目	Lot number/address of premises as shown in the record of the Land Registry where consent(s) has/have been obtained 根據土地註冊處記錄已獲得同意的地段號碼/處所地址	Date of consent obtained (DD/MM/YYYY) 取得同意的日期 (日/月/年)
	Not Applicable	

(Please use separate sheets if the space of any box above is insufficient. 如上列任何方格的空間不足，請另頁說明)

- ☒ has notified 10 "current land owner(s)"#
已通知 名「現行土地擁有人」#。

Details of the "current land owner(s)"# notified 已獲通知「現行土地擁有人」#的詳細資料

No. of 'Current Land Owner(s)' 「現行土地擁有人」數目	Lot number/address of premises as shown in the record of the Land Registry where notification(s) has/have been given 根據土地註冊處記錄已發出通知的地段號碼／處所地址	Date of notification given (DD/MM/YYYY) 通知日期(日/月/年)
	Please see Annex 1 and Annex 2	

(Please use separate sheets if the space of any box above is insufficient. 如上列任何方格的空間不足，請另頁說明)

- ☐ has taken reasonable steps to obtain consent of or give notification to owner(s):
已採取合理步驟以取得土地擁有人的同意或向該人發給通知。詳情如下：

Reasonable Steps to Obtain Consent of Owner(s) 取得土地擁有人的同意所採取的合理步驟

- ☐ sent request for consent to the "current land owner(s)" on _____ (DD/MM/YYYY)#&
於_____ (日/月/年)向每一名「現行土地擁有人」#郵遞要求同意書&

Reasonable Steps to Give Notification to Owner(s) 向土地擁有人發出通知所採取的合理步驟

- ☐ published notices in local newspapers on _____ (DD/MM/YYYY)&
於_____ (日/月/年)在指定報章就申請刊登一次通知&
- ☐ posted notice in a prominent position on or near application site/premises on _____ (DD/MM/YYYY)&
於_____ (日/月/年)在申請地點／申請處所或附近的顯明位置貼出關於該申請的通知&
- ☐ sent notice to relevant owners' corporation(s)/owners' committee(s)/mutual aid committee(s)/management office(s) or rural committee on _____ (DD/MM/YYYY)&
於_____ (日/月/年)把通知寄往相關的業主立案法團/業主委員會/互助委員會或管理處，或有關的鄉事委員會&

Others 其他

- ☐ others (please specify)
其他（請指明）

Note: May insert more than one 「✓」.

Information should be provided on the basis of each and every lot (if applicable) and premises (if any) in respect of the application.

註：可在多於一個方格內加上「✓」號

申請人須就申請涉及的每一地段（倘適用）及處所（倘有）分別提供資料

6. Type(s) of Application 申請類別	
(A) Temporary Use/Development of Land and/or Building Not Exceeding 3 Years in Rural Areas or Regulated Areas 位於鄉郊地區或受規管地區土地上及/或建築物內進行為期不超過三年的臨時用途/發展 (For Renewal of Permission for Temporary Use or Development in Rural Areas or Regulated Areas, please proceed to Part (B)) (如屬位於鄉郊地區或受規管地區臨時用途/發展的規劃許可續期，請填寫(B)部分)	
(a) Proposed use(s)/development 擬議用途/發展	Temporary Dog Hotel for a period of 3 years (Please illustrate the details of the proposal on a layout plan) (請用平面圖說明擬議詳情)
(b) Effective period of permission applied for 申請的許可有效期	☒ year(s) 年 3 ☐ month(s) 個月
(c) Development Schedule 發展細節表	
Proposed uncovered land area 擬議露天土地面積	 254.7 .....sq.m ☒ About 約
Proposed covered land area 擬議有上蓋土地面積	 168.1 .....sq.m ☒ About 約
Proposed number of buildings/structures 擬議建築物/構築物數目	 6
Proposed domestic floor area 擬議住用樓面面積	 0 .....sq.m ☐ About 約
Proposed non-domestic floor area 擬議非住用樓面面積	 168.1 .....sq.m ☒ About 約
Proposed gross floor area 擬議總樓面面積	 168.1 .....sq.m ☒ About 約
Proposed height and use(s) of different floors of buildings/structures (if applicable) 建築物/構築物的擬議高度及不同樓層的擬議用途 (如適用) (Please use separate sheets if the space below is insufficient) (如以下空間不足，請另頁說明) 1. Utility Room (for dog grooming) - 1 storey with height 2.4m; 2. Dog Kennel Area - 1 storey with height 3.7m; 3. Dog Kennel Area - 1 storey with height 4.2m; 4. Office and Indoor Function Area - 1 storey with height 4.2m; 5. Toilet and Storage Area - 1 storey with height 2.6m; and 6. Pool with depth 0.9m	
Proposed number of car parking spaces by types 不同種類停車位的擬議數目	
Private Car Parking Spaces 私家車車位	 Nil
Motorcycle Parking Spaces 電單車車位	.....
Light Goods Vehicle Parking Spaces 輕型貨車泊車位	.....
Medium Goods Vehicle Parking Spaces 中型貨車泊車位	.....
Heavy Goods Vehicle Parking Spaces 重型貨車泊車位	.....
Others (Please Specify) 其他 (請列明)	.....
Proposed number of loading/unloading spaces 上落客貨車位的擬議數目	
Taxi Spaces 的士車位	 Nil
Coach Spaces 旅遊巴車位	.....
Light Goods Vehicle Spaces 輕型貨車車位	.....
Medium Goods Vehicle Spaces 中型貨車車位	.....
Heavy Goods Vehicle Spaces 重型貨車車位	.....
Others (Please Specify) 其他 (請列明)	.....

Proposed operating hours 擬議營運時間 Monday to Friday: 8:45 am - 6:30 pm; Saturday: 9:00 am - 6:30 pm; and Sunday: 9:30 am - 7:00 pm			
(d) Any vehicular access to the site/subject building? 是否有車路通往地盤／有關建築物？	Yes 是	☐ There is an existing access. (please indicate the street name, where appropriate) 有一條現有車路。(請註明車路名稱(如適用))	
	No 否	☒ There is a proposed access. (please illustrate on plan and specify the width) 有一條擬議車路。(請在圖則顯示，並註明車路的闊度)	
(e) Impacts of Development Proposal 擬議發展計劃的影響 (If necessary, please use separate sheets to indicate the proposed measures to minimise possible adverse impacts or give justifications/reasons for not providing such measures. 如需要的話，請另頁註明可盡量減少可能出現不良影響的措施，否則請提供理據/理由。)			
(i) Does the development proposal involve alteration of existing building? 擬議發展計劃是否包括現有建築物的改動？	Yes 是	☐ Please provide details 請提供詳情	
	No 否	☒	
(ii) Does the development proposal involve the operation on the right? 擬議發展是否涉及右列的工程？	Yes 是	☐ (Please indicate on site plan the boundary of concerned land/pond(s), and particulars of stream diversion, the extent of filling of land/pond(s) and/or excavation of land) (請用地盤平面圖顯示有關土地／池塘界線，以及河道改道、填塘、填土及／或挖土的細節及／或範圍)	
	No 否	☒	
(iii) Would the development proposal cause any adverse impacts? 擬議發展計劃會否造成不良影響？	On environment 對環境	Yes 會 ☐	No 不會 ☒
	On traffic 對交通	Yes 會 ☐	No 不會 ☒
	On water supply 對供水	Yes 會 ☐	No 不會 ☒
	On drainage 對排水	Yes 會 ☐	No 不會 ☒
	On slopes 對斜坡	Yes 會 ☐	No 不會 ☒
	Affected by slopes 受斜坡影響	Yes 會 ☐	No 不會 ☒
	Landscape Impact 構成景觀影響	Yes 會 ☐	No 不會 ☒
	Tree Felling 砍伐樹木	Yes 會 ☐	No 不會 ☒
	Visual Impact 構成視覺影響	Yes 會 ☐	No 不會 ☒
	Others (Please Specify) 其他 (請列明)	Yes 會 ☐	No 不會 ☐

	Please state measure(s) to minimise the impact(s). For tree felling, please state the number, diameter at breast height and species of the affected trees (if possible) 請註明盡量減少影響的措施。如涉及砍伐樹木，請說明受影響樹木的數目、及胸高度的樹幹直徑及品種(倘可)
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(B) Renewal of Permission for Temporary Use or Development in Rural Areas or Regulated Areas 位於鄉郊地區或受規管地區臨時用途/發展的許可續期	
(a) Application number to which the permission relates 與許可有關的申請編號	A/ _____ / _____
(b) Date of approval 獲批給許可的日期	 (DD 日/MM 月/YYYY 年)
(c) Date of expiry 許可屆滿日期	 (DD 日/MM 月/YYYY 年)
(d) Approved use/development 已批給許可的用途/發展	
(e) Approval conditions 附帶條件	☐ The permission does not have any approval condition 許可並沒有任何附帶條件 ☐ Applicant has complied with all the approval conditions 申請人已履行全部附帶條件 ☐ Applicant has not yet complied with the following approval condition(s): 申請人仍未履行下列附帶條件： Reason(s) for non-compliance: 仍未履行的原因： (Please use separate sheets if the space above is insufficient) (如以上空間不足，請另頁說明)
(f) Renewal period sought 要求的續期期間	☐ year(s) 年 ☐ month(s) 個月

7. Justifications 理由

The applicant is invited to provide justifications in support of the application. Use separate sheets if necessary.
 現請申請人提供申請理由及支持其申請的資料。如有需要，請另頁說明）。

The application site is the subject of Application No. A/YL-TT/460 in which planning permission was previously granted to the applicant's spouse, Ms. Manyi Tsang, in 2019.

The applicant has since the expiry of the said planning permission taken over entirely the operation of the subject Dog Hotel at the application site.

The applicant wishes to be granted a new planning permission pursuant to this application for him to continue to operate the subject Dog Hotel that currently employs 3 to 4 staff.

The applicant has complied with all requirements of the TPB and all other government departments.

Please see the attached:

Annex 1 - List of Current Owners & Land Search

Annex 2 - Notifications and courier's receipts

Annex 3 - Planning proposal

Annex 4 - Site Layout Plan approved by Authorised Land Surveyor

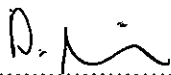
8. Declaration 聲明

I hereby declare that the particulars given in this application are correct and true to the best of my knowledge and belief.
本人謹此聲明，本人就這宗申請提交的資料，據本人所知及所信，均屬真實無誤。

I hereby grant a permission to the Board to copy all the materials submitted in this application and/or to upload such materials to the Board's website for browsing and downloading by the public free-of-charge at the Board's discretion.
本人現准許委員會酌情將本人就此申請所提交的所有資料複製及/或上載至委員會網站，供公眾免費瀏覽或下載。

Signature

簽署

☒ Applicant 申請人 / ☐ Authorised Agent 獲授權代理人

Darren John Milner

Owner

Name in Block Letters
姓名（請以正楷填寫）Position (if applicable)
職位（如適用）Professional Qualification(s)
專業資格☐ Member 會員 / ☐ Fellow of 資深會員☐ HKIP 香港規劃師學會 / ☐ HKIA 香港建築師學會 /☐ HKIS 香港測量師學會 / ☐ HKIE 香港工程師學會 /☐ HKILA 香港園境師學會 / ☐ HKIUD 香港城市設計學會☐ RPP 註冊專業規劃師

Others 其他

on behalf of

代表

☐ Company 公司 / ☐ Organisation Name and Chop (if applicable) 機構名稱及蓋章（如適用）

Date 日期

25/06/2026

(DD/MM/YYYY 日/月/年)

Remark 備註

The materials submitted in this application and the Board's decision on the application would be disclosed to the public. Such materials would also be uploaded to the Board's website for browsing and free downloading by the public where the Board considers appropriate.

委員會會向公眾披露申請人所遞交的申請資料和委員會對申請所作的決定。在委員會認為合適的情況下，有關申請資料亦會上載至委員會網頁供公眾免費瀏覽及下載。

Warning 警告

Any person who knowingly or wilfully makes any statement or furnish any information in connection with this application, which is false in any material particular, shall be liable to an offence under the Crimes Ordinance.

任何人在明知或故意的情況下，就這宗申請提出在任何要項上是虛假的陳述或資料，即屬違反《刑事罪行條例》。

Statement on Personal Data 個人資料的聲明

1. The personal data submitted to the Board in this application will be used by the Secretary of the Board and Government departments for the following purposes:

委員會就這宗申請所收到的個人資料會交給委員會秘書及政府部門，以根據《城市規劃條例》及相關的城市規劃委員會規劃指引的規定作以下用途：

- (a) the processing of this application which includes making available the name of the applicant for public inspection when making available this application for public inspection; and
處理這宗申請，包括公布這宗申請供公眾查閱，同時公布申請人的姓名供公眾查閱；以及
- (b) facilitating communication between the applicant and the Secretary of the Board/Government departments.
方便申請人與委員會秘書及政府部門之間進行聯絡。

2. The personal data provided by the applicant in this application may also be disclosed to other persons for the purposes mentioned in paragraph 1 above.

申請人就這宗申請提供的個人資料，或亦會向其他人士披露，以作上述第 1 段提及的用途。

3. An applicant has a right of access and correction with respect to his/her personal data as provided under the Personal Data (Privacy) Ordinance (Cap. 486). Request for personal data access and correction should be addressed to the Secretary of the Board at 15/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong.

根據《個人資料(私隱)條例》(第 486 章)的規定，申請人有權查閱及更正其個人資料。如欲查閱及更正個人資料，應向委員會秘書提出有關要求，其地址為香港北角渣華道 333 號北角政府合署 15 樓。

Gist of Application 申請摘要	
(Please provide details in both English and Chinese as far as possible. This part will be circulated to relevant consultees, uploaded to the Town Planning Board's Website for browsing and free downloading by the public and available at the Planning Enquiry Counters of the Planning Department for general information.) (請盡量以英文及中文填寫。此部分將會發送予相關諮詢人士、上載至城市規劃委員會網頁供公眾免費瀏覽及下載及於規劃署規劃資料查詢處供一般參閱。)	
Application No. 申請編號	(For Official Use Only) (請勿填寫此欄)
Location/address 位置/地址	Lot No.24 RP (Part), 26 RP (Part) and 28 RP (Part) in D.D. 118 and Adjoining Government Land, No.169B, Tai Tong Road, Hung Tso Tin Tsuen, Y.L.
Site area 地盤面積	422.8 sq. m 平方米 ☒ About 約 (includes Government land of 包括政府土地 58.2 sq. m 平方米 ☒ About 約)
Plan 圖則	S/YL-TT/20
Zoning 地帶	Village Type Development
Type of Application 申請類別	☒ Temporary Use/Development in Rural Areas or Regulated Areas for a Period of 位於鄉郊地區或受規管地區的臨時用途/發展為期 ☒ Year(s) 年 <u>3</u> ☐ Month(s) 月 _____ ☐ Renewal of Planning Approval for Temporary Use/Development in Rural Areas or Regulated Areas for a Period of 位於鄉郊地區或受規管地區臨時用途/發展的規劃許可續期為期 ☐ Year(s) 年 _____ ☐ Month(s) 月 _____
Applied use/ development 申請用途/發展	Temporary Dog Hotel for a period of 3 years

(i) Gross floor area and/or plot ratio 總樓面面積及／或地積比率		sq.m 平方米	Plot Ratio 地積比率
	Domestic 住用	☐ About 約 ☐ Not more than 不多於	☐ About 約 ☐ Not more than 不多於
	Non-domestic 非住用	168.1 ☒ About 約 ☐ Not more than 不多於	0.3976 ☒ About 約 ☐ Not more than 不多於
(ii) No. of blocks 幢數	Domestic 住用		
	Non-domestic 非住用	6	
(iii) Building height/No. of storeys 建築物高度／層數	Domestic 住用	m 米 ☐ (Not more than 不多於)	
		Storeys(s) 層 ☐ (Not more than 不多於)	
	Non-domestic 非住用	4.2 m 米 ☒ (Not more than 不多於)	
		1 Storeys(s) 層 ☒ (Not more than 不多於)	
(iv) Site coverage 上蓋面積	39.76 % ☒ About 約		
(v) No. of parking spaces and loading / unloading spaces 停車位及上落客貨車位數目	Total no. of vehicle parking spaces 停車位總數 Private Car Parking Spaces 私家車車位 Motorcycle Parking Spaces 電單車車位 Light Goods Vehicle Parking Spaces 輕型貨車泊車位 Medium Goods Vehicle Parking Spaces 中型貨車泊車位 Heavy Goods Vehicle Parking Spaces 重型貨車泊車位 Others (Please Specify) 其他 (請列明) _____ _____		Nil
	Total no. of vehicle loading/unloading bays/lay-bys 上落客貨車位／停車處總數 Taxi Spaces 的士車位 Coach Spaces 旅遊巴車位 Light Goods Vehicle Spaces 輕型貨車車位 Medium Goods Vehicle Spaces 中型貨車位 Heavy Goods Vehicle Spaces 重型貨車車位 Others (Please Specify) 其他 (請列明) _____ _____		Nil

Submitted Plans, Drawings and Documents 提交的圖則、繪圖及文件		
	<u>Chinese</u> 中文	<u>English</u> 英文
<u>Plans and Drawings 圖則及繪圖</u>		
Master layout plan(s)/Layout plan(s) 總綱發展藍圖／布局設計圖	☐	☐
Block plan(s) 樓宇位置圖	☐	☒
Floor plan(s) 樓宇平面圖	☐	☒
Sectional plan(s) 截視圖	☐	☐
Elevation(s) 立視圖	☐	☐
Photomontage(s) showing the proposed development 顯示擬議發展的合成照片	☐	☐
Master landscape plan(s)/Landscape plan(s) 園境設計總圖／園境設計圖	☐	☐
Others (please specify) 其他（請註明）	☐	☐
<u>Reports 報告書</u>		
Planning Statement/Justifications 規劃綱領/理據	☐	☒
Environmental assessment (noise, air and/or water pollutions) 環境評估（噪音、空氣及／或水的污染）	☐	☐
Traffic impact assessment (on vehicles) 就車輛的交通影響評估	☐	☐
Traffic impact assessment (on pedestrians) 就行人的交通影響評估	☐	☐
Visual impact assessment 視覺影響評估	☐	☐
Landscape impact assessment 景觀影響評估	☐	☐
Tree Survey 樹木調查	☐	☐
Geotechnical impact assessment 土力影響評估	☐	☐
Drainage impact assessment 排水影響評估	☐	☐
Sewerage impact assessment 排污影響評估	☐	☐
Risk Assessment 風險評估	☐	☐
Others (please specify) 其他（請註明）	☐	☐
Note: May insert more than one 「✓」. 註：可在多於一個方格內加上「✓」號		

Note: The information in the Gist of Application above is provided by the applicant for easy reference of the general public. Under no circumstances will the Town Planning Board accept any liabilities for the use of the information nor any inaccuracies or discrepancies of the information provided. In case of doubt, reference should always be made to the submission of the applicant.

註：上述申請摘要的資料是由申請人提供以方便市民大眾參考。對於所載資料在使用上的問題及文義上的歧異，城市規劃委員會概不負責。若有任何疑問，應查閱申請人提交的文件。

Annex 3

**To: The Town Planning Board
15/F, North Point Government Offices
No. 333 Java Road,
North Point, H.K.**

**Re: Proposed Temporary Dog Hotel
for a Period of 3 Years in
Lots 24RP(Part), 26RP(Part) and 28RP(Part) in DD118
And Adjoining Government Land, Tai Tong Road, Hung Tso Tin Tsuen, Yuen Long**

PLANNING PROPOSAL

Proposed Temporary Dog Hotel for a Period of 3 Years in Lots 24 RP (Part), 26 RP (Part) and 28 RP (Part) in D.D. 118 and Adjoining Government Land, Tai Tong Road, Hung Tso Tin Tsuen, Yuen Long, N.T.

Background

1. The proposed development was first granted a temporary usage around 2009 as a dog hotel. Since then, the applicant's spouse had been operating a licensed animal boarding establishment at the proposed location until the applicant taking over in around 2022.

Overview of the Application Site

2. There are 5 buildings within the location, two of which are used as kennel facilities; another 2 used as ancillary facilities for the dog hotel and one for toilet and storage. There is There is also an opened air swimming pool for dog use only.
3. All the buildings are single level and for non-domestic purposes.



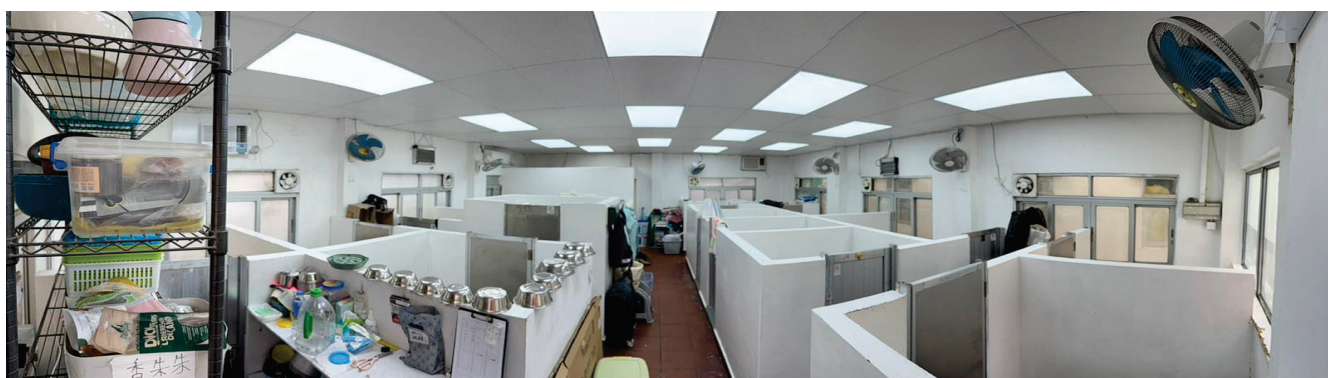
Panoramic view of the application site. Buildings from left to right: Dog Kennel Area B, Dog Kennel Area A, Indoor office and function Area, and Grooming House.

Dog Kennel Area B



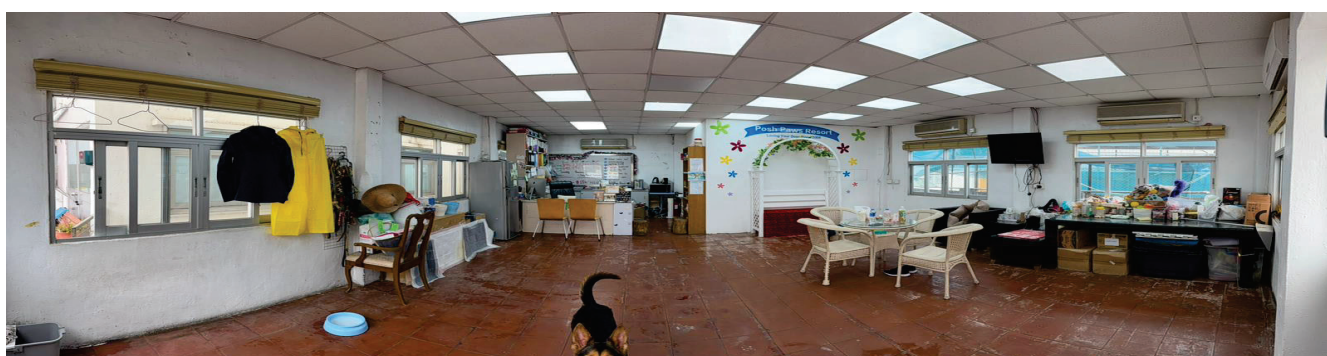
The small kennel houses 8 rooms, it is fully ventilated and noise insulated. (Approx. 15m²)

Dog Kennel Area A



The main kennel houses 17 rooms, it is fully ventilated and noise insulated. (Approx. 62m²)

Indoor Office and Function Area



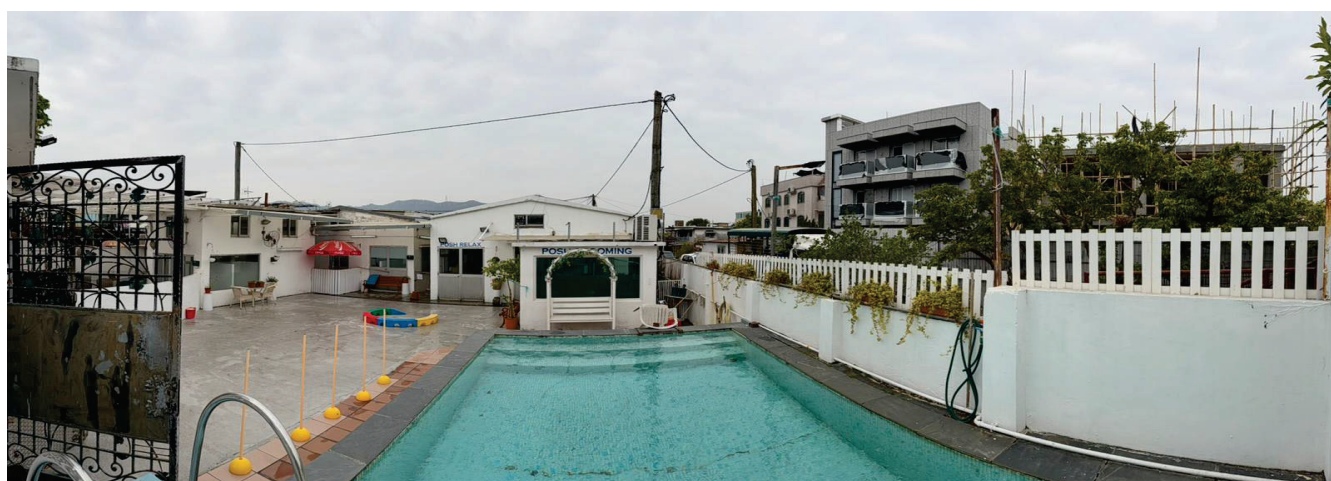
This is the office and reception area which is also used for indoor activities for the dogs at the premise, it also houses an adjoining toilet (Approx. 62m²)

Grooming House



Grooming facility for grooming and cleaning of animals. (Approx. 10m²)

Swimming Pool



The size of the Swimming pool is L5.18xW3.35m.

Opening Hours

4. The opening hours of the dog hotel as follows:

Monday to Friday: 8:45am – 6:30pm

Saturday: 9:00am – 6:30pm

Sunday: 9:30am – 7:00pm

Impact

5. In order to harmonize and not disturb the surrounding area in any way, the following actions have been taken by the applicant and shall be upheld at all times during use of the above-mentioned land:

Noise

- Feeding times are arranged not before 9:00am and not after 5:00pm to minimize barking.
- Where necessary, double glazing has been installed on kennel windows as noise insulation.
- Maximum number of dogs at kennel limited at 48.
- All dogs are kept inside kennel area from 6:30pm to 9:00am daily.

Tree Preservation



6. The above photograph shows the outside of the application site in 2015. There was one tree on the left-hand side and some small shrubs that have grown naturally. The tree has since died and have been removed by the Highway Department.



7. The above photograph shows the OUTSIDE of the application site on **11 June 2026**. There remain some small shrubs that have grown naturally in the past few years and a small papaya tree which has grown naturally.
8. During the planning approval period, the applicant shall use his best endeavor to protect the plants, trees and greenery around the application site. The applicant shall not:
- Cut or damage the tree roots, stems or branches;
 - Excavate or change the soil/ground level in the tree(s) protection zone.
 - Lay any hard or impermeable surface near any tree(s);
 - Attach any fencing or signs to any tree(s).

And the applicant shall:

- Monitor the condition of any tree(s).
- Inform the appropriate authority should any large tree(s) become sick or may cause danger to the public.

9. In case of drought, floods or severe weather conditions, seek further advice a.s.a.p. from the AFCD as how best to preserve any tree(s).
10. Applicant shall take best endeavour to preserve the tree outside the subject site according to the above submission. There are no trees within the application site.

Drainage

11. A fully functional sewage system and rain water drainage is in place and maintained at the material location since the approval of Applications No. A/YL-TT/230, A/YL-TT/308, A/YL-TT/375 and A/YL-TT/460 in favour of the applicant's spouse.
12. All effluent water from Kennel, Toilet, grooming room are directed into STS tanks at the material site.
13. All water from Swimming Pool are directed into settling tank approved by the Drainage Department.
14. The drainage facilities on site does not obstruct any overland flow or adversely affect existing watercourse, drain or ditch

Fire Risk

15. The following approved appliance has been installed and maintained by the applicant at the site:
 - i. 1 x 5 KG CO₂ Gas Fire Extinguishers is installed in the Kennel Building, and
 - ii. 1 x 5 KG CO₂ Gas Fire Extinguishers is installed in the Office Building, and
 - iii. 1 x 9 Litres CO₂ Water Fire Extinguishers is installed in the Function Hall, and
 - iv. 1 x 9 Litres CO₂ Water Fire Extinguishers is installed in the Grooming Room.
 - v. Emergency lighting throughout the site in accordance with BS 5266:Part 1 and BS EN 1838;
 - vi. Directional and exit signs in accordance with BS5226: Part 1 and fire Service Department (FSD) Circular Letter 5/2008.

- vii. Fire alarm system throughout the site in accordance with BS5839-1:2002 + A2:2008 and FSD Circular Letter 1/2009.

This is a Blank Area

16. Following are the Current Fire Regulation Certificates:

FIRE SERVICE (INSTALLATIONS AND EQUIPMENT) REGULATIONS
消防（裝置及設備）規例
(Regulation 9(1))
(第九條(1)款)

CERTIFICATE OF FIRE SERVICE INSTALLATION AND EQUIPMENT
消防裝置及設備證書

FSD Ref.: Serial Number 30764251875

Name of Client 顧客姓名 Posh Paws Resort

Address 地址 Hung Cho Tin Tsuen, No. 169B Tai Tong Road, Yuen Long, NT

Type of Building 樓宇類型: ☐ Industrial 工業 ☐ Commercial 商業 ☐ Domestic 住宅 ☒ Composite 綜合 ☐ Licensed premises 持牌處所 ☐ Institutional 社團

Part 1 Annual Maintenance ONLY
第一部 只適用於年檢事項

In accordance with Regulation 8(b) of the 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. 根據消防(裝置及設備)規例第八條(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。

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)	Next Due Date 下次到期日 (DD/MM/YYYY)
24	9L Water F.E. (2 nos.)	On Site	Conforms with FSD requirements	02/10/2025	01/10/2026
24	5KG CO2 F.E. (2 nos.)	On Site	Conforms with FSD requirements	02/10/2025	01/10/2026

Part 2 第二部 Installation / Modification / Repair / Inspection works 裝置/改裝/修理/檢查工作

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Nature of Work Carried out 完成之工作內容	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)

Part 3 第三部 Defects 損壞事項

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Outstanding Defects 未修缺點	Comment on Defects 缺點評述

Remark 備註

I/We hereby certify that the above installations/equipment have been tested and found to be in efficient working order in accordance with the Codes of Practice for Minimum Fire Service Installations and Equipment and Inspection, Testing and Maintenance of Installations and Equipment published from time to time by the Director of Fire Services. Defects are listed in Part 3.
本人藉此證明以上之消防裝置及設備經試驗，證明性能良好，符合消防處處長不時公佈之最低限度之消防裝置及設備守則與裝置及設備之檢查測試及保養守則的規格，損壞事項列於第三部。

如證書涉及年檢事項，應張貼於大廈或處所當眼處以供消防處人員查核
This certificate should be displayed at prominent location of the building or premises for FSD's inspection if any annual maintenance work is involved.

Authorized Signature:
受權人簽署
Name: CHAN HUNG WUT, DAVID
姓名

FSD/RC No.: RC3 / 0764 RC /
消防處註冊號碼
Company Name: CHAN Hung-wut, David
公司名稱

Telephone:
聯絡電話
Date: 06/10/2025
日期

For FSD use only

Inspected

Key-in

Verified

F.S. 251 (Rev. 01/2012)
ac84-5d60-5c24-92ff-99ff-7ab6-624c-5bb3



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Serial Number

30764251875

Name of Client 顧客姓名

Posh Paws Resort

FIRE SERVICE (INSTALLATIONS AND EQUIPMENT) REGULATIONS

消防(裝置及設備)規例

(Regulation 9(1))

(第九條(1)款)

CERTIFICATE OF FIRE SERVICE INSTALLATION AND EQUIPMENT

消防裝置及設備證書

FSD Ref.:

消防處編號

Serial Number

10361 252061

Name of Client 顧客姓名

Posh Paws Resort

Address 地址

Hung Cho Tin Tsuen, No. 169B Tai Tong Road, Yuen Long, NT

Type of Building 樓宇類型: ☐ Industrial 工業 ☐ Commercial 商業 ☐ Domestic 住宅 ☒ Composite 綜合 ☐ Licensed premises 持牌處所 ☐ Institutional 社團

Part 1 Annual Maintenance ONLY

第一部 只適用於年檢事項

In accordance with Regulation 8(b) of the 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. 根據消防(裝置及設備)規例第八條(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。

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)	Next Due Date 下次到期日 (DD/MM/YYYY)
11	Emergency Lighting (4 nos.)	On Site	Conforms with FSD requirements (Defect see part 3)	02/10/2025	01/10/2026
12	Exit Sign (5 nos.)	On Site	Conforms with FSD requirements (Defect see part 3)	02/10/2025	01/10/2026

Part 2 第二部 Installation / Modification / Repair / Inspection works 裝置/改裝/修理/檢查工作

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Nature of Work Carried out 完成之工作內容	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)

Part 3 第三部 Defects 損壞事項

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Outstanding Defects 未修缺點	Comment on Defects 缺點評述
11	Emergency Lighting	辦公室	Damage - 1 no.	Repair / Replace
12	Exit Sign	細狗房	Damage - 1 no.	Repair / Replace

Remark 備註

I/We hereby certify that the above installations/equipment have been tested and found to be in efficient working order in accordance with the Codes of Practice for Minimum Fire Service Installations and Equipment and Inspection, Testing and Maintenance of Installations and Equipment published from time to time by the Director of Fire Services. Defects are listed in Part 3.

本人藉此證明以上之消防裝置及設備經試驗, 證明性能良好, 符合消防處處長不時公佈之最低限度之消防裝置及設備守則與裝置及設備之檢查測試及保養守則的規格, 損壞事項列於第三部。

如證書涉及年檢事項, 應張貼於大廈或處所當眼處以供消防處人員查核

This certificate should be displayed at prominent location of the building or premises for FSD's inspection if any annual maintenance work is involved.

Authorized
Signature:

受權人簽署

Name:

姓名

LEUNG KAM HING

FSD/RC No.:

消防處註冊號碼

RC1 / 0361 RC2 / 0051

Company Name:

公司名稱

Tung Hing Lung Fire Fighting
Equipment & Engineering Co.
Ltd.

Telephone:

聯絡電話

Date:

日期

06/10/2025

For FSD
use only

Inspected

Key-in

Verified

F.S. 251 (Rev. 01/2012)

ec0e-53f6-39be-7b08-5078-8f6b-5f82-5ed4



Page 1 of 4

Serial Number

10361 252061

Name of Client 顧客姓名

Posh Paws Resort

Part 1 Annual Maintenance ONLY

第一部 只適用於年檢事項

In accordance with Regulation 8(b) of the 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. 根據消防(裝置及設備)規例第八條(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。

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)	Next Due Date 下次到期日 (DD/MM/YYYY)
13	Fire Alarm System (MFA) (1 Lot.)	On Site	Conforms with FSD requirements (Defect see part 3)	02/10/2025	01/10/2026

Serial Number

10361 252061

Name of Client 顧客姓名

Posh Paws Resort

Part 3 第三部 Defects 損壞事項

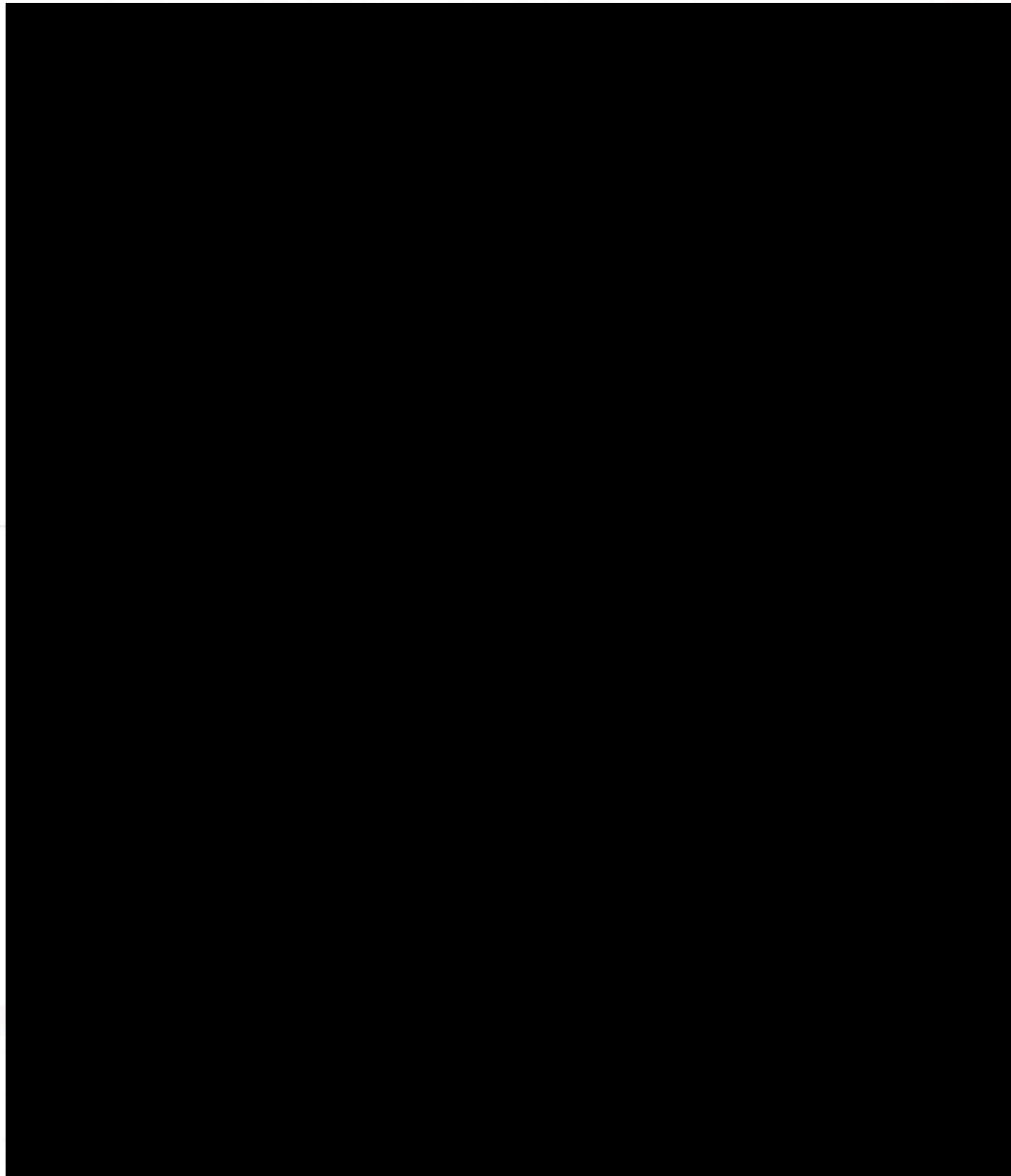
Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Outstanding Defects 未修缺點	Comment on Defects 缺點評述
13	Fire Alarm System (MFA)	沖涼房	Damage - Alarm Bell - 1 no.	Repair / Replace

Serial Number

10361 252061

Name of Client 顧客姓名

Posh Paws Resort



消防處編號: _____
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))
CERTIFICATE OF FIRE SERVICE INSTALLATION AND EQUIPMENT

序號 Serial Number
036100510000 250027

顧客姓名 Name of Client	Posh Paws Resort		
樓宇地址 Address of Building	座 Block	樓宇名稱 Name of Building	屋宇/鄉村名稱 Name of Estate/Village
		Posh Paws Resort	Hung Cho Tin Tsuen
	門牌號碼及街道/地段 Number and Name of Street/Lot	地區 District	
	No. 169B Tai Tong Road	Yuen Long ☐ 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"

☐ 簡樸房 Basic Housing Unit	☐ 木料倉 Timber Store	☐ 危險品車輛 Dangerous Good Vehicle
☐ 危險品倉 Dangerous Goods Store	☐ 電器廢物處置 E-waste Disposal	☐ 公眾娛樂場所 Place of Public Entertainment
☐ 食物業處所 Food Premises	☐ 改建校舍 Non-designed School	☐ 安老院舍 Residential Care Home for the Elderly
☐ 校舍 School Premises	☐ 私營骨灰安置所 Private Columbaria	☐ 殘疾院舍 Residential Care Home for Persons with Disabilities
☐ 幼兒中心 Child Care Centre	☐ 賓館 Guesthouse	☐ 卡拉 OK 場所 Karaoke Establishment
☐ 酒店 Hotel	☐ 床位寓所 Bedspace Apartment	
☐ 會社 Club		

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)

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	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
11	應急照明系統	辦公室	Replaced - 1 no.	Conforms with FSD requirements	12/11/2025
12	出口指示牌	細狗房	Replaced - 1 no.	Conforms with FSD requirements	12/11/2025
13	火警警報系統	沖涼房	Replaced - Alarm Bell - 1 no.	Conforms with FSD requirements	12/11/2025

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)	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)。
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

LEUNG KAM HING

註冊編號
Registration No.

RC1/0361;RC2/0051

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

Tung Hing Lung Fire Fighting Equipment & Engineering Co. Ltd.

聯絡電話
Telephone

電郵地址
Email address

日期
Date

17/11/2025

備註
Remark

Defect of FS251 10361 252061

Use of Road

17. There are no drive in/out area on the application site. No vehicles shall be driven into the application site. Visitors and deliverers occasionally park their vehicle outside the premise for a short duration when dropping off animals.

Slopes

18. There are no slopes on the application site.

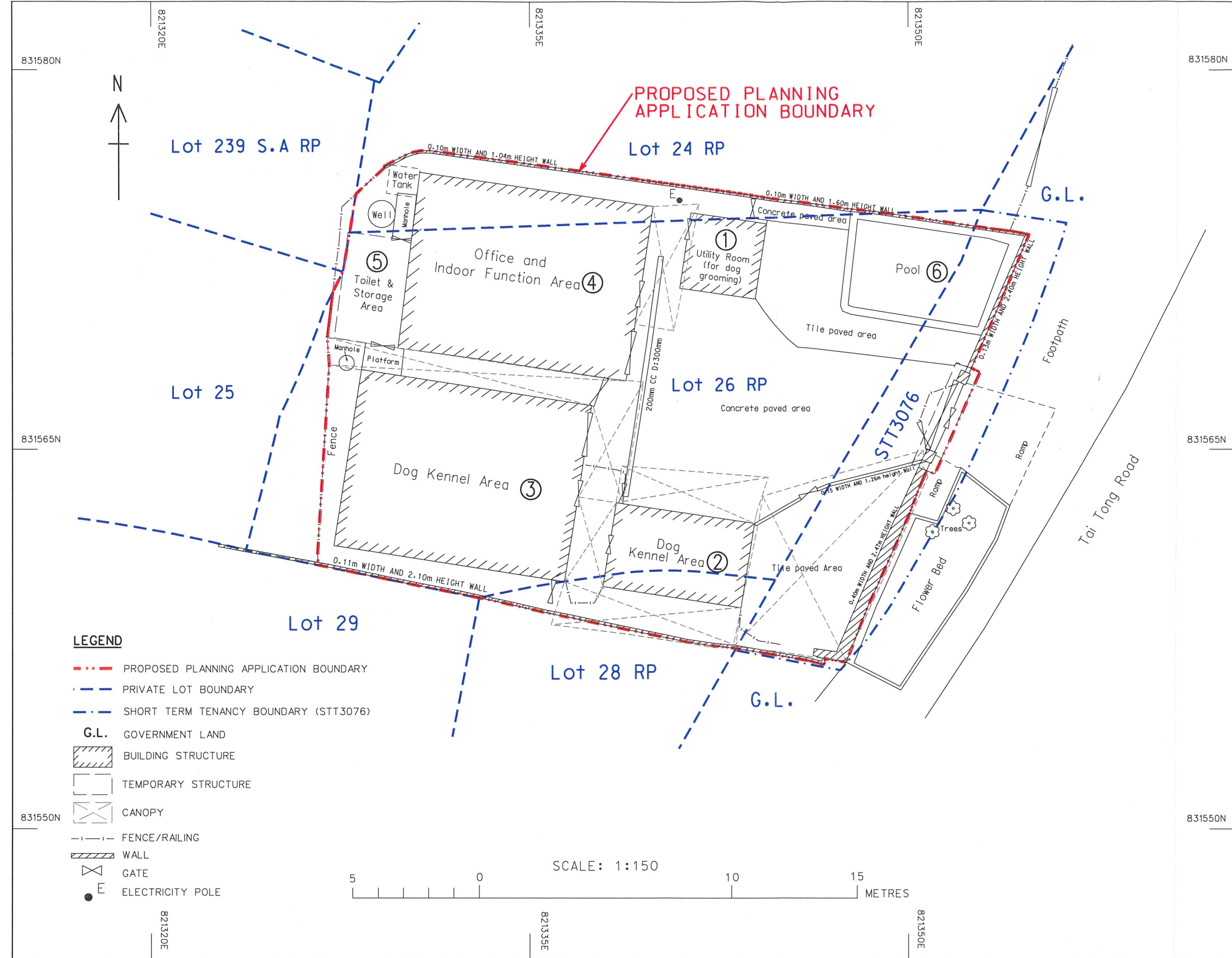
Landscape Impact and Visual Impact

19. The applicant have only made good and used the existing structures that were first erected in 1970's, no alteration has been made to the existing structures. The applicant believe any impact on the landscape can only be positive as derelict old buildings are now being used and maintained in good order.

Date: 12 June 2026



Darren John Milner
Applicant



- NOTES :
1. ALL MEASUREMENTS ARE BASED ON HONG KONG 1980 METRIC GRID.
 2. THE FEATURES SHOWN HEREIN WERE SURVEYED IN MARCH 2026.
 3. BOUNDARIES OF PRIVATE LOTS AND SHORT TERM TENANCY IN D.D.118 WERE EXTRACTED FROM DIGITAL LAND BOUNDARY MAP 1:1000 AND WERE FOR IDENTIFICATION PURPOSES ONLY.

	AREA (ABOUT)
TOTAL APPLICATION SITE AREA:	422.8 m ²
AREA OF PRIVATE LOT IN THE APPLICATION SITE:	364.6 m ²
AREA OF GOVERNMENT LAND (UNDER STT3076) IN THE APPLICATION SITE:	58.2 m ²

BUILT-OVER AREA OF EXISTING STRUCTURE			
STRUCTURE NO.	USAGE	HEIGHT (about)	AREA (about)
1	Utility Room (for dog grooming)	2.4m (1-STOREY)	9.1 m ²
2	Dog Kennel Area	3.7m (1-STOREY)	18.6 m ²
3	Dog Kennel Area	4.2m (1-STOREY)	65.0 m ²
4	Office and Indoor Function Area	4.2m (1-STOREY)	64.6 m ²
5	Toilet and Storage Area	2.6m (1-STOREY)	10.8 m ²
6	Pool	0.9m	25.8 m ²
TOTAL AREA			193.9 m ²

Plan Approved by:

Signature 

Sr Dr. Prof. Ching Siu Tong, Ken
Authorized Land Surveyor
FHKIS, FRICS, ALS, R.P.S.(LS), MCI Arb, MIS(Aust), MSS(Aust)

Date: ...13th April 2026

Survey District: Yuen Long
Date of Survey: 26 March 2026
Scale: 1:150 @ A3
Survey Sheet No: 6-NW-20C

SITE LAYOUT PLAN OF DOG HOTEL,
LOT NOs. 24RP(PART), 26RP(PART), 28 RP(PART) AND ADJOINING GOVERNMENT LAND
UNDER SHORT TERM TENANCY (STT) NO. 3076 IN D.D.118, NO. 169B, TAI TONG ROAD, YUEN LONG

 建地測量規劃及地理訊息系統有限公司
KELand Surveying, Planning & GIS Co. Ltd.
Authorized Land Surveyors
Flat B, 20/F, Chatham Commercial Building, No.309 Chatham Road North, Kowloon
Tel: 2765 9737 Fax: 2765 9722 Web: www.keland.com.hk E-mail: info@keland.com.hk

Plan No.: KEL/BDY/26/12/LAYOUT1

寄件者: Manyi Tsang [REDACTED]
寄件日期: 2026年09月11日星期五 17:20
收件者: Sandi Wai Shan TANG/PLAND; Kevin Ting Hong LAM/PLAND; Geoffrey Mo (GMO);
tpbpd/PLAND; Posh Paws
主旨: FW: A/YL-TT/800 (Departmental Comments)
附件: A_YL-TT_800 Further Information 10-9-2026[signed].pdf

Dear Mr. Lam,

Please see below the email which was sent yesterday. It is now re-send to tpbpd@pland.gov.hk.

Thank you.

Darren Milner

From: Manyi Tsang [REDACTED]
Date: Thursday, 10 September 2026 at 11:30 AM
To: swstang@pland.gov.hk <swstang@pland.gov.hk>, kthlam@pland.gov.hk <kthlam@pland.gov.hk>, Geoffrey Mo (GMO) [REDACTED], Posh Paws [REDACTED]
Subject: Re: A/YL-TT/800 (Departmental Comments)

Dear Mr. Lam,

Please see attached the Further Information which will also be submitted by fax and post today.

Thank you.

Darren Milner

**To: The Town Planning Board
15/F, North Point Government Offices
No. 333 Java Road,
North Point, H.K.**

**By Fax & Post
Fax: 2877 0245**

**Re: Proposed Temporary Dog Hotel
for a Period of 3 Years in "Village Type Development" zone,
Lots 24RP(Part), 26RP(Part) and 28RP(Part) in DD118 And Adjoining Government
Land, Tai Tong Road, Hung Tso Tin Tsuen, Yuen Long**

Submission of Further Information in Relation to Applications for Amendment of Plan,
Planning Permission and Review – TPB Guideline No.32B
A/YL-TT/800

Referring to the email from Mr. Kevin LAM for DPO/TMYLW (Planning Department) dated 2nd September 2026, subject matter: Re: A/YL-TT/800 (Departmental Comments) in which the applicant was requested to clarify the following matters:

- Question 1: To clarify whether the proposed use will involve the use of public announcement system, portable loudspeaker or any form of audio amplification system and whistle blowing; and
- Question 2: To confirm whether the septic tank and soakaway system will be provided and if affirmative, whether the septic tank and soakaway system will be designed and constructed according to the requirements of EPD's ProPECC PN 1/23, including requirements for minimum clearance distance, percolation test and certification by Authorized Person

Please find below the applicant's response:

- Answer 1: No. The proposed use will NOT involve the use of public announcement system, portable loudspeaker or any form of audio amplification system and whistle blowing
- Answer 2: The premise is equipped with one septic tank with a soakaway system. It is understood that such septic tank has been constructed in accordance with the relevant government-required standards, and that all effluent generated on site is fully contained within the system. The septic tank is a self-contained unit that is desludged or emptied as and when necessary.

10th September 2026



Darren Milner

A/YL-TT/800

To: The Town Planning Board
15/F, North Point Government Offices
No. 333 Java Road,
North Point, H.K.

By Fax & Post
Fax: 2877 0245

Re: Proposed Temporary Dog Hotel
for a Period of 3 Years in “Village Type Development” zone,
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Submission of Further Information in Relation to Applications for Amendment of Plan,
Planning Permission and Review – TPB Guideline No.32B
A/YL-TT/800

Further to the Telephone conversation with Mr. Lam (Planning Department) dated 17th September 2026 at about 11:10 a.m. on Tel: 2158 6361, the applicant wish to submit the following amended pages of his S.16 Application to the TPB, these pages should supersede the pages that were submitted on 17 September 2026:

<u>Item</u>	<u>Page</u>	<u>Details of Amendments</u>
1.	5	<i>Proposed number of buildings/structures under S. 6 (A)(c) amended from “6” to “5”</i> “and 6. Pool with dept 0.9m” is deleted from <i>Section:6 – Proposed height and use(s) of different floors of buildings/structures (if applicable)</i>
3.	59 (Annex 4 - Layout Plan)	Number 6 is deleted from the layout plan in the area depicted as Pool. Structure No. 6 is deleted from the Built-over area of existing structure. Total Area is amended to 168.1m²

18th September 2026

Darren Milner

Annex 4

NOTES :

1. ALL MEASUREMENTS ARE BASED ON HONG KONG 1980 METRIC GRID.
2. THE FEATURES SHOWN HEREIN WERE SURVEYED IN MARCH 2026.
3. BOUNDARIES OF PRIVATE LOTS AND SHORT TERM TENANCY IN D.D.118 WERE EXTRACTED FROM DIGITAL LAND BOUNDARY MAP (D1000) AND WERE FOR IDENTIFICATION PURPOSES ONLY.

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364.5 m ²
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STRUCTURE NO.	USAGE	HEIGHT (about)	AREA (about)
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4	Office and Indoor Function Area	4.2m (1-STORY)	64.5 m ²
5	Toilet and Storage Area	2.6m (1-STORY)	10.8 m ²
TOTAL AREA			168.1m ²

Plan Approved by:

Signature

Sr Dr. Prof. Ching Siu Tong Ken

Authorized Land Surveyor

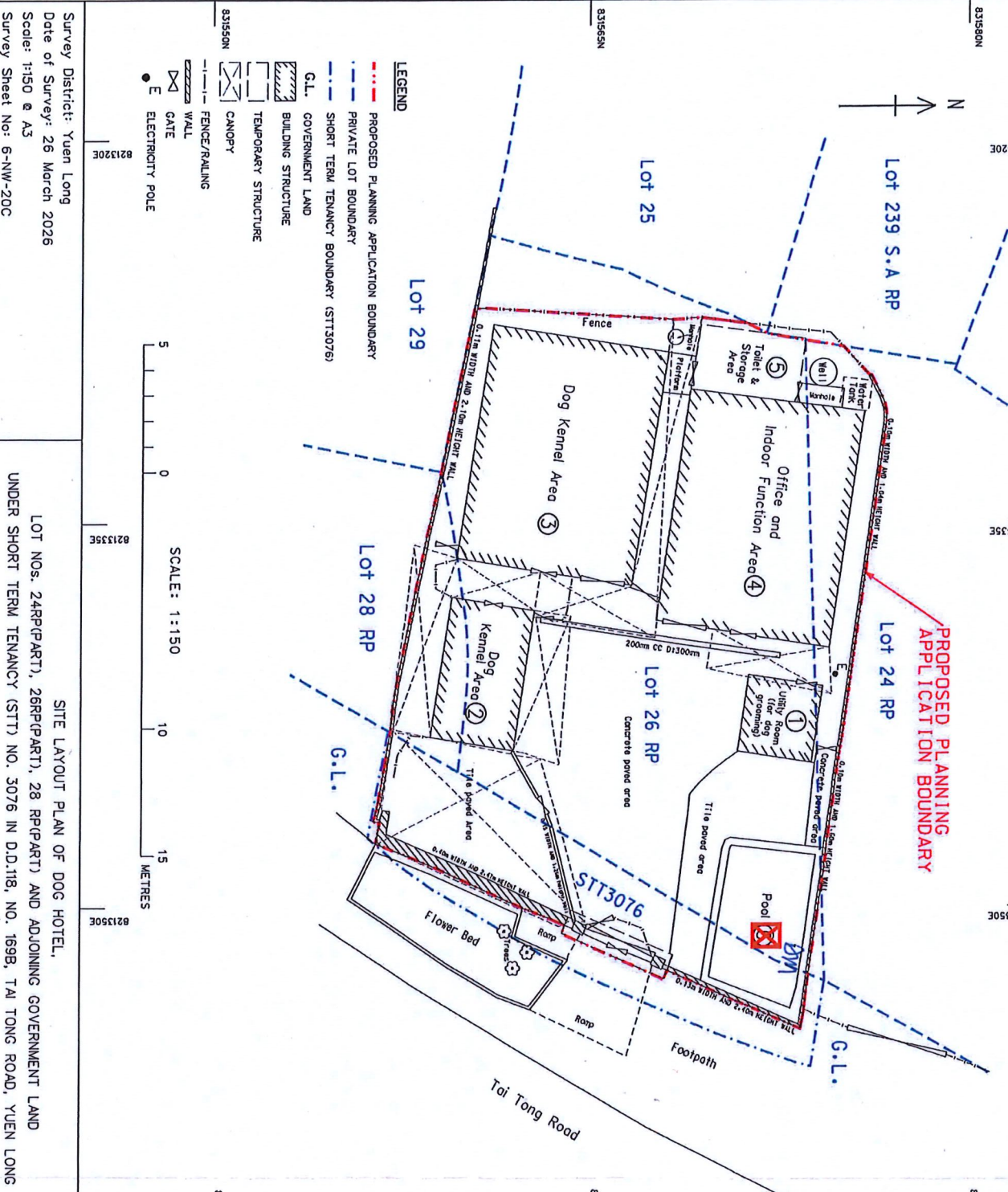
PRCIS. PRCS. AS. M.P.S.(LS), M.C.S. (MISLAND), M.C.S. (MISLAND)

Date: 13th April 2026



THE HONG KONG LAND SURVEY DEPARTMENT

Plan No.: KEL/BDY/26/12/LAYOUT1



Survey District: Yuen Long
Date of Survey: 26 March 2026
Scale: 1:150 @ A3
Survey Sheet No: 6-NW-20C

SITE LAYOUT PLAN OF DOG HOTEL,
LOT NOS. 24RP(PART), 28RP(PART), 28 RP(PART) AND ADJOINING GOVERNMENT LAND
UNDER SHORT TERM TENANCY (STT) NO. 3076 IN D.D.118, NO. 169B, TAI TONG ROAD, YUEN LONG

6. Type(s) of Application 申請類別	
(A) Temporary Use/Development of Land and/or Building Not Exceeding 3 Years in Rural Areas or Regulated Areas 位於鄉郊地區或受規管地區土地上及/或建築物內進行為期不超過三年的臨時用途/發展 (For Renewal of Permission for Temporary Use or Development in Rural Areas or Regulated Areas, please proceed to Part (B)) (如屬位於鄉郊地區或受規管地區臨時用途/發展的規劃許可續期，請填寫(B)部分)	
(a) Proposed use(s)/development 擬議用途/發展	Temporary Dog Hotel for a period of 3 years (Please illustrate the details of the proposal on a layout plan) (請用平面圖說明擬議詳情)
(b) Effective period of permission applied for 申請的許可有效期	☒ year(s) 年 3 ☐ month(s) 個月
(c) Development Schedule 發展細節表	
Proposed uncovered land area 擬議露天土地面積	 254.7 .....sq.m ☒ About 約
Proposed covered land area 擬議有上蓋土地面積	 168.1 .....sq.m ☒ About 約
Proposed number of buildings/structures 擬議建築物/構築物數目	 6 5 DM
Proposed domestic floor area 擬議住用樓面面積	 0 .....sq.m ☐ About 約
Proposed non-domestic floor area 擬議非住用樓面面積	 168.1 .....sq.m ☒ About 約
Proposed gross floor area 擬議總樓面面積	 168.1 .....sq.m ☒ About 約
Proposed height and use(s) of different floors of buildings/structures (if applicable) 建築物/構築物的擬議高度及不同樓層的擬議用途 (如適用) (Please use separate sheets if the space below is insufficient) (如以下空間不足，請另頁說明) 1. Utility Room (for dog grooming) - 1 storey with height 2.4m; 2. Dog Kennel Area - 1 storey with height 3.7m; 3. Dog Kennel Area - 1 storey with height 4.2m; 4. Office and Indoor Function Area - 1 storey with height 4.2m; 5. Toilet and Storage Area - 1 storey with height 2.6m; and 6. Pool with depth 0.9m DM	
Proposed number of car parking spaces by types 不同種類停車位的擬議數目	
Private Car Parking Spaces 私家車車位	 Nil
Motorcycle Parking Spaces 電單車車位	.....
Light Goods Vehicle Parking Spaces 輕型貨車泊車位	.....
Medium Goods Vehicle Parking Spaces 中型貨車泊車位	.....
Heavy Goods Vehicle Parking Spaces 重型貨車泊車位	.....
Others (Please Specify) 其他 (請列明)	.....
Proposed number of loading/unloading spaces 上落客貨車位的擬議數目	
Taxi Spaces 的士車位	 Nil
Coach Spaces 旅遊巴車位	.....
Light Goods Vehicle Spaces 輕型貨車車位	.....
Medium Goods Vehicle Spaces 中型貨車車位	.....
Heavy Goods Vehicle Spaces 重型貨車車位	.....
Others (Please Specify) 其他 (請列明)	.....

* * * Communication Result Report (18.Sep. 2026 9:54) * * *

1) MANYI CHAMBERS
2)

Date/Time: 18.Sep. 2026 9:53

File No.	Mode	Destination	Pg (s)	Result	Page Not Sent
1762	Memory TX	28770245	P. 3	OK	

Reason for error

E. 1) Hang up or line fail
E. 3) No answer
E. 5) Exceeded max. E-mail size
E. 7) FAX Line is not connected

E. 2) Busy
E. 4) No facsimile connection
E. 6) Destination does not support IP-Fax

A/YL-TT/800

To: The Town Planning Board
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No. 333 Java Road,
North Point, H.K.

By Fax & Post
Fax: 2877 0245

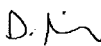
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18th September 2026


Darren Milner