

APPLICATION FOR PERMISSION
UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE

APPLICATION NO. A/NE-HLH/49

(for 2nd Deferment)

- Applicant** : Ms. FUNG Yin Wan Dorothy represented by Tang K.F. Associates Limited
- Site** : Lot 629 in D.D. 84, Hung Lung Hang, New Territories
- Site Area** : About 624 m²
- Lease** : Block Government Lease (demised for agricultural use)
- Plan** : Approved Hung Lung Hang Outline Zoning Plan (OZP) No. S/NE-HLH/11
- Zoning** : “Agriculture” (“AGR”)
- Application** : Proposed Temporary Place of Recreation, Sports or Culture (Hobby Farm) for a Period of 3 Years

1. Background

- 1.1 On 2.11.2020, the applicant seeks planning permission for a proposed temporary place of recreation, sports or culture (hobby farm) for a period of three years at the application site (**Plan A-1**).
- 1.2 On 18.12.2020, the Rural and New Town Planning Committee (the Committee) of the Town Planning Board (the Board) agreed to defer making a decision on the application for two months, as requested by the applicant, to allow time for the applicant to prepare Further Information (FI) to address the departmental comments. The applicant submitted FI on 17.2.2021 and 22.3.2021 including response-to-comments table and revised layout plan to address the comments of Transport Department (TD) and Agriculture, Fisheries and Conservation Department (AFCD). The application is scheduled for consideration by the Committee on 16.4.2021.

2. Request for Deferment

On 9.4.2021, the applicant’s representative wrote to the Secretary of the Board and requested the Board to defer the consideration of the application for two months in order to allow time to prepare FI to address the further comments from TD (**Appendix I**).

3. Planning Department's Views

- 3.1 The application has been deferred once for two months at the request of the applicant to allow more time to address the departmental comments. Since the last deferment on 18.12.2020, the applicant has submitted FI on 17.2.2021 and 22.3.2021 to address comments from TD and AFCD. Nevertheless, the applicant needs more time to prepare FI to address further comments from TD.
- 3.2 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 Guidelines 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 FI to address the departmental comments, the deferment period is not indefinite, and the deferment would not affect the interests of other relevant parties.
- 3.3 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 further submission 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. Since it is the second deferment of the application, the applicant should be advised that the Committee has allowed a total of four months for preparation of 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 to the Committee for consideration at the next meeting.

5. Attachments

Appendix I	Letter received on 9.4.2021 from the applicant's representative
Plan A-1	Location Plan

**PLANNING DEPARTMENT
APRIL 2021**