

APPLICATION FOR PERMISSION
UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE

APPLICATION NO. A/H17/138
(1st Deferment)

<u>Applicant</u>	Gold Shine Investment Limited represented by Kenneth To & Associates Limited
<u>Site</u>	The Pulse, 28 Beach Road, Repulse Bay, Hong Kong
<u>Site Area</u>	About 4,230m ²
<u>Lease</u>	Rural Building Lot No. 368 RP
<u>Plan</u>	Approved Shouson Hill & Repulse Bay Outline Zoning Plan (OZP) No. S/H17/13
<u>Zoning</u>	“Other Specified Uses” annotated “Beach Related Leisure Use” (“OU(BRLU)”) - subject to a maximum building height of 2 storeys or the height of the existing building, whichever is the greater “Government, Institution or Community” (“G/IC”)
<u>Application</u>	Proposed Hotel (Partial Conversion of Existing Commercial Building on UG/F and 1/F)

1. Background

On 27.7.2018, the Town Planning Board (the Board) received an application seeking planning permission for proposed hotel (partial conversion of existing commercial building on UG/F and 1/F) at The Pulse, 28 Beach Road, Repulse Bay, which falls mainly within “OU(BRLU)” zone with a minor portion within “G/IC” zone on the approved Shouson Hill & Repulse Bay OZP No. S/H17/13 (**Plan A-1**). The application is scheduled for consideration by the Metro Planning Committee (the Committee) of the Board at this meeting.

2. Request for Deferment

On 30.8.2018, the applicant’s representative wrote to the Secretary of the Board requesting the Committee to defer making a decision on the application for two months so as to allow time for preparation of responses to address government departments’ comments (**Appendix I**).

3. Planning Department's Views

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

4. Decision Sought

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

5. Attachments

Appendix I	Letter of 30.8.2018 from the applicant's representative
Plan A-1	Location Plan

**PLANNING DEPARTMENT
SEPTEMBER 2018**