

| For Official Use Only | Application No.<br>申請編號 | A/HK/15.     |  |
|-----------------------|-------------------------|--------------|--|
| 請勿填寫此欄                | Date Received<br>收到日期   | = 8 FEB 2722 |  |

 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 櫻城市 規劃委員會(下稱「委員會」)秘書收。

- 2. Please read the "Guidance Notes" carefully before you fill in this form. The document can be downloaded from the Board's website at <u>http://www.info.gov.hk/tpb/</u>. 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: <u>http://www.info.gov.hk/tpb/</u>),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 田上禾輩路 1 號沙田政府合署 14 樓)索取。
- 3. 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 )

The Hong Kong Housing Authority

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

NA

| 3.   | Application Site 申請地點  |  |
|------|--|--|
| (a)  | Full address / location /<br>demarcation district and lot<br>number (if applicable)<br>詳細地址/地點/丈量約份及<br>地段號碼 (如適用) | <ol> <li>Wah Fu (I) Estate</li> <li>Wah Fu (II) Estate</li> <li>Yue Fai Court</li> </ol>     |
| .(b) | Site area and/or gross floor area<br>involved<br>涉及的地盤面積及/或總樓面面<br>積   | ·Refer to Attachment I<br>☑Site area 地盤面積<br>□Gross floor area 總樓面面積······NAsq.m 平方米□About 約 |
| (c)  | Area of Government land included<br>(if any)<br>所包括的政府土地面積(倘有)   | Refer to Attachment I sq.m 平方米口About 约   |

Parts 1, 2 and 3 第1、第2及第3部分

2

| (d) | statu           | ne and number of n<br>ntory plan(s)<br>引法定圖則的名稱及                |   | <ol> <li>Wah Fu (I) Estate and Wah Fu (II) Estate - Approved Po Fu<br/>Lam OZP No. S/H10/19</li> <li>Yue Fai Court - Approved Aberdeen &amp; Ap Lei Chau OZP No.<br/>S/H15/33</li> </ol>   |
|-----|-----------------|---|---|--|
| (e) | Lan             | arking facilities concerned<br>d use zone(s) involve<br>的土地用途地帶 |   | Residential (Group A)  |
| (f) |                 | ent use(s)<br>評用途   |   | <ol> <li>Wah Fu (I) Estate and Wah Fu (II) Estate - Residential (Public Rental<br/>Housing)</li> <li>Yue Fai Court - Residential (Subsidized Housing under Home Ownership<br/>Scheme)<br/>(If there are any Government, institution or community facilities, please<br/>illustrate on plan and specify the use and gross floor area)<br/>(如有任何政府、機構或社區設施,請在圖則上顯示,並註明用途及總機<br/>面面釉).</li> </ol> |
| 4.  | "Cı             | irrent Land Ow  | ner" of Ap  | oplication Site 申請地點的「現行土地擁有人」   |
| The | applic          | ant 申請人 -   |   |  |
|     | is the<br>是唯    | sole "current land c<br>一的「現行土地擁                                | owner" <sup>#&amp;</sup> (ple<br>有人」 <sup>#&amp;</sup> (請 | ase proceed to Part 6 and attach documentary proof of ownership).<br>繼續填寫第 6 部分,並夾附業權證明文件)。  |
|     | is on<br>是其     | e of the "current land<br>中一名「現行土地                              | d owners" <sup># &amp;</sup><br>擁有人」 <sup>#&amp;</sup> (  | (please attach documentary proof of ownership).<br>(請夾附業權證明文件)。  |
|     |                 | t a "current land owr<br>是「現行土地擁有                               |   | Refer to Attachment I and Appendix 1   |
|     |                 |   |   | vernment land (please proceed to Part 6).<br>繼續填寫第 6 部分)。  |
| 5.  |                 | tement on Owne<br>上地擁有人的  |   | nt/Notification<br>口土地擁有人的陳述   |
| (a) |                 | According to the  | record(s) of  | the Land Registry as at (DD/MM/YYYY), this   |
|     | appl<br>根据<br>涉 |   | tal of  | "current land owner(s)" <sup>#</sup>   |
| (b) | The             | applicant 申請人 -   | ,   | Refer to Attachment I and Appendix 1   |
|     |                 |   |   | "current land owner(s)"#.  |
|     |                 | 已取得   | 名「  | 現行土地擁有人」"的同意。  |
|     |                 | Details of consent  | of "current la  | and owner(s)" <sup>#</sup> obtained 取得「現行土地擁有人」 <sup>#</sup> 同意的詳情   |
|     |                 | No. of 'Current<br>Land Owner(s)'<br>「現行土地擁有<br>人」數目            | Registry who  | address of premises as shown in the record of the Land<br>ere consent(s) has/have been obtained<br>冊處記錄已獲得同意的地段號碼/處所地址<br>日/月/年)   |
|     |                 |   |   |  |
|     |                 |   |   |  |
|     |                 |   |   |  |
|     |                 | (Please use separate s  | heets if the spa  | ace of any box above is insufficient. 如上列任何方格的空間不足,請另頁說明)  |

3

Parts 3 (Cont'd), 4 and 5 第3 (續)、第4及第5部分

|               | Details of the "cui  | rent land owner(s)" <sup>#</sup> notified 已渡通知「現行土地擁有人」   | 的詳細資料  |
|---------------|--|---|--|
| L             | lo. of 'Current<br>and Owner(s)'<br>「現行土地擁<br>「人」數目  | Lot number/address of premises as shown in the record of the<br>Land Registry where notification(s) has/have been given<br>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<br>given<br>(DD/MM/YYYY)<br>通知日期(日/月/年) |
|               |  |   |  |
|               |  |   |  |
|               |  |   |  |
| (Pl           | ease use separate s  | heets if the space of any box above is insufficient. 如上列任何方格的   | 」<br>空間不足,請另頁說明)   |
| E             | 採取合理步驟以  | e steps to obtain consent of or give notification to owner(s):<br>取得土地擁有人的同意或向該人發給通知。詳情如下:  |  |
| Re            | asonable 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  |
|               |  | r consent to the "current land owner(s)" on<br>(日/月/年)向每一名「現行土地擁有人」"郵遞要求」   |  |
| Re            | asonable Steps to  | Give Notification to Owner(s) 向土地擁有人發出通知所採  | 取的合理步骤   |
|               | published noti   | ces in local newspapers on(DD/MM/Y<br>(日/月/年)在指定報章就申請刊登一次通知 <sup>&amp;</sup>  |  |
|               |  | in a prominent position on or near application site/premises on<br>(DD/MM/YYYY)&  | •  |
|               |  | (日/月/年)在申請地點/申請處所或附近的顯明位置   | 置貼出關於該申請的通   |
|               | 於  |   |  |
|               | sent notice to<br>office(s) or ru<br>於   | relevant owners' corporation(s)/owners' committee(s)/mutual ai<br>ral committee on(DD/MM/YYYY) <sup>&amp;</sup><br>(日/月/年)把通知寄往相關的業主立案法團/業主         | d committee(s)/managen                                       |
|               | sent notice to<br>office(s) or ru<br>於   | ral committee on (DD/MM/YYYY)&  | d committee(s)/managen                                       |
| <br><u>Ot</u> | sent notice to<br>office(s) or ru<br>於   | ral committee on(DD/MM/YYYY) <sup>&amp;</sup><br>(日/月/年)把通知寄往相關的業主立案法團/業主   | d committee(s)/managen                                       |
| <br>0t<br>1/2 | sent notice to<br>office(s) or ru<br>於<br>處,或有關的<br><u>hers 其他</u>                             | ral committee on(DD/MM/YYYY) <sup>&amp;</sup><br>(日/月/年)把通知寄往相關的業主立案法團/業主<br>別鄉事委員會 <sup>&amp;</sup><br>specify)                                    | d committee(s)/managen                                       |
|               | sent notice to<br>office(s) or ru<br>於<br>處,或有關的<br><u>hers 其他</u><br>others (please<br>其他(請指明 | ral committee on(DD/MM/YYYY) <sup>&amp;</sup><br>(日/月/年)把通知寄往相關的業主立案法團/業主<br>別鄉事委員會 <sup>&amp;</sup><br>specify)                                    | d committee(s)/managen                                       |
|               | sent notice to<br>office(s) or ru<br>於<br>處,或有關的<br><u>hers 其他</u><br>others (please<br>其他(請指明 | ral committee on(DD/MM/YYYY) <sup>&amp;</sup><br>(日/月/年)把通知寄往相關的業主立案法團/業主<br>的鄉事委員會 <sup>&amp;</sup><br>specify)<br>])                              | d committee(s)/managen                                       |
|               | sent notice to<br>office(s) or ru<br>於<br>處,或有關的<br><u>hers 其他</u><br>others (please<br>其他(請指明 | ral committee on(DD/MM/YYYY) <sup>&amp;</sup><br>(日/月/年)把通知寄往相關的業主立案法團/業主<br>的鄉事委員會 <sup>&amp;</sup><br>specify)<br>])                              | d committee(s)/managen                                       |

Part 5 (Cont'd) 第5部分(續)

| 6.          | Type(s) o                             | of Application  | 申讀舞                                   | 〔別               |                               | , •   |
|-------------|---------------------------------------|---|---------------------------------------|------------------|-------------------------------|---|
|             | Type (i)<br>第(i)類                     | Change of use w<br>更改現有建築物  |                                       |                  | rt thereof                    |   |
|             | Type (ii)                             | Diversion of stream / excavation of land / filling of land / filling of pond as required under Notes of Statutory |                                       |                  |                               |   |
| ÷           | 第(ii)類                                | Plan(s)<br>根據法定圖則《註釋》內所要求的河道改道/挖土/填土/填塘工程   |                                       |                  | 填塘工程                          |   |
|             | Type (iii)<br>第(iii)類                 | Public utility ins<br>公用事業設施導   |                                       |                  | n for private project<br>设施装置 | t   |
|             | Type (iv)<br>第(iv)類                   | Minor relaxatior<br>略為放寬於法定   |                                       |                  |                               | ed under Notes of Statutory Plan(s)   |
|             | Type (v)<br>第(v)類                     | Use / developme<br>上述的(i)至(iii)   |                                       |                  | /e                            |   |
| 註 1<br>Note | : 可在多於<br>2: For Developr             | more than one「✓<br>一個方格内加上「<br>ment involving colum<br>2茲灰安置所用途   | ✓」號<br>Ibarium use, ple               |                  | ble in the Appendix.          |   |
| <i>(i)</i>  | <u>For Typ</u>                        | <u>e (i) applicati</u>  | <u>on 供第(i)</u>                       | <u>類申請</u>       |                               | an the second |
|             | Total floc<br>involved<br>涉及的總樓面      |   |                                       | ·<br>·           |                               | sq.m 平方米  |
| 1           | Proposed<br>use(s)/develoj<br>擬議用途/發) |   | the use and g                         | ross floor area) |                               | nity facilities, please illustrate on plan and specify<br>顯示,並註明用途及總樓面面積)                                       |
|             | Number of st<br>涉及層數                  | oreys involved  | · · · · · · · · · · · · · · · · · · · |                  | Number of units<br>涉及單位數目     | involved  |
| 1           |                                       |   | Domestic p                            | art 住用部分 .       | •••••                         | sq.m 平方米  口About 約  |
|             | Proposed floc<br>擬議樓面面和               |   | Non-domes                             | itic part 非住用    | 部分                            | sq.m 平方米  口About 約  |
|             | 4<br>                                 |   | Total 總計                              |                  |                               | sq.m 平方米   口About 約   |
| (a)         | Proposed use                          | es of different   | Floor(s)<br>樓層                        | Current          | use(s) 現時用途                   | Proposed use(s) 擬議用途  |
|             | floors (if appl                       |   |                                       |                  |                               |   |
|             | (Please use sep<br>space provided is  | arate sheets if the<br>s insufficient)<br>間不足,請另頁說  |                                       |                  |                               |   |
|             |                                       |   |                                       |                  |                               |   |

Part 6 第 6 部分

5

| (ii) For Type (ii) applic                     | ation 供第(ii)類申讀   |  |   |                       |
|---|---|--|---|-----------------------|
|   | <ul> <li>Diversion of stream 河</li> </ul>   | 道改道                                    | • • • • • • • • • •   |                       |
|   | <ul> <li>Filling of pond 填塘</li> <li>Area of filling 填塘面和</li> <li>Depth of filling 填塘深</li> </ul>                |  | sq.m 平方米<br>m 米   | □About 約<br>□About 約  |
| (a) Operation involved<br>涉及工程                | <ul> <li>Filling of land 均<br/>Area of filling 填土面利<br/>Depth of filling 填土厚</li> <li>Excavation of la</li> </ul> | 費<br>度<br>nd 挖土                        | sq.m <sup>°</sup> 平方米<br>m 米  | □About 約<br>□About 約  |
|   | Area of excavation 挖土<br>Depth of excavation 挖土   |  | sq.m 平方米<br>m 米   | □About 約<br>□About 約  |
|   | (Please indicate on site plan the boun<br>of filling of land/pond(s) and/or excl                                  | ndary of concerned<br>avation of land) | land/pond(s), and particulars of stream<br>、填塘、填土及/或挖土的細節及/3                          | diversion, the extent |
| (b) Intended<br>use/development<br>有意進行的用途/發展 |   |  |   |                       |
| (iii) <u>For Type (iii) applic</u>            | <u>ation 供第(iii)類申讀</u>   |  |   |                       |
|   | Public utility installation   |  | n an ann an a  |                       |
|   |   |  | 人發展計劃的公用設施裝置  |                       |
|   | each building/structure, where  | e appropriate                          | to be provided as well as the di<br>建築物/構築物(倘有)的長度                                    |                       |
|   | Name/type of installation<br>裝置名稱/種類  | Number of<br>provision<br>數量           | Dimension of each<br>/building/structure (m) (LxW><br>每個裝置/建築物/構築物<br>(米) (長 x 闊 x 高) |                       |
| (a) Nature and scale<br>性質及規模                 |   | 4                                      |   |                       |
|   |   |  |   |                       |
|   |   |  |   |                       |
|   |   |  |   |                       |
|   | (Please illustrate on plan the la   | ayout of the insta                     | llation 請用圖則顯示裝置的布局   | <b></b> 司)            |

| (iv)  | For Type (iv) applicat   | tion 供第(iv)類申請  |   |
|-------|--|---|---|
| (a)   |  |   | on of stated development restriction(s) and also fill in the                  |
|       |  |   | particulars in part (v) below –<br>v)部分的擬議用途/發展及發展細節 –                        |
|       |  | UTEN KINDER KINDER                                    |   |
|       | <ul> <li>Plot ratio restriction</li> <li>地積比率限制</li> </ul>     | . From 由  | to 至  |
|       | <ul> <li>Gross floor area restrict</li> <li>總樓面面積限制</li> </ul> | tion From 由   | sq. m 平方米 to 至sq. m 平方米   |
|       | <ul> <li>Site coverage restriction</li> <li>上蓋面積限制</li> </ul>  | n From 由  | % to 至%   |
| Ľ     | <ul> <li>Building height restrict</li> <li>建築物高度限制</li> </ul>  | ion From由   | m 米 to 至 m 米  |
|       |  | From 由  | mPD 米 (主水平基準上) to 至   |
|       |  | •••••   | mPD 米 (主水平基準上)  |
|       |  | From 由  | storeys 層 to 至storeys 層   |
| C     | <ul> <li>Non-building area restr</li> <li>非建築用地限制</li> </ul>   | iction From 由   | m to 至m   |
|       | ❑ Others (please specify)<br>其他(請註明)                           | ·<br>· · · · · · · · · · · · · · · · · · ·            |   |
| (v)   | For Type (y) applicati   | <u>on 供第(v)類申讀</u>                                    |   |
| (a) D | roposed  | Temporary Use of Public<br>Parking Spaces for a perio | Vehicle Park (excluding Container Vehicle) for Surplus<br>d of five (5) years |
| u     | se(s)/development<br>疑議用途/發展                                   | (Please refer to Plans 3, 4,                          | 5 and 6 for the locations of carparks)  |
|       |  | (Diance illustrate the details a                      | f the proposal on a layout plan 請用平面圖說明建議詳情)                                  |
| (h) F | Development Schedule 發展  | ······································                | a up proposation a tayout plan 詞力丁丁巴國記分化生態計用力                                 |
|       |  |   | NA  |
|       | roposed gross floor area (G<br>roposed plot ratio 擬議地利         |   | NA<br>NA □About 約<br>NA □About 約  |
|       | roposed site coverage 擬議                                       |   | NA% 口About 約  |
| P     | roposed no. of blocks 擬議                                       | 座數  | <u>NA</u>   |
| P     | roposed no. of storeys of ea                                   | ich block 每座建築物的擬                                     | 義層數 NA storeys 層□ include 包括storeys of basements 層地庫                          |
|       |  |   | 口 exclude 不包括 storeys of basements 層地庫  |
| Р     | roposed building height of                                     | each block 每座建築物的構                                    | a議高度NAmPD 米(主水平基準上)□About 約   |
|       |  |   | NA  |

| Domestic par                          | rt 住田部分                 | · · ·                                   |  | ·····                               |  |
|---------------------------------------|-------------------------|---|--|-------------------------------------|--|
| -                                     | 1                       |   |  | <b>D</b> A1 + 445                   |  |
|                                       | 樓面面積                    |   | NAsq. m 平方米  | □About 約                            |  |
|                                       | of Units 單位數目           |   | NA   |                                     |  |
| average                               | unit size 單位平均面         | 「積                                      | NA<br>sq. m 平方米  | □About 約                            |  |
| estimate                              | ed number of resident   | s 估計住客數目                                | NA   |                                     |  |
|                                       |                         |   |  | •                                   |  |
| Non domenti                           | c part 非住用部分            | . *                                     |  | 不許                                  |  |
|                                       | -                       | · · · · ·                               | NA <u>GFA 總樓面面</u><br>sg. m 平方米  |                                     |  |
|                                       | lace 食肆                 |   |  | □About 約                            |  |
| I hotel 酒                             | 店                       | , .                                     | NA sg m 平方米  | □About 約                            |  |
|                                       |                         |   | NA<br>(please specify the number of rooms  |                                     |  |
|                                       |                         |   | 請註明房間數目)   |                                     |  |
| □ office 勤                            | 纳公安                     |   |  | □About 約                            |  |
|                                       |                         | 1 1 - All                               |  | 1                                   |  |
| snop and                              | d services 商店及服制        | 防门来                                     | NAsq. m 平方米  | □About 約                            |  |
|                                       |                         |   |  |                                     |  |
| Governm                               | nent, institution or co | ommunity facilities                     | (please specify the use(s) and   | concerned land                      |  |
| 政府、村                                  | 幾構或社區設施                 |   | area(s)/GFA(s) 請註明用途及有關的   | <b>匀地面面積/總</b>                      |  |
|                                       |                         | 10 M                                    | 樓面面積)  |                                     |  |
|                                       |                         |   |  | . · ·                               |  |
|                                       |                         |   | NA   | ·····                               |  |
|                                       |                         |   | ۵. پ. دردو در در این ۲۰۰۰ در ۲ |                                     |  |
|                                       |                         |   | ·····  | *****                               |  |
|                                       |                         |   |  |                                     |  |
| other(s)                              | 其他                      | ,                                       | (please specify the use(s) and   | concerned land                      |  |
|                                       |                         |   | area(s)/GFA(s) 請註明用途及有關的   |                                     |  |
|                                       |                         |   |  | の心田田川東ノ 家園                          |  |
| · · ·                                 |                         | · · ·                                   | 樓面面積)  |                                     |  |
|                                       |                         |   | NA   |                                     |  |
|                                       |                         | ·                                       |  |                                     |  |
|                                       |                         |   |  |                                     |  |
| •e                                    |                         |   |  |                                     |  |
| Dpen space (                          | たお田州                    |   | (please specify land area(s) 請註明   | 十百百精)                               |  |
|                                       |                         | PPI Ld.                                 |  |                                     |  |
| · · · ·                               | open space 私人休憩         |   | NAsq. m 平方米 口 Not l  |                                     |  |
| public o                              | pen space 公眾休憩          | 用地                                      | NAsq. m 平方米 □ Not l  | ess than 不少於                        |  |
| (c) Use(s) of differ                  | ent floors (if applical | ole) 各樓層的用途 (如適                         | 用)   |                                     |  |
|                                       | 1                       |   |  |                                     |  |
| [Block number]                        | [Floor(s)]              |   | [Proposed use(s)]  |                                     |  |
| [座數]                                  | [層數]                    |   | [擬議用途]   | •                                   |  |
|                                       |                         |   | NA   |                                     |  |
| · · · · · · · · · · · · · · · · · · · |                         | ••••••••••••••••••••••••••••••••••••••  | NA   | ****                                |  |
|                                       |                         |   |  | ******                              |  |
|                                       |                         | · · · · · · · · · · · · · · · · · · ·   | ·····  | * * * * * * * * * * * * * * * * * * |  |
|                                       |                         |   |  | ******                              |  |
|                                       |                         |   |  |                                     |  |
|                                       | ***************         |   |  |                                     |  |
| (d) Proposed use(s                    | ) of uncovered area (   | if any) 驚天地方(倘有)                        | 的擬議用途  | • .                                 |  |
| NA                                    | •                       |   |  |                                     |  |
|                                       |                         | ***********                             |  |                                     |  |
|                                       |                         | *************************************** | 1  |                                     |  |
|                                       |                         | 8 x x 8 x x x x x x x x x x x x x x x x | •  |                                     |  |
|                                       |                         |   |  |                                     |  |
|                                       |                         |   |  | *****                               |  |
| 1                                     |                         |   |  |                                     |  |

Part 6 (Cont'd) 第6部分 (續)

8

| <ol> <li>Anticipated Completion Time of the Development Proposal<br/>擬議發展計劃的預計完成時間</li> </ol>  |
|--|
| Anticipated completion time (in month and year) of the development proposal (by phase (if any)) (e.g. June 2023)<br>擬議發展計劃預期完成的年份及月份 (分期 (倘有)) (例: 2023 年 6 月)<br>(Separate anticipated completion times (in month and year) should be provided for the proposed public open space and |
| Government, institution or community facilities (if any))<br>(申請人須就擬議的公眾休憩用地及政府、機構或社區設施(倘有)提供個別擬議完成的年份及月份)   |
| NA   |
|  |
|  |
|  |
|  |

| 8. Vehicular Access Arra<br>擬議發展計劃的行   | -             | t of the Development Proposal<br>安排  |
|--|---------------|--|
| Any vehicular access to the<br>site/subject building?<br>是否有車路通往地盤/有關<br>建築物?                    | Yes 是         | <ul> <li>☑ There is an existing access. (please indicate the street name, where appropriate)<br/>有一條現有車路。(請註明車路名稱(如適用))<br/>Refer to plans 3, 4, 5 and 6</li> <li>□ There is a proposed access. (please illustrate on plan and specify the width)<br/>有一條擬議車路。(請在圖則顯示,並註明車路的闊度)</li> </ul>   |
|  | No 否          |  |
| Any provision of parking space<br>for the proposed use(s)?<br>是否有為擬議用途提供停車<br>位?                 | Yes 是<br>No 否 | <ul> <li>☑ (Please specify type(s) and number(s) and illustrate on plan)</li> <li>請註明種類及數目並於圖則上顯示)</li> <li>Private Car Parking Spaces 私家車車位</li> <li>Motorcycle Parking Spaces 電單車車位</li> <li>Light Goods Vehicle Parking Spaces 輕型貨車泊車位</li> <li>Medium Goods Vehicle Parking Spaces 中型貨車泊車位</li> <li>Heavy Goods Vehicle Parking Spaces 重型貨車泊車位</li> <li>Others (Please Specify) 其他 (請列明)</li> <li>Refer to Appendix 2</li> </ul> |
| Any provision of<br>loading/unloading space for the<br>proposed use(s)?<br>是否有為擬議用途提供上落客<br>貨車位? | Yes 是         | <ul> <li>□ (Please specify type(s) and number(s) and illustrate on plan)</li> <li>請註明種類及數目並於圖則上顯示)</li> <li>Taxi Spaces 的士車位</li> <li>Coach Spaces 旅遊巴車位</li> <li>Light Goods Vehicle Spaces 輕型貨車車位</li> <li>Medium Goods Vehicle Spaces 中型貨車車位</li> <li>Heavy Goods Vehicle Spaces 重型貨車車位</li> <li>Others (Please Specify) 其他 (請列明)</li> </ul>  |
|  | No 否          |  |

| 9. Impacts of D                                  | evelopm                    | ent Proposal 擬議發展計劃的影響   |
|--|----------------------------|--|
| If necessary, please us justifications/reasons f | se separate<br>or not prov | sheets to indicate the proposed measures to minimise possible adverse impacts or give iding such measures.   |
| 如需要的話,請另頁  | 表示可盡                       | <b>【</b> 減少可能出現不良影響的措施,否則請提供理據/理由。   |
| Does the development                             | Yes 是                      | Please provide details 請提供詳情   |
| proposal involve                                 |                            |  |
| alteration of existing                           |                            |  |
| building?<br>  擬議發展計劃是否                          | A . '                      | ······   |
| 包括現有建築物的   |                            | ***************************************  |
| 改動?  | No 否                       |  |
| 1.   | NO 否<br>Yes 是              | Please indicate on site plan the boundary of concerned land/pond(s), and particulars of stream diversion.  |
|  | 1 CS ZE                    | (Please indicate on site plan the boundary of concerned land/pond(s), and particulars of stream diversion,<br>the extent of filling of land/pond(s) and/or excavation of land)                         |
| Does the development                             | ·                          | (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   |
| proposal involve the                             |                            | 潿)   |
| operation on the                                 |                            | □ Diversion of stream 河道改道   |
| right?<br>擬議發展是否涉及                               |                            | ☐ Filling of pond 填塘   |
| 右列的工程?   | 1<br>12                    | △ Fining of point 填塘<br>Area of filling 填塘面積 sq.m 平方米 □About 約   |
| (Note: where Type (ii) application is the        | e                          | Depth of filling 填塘深度 m 米 口About 約   |
| subject of application,                          |                            | □ Filling of land 填土   |
| please skip this                                 |                            | Area of filling 填土面積 sq.m 平方米 口About 約   |
| section.<br>註:如申請涉及第                             |                            | Depth of filling 填土厚度 m 米 口About 約   |
| E.如中請少及第<br>(ii)類申請,請跳至下                         |                            | □ Excavation of land 挖土  |
| 一條問題。)   |                            | Area of excavation 挖土面積 sq.m 平方米 口About 約  |
|  |                            | Depth of excavation 挖土深度m 米 口About 約   |
|  | No 否                       |  |
|  | On enviro                  | onment 對環境 Yes 會 No 不會 🕢   |
|  | On traffic                 |  |
|  |                            | supply 對供水 Yes 會 □ No 不會 ☑ age 對排水 Yes 會 □ No 不會 ☑   |
|  | On slopes                  |  |
|  |                            | by slopes 受斜坡影響 Yes 會□ No 不會 ☑   |
|  | Landscap                   | e Impact 構成景觀影響 Yes 會 □ No 不會 ☑<br>ing 砍伐樹木 Yes 會 □ No 不會 ☑  |
| -<br>-<br>-                                      | Visual In                  | pact 構成視覺影響 Yes 會 🗌 No 不會 🗹  |
| Would the  | Others (P                  | lease Specify) 其他 (請列明) Yes 會□ No 不會 ☑   |
| development                                      |                            |  |
| proposal cause any                               |                            |  |
| adverse impacts?<br>擬議發展計劃會否<br>造成不良影響?          | diameter<br>請註明盡           | ate measure(s) to minimise the impact(s). For tree felling, please state the number, at breast height and species of the affected trees (if possible)<br>量减少影響的措施。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<br>種(倘可) |
|  |                            |  |
|  |                            |  |
|  | · ·                        |  |
|  |                            |  |
|  |                            |  |
|  |                            |  |

Part 9 第9部分

| 10. Justifications 理由   |
|---|
| The applicant is invited to provide justifications in support of the application. Use separate sheets if necessary.<br>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。 |
| Refer to Attachment II  |
|   |
|   |
|   |
|   |
|   |
|   |
|   |
|   |
|   |
|   |
|   |
|   |
| · «   |
|   |
|   |
|   |
|   |
|   |
|   |
|   |
| ******  |
| •••••••••••••••••••••••••••••••••••••••   |
| ***************************************   |
|   |
|   |

Part 10 第 10 部分

| 11. 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 an application to the Board 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<br>簽署  |
| Ms. Evelyne FUNG Acting Chief Estate Surveyor/Commercial Properties  |
| Name in Block LettersPosition (if applicable)姓名(請以正楷填寫)職位 (如適用)  |
| Professional Qualification(s)       ☑ Member 會員 / □ Fellow of 資深會員         專業資格       □ 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 / □ HKIE 香港工程師學會 / □ HKIUD 香港城市設計學會 / □ HKIUD 香港城市設計 / □ HKIUD 香港城市設計學 / □ HKIUD 香港城市設計學 / □ HKIUD 香港城市設計學 / □ HKIUD 香港城市設計學 / □ HKIUD 香港城市設計 / □ · · · · · · · · · · · · · · · · · · |
| □ Company 公司 / ☑ Organisation Name and Chop (if applicable)、機構を稱及蓋章(如適用)<br>Date 日期 1 2 JAN 2022<br>   |
| Remark 備註  |

The materials submitted in an application to the Board 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。

#### 

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。

۰.

| Ash interment capacity 骨灰安放容量 <sup>@</sup>   |          |                                       |
|--|----------|---------------------------------------|
| Maximum number of sets of ashes that may be interred in the niches<br>在龕位内最多可安放骨灰的數量                                       | <b>a</b> |                                       |
| Maximum number of sets of ashes that may be interred other than in<br>在非靠位的範圍內最多可安放骨灰的數量                                   | niches   |                                       |
| Fotal number of niches 龕位總數  |          |                                       |
| Total number of single niches<br>單人龕位總數  | •        | ·                                     |
| Number of single niches (sold and occupied)<br>單人龕位數目 (已售並佔用)  |          |                                       |
| Number of single niches (sold but unoccupied)<br>單人龕位數目 (已售但未佔用)   |          |                                       |
| Number of single niches (residual for sale)<br>單人龕位數目 (待售)   | •        |                                       |
| Total number of double niches<br>雙人龕位總數  |          |                                       |
| Number of double niches (sold and fully occupied)<br>雙人龕位數目 (已售並全部佔用)  | ,        |                                       |
| Number of double niches (sold and partially occupied)<br>雙人龕位數目 (已售並部分佔用)<br>Number of double niches (sold but unoccupied) |          | <u> </u>                              |
| 雙人龕位數目 (已售但未佔用)<br>Number of double niches (residual for sale)<br>雙人龕位數目 (待售)  | •        |                                       |
| Total no. of niches other than single or double niches (please specify 除單人及雙人龕位外的其他龕位總數 (請列明類別)                            | type)    | •                                     |
| Number. of niches (sold and fully occupied)<br><b>嵞</b> 位數目 (已售並全部佔用)  |          |                                       |
| Number of niches (sold and partially occupied)<br>龕位數目 (已售並部分佔用)   | •        |                                       |
| Number of niches (sold but unoccupied)<br>龕位數目 (已售但未佔用)  |          |                                       |
| Number of niches (residual for sale)<br>俞位數目 (待售)  |          |                                       |
| Proposed operating hours 擬議營運時間  |          |                                       |
|  |          | · · · · · · · · · · · · · · · · · · · |
| <ul> <li>@ Ash interment capacity in relation to a columbarium means</li></ul>   |          | •                                     |

| Gist of Applica  | tion                     |  | · · · ·  |  |  |
|--|--------------------------|--|--|--|--|
| consultees, uploaded<br>deposited at the Planr         | to the<br>ting En<br>文填寫 | Town Planning Boa<br>quiry Counters of th<br>。此部分將會發送                                  | ard's Website for<br>e Planning Depar<br>予相關諮詢人士 | browsing and free<br>ment for general in | rt will be circulated to relevant<br>downloading by the public and<br>formation.)<br>委員會網頁供公眾免費瀏覽及 |
|  |                          | ficial Use Only) (請ź   |  |  |  |
| Location/address<br>位置/地址                              | (2) V                    | Vah Fu (I) Estate<br>Vah Fu (II) Estate<br>Yue Fai Court                               |  | · · · ·                                  |  |
| 地盤面積   | (2) W                    | ah Fu (I) Estate -<br>ah Fu (II) Estate -<br>ue Fai Court - 11,9<br>es Government land | 18,350   |  | sq.m 平方米 ☑ About 約<br>sq.m 平方米 □ About 約)  |
| Plan<br>圖則   | 3                        | S/H10/19   |  |  | ved Po Fu Lam OZP No.<br>Chau OZP No. S/H15/33   |
| Zoning<br>地帶<br>Applied use/<br>development<br>申請用途/發展 | Tem                      | idential (Group A<br>porary Use of Pu<br>lus Parking Space                             | blic Vehicle Pa                                  | •  | ntainer Vehicle) for   |
|  |                          |  |  |  |  |
| (i) Gross floor area                                   |                          |  | sq.m   | 平方米                                      | Plot Ratio 地積比率  |
| and/or plot ratio<br>總樓面面積及<br>地積比率                    |                          | Domestic<br>住用   |  | □ About 約<br>□ Not more than<br>不多於      | □About 約<br>□Not more than<br>不多於  |
|  |                          | Non-domestic<br>非住用  |  | □ About 約<br>□ Not more than<br>不多於      | □About 約<br>□Not more than<br>不多於  |
| ii) No. of block<br>幢數                                 |                          | Domestic<br>住用   | · ·  |  |  |
| • • • •  |                          | Non-domestic<br>非住用  |  |  | · · · · · · · · · · · · · · · · · · ·  |
|  | •                        | Composite<br>綜合用途  |  |  |  |

For Form No. S.16-I 供表格第 S.16-I 號用

14

| (iii) | Building height/No.<br>of storeys<br>建築物高度/層數 | Domestic<br>住用      | m 米<br>□ (Not more than 不多於)   |
|-------|---|---------------------|--|
|       |   |                     | mPD 米(主水平基準上)<br>口 (Not more than 不多於)   |
|       |   |                     | Storeys(s) 層<br>□ (Not more than 不多於   |
|       |   |                     | (□Include 包括/□ Exclude 不包括<br>□ Carport 停車間<br>□ Basement 地庫<br>□ Refuge Floor 防火層<br>□ Podium 平台) |
|       |   | Non-domestic<br>非住用 | m 米<br>□ (Not more than 不多於  |
|       |   |                     | mPD 米(主水平基準上<br>口 (Not more than 不多於   |
|       |   |                     | Storeys(s) 層<br>□ (Not more than 不多於   |
|       |   |                     | (□Include 包括/□ Exclude 不包括<br>□ Carport 停車間<br>□ Basement 地庫<br>□ Refuge Floor 防火層<br>□ Podium 平台) |
|       | •   | Composite<br>綜合用途   | m 米<br>□ (Not more than 不多於  |
|       |   |                     | mPD 米(主水平基準上<br>口 (Not more than 不多於   |
|       |   |                     | Storeys(s) 層<br>□ (Not more than 不多於   |
|       |   |                     | (□Include 包括/□ Exclude 不包括<br>□ Carport 停車間<br>□ Basement 地庫<br>□ Refuge Floor 防火層<br>□ Podium 平台) |
| iv)   | Site coverage<br>上蓋面積                         |                     | % 🗆 About #  |
| v)    | No. of units<br>單位數目                          |                     |  |
| vi)   | Open space<br>休憩用地                            | Private 私人          | sq.m 平方米 口 Not less than 不少於   |
|       |   | Public 公眾           | sq.m 平方米 囗 Not less than 不少於   |

| vii) No. of parking                   |                                    | ·   |
|---------------------------------------|------------------------------------|---|
| spaces and loading /                  | Wah Fu (I) Estate                  |   |
| unloading spaces                      | Private Car Parking Spaces         | 61  |
| 停車位及上落客貨                              | Motorcycle Parking Spaces          | 25  |
| 車位數目                                  | Light Goods Vehicle Parking Spaces | 0   |
|                                       | Wah Fu (II) Estate                 | *   |
| · · · · · · · · · · · · · · · · · · · | Private Car Parking Spaces         | 46  |
|                                       | Motorcycle Parking Spaces          | 29  |
| •                                     | Light Goods Vehicle Parking Spaces | 0, 1, 1, 1, 1, 1, 1, 1, 1, 1, 1, 1, 1, 1, |
|                                       |                                    |   |
|                                       | Yue Fai Court                      |   |
|                                       | Private Car Parking Spaces         | 55  |
|                                       | Motorcycle Parking Spaces          | . 13                                      |
|                                       | Light Goods Vehicle Parking Spaces | 0   |
|                                       |                                    |   |
| ,                                     |                                    |   |
| · · · · · · · · · · · · · · · · · · · |                                    |   |
|                                       |                                    |   |
|                                       |                                    | l . '.                                    |

|   | <u>Chinese</u><br>中文 | <u>Englis</u><br>英文 |
|---|----------------------|---------------------|
| Plans and Drawings 圖則及繪圖  |                      |                     |
| 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)   |                      |                     |
| Location plans of Wah Fu (I) Estate, Wah Fu (II) Estate and Yue Fai Court | • .                  | •                   |
| Reports報告書  |                      |                     |
| 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   |                      | D                   |
| 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 inshem more v」. 註:可在多於一個方格內加生火」號

For Form No. S.16-I 供表格第 S.16-I 號用

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。

#### For Form No. S.16-I 供表格第 S.16-I 號用

# Section 16 Planning Application for Temporary Approval for Letting of Surplus Parking Spaces to Non-residents in Wah Fu (I) Estate, Wah Fu (II) Estate and Yue Fai Court

# List of Attachments

| Attachment I  | <b>Application Sites</b> |
|---------------|--------------------------|
| Attachment II | Justifications           |

# List of Plans

| Plan 1            | Location Plan – Wah Fu (I) Estate and Wah Fu (II) Estate                    |
|-------------------|---|
| Plan 2            | Location Plan – Yue Fai Court   |
| Plan 3            | Location of Parking Facilities – Wah Fu (I) Estate, Pokfulam                |
| Plan 4            | Location of Parking Facilities - Wah Fu (II) Estate, Pofulam                |
| Plan 5            | Location of Parking Facilities - Carpark under Podium, Yue Fai Court,       |
|                   | Aberdeen  |
| Plan 6            | Location of Parking Facilities – Carpark B, Yue Fai Court, Aberdeen         |
| *                 |   |
| List of Appendice | <u>28</u>   |
| Appendix 1        | Land Registry Records of Wah Fu (I) Estate, Wah Fu (II) Estate and Yue Fai  |
|                   | Court   |
| Appendix 2        | Average Monthly Vehicle Parking Spaces Letting Statistics                   |
| Appendix 3        | S.16 Approval Letter from Town Planning Board dated 8.3.2019 on Wah Fu (I)  |
|                   | Estate, Wah Fu (II) Estate and Yue Fai Court                                |
| Appendix 4        | Memo seeking TD's agreement dated 13.3.2019 and memo from Transport         |
|                   | Department dated 19.3.2019  |
| Appendix 5        | Site Photos taken at the Carpark Entrance and Carpark Exit of Yue Fai Court |
| Appendix 6        | Newspaper Notices for Yue Fai Court   |
| Appendix 7        | Letter dated 15 July 2021 to Yue Fai Court Management Office                |
|                   |   |

**Application Sites** 

| Estate/Court        | D.D. and Lot  | Area of     | Area of    | Name and No. of the | Land Use                               | Current Land   | Current Land      | Land Registry |
|---------------------|---------------|-------------|------------|---------------------|--|----------------|-------------------|---------------|
|                     | No.           | Application | Government | Related Statutory   | Zone(s)                                | Use            | Ownership#        | Record        |
|                     |               | Site        | Land       | Plan                | Involved*                              |                | <b>e</b>          |               |
|                     |               | (m bs)      | included   |                     |  |                |                   | •             |
|                     |               | -           | (m.ps)     | •                   | ······································ | -              |                   | -             |
| Wah Fu (I) Estate,  | I.L. No.8096  | 95,500      |            | Approved Pok Fu     | R(A)                                   | Residential    | HKHA is the       | Land Registry |
| Pokfulam            |               |             | •          | Lam OZP             |  | (Public Rental | sole "current     | Record as at  |
|                     |               | •           |            | No.S/H10/19         |  | Housing)       | land owner".      | 13.12.2021 at |
|                     |               |             |            |                     |  | -              |                   | Appendix I    |
| Wah Fu (II) Estate, | I.L. No.8577  | 18,350      |            | Approved Pok Fu     | R(A)                                   | Residential    | HKHA is the       | Land Registry |
| Pokfulam            |               |             | :<br>;     | Lam OZP             |  | (Public Rental | sole "current     | Record as at  |
| -                   |               |             |            | No.S/H10/19         |  | Housing)       | land owner".      | 13.12.2021 at |
|                     |               |             |            |                     |  |                |                   | Appendix I    |
| Yue Fai Court,      | Aberdeen      | 11,900      | U          | Approved Aberdeen   | R(A)                                   | Residential    | HKHA is one of    | Land Registry |
| Aberdeen            | Inland Lot    |             | •          | & Ap Lei Chau OZP   |  | (Subsidized    | the "current land | Record as at  |
|                     | No.393 sA and |             |            | No.S/H15/33         |  | Housing under  | owner".           | 13.12.2021 at |
|                     | 393 RP        |             |            |                     |  | Home           |                   | Appendix I    |
|                     |               | •           | •          |                     |  | Ownership      |                   |               |
|                     |               |             |            |                     |  | Scheme)        |                   | •             |
|                     |               |             |            |                     |  |                |                   |               |

The parking facilities concerned only

#

"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.

#### Attachment II

(P.1 of 4)

Section 16 Planning Application for Temporary Approval for "Public Vehicle Park (excluding Container Vehicle)" Use for Letting of Surplus Parking Spaces to Non-residents in Wah Fu (I) Estate, Wah Fu (II) Estate and Yue Fai Court

#### Justifications

#### Purpose

 The purpose of this application is to seek the approval of Town Planning Board (TPB) for temporary permission for letting of surplus monthly parking spaces in Wah Fu (I) Estate, Wah Fu (II) Estate (the Estates) and Yue Fai Court (the Court) to non-residents for a period of five years. Locations of the Estates and the Court and their parking facilities are shown in Plans 1-6.

#### **Planning Context**

- 2. The Estates are located in Pok Fu Lam while the Court is situated in Aberdeen. The Estates and the parking facilities of the Court are held by the Hong Kong Housing Authority (HKHA) under Government leases.
- 3. All parking facilities within the Estates and the Court fall on land zoned as Residential (Group A) "R(A)" under Pok Fu Lam Outline Zoning Plan No. S/H10/19 and Aberdeen & Ap Lei Chau Outline Zoning Plan No. S/H15/33 respectively. Under R(A) zone, "Public Vehicle Park (excluding container vehicle)" is a Column 2 use in which planning permission is required.

# Survey on Vacancy Rates and Better Use of Public Resources

4. The HA has been keeping in view closely the usage and occupancy position of its parking facilities to maximize the usage and meets the needs of residents and local communities. A survey on the utilization rate of monthly parking spaces in the estates/ court for a 12-month period from November 2020 to October 2021 has been conducted. As revealed from the data collected and summarized in Appendix 2, the estates/court still have substantial number of vacant parking spaces after allocation to the residents. The overall vacancy rates for Wah Fu (I) and Wah Fu (II) are 28% and 16% respectively and the number of vacant spaces are 86 and 75 on monthly average respectively. For Yue Fai Court, the overall vacancy rate is 32% and the number of vacant spaces is 68 on monthly average.

#### **Past Planning Applications**

- 5. Letting of the surplus parking spaces in the Estates and the Court to non-residents was first approved by the TPB on 16 April 2004 (Application No. A/HK/2) for temporary public vehicle park use for three years. Temporary permissions for the Estates and the Court were subsequently approved on 13 April 2007 (Application No. A/HK/4), 9 April 2010 (Application No. A/HK/6), 15 March 2013 (Application No. A/HK/8), 19 February 2016 (Application No. A/HK/11) and 22 February 2019 (Application No. A/HK/12) respectively.
- 6. The prevailing approval under Application No. A/HK/12 is valid until 16 April 2022 which is subject to the conditions that priority should be accorded to the residents of the Estates and the Court in letting of the surplus vehicle parking spaces and the proposed number of parking spaces to be let to non-residents should be agreed with the Commissioner for Transport (C for T). The conditions have been fulfilled accordingly. Copies of the TPB's approval letter and C for T's agreement are attached at Appendices 3 and 4 for reference.

# No Adverse Traffic and Environmental Impacts

7. The proposal will not result in any increase of parking spaces over the existing spaces provided. Letting of surplus parking spaces on a monthly basis to non-residents will not generate any additional traffic flow over that previously planned. No adverse traffic or environmental impact is therefore envisaged. The application simply seeks to widen the clientele to whom the vacant spaces can be let for the mutual benefit of the HA and the public.

#### Compatibility with Surrounding Land Uses

8. The proposal does not involve any physical changes and changes in land use. It is considered compatible with other uses in the surrounding areas.

#### No Security and Management Concerns

9. Entrances to individual residential towers in the Estate and the Courts are separated from the carparks. Moreover, security guards are stationed at each tower and will patrol within the Estate and the Courts from time to time. Furthermore, CCTVs are installed in the carparks. The proposal should not create any management or security problems.

#### Upholding of Residents' Rights and Interests

- 10. The HA will continue to uphold the following policies on letting its parking spaces:-
  - (a) the residents are accorded the highest priority in letting of vehicle parking spaces;
  - (b) only surplus monthly vehicle parking spaces are to be let to non-residents; and
  - (c) the monthly charges are the same for both residents and non-residents.

Therefore, the interests of the residents would not be compromised.

#### Reasonable Steps Taken to Give Notifications to Owners and/or Residents

- 11. Local consultations with Estate Management Advisory Committees (EMAC) of the Estate and District Council (DC) members concerned in respect of the planning application has been arranged in Aug and Nov 2021 in Wah Fu (II) and Wah Fu (I) Estates respectively and no objection was received.
- 12. For Yue Fai Court, notices of the application (in both Chinese and English) have been posted at prominent places including the carpark entrance and exit of Yue Fai Court since 15 July 2021 (Appendix 5). Newspaper notices were also published on "Wen Wei Po", "Ming Po" and China Daily (Hong Kong) on 17 December 2021 (Appendix 6).
- 13. The Owner's Corporation of Yue Fai Court has been notified by a letter to their management office dated 15 July 2021 (Appendix 7). No objection was received.

#### Precedents

- 14. The HA has previously submitted applications of similar nature and most recently for the renewal or fresh permission in some 40 estates/HOS developments since late 2018. The applications have all been approved by the TPB, subject to some/all of the following conditions:-
  - (a) priority should be accorded to the residents in letting of the surplus vehicle parking spaces;
  - (b) the proposed number of parking spaces to be let to non-residents should be agreed with the C for T; and

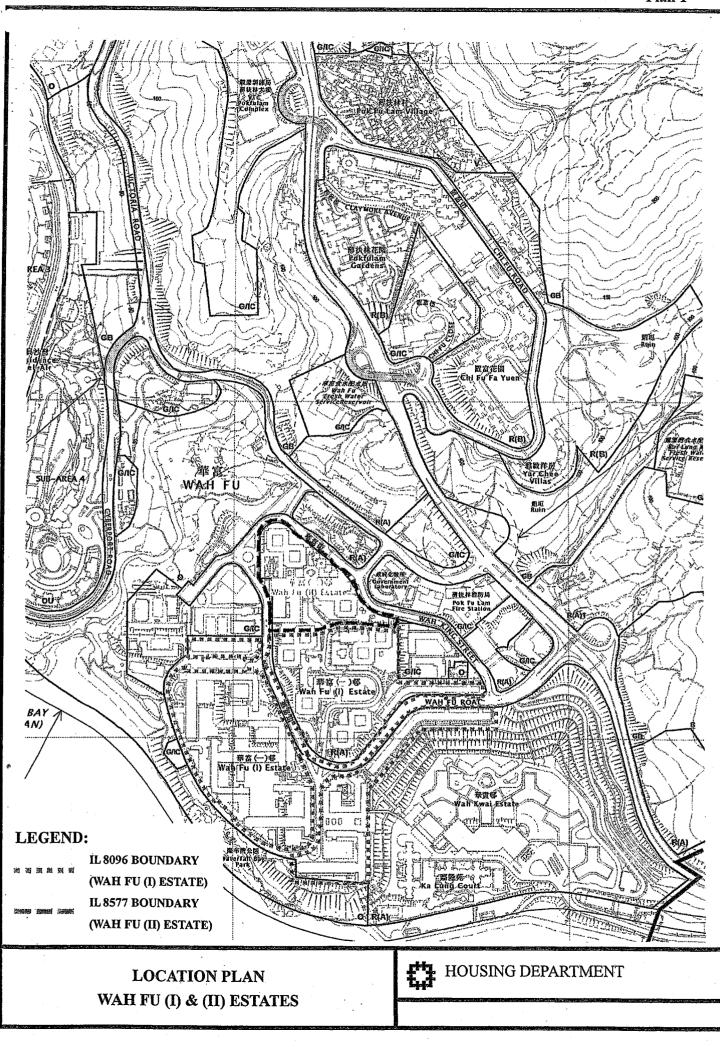
(c) the HA should monitor from time to time the demand from the residents of the estates and courts for renting monthly parking spaces and adjust the number of parking spaces to be let to non-residents as appropriate.

There have been no undue difficulties encountered for HA to implement the proposals with the conditions fulfilled.

#### Conclusion

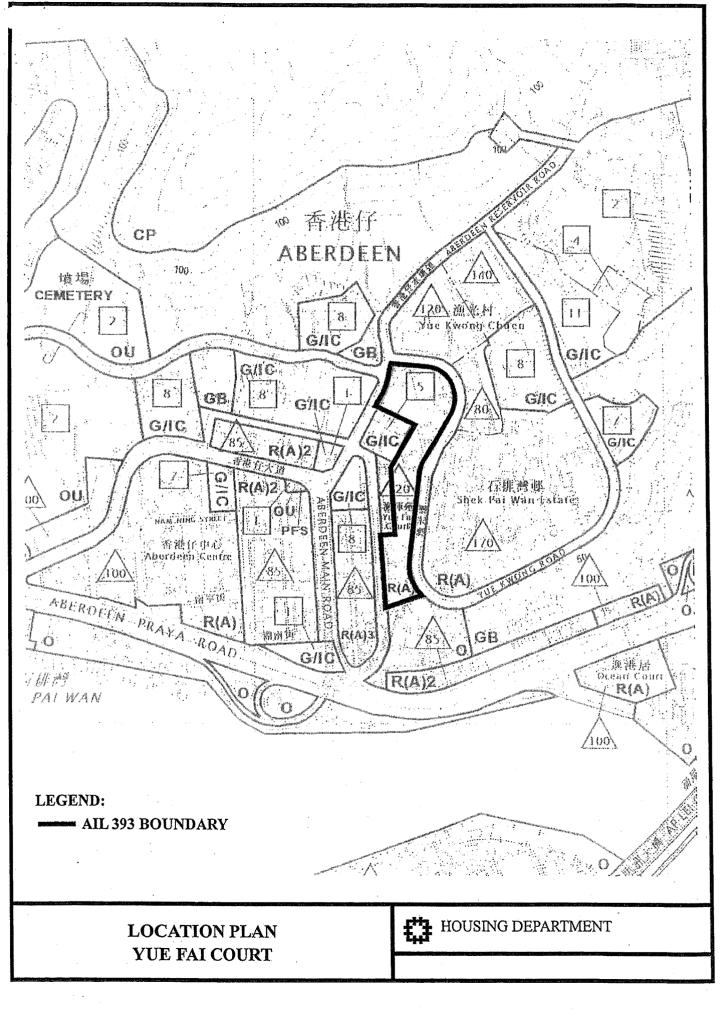
15. The proposed letting of surplus monthly parking spaces to non-residents will allow the HA to make better use of public resources without compromising the rights and interests of the residents. Besides, it will offer the public a wider choice of parking facilities. The TPB is invited to give favourable consideration to this application.

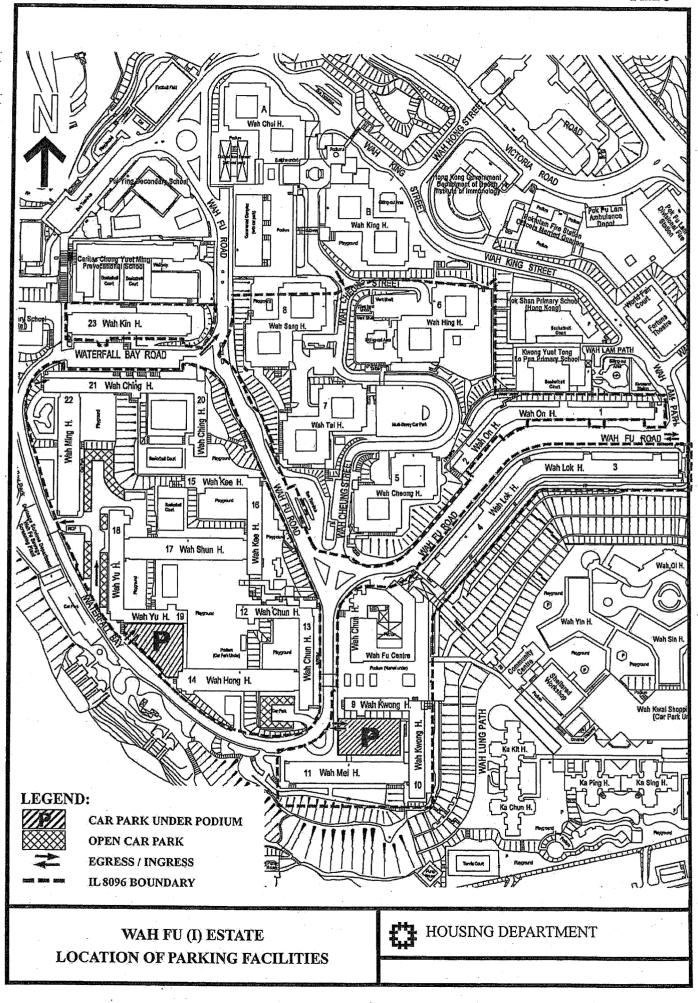
Housing Department January 2022



Plan 1

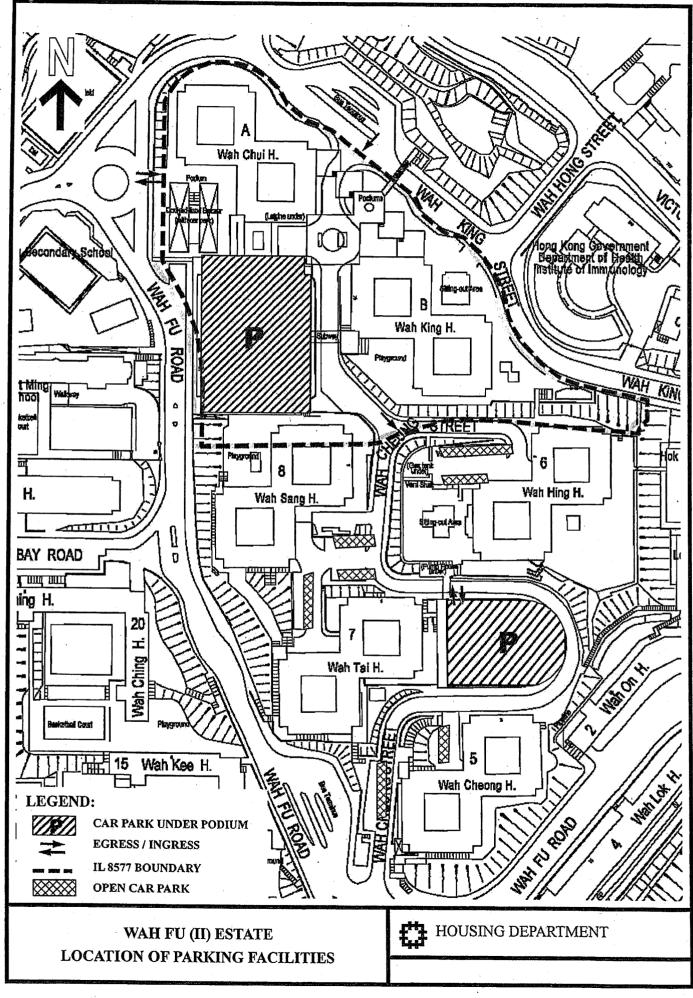


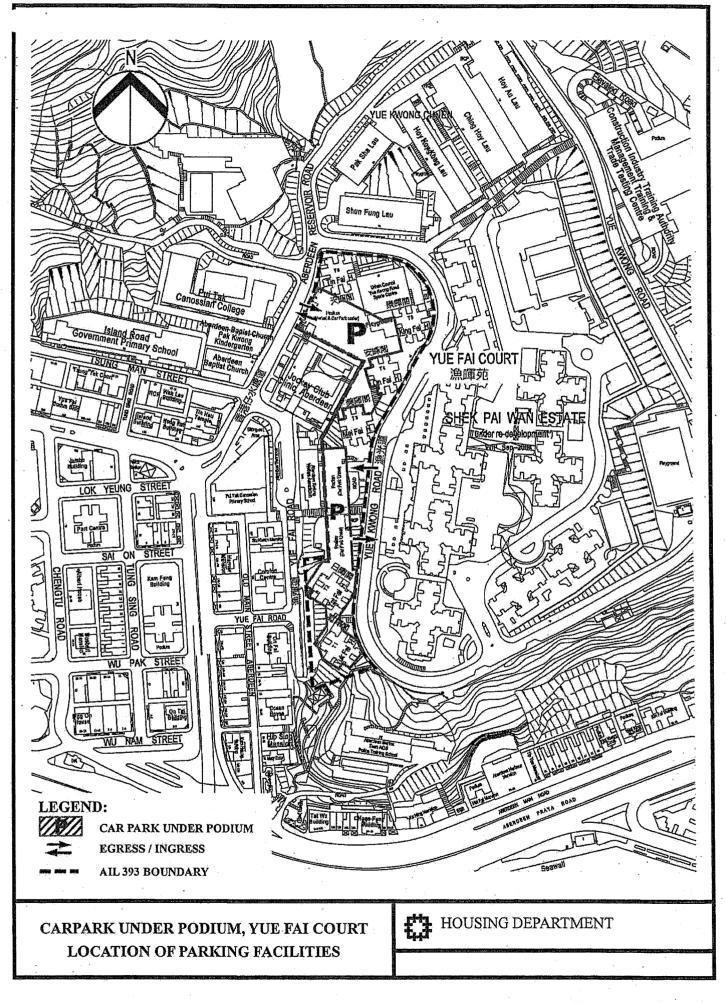


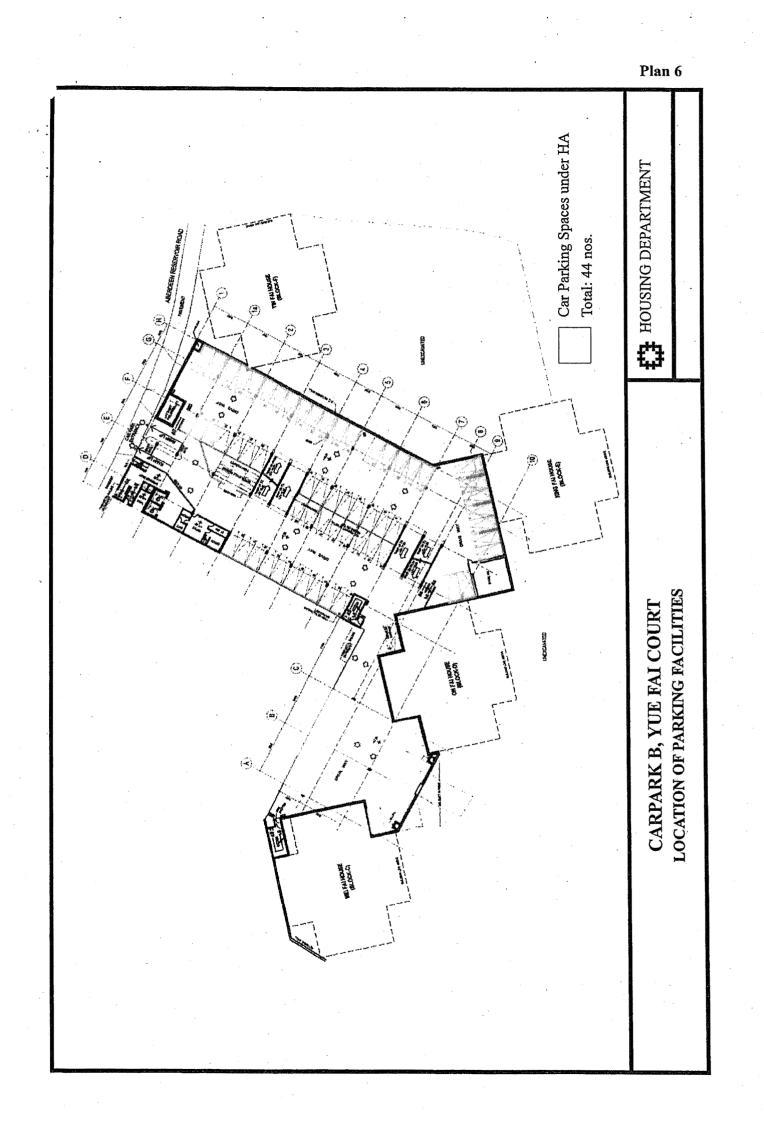


Plan 3









十地計書源THE LAND REGISTRY

土地登記冊TAND REGISTER

印製編號 PRINT CONTROL: ESS211213021550

印製於 PRINTED AT: INTERNET SEARCH (DOWNLOAD) 查冊日期及時間 SEARCH DATE AND TIME: 13/12/2021 17:42 查冊者姓名 NAME OF SEARCHER: chan chee sun 查冊種類 SEARCH TYPE: HISTORICAL AND CURRENT

本登記冊列明有關物業截至13/12/2021 07:30 之資料

THE INFORMATION SET OUT BELOW CONTAINS PARTICULARS OF THE PROPERTY UP TO 07:30 ON 13/12/2021.

備存土地紀錄以供市民查閱旨在防止秘密及有欺詐成分的物業轉易,以及提供容易追溯和確定土地財產及不動產業權的方法。土地紀錄內載的資料不得用於與土地紀錄的宗旨 無關之目的,使用所提供的資料須符合<<個人資料(私隱)條例>>的規定。

provide means whereby the titles to real and immovable property may be easily traced and ascertained. The information contained The land records are kept and made available to members of the public to prevent secret and fraudulent conveyances, and to in the land records shall not be used for purposes that are not related to the purposes of the land records. The use of information provided is subject to the provisions in the Personal Data (Privacy) Ordinance.

進行任何交易前,應先向土地註冊處查閱最新的土地紀錄。

BEFORE ANY DEALINGS, UP-TO-DATE LAND SEARCH SHOULD BE CONDUCTED WITH THE LAND REGISTRY.

# 物業資料 PROPERTY PARTICULARS

物業參考編號

PROPERTY REFERENCE NUMBER (PRN): C4455154

地段编號

LOT NO.: INLAND LOT NO. 8096

批約 HELD UNDER: CONDITIONS OF GRANT NO. UB9086 年期 LEASE TERM: 75 YEARS 開始日期 COMMENCEMENT OF LEASE TERM: 16/12/1963 每年地税 RENT PER ANNUM: \$23,600.00

物業參考編號 PRN: C4455154(13/12/2021)第 1 頁,共 7 頁 PAGE 1 OF

Appendix 1 (P.1 of 19)

Wah Fu (I) Estate

r

土地註冊處THE LAND REGISTRY 土地登記冊TAND REGISTER

印製編號 PRINT CONTROL: ESS211213021550

所佔地段份數 SHARE OF THE LOT:

ADDRESS: NOS. 3, 8 & 31 WATERFALL BAY ROAD NOS. 15 & 18 WAH FU ROAD NOS. 2, 3, 5, 6, & 7 WAH CHEUNG STREET HONG KONG

1 地址:

備註 REMARKS: MODIFICATION/EXEMPTION GRANTED BY BUILDING AUTHORITY'S PERMIT NO. HK325/66 DATED 8/11/66

| ,    |                          |
|------|--------------------------|
| 業出資料 | <b>OWNER PARTICULARS</b> |

|               | 自分                  |              | ,          |              |               |
|---------------|---------------------|--------------|------------|--------------|---------------|
|               | (如非唯一擁有人)           |              | 文書日期       | 註冊日期         |               |
| 業主姓名          | CAPACITY            | 註冊摘要編號       | DATE OF    | DATE OF      | 代價            |
| NAME OF OWNER | (IF NOT SOLE OWNER) | MEMORIAL NO. | INSTRUMENT | REGISTRATION | CONSIDERATION |
|               |                     |              |            |              |               |

HONG KONG HOUSING AUTHORITY

THE HONG KONG HOUSING AUTHORITY

I

Appendix 1 (P.2 of 19)

Wah Fu (I) Estate

備註 REMARKS: VESTED IN THE HONG KONG HOUSING AUTHORITY BY VIRTUE OF SEC.38 HOUSING ORDINANCE 1973 FOR LOTS AFFECTED SEE MEMORIAL

02/04/1973

15/03/1973

UB973271

I.

備註 REMARKS: CONDITIONS OF GRANT NO. 9086 OF IL 8096

ОF 2 PAGE 7 頁 頁,共 2 物業参考編號 PRN: C4455154(13/12/2021)第

CONSIDERATION Wah Fu (I) Estate PRINT CONTROL: ESS211213021550 第註 REMARKS: RE PART OF G/F OF ESTATE GARGE "B" REAR WAH TAI HOUSE THE RENT IS \$2430 PER MONTH. 代價 REMARKS: RE PREMISES NO. 1024, WAH CHUN HOUSE WAH FU ESTATE THE RENT IS \$149 PER MONTH. 潜註 REMARKS: RE PREMISES NO. 101 WAH ON HOUSE, WAH FU ESTATE THE RENT IS \$435 PER MONTH. REMARKS: RE SUPPLY & DISTRIBUTION OF LIQUEFIED PETROLEUM GAS TO WAH FU (11) ESTATE 猫註 REMARKS: RE NOS. 423-424 WAH CHUN HOUSE, WAH FU ESTATE THE RENT IS \$1540 PER MONTH. THE HONOKONG TELEPHONE COMPANY LIMITED 印製編號 THE COLONIAL TREASURER INCORPORATED THE COLONIAL TREASURER INCORPORATED THE COLONIAL TREASURER INCORPORATED IN FAVOUR OF 受惠各方 SHELL HONG KONG LIMITED 土地註冊處THE LAND REGISTRY 土地登記冊IAND REGISTER NCUMBRANCES 物業涉及的輕轉 TENANCY AGREEMENT FOR 5 YEARS FROM 1.4.1973 ~ TENANCY AGREEMENT FROM 1.4.73 TENANCY AGREEMENT WITH PLAN FOR 5 YEARS FROM 1.7.1972 TENANCY AGREEMENT WITH Е О PLAN FOR 5 YEARS FROM 22.11.72 AGREEMENT WITH PLANS ო 文書性質 NATURE PAGE 起語 猫群 頁 WITH PLAN -阗 洪 REGISTRATION 20/11/1998 m 11/05/1973 14/06/1973 24/05/1973 20/06/1973 29/06/1973 DATE OF 註冊日期 物業参考編號 PRN: C4455154 (13/12/2021) 第 29/12/1972 16/06/1998 INSTRUMENT 01/05/1973 06/04/1973 DATE OF 文書日期 MEMORIAL NO. 註冊摘要編號 UB7613067 UB994999 UB996850 UB988957 UB999881

# Appendix 1 (P.3 of 19)

|                        |                               | •                               | ver min 密目 たき H   | TOTAL CITY   |  |     |
|------------------------|-------------------------------|---------------------------------|---|--|--|-----|
|                        |                               |                                 | - FG  | 2.T 印製編號   | PRINT CONTROL: ESS211213021550                                   | . • |
|                        |                               |                                 | 物業涉及的響轉<br>INCUMBRANCES   | 霎載<br>ICES   |  | •   |
| 註冊摘要編號<br>MEMORIAL NO. | 文書日期<br>DATE OF<br>INSTRUMENT | 註冊日期<br>DATE OF<br>REGISTRATION | 文書性質<br>NATURE  | 受惠各方<br>IN FAVOUR OF   | 代價<br>CONSIDERATION  | •   |
| 09081302540207         | 03/07/2009                    | 13/08/2009                      | AGREEMENT RELATING TO<br>THE SUPPLY AND<br>DISTRIBUTION OF<br>LIQUEFIED PETROLEUM GAS   | 1  |  |     |
|                        | •<br>• *                      |                                 | 描註 REMARKS: TO WAH FU (II) ESTATE WITH<br>BY SHELL HONG KONG LIMITED<br>FOR 10 YEARS COMMENCING FRE<br>MANDATORY TERM, AND THE RE | PLAN<br>M AND INCLUDING 1/1/2007<br>MAINING 7 YEARS OF WHICH B   | , THE FIRST 3 YEARS OF WHICH BEING THE<br>EING THE OFTIONAL TERM |     |
| 10091701360011         | 14/07/2010                    | 17/09/2010                      | TENANCY AGREEMENT WITH<br>PLAN RE UNIT NOS.421-<br>424, WAH CHUN HOUSE,<br>WAH FU (I) ESTATE                                      | THE FINANCIAL SECRETARY INCORPORATED   | THE RENT IS \$32000<br>PER MONTH (PT.)                           |     |
|                        | · .                           |                                 | 備註 REMARKS: FOR 3 YE  | 3 YEARS FROM 1.7.2010  | · ·  |     |
| 10091701360022         | 14/07/2010                    | 17/09/2010                      | TENANCY AGREEMENT WITH<br>PLANS RE UNITS NO.511-<br>519 & 611-619, WAH CHUN<br>HOUSE, WAH FU (I)<br>ESTATE                        | THE FINANCIAL SECRETARY INCORPORATED   | THE RENT IS \$51480<br>PER MONTH (PT.)                           |     |
|                        |                               |                                 | 備註 REMARKS: FOR 3 YE  |  |  |     |
| 11081102570055         | 15/04/2011                    | 11/08/2011                      | TENANCY AGREEMENT WITH<br>PLAN RE UNIT 101 WAH ON<br>HOUSE WAH FU (I) ESTATE<br>備註 REMARKS:TERM : F                               | EMENT WITH THE FINANCIAL SECRETARY INCORPORATED<br>101 WAH ON<br>(I) ESTATE –<br>REMARKS: TERM : FOR 3 YEARS FROM 1/4/2011 | Appen<br>(P.4 o<br>Wah Fu (<br>SS SI LNAN<br>HL                  |     |
| 物業參考編號 PRN: (          | PRN: C4455154 (13/12/2021)    | 12/2021) 第 4                    | 頁·共 7 頁 PAGE 4 OF 7   |  | dix 1<br>f 19)<br>I) Estate                                      |     |
|                        |                               |                                 |   |  |  | •   |

| •   | •                              | •                       | · · · · · ·                     | •  |                                       |   | •                        | · · · · · · · · · · · · · · · · · · ·   | •<br>•<br>•                  |  | Anne                           | ndix 1                         |   |
|-----|--------------------------------|-------------------------|---------------------------------|--|---------------------------------------|---|--------------------------|---|------------------------------|--|--------------------------------|--------------------------------|---|
|     | 20                             |                         | TION                            | IS<br>ER MONTH   |                                       | IS<br>ER MONTH  |                          | \$6,300.00<br>NTH   |                              | IS<br>R MONTH  |                                | ndix 1<br>of 19)<br>(I) Estate |   |
|     | PRINT CONTROL: ESS211213021550 |                         | 代價<br>CONSIDERATION             | THE RENT IS<br>\$36,500.00 PER MONTH   |                                       | THE RENT IS<br>\$56,056.00 PER MONTH  | •<br>•<br>• •            | THE RENT IS \$6,<br>PER MONTH   |                              | THE RENT IS<br>\$43,500.00 PER MONTH   |                                |                                |   |
| •   | 印製編號 PRII                      |                         | 受惠各方<br>FAVOUR OF               | CORPORATED   |                                       | CORPORATED  |                          | CORPORATED  |                              | CORPORATED   |                                |                                |   |
|     |                                |                         | 受惠各方<br>IN FAVOUR               | THE FINANCIAL SECRETARY INCORPORATED   | 2013                                  | THE FINANCIAL SECRETARY INCORPORATED  | 2013                     | THE FINANCIAL SECRETARY INCORPORATED  | .4.2014                      | THE FINANCIAL SECRETARY INCORPORATED   | M 1.7.2016                     |                                |   |
| , . | LAND REGISTRY<br>AND REGISTER  | 5<br>NCES               |                                 | THE FINANCI  | FRARS FROM 1.7.                       | THE FINANCI   | -<br>YEARS FROM 1.4.2013 | THE FINANCI   | -<br>: 3 YEARS FROM 1.4.2014 | THE FINANCI  | -<br>FOR 3 YEARS FROM 1.7.2016 |                                |   |
|     | 土地莊市處THE LAN<br>土地發記冊TAND      | 物業涉及的輕轉<br>INCUMBRANCES | 文書性質<br>NATURE                  | TENANCY AGREEMENT WITH<br>PLAN RE UNIT NOS.421-<br>424, WAH CHUN HOUSE,<br>WAH FU (I) ESTATE | 備註 REMARKS: FOR 3 YEARS FROM 1.7.2013 | TENANCY AGREEMENT WITH<br>PLANS RE UNIT NO.511-<br>519 & 611-619, WAH CHUN<br>HOUSE, WAH FU (I)<br>ESTATE | 備註 REMARKS: FOR 3 Y      | TENANCY AGREEMENT WITH<br>PLAN RE UNIT 101, WAH<br>ON HOUSE, WAH FU (I)<br>ESTATE | 備註 REMARKS: TERM :           | TENANCY AGREEMENT WITH<br>PLAN RE UNIT NOS.421-<br>424, WAH CHUN HOUSE,<br>WAH FU (I) ESTATE | 備註 REMARKS: TERM: F            | 頁 · 共 7 頁 PAGE 5 OF 7          |   |
|     |                                | •                       | 註冊日期<br>DATE OF<br>REGISTRATION | 27/09/2013   |                                       | 27/09/2013  |                          | 23/05/2014  |                              | 10/06/2016   |                                | 策                              |   |
|     |                                |                         | 文書日期<br>DATE OF<br>INSTRUMENT   | 01/08/2013   |                                       | 06/06/2013  |                          | 22/04/2014  | -<br>-<br>-                  | 12/05/2016   |                                | PRN: C4455154 (13/12/2021)     |   |
|     | •                              |                         | 註冊摘要編號<br>MEMORIAL NO.          | 13092700600069   |                                       | 13092700600076  |                          | 14052300480042  | v<br>v                       | 16061002380102   |                                | 物業参考編號 PRN:C                   | • |
|     |                                |                         |                                 |  |                                       |   |                          |   |                              |  |                                | •                              | 1 |

|                        | •                             |                                 |   |  |                                      |       |
|------------------------|-------------------------------|---------------------------------|---|--|--------------------------------------|-------|
|                        | •                             |                                 | 土地註曲處THE LAND REGISTI<br>土地登記冊LAND REGISTER<br>物業涉及的轗轕<br>INCUMBRANCES                                      | RY<br>印製编號   | PRINT CONTROL: ESS211213021550       | •     |
| 註冊摘要编號<br>MEMORIAL NO. | 文書日期<br>DATE OF<br>INSTRUMENT | 註冊日期<br>DATE OF<br>REGISTRATION | 文書性質<br>NATURE  | 受惠各方<br>IN FAVOUR OF   | 代價<br>CONSIDERATION                  | •     |
| 16062701500121         | 30/05/2016                    | 27/06/2016                      | TENANCY AGREEMENT WITH<br>PLAN RE UNIT NOS. 511-<br>519 & 611-619, WAH CHUN<br>HOUSE, WAH FU (1)<br>ESTATE  | THE FINANCIAL SECRETARY INCORPORATED                               | THE MONTHLY RENT IS<br>\$62,920.00   |       |
|                        |                               |                                 | 備註 REMARKS: FOR THE   |  |                                      |       |
| 17051100690046         | 06/04/2017                    | 11/05/2017                      | TENANCY AGREEMENT WITH<br>PLAN RE UNIT 101, WAH<br>ON HOUSE, WAH FU (1)<br>ESTATE<br>第註 REMARKS:TERM: 3     | THE FINANCIAL SECRETARY INCORPORATED<br>-<br>3 YEARS FROM 1.4.2017 | THE RENT IS \$7,500<br>PER MONTH     | • • • |
| 19082001320097         | 03/07/2019                    | 20/08/2019                      | TENANCY AGREEMENT WITH<br>PLAN RE UNIT NOS. 421-<br>424, WAH CHUN HOUSE,<br>WAH FU (I) ESTATE               | THE FINANCIAL SECRETARY INCORPORATED                               | THE RENT IS<br>\$50,000.00 PER MONTH | •     |
|                        | •                             |                                 | 備註 REMARKS: FOR 3 YF  | 3 YEARS FROM 1.7.2019  |                                      | •     |
| 19101400280093         | 27/08/2019                    | 14/10/2019                      | TENANCY AGREEMENT WITH<br>PLANS RE UNIT NOS. 511-<br>519 & 611-619, WAH CHUN<br>HOUSE, WAH FU (I)<br>ESTATE | THE FINANCIAL SECRETARY INCORPORATED                               | WOW                                  |       |
|                        | •                             |                                 | 備註 REMARKS: FOR THE   | -<br>THE TERM OF 3 YEARS W.E.F. 1.4.2019                           | pendix<br>.6 of 1<br>Fu (I) E        |       |
| 物業參考編號 PRN:            | PRN: C4455154 (13/12/2021)    | /12/2021) 第 6                   | 頁·共 7 頁 PAGE 6 OF 7   |  |                                      |       |
|                        |                               |                                 |   |  |                                      |       |

.

THE RENT IS \$8,000.00 PER MONTH CONSIDERATION CONSIDERATION 印製编號 PRINT CONTROL: ESS211213021550 代價 代價 THE FINANCIAL SECRETARY INCORPORATED IN FAVOUR OF IN FAVOUR OF 受惠各方 受惠各方 備註 REMARKS: FOR THE TERM OF 3 YEARS W.E.F. 1.4.2020 土地茁市處THE LAND REGISTRY \*\*\*\*\*\*\*\*\* TIN 土地 登記冊 LAND REGISTER DEEDS PENDING REGISTRATION INCUMBRANCES 物業涉及的標構 等待註冊的契約 TENANCY AGREEMENT WITH PLAN RE UNIT 101, WAH ON HOUSE, WAH FU (I) ESTATE \*\*\*\*\*\*\* 無 文書性質 NATURE 文書性質 NATURE REGISTRATION 23/12/2020 DATE OF DATE OF DELIVERY 註冊日期 交付日期 28/05/2020 INSTRUMENT INSTRUMENT 文書日期 DATE OF DATE OF 文書日期 20122302210303 MEMORIAL NO. MEMORIAL NO. 註冊摘要編號 註冊摘要編號

物業參考編號 PRN: C4455154 (13/12/2021) 第 7 頁, 共 7 頁 PAGE 7 OF

5

Appendix 1 (P.7 of 19)

Wah Fu (I) Estate

土地註冊處THE LAND REGISTRY

PRINT CONTROL: ESS211213021551 印製编號

> 查册日期及時間 SEARCH DATE AND TIME: 13/12/2021 17:42 PRINTED AT: INTERNET SEARCH (DOWNLOAD) 查冊種類 SEARCH TYPE: HISTORICAL AND CURRENT 查冊者姓名 NAME OF SEARCHER: chan chee sun 印製於

本登記冊列明有關物業截至13/12/2021 07:30 之資料

THE INFORMATION SET OUT BELOW CONTAINS PARTICULARS OF THE PROPERTY UP TO 07:30 ON 13/12/2021.

備存土地紀錄以供市民查閱旨在防止秘密及有欺詐成分的物業轉易,以及提供容易追溯和確定土地財產及不動產業權的方法。土地紀錄內載的資料不得用於與土地紀錄的宗旨 無關之目的,使用所提供的資料須符台<<個人資料(私隱)條例>>的規定。

provide means whereby the titles to real and immovable property may be easily traced and ascertained. The information contained The land records are kept and made available to members of the public to prevent secret and fraudulent conveyances, and to in the land records shall not be used for purposes that are not related to the purposes of the land records. The use of information provided is subject to the provisions in the Personal Data (Privacy) Ordinance.

進行任何交易前,應先向土地註冊處查閱最新的土地紀錄。 BEFORE ANY DEALINGS, UP-TO-DATE LAND SEARCH SHOULD BE CONDUCTED WITH THE LAND REGISTRY.

# **PROPERTY PARTICULARS** 物業資料

物業參考編號

PROPERTY REFERENCE NUMBER (PRN): C4458386

地段編號

LOT NO.: INLAND LOT NO. 8577

所佔地段份數

SHARE OF THE LOT:

ADDRESS: NOS. 10 & 11 WAH CHEUNG STREET NO. 50 WAH FU ROAD HONG KONG

**花**出:

GБ ч

PAGE

) III

頁 · 井

<del>, . .</del> .

PRN: C4458386 (13/12/2021) 第

物業參考編號

Appendix 1 (P.8 of 19)

Wah Fu (II) Estate

TERM: 16/12/1963

COMMENCEMENT OF LEASE

**LEASE TERM: 75 YEARS** 

年期 開始日期 每年地税

RENT PER ANNUM: \$1.00

批約 HELD UNDER: GOVERNMENT LEASE

土地註冊處THE LAND REGISTRY 土地登記冊 LAND REGISTER

印製編號 PRINT CONTROL: ESS211213021551

備註 REMARKS: - 業主資料 OWNER PARTICULARS

| 身分 | (如非唯一擁有人) | CAPACITY 註冊摘要編號 DATE OF DATE OF 代價 | ER (IF NOT SOLE OWNER) MEMORIAL NO. INSTRUMENT REGISTRATION CONSIDERATION |  |
|----|-----------|------------------------------------|---|--|
| •  |           | 業主姓名                               | NAME OF OWNER   |  |

THE HONG KONG HOUSING AUTHORITY

1

備註 REMARKS: GOVERNMENT LEASE OF IL 8577

## 物業涉及的標稿 INCUMBRANCES

| 代價<br>CONSIDERATION             | 1                          |
|---------------------------------|----------------------------|
| 受惠各方<br>IN FAVOUR OF            | CELLIWIT DAVAY DAVAH TTEHS |
| 文書性質<br>NATURE                  | AGREEMENT WITH PLANS       |
| 註冊日期<br>DATE OF<br>REGISTRATION | 20/11/1998                 |
| 文書日期<br>DATE OF<br>INSTRUMENT   | 16/06/1998                 |
| 註冊摘要编號<br>MEMORIAL NO.          | UB7613067                  |

備註 REMARKS: RE SUPPLY & DISTRIBUTION OF LIQUEFIED PETROLEUM GAS TO WAH FU (11) ESTATE

I

ŕ

DISTRIBUTION OF LIQUEFIED PETROLEUM GAS

AGREEMENT RELATING TO THE SUPPLY AND

13/08/2009

09081302540207 03/07/2009

### Appendix 1 (P.9 of 19)

Wah Fu (II) Estate

物業参考編號 PRN: C4458386(13/12/2021)第 2 頁・共 4 頁 PAGE 2 OF

|                        | ·                             | •                               | 土地註冊處THE LAND REGISTRY   |  |  |
|------------------------|-------------------------------|---------------------------------|--|--|--|
|                        |                               |                                 | 土地登記冊 Lawn REGISTER<br>物業涉及的轉轉<br><u>INCUMBRANCES</u>  | 印製鑰號   | FRINT CONTROL: ESS211213021551         |
| 註冊摘要编號<br>MEMORIAL NO. | 文書日期<br>DATE.OF<br>INSTRUMENT | 註冊日期<br>DATE OF<br>REGISTRATION | 文書性質<br>NATURE   | 受惠各方<br>IN FAVOUR OF   | 代價<br>CONSIDERATION                    |
|                        |                               |                                 | 備註 REMARKS: TO WAH<br>BY SHEL<br>FOR 10<br>MANDATO   | TO WAH FU (II) ESTATE WITH PLAN<br>BY SHELL HONG KONG LIMITED<br>FOR 10 YEARS COMMENCING FROM AND INCLUDING 1/1/2007, THE FIRST 3 YEARS OF WHICH BEING THE<br>MANDATORY TERM, AND THE REMAINING 7 YEARS OF WHICH BEING THE OFTIONAL TERM | THE FIRST 3 YEARS OF WHICH BEING THE   |
| 10091701360011         | 14/07/2010                    | 17/09/2010                      | TENANCY AGREEMENT WITH<br>PLAN RE UNIT NOS.421-<br>424, WAH CHUN HOUSE,<br>WAH FU (I) ESTATE               | THE FINANCIAL SECRETARY INCORPORATED   | THE RENT IS \$32000<br>PER MONTH (PT.) |
|                        | •                             |                                 | 備註 REMARKS: FOR 3 Y  | -<br>3 YEARS FROM 1.7.2010   |  |
| 10091701360022         | 14/07/2010                    | 17/09/2010                      | TENANCY AGREEMENT WITH<br>PLANS RE UNITS NO.511-<br>519 & 611-619, WAH CHUN<br>HOUSE, WAH FU (I)<br>ESTATE | THE FINANCIAL SECRETARY INCORPORATED   | THE RENT IS \$51480<br>PER MONTH (PT.) |
|                        |                               | •                               | 備註 REMARKS: FOR 3 Y  | 3 YEARS FROM 1.4.2010  | •                                      |
|                        |                               |                                 |  |  |  |
|                        |                               |                                 |  | •  |  |
| 物業参考编號 PRN:C           | PRN: C4458386 (13/12/2021)    | 策                               | 頁·共 4 頁 PAGE 3 OF 4  |  | endix 1<br>0 of 19)<br>1 (II) Estate   |

土地茁市處THE LAND REGISTRY 土地登記市LAND REGISTER

日本 Enga FRINT CONTROL: ESS211213021551

等待註冊的契約 DEEDS PENDING REGISTRATION

|              | 「「「「」」「「」」。   | 交付日期     |        |              |               |
|--------------|---|----------|--------|--------------|---------------|
| 註冊摘要編號       | DATE OF   | DATE OF  | 文書性質   | 受惠各方         | 代價            |
| MEMORIAL NO. | INSTRUMENT  | DELIVERY | NATURE | IN FAVOUR OF | CONSIDERATION |
|              | and a subscription of the |          | ** TIN | *****        |               |

#### Appendix 1 (P.11 of 19)

Wah Fu (II) Estate

4 OF

PAGE

4 闻

頁 · 拱

4

物業参考編號 PRN: C4458386(13/12/2021)第

土地註冊處THE LAND REGISTRY

土地發記串LAND REGISTER

PRINT CONTROL: ESS211214010475 印製編號

> 查册日期及時間 SEARCH DATE AND TIME: 14/12/2021 12:19 PRINTED AT: INTERNET SEARCH (DOWNLOAD) 查冊種類 SEARCH TYPE: HISTORICAL AND CURRENT 查册者姓名 NAME OF SEARCHER: chan chee sun 印製於

本登記冊列明有關物業截至 14/12/2021 07:30 之資料

THE INFORMATION SET OUT BELOW CONTAINS PARTICULARS OF THE PROPERTY UP TO 07:30 ON 14/12/2021.

備存土地紀錄以供市民查閱旨在防止秘密及有欺詐成分的物業轉易,以及提供容易追溯和確定土地財產及不動產業權的方法。土地紀錄內載的資料不得用於與土地紀錄的宗旨 無關之目的,使用所提供的資料須符台<<個人資料(私隱)條例>>的規定。

provide means whereby the titles to real and immovable property may be easily traced and ascertained. The information contained The land records are kept and made available to members of the public to prevent secret and fraudulent conveyances, and to in the land records shall not be used for purposes that are not related to the purposes of the land records. The use of information provided is subject to the provisions in the Personal Data (Privacy) Ordinance.

進行任何交易前,應先向土地註冊處查閱最新的土地紀錄。

BEFORE ANY DEALINGS, UP-TO-DATE LAND SEARCH SHOULD BE CONDUCTED WITH THE LAND REGISTRY.

PROPERTY PARTICULARS 物業資料

物業參考編號

PROPERTY REFERENCE NUMBER (PRN): A3230396

地段编號

LOT NO.: THE REMAINING PORTION OF ABERDEEN INLAND LOT

LEASE TERM: 75 YEARS RENEWABLE FOR 75 YEARS COMMENCEMENT OF LEASE TERM: 30/09/1977 批約 HELD UNDER: GOVERNMENT LEASE RENT PER ANNUM: 開始日期 年期 每年地税 Yue Fai Court

393 NO.

PAGE 莨 ñ 頁·共 觥 PRN: A3230396 (14/12/2021) 物業參考編號

GВ

土地註冊處THE LAND REGISTRY

土地登記冊LAND REGISTER

地址:中文地址不詳

PRINT CONTROL: ESS211214010475 印製編號

所佔地段份數 SHARE OF THE LOT: 1/15200

: CAR PARKS YUE FAI COURT NO.45 YUE KWONG ROAD HONG KONG ADDRESS:

備註 REMARKS: THE RENT IS \$1 P.A. (AIL 393)

SEE DEED POLL WITH PLAN (MEM. NO. 1548528)

業主資料

**OWNER PARTICULARS** 

息分

CONSIDERATION 代價 REGISTRATION DATE OF 註冊日期 INSTRUMENT DATE OF 文書日期 MEMORIAL NO. 註冊摘要編號 (IF NOT SOLE OWNER) (如非唯一擁有人) CAPACITY NAME OF OWNER

THE HONG KONG HOUSING AUTHORITY

L

業主姓名

備註 REMARKS: GOVERNMENT LEASE OF AIL 393

Appendix 1 (P.13 of 19)

Yue Fai Court

0F 3 PAGE 厩 ഹ 頁 Ņ 物業参考編號 PRN: A3230396(14/12/2021)第

ഗ

|                        |                               |                                 | 土地茁市處THE LAND REGISTRY<br>土地硷記冊TAND REGISTER                  | AND REGISTRY<br>D REGISTER 印製編號   | PRINT CONTROL: ESS211214010475     |
|------------------------|-------------------------------|---------------------------------|---|---|------------------------------------|
|                        |                               | •                               | 物業涉及的醪轉<br><u>INCUMBRANCES</u>                                | 够轕<br>NCES  |                                    |
| 註冊摘要编號<br>MEMORIAL NO. | 文書日期<br>DATE OF<br>INSTRUMENT | 註冊日期<br>DATE OF<br>REGISTRATION | 文書性質<br>NATURE  | 受惠各方<br>IN FAVOUR OF  | 代價<br>CONSIDERATION                |
| UB1548527              | 24/06/1978                    | 11/07/1978                      | LETTER (WITH CAR<br>PARKING LAYOUT PLAN)<br>(A.I.L.393)       |   | 1                                  |
| UB1569913              | 31/07/1978                    | 31/08/1978                      | MANAGEMENT UNDERTAKING  | 1 1   | · · ·                              |
| UB8374418              | 21/03/2001                    | 07/05/2001                      | DEED OF RELEASE OF<br>MANAGEMENT UNDERTAKING                  |   |                                    |
| UB1581849              | 20/09/1978                    | 22/09/1978                      | DEED OF MUTUAL COVENANT                                       | 1 1   |                                    |
| UB1904805              | 11/04/1980                    | 12/07/1980                      |   | 1 1   | 1                                  |
|                        |                               |                                 | 備註 REMARKS: RE BLOCK  | REMARKS: RE BLOCKS A & B AND PART OF LEVEL 3 OF CAR PARK COMPRISING 83 CAR PARKING SPACES | K COMPRISING 83 CAR PARKING SPACES |
| UB1930450              | 13/08/1980                    | 03/09/1980                      | COMPLETION CERTIFICATE<br>(NO. HOS 3/2) OF BLOCKS<br>C, D & E | ·<br>·<br>·<br>·  | I                                  |
| UB2066934              | 26/03/1981                    | 05/05/1981                      | COMPLETION CERTIFICATE<br>(NO.HOS 3/3) OF BLOCK F             | I I   |                                    |
|                        |                               |                                 | · · · · ·   |   | pendix 1<br>14 of 19)<br>Fai Court |
| 物業参考編號 PRN:            | FRN: A3230396 (14/12/2021)    | 乎<br>3                          | 頁·共 5 頁 PAGE 3 OF 5   |   |                                    |

Appendix 1

|                        | ÷                              | •                       |                                 |   | <b>,</b>   | -  |                           |   | Appendix 1<br>(P.15 of 19)            |
|------------------------|--------------------------------|-------------------------|---------------------------------|---|--|--|---------------------------|---|---------------------------------------|
|                        | .0475                          |                         | 贾<br>RATION                     |   |  |  | 1                         | AND SOUT  | Yue Fai Court                         |
|                        | PRINT CONTROL: ESS211214010475 |                         | 代價<br>CONSIDERATION             |   | I .  | LETTER -<br>-<br>REMARKS: FROM THE GOVERNMENT OF THE HKSAR BY THE DISTRICT LANDS OFFICER/HONG KONG SOUTH |                           | LETTER -<br>-<br>REMARKS: FROM THE GOVERNMENT OF THE HKSAR BY THE DISTRICT LANDS OFFICER/HONG KONG WEST AND SOUTH |                                       |
|                        | PRINT CO                       |                         |                                 |   |  | ict lands o  | · · ·                     | ICT LANDS O   | · · · · · · · · · · · · · · · · · · · |
|                        | 印製編號                           |                         | 受惠各方<br>IN FAVOUR OF            |   |  | KSAR BY THE DISTR  | •                         | KSAR BY THE DISTR   |                                       |
| GISTRY                 | STER                           |                         | H                               |   |  | MENT OF THE H  |                           | MENT OF THE F   |                                       |
| ND RE                  | O REGI                         | 杨<br>构<br>LCES          |                                 |   | 1 1  | E GOVERN   | , <b>I</b> , I,           | E GOVERN  |                                       |
| 土地註冊處THE LAND REGISTRY | 土地登記冊 LAND REGISTER            | 物業涉及的輕載<br>INCUMBRANCES | 文書性質<br>NATURE                  | WITH PLAN BY THE<br>RAR GENERAL (LAND<br>R) | LETTER FROM<br>DEPARTMENT TO THE<br>ONG HOUSING<br>ITY | ECTION LETTER<br>備註 REMARKS: FROM TH   | OF MUTUAL GRANT<br>PLANS  | NOI 挹   |                                       |
| 1                      |                                |                         | ×                               | LETTER W<br>REGISTRA<br>OFFICER)            | WAIVER LET<br>LANDS DEP7<br>HONG KONG<br>AUTHORITY     | NO-OBJEC   | DEED OF MUT<br>WITH PLANS | NO-OBJECT<br>WITH PLAN  |                                       |
|                        |                                |                         | 註冊日期<br>DATE OF<br>REGISTRATION | 15/05/1981                                  | 04/10/1999   | 19/02/2003   | 11/10/2004                | 29/12/2004  | • • •                                 |
|                        | -                              |                         | 文書日期<br>DATE OF<br>INSTRUMENT   | 25/04/1981                                  | 02/08/1999   | 12/02/2003   | 28/09/2004                | 17/12/2004  |                                       |
|                        |                                |                         | 註冊摘要編號<br>MEMORIAL NO.          | UB2072439                                   | UB7883762  | UB8875497  | UB9347303                 | UB9429122   |                                       |
|                        |                                |                         |                                 |   |  |  | , · ·                     |   |                                       |

5 頁 PAGE 4 OF 5 物業參考編號 PRN: A3230396(14/12/2021)第 4 頁,共 土地註冊處THE LAND REGISTRY 土地登記冊LAND REGISTER

GGISTER 印製編號 PRINT CONTROL: ESS211214010475

等待註冊的契約 DEEDS PENDING REGISTRATION

|      | F 文書性質 受惠各方 代價 | IN FAVOUR OF CONSIDERATION CONSIDERATION | ************************************* |
|------|----------------|--|---------------------------------------|
|      | 文書性質           | NATURE                                   | ¥******                               |
| 交付日期 | DATE OF        | DELIVERY                                 |                                       |
| 文書日期 | DATE OF        | INSTRUMENT                               |                                       |
|      | 註冊摘要編號         | MEMORIAL NO.                             |                                       |

Appendix 1 (P.16 of 19)

Yue Fai Court

0F 5

ŝ

PAGE

ى تى

闻 共

ŝ

PRN: A3230396 (14/12/2021) 第

物業參考編號

土地茁串處THE LAND REGISTRY

土地發記冊ILAND REGISTER

PRINT CONTROL: ESS211213021549

印製鑰號

查冊日期及時間 SEARCH DATE AND TIME: 13/12/2021 17:42 PRINTED AT: INTERNET SEARCH (DOWNLOAD)

印製於

SEARCH TYPE: HISTORICAL AND CURRENT 查册者姓名 NAME OF SEARCHER: chan chee sun 查冊種類 本登記冊列明有關物業截至13/12/2021 07:30 之資料

THE INFORMATION SET OUT BELOW CONTAINS PARTICULARS OF THE PROPERTY UP TO 07:30 ON 13/12/2021.

備存土地紀錄以供市民查閱旨在防止秘密及有欺詐成分的物業轉易,以及提供容易追溯和確定土地財產及不動產業權的方法。土地紀錄內載的資料不得用於與土地紀錄的宗旨 無關之目的,使用所提供的資料須符合<<個人資料(私隱)條例>>的規定。

provide means whereby the titles to real and immovable property may be easily traced and ascertained. The information contained The land records are kept and made available to members of the public to prevent secret and fraudulent conveyances, and to in the land records shall not be used for purposes that are not related to the purposes of the land records. The use of information provided is subject to the provisions in the Personal Data (Privacy) Ordinance.

進行任何交易前、應先向土地註冊處查閱最新的土地紀錄。

BEFORE ANY DEALINGS, UP-TO-DATE LAND SEARCH SHOULD BE CONDUCTED WITH THE LAND REGISTRY.

# **PROPERTY PARTICULARS** 物業資料

物業参考編號

PROPERTY REFERENCE NUMBER (PRN): C4275039

地段编號

LOT NO.: SECTION A OF ABERDEEN INLAND LOT NO. 393

LEASE TERM: 75 YEARS RENEWABLE FOR 75 YEARS

批約 HELD UNDER: GOVERNMENT LEASE

COMMENCEMENT OF LEASE TERM: 30/09/1977

開始日期 年期

每年地税

RENT PER ANNUM:

所佔地段份數

SHARE OF THE LOT:

1

ADDRESS: -

地址

6

PAGE

頁 m

更 , 洪

---1

箫

PRN: C4275039 (13/12/2021)

物業参考編號

Appendix 1 (P.17 of 19)

Yue Fai Court

Appendix 1 (P.18 of 19) CONSIDERATION CONSIDERATION 印製编號 PRINT CONTROL: ESS211213021549 Yue Fai Court 代價 代價 REGISTRATION 註冊日期 DATE OF IN FAVOUR OF INSTRUMENT 備註 REMARKS: GOVERNMENT LEASE OF AIL 393 受惠各方 DATE OF 文書日期 土地註冊處THE LAND REGISTRY 土地登記冊LAND REGISTER MEMORIAL NO. 註冊摘要編號 **OWNER PARTICULARS** INCUMBRANCES 物業涉及的輕轉 業主資料 DEED OF RELEASE OF MANAGEMENT UNDERTAKING MANAGEMENT UNDERTAKING 文書性質 NATURE (IF NOT SOLE OWNER) (如非唯一擁有人) CAPACITY 備註 REMARKS: LOT CARVED OUT BY DEED POLL MEM.NO.1548528 息分 31/08/1978 REGISTRATION 07/05/2001 DATE OF 註冊日期 THE RENT IS \$1 P.A. (AIL 393) THE HONG KONG HOUSING AUTHORITY 31/07/1978 21/03/2001 INSTRUMENT DATE OF 文書日期 NAME OF OWNER 業主姓名 MEMORIAL NO. 註冊摘要編號 UB8374418 UB1569913

ы ОЕ 2 3 頁 PAGE 夏末 物業参考編號 PRN:C4275039(13/12/2021)第 2

CONSIDERATION CONSIDERATION 印製编號 PRINT CONTROL: ESS211213021549 Yue Fai Court 代價 代價 IN FAVOUR OF IN FAVOUR OF 受惠各方 受惠各方 土地註冊處THE LAND REGISTRY 土地登記冊LAND REGISTER NIL \*\*\*\*\*\*\*\* JIN **DEEDS PENDING REGISTRATION** INCUMBRANCES 物業涉及的零轉 等待註册的契約 LANDS DEPARTMENT TO THE \*\*\*\*\*\*\* 無 WAIVER LETTER FROM HONG KONG HOUSING 文書性質 NATURE 文書性質 NATURE AUTHORITY REGISTRATION 04/10/1999 DATE OF DELIVERY 註冊日期 DATE OF 交付日期 02/08/1999 INSTRUMENT INSTRUMENT DATE OF 文書日期 DATE OF 文書日期 MEMORIAL NO. MEMORIAL NO. 註冊摘要編號 註冊摘要編號 UB7883762

OF ėn. PAGE 頁 m 頁,共 én. 箫 PRN: C4275039 (13/12/2021) 物業参考編號

ő

Appendix 1 (P.19 of 19)

Average Monthly Vehicle Parking Spaces Letting Statistics (Nov 2020 – Oct 2021)

| Estate / Court      | Total<br>Spaces v | Total No. of Mo<br>Spaces within the | Total No. of Monthly Parking<br>Spaces within the Estate / Court^ | trking<br>Court^ | No. of | Monthly<br>Let to Re | No. of Monthly Parking Spaces<br>Let to Residents # | Spaces | No. of | No. of Vacant Monthly Parking<br>Spaces | fonthly Pa<br>ces | ırking     | •   | Vacancy Rate                 | y Rate  |       |
|---------------------|-------------------|--------------------------------------|---|------------------|--------|----------------------|---|--------|--------|---|-------------------|------------|-----|------------------------------|---------|-------|
|                     |                   | (A)                                  | 1   |                  |        | (B)                  | 3)  |        |        | (C) = (A)-(B)                           | A)-(B)            |            | •   | $(D) = (C)/(A) \times 100\%$ | A)x100% |       |
|                     | PC LGV            | LGV                                  | MC  | MC Total         | PC     | LGV                  | PC LGV MC Total                                     | Total  | PC     | PC LGV                                  | MC                | Total      | PC  | LGV                          | MC      | Total |
| Wah Fu (I) Estate*  | 188               | 40                                   | 78  | 78 306           | 127    | 40                   | 53  | 220    | 61     | 0                                       | 25                | 86         | 32% | %0                           | 32%     | 28%   |
| Wah Fu (II) Estate# | 316               | 21                                   | 139   | 476              | 270    | 21                   | 110   | 401    | 46     | 0                                       | 29                | 75         | 15% | %0                           | 21%     | 16%   |
| Yue Fai Court       | 182               | 0                                    | 32  | 214              | 127    | 0                    | . 61  | 146    | 55     | 0                                       | 13                | 6 <u>8</u> | 30% | %0                           | 41%     | 32%   |

PC: Private Car LGV: Light Goods Vehicle MC: Motorcycle

Note:

^ Figures exclude hourly parking spaces and parking facilities reserved for estate management use.

\*As compared with our previous application (A/HK/12), the changes in numbers of parking spaces in Wah Fu (I) are summarized below:-

(1) The number of PC parking space in our previous application was 412. The decrease in the current figure is due to redeployment of 180 PC parking spaces located at carpark building adjacent to Wah Tai House to Wah Fu (II) Estate and deletion of 44 PC parking spaces after completion of various improvement works.

(2) The number of LGV parking space in previous application was 66. Under current application, 21 LGV parking spaces were redeployed to Wah Fu (II) Estate and 5 LGV parking spaces were deleted after the realignment of EVA.

(3) The number of MC parking space in previous application was 148. Under current application, 70 MC parking spaces were redeployed to Wah Fu (II) Estate.

# As compared with our previous application (A/HK/12), the changes in numbers of parking spaces in Wah Fu (II) Estate are summarized below-

(1) The number of PC parking space in our previous application was 132. The change is due to the redeployment of 180 PC parking spaces from Wah Fu (1) Estate and addition of 4 PC parking space. (2) The change is due to the redeployment of 70 MC parking spaces from Wah Fu (I) Estate.

#### 坑 市 規 劃 委 員 會

香港北角渣華道三百三十三號 北角政府合署十五樓

*供* <sub>真 Fax:</sub> 2877 0245 / 2522 8426

暄 話 Tel: 2231 4810

來函檔號 Your Reference:

稻函銷註明本會檔號 In reply please quote this ref.: TPB/A/HK/12

Hong Kong Housing Authority (Commercial Properties Support Services Section) 6/F, Block 2, Housing Authority Headquarters 33 Fat Kwong Street Ho Man Tin, Kowloon (Attn: Ida Yim)

Dear Sir/Madam,

Renewal of Planning Approval for Temporary 'Public Vehicle Park (excluding container vehicle)' for a Period of 3 Years for Letting of Surplus Monthly Vehicle Parking Spaces to Non-residents in "Residential (Group A)" Zone (a) Car Park in Wah Fu (I) Estate, Pokfulam (b) Car Park in Wah Fu (II) Estate, Pokfulam (c) Car Park in Yue Fai Court, Aberdeen

I refer to my letter to you dated 19.2.2019.

After giving consideration to the application, the Town Planning Board (TPB) approved the application for permission under section 16 of the Town Planning Ordinance on the terms of the application as submitted to the TPB. The permission shall be valid <u>on a temporary basis for a period of 3 years from 17.4.2019 to 16.4.2022</u> and is subject to the following condition :

- Priority should be accorded to the respective residents of Wah Fu (I) Estate, Wah Fu (II) Estate and Yue Fai Court in the letting of the vehicle parking spaces and the proposed number of vehicle parking spaces to be let to non-residents should be agreed with the Commissioner for Transport.

The TPB also agreed to advise you to note the advisory clauses as set out at Appendix V of the TPB Paper.

This temporary permission will lapse on <u>17.4.2022</u>. You may submit an application to the TPB for renewal of the temporary permission no less than two months before its expiry by completing an application form (Form No. S16-4). For details, please refer to TPB Guidelines No. 34B. However, the TPB is under no obligation to renew the temporary permission.

For amendments to the approved scheme that may be permitted with or without application under section 16A, please refer to TPB Guidelines No. 36B for details.

#### Appendix 3 (P.1 of 2)

#### TOWN PLANNING BOARD

15/F., North Point Government Offices 333 Java Road, North Point, Hong Kong.

By Post & Fax (2761 7700)

8 March 2019

Received by CPSS / ES Unit CPESU 1 1 MAR 2019 EMD

A copy of the TPB Paper in respect of the application (except the supplementary planning statement/technical report(s), if any) and the relevant extract of minutes of the TPB meeting held on 22.2.2019 are enclosed herewith for your reference.

Under section 17(1) of the Town Planning Ordinance, an applicant aggrieved by a decision of the TPB may apply to the TPB for a review of the decision. If you wish to seek a review, you should inform me within 21 days from the date of this letter (on or before 29.3.2019). I will then contact you to arrange a hearing before the TPB which you and/or your authorized representative will be invited to attend. The TPB is required to consider a review application within three months of receipt of the application for review. Please note that any review application will be published for three weeks for public comments.

This permission by the TPB under section 16 of the Town Planning Ordinance should not be taken to indicate that any other government approval which may be needed in connection with the development, will be given. You should approach the appropriate government departments on any such matter.

If you have any queries regarding this planning permission, please contact Mr. Mann Chow of Hong Kong District Planning Office at 2231 4934. In case you wish to consult the relevant Government departments on matters relating to the above approval conditions, a list of the concerned Government officer is attached herewith for your reference.

Yours faithfully,

(Raymond KAN) for Secretary, Town Planning Board

RK/CC/syl

#### Memo to Transport Department

By Fax and Dispatch

Appendix 4 (P.1 of 3)

|          |                       | MEMO                                     |
|----------|-----------------------|--|
| From     | Director of Housing   | 70 Traffic Engineering (HK) Division, TD |
| Ref. ( ) | In HD3-8/CPESU/C-7/10 | (Attn.: Mr. HUNG Tsz Hin )               |
| Tel. No. | 2761 7820             | Your Ref. ( ) in                         |
| Fax. No. | 2761 7700             | <i>dated Fax. No.</i> 2824 0399          |
| Date     | 13 March 2019         | Total Pages1 + encl.                     |

#### Section 16 Application for Renewal of Planning Approval for Temporary Public Vehicle Park (excluding Container Vehicle) for a Period of Three Years for Letting of Surplus Monthly Vehicle Parking Spaces to Non-residents in <u>Wah Fu (I) Estate, Wah Fu (II) Estate and Yue Fai Court, Aberdeen</u>

#### (Application No. A/HK/12)

I refer to the Town Planning Board's (TPB) letter dated 8 March 2019 (Annex I) approving the captioned application for a period of three years from 17 April 2019 to 16 April 2022, subject to the condition that priority should be accorded to the residents of Wah Fu (I) Estate, Wah Fu (II) Estate and Yue Fai Court in the letting of the surplus vehicle parking spaces and the proposed number of vehicle parking spaces to be let to non-residents should be agreed with the Commissioner for Transport (C for T).

2. The parking spaces letting statistics of the above estates/court between December 2017 and November 2018 enclosed in the captioned application is extracted (Annex II) for your reference. As stated in our renewal application, the residents of the above estates/court are accorded the highest priority in letting of the monthly vehicle parking spaces. To allow greater flexibility in optimizing the use of public resources, we would like to seek your continuous support and agreement on our current approach that all surplus monthly vehicle parking spaces (i.e. parking spaces not taken up by residents) could be let to non-residents for the period up to 16 April 2022, instead of fixing the number of parking spaces.

3. I should be grateful if you would grant your agreement by 19 March 2019 for our onward action. Please feel free to contact me for any questions.

gznr.

(Ms. Ida YIM) for Director of Housing

Encl.

c.c. Internal (by fax only): HM/HK14, HM/HK16, HM/HK17, HM/CP7, ES/LA10 and ES/LA15 TRANSPORT DEPT

HAPV9

#### Memo from Transport Department

#### Appendix 4 (P.2 of 3)

MEMO

| From     | Traffic Engineering (HK) Division,<br>Transport Department | То          | Director of Housing      |
|----------|--|-------------|--------------------------|
| Ref.     | (HARWA<br>)in <u>TD HR182/193-2</u>                        | (Attn. :    | Ms. Ida YIM              |
| Tel. No. | 2829 5428  | Your Ref.   | () in HD3-8/CPESU/C-7/10 |
| Fax. No. | 2824 0399  | Dated       | 13.03.2019               |
| Email.   |  | Fax No.     | 27617700                 |
| Date     | 19 March 2019  | Total Pages | 1 + Encl.                |

Section 16 Application for Renewal of Planning Approval for Temporary Public Vehicle Park (Excluding Container Vehicle) for a Period of Three Years for Letting of Surplus Monthly Vehicle Parking Spaces to Non-residents in <u>Wah Fu (I) Estate, Wah Fu (II) Estate and Yue Fai Court, Aberdeen</u>

#### (Application No. A/HK/12)

I refer to your memo under reference.

2. Please be informed that the stance and comments as stated in TD's previous memo. ref. TR HR 182/193-1 dated 10.6.2013 (copy attached) are still valid.

3. In addition, grateful if you would continuously provide us the parking space letting statistics of the said estates/court annually for information.

(HUNG Tsz Hin) for Commissioner for Transport

|   | Received by CPSS / ES Unit CPESU | 1 |
|---|----------------------------------|---|
|   | 2 0 MAR 2019                     |   |
| l | EMD                              |   |

| )-MAR-2019  | 16:55       | TRANSPORT    | DEPT | + 852 282                 | <sup>4</sup> <sup>0</sup> Appendix 4                       |
|-------------|-------------|--------------|------|---------------------------|--|
| 05-JAN<br>( | -2016 18:34 |              | Х ме | TO AC FOR T/U             | $\frac{(P.3 \text{ of } 3)}{(34)}$                         |
| From        | TE/HK Divis | ion, TD      |      | To _Director of Housing   |  |
| Ref.        | in TD       | HR 182/193-1 |      | ( etm: Mr Alex Tse        | )  |
| Toi No.     | .282        | 9 5428       |      | Your Rol. (_). In HD(P) 5 | /8/1/6   |
| Fex.No.     | 282         | 4 0399       | 7    | dalod 3.6.2013 Fex. No.   | 2761.5870  |
| Date        | 10 June 2   | 2013         |      | Total Pages 1             | аб так н. 35<br>аны алы алы алы алы алы алы алы алы алы ал |

Renewal of Planning Approval for Temporary 'Public Vehicle Park (Excluding Container Vehicle)' (Letting of Surplus Monthly Vehicle Parking Spaces to Non-residents) under Application No. A/HK/8 for a Period of 5 Years from 17.4.2013 to 16.4.2016 in "Residential (Group A)" zone, at (a) Car Park in Wah Fu (l) Estate. (b) Car Park in Wah Fu (II) Estate and (c) Car Park in Yue Fai Court, Aberdeen

I refer to your memo under reference. Please note that this Department agreed that all of the vacant monthly vehicle parking spaces referred to in Annex II of your memo could be let to non-residents. This agreement is given based on an understanding that your Department can effectively exercise the approval condition that priority of parking spaces is accorded to the residents of Wah Fu (I) Estate, Wah Fu (II) Estate and the Yue Fai Court.

2. Given the above understanding, parking demand of residents should have been fully addressed from traffic engineering point of view at any time when surplus parking spaces are available to non-residents. As the occupation / vacancy rate of the car park would critically depend on other major factors beyond the jurisdiction of this Department such as the level of monthly rates, please notify this Department if no surplus parking space is available or if there is a tendency of no available parking space to non-residents at any time.

(Kevin Fung) for Commissioner for Transport

C.C. DPO/HK 12:45211 13:4400 Planning Southern VID AHK8 - Cor Park - 10062013.doc]

This is printed on ra-cycled paper, please ignore the text/information overleaf

PAGE 15/39 \* RCYD AT 2016/1/5 74 06:21:28 [China Standard Time] \* SVR: OAUFAX001W/S \* DNIS:558 \* CSID:+852 2895 3957 \* DURATION (mm-ss):13-34

P. 01

#### 計畫香港房屋委員會 Hong Kong Housing Authority

| 冬酒楼號<br>Parkel    | 4 | ) = HIM NTECT-1292 |
|-------------------|---|--------------------|
| 光亮绿彩。<br>Short XX |   |                    |

2021年7月15日

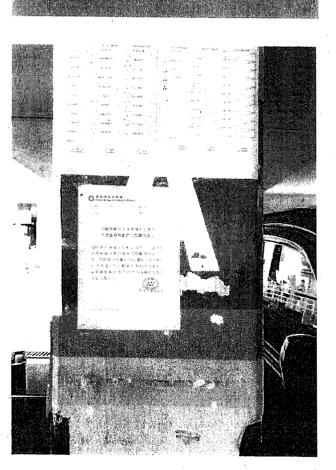
#### 有關漁暉苑 A 停車場月租車位 <u>申請臨時規即許可的鑽期事宜</u>

違义俳 Fax 電話 Let

香港房屋委員會

1794-98

現待通知漁暉苑各業主/擁有人,香港房 屋委員會計劃根據城市規劃條例第十六 條,申請臨時規劃許可的續期,將漁毗苑 A 停車場內的空置車位(包括私家車車位 及電單車車位)租予非居於漁蠅苑居民或 其他公眾人士。



#### HONG KONS EDITION | CHINA DAILY . C. C.

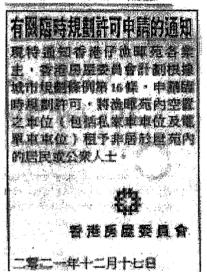
#### NOTICE OF APPLICATION FOR TEMPORARY PLANNING PERMISSION

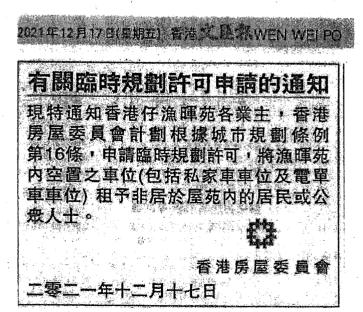
Notice is hereby given to the owners of Yue Fit Court in Aberdeen that the Hong Kong Housing Authority intends to apply for temporary planning permission uncer Section 16 of the Town Planning Ordinance to let vasual purking spaces (including private car parking spaces and motor cycle parking spaces) in Yue Fai Court to non-residents or members of the public.

17 December 202)

Hong Kong Housing Authority

#### 星間五 2021-12-17 到4後





#### がな香港房屋委員會 会がHong Kong Housing Authority

本函檔號: ( ) in HD/3-3/YFC/1-125/2 Our Ref

圖文傳真: Fax

2294 9000

來函檔號: Your Ref 電話: Tel

2294 9008

香港仔漁光道 45 號 漁暉苑 C 座地下 漁暉苑管理處 創毅物業服務顧問有限公司 物業經理 楊志浩先生

楊先生::

#### 有關漁暉苑 A 停車場月租車位 申請臨時規劃許可的續期事宜

香港房屋委員會根據城市規劃條例第十六條批出的臨時規劃許可,自 2010 年起將漁暉苑 A,停車場內的空置車位(包括私家車車位及 電單車車位)租予非居於漁暉苑居民或其他公眾人士,以善用有關資源。

由於上述臨時規劃許可即將屆滿,現向 貴屋苑業主立案法團/各 業主/擁有人諮詢意見,煩請 貴處轉達有關的訊息,如對上述安排有 任何意見,歡迎 貴處在 2021 年 7 月 21 日前向本處提出。

如對上述事宜有任何查詢,請致電 2294 9008 與副房屋事務經理 施莉婭女士或房屋事務主任黃安琪女士聯絡。

房屋事務經理/港島及離島四



副本送:漁暉苑業主立案法團

2021年7月15日

房屋署石排灣邨辦事處 香港石排灣邨碧朗樓地下 G01

HD600

Housing Department Shek Pai Wan Estate Office Unit G01, G/F., Pik Long House, Shek Pai Wan Estate. Hong Kong. Urgent 🔲 Return Receipt Requested

🗔 Sign 🔲 Encrypt 🗍 Mark Subject Restricted 🔛 Expand personal&publi



Re: Replacement of Plan 4 to the s 16 planning application for letting of surplus parking spaces to non-residents in Wah Fu (I) Court, Wah Fu (II) Court and Yue Fai Court 🕒 09/02/2022 17:57

From: Rachel CM CHAN/HD/HKSARG@HD To: tpbpd@pland.gov.hk Cc: wklee@pland.gov.hk \_ File Ref:

Dear sir/madam,

Please ignore my email below.

Attached please find the replacement plan 4 for your further action, thanks.



Plan 4 Wah Fu (II) - CPS Plan1-r2.docx

Regards, Rachel CHAN ES/CP(1) & ES/CP(3)(Atg.) CPESU Tel: 2761 7820

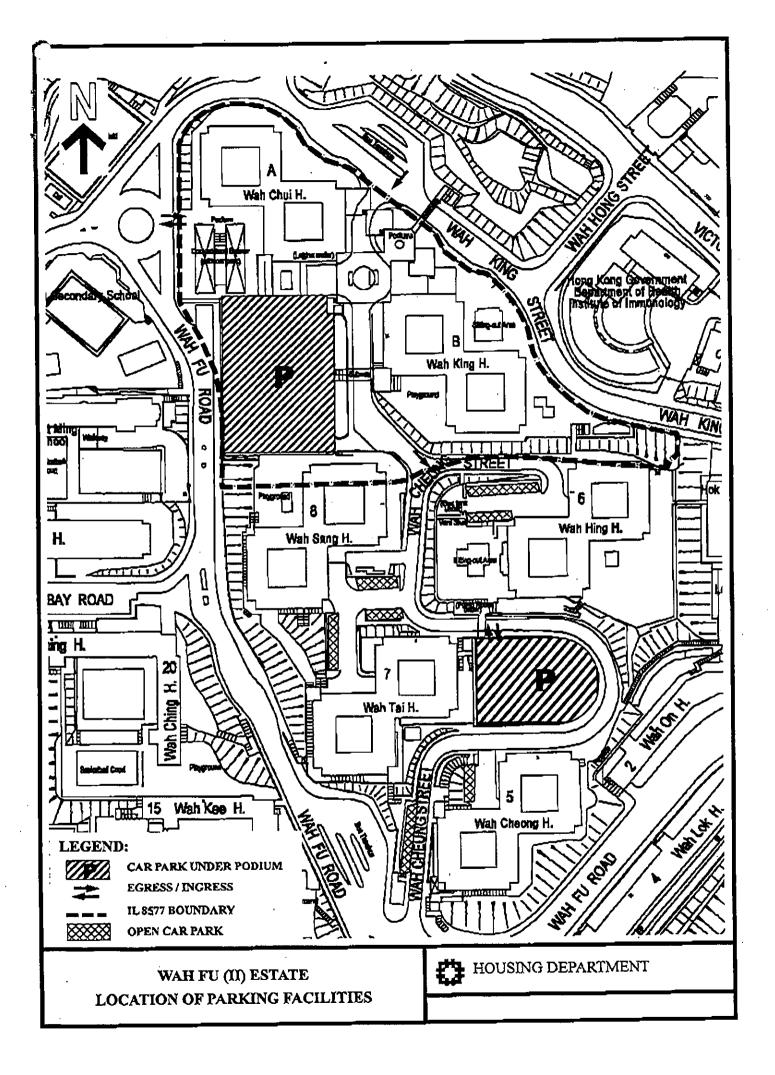
| Rachel                       | CM CHAN                     | Dear sir/madam, Attached please find the r   | 2022/02/09 下午 05:42:22 |
|------------------------------|-----------------------------|--|------------------------|
| From:<br>To:<br>Cc:<br>Date: | tpbpd@<br>wklee@<br>2022/02 | CM CHAN/HD/HKSARG<br>pland.gov.hk<br>pland.gov.hk<br>/09 下午 05:42  |                        |
| Subject:                     |                             | ment of Plan 4 to the s 16 planning application for letting dents in Wah Fu (I) Court, Wah Fu (II) Court and Yue Fai |                        |

#### Dear sir/madam,

Attached please find the replacement plan for your further action, thanks.

[attachment "Plan 4 Wah Fu (II) - CPS Plan1-r.docx" deleted by Rachel CM CHAN/HD/HKSARG]

Regards, Rachel CHAN ES/CP(1) & ES/CP(3)(Atg.) CPESU Tel: 2761 7820



Appendix Ib of MPC Paper No. A/HK/15



回覆: S16 planning application for letting of surplus parking spaces to non-residents in Wah Fu (I), Wah Fu (II) and Yue Fai Court (A/HK/15) 23/03/2022 17:56

From: To: Cc: Rachel CM CHAN/HD/HKSARG@HD tpbpd/PLAND/HKSARG@PLAND Nicole Wing Ki LEE/PLAND/HKSARG@PLAND

2 attachments



Urgent Return Receipt Requested



Sign Encrypt Mark Subject Restricted Expand personal&publi

Letter dated 23.3.2022 to TPB - Wah Fu I & II Yue Fai.pdfPlan 4 Wah Fu (II) - CPS Plan1-r3.docx

Dear sir/madam,

Further to my previous email, I would clarify that the plan attached in my email would replace Plan 4 in the s16 planning application for the captioned purpose. Thanks with regards, Packed Chan

Rachel Chan

-----Rachel CM CHAN/HD/HKSARG 撰寫:-----收件人: tpbpd/PLAND/HKSARG@PLAND 郵件擁有者: Rachel CM CHAN/HD/HKSARG 日期: 03/23/2022 下午05:45 副本抄送: Nicole Wing Ki LEE/PLAND/HKSARG@PLAND 主旨: S16 planning application for letting of surplus parking spaces to non-residents in Wah Fu (I), Wah Fu (II) and Yue Fai Court (A/HK/15)

(請參閱附加檔案: Letter dated 23.3.2022 to TPB - Wah Fu I & II Yue Fai.pdf) (請參閱附加檔案: Plan 4 Wah Fu (II) - CPS Plan1-r3.docx)

Dear sir/ madam,

Attached please find the submission of further information for the captioned purpose. Thanks with regards, Rachel

### 香港房屋委員會 Hong Kong Housing Authority

Our Ref. : HD3-8/CPESU/C-7/10 Part 3 Your Ref. : TPB/A/HK/15 Tel. No. : 2761 7820 Fax No. : 2761 7700

23 March 2022

Urgent by Fax & Post (Fax No. 2877 0245)

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

Dear Sir/Madam,

HD600

#### Section 16 Planning Application for Temporary Approval for Letting of Surplus Parking Spaces to Non-residents in Wah Fu (I) Estate, Wah Fu (II) Estate and Yue Fai Court, Kowloon Planning Application No. A/HK/15

I refer to the email from TP/HK6, Planning Department dated 15 March 2022 enclosing public comments on the captioned application. As requested by the Planning Department, we provide our responses to above comments as follows: -

The public comment concerned is considered not relevant to the subject planning application for which only existing surplus monthly parking spaces are proposed to let to non-residents. As regard the concern about the actual demand for the parking spaces involved as stipulated in the said public comment, the Hong Kong Housing Authority ("HA") has been monitoring the usage and occupancy position of its parking facilities to maximize usage and meet the needs of residents and the community. As we clearly stated in the justifications in Attachment II to our Application Form, HA will continue to accord the highest priority to

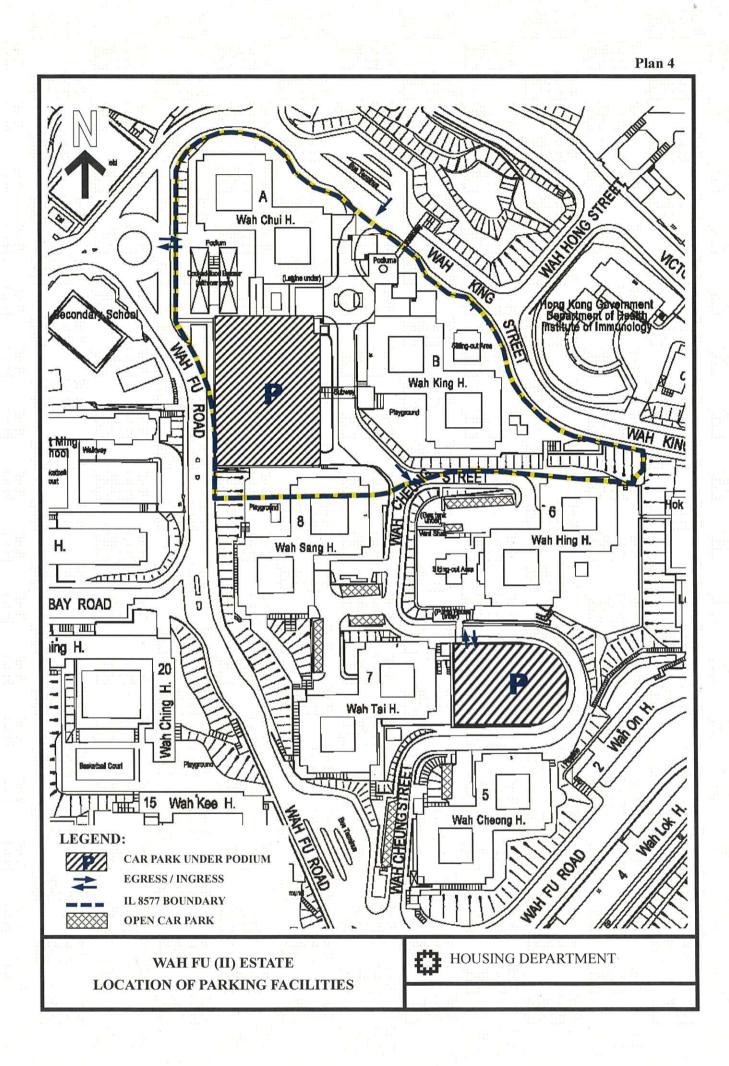
residents in letting of vehicle parking spaces and only surplus monthly parking spaces will be let to non-residents. As the demand for parking spaces from residents in the subject public housing estates and home ownership scheme development fluctuates from time to time, the proposed letting of surplus monthly parking spaces to non-residents would allow greater flexibility in optimizing the use of public resources without compromising the rights and interests of residents.

If you have any queries, please feel free to contact the undersigned.

Yours faithfully,

(Ms. Rachel CHAN) for Director of Housing

c.c. PlanD (Attn: Ms. Nicole LEE) (by email only)



| Application<br>No. | Applied Use  | Decision of the<br>Town Planning Board<br>(Date)  | Approval<br>Condition(s) |
|--------------------|--|---|--------------------------|
| A/HK/2             | Proposed Public Vehicle Park<br>(excluding Container Vehicle)  | Approved on a<br>temporary basis for a<br>period of 3 years<br>(16.4.2004)                    | -                        |
| A/HK/4             | Renewal of Planning Approval for<br>Temporary 'Public Vehicle Park<br>(excluding Container Vehicle)' Use<br>under Application No. A/HK/2<br>for a Period of 3 Years<br>from 17.4.2007 up to 16.4.2010        | Approved with<br>condition on a<br>temporary basis for a<br>period of 3 years<br>(13.4.2007)  | (1)                      |
| A/HK/6             | Renewal of Planning Approval for<br>Temporary 'Public Vehicle Park<br>(Excluding Container Vehicle)' Use<br>under Application No. A/HK/4<br>for 3 Years  | Approved with<br>conditions on a<br>temporary basis for a<br>period of 3 years<br>(9.4.2010)  | (1), (2)                 |
| A/HK/8             | Renewal of Planning Approval for<br>Temporary 'Public Vehicle Park<br>(Excluding Container Vehicle)' for<br>Letting of Surplus Monthly Vehicle<br>Parking Spaces to Non-residents<br>for a Period of 3 Years | Approved with<br>conditions on a<br>temporary basis for a<br>period of 3 years<br>(15.3.2013) | (1), (2)                 |
| A/HK/11            | Renewal of Planning Approval for<br>Temporary 'Public Vehicle Park<br>(Excluding Container Vehicle)' for<br>Letting of Surplus Monthly Vehicle<br>Parking Spaces to Non-residents<br>for a Period of 3 Years | Approved with<br>conditions on a<br>temporary basis for a<br>period of 3 years<br>(19.2.2016) | (1), (2)                 |
| A/HK/12            | Renewal of Planning Approval for<br>Temporary 'Public Vehicle Park<br>(Excluding Container Vehicle)' for<br>Letting of Surplus Monthly Vehicle<br>Parking Spaces to Non-residents<br>for a Period of 3 Years | Approved with<br>conditions on a<br>temporary basis for a<br>period of 3 years<br>(22.2.2019) | (1), (2)                 |

#### **Previous s.16 Applications covering the Application Sites**

#### Approval Condition(s):

- (1) The proposed number of vehicle parking spaces to be let to non-residents should be agreed with the Commissioner for Transport.
- (2) Priority should be accorded to the residents of subject housing estate(s) in the letting of the surplus/vacant vehicle parking spaces.

| Application<br>No. | Applied Use  | Decision of the<br>Town Planning Board<br>(Date)   | Approval<br>Condition(s) |
|--------------------|--|--|--------------------------|
| A/H20/115          | Public Car Park  | Approved/Agreed (1.6.2001)   | -                        |
| A/H20/163          | Temporary Public Vehicle Park<br>(excluding Container Vehicle) Use<br>(Letting of Surplus Monthly Vehicle<br>Parking Spaces to Non-residents)<br>for a Period of 3 Years                                   | Approved with<br>conditions on a<br>temporary basis for a<br>period of 3 years<br>(18.12.2009) | (1), (2)                 |
| A/H15/223          | Proposed Public Vehicle Park<br>(excluding Container Vehicle)  | Approved with<br>condition on a<br>temporary basis for a<br>period of 3 years<br>(25.5.2007)   | (1)                      |
| A/H15/239          | Renewal of Planning Approval for<br>Temporary Public Vehicle Park<br>(excluding Container Vehicle) Use<br>under application No. A/H15/223<br>for a period of 3 years                                       | Approved with<br>conditions on a<br>temporary basis for a<br>period of 3 years<br>(7.5.2010)   | (1), (2)                 |
| A/H15/255          | Renewal of Planning Approval for<br>Temporary Public Vehicle Park<br>(excluding Container Vehicle)<br>for a Period of 3 Years for Letting of<br>Surplus Monthly Vehicle Parking<br>Spaces to Non-residents | Approved with<br>conditions on a<br>temporary basis for a<br>period of 3 years<br>(3.5.2013)   | (1), (2)                 |
| A/H15/269          | Renewal of Planning Approval for<br>Temporary Public Vehicle Park<br>(excluding Container Vehicle)<br>for a Period of 3 Years for Letting of<br>Surplus Monthly Vehicle Parking<br>Spaces to Non-residents | Approved with<br>conditions on a<br>temporary basis for a<br>period of 3 years<br>(8.4.2016)   | (1), (2)                 |
| A/H15/281          | Temporary Public Vehicle Park<br>(excluding Container Vehicle) (Letting<br>of Surplus Monthly Vehicle Parking<br>Spaces to Non-residents)<br>for a Period of 5 Years                                       | Approved with<br>conditions on a<br>temporary basis for a<br>period of 5 years<br>(17.5.2019)  | (1), (2)                 |
| A/HK/1             | Proposed Public Vehicle Park   | Approved on a<br>temporary basis for a<br>period of 3 years<br>(26.3.2004)                     | -                        |
| A/HK/3             | Renewal of Planning Approval for<br>Temporary Public Vehicle Park<br>(excluding Container Vehicle) Use<br>under Application No. A/HK/1<br>for a Period of 3 Years  | Approved with<br>condition on a<br>temporary basis for a<br>period of 3 years<br>(9.3.2007)    | (1)                      |

#### Similar s.16 Applications within Hong Kong Island

| Application<br>No. | Applied Use  | Decision of the<br>Town Planning Board<br>(Date)  | Approval<br>Condition(s) |
|--------------------|--|---|--------------------------|
| A/HK/5             | Renewal of Planning Approval for<br>Temporary Public Vehicle Park<br>(excluding Container Vehicle) (Letting<br>of Surplus Monthly Vehicle Parking<br>Spaces to Non-residents) for 3 Years                  | Approved with<br>conditions on a<br>temporary basis for a<br>period of 3 years<br>(19.3.2010) | (1), (2)                 |
| A/HK/7             | Renewal of Planning Approval for<br>Temporary Public Vehicle Park<br>(excluding Container Vehicle)<br>for Letting of Surplus Monthly Vehicle<br>Parking Spaces to Non-residents<br>for a Period of 3 Years | Approved with<br>conditions on a<br>temporary basis for a<br>period of 3 years<br>(15.3.2013) | (1), (2)                 |
| A/HK/9             | Renewal of Planning Approval for<br>Temporary Public Vehicle Park<br>(excluding Container Vehicle)<br>for a Period of 3 Years for Letting of<br>Surplus Monthly Vehicle Parking<br>Spaces to Non-residents | Approved with<br>conditions on a<br>temporary basis for a<br>period of 3 years<br>(22.1.2016) | (2), (3)                 |
| A/HK/13            | Renewal of Planning Approval for<br>Temporary Public Vehicle Park<br>(excluding Container Vehicle)<br>for a Period of 3 Years for Letting of<br>Surplus Monthly Vehicle Parking<br>Spaces to Non-residents | Approved with<br>conditions on a<br>temporary basis for a<br>period of 3 years<br>(22.2.2019) | (1), (2)                 |
| A/HK/14            | Planning Approval for Temporary<br>Public Vehicle Park (excluding<br>Container Vehicle)<br>for Letting of Surplus Monthly Vehicle<br>Parking Spaces to Non-residents for a<br>Period of 5 Years            | Approved with<br>conditions<br>on a temporary basis<br>for a period of 5 years<br>(24.9.2021) | (1), (2)                 |

#### Approval Condition(s):

- (1) The proposed number of vehicle parking spaces to be let to non-residents to be agreed with the Commissioner for Transport.
- (2) Priority should be accorded to the residents of subject housing estate(s) in the letting of the surplus vehicle parking space.
- (3) The applicant should monitor from time to time the demand from the residents of subject housing estate(s) for renting monthly parking spaces and adjust the number of parking spaces to be let to non-residents as appropriate and in a timely manner to the satisfaction of the Commissioner for Transport or of the Town Planning Board.

| Urgent Return Receipt Requested | 🗌 Sign 🔲 Encrypt 🗌 Mark Subj | ect Restricted 🔲 Expand personal&publi |
|---------------------------------|------------------------------|--|
|---------------------------------|------------------------------|--|

61 Vehicles (120) (198)

(33)

(69)

(83)

46 Vehicles

55 Vehicles (54)



A/HK/15 car parks housing estates HK Island South 07/03/2022 02:56

From: To: File Ref:

tpbpd <tpbpd@pland.gov.hk>

#### A/HK/15

(a) Car Park in Wah Fu (I) Estate, Pokfulam

(b) Car Park in Wah Fu (II) Estate, Pokfulam

(c) Car Park in Yue Fai Court, Aberdeen

Zoning : "Res (Group A)"

Proposed Amendment: Renewal of Temp Vehicle Parking

Dear TPB Members,

In view of the urgent need for elderly care and other facilities, hopefully members will question whether the GFA devoted to parking in the new towers under development is in line with actual demand and not over provided for as is evident from the prevailing data.

Mary Mulvihill

| From:<br>To: tpbpd <tpbpd@pland.gov.hk><br/>Cc: paul <paul@designinghongkong.com><br/>Date: Friday, 8 February 2019 4:08 AM CST<br/>Subject: A/HK/12 car parks housing estates H</paul@designinghongkong.com></tpbpd@pland.gov.hk> | K Island South   |
|--|--|
| A/HK/12<br>(a) Car Park in Wah Fu (I) Estate, Pokfulam<br>(b) Car Park in Wah Fu (II) Estate, Pokfulam<br>(c) Car Park in Yue Fai Court, Aberdeen<br>Zoning : "Res (Group A)"<br>Proposed Amendment: Renewal of Temp Vehi          | 120 Vehicles (198 Vehicles)<br>33 Vehicles (69 Vehicles)<br>54 Vehicles (83 Vehicles)<br>cle Parking |
| Dear TPB Members,  |  |

KUNG HEI FAT CHOI.

You can accuse me of being cynical but could it be mere coincidence that a slew

of applications for renewal of renting out car parking spaces on HA estates to non-residents have popped up this week when many people are on holiday and the applications could easily slip under the radar?

This is the common quote from the minutes for these application:

## Concerned government departments had no objection to or no adverse comment on the application;

PD: As for the utilization of the vacant parking spaces for alternative uses, an advisory clause to advise the applicant that consideration might be given to letting the vacant vehicle parking spaces for community uses was recommended should the application be approved.

Previously rolling over these applications was justified by "there was no significant change in planning circumstances since the previous temporary approval was granted'

## However this is not the case this time around as in Dec 2018 Elderly Care was finally reinstated into HKPSGs.

Every district and estate will be in deficit.

According to the attachment to the Wanchai OZP the essential provision is now 17.2 subsidized Day Care places per 1,000 persons over 65

21.3 subsidized beds per elderly residents over 65

Going forward these quotas will have to be revised up to cater for the ever increasing numbers of elderly.

## Now the amendments to HKPSG re elderly care facilities requires that the review of use of these parking facilities in line with TPB request at another meeting must be a priority.

99. In response to the Vice-chairman's enquiry, Ms Sandy S.K. Ng, STP/K, said that according to the Notes of the Outline Zoning Plan, 'Social Welfare Facilities' was always permitted in area zoned "Residential (Group A)" and no planning permission would be required if the car parking spaces were converted to social welfare facilities.

#### 2011 Census

| Wah Fu (I) Estate  | Population 13,100 | Over 65 3,176 | 45 – 64 3,795 | (50%) |
|--------------------|-------------------|---------------|---------------|-------|
| Wah Fu (II) Estate | Population 13,700 | Over 65 2,580 | 45 – 64 4,200 | (50%) |
| Yue Fai Court:     | Population 3,500  | Over 65 655   | 45 – 64 1,144 | (50%) |

There is obviously significant demand for elderly care facilities.

The situation there may be complicated by redevelopment plans. However HA is obliged as far as possible to provide the mandated quota of services, even if the arrangements are temporary in nature.

Once again members must take into consideration the fact that public housing estates are built to cater for the needs of residents and certainly not for the

purpose of providing car parking facilities for well heeled private residents nearby who may own more than one vehicle.

Hard questions please.

Mary Mulvihill

From:

To: "tpbpd" <tpbpd@pland.gov.hk> Sent: Friday, January 1, 2016 1:48:43 AM Subject: A/HK/9 car parks housing estattes HK Island South A/HK/9 Car Parks on housing estates HK Island East Zoning : "Residential A" Proposed Amendment: Renewal of Temp Vehicle Parking

Dear TPB Members,

The so called 'Temporary Use' has been allowed for 12 years.

As it appears residents do not need the spaces then it is high time that Housing Authority be compelled to find some permanent use for the spaces, particularly in the case of the large number of spaces at Shan Tsui Court.

For sure there is a deficit in the provision of community services at at least some of the locations.

As usual no visuals have been provided to assist members of the public in putting forward some ideas on alternative uses for the GFA.

I trust that TPB as representative of the community will ask some hard questions as the current arrangement can hardly be the best use of precious land resources.

Moreover instead of being lumped together each estate should be considered as a separate entity.

A blanket approach allows inefficient land use to be perpetuated.

Mary Mulvihill

#### **Advisory Clauses**

- (a) to note the comments of the Commissioner for Transport that the applicant should monitor from time to time the demand from the residents for renting monthly parking spaces, and adjust the numbers of parking spaces to be let to non-residents as appropriate and timely; and
- (b) to note the comments of the Commissioner of Police that the proposal should not cause adverse traffic obstruction.