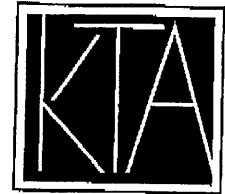
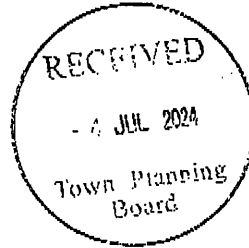


By Hand & Email

Our Ref: S3023a/TDM\_KB/23/004Lg

3 July 2024

Secretary, Town Planning Board  
15/F, North Point Government Offices  
333 Java Road  
North Point  
Hong Kong



PLANNING LIMITED  
規劃顧問有限公司

UNIT K, 16/F, MG TOWER  
133 Hoi Bun Road, Kwun Tong  
Kowloon, Hong Kong  
九龍觀塘海濱道133號  
702號中心16樓K室  
電話TEL (852) 3426 8451  
傳真FAX (852) 3426 9737  
電郵EMAIL kta@ktaplanning.com

Dear Sir/Madam,

**Proposed Composite Redevelopment with Residential,  
Commercial and Trade Mart, Social Welfare Facilities  
and School uses and Minor Relaxation of Building Height Restriction  
at New Kowloon Inland Lot No. 6032, 1 Trademart Drive, Kowloon Bay, Kowloon**

**- Section 16 Planning Application No. A/K22/37 -  
(Supplementary Information to Further Information No.1)**

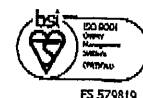
Reference is made to the captioned S16 Planning Application which was acknowledged by the Town Planning Board on 13 May 2024.

The Applicant would like to take this opportunity to supplement the definition of 'Exhibition or Convention Hall' uses under the TPB's Definition of Terms and the "Entertainment Uses" under the Place of Public Entertainment Ordinance.

Under the TPB's Definition of Terms, 'Trade Mart' is subsumed under 'Exhibition or Convention Hall' uses. However, according to Schedule 1 of Cap 172- Place of Public Entertainment (PPE) Ordinance, "an exhibition of any 1 or more of the following namely, pictures, photographs, books, manuscripts or other documents or other things" would fall within the definition of entertainment. That is why our Authorised Person (AP) has to clarify to the Buildings Department (BD) that even though the proposed exhibition use may be classified as entertainment use, our proposed development would still comply with the relevant practice notes, code of practice and building regulations.

Based on our AP's discussion with BD, BD has accepted that as per PNAP APP-14, the proposed PPE function can be situated within the non-domestic part of the proposed development, providing that the population of the PPE portion does not exceed 2,000 people. The exact size and arrangement of any PPE function will be elaborated in the subsequent GBP submission stage.

Please be confirmed that our traffic calculation has taken account of the above exhibition use and there is no discrepancy in the proposed uses between the MLP and Traffic Impact Assessment (TIA). We opine that our submitted TIA shall remain valid, as the traffic generation/ provision of car parking spaces on the TIA is calculated based on the proposed non-domestic uses of the proposed development.



FS 579819



PLANNING LIMITED  
規劃顧問有限公司

Our Ref: S3023a/TDM\_KB/23/004Lg  
Date: 3 July 2024

Meanwhile, should you have any queries in relation to the above and attached, please do not hesitate to contact the undersigned at 3426 8451 or our Mr. Elden Chan at 3578 5778.

Thank you for your kind attention.

Yours faithfully  
For and on behalf of  
KTA PLANNING LIMITED

A handwritten signature in black ink, appearing to read 'Pauline Lam', written over a horizontal line.

Pauline LAM

Encl.

cc. the Applicant & Team

KT/PL/EC/vy

bcc.

Billion Development Limited – Mr. Ng Chin Hock/Mr Brian Yu/Mr S Y Chan (By Email)  
MLA Architects (HK) Ltd. – Mr. Simon Leung / Mr John Au (By Email)  
CKM Asia Limited – Mr. Kim Chin (By Email)  
Landes Limited – Mr. Ted Lam (By Email)  
Ramboll Limited – Mr. Calvin Chiu (By Email)