

APPLICATION FOR PERMISSION
UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE

APPLICATIONS NO. A/NE-LT/750 to 753

(for 1st Deferment)

<u>Applicants</u>	Mr. CHUNG Chi Wing Mr. CHUNG Duncan Chi Tong Mr. CHUNG Chi Hung Mr. CHUNG Brian Chi Wah all represented by Mr. HUI Kwan Yee	(Application No. A/NE-LT/750) (Application No. A/NE-LT/751) (Application No. A/NE-LT/752) (Application No. A/NE-LT/753)
<u>Sites</u>	Lots 1014 S.C and 1015 S.C Lots 1014 S.D and 1015 S.D Lots 1014 S.F and 1015 S.F Lots 1014 RP and 1015 RP all in D.D. 19, Lam Tsuen San Tsuen, Tai Po	(Application No. A/NE-LT/750) (Application No. A/NE-LT/751) (Application No. A/NE-LT/752) (Application No. A/NE-LT/753)
<u>Site Areas</u>	About 184.2m ² About 129.5m ² About 124.3m ² About 191.4m ²	(Application No. A/NE-LT/750) (Application No. A/NE-LT/751) (Application No. A/NE-LT/752) (Application No. A/NE-LT/753)
<u>Lease</u>	Block Government Lease (demised for agricultural use)	
<u>Plan</u>	Approved Lam Tsuen Outline Zoning Plan (OZP) No. S/NE-LT/11	
<u>Zoning</u>	“Agriculture” (“AGR”)	
<u>Applications</u>	Proposed House (New Territories Exempted House (NTEH) – Small House) on each of the application sites	

1. Background

On 23.2.2023, the applicants submitted the current applications to seek planning permissions for a proposed house (NTEH - Small House) at each of the application sites (**Plan A-1**).

2. Request for Deferment

On 3.4.2023, the applicants’ representative wrote to the Secretary of the Town Planning Board to request for deferred consideration of the applications for two months in order to prepare further information (FI) to address the departmental comments (**Appendix I**).

3. Planning Department's Views

- 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 Guidelines on Deferment of Decision on Representations, Comments, Further Representations and Applications made under the Town Planning Ordinance (TPB PG-No. 33A) in that this is the first deferment requested by the applicants and deferment would allow the applicants to prepare FI to address outstanding issue(s).
- 3.2 Should the Rural and New Town Planning Committee (the Committee) agree to defer a decision on the applications, the applications will be submitted to the Committee for consideration within two months upon receipt of FI from the applicants. If the FI submitted by the applicants is not substantial and could be processed within a shorter time, the applications could be submitted to an earlier meeting for the Committee's consideration. The applicants should be advised that the Committee has allowed two 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 applicants' request for deferment. If the request is not acceded to, the applications will be submitted to the Committee for consideration at the next meeting.

5. Attachments

Appendix I
Plan A-1

Letter dated 3.4.2023 from the applicants' representative
Location Plan

PLANNING DEPARTMENT
APRIL 2023