

Appendix III

**Approval Conditions Letters
under Application No.
A/TY/135**

規 劃 署

荃灣及西九龍規劃處
新界荃灣西樓角路 38 號
荃灣政府合署 27 樓



Planning Department

Tsuen Wan & West Kowloon
District Planning Office
27/F, Tsuen Wan Government Offices,
38 Sai Lau Kok Road,
Tsuen Wan, N.T.

本函檔號 Your Reference LAS/ADL/CK/HL/16-16383
本署檔號 Our Reference TPB A/TY/135
電話號碼 Tel. No. : 2417 6256
傳真機號碼 Fax No. : 2412 5435

Post and By Fax [2840 0600]

14 September 2023

Knight Frank
4/F Shui On Centre
6-8 Harbour Road, Wan Chai
Hong Kong

(Attn: Mr. Calvin KAN)

Dear Sir/Madam,

**Proposed Temporary Asphalt Plant for a Period of 5 Years
at Tsing Yi Town Lot 108 RP (Part), Sai Tso Wan Road, Tsing Yi, New Territories
(Application No. A/TY/135)**

Submission for Compliance with Approval Condition (a)

I refer to your letter dated 10.8.2023 enclosing submission for compliance with approval condition (a) of planning application No. A/TY/135 in relation to *"the submission of a traffic management plan including details on the fleet management and monitoring / auditing mechanism, restrictions of vehicles at critical junctions and a transportation plan before commencement of the operation of the proposed development to the satisfaction of the Commissioner for Transport or of the Town Planning Board."*

The Commissioner for Transport considered that the submission has satisfactorily complied with approval condition (a). In this regard, the approval condition (a) is now discharged.

Should you have any enquiries, please contact Mr Kinox WONG of the Transport Department at 2399 2425 or Mr Cecil CHOW of our Tsuen Wan & West Kowloon District Planning Office at 2417 6657.

Yours faithfully,

(Derek TSE)
for and on behalf of
the Director of Planning

c.c.

Commissioner for Transport

(Attn.: Mr Kinox WONG)

(Fax: 2381 3799)

Internal

Site Record

DT/LC/CC/cc

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28 February 2023

Knight Frank
4/F Shui On Centre
6-8 Harbour Road, Wan Chai
Hong Kong

(Attn: Mr. Calvin KAN)

Dear Sir/Madam,

**Proposed Temporary Concrete Batching Plant for a Period of 5 Years
at Tsing Yi Town Lot 108 RP (Part), Sai Tso Wan Road, Tsing Yi, New Territories
(Application No. A/TY/135)**

Submission for Compliance with Approval Condition (d)

I refer to your letter dated 21.2.2023 enclosing submission for compliance with approval condition (d) of planning application No. A/TY/135 in relation to *“the design and implementation of the road junction improvement works, as proposed by the applicant, before commencement of the operation of the proposed development to the satisfaction of the Commissioner for Transport or of the Town Planning Board.”*

The Commissioner for Transport considered that the submission has satisfactorily complied with approval condition (d). In this regard, the approval condition (d) is now discharged.

Should you have any enquiries, please contact Mr Kinox WONG of the Transport Department at 2399 2425 or Mr Cecil CHOW of our Tsuen Wan & West Kowloon District Planning Office at 2417 6657.

Yours faithfully,

(Derek TSE)
for and on behalf of
the Director of Planning

- 2 -

c.c.

Commissioner for Transport (Attn.: Mr Kinox WONG)

(Fax: 2381 3799)

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By Fax (2840 0600) and Post

Knight Frank Petty Limited
4/F Shui On Centre
6-8 Harbour Road
Wanchai, Hong Kong
(Attn.: Mr. Calvin KAN)

17 December 2020

Dear Sir,

**Temporary Asphalt Plant for a Period of 5 Years in “Industrial” Zone,
Tsing Yi Town Lot 108 RP (Part), Sai Tso Wan Road, Tsing Yi
(Application No. A/TY/135)
Submission for Compliance with Approval Conditions (e) and (f)**

I refer to your letter dated 14 December 2020 enclosing the submission for compliance with approval condition (e) in relation to *‘the design of the proposed vehicle marshalling area, as proposed by you, before commencement of the operation of the proposed development to the satisfaction of the Commissioner for Transport (C for T) or the Town Planning Board (TPB)’*, as well as approval condition (f) in relation to *‘the provision of the proposed vehicle marshalling area, as proposed by you, during the operation period of the proposed development to the satisfaction of the C for T or of the TPB’*.

After reviewing your submission, the C for T considers that the proposed vehicle marshalling area is no longer required and hence approval conditions (e) and (f) of the subject application have been complied with.

Yours faithfully,

(Katy FUNG)
for and on behalf of
the Director of Planning

c.c.

Commissioner for Transport

(Attn.: Mr. Jacky NG)

Fax: 2381 3799

District Lands Officer/Tsuen Wan

(Attn.: Mr. Eddie LEUNG)

Fax: 2415 0703

and Kwai Tsing, Lands

Department

File

Site Record

KF/SC/AL/al

[D:\TP KT(1)\青衣 Tsing Yi\01_Planing Applications\A-TY-135 (Asphalt Plant)\Conditions\Condition (e) and (f) Vehicle Marshalling Area\20201217_TY-135 Cond (e) and (f)_Vehicle Marshalling Area_V.docx]

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By Fax (2840 0600) and Post

Knight Frank Petty Limited
4/F Shui On Centre
6-8 Harbour Road
Wanchai, Hong Kong
(Attn.: Mr. Calvin KAN)

15 September 2020

Dear Sir,

**Temporary Asphalt Plant for a Period of 5 Years in “Industrial” Zone,
Tsing Yi Town Lot 108 RP (Part), Sai Tso Wan Road, Tsing Yi
(Application No. A/TY/135)
Submission for Compliance with Approval Condition (h)**

I refer to your letter dated 21 August 2020 enclosing the revised submission for compliance with approval condition (h) in relation to *‘the submission of a barging operation plan setting out details of the type and size of the vessel / barge involved, relevant operation, mooring arrangement, etc. before commencement of the operation of the proposed development to the satisfaction of the Director of Marine or of the Town Planning Board’*.

After reviewing your submission, the Director of Marine considers that the revised submission is acceptable and hence approval condition (h) of the subject application has been complied with. You are reminded to proceed to implement the approved barging operation plan for compliance with approval condition (i) in relation to *‘the implementation of the approved barging operation plan and the maintenance of the proposed measures at all times during the operation period of the proposed development to the satisfaction of the Director of Marine or of the Town Planning Board’*.

Yours faithfully,



(Katy FUNG)

for and on behalf of
the Director of Planning

c.c.

Director of Marine

(Attn.: Mr. Calvin Wong)

Fax: 2581 1765

File

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KF/SC/AL/al

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Tsuen Wan

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By Fax (2840 0600) and Post

Knight Frank Petty Limited
4/F Shui On Centre
6-8 Harbour Road
Wanchai, Hong Kong
(Attn.: Mr. Calvin KAN)

23 June 2020

Dear Sir,

**Temporary Asphalt Plant for a Period of 5 Years in “Industrial” Zone,
Tsing Yi Town Lot 108 RP (Part), Sai Tso Wan Road, Tsing Yi
(Application No. A/TY/135)
Submission for Compliance with Approval Condition (j)**

I refer to your letter dated 11 June 2020 enclosing the revised submission for compliance with approval condition (j) in relation to *‘the completion of a full Site Inspection conducted in accordance with requirements in the ‘Practice Guide for Investigation and Remediation of Contamination Land’, including the submission of Contamination Assessment Plan, Contamination Assessment Report and, if deemed necessary, Remediation Action Plan and Remediation Report before commencement of the construction of the proposed development to the satisfaction of the Director of Environmental Protection or the Town Planning Board’.*

After reviewing your submission, the Director of Environmental Protection considers that the revised submission is acceptable and hence approval condition (j) of the subject application has been complied with.

Yours faithfully,

(Derek CHEUNG)
for and on behalf of
the Director of Planning

C.C.

Director of Environmental Protection (Attn. Ms. Celine MAK) Fax: 2591 0558

File
Site Record

DC/SC/AL/al
[D:\TP KT(1)\青衣 Tsing Yi\01_Planing Applications\A-TY-135 (Asphalt Plant)\Conditions\Condition (j) Land Contamination\20200611 submission\20200623_TY-135 Cond (j)_Land Con_V.docx]