

**OTHER SPECIFIED USES**

Column 1 Uses always permitted	Column 2 Uses that may be permitted with or without conditions on application to the Town Planning Board
<u>For “Waterfront Related Commercial, Recreational and Leisure Uses” only</u>	
Eating Place	Government Use
Place of Entertainment	Public Utility Installation
Place of Recreation, Sports or Culture	Railway Vent Shat and/or Other
Public Convenience	Structure above Ground Level other than Entrances
	Social Welfare Facility
	Private Club

**Planning Intention**

This zone is intended primarily for the provision of low-rise and low-density waterfront related commercial development, recreational and leisure uses to serve the need of the general public.

**Remarks**

<u>Sub-area</u>	<u>Restriction</u>
OU(1)	A maximum gross floor area of 2,400 m <sup>2</sup> and a maximum building height of 15 metres above Principle Datum
OU(2)	A maximum gross floor area of 2,400 m <sup>2</sup> and a maximum building height of 20 metres above Principle Datum
OU(3)	A maximum gross floor area of 2,400 m <sup>2</sup> and a maximum building height of 20 metres above Principle Datum
OU(4)	A maximum gross floor area of 2,400 m <sup>2</sup> and a maximum building height of 15 metres above Principle Datum

Minor relaxation of building heights is permitted for rooftop special architectural structures designed to improve the outlook and create visual interest.

OPEN SPACE

Column 1 Uses always permitted	Column 2 Uses that may be permitted with or without conditions on application to the Town Planning Board
Aviary	Eating Place
Field Study/Education/Visitor Centre	Exhibition or Convention Hall
Government Use (Automatic weather station only)	Government Refuse Collection Point
Park and Garden	Government Use (not elsewhere specified)
Pavilion	Holiday Camp
Pedestrian Area	Pier
Picnic Area	Place of Entertainment
Place of Recreation, Sports or Culture (Water Sports/Water Recreation only)	Place of Recreation, Sports or Culture (not elsewhere specified)
Playground/Playing Field	Private Club
Promenade	Public Utility Installation
Public Convenience	Public Vehicle Park (excluding container vehicle) (other than on land designated "Open Space (1)")
Public Transport Terminus or Station (on land designated "Open Space (1)" only)	Railway Vent Shaft and/or Other Structure above Ground Level other than Entrances
Public Vehicle Park (excluding container vehicle) (on land designated "Open Space (1)" only)	Religious Institution
Sitting Out Area	Service Reservoir
	Shop and Services
	Tent Camping Ground
	Utility Installation for Private Project

Planning Intention

This zone is intended primarily for the provision of outdoor open-air public space for active and/or passive recreational uses serving the needs of local residents as well as the general public. On land designated "Open Space (1)", the open space area forms part of the stadium complex to support the sports facilities. On land designated "Open Space (2)", the open space is provided in form of landscaped deck. On land designated "Open Space (3)", the open space is intended for in-situ preservation of the Lung Tsun Stone Bridge remnants and the provision of Heritage Park for preservation and public appreciation of heritage and archaeological relics.