

**APPLICATION FOR PERMISSION**  
**UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE**

**APPLICATION NO. A/KC/457**  
*(for 2<sup>nd</sup> Deferment)*

- Applicants** : Ms. CHAN Luen King, Mr. HUNG Hin Sum, Mr. HUNG Hing Keung and Ms. HUNG Shuk Yee Susanna represented by Vision Planning Consultants Limited
- Site** : Kwai Chung Town Lot No. 145, 7-11 Wing Kin Road (odd numbers), Kwai Chung, New Territories
- Site Area** : About 928m<sup>2</sup>
- Lease** : Kwai Chung Town Lot No. 145 held under New Grant No. 4708 and modified by a Modification Letter dated 13.10.2016 restricted to the manufacture of acid and/or for the purposes of carrying on thereon any other offensive trade or trades only
- Plan** : Draft Kwai Chung Outline Zoning Plan (OZP) No. S/KC/29
- Zoning** : “Industrial” (“I”)  
  
[Restricted to a maximum plot ratio (PR) of 9.5 and a maximum building height (BH) of 105 metres above Principal Datum, or the PR/BH of the existing building, whichever is the greater.]
- Application** : Proposed Offensive Trades (Lard Boiling Factory)

**1. Background**

- 1.1 On 14.12.2018, the applicant seeks planning permission to redevelop the application site (the Site) at 7-11 Wing Kin Road (odd numbers) into a new industrial development for the proposed ‘offensive trades (lard boiling factory)’ use (**Plan A-1**).
- 1.2 On 1.2.2019, Metro Planning Committee (the Committee) agreed to defer making a decision on the application for one month, as requested by the applicant, to allow sufficient time to address departmental comments.
- 1.3 The applicant submitted further information (FI) on 25.3.2019 and 2.4.2019 including response to departmental comments; replacement pages of the submitted planning statement and FI revising the number of HGV bays and LGV bays; and revised floor plans. The application is rescheduled for consideration by the Committee on 12.4.2019.

**2. Request for Deferment**

On 29.3.2019, the applicant's agent wrote to the Secretary of the Town Planning Board (the Board) and requested the Board to defer making a decision on the application for one month so as to allow time for preparation of FI to address the departmental comments from the Environmental Protection Department (**Appendix I**).

**3. Planning Department's Views**

3.1 The application has been deferred once for one month at the request of the applicant. Since the deferment, the applicant has submitted FI to address departmental comments.

3.2 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 more time is required for the applicant 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.

3.3 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 submission from the applicant. If the further information submitted by the applicant is not substantial and can be processed within a shorter time, the application can be submitted to an earlier meeting for the Committee's consideration. The applicant should be advised that the Committee has allowed one further month for the preparation of further information. Since it is the second deferment of the application, the applicant should be advised that the Committee has allowed a total of two months for the 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 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**  
**Plan A-1**

Letter dated 29.3.2019 from the applicant's agent  
Location plan