

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

**APPLICATION NO. A/TSW/75**  
***(for 1<sup>st</sup> Deferment)***

- Applicant** : Architectural Services Department represented by Kenneth To and Associates Limited
- Site** : Government land at Tin Fuk Road adjoining Tin Shui Wai MTR Station, Tin Shui Wai, New Territories
- Site Area** : About 9,033m<sup>2</sup>
- Land Status** : Government Land
- Plan** : Approved Tin Shui Wai Outline Zoning Plan (OZP) No. S/TSW/14 and Approved Ping Shan OZP No. S/YL-PS/18
- Zoning** : Area shown as 'Road'
- Application** : Proposed Public Market

**1. Background**

On 3.3.2021, the applicant sought planning permission for proposed public market at the application 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) at this meeting.

**2. Request for Deferment**

On 15.4.2021, the applicant's representative wrote to the Secretary of the Board and requested the Board to defer making a decision on the application for one month so as to allow time to prepare further information in addressing the comments from concerned Government departments (**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 address the comments from concerned 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 further information (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. The applicant should be advised that the Committee has allowed a period of one month 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>	Letter of 15.4.2021 from the applicant's representative
<b>Plan A-1</b>	Location Plan

**PLANNING DEPARTMENT  
APRIL 2021**