

APPLICATION FOR PERMISSION
UNDER SECTION 12A OF THE TOWN PLANNING ORDINANCE

APPLICATION NO. Y/H1/2
(for 2nd Deferment)

<u>Applicant</u>	: The University of Hong Kong represented by Llewelyn-Davies Hong Kong Limited
<u>Plan</u>	Draft Kennedy Town & Mount Davis Outline Zoning Plan (OZP) No. S/H1/21
<u>Application Site</u>	: Inland Lot No. 7704 RP (Part)
<u>Site Area</u>	: about 22,170m ²
<u>Land Status</u>	: Inland Lot No. 7704 RP (Part) and Government Land
<u>Zoning</u>	: “Government, Institution or Community” (“G/IC”) (about 99.8%) <ul style="list-style-type: none">- maximum building height (BH) of 135 meters above Principal Datum (mPD), or the height of the existing building, whichever is the greater (for south-eastern part of the zone)- maximum BH of 4 storeys (excluding basement(s)), or the height of the existing building, whichever is the greater (for other parts of the zone) <p>“Green Belt” (“GB”) (about 0.14%) and an area shown as ‘Road’ (about 0.07%)</p>
<u>Proposed Amendment</u>	: To rezone the application site from “G/IC”, “GB” and an area shown as ‘Road’ to “G/IC (2)”

1. Background

On 11.8.2021, the Town Planning Board (the Board) received a planning application to seek planning permission to rezone the application site (**Plan Z-1**) from “G/IC”, “GB” and an area shown as ‘Road’ to “G/IC (2)” on the draft Kennedy Town & Mount Davis Outline Zoning Plan (OZP) No. S/H1/21 to facilitate a proposed academic complex development. On 15.10.2021, the Metro Planning Committee (the Committee) of the Town Planning Board (the Board) agreed to defer a decision on the application for two months, as requested by the applicant, so as to allow time for the applicant to prepare further information (FI) in response to departmental and public comments. On 17.11.2021, the applicant submitted FI and the application is scheduled for consideration by the Committee at this meeting.

2. Request for Deferment

On 12.1.2022, the applicant's representative wrote to the Secretary of the Board and requested the Board to defer making a decision on the application for a period of two months in order to allow sufficient time for the applicant to address departmental comments and submit FI accordingly (**Appendix I**).

3. Planning Department's Views

- 3.1 The Planning Department has no objection to the request for the second 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)¹ in that the applicant needs more time to prepare FI to address departmental comments, the deferment period is not indefinite, and the deferment would not affect the interests of other relevant parties.
- 3.2 Should the Committee agree to defer a decision on the application, the application will be submitted to the Committee for consideration within three months upon receipt of FI from the applicant. If the FI submitted by the applicant is not substantial and can 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 a period of two months for preparation 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 to the Committee for consideration at the next meeting.

5. Attachments

Appendix I	Letter dated 12.1.2022 from the applicant's representative
Plan Z-1	Location Plan

**PLANNING DEPARTMENT
JANUARY 2022**

¹ The number of deferments to be granted as stipulated under TPB PG-No. 33A is not applicable to this application as this application was received before the promulgation of the revised guidelines on 24.8.2021.