

**Details of Similar s.16 Applications  
within the "Industrial" Zone on the Chai Wan Outline Zoning Plan**

**Approved Applications**

<b>Application</b>	<b>Location</b>	<b>Date of Consideration</b>	<b>Decision</b>	<b>Approval Conditions</b>
A/H20/34 Office	Room 301, Hong Man Industrial Centre, 2 Hong Man Street, Chai Wan	26.5.1989	Approved	N/A
A/H20/39 Office	Room 1208, Hong Man Industrial Centre, 2 Hong Man Street, Chai Wan	24.11.1989	Approved	N/A
A/H20/45 Office	Block B, 2/F, Sunrise Industrial Building, 10 Hong Man Street, Chai Wan	23.11.1990	Approved on a temporary basis until 23.11.1993	N/A
A/H20/78 Office	4/F, 13/F to 16/F and 19/F, Sino Favour Centre, 1 On Yip Street, Chai Wan	10.1.1997	Approved on a temporary basis until 10.1.2000	N/A
A/H20/129 Office	Units 1-7, 20/F, Chai Wan Industrial City Phase I, Chai Wan	24.10.2003	Approved with conditions	(a)

**Remarks**

**Approval Condition**

- (a) The design and provision of fire services installations to the satisfaction of the Director of Fire Services or of the Town Planning Board.

**Rejected Application**

<b>Application</b>	<b>Location</b>	<b>Date of Consideration</b>	<b>Decision</b>	<b>Main Reasons for Objection</b>
A/H20/41 Office	9 and 10/F, Honour Industrial Centre, Sun Yip Street J/O On Yip Street, Chai Wan, Hong Kong	20.4.1990	Rejected	(1)

**Main Reasons for Rejection**

- (1) The proportion of office use, which amounts to over 50% of the total usable floor area of the premises, is excessive and there is no reason why the commercial operations of the firm cannot be carried out in a commercial building.

**Advisory Clauses**

- (a) To note the comments of the District Lands Officer/Hong Kong East, Lands Department (DLO/HKE, LandsD) that temporary waiver would be required to give effect to the approved use. However, there is no guarantee that such application will be approved. If it is approved by LandsD acting in its capacity as the landlord at its absolute discretion, it will be subject to such terms and conditions including, among others, payment of waiver fees, as may be imposed by LandsD; and
- (b) to note the comments of Chief Building Surveyor/Hong Kong East and Heritage, Buildings Department to ensure compliance with natural lighting and ventilation requirements under Building (Planning) Regulation 30.