

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

**APPLICATION NO. A/KC/457**  
*(for 3<sup>rd</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 applicants seek 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 and 12.4.2019, Metro Planning Committee (the Committee) agreed to defer making a decision on the application for one month respectively, as requested by the applicants, to allow sufficient time to address departmental comments.
- 1.3 Since the last deferral, the applicants submitted further information (FI) on 26.4.2019 and 6.6.2019 including response to departmental comments; revised Environmental Assessments and a swept path analysis. The application is rescheduled for consideration by the Committee on 2.8.2019.

**2. Request for Deferment**

On 18.7.2019, the applicants' 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 comments from the Environmental Protection Department (**Appendix I**).

**3. Planning Department's Views**

- 3.1 The application has been deferred twice for a total of two months at the request of the applicants. Since the last deferral, the applicants have 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 applicants to prepare FI 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 FI from the applicants. If the FI submitted by the applicants 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 applicants should be advised that the Committee has allowed one further month for the preparation of FI. Since it is the third deferment of the application, the applicants should be advised that the Committee has allowed a total of three months for the preparation 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 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**  
**Plan A-1**

Letter dated 18.7.2019 from the applicants' agent  
Location plan