

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

**APPLICATION NO. A/NE-LYT/800**

*(for 1<sup>st</sup> Deferment)*

<b><u>Applicant</u></b>	:	Mr LI Pui Hei represented by R-riches Property Consultants Limited
<b><u>Site</u></b>	:	Various Lots in D.D. 83, Lung Yeuk Tau, Fanling, New Territories
<b><u>Site Area</u></b>	:	5,639m <sup>2</sup> (about)
<b><u>Lease</u></b>	:	Block Government Lease and New Grant Lot (demised for agricultural use)
<b><u>Plan</u></b>	:	Approved Lung Yeuk Tau and Kwan Tei South Outline Zoning Plan (OZP) No. S/NE-LYT/19
<b><u>Zonings</u></b>	:	“Agriculture” (“AGR”) (83.5% of the application site) “Residential (Group C)” (“R(C)”) (16.5% of the application site)
<b><u>Application</u></b>	:	Proposed Temporary Public Vehicle Park (PVP) (Excluding Container Vehicle) for a Period of Three Years and associated Filling of Land

**1. Background**

On 6.7.2023, the applicant submitted the current application to seek planning permission for proposed temporary public vehicle park (excluding container vehicle) for a period of three years and associated filling of land at the subject site (**Plan A-1**).

**2. Request for Deferment**

On 18.8.2023, the applicant’s representative wrote to the Secretary of the Town Planning Board (the Board) to request for deferred consideration of the application for two months in order to prepare further information (FI) to address comments from Transport Department (**Appendix I**).

**3. Planning Department’s Views**

3.1 The Planning Department has no objection to the request for the first 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 applicant and the deferment would allow the applicant to prepare FI to address outstanding issues.

- 3.2 Should the Rural and New Town Planning Committee (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 FI from the applicant. If the FI 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 two months for preparation of the 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 for the Committee's consideration at the next meeting.

#### **5. Attachments**

**Appendix I**  
**Plan A-1**

Letter dated 18.8.2023 from the applicant's representative  
Location Plan

**PLANNING DEPARTMENT**  
**AUGUST 2023**