

APPLICATION FOR PERMISSION
UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE

APPLICATION NO. A/H9/79
(1st Deferment)

- Applicant** : Million Hope International Limited and Billion Field Enterprises Limited, represented by Masterplan Limited
- Site** : Above Tung Wong Road Connecting 3 and 5 A Kung Ngam Village Road (AKNVR), Shau Kei Wan, Hong Kong
- Site Area** : About 110m² (including 71m² of Government land)
- Lease** : Shau Kei Wan Inland Lot (SIL) 827 and 778
- SIL 827
- restricted to godown purpose excluding any godown for dangerous goods. The lot is subject to a maximum building height (BH) of 62.49mPD and a maximum gross floor area (GFA) restriction of 20,092m²; and
 - a special waiver was granted to the lot in December 2013 to allow alteration of the existing building for permitted purposes only including office, and shop and services.
- SIL 778
- restricted to industrial or godown purpose or both excluding offensive trade. The lot is subject to BH restriction of 63mPD.
- Plan** : Approved Shau Kei Wan Outline Zoning Plan (OZP) No. S/H9/18
- Zoning** : Area shown as 'Road'; and
- “Other Specified Uses” annotated “Business” (“OU(B)”) and “OU(B)1”
- Maximum non-domestic plot ratio (PR) of 12 and a maximum building height (BH) of 80 mPD, or the PR and BH of the existing building, whichever is the greater
- Application** : Proposed Shop and Services (Footbridge)

1. **The Proposal**

The applicants seek planning permission for proposed shop and services (footbridge) above Tung Wong Road connecting 7/F of 3 AKNVR (at level +28.78mPD) and 7/F of 5 AKNVR (at level +28.83mPD) (the Site). The Site falls within an area shown as 'Road', and on land zoned "OU(B)" and "OU(B)1" on the approved Shau Kei Wan OZP No. S/H9/18 (**Plan A-1**). The application is scheduled for consideration by the Metro Planning Committee (the Committee) on 17.8.2018.

2. **Request for Deferment**

On 7.8.2018, the applicants' representative wrote to the Secretary of the Town Planning Board (the Board) and requested the Board to defer making a decision on the application for two months so as to allow time for the applicants to consolidate response to comments of the Transport Department (**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 meet 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 applicants need more time to prepare further information in response to departmental 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 from the applicants. If the further information submitted by the applicants 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 applicants should be advised that the Committee has allowed two months for preparation of further information 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 applicants' 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 from the applicants' representative dated 7.8.2018
Plan A-1	Location plan

**PLANNING DEPARTMENT
AUGUST 2018**