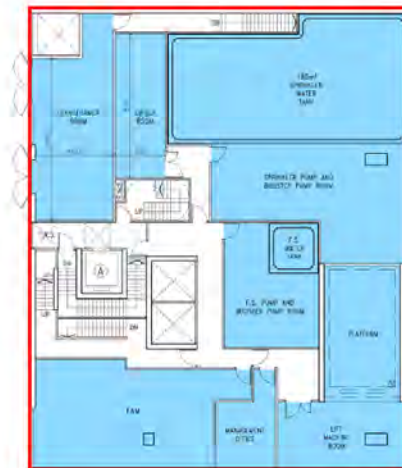


參考編號
REFERENCE No.
A/H20/193

繪圖
DRAWING
A - 2

(資料來源：由申請人提供)
(SOURCE : SUBMITTED BY THE APPLICANT)



Legend	
Application Site	
E&M and Servicing Facilities	



Aedas

Title

Revised First Floor Layout Plan

Checked	DH	Drawn	PW
Rev	0	Date	Oct 2020
Scale	Figure 3.5		



Legend	
Application Site	
Industrial	
E&M and Servicing Facilities	



Aedas

Title

Revised Second Floor Layout Plan

Checked	DH	Drawn	PW
Rev	0	Date	Oct 2020
Scale	Figure 3.6		

(資料來源：由申請人提供)
(SOURCE : SUBMITTED BY THE APPLICANT)

參考編號
REFERENCE No.
A/H20/193

繪圖
DRAWING
A - 3





Legend	
Application Site	
Industrial	
E&M and Servicing Facilities	



Aedas	Title	Revised Typical Floor (Low Zone) Layout Plan	Checked	DH	Drawn	PW
			Rev	0	Date	Oct 2020
			Scale		Figure	3.9



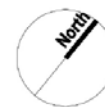
Legend	
Application Site	
Industrial	
E&M and Servicing Facilities	



Aedas	Title	Revised Typical Floor (High Zone) Layout Plan	Checked	DH	Drawn	PW
			Rev	0	Date	Oct 2020
			Scale		Figure	3.10

(資料來源：由申請人提供)
(SOURCE : SUBMITTED BY THE APPLICANT)

參考編號 REFERENCE No. A/H20/193	繪圖 DRAWING A - 5



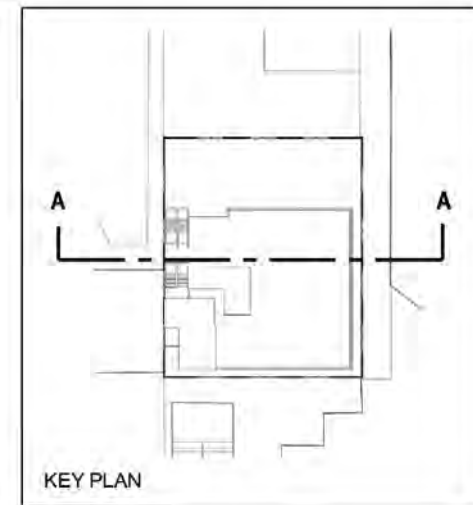
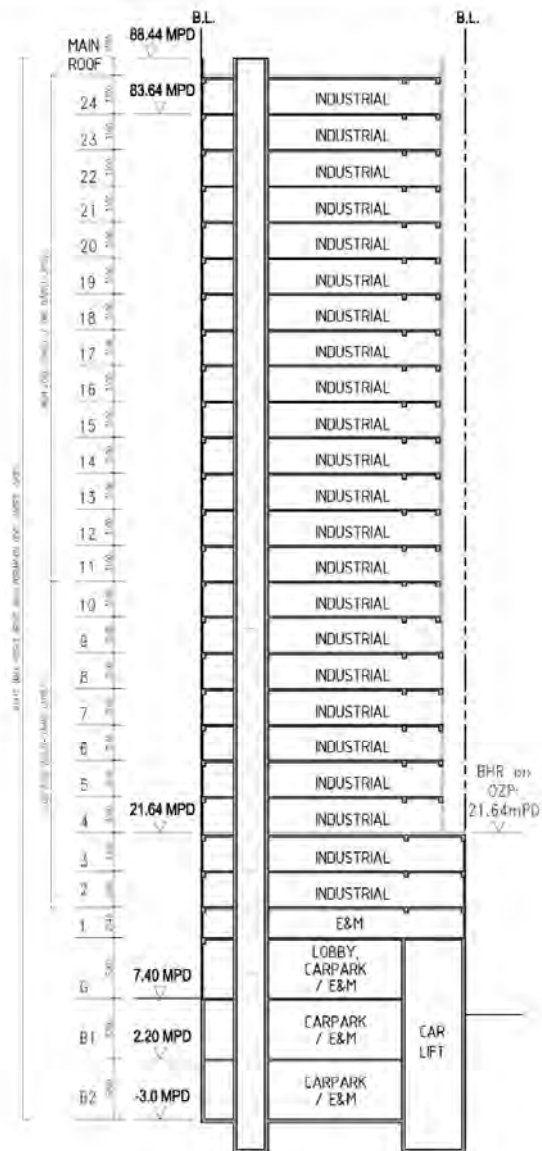
Legend	
Application Site	
Industrial	
E&M and Servicing Facilities	



Aedas	Title:	Revised Twenty-Four Floor Layout Plan				Checked	DH	Drawn	PW
						Rev	0	Date	Oct 2020
						Scale		Figure	3.11

(資料來源：由申請人提供)
(SOURCE : SUBMITTED BY THE APPLICANT)

參考編號 REFERENCE No.	繪圖 DRAWING
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Aedas

Title:

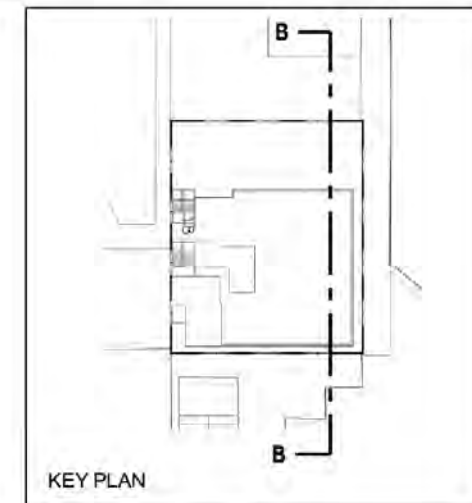
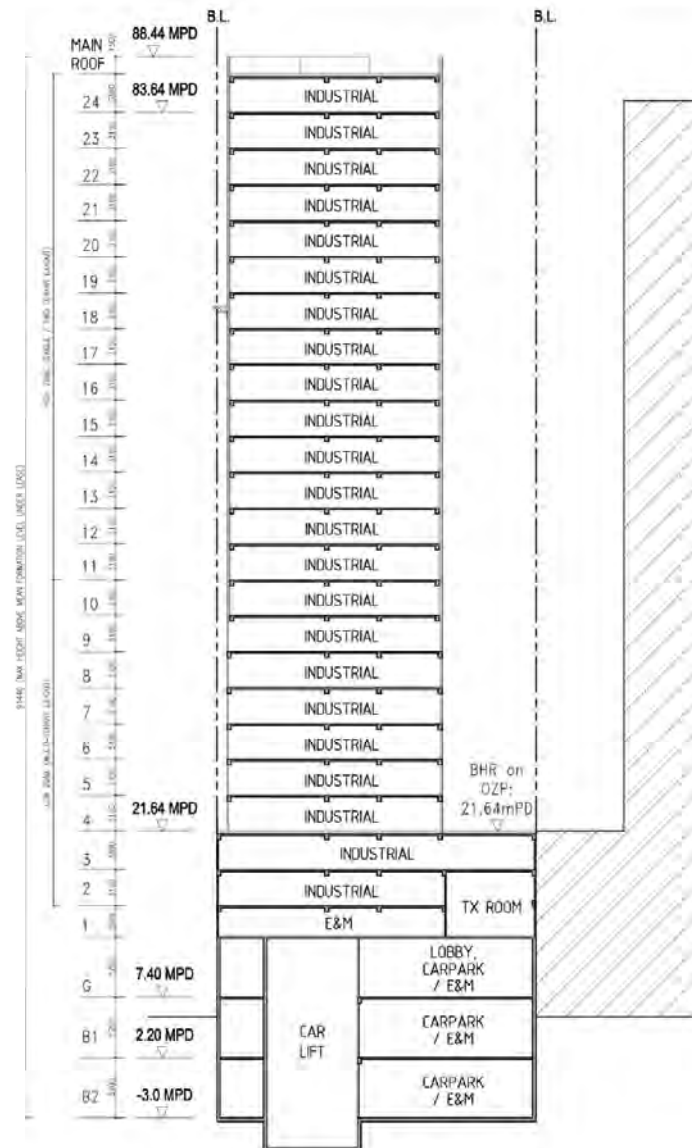
Revised Indicative Section Plan A-A

Checked	DH	Drawn	PW
Rev	0	Date	Oct 2020
Scale	Figure 3.12		

(資料來源：由申請人提供)
(SOURCE : SUBMITTED BY THE APPLICANT)

參考編號
REFERENCE No.
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繪圖
DRAWING
A - 7



Aedas

Title:

Revised Indicative Section Plan B-B

Checked	DH	Drawn	PW
Rev	0	Date	Oct 2020
Scale	Figure 3.13		

參考編號
REFERENCE No.
A/H20/193

繪圖
DRAWING
A - 8

(資料來源：由申請人提供)
(SOURCE : SUBMITTED BY THE APPLICANT)



**llewelyn
davies**

Title

Existing Scenario before Proposed Redevelopment

Checked	DH	Drawn	PW
Rev	0	Date	Oct 2020
Scale		Figure	D1a



Aedas

Title

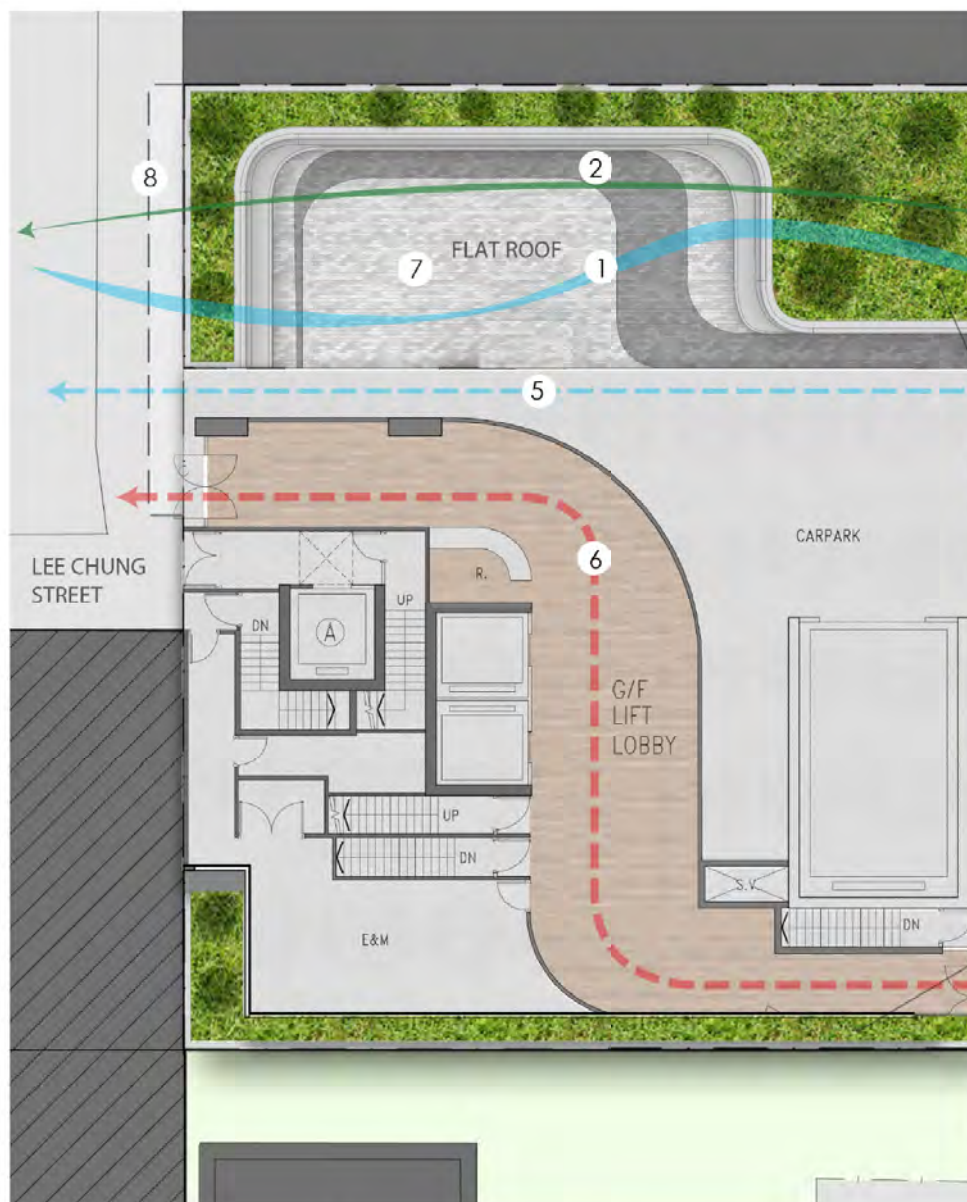
Indicative Visual Illustration of the Proposed Development with Enhanced Design Measures

Checked	DH	Drawn	PW
Rev	0	Date	Oct 2020
Scale		Figure	D1b

參考編號
REFERENCE No.
A/H20/193

繪圖
DRAWING
A - 9

(資料來源：由申請人提供)
(SOURCE : SUBMITTED BY THE APPLICANT)



- 1 **Air Path**
Work as a wind corridor to mitigate heat island effect in conjunction with OZP
- 2 **Green Corridor**
Visually connect Lee Chung Street to Chai Wan Park with greening elements
- 3 **Edge Planting**
To enrich building envelop, soften edges of building and for enjoyment of pedestrians
- 4 **Vertical Green**
To improve the public realm and to enrich the visual interests in the area for public enjoyment by provision of a quality pedestrian environment
- 5 **Façade Louvre**
To improve cross ventilation between Lee Chung Street and Chai Wan Park at pedestrian level
- 6 **Pedestrian Corridor**
Pedestrian accesses on G/F facing both Lee Chung Street and Chai Wan Park to enhance pedestrian connectivity during opening hours (0800 – 2000)
- 7 **Podium Garden**
To improve the townscape as a whole with provision of landscaping treatments at multiple levels
- 8 **Weather Canopy**
The canopy above the entrance provides weather protection for the users along Lee Chung Street

Aedas

Title

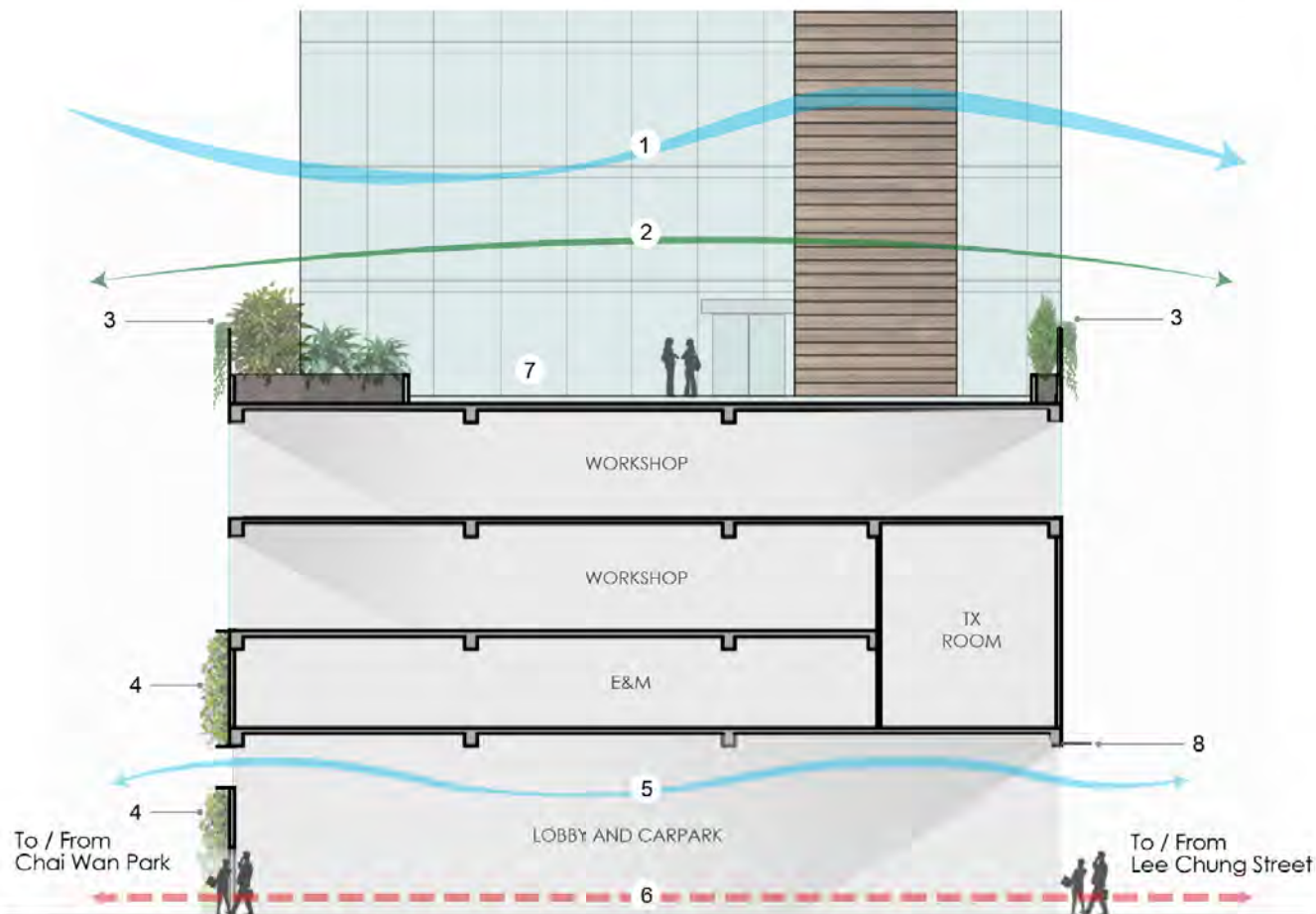
Indicative Overview of Planning and Design Merits of the Proposed Development

Checked	DH	Drawn	PW
Rev	0	Date	Nov 2020
Scale		Figure	D2

(資料來源：由申請人提供)
(SOURCE : SUBMITTED BY THE APPLICANT)

參考編號
REFERENCE No.
A/H20/193

繪圖
DRAWING
A - 10



- 1 **Air Path**
Work as a wind corridor to mitigate heat island effect in conjunction with OZP
- 2 **Green Corridor**
Visually connect Lee Chung Street to Chai Wan Park with greening elements
- 3 **Edge Planting**
To enrich building envelop, soften edges of building and for enjoyment of pedestrians
- 4 **Vertical Green**
To improve the public realm and to enrich the visual interests in the area for public enjoyment by provision of a quality pedestrian environment
- 5 **Façade Louvre**
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- 6 **Pedestrian Corridor**
Pedestrian accesses on G/F facing both Lee Chung Street and Chai Wan Park to enhance pedestrian connectivity during opening hours (0800 – 2000)
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To improve the townscape as a whole with provision of landscaping treatments at multiple levels
- 8 **Weather Canopy**
The canopy above the entrance provides weather protection for the users along Lee Chung Street

Aedas

Title

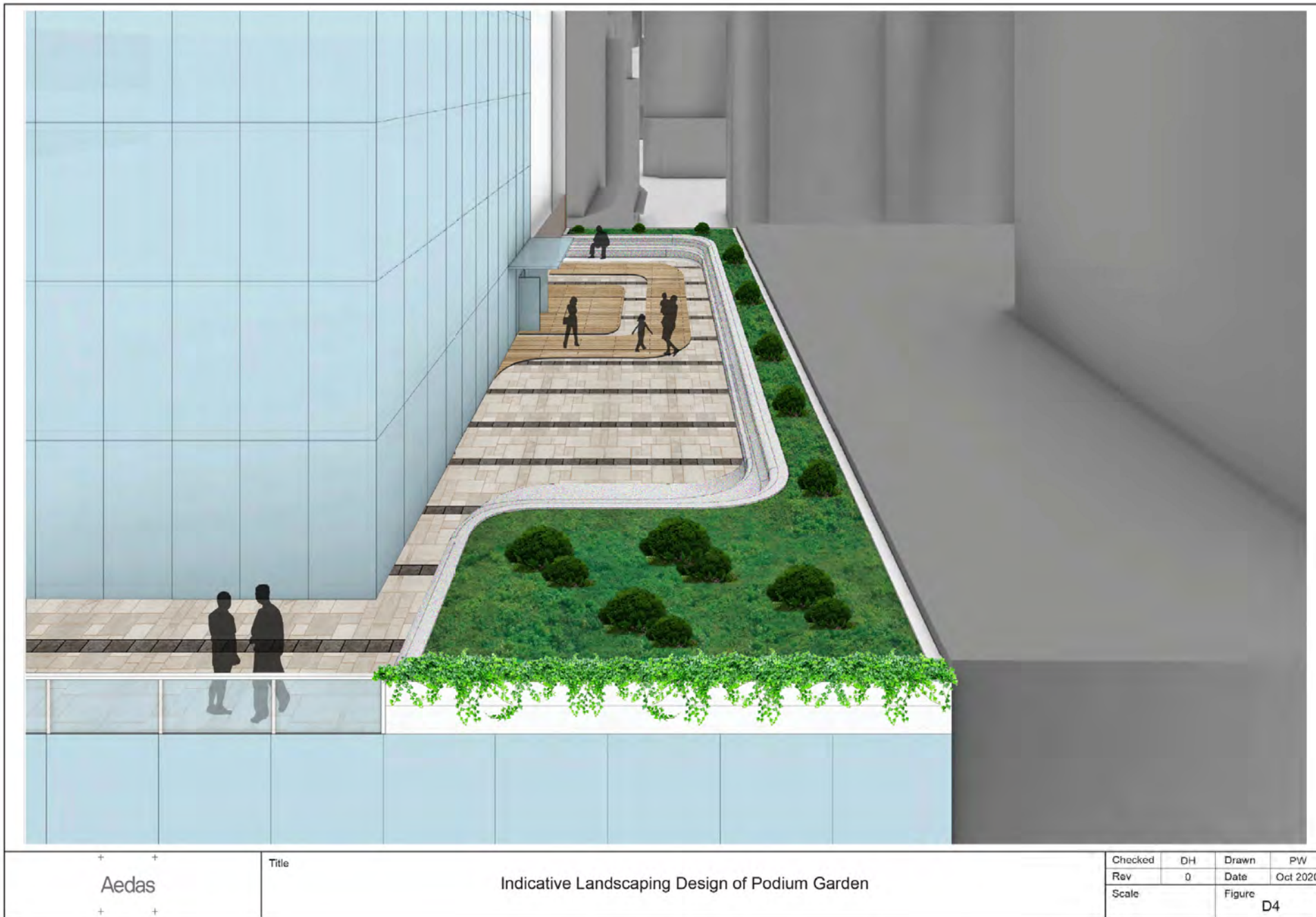
Indicative Section Plan with Design Merits of the Proposed Development

Checked	DH	Drawn	PW
Rev	0	Date	Nov 2020
Scale	Figure D3		

(資料來源：由申請人提供)
(SOURCE : SUBMITTED BY THE APPLICANT)

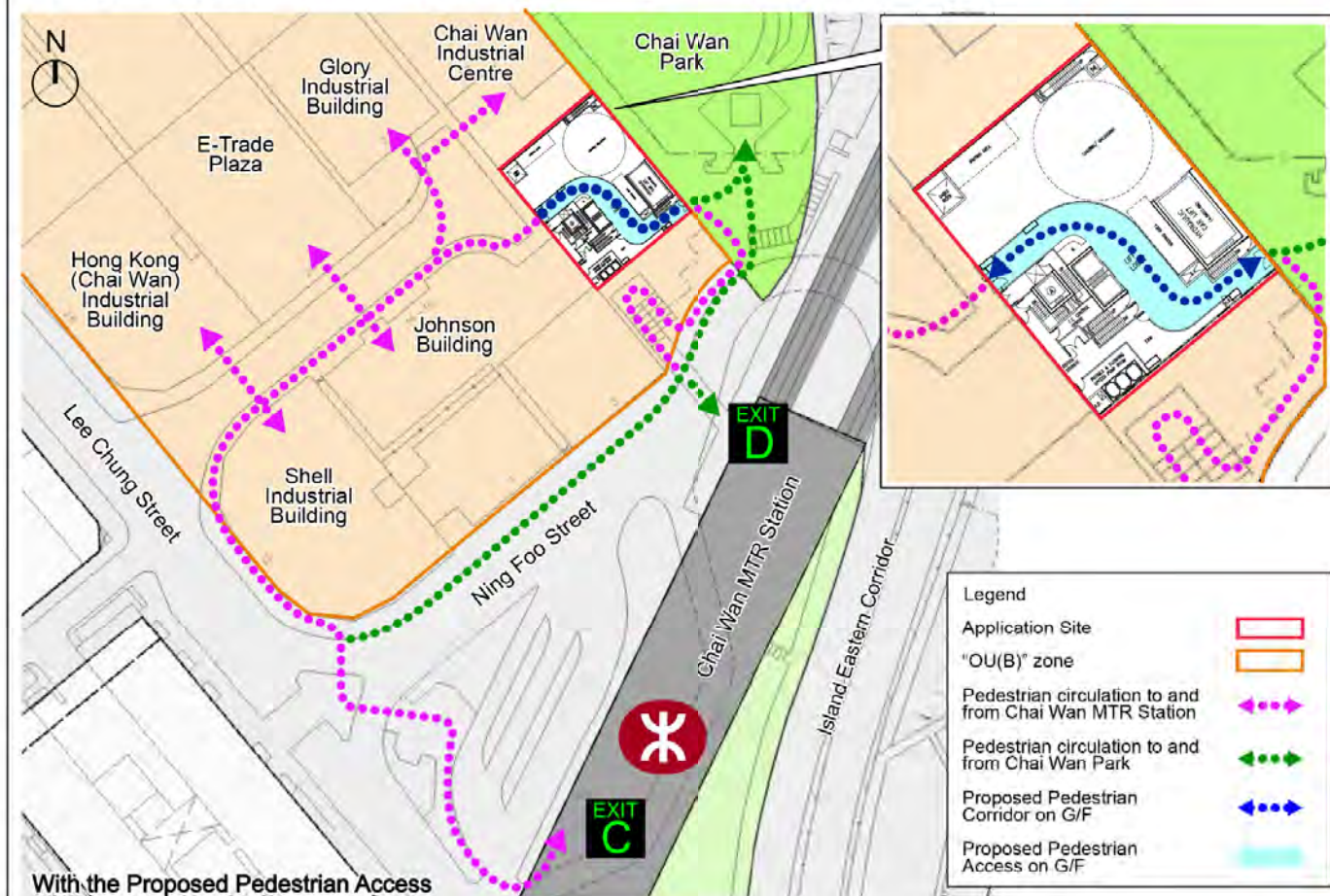
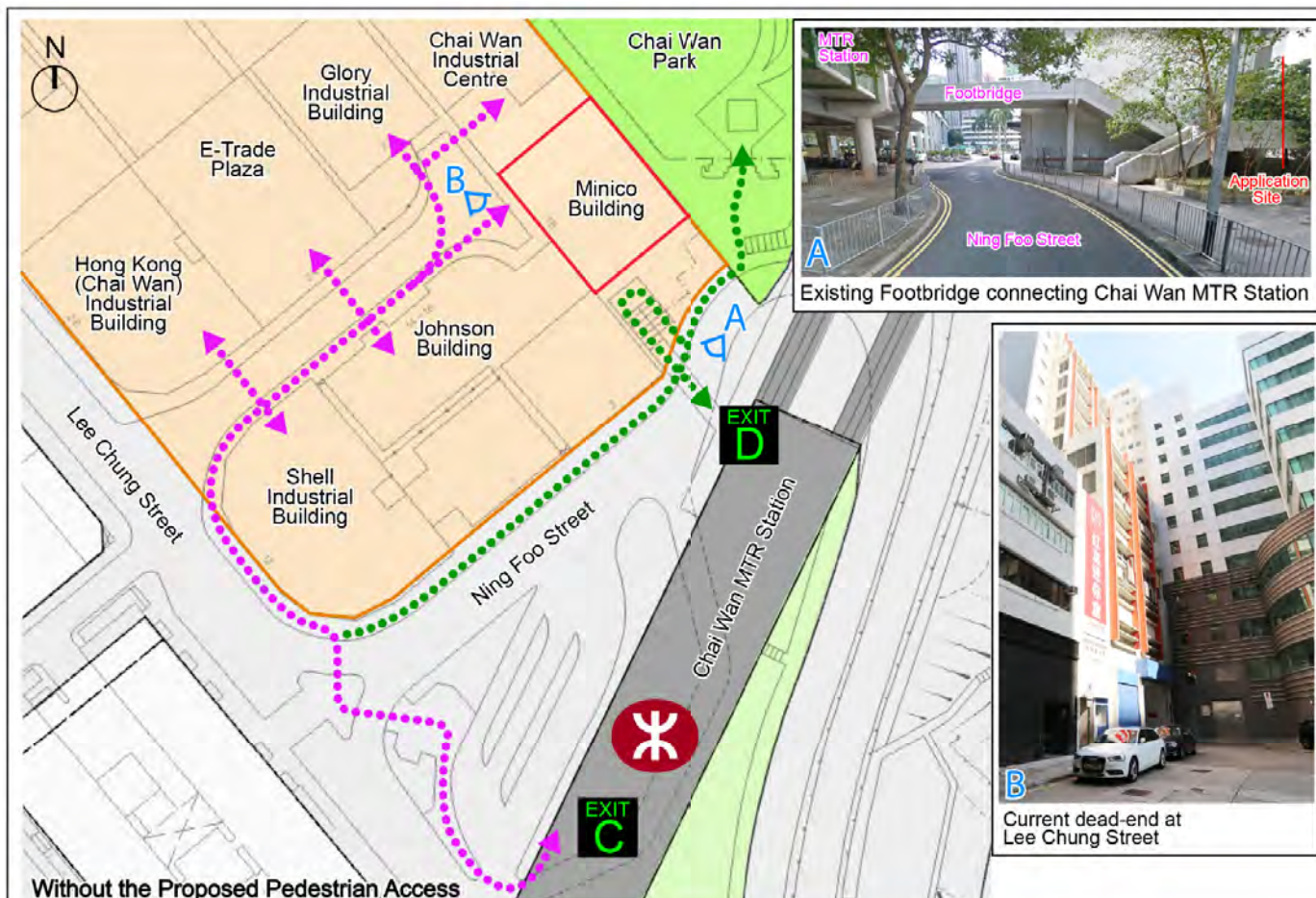
參考編號
REFERENCE No.
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繪圖
DRAWING
A - 11



(資料來源：由申請人提供)
(SOURCE : SUBMITTED BY THE APPLICANT)

參考編號 REFERENCE No.	繪圖 DRAWING
A/H20/193	A - 12



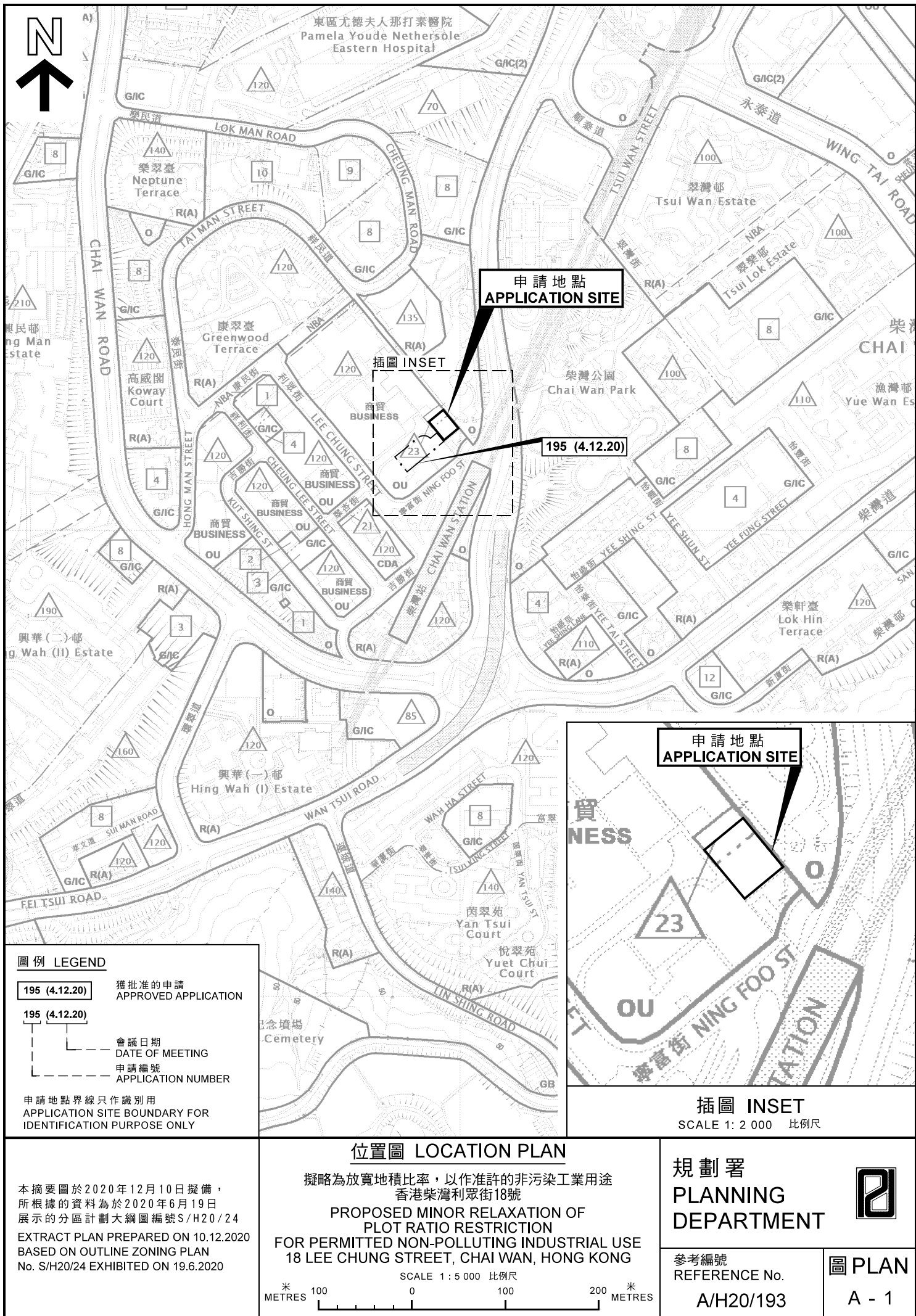
Remarks: Proposed Pedestrian corridor on G/F would be provided and opened during opening hours (0800-2000) to enhance pedestrian connectivity.

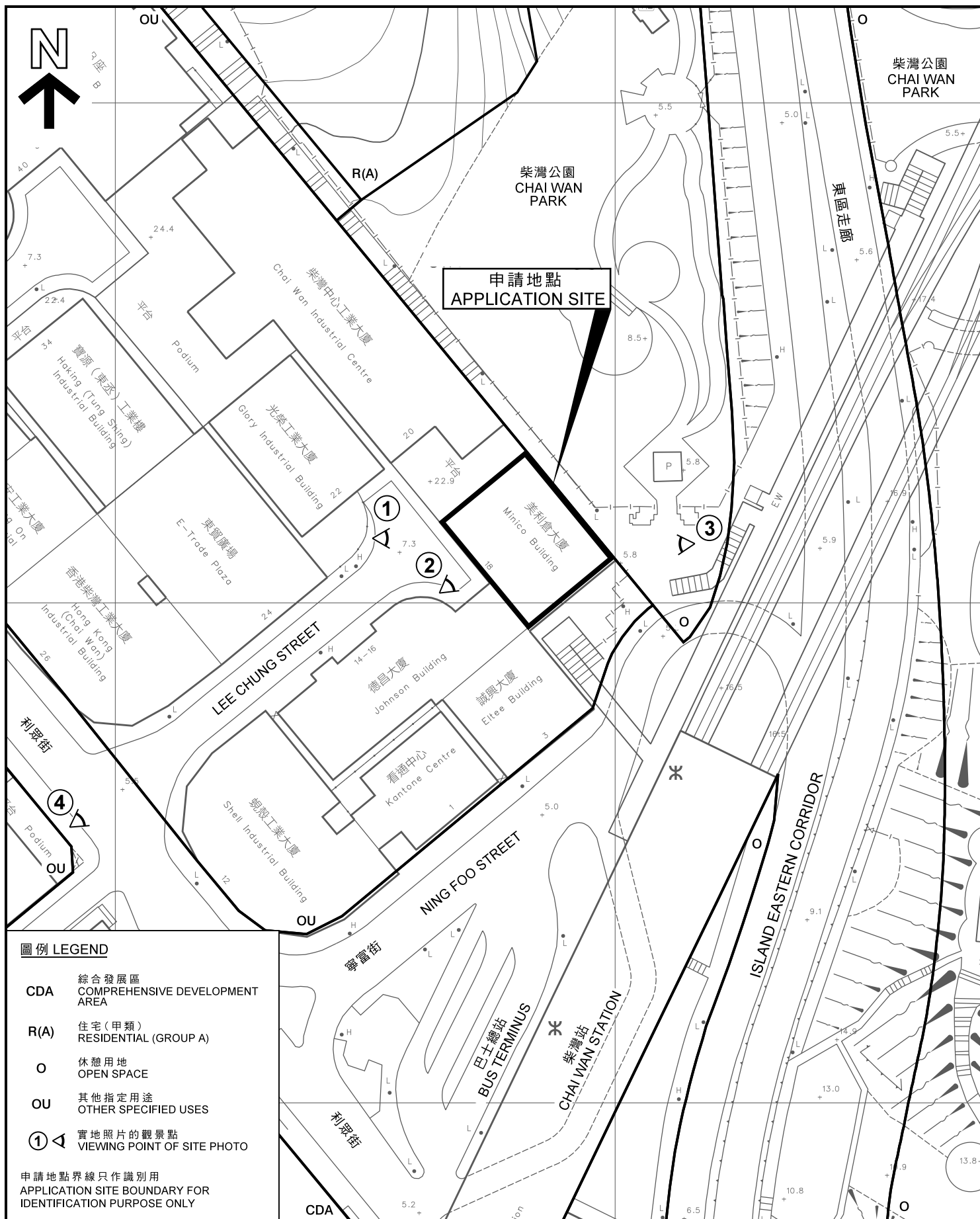
Jewelryn davies	Title	Comparison of Pedestrian Circulation before and after the Completion of the Proposed Pedestrian Access			
		Checked	DH	Drawn	PW
		Rev	1	Date	Oct 2020
		Scale		N / A	Figure

參考編號
REFERENCE No.
A/H20/193

繪圖
DRAWING
A - 13

(資料來源：由申請人提供)
(SOURCE : SUBMITTED BY THE APPLICANT)





平面圖 SITE PLAN

擬略為放寬地積比率，以作准許的非污染工業用途
香港柴灣利眾街18號

PROPOSED MINOR RELAXATION OF
PLOT RATIO RESTRICTION
FOR PERMITTED NON-POLLUTING INDUSTRIAL USE
18 LEE CHUNG STREET, CHAI WAN, HONG KONG

SCALE 1 : 1 000 比例尺

米 20 0 20 40 米
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規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.

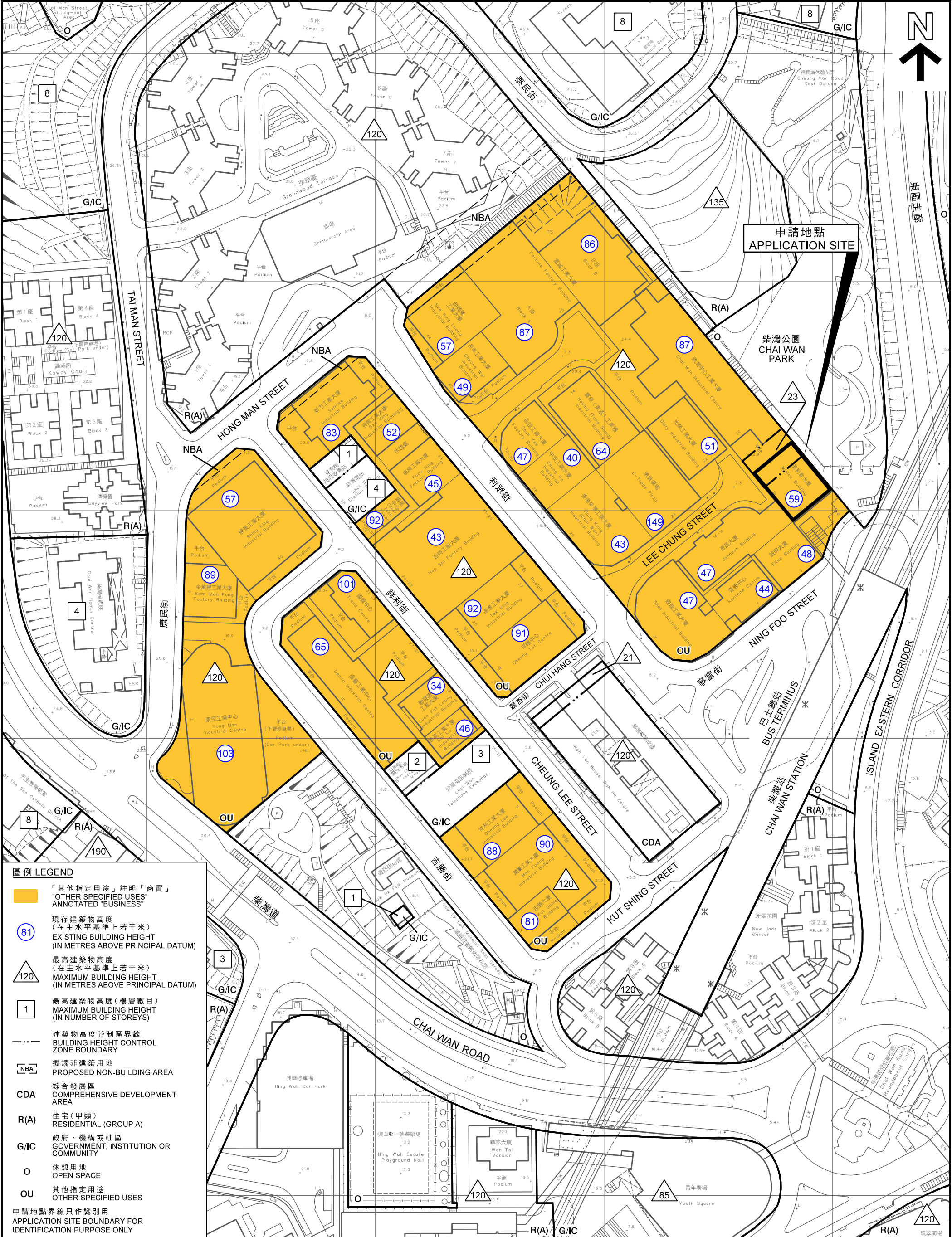
A/H20/193

圖 PLAN

A - 2

本摘要圖於2020年11月25日擬備，
所根據的資料為測量圖編號
11-SE-19A

EXTRACT PLAN PREPARED ON 25.11.2020
BASED ON SURVEY SHEET No.
11-SE-19A





申請地點界線只作識別用
APPLICATION SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

本圖於2020年11月25日擬備，所根據的資料為攝於2020年10月30日的實地照片
EXTRACT PLAN PREPARED ON 25.11.2020
BASED ON SITE PHOTOS TAKEN ON 30.10.2020

實地照片 SITE PHOTOS

擬略為放寬地積比率，以作准許的非污染工業用途
香港柴灣利眾街18號
PROPOSED MINOR RELAXATION OF
PLOT RATIO RESTRICTION
FOR PERMITTED NON-POLLUTING INDUSTRIAL USE
18 LEE CHUNG STREET, CHAI WAN, HONG KONG

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.

A/H20/193

圖 PLAN

A - 4



申請地點界線只作識別用
APPLICATION SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

本圖於2020年11月25日擬備，所根據的資料為攝於2020年10月30日的實地照片
EXTRACT PLAN PREPARED ON 25.11.2020
BASED ON SITE PHOTOS TAKEN ON 30.10.2020

實地照片 SITE PHOTOS

擬略為放寬地積比率，以作准許的非污染工業用途
香港柴灣利眾街18號
PROPOSED MINOR RELAXATION OF
PLOT RATIO RESTRICTION
FOR PERMITTED NON-POLLUTING INDUSTRIAL USE
18 LEE CHUNG STREET, CHAI WAN, HONG KONG

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.

A/H20/193

圖 PLAN

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