

Our Ref.: DD118 Lot 1756  
Your Ref.: TPB/A/YL-TT/665

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

**By Email**

16 October 2024

Dear Sir,

**2<sup>nd</sup> Further Information**

**Proposed Temporary Animal Boarding Establishment with Ancillary Facilities  
for a Period of 5 Years and Associated Filling of Land in “Agriculture” Zone,  
Lot 1756 (Part) in D.D. 118, Tai Tong, Yuen Long, New Territories**

**(S.16 Planning Application No. A/YL-TT/665)**

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 Mr. Danny NG at [REDACTED] or the undersigned at your convenience. Thank you for your kind attention.

Yours faithfully,

For and on behalf of  
**R-riches Property Consultants Limited**


**Christian CHIM**  
Town Planner

cc DPO/TMYLW, PlanD

(Attn.: Ms. Eva TAM

email: ekytam@pland.gov.hk )

(Attn.: Mr. Bosco YUNG

email: btkyung@pland.gov.hk )



Responses-to-Comments

Proposed Temporary Animal Boarding Establishment with Ancillary Facilities  
for a Period of 5 Years and Associated Filling of Land in “Agriculture” Zone,  
Lot 1756 (Part) in D.D. 118, Tai Tong, Yuen Long, New Territories

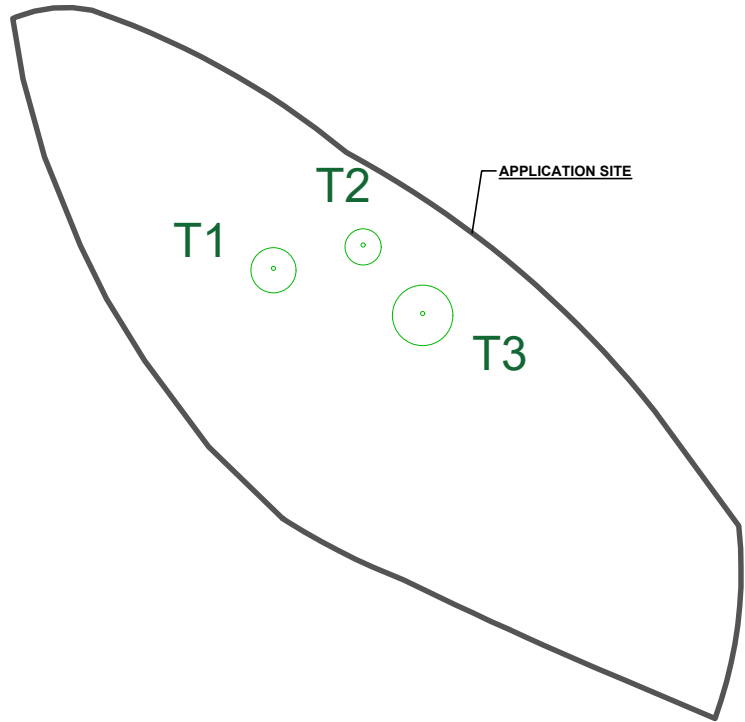
(Application No. A/YL-TT/665)

(i) A RtoC Table:

Departmental Comments	Applicant’s Responses
<b>1. Comments of the Chief Town Planner/Urban Design &amp; Landscape, Planning Department (CTP/UD&amp;L, PlanD)</b>	
<p>(a) According to the applicant stated in Item 2(a) of the Responses-to-Comments that “...3 nos. of tree within the Site. The existing trees are of common species i.e. Ficus hispida (對葉榕) which are in direct conflict with the proposed structure. Given their low amenity value and suitability for transplanting, all existing trees are proposed to be felled”, we noted that 3 existing trees within the Site are proposed to be felled. Without the provision of landscape plan, adverse landscape impact on the existing landscape resources within the Site arising from the proposed development uses and associated filling of land with concrete is envisaged. The applicant should provide the landscape plan to mitigate the impact caused by the purpose use for our further consideration.</p>	<p>In response to the comments from CTP/UD&amp;L, PlanD, the applicant proposes to plant 3 nos. of new trees of local species i.e. <i>Syzygium hancei</i> at the Site on a 1:1 ratio, with a view to compensating for the 3 nos. of existing tree to be felled. Please refer to the enclosed landscape plan at <b>Plan 7</b>.</p>

**LANDSCAPE PROPOSAL**

APPLICATION SITE AREA : 166 m<sup>2</sup> (ABOUT)  
 NO. OF EXISTING TREES : 3 (T1 TO T3)  
 SPECIES OF TREE : T1, T2, T3 - *Ficus hispida*  
 NO. OF TREES TO BE FELLED : 3 (T1 TO T3)



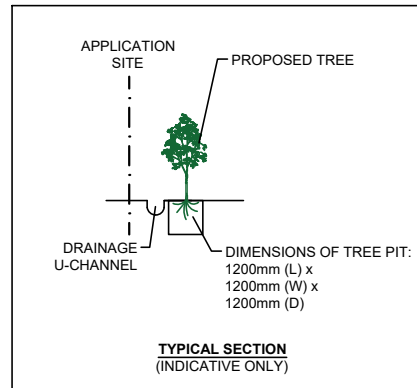
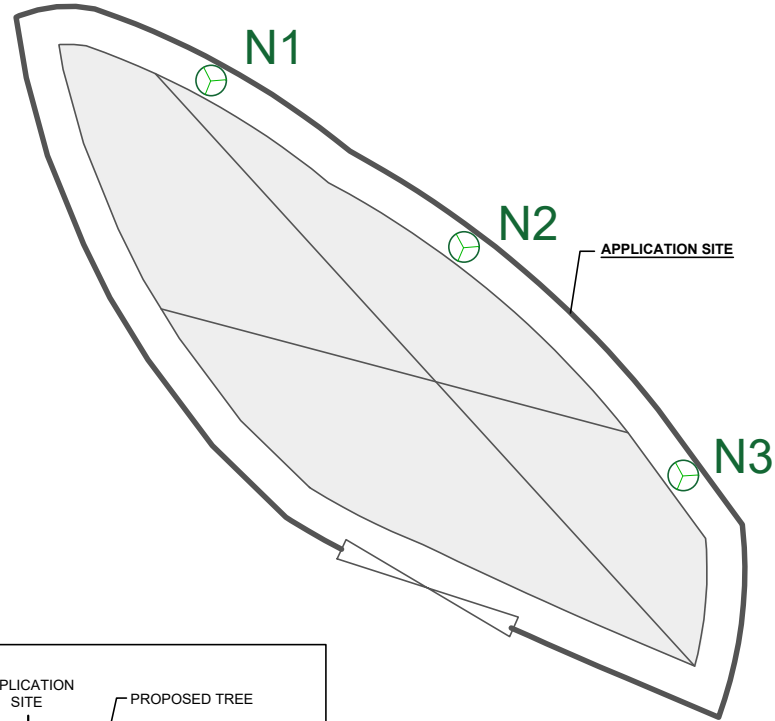
**LEGEND**

- APPLICATION SITE
- EXISTING TREE

SITE LEVELS ARE FOR REFERENCE ONLY.

**LANDSCAPE PROPOSAL**

APPLICATION SITE AREA : 166 m<sup>2</sup> (ABOUT)  
 NO. OF TREES TO BE PLANTED : 3 (N1 TO N3)  
 SPECIES OF NEW TREES : *SYZYGIUM HANCEI*  
 HEIGHT OF NEW TREES : NOT LESS THAN 2.75 m  
 SPACING OF NEW TREES : NOT LESS THAN 4 m  
 DIMENSION OF TREE PITS : 1.2 m (W) X 1.2 m (L) X 1.2 m (D)

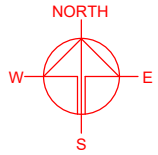


**LEGEND**

- APPLICATION SITE
- STRUCTURE
- INGRESS / EGRESS
- PROPOSED TREE

**NOTES:**

- 1) THE APPLICANT WILL MAINTAIN TREES IN GOOD CONDITION DURING THE PLANNING APPROVAL PERIOD.
- 2) THE APPLICANT WILL REPLACE TREES WHICH ARE DYING OR DEAD DURING THE PLANNING APPROVAL PERIOD.
- 3) THE APPLICANT WILL PROVIDE ADEQUATE IRRIGATION FOR TREES.



PLANNING CONSULTANT



PROJECT

PROPOSED ANIMAL ESTABLISHMENT WITH ANCILLARY FACILITIES FOR A PERIOD OF 5 YEARS AND ASSOCIATED FILLING OF LAND BOARDING WITH ANCILLARY FACILITIES FOR A PERIOD OF 5 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION

LOT 1756 (PART) IN D.D. 118, TAI TONG, YUEN LONG, NEW TERRITORIES

SCALE

1 : 200 @ A4

DRAWN BY CC	DATE 15.10.2024
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REVISED BY	DATE
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APPROVED BY	DATE
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DWG. TITLE  
LANDSCAPE PLAN

DWG. NO. PLAN 7	VER. 001
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