

APPLICATION FOR PERMISSION
UNDER SECTION 16 OF THE TOWN PLANNING ORDINANCE

APPLICATION NO. A/HSK/231

(1st Deferment)

- Applicant** : Gold Harvest Enterprises Limited represented by Aikon Development Consultancy Limited
- Site** : Lots 1192 (Part), 1196 (Part), 1197, 1198, 1199 (Part), 1200 (Part), 1201 (Part), 1202 (Part), 1204 (Part), 1342 to 1346, 1347 (Part), 1348 (Part), 1349, 1350 (Part), 1351 (Part), 1352 (Part), 1356 to 1361, 1362 (Part), 1363 (Part), 1365 and 1366 in D.D.124 and Adjoining Government Land(GL), Hung Shui Kiu, Yuen Long, New Territories
- Site Area** : 23,779.2m² (including about 299.2m² of GL)
- Lease** : Block Government Lease (demised for agricultural use)
- Plan** : Approved Hung Shui Kiu and Ha Tsuen Outline Zoning Plan (OZP) No. S/HSK/2
- Zoning** : “Other Specific Uses” annotated “Enterprise and Technology Park” (“OU(E&TP)”)
[Restricted to maximum plot ratio (PR) of 5 and maximum building height (BH) of 90mPD]
- Application** : Proposed Temporary Warehouse and Open Storage of New Vehicles (Private Cars, Taxis, Light Goods Vehicles and Light Buses) for a Period of 3 Years

1. Background

- 1.1 On 28.5.2020, the applicant sought planning permission to use the application site (the Site) for proposed temporary warehouse and open storage of new vehicles (private cars, taxis, light goods vehicles and light buses) for a period of 3 years (**Plan A-1**).
- 1.2 In light of the special work arrangement for government departments due to the novel coronavirus infection, the meeting originally scheduled for 24.7.2020 for consideration of the application has been rescheduled, and the Town Planning Board (the Board) has agreed to defer consideration of the application and the application is now scheduled for consideration by the Committee at this meeting.

2. Request for Deferment

On 25.8.2020, the applicant's representative wrote to the Secretary of the Board and requested the Board to defer making a decision on the application for 1 month to allow time for concerned departments to review his submission (**Appendix I**).

3. Planning Department's Views

3.1 The Planning Department has no objection to the request for deferment as the justification for deferment meets 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 time to prepare further information to address 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 a decision on the application, the application will be submitted to the Committee for consideration within 2 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 could be submitted to an earlier meeting for the Committee's consideration. The applicant should be advised that the Committee has allowed 1 month for preparation of submission 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

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| Appendix I | Applicant's representative letter dated 25.8.2020 requesting for deferment |
| Plan A-1 | Location Plan |

**PLANNING DEPARTMENT
SEPTEMBER 2020**