

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

2022年 5月 23日
此文件在 收到・城市規劃委員會
只會在收到所有必要的資料及文件後才正式確認收到
申請的日期。

23 MAY 2022

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

根據《城市規劃條例》

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

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

2200933 6/4 by post

For Official Use Only 請勿填寫此欄	Application No. 申請編號	A14L-MP/327
	Date Received 收到日期	23 MAY 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)

方舟行動有限公司 Mission Ark Limited

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)

NIL

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)

新界元朗米埔丈量約份第104約地段第4620號一樓
丈量約份第104約地段第4620號(部分)

(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 sq.m 平方米 ☐ About 約

☒ Gross floor area 總樓面面積 174 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)

..... 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	米埔及錦綉花園分區計劃大綱核准圖編號S/YL-MP/6
(e) Land use zone(s) involved 涉及的土地用途地帶	康樂
(f) Current use(s) 現時用途	社會福利設施 (臨時藥物倚賴者治療及康復中心) (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 at29/04/2022..... (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)". (請看附件14&15)
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 1 "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)
1	LOT No. 4620 in DD 104	18/5/2022

(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 (DD/MM/YYYY)[&]
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[&]

☐ sent notice to relevant owners' corporation(s)/owners' committee(s)/mutual aid committee(s)/management office(s) or rural committee on (DD/MM/YYYY)[&]
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[&]

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

(A) Temporary Use/Development of Land and/or Building Not Exceeding 3 Years in Rural Areas

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

社會福利設施 (臨時藥物倚賴者治療及康復中心)

(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☒ year(s) 年 3☐ month(s) 個月

(c) Development Schedule 發展細節表

Proposed uncovered land area 擬議露天土地面積 sq.m ☐ About 約Proposed covered land area 擬議有上蓋土地面積 174 sq.m ☐ About 約

Proposed number of buildings/structures 擬議建築物 / 構築物數目

Proposed domestic floor area 擬議住用樓面面積 sq.m ☐ About 約Proposed non-domestic floor area 擬議非住用樓面面積 174 sq.m ☐ About 約Proposed gross floor area 擬議總樓面面積 174 sq.m ☐ 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)

社會福利設施 (臨時藥物倚賴者治療及康復中心), 請看附件5。

Proposed number of car parking spaces by types 不同種類停車位的擬議數目

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)

Proposed number of loading/unloading spaces 上落客貨車位的擬議數目

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)

Proposed operating hours 擬議營運時間			
..... 24 hours			
(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 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))	
	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)	
(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>.....</p> <p>.....</p> <p>.....</p> <p>.....</p> <p>.....</p>
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(B) Renewal of Permission for Temporary Use or Development in Rural Areas

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>(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。

請看附件

1

...

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

...CHENG CHUN WAH (MH).....

..... DIRECTOR

Name in Block Letters

Position (if applicable)

姓名（請以正楷填寫）

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(MH).....

on behalf of

代表

..... MISSION ARK LIMITED

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

Date 日期

6 APR 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 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	新界元朗米埔丈量約份第104約地段第4620號一樓
Site area 地盤面積	sq. m 平方米 ✓ About 約 174 (includes Government land of 包括政府土地 sq. m 平方米 □ About 約)
Plan 圖則	米埔及錦綉花園分區計劃大綱核准圖編號S/YL-MP/6
Zoning 地帶	
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 _____ □ 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 _____ □ Month(s) 月 _____
Applied use/ development 申請用途/發展	社會福利設施 (臨時藥物倚賴者治療及康復中心)

(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	174 sq. m. <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	ONE	
(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	m 米 <input type="checkbox"/> (Not more than 不多於)	
		ONE Storeys(s) 層 <input 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 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) _____ _____		0
	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) _____ _____		0

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

	Chinese 中文	English 英文
Plans and Drawings 圖則及繪圖		
Master layout plan(s)/Layout plan(s) 總綱發展藍圖 / 布局設計圖	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Block plan(s) 樓宇位置圖 (Appendix 6, 7, & 8)	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Floor plan(s) 樓宇平面圖 (Appendix 5)	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Sectional plan(s) 截視圖 (Appendix 10 & 11)	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Elevation(s) 立視圖 (Appendix 9)	<input checked="" type="checkbox"/>	<input checked="" 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	<input type="checkbox"/>	<input type="checkbox"/>
Reports 報告書		
Planning Statement/Justifications 規劃綱領/理據	<input 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

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。

TPB S16 (29/4/2022)
Mission Ark Limited - Table of Appendix



Appendix (filename prefix)	Related to page:	Re-submit on 29/4/2022	Description
1	8		Justifications
2	13		Cert. of Incorporation (790620)
3			IRD Section 88 (91/6465)
4	Appendix 1		Cert. of Exemption of Treatment Centre (0442)
5			Drawing - First Floor Plan (23/5/2019)
6			Application Premises - map
7		✓	Location Plan
8		✓	Site Plan
9		✓	Aerial Photo
10		✓	Site Photos
11		✓	Site Photos
12			Proposed F.S. installation working programme (28/1/2022)
13			TO OPERATE FIRE HOSE REEL - drawings (A3 x 5 pages)
14	3	✓	Land Registry - Land Register (3 pages dated 29/4/2022)
15	3	✓	Notice to current owner (28/1/2022) & their replied consent obtained 30/1/2022

TPB S16 (7/2/2022)
Mission Ark Limited - List of Appendix

Appendix (filename prefix)	Related to page:	Description
1	8	Justifications
2	13	Cert. of Incorporation (790620)
3		IRD Section 88 (91/6465)
4	Appendix 1	Cert. of Exemption of Treatment Centre (0442)
5		Drawing A-1
6		Application Premises - map
7		Planning Dept. - Plan A-1
8		Planning Dept. - Plan A-2
9		Planning Dept. - Plan A-3
10		Planning Dept. - Plan A-4a
11		Planning Dept. - Plan A-4b
12		Proposed F.S. installation working programme (28/1/2022)
13		TO OPERATE FIRE HOSE REEL - drawings (A3 x 5 pages)
14	3	Land Registry - Land Register (3 pages)
15	3	Current owner's consent obtained 30/1/2022

附件 (一)

方舟行動有限公司是一間非牟利，非政府資助的跨宗派基督教機構，主要為吸毒者和濫藥者的特殊需要提供服務。我們透過基督的福音為吸毒者提供戒毒及生命重整的服務，致力協助戒毒者(學員)於短時間內遠離毒品圈子，以過規律式生活、改善身體機能狀況，並希望透過以福音為本，幫助受助者從各種捆綁中得釋放及發展個人潛能，重建健康的人際關係，融入社會。

我們亦已經獲得社會福利署署長所簽發的治療中心豁免證書(證書編號:0442)，由2002年3月開始運作至今，自2004年起，一直獲城規會許可在該地開設臨時藥物倚賴者治療及康復中心，除最後的申請因租約及撥款問題未能在時限內完成有關消防裝置的附帶條件外，其他申請的全部附帶條件均已在時限內履行，但因政府一直未能安排撥地作永久運作，故希望再申請許可。有鑒於社會上吸毒及濫藥的情況日益嚴重，有更多的吸毒者和濫藥者需要接受戒毒的治療及協助他們康復，因此本機構希望繼續為社會中有需要人士提供服務。

在履行2016年的規劃許可有關消防設施的2個附帶條件時，因撥款在未能確定租約的情況下而未被獲批、工程延誤等，致未能依時完成，所以申請已經被撤銷，因應社會福利署的發牌條件，因此需要重新入紙申請城規，邀請了專業人士作消防工程報價和申請，希望加快政府部門審批，本會亦會積極跟進努力在限前完成所有附帶條件。

華永會慈善基金撥款(3/2019) 及 獎券基金(1/2021) 申請都因為消防工程報價被大幅刪減(\$89萬減至\$13萬)，承建商無所適從而退場。1/12/2021，院舍地下不幸發生二級火而損毀，需重建復修。

租約會在2023年12月期滿，現懇請城規會繼續批准本機構於新界元朗米埔丈量約份第104約地段第4620號一樓作開設臨時藥物倚賴者治療及康復中心用途。

有關運輸署的意見，現時運送入方舟的傢俱用品、家庭電器、醫藥等等，都是利用手推車或板車協助運送，大路人小路只是約十五米路程。

補充資料：現時的臨時藥物倚賴者治療及康復中心共有20個學員宿位及，9個備用的同工及義工宿位。所申請地方的建築面積為174平方米，實用面積為120.63平方米。

(2/2022 版本)

No. _____
編號



(附件 2)

COMPANIES ORDINANCE
(CHAPTER 32)

香港法例第 32 章
公司條例

COP

CERTIFICATE OF INCORPORATION

公司註冊證書

I hereby certify that

本人謹此證明

MISSION ARK LIMITED

方舟行動有限公司

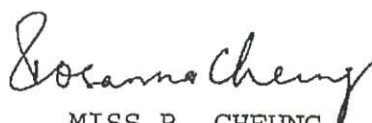
is this day incorporated in Hong Kong under the Companies Ordinance,
於本日在香港依據公司條例註冊成為

and that this company is limited.

有限公司。

Issued by the undersigned on 25 March 2002.

本證書於二〇〇二年三月廿五日簽發。



MISS R. CHEUNG

for Registrar of Companies
Hong Kong

香港公司註冊處處長

(公司註冊主任 張潔心 代行)

(附件)



稅務局
香港灣仔告士打道5號
稅務大樓

來函編號:

Your Ref.:

來函請敘明本局檔案號碼

IN ANY COMMUNICATION PLEASE QUOTE OUR FILE NO.

檔案號碼:

IR File No.:

Mission Ark Limited

Hong Kong

INLAND REVENUE DEPARTMENT

REVENUE TOWER,
5 GLOUCESTER ROAD, WAN CHAI,
HONG KONG.

來函請寄「香港郵政總局郵箱132號稅務局局長收」

ALL CORRESPONDENCE SHOULD BE ADDRESSED TO:—
COMMISSIONER OF INLAND REVENUE,
G.P.O. BOX 132, HONG KONG.

2594 5300

電話:

Tel. No.:

2802 7625

圖文傳真:

Faxline No.:

電報掛號:

Cable: INLANREV

COPY

先生/小姐:

Dear Sir/Madam,

現 證 實 由 2 0 0 2 年 3 月 2 5 日 起
This is to confirm that with effect from 25 March 2002.

方舟行動有限公司
MISSION ARK LIMITED

因 屬 公 共 性 質 的 慈 善 機 構 或 信 託 團 體,
being a charitable institution or trust of a public character,

故 可 根 據 稅 務 條 例 第 八 十 八 條 獲 豁 免 繳 稅。
is exempt from tax under Section 88 of the Inland Revenue Ordinance.

稅務局局長

(黎池麗明代行)

(Mrs LAI CHI Lai-ming)

for Commissioner of Inland Revenue

2002年 5月 3日

LCLM:HKC41-31.doc

表格 302

IR 302

網址 Web site: <http://www.info.gov.hk/ird>

電郵 E-mail: taxinfo@ird.gov.hk



Certificate of Exemption of Treatment Centre

治療中心豁免證明書

- This certificate of exemption is issued under section 9(3)(a) of the Drug Dependent Persons Treatment and Rehabilitation Centres (Licensing) Ordinance in respect of the under-mentioned treatment centre –
茲證明下述治療中心已根據《藥物倚賴者治療康復中心(發牌)條例》第9(3)(a)條獲發豁免證明書 –
- Particulars of the treatment centre –
治療中心資料 –
 - Name: (in English) Yuen Long Centre, Mission Ark Limited Name: (in Chinese) 方舟行動有限公司 – 元朗中心
名稱: (英文) 名稱: (中文)
 - Address: _____
 - Premises of operation: 同上
可開設治療中心的處所: _____
as more particularly shown and described on Plan Number 515(4) deposited with and approved by me.
其詳情見於圖則第 515(4) 號, 該圖則現存本人處, 並經本人批准。
 - Maximum number of residents that the treatment centre is capable of accommodating is 20
治療中心可收納入住者的最多人數
- Particulars of the specified operator to whom this certificate of exemption is issued –
獲發上述治療中心豁免證明書指明營辦者的資料 –
 - Name: (in English) Mission Ark Limited Name: (in Chinese) 方舟行動有限公司
姓名: (英文) 姓名: (中文)
 - Address: _____
- The person/company named in paragraph 3 above is authorized to operate or exercise control over the management of this treatment centre.
第3段所述的人士/公司已獲批准營辦上述治療中心或對上述治療中心的管理行使控制權。
- This certificate of exemption is valid for 6 months effective from the date of issue to cover the period from 1 January 2022 to 30 June 2022 inclusive.
本豁免證明書由簽發日期起生效, 有效期為 6 個月, 由 2022 年 1 月 1 日 至 2022 年 6 月 30 日 止, 首尾兩天計算在內。
- This certificate of exemption is issued subject to the following conditions –
本豁免證明書附有下列條件 –
上述治療中心須在本豁免證明書指明的有效期內, 根據社會福利署署長於 2022 年 1 月 24 日發出的信件內訂明的各項條件, 作出糾正及/或改善, 以符合法例要求。
- In the event of a breach of or a failure to perform any of the conditions set out in paragraph 6 above, this certificate of exemption may be cancelled in exercise of the powers vested in me under section 14(c) of the Drug Dependent Persons Treatment and Rehabilitation Centres (Licensing) Ordinance. 倘若上述治療中心違反或未能履行以上第6段所列的任何條件, 本人可行使《藥物倚賴者治療康復中心(發牌)條例》第14(c)條賦予本人的權力, 撤銷本豁免證明書。

2022 年 1 月 24 日

Date 日期

(Signed)
(簽署)

(石陳麗樺



代行)

for Director of Social Welfare
Hong Kong Special Administrative Region
香港特別行政區社會福利署署長

WARNING: The issue of a certificate of exemption to a treatment centre under the Drug Dependent Persons Treatment and Rehabilitation Centres (Licensing) Ordinance does not release the operator or any other person from compliance with any requirement of the Buildings Ordinance or any other Ordinance relating to the premises, nor does it in any way affect or modify any agreement or covenant relating to any premises in which the treatment centre is operated.

警告: 治療中心根據《藥物倚賴者治療康復中心(發牌)條例》獲發給豁免證明書, 並不表示其經營者或任何其他人士毋須遵守《建築物條例》或任何其他與該處所有關的條例的規定, 亦不會對與開設該治療中心的處所有關的任何合約或租約條款有任何影響或修改。

(附件五)



UNITED SURVEYING & ENGINEERING LTD.
INCORPORATED IN HONG KONG
100-102, 104, 106, 108, 110, 112, 114, 116, 118, 120, 122, 124, 126, 128, 130, 132, 134, 136, 138, 140, 142, 144, 146, 148, 150, 152, 154, 156, 158, 160, 162, 164, 166, 168, 170, 172, 174, 176, 178, 180, 182, 184, 186, 188, 190, 192, 194, 196, 198, 200, 202, 204, 206, 208, 210, 212, 214, 216, 218, 220, 222, 224, 226, 228, 230, 232, 234, 236, 238, 240, 242, 244, 246, 248, 250, 252, 254, 256, 258, 260, 262, 264, 266, 268, 270, 272, 274, 276, 278, 280, 282, 284, 286, 288, 290, 292, 294, 296, 298, 300, 302, 304, 306, 308, 310, 312, 314, 316, 318, 320, 322, 324, 326, 328, 330, 332, 334, 336, 338, 340, 342, 344, 346, 348, 350, 352, 354, 356, 358, 360, 362, 364, 366, 368, 370, 372, 374, 376, 378, 380, 382, 384, 386, 388, 390, 392, 394, 396, 398, 400, 402, 404, 406, 408, 410, 412, 414, 416, 418, 420, 422, 424, 426, 428, 430, 432, 434, 436, 438, 440, 442, 444, 446, 448, 450, 452, 454, 456, 458, 460, 462, 464, 466, 468, 470, 472, 474, 476, 478, 480, 482, 484, 486, 488, 490, 492, 494, 496, 498, 500, 502, 504, 506, 508, 510, 512, 514, 516, 518, 520, 522, 524, 526, 528, 530, 532, 534, 536, 538, 540, 542, 544, 546, 548, 550, 552, 554, 556, 558, 560, 562, 564, 566, 568, 570, 572, 574, 576, 578, 580, 582, 584, 586, 588, 590, 592, 594, 596, 598, 600, 602, 604, 606, 608, 610, 612, 614, 616, 618, 620, 622, 624, 626, 628, 630, 632, 634, 636, 638, 640, 642, 644, 646, 648, 650, 652, 654, 656, 658, 660, 662, 664, 666, 668, 670, 672, 674, 676, 678, 680, 682, 684, 686, 688, 690, 692, 694, 696, 698, 700, 702, 704, 706, 708, 710, 712, 714, 716, 718, 720, 722, 724, 726, 728, 730, 732, 734, 736, 738, 740, 742, 744, 746, 748, 750, 752, 754, 756, 758, 760, 762, 764, 766, 768, 770, 772, 774, 776, 778, 780, 782, 784, 786, 788, 790, 792, 794, 796, 798, 800, 802, 804, 806, 808, 810, 812, 814, 816, 818, 820, 822, 824, 826, 828, 830, 832, 834, 836, 838, 840, 842, 844, 846, 848, 850, 852, 854, 856, 858, 860, 862, 864, 866, 868, 870, 872, 874, 876, 878, 880, 882, 884, 886, 888, 890, 892, 894, 896, 898, 900, 902, 904, 906, 908, 910, 912, 914, 916, 918, 920, 922, 924, 926, 928, 930, 932, 934, 936, 938, 940, 942, 944, 946, 948, 950, 952, 954, 956, 958, 960, 962, 964, 966, 968, 970, 972, 974, 976, 978, 980, 982, 984, 986, 988, 990, 992, 994, 996, 998, 1000

NOTES

1. Scale of drawing is 1:100.

2. All dimensions are in meters.

3. All areas are in square meters.

4. All heights are in meters.

5. All materials are as specified.

6. All work is to be done in accordance with the specifications.

7. All work is to be done in accordance with the drawings.

8. All work is to be done in accordance with the contract.

9. All work is to be done in accordance with the law.

10. All work is to be done in accordance with the regulations.

11. All work is to be done in accordance with the standards.

12. All work is to be done in accordance with the codes.

13. All work is to be done in accordance with the norms.

14. All work is to be done in accordance with the practices.

15. All work is to be done in accordance with the conventions.

16. All work is to be done in accordance with the customs.

17. All work is to be done in accordance with the usages.

18. All work is to be done in accordance with the traditions.

19. All work is to be done in accordance with the customs.

20. All work is to be done in accordance with the usages.

21. All work is to be done in accordance with the traditions.

22. All work is to be done in accordance with the customs.

23. All work is to be done in accordance with the usages.

24. All work is to be done in accordance with the traditions.

25. All work is to be done in accordance with the customs.

26. All work is to be done in accordance with the usages.

27. All work is to be done in accordance with the traditions.

28. All work is to be done in accordance with the customs.

29. All work is to be done in accordance with the usages.

30. All work is to be done in accordance with the traditions.

31. All work is to be done in accordance with the customs.

32. All work is to be done in accordance with the usages.

33. All work is to be done in accordance with the traditions.

34. All work is to be done in accordance with the customs.

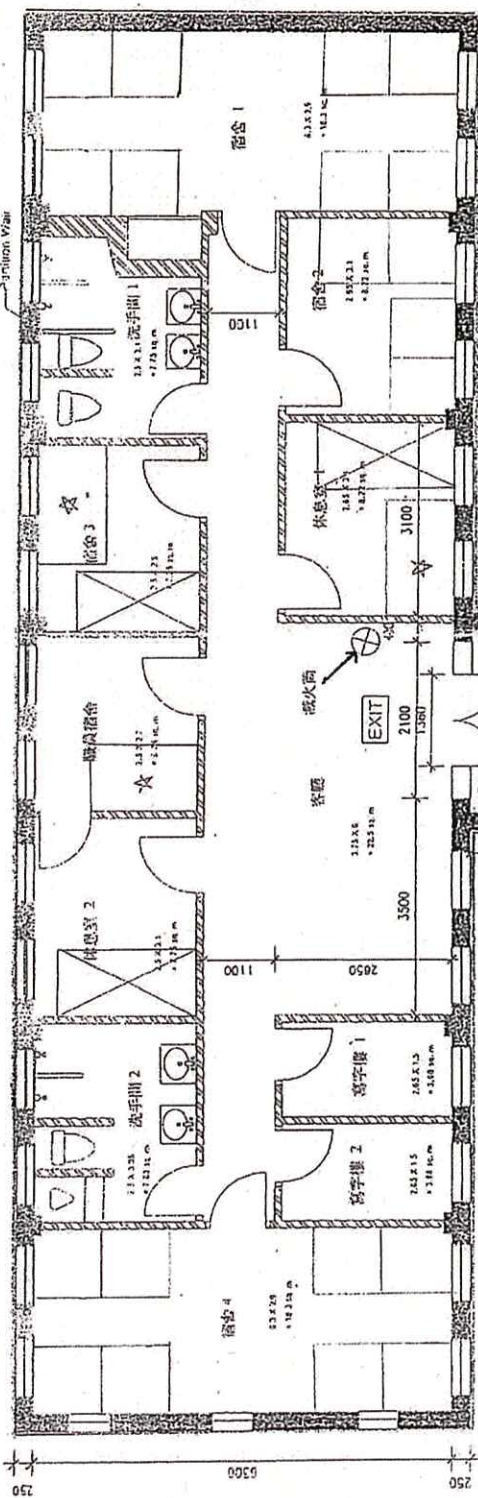
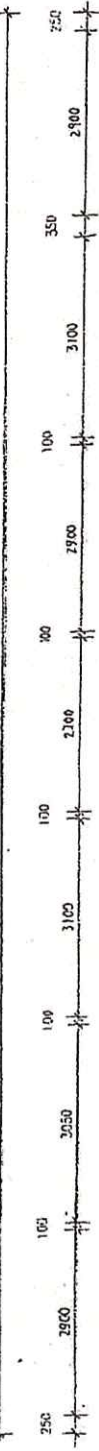
35. All work is to be done in accordance with the usages.

36. All work is to be done in accordance with the traditions.

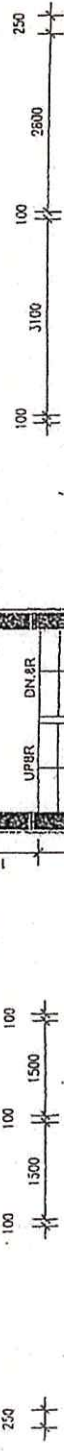
37. All work is to be done in accordance with the customs.

38. All work is to be done in accordance with the usages.

22000



Total Area : 174 sq.m



新界新田收美新村第104約4620地段一樓
1/F, Lot 4620 in DD104, Yau Mei San Tsuen,
San Tin, Yuen Long, N.T.
提交日期: 09/12/2009
提交人: 鄭振華律師



鄭振華

紅線乃附屬規定之範圍

FIRST FLOOR PLAN

Approved
Sheet / of / of Plan No. 515(3)

(Yau Mei San Tsuen)
for Director of Social Welfare
29 DEC 2009

Legend:

100 mm Brick Wall

280 mm Concrete Wall

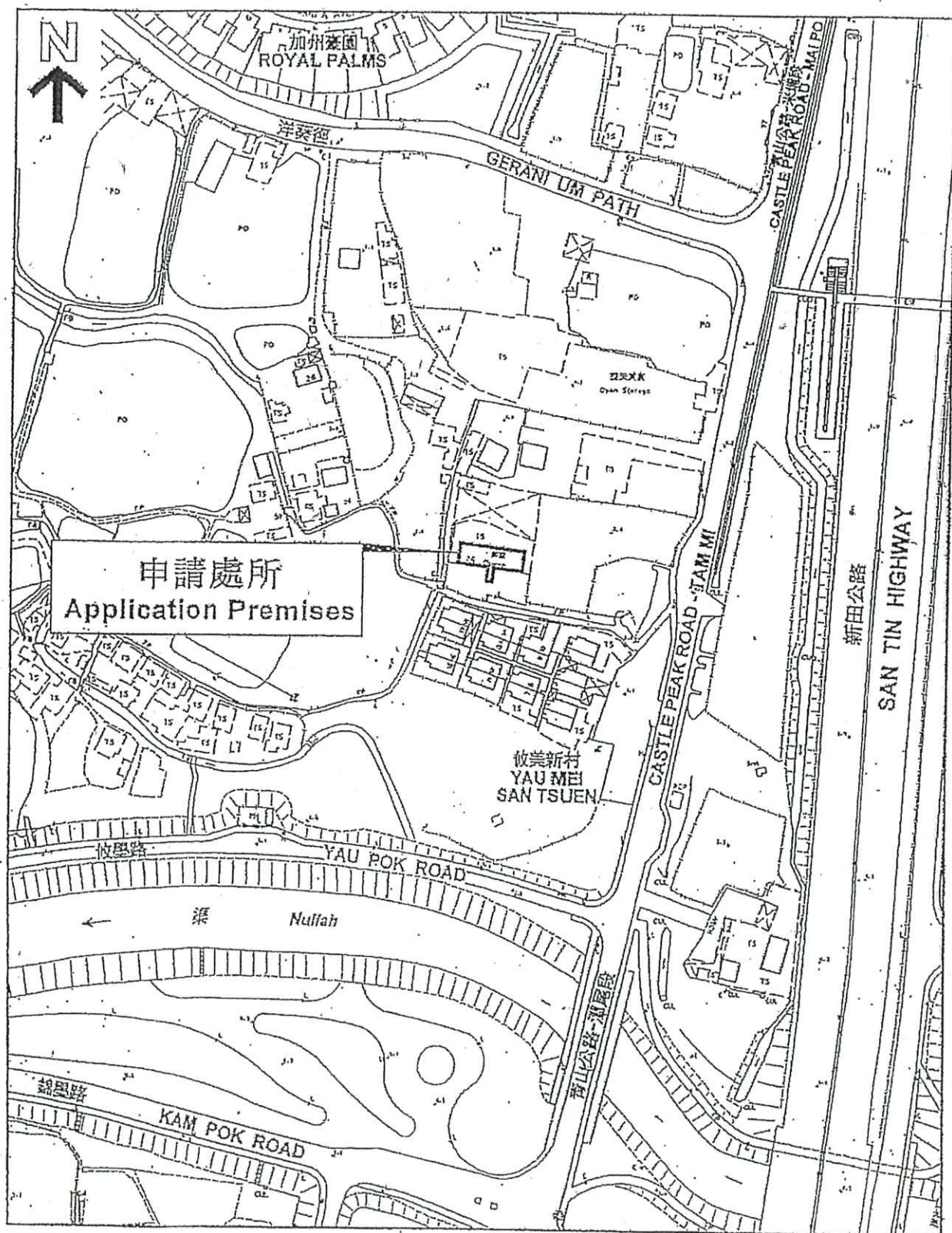
Window

上床 (兩層宿舍)

單人床 (四層宿舍)

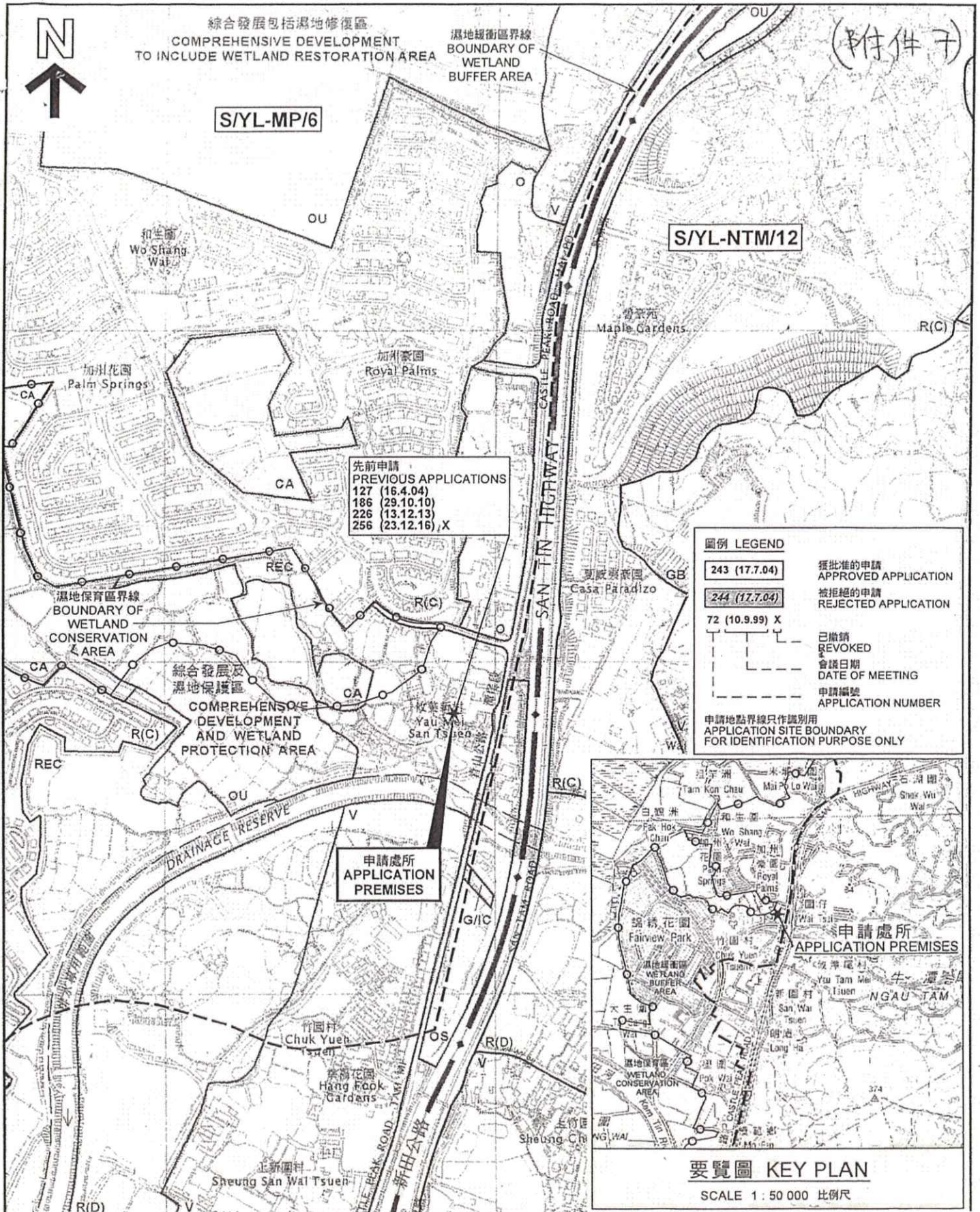
院及宿舍共20個
同工段共9個

(摘錄自申請人於 23.5.2019 呈交的申請書)
(Extract from Applicant's
Submission of 23.5.2019)



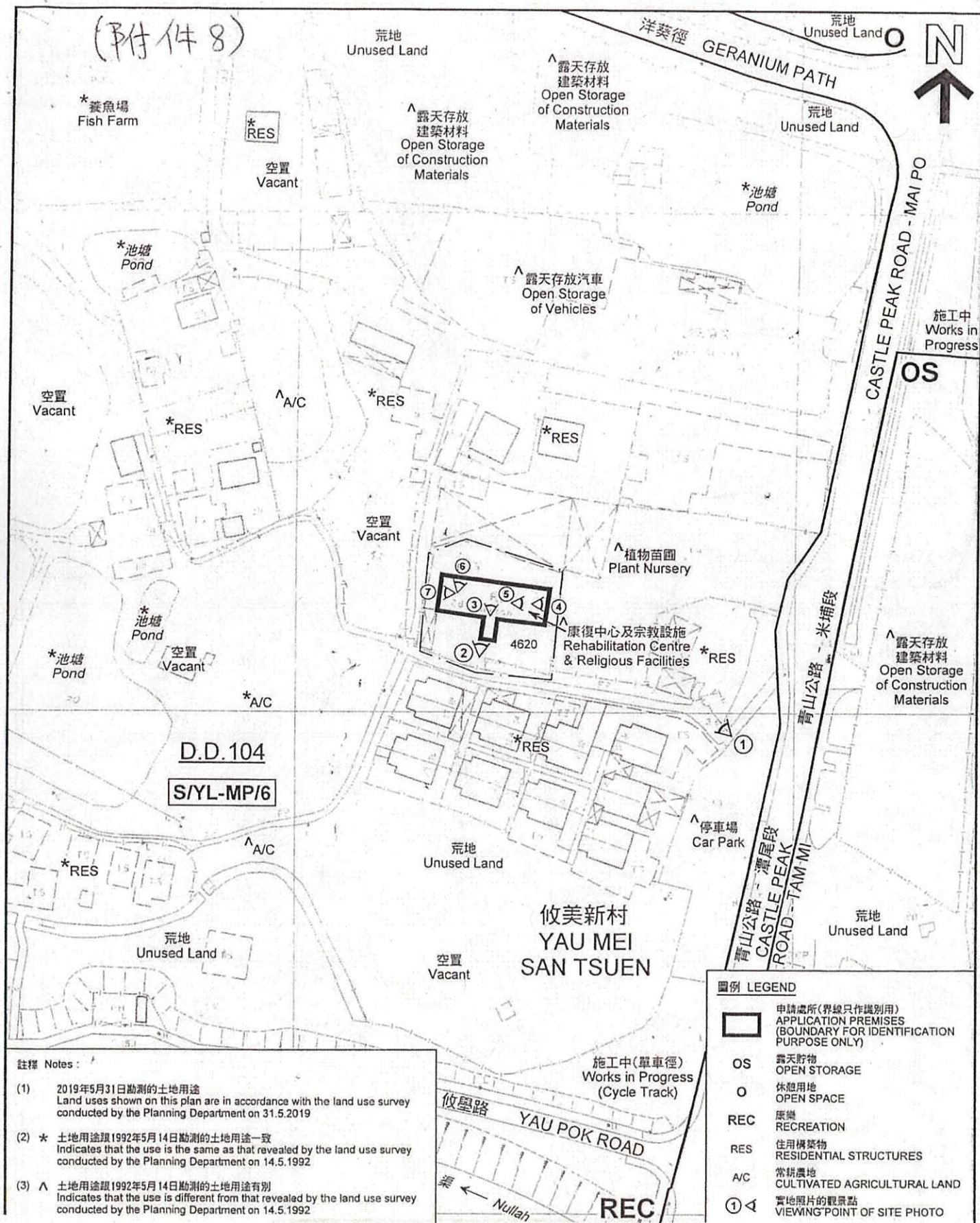


29 APR 2022



位置圖 LOCATION PLAN

(附件8)

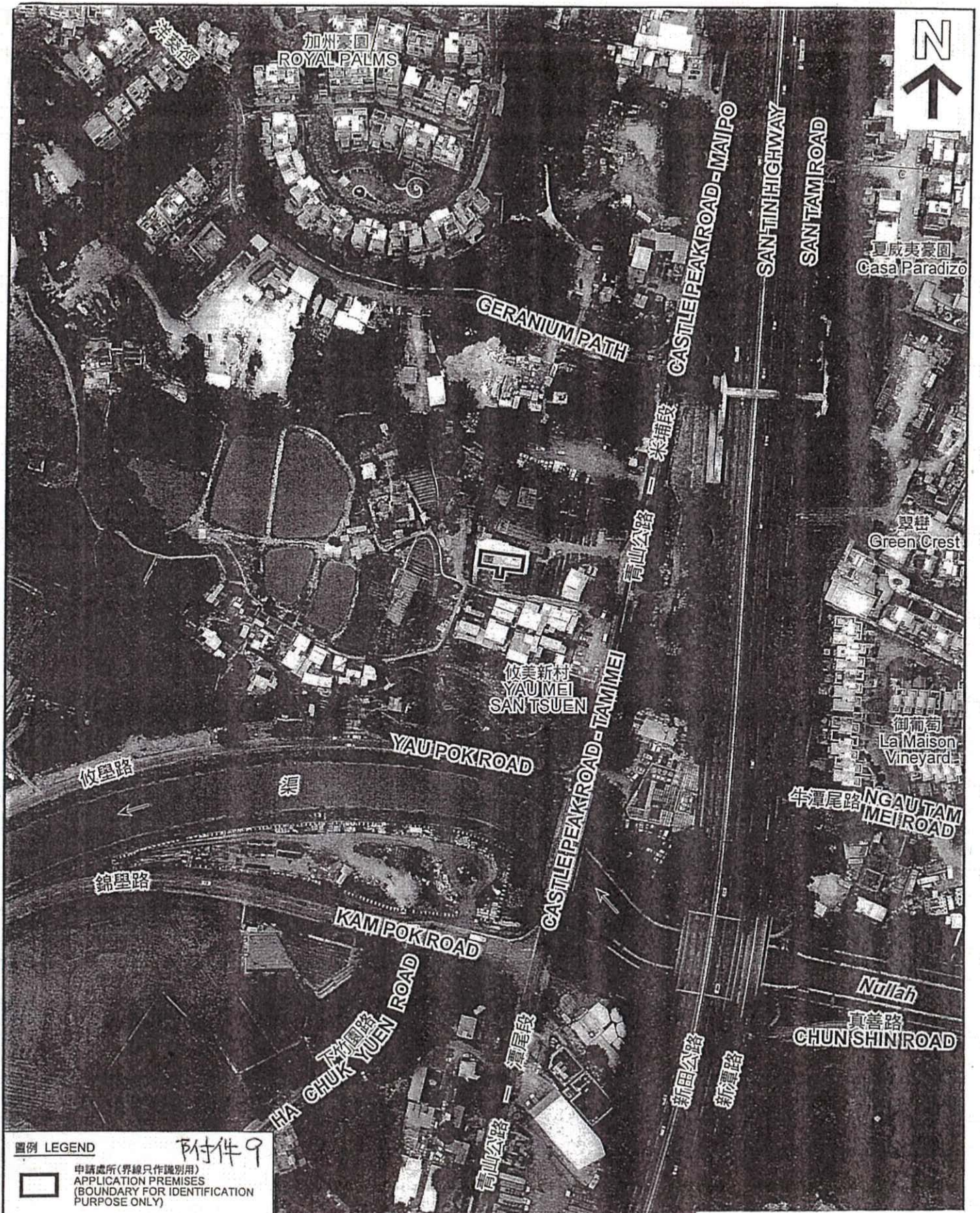


註釋 Notes:

- (1) 2019年5月31日勘測的土地用途
Land uses shown on this plan are in accordance with the land use survey conducted by the Planning Department on 31.5.2019
- (2) * 土地用途跟1992年5月14日勘測的土地用途一致
Indicates that the use is the same as that revealed by the land use survey conducted by the Planning Department on 14.5.1992
- (3) ^ 土地用途跟1992年5月14日勘測的土地用途有別
Indicates that the use is different from that revealed by the land use survey conducted by the Planning Department on 14.5.1992

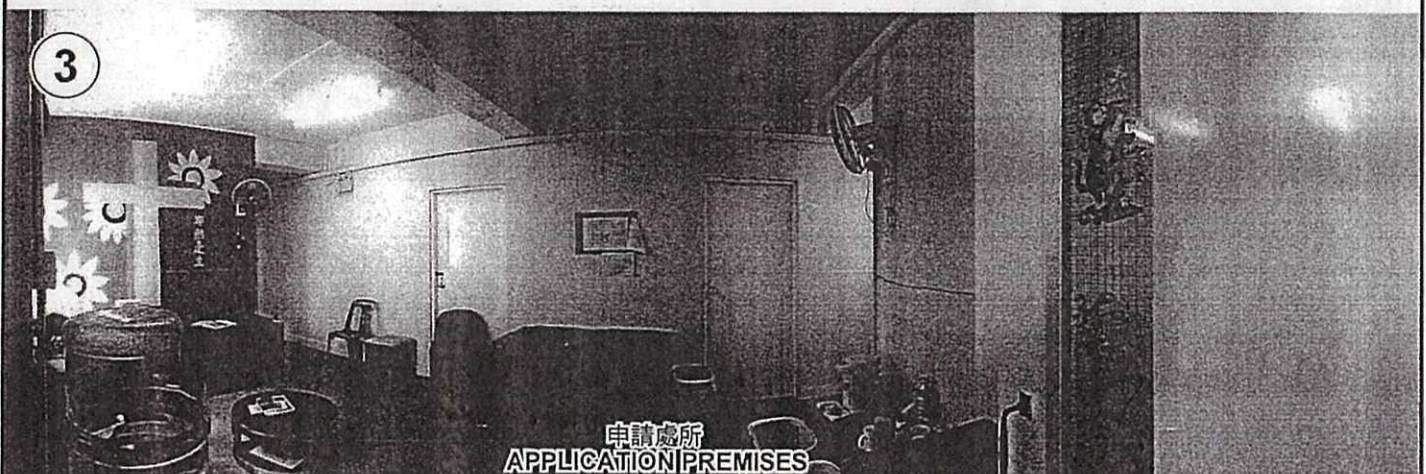
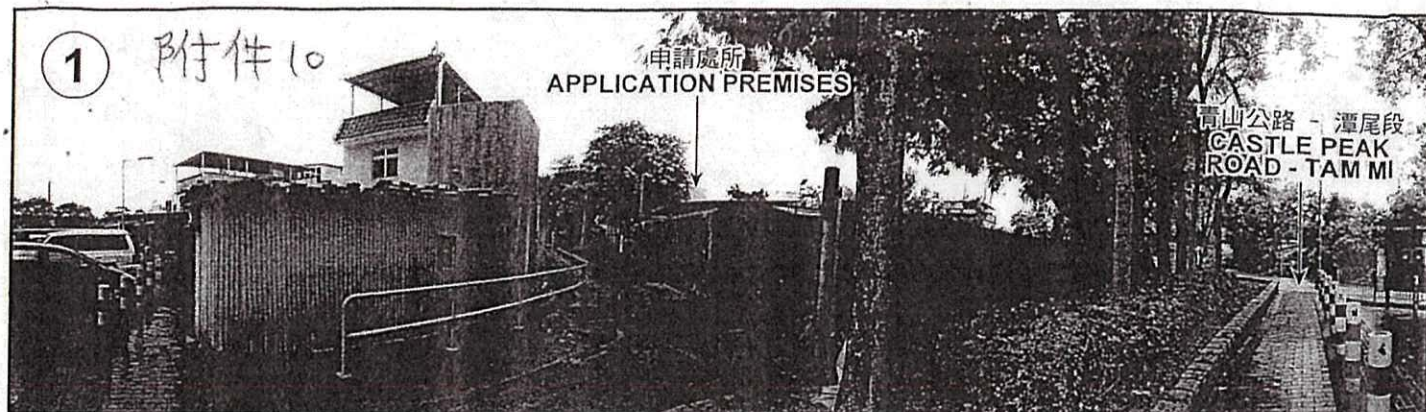
平面圖 SITE PLAN

29 APR 2022



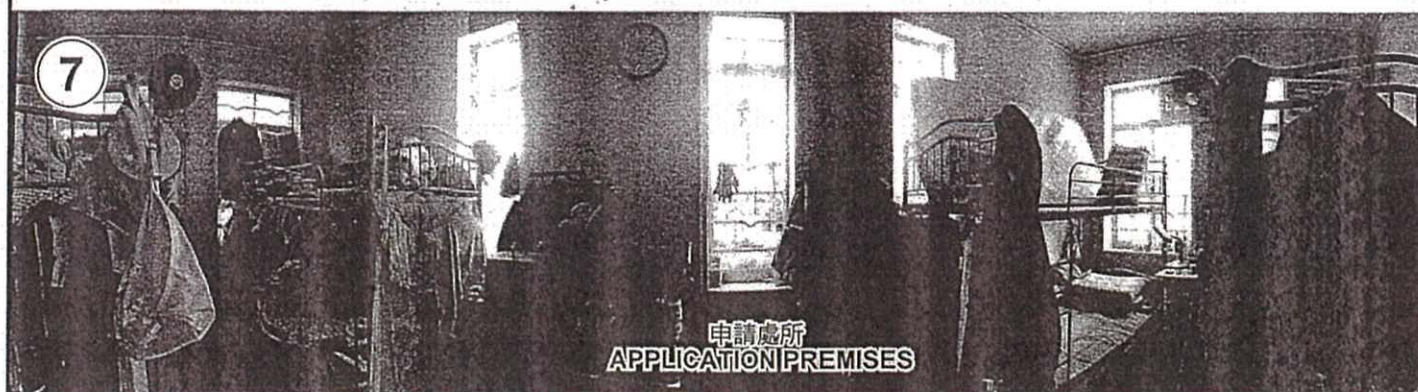
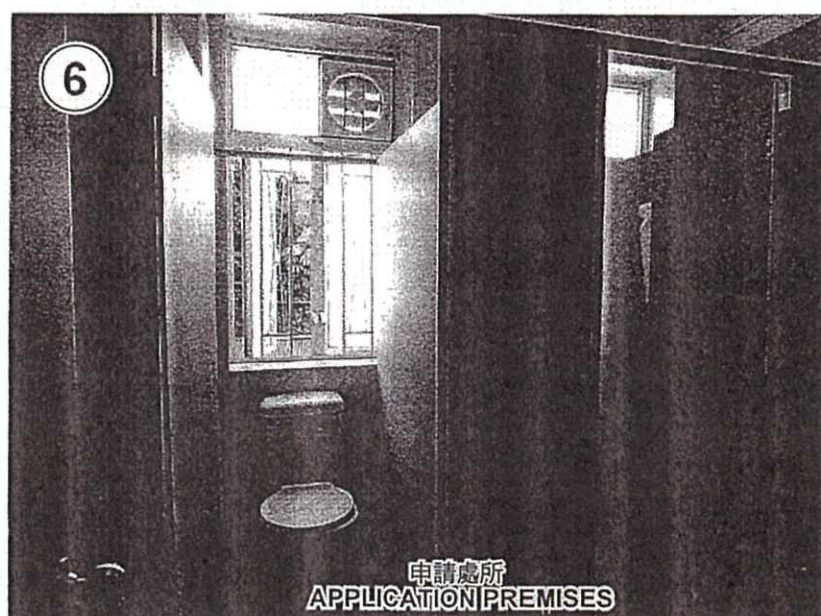
附件 9

航攝照片 AERIAL PHOTO



申請地點界線只作識別用 APPLICATION SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

實地照片 SITE PHOTOS



(開設臨時社會福利設施藥物倚賴者治療及康復中心)

(附件 12)

Project :
Date : 28/1/2022
Revision : 2

Proposed F.S. installation working programme

Work Description	Duration	Start	Finish	2022							
				Mar	Apr	May	Jun	Jul	Aug	Sep	
<u>Works Commence</u>	1	1/3/2021	1/3/2021								
<u>Submission</u>	185	15/3/2022	15/9/2022								
WSD 542 drawing submission	1	5/3/2022	5/3/2022								
CLP essential power application	1	30/3/2022	30/3/2022								
Direct link application	1	5/3/2022	5/3/2022								
WSD WWO 46 Part 1 & 2	1	15/5/2022	15/5/2022								
WSD WWO 46 Part 3	1	15/6/2022	15/6/2022								
WSD WWO 46 Part 4	1	15/8/2022	15/8/2022								
WSD WWO 46 Part 5	1	15/9/2022	15/9/2022								
<u>F.S. works installation</u>	107	1/5/2022	15/8/2022								
Material preparation	15	1/6/2022	15/6/2022								
HR system insallation	45	16/6/2022	30/7/2022								
HR pump system insallation	46	1/7/2022	15/8/2022								
Fire alarm and detection system insallation works	61	1/5/2022	30/6/2022								
Emergency lighting and exit sign installation works	61	1/5/2022	30/6/2022								
<u>Testing and commissioning</u>	47	15/8/2022	30/9/2022								
Testing and commissioning	16	15/8/2022	30/8/2022								
FSD inspection	1	1/9/2022	1/9/2022								
System handover	1	30/9/2022	30/9/2022								
<u>Works Completion</u>	1	30/9/2022	30/9/2022								

福音戒毒及生命重整服務

Gospel Holistic Cure for lives disrupted by drug or other life crises

COPY

School For Christ Foundation Limited

Kowloon, Hong Kong

敬啟者：

有關《城市規劃條例規劃》第 16 條遞交的許可申請通知

現特通知 興學證基協會有限公司 School For Christ Foundation Limited，本會計劃根據城市規劃條例第 16 條申請規劃許可，於你所擁有的 新界元朗米埔丈量約份第 104 約地段第 4620 號一樓，面積 174 平方米，申請開設臨時藥物倚賴者治療及康復中心（社會福利設施），為期三年（2022 年 2 月至 2025 年 1 月）。

此致

興學證基協會有限公司



鄭振華

鄭振華牧師 (總監)

方舟行動有限公司

28/1/2022

F.S. NOTES

SPRINKLER SYSTEM

1. SINCE THE TOTAL AREAS OF THIS LICENSE APPLICATION IS NOT EXCEEDING 230 SQUARE METERS SPRINKLER SYSTEM SHALL NOT BE PROVIDED.

MANUAL FIRE ALARM SYSTEM

2. A MANUALLY OPERATED FIRE ALARM SYSTEM SHALL BE PROVIDED FOR LICENSE AREA AND INCORPORATED IN THE HOSE REEL SYSTEM.
3. ONE ACTUATING POINT AND ONE AUDIO WARNING DEVICE TO BE LOCATED AT EACH HOSE REEL POINT. THE ACTUATING POINT SHOULD INCLUDE FACILITIES FOR FIRE PUMP START AND AUDIO WARNING DEVICE INITIATION.
4. VISUAL FIRE ALARM TO BE PROVIDED AND BE LOCATED AT A PROMINENT LOCATION IN PLACES WHICH ARE INTENDED TO BE ACCESSIBLE TO THE PUBLIC.
5. THE MANUAL FIRE ALARM SYSTEM SHALL BE CONNECTED TO THE FIRE ALARM CONTROL PANEL.

HOSE REEL SYSTEM

6. HOSE REEL SYSTEM SHALL BE PROVIDED FOR LICENSE AREA.
7. THERE ARE SUFFICIENT HOSE REELS IN THE LICENSE AREA TO ENSURE THAT EVERY PART OF THE BUILDING CAN BE REACHED BY A LENGTH OF NOT MORE THAN 30M OF HOSE REEL TUBING.
8. HOSE REEL PUMPS (ON DUTY AND ONE STANDBY) SHALL BE PROVIDED FOR HOSE REEL SYSTEM.
9. A 2000 LITERS HOSE REEL WATER TANK SHALL BE PROVIDED TO SERVE FOR HOSE REEL SYSTEM.

EXIT SIGN

10. SUFFICIENT EXIT SIGN AND DIRECTIONAL SIGN SHALL BE PROVIDED WITHIN THE LICENSE AREA TO ENSURE THAT ALL EXIT ROUTES ARE CLEARLY INDICATED AND COMPLY WITH FSD CIRCULAR LETTER 5/2008 AND FSD CODE OF PRACTICE.

EMERGENCY LIGHTING

11. EMERGENCY LIGHTING SHALL BE PROVIDED FOR THE LICENSE AREA IN ACCORDANCE WITH BS5266 PART 1 AND PPMV104 AND PPMV104A.

PORTABLE EQUIPMENT

12. PORTABLE FIRE EXTINGUISHERS SHALL BE PROVIDED AT THE POSITION AS SHOWN ON PLANS.

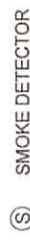
FIRE DETECTION SYSTEM

13. SMOKE DETECTOR WITH SOUNDER BASE SHALL BE PROVIDED IN SLEEPING ACCOMMODATION OF LICENSE AREA.
14. THE DETECTOR SHALL BE OF FSD APPROVED TYPE.
15. ONE MAIN FIRE ALARM CONTROL PANEL SHALL BE PROVIDED AS INDICATED ON PLANS TO RECEIVE ALL FIRE ALARM SIGNALS.
16. HEAT DETECTOR SHALL BE PROVIDED FOR LAVATORY AND SMOKE DETECTOR SHALL BE PROVIDED FOR LIVING ROOM AND CORRIDOR.
17. ALL FIRE ALARM SIGNALS INCLUDING FIRE DETECTORS, BREAKGLASS UNITS SHALL BE LINKED TO FSD COMMUNICATION CENTRE VIA DIRECT LINE PROVIDED BY THE AUTHORIZED SERVICE PROVIDER OF THE COMPUTERIZED FIRE ALARM TRANSMISSION SYSTEM.

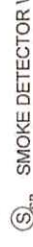
LEGEND



LICENSE AREA



SMOKE DETECTOR



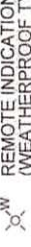
SMOKE DETECTOR WITH SOUNDER BASE



HEAT DETECTOR



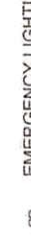
REMOTE INDICATION LAMP



REMOTE INDICATION LAMP (WEATHERPROOF TYPE)



VISUAL FIRE ALARM



EMERGENCY LIGHTING WITH BACK UP BATTERY



FIRE HOSE REEL



GATE VALVE



CHECK VALVE



FLEXIBLE CONNECTOR



Y-TYPE STRAINER



BALL FLOAT VALVE



STRAINER



CHECK METER POSITION



5KG DRY POWDER FIRE EXTINGUISHER



9L WATER TYPE FIRE EXTINGUISHER



5KG CO2 GAS TYPE FIRE EXTINGUISHER



EXIT SIGN BOX



DIRECTIONAL SIGN BOX



FIRE ALARM BELL



MASTER FIRE ALARM BELL



MONITOR MODULE



PRESSURE GAUGE CW BALL VALVE



PRESSURE SWITCH



AUTOMATIC AIR VENT



LEVEL FLOAT SWITCH



BREAKGLASS UNIT



F.S. CONTROL PANEL



HOSE REEL PUMP



CONTROL MODULE

BLOCK PLAN

SCALE 1:1000

ABBREVIATION

L/L LOW LEVEL

H/L HIGH LEVEL

FSD FIRE SERVICES DEPARTMENT

WSD WATER SUPPLIES DEPARTMENT

COP CODE OF PRACTICE

T/A TO ABOVE

T/B TO BELOW

F/A FROM ABOVE

F.E. FIRE EXTINGUISHER

F.S. FIRE SERVICES

S.S. STAINLESS STEEL

H.R. HOSE REEL

A.A.V. AUTOMATIC AIR VENT



MISSION ARK LTD.

FSI CONTRACTOR

FIRECOM

德耀消防工程有限公司
FIRECOM ENGINEERING LIMITED

PROJECT

元朗宋埔丈量約份

藥物倚賴者治療及康復中心

TITLE

F.S. NOTES, LEGEND, BLOCK PLAN, ABBREVIATION

DRAWING NO. FC/20-1006 / FS-01

DRAWN	CHECKED	APPROVED	DATE	SCALE	AS SHOWN
Edwin Chan	Edwin Chan	Edwin Chan	12/2020	PAPER SIZE A1	REVISION
			12/2020		A

JOB NO.

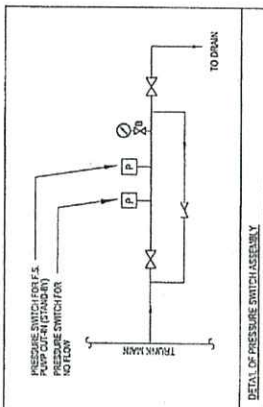
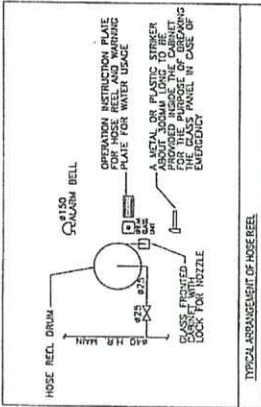
FC/20-1006

TO OPERATE FIRE HOSE REEL 使用消防喉轆

- 1) ACTIVATE FIRE ALARM CALL POINT
按動火警鈴
- 2) OPEN CONTROL VALVE BEFORE RUNNING OUT HOSE
先開控制水喉，再拉出喉轆
- 3) TURN ON WATER AT NOZZLE AND DIRECT JET AT BASE OF FIRE
將喉轆拉出，並對準火之底部
(NOT SUITABLE FOR ELECTRICAL FIRES)
不適用於電火

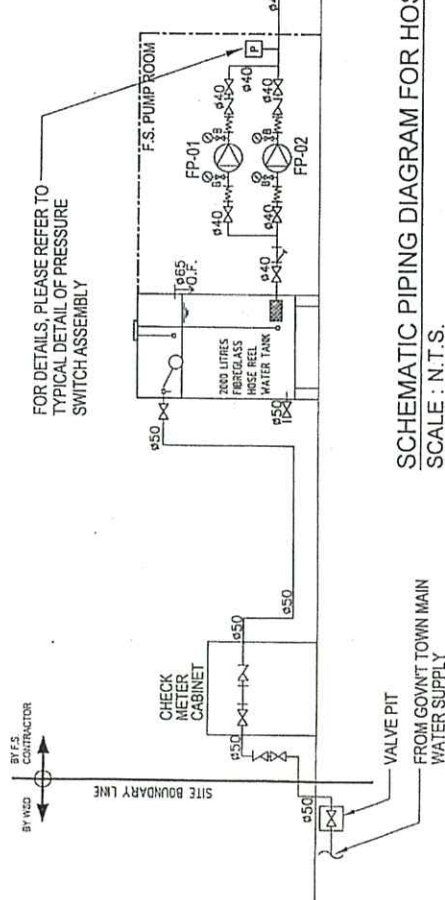
消防用水
磁器作其他用途
USE OF WATER FROM FIRE SERVICES FOR PURPOSES
OTHER THAN FIRE FIGHTING IS STRICTLY PROHIBITED
水務處嚴禁其他用途
OFFICE OF THE WATER AUTHORITY

DETAIL OF HOSE REEL OPERATION INSTRUCTION PLATE

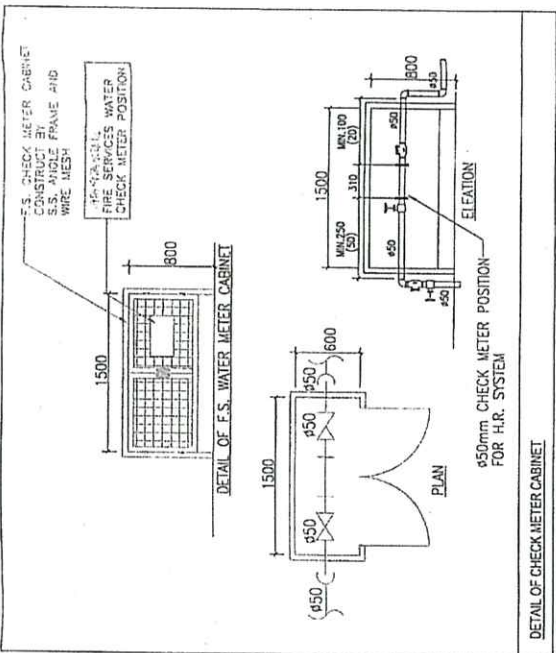


FS PUMP SCHEDULE

HOSE REEL PUMP FP-01 & FP-02	TYPE OF PUMP MULTI-STAGE VERTICAL TYPE	FLOW RATE (L/min)	PRESSURE (bar)	MOTOR SPEED (RPM)	POWER RATING (kW)
		60	5	2900	1.5



SCHEMATIC PIPING DIAGRAM FOR HOSE REEL SYSTEM
SCALE : N.T.S.



DETAIL OF CHECK METER CABINET

MISSION ARK LTD.

FSI CONTRACTOR

FIRECOM

德耀消防工程有限公司
FIRECOM ENGINEERING LIMITED

PROJECT

元朗米埔丈量約份

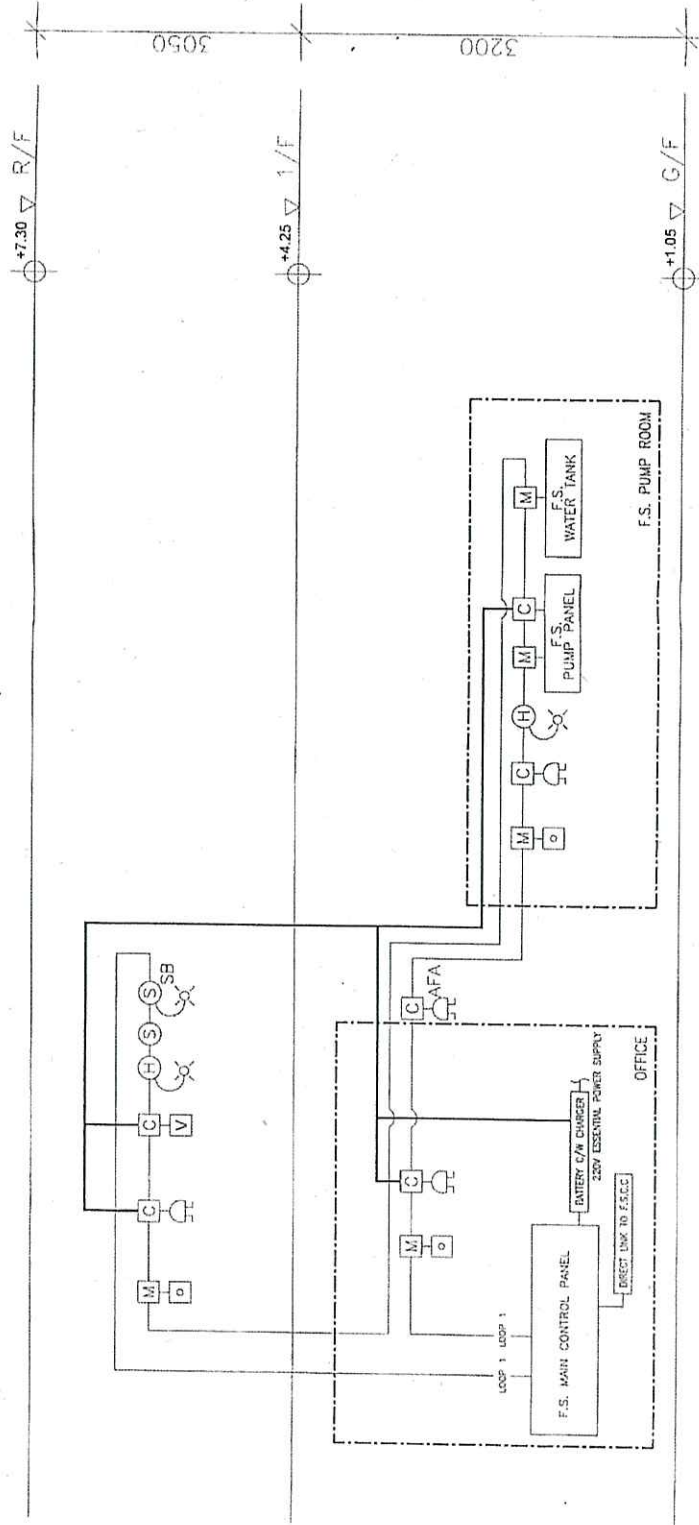
藥物倚賴者治療及康復中心

TITLE

SCHEMATIC PIPING DIAGRAM
FOR HOSE REEL SYSTEM

DRAWING NO. FC-20-1006 / FS-02

DRAWN	CHECKED	DATE	SCALE	N.T.S.
Eddie Chan	Eddie Chan	01/2022		
APPROVED	DATE	PAPER SIZE	REVISION	JOB NO.
Eddie Chan	01/2022	A1	0	FC-20-1006



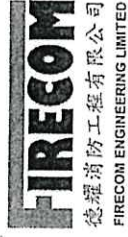
SCHEMATIC CONTROL WIRING DIAGRAM FOR FIRE ALARM SYSTEM
SCALE : N.T.S.

REV	DESCRIPTION	DATE
0	2ND SUBMISSION	31/2022

CLIENT

MISSION ARK LTD.

FSI CONTRACTOR



PROJECT

元朗米埔丈量約份

(藥物倚賴者治療及康復中心)

TITLE

SCHEMATIC CONTROL WIRING
 DIAGRAM FOR FIRE ALARM SYSTEM

DRAWING NO. FCJ20-1005 / FS-03

DATE	SCALE	N.T.S.
07/2022		
DATE	PAPER SIZE	A1
07/2022		
DATE	REVISION	
07/2022		
JOB NO.	FCJ20-1005	



Ø40 H.R. PIPE
AT H/L & TEE-OFF
Ø25 H.R. PIPE TO H.R. SET
4850

Ø40 H.R. PIPE
F/B & TURN AT H/L
(A.A.V. AT TOP)

DRAWN	DATE	SCALE	1 : 50
Eddie Chan	01/2022		
CHECKED	DATE	PAPER SIZE	
Eddie Chan	01/2022	A1	
APPROVED	DATE	REVISION	
Eddie Chan	01/2022	0	

NEW F.S. CONTROL PANEL

ASSEMBLY HALL

OFFICE

DINNING RM

BED RM

BED RM

NEW F.S. PUMP ROOM

NEW 2000L. FIBREGLASS HOSE REEL WATER TANK

NEW F.S. PIPE AT H/L T/A

PAVED AREA

PAVED AREA

SITE BOUNDARY LINE

FROM GOV'T TOWN MAIN WATER SUPPLY

G/F F.S. LAYOUT PLAN

REV	DESCRIPTION	DATE
0	2ND SUBMISSION	01/2022
1		
2		
3		
4		
5		
6		
7		
8		
9		

MISSION ARK LTD.

FSI CONTRACTOR

FIRECOM

德耀消防工程有限公司
FIRECOM ENGINEERING LIMITED

PROJECT

元朗米埔丈量約份

藥物倚賴者治療及康復中心

TITLE

F.S. LAYOUT PLAN FOR
GROUND FLOOR

DRAWING NO. FCJ20-1006 / FS-04

DRAWN	DATE	SCALE
Eddie Chan	01/2022	1:50
CHECKED	DATE	PAPER SIZE
Eddie Chan	01/2022	A1
APPROVED	DATE	REVISION
Eddie Chan	01/2022	0
J20 NO.	FCJ20-1006	

Appendix Ia of RNTPC
Paper No. A/YL-MP/327

☐ Urgent ☐ Return Receipt Requested ☐ Sign ☐ Encrypt ☐ Mark Subject Restricted ☐ Expand personal&publi



Re: Departmental Comments (TD) for s.16 Planning Application A/YL-MP/327
07/07/2022 12:24

From: Quebeca YU
To: btung@pland.gov.hk, tpbpd <tpbpd@pland.gov.hk>, ayycheung@pland.gov.hk,
pyleung@pland.gov.hk, Sam Cheng Office
File Ref:

Please respond to accounts@

Further amended as request:

有關運輸署的意見，現時運送入方舟的傢俱用品、家庭電器、醫藥等等，都是把車輛停泊於附近停車場，然後利用手推車或板車協助運送，大路口小路只是約十五米路程。

----- Message from Quebeca YU <

Date: Thu, 07 Jul 2022 12:12:56 +0800

From: Quebeca YU <

Reply-To: accounts@

Subject: Re: Departmental Comments (TD) for s.16 Planning Application A/YL-MP/327

To: btung@pland.gov.hk, tpbpd <tpbpd@pland.gov.hk>, ayycheung@pland.gov.hk,
pyleung@pland.gov.hk, Sam Cheng Office

Amended as request:

有關運輸署的意見，現時運送入方舟的傢俱用品、家庭電器、醫藥等等，都是把車輛停泊於停車場，然後利用手推車或板車協助運送，大路口小路只是約十五米路程。

----- Message from Quebeca YU

Date: Thu, 07 Jul 2022 11:40:09 +0800

From: Quebeca YU <

Reply-To: accounts@

Subject: Re: Departmental Comments (TD) for s.16 Planning Application A/YL-MP/327

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

Cc: ayycheung@pland.gov.hk, pyleung@pland.gov.hk, Sam Cheng Office <

Dear Mr. Tung,

In reply to the comments from Commissioner for Transport, we would like to refer to Appendix-1 of our TPB application:

「有關運輸署的意見，現時運送入方舟的傢俱用品、家庭電器、醫藥等等，都是利用手推車或板車協助運送，大路口小路只是約十五米路程。」

Thank you for your attention.

Quebeca

----- Message from btung@pland.gov.hk -----

Date: Thu, 7 Jul 2022 09:24:58 +0800

From: btung@pland.gov.hk

Subject: Departmental Comments (TD) for s.16 Planning Application A/YL-MP/327

To: admin@pland.gov.hk

Cc: avycheung@pland.gov.hk, pyleung@pland.gov.hk

Dear Ms. YU,

I refer to the captioned s.16 planning application. Please see the attached comments received for your response:

Comments from Commissioner for Transport

(Contact Person: Mr. WONG Kin Chun, Kinox; Tel:

(a) The applicant should indicate the loading/unloading area off site.

For enquires on the departmental comment, please directly contact the relevant officer. For other enquiries, please contact the undersigned or Ms. CHEUNG Yuk Yi, Alice (Tel: 3168 4041) of this office.

Kind regards,

Benjamin TUNG

TPG/YLE1,

DPO/FS&YLE, PlanD

Tel: 3168 4049

----- End message from btung@pland.gov.hk -----

----- End message from Quebeca YU -----

----- End message from Quebeca YU -----

**Relevant Extract of Town Planning Board Guidelines for Application
for Development within Deep Bay Area
under Section 16 of the Town Planning Ordinance (TPB PG-No. 12C)**

According to TPB PG-No. 12C, the Site falls within the Wetland Buffer Area (WBA). The relevant assessment criteria are summarized as follows:

- (a) the intention of the WBA is to protect the ecological integrity of the fish ponds and wetland within the Wetland Conservation Area (WCA) and prevent development that would have a negative off-site disturbance impact on the ecological value of fish ponds; and
- (b) within the WBA, for development or redevelopment which requires planning permission, an ecological impact assessment (EcoIA) would need to be submitted. Some local and minor uses (including temporary uses) are however exempted from the requirement of EcoIA.

Previous s.16 Applications covering the Application Site

Approved Applications

No.	Application No.	Use(s)/ Development(s)	Date of Consideration (RNTPC/TPB)
1.	A/YL-MP/127	Temporary Drug Dependent Persons Treatment and Rehabilitation Centre for a Period of 3 Years	16.4.2004 Approved by RNTPC (3 years)
2.	A/YL-MP/186	Temporary Drug Dependent Persons Treatment and Rehabilitation Centre (Social Welfare Facility) for a Period of 3 Years	29.10.2010 Approved by RNTPC (3 years)
3.	A/YL-MP/226	Temporary Drug Dependent Persons Treatment and Rehabilitation Centre (Social Welfare Facility) for a Period of 3 Years	13.12.2013 Approved by RNTPC (3 years)
4.	A/YL-MP/256*	Temporary Social Welfare Facility (Drug Dependent Persons Treatment and Rehabilitation Centre) for a Period of 3 Years	23.12.2016 Approved by RNTPC (3 years) [Revoked on 23.9.2018]
5.	A/YL-MP/283*	Temporary Social Welfare Facility (Drug Dependent Persons Treatment and Rehabilitation Centre) for a Period of 3 Years	19.7.2019 Approved by RNTPC (3 years) [Revoked on 19.1.2021]

* denotes permission revoked

Government Departments' General Comments

1. Land Administration

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

- (a) the Site falls within Lot No. 4620 in D.D. 104 (the Lot) which is held under New Grant No. 1149 dated 4.4.1966 as modified by a Modification Letter dated 30.9.1970 (hereinafter referred to as "the New Grant") for a term of 99 years less the last 3 days commencing from 1.7.1898 as extended to 30.6.2047 by the New Territories Leases (Extension) Ordinance (Cap. 150);
- (b) according to Special Condition No. 4 of the New Grant:
 - the Lot shall be used for clinic and chapel purposes. At least 50 per cent of the total gross floor area of any building erected on the Lot shall be used solely for clinic purposes, and 20 per cent may be used for residential accommodation solely for the housing of staff employed on the Premises; and
 - the 1/F of the building erected on the Lot may be used as a school during week-days in addition to the purposes stated in paragraph 10.2.1(b)(i) above provided that the grantee shall comply with any requirements of the Director of Education and any regulation which he may impose; and
- (c) a waiver letter has been issued on 13.4.2005 in respect of the whole 1/F of the building erected on the Lot so as to permit the Premises to be used for the purposes of a drug dependent persons treatment and rehabilitation centre for a term of three years commencing from 1.2.2002 and thereafter quarterly.

2. Traffic

- (a) Comments of the Commissioner for Transport (C for T):
 - (i) noting the loading/unloading arrangement off site at the neighbouring car park (Appendix Ia of RNTPC Paper), he has no adverse comment on the application from the traffic engineering point of view; and
 - (ii) the applicant should be advised that no vehicle is allowed access to the Site during the planning approval period.
- (b) Comments of the Chief Highway Engineer/New Territories West, Highways Department (CHE/NTW, HyD):

that no vehicular access is proposed or to be granted under the application. He has no comment from highways maintenance point of view. If the application is approved, the applicant is advised to note that the application is approved on the understanding that there is and will be no vehicular access to/from the Site.

3. Environment

Comments of the Director of Environmental Protection (DEP):

- (a) she notes that the proposed social welfare facility will be housed in the existing building structure. Given the nature of the applied use, she has no objection to the application; and
- (b) no environmental-related complaint related to the Site was recorded in the past three years.

4. Landscape

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

the application involves the use of the first floor of the existing building as a Drug Dependent Persons Treatment and Rehabilitation Centre, no significant landscape impact arising from the development is anticipated. Since no adverse landscape impact arising from the applied use within the Site is anticipated, it is considered not necessary to impose a landscape condition in the planning permission.

5. Fire Safety

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

- (a) he has no objection in principle to the application subject to fire service installations (FSIs) being provided to his satisfaction;
- (b) in consideration of the design/nature of the proposal, FSIs are anticipated to be required. The applicant is advised to submit relevant layout plans incorporated with the proposed FSIs to his department for approval. The layout plan should be drawn to scale and depicted with dimensions and nature of occupancy; and the location of where the proposed FSIs to be installed should be clearly marked on the layout plans; and
- (c) the applicant is 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.

6. Drainage

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

- (a) given the development is located on 1/F of an existing building, he has no objection in-principle to the development from the public drainage point of view;
- (b) for matters relating to the internal drain of the concerned building, the applicant should seek comment from other relevant government departments, such as Buildings Department;

- (c) should the Town Planning Board (TPB) approve the application, the applicant should be advised to maintain the existing drainage facilities of the Premises within the existing building. The applicant should note that the development should neither obstruct overland flow nor adversely affect existing natural streams, village drains, ditches and the adjacent areas, etc.;
- (d) the applicant should consult DLO/YL, LandsD and seek consent from the relevant owners for any drainage works to be carried out outside his lot boundary before commencement of the drainage works; and
- (e) there is no public sewer connection available in the vicinity, the applicant shall seek views and comments from DEP regarding the sewage disposal arrangement of the development.

7. Building Matters

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

- (a) he has no objection in-principle to the application; and
- (b) his advisory comments are at **Appendix V**.

8. Other Departments

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

- (a) Commissioner of Police;
- (b) Chief Engineer/Railway Development 2-2, Railway Development Office, Highways Department;
- (c) Director of Agriculture, Fisheries and Conservation;
- (d) Director of Leisure and Cultural Services;
- (e) Project Manager (West), Civil Engineering and Development Department;
- (f) Chief Engineer/Construction, Water Supplies Department; and
- (g) District Officer (Yuen Long).

Recommended Advisory Clauses

- (a) Prior planning permission should have been obtained before commencing the applied development/use at the Site;
- (b) the applicant should closely monitor the progress on compliance with the approval conditions. Should the applicant fail to comply with approval conditions again resulting in the revocation of the planning permission, sympathetic consideration may not be given by the Rural and New Town Planning Committee of the Town Planning Board to any further application;
- (c) to resolve any land issues relating to the development with the concerned owner(s) of the application site and the access to the Site;
- (d) to note the comments of the District Lands Officer/Yuen Long, Lands Department (DLO/YL, LandsD) that:
 - (i) the Site falls within Lot No. 4620 in D.D. 104 (the Lot) which is held under New Grant No. 1149 dated 4.4.1966 as modified by a Modification Letter dated 30.9.1970 ("the New Grant") for a term of 99 years less the last 3 days commencing from 1.7.1898 as extended to 30.6.2047 by the New Territories Leases (Extension) Ordinance (Cap. 150); and
 - (ii) the applicant should comply with Special Condition No. 4 of the New Grant and the associated waiver granted regarding the uses permitted for the Premises as detailed in Appendix IV of RNTPC Paper No. A/YL-MP/327;
- (e) to note the comments of the Commissioner for Transport (C for T) that no vehicle is allowed access to the Site during the planning approval period;
- (f) to note the comments of the Chief Highway Engineer/New Territories West, Highways Department (CHE/NTW, HyD) that no vehicular access is proposed or to be granted under the application. The application is approved on the understanding that there is and will be no vehicular access to/from the Site;
- (g) to note the comments of the Director of Fire Services (D of FS) that:
 - (i) FSIs are anticipated to be required in consideration of the design/nature of the proposal. The applicant is advised to submit relevant layout plans incorporated with the proposed FSIs to his department for approval. The layout plans should be drawn to scale and depicted with dimensions and nature of occupancy, the location of the proposed FSI should be clearly marked on the layout plans; and
 - (ii) the applicant is reminded that if the structure(s) on site 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 Chief Engineer/Mainland North, Drainage Services Department (CE/MN, DSD) that:
- (i) given the development is located on 1/F of an existing building, for matters relating to the internal drain of the concerned building, the applicant should seek comment from other relevant government departments, such as Buildings Department;
 - (ii) the applicant should maintain the existing drainage facilities of the Premises within the existing building. The applicant should note that the development should neither obstruct overland flow nor adversely affect existing natural streams, village drains, ditches and the adjacent areas, etc.;
 - (iii) the applicant should consult DLO/YL, LandsD and seek consent from the relevant owners for any drainage works to be carried out outside his lot boundary before commencement of the drainage works; and
 - (iv) there is no public sewer connection available in the vicinity, the applicant shall seek views and comments from DEP regarding the sewage disposal arrangement of the development; and
- (i) to note the comments of the Chief Building Surveyor/New Territories West, Buildings Department (CBS/NTW, BD) that:
- (i) if the applied use under application is subject to the issue of a licence, the applicant is reminded that any existing structures on the Site intended to be used for such purposes are required to comply with the building safety and other relevant requirements as may be imposed by the licensing authority;
 - (ii) 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 Building Authority (BA) should be obtained, otherwise they are unauthorised building works (UBW) under BO. An Authorised Person (AP) should be appointed as the co-ordinator for the proposed building works in accordance with BO. Should the AP/Registered Structural Engineer confirm the works fall into the Minor Works Control System (MWCS), the applicant may proceed with the works under the MWCS. The applicant may visit BD's website at www.bd.gov.hk for details of the submission procedure under the MWCS;
 - (iii) for UBW erected on leased land, enforcement action may be taken by BA to effect their removal in accordance with BD's 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 BO;
 - (iv) any temporary shelters or converted containers for office, storage, washroom or other uses are considered as temporary buildings and are

subject to the control of Part VII of the Building (Planning) Regulation;
and

- (v) detailed checking under BO will be carried out at the building plans submission stage.

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

參考編號

Reference Number:

220615-204525-99434

提交限期

Deadline for submission:

21/06/2022

提交日期及時間

Date and time of submission:

15/06/2022 20:45:25

有關的規劃申請編號

The application no. to which the comment relates:

A/YL-MP/327

「提意見人」姓名/名稱

Name of person making this comment:

先生 Mr. Law

意見詳情

Details of the Comment :

反對就上址作戒毒所，影響附近居民生活及影響交通

2

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

220616-150427-43360

提交限期**Deadline for submission:**

21/06/2022

提交日期及時間**Date and time of submission:**

16/06/2022 15:04:27

有關的規劃申請編號**The application no. to which the comment relates:** A/YL-MP/327**「提意見人」姓名/名稱****Name of person making this comment:**

女士 Ms. HO

意見詳情**Details of the Comment :****反對 - 米埔104地段4620改建臨時社會福利設施.**

此等治療者反康復中心興建在加州花園附近，對本村居民造成極大滋擾及不滿。

3

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

參考編號

Reference Number:

220617-011450-43527

提交限期

Deadline for submission:

21/06/2022

提交日期及時間

Date and time of submission:

17/06/2022 01:14:50

有關的規劃申請編號

The application no. to which the comment relates:

A/YL-MP/327

「提意見人」姓名/名稱

Name of person making this comment:

加州花園偉仕居業主委員會

意見詳情

Details of the Comment :

致：元朗民政事務處 阮方晴專員
粉嶺、上水、元朗東規劃處 城市規劃師 張玉儀女士

敬啟者：

就 貴處之檔案編號(5) in HADYLC&D 17-45/45/01/232 Pt14, (15) in HADYLC&D 17-45/45/01/315, (17) in HADYLC&D 17-45/45/01/315, (74) in HADYLC&D 17-45/45/13/03向本村提出收集意見，因受最近疫情及限聚令等原因影響，敝會於收到 貴處來信後，並未能於 貴處來信之收集意見限期前，進行任何聚眾之常規村務會議，以對 貴處之來信作出常規討論及意見收集。由於 貴處信件發出到意見收集之期限只有區區十數天，在沒有足夠時間準備下敝會只能以一般村務WHATSAPP群組等對 貴處之要求收集一些初步意見，雖收集到之意見因未能舉行常規會議作深入討論，但有發表意見之居民大多數都持反對及懷疑態度，其意見包括該些發展將對區內治安及交通流量等有極深遠影響。

由於 貴處以上各信件之限期將近，為避免 貴處誤以為敝村居民沒有任何意見需要表達，故此現特來信說明，敝會謹代表敝村居民反對以上各檔案編號之申請，反對之原因及詳情將於敝會成功舉行村務會議後收集整理好再來信加以說明。

最後敝會希望 貴處對收集居民意見一事能從善如流，順應民意，盡量避免出現諮詢時間不足之情況出現，以減低居民對 貴處之懷疑，如蒙傾聽不勝感激。

此致

元朗民政事務處

粉嶺、上水、元朗東規劃處

加州花園 偉仕居業主委員會主席

梁敏慧謹啟

4

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

參考編號

220621-115551-54487

Reference Number:

提交限期

21/06/2022

Deadline for submission:

提交日期及時間

21/06/2022 11:55:51

Date and time of submission:

有關的規劃申請編號

A/YL-MP/327

The application no. to which the comment relates:

「提意見人」姓名/名稱

加州豪園A期業主委員會

Name of person making this comment:

意見詳情

Details of the Comment :

本會為新界元朗和生圍加州豪園A期業主委員會，就有關Y-YL-MP/327之申請出強烈反對，謹請 貴會細閱我方下列反對意見：

1) 有關申請位置原先為「康樂」用途，是次建議違反當初的承諾，將對鄰近業主絕不公平及剝削現時業主的利益。另將「康樂」地帶改劃為「臨時社會福利設施」，與周邊環境格格不入，並增加出入人流，擔心影響鄰近居民的正常生活作息及鄰近治安。

2) 恐開先例，為濕地緩衝區帶來改變土地用途的隱患
隨著政府宣佈北部發展項目，鄰近地段的持份者陸續改變土地用途，近日接獲多個改變土地用途的諮詢，如Y-YL-NTM-5; Y/YL-MP/6; Y/YL-MP/8，分別為增加大量過渡性房屋，改變住宅用途或將康樂用地改為住宅等。由此可見，公眾和政府對米埔附近的發展是一定的關注度。但與以上項目不同的是，擬議的建築物接近米埔濕地，更為濕地緩衝區。再者，眾觀擬議建築物的附近區域，多以洋房/獨立屋/村屋為主，若改變「康樂」，恐會打開先例，為其他的濕地緩衝區帶來改變土地用途的隱患。

請 貴會不要盲目批准有關申請，而影響周邊的環境及鄰近居民的生活作息。

5

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

參考編號

Reference Number:

220621-142242-49516

提交限期

Deadline for submission:

21/06/2022

提交日期及時間

Date and time of submission:

21/06/2022 14:22:42

有關的規劃申請編號

The application no. to which the comment relates:

A/YL-MP/327

「提意見人」姓名/名稱

Name of person making this comment:

加州豪園B期業主委員會

意見詳情

Details of the Comment :

本會為新界元朗和生圍加州豪園B期業主委員會，就有關Y-YL-MP/327之申請出強烈反對，謹請 貴會細閱我方下列反對意見：

1) 有關申請位置原先為「康樂」用途，是次建議違反當初的承諾，將對鄰近業主絕不公平及剝削現時業主的利益。另將「康樂」地帶改劃為「臨時社會福利設施」，與周邊環境格格不入，並增加出入人流，擔心影響鄰近居民的正常生活作息及鄰近治安。

2) 恐開先例，為濕地緩衝區帶來改變土地用途的隱患
隨著政府宣佈北部發展項目，鄰近地段的持份者陸續改變土地用途，近日接獲多個改變土地用途的諮詢，如Y-YL-NTM-5; Y/YL-MP/6; Y/YL-MP/8，分別為增加大量過渡性房屋，改變住宅用途或將康樂用地改為住宅等。由此可見，公眾和政府對米埔附近的發展是一定的關注度。但與以上項目不同的是，擬議的建築物接近米埔濕地，更為濕地緩衝區。再者，眾觀擬議建築物的附近區域，多以洋房/獨立屋/村屋為主，若改變「康樂」，恐會打開先例，為其他的濕地緩衝區帶來改變土地用途的隱患。

請 貴會不要盲目批准有關申請，而影響周邊的環境及鄰近居民的生活作息。

☐ Urgent ☐ Return Receipt Requested ☐ Sign ☐ Encrypt ☐ Mark Subject Restricted ☐ Expand personal&publi



A/YL-MP/327 Mission Ark, First Floor, DD 104, Mai Po
19/06/2022 04:02

From:

To:

File Ref:

[REDACTED]
tpbpd <tpbpd@pland.gov.hk>

A/YL-MP/327

Mission Ark, First Floor, Lot 4620 in D.D. 104, Mai Po

Site area : 174 sq. m

Zoning : "Recreation"

Applied use : Drug Rehabilitation Centre

Dear TPB Members,

283 approved 19 July 2019. Revoked 19 July 2021 for failure to comply with fire regulations. There were also previous issue with conditions. However the operation has continued.

As the service provide is for persons who sometimes are in a fragile mental state, fire safety should be of great concern.

Members have a duty to raise questions, an auto roll over is not appropriate.

Mary Mulvihill

☐ Urgent ☐ Return Receipt Requested ☐ Sign ☐ Encrypt ☐ Mark Subject Restricted ☐ Expand personal&pub



Re: Public Consultation of Land-use Application and Excavation works
17/06/2022 15:48

From: Wong Tsz Long Vincent <tpbpd@pland.gov.hk>
To: "tpbpd@pland.gov.hk" <tpbpd@pland.gov.hk>
Cc: Yip Kwok Wai David <...>, Palm Springs Management Services Office <...ing@pland.gov.hk>
<ayycheung@pland.gov.hk>

File Ref:

Dear Secretariat of Town Planning Board,

Please refer to the below Reference No. and the Application No. for your easy reference.

1. Ref No. (74) in HAD YL C&D 17-45/45/13/03 (Application No. A/YL-MP/327)
2. Ref. No. (34) in HAD YL C&D 17-45/45/03/450 (Application No. A/YL-MP/328)
3. Ref No. (5) in HAD YL C&D 17-45/45/01/232 Pt.14 (Application No. Y/YL-MP/6)
4. Ref No. (15) in HAD YL C&D 17-45/45/01/315 (Application No. Y/YL-MP/7)
5. Ref No. (17) in HAD YL C&D 17-45/45/01/315 (Application No. Y/YL-MP/8)

We are writing on behalf of the Owners' Committee of Monterey, Palm Springs. We have received the above letters regarding land-use application and Excavation works. We still have not agreed the above proposed works and landuse application.

We would submit the written reply to the Town Planning Board for further opinions and comments regarding the proposed works and landuse application.

Thanks and Regards,
Vincent Wong

Senior Property Officer
Palm Springs Management Services Office

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