

Submission Number:

TPB/R/S/ST/37- S1

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有關修訂沙田分區計劃大綱圖(S/ST/37)

12/01/2024 14:08

Representation Number:

TPB/R/S/ST/37- R1

From:

To:

Sent by:

File Ref:

"tpbpd" <tpbpd@pland.gov.hk>
tpbpd@pland.gov.hk

2 attachments



20240112_有關修訂沙田分區計劃大綱圖.pdf S6x1x_new.pdf

敬啟者：

本人現就沙田分區計劃大綱圖修訂(編號：S/ST/37)項目提出意見，詳情請查閱附件。

周曉嵐

Chow Hiu Laam Felix

Former Councilor of Shatin District



本處檔案：ST/1176

電郵信件：tpbpd@pland.gov.hk

有關修訂沙田分區計劃大綱圖(S/ST/37)

本人現就沙田分區計劃大綱圖修訂(編號：S/ST/37)項目提出意見：

A 項：把位於黃竹洋街與桂地新村路交界處的一幅用地由「綠化地帶」改劃為「住宅(甲類)8」地帶，並訂明建築物高度限制

本人強烈反對上述改劃建議理由如下：

首先，本人強烈反對政府持續改劃綠化地帶用作都市房屋發展用途。綠化地帶的規劃原意作為都市發展與郊野公園的天然緩衝，盡量保持綠化地帶的自然地貌，讓動植物得以自然生長。火炭工業區發展多年，該綠化地帶仍然處於未被發展的狀態，帶來不少罕見野生動植物生長。根據顧問公司的生態研究報告，指出該處有 9 種動物及 2 種植物屬於值得保護的物種，包括領角鴉、紅頭穗鵯、黑喉噪鵯、素雅灰蝶、金斑蛺蝶、銀環蛇、銅蜓蜥、東亞家蝠和鰓刺溪蟹等，可見該綠化地帶具備一定生態價值。雖然顧問公司報告指出透過各項緩解措施，有助減少發展對於該處生態環境的影響。惟開發土地的過程必然造成空氣、水質、噪音上的污染，上述提及物種皆對外來污染十分敏感，因此開發土地所造成的生態影響是不可逆轉的，亦不可能透過林地補償計劃彌補土地開發對於生態的影響。

其次，上述綠化土地大部分位處於斜坡範圍，日後需耗費大量時間和資源進行斜坡鞏固和土地平整工程才能夠提供熟地興建公營房屋。地盤位處於主水平面 85 米，亦靠近 300 米高的小山丘，如需平整足夠土地興建 4 棟公營房屋單位，必然進行不少削坡、移除泥石、鞏固斜坡等工程才開發足夠平地。上述工程項目增加開發土地所帶來的時間和成本，影響該發展項目的整體發展效益。

再者，在改劃地帶附近的天然河道在 2023 年 9 月的 500 年一遇大雨上亦為其中之一個受災的地點，在該處出現山洪暴發的情況，大量雨水帶同大量泥石沿河道沖毀附近橋樑和土地，亦有居民的房舍因而受到影響。土拓署代表雖然指出經考慮水浸風險已設立 10 米的緩衝範圍，以保護發展項目免受水浸影響。惟本人認為土拓署需交代更多水力模型數據，和調查報告顯示 10 米緩衝範圍足以應付 500 年一遇或更大規模暴雨所造成的更廣泛受災影響。

另外，改劃地點發展項目的高度為主水平面 240 米，比較駿洋邨主水平面 165 米再高出 75 米，並會遮蓋背後部分山脊線，對於火炭區的景觀構成不可逆轉的影響。規劃署指出原有土地主水平面為 85 米，因此需要額外興建 75 米樓高才能提供足夠單位以善用土地。本人認為任何新改劃應盡量減少對於現有和視野景觀的影響，新發展項目應該與駿洋邨、及彩禾苑的高度保持一致，以免對於現有山脊線帶來不可逆轉的影響。



至於交通配套問題，駿洋邨巴士站總站所有停車位已有路線使用，惟新公屋發展項目只提供三個巴士泊位及小巴停車彎，為近九千新增人口提供交通服務顯現並不足夠。現時區內巴士服務不足及缺乏深宵交通服務令不少居民感到不便，惟部門未有大力改善公共交通配套不足的問題。此外，我翻查火炭區最新交通數據，顯示部分路段例如穗禾路/火炭路、火炭路/大埔公路沙田段、及樂景街迴旋處車容量皆接近 100%甚至超過 100%，顯示區內有部分路段已經出現塞車情況。政府在未有改善現有交通配套情況下再大幅增加人口會令問題變得更嚴重，因此政府必須以更前瞻規劃改善交通情況。

B 項-把位於山尾街東北面的一幅用地由「工業」地帶改劃為「政府、機構或社區」地帶，並訂明建築物高度限制

本人有條件地支持上述改劃建議

本人同意政府把區內尚未發展的工業用地改劃為政府、機構或社區用地用作興建政府聯用綜合大樓，為本區居民提供文娛、康樂、政府設施及醫療相關服務。不過就政府現時改劃建議所制定的高度限制為主水平面 240 米，甚至高於鄰近旭禾苑主水平面 160 米的限制高度，令人質疑政府是否要在該用地興建摩天大廈式政府大樓，並進一步阻擋穗禾路沿途屋苑的景觀視野，此外在政府的改劃建議並未提及任何景觀補償方案設施，因此要求政府在規劃過程進一步考慮上述意見。

此外，上述發展計劃影響火炭東、西熟食市場現有作業者，早前食物及環境衛生署曾指出在 2024 年清拆大排檔但到目前為止亦未有相關時間表及方案，令人質疑政府對上述發展的時間為何。本人強烈要求政府盡快交代聯用大樓的發展時間表，讓現有作業者能夠在合理情況下繼續經營。

K 項-把位於大埔公路(馬料水段)赤泥坪以南的一幅用地由「綠化地帶」改劃為「其他指定用途」註明「靈灰安置所 (2)」地帶

本人強烈反對上述改劃理由如下：

首先，按照申請人交通及公共運輸安排，春秋二祭期間申請人將安排穿梭巴士接送拜祭人士前往骨灰龕場，約三十分鐘一班。申請人提出穿梭巴士待命期間將會停泊在大學站澤祥街停泊處。然而澤祥街停泊處與靈灰安置所距離甚遠，由澤祥街前往大埔公路馬料水段需繞經新界環迴公路再由馬場折返大埔公路馬料水段，來回車程達十六分鐘，以穿梭巴士半小時一班而言，以澤祥街車場作為暫時停泊處並不符效益，前線司機亦難以執行，相信穿梭巴士在待命期間將會停泊在近赤泥坪村或中文大學附近大埔公路。

其次，申請方指出鼓勵拜祭人士在平日使用公共交通工具前往靈灰安置所進行拜祭活動，並要求拜祭人士不要駕駛私家車。然而前往靈灰安置所的公共交通服務不穩，班次亦較為疏落(部分巴士路線需半小時才有一班)相信難以滿足拜祭人士在平日的需求。





民主黨
THE DEMOCRATIC PARTY

周曉嵐

Chow Hiu Laam Felix

部分拜祭人士或會在平日駕駛私家車前往靈灰安置所並停泊在近赤坭坪村位置帶來違泊問題，造成阻塞。

再者，本港老年人口比例增加，令骨灰龕位需求增加，造就私營骨灰龕場行業發展。不少鄉村用地、綠化地帶、祠堂、寺院等發展成私人骨灰龕場謀取利潤，但這些改變未經妥善交通規劃，以致未能符合社區的發展。政府必須發揮主導角色加強規管私營骨灰龕場的發展，並增加公營龕位的供應，讓廣大市民能使用價格合理的服務。

順祝
工作順利

前沙田區議員 周曉嵐謹啟

二零二四年一月十二日



For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	
	Date Received 收到日期	

- The representation should be made to the Town Planning Board (the Board) before the expiry of the specified plan exhibition period. The completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Board, 15/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會(下稱「委員會」)提出,填妥的表格及支持有關申述的文件(倘有),必須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong - Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前,請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處(香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835 及規劃署的規劃資料查詢處(熱線: 2231 5000)(香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓)索取,亦可從委員會的網頁下載(網址: <http://www.tpb.gov.hk/>)。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
此表格可從委員會的網頁下載,亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格,填寫的資料宜中英文兼備。倘若未能提供所需資料,則委員會可把有關申述視為不曾提出論。
- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》(下稱「條例」),委員會會在合理地切實可行的情況下,盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱,直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士 (下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

周曉嵐

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary) [#] 申述詳情(如有需要, 請另頁說明) [#]		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		S/ST/37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
A	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	見附頁
B	<input checked="" type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	見附頁
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	見附頁
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

[#] If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

[@] Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

[^] Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

Submission Number:

TPB/R/S/ST/37- S45

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AMENDMENTS TO THE SHA TIN OZP NO. S/ST/36

17/01/2024 12:59

Representation Number:

TPB/R/S/ST/37- R2

From:

To:

Sent by:

File Ref:

"tpbpd" <tpbpd@pland.gov.hk>

tpbpd@pland.gov.hk

AMENDMENTS TO THE SHA TIN OZP NO. S/ST/36

Dear TPB Members,

Another OZP with multiple items in diverse locations that under the revamped guidelines will deprive members of the community of the time needed to express their views in any coherent form.

Item A – about 3.42ha. Rezoning of a site at the junction of Wong Chuk Yeung Street and Kwei Tei San Chuen Road **from "Green Belt" ("GB") to "Res (Group A) 8"**. PR 6.7 / BHR 240mPD PH Development to the West of Ex-Fo Tan Cottage Area. 4 Blocks – 3,000 Units

STRONG OBJECTIONS. The paper indicates this is not an appropriate location for a PH estate and is contrary to a prudent approach towards further encroachment onto the natural terrain that are a buffer against the well documented ravages to be inflicted in coming decades due to climate change.

Located on **sloping terrain** ranging from about 70 metres above the Principal Datum (mPD) to 100mPD in height, the site is a piece of GL zoned "GB" **covered by dense trees groups, vegetation, and woodland** with some scattered temporary structures. An existing **semi-natural watercourse with channalized sections running in a west-east direction is located outside the site at the northern fringe, while another one is located within the site.**

The proposed development would inevitably alter the existing visual context of its hillside locality. To reduce the potential visual impacts, proposed mitigation measures such as plantation of compensatory or new trees, buffer plantings, compatible design of building façade and landscape treatment within the housing site **will enhance visual uniformity with the surrounding rural landscape.**

WHAT A LOAD OF CRAP. HIGH CONCRETE WALLS WITH A FEW DECORATIVE TREES AROUND 10MTS HIGH AT BASE WILL NOT MAKE UGLY BLOCKS BLEND INTO THE GREEN PANORAMA

Serious ventilation issues as the **site is in a valley backed by steep hillside.**

There would be **some wind blockage effects induced by the proposed development.** The proposed permeable podium would provide little relief.

898 trees to be felled. As usual all are described as common species. And contradicted by the statement that "Among the eleven species of conservation importance recorded within the site boundary (Drawing 8) **two flora species**, i.e. Cibotium barometz (金狗毛蕨) and Diospyros vaccinioides (小果柿), and **one aquatic invertebrate species**, i.e. Cryptopotamon anacoluthon (鯉刺溪蟹), **will be directly impacted**.

Tentative location for off-site planting at a slope to the northeast of the site has been considered. The usual vague solution that will be brushed under the carpet in due course. No data provided with regard to the cumulative total of trees to be eliminated in the district re various developments.

No mention of global warming and climate change and the issues associated with excavation and filling in of large tracts of hill side. The Yiu Tung Estate in Shau Kei Wan is an indication of the dangers posed by projects like this and the dangers of messing around with natural water courses.

These PH estates are being developed in ever more remote locations, far from urban centres and with limited and expensive transport links to any location with some street life and diversity. Lots of families crammed into high rise boxes with little opportunity to circulate and limited options. Certainly a recipe for increases in feelings of isolation and mental stress.

Meanwhile in urban districts where the majority would choose to live, the URA is allowed to flog land that previously housed grass root folk to developers to build more units to add to the already large number of vacant private units. And we are being told what a great job the government is doing for the benefit of the community.

Item B – about 0.77ha. Rezoning of a site to the northeast of Shan Mei Street from "Industrial" to "**G/IC**". PR 9.5 BHR 140m "SSMU" - Joint-user Complex (JUC) on Shan Mei Street, Fo Tan

JUC will accommodate sports centre, library, community hall, elderly and youth social welfare facilities, clinical/healthcare facilities, government offices, reprovisioning of the existing PTI on-site and public car park to optimize site utilization.

OBJECT – not to development but to location. This has all the appearance of a 'give them cake' project. Rezone dozens of more appropriate sites and give the community the left overs. Surrounded by industrial buildings, quite a distance from residential estates, apart from the Siu Fai Factory Estate PH site. While Fo Tan MTR is within walking distance, it is on the other side of a multilane highway. The core focus is PTI that serves the industrial estates and vehicle parking. The rest is pack them in services to justify a high rise development.

Item C1 – about 0.85ha. Rezoning of a site at the north of On Sum Street from "**G/IC**" to "Commercial (1)" ("C(1)". PR 9.5 / BHR 130mPD. Commercial and Private

Residential Development.

With proximity to the MTR Shek Mun Station and City One Station, GL zoned "G/IC" or "Open Space" ("O") in the areas with no implementation programme has **potential to be rezoned for more gainful use** such as commercial or residential use to optimize the development potential of valuable land resources

OBJECT. The site should be used to develop a Sports Ground. The district has only one facility and this would be compatible with the zoning and provide amenities for the large community on this side of the river. The administration keeps squawking about declining birth rates while at the same time reducing land devoted to recreation facilities – example are the one site multi use programme that effectively diminishes both the quality and quantity of our parks. Families living in high rise towers have great need of affordable and well equipped sports facilities where both parents and children can exercise and be involved in community group activities.

Item C2 – about 0.41ha. Rezoning of a site at the south of On Sum Street from "Open Space" to "C(1)". PR 9.5 / BHR 130Mpd

OBJECT. The site should be used to improve and extend Shek Mun Playground facilities in compensation for the OS rezoned to facilitate development of Yu Tak Court and to provide facilities that compliment the Sports Centre next door.

Many in the community would consider this a gainful use. The Commercial space should be accommodated at D/E/F node.

Item D – about 0.11ha. Rezoning of a site at the junction of Yuen Hong Street and Yuen Shun Circuit from "G/IC" to "C(1)". PR 9.5 / BHR 120mPD

Item E – about 0.56ha. Rezoning of a site on Sha Tin Wai Road from "Open Space" to "Res (Group A) 9". PR 5 / BHR 110Mpd

Item F – about 0.28ha. Rezoning of a site on Chap Wai Kon Street from "G/IC" to "Res (Group A) 10". PR 6 / BHR 120mPD.

D/E/F should be considered in tandem. The OZP demonstrates a lack of consistency and common sense. D to be rezoned Commercial but E and F to Residential.

OBJECT – No longer any justification to the mantra of need of land for private housing. The sites have multiple issues re noise and pollution. Proximity to bus depot indicating heavy traffic from large vehicles, noise from repair works. Rail line and busy roads cause additional impact. There is urgent need to provide premises for the many operations to be evicted due to the development plans that result in eviction from current premises. With a population of over half a million, there is also need for a substantial quota of local employment opportunities.

Where are all the vehicle repair operations going to relocate to? This is a district with a high percentage of vehicle ownership.

Significant negative impact re surrounding playground with wall effect that deprive the facility of both natural light and good ventilation

150 trees to be eliminated but no mention of compensatory planting.

Item G – about 0.64ha. Rezoning of a site on Yuen Hong Street from “Industrial (1)” to “Commercial (2)”. GFA of 32,000m² / BHR 120Mpd

Alva Hotel by Royal in SLYIA was completed in 2019 BH of about 101mPD.

OBJECT INCREASE IN HEIGHT. No rationale provided. This is not compatible with the statement to “reflect the as-built hotel development”.

Item H1 – about 0.61ha. Rezoning of a site on Tung Lo Wan Hill Road from “Green Belt” and “G/IC” to “Res (Group B) 3”. PR 2.5 / BHR 140mPD

2 Towers / 160 Units / 432sq.m OS / 151 Vehicle Parking

Y/ST/58 approved 13 Jan 2023: deep excavation and retaining walls are needed for the proposed residential towers and basement car park

OBJECT: There was a long discussion with on 15 June 2018 with regard to the previous application:

*The Chief Town Planner/Urban Design & Landscape (CTP/UD&L), PlanD also considered that in view of the site topography, **the proposed development at a higher site level was not responsive to the local context. Approval of the proposed rezoning would attract proliferation of similar development in the “GB” zone and might result in further degradation of the natural environment.** In addition, CTP/UD&L, PlanD had reservation from the landscape planning perspective in that there was **no detailed tree survey** on the proposed road widening works and no landscape impact assessment on other landscape resources.*

PlanD: The site served as a buffer between the urban areas of Sha Tin New Town and the Shing Mun Country Park and there was a general presumption against development within the “GB” zone. The site and its surrounding area was rezoned from “R(B)” to “GB” in 1983 as it was considered not suitable for large scale residential developments on accessibility and landscaping grounds. The “GB” zoning of the site remained unchanged and there was no major change in planning circumstances since then. The proposed development was undesirable from visual impact point of view and would not be compatible with the adjacent developments

*Approval of the application would set an undesirable precedent for other similar rezoning applications in the area and would result in further degradation of natural environment, and **compromise the integrity of the "GB" buffer between the Shing Mun Country Park and Sha Tin New Town.***

There have been seismic changes in the property market since the Sect 12 was approved. There is a growing glut of vacant private residential units with predictions that it will take at least 10 years to sell off the stock. The government has failed to provide information on the actual number of unsold units. That only two of the towers at SHK North Point development Victoria Harbour are occupied indicates that the number is significant.

POLICY ADDRESS 2023

Developing the rest of the "Green Belt" areas, which include many slopes, has been considered highly challenging. As we have already identified enough land for housing, industry and other developments for the coming 30 years, the Government has no plan for the time being to further use the "Green Belt" areas for large-scale development. Nonetheless, we will consider using some of the sites for recreational and tourism purposes.

Global warming will have an increasing impact on our terrain. Recent weather conditions that included heavy rainfall and landslips have forced a rethink on the wisdom of trashing so much GB and the impact on our natural defences going forward. Planting additional compensation trees does not in any way mitigate the impact of the trashing of a mature eco-system.

In addition, the failure of recent land sales and the increasing number of units that fail to sell indicate that there is no longer any merit in the mantra of URGENT NEED OF LAND FOR HOUSING. Reports indicate that it will take a decade to sell off the accumulating glut of vacant units.

Applications for residential on GB are no longer justified, particularly ones like this that require extensive tree felling and excavation.

There was also discussion with regard to the access road.

Solution - the applicant has proposed to take up the maintenance and management responsibilities of the access road and such responsibility will not be transferred to individual owners

SO IF DEVELOPER GOES BUST TAX PAYER HAS TO FOOT THE BILLS. THE COMPANY IS ONE OF THOSE REGISTRATIONS WITH NO DATA ON BOARD MEMEBERS AND NO WEBSITE

The applicant lodged a Judicial Review (JR) application on 12.9.2018 against the decision of the Committee for not agreeing to Application No. Y/ST/38. The JR was heard by the Court of First Instance (CFI) on 27.8.2020, 28.8.2020 and 31.8.2020.

On 30.4.2021, the CFI handed down a judgment on the application site together with the surrounding "GB" areas were covered with dense vegetation and mature trees, which served as a green backdrop to the area. CFI ruled that the JR was dismissed with costs to the Board. The applicant lodged an appeal against CFI's judgment on 26.5.2021 and the hearing is scheduled for May 2023.

YET AGAIN TPB IS ALLOWING DEEP POCKETED DEVELOPERS GET THEIR WAY BY RESORTING TO LEGAL CHALLENGES. THIS IS IN LINE WITH THE CHEUNGKONG CENTRE PARKING JR. CK LOST BUT AFTER SOME BACKROOM DEALING GOT ITS WAY. NO PUBLIC ANNOUCEMENT WAS MADE AS TO THE ABOUT TURN. A DISGRACEFUL REFLECTION ON HOW THE ADMINISTRATION BOWS TO DEVELOPER POWER.

Item H2 – about 0.05ha. Rezoning of a strip of land at the northern end of Tung Lo Wan Hill Road from "**Green Belt**" to "**G/IC**".

Strip of land is currently occupied by part of the Tung Lo Wan Hill Road which serves Sha Tin North Service Reservoir (STNSR) at the northern end of Tung Lo Wan Hill Road.

NOT NECESSARY IF DEVELOPMENT IS NOT APPROVED

Item J – about 0.40ha. Rezoning of a site to the north of Mei Tin Road, Tai Wai from "R(B)" and "**Green Belt**" to "Other Specified Uses" annotated "Religious Institution with Columbarium". GFA 1,416m² / BHR 3 stores / a max number niches 4,779

Y/ST/48 / 49 approved 14.10.2022 and 14.7.2023

Puguangming Temple, Lot Nos. 2 & 671 in D.D. 181 in Tai Wai

Site area : About 4,006.39sq.m

Zoning : "Res (Group B)" and "Green Belt"

Proposed Amendment(s) : Rezone to "Other Specified Uses" annotated "Religious Institution with Columbarium / 1,789 Niches presold/donated + 3,000 / ?? Parking

OBJECT to the 49 element for 3,000 additional niches

Approval for the additional niches is just step one to the goal of operating a much larger columbarium.

The Site is the subject of three previous section 12A planning applications Nos. Y/ST/33, Y/ST/40 and Y/ST/48 submitted by the same applicant in 2016, 2018 and 2021 for rezoning the Site from "R(B)" and "GB" to "OU(Religious Institution with

Columbarium)" mainly for columbarium use with **20,000, 14,540** and 1,779 niches respectively. Application Nos. Y/ST/33 and Y/ST/40 were subsequently withdrawn by the applicant.

There was mention of "12,751 Niches sold to companies" that was not investigated during the meeting.

That the facility is accessed by a separate path to that used by the villagers does not resolve the issue of lack of parking facilities.

Item K – about 0.02ha. Rezoning of a site to the south of Chek Nai Ping on Tai Po Road (Ma Liu Shui) from "**Green Belt**" to "Other Specified Uses" annotated "Columbarium (2)" GFA 120m² / BHR 7.7m / max number of niches 1,716

Sha Tin Ching Yuen Y/ST/53 approved 28 Jan 2022

OBJECT: This is not an existing temple with a history of interments, half the site is Government Land. Approval would open up the area for further encroachment and development by opportunistic operators

The restrictions will not deter the operator from extending the operation in coming years. This is borne out by the fact that the original application was for a larger footprint. 320.45sq.m Includes Government Land of about 186.38sq.

GIC – It is depressing to note that yet again provision of additional elderly and child care facilities is deferred despite the fact that falling fertility rates and rising number of elderly are the most crucial issues facing the community in addition to climate change.

1. Amendments to the Notes of the Plan

GIC facilities required by the Government may be disregarded in determining the maximum PR for the "C(1)" sub-zone. "R(A)" zone.

OBJECT - THERE SHOULD BE A CAP BEYOND WHICH APPROVAL IS REQUIRED. PROVIDING MORE POWER TO AN ADMINISTRATION WITH NO ACCOUNTABILITY IS NOT IN THE PUBLIC INTEREST.

Mary Mulvihill



For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	
	Date Received 收到日期	

Submission Number:

TPB/R/S/ST/37- S2

Representation Number:

TPB/R/S/ST/37- R3

- The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會(下稱「委員會」)提出, 填妥的表格及支持文件須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong - Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
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- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》(下稱「條例」), 委員會會在合理地切實可行的情況下, 盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱, 直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)

提出此宗申述的人士 (下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

嚴淑芬



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)

(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

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* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)*

申述詳情(如有需要, 請另頁說明)#

The plan to which the representation relates (please specify the name and number of the plan)
與申述相關的圖則 (請註明圖則名稱及編號)

S15T/37

Nature of and reasons for the representation 申述的性質及理由

Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	

Any proposed amendments to the plan? If yes, please specify the details.
對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.
若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

@ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

^ Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追溯至 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

For Official Use Only 請勿填寫此欄	Reference No. 檔案編號		Submission Number: TPB/R/S/ST/37- S3
	Date Received 收到日期		
1. The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong. 申述必須於指定的圖則展示期限屆滿前向城市規劃委員會(下稱「委員會」)提出, 填妥的表須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。			Representation Number: TPB/R/S/ST/37- R4

1. The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
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1. Person Making this Representation (known as "Representer" hereafter)

提出此宗申述的人士 (下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

丘 計



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

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* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary) [#] 申述詳情(如有需要, 請另頁說明) [#]		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		S15T/37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

[#] If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

[@] Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

[^] Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。


二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

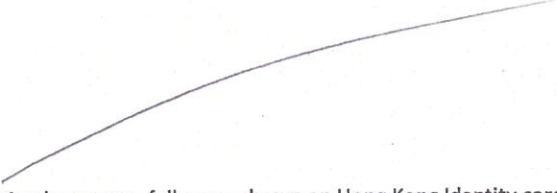
三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追溯至 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

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	Date Received 收到日期		

- The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Department, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會(下稱「委員會」)提出, 填妥此表格及所有支持文件(如有)須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong - Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前, 請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處(香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835 及規劃署的規劃資料查詢處(熱線: 2231 5000)(香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓)索取, 亦可從委員會的網頁下載(網址: <http://www.tpb.gov.hk/>)。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
此表格可從委員會的網頁下載, 亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格, 填寫的資料宜中英文兼備。倘若未能提供所需資料, 則委員會可把有關申述視為不曾提出論。
- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》(下稱「條例」), 委員會會在合理地切實可行的情況下, 盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱, 直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter) 提出此宗申述的人士 (下稱「申述人」)	
Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* (先生/女士/公司/機構*))	
陳展垣	
(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided) (注意: 若個人提交, 須填上與香港身份證/護照所載的全名)	

2. Authorized Agent (if applicable) 獲授權代理人(如適用)	
Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)	
	
(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided) (注意: 若個人提交, 須填上與香港身份證/護照所載的全名)	

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)*

申述詳情(如有需要,請另頁說明)#

The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則(請註明圖則名稱及編號)		S15T/37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項@	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由^
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	未能解決車道,人流等問題,對居民影響深遠,本人是駕駛者,不定時會有外人泊車,阻礙本人車輛出入,影響生活質素,造成額外建造及阻塞,
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話,請註明詳情。		

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.
若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

@ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項,如申述與圖則的修訂有關,請註明在修訂項目附表內的修訂項目編號。

^ Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意,條例第 6(3A)條訂明,如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關,則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見,可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

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	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S5

Representation Number:
TPB/R/S/ST/37- R6

- The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Board Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會(下稱「委員會」)提出, 填寫的表格須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong - Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前, 請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處(香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835 及規劃署的規劃資料查詢處(熱線: 2231 5000)(香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓)索取, 亦可從委員會的網頁下載(網址: <http://www.tpb.gov.hk/>)。
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根據《城市規劃條例》(下稱「條例」), 委員會會在合理地切實可行的情況下, 盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱, 直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士(下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

任俊婷



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

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* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)*

申述詳情(如有需要,請另頁說明)#

The plan to which the representation relates (please specify the name and number of the plan)
與申述相關的圖則(請註明圖則名稱及編號)

S15T/37

Nature of and reasons for the representation 申述的性質及理由

Subject matters 有關事項@	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由^
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	未能解決車流、人流、環境問題,對居民的影響深遠。
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	/
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	/

Any proposed amendments to the plan? If yes, please specify the details.
對圖則是否有任何擬議修訂? 如有的話,請註明詳情。# If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.
若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

@ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

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Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

☑ at the appropriate box 請在適當的方格內加上 ☑ 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。


二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

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For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	Submission Number: TPB/R/S/ST/37- S6
	Date Received 收到日期	
		Representation Number: TPB/R/S/ST/37- R7

- The representation should be made to the Town Planning Board (the Board) before the expiry of the specified period. The completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Board, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會（下稱「委員會」）提出，填妥的表格及須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書處。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong – Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前，請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處（香港北角渣華道 333 號北角政府合署 15 樓 - 電話：2231 4810 或 2231 4835 及規劃署的規劃資料查詢處（熱線：2231 5000）（香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓）索取，亦可從委員會的網頁下載（網址：<http://www.tpb.gov.hk/>）。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
此表格可從委員會的網頁下載，亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格，填寫的資料宜中英文兼備。倘若未能提供所需資料，則委員會可把有關申述視為不曾提出論。
- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》（下稱「條例」），委員會會在合理地切實可行的情況下，盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱，直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

<p>1. Person Making this Representation (known as "Representer" hereafter) 提出此宗申述的人士（下稱「申述人」）</p> <p>Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)</p> <p style="text-align: center;">丘西波</p> <p style="text-align: right;">  </p> <p>(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided) (注意：若個人提交，須填上與香港身份證／護照所載的全名)</p>
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<p>2. Authorized Agent (if applicable) 獲授權代理人(如適用)</p> <p>Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)</p> <p style="text-align: center;">/</p> <p>(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided) (注意：若個人提交，須填上與香港身份證／護照所載的全名)</p>
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* Delete as appropriate 請刪去不適用者
Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)* 申述詳情(如有需要, 請另頁說明)#		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		S15T/37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項@	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由^
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

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Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

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Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項@	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由^
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
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Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

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	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S28

- The representation should be made to the Town Planning Board (the Board) before the expiry of the specified plan exhibition period. The completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Board, 15/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會(下稱「委員會」)提出, 填妥的表格及支持有關申述的文件(倘有), 必須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong - Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前, 請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處(香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835 及規劃署的規劃資料查詢處(熱線: 2231 5000)(香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓)索取, 亦可從委員會的網頁下載(網址: <http://www.tpb.gov.hk/>)。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
此表格可從委員會的網頁下載, 亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格, 填寫的資料宜中英文兼備。倘若未能提供所需資料, 則委員會可把有關申述視為不曾提出論。
- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》(下稱「條例」), 委員會會在合理地切實可行的情況下, 盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱, 直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士 (下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

丘榮泰



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
 (注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
 (注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)* 申述詳情(如有需要, 請另頁說明)*		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		SIST / 37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 [®]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

@ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

^ Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

(附頁)

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追溯至 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	
	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S8

Representation Number:
TPB/R/S/ST/37- R9

- The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展期屆滿前向城市規劃委員會(下稱「委員會」)提出, 填妥的表須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong – Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
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- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》(下稱「條例」), 委員會會在合理地切實可行的情況下, 盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱, 直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士 (下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

陳振權



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary) [#] 申述詳情(如有需要,請另頁說明) [#]		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則(請註明圖則名稱及編號)		S15T/37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	申請人無法提供在場所內的上落客和停車的位置,而需要佔用垃圾收集站附近位置進行上落客安排,造成阻塞居民和車輛出入,嚴重影響居民的生活。
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話,請註明詳情。		

[#] If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.
若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

[@] Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項,如申述與圖則的修訂有關,請註明在修訂項目附表內的修訂項目編號。

[^] Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意,條例第 6(3A)條訂明,如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關,則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見,可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

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	Date Received 收到日期	

Submission Number:

TPB/R/S/ST/37- S9

Representation Number:

TPB/R/S/ST/37- R10

- The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會（下稱「委員會」）提出，填寫的表格及支持文件須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong - Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前，請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處（香港北角渣華道 333 號北角政府合署 15 樓 - 電話：2231 4810 或 2231 4835 及規劃署的規劃資料查詢處（熱線：2231 5000）（香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓）索取，亦可從委員會的網頁下載（網址：<http://www.tpb.gov.hk/>）。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
此表格可從委員會的網頁下載，亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格，填寫的資料宜中英文兼備。倘若未能提供所需資料，則委員會可把有關申述視為不曾提出論。
- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》（下稱「條例」），委員會會在合理地切實可行的情況下，盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱，直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士（下稱「申述人」）

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

CHAN CHAN SUM



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)[#]申述詳情(如有需要,請另頁說明)[#]The plan to which the representation relates (please specify the name and number of the plan)
與申述相關的圖則(請註明圖則名稱及編號)

S15T/37

Nature of and reasons for the representation 申述的性質及理由

Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	影響風水,心理健康,出入平安 導致我們極大的不安,令到我們 們訓唔安,真唔整,心情極度 低落。
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	

Any proposed amendments to the plan? If yes, please specify the details.
對圖則是否有任何擬議修訂? 如有的話,請註明詳情。[#] If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.
若申述超過 20 頁或有任何一頁大小超過 A4,則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。[@] Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項,如申述與圖則的修訂有關,請註明在修訂項目附表內的修訂項目編號。[^] Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意,條例第 6(3A)條訂明,如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關,則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見,可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

 at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。


四、引起區內居民極大的不安。沙田靜苑的發展追溯至 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	
	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S10

Representation Number:
TPB/R/S/ST/37- R11

- The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會(下稱「委員會」)提出, 填妥的表須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong - Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
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- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》(下稱「條例」), 委員會會在合理地切實可行的情況下, 盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱, 直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

<p>1. Person Making this Representation (known as "Representer" hereafter) 提出此宗申述的人士 (下稱「申述人」)</p> <p>Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)</p> <p style="text-align: center;">邱漢光</p> <p>(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided) (注意: 若個人提交, 須填上與香港身份證/護照所載的全名)</p>	
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<p>2. Authorized Agent (if applicable) 獲授權代理人(如適用)</p> <p>Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)</p> <p>(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided) (注意: 若個人提交, 須填上與香港身份證/護照所載的全名)</p>
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* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)* 申述詳情(如有需要, 請另頁說明)#		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		SIST / 37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項@	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由^
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.
若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

@ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

^ Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

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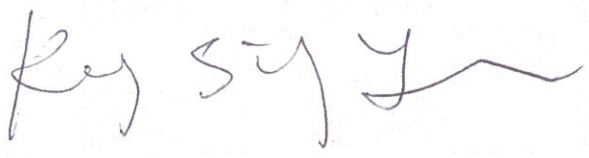

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For Official Use Only 請勿填寫此欄	Reference No. 檔案編號		Submission Number: TPB/R/S/ST/37- S11
	Date Received 收到日期		
			Representation Number: TPB/R/S/ST/37- R12

- The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Department, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會（下稱「委員會」）提出，填妥的表格及支持文件必須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong – Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
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- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》（下稱「條例」），委員會會在合理地切實可行的情況下，盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱，直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter) 提出此宗申述的人士（下稱「申述人」）	
Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)	 
(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided) (注意：若個人提交，須填上與香港身份證／護照所載的全名)	

2. Authorized Agent (if applicable) 獲授權代理人(如適用)
Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)
(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided) (注意：若個人提交，須填上與香港身份證／護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary) [#] 申述詳情(如有需要, 請另頁說明) [#]		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		S15T/37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

[#] If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.
若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

[@] Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

[^] Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追溯至 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	Submission Number: TPB/R/S/ST/37- S12
	Date Received 收到日期	
		Representation Number: TPB/R/S/ST/37- R13

- The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Department, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會（下稱「委員會」）提出，填妥的表格及文件有關申述的文件（倘有），必須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
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1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士（下稱「申述人」）

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

江日紅



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

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* Delete as appropriate 請刪去不適用者
Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)*

申述詳情(如有需要, 請另頁說明)#

The plan to which the representation relates (please specify the name and number of the plan)
與申述相關的圖則 (請註明圖則名稱及編號)

S15T/37

Nature of and reasons for the representation 申述的性質及理由

Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	

Any proposed amendments to the plan? If yes, please specify the details.
對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。

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Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

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For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	Submission Number: TPB/R/S/ST/37- S13
	Date Received 收到日期	

- The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Department, 333 Java Road, North Point, Hong Kong.
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- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》（下稱「條例」），委員會會在合理地切實可行的情況下，盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱，直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士（下稱「申述人」）

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* (先生/女士/公司/機構*))

WONG MAN WAI



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)[#]申述詳情(如有需要,請另頁說明)[#]

The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則(請註明圖則名稱及編號)		S15T/37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input checked="" type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話,請註明詳情。		

[#] If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

[@] Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

[^] Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追朔至 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	Submission Number: TPB/R/S/ST/37- S14
	Date Received 收到日期	
		Representation Number: TPB/R/S/ST/37- R15

- The representation should be made to the Town Planning Board (the Board) before the expiry of completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會(下稱「委員會」)提出, 填妥的須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong - Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前, 請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處(香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835 及規劃署的規劃資料查詢處(熱線: 2231 5000)(香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓)索取, 亦可從委員會的網頁下載(網址: <http://www.tpb.gov.hk/>)。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
此表格可從委員會的網頁下載, 亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格, 填寫的資料宜中英文兼備。倘若未能提供所需資料, 則委員會可把有關申述視為不曾提出論。
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根據《城市規劃條例》(下稱「條例」), 委員會會在合理地切實可行的情況下, 盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱, 直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士 (下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

WONG CHI HUNG



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

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* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)*

申述詳情(如有需要,請另頁說明)*

The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則(請註明圖則名稱及編號)		SIST / 37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項@	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由^
K	<input checked="" type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	產附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話,請註明詳情。		

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

@ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

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Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

☑ at the appropriate box 請在適當的方格內加上 ☑ 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

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For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	
	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S15

Representation Number:
TPB/R/S/ST/37- R16

- The representation should be made to the Town Planning Board (the Board) before the expiry of completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會（下稱「委員會」）提出，填妥的須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書處。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong – Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
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- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》（下稱「條例」），委員會會在合理地切實可行的情況下，盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱，直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士（下稱「申述人」）

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

CHEUNG MEI YUEN JESSICA



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

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* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追溯到 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	
	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S16

Representation Number:
TPB/R/S/ST/37- R17

- The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會(下稱「委員會」)提出, 填妥的表須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong - Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前, 請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處(香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835 及規劃署的規劃資料查詢處(熱線: 2231 5000)(香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓)索取, 亦可從委員會的網頁下載(網址: <http://www.tpb.gov.hk/>)。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
此表格可從委員會的網頁下載, 亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格, 填寫的資料宜中英文兼備。倘若未能提供所需資料, 則委員會可把有關申述視為不曾提出論。
- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》(下稱「條例」), 委員會會在合理地切實可行的情況下, 盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱, 直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士 (下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

yu yuet Ngor



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
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* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary) [#] 申述詳情(如有需要,請另頁說明) [#]		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則(請註明圖則名稱及編號)		SIST / 37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input checked="" type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話,請註明詳情。		

[#] If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

[@] Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

^A Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

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二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

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四、引起區內居民極大的不安。沙田靜苑的發展追溯至 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	Submission Number: TPB/R/S/ST/37- S17
	Date Received 收到日期	
		Representation Number: TPB/R/S/ST/37- R18

- The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Department, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會（下稱「委員會」）提出，填妥的表格及支持文件應於期限屆滿前送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong – Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前，請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處（香港北角渣華道 333 號北角政府合署 15 樓 - 電話：2231 4810 或 2231 4835 及規劃署的規劃資料查詢處（熱線：2231 5000）（香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓）索取，亦可從委員會的網頁下載（網址：<http://www.tpb.gov.hk/>）。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
此表格可從委員會的網頁下載，亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格，填寫的資料宜中英文兼備。倘若未能提供所需資料，則委員會可把有關申述視為不曾提出論。
- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》（下稱「條例」），委員會會在合理地切實可行的情況下，盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱，直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士（下稱「申述人」）

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

邱津有



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

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* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary) [#] 申述詳情(如有需要, 請另頁說明) [#]		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		SIST / 37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

[#] If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.
若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

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[^] Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追溯到 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	
	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S18

Representation Number:
TPB/R/S/ST/37- R19

- The representation should be made to the Town Planning Board (the Board) before the expiry of completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會（下稱「委員會」）提出，填妥的須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong – Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前，請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處（香港北角渣華道 333 號北角政府合署 15 樓 - 電話：2231 4810 或 2231 4835 及規劃署的規劃資料查詢處（熱線：2231 5000）（香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓）索取，亦可從委員會的網頁下載（網址：<http://www.tpb.gov.hk/>）。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
此表格可從委員會的網頁下載，亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格，填寫的資料宜中英文兼備。倘若未能提供所需資料，則委員會可把有關申述視為不曾提出論。
- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》（下稱「條例」），委員會會在合理地切實可行的情況下，盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱，直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士（下稱「申述人」）

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

江麗新



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary) [#] 申述詳情(如有需要, 請另頁說明) [#]		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		SIST / 37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	請看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

[#] If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

[@] Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

[^] Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

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四、引起區內居民極大的不安。沙田靜苑的發展追溯至 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

3. Details of the Representation (use separate sheet if necessary)*

申述詳情(如有需要,請另頁說明)*

The plan to which the representation relates (please specify the name and number of the plan)
與申述相關的圖則(請註明圖則名稱及編號)

S1ST/37


Submission Number:

TPB/R/S/ST/37- S19

Representation Number:

TPB/R/S/ST/37- R20

Nature of and reasons for the representation 申述的性質

Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	請看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	

Any proposed amendments to the plan? If yes, please specify the details.
對圖則是否有任何擬議修訂? 如有的話,請註明詳情。

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.
若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

@ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

^A Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

(This part will not be made available for public inspection)
(這部份不會公開予公眾查閱)

Particulars of "Representer" and Authorized Agent
「申述人」及獲授權代理人的詳細資料

Important Notice 重要告示

1. Representer must provide the full name shown on Hong Kong Identity (HKID) Card/Passport
2. Representer must provide the first four alphanumeric characters of HKID Card/Passport number (e.g. C668/CC66)
3. The representative of the authorized agent (if applicable) must also provide his/her full name shown on HKID Card/Passport and the first four alphanumeric characters of his/her HKID Card/Passport number (e.g. C668/CC66)
4. For submission made by authorized agent on the representer's behalf, the original signed authorization letter should be provided
5. Representer or his/her authorized agent is requested to provide postal address and/or email address to facilitate communication in writing
6. Representer is advised to read the Town Planning Board (TPB) Guidelines No. 29C on "Submission and Processing of Representations and Further Representations under the Town Planning Ordinance" (TPB PG-No. 29C).

If representer fails to provide the information of items 1 to 3 above, the representation submitted **shall be treated as not having been made**. Failure to provide the document of item 4 above shall be taken as that no authorization agent is appointed for the representation. Failure to provide information of item 5 above (note: incomplete or illegible correspondence may also be treated as not having been provided) will be taken to indicate that the representer is not willing to receive further correspondences and attend the hearing. The Secretariat of the TPB reserves the right to require provision of identity proof for verification. If needed, the representer may check the information regarding the hearing arrangement, relevant papers, etc. on the TPB website, and contact the Secretariat of the TPB to make arrangement for their attendance at the hearing.

1. 申述人須填上香港身份證／護照所載的全名
2. 申述人亦須提供香港身份證／護照號碼的首四個字母數字字符(例子: C668/CC66)
3. 獲授權代理人(如適用)的代表亦須提供香港身份證／護照所載的全名及號碼的首四個字母數字字符(例子: C668/CC66)
4. 如申述由獲授權代理人提交, 代理人須提交申述人簽署的委任文書正本
5. 申述人或其獲授權代理人請提供郵寄地址及／或電郵地址以便書信通訊
6. 申述人須詳閱關於「根據《城市規劃條例》提交及處理申述及進一步申述」的城市規劃委員會(下稱「城規會」)規劃指引編號 29C

申述人若沒有提供上述第 1 至 3 項的資料, 則所提交的申述會視為不曾作出。若沒有提供上述第 4 項的文件, 則該申述將視為並沒有委任獲授權代理人。沒有提供上述第 5 的項資料(註: 不完整或無法辨識的通訊地址亦視作沒有提供) 的申述人將視作無意收到往後相關函件及出席聆聽會議。城規會秘書處保留權利要求申述人提供身份證明以作核實。若有需要, 申述人可透過城規會網站取得聆聽會議安排、相關的城規會文件等資料, 並聯絡城規會秘書處, 以安排出席聆聽會議。

1. Representer 「申述人」	
Full Name of Representer's Representative (Only applicable to organization/group as a representer) 申述人代表全名(只適用於申述人為機構組織)	
	
(Note: full name shown on HKID Card/Passport must be provided) (注意: 須填上香港身份證／護照所載的全名)	
Representer's First 4 Alphanumeric Characters of HKID Card/Passport (e.g. C668/CC66) 申述人的香港身份證／護照首 4 位字母數字字符(例子: C668/CC66)#	
Postal Address 通訊地址	
E-mail Address 電郵地址@	
Tel. No. 電話號碼 (Optional 可選擇提供)	

- # Necessary information. If representer is an organization/group, must provide the information of the representative
必須資料。如果申述人為機構組織, 須提供其代表的資料
- @ Please refer to point no. 5 of Important Notice
請查閱重要告示的第 5 點

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、 先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、 私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、 未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、 引起區內居民極大的不安。沙田靜苑的發展追朔至 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	
	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S20

Representation Number:
TPB/R/S/ST/37- R21

- The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會 (下稱「委員會」) 提出, 填妥的表須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong – Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前, 請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處(香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835 及規劃署的規劃資料查詢處(熱線: 2231 5000)(香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓)索取, 亦可從委員會的網頁下載(網址: <http://www.tpb.gov.hk/>)。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
此表格可從委員會的網頁下載, 亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格, 填寫的資料宜中英文兼備。倘若未能提供所需資料, 則委員會可把有關申述視為不曾提出論。
- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》(下稱「條例」), 委員會會在合理地切實可行的情況下, 盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱, 直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士 (下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

邵永康



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)* 申述詳情(如有需要, 請另頁說明)#		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		S15T/37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 ^②	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.
若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

@ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

[^] Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追溯至 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	Submission Number: TPB/R/S/ST/37- S21
	Date Received 收到日期	

1. The representation should be made to the Town Planning Board (the Board) before the expi completed form and supporting documents (if any) should be sent to the Secretary, Town Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會(下稱「委員會」)提出, 填須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
2. Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong – Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前, 請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處(香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835 及規劃署的規劃資料查詢處(熱線: 2231 5000)(香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓)索取, 亦可從委員會的網頁下載(網址: <http://www.tpb.gov.hk/>)。
3. This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
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4. In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
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1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士 (下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

鄧李彩珠



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

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* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)#

申述詳情(如有需要,請另頁說明)#

The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則(請註明圖則名稱及編號)		SIST/37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項@	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由^
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話,請註明詳情。		

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

@ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

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Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追溯到 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

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	Date Received 收到日期	

Submission Number:

TPB/R/S/ST/37- S22

Representation Number:

TPB/R/S/ST/37- R23

- The representation should be made to the Town Planning Board (the Board) before the expiry of completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Department, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會（下稱「委員會」）提出，填妥的申述表格及支持文件（如有）須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong – Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前，請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處（香港北角渣華道 333 號北角政府合署 15 樓 - 電話：2231 4810 或 2231 4835 及規劃署的規劃資料查詢處（熱線：2231 5000）（香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓）索取，亦可從委員會的網頁下載（網址：<http://www.tpb.gov.hk/>）。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
此表格可從委員會的網頁下載，亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格，填寫的資料宜中英文兼備。倘若未能提供所需資料，則委員會可把有關申述視為不曾提出論。
- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》（下稱「條例」），委員會會在合理地切實可行的情況下，盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱，直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士（下稱「申述人」）

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

黃女

RECEIVED

15 JAN 2024

Town Planning
Board

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)*

申述詳情(如有需要, 請另頁說明)#

The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		S15T/37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項@	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由^
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	未能解決交通堵駁及違例停泊問題 破壞圍水, 自改建以來有 多位村內長者突然離世。
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	

Any proposed amendments to the plan? If yes, please specify the details.

對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

@ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

^ Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追溯到 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

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	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S23

1. The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會（下稱「委員會」）提出，填妥的表格須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。

Representation Number:
TPB/R/S/ST/37- R24

2. Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong - Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前，請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處（香港北角渣華道 333 號北角政府合署 15 樓 - 電話：2231 4810 或 2231 4835 及規劃署的規劃資料查詢處（熱線：2231 5000）（香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓）索取，亦可從委員會的網頁下載（網址：<http://www.tpb.gov.hk/>）。
3. This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
此表格可從委員會的網頁下載，亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格，填寫的資料宜中英文兼備。倘若未能提供所需資料，則委員會可把有關申述視為不曾提出論。
4. In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》（下稱「條例」），委員會會在合理地切實可行的情況下，盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱，直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士（下稱「申述人」）

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

鄧智強



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

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* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)*

申述詳情(如有需要,請另頁說明)#

The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則(請註明圖則名稱及編號)		S15T/37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項@	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由^
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	發展綠化地帶改建案 在安置所破壞綠化環境 交通堵塞影響村民上落
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話,請註明詳情。		

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.
若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

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^ Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追溯到 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	Submission Number: TPB/R/S/ST/37- S24
	Date Received 收到日期	
<p>1. The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong. 申述必須於指定的圖則展示期限屆滿前向城市規劃委員會 (下稱「委員會」) 提出, 填妥的表須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。</p>		Representation Number: TPB/R/S/ST/37- R25

2. Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong – Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前, 請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處(香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835 及規劃署的規劃資料查詢處(熱線: 2231 5000)(香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓)索取, 亦可從委員會的網頁下載(網址: <http://www.tpb.gov.hk/>)。
3. This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
此表格可從委員會的網頁下載, 亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格, 填寫的資料宜中英文兼備。倘若未能提供所需資料, 則委員會可把有關申述視為不曾提出論。
4. In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》(下稱「條例」), 委員會會在合理地切實可行的情況下, 盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱, 直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士 (下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證 / 護照所載的全名)



2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證 / 護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)* 申述詳情(如有需要, 請另頁說明)#		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		SIST / 37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項@	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由^
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	破壞綠化環境影響村民。
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

@ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

^ Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追溯到 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	
	Date Received 收到日期	
		Submission Number: TPB/R/S/ST/37- S25

- The representation should be made to the Town Planning Board (the Board) before the expiry of the specified plan exhibition period. The completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會(下稱「委員會」)提出, 填妥的須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong – Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前, 請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處(香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835 及規劃署的規劃資料查詢處(熱線: 2231 5000)(香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓)索取, 亦可從委員會的網頁下載(網址: <http://www.tpb.gov.hk/>)。
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此表格可從委員會的網頁下載, 亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格, 填寫的資料宜中英文兼備。倘若未能提供所需資料, 則委員會可把有關申述視為不曾提出論。
- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》(下稱「條例」), 委員會會在合理地切實可行的情況下, 盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱, 直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

Representation Number:
TPB/R/S/ST/37- R26

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士 (下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

李美玲



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)*

申述詳情(如有需要,請另頁說明)#

The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		S15T/37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項@	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由^
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話,請註明詳情。		

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

@ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

^ Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) may be treated as not having been made if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

☑ at the appropriate box 請在適當的方格內加上 ☑ 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追朔至 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

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	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S26

Representation Number:
TPB/R/S/ST/37- R27

- The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會(下稱「委員會」)提出, 填妥的圖則須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong – Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前, 請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處(香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835 及規劃署的規劃資料查詢處(熱線: 2231 5000)(香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓)索取, 亦可從委員會的網頁下載(網址: <http://www.tpb.gov.hk/>)。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
此表格可從委員會的網頁下載, 亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格, 填寫的資料宜中英文兼備。倘若未能提供所需資料, 則委員會可把有關申述視為不曾提出論。
- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》(下稱「條例」), 委員會會在合理地切實可行的情況下, 盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱, 直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士 (下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

陳梅



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)* 申述詳情(如有需要, 請另頁說明)*#		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		S15T/37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項@	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由^
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.
若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

@ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

^ Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

反對

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追溯至 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

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	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S27

1. The representation should be made to the Town Planning Board (the Board) before the expiry of the specified plan exhibition period. The completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會(下稱「委員會」)提出, 填妥的表須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。

Representation Number:
TPB/R/S/ST/37- R28

2. Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong – Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前, 請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處(香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835 及規劃署的規劃資料查詢處(熱線: 2231 5000)(香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓)索取, 亦可從委員會的網頁下載(網址: <http://www.tpb.gov.hk/>)。
3. This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
此表格可從委員會的網頁下載, 亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格, 填寫的資料宜中英文兼備。倘若未能提供所需資料, 則委員會可把有關申述視為不曾提出論。
4. In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》(下稱「條例」), 委員會會在合理地切實可行的情況下, 盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱, 直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士 (下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

邵日華



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)[#] 申述詳情(如有需要, 請另頁說明) [#]		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		SIST / 37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看阿頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

[#] If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.
 若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

[@] Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

[^] Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

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Submission Number:
TPB/R/S/ST/37- S29

Representation Number:
TPB/R/S/ST/37- R29

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提出此宗申述的人士（下稱「申述人」）

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

丘錦培



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
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Submission Number:
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Representation Number:
TPB/R/S/ST/37- R30

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梁西妍



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3. Details of the Representation (use separate sheet if necessary) [#] 申述詳情(如有需要, 請另頁說明) [#]		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		S15T/37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input checked="" type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

[#] If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

[@] Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

[^] Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

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Submission Number:

TPB/R/S/ST/37- S31

Representation Number:

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填寫此表格之前，請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處（香港北角渣華道 333 號北角政府合署 15 樓 - 電話：2231 4810 或 2231 4835 及規劃署的規劃資料查詢處（熱線：2231 5000）（香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓）索取，亦可從委員會的網頁下載（網址：<http://www.tpb.gov.hk/>）。
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此表格可從委員會的網頁下載，亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格，填寫的資料宜中英文兼備。倘若未能提供所需資料，則委員會可把有關申述視為不曾提出論。
- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》（下稱「條例」），委員會會在合理地切實可行的情況下，盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱，直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士（下稱「申述人」）

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

蔡志輝



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary) [#] 申述詳情(如有需要, 請另頁說明) [#]		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		SIST / 37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

[#] If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.
若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

[@] Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

[^] Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追溯到 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	
	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S32

Representation Number:
TPB/R/S/ST/37- R32

- The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會（下稱「委員會」）提出，填妥的表格及支持有關申述的文件須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
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1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士（下稱「申述人」）

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

張榮娣



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

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* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)* 申述詳情(如有需要, 請另頁說明)#		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		S15T/37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項®	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由^
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

@ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

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Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

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For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	
	Date Received 收到日期	

Submission Number:

TPB/R/S/ST/37- S33

Representation Number:

TPB/R/S/ST/37- R33

- The representation should be made to the Town Planning Board (the Board) before the expiry of completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
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此表格可從委員會的網頁下載，亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格，填寫的資料宜中英文兼備。倘若未能提供所需資料，則委員會可把有關申述視為不曾提出論。
- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》（下稱「條例」），委員會會在合理地切實可行的情況下，盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱，直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士（下稱「申述人」）

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

丘曉珮



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)[#]申述詳情(如有需要, 請另頁說明)[#]The plan to which the representation relates (please specify the name and number of the plan)
與申述相關的圖則 (請註明圖則名稱及編號)

S15T/37

Nature of and reasons for the representation 申述的性質及理由

Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看 附 頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	

Any proposed amendments to the plan? If yes, please specify the details.
對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。[#] If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

[@] Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。[^] Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) may be treated as not having been made if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

 at the appropriate box 請在適當的方格內加上 號

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追溯至 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	
	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S34

Representation Number:
TPB/R/S/ST/37- R34

- The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會 (下稱「委員會」) 提出, 填妥的表格及支持有關申述的資料須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong – Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前, 請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處(香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835 及規劃署的規劃資料查詢處(熱線: 2231 5000)(香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓)索取, 亦可從委員會的網頁下載(網址: <http://www.tpb.gov.hk/>)。
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- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
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1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士 (下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

陳德貞



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

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* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary) [#] 申述詳情(如有需要,請另頁說明) [#]		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則(請註明圖則名稱及編號)		SIST / 37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話,請註明詳情。		

[#] If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.
若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

[@] Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

[^] Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) may be treated as not having been made if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

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For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	
	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S35

Representation Number:
TPB/R/S/ST/37- R35

- The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
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此表格可從委員會的網頁下載, 亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格, 填寫的資料宜中英文兼備。倘若未能提供所需資料, 則委員會可把有關申述視為不曾提出論。
- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》(下稱「條例」), 委員會會在合理地切實可行的情況下, 盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱, 直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士 (下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

任世田



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
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* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)* 申述詳情(如有需要, 請另頁說明)*		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		SIST / 37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 [®]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.
若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

@ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

[^] Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) may be treated as not having been made if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追溯到 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	
	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S36

Representation Number:
TPB/R/S/ST/37- R36

- The representation should be made to the Town Planning Board (the Board) before the expiry of the completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會（下稱「委員會」）提出，填妥的表須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong - Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前，請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處（香港北角渣華道 333 號北角政府合署 15 樓 - 電話：2231 4810 或 2231 4835 及規劃署的規劃資料查詢處（熱線：2231 5000）（香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓）索取，亦可從委員會的網頁下載（網址：<http://www.tpb.gov.hk/>）。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
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1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士（下稱「申述人」）

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

丘拍赫



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

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Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

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Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)* 申述詳情(如有需要, 請另頁說明)*		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		SIST / 37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 [ⓐ]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
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Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

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Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

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For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	
	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S37

Representation Number:
TPB/R/S/ST/37- R37

- The representation should be made to the Town Planning Board (the Board) before the expiry of completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Offices, 333 Java Road, North Point, Hong Kong.
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Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

查志林



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
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Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)*

申述詳情(如有需要,請另頁說明)#

The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則(請註明圖則名稱及編號)		S15T/37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項@	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由^
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話,請註明詳情。		

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

@ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

^ Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追溯至 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

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	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S38

1. The representation should be made to the Town Planning Board (the Board) before the expiry completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Board, 333 Java Road, North Point, Hong Kong.

申述必須於指定的圖則展示期限屆滿前向城市規劃委員會（下稱「委員會」）提出，填寫須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。

Representation Number:
TPB/R/S/ST/37- R38

2. Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong - Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.

填寫此表格之前，請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處（香港北角渣華道 333 號北角政府合署 15 樓 - 電話：2231 4810 或 2231 4835 及規劃署的規劃資料查詢處（熱線：2231 5000）（香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓）索取，亦可從委員會的網頁下載（網址：<http://www.tpb.gov.hk/>）。

3. This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.

此表格可從委員會的網頁下載，亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格，填寫的資料宜中英文兼備。倘若未能提供所需資料，則委員會可把有關申述視為不曾提出論。

4. In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.

根據《城市規劃條例》（下稱「條例」），委員會會在合理地切實可行的情況下，盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱，直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)

提出此宗申述的人士（下稱「申述人」）

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

丘德權



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
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* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)* 申述詳情(如有需要, 請另頁說明)*		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		SIST / 37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	看附頁
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

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at the appropriate box 請在適當的方格內加上 號

附頁

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Submission Number:
TPB/R/S/ST/37- S39

- The representation should be made to the Town Planning Board (the Board) before the expiry of the specified plan exhibition period. ... The completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Board, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會(下稱「委員會」)提出, 填寫表格須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong - Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前, 請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處(香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835 及規劃署的規劃資料查詢處(熱線: 2231 5000)(香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓)索取, 亦可從委員會的網頁下載(網址: <http://www.tpb.gov.hk/>)。
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- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
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Representation Number:
TPB/R/S/ST/37- R39

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士 (下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

丘嘉兒



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

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* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)* 申述詳情(如有需要, 請另頁說明)#		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		SIST / 37
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若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

@ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

^ Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所有以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追溯至 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

3. Details of the Representation (use separate sheet if necessary)*

申述詳情(如有需要，請另頁說明)*

The plan to which the representation relates (please specify the name and number of the plan)
與申述相關的圖則 (請註明圖則名稱及編號)

S1ST/37

Submission Number:
TPB/R/S/ST/37- S41

Nature of and reasons for the representation 申述的性

Representation Number:
TPB/R/S/ST/37- R40

Subject matters 有關事項 [ⓐ]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [Ⓐ]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	令我不安
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	



Any proposed amendments to the plan? If yes, please specify the details.
對圖則是否有任何擬議修訂? 如有的話，請註明詳情。

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.
若申述超過 20 頁或有任何一頁大小超過 A4，則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

ⓐ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項，如申述與圖則的修訂有關，請註明在修訂項目附表內的修訂項目編號。

[Ⓐ] Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意，條例第 6(3A)條訂明，如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關，則有關申述可被視為不曾提出。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見，可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	
	Date Received 收到日期	

- The representation should be made to the Town Planning Board (the Board) before the expiry of the specified plan exhibition period. The completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Board, 15/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會(下稱「委員會」)提出, 填妥的表格及支持有關申述的文件(倘有), 必須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong - Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前, 請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處(香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835 及規劃署的規劃資料查詢處(熱線: 2231 5000)(香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓)索取, 亦可從委員會的網頁下載(網址: <http://www.tpb.gov.hk/>)。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
此表格可從委員會的網頁下載, 亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格, 填寫的資料宜中英文兼備。倘若未能提供所需資料, 則委員會可把有關申述視為不曾提出論。
- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》(下稱「條例」), 委員會會在合理地切實可行的情況下, 盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱, 直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士 (下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

蔣慈愛

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

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(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary) [#] 申述詳情(如有需要, 請另頁說明) [#]		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則 (請註明圖則名稱及編號)		SIST / 37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
K	<input type="checkbox"/> support 支持 <input checked="" type="checkbox"/> oppose 反對	在一個小村裏 設置骨灰龕 滋擾居民
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。		

[#] If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

[@] Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

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Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

附頁

我對於該用地改建為靈灰安置所以下反對理由：

一、先發展後申請發展商早於十年前已經把上述土地上的構築物發展成骨灰龕場並在市場上出售，現是已經有骨灰上位，是次改劃是屬於「先發展後申請」的模式，發展商罔顧土地規劃的相關法例，把原為綠化地帶的土地改變用途，製造既成事實，再要求城規會通過其改劃申請。如城規會通過是次申請，將會立下極壞先例，讓發展商可以繼續罔顧土地管制法規，發展綠化地帶，破壞香港重要的土地資源。

二、私營骨灰龕位需求不斷減少。政府在最新施政報告指出已計劃興建和現有骨灰龕位的數量達致 80 萬個，按每年五萬至六萬人離世，加上接受綠色殮葬的人數不斷增加，市民對於動輒數十萬元的私營骨灰龕位的需求不斷下降，政府沒有必要繼續增加私營骨灰龕位的供應。

三、未能解決交通接駁及違例停泊的問題。申請人在今年四月提交新的交通影響評估報告和交通接駁安排未能解決改劃後帶來的車流、人流、環境問題，對附近民居的影響深遠。新的交通接駁安排調整了春秋二祭時的接駁巴士上落安排，把穿梭巴士的暫時停泊處由赤坭坪往大埔方向巴士站，改為在靠赤坭坪位置上車。以上改動並未能解決乘客上落所帶來的車阻問題。文件上顯示新的穿梭巴士停泊位置為赤坭坪垃圾收集站位置附近放置了大量垃圾桶，不時有大型夾車和垃圾車收集大型垃圾，加上該位置不時有車輛停泊，所以絕不是合適上落客位置。申請人無法提供在場所內的上落客和停車的位置，而需要佔用現有位置進行上落客安排，只會造成更多的違泊和阻塞，加劇目前交通阻塞問題，嚴重影響居民的生活。

四、引起區內居民極大的不安。沙田靜苑的發展追溯至 2009 年，當時村民發現原有寮屋改建為骨灰安置所，便發起抗議行動，向政府部門和發展商表達強烈反對意見，據居民指出，自改建以來有多位村內長者突然離世，引起村民就該靈灰安置所影響鄉村風水的疑慮，因此過去十多年一直反對該靈灰安置所的改劃。

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	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S42

Representation Number:
TPB/R/S/ST/37- R41

- The representation should be made to the Town Planning Board (the Board) before the expiry of the period completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Board Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會（下稱「委員會」）提出，填妥的表格必須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書處。
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根據《城市規劃條例》（下稱「條例」），委員會會在合理地切實可行的情況下，盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱，直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

**1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士（下稱「申述人」）**

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

Swire Coca-Cola HK



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

Llewelyn-Davies Hong Kong Limited

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意：若個人提交，須填上與香港身份證／護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)#

申述詳情(如有需要,請另頁說明)#

The plan to which the representation relates (please specify the name and number of the plan)
與申述相關的圖則(請註明圖則名稱及編號)

Draft Sha Tin OZP No. S/ST/37

Nature of and reasons for the representation 申述的性質及理由

Subject matters 有關事項 [ⓐ]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
Item E	Providing comments <input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	Please see separate sheets for details.
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	

Any proposed amendments to the plan? If yes, please specify the details.

對圖則是否有任何擬議修訂? 如有的話,請註明詳情。

Propose to rezone the subject site to "Residential (Group E)" zone.
Please see separate sheets for details.

If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

ⓐ Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

^ Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述**可被視為不曾提出**。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

17 January 2024

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

By Hand

Dear Sir/Madam,

**Re: Submission of Representation to Item E of the Proposed Amendment to the
Approved Sha Tin Outline Zoning Plan (OZP) No. S/ST/36**

With regards to the gazettal of the captioned Draft Plan (No. S/ST/37) on 17 November 2023, we act on behalf of Swire Coca-Cola HK (SCCHK, "the Representer") to submit herewith a representation on **Item E** (i.e. rezoning of an "Open Space" ("O") to "Residential (Group A)9" ("R(A)9") with Plot Ratio 5 and a Building Height Restriction of 110mPD) at Sha Tin Wai Road, Siu Lek Yuen) ("the Site") to the Town Planning Board ("the Board") under Section 6(1) of the Town Planning Ordinance (Cap. 131).

While we generally welcome the Government's effort to rezone appropriate sites for residential use to increase housing supply, we would like to express our grave concerns on **Item E** which was based on the Consultants' assessments (e.g. in the Preliminary Environmental Review and the Traffic Impact Assessment) that are misleading, as those assessments do not appear to have been carried out correctly and, hence, the results and conclusions presented to the Government cannot accurately represent the worst-case scenario in both the existing and future situation. Being a socially responsible business operator in Hong Kong, the Representer considers that it is crucial to step up and draw the Board's attention on the extensive and foreseeable impacts arising from the industrial/residential (I/R) interface problem, i.e. the siting of a high-density residential development under the proposed "R(A)9" zone immediately adjacent to an existing "Industrial(1)" ("I(1)") zone with an actively operating industrial bottling plant with future expansion plan.



Based on Consultants' assessments currently conducted, it is premature to rezone the Site to "R(A)9". At worst, the Site should only be rezoned to "Residential (Group E)" ("R(E)") to ensure that a more detailed and comprehensive environmental assessment be conducted and submitted to the Board by the future project proponent under s.16 application in subsequent stage to ensure all types of environmental issues could be addressed satisfactorily. Please find below the details of our representation.

1. Background for Representation

Background of Swire Coca-Cola HK's Siu Lek Yuen Food Production Factory and Bottling Plant

Swire Coca-Cola HK ("SCCHK") has been operating actively on a 24/7 basis at the existing Siu Lek Yuen (SLY) site since 1991. Being the tallest vertical food production factory and bottling plant in the world, SCCHK has overcome numerous technical difficulties in operation over the years. With substantial effort and persistence, it is the company's aim to uphold its "Made in Hong Kong" brand image and continue to operate at the SLY site for the years ahead. Lately, anticipating for an expanding local market, SCCHK has already devoted substantial investments for new production lines in coming years.

The vertical food production factory and bottling plant at SLY site ("SLY Factory") has a unique building design tailor-made to allow various operations to conduct at different floors at the same time throughout the day. The vertical plant itself is a well-established, busy and compact system ensuring the smooth running of this important local beverage supply system. For example, the production lines (with operation of boilers, chimneys, air compressors, chillers, cooling towers, vents, steam condensing tank, CO₂ exhausts, etc.) operating in a 24 hour mode will be working in parallel with the loading and unloading activities at lower levels of the SLY Factory; there are also container hoists from G/F to 10/F of the SLY Factory facing the Site proposed for residential use. To cater for the operation hours of the local chains of retail outlets, e.g. Wellcome, Park'nshop, 7-11, Circle-K, etc and other food and beverage outlets, e.g. McDonald's, there will be loading and unloading activities from mid-night till early mornings (around 6am) followed by central warehouse delivery from 8am of the day.

Currently, apart from production of beverages, SCCHK has been supplying beverages directly to various customers via their own logistics team daily, with its own fleet of vehicles including heavy vehicles, trucks, container trucks, etc. The average daily traffic count of its fleet of vehicles is over 600 vehicles in and out of the SLY Factory (with even higher number of daily traffic count during the peak seasons), showing that there is a high traffic volume at the SLY Factory to cater for the demanding operation needs. In view of the space needed for repairing and maintenance of the vehicles, the Site has been leased from the Government to SCCHK under a Short Term Tenancy (STT) Agreement since August 1993 and has been actively in use since then.

Swire Coca-Cola HK being a Socially Responsible Business Operator to Submit Representation

Proud of being a renowned and successful “Made in HK” brand, the company has endeavoured to up-hold the brand and their motto “Care for our people and the people in the communities we operate our business in”¹ by maintaining sensitivity and acting proactively in response to the complaints made by the neighbours.

For example, in response to the complaints from the villagers in Ngau Pei Sha Village (which is about 95m away from the SLY Factory to the nearest village house) regarding the daily nuisance of the whirring noise generated from the exhaust fans located at the semi open-air level of the SLY Factory, frequency of the exhaust fans has been adjusted to a lower level. Another example is, in response to the complaints from the residents of Yu Chui Court (which is about 180m away from the SLY Factory to the nearest block) regarding the reflective glare due to the white painting on the external façade of the factory building, façade modification work has been carried out to repaint the façade from white to greyish-white colour. Another example is, in response to the complaints from the residents of Yu Chui Court regarding the noise generated by SCCHK’s heavy vehicles parked at the public car park of Yu Chui Court, SCCHK has taken prompt action to terminate its leasing of parking lots at Yu Chui Court and to confine all parking within its own SLY Factory.

¹ Swire Coca-Cola: <https://www.swirecocacola.com/en/Sustainability/People.html>

The efforts mentioned above has demonstrated that, SCCHK, being a socially responsible business operator within the community, has put up substantial efforts in maintaining businesses in Hong Kong sustainably and responsibly. Looking towards the future, SCCHK has continued to invest on new production lines. It is reasonable to anticipate that the SLY Factory will remain active, or will be even more active, in operation in future. It is prudent to take this opportunity of submitting representations to express our concerns about the potential I/R interface issues that have to be properly addressed if the Site, right adjacent to our SLY Factory, is to be rezoned for residential use in future.

2. Details of Representation

2.1 Concern A: I/R Interface Issue and the Comprehensiveness of Supporting Technical Assessment

As mentioned above, SCCHK generally welcomes the Government's effort to rezone appropriate sites for residential developments alleviating the problem of shortage of housing supply. Nevertheless, with just preliminary technical assessments conducted by Consultants in support for a high-density development on the Site, such arrangement is considered as piecemeal and insufficient, which has underestimated the genuine environmental nuisances from the SLY Factory to the Site. In fact, from planning perspective, given the proximity (less than 10m) between the Site and SLY Factory, it is expected that continuous complaints from the future residents will be received and given the minimal buffer space, there will be no room for rectification of nuisances. As such, the negative impact arising from I/R interface problem is apparent, and the Site requires more detailed and comprehensive environmental assessment prior to confirming the feasibility for converting the Site for residential development.

To facilitate the Board's consideration, issues/ incompetency of the current technical assessments (the Preliminary Environmental Review (PER) and Summary of Traffic Impact Assessment (TIA)) conducted by the Consultants are summarized as follows:

Detailed Assessment on Various Existing Fixed Noise Sources is Absent

The PER in support of **Item E** has taken a general approach by assuming a predicted fixed noise level for SLY Factory. There are no detailed elaborations on which locations the noise levels were taken. As a result, to mitigate the noise exceedances generated from the SLY Factory, some standard mitigation measures such as single aspect design for the future residential blocks with architectural fins and acoustic windows were recommended.

The PER conducted by Consultant is just a preliminary summary report without detailed assessments of all fixed noisy equipment (i.e. the exhaust fans, the heating, ventilation and air conditioning system (HVAC system) and fixed on-site traffic control system) in the SLY Factory. Given that the SLY Factory is an active industrial development which will continue to operate after the completion of the residential development at the Site, it is important to take into consideration of all fixed noise sources to reflect the full picture in the assessment. With an aim to highlighting the incompetency of the PER conducted by Consultants, there are at least several major fixed noise sources within the SLY Factory which have not been considered in the PER conducted (see **Table 1** below).

Table 1 Various Fixed Noise Sources in SLY Factory



Fig 1. Semi open-air design for upper floors

The semi open-air design of the SLY Factory will directly expose various types of industrial operating noise including:

- Whirring noise from exhaust fans at upper floors
- Warning sirens from hoisting and transferring of containers to all floors
- Daily loading/unloading activities



Fig 2. Semi Open-air car ramp for delivery trucks and vehicles from G/F to 3/F

To facilitate loading/unloading activities, there are two open air car ramps from G/F to 3/F. Due to the 24/7 operation mode, traffic and related operation noises are generated throughout the day and night on a daily basis is expected.



Fig 3. Hoisting machine carrying raw materials containers to the production line from G/F to upper floors

To facilitate the transportation of raw materials directly to the production lines at various upper levels, a hoisting machine with warning sirens is installed on each level.

Together with the open-air design, significant operating noise and especially striking sounds from the sirens are common



Fig 4a. CO₂ refilling area next to car ramp on G/F



Fig 4b. CO₂ refilling procedures on G/F



Fig 5. A photo showing a delivery truck leaving the SLY Factory

During the CO₂ refilling procedures, large amount of steam and high pitch noise will be generated from the semi open-air ground level.

An average daily traffic count of its fleet of vehicles is over 600 vehicles in and out of the SLY factory (with even higher number of daily traffic count during the peak seasons), showing that there is a high traffic volume at the factory to cater for the demanding operation needs. To ensure the safety of pedestrian, there is a loud siren installed to warn pedestrians whenever a vehicle pass by the entrance of the SLY Factory.

No Assessment on the Mobile Noise Sources Related to the SLY Factory

Apart from fixed noise sources mentioned above, the PER by Consultants in support of **Item E** has no account of the mobile noise sources associated with the SLY Factory. Given the 'industrial' nature of the SLY Factory, proximity of the Site with SLY Factory and the active operation of the factory with various noise generated from the delivery trucks, an assessment on the mobile sources should be conducted. At present, the SLY Factory is experiencing a high traffic volume of an average daily traffic count (i.e. in-coming and out-going) of over 600 vehicles per day. The frequency would be intensified during hot seasons.

Other than the PER, it is noted that only the executive summary of the TIA is incorporated in the Board Paper. Due to limited information given, it is doubtful if the TIA conducted by Consultants has taken into account the high traffic flows generated by the SLY Factory, given its unique operation mode which is different from conventional industrial activity.

Other Industrial Environmental Nuisance Should be Considered

Given the unique operation mode of the SLY Factory, to reflect the genuine environmental situation and considered the environmental impact from a holistic manner, considerations on other 'non-typical' nuisances should be incorporated into the environmental assessment.

For example, future residents living near the south-western part of the Site (i.e. close to the SLY Factory) may be constantly affected by the hot steam air venting periodically from the existing boiler at 3/F of the SLY Factory. At times, there are also occasions where temporary road closure is required for lifting works for replacement of old machineries / equipment and installation of new ones. There are also night time operations at the SLY Factory that require night time lighting to be switched on continuously, which may cause light nuisance to future residents if living close by. Such impacts, which may not be commonly found in other traditional industrial developments and is not generally reflected in typical technical assessments should be considered in the comprehensive environmental assessment for the Site.

Table 2 Other Possible Nuisance in SLY Factory

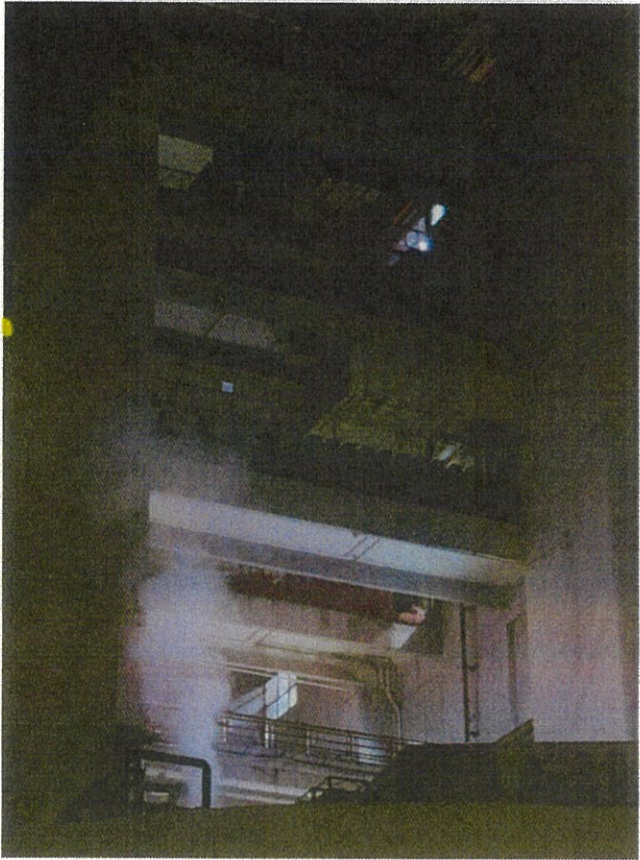


Fig 1. Hot steam air venting at open-area above car ramp

There are boilers on 3/F located at the open-area above the car ramp which is right abutting to the future residential development site. Hot steam air is venting out periodically from the boilers, including night time operation, which may become a possible nuisance to future residents.



Fig 2. Temporary road closure with lift truck handling production machineries / equipment

For regular maintenance purpose as well as possible future expansion needs, there will be occasions that require temporary road closure of one traffic lane and pavement to allow lifting truck to handle and move heavy production machineries / equipment in and out of the factory to replace old ones.

In order to minimize impact to other road users, such lifting works are usually scheduled during non-peak hours during weekends. While such temporary road closure of one traffic lane and pavement will have to obtain approval from relevant departments (including the Transport Department and the Police) in advance, it will inevitably bring inconvenience to future residents.

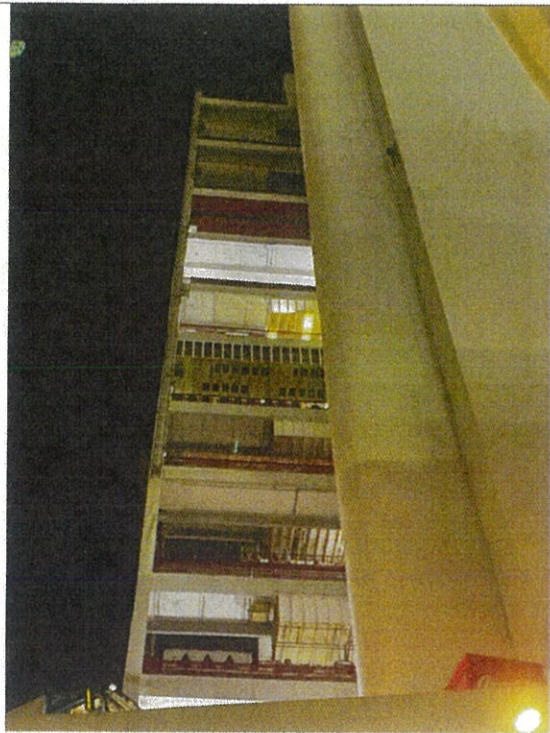


Fig 3. Night time lighting due to the 24/7 operation mode of the factory

The vertical food production factory and bottling plant has a unique building design tailor-made to allow various operations to conduct at different floors at the same time throughout the day. Due to the 24/7 operation mode, it is inevitable that there is lighting throughout the building at night time for operational and safety purposes. This includes the upper floors with open-sided areas facing the future residential development site, which may potentially be a nuisance to future residents during night time.

2.2 Concern B: Cumulative Environmental Impact Resulting from Relocation of Vehicle Maintenance Area and Potential Complaints upon Future Business Expansion of SCCHK

With the proposed amendment **Item E** for residential development, it is expected that the existing operations at the Site via STT will be discontinued. As such, all the existing vehicle maintenance section will be relocated back into the existing SLY Factory. As explained earlier, with regards to the concerns from the local community, the noise generation and operation needs, it is almost impossible for the delivery vehicles and their maintenance section to relocate to a location further away from the SLY Factory.

As a result of the relocation, it is expected that noise nuisances from the SLY Factory will exacerbate immensely due to the increased manoeuvrings and the total amount of traffic within a compact vertical factory building. The vertical bottling plant is actively operating with various operations among different floors 24 hours a day and throughout the year (even on Public Holidays). Together with the company's committed and planned new production line, the cumulative nuisances generated from SLY Factory to the Site in **Item E** will become even more significant. It is envisaged that the technical assessments conducted by Consultants in support of **Item E** have not taken into account the cumulative environmental impacts (i.e. relocation of vehicle maintenance section from the Site into the SLY Factory and the possible expansion of production line) from the SLY Factory.

As a socially responsible company, it is foreseeable that without a thorough assessment on the existing and future environmental impact prior to the proposed residential development, complaints from the future residents to SCCHK, and even to the Government, will be expected.

2.3 Concern C: Intangible Impact to Future Residents

We have to stress that the industrial operations in the SLY Factory are complying with the relevant noise control ordinance. Yet, it is important to note that the noise levels are close to the threshold of the Acceptable Noise Level. Research² suggests that sleep quality decreases when noise exposure exceeds 60dB, and this can lead to various health problems, including chronic diseases. The quality of living of future residents being so close to an active industrial operation is difficult to be assessed and they may be prone to adverse health impacts in the long-run.

2.4 Concern D: No Consultation with SCCHK on the Proposed OZP Amendment

There is no prior consultation from the Government's Consultants when they carried relevant technical assessments in support of the proposed OZP amendment for proposed residential use at the Site. As such, SCCHK has no chance to offer or present a full and detailed account of the daily operation activities in the SLY Factory and the technical assessments now conducted by Consultants in support of the proposed OZP amendment could not accurately represent the full range of environmental and traffic impacts and therefore could not correctly present the results and conclusions to the Government.

² Ohstrom, E., & Rylander, R. (1990): Sleep disturbance by road traffic noise – a laboratory study on number of noise events. *Journal of Sound and Vibration*, 143(1), 93-101. [https://doi.org/10.1016/0022-460x\(90\)90570-p](https://doi.org/10.1016/0022-460x(90)90570-p).

3. Recommendations

Proposed “R(A)” zone is not justifiable as the PER conducted is inadequate and incomplete

In view of the above issues, the proposed “R(A)9” zone is considered inappropriate at this moment, as the overall impacts from the SLY Factory has not been fully represented and addressed in Consultants’ assessments. Under the conventional established planning control system, a site will be rezoned to “R(A)” only if the site has already been supported by a complete and satisfactory Environmental Assessment covering the worst-case scenario at OZP amendment stage. Such mechanism implies that the future project proponent would not need to submit any further s.16 application with the support of various technical assessments.

Proposed “R(E)” zone is more appropriate to ensure greater planning control and to address potential I/R interface problem

As the Consultants’ technical assessments are misleading because they do not appear to have been carried out correctly and, hence, the results and conclusions presented to the Government cannot accurately represent the worst-case situation, it is crucial for the Board to impose adequate control over the Site to ensure that the existing and future environmental impacts be fully assessed and mitigated by future proponent prior to any development. It is therefore suggested that the Site should at least be rezoned to “R(E)” zone. ‘Flat’ use will be under Column 2 of “R(E)” zone which requires application to the Board with detailed technical assessments to ensure that any potential I/R interface problem could be adequately addressed and mitigated.

Upon application to the Board, the future project proponent will be required to conduct comprehensive technical assessments considering the relevant interface issues as illustrated above, as well as the most updated context of the operation at SLY Factory by that time after the relocation of the vehicle maintenance section from the Site (after termination of the STT) into the existing SLY Factory. For a more comprehensive and detailed planning, the “R(E)” zone will also allow the Board to control the future design of the residential development with adequate mitigation measures in a more detailed and comprehensive manner. In addition, under the planning application mechanism of “R(E)” zone, it can also ensure that the proposed scheme at the Site in future and its relevant technical assessments will be made available for inspection and comment by the public.

Future proponent should take into account all operation activities at the SLY Factory based on a worst-case scenario in future submission of technical assessments and implement all mitigation measures to address the potential I/R interface problem at their own cost

We would like to highlight that, it is the responsibility of the future project proponent of the future residential development to carry out comprehensive technical assessments taking into account the unique operation mode of the SLY Factory (i.e. the cumulative impact of all operation activities at various levels and all periods of the day) based on a worst-case scenario and to implement all mitigation measures (addressing the potential I/R interface problem) within their development site at their (i.e. future project proponent's) own cost.

Future residents should be made known of the active industrial activities nearby in the sales brochure of the future residential development

It is also the responsibility of the future project proponent to notify all future residents regarding the potential I/R interface problems from the active industrial operation of the SLY Factory. The best way to ensure all future residents to be made known of the I/R interface issue is through the incorporation of such information into the sales brochure, which shall be taken into account by the future project proponent.

SCCHK should not be held responsible to any complaints received from future residents and should not be deprived of any right to expand its existing production line within its premises in future, as 'Industrial Use' is always the "Industrial (1)" zone where SLY Factory falls within

In view of the proposed amendment and procedural arrangements by the authority, we would like to emphasize that SCCHK and SLY Factory should not be held responsible to any complaints received from the future residents at the Site or to be forced to relocate its operation to other locations. SCCHK should not be deprived of any right to expand its production line within its premises in future as 'Industrial Use' is always permitted in the "Industrial (1)" zone where the SLY Factory falls within.

4. Conclusion

We would like to express our concern that the proposed "R(A)9" zoning under **Item E** of the Draft Plan may not be an appropriate zoning at the Site for residential use. The authority shall take into account the unique context of the SLY Factory, which is an active industrial operation located in such a close proximity. Therefore, we recommend considering a more appropriate zoning, such as "R(E)", which could ensure the future proponent the obligation under the planning regime to conduct a comprehensive environmental assessment. It is crucial to thoroughly consult and involve SCCHK to ensure the collection of accurate data from the SLY Factory. This data should be carefully considered by the Board before approving any proposed residential development at the Site.

Thank you for your kind attention.

Yours faithfully,
for Llewelyn-Davies Hong Kong Ltd

A large, stylized handwritten signature in black ink, appearing to be 'Dickson Hui', written over the typed name and extending upwards into the 'Yours faithfully' line.

Dickson Hui
Director

DHWW/ay

For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	
	Date Received 收到日期	

Submission Number:
TPB/R/S/ST/37- S43

Representation Number:
TPB/R/S/ST/37- R42

- The representation should be made to the Town Planning Board (the Board) before the expiry of the sp completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Bo Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會 (下稱「委員會」) 提出, 填妥的表格及須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong – Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前, 請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處(香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835 及規劃署的規劃資料查詢處(熱線: 2231 5000)(香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓) 索取, 亦可從委員會的網頁下載(網址: <http://www.tpb.gov.hk/>)。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
此表格可從委員會的網頁下載, 亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格, 填寫的資料宜中英文兼備。倘若未能提供所需資料, 則委員會可把有關申述視為不曾提出論。
- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》(下稱「條例」), 委員會會在合理地切實可行的情況下, 盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱, 直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

**1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士 (下稱「申述人」)**

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

Wu Wan Yin Winnie



(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./ Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)[#]申述詳情(如有需要,請另頁說明)[#]The plan to which the representation relates (please specify the name and number of the plan)
與申述相關的圖則(請註明圖則名稱及編號)

Draft Sha Tin OZP No. S/ST/37

Nature of and reasons for the representation 申述的性質及理由

Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
Item E	Providing comments <input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	Please see separate sheets for details.
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	

Any proposed amendments to the plan? If yes, please specify the details.

對圖則是否有任何擬議修訂? 如有的話,請註明詳情。

Propose to rezone the subject site to "Residential (Group E)" zone.
Please see separate sheets for details.[#] If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.

若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本一式四份和一份軟複本。另須提供電郵地址。

[@] Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。[^] Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) **may be treated as not having been made** if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述**可被視為不曾提出**。上述事項應該按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

 at the appropriate box 請在適當的方格內加上 號

17 January 2024

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

By Hand

Dear Sir/Madam,

**Re: Submission of Representation to Item E of the Proposed Amendment to the
Approved Sha Tin Outline Zoning Plan (OZP) No. S/ST/36**

With regards to the gazettal of the captioned Draft Plan (No. S/ST/37) on 17 November 2023, I submit herewith a representation to the proposed amendment to the zoning of the Site under **Item E** (i.e. rezoning of an "Open Space" ("O") to "Residential (Group A)9" ("R(A)9") with Plot Ratio 5 and a Building Height Restriction of 110mPD) at Sha Tin Wai Road, Siu Lek Yuen) ("the Site") in Siu Lek Yuen Industrial Area to the Town Planning Board ("the Board") under Section 6(1) of the Town Planning Ordinance (Cap. 131).

While I generally support the Government's effort to rezone appropriate sites for residential use to increase housing supply, I would like to provide the following comments to the Board to reconsider a more appropriate zoning for the Site :-

1. Background of the Site

The Site is located in the Siu Lek Yuen Industrial Area ("SLYIA"), which has mainly been zoned "Industrial (1)" ("I(1)") over the years. The major environmental nuisance in this "I(1)" zone is the existing bus depot in the centre of the SLYIA. There are also active industrial operations in the SLYIA, including Swire Coca-Cola HK located right abutting to the south of the Site. Under the "I(1)" zone, 'Industrial Use' is always permitted.

2. Details of Representation

a. Recommendations under Previous Area Assessments of Industrial Land in the Territory

Over the years, the planning authority has conducted a number of area assessments to the industrial land in the area :-

- According to *A Report on Area Assessments 2009 of Industrial Land in the Territory*, it reported that only “if the bus depot can be relocated, it would provide an opportunity to transform and upgrade the area for residential use”.
- According to *A Report on Area Assessments 2014 of Industrial Land in the Territory*, it reported that “since the bus depot is still in operation without any relocation programme, the previous rezoning proposal for residential use is not further recommended in view of the potential industrial/residential interface problems”. It also further reported that “despite the new hotel development and the wholesale conversion of one industrial building for non-industrial use, there are still vibrant industrial operations in the area with majority of GFA for industrial use”.
- According to *A Report on Area Assessments 2021 of Industrial Land in the Territory*, it reported that “considering the possible changes on the local character in the near future and the residential neighbourhood that surrounds SLYIA, opportunities could be given to rezone SLYIA to “R(E)” to facilitate redevelopment while addressing the industrial/residential interface in the process”.

b. Current Proposed “R(A)9” Zoning is not Consistent with Recommendations under Previous Area Assessments of Industrial Land in the Territory

Firstly, the existing bus depot is (and will still be) located in the centre of the SLYIA. The Site proposed for “R(A)9” zone is only about 70m away from the existing bus depot. Since the bus depot is still in operation without any relocation programme, the industrial/residential interface problems will remain an issue as previously noted in the above reports on area assessments.

Secondly, Swire Coca-Cola HK, being a food production factory and bottling plant in active operation, is (and will still be) located in the SLYIA. The vibrant industrial operations in the area will remain an issue as previously noted in the above reports on area assessments.

Hence, given the existence of bus depot and vibrant industrial operations in the area, the previous 2021 report on area assessments of industrial land only recommended that sites in the SLYIA be rezoned to "R(E)" to facilitate redevelopment for residential use while addressing the industrial/residential interface in the process. The proposed "R(A)9" zoning at the Site is not consistent with such recommendation under the previous 2021 report on area assessments of industrial land.

c. Current Proposed "R(A)9" Zoning could not Offer Strong Planning Control

The proposed "R(A)9" zoning could not offer strong planning control to the Board to closely scrutinize the planning process and the satisfactory completion of an updated environmental assessment during the development process of the Site for residential use in view of the severe industrial/residential interface problems.

Under the proposed "R(A)9" zoning, the authority could, at best, request the future project proponent to prepare and submit an updated environmental assessment under lease. Under this mechanism, the submission of the updated environmental assessment would not be made through the planning application channel, hence not for the Board's approval and not available for public inspection. Stakeholders in the area (especially the bus depot and Swire Coca-Cola HK) will not be given a channel to offer comments, which deprive the right of the existing industrial operators in the area to provide valuable information and comments to the future project proponent when planning the residential use.

d. Appropriate Alternative Zoning should be Considered instead of "R(A)9"

According to the previous 2021 report on area assessments of industrial land, it actually recommended that *"opportunities could be given to rezone SLYIA to "R(E)" to facilitate redevelopment while addressing the industrial/residential interface in the process".* There is no strong reason why the previous recommendation of "R(E)" zoning is not being adopted in the current Draft Plan. In fact, in other industrial areas in Hong Kong, "R(E)" zoning is always adopted when proposing suitable sites for residential use during the transformation of the area.

3. Recommendation – Proposed “R(E)” Zoning

Given the recommendations under previous area assessments of industrial land, and to ensure planning control by the Board and not to deprive the right of the existing industrial operators in the area to provide comments during the planning process, it is crucial for the Board to impose adequate control over the Site to ensure that the existing and future environmental impacts be fully assessed and mitigated by future project proponent prior to any development of residential use at the Site. It is therefore suggested that the Site should be rezoned to “R(E)” zone. ‘Flat’ use will be under Column 2 of “R(E)” zone which requires application to the Board with detailed technical assessments to ensure that any potential industrial/residential interface problems could be adequately addressed and mitigated, with the existing industrial operators being given a channel to offer comments through the planning application process. Such “R(E)” zoning is also consistent with the planning control imposed to other industrial areas in Hong Kong where appropriate sites proposed for residential use, but facing potential industrial/residential interface problems, will be required to submit planning application for the Board’s approval of the proposed residential use.

Thank you for your kind attention.

Yours faithfully,

A handwritten signature in cursive script that reads "Winnie Wu".

Winnie Wu

For Official Use Only 請勿填寫此欄	Reference No. 檔案編號	Submission Number: TPB/R/S/ST/37- S44
	Date Received 收到日期	

Representation Number:
TPB/R/S/ST/37- R43

- The representation should be made to the Town Planning Board (the Board) before the expiry of the specific completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Board, 1 Offices, 333 Java Road, North Point, Hong Kong.
申述必須於指定的圖則展示期限屆滿前向城市規劃委員會(下稱「委員會」)提出, 填妥的表格及支持有關申述的文件(倘有), 必須送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會秘書收。
- Please read the "Town Planning Board Guidelines on Submission and Processing of Representations and Further Representations" before you fill in this form. The Guidelines can be obtained from the Secretariat of the Board (15/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong - Tel.: 2231 4810 or 2231 4835) and the Planning Enquiry Counters (PECs) of the Planning Department (Hotline: 2231 5000) (17/F., North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F., Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories), or downloaded from the Board's website at <http://www.tpb.gov.hk/>.
填寫此表格之前, 請先細閱有關「根據城市規劃條例提交及處理申述及進一步申述」的城市規劃委員會規劃指引。這份指引可向委員會秘書處(香港北角渣華道 333 號北角政府合署 15 樓 - 電話: 2231 4810 或 2231 4835 及規劃署的規劃資料查詢處(熱線: 2231 5000)(香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輋路 1 號沙田政府合署 14 樓)索取, 亦可從委員會的網頁下載(網址: <http://www.tpb.gov.hk/>)。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the PECs of the Planning Department. The form should be typed or completed in block letters, preferably in both English and Chinese. The representation may be treated as not having been made if the required information is not provided.
此表格可從委員會的網頁下載, 亦可向委員會秘書處及規劃署的規劃資料查詢處索取。提出申述的人士須以打印方式或以正楷填寫表格, 填寫的資料宜中英文兼備。倘若未能提供所需資料, 則委員會可把有關申述視為不曾提出論。
- In accordance with the Town Planning Ordinance (the Ordinance), the Board will make available all representations received for public inspection as soon as reasonably practicable at the Board's website and the PECs. The representations will be available for public inspection until the Chief Executive in Council has made a decision on the plan in question under section 9 of the Ordinance.
根據《城市規劃條例》(下稱「條例」), 委員會會在合理地切實可行的情況下, 盡快將所有收到的申述上載至委員會的網頁及存放於規劃資料查詢處供公眾查閱, 直至行政長官會同行政會議根據條例第 9 條就有關圖則作出決定為止。

1. Person Making this Representation (known as "Representer" hereafter)
提出此宗申述的人士 (下稱「申述人」)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* ~~先生/女士/公司/機構*~~)

MTR Corporation Ltd

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

2. Authorized Agent (if applicable) 獲授權代理人(如適用)

Full Name 姓名 / 名稱 (Mr./Ms./Company/Organization* 先生/女士/公司/機構*)

(Note: for submission by person, full name shown on Hong Kong Identity card/Passport must be provided)
(注意: 若個人提交, 須填上與香港身份證/護照所載的全名)

* Delete as appropriate 請刪去不適用者

Please fill in "NA" for not applicable item 請在不適用的項目填寫「不適用」

3. Details of the Representation (use separate sheet if necessary)[#] 申述詳情(如有需要, 請另頁說明)[#]		
The plan to which the representation relates (please specify the name and number of the plan) 與申述相關的圖則(請註明圖則名稱及編號)		Draft Sha Tin OZP no. S/ST/37
Nature of and reasons for the representation 申述的性質及理由		
Subject matters 有關事項 [@]	Are you supporting or opposing the subject matter? 你支持還是反對有關事項?	Reasons 理由 [^]
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
	<input type="checkbox"/> support 支持 <input type="checkbox"/> oppose 反對	
Any proposed amendments to the plan? If yes, please specify the details. 對圖則是否有任何擬議修訂? 如有的話, 請註明詳情。 Please see comments in the attachment (Our ref: T&ESD/E.&IC/ES/EnvE/L1223)		

[#] If the representation contains more than 20 pages, or any page larger than A4 size, 4 hard copies and 1 soft copy are required to be provided for the submission. Provision of email address is also required.
若申述超過 20 頁或有任何一頁大小超過 A4, 則須提交硬複本。共四份和一份軟複本。另須提供電郵地址。

[@] Please describe the particular matter in the plan to which the representation relates. Where the representation relates to an amendment to a plan, please specify the amendment item number provided in the Schedule of Proposed Amendments. 請形容圖則內與申述有關的指定事項, 如申述與圖則的修訂有關, 請註明在修訂項目附表內的修訂項目編號。

[^] Please also note that section 6(3A) of the Ordinance provides that any representation received under section 6(1) may be treated as not having been made if, in the opinion of the Board that, the reason for the representation is a reason concerning compensation or assistance relating to, or arising from resumption/acquisition/clearance/obtaining vacant possession of any land by the Government. The above matters should be dealt with in accordance with the relevant statutory provisions on compensation and/or promulgated policy on compensation. Should you have any views on compensation or assistance matters, you may separately raise your views to the Director of Lands or the relevant authority. 請注意, 條例第 6(3A)條訂明, 如委員會認為根據第 6(1)條收到的任何申述所提出的理由是與政府收回/徵用/清理/取得任何土地的空置管有權而引起的補償或援助有關, 則有關申述可被視為不曾提出。上述事項應按照相關補償的法律條文和/或已公布的補償政策處理。如對補償或援助事宜有意見, 可另行向地政總署署長或有關當局提出。

Please fill "NA" for not applicable item 請在不適用的項目填寫「不適用」

at the appropriate box 請在適當的方格內加上 號

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

Our ref: T&ESD/E&IC/ES/EnvE/L1223

Date: 17 JAN 2024

By Post and Fax
(Fax no.: 2877 0245 / 2522 8426)

Dear Sir/Madam,

Draft Sha Tin Outline Zoning Plan No. S/ST/37 – Notice of Representation
Railway Noise Concern

The Corporation has, in general, no objection to the amendments within the Draft Sha Tin Outline Zoning Plan (OZP) No. S/ST/37 as gazetted by the Town Planning Board on 17 November 2023. However, it is noted that Amendment Item F involves the rezoning of a site on Chap Wai Kon Street from “G/IC” to “Residential (Group A) 10” (“R(A)10”). Given the proposed development’s proximity to the Tuen Ma Line (TML), noise from railway operations could have a potential impact on any future occupants.

We noted from the concerned OZP documents that a Railway Noise Impact Assessment has been conducted as part of the Preliminary Environmental Review (PER) for the development site and noise mitigation measures such as baffle-type acoustic windows and 1.5m long architectural fins have been recommended to meet the statutory requirements. Given that the closest proposed residential building is approximately 35m away from the railway, we wish to caution that the proposed development could be sensitive to air-borne noise from TML, especially the noise emitted from the nearby rail turnout infrastructures which could result in adverse noise impact to the future occupants. When the building layout is confirmed during the detailed design stage, we would recommend that the development proponents conduct a detailed Railway Noise Impact Assessment, to be reviewed and approved by the Environmental Protection Department (EPD), and implement any necessary noise mitigation measures at the development site to ensure full compliance with statutory requirements. While there is no detailed railway noise assessment report enclosed in the OZP documents, we would like to remind that the assumed noise reduction of acoustic windows for mitigating railway noise should be verified by conducting tests for ensuring the proposed mitigation measures are fit-for-purpose so that the potential train noise issue can be satisfactorily addressed. We also recommend that the future detailed assessment should consider the building façade facing the north-east, e.g. point “TI_#”, as it is also close to and have direct line-of-sight to the railway.

Our ref: T&ESD/E&IC/ES/EnvE/L1223
Date: 17 JAN 2024

We respectfully urge Town Planning Board to give due considerations to our concern and impose related development requirements through Planning Briefs, statutory plans and/or land administration documents. The development proponents should also ensure that the future residents of the development will not be exposed to noise impacts exceeding relevant noise limits by implementing adequate noise mitigation measures at its own cost and to the satisfaction of the Director of Environmental Protection.

Thank you for your attention. Should you have any queries, please feel free to contact our Lead Environmental Manager, Ms. Catherine Leung at [REDACTED]

Yours faithfully,



Chan Hing Keung
Chief of Operations Engineering Service & Innovation

c.c Mr. TSANG Sai Wing, Terence - Assistant Director of EPD (Environmental Assessment)
Mr. LEE Chee Kwan - Principal Environmental Protection Officer (Assessment & Noise)