

APPLICATION FOR PERMISSION
UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE

APPLICATION NO. A/KC/510
(for 1st Deferment)

- Applicant** : OXO YW Limited represented by KJL Limited
- Site** : Kwai Chung Town Lot No. 145 (KCTL 145) and adjoining Government Land (GL), 7-11 Wing Kin Road, Kwai Chung
- Site Area** : About 964m² (including about 35m² of GL)
- Lease** : KCTL 145 (about 929m²)
(a) subject to New Grant No. 4708 dated 8.1.1970 and No Objection Letter dated 13.10.2016
(b) to be expired on 30.6.2047
(c) for the manufacture of acid and/or any other offensive trade or trades
- Plan** : Approved Kwai Chung Outline Zoning Plan No. S/KC/32
- Zoning:** : “Industrial” (“I”)
(a) maximum plot ratio (PR) of 9.5
(b) maximum building height (BH) of 105 metres above Principal Datum (mPD)
- Application** : Proposed Minor Relaxation of PR and BH Restrictions for Permitted Information Technology and Telecommunications Industries (Data Centre)

1. Background

On 18.3.2025, the applicant submitted the current application to seek planning permission for proposed minor relaxation of PR and BH restrictions for permitted information technology and telecommunications industries (data centre) at the application site (**Plan A-1**). The application is scheduled for consideration by the Metro Planning Committee (the Committee) of the Town Planning Board (the Board) at this meeting.

2. **Request for Deferment**

On 24.4.2025, the applicant's representative wrote to the Secretary of the Board and requested the Board to defer making a decision on the application for two months in order to allow more time to continue preparing responses to the departmental comments received (**Appendix I**).

3. **Planning Department's Views**

3.1 The Planning Department has no objection to the request for the first deferment as the justification for deferment meets the criteria for deferment as set out in the Town Planning Board Guidelines on Deferment of Decision on Representations, Further Representations and Applications made under the Town Planning Ordinance (TPB PG-No. 33B) in that the deferment would allow the applicant to prepare further information (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 applicant. If the FI 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 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 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 24.4.2025

Plan A-1 Location Plan

**PLANNING DEPARTMENT
MAY 2025**