

14 March 2022

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

***By Email and Post
(2877 0245)***

Dear Sir

Section 16 Planning Application for Proposed Minor Relaxation of Plot Ratio Restriction for Permitted Information Technology and Telecommunications Industries Development (Proposed Data Centre Development) at D.D 444 Lot 277 S.E. RP & Ext Thereto at Nos. 57-61 Ta Chuen Ping Street, Kwai Chung (Application No.: A/KC/484)

Reference is made to the captioned application and the subsequent Supplementary Submissions submitted to the Town Planning Board (the Board) on 20 September 2021 and 26 November 2021 respectively.

The consideration of the captioned application has been recently deferred by the Board on request of the Applicant on 14 January 2022. The primary intention was to allow sufficient time for the Applicant to proceed with detailed mechanical design with coordination with relevant personnel and authorities in parallel to the ongoing Section 16 planning application. However, due to the recent pandemic situation of COVID-19, great difficulties have been seen in discussion with relevant parties. In particular, further liaison is required on the transformer room design such as their sizes and locations to support the proposed data centre development.

It should be highlighted that in-principle agreement with relevant authorities (e.g. CLP Power Hong Kong Limited) on the indicative electrical and mechanical layout design would be fundamental for the implementation and smooth operation of the subject proposed data centre development at subsequent stages. As such, we wish to request for further deferment of consideration of the captioned application by the Board for a period of another 2 months in order to allow sufficient time for the Applicant to thoroughly review the layout design in order to accommodate the technical requirements from various perspectives.

Should there be any queries, please do not hesitate to contact the undersigned at 2957 9651 or our Mr Jacky Kong at 2957 9661.

Yours faithfully
for Llewelyn-Davies Hong Kong Ltd



Man Ho
Associate

MH/jk

cc
DPO/TWK - Mr. Stephen Chan / Mr. Robert Tsang / Mr. Peter Ngan (by email)
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30 March 2022

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

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Dear Sir

Section 16 Planning Application for Proposed Minor Relaxation of Plot Ratio Restriction for Permitted Information Technology and Telecommunications Industries Development (Proposed Data Centre Development) at D.D 444 Lot 277 S.E. RP & Ext Thereto at Nos. 57-61 Ta Chuen Ping Street, Kwai Chung (Application No.: A/KC/484)

Reference is made to the captioned application and the subsequent Supplementary Submission submitted to the Town Planning Board (the Board) on 20 September and 26 November 2021 respectively, the consideration of which was deferred by the Board on 14 January 2022.

Further to the letter of deferral submitted to the Board on 14 March 2022, the Applicant would like to supplement the followings to facilitate the consideration of the request for deferral by the Board in its meeting on 1 April 2022.

1. Coordination Works Hampered by the Pandemic

Upon the deferral granted in January 2022, the Applicant has intended to proceed with essential liaison works with relevant personnel and authorities (e.g. CLP Power Hong Kong Limited) on the detailed mechanical design. Unfortunately, the COVID-19 outbreak has taken a sharp turn for the worse since January. Owing to the critical epidemic situation and the tightened social distancing measures announced by the Government in recent months, serious difficulties have been encountered in relation to the meeting hence discussion with relevant parties. Hence, more time shall be allowed for the Applicant to meet and seek confirmation from the said parties.

2. Efforts Achieved and to be Achieved during the Deferral Period

Whilst there are no outstanding departmental comments to be addressed, the Applicant has been working closely from January till today, on the electrical and mechanical layout design (E&M design) such as the alignment of the proposed cable connection from Ta Chuen Ping Street, and careful consideration of the location / size of the transformer room in support of the proposed data centre development, before coming up with a design to the satisfaction of relevant parties. A number of workshops and coordination works has been confirmed with CLP Power Hong Kong Limited to finalise the detailed design in coming months.

3. E&M Design Crucial to the Implementation of the Data Centre

It should be emphasized that the aforementioned E&M design is crucial to the implementation of the subject data centre development at subsequent stages, as the design would affect the feasibility of the development proposal such as the ingress and egress on G/F and the parking layout. .../2

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In-principle agreement with relevant authorities, particularly CLP Power Hong Kong Limited, on the indicative electrical and mechanical layout design would also be vital to the implementation of the proposed data centre.

As such, we wish to request for further deferment of consideration of the captioned application by the Board for a period of another 2 months in order to allow sufficient time for the Applicant to thoroughly review the layout design in order to accommodate the technical requirements from various perspectives.

Should there be any queries, please do not hesitate to contact the undersigned at 2957 9603 or our Mr. Man Ho at 2957 9651 / Mr. Jacky Kong at 2957 9661.

Yours faithfully
for Llewelyn-Davies Hong Kong Ltd



Dickson Hui
Director

DH/MH/jk

cc
DPO/TWK

- Mr. Stephen Chan / Mr. Robert Tsang / Mr. Peter Ngan

(by email)