



地政總署  
元朗地政處  
DISTRICT LANDS OFFICE,  
YUEN LONG  
LANDS DEPARTMENT

電話 Tel : [REDACTED]  
圖文傳真 Fax : [REDACTED]  
電郵地址 Email : [REDACTED]  
本處檔號 Our Ref. : [REDACTED]  
來函檔號 Your Ref. : [REDACTED]

我們矢志努力不懈，提供盡善盡美的土地行政服務。  
We strive to achieve excellence in land administration.  
新界元朗橋樂坊二號元朗政府合署七樓至十一樓  
7/F.-11/F., YUEN LONG GOVERNMENT OFFICES,  
NO. 2 KIU LOK SQUARE, YUEN LONG, N.T.

BY REGISTERED SERVICE

22 JAN 2024

Dear Sirs,

**Certificate of Exemption  
in respect of Site Formation Works  
Lots Nos. 459 S.B RP & 459 S.B ss.1 both in Demarcation District No. 112**

This Certificate of Exemption is given pursuant to Section 6(a) of the Buildings Ordinance (Application to the New Territories) Ordinance, Chapter 121 to exempt the buildings to be erected on the above lots from the provisions of the Buildings Ordinance, Chapter 123 and the regulations made thereunder in relation to site formation works subject to the following conditions:

- (a) No retaining walls or terrace walls higher than 1.5m shall be constructed. The combined height of retaining wall and slope constructed shall also not exceed 1.5m;
- (b) The retaining height to breadth ratio of retaining walls constructed shall not be greater than two. The retaining walls shall be constructed of masonry or concrete;
- (c) No slopes steeper than 30 degrees nor higher than 1.5m shall be constructed; and

The Government of the Hong Kong Special Administrative Region reserves the right to revoke and cancel this Certificate of Exemption in the event of any breach of the above conditions, in which case, you would be required formally to submit plans to the Building Authority under the terms of the Buildings Ordinance, Chapter 123 in respect of site formation works.

If you have any questions, please contact Land Executive Mr. [REDACTED] at [REDACTED].

Yours faithfully,

( Jason C.S. CHAN )

District Lands Officer, Yuen Long

(With Chinese Translation)

Certificate No. [REDACTED]

c.c. AFCD (Fax No.: [REDACTED])



地政總署  
元朗地政處

DISTRICT LANDS OFFICE, YUEN LONG  
LANDS DEPARTMENT

(覆函時請註明本函檔號)  
(Please quote our reference in response to this letter)

電話 *Tel* :  
圖文傳真 *Fax* :  
電郵地址 *Email* :  
本處檔號 *Our Ref* :  
來函檔號 *Your Ref* :



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7/F - 11/F, YUEN LONG GOVERNMENT OFFICES,  
NO. 2 KIU LOK SQUARE, YUEN LONG, N.T.

網址 Website: [www.landsd.gov.hk](http://www.landsd.gov.hk)

**BY REGISTERED SERVICE**

25 JAN 2024



Dear Sirs,

**Development**

**Lots Nos. 459 S.B RP & 459 S.B ss.1 both in Demarcation District No. 112**

I attach herewith Certificate(s) of Exemption for Building Works/  
Site Formation Works/Drainage Works dated 22 JAN 2024 in respect of the  
above development.

Please be informed that in the context of the Buildings Ordinance  
(Application to the New Territories) Ordinance, Chapter 121, the issue of a certificate for  
building works merely affords a statutory exemption from the provisions of the Buildings  
Ordinance, Chapter 123. It does not relieve you from obtaining any necessary approval  
under the Block Government Lease/New Grant No. \_\_\_\_\_ or from  
complying with other relevant legislation for the development of the above lot(s), or from  
complying with the conditions of grant.

The erection of a structure without approval would constitute a breach of  
the Block Government Lease/New Grant No. \_\_\_\_\_ which would give rise to  
a right of re-entry.

Yours faithfully,

( WONG Ho-yin )

for District Lands Officer, Yuen Long

**Encl.**

c.c. AFCD (Fax No.: )



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7/F.-11/F., YUEN LONG GOVERNMENT OFFICES,  
NO. 2 KIU LOK SQUARE, YUEN LONG, N.T.

**BY REGISTERED SERVICE**

22 JAN 2024

Dear Sirs,

**Certificate of Exemption  
in respect of Drainage Works  
Lots Nos. 459 S.B RP & 459 S.B ss.1 both in Demarcation District No. 112**

This Certificate of Exemption is given pursuant to Section 6(b) of the Buildings Ordinance (Application to the New Territories) Ordinance, Chapter 121 to exempt the buildings to be erected on the above lots from the provisions of the Buildings Ordinance, Chapter 123 and the regulations made thereunder in relation to drainage works.

The Government of the Hong Kong Special Administrative Region reserves the right to revoke and cancel this Certificate of Exemption should there be any breach of these requirements and in that event you would be required formally to submit plans to the Building Authority under the terms of the Buildings Ordinance, Chapter 123 in respect of the drainage works.

If you have any questions, please contact Land Executive Mr. [REDACTED] at [REDACTED]

Yours faithfully,

( Jason C.S. CHAN )  
District Lands Officer, Yuen Long

**Encl.**

(With Chinese Translation)

Certificate No. [REDACTED]

c.c. AFCD (Fax No.: [REDACTED])



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7/F.-11/F., YUEN LONG GOVERNMENT OFFICES,  
NO. 2 KIU LOK SQUARE, YUEN LONG, N.T.

22 JAN 2024

Dear Sirs,

**Certificate of Exemption  
in respect of Building Works  
Lots Nos. 459 S.B RP & 459 S.B ss.1 both in Demarcation District No. 112**

This Certificate of Exemption is given pursuant to Section 5 of the Buildings Ordinance (Application to the New Territories) Ordinance, Chapter 121 to exempt the buildings to be erected on the above lots from the provisions of the Buildings Ordinance, Chapter 123 and the regulations made thereunder in relation to building works, subject to the conditions contained in this Certificate of Exemption and contained or referred to in the attached Schedule of Conditions and the terms and conditions governing the lots.

2. The Government of the Hong Kong Special Administrative Region ("the Government") reserves the right to revoke and cancel this Certificate of Exemption in the event of any breach of any of the aforementioned conditions in the attached Schedule of Conditions in which case you would be required to apply formally to the Building Authority for approval of plans. The Government may also be entitled to take enforcement action under the lease of the lots.

3. You shall indemnify and keep indemnified the Government against all actions, proceedings, liabilities, demands, costs, expenses and claims whatsoever arising out of any development or redevelopment affecting the lots or part thereof or out of any other works which you are required to undertake in compliance with the conditions contained in this Certificate of Exemption and the attached Schedule of Conditions.

If you have any questions, please contact Land Executive Mr. [REDACTED] at [REDACTED].

Yours faithfully,

( Jason C.S. CHAN )  
District Lands Officer, Yuen Long

(With Chinese Translation)

Certificate No. [REDACTED]

c.c. C of R&V (Attn:SCO/NT)

AFCD (Fax No. [REDACTED])

**Schedule of Conditions  
Attached to Certificate of Exemption  
in respect of Building Works**

**Lots Nos. 459 S.B RP and 459 S.B ss.1 both in Demarcation District No. 112**

The agricultural buildings/structures when constructed, will be of a single storey of a height of not more than 4.3 metres for the cultivation rooms as permitted by Letter of Approval No. 16150.

The following structures only are included in this approval:

<b>No.</b>	<b>Usage</b>	<b>Dimension</b>
B 1	Cultivation room	15m (L) x 6m (W) x 4.3m (H)
B 2	Cultivation room	15m (L) x 6m (W) x 4.3m (H)