

**APPLICATION FOR PERMISSION**  
**UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE**

**APPLICATION NO. A/K5/861**  
***(for 1<sup>st</sup> Deferment)***

- Applicants** : Global Charm Investment Limited and Full Faith Properties Limited represented by Landbase Surveyors Limited
- Premises** : Factory No. 1A and No. 2 (Portion), G/F, Elite Industrial Centre, 883 Cheung Sha Wan Road, Cheung Sha Wan, Kowloon
- Floor Area** : About 230m<sup>2</sup>
- Lease** : New Kowloon Inland Lot (NKIL) No. 5944  
  
governed by the Conditions of Sale No. 11707 dated 25.11.1983 for industrial and godown purposes or both, excluding offensive trades
- Plan** : Approved Cheung Sha Wan Outline Zoning Plan (OZP) No. S/K5/39
- Zoning** : “Other Specified Uses” annotated “Business (3)” (“OU(B)3”)  
  
(a) maximum plot ratio (PR) of 12  
(b) maximum building height (BH) of 120 metres above Principal Datum (mPD)
- Application** : Proposed Shop and Services

**1. Background**

On 31.7.2023, the applicants submitted the current application to seek planning permission for proposed shop and services 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 13.9.2023, the applicants’ representative wrote to the Secretary, Town Planning Board (the Board) and requested the Board to defer making a decision on the application for two

months in order to allow more time to prepare further information (FI) 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 applicants to prepare FI 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 FI from the applicants. If the FI submitted by the applicants 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 applicants should be advised that the Committee has allowed two months for preparation of the submission of FI, 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 applicants' 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**

<b>Appendix I</b>	Letter from the applicants' representative dated 13.9.2023
<b>Plan A-1</b>	Location plan

**PLANNING DEPARTMENT  
SEPTEMBER 2023**