

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

**APPLICATION NO. A/TP/674**  
***( for 1<sup>st</sup> Deferment )***

- Applicant** : Mr. CHAN Chun Yin, Christopher represented by Mr. WONG Wai Lun
- Site** : Lots 373 and 377 in D.D. 32 and adjoining Government land, Ha Wong Yi Au, Tai Po, New Territories
- Site Area** : About 105.89m<sup>2</sup> (including Government Land of about 10.19m<sup>2</sup>)
- Land Status** : Block Government Lease (demised for agricultural use)
- Plan** : Approved Tai Po Outline Zoning Plan No. S/TP/28
- Zonings** : “Green Belt” (“GB”) (about 37%)  
“Village Type Development” (“V”) (about 63%)
- Application** : Proposed House (New Territories Exempted House (NTEH) – Small House)

**1. Background**

The applicant seeks planning permission for a proposed house (NTEH – Small House) at the application site (the Site) (**Plan A-1**). The application is scheduled for consideration by the Rural and New Town Planning Committee (the Committee) of the Town Planning Board (the Board) on 11.6.2021.

**2. Request for Deferment**

On 3.6.2021, the applicant’s representative wrote to the Secretary of the Board and requested the Board to defer making a decision on the application for two months so as to allow more time for preparation of further information (FI) to address the comments from Transport Department (**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. 33) in that the applicant needs more time to prepare FI 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 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. The applicant 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 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**

<b>Appendix I</b>	Email dated 3.6.2021 from the applicant's representative
<b>Plan A-1</b>	Location plan

**PLANNING DEPARTMENT  
JUNE 2021**