

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

**APPLICATION NO. A/NE-TKL/581**

*(for 3<sup>rd</sup> Deferment)*

- Applicant** : Beauty World Corporation Limited represented by Philip So and Associates Limited
- Site** : Lot 11 RP in D.D. 46, Sha Tau Kok Road - Ma Mei Ha, New Territories
- Site Area** : 3,527.9 m<sup>2</sup> (about)
- Lease** : Block Government Lease (demised for agricultural use)
- Plan** : Approved Ping Che and Ta Kwu Ling Outline Zoning Plan (OZP) No. S/NE-TKL/14
- Zoning** : “Agriculture” (“AGR”)
- Application** : Proposed Temporary Open Storage of Construction Equipment and Machineries for a Period of 3 Years

**1. Background**

- 1.1 The applicant seeks planning permission for a proposed temporary open storage of construction equipment and machineries for a period of three years at the application site (the Site) (**Plan A-1**). On 26.1.2018 and 18.5.2018, the Rural and New Town Planning Committee (the Committee) of the Town Planning Board (the Board) agreed to defer making a decision on the application for two months each, as requested by the applicant, to allow time for the applicant to prepare further information (FI) to address the departmental comments.
- 1.2 On 11.7.2018, the applicant’s representative submitted a response-to-comment table and a revised landscape proposal and site photos to address the comments of Urban Design and Landscape Section of Planning Department (UD&L of PlanD). The application is scheduled for consideration by the Committee on 7.9.2018.

## 2. Request for Deferment

On 23.8.2018, the applicant's representative wrote to the Secretary of the Board and requested the Board to defer making a decision on the application for another two months in order to allow time to prepare FI to address the departmental comments (**Appendix I**).

## 3. Planning Department's Views

- 3.1 The application has been deferred twice for a total of 4 months at the request of the applicant to allow time to address the departmental comments. Since the last deferment in May 2018, the applicant has submitted FI including a response-to-comment table, a revised landscape plan and site photos to address the comments of UD&L of PlanD. Nevertheless, the applicant needs more time to prepare FI to address the further comments of Transport Department, Drainage Services Department and UD&L of PlanD on the aspects of transport, drainage and landscape respectively.
- 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 the applicant needs more time to prepare FI to address the 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 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 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. Since this is the third deferment, the applicant should also be advised that the Board has allowed a total of 6 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 for the Committee's consideration at the next meeting.

## 5. Attachments

<b>Appendix I</b>	Letter received on 23.8.2018 from the applicant's representative
<b>Plan A-1</b>	Location Plan

**PLANNING DEPARTMENT  
SEPTEMBER 2018**