

**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 Regulated Areas, or Renewal of Permission for such Temporary Use or Development*

適用於祇涉及位於鄉郊地區或受規管地區土地上及/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.tpb.gov.hk/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.tpb.gov.hk/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

For Official Use Only 請勿填寫此欄	Application No. 申請編號	
	Date Received 收到日期	

- 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.tpb.gov.hk/>. 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.tpb.gov.hk/>), 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
曾善東 (Mr. 先生)

2. Name of Authorised Agent (if applicable) 獲授權代理人姓名/名稱 (如適用)
海願規劃發展公司 (Company 公司)

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)	新界元朗大棠第 118 約地段第 1207 號餘段(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	<input checked="" type="checkbox"/> Site area 地盤面積 307 sq.m 平方米 <input checked="" type="checkbox"/> About 約 <input checked="" type="checkbox"/> Gross floor area 總樓面面積 420 sq.m 平方米 <input checked="" type="checkbox"/> About 約
(c) Area of Government land included (if any) 所包括的政府土地面積 (倘有) sq.m 平方米 <input type="checkbox"/> About 約

<p>(d) Name and number of the related statutory plan(s) 有關法定圖則的名稱及編號</p>	<p>大棠分區計劃大綱核准圖編號 S/YL-TT/20</p>
<p>(e) Land use zone(s) involved 涉及的土地用途地帶</p>	<p>「露天貯物」及「其他指定用途」註明「鄉郊用途」</p>
<p>(f) Current use(s) 現時用途</p>	<p>空置</p> <p>(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)</p>
<p>(g) Additional Information (if applicable) 附加資料（如適用）</p>	

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

The applicant 申請人 –

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

5. Statement on Owner's Consent/Notification**就土地擁有人的同意/通知土地擁有人的陳述**

- (a) According to the record(s) of the Land Registry as at (DD/MM/YYYY), this application involves a total of “current land owner(s)”[#].

根據土地註冊處截至 (日/月/年) 的記錄，這宗申請共牽涉 名「現行土地擁有人」[#]。

- (b) The applicant 申請人 –

- ☐ has obtained consent(s) of “current land owner(s)”[#].

已取得 名「現行土地擁有人」[#]的同意。

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

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

- ☐ has notified “current land owner(s)”[#]

已通知 名「現行土地擁有人」[#]。

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

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

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

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

- ☐ sent request for consent to the “current land owner(s)”[#] on _____ (DD/MM/YYYY)
於 _____ (日/月/年)向每一名「現行土地擁有人」[#]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 or Regulated Areas

位於鄉郊地區或受規管地區土地上及/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 or Regulated Areas, please proceed to Part (B))

(如屬位於鄉郊地區或受規管地區臨時用途/發展的規劃許可續期，請填寫(B)部分)

<p>(a) Proposed use(s)/development 擬議用途/發展</p>	<p>臨時貨倉（危險品倉庫除外）</p> <p>(Please illustrate the details of the proposal on a layout plan) (請用平面圖說明擬議詳情)</p>
<p>(b) Effective period of permission applied for 申請的許可有效期</p>	<p><input checked="" type="checkbox"/> year(s) 年 3</p> <p><input type="checkbox"/> month(s) 個月 </p>

(c) <u>Development Schedule</u> 發展細節表		
Proposed uncovered land area 擬議露天土地面積	97	sq.m <input checked="" type="checkbox"/> About 約
Proposed covered land area 擬議有上蓋土地面積	210	sq.m <input checked="" type="checkbox"/> About 約
Proposed number of buildings/structures 擬議建築物／構築物數目	2	
Proposed domestic floor area 擬議住用樓面面積		sq.m <input type="checkbox"/> About 約
Proposed non-domestic floor area 擬議非住用樓面面積	420	sq.m <input checked="" type="checkbox"/> About 約
Proposed gross floor area 擬議總樓面面積	420	sq.m <input checked="" type="checkbox"/> About 約
<p>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)</p> <p>詳情可參考附頁</p>		
<p>Proposed number of car parking spaces by types 不同種類停車位的擬議數目</p> <p>Private Car Parking Spaces 私家車車位 2</p> <p>Motorcycle Parking Spaces 電單車車位</p> <p>Light Goods Vehicle Parking Spaces 輕型貨車泊車位</p> <p>Medium Goods Vehicle Parking Spaces 中型貨車泊車位</p> <p>Heavy Goods Vehicle Parking Spaces 重型貨車泊車位</p> <p>Others (Please Specify) 其他 (請列明)</p>		
<p>Proposed number of loading/unloading spaces 上落客貨車位的擬議數目</p> <p>Taxi Spaces 的士車位</p> <p>Coach Spaces 旅遊巴車位</p> <p>Light Goods Vehicle Spaces 輕型貨車車位</p> <p>Medium Goods Vehicle Spaces 中型貨車車位</p> <p>Heavy Goods Vehicle Spaces 重型貨車車位</p> <p>Others (Please Specify) 其他 (請列明)</p>		
<p>Proposed operating hours 擬議營運時間</p> <p>星期一至星期六，早上九時至晚上六時，星期日及公眾假期休息</p>		
<p>(d) Any vehicular access to the site/subject building?</p> <p>是否有車路通往地盤／有關建築物？</p>	<p>Yes 是</p> <p>No 否</p>	<p><input checked="" type="checkbox"/> There is an existing access. (please indicate the street name, where appropriate)</p> <p>有一條現有車路。(請註明車路名稱(如適用))</p> <p>可經由大樹下西路到達申請地點</p> <p><input type="checkbox"/> There is a proposed access. (please illustrate on plan and specify the width)</p> <p>有一條擬議車路。(請在圖則顯示，並註明車路的闊度)</p> <p><input type="checkbox"/></p>

[illegible]

	<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>
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(B) Renewal of Permission for Temporary Use or Development in Rural Areas or Regulated Areas 位於鄉郊地區或受規管地區臨時用途/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	

<p>(e) Approval conditions 附帶條件</p>	<div data-bbox="568 159 1414 510"> <input type="checkbox"/> The permission does not have any approval condition 許可並沒有任何附帶條件 <input type="checkbox"/> Applicant has complied with all the approval conditions 申請人已履行全部附帶條件 <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： <div data-bbox="647 506 1050 510" style="border-bottom: 1px solid black; height: 1.2em; margin-top: 5px;"></div> </div> <div data-bbox="647 822 979 898"> <p>Reason(s) for non-compliance: 仍未履行的原因：</p> <div data-bbox="647 938 1050 943" style="border-bottom: 1px solid black; height: 1.2em; margin-top: 5px;"></div> </div> <div data-bbox="647 981 1295 1057"> <p>(Please use separate sheets if the space above is insufficient) (如以上空間不足，請另頁說明)</p> </div>
<p>(f) Renewal period sought 要求的續期期間</p>	<div data-bbox="628 1319 1158 1357"> <input type="checkbox"/> year(s) 年 </div> <div data-bbox="628 1413 1158 1451"> <input type="checkbox"/> month(s) 個月 </div>

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）。

可參閱附頁申請理由

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

Signed with recognised
e-signature
Signer: HUI HANG YU

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

文員.....

Name
姓名

Position (if applicable)
職位 (如適用)

Professional Qualification(s) ☐ Member 會員 / ☐ Fellow of 資深會員
專業資格

☐ HKIP 香港規劃師學會 / ☐ HKIA 香港建築師學會 /

☐ HKIS 香港測量師學會 / ☐ HKIE 香港工程師學會 /

☐ HKILA 香港園境師學會 / ☐ HKIUD 香港城市設計學會 /

☐ RPP 註冊專業規劃師

Others 其他

On behalf of 代表

海願規劃發展公司.....

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

- 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：
 - 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
 - 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。
- 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。
- 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 also 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		新界元朗大棠第 118 約地段第 1207 號餘段(部分)	
Site area 地盤面積		307 sq. m 平方米 <input checked="" type="checkbox"/> About 約 (includes Government land of 包括政府土地 sq. m 平方米 <input type="checkbox"/> About 約)	
Plan 圖則		大棠分區計劃大綱核准圖編號 S/YL-TT/20	
Zoning 地帶		「露天貯物」及「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 or Regulated Areas for a Period of 位於鄉郊地區或受規管地區的臨時用途/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 or Regulated Areas for a Period of 位於鄉郊地區或受規管地區臨時用途/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		臨時貨倉（危險品倉庫除外）	
(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	420 <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 blocks 幢數	Domestic 住用	
	Non-domestic 非住用	2
(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	8.23 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 <u>2</u> Private Car Parking Spaces 私家車車位 <u>2</u> 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) _____ _____	
	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 中型貨車位 _____ Heavy Goods Vehicle Spaces 重型貨車車位 _____ Others (Please Specify) 其他 (請列明) _____ _____	

Submitted Plans, Drawings and Documents 提交的圖則、繪圖及文件		
	<u>Chinese</u> 中文	<u>English</u> 英文
<u>Plans and Drawings 圖則及繪圖</u>		
Master layout plan(s)/Layout plan(s) 總綱發展藍圖／布局設計圖	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Block plan(s) 樓宇位置圖	<input type="checkbox"/>	<input type="checkbox"/>
Floor plan(s) 樓宇平面圖	<input type="checkbox"/>	<input type="checkbox"/>
Sectional plan(s) 截視圖	<input type="checkbox"/>	<input type="checkbox"/>
Elevation(s) 立視圖	<input type="checkbox"/>	<input type="checkbox"/>
Photomontage(s) showing the proposed development 顯示擬議發展的合成照片	<input type="checkbox"/>	<input type="checkbox"/>
Master landscape plan(s)/Landscape plan(s) 園境設計總圖／園境設計圖	<input type="checkbox"/>	<input type="checkbox"/>
Others (please specify) 其他（請註明）		
場地大綱圖、場地位置圖、消防裝置建議、渠務建議計劃圖	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
<u>Reports 報告書</u>		
Planning Statement/Justifications 規劃綱領/理據	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Environmental assessment (noise, air and/or water pollutions) 環境評估（噪音、空氣及／或水的污染）	<input type="checkbox"/>	<input type="checkbox"/>
Traffic impact assessment (on vehicles) 就車輛的交通影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Traffic impact assessment (on pedestrians) 就行人的交通影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Visual impact assessment 視覺影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Landscape impact assessment 景觀影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Tree Survey 樹木調查	<input type="checkbox"/>	<input type="checkbox"/>
Geotechnical impact assessment 土力影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Drainage impact assessment 排水影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Sewerage impact assessment 排污影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Risk Assessment 風險評估	<input type="checkbox"/>	<input type="checkbox"/>
Air Ventilation Assessment 空氣流通評估	<input type="checkbox"/>	<input type="checkbox"/>
Management Plan 管理計劃	<input type="checkbox"/>	<input type="checkbox"/>
Social Impact Assessment 社會影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Heritage Impact Assessment	<input type="checkbox"/>	<input type="checkbox"/>
Ecological Impact Assessment 生態影響評估	<input type="checkbox"/>	<input type="checkbox"/>
Conservation Management Plan 保育管理計劃	<input type="checkbox"/>	<input type="checkbox"/>
Others (please specify) 其他（請註明）	<input type="checkbox"/>	<input type="checkbox"/>

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。

申請理由

申請地點位於新界元朗大棠第118約地段第1207號餘段(部分)，總面積約 307 平方米，不涉及政府土地，總樓面面積為 420 平方米。由曾善東先生提出申請，作為期三年的擬議臨時貨倉（危險品倉庫除外）。申請地點位於大棠分區計劃大綱核准圖編號 S/YL-TT/20 的「露天貯物」地帶及「其他指定用途」註明「鄉郊用途」地帶。申請地點共涉及一幅私人，申請地點地型不規則，地勢平坦。場地共有 2 個由金屬搭建的上蓋物，詳情如下：

構築物序號	上蓋面積 (平方米)	樓面面積 (平方米)	高度 (米)	層數	建築物料	用途
構築物1	110	220	8.23	2	金屬搭建	貨倉、洗手間及辦公室
構築物2	100	200	8.23	2	金屬搭建	貨倉及辦公室

在營運性質方面，貨倉主要存放建築材料，包括：磚石、水泥製品、磚瓦、玻璃等。申請地點開放時間，為星期一至星期六，早上九時至晚上六時，星期日及公眾假期休息。必要運輸工作，會安排在日間非繁忙時間進行，晚上不會進行任何運輸工作。

由於場地早年已發展作商店及服務行業，已進行地基平整，基本設施齊備，無須進行任何斬樹、填池、鑽土及隔斷水源等損害環境的開闢工作。地面鋪築成硬地表，容易去水。申請地點內不會存放易燃物品，從事工作整齊而簡單，容易還完，能與周圍環境配合。發展項目不含有害廢料或污染物，不會發出氣味，對生態及環境不會帶來任何負面影響。

申請地點會委託專業管理公司負責管理，按時派員工收集和清理垃圾、噴灑防蚊藥水，確保環境衛生及美觀。相信申請地點發展後，亦能繼續與社區保持和諧。在完善管理下，可避免土地荒廢或被人胡亂傾倒泥頭或廢物，減少細菌及蚊蟲滋生的可能，對規劃及地方環境均帶有好處及產生正面作用。申請人會遵從環保署署長最新發出的《處理臨時用途及露天貯存用地的環境問題作業指引》，盡量減低可能對附近易受影響地方所造成的環境影響。

按規劃署記錄，申請地點四周有類似案件獲通過。

- 檔案編號：A/YL-TT/619，臨時露天貯物及倉庫（為期3年），於 05/04/2024 在有條件下批給臨時性質的許可；
- 檔案編號：A/YL-TT/615，臨時露天貯物及倉庫（為期3年），於 05/04/2024 在有條件下批給臨時性質的許可；

場地位於元朗區大樹下西路沿線，出入口（閘門）設於場地北邊，出入口位置寬敞明確，闊度約 6 米，可供消防車之類的緊急車輛進入，可透過大樹下西路貫通新界道路網絡，方便往來各處。行車通道平坦寬廣且沒有彎位，可供駕駛者安全使用。同時，申請地點內有車輛迴旋圈，有足夠空間供車輛轉動，並預留了部分場地範圍作緩衝空間。車輛會於場內掉頭，任何時間均不會有車輛在公共道路排隊等候，申請人會嚴格規定，所有車輛任何時間均不許以倒車方式進出公共道路，不會對週邊地區的交通構成不良影響。



申請地點設有 2 個私家車泊車位，以便員工上下班及運送貨品。由於儲存貨物涉及貴重物品，基於保安考慮，申請地點不歡迎閒雜車輛進入，故不會出現排隊輪候或阻塞公共道路的情況。此外，申請地點有足夠空間供車輛迴轉，可避免車輛以倒車方式進出場地。在良好的管理下，不會出現任何交通問題，不會對廈村及附近交通構成壓力。

總括而言，車輛流量極為穩定。除標題發展所涉及的交通活動外，不會有其他運輸工作。由於進出申請地點的車輛數目極為穩定，故此車輛流量都可在預計之內。以下是申請地點的交通流量預算，詳細如下：

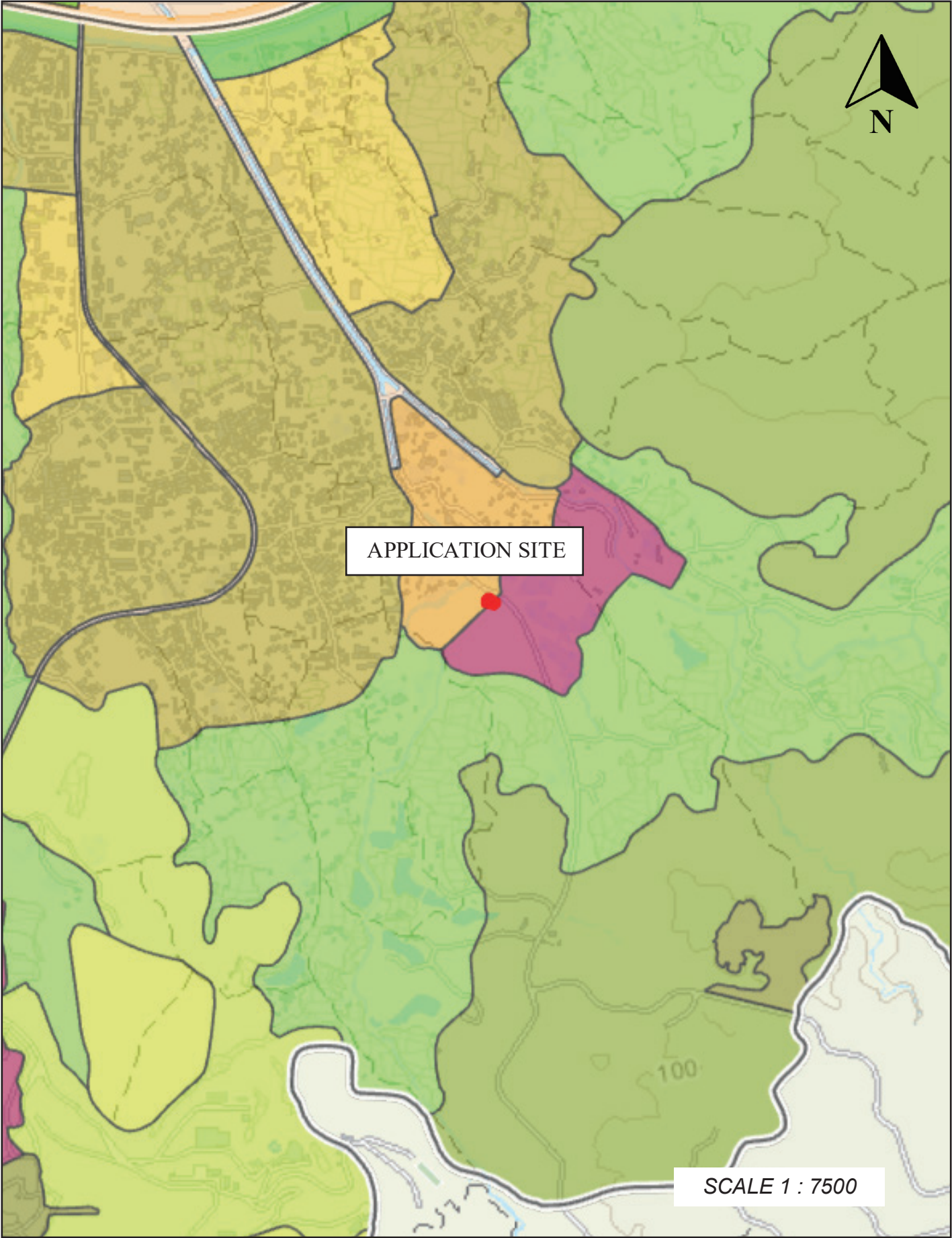
	星期一至六		
	私家車		
	入	出	每小時車輛出入次數
09:00 - 10:00	2	0	2

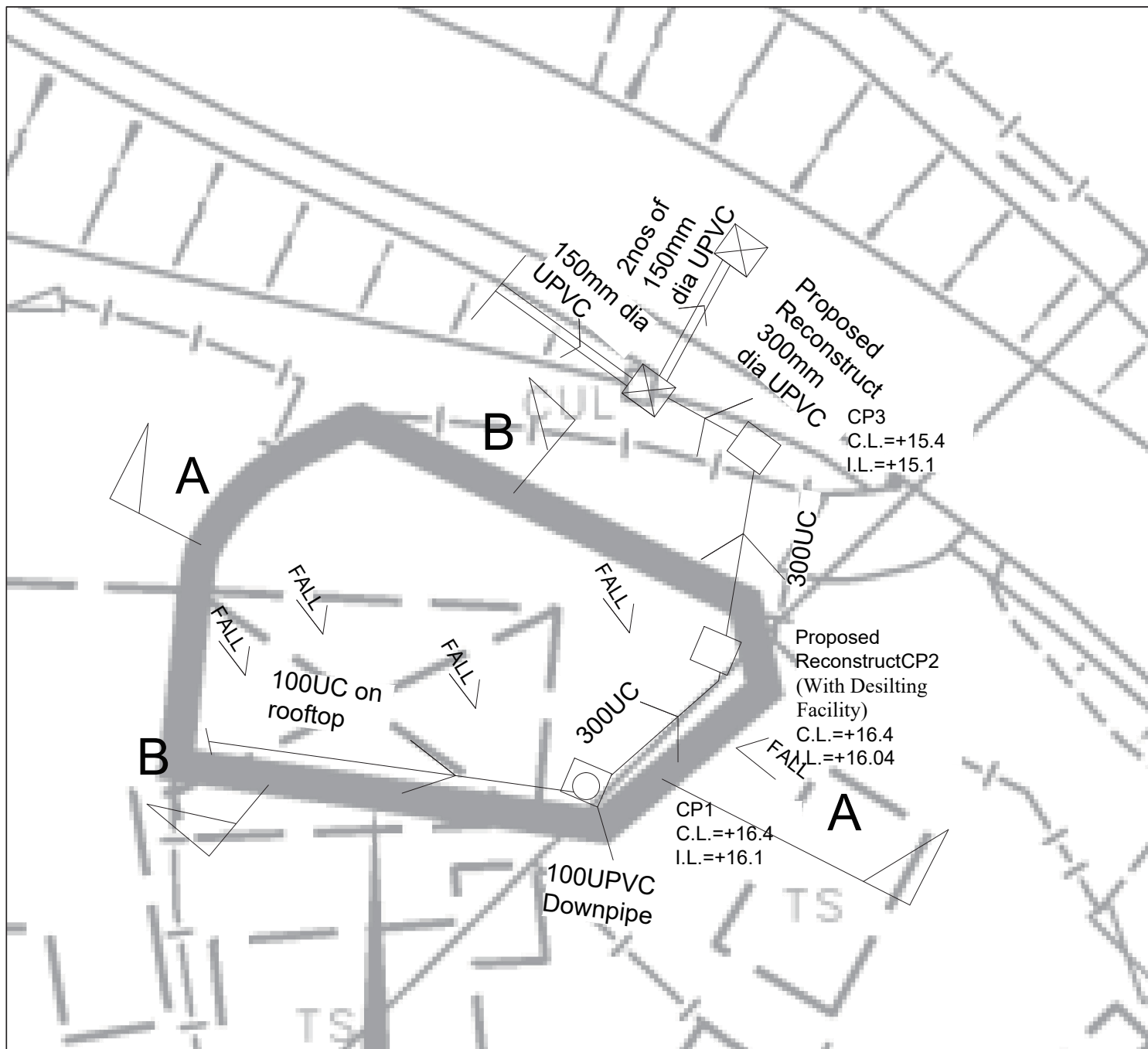
10:00 - 11:00	0	2	2
11:00 - 12:00	2	0	2
12:00 - 13:00	0	0	0
13:00 - 14:00	0	0	0
14:00 - 15:00	0	2	2
15:00 - 16:00	2	0	2
16:00 - 17:00	0	0	0
17:00 - 18:00	0	2	2
<p>以上數字為預算車輛進出場地記錄， 假設當天附近地區沒有交通事故，進出場地車輛數量正常。</p>			

申請地點發展性質為靜態，不會對環境產生噪聲干擾社區。貨物裝卸所產生的音量非常少。另外，此交通流量不會產生交通噪音，對周邊道路網絡沒有不利影響。沒有車輛及工業活動在申請場地內進行，故預計沒有污水和粉塵排放。申請地點內不會存放易燃物品、不存在任何永久建築、不許標題以外的車輛使用，不會進行傾銷、維修、噴油、清洗、拆卸及汽車清潔等可能造成污染的工作。發展項目不會發出氣味，對生態及環境不會帶來任何負面影響。





此申請能有意義及靈活地善用地點資源，於提交申請前，申請人已廣泛向地區人士徵詢意見，區內人士對擬議發展並無反對意見。申請人承諾會以友善的態度，積極與各政府部門溝通，遵從各方面守則並努力進行多樣紓緩環境影響工程，務求令場地獲得發展後仍不會對周圍環境帶來顯著影響。此乃屬過渡性質，發展項目簡單，容易還原，不存在任何永久建築，與未來規劃方向沒有抵觸，不會影響土地永久用途。倘若政府有意發展申請地點，申請人願意配合，只希望在發展計劃動工前作其他發展。倘若政府工程展開，此申請亦會告一段落。敬希城規會能接受這份合乎情理的申請，並予以批准。

場地大綱圖





LEGEND

-  As-built Catchpit
-  As-built UC (1:100)
-  Existing Catchpit
-  Existing UC

Proposed Site
in DD118
Lot1207

+16.4

SECTION A-A

Existing
300UC

+17.4

Proposed Site
in DD118
Lot1207

+16.4

SECTION B-B

Existing
100UC

EXISTING
TEMPORARY
STRUCTURE
(HAVE THEIR
OWN DRAINAGE
FACILITY
SYSTEM)

Note:

1. CP2 with desilting facility shall follow CEDD's standard drawing C2406I.

2. The invert level of the connection point shall be verified on site prior the commencement of works.

恆協工程有限公司

HANDSHIP ENGINEERING COMPANY LIMITED

Project:

Lot 1207 RP (Part) in D.D. 118, Tai Tong, Yuen Long, New Territories

Title:

Drainage Plan

DD118-D01

Drawn by:

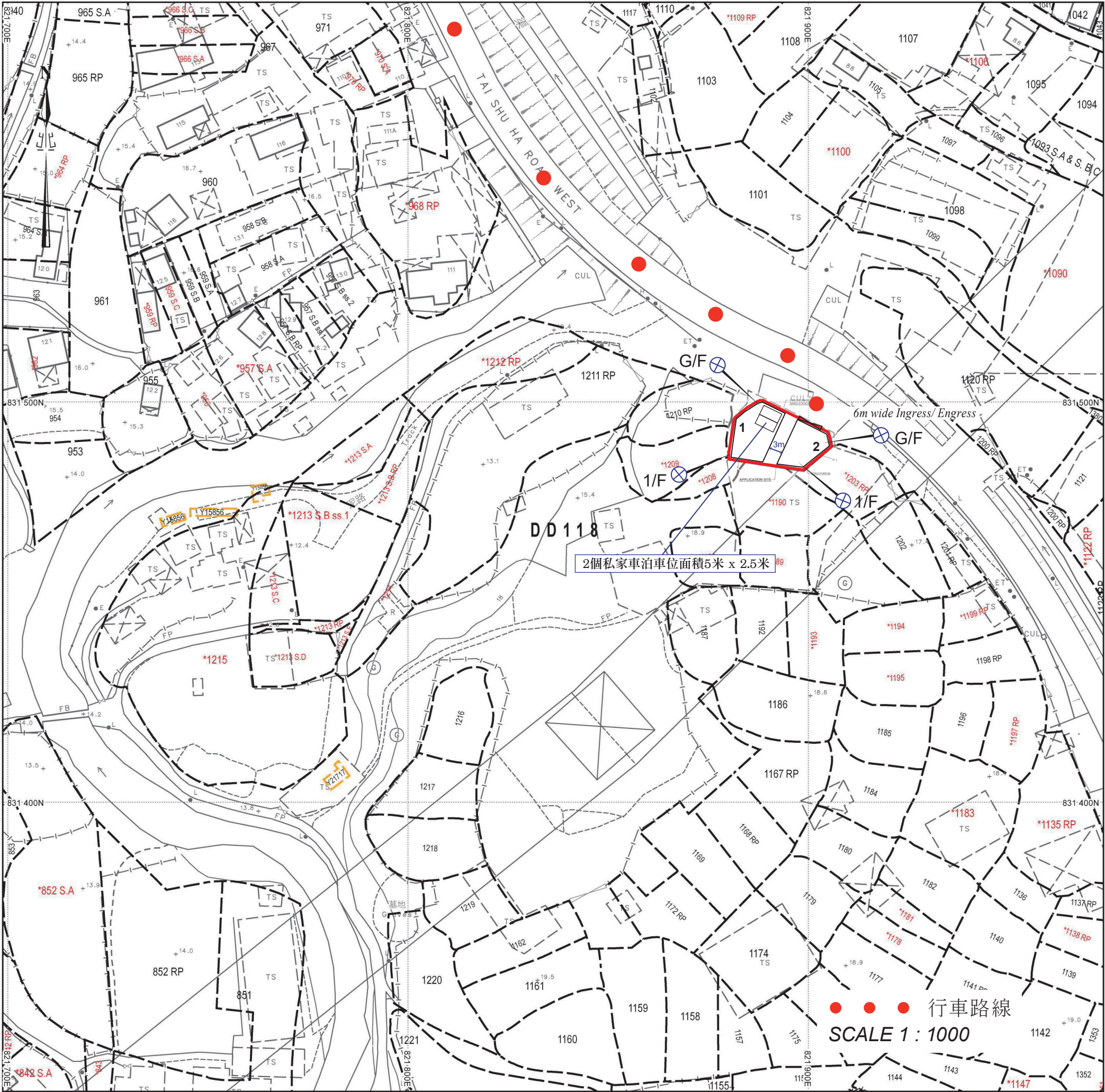
DM

Date:

Check by:

DM

Scale:



消防裝置建議

⊗ 四公斤乾粉滅火筒
申請場地有2個構築物，主要存放水泥及磚瓦建材。場地不會存放易燃物品，兩個構築物之間有3米距離。基於以上條件，申請人建議在場地共安裝4支四公斤乾粉滅火筒，分別位於每層構築物內。

構築物(1)
用途：貨倉、洗手間及辦公室
建築物料：以金屬搭建
高度：約8.23米
層數：2層
面積：約110平方米
總樓面面積：約220平方米

構築物(2)
用途：貨倉及辦公室
建築物料：以金屬搭建
高度：約8.23米
層數：2層
面積：約100平方米
總樓面面積：約200平方米

寄件者: 陳灝然 <[REDACTED]>
寄件日期: 2024年07月29日星期一 15:08
收件者: tpbpd/PLAND
副本: Bosco Tak Ko YUNG/PLAND
主旨: A/YL-TT/668補充資料

類別: Internet Email

敬啟者

有關上述檔案，此電郵取代今日 12:17 分發出的電郵。

申請場地共約 307 平方米，「露天貯物」佔申請場地約 37%，即約 113.59 平方米；「其他指定用途」註明「鄉郊用途」佔申請場地約 63%，即約 193.41 平方米。

寄件者: 陳灝然 <[REDACTED]>
寄件日期: 2024年08月29日星期四 12:51
收件者: tpbpd/PLAND
副本: Bosco Tak Ko YUNG/PLAND
主旨: A/YL-TT/668補充資料
附件: 消防裝置建議.pdf

敬啟者

就上述檔案現提交補充資料。

消防處

附件為消防建議。

規劃署

有關同一申請地點，早前有兩個規劃申請沒能完成附帶條件，包括：A/YL-TT/537 及 A/YL-TT/466。這是因為這幾年受疫情影響，經濟不景，影響商店生意，收入大幅減少，商店租客也轉了好幾手，種種原因令場地沒有充裕資金完成附帶條件。

是次規劃申請已改變用途，申請人現時亦有足夠的資金完成附帶條件，因此申請人承諾會按部門要求，盡力完成所有附帶條件。

消防裝置建議

⊗ 四公斤乾粉滅火筒

申請場地有2個構築物，主要存放水泥及磚瓦建材。場地不會存放易燃物品，兩個構築物之間有3米距離。基於以上條件，申請人建議在場地共安裝4支四公斤乾粉滅火筒，分別位於每層構築物內。

構築物(1)

用途：貨倉、洗手間及

建築物：以金屬搭建

高度：約8.23米

層數：2層

面積：約110平方米

總樓面面積：約220平方米

構築物(2)

用途：貨倉及辦公室

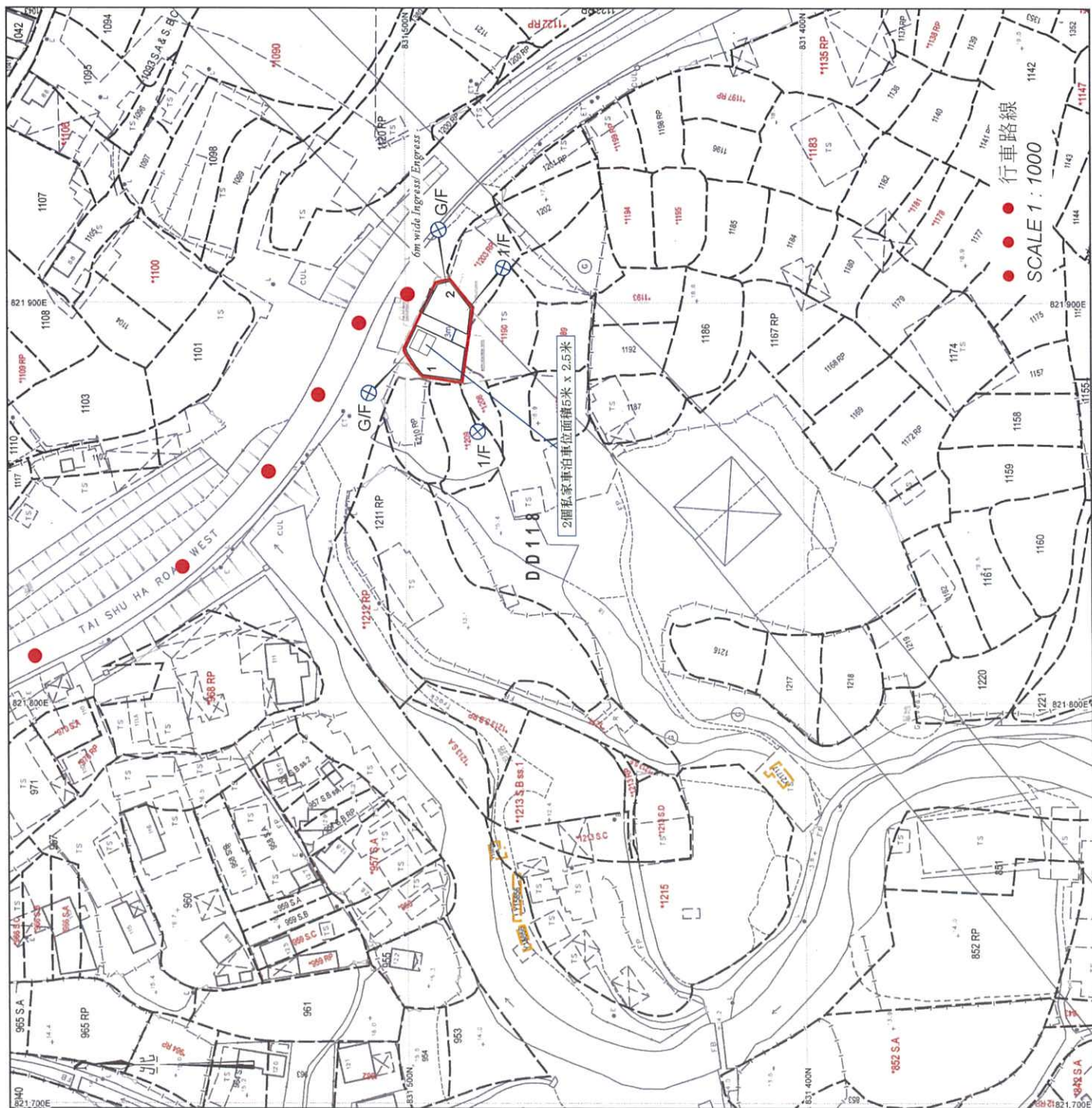
建築物：以金屬搭建

高度：約8.23米

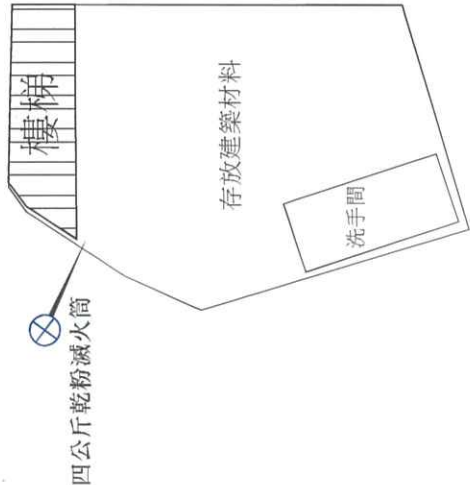
層數：2層

面積：約100平方米

總樓面面積：約200平方米



構築物1 - 平面圖及其滅火筒位置

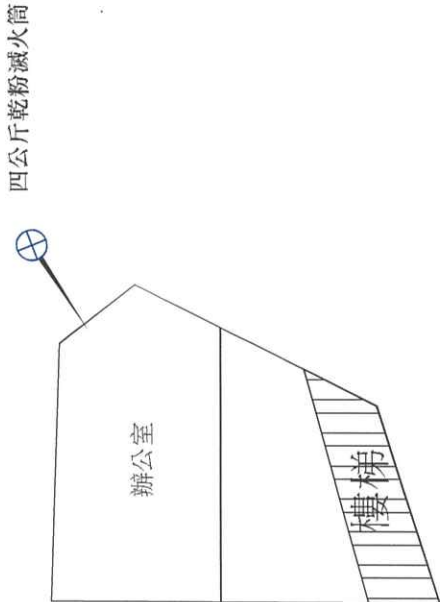


G/F

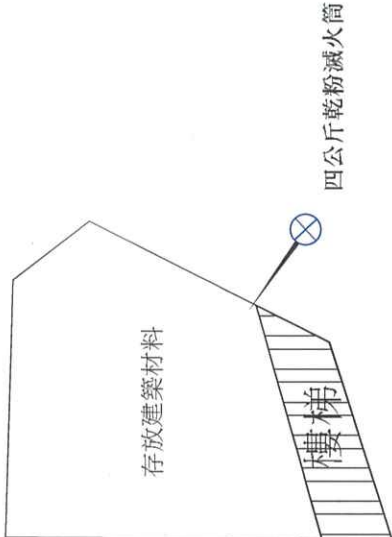


1/F

構築物2 - 平面圖及其滅火筒位置

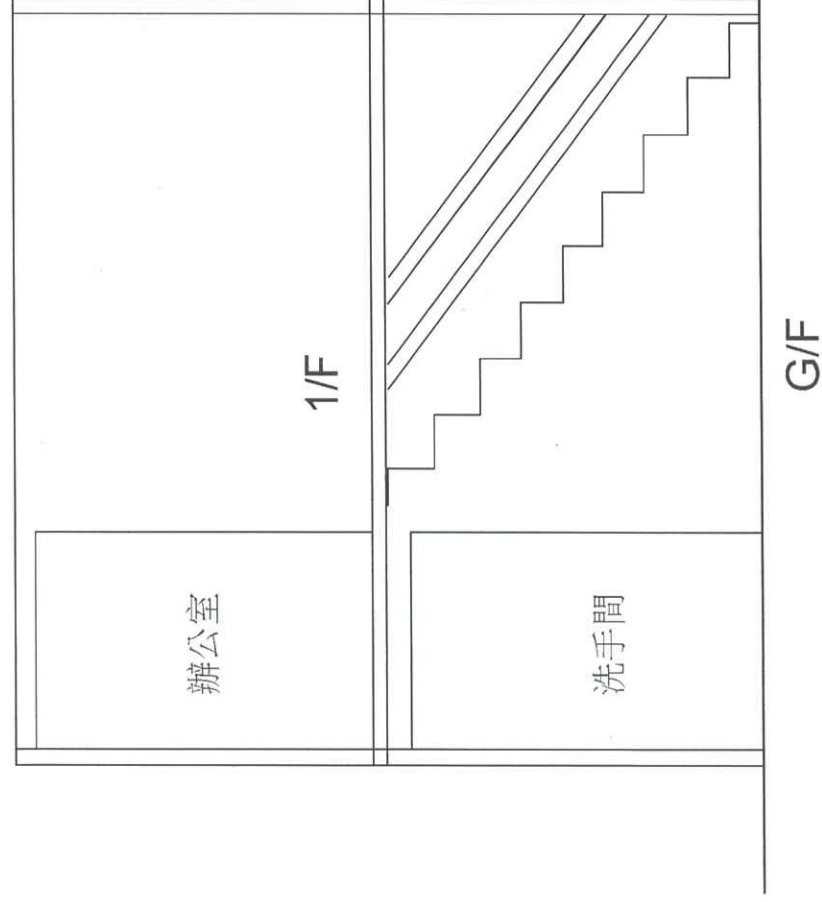


G/F

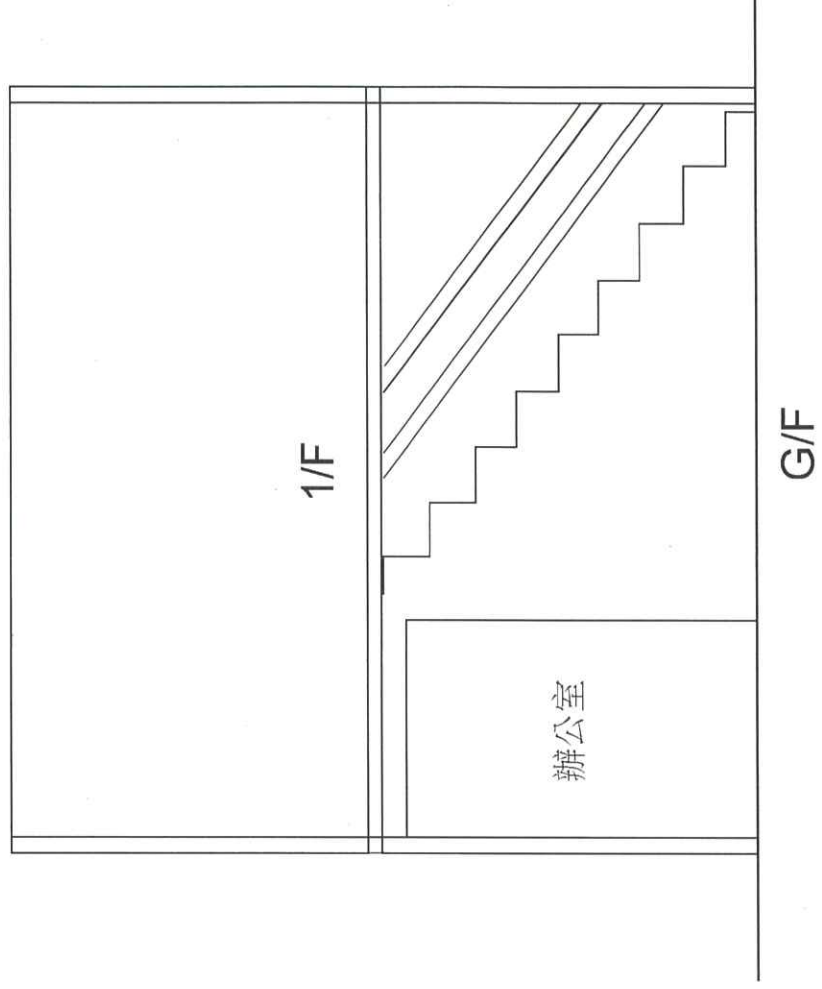


1/F

構築物1 - 剖面圖



構築物2 - 剖面圖



**Relevant Extracts of the Town Planning Board Guidelines for
Designation of “Other Specified Uses” Annotated “Rural Use” (“OU(RU)”) Zone and
Application for Development within “OU(RU)” Zone under Section 16 of the
Town Planning Ordinance
(TPB PG-No. 38)**

Main Planning Criteria for Assessing Planning Applications

1. Application for development within “OU(RU)” zone would need to demonstrate that the proposed development is in line with the planning intention of the zone and will not adversely affect the rural environment, the conservation of the rural landscape and the maintenance of the rural character of the area and its surroundings and will not overstrain the capacity of existing and planned infrastructure such as transport, drainage, sewerage and water supply in the area. Each development proposal will be assessed on its individual merits, with particular reference to its sustainability in ecological, environmental and infrastructural terms.
2. The following are criteria for assessing planning application in “OU(RU)” zone.

Development Intensity

- (a) The scale, intensity and built form of the proposed development should be compatible with the existing uses in the vicinity of the site, the general setting of the surrounding areas and the rural landscape and rural character, and should not adversely affect natural landscape.

Location and Land Use Compatibility

- (b) Any proposed developments expected to generate substantial traffic or rely on other supporting Government, institution or community (GIC) facilities in the vicinity, such as residential use, should generally be located in areas close to the new towns or major roads to take advantage of the existing/planned infrastructure in these areas.

Landscape and Overall Project Design

- (c) The design and layout of any proposed development should be compatible and should blend in well with the surrounding areas, and the rural landscape and rural character. The proposed development should not involve extensive site formation and extensive clearance of existing natural vegetation. It should not cause adverse landscape or visual impact on the surrounding areas.

Ecology

- (d) If a proposed development encroaches onto the boundary of, or is located in the vicinity of sites/areas which may have ecological value worthy of conservation or preservation, prior consultation with the Agriculture, Fisheries and Conservation Department should be made.

Cultural Heritage

- (e) The Antiquities and Monuments Office should be consulted if a proposed development encroaches onto the boundary of, or is located in the vicinity of sites/areas having possible archaeological/ historical interests worthy of conservation or preservation.

Environment

- (f) The proposed development should not cause unacceptable environmental impacts and should not be susceptible to adverse environmental effects from pollution sources unless adequate mitigating measures are provided.

Transport

- (g) Notwithstanding the locational consideration set out in paragraph (b) above, Traffic Impact Assessment (TIA) may be required to be carried out to demonstrate that traffic volume generated, particularly those from recreational or tourism uses, does not exceed the capacity of the local road network, or that proposed mitigation measures such as junction improvements are practical and effective. If recreational or tourism uses are proposed, impact assessment should be carried out for vehicular traffic and pedestrian flow on local road network during weekends and public holidays. Adequate parking and loading/unloading facilities should be provided within the development to meet the traffic demands during peak hours. Advice from the Transport Department should be sought regarding the traffic implications of the proposed development.

Drainage

- (h) Application for planning permission for development should demonstrate that the proposed development would not cause adverse drainage impact on the upstream, adjacent and downstream areas. In particular, for development within flood-prone areas or causing unacceptable increase in the risk of flooding in areas upstream of, adjacent to or downstream of the development, planning applications should include a drainage impact assessment (DIA) and include necessary flood mitigation measures where appropriate to demonstrate that the proposed development would not adversely affect drainage or aggravate flooding in the area.

Sewerage

- (i) Waste water should be properly collected and disposed of by connecting to public sewers leading to Government treatment plants. However, many areas of the rural New Territories are not served by public foul sewers. In these circumstances, an applicant may need to provide his own sewage treatment facilities to treat the sewage to acceptable standards for direct discharge into the receiving waters. Alternatively, an applicant may construct new sewer connecting his proposed development with Government sewerage facilities subject to the agreement by Environmental Protection Department and in consultation with Drainage Services Department regarding the connection point.

Water Supply

- (j) Water Supplies Department (WSD) should be consulted on whether water supply will be available in close proximity to the development sites. If necessary, the applicant may be requested to extend his private water mains to the nearest Government water

mains for connection and to sort out the land matters associated with the main laying in private lots. For developments within the rural areas close to the water gathering ground or within the water gathering ground, WSD should be consulted on the potential impacts of the proposed developments on the water gathering grounds.

Provision of “Government, Institution or Community” Facilities

- (k) The projected demand for GIC facilities and open space arising from the proposed development should generally be met by the existing/planned provision in the district. Depending on the planning circumstances, the applicant may need to propose measures to address the shortfall in order to avoid overstraining the provision of GIC, open space and recreational facilities within the same district. For details of the provision of such facilities in the district, advice from Planning Department may be sought.

Planning Gain

- (l) The applicant will be required to demonstrate that the proposed development will not adversely affect the local community and, if applicable, demonstrate that it will bring planning gain to the community.

Previous Applications Covering the Site

Approved Applications

	<u>Application No.</u>	<u>Proposed Use(s) / Development(s)</u>	<u>Date of Consideration (RNTPC)</u>
1	A/YL-TT/466	Proposed Temporary Shop and Services (Motor-vehicle Showroom) with Ancillary Office for a Period of 3 Years	31.5.2019 [Revoked on 30.10.2021]
2	A/YL-TT/537	Temporary Shop and Services for a Period of 3 Years	28.1.2022 [Revoked on 28.7.2023]

**Similar Applications within the Subject “Other Specified Uses” Annotated “Rural Use” Zone
on the Tai Tong Outline Zoning Plan in the Past Five Years**

Approved Applications

	<u>Application No.</u>	<u>Proposed Use(s) / Development(s)</u>	<u>Date of Consideration (RNTPC)</u>
1	A/YL-TT/615	Proposed Temporary Open Storage and Warehouse for a Period of 3 Years	5.4.2024
2	A/YL-TT/619	Proposed Temporary Open Storage and Warehouse for a Period of 3 Years	5.4.2024

Government Departments' General Comments

1. Traffic

(a) Comments of the Commissioner for Transport:

- No adverse comment from traffic engineering perspective.
- Advisory comments as detailed in **Appendix V**.

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

- No adverse comment on the application.
- Advisory comments as detailed in **Appendix V**.

2. Environment

Comments of the Director of Environmental Protection:

- No adverse comment on the application.
- No substantiated environmental complaint concerning the application site (the Site) was received in the past three years.
- Advisory comments as detailed in **Appendix V**.

3. Drainage

Comments of the Chief Engineer/Mainland North, Drainage Services Department:

- No in-principle objection to the proposed use from drainage point of view and no adverse comment on the submitted drainage proposal.
- Should the Board approve the application, approval conditions requiring the implementation and maintenance of the submitted drainage proposal for the development to the satisfaction of the Director of Drainage Services or of the Town Planning Board should be stipulated.
- Advisory comments as detailed in **Appendix V**.

4. Fire Safety

Comments of the Director of Fire Services:

- No in-principle objection to the proposal subject to fire service installations (FSIs) being provided to his satisfaction.
- The submitted FSIs proposal is considered acceptable to his department.

- Advisory comments as detailed in **Appendix V**.

5. Building Matters

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

- No objection to the application.
- As there is no record of approval granted by the Building Authority for the existing structures at the Site, BD is not in a position to offer comments on their suitability for the use proposed in the application.

6. Urban Design and Landscape

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

The Site is located within “Other Specified Uses” annotated “Rural Use” and “Open Storage” zones, which are non-landscape sensitive zonings and no significant landscape impact arising from the proposed use of the application is anticipated.

7. Electricity Safety

Comments of the Director of Electrical and Mechanical Services:

- No objection to the application.
- Advisory comments as detailed in **Appendix V**.

8. District Officer’s Comments

Comment of the District Officer (Yuen Long), Home Affairs Department:

His office has not received any comment from the village representatives in the vicinity.

9. Other Departments

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

- Chief Engineer/Construction, Water Supplies Department;
- Project Manager (West), Civil Engineering and Development Department;
- Director of Agriculture, Fisheries and Conservation; and
- Commissioner of Police.

Recommended Advisory Clauses

- (a) should the applicant fail to comply with any of the approval conditions again resulting in the revocation of planning permission, sympathetic consideration may not be given to any further applications;
- (b) the planning permission is given to the development/use under application. It does not condone any other development/use (i.e. vehicle repair workshop use) which currently exists on the Site but not covered by the application. Immediate action should be taken to discontinue such development/use not covered by the permission;
- (c) to note the comments of the District Lands Officer/Yuen Long, Lands Department (DLO/YL, LandsD) that:
 - (i) the application site (the Site) comprises Old Schedule Agricultural Lot 1207 RP in D.D. 118 held under the Block Government Lease which contains the restriction that no structures are allowed to be erected without the prior approval of the Government; and
 - (ii) the lot owner(s) shall apply to LandsD for a Short Term Waiver (STW) to permit the structure(s) erected within the lot. The application(s) for STW will be considered by LandsD in its capacity as a landlord and there is no guarantee that the application(s) will be approved. The STW, if approved, will be subject to such terms and conditions including the payment of waiver fee and administrative fee as considered appropriate to be imposed by LandsD. Besides, given the proposed use is temporary in nature, only erection of temporary structure(s) will be considered;
- (d) to note the comments of the Commissioner for Transport that:

sufficient space should be provided within the Site for manoeuvring of vehicles. No parking, queuing and reverse movement of vehicles on public road are allowed;
- (e) to note the comments of the Chief Highway Engineer/New Territories West, Highways Department (CHE/NTW, HyD) that:
 - (i) the proposed access arrangement should be commented by Transport Department;
 - (ii) the access road connecting the Site with Tai Shu Ha Road West is not and will not be maintained by HyD. HyD should not be responsible for maintaining any access connecting the Site with Tai Shu Ha Road West;
 - (iii) the applicant should ensure that a run-in/out at Tai Shu Ha Road West is constructed in accordance with the latest version of HyD Standard Drawing no. H1113 and H1114 or H5133, H5134 and H5135, whichever set is appropriate to match with the existing adjacent pavement; and
 - (iv) adequate drainage measures should be provided to prevent surface water running from the Site to nearby public roads and drains;
- (f) to note the comments of the Chief Engineer/Mainland North, Drainage Services Department that:
 - (i) the applicant should implement the drainage facilities on the Site in accordance with the agreed drainage proposal;

- (ii) the applicant is required to rectify the drainage system if they are found to be inadequate or ineffective during operation. The applicant shall also be liable for and shall indemnify claims and demands arising out of damage or nuisance caused by a failure of the drainage system;
 - (iii) the proposed use would neither obstruct overland flow nor adversely affected any existing natural streams, village drains, ditches and the adjacent areas; and
 - (iv) the applicant should consult District Officer (Yuen Long) of Home Affairs Department and seek consent from relevant lot owners for any works to be carried out outside his lot boundary before commencement of the drainage works;
- (g) to note the comments of the Director of Environmental Protection that:
- (i) adequate supporting infrastructure/facilities for proper collection, treatment and disposal of waste/wastewater generated from the applied use should be provided. If septic tank and soakaway system will be used in case of unavailability of public sewer, its design and construction shall follow the requirements of Environmental Protection Department's ProPECC PN 1/23 including completion of percolation test and certification by Authorized Person; and
 - (ii) the relevant mitigation measures and requirements stipulated in the "Code of Practice on Handling the Environmental Aspects of Temporary Uses and Open Storage Sites" should be followed to minimise any potential environmental nuisance;
- (h) to note the comments of the Director of Fire Services that:
- (i) the installation/maintenance/modification/repair work of fire services installations shall be undertaken by a Registered Fire Service Installation Contractor (RFSIC). The RFSIC shall after completion of the installation/maintenance/modification/repair work issue to the person on whose instruction the work was undertaken a certificate (F.S. 251) and forward a copy of the certificate to the Director of Fire Services; and
 - (ii) 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;
- (i) to note the comments of the Chief Building Surveyor/New Territories West, Buildings Department (CBS/NTW, BD) that:
- (i) 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;
 - (ii) the Site does not abut on a specified street of not less than 4.5m wide and its permitted development intensity shall be determined under Regulation 19(3) of the B(P)R at building plan submission stage;
 - (iii) if the existing structures (not being a New Territories Exempted House) are erected on leased land without the approval of the Building Authority (BA), they are unauthorised building works (UBW) under the BO and should not be designated for any proposed use under the application;
 - (iv) for 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 BO;

- (v) two structures are proposed in the application. Before any new building works (including containers/open shed as temporary buildings, demolition and land filling, etc.) are to be carried out on the Site, prior approval and consent of the BA should be obtained, otherwise they are UBW under the BO. An Authorized Person should be appointed as the coordinator for the proposed building works in accordance with the BO;
 - (vi) any temporary shelters or converted containers for office, storage, washroom or other uses considered as temporary buildings are subject to the control of Part VII of the B(P)R; and
 - (vii) detailed checking under the BO will be carried out at building plan submission stage; and
- (j) to note the comments of the Director of Electrical and Mechanical Services that:

in the interests of public safety and ensuring the continuity of electricity supply, the parties concerned with planning, designing, organising and supervising any activity near the underground cable or overhead line under the application should approach the electricity supplier (i.e. CLP Power) for the requisition of cable plans (and overhead line alignment drawings, where applicable) to find out whether there is any underground cable and/or overhead line within and/or in the vicinity of the Site. They should also be reminded to observe the Electricity Supply Lines (Protection) Regulation and the “Code of Practice on Working near Electricity Supply Lines” established under the Regulation when carrying out works in the vicinity of the electricity supply lines.

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From:
Sent: 2024-08-21 星期三 02:26:47
To: tpbpd/PLAND <tpbpd@pland.gov.hk>
Subject: A/YL-TT/668 DD 118 Tai Tong

Dear TPB Members,

613 withdrawn. Back with a change in use to Warehouse.

Previous objections relevant and upheld.

Mary Mulvihill

From:
To: tpbpd <tpbpd@pland.gov.hk>
Date: Friday, 29 September 2023 3:25 AM HKT
Subject: A/YL-TT/613 DD 118 Tai Tong

Dear TPB Members,

Conditions for 537 were never fulfilled. Solution, file a fresh application.

Members should question what conditions are outstanding.

Mary Mulvihill

From:
To: tpbpd <tpbpd@pland.gov.hk>
Date: Tuesday, 11 January 2022 2:07 AM CST
Subject: A/YL-TT/537 DD 118 Tai Tong

A/YL-TT/537

Lot 1207 RP (Part) in D.D. 118, Tai Tong, Yuen Long

Site Area ; About 307sq.m

Zoning : "Other Specified Uses" annotated "Rural Use" and "Open Storage"

Applied use : Shop and Services / 2 Vehicle Parking

Dear TPB Members,

Despite EIGHT extensions of time previous application conditions were not fulfilled and approval revoked. Now it is the usual business as usual with a fresh application.

However Tai Tong district is planned for a large residential and community us redevelopment. Conditions that are pertinent to the good health and safety of the community must be given priority.

Conditions not fulfilled are not listed on www.ozp so members must inquire into the details and consider carefully if a roll over is appropriate.

Mary Mulvihill