

**SUBMISSION OF THE
DRAFT ABERDEEN & AP LEI CHAU OUTLINE ZONING PLAN NO. S/H15/32A
TO THE CHIEF EXECUTIVE IN COUNCIL FOR APPROVAL
UNDER SECTION 8 OF THE TOWN PLANNING ORDINANCE**

1. Introduction

The purpose of this paper is to seek Members' agreement that the draft Aberdeen & Ap Lei Chau Outline Zoning Plan (OZP) No. S/H15/32A (**Annex I**) together with its Notes (**Annex II**) are suitable for submission under section 8 of the Town Planning Ordinance (the Ordinance) to the Chief Executive in Council (CE in C) for approval, and that the updated Explanatory Statement (ES) (**Annex III**) is suitable for submission to the CE in C together with the draft OZP.

2. Background

- 2.1 On 3.1.2017, the CE in C, under section 9(1)(a) of the Ordinance, approved the draft Aberdeen & Ap Lei Chau OZP, which was subsequently renumbered as S/H15/31. On 25.4.2017, the CE in C referred the approved Aberdeen & Ap Lei Chau OZP No. S/H15/31 to the Town Planning Board (the Board) for amendment under section 12(1)(b)(ii) of the Ordinance. The reference back of the OZP was notified in the Gazette on 5.5.2017 under section 12(2) of the Ordinance.
- 2.2 On 15.9.2017, the draft Aberdeen & Ap Lei Chau OZP No. S/H15/32, incorporating amendments mainly for rezoning of a site at the junction of Shek Pai Wan Road and Tin Wan Hill Road from "Government, Institution or Community" and an area shown as 'Road' to "Residential (Group A)5", and excision of an area to the east of Wah Kwai Estate across Shek Pai Wan Road from the planning scheme area for incorporation into the draft Pok Fu Lam OZP No. S/H10/16, was exhibited for public inspection under section 5 of the Ordinance.
- 2.3 During the two-month exhibition period, 3 representations were received. On 15.12.2017, the Board published the representations for 3 weeks for public comments. A total of 14 comments were received. After giving consideration to the representations and comments under section 6B(1) of the Ordinance on 22.6.2018, the Board decided not to propose any amendment to the draft OZP to meet the representations under section 6B(8) of the Ordinance.

3. Submission to the Chief Executive in Council

- 3.1 In accordance with section 8 of the Ordinance, the Board shall submit the draft OZP, together with a schedule of the representations and comments on the representations to the CE in C for approval within nine months of the expiration

of the plan-exhibition period. Since the representation consideration process has been completed, the draft OZP together with its Notes and updated ES is now ready for submission to the CE in C for approval.

- 3.2 For submission to the CE in C, the draft Aberdeen & Ap Lei Chau OZP No. S/H15/32 is renumbered as S/H15/32A. Opportunity is also taken to update the ES to reflect the latest position of the plan and the latest developments in the area. For easy reference, the amendments are highlighted in **bold** and *italics* or ~~strike-out~~ form.
- 3.3 Upon the approval of the draft OZP by the CE in C, the approved OZP will be renumbered as S/H15/33.

4. **Decision Sought**

Members are invited to :

- (a) agree that the draft Aberdeen & Ap Lei Chau OZP No. S/H15/32A and its Notes at **Annexes I and II** respectively are suitable for submission under section 8 of the Ordinance to the CE in C for approval;
- (b) endorse the updated ES for the draft Aberdeen & Ap Lei Chau OZP No. S/H15/32A at **Annex III** as an expression of the planning intention and objectives of the Board for the various land-use zonings on the draft OZP and to be issued under the name of the Board; and
- (c) agree that the updated ES is suitable for submission to the CE in C together with the draft OZP.

5. **Attachments**

Annex I	Draft Aberdeen & Ap Lei Chau OZP No. S/H15/32A
Annex II	Notes of the draft Aberdeen & Ap Lei Chau OZP No. S/H15/32A
Annex III	Explanatory Statement of the draft Aberdeen & Ap Lei Chau OZP No. S/H15/32A

**PLANNING DEPARTMENT
JULY 2018**

**TPB PAPER NO. 10455
FOR CONSIDERATION BY
THE TOWN PLANNING BOARD
ON 13.7.2018**

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