

Form No. S16-III
表格第 S16-III 號

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

根據《城市規劃條例》(第131章)
第16條遞交的許可申請

Applicable to Proposal Only Involving Temporary Use/Development of Land and/or Building Not Exceeding 3 Years in Rural Areas or 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

This document is received on 14 SEP 2023.
The Town Planning Board will formally acknowledge the date of receipt of the application only upon receipt of all the required information and documents.

此文件在 2023年09月14日 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。

2302431

7.9.2023

By Hand

Form No. S16-III 表格第 S16-III 號

For Official Use Only 請勿填寫此欄	Application No. 申請編號	A / HSK / 788
	Date Received 收到日期	14 SEP 2023

- The completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Board (the Board), 15/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong.
申請人須把填妥的申請表格及其他支持申請的文件 (倘有), 送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會 (下稱「委員會」) 秘書收。
- Please read the "Guidance Notes" carefully before you fill in this form. The document can be downloaded from the Board's website at <http://www.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

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

Excel (HK) Industrial Ltd. 卓高 (香港) 實業有限公司

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)

N. A. 不適用

3. Application Site 申請地點

(a) Full address / location / demarcation district and lot number (if applicable) 詳細地址/地點/丈量約份及地段號碼 (如適用)	Hung Tin Road, Ping Shan, Yuen Long 新界元朗屏山洪天路 Lots 856 R.P., 857 R.P., 858 R.P., 859 R.P. and 860 R.P., in D.D. 124 and Lots 238, 239 and 367 in D.D. 127, Hung Tin Road, Ping Shan, Yuen Long. 新界元朗屏山洪天路丈量約份第 124 約地段第 856 號餘段、 第 857 號餘段、第 858 號餘段、第 859 號餘段及第 860 號餘段 及第 127 約地段第 238 號、第 239 號及第 367 號
(b) Site area and/or gross floor area involved 涉及的地盤面積及/或總樓面面積	<input checked="" type="checkbox"/> Site area 地盤面積 1672.00 sq.m 平方米 <input type="checkbox"/> About 約 <input checked="" type="checkbox"/> Gross floor area 總樓面面積 313.51 sq.m 平方米 <input type="checkbox"/> About 約
(c) Area of Government land included (if any) 所包括的政府土地面積 (倘有)	N. A. 不適用 sq.m 平方米 <input type="checkbox"/> About 約

(d) Name and number of the related statutory plan(s) 有關法定圖則的名稱及編號	Hung Shui Kiu and Ha Tsuen Outline Zoning Plan 洪水橋及廈村分區計劃大綱圖 S / HSK / 2
(e) Land use zone(s) involved 涉及的土地用途地帶	GIC
(f) Current use(s) 現時用途	Dangerous Goods Godown (Cat. 3 Dangerous Goods) 危險品倉庫 (第三類危險品) (因有關部門修訂了危險品分類, 由第五類改為第三類) (If there are any Government, institution or community facilities, please illustrate on plan and specify the use and gross floor area) (如有任何政府、機構或社區設施, 請在圖則上顯示, 並註明用途及總樓面面積)

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

The applicant 申請人 -

☒ is the sole "current land owner"[#] (please proceed to Part 6 and attach documentary proof of ownership).
是唯一的「現行土地擁有人」[#] (請繼續填寫第 6 部分, 並夾附業權證明文件)。

☐ is one of the "current land owners"[#] (please attach documentary proof of ownership).
是其中一名「現行土地擁有人」[#] (請夾附業權證明文件)。

☐ is not a "current land owner"[#].
並不是「現行土地擁有人」[#]。

☐ The application site is entirely on Government land (please proceed to Part 6).
申請地點完全位於政府土地上 (請繼續填寫第 6 部分)。

5. Statement on Owner's Consent/Notification

就土地擁有人的同意/通知土地擁有人的陳述

(a) According to the record(s) of the Land Registry as at 13 - 08 - 2023 (DD/MM/YYYY), this application involves a total of 1 "current land owner(s)"[#].
根據土地註冊處截至 13 年 08 月 2023 日的記錄, 這宗申請共牽涉 1 名「現行土地擁有人」[#]。

(b) The applicant 申請人 -

☐ has obtained consent(s) of N. A. 不適用 "current land owner(s)"[#].
已取得 N. A. 不適用 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)
	N. A. 不適用	

(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」#。

N. A. 不適用

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)
	N. A. 不適用	

(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：

N. A. 不適用

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）

N. A. 不適用

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)	
(a) Proposed use(s)/development 擬議用途/發展	N. A. 不適用 (Please illustrate the details of the proposal on a layout plan) (請用平面圖說明擬議詳情)
(b) Effective period of permission applied for 申請的許可有效期	<input type="checkbox"/> year(s) 年 <input type="checkbox"/> month(s) 個月 N. A. 不適用
(c) Development Schedule 發展細節表	
Proposed uncovered land area 擬議露天土地面積sq.m <input type="checkbox"/> About 約 Proposed covered land area 擬議有上蓋土地面積sq.m <input type="checkbox"/> 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 <input type="checkbox"/> About 約 Proposed non-domestic floor area 擬議非住用樓面面積sq.m <input type="checkbox"/> About 約 Proposed gross floor area 擬議總樓面面積sq.m <input type="checkbox"/> About 約	
Proposed height and use(s) of different floors of buildings/structures (if applicable) 建築物/構築物的擬議高度及不同樓層的擬議用途 (如適用) (Please use separate sheets if the space below is insufficient) (如以下空間不足，請另頁說明) N. A. 不適用	
Proposed number of car parking spaces by types 不同種類停車位的擬議數目 N. A. 不適用 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 N. A. 不適用 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		N. A. 不適用																															
(d) Any vehicular access to the site/subject building? 是否有車路通往地盤／有關於建築物？	Yes 是 No 否	<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)) N. A. 不適用 <input type="checkbox"/> There is a proposed access. (please illustrate on plan and specify the width) 有一條擬議車路。(請在圖則顯示，並註明車路的闊度) <input type="checkbox"/>																															
(e) Impacts of Development Proposal 擬議發展計劃的影響 N. A. 不適用 (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 No 否	<input type="checkbox"/> Please provide details 請提供詳情 N. A. 不適用 <input 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 No 否	<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) N. A. 不適用 <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 <input 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？	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 60%;">On environment 對環境</td> <td style="width: 10%;">Yes 會 <input type="checkbox"/></td> <td style="width: 10%;">No 不會 <input type="checkbox"/></td> </tr> <tr> <td>On traffic 對交通</td> <td>Yes 會 <input type="checkbox"/></td> <td>No 不會 <input type="checkbox"/></td> </tr> <tr> <td>On water supply 對供水</td> <td>Yes 會 <input type="checkbox"/></td> <td>No 不會 <input type="checkbox"/></td> </tr> <tr> <td>On drainage 對排水</td> <td>Yes 會 <input type="checkbox"/></td> <td>No 不會 <input type="checkbox"/></td> </tr> <tr> <td>On slopes 對斜坡</td> <td>Yes 會 <input type="checkbox"/></td> <td>No 不會 <input type="checkbox"/></td> </tr> <tr> <td>Affected by slopes 受斜坡影響</td> <td>Yes 會 <input type="checkbox"/></td> <td>No 不會 <input type="checkbox"/></td> </tr> <tr> <td>Landscape Impact 構成景觀影響</td> <td>Yes 會 <input type="checkbox"/></td> <td>No 不會 <input type="checkbox"/></td> </tr> <tr> <td>Tree Felling 砍伐樹木</td> <td>Yes 會 <input type="checkbox"/></td> <td>No 不會 <input type="checkbox"/></td> </tr> <tr> <td>Visual Impact 構成視覺影響</td> <td>Yes 會 <input type="checkbox"/></td> <td>No 不會 <input type="checkbox"/></td> </tr> <tr> <td>Others (Please Specify) 其他 (請列明)</td> <td>Yes 會 <input type="checkbox"/></td> <td>No 不會 <input type="checkbox"/></td> </tr> </table> <div style="border-bottom: 1px solid black; width: 100%;"></div> <div style="border-bottom: 1px solid black; width: 100%;"></div> <div style="border-bottom: 1px solid black; width: 100%;"></div> <div style="text-align: right; padding-top: 10px;">N. A. 不適用</div>			On environment 對環境	Yes 會 <input type="checkbox"/>	No 不會 <input type="checkbox"/>	On traffic 對交通	Yes 會 <input type="checkbox"/>	No 不會 <input type="checkbox"/>	On water supply 對供水	Yes 會 <input type="checkbox"/>	No 不會 <input type="checkbox"/>	On drainage 對排水	Yes 會 <input type="checkbox"/>	No 不會 <input type="checkbox"/>	On slopes 對斜坡	Yes 會 <input type="checkbox"/>	No 不會 <input type="checkbox"/>	Affected by slopes 受斜坡影響	Yes 會 <input type="checkbox"/>	No 不會 <input type="checkbox"/>	Landscape Impact 構成景觀影響	Yes 會 <input type="checkbox"/>	No 不會 <input type="checkbox"/>	Tree Felling 砍伐樹木	Yes 會 <input type="checkbox"/>	No 不會 <input type="checkbox"/>	Visual Impact 構成視覺影響	Yes 會 <input type="checkbox"/>	No 不會 <input type="checkbox"/>	Others (Please Specify) 其他 (請列明)	Yes 會 <input type="checkbox"/>	No 不會 <input type="checkbox"/>
On environment 對環境	Yes 會 <input type="checkbox"/>	No 不會 <input type="checkbox"/>																															
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Visual Impact 構成視覺影響	Yes 會 <input type="checkbox"/>	No 不會 <input type="checkbox"/>																															
Others (Please Specify) 其他 (請列明)	Yes 會 <input type="checkbox"/>	No 不會 <input 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 style="text-align: center;">N. A. 不適用</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 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/ <u>HSK</u> / <u>270</u>
(b) Date of approval 獲批給許可的日期	<u>18 - 12 - 2020</u> (DD 日/MM 月/YYYY 年)
(c) Date of expiry 許可屆滿日期	<u>26 - 01 - 2024</u> (DD 日/MM 月/YYYY 年)
(d) Approved use/development 已批給許可的用途/發展	<p>Dangerous Goods Godown (Cat. 3 Dangerous Goods) 危險品倉庫 (第三類危險品)</p> <p>(因有關部門修訂了危險品分類, 由第五類改為第三類)</p>
(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 checked="" 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>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 checked="" type="checkbox"/> year(s) 年 <u>3 years 3年</u></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）。

Because the Business need to continue to operate

營業時間：星期一至六，上午 8 點至下午 6 點，星期日及勞工假期休息。

在此時段內每天的車輛流量約為 2 輛（屬 5.5 吨或以下貨車），另外約

每 4 天有一輛貨櫃車。

有關今次申請的用途及佈局與之前續期申請編號：A/HSK/41 相同沒有任何改變，
 並且之前申請時的所有附帶條件已經全部履行。

(見 Justifications 理由，補充資料)

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

MAK Hon Fai 麥漢輝

Director 董事

Name in Block Letters
姓名（請以正楷填寫）

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 Excel (HK) Industrial Ltd. 卓高 (香港) 實業有限公司

代表

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



Date 日期 06 - 09 - 2023

(DD/MM/YYYY 日/月/年)

Remark 備註

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

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

Warning 警告

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

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

Statement on Personal Data 個人資料的聲明

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

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

(a) the processing of this application which includes making available the name of the applicant for public inspection when making available this application for public inspection; and
處理這宗申請，包括公布這宗申請供公眾查閱，同時公布申請人的姓名供公眾查閱；以及

(b) facilitating communication between the applicant and the Secretary of the Board/Government departments.
方便申請人與委員會秘書及政府部門之間進行聯絡。

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

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

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

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

Gist of Application 申請摘要	
(Please provide details in both English and Chinese <u>as far as possible</u> . This part will be circulated to relevant consultees, uploaded to the Town Planning Board's Website for browsing and free downloading by the public and available at the Planning Enquiry Counters of the Planning Department for general information.) (請盡量以英文及中文填寫。此部分將會發送予相關諮詢人士、上載至城市規劃委員會網頁供公眾免費瀏覽及下載及於規劃署規劃資料查詢處供一般參閱。)	
Application No. 申請編號	(For Official Use Only) (請勿填寫此欄)
Location/address 位置／地址	Lots 856 R.P., 857 R.P., 858 R.P., 859 R.P. and 860 R.P., in D.D. 124 and Lots 238, 239 and 367 in D.D. 127, Hung Tin Road, Ping Shan, Yuen Long, N. T. 新界元朗屏山洪天路丈量約份第 124 約地段第 856 號餘段、第 857 號餘段、第 858 號餘段、第 859 號餘段及第 860 號餘段及第 127 約地段第 238 號、第 239 號及第 367 號
Site area 地盤面積	1672.00 sq. m 平方米 □ About 約 (includes Government land of 包括政府土地 sq. m 平方米 □ About 約)
Plan 圖則	Hung Shui Kiu and Ha Tsuen Outline Zoning Plan No. 洪水橋及廈村分區計劃大綱圖編號 S / HSK / 2
Zoning 地帶	GIC
Type of Application 申請類別	<input 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 type="checkbox"/> Year(s) 年 _____ <input type="checkbox"/> Month(s) 月 _____ <input checked="" 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 checked="" type="checkbox"/> Year(s) 年 <u>3 years 3年</u> <input type="checkbox"/> Month(s) 月 _____
Applied use/ development 申請用途/發展	Dangerous Goods Godown (Cat. 3 Dangerous Goods) 危險品倉庫 (第三類危險品) (因有關部門修訂了危險品分類, 由第五類改為第三類)

(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	313.51 <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	Guard room (1 storey / 3.50 m. 高) m 米 貨台棚 (1 storey / 5.90 m. 高) <input type="checkbox"/> (Not more than 不多於)	
		Storeys(s) 層 <input type="checkbox"/> (Not more than 不多於)	
(iv) Site coverage 上蓋面積	N. A. 不適用 % <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) Parking spaces for container vehicles (16 m x 3.50 m)		3
	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) Loading / unloading platform for container trucks / lorries		1

Submitted Plans, Drawings and Documents 提交的圖則、繪圖及文件		
	<u>Chinese</u> 中文	<u>English</u> 英文
<u>Plans and Drawings 圖則及繪圖</u>		
Master layout plan(s)/Layout plan(s) 總綱發展藍圖／布局設計圖	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Block plan(s) 樓宇位置圖	<input type="checkbox"/>	<input type="checkbox"/>
Floor plan(s) 樓宇平面圖	<input type="checkbox"/>	<input type="checkbox"/>
Sectional plan(s) 截視圖	<input type="checkbox"/>	<input type="checkbox"/>
Elevation(s) 立視圖	<input type="checkbox"/>	<input type="checkbox"/>
Photomontage(s) showing the proposed development 顯示擬議發展的合成照片	<input type="checkbox"/>	<input type="checkbox"/>
Master landscape plan(s)/Landscape plan(s) 園境設計總圖／園境設計圖	<input type="checkbox"/>	<input type="checkbox"/>
Others (please specify) 其他（請註明）	<input type="checkbox"/>	<input type="checkbox"/>
<hr/>		
<u>Reports 報告書</u>		
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"/>
<hr/>		
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。

Re.: Planning application # TPB/A/HSK/270

7. Justifications 理由

(補充資料)

- (1) Excel (HK) Industrial Ltd. 補充資料
- (2) Circulation Path 圖 + 相關地段圖
- (3) 地段平面圖 Lot Index Plan
- (4) 恆訊顧問有限公司 2 Cat. 3 dangerous goods underground tanks 資料 + Access Road 圖 + Dispensing System 圖
- (5) 消防署信 + letter of compliance for Electrical installation 信 + Application for Licence of 2 x Cat. 3 dangerous goods U/G Tank 信 + 最新 Licence for The storage of dangerous goods 牌照
- (6) Drainage Layout Plan 圖+明渠照片
- (7) CCTV Inspection Report for Underground Pipeline

Re.: Planning application # TPB/A/HSK/270

補充資料

(1) Excel (HK) Industrial Ltd. 補充資料

Re : Planning application number: TPB/A/HSK/270

7. Justifications 理由

(補充資料)

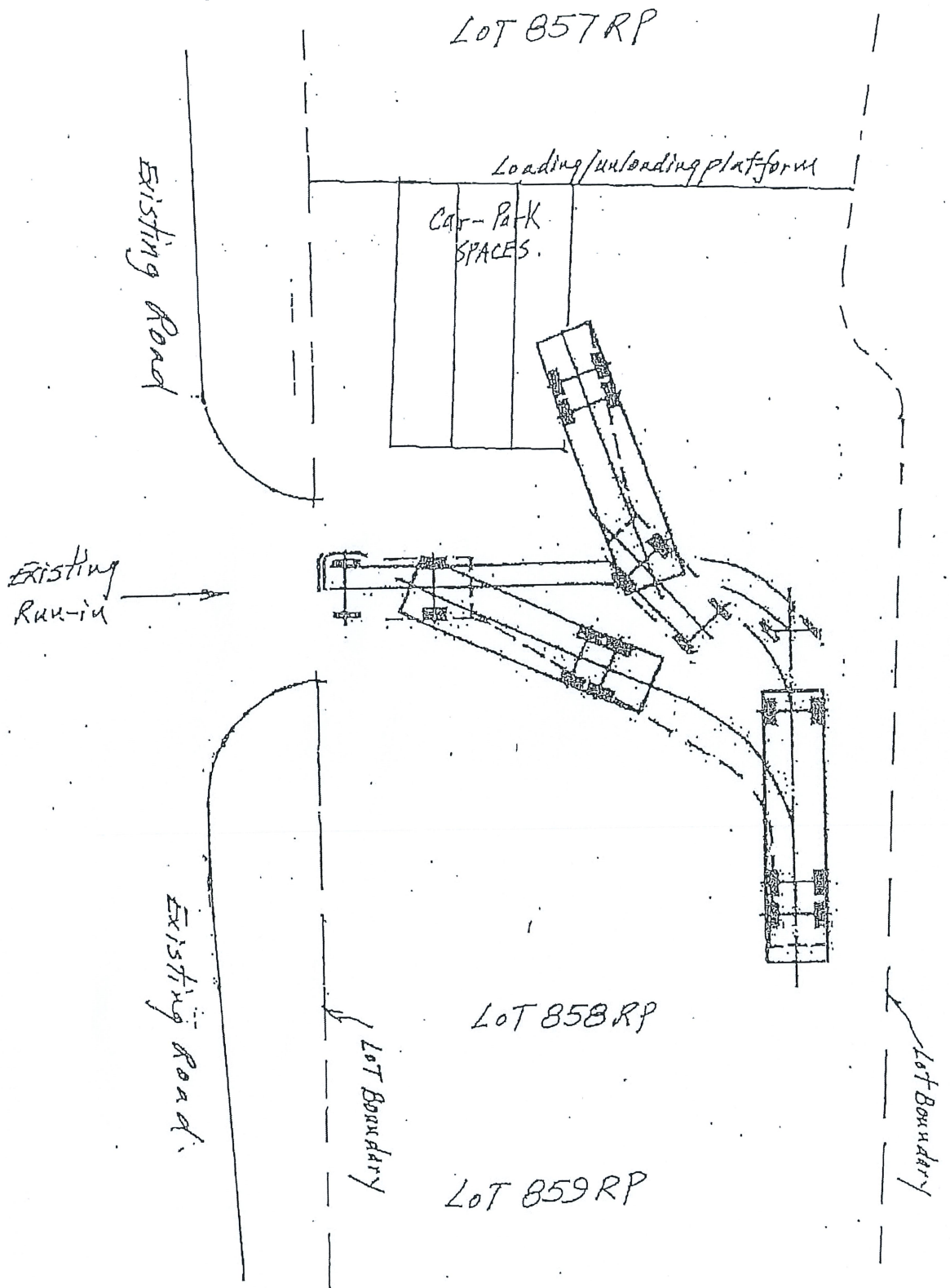
(1) Excel (HK) Industrial Ltd. 補充資料

1. **Excel (HK) Industrial Ltd. (Excel) is in the business of trading chemical materials. Category 3 dangerous goods are the main commodities in its trading lists. (Remark: Due to the revision of the dangerous goods classification by the relevant department, so it is changed from Cat.5 to Cat.3 Dangerous Goods.)**
2. **Excel is the whole-seller of toluene, isopropyl alcohol and ethyl acetate (Cat. 3 DG). It imports the materials and then distributes the materials in 20 litre containers to the retailers.**
3. **Excel needs storage area to keep the imported materials as well as a place to disseminate the materials into retail containers.**
4. **Delivery of the imported materials and logistics of distributing to the retailers call for means of delivery -- container trucks/lorries. Thus the loading / unloading platform and the parking spaces for the container trucks/lorries are essential to Excel's business operations.**
5. **Usage of D.G.(Cat. 3) materials - toluene, isopropyl alcohol and ethyl acetate**
The materials are supplied to (i) printing factories, metal-ware manufacturers and garages -- used for cleaning ;
(ii) hardware supplies/shops -- used for dilution of paints ;
(iii) drug factories -- used for sterilization
6. **Estimated average daily vehicle-trip in/out the site:-**
(i) Lorry (equal or less than 5.5 tonne) -- 2 vehicle-trips per day ;
(ii) Container trucks -- 1/4 vehicle-trips per day (one container truck comes every 4 days).
7. **Details of the two underground tanks for the D/G. materials**
Each tank is of the size:- 2.7 m x 4.3 m long x 2.4 m deep (i.e. capacity of 27,864 litres)
Each tank will be buried to the depth of 3.2 m below the ground surface.
8. **Guard room is 3.5 m in height.**

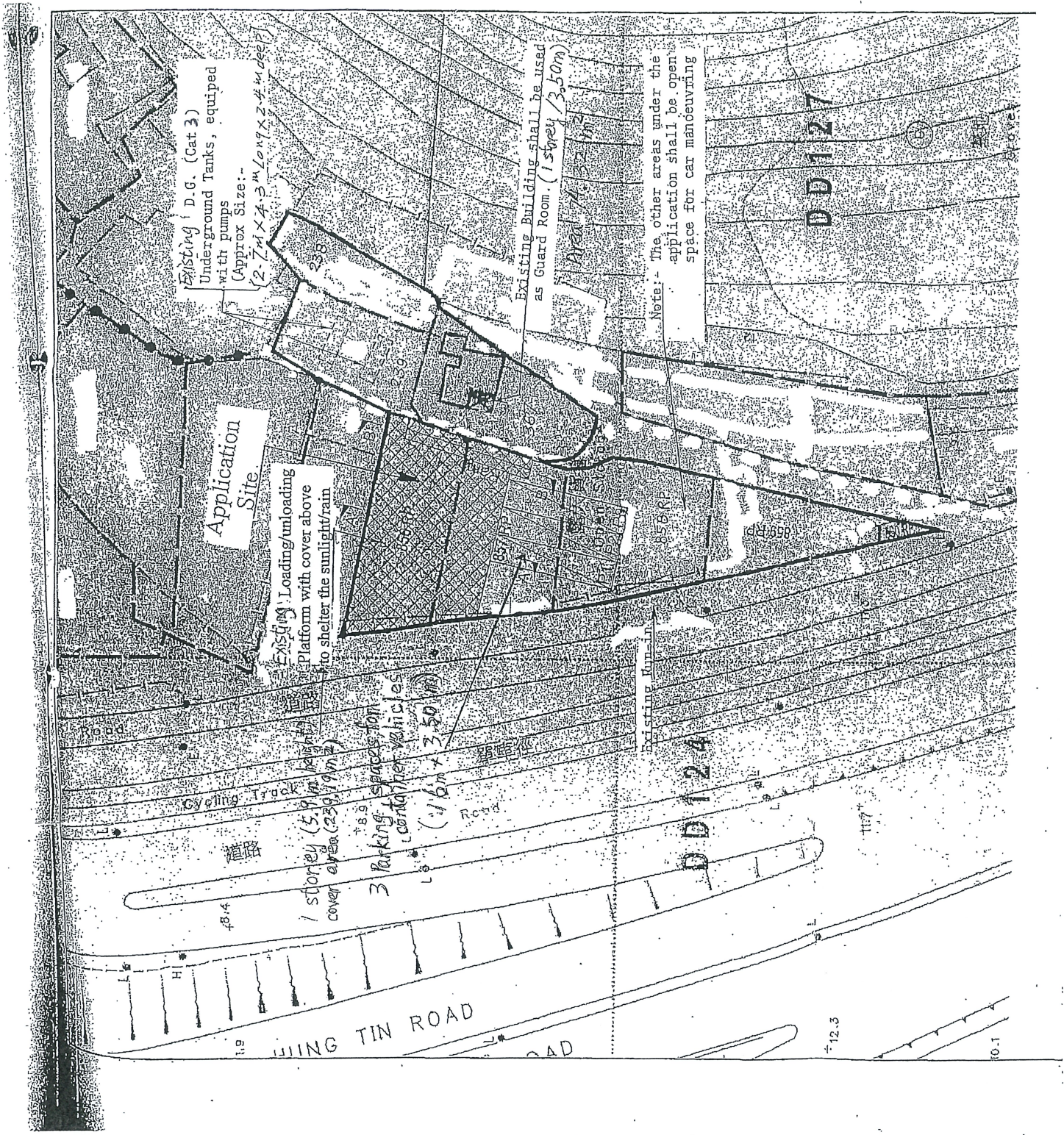
Re.: Planning application # TPB/A/HSK/270

補充資料

(2) Circulation Path 圖 + 相關地段圖



Circulation Path.



Existing D.G. (Cat 3)
Underground Tanks, equipped
with pumps
(Approx Size:-
(2.7m x 4.3m Long x 2.4m Deep))

Application
Site

Existing Loading/unloading
Platform with cover above
to shelter the sunlight/rain

Existing Building shall be used
as Guard Room. (1 storey / 3.50m)

Note:- The other areas under the
application shall be open
space for car manoeuvring

1 storey (5.9m x 11.7m)
cover area (239.19m²)
3 parking spaces for
motor vehicles
(16m x 3.50m)

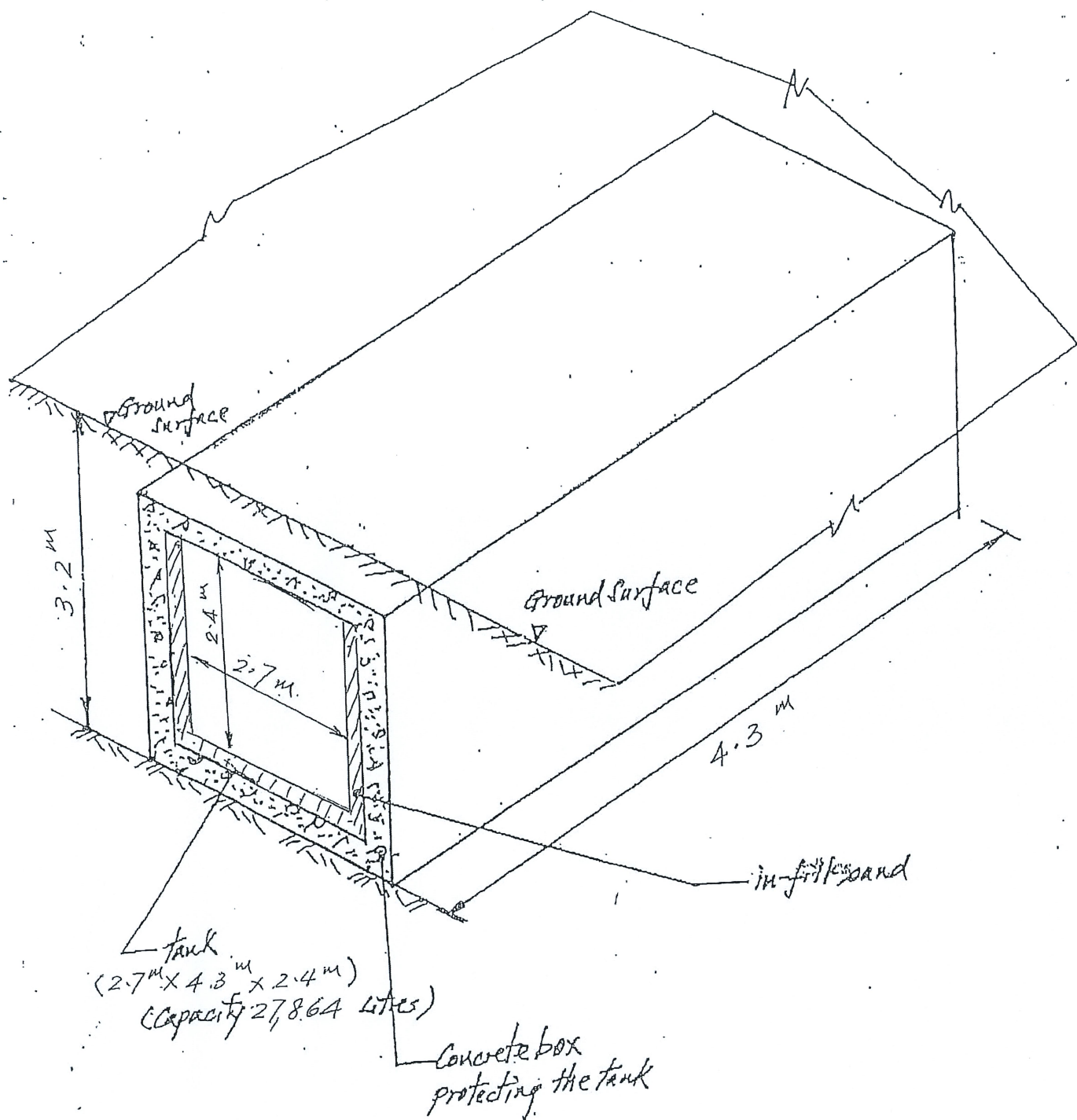
DD127

DD124

JING TIN ROAD

+12.3

+10.1



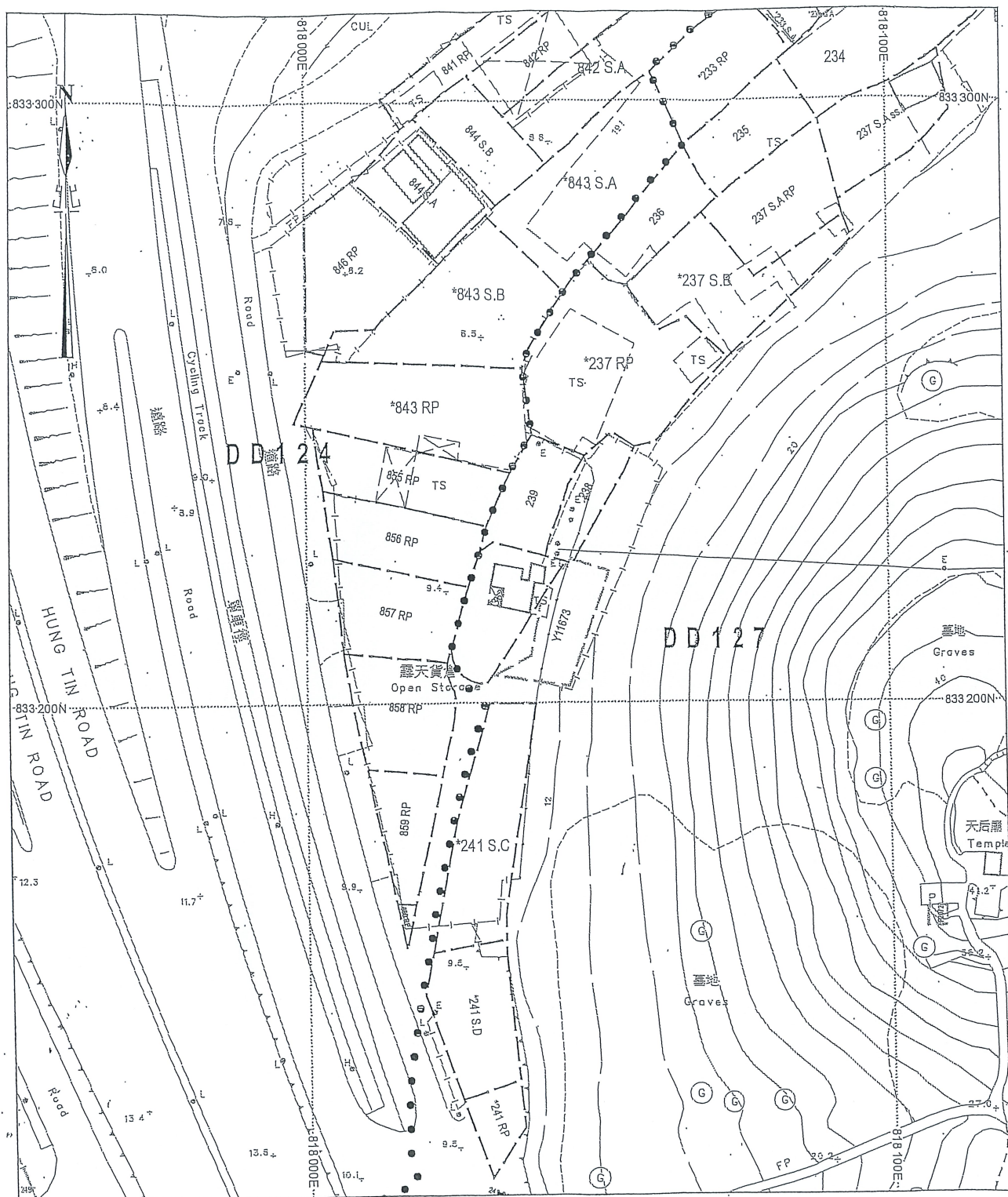
Illustrative Diagram of Underground Tank

Re.: Planning application # TPB/A/HSK/270

補充資料

(3) 地段平面圖 Lot Index Plan

地段索引圖 LOT INDEX PLAN



地政總署測繪處 Survey and Mapping Office, Lands Department

比例尺 SCALE 1:1 000

米 10 0 10 20 30 40 50 metres



Locality :YUEN LONG

Lot Index Plan No. : YL000006-2014

District Survey Office : Yuen Long

Date : 19-Jun-2014.

Reference No. : 6-NW-12B,6-NW-13A

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SMO-P01

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免責聲明

本圖則乃地段索引圖的複本，顯示地段界線的大概位置，包括根據政府撥地、臨時政府撥地、短期租約及政府土地租用牌照而臨時佔用土地的位置。臨時佔用土地的情況可憑短期通知出現或終止，因此應向有關的分區地政專員核該。本圖則所示的資料必須透過實地測量予以核實。當有更佳或新的地界證據時，地段索引圖可能會被修訂而無須事先通知。

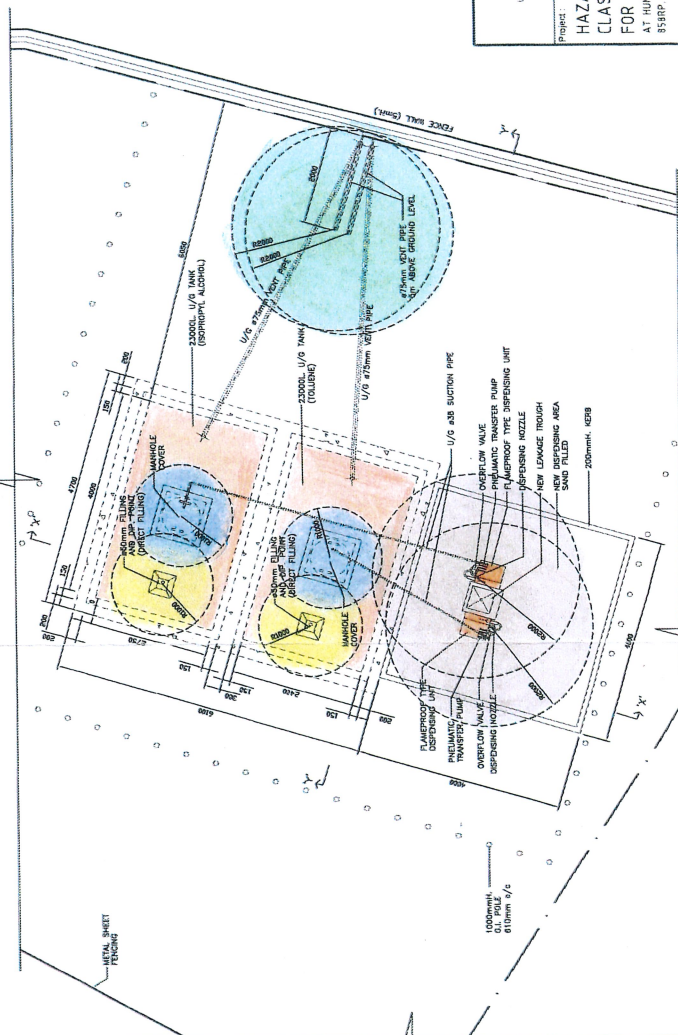
Disclaimer

This plan is a copy of the lot index plan showing the approximate location of lot boundaries, including the temporary occupation of land under Government Land Allocations, Temporary Government Land Allocations, Short Term Tenancies and Government Land Licences. The temporary occupation of land may be created or terminated at short notice and should be confirmed with the District Lands Officer. The information shown on this plan MUST be verified by field survey. The lot index plan may be revised without prior notification as better or new boundary evidence becomes available.

Re.: Planning application # TPB/A/HSK/270

補充資料

(4) 恆訊顧問有限公司 2 Cat. 3 dangerous goods
underground tanks 資料 + Access Road 圖 +
Dispensing System 圖



(CHEUNG Ngao-tin)
for Director of Fire Services

SECTION X-X
SCALE 1 : 100

1. TANK TO BE TESTED BY AN AUTHORIZED MARINE ENGINEER BEFORE SUNK INTO POSITION.
2. CONCRETE TANK CHAMBER TO BE DESIGNED AND ERECTED ACCORDING TO THE CONDITIONS SPECIFIED BY BUILDINGS DEPARTMENT
3. ALL NEW & EXISTING EQUIPMENT USED IN CONNECTION WITH THE TANKS SHALL BE IN ACCORDANCE WITH BS EN60070 OR EQUIVALENT STANDARD.
4. ONE BRASS OIL PUMPKERS & TWO 4.5W CO2 GAS P.F.E. TO BE PROVIDED NEAR THE TANKS.
5. "NO SMOKING" AND "NO NERSED FLAME" & "DANGER OF GOODS IN ENGLISH & CHINESE CHARACTERS TO BE PAINTED ON THE WALL ABOVE THE INSTALLATION.
6. DANGEROUS GOODS TO BE PUMPED OUT & DISCHARGED TO BE KEPT SEPARATELY TO BE DISTRIBUTIVE TO CONSUMERS AND RETAILERS IMMEDIATELY.
7. THE NOZZLE TO BE PROVIDED WITH AUTOMATIC CUT-OFF DEVICE TO PREVENT SPILLAGE DUE TO BLOW-BACK OR TO OVER FILLING.
8. DISPENSING PUMPS TO BE FITTED WITH LIMITING OR PRESET DEVICES TO PREVENT CONTINUOUS OUTFLOW.
9. THE LEIGHT OF HOSE BETWEEN THE DISPENSING UNIT AND THE DISPENSING NOZZLE SHALL NOT EXCEED 1m.
10. COMPRESSED AIR TO BE SUPPLIED TO ONE.



MENSION Consultants Limited
恆訊顧問有限公司
Unit 10, 13th Floor, Nathan Commercial Building, 43-45 Nathan Road, Kowloon, Hong Kong
Tel: (852) 2770-7115 Fax: (852) 2780-8788

Project: **HAZARDOUS AREA FOR TWO(2) 23000L
CLASS 3 DANGEROUS GOODS UNDERGROUND TANKS
FOR EXCEL (H.K.) INDUSTRIAL LTD.
AT HUNG TIN ROAD, PING SHAM, YUEN LONG - D.O.124, LOT'S 85SRP, 85TRP,
85SRP, 85TRP & 86ORP, D.O.121 LOT'S 238, 239 & 367.**

Drawing Title	Project Number
Scale	Drawing Number
Design- good By	Date
	Drawn By

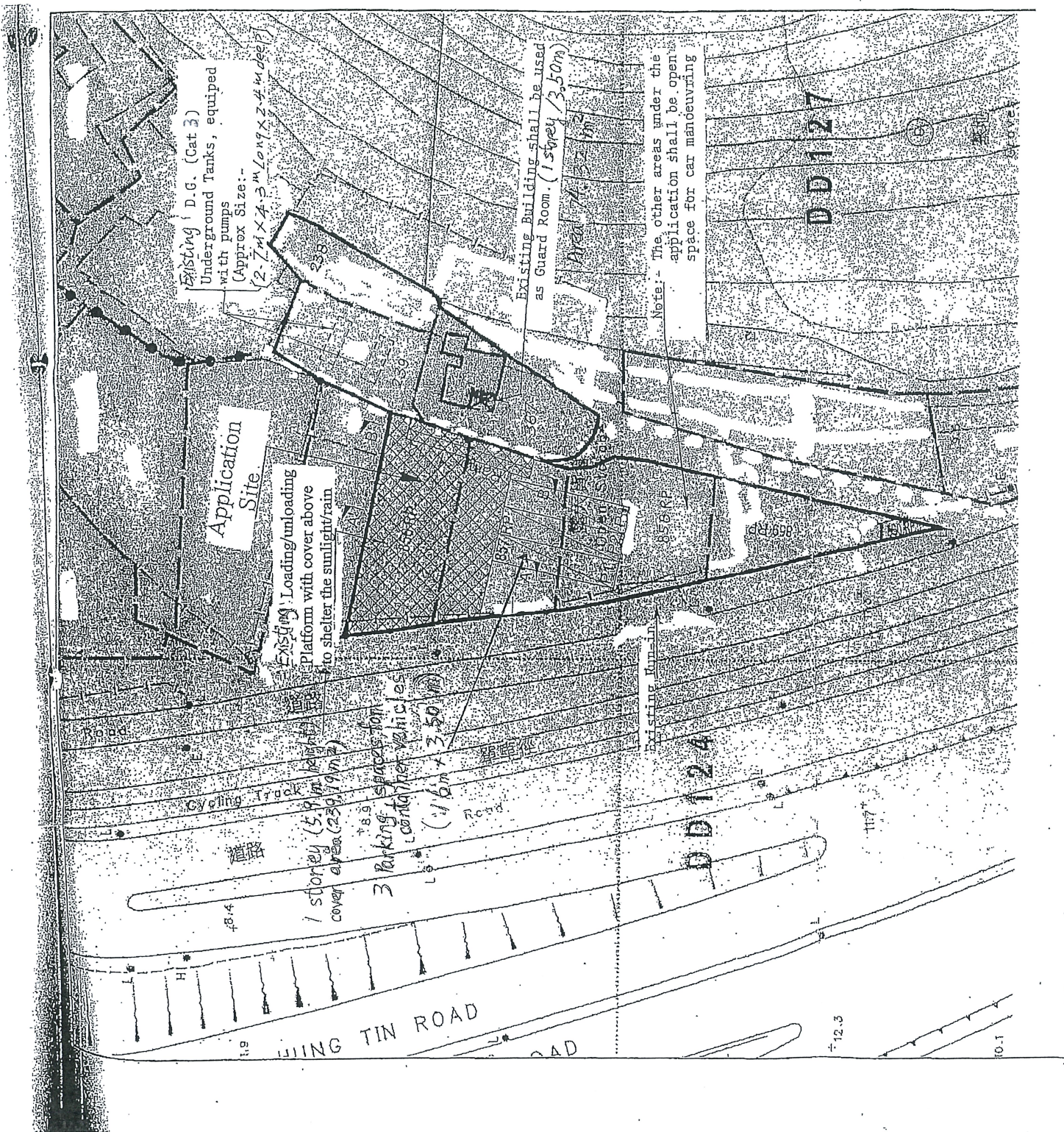
NTNDG / 15456 (71)

HAZARDOUS AREA
 EVERY PART OF A TANK & DISPENSER
 1M RADIUS FROM MANHOLE TOP
 1M RADIUS FROM TANK FILLING POINT
 1M RADIUS FROM TANK VENTING POINT
 2M RADIUS FROM DISPENSER EXTENDING TO 1.2M FROM GROUND
 (HOSE LENGTH 1M)

LAYOUT PLAN
SCALE 1 : 500

PLAN
SCALE 1" = 100'

DETAIL OF 2 NOS. OF 23000L U/G TANK
SCALE 1" = 100'



Existing D.G. (Cat 3)
Under-ground Tanks, equipped
with pumps
(Approx Size:-
(2.7m x 4.3m Long x 2.4m Deep)

Application
Site

Existing Loading/unloading
Platform with cover above
to shelter the sunlight/rain

1 storey (5.9m height)
cover area (239.19m²)

3 parking spaces for
container vehicles
(16m x 3.50m)

Existing Building shall be used
as Guard Room. (1 storey / 3.50m)

Note:- The other areas under the
application shall be open
space for car manoeuvring

DD124

DD127

HONG TIN ROAD

12.3

10.1

Road

Application Site

Existing Loading/unloading Platform with cover above to shelter the sunlight/rain

Existing D.G. (Cat 3) Underground Tanks, equipped with pumps (Approx Size:- $2.7m \times 4.3m$ Long $\times 2.4m$ deep)

9 m height) $39.19m^2$
spaces for
tainer vehicles
 $16m \times 3.50m$

Existing Building shall be used as Guard Room. (1 storey / $3.50m$)
Area $14.32m^2$

Existing Run-in

Note:- The other areas under the application shall be open space for car manoeuvring

DD 127

Graves

TO BE OF THE FLAME-PROOF TYPE IN COMPLIANCE WITH BS EN60079 OR EQUIVALENT STANDARD.

4. ONE 68kg DRY POWDER & TWO 4.5kg CO2 GAS F.E. TO BE PROVIDED NEAR THE TANKS.
5. "NO SMOKING" NOTICE AND WORDS "OIL/SOLVENT UNDERGROUND TANK" IN 120mm ENGLISH & CHINESE CHARACTERS TO BE PAINTED ON THE WALL ABOVE THE INSTALLATION.
6. DANGEROUS GOODS TO BE PUMPED OUT & DISCHARGED INTO 4 LITRE CONTAINER. THEN DISTRIBUTE TO CONSUMERS AND RETAILERS IMMEDIATELY.
7. THE NOZZLE TO BE PROVIDED WITH AUTOMATIC CUT-OFF DEVICE TO PREVENT SPILLAGE DUE TO BLOW-BACK OR TO OVER FILLING.
8. DISPENSING PUMPS TO BE FITTED WITH LIMITING OR PRESET DEVICES TO PREVENT CONTINUOUS OUTFLOW.
9. THE LENGTH OF HOSE BETWEEN THE DISPENSING UNIT AND THE DISPENSING NOZZLE SHALL NOT EXCEED 1m.
10. COMPRESSED AIR TO BE SUPPLIED TO ONE PNEUMATIC TRANSFER PUMP AT ANY TIME.

MENSION Consultants Limited

恆訊顧問有限公司

Unit "C", 17th Floor, Nathan Commercial Building, 430-436 Nathan Road, Kowloon, Hong Kong
Tel: (852) 2770-7115 Fax: (852) 2780-0769

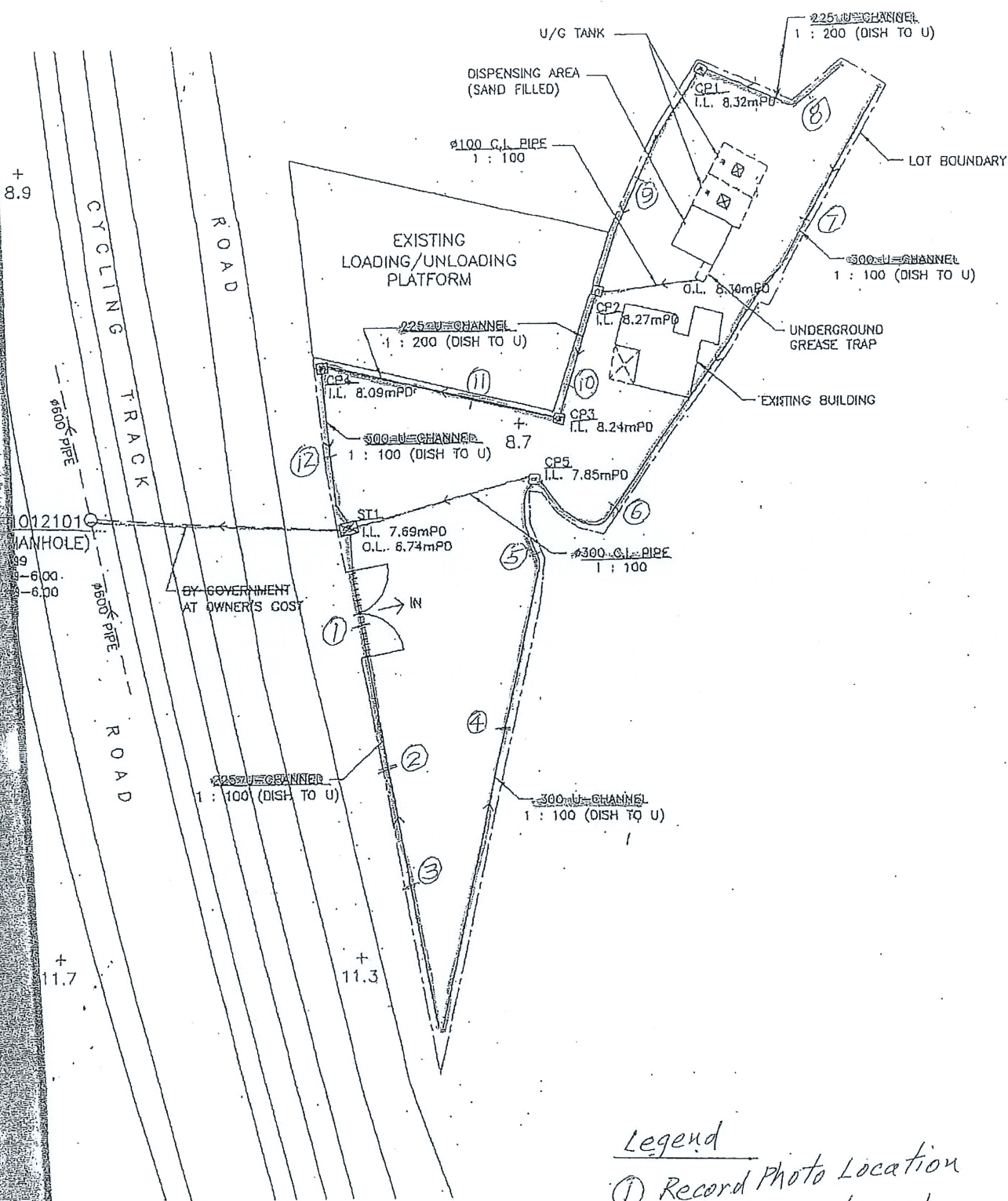
Project :

PROPOSED INSTALLATION OF TWO(2) 25000L
CAT. 5 DANGEROUS GOODS UNDERGROUND TANKS
FOR EXCEL (H.K.) INDUSTRIAL LTD.

AT HUNG TIN ROAD, PING SHAN, YUEN LONG - D.D.124 LOTS 856RP, 857RP,
858RP, 859RP & 860RP, D.D.127 LOTS 238, 239 & 367.

Drawing Title :	Project Number :
	Drawing Number : M5170/007(R1)
Scale : AS NOTED	Date : MARCH 2012
Designed By :	Drawn-By : Yiu

NT / N 761 8546 (6) A



RAINAGE LAYOUT PLAN
(1:500)

Legend

- ① Record Photo Location
- Surface channel
- U/G drains (CCTV test)

CYCLING TRACK

PAVEMENT

ROAD

PAVEMENT

ACCESS ROAD

ARY)

MANUAL SLIDING GATE

OPEN AREA

MANUAL SLIDING GATE

COVERED LOADING PLATFORM

ACCESS ROAD

5700

STORE ROOM
AND GUARD
ROOM

1000mm
G.I. POLE
610mm c/c

8500

FENCE WALL (5mH.) (LOT BOUNDARY)

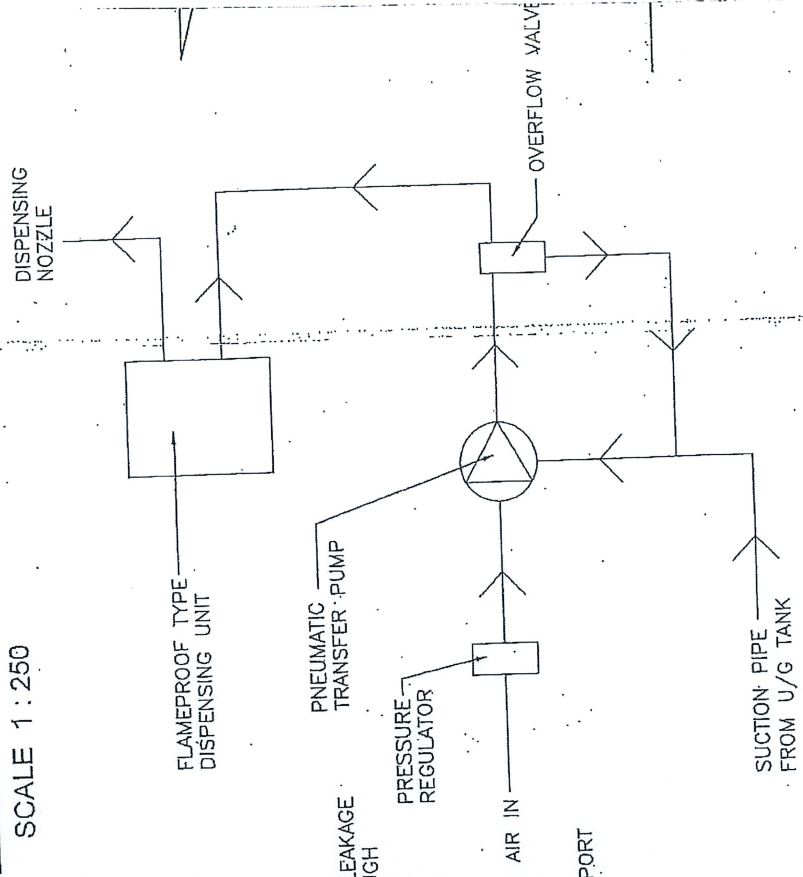
RETURN

LOT 241 S.D.

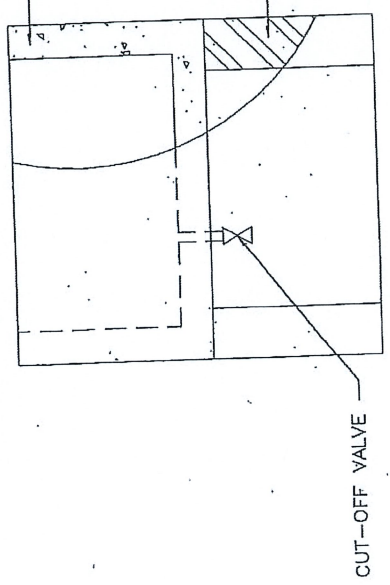
LAYOUT PLAN
SCALE 1 : 250

Approved
These plans are in accordance with the Dangerous Goods (General) Regulations and are approved.
The storage of Dangerous Goods within any approved Dangerous Goods Store however are subject to the compliance with the requirements for the grant of licences which will be issued separately by letter.

30 APR 2012
(LJ) Cheuk-fan
for Director of Fire Services



**SCHMATIC DIAGRAM OF CONTROL
OF DISPENSING SYSTEM**



**DETAIL OF LEAKAGE TROUGH
FOR DISPENSING GUN**
SCALE 1 : 20

Re.: Planning application # TPB/A/HSK/270

補充資料

(5) 消防署信 + letter of compliance for Electrical installation 信 + Application for Licence of 2 x Cat. 3 dangerous goods U/G Tank 信 + 最新 Licence for The storage of dangerous goods 牌照

*** Remark: 因有關部門修訂了危險品分類, 由第五類改為第三類

消防處
牌照及審批總區
危險品課

香港新界葵涌興盛路八十六號
消防處葵涌辦公大樓四字樓



FIRE SERVICES DEPARTMENT
LICENSING & CERTIFICATION COMMAND
DANGEROUS GOODS DIVISION

4/F Fire Services Department
Kwai Chung Office Building,
86 Hing Shing Road,
Kwai Chung, New Territories,
Hong Kong

本處檔號 Our Ref. (7) in NT/N DG/85456
來函檔號 Your Ref. DD/F/1009(a)/12
圖文傳真 Fax: 852-2413 0873
電話 Tel. No. 852-2417 5757

30 April 2012

Mension Consultants Limited
Unit 'C' 17th Floor
Nathan Commerical Building
430-436 Nathan Road, Kowloon
(Attn.: Mr. K. KO)

Dear Sir/Madam,

**Application for Licence on 2 x Category 5 Dangerous Goods U/G Tank
at Hung Tin Road, Ping Shan, Yuen Long - D.D.124 Lots 856RP, 857 RP, 858RP,
859RP and 860RP D.D. 127 Lots 238, 239 & 367**

I refer to your letter dated 26.3.2012.

This is to inform you that your plans submitted in connection with the above storage of dangerous goods are in accordance with the Dangerous Goods (General) Regulations.

The storage of Dangerous Goods within any approved Dangerous Goods Store is, however, subject to compliance with the Fire Safety Requirements for the grant of a Licence. These requirements are stated in the attached DG/118(Rev.6/09).


One set of your plans is endorsed and returned herewith whilst the other set is retained for record purpose.

Any amendment to the plans or modification to the design and specifications approved on the plans must be resubmitted in duplicate for further approval before the commencement of any installation or construction work.

You are required to inform this Department upon the completion of these safety requirements in order that an inspection could be arranged by my Officer. You are advised that any storage of Dangerous Goods without the necessary licence will result in legal action being taken against you and upon conviction you are liable to a fine of \$25,000 and to imprisonment for 6 months.

If you have any questions, please contact Mr. CHENG Chun-kit at 2417 5736. If necessary, you may also contact his supervisor, Mr. WONG Heung-wing at 2417 5719.

Yours faithfully,


(LIU Cheuk-fan)
for Director of Fire Services

Ref. Number and date should be quoted in reference to this letter
凡提及本信時請引述編號及日期

消防處
牌照及審批總區
新界葵涌興盛路八十六號
消防處葵涌辦公大樓三樓



FIRE SERVICES DEPARTMENT
LICENSING & CERTIFICATION COMMAND

3/F, FSD Kwai Chung Offices Building,
86 Hing Shing Road, Kwai Chung, N.T.

本處檔號 Our Ref.: FP 33/49605 EL01
來函檔號 Your Ref.:
圖文傳真 Fax: (852) 2382 2495
電話 Tel. No.: (852) 2718 7567
電郵 e-mail: fsvent@hkfsd.gov.hk

By Registered Mail

15 May 2013

Dear Sir(s),

LETTER OF COMPLIANCE
FOR ELECTRICAL INSTALLATION AT

Owner : Excel (HK) Industrial Ltd
Premises : 2 x Cat 5 Dangerous Goods U/G Tank
Address : Hung Tin Road, Ping Shan, Yuen Long - D.D. 124
Lots 856RP, 857 RP, 858RP, 859RP and 860RP
D.D. 127 Lots 238, 239 & 367

The explosion-proof electrical installation at the above premises was inspected on 09.05.2013 by officers of this Department. At the time of inspection, it was found that the installation was in compliance with related fire safety requirements in BS5345 / BS EN60079.

To: Excel (HK) Industrial Ltd
c/o Mension Consultants Limited
Unit 'C' 17th Floor,
Nathan Commercial Building,
430-436 Nathan Road, Kowloon
(Attn: Mr. K.KO)

Yours faithfully,

(LAM Sui-hang)
for Director of Fire Services

c.c. SDO(DG) - encl. drawing & equipment schedule
(Ref.: (8) in NT/N DG/85456)
(Fax No.: 2413 0873)

消防處
牌照及審批總區
危險品課

香港新界葵涌興盛路 86 號
消防處葵涌辦公大樓 4 字樓



FIRE SERVICES DEPARTMENT
LICENSING & CERTIFICATION COMMAND
DANGEROUS GOODS DIVISION

4/F., Fire Services Department Kwai Chung
Office Building, 86 Hing Shing Road,
Kwai Chung, New Territories, Hong Kong

本處檔號 Our Ref. (20) in NT/N DG/85456(LIFIPS#83222)

來函檔號 Your Ref.

圖文傳真 Fax: 2413 0873

電話 Tel. No. 2417 5757

Excel (HK) Industrial Limited

Flat/Rm 9, Block A, 2/F

Energy Industrial Centre,

2 Sun Fui Street, Yuen Long, N.T.

(Attn: Man Hon Fai)

30 May 2013

Dear Sir/Madam,

**Application for Licence of 2 x Category 5 Dangerous Goods U/G Tank
at Hung Tin Road, Ping Shan, Yuen Long –D.D.124 Lots 856RP, 857PR, 858RP,
859RP, and 860RP D.D.127 Lots 238, 239 & 367**

I have to inform you that your application for issue of the following Timber
Store/Dangerous Goods Licence(s) has been approved: -

Type & Quantity of Goods to be stored	Licence Fee
Licence No. L000238 23000L x U/G tanks for Toluene (Category 5 Class 1 Div. 1)	\$2,300.00
Licence No. L000239 23000L x U/G tanks for Isopropyl Alcohol (Category 5 Class 1 Div. 2)	\$2,300.00

You may obtain the licence(s) by one of the following methods:

Method (1) – In Person

You may call in person together with this letter at the Shroff Office during the following period to make the payment in cash or by cheque and collect the licence(s):

Monday to Friday	9:00 a.m.	-	12:30 p.m.
(Except Public Holidays)	2:00 p.m.	-	4:30 p.m.

Method (2) – By Post

Payment by cheque together with this letter may be sent to the Shroff Office. Upon receiving the payment, the licence(s) will be mailed to you by registered post.

Method (3) – Drop-in Box

Payment by cheque together with this letter may be placed in the drop-in box at Shroff Office. Upon receiving the payment, the licence(s) will be mailed to you by registered post.

Please also note the following:

- (i) The address of the Shroff Office is "Licensing & Certification Command Headquarters, Room 515, 5th Floor, Fire Services Headquarters Building, 1 Hong Chong Road, Tsimshatsui East, Kowloon" (Telephone number: 2733 7608);
- (ii) All cheques shall be made payable to "The Government of the Hong Kong Special Administrative Region" and crossed; and
- (iii) Post-dated cheque will not be accepted.

Yours faithfully,

(LIU Cheuk-fan)
for Director of Fire Services

c.c. Licensing Office, HQ (LC)

THE GOVERNMENT OF THE HONG KONG
SPECIAL ADMINISTRATIVE REGION

香港特別行政區政府

Dangerous Goods Ordinance

Chapter 295

Section 6 and Section 9

危險品條例

第二百九十五章

第六條及第九條

STORE AND USE LICENCE FOR SCHEDULE 2 DANGEROUS GOODS (S2DG)

S2 危險品貯存暨使用牌照

1. Name of the licensee
持牌人的姓名或名稱 **Excel(HK) Industrial Limited**

2. Particulars of S2DG permitted to be stored or used
獲准貯存或使用的 S2 危險品的詳情

UN number/ HK number 聯合國編號/ 香港編號	Proper Shipping Name 正式運輸名稱	Class 類別	Subsidiary Hazard 次要危險性	Packing Group 包裝類別	Maximum quantity for the storage and use in aggregate 總共貯存和使用的最多分量
UN 1219	ISOPROPANOL (also known as ISOPROPYL ALCOHOL)	Class 3	None	PG II	23,000 litres

3. Particulars of the licensed store
有關持牌貯存所的詳情

(a) Address of the store
貯存所的地址 **Hung Tin Road, Ping Shan, DD124 Lots 856RP to 860RP, DD127 Lots
238,239 & 367, Yuen Long, N.T.**

(b) Location(s) at which the S2DG may be stored
可貯存有關 S2 危險品的地點 **Underground Tank 2**

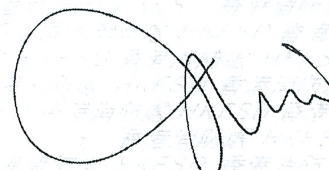
4. Location(s) at which the S2DG may be used
可使用有關 S2 危險品的地點 **Within the fenced openground as demarcated on the plans endorsed on
30.4.2012**

5. Prescribed fee for the licence
牌照的訂明費用 **\$2,760.00**

6. Date on which the licence is first granted
首次批給牌照的日期 **30/05/2023**

7. Validity period of the licence
牌照的有效期 **30/05/2023 - 29/05/2024**

8. This licence is subject to the endorsed conditions overleaf.
本牌照受後頁已批註的條件所規限。



(CHEUNG Ngao-tin)
for Director of Fire Services
消防處處長
(張傲天 代行)

THE GOVERNMENT OF THE HONG KONG
SPECIAL ADMINISTRATIVE REGION

香港特別行政區政府

Dangerous Goods Ordinance

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STORE AND USE LICENCE FOR SCHEDULE 2 DANGEROUS GOODS (S2DG)

S2 危險品貯存暨使用牌照

1. Name of the licensee
持牌人的姓名或名稱 **Excel(HK) Industrial Limited**

2. Particulars of S2DG permitted to be stored or used
獲准貯存或使用的 S2 危險品的詳情

UN number/ HK number 聯合國編號/ 香港編號	Proper Shipping Name 正式運輸名稱	Class 類別	Subsidiary Hazard 次要危險性	Packing Group 包裝類別	Maximum quantity for the storage and use in aggregate 總共貯存和使用的最多分量
UN 1294	TOLUENE	Class 3	None	PG II	23,000 litres

3. Particulars of the licensed store
有關持牌貯存所的詳情

(a) Address of the store
貯存所的地址 **Hung Tin Road, Ping Shan, DD124 Lots 856RP to 860RP, DD127 Lots
238,239 & 367, Yuen Long, N.T.**

(b) Location(s) at which the S2DG may be stored
可貯存有關 S2 危險品的地點 **Underground Tank 1**

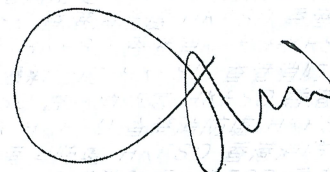
4. Location(s) at which the S2DG may be used
可使用有關 S2 危險品的地點 **Within the fenced openground as demarcated on the plans endorsed on
30.4.2012**

5. Prescribed fee for the licence
牌照的訂明費用 **\$2,760.00**

6. Date on which the licence is first granted
首次批給牌照的日期 **30/05/2023**

7. Validity period of the licence
牌照的有效期 **30/05/2023 - 29/05/2024**

8. This licence is subject to the endorsed conditions overleaf.
本牌照受後頁已批註的條件所規限。

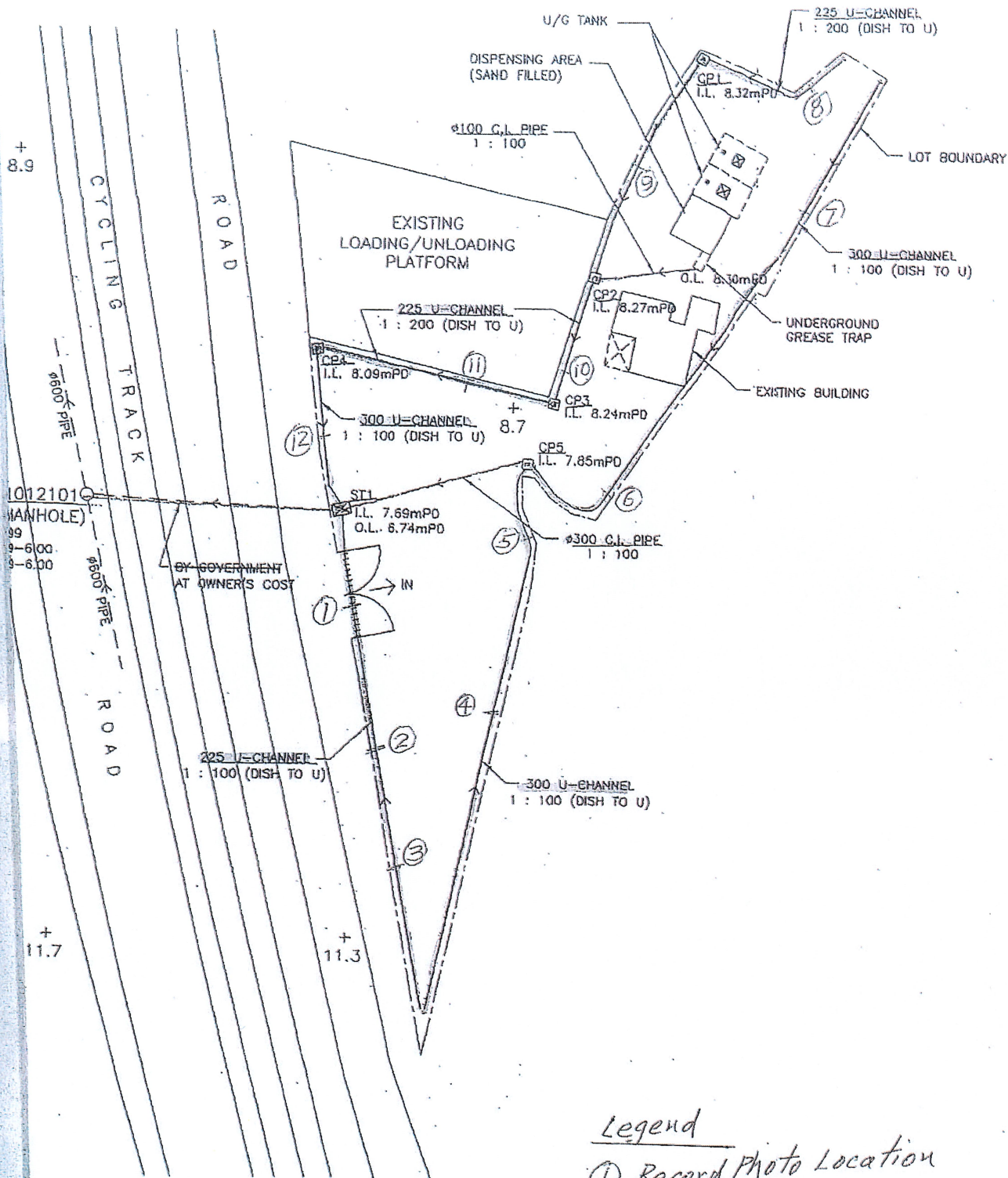


(CHEUNG Ngao-tin)
for Director of Fire Services
消防處處長
(張傲天 代行)

Re.: Planning application # TPB/A/HSK/270

補充資料

(6) Drainage Layout Plan & 明渠照片



DRAINAGE LAYOUT PLAN
(1:500)

Legend

- ① Record Photo Location
- Surface channel
- U/G drains (CCTV test)

Existing D.G. (Cat 3)
Underground Tanks, equipped
with pumps
(Approx Size:-
(2.7m x 4.3m Long x 2.4m deep)

Application
Site

Existing Loading/unloading
Platform with cover above
to shelter the sunlight/rain

1 storey (5.9m high) with
cover area (230.19m²)

3 parking spaces for
cars/motor vehicles
(16m x 3.50m)

Existing Building shall be used
as Guard Room. (1 storey / 3.50m)

Note:- The other areas under the
application shall be open
space for car manoeuvring

DD127

DD124

WING TIN ROAD

±12.3

±10.1

LOCATION 2



LOCATION 3



LOCATION 4



LOCATION 1



LOCATION 5



LOCATION 6



LOCATION 7



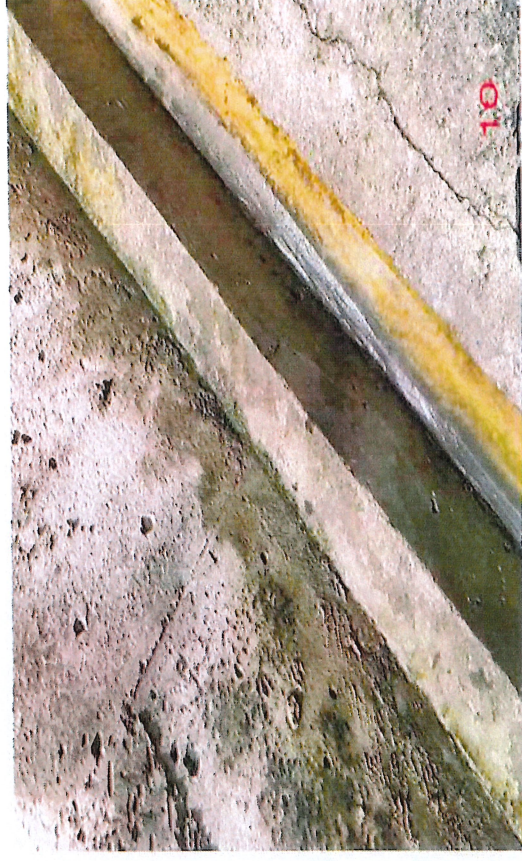
LOCATION 8



LOCATION 9



LOCATION 10



LOCATION 11



LOCATION 12



Re.: Planning application # TPB/A/HSK/270

補充資料

(7) CCTV Inspection Report for Underground Pipeline

CCTV Inspection Report for Underground Pipeline

**Location: LOTS 238, 239 & 367 in DD 127 HUNG TIN ROAD
PING SHAN, YUEN LONG**

Survey Dates: 08 JULY , 2023

Surveyor's Company:

Tai Hung Engineering Co. Ltd.

Signature:  Date: 26-07-2023

Contractor:

EXCEL(HK) INDUSTRIAL LIMITED

Flat 9, Block A, 2/F Energy Industrial Centre

2 San Fui Street, Yuen Long

Tel : (852)2565 0238 Fax : (852)2562 5374

Email : dahfatchemical@yahoo.com.hk

Project: CCTV Inspection for Underground Pipeline
Location: LOTS 238,239 &367 in DD127 Hung Tin Road Ping Shan Yuen Long
Survey Date: 08 Jul 2023

Table of Contents

- 1.0 Summary of Pipelines (Form A)
- 2.0 Summary of Defects (Form B)
- 3.0 CCTV Survey Coding Record (Form C) and Conditions Photographs (Form D)
- 4.0 Sewer Condition Codes and Defect Grade Description
- 5.0 Site Plan

Project: CCTV Inspection for Underground Pipeline
Location: LOTS 238,239 &367 in DD127 Hung Tin Road Ping Shan Yuen Long
Survey Date: 08 Jul 2023

1.0 Summary of Pipelines (Form A)

Summary of Pipelines

Project/Contract/Wo No. Slope Reference No.

Date : 08.07.23

Location : LOTS 238,239 & 367 in DD127 Hung Tin Road Ping Shan Yuen Long

Drain / Sewer use : Foul / Surface water

Item	Manhole		Pipe			Manhole(From)			Grades			Remarks
	From	To	Lengths(m)	Size(mm)	Material	I.L.	C.L.	Depths(mm)	SCG	ICG	SPG	
1	CP2	GREASE TRAP	008.4	100	CI				0	0	Z	
2	CP5	ST1	014.4	300	CO				0	0	Z	

Project: CCTV Inspection for Underground Pipeline
Location: LOTS 238,239 &367 in DD127 Hung Tin Road Ping Shan Yuen Long
Survey Date: 08 Jul 2023

2.0 Summary of Defects (Form B)

Summary of Defects

Works Order No.				Colour CCTV Drainage Survey																			
				Pipe										Service Condition							MISC		
Item No.	Manhole		Meters (m)	Urgent	Cracked	Fractured	Broken	Deformed	Collapsed	Hole	Surface Spalling/Wear	Joint Displaced	Open Joint	Roots	Infiltration	Encrustation	Silt	Grease	Obstruction	Water Line	Line	Survey Abandoned	camera Under Water
	From	To																					
001	CP2	GREASE TRAP	008.4																	1			
002	CP5	ST1	014.4																	1			
		Total	22.8																	2			

Project: CCTV Inspection for Underground Pipeline
Location: LOTS 238,239 &367 in DD127 Hung Tin Road Ping Shan Yuen Long
Survey Date: 08 Jul 2023

3.0 CCTV Survey Coding Record (Form C) and Conditions Photographs (Form D)

Contact No. <input type="text"/>		Job No. <input type="text"/>		Drainage Area Code <input type="text"/>		Div <input type="text"/> District <input type="text"/>		Pipe Length Reference <input type="text"/>	
Date <input type="text"/>		Time <input type="text"/>		Road Name <input type="text"/>		Place <input type="text"/>		Invert Level <input type="text"/>	
Start Manhole No. <input type="text"/>		CP5		Depth <input type="text"/>		Cover Level <input type="text"/>		Invert Level <input type="text"/>	
Use <input type="text"/>		Direction <input type="text"/>		Size (dia) <input type="text"/>		Shape <input type="text"/>		Material <input type="text"/>	
300		X		C		CO		ST1	
Finish Manhole No. <input type="text"/>		Invert Level <input type="text"/>		Cover Level <input type="text"/>		Depth <input type="text"/>		Invert Level <input type="text"/>	
Lining <input type="text"/>		Pipe Length <input type="text"/>		Total Length <input type="text"/>		Year Laid <input type="text"/>		Cont. Page No. <input type="text"/>	
-		-		14.4		Z		Z	

Video Tape No. _____

Purpose	Cat	Preclean	Weather	Location	Further Location Details (Slope Ref.)
A	Z	Y	1	A	

[illegible]

Contract No. :

CCTV SURVEY

Works Order No. :

Summary of CCTV Survey Results:

ID	Pipe Length Ref.	Start MH	Finish MH	Survey Area	Function	Size	Grade	Length	Clean	Remarks
1	GREASE TRAPX	CP2	GREASE TRAP	-	F	100	1	8.4m	Y	FH
2	CP5X	CP5	ST1	-	S	300	1	14.4m	Y	FH

CCTV Survey Report

Heading

Contract No. Purpose	Structural defects	Operator Job No.		Date Time	08.07.23	ID PLR	001 GREASE TRAPX
Start MH Depth	CP2	Finish MH Depth	GREASE TRAP	Weather Cleaned	Dry Yes	Use Direction	Foul Upstream
Cover Level		Cover Level		Score	0	Pipe Length	
Invert Level		Invert Level		Grade	1	Total Length	8.4
Road Location	LOTS 238,239 & 367 in DD127 Hung Tin Road Ping Shan Yuen Long			Size	100 mm		
Loc. Code	Main road - urban			Shape	Circular		
Area Code	-			Material	Cast iron		
District	-			Lining	Nil		
Division	-			Comment			
Category	Z			Loc. Details			
				Tape			

Coding

Video No.	1:75	Chainage	Code	Observation	Photo	Grade
		0.0	ST	Start Of Survey		0
		0.0	MH	Manhole Remark : CP2		0
		0.0	WL	Water Level, 5 % height/diameter		0
		0.0	GP	General Photograph	001	0
		2.0	GP	General Photograph	002	0
		5.1	GP	General Photograph	003	0
		7.5	GP	General Photograph	004	0
		8.4	MH	Manhole Remark : GREASE TRAP		0
		8.4	FH	Finished Survey		0

• Structural Defects
• Service Defects

• Structural Defects with Grade 4 or 5
• Service Defects with Grade 4 or 5

• Constructional Features
• Miscellaneous Features

CCTV Photographs

Road Location	LOTS 238,239 & 367 in DD127 Hung Tin Road Ping Shan Yuen31erigMH LOTS 238,239 & 367 in DD127 Hung Tin Road Ping Shan Yuen31erigPt.	CP2 GREASE TRAP	Size Shape Material	100 mm Circular Cast iron	ID PLR	001 GREASE TRAPX
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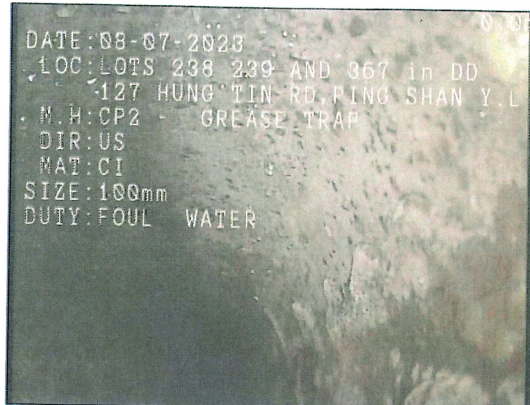


Photo Ref.: 001
Video Tape :
Observation : General Photograph

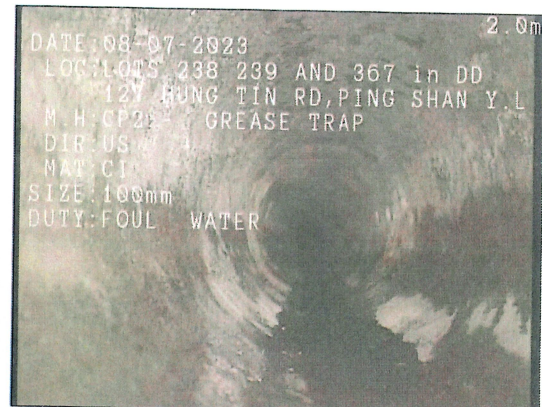


Photo Ref.: 002
Video Tape :
Observation : General Photograph

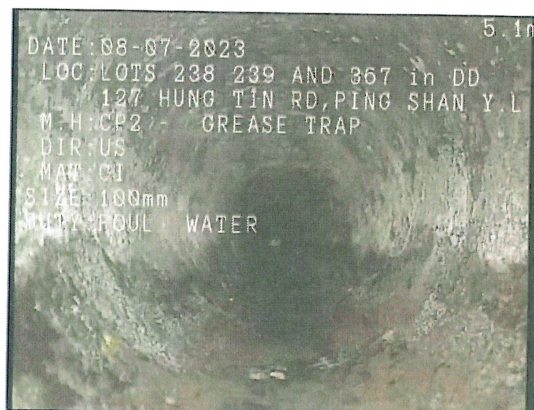


Photo Ref.: 003
Video Tape :
Observation : General Photograph

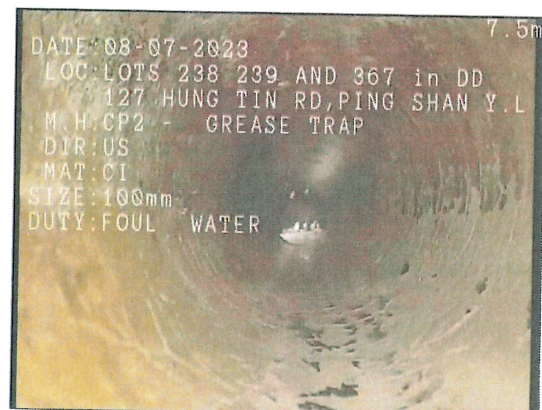


Photo Ref.: 004
Video Tape :
Observation : General Photograph

- Structural Defects
- Service Defects

- Structural Defects with Grade 4 or 5
- Service Defects with Grade 4 or 5

- Constructional Features
- Miscellaneous Features

CCTV Survey Report

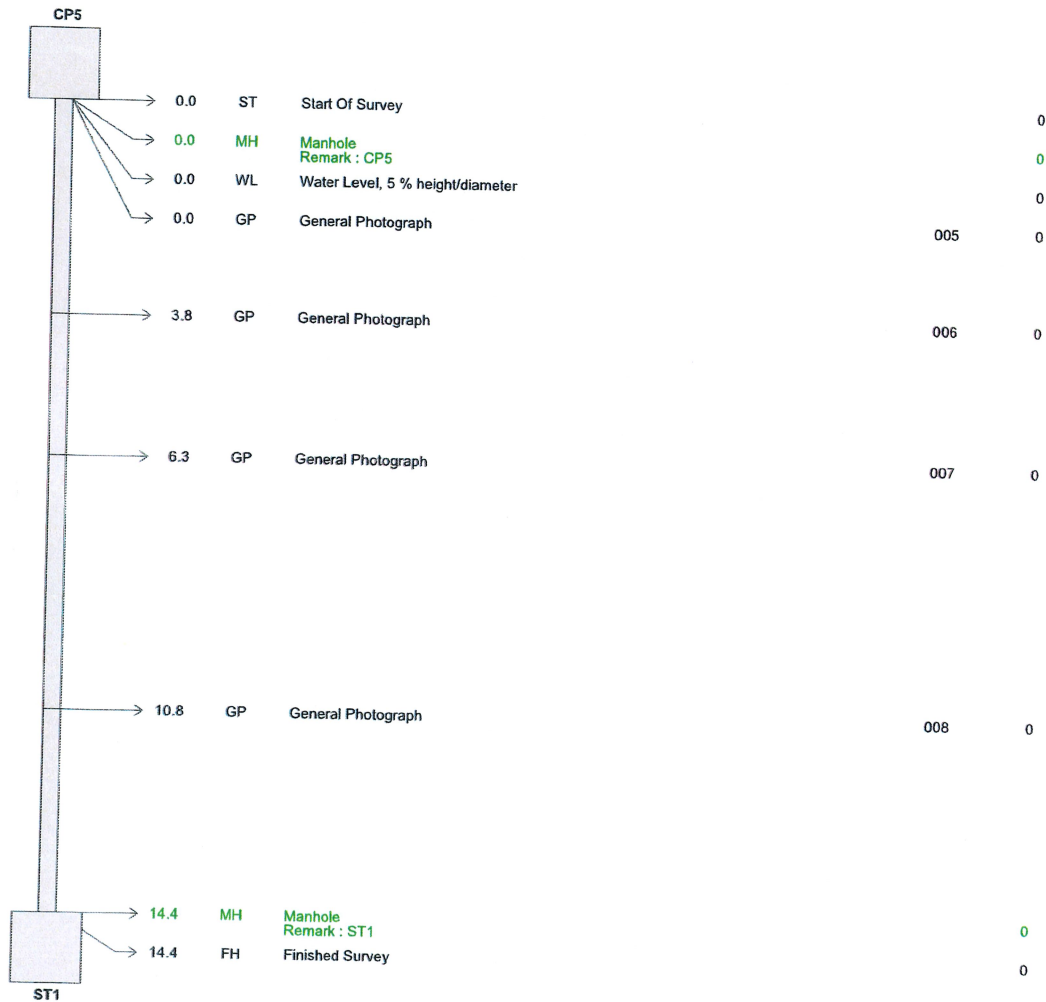
Heading

Contract No. Purpose	Structural defects	Operator Job No.		Date Time	08.07.23	ID PLR	002 CP5X
Start MH Depth Cover Level Invert Level	CP5	Finish MH Depth Cover Level Invert Level	ST1	Weather Cleaned Score Grade	Dry Yes 0 1	Use Direction Pipe Length Total Length	Surface water Downstream 14.4
Road Location Loc. Code Area Code District Division Category	LOTS 238,239 & 367 in DD127 Hung Tin Road Ping Shan Yuen Long LOTS 238,239 & 367 in DD127 Hung Tin Road Ping Shan Yuen Long Main road - urban			Size Shape Material Lining Comment Loc. Details Tape	300 mm Circular Concrete Nil		

Coding

Video No.	1:125	Chainage	Code	Observation	Photo	Grade
-----------	-------	----------	------	-------------	-------	-------

FLOW



- Structural Defects
- Service Defects

- Structural Defects with Grade 4 or 5
- Service Defects with Grade 4 or 5

- Constructional Features
- Miscellaneous Features

CCTV Photographs

Road LOTS 238,239 &367 in DD127 Hung Tin Road Ping Shan Yuen
Location LOTS 238,239 &367 in DD127 Hung Tin Road Ping Shan Yuen

CP5
ST1

Size 300 mm
Shape Circular
Material Concrete

ID 002
PLR CP5X

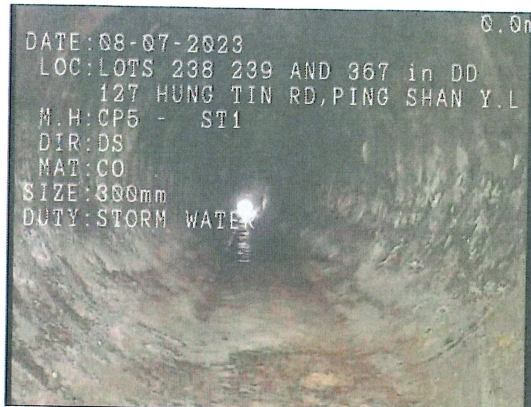


Photo Ref. : 005
Video Tape :
Observation : General Photograph

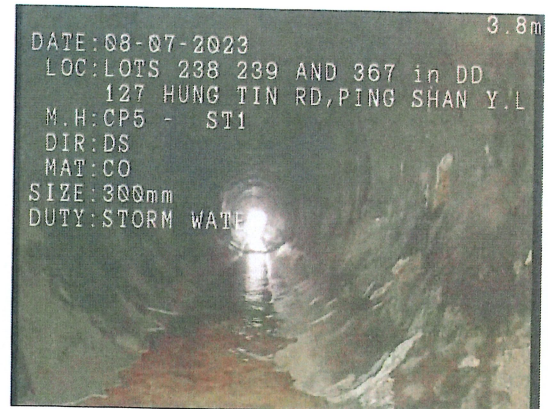


Photo Ref. : 006
Video Tape :
Observation : General Photograph



Photo Ref. : 007
Video Tape :
Observation : General Photograph



Photo Ref. : 008
Video Tape :
Observation : General Photograph

- Structural Defects
- Service Defects

- Structural Defects with Grade 4 or 5
- Service Defects with Grade 4 or 5

- Constructional Features
- Miscellaneous Features

Project: CCTV Inspection for Underground Pipeline
Location: LOTS 238,239 &367 in DD127 Hung Tin Road Ping Shan Yuen Long
Survey Date: 08 Jul 2023

4.0 Sewer Condition Codes and Defect Grade Description

Project: CCTV Inspection for Underground Pipeline
 Location: LOTS 238,239 &367 in DD127 Hung Tin Road Ping Shan Yuen Long
 Survey Date: 08 Jul 2023

Sewer Condition Codes

Code	Definition	Grade
B(J)	Broken pipe at ... (OR from ... to ...) o'clock (at joint)	4
BR	Branch major	0
CC(J)	Crack circumferential from ... to ... o'clock (at joint)	2
CL(J)	Crack longitudinal at ... o'clock (at joint)	2
CM(J)	Cracks multiple from ... to ... o'clock (at joint)	3
CN	Connection at ... o'clock, diameter ... mm	0
CNI	Connection at ... o'clock, diameter ... mm, intrusion ... mm	4
CU	Camera under water	0
CX	Connection defective at o'clock, diameter ... mm	4
CXI	Connection defective at o'clock, diameter ... mm, intrusion ... mm	4
D	Deformed sewer ... %	5
DB	Displaced bricks at ... (OR from ... to ...) o'clock	2
DC	Dimension of sewer changes, new dimension ... mm	0
DE(J)	Debris ... % cross-sectional area loss (at joint)	1
DEG(J)	Debris grease ... % cross-sectional area loss from ... to ... o'clock (at joint)	1
DES(J)	Debris silt ... % cross-sectional area loss (at joint)	1
DH	Deformed horizontal ... % decrease in horizontal dimension	5
DI	Dropped invert, gap ... mm	
DV	Deformed vertical ... % decrease in vertical dimension	5
EL(J)	Encrustation light from ... to ... o'clock (at joint)	2
EM(J)	Encrustation medium from ... to ... o'clock ... % cross-sectional area loss (at joint)	4
EH(J)	Encrustation heavy from ... to ... o'clock ... % cross-sectional area loss (at joint)	5
ESL	Scale light ... % cross-sectional area loss from ... to ... o'clock	1
ESM	Scale medium ... % cross-sectional area loss from ... to ... o'clock	4
ESH	Scale heavy from ... to ... o'clock ... %	5
FC(J)	Fracture circumferential from ... to ... o'clock (at joint)	3
FL(J)	Fracture longitudinal at ... o'clock (at joint)	3
FM(J)	Fracture multiple from ... to ... o'clock (at joint)	3
FH	Finish of survey length	0

Project: CCTV Inspection for Underground Pipeline
Location: LOTS 238,239 &367 in DD127 Hung Tin Road Ping Shan Yuen Long
Survey Date: 08 Jul 2023

Sewer Condition Codes

Code	Definition	Grade
GO	General observation at this point	0
GP	General photograph number ... taken at this point	0
H	Hole in sewer at ... (OR from ... to ...) o'clock	4
IS(J)	Infiltration seeper at ... (OR from ... to ...) o'clock (at joint)	2
ID(J)	Infiltration dripper at ... (OR from ... to ...) o'clock (at joint)	3
IR(J)	Infiltration runner at ... (OR from ... to ...) o'clock (at joint)	4
IG(J)	Infiltration gusher at ... (OR from ... to ...) o'clock (at joint)	5
JDL	Joint displaced large	2
JDM	Joint displaced medium	1
JN	Junction at ... o'clock, diameter ... mm	0
JX	Junction defective at ... o'clock, diameter ... mm	4
LC	Lining of sewer changes/starts/finishes at this point	0
LD	Line of sewer deviates down	0
LL	Line of sewer deviates left	0
LN	Lining defect at ... (OR from ... to ...) o'clock	
LR	Line of sewer deviates right	0
LU	Line of sewer deviates up	0
MB	Missing Bricks at ... (OR from ... to ...) o'clock	4
MC	Material of sewer changes at this point	0
MH	Manhole / node	0
MS	Mortar missing surface at ... (OR from ... to ...) o'clock	1
MM	Mortar missing medium at ... (OR from ... to ...) o'clock	2
MT	Mortar missing total at ... (OR from ... to ...) o'clock	3
OB(J)	Obstruction ... % height/diameter loss (at joint)	2
OJM	Open joint medium	1
OJL	Open joint large	2
PC	Length of pipe forming sewer changes at this point, new length ... mm	0

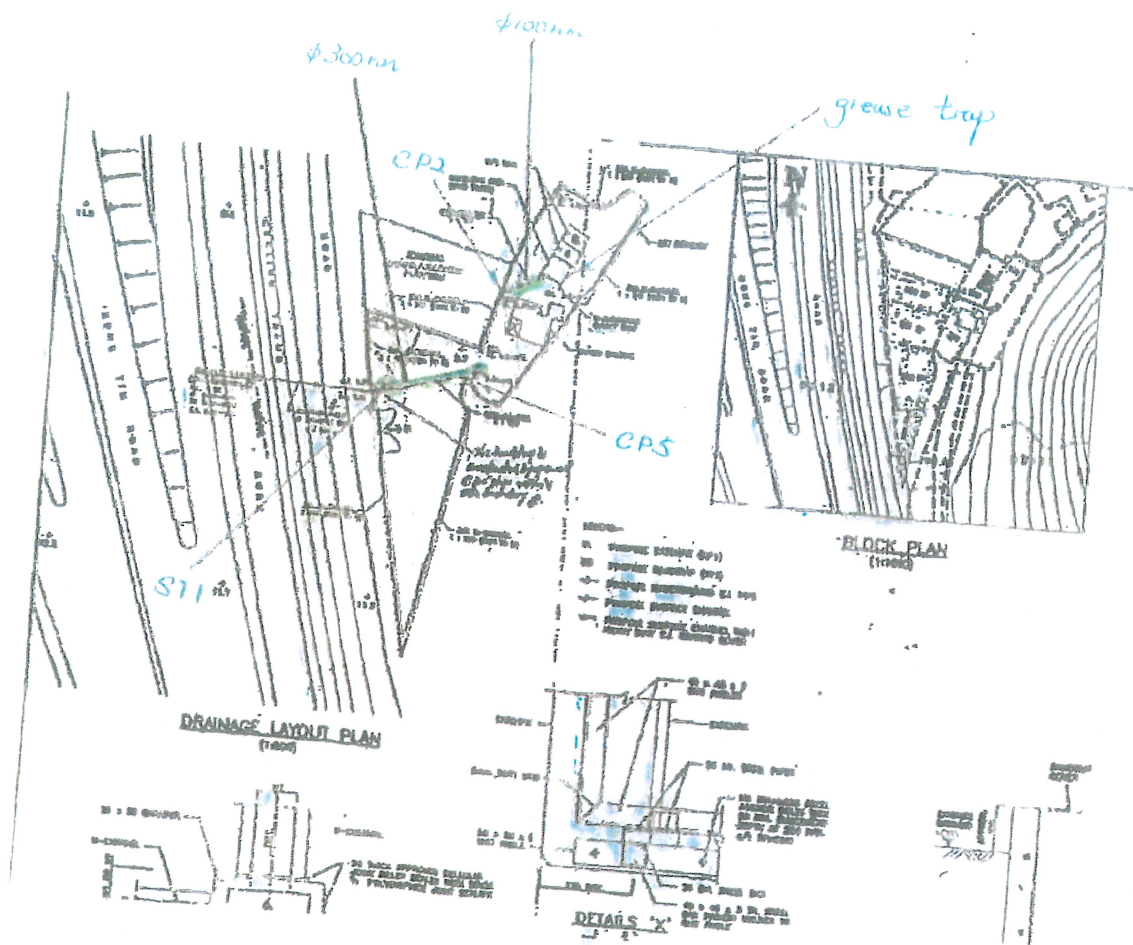
Project: CCTV Inspection for Underground Pipeline
 Location: LOTS 238,239 &367 in DD127 Hung Tin Road Ping Shan Yuen Long
 Survey Date: 08 Jul 2023

Sewer Condition Codes

Code	Definition	Grade
RF(J)	Roots fine (at joint)	1
RT(J)	Roots tap (at joint)	3
RM(J)	Roots mass ... % cross-sectional area loss (at joint)	5
SA	Survey abandoned	0
SC	Shape of sewer changes at this point	0
SSS	Surface damage, spalling slight at ... (OR from ... to ...) o'clock	2
SSM	Surface damage, spalling medium at ... (OR from ... to ...) o'clock	3
SSL	Surface damage, spalling large at ... (OR from ... to ...) o'clock	4
SWS	Surface damage, wear slight at ... (OR from ... to ...) o'clock	2
SWM	Surface damage, wear medium at ... (OR from ... to ...) o'clock	3
SWL	Surface damage, wear large at ... (OR from ... to ...) o'clock	4
ST	Start of survey length	0
V	Vermin (rats and mice)	3
WL	Water level ... % height / diameter	0
X	Sewer collapsed ... % cross-sectional area loss	5

Project: CCTV Inspection for Underground Pipeline
Location: LOTS 238,239 &367 in DD127 Hung Tin Road Ping Shan Yuen Long
Survey Date: 08 Jul 2023

5.0 Site Plan



LOC: Lots. 238, 239 and 367 in P.D. 127.

HUNG TIN RD, PING SHAN, YUEN LONG

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



Fw: Planning Application No. A/HSK/488

17/10/2023 10:05

From: tmylwdpo_pd/PLAND/HKSARG
To: Charlotte Cheuk Ying LAM/PLAND/HKSARG@PLAND
Cc: Simon PH CHAN/PLAND/HKSARG@PLAND, Charlie Siu Hin TSUI/PLAND/HKSARG@PLAND
File Ref:

----- Forwarded by tmylwdpo_pd/PLAND/HKSARG on 17/10/2023 10:05 -----

From: <tpbpd@pland.gov.hk>
To: <tmylwdpo@pland.gov.hk>
Cc: <ymyyiu@pland.gov.hk>
Date: 17/10/2023 09:59
Subject: Fw: Planning Application No. A/HSK/488

From: dahfatchemical <dahfatchemical@yahoo.com.hk>
Sent: Tuesday, October 17, 2023 9:25 AM
To: tpbpd@pland.gov.hk
Subject: Planning Application No. A/HSK/488

Dear Sir / Madam ,

We'd like to enclose the following supplementary information for your further consideration:

i) A statement/undertaking to confirm there is no change in the layout and proposed uses as compared with the previous application; and

ii) A full set of valid F.S. 251(s) covering all the FSIs implemented on the application site.

*** Remark: The Certificates of Fire Service Installation and Equipment show "Cat. 5 D.G. U/G Tanks, but the Department has then changed the D.G. category from Cat. 5 to Cat. 3 D.G. in later this year.

Should you have any query, please feel free to contact us.

Thank you for your kind attention !

Yours faithfully,
Mr. Mak



TPB - statement.pdf F S 251(s).pdf

卓高 (香港) 實業有限公司

香港新界元朗新灰街 2 號盛力工業中心 A 座 2 樓 9 室

電話: (852) 2565-8896

傳真: (852) 2562-5374

日期: 二零二三年十月十六日

城規會秘書處

香港北角渣華道 333 號

北角政府合署十五樓

Your Ref.: A/HSK/488

敬啟者:

規劃申請編號: A/HSK/488

新界元朗屏山洪天路丈量約份第 124 約地段第 856 號餘段、第 857 號餘段、
第 858 號餘段、第 859 號餘段及第 860 號餘段、

丈量約份第 127 約地段第 238 號、第 239 號及第 367 號 (「該地段」)

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 3 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
「臨時危險品倉庫 (第三類危險品) 的規劃許可續期」用途

我司繼續申請有關規劃許可續期, 有關消防署的意見, 現確認該地段的佈局和
擬議用途跟原來規劃許可申請編號: A/HSK/270 相同沒有任何改變, 並附上消防裝置及
設備證書 F.S. 251(s) 供參考。

有勞之處, 在此致謝!

此致
城規會秘書處

EXCEL (HK) INDUSTRIAL LTD.



麥漢輝

電話: [REDACTED]

FIRE SERVICE (INSTALLATIONS AND EQUIPMENT) REGULATIONS

消防(裝置及設備)規例

(Regulation 9(1))

(第九條(1)款)

CERTIFICATE OF FIRE SERVICE INSTALLATION AND EQUIPMENT

消防裝置及設備證書

FSD Ref.: _____
消防處檔號

A 8928221

Name of Client : _____
顧客姓名Name of Building : _____
樓宇名稱Street No./Town Lot : DD 124 Lots 856RP, 857RP, 858RP, 859RP, 860RP
門牌號數/市地段 DD 127 Lots 238, 239, 367 Street/Road/Estate Name : _____
街道/屋苑名稱 Hung Tin RoadBlock : _____ District : Ping Shan, Yuen Long Area : ☐ HK ☐ K ☒ NT
座 分區 地區 香港 九龍 新界Type of Building 樓宇類型 : ☐ Industrial 工業 ☐ Commercial 商業 ☐ Domestic 住宅 ☐ Composite 綜合 ☐ Licensed premises 持牌處所 ☐ Institutional 社團Part 1 Annual Inspection ONLY
第一部 只適用於年檢事項

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

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s) 位置	Comment on Condition 狀況評述	Completion Date 完成日期(DD/MM/YY)	Next Due Date 下次到期日(DD/MM/YY)
24	2 nos 5kg CO2 gas f.e	As above (2 Cat. 5 D.G. U/G Tanks)	Defect, see part 3	18-1-2023	17-1-2024
24	1 no 68kg dry powder f.e	As above (2 Cat. 5 D.G. U/G Tanks)	Defect, see part 3	18-1-2023	17-1-2024

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

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

Part 3 第三部 Defects 損壞事項

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s) 位置	Outstanding Defects 未修缺點	Comment on Defects 缺點評述
24	2 nos 5kg CO2 gas f.e	As above (2 Cat. 5 D.G. U/G Tanks)	過五年期	需更換
24	1 no 68kg dry powder f.e	As above (2 Cat. 5 D.G. U/G Tanks)	過五年期	需要測試水壓 / 更換

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

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

**如證書涉及年檢事項, 應張貼於大廈
或處所當眼處以供消防處人員查核**

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

Authorized
Signature :
授權人簽署Name :
姓名FSD/RC No. :
消防處註冊號碼Company Name :
公司名稱Telephone :
聯絡電話Date :
日期

Wong Hoi Hang

RC 3 / 697

Hang Yue Engineering
Consultants Limited

3617 7738

20-1-2023

For FSD
use only:

Inspected

Key-in

Verified

FIRE SERVICE (INSTALLATIONS AND EQUIPMENT) REGULATIONS

FSD Ref.: _____
消防處檔號

消防(裝置及設備)規例

(Regulation 9(1))

(第九條(1)款)

A 8928168

CERTIFICATE OF FIRE SERVICE INSTALLATION AND EQUIPMENT

消防裝置及設備證書

Name of Client :

顧客姓名

Name of Building :

樓宇名稱

Street No./Town Lot :

門牌號數/市地段

DD 124 Lots 856RP, 857RP, 858RP, 859RP, 860RP

DD 127 Lots 238, 239, 367

Street/Road/Estate Name :

街道/屋苑名稱

Hung Tin Road

Block :

座

District :

分區

Ping Shan, Yuen Long

Area :

地區

☐ HK

香港

☐ K

九龍

☒ NT

新界

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

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

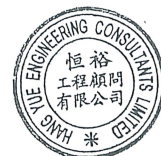
Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s) 位置	Comment on Condition 狀況評述	Completion Date 完成日期(DD/MM/YY)	Next Due Date 下次到期日(DD/MM/YY)
			NIL.		

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

Code 編碼 (1-35)	Type of FSI 裝置類型	Location(s) 位置	Nature of Work Carried out 完成之工作內容	Comment on Condition 狀況評述	Completion Date 完成日期(DD/MM/YY)
24	2 nos 5kg CO2 gas f.e	As above (2 Cat. 5 D.G. U/G Tanks)	To supply	Conforms with FSD requirements	11-2-2023 (defect FS251 No. A8928221)
24	1 no 68kg dry powder f.e	As above (2 Cat. 5 D.G. U/G Tanks).	Hydraulic Test 68kg Wheeled Dry Powder f.e		

Part 3 第三部 Defects 損壞事項

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



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

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

**如證書涉及年檢事項, 應張貼於大廈
或處所當眼處以供消防處人員查核**

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

Authorized
Signature :
授權人簽署Name :
姓名

Wong Hoi Hang

FSD/RC No. :
消防處註冊號碼

RC 3 / 697

Company Name :
公司名稱Hang Yue Engineering
Consultants LimitedTelephone :
聯絡電話

3617 7738

Date :
日期

11-2-2023

For FSD
use only:

Inspected

Key-in

Verified

**Extract of Town Planning Board Guidelines
on Renewal of Planning Approval
and Extension of Time for Compliance
with Planning Conditions for Temporary Use or Development**
(TPB PG-No. 34D)

1. The criteria for assessing applications for renewal of planning approval include:
 - (a) whether there has been any material change in planning circumstances since the previous temporary approval was granted (such as a change in the planning policy/land-use zoning for the area) or a change in the land uses of the surrounding areas;
 - (b) whether there are any adverse planning implications arising from the renewal of the planning approval (such as pre-emption of planned permanent development);
 - (c) whether the planning conditions under previous approval have been complied with to the satisfaction of relevant Government departments within the specified time limits;
 - (d) whether the approval period sought is reasonable; and
 - (e) any other relevant considerations.

Under normal circumstances, the approval period for renewal should not be longer than the original validity period of the temporary approval. In general, the Board is unlikely to grant an approval period exceeding three years unless there are strong justifications and the period is allowed for under the relevant statutory plans. Depending on the circumstances of each case, the Board could determine the appropriate approval period, which may be shorter than the time under request.

Previous s.16 applications covering the Application Site

Approved Applications

	<u>Application No.</u>	<u>Proposed Use(s)/Development(s)</u>	<u>Date of Consideration (RNTPC)</u>
1	A/YL-PS/347	Proposed Dangerous Goods Godown (Cat. 5 Dangerous Goods)	23.9.2011 (5 Years) (Revoked on 23.9.2012)
2	A/YL-PS/401	Proposed Dangerous Goods Godown (Cat. 5 Dangerous Goods)	21.12.2012 (5 Years)
3	A/HSK/41	Temporary Dangerous Goods Godown (Cat. 5 Dangerous Goods) for a Period of 3 Years	26.1.2018
4	A/HSK/270	Renewal of Planning Approval for Temporary Dangerous Goods Godown (Cat. 5 Dangerous Goods) for a Period of 3 Years	18.12.2020

Rejected Application

	<u>Application No.</u>	<u>Proposed Use(s)/Development(s)</u>	<u>Date of Consideration (RNTPC)</u>	<u>Rejection Reason</u>
1	A/YL-PS/324	Proposed Open Parking of Vehicles for Cat. 5 Dangerous Goods [Open Storage of Dangerous Goods]	15.10.2010 (Rejected)	(1)

Rejection Reason

- (1) Not in line with the then Town Planning Board Guidelines No. 13E in that the Director of Fire Services objected to the application.

Government Departments' General Comments

1. Land Administration

Comments of the District Lands Officer/Yuen Long, Lands Department:

- no adverse comment on the application; and
- according to his record, there is no lease modification/land exchange application or building plan submission in relation to development at the application site (the Site) approved/under processing.

2. Traffic

(a) Comments of the Commissioner for Transport:

No adverse comment on the application from traffic engineering point of view.

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

No adverse comment on the application from highway maintenance point of view.

3. Drainage

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

- no objection in principle to the application from drainage point of view; and
- a condition should be stipulated requiring the applicant to submit a revised condition record of the existing drainage facilities to his satisfaction.

4. Environment

Comments of the Director of Environmental Protection:

- it is noted that the applied use is an existing use approved previously under planning application No. A/HSK/270 with conditions. Measures required under approval conditions including: (i) provision of 100mm thick concrete box to enclose the underground tanks; (ii) provision of a 100mm bund wall around the distribution area of 4m x 4m above each of underground tank with a peripheral channel; and (iii) provision of an underground sump tank equipped with an oil/grease trap, were already in place and considered complied with;
- provided the above measures would remain in place, he has no comment on the application; and
- there was no environmental complaint pertaining to the Site received in the past three years.

5. **Fire Safety**

Comments of the Director of Fire Services:

No in-principle objection to the renewal application subject to the existing fire service installations implemented on the Site being maintained in an efficient working order at all times.

6. **Building Matters**

Comments of the Chief Building Surveyor/New Territories West, Buildings Department:

- no adverse comment on the application;
- an occupation permit No. NT 18/2013(OP) was issued on 10.4.2013 for “2 nos. underground storage tanks for non-domestic use”;
- there is no record of approval by the Building Authority for the existing structures at the Site; and
- there is no building plan submission in relation to development at the Site approved/under processing.

7. **Water Supplies**

Comments of the Chief Engineer/Construction, Water Supplies Department:

No objection to the application.

8. **Long-term Development**

Comments of the Project Manager (West), Civil Engineering and Development Department:

No objection to the application.

9. **Electrical and Mechanical Regulations**

Comments of the Director of Electrical and Mechanical Services:

No comment from his regulatory services perspective.

10. **District Officer's Comments**

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

- no comment from departmental point of view; and
- his office has not received any feedback from the locals on the application.

Recommended Advisory Clauses

- (a) to resolve any land issues relating to the development with the concerned owner(s) of the application site (the Site);
- (b) to note that the Site might be resumed at any time during the planning approval period for implementation of government projects;
- (c) to note the comments of the District Lands Officer/Yuen Long, Lands Department (DLO/YL, LandsD) that:
 - the Site comprises Old Schedule Agricultural Lots held under the Block Government Lease which contains the restriction that no structures are allowed to be erected without the prior approval of the Government;
 - Lots 856 RP, 857 RP in D.D. 124 and 239 in D.D. 127 were covered by Short Term Waiver No. 5113 for the purpose of temporary dangerous goods godown (cat. 5 dangerous goods); and
 - the STW holder(s) will need to apply to his office for modification of the STW conditions where appropriate and the lot owner(s) of the lot(s) without STW will need to apply to his office for permitting the structures to be erected or regularise any irregularities on site, if any. Besides, given the proposed use is temporary in nature, only application for regularisation or erection of temporary structure(s) will be considered. Application(s) for any of the above will be considered by LandsD acting in the capacity of the landlord or lessor at its sole discretion and there is no guarantee that such application(s) will be approved. If such application is approved, it will be subject to such terms and conditions, including among others the payment of rent or fee, as may be imposed by LandsD;
- (d) to note the comments of the Commissioner for Transport (C for T) that:
 - sufficient manoeuvring space shall be provided within the Site. No vehicles are allowed to queue back to public roads or reverse onto/from public roads; and
 - the local track leading to the Site is not under the Transport Department's purview. The applicant shall obtain consent of the owners/managing departments of the local track for using it as the vehicular access to the Site;
- (e) to note the comments of the Chief Highway Engineer/New Territories West, Highways Department (CHE/NTW, HyD) that:
 - adequate drainage measures shall be provided to prevent surface water running from the Site to the nearby public roads and drains; and
 - the access road connecting the Site with Hung Tin Road is not and will not be maintained by his office. His office should not be responsible for maintaining any access connecting the Site with Hung Tin Road;
- (f) to note the comments of the Chief Engineer/Mainland North, Drainage Services Department (CE/MN, DSD) that the required condition record should include coloured photos showing the current condition of the drainage facilities with date taken and a layout plan indicating the locations of the photos taken. CCTV survey record videos of the existing underground pipes shall also be included. The submitted photos should cover all internal surface channels, catch

pits, sand traps, manholes, terminal catch pits/manholes and the downstream discharge path as indicated on the submitted drainage proposal;

- (g) to note the comments of the Director of Environmental Protection (DEP) that the applicant is advised to follow the latest 'Code of Practice on Handling Environmental Aspects of Temporary Uses and Open Storage Sites' in order to minimise the possible environmental impacts on the surrounding areas;
- (h) to note the comments of the Director of Fire Services (D of FS) that the grant of Dangerous Goods Licence by his department is subject to the full compliance of the Dangerous Goods Ordinance (Cap. 295G) and its subsidiary regulations;
- (i) to note the comments of the Chief Building Surveyor/New Territories West, Buildings Department (CBS/NTW, BD) that:
 - if the existing structures (not being a New Territories Exempted House) are erected on leased land without the approval of the BD, they are unauthorized building works (UBW) under the Buildings Ordinance (BO) and should not be designated for any proposed use under the captioned application;
 - 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 UBWs on the Site under the BO;
 - before any new building works (including containers / open sheds as temporary buildings, demolition and land filling, etc.) are to be carried out on the Site, prior approval and consent of the BD should be obtained, otherwise they are UBW under the BO. An Authorized Person should be appointed as the co-ordinator for the proposed building works in accordance with the BO;
 - the Site shall be provided with means of obtaining access thereto from a street and emergency vehicular access in accordance with Regulations 5 and 41D of the Building (Planning) Regulations (B(P)R) respectively;
 - it is noted that the proposed temporary dangerous goods godown may be subject to the issue of a Dangerous Goods License from the Fire Services Department. The applicant should be reminded that the approved tanks are required to comply with the building safety and other relevant requirements as may be imposed by the licensing authority; and
 - if the Site does not abut on a specified street of not less than 4.5 m wide, its permitted development intensity shall be determined under Regulation 19(3) of the B(P)R at building plan submission stage; and

- (j) to note the comments of the Project Manager (West), Civil Engineering and Development Department (PM(W), CEDD) that:

the Site falls within the boundary of Hung Shui Kiu/Ha Tsuen New Development Area (HSK/HT NDA). To ensure timely and orderly implementation, the development of HSK/HT NDA and relevant site formation and infrastructure works would be implemented in three phases, viz. First Phase development, Second Phase development and Remaining Phase development. The lots concerned fall within the sites under Remaining Phase development of HSK/HT NDA. While the detailed implementation programme for the project is still being formulated, it is envisaged that the site formation and engineering infrastructure works for

Remaining Phase development will commence in 2030. The applicant is required to pay attention to the development programme and ensure the proposed development would not affect or impose constraints to the proposed works under HSK/HT NDA.

21-SEP-2023 15:35 FROM TH&YLM/DPG

TO HAD-DG/VL

Appendix VI of RNTPC
Paper No. A/HSK/488

致城市規劃委員會秘書

專人送遞或郵遞：香港北角道華道333號北角政府合署15樓

傳真：2877 0243 或 2522 4426

電郵：tpbpd@pland.gov.hk

To: Secretary, Town Planning Board

By hand or post: 15/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong

By Fax: 2877 0243 or 2522 4426

By e-mail: tpbpd@pland.gov.hk

有關的規劃申請編號 The application no. to which the comment relates

A/HSK/488

意見詳情 (如有需要，請另頁說明)

Details of the Comment (use separate sheet if necessary)

本村為元朗區山洪區村，現書面提出反對上述申請。
由於該危險品倉庫太接近行人路，常發生意外，
例如爆炸，火警等事故，會危及到村民及附近公衆
人士。

(共2頁紙)

「提意見人」姓名/名稱 Name of person/company making this comment

鄧錦華

簽署 Signature

鄧錦華

日期 Date

10-10-2023

鄧金賢 鄧錦華
鄧錦華 鄧進康
馮國泉 鄧進華