

RNTPC Paper No. A/KTN/74
For Consideration by
The Rural and New Town Planning
Committee on 26.3.2021

APPLICATION FOR PERMISSION
UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE

APPLICATION NO. A/KTN/74
(1st Deferment)

Applicant : Mr. HUI Man Wei

Site : Lot 4 (Part) in D.D. 95, Kwu Tung North, Sheung Shui, New Territories

Site Area : 1,025 m²

Lease : Block Government Lease (demised for agricultural use)

Plan : Approved Kwu Tung North Outline Zoning Plan (OZP) No. S/KTN/2

Zonings : An area shown as ‘Road’ (about 91.7% of the Site)
“Green Belt” (“GB”) (about 4.8% of the Site)
“Government, Institution or Community
 (“G/IC”) (about 3.5% of the Site)

Application : Temporary Open Storage of Metal Scaffold with Ancillary Rest Room and
Tool Room for a Period of 3 Years

1. Background

On 5.2.2021, the applicant submitted a planning application to seek permission to use the application site (**Plan A-1**) for temporary open storage of metal scaffold with ancillary rest room and tool room for a period of 3 years. The application is scheduled for consideration by the Rural and New Town Planning Committee (the Committee) on 26.3.2021.

2. Request for Deferment

On 2.3.2021, the applicant wrote to Secretary of the Town Planning Board (the Board) and requested the Board to defer the consideration of the application for two months in order to

allow time for the applicants to prepare further information to address the departmental comments (**Appendix I**).

3. **Planning Department's View**

3.1 The Planning Department has no objection to the request for deferment as the justification for deferment meets the criteria for deferment as set out in the Town Planning Board Guideline on Deferment of Decision on Representations, Comments, Further Representations and Applications made under the Town Planning Ordinance (TPB PG-No. 33) in that the applicant needs more time to prepare further information in response to 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 making a decision on the application, the application will be submitted to the Committee for consideration within two months upon receipt of further information from the applicant. If the further information 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 two months for preparation of submission of further information, and no further deferment would be granted unless under very special circumstances.

4. **Decision Sought**

There 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
Plan A-1

Letter dated 2.3.2021 from the applicant
Location Plan

PLANNING DEPARTMENT
MARCH 2021