

APPLICATION FOR PERMISSION
UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE

APPLICATION NO. A/SK-HC/332
(for 2nd Deferment)

<u>Applicants</u>	: Fine Rolling Limited, China Progress Limited and Ms. Cheung Mei Chun represented by DeSPACE (International) Limited
<u>Site</u>	: Lot 115 (Part) in D.D. 247, Ho Chung, Sai Kung, New Territories
<u>Site Area</u>	: About 3,775m ²
<u>Lease</u>	: Old Schedule Agricultural Lot held under Block Government Lease
<u>Plan</u>	: Approved Ho Chung Outline Zoning Plan No. S/SK-HC/11
<u>Zoning</u>	: “Recreation”
<u>Application</u>	: Proposed Hotel (Guesthouse) Ancillary to a Permitted Place of Recreation, Sports or Culture (Recreation Centre)

1. Background

- 1.1 On 6.9.2021, the applicants submitted the current application to seek planning permission for proposed hotel (guesthouse) ancillary to a permitted place of recreation, sports or culture (recreation centre) 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 applicants, to allow time for preparation of further information (FI) in response to departmental comments.
- 1.3 On 31.12.2021, the applicants submitted FI including new technical assessments to address departmental comments. The application is scheduled for consideration by the Committee at this meeting.

2. Request for Deferment

On 8.2.2022, the applicants’ 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 sufficient time for preparation of FI to address departmental comments (**Appendix I**).

3. Planning Department's Views

- 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 applicants need more time to address the comments from relevant government departments, 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 FI from the applicants. If the FI submitted by the applicants 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 applicants should be advised that the Committee has allowed a total of four months for preparation of the submission of FI. 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 applicants' 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	Letter from the applicants' representative dated 8.2.2022
Plan A-1	Location Plan

**PLANNING DEPARTMENT
FEBRUARY 2022**