

2022年 6月 1 6日

Appendix I

此文件在 收到：城市規劃委員會

只合用此表格作申請，如已收到此文件後才正式確認收到

申請人：\_\_\_\_\_

16 JUN 2022

The application received on \_\_\_\_\_  
The Planning Board will formally acknowledge  
the receipt of the application only upon receipt  
of all the required information and documents.

Form No. S16-III  
表格第 S16-III 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 Proposal Only Involving Temporary Use/Development of Land and/or Building Not Exceeding 3 Years in Rural Areas or Renewal of Permission for such Temporary Use or Development\***

**適用於祇涉及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/發展或該等臨時用途/發展的許可續期的建議\***

*\*Form No. S16-I should be used for other Temporary Use/Development of Land and/or Building (e.g. temporary use/developments in the Urban Area) and Renewal of Permission for such Temporary Use or Development.*

*\*其他土地上及/或建築物內的臨時用途/發展 (例如位於市區內的臨時用途或發展) 及有關該等臨時用途/發展的許可續期，應使用表格第 S16-I 號。*

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](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](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

2201077

3/5

by hand

Form No. S16-III 表格第 S16-III 號

For Official Use Only 請勿填寫此欄	Application No. 申請編號	A/9L-KTS/933
	Date Received 收到日期	16 JUN 2022

- 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)

Kok Yun Kuen 郝潤權

## 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)

PlanArch Consultants Limited

## 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)

Lot Nos. 391RP(Part) and 392RP in DD106, Shek Wu Tong, Kam Tin, Yuen Long, New Territories

(b) Site area and/or gross floor area involved  
涉及的地盤面積及/或總樓面面積

☐ Site area 地盤面積 3,333 sq.m 平方米 ☒ About 約  
☐ Gross floor area 總樓面面積 517 sq.m 平方米 ☒ About 約

(c) Area of Government land included (if any)  
所包括的政府土地面積 (倘有)

0 sq.m 平方米 ☐ About 約

(d) Name and number of the related statutory plan(s) 有關法定圖則的名稱及編號	Approved Kam Tin South Outline Zoning Plan (Plan No. S/YL-KTS/15)
(e) Land use zone(s) involved 涉及的土地用途地帶	"Other Specified Uses" annotated "Rural Use" ("OU(RU)")
(f) Current use(s) 現時用途	Temporary open storage of electricity generators and compressors approved by Town Planning Board on 5.7.2019 for 3 years  (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"<sup>#</sup> (please proceed to Part 6 and attach documentary proof of ownership).  
是唯一的「現行土地擁有人」<sup>#</sup> (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"<sup>#</sup> (please attach documentary proof of ownership).  
是其中一名「現行土地擁有人」<sup>#</sup> (請夾附業權證明文件)。

☐ is not a "current land owner"<sup>#</sup>.  
並不是「現行土地擁有人」<sup>#</sup>。

☐ 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)"<sup>#</sup>.  
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」<sup>#</sup>。

(b) The applicant 申請人 -

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

Details of consent of "current land owner(s)" <sup>#</sup> obtained 取得「現行土地擁有人」 <sup>#</sup> 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)"<sup>#</sup>  
已通知 ..... 名「現行土地擁有人」<sup>#</sup>。

Details of the "current land owner(s)" <sup>#</sup> notified 已獲通知「現行土地擁有人」 <sup>#</sup> 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)<sup>#&</sup>  
於 ..... (日/月/年)向每一名「現行土地擁有人」<sup>#</sup>郵遞要求同意書<sup>&</sup>

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)<sup>&</sup>  
於 ..... (日/月/年)在指定報章就申請刊登一次通知<sup>&</sup>
- ☐ posted notice in a prominent position on or near application site/premises on ..... (DD/MM/YYYY)<sup>&</sup>  
於 ..... (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<sup>&</sup>
- ☐ sent notice to relevant owners' corporation(s)/owners' committee(s)/mutual aid committee(s)/management office(s) or rural committee on ..... (DD/MM/YYYY)<sup>&</sup>  
於 ..... (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<sup>&</sup>

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

<b>6. Type(s) of Application 申請類別</b>	
<b>(A) Temporary Use/Development of Land and/or Building Not Exceeding 3 Years in Rural Areas</b> 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 (For Renewal of Permission for Temporary Use or Development in Rural Areas, please proceed to Part (B)) (如屬位於鄉郊地區臨時用途/發展的規劃許可續期，請填寫(B)部分)	
(a) Proposed use(s)/development 擬議用途/發展	Temporary open storage of electricity generators, compressors and construction machinery  (Please illustrate the details of the proposal on a layout plan) (請用平面圖說明擬議詳情)
(b) Effective period of permission applied for 申請的許可有效期	<input checked="" type="checkbox"/> year(s) 年 ..... 3 ..... <input type="checkbox"/> month(s) 個月 .....
<b>(c) Development Schedule 發展細節表</b>	
Proposed uncovered land area 擬議露天土地面積	..... 2,919 .....sq.m <input checked="" type="checkbox"/> About 約
Proposed covered land area 擬議有上蓋土地面積	..... 414 .....sq.m <input checked="" type="checkbox"/> About 約
Proposed number of buildings/structures 擬議建築物/構築物數目	..... 6 .....
Proposed domestic floor area 擬議住用樓面面積	..... N/A .....sq.m <input type="checkbox"/> About 約
Proposed non-domestic floor area 擬議非住用樓面面積	..... 517 .....sq.m <input checked="" type="checkbox"/> About 約
Proposed gross floor area 擬議總樓面面積	..... 517 .....sq.m <input checked="" type="checkbox"/> About 約
Proposed height and use(s) of different floors of buildings/structures (if applicable) 建築物/構築物的擬議高度及不同樓層的擬議用途 (如適用) (Please use separate sheets if the space below is insufficient) (如以下空間不足，請另頁說明) Please refer to Paragraph 3.1 of the enclosed Planning Statement ..... ..... .....	
<b>Proposed number of car parking spaces by types 不同種類停車位的擬議數目</b>	
Private Car Parking Spaces 私家車車位	4 Nos. (5m x 2.5m)
Motorcycle Parking Spaces 電單車車位	0
Light Goods Vehicle Parking Spaces 輕型貨車泊車位	0
Medium Goods Vehicle Parking Spaces 中型貨車泊車位	0
Heavy Goods Vehicle Parking Spaces 重型貨車泊車位	0
Others (Please Specify) 其他 (請列明)	N/A
<b>Proposed number of loading/unloading spaces 上落客貨車位的擬議數目</b>	
Taxi Spaces 的士車位	0
Coach Spaces 旅遊巴車位	0
Light Goods Vehicle Spaces 輕型貨車車位	0
Medium Goods Vehicle Spaces 中型貨車車位	0
Heavy Goods Vehicle Spaces 重型貨車車位	0
Others (Please Specify) 其他 (請列明)	
Medium/ Heavy Goods Vehicles Spaces (11m x 3.5m)	4 Nos.

Proposed operating hours 擬議營運時間 7:00a.m. to 11p.m., Monday to Saturday, except Sundays and Public Holidays			
(d) Any vehicular access to the site/subject building? 是否有車路通往地盤/ 有關建築物?	Yes 是	<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)) Ingress/egress point at Kam Sheung Road	
	No 否	<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) <input type="checkbox"/>	
(e) Impacts of Development Proposal 擬議發展計劃的影響 (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。)			
(i) Does the development proposal involve alteration of existing building? 擬議發展計劃是否包括現有建築物的改動?	Yes 是	<input type="checkbox"/> Please provide details 請提供詳情 ..... ..... .....	
	No 否	<input checked="" type="checkbox"/>	
(ii) Does the development proposal involve the operation on the right? 擬議發展是否涉及右列的工程?	Yes 是	<input type="checkbox"/> (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) (請用地盤平面圖顯示有關土地/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) <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 type="checkbox"/> Filling of land 填土 Area of filling 填土面積 ..... sq.m 平方米 <input type="checkbox"/> About 約 Depth of filling 填土厚度 ..... m 米 <input 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	
	No 否	<input checked="" type="checkbox"/>	
(iii) Would the development proposal cause any adverse impacts? 擬議發展計劃會否造成不良影響?	On environment 對環境 Yes 會 <input type="checkbox"/> No 不會 <input checked="" type="checkbox"/> On traffic 對交通 Yes 會 <input type="checkbox"/> No 不會 <input checked="" type="checkbox"/> On water supply 對供水 Yes 會 <input type="checkbox"/> No 不會 <input checked="" type="checkbox"/> On drainage 對排水 Yes 會 <input type="checkbox"/> No 不會 <input checked="" type="checkbox"/> On slopes 對斜坡 Yes 會 <input type="checkbox"/> No 不會 <input checked="" type="checkbox"/> Affected by slopes 受斜坡影響 Yes 會 <input type="checkbox"/> No 不會 <input checked="" type="checkbox"/> Landscape Impact 構成景觀影響 Yes 會 <input type="checkbox"/> No 不會 <input checked="" type="checkbox"/> Tree Felling 砍伐樹木 Yes 會 <input type="checkbox"/> No 不會 <input checked="" type="checkbox"/> Visual Impact 構成視覺影響 Yes 會 <input type="checkbox"/> No 不會 <input checked="" type="checkbox"/> Others (Please Specify) 其他 (請列明) Yes 會 <input type="checkbox"/> No 不會 <input checked="" type="checkbox"/> ..... .....		

	<p>Please state measure(s) to minimise the impact(s). For tree felling, please state the number, diameter at breast height and species of the affected trees (if possible)</p> <p>請註明盡量減少影響的措施。如涉及砍伐樹木，請說明受影響樹木的數目、及胸高度的樹幹直徑及品種(倘可)</p> <p>N/A</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p>
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<b>(B) Renewal of Permission for Temporary Use or Development in Rural Areas</b>	
位於鄉郊地區臨時用途/發展的許可續期	
(a) Application number to which the permission relates 與許可有關的申請編號	A/ _____ / _____
(b) Date of approval 獲批給許可的日期	..... (DD 日/MM 月/YYYY 年)
(c) Date of expiry 許可屆滿日期	..... (DD 日/MM 月/YYYY 年)
(d) Approved use/development 已批給許可的用途/發展	
(e) Approval conditions 附帶條件	<p><input type="checkbox"/> The permission does not have any approval condition 許可並沒有任何附帶條件</p> <p><input type="checkbox"/> Applicant has complied with all the approval conditions 申請人已履行全部附帶條件</p> <p><input type="checkbox"/> Applicant has not yet complied with the following approval condition(s): 申請人仍未履行下列附帶條件：</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>Reason(s) for non-compliance: 仍未履行的原因：</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>(Please use separate sheets if the space above is insufficient) (如以上空間不足，請另頁說明)</p>
(f) Renewal period sought 要求的續期期間	<p><input type="checkbox"/> year(s) 年 .....</p> <p><input type="checkbox"/> month(s) 個月 .....</p>

**7. 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。

Please refer to enclosed Planning Statement.



## 8. 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

Betty S.F. Ho

Director

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 /

☐ HKIS 香港測量師學會 /

☐ HKILA 香港園境師學會 /

☐ RPP 註冊專業規劃師

Others 其他

☐ HKIA 香港建築師學會 /

☐ HKIE 香港工程師學會 /

☐ HKIUD 香港城市設計學會

on behalf of  
代表

PlanArch Consultants Limited

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



Date 日期

29.4.2022

(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。

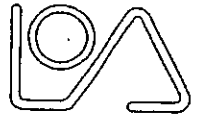
Gist of Application 申請摘要	
(Please provide details in both English and Chinese <u>as far as possible</u> . This part will be circulated to relevant consultees, uploaded to the Town Planning Board's Website for browsing and free downloading by the public and available at the Planning Enquiry Counters of 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 391 RP (Part) and 392 RP in D.D.106, Shek Wu Tong, Kam Tin, Yuen Long 元朗錦田石湖塘第106約地段第391RP(部份)及392RP號
Site area 地盤面積	3,333 sq. m 平方米 <input checked="" type="checkbox"/> About 約 (includes Government land of 包括政府土地 0 sq. m 平方米 <input type="checkbox"/> About 約)
Plan 圖則	Approved Kam Tin South Outline Zoning Plan No. S/YL-KTS/15 錦田南分區計劃大綱核准圖編號S/YL-KTS/15
Zoning 地帶	"Other Specified Uses" annotated "Rural Use" ("OU(RU)") 「其他指定用途」註明「鄉郊用途」
Type of Application 申請類別	<input checked="" type="checkbox"/> Temporary Use/Development in Rural Areas for a Period of 位於鄉郊地區的臨時用途/發展為期 <input checked="" type="checkbox"/> Year(s) 年 3 <input type="checkbox"/> Month(s) 月 _____  <input type="checkbox"/> Renewal of Planning Approval for Temporary Use/Development in Rural Areas for a Period of 位於鄉郊地區臨時用途/發展的規劃許可續期為期 <input type="checkbox"/> Year(s) 年 _____ <input type="checkbox"/> Month(s) 月 _____
Applied use/ development 申請用途/發展	Temporary Open Storage of Electricity Generators, Compressors and Construction Machinery

(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	<input type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於	<input type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於
	Non-domestic 非住用	517 <input checked="" type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於	<input type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於
(ii) No. of block 幢數	Domestic 住用		
	Non-domestic 非住用	6	
(iii) Building height/No. of storeys 建築物高度／層數	Domestic 住用	m 米 <input type="checkbox"/> (Not more than 不多於)	
		Storeys(s) 層 <input type="checkbox"/> (Not more than 不多於)	
	Non-domestic 非住用	4.8 m 米 <input checked="" type="checkbox"/> (Not more than 不多於)	
		2 Storeys(s) 層 <input checked="" type="checkbox"/> (Not more than 不多於)	
(iv) Site coverage 上蓋面積	% <input type="checkbox"/> About 約		
(v) 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		4
	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) <hr/>		4
	Total no. of vehicle loading/unloading bays/lays 上落客貨車位／停車處總數		4
	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) Medium/Heavy Goods Vehicle spaces (11m x 3.5m) <hr/>		4

Submitted Plans, Drawings and Documents 提交的圖則、繪圖及文件		
	Chinese 中文	English 英文
<b>Plans and Drawings 圖則及繪圖</b>		
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 checked="" type="checkbox"/>
Master landscape plan(s)/Landscape plan(s) 園境設計總圖／園境設計圖	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Others (please specify) 其他 (請註明)	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<b>Location Plan, Site Plan, Drainage Proposal</b>		
<b>Reports 報告書</b>		
Planning Statement/Justifications 規劃綱領/理據	<input type="checkbox"/>	<input checked="" 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		

Note: The information in the Gist of Application above is provided by the applicant for easy reference of the general public. Under no circumstances will the Town Planning Board accept any liabilities for the use of the information nor any inaccuracies or discrepancies of the information provided. In case of doubt, reference should always be made to the submission of the applicant.

註：上述申請摘要的資料是由申請人提供以方便市民大眾參考。對於所載資料在使用上的問題及文義上的歧異，城市規劃委員會概不負責。若有任何疑問，應查閱申請人提交的文件。



Our Ref.: pa/yl.kts/2203647

Secretary  
Town Planning Board  
15/F., North Point Government Offices  
No. 333, Java Road  
North Point, Hong Kong

13 June 2022

Dear Madam,

**S16 Application for a Temporary Open Storage of  
Electricity Generators, Compressors and Construction Machinery for a period of 3 Years  
at Various Lots in DD106  
Shek Wu Tong, Kam Tin, Yuen Long**

We refer to the captioned application for temporary open storage of electricity generators, compressors and construction machinery at the application site for a period of 3 years submitted to the Town Planning Board on 29.4.2022.

Attached please find the revised Plan 1 and Plan 3 for your consideration. We should be grateful if you can let us have the Government comments on the captioned application for our necessary action.

Should you have any questions, please feel free to contact the undersigned.

Thank you for your kind attention.

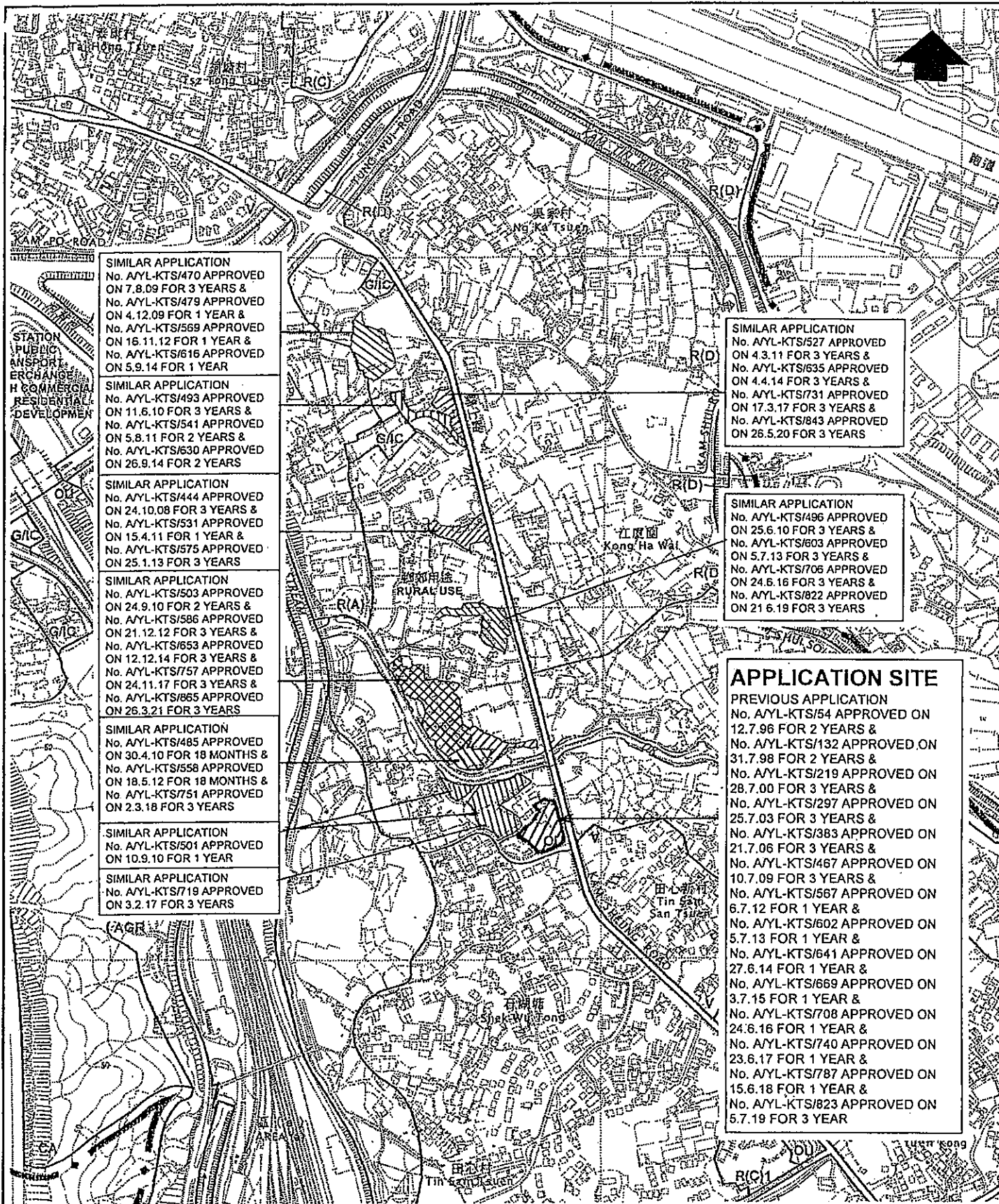
Yours faithfully,  
For and on behalf of  
PlanArch Consultants Ltd.

Betty S. F. Ho  
w/e.

2022年 6月 1 6日  
此文件在 2022年 6月 1 6日 收到。城市規劃委員會  
只會在收到所有必需的資料及文件後才正式確認收到  
申請。

This document is received on 16 JUN 2022  
The Town Planning Board will formally acknowledge  
the date of receipt of the application only upon receipt  
of all the required information and documents.





**SIMILAR APPLICATION**  
 No. AYL-KTS/470 APPROVED  
 ON 7.8.09 FOR 3 YEARS &  
 No. AYL-KTS/479 APPROVED  
 ON 4.12.09 FOR 1 YEAR &  
 No. AYL-KTS/569 APPROVED  
 ON 16.11.12 FOR 1 YEAR &  
 No. AYL-KTS/616 APPROVED  
 ON 5.9.14 FOR 1 YEAR

**SIMILAR APPLICATION**  
 No. AYL-KTS/493 APPROVED  
 ON 11.6.10 FOR 3 YEARS &  
 No. AYL-KTS/541 APPROVED  
 ON 5.8.11 FOR 2 YEARS &  
 No. AYL-KTS/630 APPROVED  
 ON 26.9.14 FOR 2 YEARS

**SIMILAR APPLICATION**  
 No. AYL-KTS/444 APPROVED  
 ON 24.10.08 FOR 3 YEARS &  
 No. AYL-KTS/531 APPROVED  
 ON 15.4.11 FOR 1 YEAR &  
 No. AYL-KTS/575 APPROVED  
 ON 25.1.13 FOR 3 YEARS

**SIMILAR APPLICATION**  
 No. AYL-KTS/503 APPROVED  
 ON 24.9.10 FOR 2 YEARS &  
 No. AYL-KTS/586 APPROVED  
 ON 21.12.12 FOR 3 YEARS &  
 No. AYL-KTS/653 APPROVED  
 ON 12.12.14 FOR 3 YEARS &  
 No. AYL-KTS/757 APPROVED  
 ON 24.11.17 FOR 3 YEARS &  
 No. AYL-KTS/865 APPROVED  
 ON 26.3.21 FOR 3 YEARS

**SIMILAR APPLICATION**  
 No. AYL-KTS/485 APPROVED  
 ON 30.4.10 FOR 18 MONTHS &  
 No. AYL-KTS/558 APPROVED  
 ON 18.5.12 FOR 18 MONTHS &  
 No. AYL-KTS/751 APPROVED  
 ON 2.3.18 FOR 3 YEARS

**SIMILAR APPLICATION**  
 No. AYL-KTS/501 APPROVED  
 ON 10.9.10 FOR 1 YEAR

**SIMILAR APPLICATION**  
 No. AYL-KTS/7719 APPROVED  
 ON 3.2.17 FOR 3 YEARS

**SIMILAR APPLICATION**  
 No. AYL-KTS/527 APPROVED  
 ON 4.3.11 FOR 3 YEARS &  
 No. AYL-KTS/635 APPROVED  
 ON 4.4.14 FOR 3 YEARS &  
 No. AYL-KTS/731 APPROVED  
 ON 17.3.17 FOR 3 YEARS &  
 No. AYL-KTS/843 APPROVED  
 ON 26.5.20 FOR 3 YEARS

**SIMILAR APPLICATION**  
 No. AYL-KTS/496 APPROVED  
 ON 25.6.10 FOR 3 YEARS &  
 No. AYL-KTS/603 APPROVED  
 ON 5.7.13 FOR 3 YEARS &  
 No. AYL-KTS/706 APPROVED  
 ON 24.6.16 FOR 3 YEARS &  
 No. AYL-KTS/822 APPROVED  
 ON 21.6.19 FOR 3 YEARS

### APPLICATION SITE

**PREVIOUS APPLICATION**  
 No. AYL-KTS/54 APPROVED ON  
 12.7.96 FOR 2 YEARS &  
 No. AYL-KTS/132 APPROVED ON  
 31.7.98 FOR 2 YEARS &  
 No. AYL-KTS/219 APPROVED ON  
 28.7.00 FOR 3 YEARS &  
 No. AYL-KTS/297 APPROVED ON  
 25.7.03 FOR 3 YEARS &  
 No. AYL-KTS/383 APPROVED ON  
 21.7.06 FOR 3 YEARS &  
 No. AYL-KTS/467 APPROVED ON  
 10.7.09 FOR 3 YEARS &  
 No. AYL-KTS/567 APPROVED ON  
 6.7.12 FOR 1 YEAR &  
 No. AYL-KTS/602 APPROVED ON  
 5.7.13 FOR 1 YEAR &  
 No. AYL-KTS/641 APPROVED ON  
 27.6.14 FOR 1 YEAR &  
 No. AYL-KTS/669 APPROVED ON  
 3.7.15 FOR 1 YEAR &  
 No. AYL-KTS/708 APPROVED ON  
 24.6.16 FOR 1 YEAR &  
 No. AYL-KTS/740 APPROVED ON  
 23.6.17 FOR 1 YEAR &  
 No. AYL-KTS/787 APPROVED ON  
 15.6.18 FOR 1 YEAR &  
 No. AYL-KTS/823 APPROVED ON  
 5.7.19 FOR 3 YEAR

Plan Based on  
 Kam Tin South  
 Outline Zoning Plan  
 No. S/YL-KTS/15  
 approved on 11.12.2018

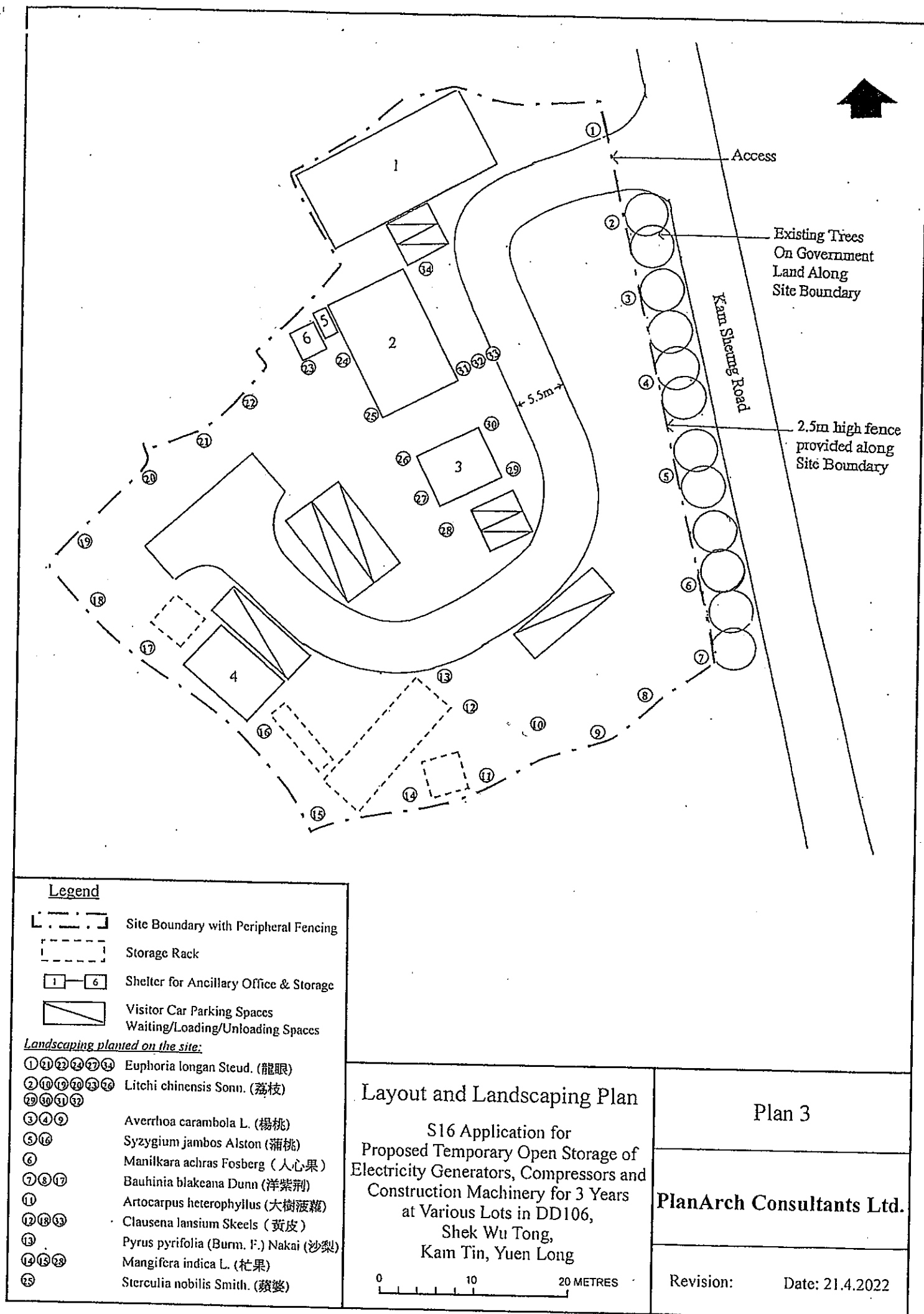
Location Plan  
 S16 Application for  
 Proposed Temporary Open Storage of  
 Electricity Generators, Compressors and  
 Construction Machinery for 3 Years  
 at Various Lots in DD106, Shek Wu Tong,  
 Kam Tin, Yuen Long

0 200 400 METRES

Plan 1

PlanArch Consultants Ltd.

Revision: Date: 21.4.2022







**PlanArch Consultants Ltd.**  
**建港規劃顧問有限公司**



By Email (tpbpd@pland.gov.hk)

TPB Ref.: TPB/A/YL-KTS/933  
Our Ref.: pa/yl.kts/2203647

Secretary  
Town Planning Board  
15/F., North Point Government Offices  
No. 333, Java Road  
North Point, Hong Kong  
(Attn.: Ms. Leticia LEUNG)

26 July 2022

Dear Madam,

**S16 Application for a Temporary Open Storage of  
Electricity Generators, Compressors and Construction Machinery  
for a Period of 3 Years at Various Lots in DD106  
Shek Wu Tong, Kam Tin, Yuen Long**

We refer to our submission on the captioned dated 29.4.2022, and the subsequent verbal comments received from the Planning Department.

Please find enclosed 2 sets of photo record of existing drainage facilities for your consideration.

The above information serves as a technical clarification under the section 5c of TPB Guideline 32, and we would like to seek an exemption from publication and recounting requirement. In case you decide that the above information is accepted but not exempted from publication and recounting requirement, we would like to proceed with the application with the further information.

Should you have any questions, please feel free to contact the undersigned.

Thank you for your kind attention.

Yours faithfully,  
for and on behalf of  
PlanArch Consultants Ltd.

Betty S. F. Ho  
w/e.

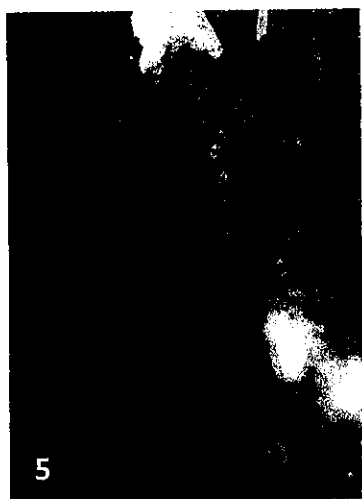
cc. Ms. Valerie PANG

DPO/FSYLE

Email: vckpang@pland.gov.hk



**Submission of Record of Existing Drainage Facilities for  
Temporary Open Storage of Electricity Generators, Compressors and Construction Machinery  
at Various Lots in DD106 Shek Wu Tong, Kam Tin, Yuen Long**







**PlanArch Consultants Ltd.**  
**建港規劃顧問有限公司**



By Email (tpbpd@pland.gov.hk)

TPB Ref.: TPB/A/YL-KTS/933  
 Our Ref.: pa/yl.kts/2203647

22 August 2022

Dear Madam,

**S16 Application for a Temporary Open Storage of  
 Electricity Generators, Compressors and Construction Machinery  
 for a Period of 3 Years at Various Lots in DD106  
Shek Wu Tong, Kam Tin, Yuen Long**

We refer to the captioned application submission to the Town Planning Board dated 29.4.2022, and subsequent comments received from the Transport Department (TD) and Fire Services Department (FSD).

In response to TD's and FSD's comments, please find below our responses-to-comments:


Departmental Comments	Our Responses
<b>Comments from Fire Services Department</b> (Contact Person: Mr. WONG Ho-yin; Tel.: 2733 7737)	
The FS251 submitted is outdated and the applicant shall submit a valid FS251 to facilitate the acceptance inspection.	Please find the FS251 certificates for provision of fire extinguishers and other fire services installations in <b>Appendices 1a and 1b</b> .
<b>Comments from Transport Department</b> (Contact Person: Mr. Phil CAI; Tel.: 2399 2421)	
(a) The applicant should provide the trip generation and attraction due to the development and access the traffic impact to Kam Sheung Road and the local access;	The application site directly abuts Kam Sheung Road. According to the operator, daily traffic trips to and from the application site during the operating hours from 0700 to 2300, Monday to Sunday, is very low. Only 1-2 round trips for private car for the staff

	stationing on-site daily will be generated. In view of the nature of the operation, pick up/ drop-off of the electricity generators, compressors and construction machinery will be arranged three times per month, which will generate 1 round trip for heavy goods vehicle each time during the operating hours. In view of the above, no adverse traffic impact is anticipated.
(b) The applicant should demonstrate the smooth manoeuvring of vehicles to/ from Kam Sheung Road, along the local access and within the site;	Please refer to the swept path diagram in <b>Plan 5</b> for manoeuvring of M/HGV (11m x 3.5m) at the ingress/egress.
(c) The applicant should indicate the clear width of the vehicular ingress/egress on the layout plan;	The clear width of the vehicular ingress/egress is about 7.5m.
(d) The applicant should note the local access between Kam Sheung Road and the site is not managed by this Department.	Noted.

The above information serves as a technical clarification under the section 5c of TPB Guideline 32, and we would like to seek an exemption from publication and recounting requirement. In case you decide that the above information is accepted but not exempted from publication and recounting requirement, we would like to proceed with the application with the further information.

Should you have any questions, please feel free to contact the undersigned.  
Thank you for your kind attention.

Yours faithfully,  
for and on behalf of  
PlanArch Consultants Ltd.

  
Betty S. F. Ho

## FIRE SERVICE (INSTALLATIONS AND EQUIPMENT) REGULATIONS

FSD Ref.:   
消防處編號消防(裝置及設備)規例  
(Regulation 9(1))  
(第九條(1)款)Serial Number 

## CERTIFICATE OF FIRE SERVICE INSTALLATION AND EQUIPMENT

消防裝置及設備證書

Name of Client 顧客姓名

郝潤權

Address 地址

新界元朗 錦田石湖塘第 106 約地段 第 391RP(部份) 及 392RP 號

Type of Building 樓宇類型: ☐ Industrial 工業 ☐ Commercial 商業 ☐ Domestic 住宅 ☐ Composite 綜合 ☒ Licensed premises 持牌處所 ☐ Institutional 社團

## Part 1 Annual Maintenance ONLY

第一部 只適用於年檢事項

In accordance with Regulation 8(b) of the Fire Service (Installations and Equipment) Regulations, the owner of any fire service installation or equipment which is installed in any premises shall have such fire service installation or equipment inspected by a registered contractor at least once in every 12 months. 根據消防(裝置及設備)規例第八條(b)款, 擁有裝置在任何處所內的任何消防裝置或設備的人, 須每12個月由一名註冊承辦商檢查該等消防裝置或設備至少一次。

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)	Next Due Date 下次到期日 (DD/MM/YYYY)
	NIL				
	NIL				

## Part 2 第二部 Installation / Modification / Repair / Inspection works 裝置/改裝/修理/檢查工作

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Nature of Work Carried out 完成之工作內容	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)
24	手提滅火筒	辦公室, 后門, 2/F 門口, 書房	更換3kgco2手提滅火筒 X4	符合消防處規定	11/04/2022
24	手提滅火筒	廚房, 貨貴位	更換5kgco2手提滅火筒 X2	符合消防處規定	11/04/2022

## Part 3 第三部 Defects 損壞事項

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Outstanding Defects 未修缺點	Comment on Defects 缺點評述
	NIL			
	NIL			

Remark 備註

I/We hereby certify that the above installations/equipment have been tested and found to be in efficient working order in accordance with the Codes of Practice for Minimum Fire Service Installations and Equipment and Inspection, Testing and Maintenance of Installations and Equipment published from time to time by the Director of Fire Services. Defects are listed in Part 3.

本人藉此證明以上之消防裝置及設備經試驗, 證明性能良好, 符合消防處處長不時公佈的最低限度之消防裝置及設備守則與裝置及設備之檢查測試及保養守則的規格, 損壞事項列於第三部。

如證書涉及年檢事項, 應張貼於大廈或  
處所當眼處以供消防處人員查核

This certificate should be displayed at prominent location of the building or premises for FSD's inspection if any annual maintenance work is involved.

Authorized

Signature:

受權人簽署

Name:

姓名

陳志成

FSD/RC No.:

消防處註冊號碼

Company Name:

公司名稱

CHAN Chi-shing

Telephone:

聯絡電話

Date:

日期

11/04/2022

For FSD

use only

Inspected

Key-In

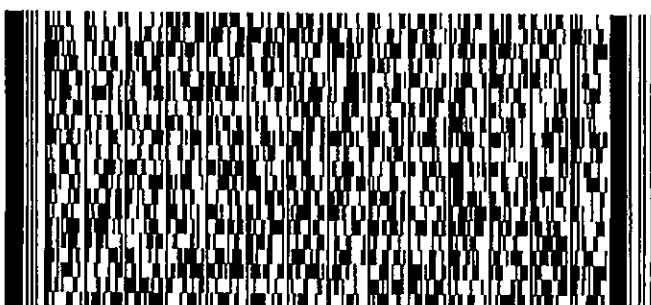
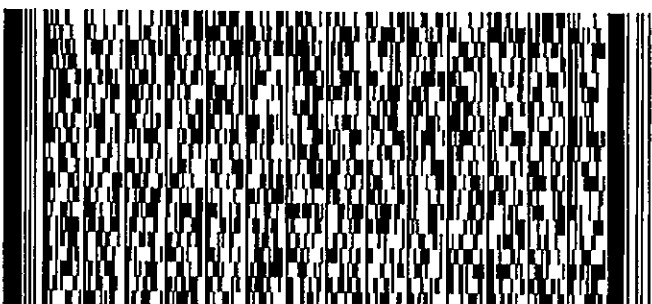
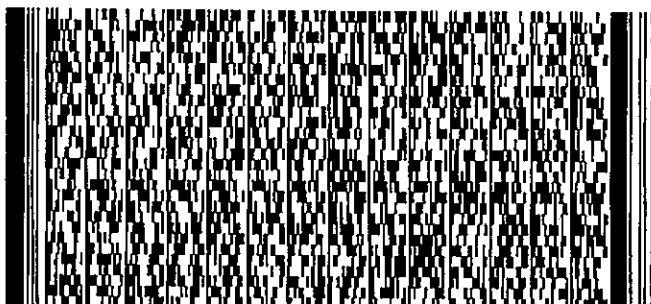
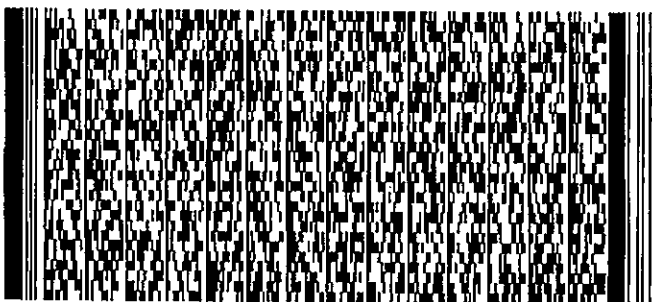
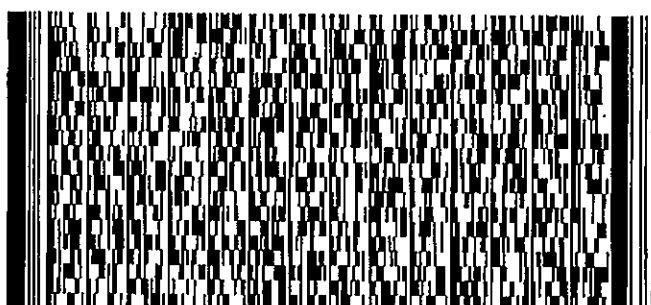
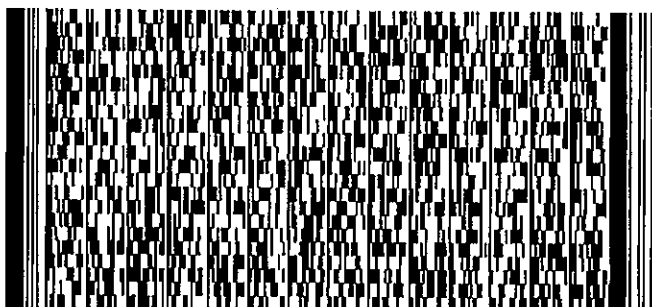
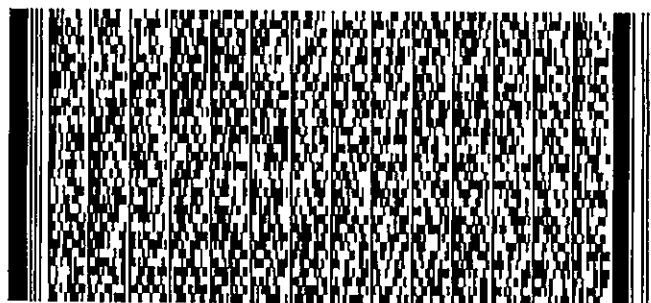
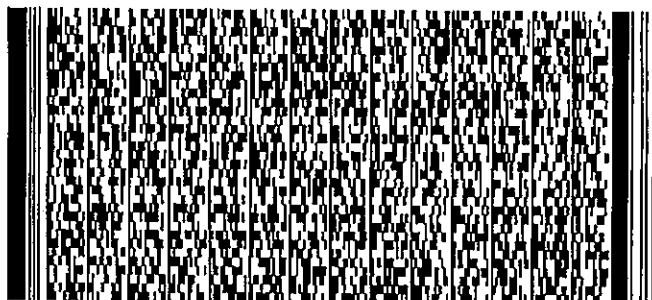
Verified



Serial Number

Name of Client 顧客姓名

郝潤權





## FIRE SERVICE (INSTALLATIONS AND EQUIPMENT) REGULATIONS

消防(裝置及設備)規例

(Regulation 9(1))

(第九條(1)款)

## CERTIFICATE OF FIRE SERVICE INSTALLATION AND EQUIPMENT

消防裝置及設備證書

FSD Ref.:

消防處編號

Serial Number

Name of Client 顧客姓名

郝潤權

Address 地址

新界元朗錦田石湖塘第106約地段第391RP(部份)及392RP號


 Type of Building 樓宇類型: ☐ Industrial 工業 ☐ Commercial 商業 ☐ Domestic 住宅 ☐ Composite 綜合 ☒ Licensed premises 持牌處所 ☐ Institutional 社團

## Part 1 Annual Maintenance ONLY

## 第一部 只適用於年檢事項

In accordance with Regulation 8(b) of the Fire Service (Installations and Equipment) Regulations, the owner of any fire service installation or equipment which is installed in any premises shall have such fire service installation or equipment inspected by a registered contractor at least once in every 12 months. 根據消防(裝置及設備)規例第八條(b)款, 擁有裝置在任何處所內的任何消防裝置或設備的人, 須每12個月由一名註冊承辦商檢查該等消防裝置或設備至少一次。

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)	Next Due Date 下次到期日 (DD/MM/YYYY)
24	手提滅火筒 (3Kg CO2滅火筒X4)	工場/寫字樓/車場	符合消防處規定	18/03/2022	17/03/2023
24	手提滅火筒 (5Kg CO2滅火筒X5)	工場/寫字樓/車場	符合消防處規定	18/03/2022	17/03/2023

## Part 2 第二部 Installation / Modification / Repair / Inspection works 裝置/改裝/修理/檢查工作

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Nature of Work Carried out 完成之工作內容	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)
	NIL				
	NIL				

## Part 3 第三部 Defects 損壞事項

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Outstanding Defects 未修缺點	Comment on Defects 缺點評述
24	手提滅火筒	辦公室, 后門, 2/F 門口, 書房	3kgco2手提滅火筒損壞	需要更換
24	手提滅火筒	廚房, 貨貨位	5kgco2手提滅火筒損壞	需要更換

Remark 備註

I/We hereby certify that the above installations/equipment have been tested and found to be in efficient working order in accordance with the Codes of Practice for Minimum Fire Service Installations and Equipment and Inspection, Testing and Maintenance of Installations and Equipment published from time to time by the Director of Fire Services. Defects are listed in Part 3.

本人藉此證明以上之消防裝置及設備經試驗, 證明性能良好, 符合消防處處長不時公佈之最低限度之消防裝置及設備守則與裝置及設備之檢查測試及保養守則的規格, 損壞事項列於第三部。

如證書涉及年檢事項, 應張貼於大廈或處所當眼處以供消防處人員查核

This certificate should be displayed at prominent location of the building or premises for FSD's inspection if any annual maintenance work is involved.

Authorized Signature:

授權人簽署

Name:

姓名

陳志成

FSD/RC No.:

消防處註冊號碼

Company Name:

公司名稱

CHAN Chi-shing

Telephone:

聯絡電話

Date:

日期

18/03/2022

For FSD use only

Inspected

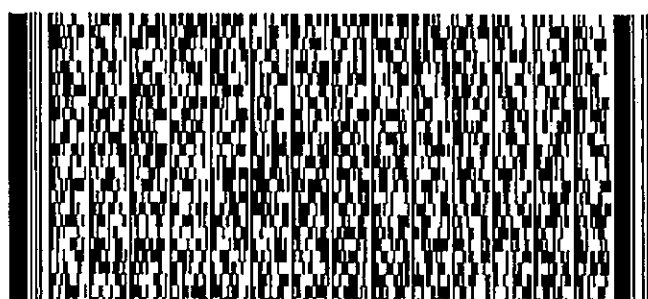
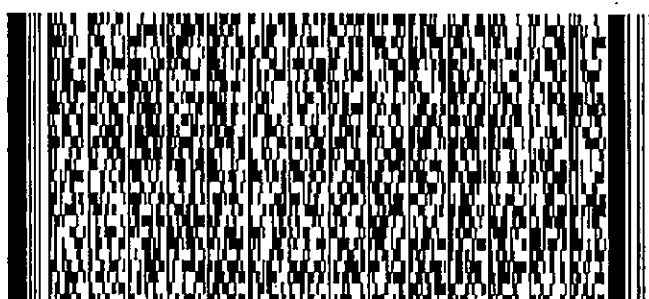
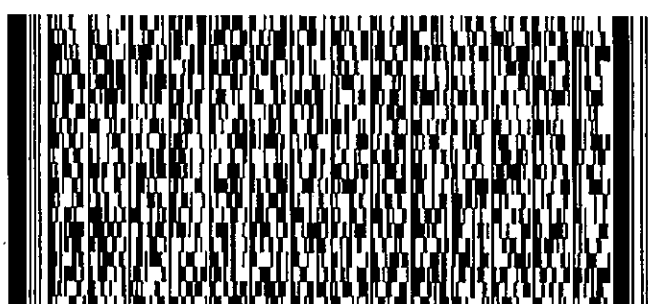
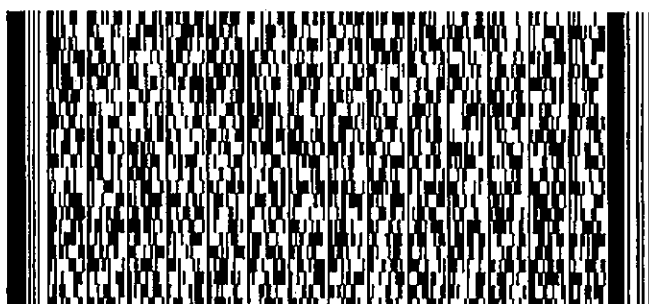
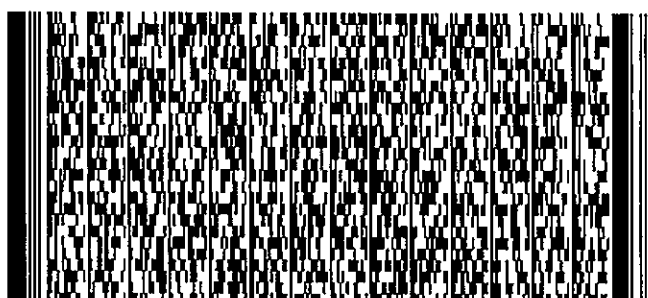
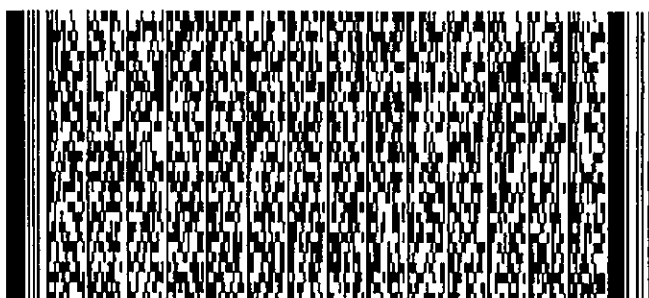
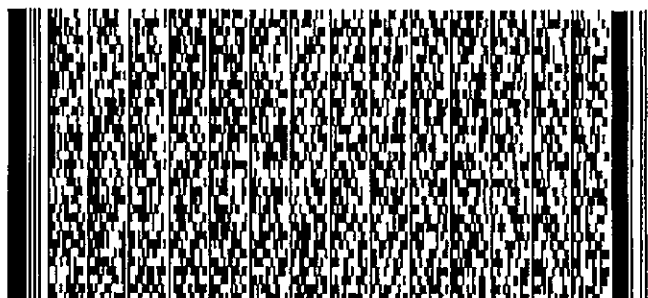
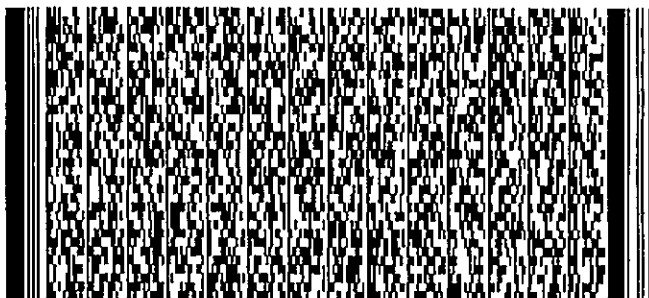
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Verified



Serial Number

Name of Client 顧客姓名



## FIRE SERVICE (INSTALLATIONS AND EQUIPMENT) REGULATIONS

FSD Ref.:    
消防處編號消防(裝置及設備)規例  
(Regulation 9(1))  
(第九條(1)款)

Serial Number

## CERTIFICATE OF FIRE SERVICE INSTALLATION AND EQUIPMENT

消防裝置及設備證書

Name of Client 顧客姓名

郝潤權

Address 地址

新界元朗 錦田石湖塘第 106 約地段 第 391RP(部份) 及 392RP 號

Type of Building 樓宇類型: ☐ Industrial 工業 ☒ Commercial 商業 ☐ Domestic 住宅 ☐ Composite 綜合 ☐ Licensed premises 持牌處所 ☐ Institutional 社團Part 1 Annual Maintenance ONLY  
第一部 只適用於年檢事項

In accordance with Regulation 8(b) of the Fire Service (Installations and Equipment) Regulations, the owner of any fire service installation or equipment which is installed in any premises shall have such fire service installation or equipment inspected by a registered contractor at least once in every 12 months. 根據消防(裝置及設備)規例第八條(b)款, 擁有裝置在任何處所內的任何消防裝置或設備的人, 須每12個月由一名註冊承辦商檢查該等消防裝置或設備至少一次。

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)	Next Due Date 下次到期日 (DD/MM/YYYY)
	NIL				
	NIL				

## Part 2 第二部 Installation / Modification / Repair / Inspection works 裝置/改裝/修理/檢查工作

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Nature of Work Carried out 完成之工作內容	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)
11	應急照明系統	2/F 工人房	更換應急照明燈	符合消防處規定	11/04/2022
12	出口指示燈	G/F 辦公室	更換消防出口指示牌	符合消防處規定	11/04/2022

## Part 3 第三部 Defects 損壞事項

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Outstanding Defects 未修缺點	Comment on Defects 缺點評述
	NIL			
	NIL			

Remark 備註

I/We hereby certify that the above installations/equipment have been tested and found to be in efficient working order in accordance with the Codes of Practice for Minimum Fire Service Installations and Equipment and Inspection, Testing and Maintenance of Installations and Equipment published from time to time by the Director of Fire Services. Defects are listed in Part 3.

本人藉此證明以上之消防裝置及設備經試驗, 證明性能良好, 符合消防處處長不時公佈之最低限度之消防裝置及設備之檢查測試及保養守則的規格, 損壞事項列於第三部。

如證書涉及年檢事項, 應張貼於大廈或處所當眼處以供消防處人員查核

This certificate should be displayed at prominent location of the building or premises for FSD's inspection if any annual maintenance work is involved.

Authorized  
Signature:  
授權人簽署Name:  
姓名

陳上夕

FSD/RC No.:  
消防處註冊號碼  
Company Name:  
公司名稱

港消集團有限公司

Telephone:  
聯絡電話Date:  
日期

11/04/2022

For FSD  
use only

Inspected

Key-in

Verified



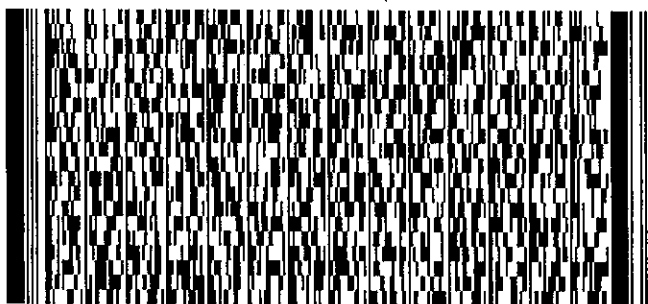
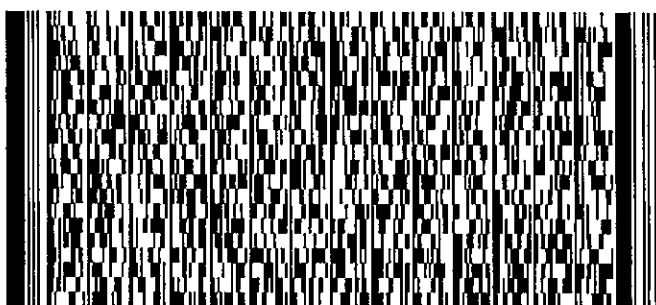
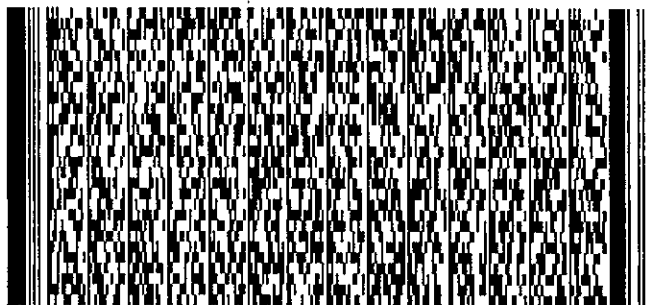
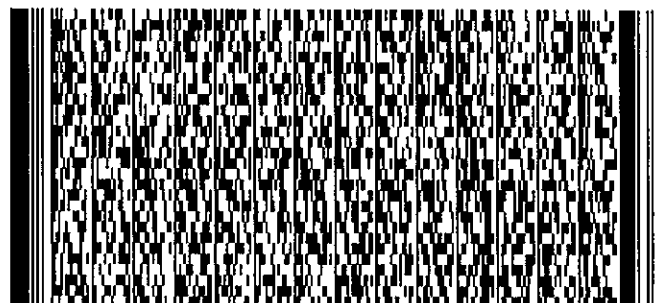
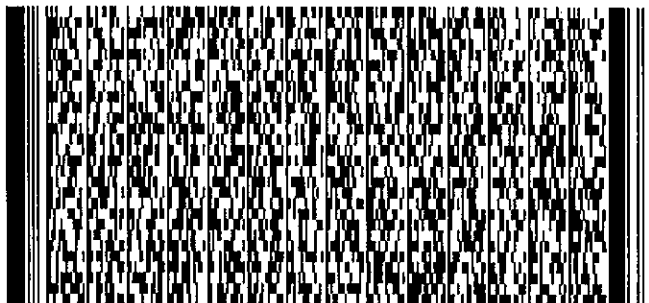
Serial Number

Name of Client 顧客姓名

郝潤權

Part 2 第二部 Installation / Modification / Repair / Inspection works 裝置/改裝/修理/檢查工作

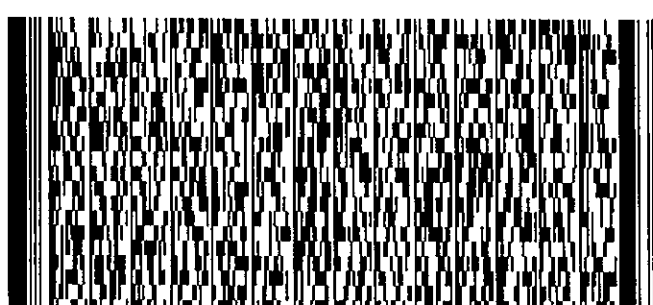
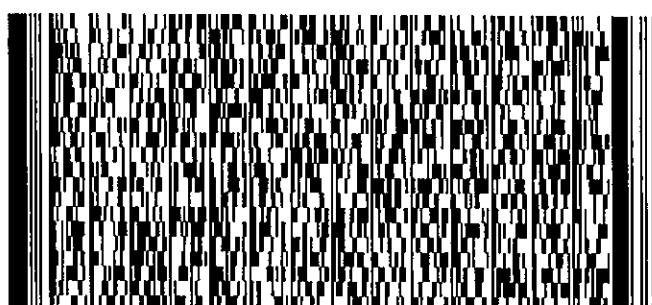
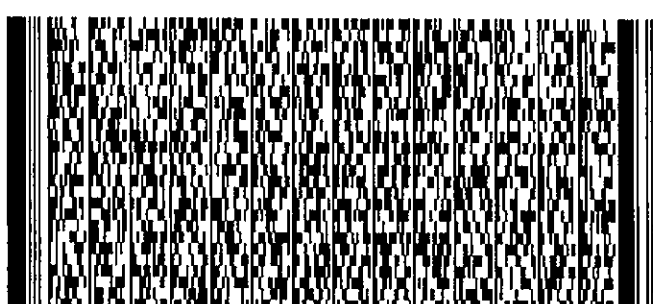
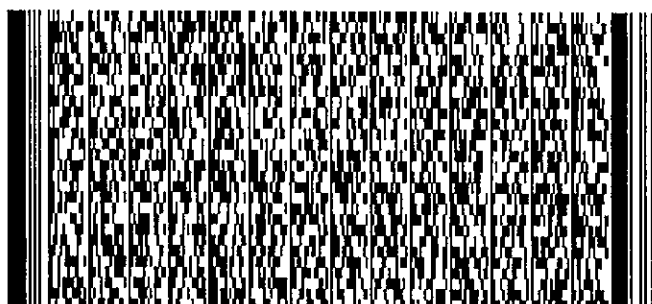
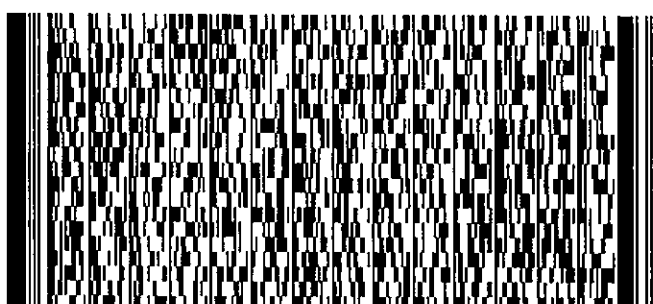
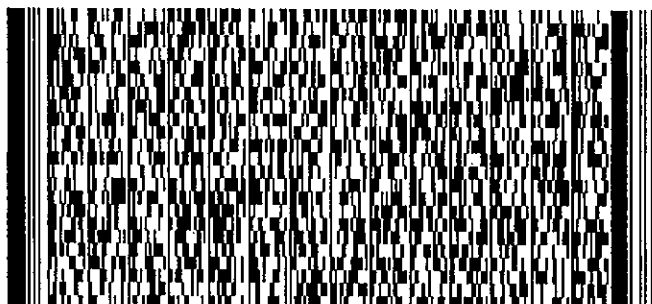
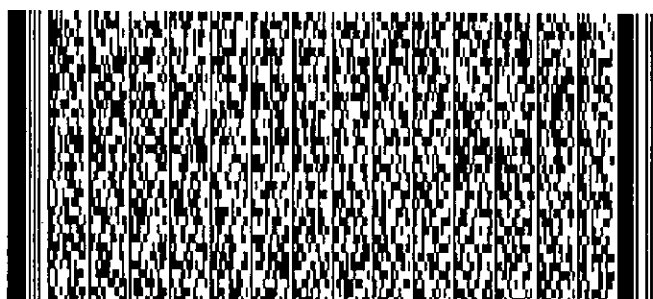
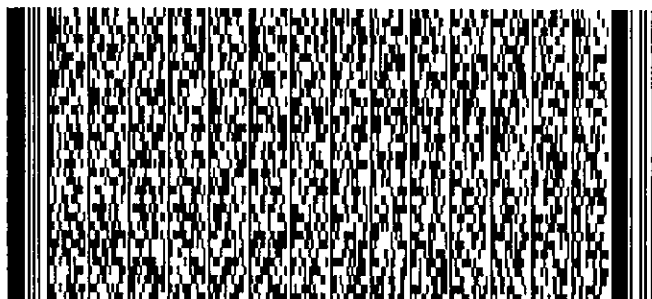
Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Nature of Work Carried out 完成之工作內容	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)
13	火警警報系統	工場 / 車場	維修消防掙手線路	符合消防處規定	11/04/2022
13	火警警報系統	工場 / 車場	維修消防警鐘線路	符合消防處規定	11/04/2022
16	消防栓/喉轆系統	工場 / 車場	更換射嘴箱玻璃	符合消防處規定	11/04/2022
	NIL				
	NIL				



Serial Number

Name of Client 顧客姓名

郝潤權



## FIRE SERVICE (INSTALLATIONS AND EQUIPMENT) REGULATIONS

消防(裝置及設備)規例

(Regulation 9(1))

(第九條(1)款)

## CERTIFICATE OF FIRE SERVICE INSTALLATION AND EQUIPMENT

消防裝置及設備證書

FSD Ref.:

消防處編號

Serial Number

Name of Client 顧客姓名

郝潤權

Address 地址

新界元朗錦田石湖塘第106約地段第391RP(部份)及392RP號

Type of Building 樓宇類型: ☐ Industrial 工業 ☒ Commercial 商業 ☐ Domestic 住宅 ☐ Composite 綜合 ☐ Licensed premises 持牌處所 ☐ Institutional 社團

## Part 1 Annual Maintenance ONLY

第一部 只適用於年檢事項

In accordance with Regulation 8(b) of the Fire Service (Installations and Equipment) Regulations, the owner of any fire service installation or equipment which is installed in any premises shall have such fire service installation or equipment inspected by a registered contractor at least once in every 12 months. 根據消防(裝置及設備)規例第八條(b)款, 擁有裝置在任何處所內的任何消防裝置或設備的人, 須每12個月由一名註冊承辦商檢查該等消防裝置或設備至少一次。

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s) 位置	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)	Next Due Date 下次到期日 (DD/MM/YYYY)
11	應急照明系統(應急照明燈X16)	工場 / 寫字樓/車場	已經檢查(不符合消防處規定的請參考第三部份)	18/03/2022	17/03/2023
12	出口指示燈X6	工場 / 寫字樓/車場	已經檢查(不符合消防處規定的請參考第三部份)	18/03/2022	17/03/2023

## Part 2 第二部 Installation / Modification / Repair / Inspection works 裝置/改裝/修理/檢查工作

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s) 位置	Nature of Work Carried out 完成之工作內容	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)
	NIL				
	NIL				

## Part 3 第三部 Defects 損壞事項

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s) 位置	Outstanding Defects 未修缺點	Comment on Defects 缺點評述
11	應急照明系統	2/F 工人房	應急照明燈損壞不能正常操作	需要更換
12	出口指示燈	G/F 辦公室	消防出口指示牌損壞不能正常使用	需要更換

Remark 備註

I/We hereby certify that the above installations/equipment have been tested and found to be efficient working order in accordance with the Codes of Practice for Minimum Fire Service Installations and Equipment and Inspection, Testing and Maintenance of Installations and Equipment published from time to time by the Director of Fire Services. Defects are listed in Part 3.

本人藉此證明以上之消防裝置及設備經試驗, 證明性能良好, 符合消防處處長不時公佈之最低限度之消防裝置及設備之檢查測試及保養守則的規格, 損壞事項列於第三部。

如證書涉及年檢事項, 應張貼於大廈或處所當眼處以供消防處人員查核

This certificate should be displayed at prominent location of the building or premises for FSD's inspection if any annual maintenance work is involved.

Authorized Signature:

受權人簽署

Name:

姓名

FSD/RC No.:

消防處註冊號碼

Company Name:

公司名稱

港消集團有限公司

Telephone:

聯絡電話

Date:

日期

18/03/2022

For FSD use only

Inspected

Key-in

Verified



Serial Number

Name of Client 顧客姓名

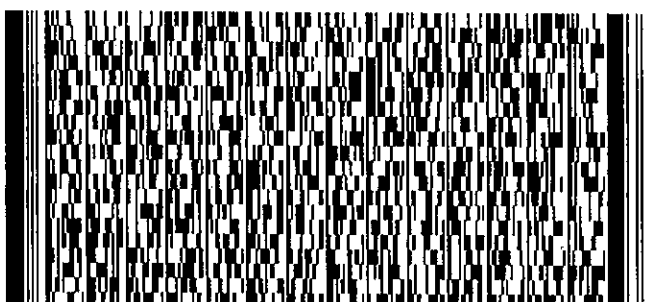
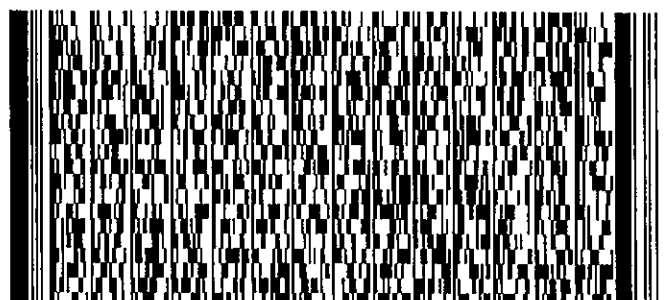
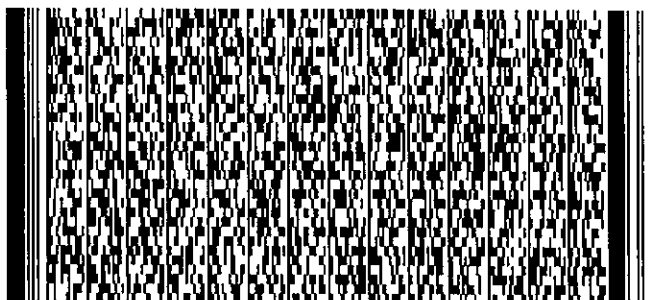
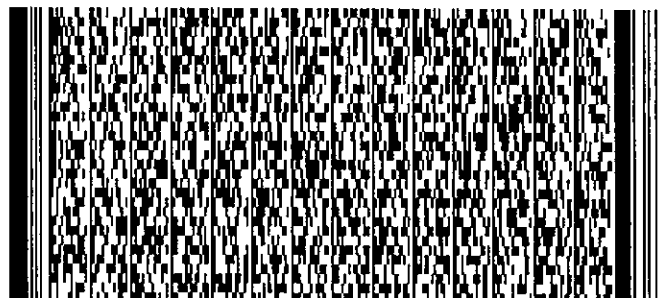
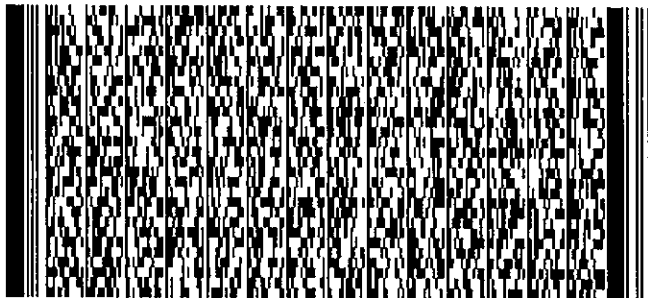
郝潤權

**Part 1 Annual Maintenance ONLY**

第一部 只適用於年檢事項

In accordance with Regulation 8(b) of the Fire Service (Installations and Equipment) Regulations, the owner of any fire service installation or equipment which is installed in any premises shall have such fire service installation or equipment inspected by a registered contractor at least once in every 12 months. 根據消防(裝置及設備)規例第八條(b)款，擁有裝置在任何處所內的任何消防裝置或設備的人，須每12個月由一名註冊承辦商檢查該等消防裝置或設備至少一次。

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Comment on Condition 狀況評述	Completion Date 完成日期 (DD/MM/YYYY)	Next Due Date 下次到期日 (DD/MM/YYYY)
16	消防栓/喉轆系統(消防喉轆X4)	工場 / 車場	已經檢查 (不符合消防處規定的請參考第三部份)	18/03/2022	17/03/2023
13	消火警警報系統(防鈴手X4)	工場 / 車場	已經檢查 (不符合消防處規定的請參考第三部份)	18/03/2022	17/03/2023
13	火警警報系統(消防警鐘X4)	工場 / 車場	已經檢查 (不符合消防處規定的請參考第三部份)	18/03/2022	17/03/2023
	NIL				
	NIL				



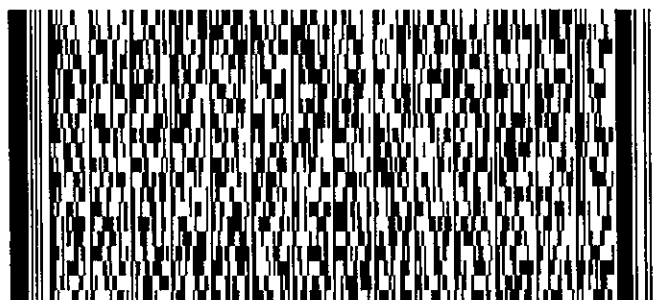
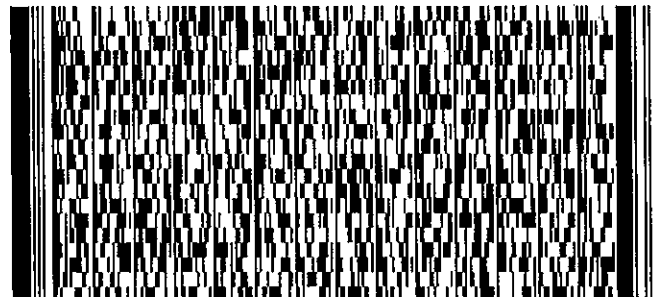
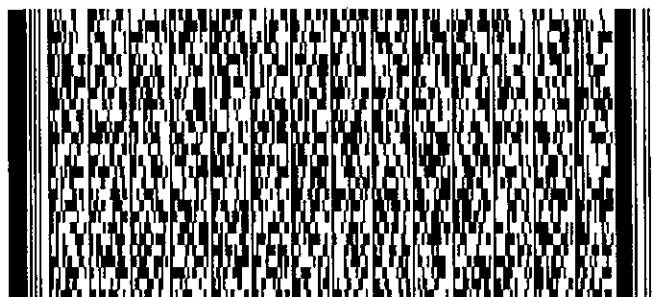
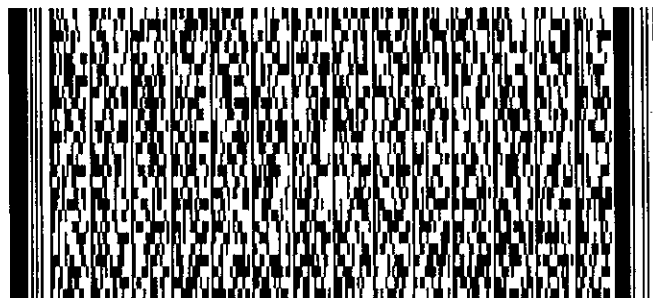
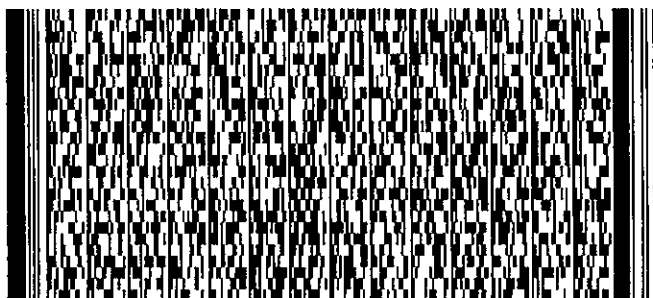
Serial Number

Name of Client 顧客姓名

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Part 3 第三部 Defects 損壞事項

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s)位置	Outstanding Defects 未修缺點	Comment on Defects 缺點評述
13	火警警報系統	工場 / 車場	消防掙手線路故障	需要跟查維修
13	火警警報系統	工場 / 車場	消防警鐘線路故障	需要跟查維修
16	消防栓/喉轆系統	工場 / 車場	射嘴箱玻璃損壞	需要更換
	NIL			
	NIL			

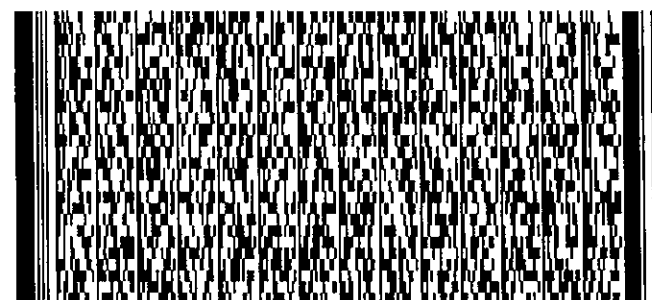
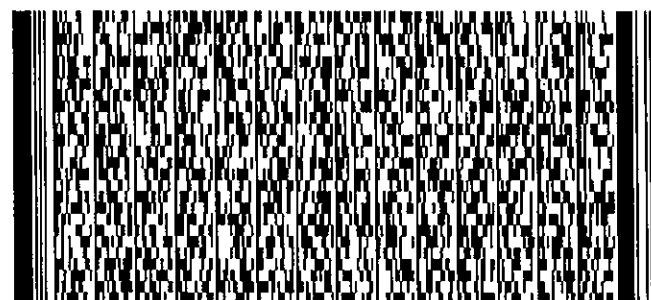
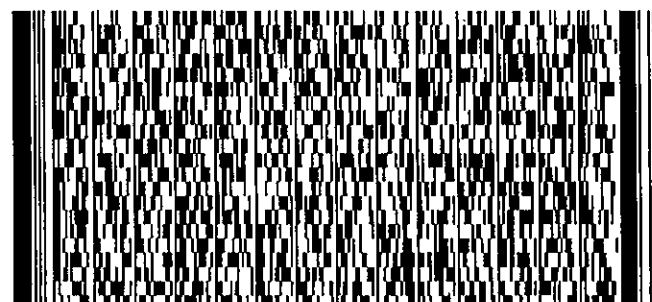
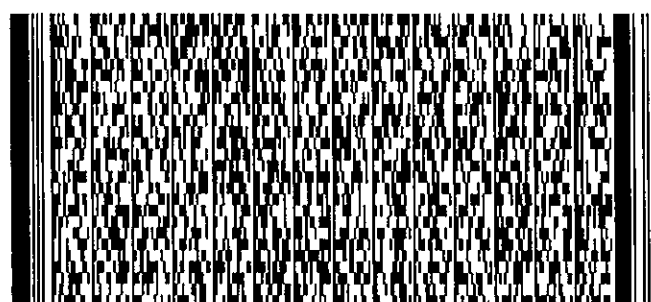
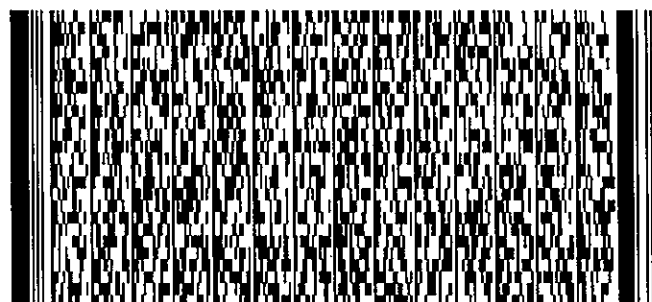
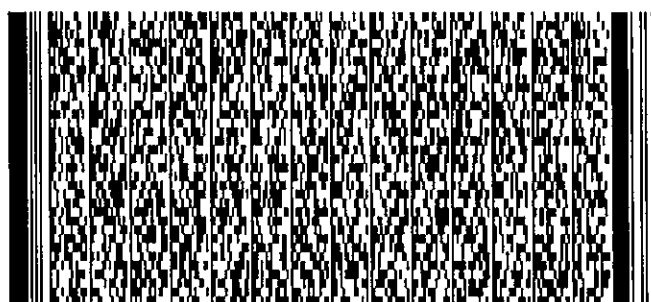
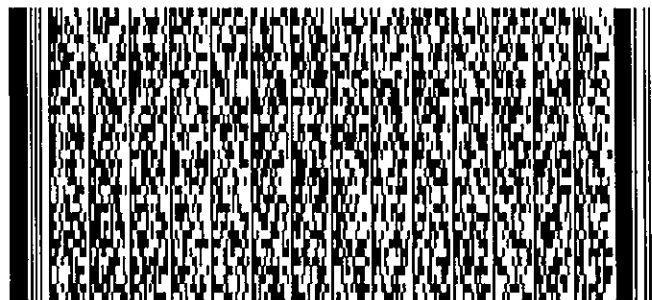
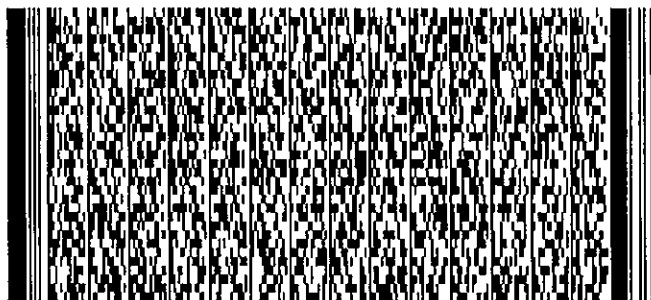


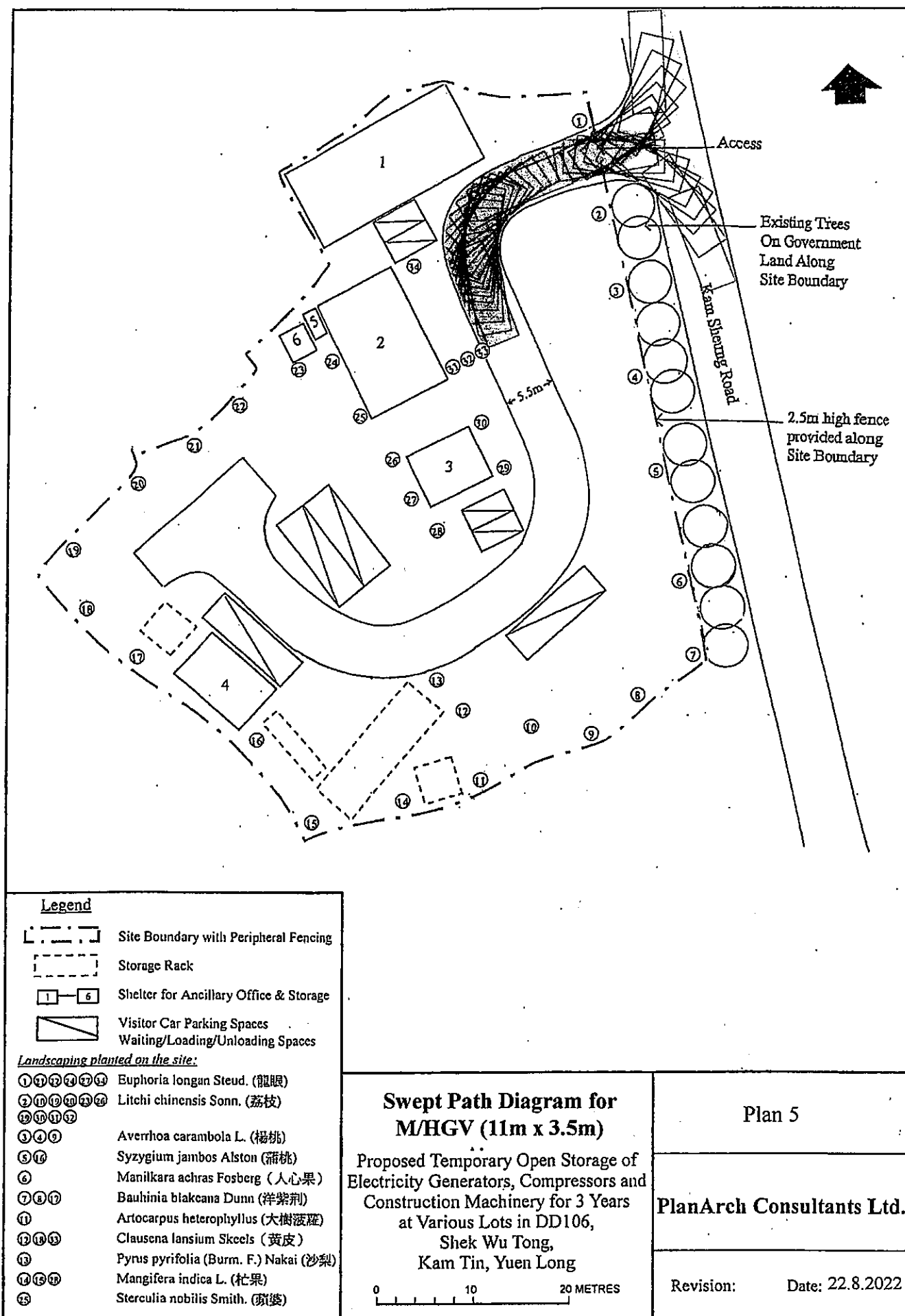


Serial Number

Name of Client 顧客姓名

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**Relevant Extract of the Town Planning Board Guidelines for**  
**Application for Open Storage and Port Back-up Uses**  
**(TPB PG-No.13F)**

1. On 27.3.2020, the Town Planning Board Guidelines for Application for Open Storage and Port Back-up Uses under Section 16 of the Town Planning Ordinance (TPB PG-No. 13F) were promulgated, which set out the following criteria for the various categories of area:
  - (a) Category 1 areas: considered suitable for open storage and port-backup uses. Favourable consideration will normally be given to applications within these areas, subject to no major adverse departmental comments and local objections, or the concerns of the departments and local residents can be addressed through the implementation of approval conditions. Technical assessments should be submitted if the proposed uses may cause significant environmental and traffic concerns;
  - (b) Category 2 areas: planning permission could be granted on a temporary basis up to a maximum period of 3 years, subject to no adverse departmental comments and local objections, or the concerns of the departments and local residents can be addressed through the implementation of approval conditions. Technical assessments, where appropriate, should be submitted to demonstrate that the proposed uses would not have adverse drainage, traffic, visual, landscaping and environmental impacts on the surrounding areas;
  - (c) Category 3 areas: applications would normally not be favourably considered unless the applications are on sites with previous planning approvals. Sympathetic consideration may be given if the applicants have demonstrated genuine efforts in compliance with approval conditions of the previous planning applications and included in the fresh applications relevant technical assessments/proposals (if required) to demonstrate that the proposed uses would not generate adverse drainage, traffic, visual, landscaping and environmental impacts on the surrounding areas. Planning permission could be granted on a temporary basis up to a maximum period of 3 years, subject to no adverse departmental comments and local objections, or the concerns of the departments and local residents can be addressed through the implementation of approval conditions; and
  - (d) Category 4 areas: applications would normally be rejected except under exceptional circumstances. For applications on sites with previous planning approvals, and subject to no adverse departmental comments and local objections, sympathetic consideration may be given if the applicants have demonstrated genuine efforts in compliance with approval conditions of the previous planning applications and included in the fresh applications relevant technical assessments/proposals (if required) to demonstrate that the proposed uses would not generate adverse drainage, traffic, visual, landscaping and environmental

impacts on the surrounding areas. The intention is however to encourage the phasing out of such non-conforming uses as early as possible. A maximum period of 2 years may be allowed upon renewal of planning permission for an applicant to identify suitable sites for relocation. No further renewal of approval will be given unless under very exceptional circumstances and each application for renewal of approval will be assessed on its individual merit.

2. In assessing applications for open storage and port back-up uses, the other major relevant assessment criteria are also summarized as follows:
  - (a) the use of sites less than 1,000m<sup>2</sup> for open storage uses and 2,000m<sup>2</sup> for port back-up uses in rural areas, is generally not encouraged, other than sites located in major corridors, industrial/godown/workshop areas, quarrying activities or where it is demonstrated that optimum use is made of the site. This is to prevent the further proliferation of small sites in rural areas, minimizing sprawl over countryside areas and reducing travel trips;
  - (b) port back-up sites and those types of open storage generating adverse noise, air pollution and visual intrusion and frequent heavy vehicle traffic should not be located adjacent to sensitive receivers such as residential dwellings, hospitals, schools and other community facilities;
  - (c) port back-up uses are major generators of traffic, with container trailer/tractor parks generating the highest traffic per unit area. In general, port back-up sites should have good access to the strategic road network, or be accessed by means of purpose built roads;
  - (d) adequate screening of the sites through landscaping and/or fencing should be provided where sites are located adjacent to public roads or are visible from surrounding residential areas;
  - (e) there is a general presumption against conversion of agricultural land and fish ponds to other uses on an ad-hoc basis, particularly in flood prone areas or sites which would obstruct natural drainage channels and overland flow; and
  - (f) for applications involving sites with previous planning approvals, should there be no evidence to demonstrate that the applicants have made any genuine effort to comply with the approval conditions of the previous planning applications, planning permission may be refused, or a shorter compliance period for the approval conditions may be imposed, notwithstanding other criteria set out in the Guidelines are complied with.

**Previous s.16 Applications covering the Application Site**

**Approved Applications**

<b>Application No.</b>	<b>Use/Development</b>	<b>Date of Consideration</b>
A/YL-KTS/37*	Proposed temporary open storage of electricity generators and compressors	1.12.1995 (for 2 years)
A/YL-KTS/54*	Proposed temporary open storage of electricity generators and compressors with maintenance work for 2 years	12.7.1996
A/YL-KTS/132*	Open storage of electricity generators and compressors with maintenance work	31.7.1998 (for 2 years)
A/YL-KTS/219*	Temporary open storage of electricity generators and compressors with maintenance work for 3 years	28.7.2000
A/YL-KTS/297*	Temporary open storage of electricity generators and compressors with maintenance work for 3 years	25.7.2003
A/YL-KTS/383*	Renewal of planning approval for temporary open storage of electricity generators and compressors with maintenance work for 3 years	21.7.2006
A/YL-KTS/467	Renewal of planning approval for temporary open storage of electricity generators and compressors with maintenance work for 3 years	10.7.2009
A/YL-KTS/567	Renewal of planning approval for temporary open storage of electricity generators and compressors with maintenance work for 3 years	6.7.2012 (for 1 year)
A/YL-KTS/602	Renewal of planning approval for temporary open storage of electricity generators and compressors with maintenance work for 3 years	5.7.2013 (for 1 year)
A/YL-KTS/641	Renewal of planning approval for temporary open storage of electricity generators and compressors with maintenance work for 3 years	27.6.2014 (for 1 year)
A/YL-KTS/669	Temporary open storage of electricity generators and compressors with maintenance work for a period of 3 years	3.7.2015 (for 1 year)
A/YL-KTS/708	Renewal of planning approval for temporary open storage of electricity generators and compressors with maintenance work for a period of 1 year	24.6.2016
A/YL-KTS/740	Renewal of planning approval for temporary open storage of electricity generators and compressors with maintenance work for a period of 1 year	23.6.2017
A/YL-KTS/787	Renewal of planning approval for temporary open storage of electricity generators and compressors with maintenance work for a period of 1 year	15.6.2018

Application No.	Use/Development	Date of Consideration
A/YL-KTS/823	Temporary open storage of electricity generators and compressors for a period of 3 years	5.7.2019

\*These applications were submitted under the then “U” zone on the Kam Tin South OZP. The zoning of the sites has been amended to “OU(RU)” on the draft Kam Tin South OZP No. S/YL-KTS/10 which was gazetted on 22.9.2006.

#### **Rejected Application**

Application No.	Use/Development	Date of Consideration	Rejection Reasons
A/YL-KTS/19*	Open storage and maintenance of electricity generator and compressor	16.6.1995 (on review)	(1) to (5)

\*Under the zoning of then “U” on the Kam Tin South OZP. The zoning of the Site has been amended to “OU(RU)” on the draft Kam Tin South OZP No. S/YL-KTS/10 which was gazetted on 22.9.2006.

#### **Rejection Reasons:**

- (1) the development did not comply with the Town Planning Guidelines for “Application for Open Storage and Port Back-up Uses”
- (2) the development was incompatible with the surrounding area
- (3) there was insufficient information to demonstrate the development would not cause adverse traffic and visual impact on the surrounding areas
- (4) the development may frustrate the planning of the alignment of the Western Corridor Railway
- (5) approval of the application would set an undesirable precedent for similar applications

#### **Similar s.16 Applications within the same “OU(RU)” Zone in the vicinity of the Site**

#### **Approved Applications**

Application No.	Use/Development	Date of Consideration
A/YL-KTS/757	Renewal of planning approval for temporary open storage of construction machinery, construction material, vehicle and vehicle parts for a period of 3 years	24.11.2017
A/YL-KTS/751	Temporary open storage of freezer vehicles, air-conditioned compartments and spare parts of cooling machinery components for vehicles for sale, and installation and maintenance workshop for freezer vehicles for a period of 3 years	2.3.2018 [Revoked on 2.9.2019]

<b>Application No.</b>	<b>Use/Development</b>	<b>Date of Consideration</b>
A/YL-KTS/822	Renewal of planning approval for temporary “open storage of vehicles, metal, plastic pipes, machinery, vehicle parts and construction materials “ for a period of 3 years	21.6.2019
A/YL-KTS/843	Renewal of planning approval for temporary “open storage of forklifts” for a period of 3 years	26.5.2020
A/YL-KTS/865	Temporary open storage of construction machinery, construction material, vehicle and vehicle parts for a period of 3 years	26.3.2021
A/YL-KTS/872	Temporary open storage of construction machinery, construction material, vehicle and vehicle parts with ancillary office for a period of 3 years	5.2.2021
A/YL-KTS/924	Renewal of planning approval for temporary open storage of vehicles, metal, plastic pipes, machinery, vehicle parts and construction materials for a period of 3 years	24.6.2022





**Government Departments' General Comments**

**1. Land Administration**

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

- no objection to the application.

**2. Traffic**

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

- based on the FI submitted (**Appendix Ic**), he has no further 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. Nature Conservation**

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

- as the Site is a paved area within “OU(RU)” Zone and similar uses have been approved by TPB in the past, he has no comment on the application from the nature conservation point of view.

**4. Landscape**

Comments of the Chief Town Planner/Urban Design and Landscape, Planning Department (CTP/UD&L, PlanD):

- no objection to the application from the landscape planning perspective;
- based on the aerial photo of 2021, the Site is located in a miscellaneous rural fringe landscape character comprising open storage sites, temporary structures, village houses and scattered tree groups. According to the record, previous planning applications for open storage within the same “OU(RU)” zone were approved. The applied use is not incompatible with the surrounding landscape setting of the area; and
- the Site is hard paved and fenced off with some temporary structures. Open storage for construction machinery is in operation. Some existing trees of common species are observed within the Site. Compared with the layout plan of last application, there is no significant change in the development layout. Significant adverse landscape impact within the Site arising from the applied use is not anticipated. According to the

application form and planning statement submitted (**Appendices I and Ia**), no tree felling is required and the landscaping within the Site would be well maintained.

## 5. **Drainage**

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

- noting that the applicant would maintain the same drainage facilities as those implemented under the previous planning application No. A/YL-KTS/823, he has no objection in-principle to the application; and
- should the application be approved, the applicant is required to maintain the drainage facilities implemented under Application No. A/YL-KTS/823 and to submit records of the existing drainage facilities on-site to the satisfaction of the Director of Drainage Services or of the Town Planning Board.

## 6. **Fire Safety**

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

- no objection in-principle to the proposal subject to the fire service installations (FSIs) being provided to the satisfaction of the Director of Fire Services; and
- the FSIs proposal and fire certificates submitted by the applicant were found acceptable (**Appendices Ia and Ic**). The applicant should maintain the FSIs implemented on the Site in efficient working order during the planning approval period.

## 7. **Building Matters**

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

- there is no record of approval by the Building Authority for the structures existing at the Site and BD is not in a position to offer comments on their suitability for the use related to the application.

## 8. **District Officer's Comments**

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

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

## 9. **Other Departments**

- the Project Manager (West), Civil Engineering and Development Department (PM(W), CEDD); the Chief Engineer/Construction, Water Supplies Department (CE/C, WSD);

the Director of Electrical and Mechanical Services (DEMS); and the Commissioner of Police (C of P) have no adverse comment on/ no objection to the application.



**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 development with the concerned owner(s) 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 prior approval of the Government;
  - Lots 391RP and 392RP in D.D. 106 are covered by Short Term Waiver (STW) No. 2504 to permit structures erected thereon for the purpose of “an office and a workshop ancillary to open storage of electricity generators and compressors”; and
  - the STW holder(s) will need to apply to his office for modification of the STW conditions where appropriate, if any. Besides, given the applied use is temporary in nature, only application for regularization or erection of temporary structure(s) will be considered. Applications for any of the above will be considered by LandsD acting in the capacity as 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 premium or fee, as may be imposed by the 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 Director of Environmental Protection (DEP) that:
  - the applicant is advised to follow the relevant mitigation measures and requirements in the latest “Code of Practice on Handling the Environmental Aspects of Temporary Uses and Open Storage Sites” issued by DEP to minimize any potential nuisances;
- (f) to note the comments of Director of Agriculture, Fisheries and Conservation (DAFC) that:
  - the applicant shall be reminded to avoid polluting or disturbing the adjacent watercourse during operation (**Plan A-2**);
- (g) to note the comments of the Chief Highway Engineer/New Territories West, Highways Department (CHE/NTW, HyD) that:

- the access road connecting the Site with Kam Sheung Road is not and will not be maintained by his office. His office should not be responsible for maintaining and any access connecting the Site with Kam Sheung Road; and
  - adequate drainage measures should be provided to prevent surface water running from the Site to nearby public roads and drains;
- (h) to note the comments of the Director of Fire Services (D of FS) that:
- the applicant is reminded that if the proposed structure(s) is required to comply with the Buildings Ordinance (Cap. 123), detailed fire service requirements will be formulated upon receipt of formal submission of general building plans;
- (i) to note the comments of the Chief Town Planner/Urban Design and Landscape (CTP/UD&L, PlanD) that:
- the applicant should be advised that approval of the application does not imply approval of tree works such as pruning, transplanting and felling under lease. The applicant is reminded to seek approval for any proposed tree works from relevant departments prior to commencement of the works; and
- (j) to note the comments of the Chief Building Surveyor/New Territories West, Buildings Department (CBS/NTW, BD) that:
- for unauthorized building works (UBW) erected on leased land, enforcement action may be taken by the BD 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 Site under the Buildings Ordinance (BO);
  - before any new building works (including containers/open sheds as temporary buildings, demolition and land filling, etc.) are to be carried out on the Site, prior approval and consent of the BD should be obtained, otherwise they are UBW under BO. An Authorized Person (AP) should be appointed as the coordinator for the proposed building works in accordance with the BO;
  - 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 the building plan submission stage; and
  - 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.

**就規劃申請/覆核提出意見 Making Comment on Planning Application / Review****參考編號**

220708-155439-79033

**Reference Number:****提交限期**

15/07/2022

**Deadline for submission:****提交日期及時間**

08/07/2022 15:54:39

**Date and time of submission:****有關的規劃申請編號**

A/YL-KTS/933

**The application no. to which the comment relates:****「提意見人」姓名/名稱**

先生 Mr. Lam Ka Hing

**Name of person making this comment:****意見詳情****Details of the Comment :**

反對，鄉郊設倉庫及工場必會增加附近車輛出入流量，引至附近交通阻塞、環境污染，增加引發火警危機，影響村民安全及生活質數。

