

**APPLICATION FOR PERMISSION**  
**UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE**

**APPLICATION NO. A/NE-KTS/504**  
***(for 2<sup>nd</sup> Deferment)***

<b><u>Applicant</u></b>	: Full Team Group Limited represented by Prudential Surveyors International Limited
<b><u>Site</u></b>	: Lot 407 S.A ss.2 S.C (Part), 407 S.A ss.2 RP (Part) and 407 S.B ss.1 (Part) in D.D. 94, Hang Tau Tai Po, Kwu Tung South, New Territories
<b><u>Site Area</u></b>	: 3,412 m <sup>2</sup> (about)
<b><u>Lease</u></b>	: Block Government Lease (demised for agricultural use)
<b><u>Plan</u></b>	: Draft Kwu Tung South Outline Zoning Plan (OZP) No. S/NE-KTS/17
<b><u>Zoning</u></b>	: “Residential (Group D)” (“R(D)”)
<b><u>Application</u></b>	: Proposed Temporary Public Vehicle Park (Private Cars only) with Ancillary Shroff for a Period of 3 Years

**1. Background**

- 1.1 On 1.9.2021, the applicant submitted the current application to seek planning permission for proposed temporary public vehicle park (private cars only) with ancillary shroff for a period of 3 years at the subject site (**Plan A-1**).
- 1.2 On 29.10.2021, the Rural and New Town Planning Committee (the Committee) 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 to address departmental comments.
- 1.3 On 24.11.2021, the applicant submitted further information to address departmental and public comments. The application is scheduled for consideration by the Committee at this meeting.

**2. Request for Deferment**

On 28.12.2021, the applicant’s representative wrote to the Secretary, Town Planning Board (the Board) and requested the Board to further defer making a decision on the application for two months in order to allow time for preparation of further information to address

departmental comments (**Appendix I**).

3. **Planning Department's View**

- 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) 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 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 further information 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 a total of four months for preparation of the submission of further information. The second deferment should be the last deferment and no further deferment would be granted unless under very special circumstances and supported with strong justifications.

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**

<b>Appendix I</b>	Applicant's representative letter dated 28.12.2021
<b>Plan A-1</b>	Location Plan

**PLANNING DEPARTMENT  
JANUARY 2022**