Total: 5 pages

Date: 12 November 2026

TPB Ref.: A/YL-KTS/1154

By Email

Town Planning Board
15/F, North Point Government Offices
333, Java Road
North Point
Hong Kong
(Attn: The Secretary)

Dear Sir,

Temporary Logistics Centre with Ancillary Facilities and Associated Filling of Land for a Period of 3 Years at Lot 403 RP (Part) in D.D. 103 and Adjoining Government Land, Kam Tin, Yuen Long, New Territories

The applicant undertakes to retention of 24 existing trees and provide the 166 compensatory trees at the application site according to the submitted location plan for compensatory trees (copy attached). Due to the retention of 24 existing trees and provision of the 166 compensatory trees at the application site, the land filling plan and page 6 of the S.16-III application form have been updated in the attachment.

The current application is to facilitate the relocation of the warehouse in D.D.117 at Kung Um Road, Yuen Long, N.T. to the application site because the said warehouse at Kung Um Road has been resumed by Government for Yuen Long South New Development Area. The applicant vacated the said warehouse in D.D.117 at Kung Um Road in March 2026 and relocated to the application site to continue the operation. The applicant of the current application, i.e. Tsui Yat Wah, was the occupant at the warehouse at the affected site in D.D.117 at Kung Um Road, Yuen Long, N.T.. He has sub-leased the affected site to Lead Young Logistics (Global) Limited for the operation of warehouse business.

The applicant undertakes to follow the ‘Code of Practice on Handling the Environmental Aspects of Temporary Uses and Open Storage Sites’ published by Environmental Protection Department.

The applicant undertakes to reinstate the application site upon the expiry of the planning approval.

Should you have any enquiries, please feel free to contact our Mr. Patrick Tsui at [redacted] at your convenience.

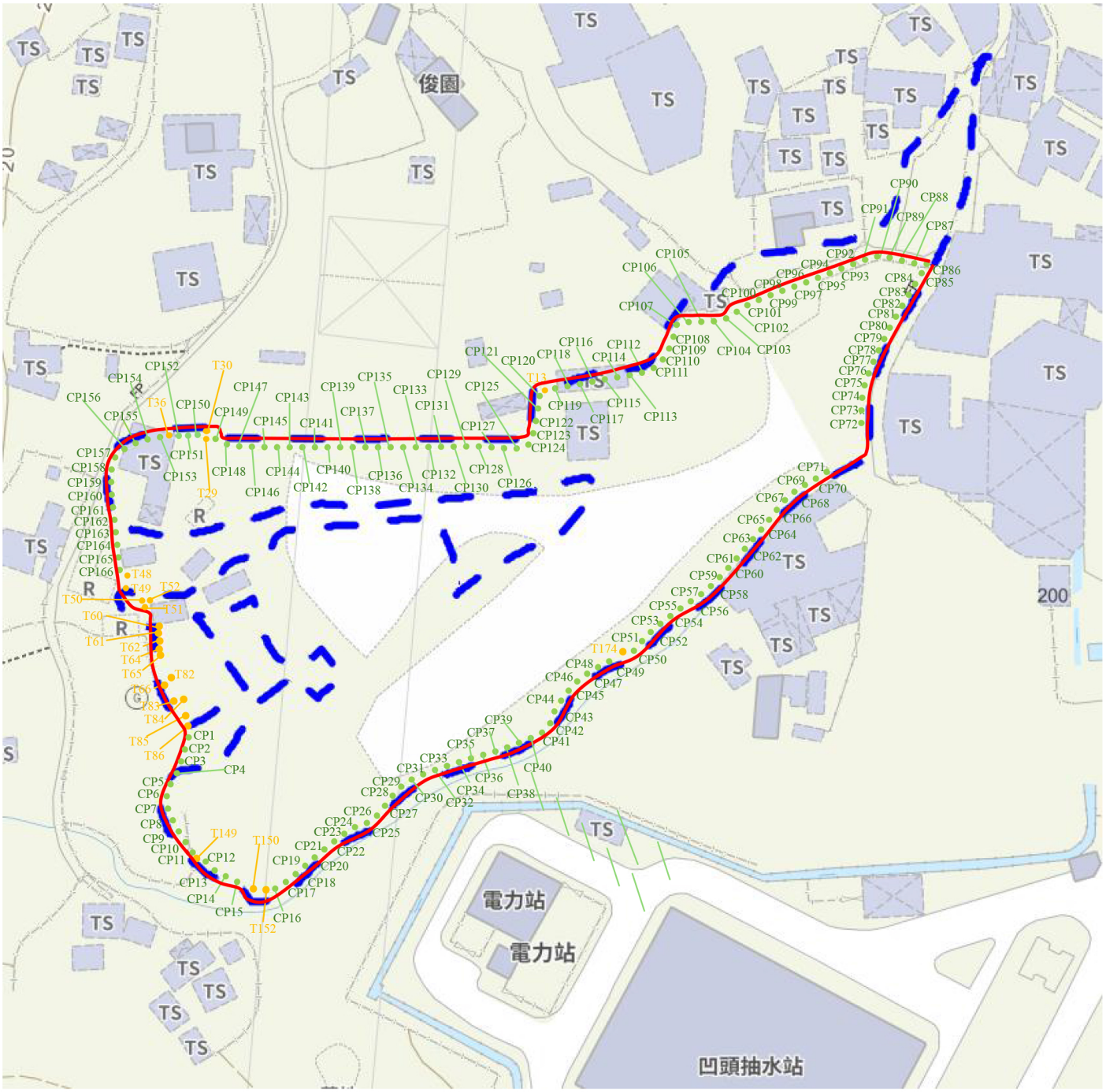
Yours faithfully,

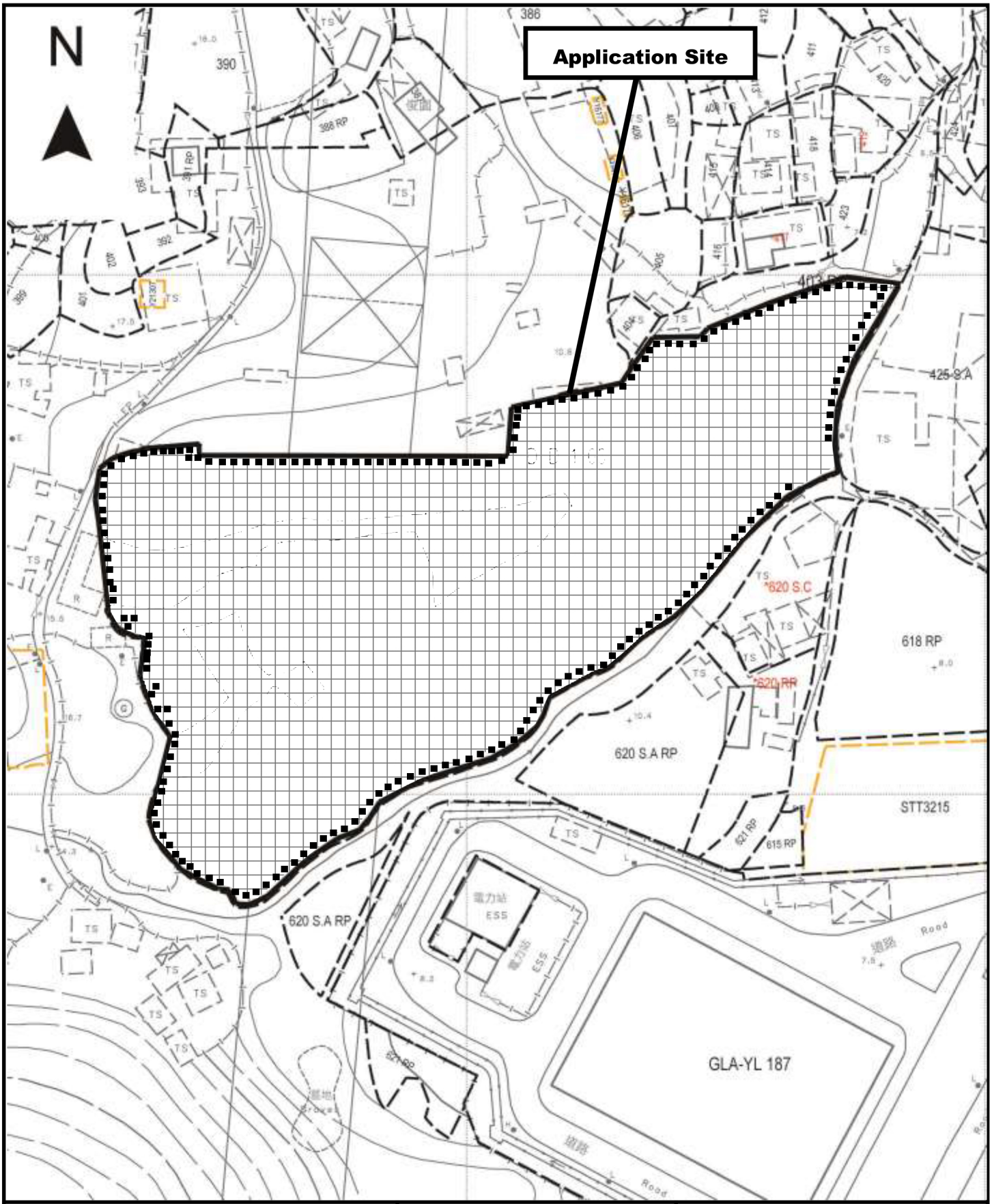


Patrick Tsui

c.c. Fanling, Sheung Shui and Yuen Long East District Planning Office [redacted] – By Email

2 *LOCATION PLAN OF COMPENSATORY TREES*





Project 項目名稱:

Temporary Logistics Centre with Ancillary Facilities and Associated Filling of Land for a Period of 3 Years at Lot 403 RP (Part) in D.D. 103 & Adjoining Government Land, Kam Tin, Yuen Long, New Territories

Drawing Title 圖目:

Site Paving Plan

Drawing No. 圖號:

Figure 5

Remarks 備註:

Regularization of the filling of 0.2m concrete

No land filling area for the provision of 1.2m(W) x 1.2m(L) tree pits for retention of existing trees/provision of compensatory trees

Scale 比例:

1:1000

Proposed operating hours 擬議營運時間
9:00a.m. to 7:00p.m. from Mondays to Saturdays. No operation will be held on Sundays & public holidays

(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)) Vehicular access leading from Kam Tin Road ☐ 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）
		No 否	☐

(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，請另頁表示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) ☐ Diversion of stream 河道改道 ☐ Filling of pond 填塘 Area of filling 填塘面積 …… sq.m 平方米 ☐About 約 Depth of filling 填塘深度 …… m 米 ☐About 約 ☑ Filling of land 填土 Area of filling 填土面積 8,726.4 sq.m 平方米 ☑About 約 Depth of filling 填土厚度 0.2 m 米 ☑About 約 ☐ Excavation of land 挖土 Area of excavation 挖土面積…… sq.m 平方米 ☐About 約 Depth of excavation 挖土深度 ……m 米 ☐About 約
		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 ☑