

Urgent Return receipt Expand Group Restricted Prevent Copy

Ying Yeung MO/PLAND

寄件者:
寄件日期: 2024年05月08日星期三 17:00
收件者: tpbpd/PLAND
副本: Christopher Yiu Fai PANG/PLAND; Ying Yeung MO/PLAND;
主旨: [Supersede][FI] S.16 Application No. A/YL-KTS/985 - FI to address departmental comments
附件: FI2 for A_YL-KTS_985 (20240508).pdf
類別: Internet Email

Dear Sir,

Attached herewith the revised FI to **supersede** our previous submission dated **6/5/2024** (below email) to address departmental comments of the subject application.

Should you require more information, please do not hesitate to contact me. Thank you for your kind attention.

Kind Regards,

Louis TSE | Town Planner
R-riches Group (HK) Limited

R-riches Property Consultants Limited | R-riches Planning Limited | R-riches Construction Limited

寄件者:
寄件日期: 2024 年 5 月 6 日 下午 03:10
收件者: Town Planning Board <tpbpd@pland.gov.hk>
副本: cyfpang@pland.gov.hk <cyfpang@pland.gov.hk>; yyymo@pland.gov.hk <yyymo@pland.gov.hk>;

主旨: {FI} S.16 Application No. A/YL-KTS/985 - FI to address departmental comments

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R-riches Property Consultants Limited | R-riches Planning Limited | R-riches Construction Limited

Our Ref.: DD106 Lot 1878 RP & 1879 RP
Your Ref.: TPB/A/YL-KTS/985

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

By Email

8 May 2024

Dear Sir,

2nd Further Information

**Proposed Temporary Shop and Services for a Period of 3 Years in “Residential (Group C)1” Zone,
Lots 1878 RP (Part) and 1879 RP (Part) in D.D. 106, Pat Heung, Yuen Long, New Territories**

(S.16 Planning Application No. A/YL-KTS/985)

We are writing to submit further information to address departmental comments of the subject application (**Appendix I**).

Should you require more information regarding the application, please contact our
or the undersigned at your convenience.

Thank you for your kind attention.

Yours faithfully,

For and on behalf of
R-riches Property Consultants Limited

 

Louis TSE
Town Planner

cc DPO/FSYLE, PlanD

(Attn.: Mr. Christopher PANG
(Attn.: Mr. Y. Y. MO

email: cyfpang@pland.gov.hk)
email: yymo@pland.gov.hk)



Responses-to-Comments

Proposed Temporary Shop and Services for a Period of 3 Years in “Residential (Group C)1” Zone, Lots 1878 RP (Part) and 1879 RP (Part) in D.D. 106, Pat Heung, Yuen Long, New Territories

(Application No. A/YL-KTS/985)

(i) A RtoC Table:

Departmental Comments		Applicant’s Responses
1. Comments of the Chief Engineer/Mainland North, Drainage Services Department		
(i)	The existing channel, to which the applicant proposed to discharge the stormwater from the subject site was not maintained by this office. The applicant should identify the owner of the existing drainage facilities and shall demonstrate that the drainage facilities can be practicably implemented and maintained. In the case that it is a local village drains, DO/YL should be consulted.	Noted. Comments of the relevant lot owner(s) / authorities will be consulted after planning approval has been obtained from the Town Planning Board.
(ii)	The photos showing the channel, to which the applicant proposed to discharge the stormwater from the subject site is not in good condition with lots of overgrown vegetation, the vegetation will obstruct the flow i.e. the existing channel may not be a good discharge point.	The existing discharge channel has been cleaned up. A photographic record of the existing drainage condition is provided (Annex I) .

Annex I – Existing Condition of Drainage Facilities

Proposed Temporary Shop and Services for a Period of 3 Years in “Residential (Group C)1” Zone,
Lots 1878 RP (Part) and 1879 RP (Part) in D.D. 106, Pat Heung, Yuen Long, New Territories

(Application No. A/YL-KTS/985)





