

APPLICATION FOR PERMISSION
UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE

APPLICATION NO. A/SK-CWBN/63
(for 2nd Deferment)

<u>Applicant</u>	:	Lau King Fung
<u>Site</u>	:	Lot 158 S.C RP in D.D. 238, Pan Long Wan, Sai Kung, New Territories
<u>Site Area</u>	:	91.5m ² (about)
<u>Lease</u>	:	Block Government Lease (demised for agricultural use)
<u>Plan</u>	:	Approved Clear Water Bay Peninsula North Outline Zoning Plan (OZP) No. S/SK-CWBN/6
<u>Zoning</u>	:	“Green Belt” (“GB”)
<u>Application</u>	:	Proposed House (New Territories Exempted House (NTEH) – Small House)

1. Background

- 1.1 On 22.2.2021, the applicant sought planning permission for development of one NTEH (Small House) at the application site (the Site) (**Plan A-1**).
- 1.2 On 16.4.2021, the Rural and New Town Planning Committee (the Committee) of the Town Planning Board (the Board) agreed to defer a decision on the application for two months, as requested by the applicant, to allow time to consult relevant department and for preparation of further information (FI) in support of the application. The application is scheduled for consideration by the Committee at this meeting.

2. Request for Deferment

On 24.6.2021, the applicant wrote to the Secretary of the Board and requested the Board to defer making a decision on the application for another two months so as to allow time to address the comments from government department (**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 time for preparation of FI in response to departmental comments.

Since the last deferment, the applicant has contacted relevant government department to address the comments. The applicant needs more time to prepare FI in support of the application.

- 3.2 The Planning Department has no objection to the request for 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. 33) in that the applicant needs more time 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 making 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 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 of 24.6.2021 from the applicant
Plan A-1	Location Plan

**PLANNING DEPARTMENT
JULY 2021**