

This document is received on 17 APR 2023.
The Town Planning Board will formally acknowledge
the date of receipt of the application only upon receipt
of all the required information and documents.

NOTIFICATION
表格第 S16-I 號

**APPLICATION FOR PERMISSION
UNDER SECTION 16 OF
THE TOWN PLANNING ORDINANCE
(CAP.131)**

根據《城市規劃條例》(第131章)
第16條遞交的許可申請

Applicable to proposals not involving or not only involving:
適用於建議不涉及或不祇涉及:

- (i) **Construction of “New Territories Exempted House(s)”;**
興建「新界豁免管制屋宇」;
- (ii) **Temporary use/development of land and/or building not exceeding 3 years in rural areas; and**
位於鄉郊地區土地上及/或建築物內進行為期不超過三年的臨時用途/發展;及
- (iii) **Renewal of permission for temporary use or development in rural areas**
位於鄉郊地區的臨時用途或發展的許可續期

Applicant who would like to publish the notice of application in local newspapers to meet one of the Town Planning Board's requirements of taking reasonable steps to obtain consent of or give notification to the current land owner, please refer to the following link regarding publishing the notice in the designated newspapers:
https://www.info.gov.hk/tpb/en/plan_application/apply.html

申請人如欲在本地報章刊登申請通知,以採取城市規劃委員會就取得現行土地擁有人的同意或通知現行土地擁有人所指定的其中一項合理步驟,請瀏覽以下網址有關在指定的報章刊登通知:
https://www.info.gov.hk/tpb/tc/plan_application/apply.html

General Note and Annotation for the Form
填寫表格的一般指引及註解

“Current land owner” means any person whose name is registered in the Land Registry as that of an owner of the land to which the application relates, as at 6 weeks before the application is made
「現行土地擁有人」指在提出申請前六星期,其姓名或名稱已在土地註冊處註冊為該申請所關乎的土地的擁有人的人

& Please attach documentary proof 請夾附證明文件

^ Please insert number where appropriate 請在適當地方註明編號

Please fill “NA” for inapplicable item 請在不適用的項目填寫「不適用」

Please use separate sheets if the space provided is insufficient 如所提供的空間不足,請另頁說明

Please insert a 「✓」 at the appropriate box 請在適當的方格內上加上「✓」號

2300870 28/3 by post

For Official Use Only 請勿填寫此欄	Application No. 申請編號	A/16-KTM/910
	Date Received 收到日期	17 APR 2023

- The completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Board (the Board), 15/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong.
申請人須把填妥的申請表格及其他支持申請的文件 (倘有), 送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會(下稱「委員會」)秘書收。
- Please read the "Guidance Notes" carefully before you fill in this form. The document can be downloaded from the Board's website at <http://www.info.gov.hk/tpb/>. It can also be obtained from the Secretariat of the Board at 15/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong (Tel: 2231 4810 or 2231 4835), and the Planning Enquiry Counters of the Planning Department (Hotline: 2231 5000) (17/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F, Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories).
請先細閱《申請須知》的資料單張, 然後填寫此表格。該份文件可從委員會的網頁下載 (網址: <http://www.info.gov.hk/tpb/>), 亦可向委員會秘書處 (香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835) 及規劃署的規劃資料查詢處 (熱線: 2231 5000) (香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓) 索取。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the Planning Enquiry Counters of the Planning Department. The form should be typed or completed in block letters. The processing of the application may be refused if the required information or the required copies are incomplete.
此表格可從委員會的網頁下載, 亦可向委員會秘書處及規劃署的規劃資料查詢處索取。申請人須以打印方式或以正楷填寫表格。如果申請人所提交的資料或文件副本不齊全, 委員會可拒絕處理有關申請。

1. Name of Applicant 申請人姓名/名稱

(☒ Mr. 先生 / ☐ Mrs. 夫人 / ☐ Miss 小姐 / ☐ Ms. 女士 / ☐ Company 公司 / ☐ Organisation 機構)

TANG Tsz Ki 鄧子其

2. Name of Authorised Agent (if applicable) 獲授權代理人姓名/名稱 (如適用)

(☐ Mr. 先生 / ☐ Mrs. 夫人 / ☐ Miss 小姐 / ☐ Ms. 女士 / ☐ Company 公司 / ☐ Organisation 機構)

NA 不適用

3. Application Site 申請地點

(a) Full address / location / demarcation district and lot number (if applicable) 詳細地址/地點/丈量約份及地段號碼 (如適用)	Lots 609 and 610 in D.D. 109, Kam Tin North, Yuen Long, N.T. 新界元朗錦田北丈量約份第109約地段第609號及610號
(b) Site area and/or gross floor area involved 涉及的地盤面積及/或總樓面面積	<input checked="" type="checkbox"/> Site area 地盤面積 1,713 sq.m 平方米 <input checked="" type="checkbox"/> About 約 <input checked="" type="checkbox"/> Gross floor area 總樓面面積 133.32 sq.m 平方米 <input checked="" type="checkbox"/> About 約
(c) Area of Government land included (if any) 所包括的政府土地面積 (倘有)	NA 不適用 sq.m 平方米 <input type="checkbox"/> About 約

(d) Name and number of the related statutory plan(s) 有關法定圖則的名稱及編號	錦田北分區計劃大綱草圖編號 S/YL-KTN/10 DRAFT KAM TIN NORTH OUTLINE ZONING PLAN NO. S/YL-KTN/10
(e) Land use zone(s) involved 涉及的土地用途地帶	農業 Agriculture
(f) Current use(s) 現時用途	空置 Vacant (If there are any Government, institution or community facilities, please illustrate on plan and specify the use and gross floor area) (如有任何政府、機構或社區設施，請在圖則上顯示，並註明用途及總樓面面積)

4. "Current Land Owner" of Application Site 申請地點的「現行土地擁有人」

The applicant 申請人 -

- ☐ is the sole "current land owner"^{#&} (please proceed to Part 6 and attach documentary proof of ownership).
是唯一的「現行土地擁有人」^{#&} (請繼續填寫第 6 部分，並夾附業權證明文件)。
- ☐ is one of the "current land owners"^{#&} (please attach documentary proof of ownership).
是其中一名「現行土地擁有人」^{#&} (請夾附業權證明文件)。
- ☒ is not a "current land owner"[#].
並不是「現行土地擁有人」[#]。
- ☐ The application site is entirely on Government land (please proceed to Part 6).
申請地點完全位於政府土地上 (請繼續填寫第 6 部分)。

5. Statement on Owner's Consent/Notification

就土地擁有人的同意/通知土地擁有人的陳述

- (a) According to the record(s) of the Land Registry as at (DD/MM/YYYY), this application involves a total of "current land owner(s)"[#].
根據土地註冊處截至 年 月 日的記錄，這宗申請共牽涉 名「現行土地擁有人」[#]。

(b) The applicant 申請人 -

- ☐ has obtained consent(s) of "current land owner(s)"[#].
已取得 名「現行土地擁有人」[#]的同意。

Details of consent of "current land owner(s)" [#] obtained 取得「現行土地擁有人」 [#] 同意的詳情		
No. of 'Current Land Owner(s)' 「現行土地擁有人」數目	Lot number/address of premises as shown in the record of the Land Registry where consent(s) has/have been obtained 根據土地註冊處記錄已獲得同意的地段號碼/處所地址	Date of consent obtained (DD/MM/YYYY) 取得同意的日期 (日/月/年)

(Please use separate sheets if the space of any box above is insufficient. 如上列任何方格的空間不足，請另頁說明)

- ☐ has notified "current land owner(s)"[#]
已通知 名「現行土地擁有人」[#]。

Details of the "current land owner(s)" [#] notified 已獲通知「現行土地擁有人」 [#] 的詳細資料		
No. of 'Current Land Owner(s)' 「現行土地擁有人」數目	Lot number/address of premises as shown in the record of the Land Registry where notification(s) has/have been given 根據土地註冊處記錄已發出通知的地段號碼／處所地址	Date of notification given (DD/MM/YYYY) 通知日期(日/月/年)

(Please use separate sheets if the space of any box above is insufficient. 如上列任何方格的空間不足，請另頁說明)

- ☒ has taken reasonable steps to obtain consent of or give notification to owner(s):
已採取合理步驟以取得土地擁有人的同意或向該人發給通知。詳情如下：

Reasonable Steps to Obtain Consent of Owner(s) 取得土地擁有人的同意所採取的合理步驟

- ☐ sent request for consent to the "current land owner(s)" on _____ (DD/MM/YYYY)[&]
於 _____ (日/月/年)向每一名「現行土地擁有人」[#]郵遞要求同意書[&]

Reasonable Steps to Give Notification to Owner(s) 向土地擁有人發出通知所採取的合理步驟

- ☐ published notices in local newspapers on _____ (DD/MM/YYYY)[&]
於 _____ (日/月/年)在指定報章就申請刊登一次通知[&]
- ☒ posted notice in a prominent position on or near application site/premises on
23/03/2023 _____ (DD/MM/YYYY)[&]
於 23/03/2023 _____ (日/月/年)在申請地點／申請處所或附近的顯明位置貼出關於該申請的通知[&]
- ☒ sent notice to relevant owners' corporation(s)/owners' committee(s)/mutual aid committee(s)/management office(s) or rural committee on 23/03/2023 _____ (DD/MM/YYYY)[&]
於 23/03/2023 _____ (日/月/年)把通知寄往相關的業主立案法團/業主委員會/互助委員會或管理處，或有關的鄉事委員會[&]

Others 其他

- ☐ others (please specify)
其他（請指明）

Note: May insert more than one 「✓」.

Information should be provided on the basis of each and every lot (if applicable) and premises (if any) in respect of the application.

註：可在多於一個方格內加上「✓」號

申請人須就申請涉及的每一地段（倘適用）及處所（倘有）分別提供資料

6. Type(s) of Application 申請類別

- ☐ Type (i) Change of use within existing building or part thereof
第(i)類 更改現有建築物或其部分內的用途
- ☒ Type (ii) Diversion of stream / excavation of land / filling of land / filling of pond as required under Notes of Statutory Plan(s)
第(ii)類 根據法定圖則《註釋》內所要求的河道改道／挖土／填土／填塘工程
- ☐ Type (iii) Public utility installation / Utility installation for private project
第(iii)類 公用事業設施裝置/私人發展計劃的公用設施裝置
- ☐ Type (iv) Minor relaxation of stated development restriction(s) as provided under Notes of Statutory Plan(s)
第(iv)類 略為放寬於法定圖則《註釋》內列明的發展限制
- ☒ Type (v) Use / development other than (i) to (iii) above
第(v)類 上述的(i)至(iii)項以外的用途／發展

Note 1: May insert more than one 「✓」.

註 1：可在多於一個方格內加上「✓」號

Note 2: For Development involving columbarium use, please complete the table in the Appendix.

註 2：如發展涉及靈灰安置所用途，請填妥於附件的表格。

(i) For Type (i) application 供第(i)類申請

(a) Total floor area involved 涉及的總樓面面積	sq.m 平方米		
(b) Proposed use(s)/development 擬議用途/發展	(If there are any Government, institution or community facilities, please illustrate on plan and specify the use and gross floor area) (如有任何政府、機構或社區設施，請在圖則上顯示，並註明用途及總樓面面積)		
(c) Number of storeys involved 涉及層數	Number of units involved 涉及單位數目		
(d) Proposed floor area 擬議樓面面積	Domestic part 住用部分		sq.m 平方米 <input type="checkbox"/> About 約
	Non-domestic part 非住用部分		sq.m 平方米 <input type="checkbox"/> About 約
	Total 總計		sq.m 平方米 <input type="checkbox"/> About 約
(e) Proposed uses of different floors (if applicable) 不同樓層的擬議用途(如適用) (Please use separate sheets if the space provided is insufficient) (如所提供的空間不足，請另頁說明)	Floor(s) 樓層	Current use(s) 現時用途	Proposed use(s) 擬議用途

(ii) For Type (ii) application 供第(ii)類申請

(a) Operation involved 涉及工程	<input type="checkbox"/> Diversion of stream 河道改道		
	<input type="checkbox"/> Filling of pond 填塘		
	Area of filling 填塘面積	sq.m 平方米	<input type="checkbox"/> About 約
	Depth of filling 填塘深度	m 米	<input type="checkbox"/> About 約
	<input checked="" type="checkbox"/> Filling of land 填土		
	Area of filling 填土面積	1,007.7 sq.m 平方米	<input checked="" type="checkbox"/> About 約
	Depth of filling 填土厚度	0.3 m 米	<input checked="" type="checkbox"/> About 約
	<input type="checkbox"/> Excavation of land 挖土		
	Area of excavation 挖土面積	sq.m 平方米	<input type="checkbox"/> About 約
	Depth of excavation 挖土深度	m 米	<input type="checkbox"/> About 約
(Please indicate on site plan the boundary of concerned land/pond(s), and particulars of stream diversion, the extent of filling of land/pond(s) and/or excavation of land) (請用圖則顯示有關土地/池塘界線, 以及河道改道、填塘、填土及/或挖土的細節及/或範圍))			
(b) Intended use/development 有意進行的用途/發展	擬議臨時動物寄養所連附屬設施 (為期5年) 及填土 Proposed Temporary Animal Boarding Establishment with Ancillary Facilities for a period of 5 years and Filling of Land		

(iii) For Type (iii) application 供第(iii)類申請

(a) Nature and scale 性質及規模	<input type="checkbox"/> Public utility installation 公用事業設施裝置												
	<input type="checkbox"/> Utility installation for private project 私人發展計劃的公用設施裝置												
	Please specify the type and number of utility to be provided as well as the dimensions of each building/structure, where appropriate 請註明有關裝置的性質及數量, 包括每座建築物/構築物(倘有)的長度、高度和闊度												
	<table border="1"> <thead> <tr> <th>Name/type of installation 裝置名稱/種類</th> <th>Number of provision 數量</th> <th>Dimension of each installation /building/structure (m) (LxWxH) 每個裝置/建築物/構築物的尺寸 (米)(長 x 闊 x 高)</th> </tr> </thead> <tbody> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td></tr> </tbody> </table>	Name/type of installation 裝置名稱/種類	Number of provision 數量	Dimension of each installation /building/structure (m) (LxWxH) 每個裝置/建築物/構築物的尺寸 (米)(長 x 闊 x 高)									
	Name/type of installation 裝置名稱/種類	Number of provision 數量	Dimension of each installation /building/structure (m) (LxWxH) 每個裝置/建築物/構築物的尺寸 (米)(長 x 闊 x 高)										
(Please illustrate on plan the layout of the installation 請用圖則顯示裝置的布局)													

(iv) For Type (iv) application 供第(iv)類申請

(a) Please specify the proposed minor relaxation of stated development restriction(s) and **also fill in the proposed use/development and development particulars in part (v) below** –

請列明擬議略為放寬的發展限制並填妥於第(v)部分的擬議用途/發展及發展細節 –

- ☐ Plot ratio restriction 地積比率限制 From 由 to 至
- ☐ Gross floor area restriction 總樓面面積限制 From 由sq. m 平方米 to 至sq. m 平方米
- ☐ Site coverage restriction 上蓋面積限制 From 由% to 至%
- ☐ Building height restriction 建築物高度限制
From 由m 米 to 至 m 米
From 由 mPD 米 (主水平基準上) to 至mPD 米 (主水平基準上)
From 由 storeys 層 to 至 storeys 層
- ☐ Non-building area restriction 非建築用地限制 From 由m to 至 m
- ☐ Others (please specify) 其他 (請註明)

(v) For Type (v) application 供第(v)類申請

(a) Proposed use(s)/development
擬議用途/發展

擬議臨時動物寄養所連附屬設施 (為期5年)及填土

Proposed Temporary Animal Boarding Establishment with Ancillary Facilities for a period of 5 years and Filling of Land

(Please illustrate the details of the proposal on a layout plan 請用平面圖說明建議詳情)

(b) Development Schedule 發展細節表

Proposed gross floor area (GFA) 擬議總樓面面積	133.32	
Proposed plot ratio 擬議地積比率	0.08 sq.m 平方米 <input checked="" type="checkbox"/> About 約
Proposed site coverage 擬議上蓋面積	7.8 <input checked="" type="checkbox"/> About 約
Proposed no. of blocks 擬議座數	5 <input checked="" type="checkbox"/> About 約
Proposed no. of storeys of each block 每座建築物的擬議層數	1 storeys 層
	<input type="checkbox"/> include 包括.....storeys of basements 層地庫	
	<input type="checkbox"/> exclude 不包括.....storeys of basements 層地庫	
Proposed building height of each block 每座建築物的擬議高度 mPD 米(主水平基準上)	<input type="checkbox"/> About 約
	Not Exceeding 3	<input type="checkbox"/> About 約
 m 米	

☐ Domestic part 住用部分

GFA 總樓面面積 sq. m 平方米 ☐ About 約
 number of Units 單位數目
 average unit size 單位平均面積 sq. m 平方米 ☐ About 約
 estimated number of residents 估計住客數目

☒ Non-domestic part 非住用部分GFA 總樓面面積

☐ eating place 食肆 sq. m 平方米 ☐ About 約
☐ hotel 酒店 sq. m 平方米 ☐ About 約

(please specify the number of rooms

請註明房間數目)

☒ office 辦公室 36 sq. m 平方米 ☒ About 約
☐ shop and services 商店及服務行業 sq. m 平方米 ☐ About 約

☐ Government, institution or community facilities (please specify the use(s) and concerned land
 政府、機構或社區設施 area(s)/GFA(s) 請註明用途及有關的地面面積／總
 樓面面積)

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.....

.....

☒ other(s) 其他 (please specify the use(s) and concerned land
 area(s)/GFA(s) 請註明用途及有關的地面面積／總
 樓面面積)

Please refer to Proposed Layout Plan.

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☐ Open space 休憩用地 (please specify land area(s) 請註明地面面積)

☐ private open space 私人休憩用地 sq. m 平方米 ☐ Not less than 不少於

☐ public open space 公眾休憩用地 sq. m 平方米 ☐ Not less than 不少於

(c) Use(s) of different floors (if applicable) 各樓層的用途 (如適用)

[Block number] [座數]	[Floor(s)] [層數]	[Proposed use(s)] [擬議用途]
.....
.....
.....
.....
.....

(d) Proposed use(s) of uncovered area (if any) 露天地方 (倘有) 的擬議用途

Dog Function Area and Road Access

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7. Anticipated Completion Time of the Development Proposal 擬議發展計劃的預計完成時間

Anticipated completion time (in month and year) of the development proposal (by phase (if any)) (e.g. June 2023)
擬議發展計劃預期完成的年份及月份 (分期 (倘有)) (例: 2023 年 6 月)
(Separate anticipated completion times (in month and year) should be provided for the proposed public open space and Government, institution or community facilities (if any))
(申請人須就擬議的公眾休憩用地及政府、機構或社區設施 (倘有) 提供個別擬議完成的年份及月份)

December 2023

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8. Vehicular Access Arrangement of the Development Proposal 擬議發展計劃的行人通道安排

<p>Any vehicular access to the site/subject building? 是否有車路通往地盤/有關建築物?</p>	<p>Yes 是</p> <p>No 否</p>	<p><input checked="" type="checkbox"/> There is an existing access. (please indicate the street name, where appropriate) 有一條現有車路。(請註明車路名稱(如適用)) 錦慶路, 轉入郊區小徑 Kam Hing Road, turn to local track</p> <p><input type="checkbox"/> There is a proposed access. (please illustrate on plan and specify the width) 有一條擬議車路。(請在圖則顯示, 並註明車路的闊度)</p> <p><input type="checkbox"/></p>
<p>Any provision of parking space for the proposed use(s)? 是否有為擬議用途提供停車位?</p>	<p>Yes 是</p> <p>No 否</p>	<p><input type="checkbox"/> (Please specify type(s) and number(s) and illustrate on plan) 請註明種類及數目並於圖則上顯示) Private Car Parking Spaces 私家車車位 _____ Motorcycle Parking Spaces 電單車車位 _____ Light Goods Vehicle Parking Spaces 輕型貨車泊車位 _____ Medium Goods Vehicle Parking Spaces 中型貨車泊車位 _____ Heavy Goods Vehicle Parking Spaces 重型貨車泊車位 _____ Others (Please Specify) 其他 (請列明) _____ _____</p> <p><input checked="" type="checkbox"/></p>
<p>Any provision of loading/unloading space for the proposed use(s)? 是否有為擬議用途提供上落客貨車位?</p>	<p>Yes 是</p> <p>No 否</p>	<p><input checked="" type="checkbox"/> (Please specify type(s) and number(s) and illustrate on plan) 請註明種類及數目並於圖則上顯示) Taxi Spaces 的士車位 _____ Coach Spaces 旅遊巴車位 _____ Light Goods Vehicle Spaces 輕型貨車車位 _____ Medium Goods Vehicle Spaces 中型貨車車位 _____ Heavy Goods Vehicle Spaces 重型貨車車位 _____ Others (Please Specify) 其他 (請列明) _____ _____</p> <p><input type="checkbox"/></p>

If necessary, please use separate sheets to indicate the proposed measures to minimise possible adverse impacts or give justifications/reasons for not providing such measures.
如需要的話，請另頁註明可盡量減少可能出現不良影響的措施，否則請提供理據/理由。

Part 9 第9部分

10. Justifications 理由

The applicant is invited to provide justifications in support of the application. Use separate sheets if necessary.
現請申請人提供申請理由及支持其申請的資料。如有需要，請另頁說明。

請參考申請理由。

11. Declaration 聲明

I hereby declare that the particulars given in this application are correct and true to the best of my knowledge and belief.
本人謹此聲明，本人就這宗申請提交的資料，據本人所知及所信，均屬真實無誤。

I hereby grant a permission to the Board to copy all the materials submitted in this application and/or to upload such materials to the Board's website for browsing and downloading by the public free-of-charge at the Board's discretion. 本人現准許委員會酌情將本人就此申請所提交的所有資料複製及/或上載至委員會網站，供公眾免費瀏覽或下載。

Signature
簽署

☒ Applicant 申請人 / ☐ Authorised Agent 獲授權代理人

鄧子其

NA 不適用

Name in Block Letters
姓名（請以正楷填寫）

Position (if applicable)
職位（如適用）

Professional Qualification(s)
專業資格

☐ Member 會員 / ☐ Fellow of 資深會員

☐ HKIP 香港規劃師學會 /

☐ HKIA 香港建築師學會 /

☐ HKIS 香港測量師學會 /

☐ HKIE 香港工程師學會 /

☐ HKILA 香港園境師學會 /

☐ HKIUD 香港城市設計學會

☐ RPP 註冊專業規劃師

Others 其他

on behalf of
代表

☐ Company 公司 / ☐ Organisation Name and Chop (if applicable) 機構名稱及蓋章（如適用）

Date 日期

24/03/2023

(DD/MM/YYYY 日/月/年)

Remark 備註

The materials submitted in this application and the Board's decision on the application would be disclosed to the public. Such materials would also be uploaded to the Board's website for browsing and free downloading by the public where the Board considers appropriate.

委員會會向公眾披露申請人所遞交的申請資料和委員會對申請所作的決定。在委員會認為合適的情況下，有關申請資料亦會上載至委員會網頁供公眾免費瀏覽及下載。

Warning 警告

Any person who knowingly or wilfully makes any statement or furnish any information in connection with this application, which is false in any material particular, shall be liable to an offence under the Crimes Ordinance.

任何人在明知或故意的情況下，就這宗申請提出在任何要項上是虛假的陳述或資料，即屬違反《刑事罪行條例》。

Statement on Personal Data 個人資料的聲明

1. The personal data submitted to the Board in this application will be used by the Secretary of the Board and Government departments for the following purposes:

委員會就這宗申請所收到的個人資料會交給委員會秘書及政府部門，以根據《城市規劃條例》及相關的城市規劃委員會規劃指引的規定作以下用途：

- (a) the processing of this application which includes making available the name of the applicant for public inspection when making available this application for public inspection; and
處理這宗申請，包括公布這宗申請供公眾查閱，同時公布申請人的姓名供公眾查閱；以及
(b) facilitating communication between the applicant and the Secretary of the Board/Government departments.
方便申請人與委員會秘書及政府部門之間進行聯絡。

2. The personal data provided by the applicant in this application may also be disclosed to other persons for the purposes mentioned in paragraph 1 above.

申請人就這宗申請提供的個人資料，或亦會向其他人士披露，以作上述第 1 段提及的用途。

3. An applicant has a right of access and correction with respect to his/her personal data as provided under the Personal Data (Privacy) Ordinance (Cap. 486). Request for personal data access and correction should be addressed to the Secretary of the Board at 15/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong.

根據《個人資料(私隱)條例》(第 486 章)的規定，申請人有權查閱及更正其個人資料。如欲查閱及更正個人資料，應向委員會秘書提出有關要求，其地址為香港北角渣華道 333 號北角政府合署 15 樓。

For Developments involving Columbarium Use, please also complete the following:
如發展涉及靈灰安置所用途，請另外填妥以下資料：

Ash interment capacity 骨灰安放容量[@]

Maximum number of sets of ashes that may be interred in the niches
在龕位內最多可安放骨灰的數量

Maximum number of sets of ashes that may be interred other than in niches
在非龕位的範圍內最多可安放骨灰的數量

Total number of niches 龕位總數

Total number of single niches
單人龕位總數

Number of single niches (sold and occupied)
單人龕位數目 (已售並佔用)

Number of single niches (sold but unoccupied)
單人龕位數目 (已售但未佔用)

Number of single niches (residual for sale)
單人龕位數目 (待售)

Total number of double niches
雙人龕位總數

Number of double niches (sold and fully occupied)
雙人龕位數目 (已售並全部佔用)

Number of double niches (sold and partially occupied)
雙人龕位數目 (已售並部分佔用)

Number of double niches (sold but unoccupied)
雙人龕位數目 (已售但未佔用)

Number of double niches (residual for sale)
雙人龕位數目 (待售)

Total no. of niches other than single or double niches (please specify type)
除單人及雙人龕位外的其他龕位總數 (請列明類別)

Number of niches (sold and fully occupied)
龕位數目 (已售並全部佔用)

Number of niches (sold and partially occupied)
龕位數目 (已售並部分佔用)

Number of niches (sold but unoccupied)
龕位數目 (已售但未佔用)

Number of niches (residual for sale)
龕位數目 (待售)

Proposed operating hours 擬議營運時間

[@] Ash interment capacity in relation to a columbarium means –

就靈灰安置所而言，骨灰安放容量指：

- the maximum number of containers of ashes that may be interred in each niche in the columbarium;
每個龕位內可安放的骨灰容器的最高數目；
- the maximum number of sets of ashes that may be interred other than in niches in any area in the columbarium; and
在該靈灰安置所並非龕位的範圍內，總共最多可安放多少份骨灰；以及
- the total number of sets of ashes that may be interred in the columbarium.
在該骨灰安置所內，總共最多可安放多少份骨灰。

Gist of Application 申請摘要

(Please provide details in both English and Chinese as far as possible. This part will be circulated to relevant consultees, uploaded to the Town Planning Board's Website for browsing and free downloading by the public and available at the Planning Enquiry Counters of the Planning Department for general information.)

(請盡量以英文及中文填寫。此部分將會發送予相關諮詢人士、上載至城市規劃委員會網頁供公眾免費瀏覽及下載及於規劃署規劃資料查詢處供一般參閱。)

Application No. 申請編號	(For Official Use Only) (請勿填寫此欄)		
Location/address 位置/地址	Lots 609 and 610 in D.D. 109, Kam Tin North, Yuen Long, N.T. 新界元朗錦田北丈量約份第109約地段第609號及610號		
Site area 地盤面積	1,713 sq. m 平方米 <input checked="" type="checkbox"/> About 約 (includes Government land of 包括政府土地 NA 不適用 sq. m 平方米 <input type="checkbox"/> About 約)		
Plan 圖則	錦田北分區計劃大綱草圖編號 S/YL-KTN/10 DRAFT KAM TIN NORTH OUTLINE ZONING PLAN NO. S/YL-KTN/10		
Zoning 地帶	農業 Agriculture		
Applied use/ development 申請用途/發展	擬議臨時動物寄養所連附屬設施 (為期5年)及填土 Proposed Temporary Animal Boarding Establishment with Ancillary Facilities for a period of 5 years and Filling of Land		
(i) Gross floor area and/or plot ratio 總樓面面積及/或 地積比率		sq.m 平方米	Plot Ratio 地積比率
	Domestic 住用	NA 不適用 <input type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於	NA 不適用 <input type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於
	Non-domestic 非住用	133.32 <input checked="" type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於	0.08 <input checked="" type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於
(ii) No. of block 幢數	Domestic 住用	NA 不適用	
	Non-domestic 非住用	5	
	Composite 綜合用途	NA 不適用	

(iii) Building height/No. of storeys 建築物高度／層數	Domestic 住用	NA 不適用	m 米 <input type="checkbox"/> (Not more than 不多於)
		NA 不適用	mPD 米(主水平基準上) <input type="checkbox"/> (Not more than 不多於)
		NA 不適用	Storeys(s) 層 <input type="checkbox"/> (Not more than 不多於) (<input type="checkbox"/> Include 包括/ <input type="checkbox"/> Exclude 不包括 <input type="checkbox"/> Carport 停車間 <input type="checkbox"/> Basement 地庫 <input type="checkbox"/> Refuge Floor 防火層 <input type="checkbox"/> Podium 平台)
	Non-domestic 非住用	3	m 米 <input checked="" type="checkbox"/> (Not more than 不多於)
		NA 不適用	mPD 米(主水平基準上) <input type="checkbox"/> (Not more than 不多於)
		1	Storeys(s) 層 <input type="checkbox"/> (Not more than 不多於) (<input type="checkbox"/> Include 包括/ <input type="checkbox"/> Exclude 不包括 <input type="checkbox"/> Carport 停車間 <input type="checkbox"/> Basement 地庫 <input type="checkbox"/> Refuge Floor 防火層 <input type="checkbox"/> Podium 平台)
	Composite 綜合用途	NA 不適用	m 米 <input type="checkbox"/> (Not more than 不多於)
		NA 不適用	mPD 米(主水平基準上) <input type="checkbox"/> (Not more than 不多於)
		NA 不適用	Storeys(s) 層 <input type="checkbox"/> (Not more than 不多於) (<input type="checkbox"/> Include 包括/ <input type="checkbox"/> Exclude 不包括 <input type="checkbox"/> Carport 停車間 <input type="checkbox"/> Basement 地庫 <input type="checkbox"/> Refuge Floor 防火層 <input type="checkbox"/> Podium 平台)
(iv) Site coverage 上蓋面積	7.8 % <input checked="" type="checkbox"/> About 約		
(v) No. of units 單位數目	NA 不適用		
(vi) Open space 休憩用地	Private 私人	NA 不適用	sq.m 平方米 <input type="checkbox"/> Not less than 不少於
	Public 公眾	NA 不適用	sq.m 平方米 <input type="checkbox"/> Not less than 不少於

(vii) No. of parking spaces and loading / unloading spaces 停車位及上落客貨車位數目	Total no. of vehicle parking spaces 停車位總數 Private Car Parking Spaces 私家車車位 Motorcycle Parking Spaces 電單車車位 Light Goods Vehicle Parking Spaces 輕型貨車泊車位 Medium Goods Vehicle Parking Spaces 中型貨車泊車位 Heavy Goods Vehicle Parking Spaces 重型貨車泊車位 Others (Please Specify) 其他 (請列明) _____	NA 不適用
	Total no. of vehicle loading/unloading bays/lay-bys 上落客貨車位／停車處總數 Taxi Spaces 的士車位 Coach Spaces 旅遊巴車位 Light Goods Vehicle Spaces 輕型貨車車位 Medium Goods Vehicle Spaces 中型貨車車位 Heavy Goods Vehicle Spaces 重型貨車車位 Others (Please Specify) 其他 (請列明) _____	1 LGV: 1

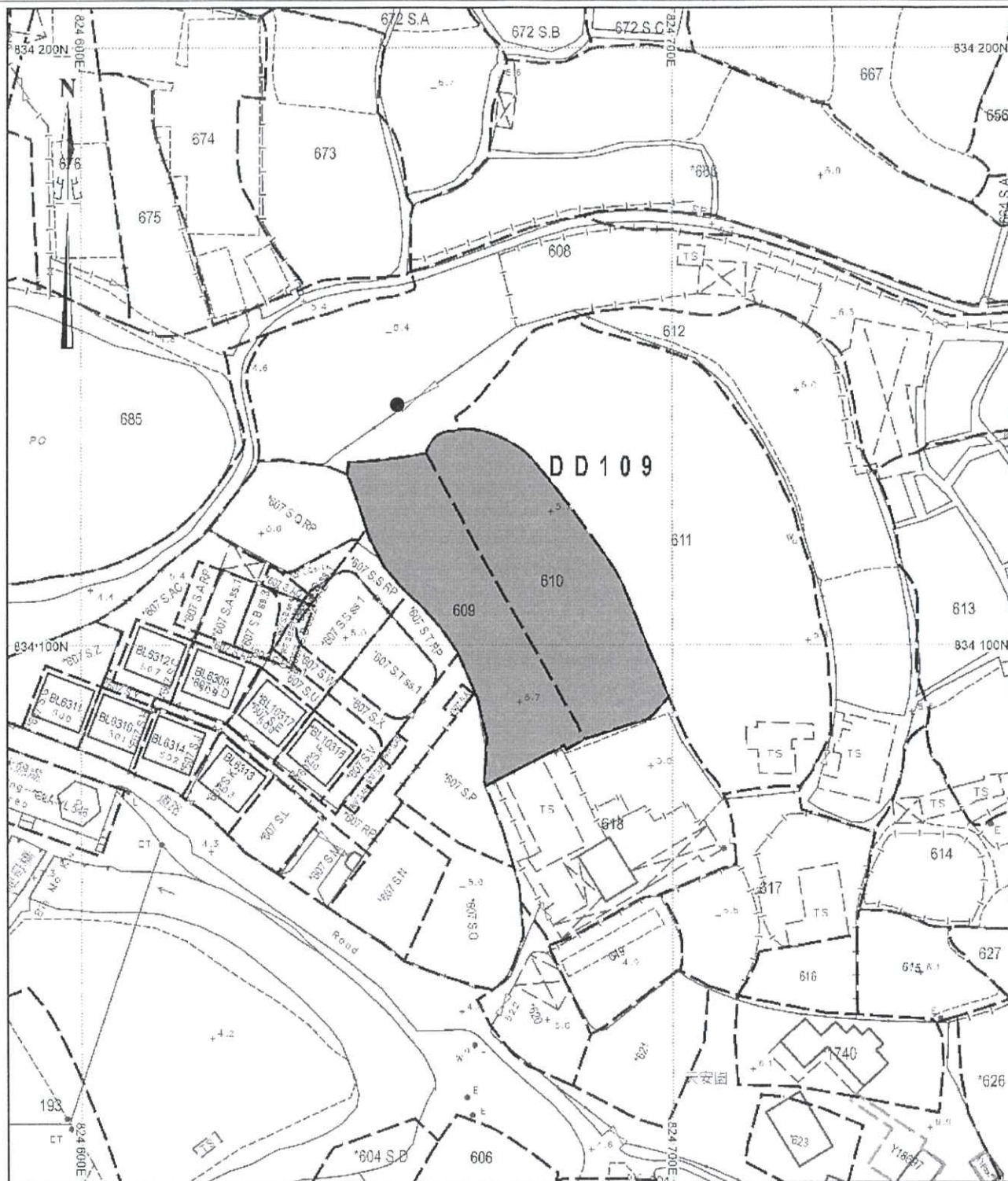
Submitted Plans, Drawings and Documents 提交的圖則、繪圖及文件

	<u>Chinese</u> 中文	<u>English</u> 英文
<u>Plans and Drawings 圖則及繪圖</u>		
Master layout plan(s)/Layout plan(s) 總綱發展藍圖／布局設計圖	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Block plan(s) 樓宇位置圖	<input type="checkbox"/>	<input type="checkbox"/>
Floor plan(s) 樓宇平面圖	<input type="checkbox"/>	<input type="checkbox"/>
Sectional plan(s) 截視圖	<input type="checkbox"/>	<input type="checkbox"/>
Elevation(s) 立視圖	<input type="checkbox"/>	<input type="checkbox"/>
Photomontage(s) showing the proposed development 顯示擬議發展的合成照片	<input type="checkbox"/>	<input type="checkbox"/>
Master landscape plan(s)/Landscape plan(s) 園境設計總圖／園境設計圖	<input type="checkbox"/>	<input type="checkbox"/>
Others (please specify) 其他 (請註明)	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<u>Location Plan, Existing Vehicular Access 位置圖, 現有車輛通道圖</u>		
<u>Reports 報告書</u>		
Planning Statement/Justifications 規劃綱領/理據	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Environmental assessment (noise, air and/or water pollutions) 環境評估 (噪音、空氣及／或水的污染)	<input type="checkbox"/>	<input type="checkbox"/>
Traffic impact assessment (on vehicles) 就車輛的交通影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Traffic impact assessment (on pedestrians) 就行人的交通影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Visual impact assessment 視覺影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Landscape impact assessment 景觀影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Tree Survey 樹木調查	<input type="checkbox"/>	<input type="checkbox"/>
Geotechnical impact assessment 土力影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Drainage impact assessment 排水影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Sewerage impact assessment 排污影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Risk Assessment 風險評估	<input type="checkbox"/>	<input type="checkbox"/>
Others (please specify) 其他 (請註明)	<input type="checkbox"/>	<input type="checkbox"/>
Note: May insert more than one 「✓」. 註：可在多於一個方格內加上「✓」號		

申請理由

根據城市規劃條例第 16 條作出規劃許可申請
擬在新界元朗錦田丈量約份第 109 約地段 609 號及 610 號作為期五年的
臨時動物寄養所連附屬設施及填土之用途

- 申請地點的面積約為 1,713 平方米，根據錦田北分區計劃大綱草圖編號 S/YL-KTN/10，申請地點現時被規劃作「農業」地帶。根據租賃文件，該用地可作農業用，在未首先獲得批准的情況下，該地段不允許用於其他土地用途。因此，“動物寄養所”開發申請仍然符合租約。
- 本擬議發展為臨時性質，因此不會影響申請地點長遠待規劃意向。動物寄養所於「農業」地帶均須先向城市規劃委員會申請，可能在有附帶條件或無附帶條件下獲准許可的發展。
- 擬議申請的動物寄養所屬於「農業」地帶中的「第二欄用途」。在同一個「農業」地帶，城市規劃委員會曾批准相類似的動物寄養所，申請包括：A/YL-KTN/869 (2023 年 1 月 13 日獲批)及 A/YL-KTN/885 (2023 年 3 月 17 日獲批)，因此希望城市規劃委員會對本申請作出相同的對待。
- 申請地段將設有 5 個擬議建築物，有 2 個建築物為動物寄養所、1 個為附屬辦公室、1 個附屬存物室及 1 個棚架。
- 擬議用途的營業時間為星期一至星期日包括公眾假期上午八時至下午六時。在營業時間外，寄養所內會有寵物（即從下午六時至上午八時）。
- 申請地點會採用混凝土及碎石作平整物料，厚度不超過 0.3 米，申請期限結束後會將混凝土打碎及將碎石運走。
- 申請用途的用途、形式及佈局與周遭環境並沒有不協調，亦會顧及自然特色。
- 當場地發展後，附帶條件的美化環境建議能加強申請地點及周圍的綠化效果，使整體視野變得美觀更令人舒服。渠務建議計劃及舒緩環境措施，也能令附近地區受惠，有效地加強該地區及附近範圍的環境保護，並能減少水浸可能。
- 根據以上各點，誠意懇求城市規劃委員會寬大批准新界元朗錦田丈量約份第 109 約地段 609 號及 610 號作為期五年的臨時動物寄養所連附屬設施及填土的用途。



Legend:



Application Site 申請範圍



Location of the on-site notice 現場告示之張貼位置

Appendix 1

Location: DD 109 Lot 609
DD 109 Lot 610

OZP: S/YL-KTN/10
District: Kam Tin North
Zoning: Agriculture

Date: 21 March 2023

Location

位置圖

擬議臨時動物寄養所連附屬設施
(為期5年)及填土

Proposed Temporary Animal Boarding
Establishment with Ancillary Facilities
For a Period of 5 Years and Filling of Land

SCALE

1:1000

@A4

For Identification Only

Drawing No.:

1-01

Structure Details:

Animal Boarding Establishment (Only 1-storey)

Dimension: 6m x 6m (About)

Height: Not Exceeding 3m

Non-Domestic GFA: 36m² (About)

Unit(s): 2

Total Non-Domestic GFA: 72m² (About)



Ancillary Office (Only 1-storey)

Dimension: 6m x 6m (About)

Height: Not Exceeding 3m

Non-Domestic GFA: 36m² (About)

Unit(s): 1

Ancillary Storage (Only 1-storey)

Dimension: 6m x 3m (About)

Height: Not Exceeding 3m

Non-Domestic GFA: 18m² (About)

Unit(s): 1

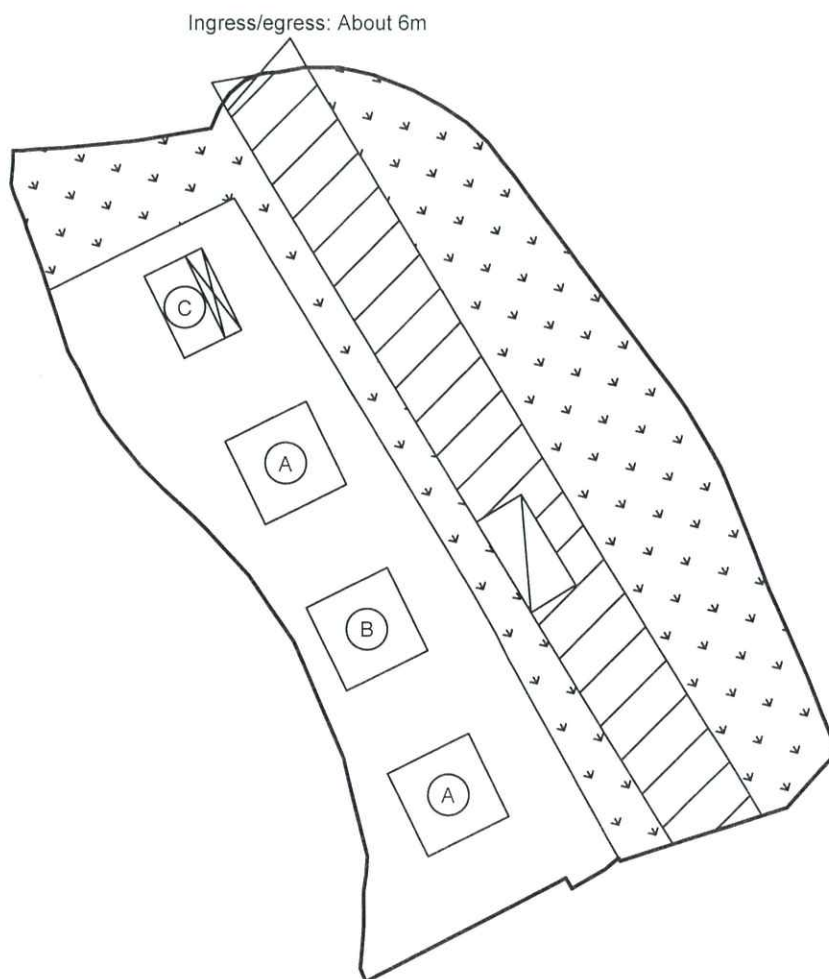
Open Shed

Dimension: 6m x 1.22m (About)

Height: Not Exceeding 3m

Non-Domestic GFA: 7.32m² (About)

Unit(s): 1



Legend:

- | | | | |
|--|----------------------------------|--|---------------------|
| | Ingress/egress (Width: About 6m) | | Paved with Gravel |
| | Existing Structures | | Grassland |
| | LGV L/UL Space | | Paved with Concrete |
| | Animal Boarding Establishment | | |
| | Ancillary Office | | |
| | Ancillary Storage | | |
| | Open Shed | | |

Total Area: 1,713 m² (About)

Covered Area: 133.32 m² (About)

Uncovered Area: 1,579.68 m² (About)

Non-Domestic GFA: 133.32 m² (About)

Nos. of Proposed Structures: 5

Appendix 2

Location: DD 109 Lot 609
DD 109 Lot 610

OZP: S/YL-KTN/10
District: Kam Tin North
Zoning: Agriculture

Date: 21 March 2023

Proposed Layout Plan

擬議佈局平面圖

擬議臨時動物寄養所連附屬設施
(為期5年)及填土

Proposed Temporary Animal Boarding
Establishment with Ancillary Facilities
For a Period of 5 Years and Filling of Land

SCALE

1:500

@A4

For Identification Only

Drawing No.:

2-01



Appendix 3		Location: D.D. 109 Lot 609, D.D. 109 Lot 610 OZP: S/YL-KTN/10 District: Kam Tin North Zoning: Agriculture		Scale: Undefined @A4		Captured from map.gov.hk on 21 st March 2023	
Existing Vehicular Access		Project: Proposed Temporary Animal Boarding Establishment with Ancillary Facilities a period of 5 years and Filling of Land		Width of Kam Hing Road: 3-6m with passing space(About) Map Legend: ●●●●● Road Path (Public) —— Road Path (Private) —— Site Boundary		Drawing No.: 3-01	
						For Identification Only Date: 21/03/2023	

規劃署及城市規劃委員會：

有關規劃署對 A/YL-KTN/910 的查詢

收悉 貴署對 A/YL-KTN/910 申請的疑問，本人現書面回覆。

填土及平整物料方面，填土是為了平整申請地點，並已使用適合耕種的泥土作平整基礎，之後才用混凝土及碎石作平整後的面層。如果使用沙或泥土作平整物料，則未能提供用混凝土及碎石的好處。用混凝土及碎石平整後能提供乾淨的環境給使用者清潔，也避免當使用者離開時帶走泥土，防止發生水土流失的情況。此外，經平整後的地方可以把有關構築物繫穩及鞏固，方便設計及建設渠道，並提供了空間給車輛轉動及停泊，避免車輛因濕滑的泥土而未能移動。有見及此，平整的範圍及大小已經營運所需最小。

本人會在申請期完結後將鋪地的物料打碎並運走，不會為該地造成長遠影響，及定會確保泥土是適合耕種，防止影響本申請地點及附近的土壤。

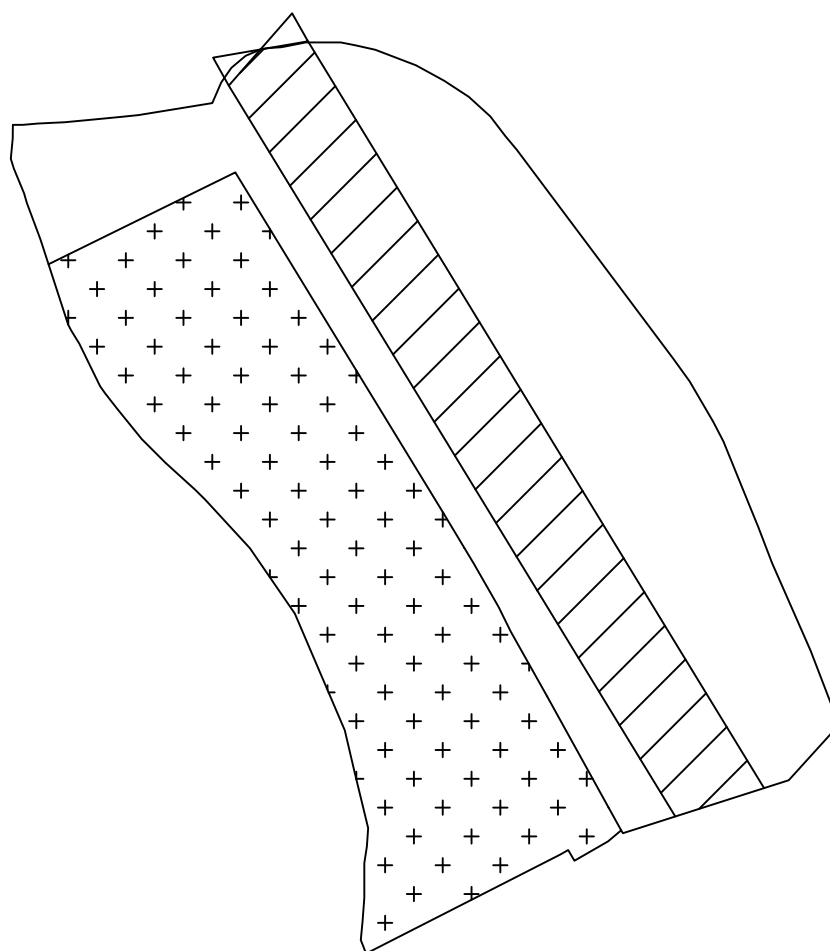
申請地點現時已完成所有填土及平整工程，不需進行相關工程。填土的高度及地型已依照舊有的環境下進行，沒有改變地型。厚度計劃由大約 mPD +5.7 提高至大約 mPD +6.0。填土位置方面請參考 Appendix 4(平整位置圖)。

另外由於休閒農場需求下降，而寵物寄養需求增加，才希望透過新的臨時規劃申請作寵物寄養所，以滿足區內寵物寄養的需求。

希望此附加文件能釋除 貴署的隱憂，並支持本申請。

申請人
鄧子其

二零二三年四月二十一日



Paved Ratio




Paved with Gravel Area: 308 m² (About 18.0%)

Paved with Concrete Area: 699.7 m² (About 40.8%)

Non-Paved Area: 705.3 m² (About 41.2%)

* The paved area will be paved with not exceeding 0.3m in thickness.

Legend:

-  Paved with Gravel 以碎石作平面的平整範圍
-  Paved with Concrete 以混凝土作平面的平整範圍
-  Non-Paved Area 不平整範圍

Appendix 4

Location: DD 109 Lot 609
DD 109 Lot 610

OZP: S/YL-KTN/10
District: Kam Tin North
Zoning: Agriculture

Date: 21 April 2023

Paved Area

平整位置圖

擬議臨時動物寄養所連附屬設施
(為期5年)及填土

Proposed Temporary Animal Boarding
Establishment with Ancillary Facilities
For a Period of 5 Years and Filling of Land

SCALE

1:500

@A4

For Identification Only

Drawing No.:

4-01

規劃署及城市規劃委員會：

有關規劃署對 A/YL-KTN/910 的查詢

收悉 貴署對 A/YL-KTN/910 申請的疑問，本人現書面回覆。

申請地點內以混凝土物料平整的範圍已根據上一個規劃申請 A/YL-KTN/726 的範圍完成填土及平整。而以碎石物料平整的範圍，現時亦已完成平整，用作車輛轉動及停泊的空間，避免當使用者離開時帶走泥土，防止發生水土流失的情況。有見及此，平整的範圍及大小已經營運所需最小。

希望此附加文件能釋除 貴署的隱憂，並支持本申請。

申請人
鄧子其

二零二三年五月三十日

環境保護署及城市規劃委員會：

有關環境保護署對 A/YL-KTN/910 的查詢

收悉 貴署對 A/YL-KTN/910 申請的疑問，本人現書面回覆。

申請地點現時及將來沒有計畫提供符合環境影響評估條例的牲口檢疫站、牲口待宰站或檢疫關禁處等設施。

本申請只會接待狗隻。本申請在營業時間外(即從下午六時至上午八時)會有動物過夜，全日不超過 15 隻寵物。在非營業時間，寵物不會到戶外，只留在寄養所內，以免影響周遭。

在營業時間中，本人計劃安排約 2-3 個員工。動物會到戶外空間，在戶外的動物數量會因應員工人數調整，但同一時間不會超過 6 隻動物到戶外。到戶外時會使用輔助工具減少來自動物的嘈音，例如狗口罩等。

本申請不會使用喇叭及不需要使用任何擴音設備進行廣播，以免為附近環境差生不良影響。

本人計劃使用隔音及隔熱的鋁板作為寄養所的牆身及頂部，鋁板與鋁板之間有聚氨酯，並以組合屋的方式興建，下圖為參考圖：



此外，寄養所會安裝 24 小時通風系統及冷風機，例如抽氣扇等，提供良好的寄養空間。

由於寄養所已用上能夠隔音及隔熱的鋁板，現場會沿用舊有磚牆，現已將申請地點圍起，進一步降低外來刺激刺激動物。

除了以上的措施外，本人承諾不會在戶外使用任何有化學清潔用品。不會影響土壤及下遊的生態。本人定會盡力保護環境。

希望此附加文件能釋除 貴署的隱憂，並支持本申請。

申請人
鄧子其

二零二三年五月三十日

運輸署及城市規劃委員會：

有關對運輸署 A/YL-KTN/910 的查詢

收悉運輸署對 A/YL-KTN/910 申請的疑問，本人現書面回覆。

本人預計本申請地點的車流為以下：

時段	車輛數目（包括出/入）
00:00-01:00	0
01:00-02:00	0
02:00-03:00	0
03:00-04:00	0
04:00-05:00	0
05:00-06:00	0
06:00-07:00	0
07:00-08:00	0
08:00-09:00	0-1
09:00-10:00	0-1
10:00-11:00	0-1
11:00-12:00	0-1
12:00-13:00	0-1
13:00-14:00	0-1
14:00-15:00	0-1
15:00-16:00	0-1
16:00-17:00	0-1
17:00-18:00	0-1
18:00-19:00	0
19:00-20:00	0
20:00-21:00	0
21:00-22:00	0
22:00-23:00	0
23:00-00:00	0

以下為最近錦慶路大約的車流量^：

時段	車流量
00:00-01:00	2-5 輛
01:00-02:00	2-5 輛
02:00-03:00	2-5 輛
03:00-04:00	2-5 輛
04:00-05:00	2-5 輛
05:00-06:00	2-5 輛
06:00-07:00	5-10 輛

07:00-08:00	15-20 輛
08:00-09:00	15-20 輛
09:00-10:00	15-20 輛
10:00-11:00	10-15 輛
11:00-12:00	15-20 輛
12:00-13:00	15-20 輛
13:00-14:00	15-20 輛
14:00-15:00	15-20 輛
15:00-16:00	15-20 輛
16:00-17:00	15-20 輛
17:00-18:00	15-20 輛
18:00-19:00	15-20 輛
19:00-20:00	15-20 輛
20:00-21:00	15-20 輛
21:00-22:00	15-20 輛
22:00-23:00	10-15 輛
23:00-00:00	10-15 輛

^此數字在 2023 年 3 月 7 日統計。

由於方便上落寵物及寵物糧食等物品和方便員工及外來使用人士駕車到本申請地點，現申請 1 個客貨車上落貨位置。進出本寄養所的人士需要透過電話通知寄養所的員工，並不接受散客（即未有透過電話通知員工的客人），可以控制使用人次。因此，1 個客貨車上落貨位置已足夠此申請運作。

申請地點有道路連接，前往本申請地點途經錦慶路，再轉到郊區小徑。錦慶路沿途道路約有 3-6 米闊，沿途設有避車處，客貨車有足夠的位置通過。申請地點的出入口約 6 米闊。沿途道路相片請參考文件末端，而相片的觀看點請參考 Appendix 3。

在申請地點內有一個直徑超過 10 米的圓形空間，足夠讓車輛進行調遣的動作，不需在公用道路上讓車輛等候進入本申請地點，停泊在公用道路及以倒後形式進出本申請地點。參考文件末端的 Appendix 2。

本申請地點能以的士及小巴到達，小巴路線 601 及 601B 線能到達申請地點附近，位置請參考 Appendix 3。

此申請不允許超過 5.5 噸的貨車進入申請地點。

本人明白及了解連接申請地點的道路不是由 貴署管理。

希望此附加文件能釋除 貴署的隱憂，並支持本申請。

申請人
鄧子其

二零二三年五月三十日

道路相片：













Structure Details:

Animal Boarding Establishment (Only 1-storey)

Dimension: 6m x 6m (About)

Height: Not Exceeding 3m

Non-Domestic GFA: 36m² (About)

Unit(s): 2

Total Non-Domestic GFA: 72m² (About)

Ancillary Office (Only 1-storey)

Dimension: 6m x 6m (About)

Height: Not Exceeding 3m

Non-Domestic GFA: 36m² (About)

Unit(s): 1

Ancillary Storage (Only 1-storey)

Dimension: 6m x 3m (About)

Height: Not Exceeding 3m

Non-Domestic GFA: 18m² (About)

Unit(s): 1

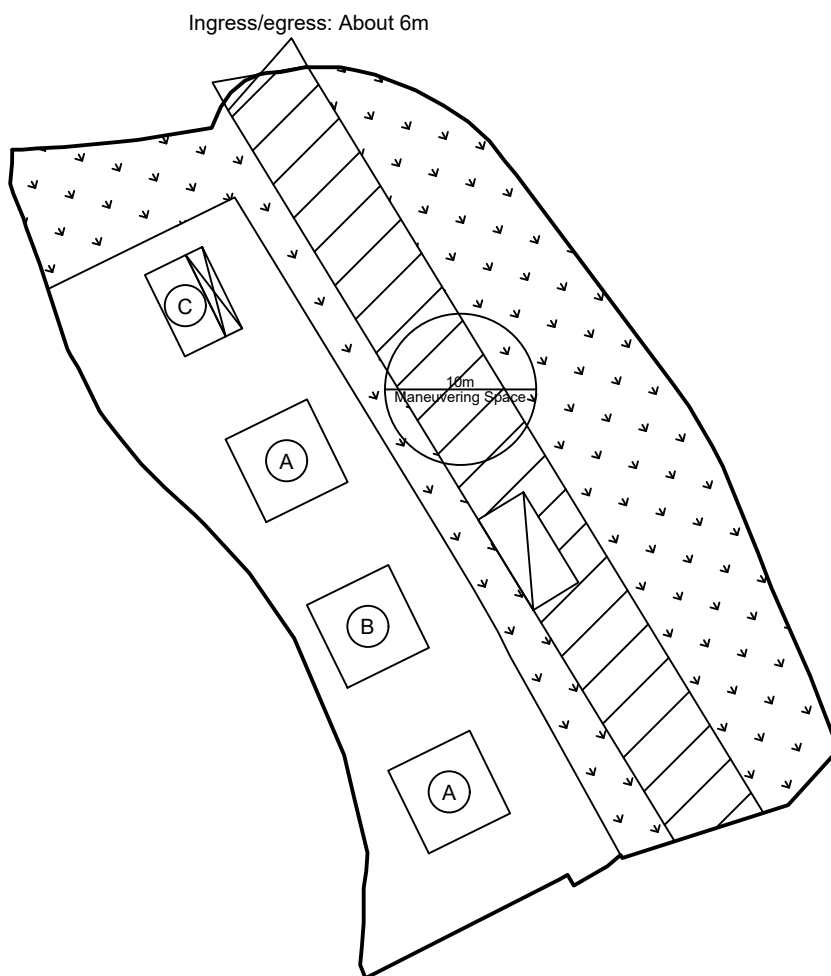
Open Shed

Dimension: 6m x 1.22m (About)

Height: Not Exceeding 3m

Non-Domestic GFA: 7.32m² (About)

Unit(s): 1



Legend:

- | | | | |
|--|----------------------------------|--|---------------------|
| | Ingress/egress (Width: About 6m) | | Paved with Gravel |
| | Existing Structures | | Grassland |
| | LGV L/UL Space | | Paved with Concrete |
| | Animal Boarding Establishment | | |
| | Ancillary Office | | |
| | Ancillary Storage | | |
| | Open Shed | | |

Total Area: 1,713 m² (About)

Covered Area: 133.32 m² (About)

Uncovered Area: 1,579.68 m² (About)

Non-Domestic GFA: 133.32 m² (About)

Nos. of Proposed Structures: 5

Appendix 2

Location: DD 109 Lot 609
DD 109 Lot 610

OZP: S/YL-KTN/10
District: Kam Tin North
Zoning: Agriculture

Date: 19 May 2023

Proposed Layout Plan

擬議佈局平面圖

擬議臨時動物寄養所連附屬設施
(為期5年)及填土

Proposed Temporary Animal Boarding
Establishment with Ancillary Facilities
For a Period of 5 Years and Filling of Land

SCALE

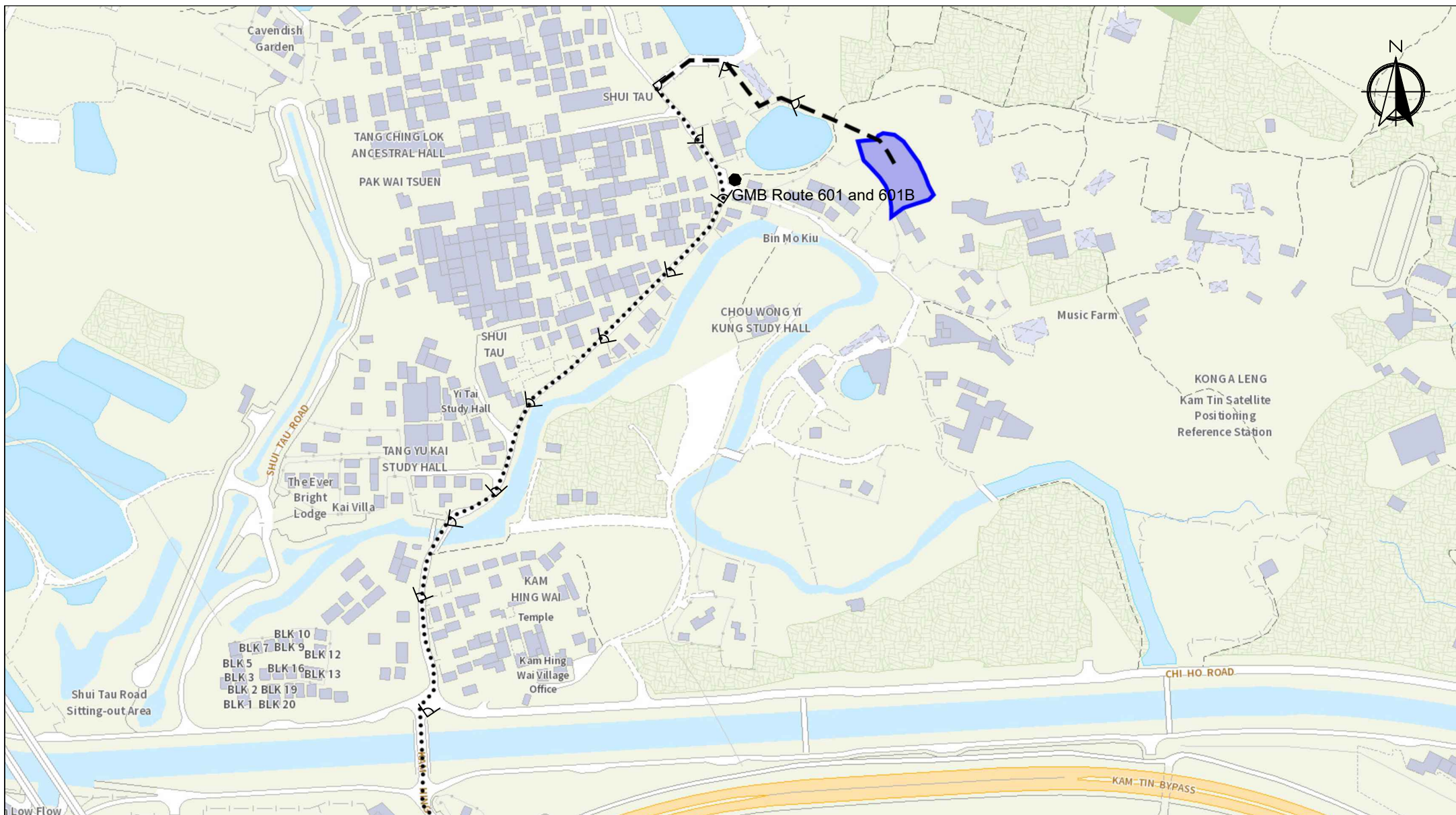
1:500

@A4

For Identification Only

Drawing No.:

2-01



Scale: Undefined @A4

Captured from map.gov.hk on 21st March 2023

Appendix 3

Existing Vehicular Access

Location: D.D. 109 Lot 609, D.D. 109 Lot 610
OZP: S/YL-KTN/10
District: Kam Tin North
Zoning: Argiculture

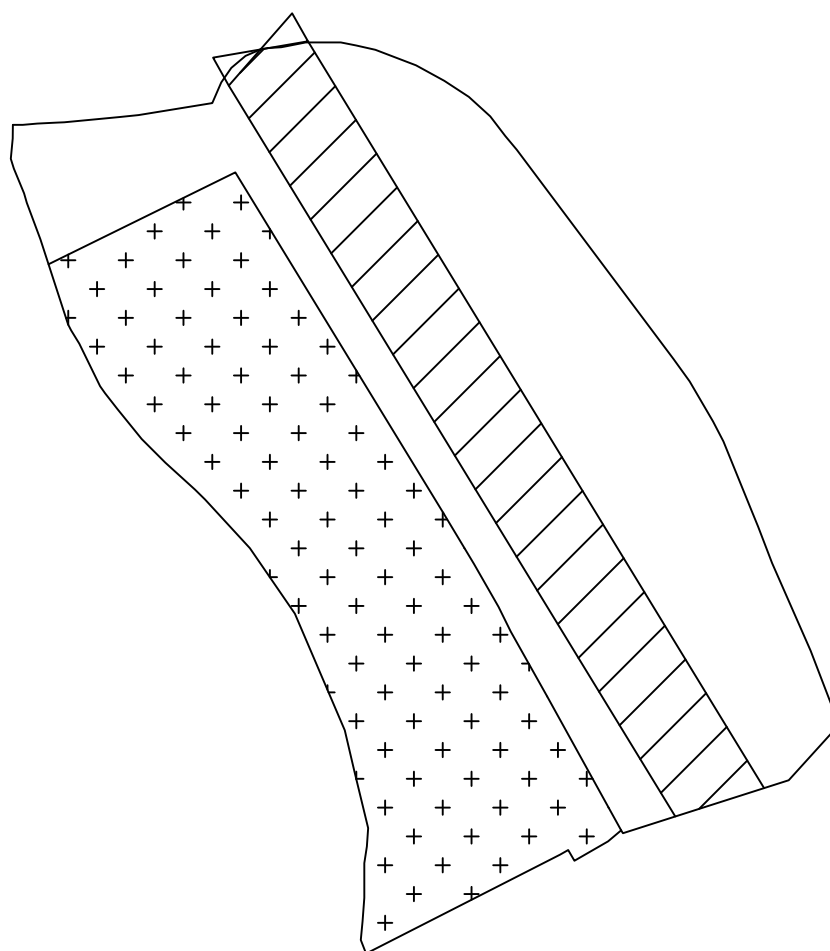
Project:
Proposed Temporary Animal Boarding
Establishment with Ancillary Facilities a period of
5 years and Filling of Land

Width of Kam Hing Road:
3-6m with passing space(About)
Map Legend:
●●●● Road Path (Public)
— Road Path (Private)
— Site Boundary
▽ Viewing Point

Drawing No.:
3-01

For Identification Only

Date: 19/05/2023



Paved Ratio




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Paved with Concrete Area: 699.7 m² (About 40.8%)

Non-Paved Area: 705.3 m² (About 41.2%)

* The paved area will be paved with not exceeding 0.3m in thickness.

Legend:

-  Paved with Gravel 以碎石作平面的平整範圍
-  Paved with Concrete 以混凝土作平面的平整範圍
-  Non-Paved Area 不平整範圍

Appendix 4

Location: DD 109 Lot 609
DD 109 Lot 610

OZP: S/YL-KTN/10
District: Kam Tin North
Zoning: Agriculture

Date: 21 April 2023

Paved Area

平整位置圖

擬議臨時動物寄養所連附屬設施
(為期5年)及填土

Proposed Temporary Animal Boarding
Establishment with Ancillary Facilities
For a Period of 5 Years and Filling of Land

SCALE

1:500

@A4

For Identification Only

Drawing No.:

4-01

古物古蹟辦事處及城市規劃委員會：

有關對古物古蹟辦事處 A/YL-KTN/910 的疑問

收悉古物古蹟辦事處對 A/YL-KTN/910 申請的疑問，本人現書面回覆：

填土及平整方面，本申請之填土及平整的範圍請參考 Appendix 4。填土及平整的範圍大部份已根據舊有的規劃申請完成。不會將整個申請範圍填到相同或相約的水平高度，會保留現有的水平高度，不會改變現有的地型。而填土及平整物料方面，Appendix 4 中以「十字」顯示的範圍已根據舊有的規劃申請使用混凝土填高及平整約 0.3 米，整個以混凝土平整的範圍只有約 699.7 平方米。而以「斜線」顯示的範圍會使用碎石平整，高度約 0.3 米，範圍只有約 308 平方米。其他地方不會進行填土及平整工程。本人會在申請結束後根據規劃署及地政總署的要求將鋪地的物料打碎並運走，回復適宜農業的用途，不會為該地造成長遠影響。

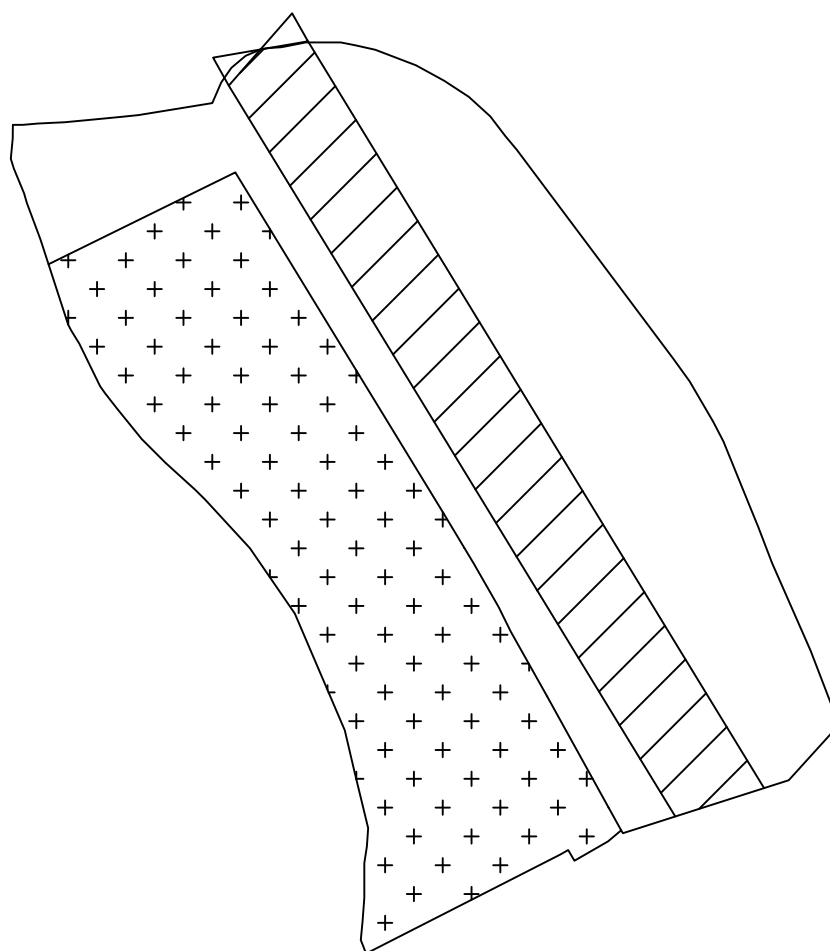
建築物方面，申請地點內的構築物已使用貨櫃改裝及組合屋興建，所有建築物會全部放在以混凝土平整的範圍內，全部建築物是臨時及方便移動，並放在已平整的地面，因此無需進行興建「地腳」等挖掘工程，不會影響地下結構。

挖掘方面，申請地點不會進行任何挖掘工程，包括化糞池、滲水系統及渠道，申請地點周圍亦有渠道引水，將水收集並已連接下游渠道，無需進行相關工程，因此不會影響附近及下游的生態，附近的污染達至零污染，保護地下具考古研究價值的範圍，希望 貴處諒解。

希望此附加文件能釋除 貴處的隱憂，並支持本申請。

申請人
鄧子其

二零二三年六月二十日



Paved Ratio




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Legend:

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-  Non-Paved Area 不平整範圍

Appendix 4

Location: DD 109 Lot 609
DD 109 Lot 610

OZP: S/YL-KTN/10
District: Kam Tin North
Zoning: Agriculture

Date: 21 April 2023

Paved Area

平整位置圖

擬議臨時動物寄養所連附屬設施
(為期5年)及填土

Proposed Temporary Animal Boarding
Establishment with Ancillary Facilities
For a Period of 5 Years and Filling of Land

SCALE

1:500

@A4

For Identification Only

Drawing No.:

4-01

Previous s.16 Applications

Approved Applications

Application No.	Use / Development	Date of Consideration
A/YL-KTN/691	Proposed Temporary Place of Recreation, Sports or Culture (Hobby Farm) for a Period of 3 Years and Filling of Land	17.1.2020 [revoked on 17.1.2021]
A/YL-KTN/726	Proposed Temporary Place of Recreation, Sports or Culture (Hobby Farm) for a Period of 3 Years and Filling of Land	6.11.2020 [revoked on 6.2.2023]

Similar s.16 Applications within the same “AGR” Zone in the vicinity of the Site

Approved Applications

	Application No.	Use/Development	Date of Consideration
1.	A/YL-KTN/588	Proposed Temporary Animal Boarding Establishment for a Period of 3 Years	16.3.2018 [revoked on 16.9.2018]
2.	A/YL-KTN/605	Proposed Temporary Animal Boarding Establishment for a Period of 3 Years	15.6.2018
3.	A/YL-KTN/616	Proposed Temporary Animal Boarding Establishment for a Period of 3 Years	17.8.2018 [revoked on 17.1.2021]
4.	A/YL-KTN/617	Proposed Temporary Animal Boarding Establishment for a Period of 3 Years	17.8.2018 [revoked on 17.7.2021]
5.	A/YL-KTN/623	Proposed Temporary Animal Boarding Establishment for a Period of 3 Years	21.9.2018 [revoked on 21.12.2020]
6.	A/YL-KTN/639	Proposed Temporary Animal Boarding Establishment with Ancillary Facilities for a Period of 3 Years	1.2.2019 [revoked on 6.5.2021]
7.	A/YL-KTN/642	Proposed Temporary Animal Boarding Establishment for a Period of 3 Years	22.2.2019 [revoked on 22.7.2021]
8.	A/YL-KTN/645	Proposed Temporary Animal Boarding Establishment for a Period of 3 Years	12.4.2019 [revoked on 12.10.2019]
9.	A/YL-KTN/651	Proposed Temporary Animal Boarding Establishment for a Period of 5 Years	17.5.2019
10.	A/YL-KTN/659	Proposed Temporary Animal Boarding Establishment for a Period of 3 Years	16.8.2019 [revoked on 16.1.2022]
11.	A/YL-KTN/695	Temporary Animal Boarding Establishment for a Period of 5 Years	15.5.2020
12.	A/YL-KTN/713	Proposed Temporary Animal Boarding Establishment for a Period of 3 Years	6.11.2020 [revoked on 6.5.2022]

	Application No.	Use/Development	Date of Consideration
13.	A/YL-KTN/716	Proposed Temporary Animal Boarding Establishment for a Period of 3 Years and Filling of Land	20.11.2020 [revoked on 20.5.2022]
14.	A/YL-KTN/724	Proposed Temporary Animal Boarding Establishment for a Period of 3 Years	23.10.2020 [revoked on 23.3.2023]
15.	A/YL-KTN/730	Proposed Temporary Animal Boarding Establishment for a Period of 3 Years	20.11.2020 [revoked on 20.5.2022]
16.	A/YL-KTN/743	Temporary Animal Boarding Establishment with Ancillary Office for a Period of 3 Years	22.1.2021
17.	A/YL-KTN/752	Proposed Temporary Animal Boarding Establishment for a Period of 5 Year and Filling of Land	26.3.2021
18.	A/YL-KTN/755	Temporary Animal Boarding Establishment (Dog Kennel cum Dog Recreation Centre) for a Period of 3 Years	13.8.2021
19.	A/YL-KTN/757	Temporary Animal Boarding Establishment for a Period of 5 Years	30.4.2021
20.	A/YL-KTN/763	Proposed Temporary Animal Boarding Establishment for a Period of 5 Year and Filling of Land	10.9.2021
21.	A/YL-KTN/769	Proposed Temporary Animal Boarding Establishment for a Period of 5 Year and Filling of Land	9.7.2021
22.	A/YL-KTN/771	Proposed Temporary Animal Boarding Establishment for a Period of 5 Year and Filling of Land	9.7.2021
23.	A/YL-KTN/775	Proposed Temporary Animal Boarding Establishment for a Period of 5 Year and Filling of Land	23.7.2021
24.	A/YL-KTN/781	Proposed Temporary Animal Boarding Establishment for a Period of 5 Year and Filling of Land	10.9.2021
25.	A/YL-KTN/789	Proposed Temporary Animal Boarding Establishment for a Period of 5 Years and Filling of Land	24.12.2021
26.	A/YL-KTN/797	Proposed Temporary Animal Boarding Establishment (Dog Kennel) for a Period of 3 Years and Filling of Land	24.12.2021
27.	A/YL-KTN/807	Proposed Temporary Animal Boarding Establishment for a Period of 5 Years and Filling of Land	28.1.2022
28.	A/YL-KTN/811	Proposed Temporary Animal Boarding Establishment for a Period of 3 Years and Filling of Land	28.1.2022

	Application No.	Use/Development	Date of Consideration
29.	A/YL-KTN/814	Proposed Temporary Animal Boarding Establishment for a Period of 5 Years and Filling of Land	18.2.2022
30.	A/YL-KTN/815	Proposed Temporary Animal Boarding Establishment for a Period of 5 Years and Filling of Land	18.2.2022
31.	A/YL-KTN/822	Proposed Temporary Animal Boarding Establishment (Dog Training Ground) with Ancillary Facilities for a Period of 3 Years and Filling of Land	23.9.2022
32.	A/YL-KTN/836	Temporary Animal Boarding Establishment for a Period of 5 Years and Filling of Land	24.6.2022
33.	A/YL-KTN/845	Proposed Temporary Animal Boarding Establishment (Cattery) for a Period of 3 Years and Filling of Land	12.8.2022
34.	A/YL-KTN/851	Proposed Temporary Animal Boarding Establishment for a Period of 5 Years and Filling of Land	18.2.2022
35.	A/YL-KTN/854	Proposed Temporary Animal Boarding Establishment for a Period of 5 Years and Filling of Land	13.1.2023
36.	A/YL-KTN/869	Proposed Temporary Animal Boarding Establishment for a Period of 5 Years and Filling of Land	13.1.2023
37.	A/YL-KTN/870	Proposed Temporary Animal Boarding Establishment for a Period of 5 Years and Filling of Land	13.1.2023
38.	A/YL-KTN/871	Proposed Temporary Animal Boarding Establishment for a Period of 5 Years and Filling of Land	13.1.2023
39.	A/YL-KTN/885	Proposed Temporary Animal Boarding Establishment with Ancillary Facilities for a Period of 5 Years and Filling of Land	3.3.2023
40.	A/YL-KTN/903	Proposed Temporary Animal Boarding Establishment with Ancillary Facilities for a Period of 5 Years and Filling of Land	19.5.2023
41.	A/YL-KTN/916	Temporary Animal Boarding Establishment (Dog Training Ground) with Ancillary Facilities for a Period of 5 Years and Filling of Land	23.6.2023
42.	A/YL-KTN/921	Proposed Temporary Animal Boarding Establishment with Ancillary Facilities for a Period of 5 Years and Filling of Land	28.7.2023

Rejected Application

Application No.	Use/Development	Date of Consideration	Rejection Reason
A/YL-KTN/759	Proposed Temporary Animal Boarding Establishment for a Period of 3 Year and Filling of Land	14.5.2021	(1)

Rejection Reason:

- (1) The Site is fragmented with structures excluded. Approving the application would result in piecemeal development and is undesirable from land-use planning and planning control point of view.

Government Departments' General Comments

1. Land Administration

Comments of the District Lands Officer/Yuen Long, Lands Department (DLO/YL, LandsD):

- no adverse comment on the application.

2. Traffic

Comments of the Commissioner for Transport (C for T):

- no comment on the application from traffic engineering perspective.

Comments of the Chief Highway Engineer/New Territories West, Highways Department (CHE/NTW, HyD):

- no objection to the application.

3. Environment

Comments of the Director of Environmental Protection (DEP):

- no objection to the application; and
- there was no environmental complaint case concerning the application site (the Site) in the past 3 years.

4. Drainage

Comments of the Chief Engineer/Mainland North, Drainage Services Department (CE/MN, DSD):

- no objection in-principle to the application from the public drainage point of view; and
- should the application be approved, approval conditions requiring the submission of a drainage proposal and the implementation and maintenance of the drainage proposal for the development to the satisfaction of his department.

5. Fire Services

Comments of the Director of Fire Services (D of FS):

- no objection in-principle to the proposal subject to the fire service installations being provided to the satisfaction of the D of FS.

6. Agricultural Development and Nature Conservation

Comments of the Director of Agriculture, Fisheries and Conservation (DAFC):

- no adverse comment on the application from agricultural development and nature conservation perspectives; and
- the Site is zoned “Agriculture” (“AGR”) and is occupied by some containers. The agricultural activities are active in the vicinity and agricultural infrastructures such as road access and water source are also available. The Site can be rehabilitated for agricultural activities such as open-field cultivation, greenhouses, plant nurseries, etc., though whether there will be agricultural activities on a specific site will hinge on a lot of factors.

7. Food and Environmental Hygiene

Comments of the Director of Food and Environmental Hygiene (DFEH):

- no adverse comment on the application.

8. Landscape

Comments of the Chief Town Planner/Urban Design and Landscape, Planning Department:

- no objection to the proposed use from landscape planning perspective;
- the Site is located in a rural inland plains landscape character comprising of temporary structures, village houses, vacant lands, farmlands, ponds and scattered tree groups. The proposed use is not incompatible with the surrounding landscape character; and
- the Site is partly hard paved with temporary structures and partly covered by grasses. No existing tree is observed within the Site. Significant adverse impact on landscape character and landscape resources arising from the proposed use is not anticipated.

9. Building Matters

Comments of the Chief Building Surveyor/New Territories West, Buildings Department (CBS/NTW, BD):

- before any new building works (including containers / open sheds as temporary buildings, demolition and land filling, etc.) are to be carried out on application site, prior approval and consent of the Building Authority should be obtained, otherwise they are unauthorised building works under the Buildings Ordinance (BO). An Authorised Person should be appointed as the co-ordinator for the proposed building works in accordance with the BO; and
- detailed checking under the BO will be carried out at building plan submission stage.

10. Heritage Conservation

Comments of the Executive Secretary (Antiquities and Monuments), Antiquities and Monuments Office (ES(AM), AMO):

- the Site is situated within the Yuen Shan Site of Archaeological Interest. As the applicant has confirmed that there will be no ground excavation works proposed for the temporary animal boarding establishment, the AMO has no objection in-principle on the application from the archaeological and built heritage conservation perspectives; and
- the applicant is required to inform AMO immediately when any antiquities or supposed antiquities under the Antiquities and Monuments Ordinance (Cap. 53) are discovered in the course of works.

11. District Officer's Comments

Comments of the District Officer (Yuen Long), Home Affairs Department (DO/YL, HAD):

- no particular comment on the application and has not received any comments from the locals upon close of consultation.

12. Other Departments

The following government departments have no objection to/ no adverse comment/ no comment on the application:

- Chief Engineer/Construction, Water Supplies Department (CE/C, WSD);
- Project Manager (West), Civil Engineering and Development Department (PM(W), CEDD);
- Commissioner of Police (C for P); and
- Director of Electrical and Mechanical Services (DEMS).

Recommended Advisory Clauses

- (a) prior planning permission should have been obtained before commencing the development at the Site;
- (b) to resolve any land issues relating to the proposed development with the concerned owners of the Site;
- (c) to note the comments of the District Lands Officer/Yuen Long, Lands Department (DLO/YL, LandsD) that:
 - the Site comprises Old Schedule Agricultural Lots held under the Block Government Lease which contains the restriction that no structures are allowed to be erected without the prior approval of the Government;
 - Lot No. 609 in D.D. 109 is covered by Short Term Waiver (STW) No. 5283 for the purpose of “Temporary Place of Recreation, Sports or Culture (Hobby Farm)”;
 - the STW holder(s) will need to apply to his office for modification of the STW conditions where appropriate, and the lot owner(s) of the lot(s) without STW will need to apply to his office to permit the structures to be erected or regularize any irregularities on site, if any. Besides, given the proposed use is temporary in nature, only application for regularisation or erection of temporary structure(s) will be considered. Applications for any of the above will be considered by LandsD acting in the capacity of the landlord or lessor at its sole discretion and there is no guarantee that such application will be approved. If such application is approved, it will be subject to such terms and conditions, including among others the payment of rent or fee, as may be imposed by LandsD;
- (d) to note the comments of the Commissioner for Transport (C for T) that:
 - the Site is connected to the public road network via a section of a local access road which is not managed by Transport Department. The land status of the local access road should be checked with the LandsD. Moreover, the management and maintenance responsibilities of the local access road should be clarified with the relevant lands and maintenance authorities accordingly. Sufficient manoeuvring space shall be provided within the Site. No vehicle is allowed to queue back to or reverse onto / from public road at any time during the planning approval period;
- (e) to note the comments of the Chief Highway Engineer/New Territories West, Highways Department (CHE/NTW, HyD) that:
 - any access connecting the application site and Kam Hing Road shall not be maintained by his office; and
 - adequate drainage measures shall be provided to prevent surface water running from the application site to the nearby public roads and drains;
- (f) to note the comments of the Director of Environmental Protection (DEP) that:
 - the applicant is advised: (i) that the proposed structures for animal boarding establishment should be enclosed with soundproofing materials with provision of

mechanical ventilation and air-conditional system; (ii) to follow the requirements stipulated in “Code of Practice on Handling the Environmental Aspects of Temporary Uses and Open Storage Site”; (iii) to use dog masks for dogs allowed for outdoor activities; (iv) to provide adequate supporting infrastructure/facilities for proper collection, treatment and disposal of waste/wastewater generated from the proposed use. If septic tank and soakaway system will be used in case of unavailability of public sewer, its design and construction shall follow the requirements of EPD’s Practice Note for Professional Person (ProPECC) PN 5/93 “Drainage Plans subject to Comment by the Environmental Protection Department” including completion of percolation test and certification by Authorised Person; and (v) to meet the statutory requirements under relevant pollution control ordinances;

(g) to note the comments of the Director of Fire Services (D of FS) that:

- the applicant is advised that the installation/maintenance/modification/repair work of fire service installation (FSI) shall be undertaken by an Registered Fire Service Installation Contractor (RFSIC). The RFSIC shall after completion of the installation/maintenance/ modification/ repair work issue to the person on whose instruction the work was undertaken a certificate (FS 251) and forward a copy of the certificate to the Director of Fire Services; and
- the applicant shall be reminded that if the proposed structure(s) is required to comply with the Buildings Ordinance (BO) (Cap. 123), detailed fire service requirements will be formulated upon receipt of formal submission of general building plans;

(h) to note the comments of the Director of Agriculture, Fisheries and Conservation (DAFC) that:

- the Site does not associate with any Boarding Establishment Licence granted by DAFC, nor has DAFC received any application regarding of the Site. Under the Public Health (Animals) (Boarding Establishment) Regulations, Cap. 139I, any person who provides food and accommodation for animals in return for a fee paid by the owner must apply for a Boarding Establishment Licence from his department. The applicant should also be reminded that the establishment and ancillary facilities which is licensed under the Cap 139I must always fulfil the criteria listed in the Regulations. On the other hand, the dogs kept by the applicant should also be properly licensed as in accordance with the Rabies Ordinance, Cap. 421 and he is reminded to observe the Prevention of Cruelty to Animals Ordinance, Cap 169 at all times;

(i) to note the comments of the Executive Secretary (Antiquities and Monuments), Antiquities and Monuments Office (ES(AM), AMO):

- the applicant is required to inform AMO immediately when any antiquities or supposed antiquities under the Antiquities and Monuments Ordinance (Cap. 53) are discovered in the course of works;

(j) to note the comments of the Director of Food and Environmental Hygiene (DFEH) that:

- proper licence/permit issued by his department is required if there is any food business/ catering service/activities regulated by the DFEH under the Public Health and Municipal Services Ordinance (Cap. 132) and other relevant legislation for the public and the operation of any business should not cause any obstruction; and

- if the proposal involves any commercial/trading activities, there should be no encroachment on the public place and no environmental nuisance should be generated to the surroundings. Its state should not be a nuisance or injurious or dangerous to health and surrounding environment. Any animal carcass/parts shall be properly wrapped or bagged before disposal and in accordance with the relevant legislation. Also, for any waste generated from the activities in the premises, the applicant should handle on their own / at their expenses;
- (k) to note the comments of the Chief Building Surveyor/New Territories West, Buildings Department (CBS/NTW, BD) that:
- the Site shall be provided with means of obtaining access thereto from a street and emergency vehicular access in accordance with Regulations 5 and 41D of the Building (Planning) Regulations (B(P)R) respectively;
 - the Site does not abut on a specified street of not less than 4.5m wide and its permitted development intensity shall be determined under Regulation 19(3) of the B(P)R at building plan submission stage;
 - for UBW erected on leased land, enforcement action may be taken by the Buildings Department to effect their removal in accordance with the prevailing enforcement policy against UBW as and when necessary. The granting of any planning approval should not be construed as an acceptance of any existing building works or UBW on the application site under the BO;
 - before any new building works (including containers/open sheds as temporary buildings, demolition and land filling, etc.) are to be carried out on application site, prior approval and consent of the BA should be obtained, otherwise they are UBW under the BO. An Authorised Person should be appointed as the co-ordinator for the proposed building works in accordance with the BO;
 - any temporary shelters or converted containers for office, storage, washroom or other uses are considered as temporary buildings are subject to the control of Part VII of the B(P)R;
 - detailed checking under the BO will be carried out at building plan submission stage; and
- (l) to note the comments of the Chief Engineer/Construction, Water Supplies Department (CE/C, WSD) that:
- for provision of water supply to the development, the applicant may need to extend his/ her inside services to the nearest suitable government water mains for connection. The applicant shall resolve any land matter (such as private lots) associated with the provision of water supply and shall be responsible for construction, operation and maintenance of the inside services within the private lots to WSD's standards.

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KFBG's comments on four planning applications

16/05/2023 18:09

From: EAP KFBG <eap@kfbg.org>
To: "tpbpd@pland.gov.hk" <tpbpd@pland.gov.hk>
File Ref:

3 attachments



230516 s16 KTN 910.pdf 230516 s16 SSH 148-149.pdf 230516 s16 TKO 128.pdf

Dear Sir/ Madam,

Attached please see our comments regarding FOUR applications. There are THREE pdf files attached to this email. If you cannot see/ download/ open these files, please notify us through email.

Thank You and Best Regards,

Ecological Advisory Programme
Kadoorie Farm and Botanic Garden

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The Secretary,
Town Planning Board,
15/F, North Point Government Offices,
333, Java Road, North Point,
Hong Kong.
(Email: tpbpd@pland.gov.hk)

16th May, 2023.

By email only

Dear Sir/ Madam,

**Proposed Temporary Animal Boarding Establishment with Ancillary Facilities for a
Period of 5 Years and Filling of Land
(A/YL-KTN/910)**

1. We refer to the captioned.
2. We should have in many of our submissions mentioned that there would still be a lot of active farmlands within the Kam Tin North Agriculture (AGR) zone. We urge the Board to seriously consider whether it is appropriate to allow more non-agricultural uses to spread in this AGR zone, given that the Government is now investigating the feasibility to set up 'Agricultural Priority Area' to support the local farming sector and in fact this zone is also not intended for non-agricultural uses (i.e., the proposed use is not in line with the planning intention).
3. Thank you for your attention.

Ecological Advisory Programme
Kadoorie Farm and Botanic Garden

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A/YL-KTN/910 DD 109 Kam Tin

16/05/2023 02:39

From:

To:

File Ref:

tpbpd <tpbpd@pland.gov.hk>

A/YL-KTN/910

Lots 609 and 610 in D.D. 109, Kam Tin North

Site area : About 1,713sq.m

Zoning : "Agriculture"

Applied use : Animal Boarding Establishment / 1 Vehicle Parking / **Land Filling / 5 Years**

Dear TPB Members,

So PlanD knows that this was the usual stealth approach to filling in the land.
Application 726

According to the applicant, **about 70% of the application site would be used for farming.**

But as hobby farm was not the intention, conditions were not fulfilled. Next step
Animal Boarding, and The filling of land is with an area of about 1,007.7m2.

Are members going to again play dumb? This is clearly a brownfield operation and
should not be approved.

Mary Mulvihill

From:

To: tpbpd <tpbpd@pland.gov.hk>

Date: Thursday, 15 October 2020 1:07 AM CST

Subject: A/YL-KTN/726 DD 109 Kam Tin

Dear TPB Members,

Approved in Jan but procrastinating re fulfillment of conditions. Unfortunately
members always listen to PlanD, a fan of rampant development and encouraging
inappropriate land uses that encourage brownfield operations.

Members of the public are more hardnosed and can recognize that filling in land
next to an existing cluster of residences has one objective only.

Covid impact should have brought home the message that a certain amount of locally produced produce is essential in times of crisis and that the status of Agriculture land should be upgraded and protected.

Mary Mulvihill

From: [REDACTED]
To: "tpbpd" <tpbpd@pland.gov.hk>
Sent: Thursday, December 19, 2019 3:32:29 AM
Subject: A/YL-KTN/691 DD 109 Kam Tin
A/YL-KTN/691
Lots 609 and 610 in D.D. 109, Kam Tin North
Site area : About 1,713sq.m
Zoning : "Agriculture"
Applied use : Hobby Farm / **Land Filling**

Dear TPB Members,

This is obviously a Destroy to Build application as the site has been completely stripped of vegetation.

This type of activity should not be tolerated. It is evident that the adjoining lots are under cultivation.

Mary Mulvihill