

Executive Summary

1. The application site is on Lot Nos. 1581 (Part), 1656, 1657, 1658 (Part) and 1659 (Part) in D.D. 116 and adjoining Government Land, Yuen Long, New Territories.
2. The site area is about 1,071 m², including 104 m² Government Land.
3. The application site falls within the “Agriculture” (“AGR”) zone on the Approved Tai Tong Outline Zoning Plan (OZP) No. S/YL-TT/20.
4. The applied use is ‘Proposed Temporary Animal Boarding Establishment with Ancillary Facilities’ for a period of 5 years and associated Filling of Land. According to the Notes of the OZP, the applied use is a Column 2 use within the “AGR” zone on the OZP requiring planning permission from the Town Planning Board, which may be permitted with or without conditions.
5. A total of 4 temporary structures are proposed on site for multi-function room and other ancillary uses. The gross floor area is about 205 m².
6. Operation hours are from 9 a.m. to 6 p.m. daily (including Sundays and public holidays) with 24-hour animal boarding services.
7. Potential adverse impacts on drainage, traffic, fire safety and environment to the surrounding area arising from the applied use are not anticipated.

行政摘要

1. 申請地點位於新界元朗丈量約份第 116 約地段第 1581 號（部份）第 1656 號第 1657 號第 1658 號（部份）及第 1659 號（部份）和毗連政府土地。
2. 申請地點的面積約 1,071 平方米，申請範圍包括約 104 平方米的政府土地。
3. 申請地點在《大棠分區計劃大綱核准圖編號 S/YL-TT/20》上劃為「農業」地帶。
4. 申請用途為「擬議臨時動物寄養所連附屬設施（為期 5 年）」，並進行相關填土工程。根據有關分區計劃大綱圖的《注釋》，申請用途在大綱圖上的「農業」地帶內屬於第二欄用途，須向城市規劃委員會申請，可能在有附帶條件或無附帶條件下獲准。
5. 申請地點擬議提供 4 個臨時構築物作活動室及其他附屬用途，總樓面面積約 205 平方米。
6. 營運時間為每日上午 9 時至晚上 6 時（包括星期日及公眾假期），寄養服務每日 24 小時運作。
7. 申請用途預期不會對鄰近地區的渠道、交通、消防及環境方面帶來潛在負面影響。