

APPLICATION FOR PERMISSION
UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE

APPLICATION NO. A/K5/858
(for 1st Deferment)

<u>Applicant</u>	: Hop Woo Cheung Enterprises Limited represented by Office for Fine Architecture Limited
<u>Site</u>	: Flat B (Portion), G/F, Ka Ming Court, 688 Castle Peak Road, Cheung Sha Wan, Kowloon
<u>Floor Area</u>	: About 1,050m ²
<u>Lease</u>	: New Kowloon Inland Lot No. 2611 s.A & R.P. (a) governed by a Government Lease dated 18.5.1940 as varied or modified by a Deed of Variation dated 16.8.1960 (b) restricted for general industrial purposes excluding offensive trades
<u>Plan</u>	: Approved Cheung Sha Wan Outline Zoning Plan (OZP) No. S/K5/39
<u>Zoning</u>	: “Other Specified Uses” annotated “Business (1)” (a) maximum plot ratio of 12 (b) maximum building height of 130 metres above Principal Datum
<u>Application</u>	: Proposed Shop and Services (Local Provisions Stores)

1. Background

On 8.3.2023, the applicant submitted the current application to seek planning permission for proposed ‘Shop and Services (Local Provisions Stores)’ use at the subject premises (**Plan A-1**). The application is scheduled for consideration by the Metro Planning Committee (the Committee) at this meeting.

2. Request for Deferment

On 19.4.2023, the applicant’s representative wrote to the Secretary of the Town Planning Board (the Board) and requested the Board to defer making a decision on the application for two months to allow more time to prepare further information to address departmental comments (**Appendix I**).

3. Planning Department's Views

- 3.1 The Planning Department has no objection to the request for the first deferment as the justifications for deferment meet the criteria for deferment as set out in the Town Planning Board Guidelines on Deferment of Decision on Representations, Comments, Further Representations and Applications made under the Town Planning Ordinance (TPB PG-No. 33A) in that the deferment would allow the applicant to prepare further information to address outstanding issues.
- 3.2 Should the Committee agree to defer a decision on the application, the application will be submitted to the Committee for consideration within two months upon receipt of further submission from the applicant. If the further information submitted by the applicant is not substantial and could be processed within a shorter time, the application could be submitted to an earlier meeting for the Committee's consideration. The applicant should be advised that the Committee has allowed two months for preparation of the submission of further information, and no further deferment would be granted unless under very special circumstances.

4. Decision Sought

The Committee is invited to consider whether or not to accede to the applicant's request for deferment. If the request is not acceded to, the application will be submitted for the Committee's consideration at the next meeting.

5. Attachments

Appendix I	Letter from the applicant's representative dated 19.4.2023
Plan A-1	Location plan

**PLANNING DEPARTMENT
MAY 2023**