

RNTPC Paper No. A/YL-ST/603A
For Consideration by
the Rural and New Town
Planning Committee
on 18.3.2022

APPLICATION FOR PERMISSION
UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE

APPLICATION NO. A/YL-ST/603
(for 2nd Deferment)

<u>Applicant</u>	: China Telecom Global Limited
<u>Site</u>	: Government Land in D.D. 96 & D.D. 99, Lok Ma Chau Road, San Tin, Yuen Long
<u>Site Area</u>	: About 695 m ²
<u>Lease</u>	: Government Land (GL)
<u>Plan</u>	: Approved San Tin Outline Zoning Plan (OZP) No. S/YL-ST/8
<u>Zoning</u>	: “Conservation Area” (“CA”), “Government, Institution or Community” (“G/IC”), “Green Belt (“GB”) and “Undetermined (“U”)
<u>Application</u>	: Proposed Public Utility Installation (Telecom Ducting Laying) and Associated Filling and Excavation of Land

1. Background

- 1.1 On 9.11.2021, the applicant submitted the current application to seek planning permission for proposed public utility installation (telecom ducting laying) and associated filling and excavation of land at the subject site (**Plan A-1**).
- 1.2 On 24.12.2021, the Rural and New Town Planning Committee (the Committee) of the Town Planning Board (the Board) agreed to defer a decision on the application for two months, as requested by the applicant, to allow time for preparation of further information to address departmental comments.

2. Request for Deferment

On 24.2.2022, the applicant wrote to the Secretary of the Town Planning Board (the Board) and requested the Board to defer making a decision on the application for two months so as to allow time for preparation of further information to address departmental comments (**Appendix I**).

3. Planning Department's Views

- 3.1 The Planning Department has no objection to the request for second deferment as the justification for deferment meets the criteria for deferment as set out in the Town Planning Board Guidelines on Deferment of Decision on Representations, Comments, Further Representations and Applications made under the Town Planning Ordinance (TPB PG-No. 33A) in that the applicant needs more time to prepare further information to address departmental comments.
- 3.2 Should the Committee agree to defer a decision on the application, the application will be submitted to the Committee for consideration within two months upon receipt of further information from the applicant. If the further information submitted by the applicant is not substantial and could be processed within a shorter time, the application could be submitted to an earlier meeting for the Committee's consideration. The applicant should be advised that the Committee has allowed two months for preparation of submission of further information. The second deferment should be the last deferment and no further deferment would be granted unless under very special circumstances and supported with strong justifications.

4. Decision Sought

The Committee is invited to consider whether or not to accede to the applicant's request for deferment. If the request is not acceded to, the application will be submitted for the Committee's consideration at the next meeting.

5. Attachments

Appendix I
Plan A-1

Email dated 24.2.2022 from the applicant
Location Plan

PLANNING DEPARTMENT
MARCH 2022