
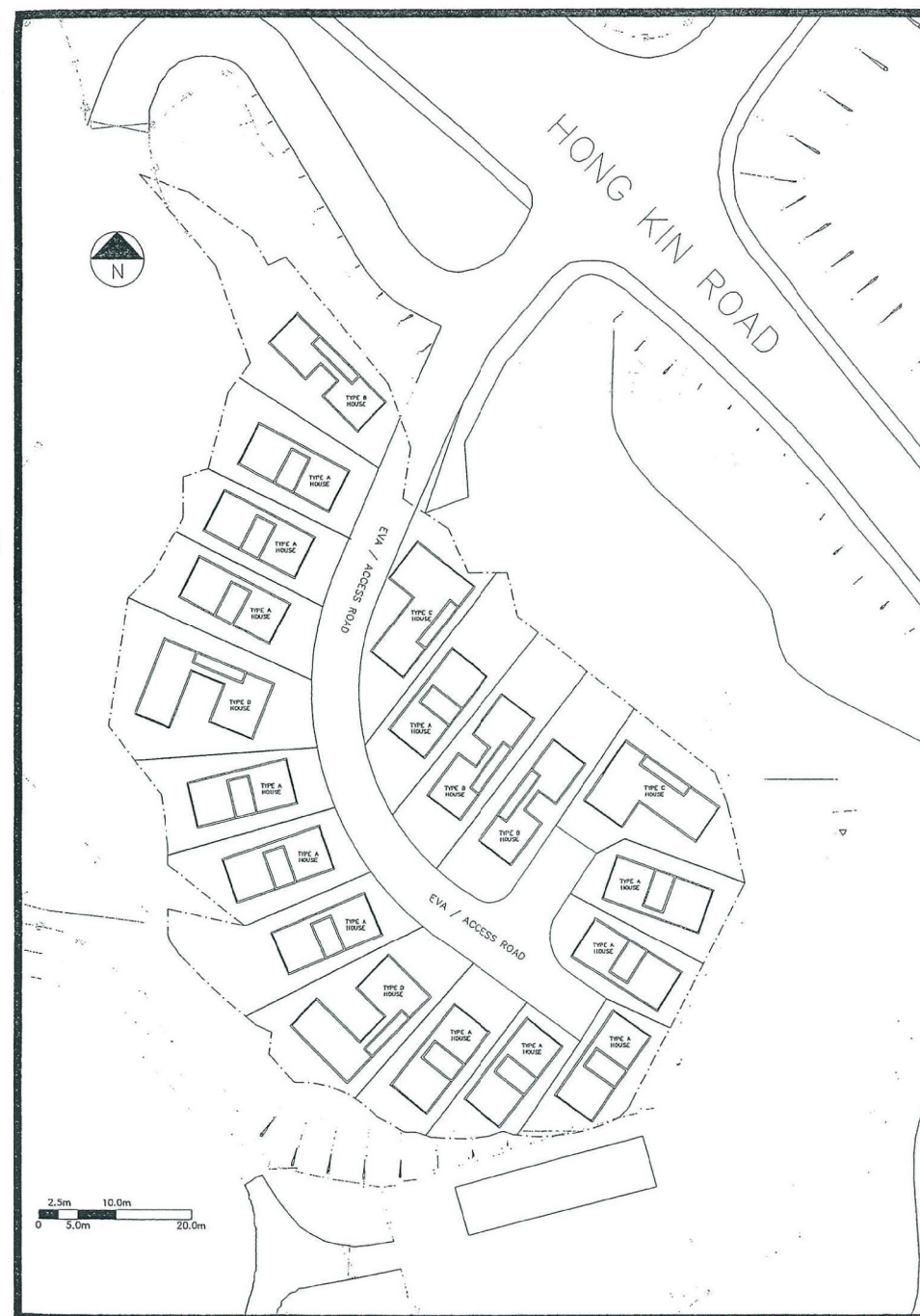


For Identification Purposes Only

(資料來源：由申請人提供的位置圖)
(Source : Location Plan supplied by the Applicant)

參考編號 REFERENCE No. A/SK-SKT/22	繪圖 DRAWING A-1
--------------------------------------	----------------------

B.D. REF.		F.S.D. REF.	
<div style="text-align: center;">  <p>HPA HONG KONG PROFESSIONAL ARCHITECTS ASSOCIATION</p> </div>			
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<p>Approved for Dispatch/Construction</p> <p> Drawing Ref. No. : _____ Approved By : _____ Date : _____ </p>			
<p>Job Title</p> <p>PROPOSED HOUSE DEVELOPMENT AT DD212, Lot 95A, 95B, 95C, Hong Kin Rd, Sai Kung</p>		<p>Job No.</p> <p>NT1518</p>	
<p>Drawing Title</p> <p>MASTER LAYOUT PLAN AND DEVELOPMENT PARAMETERS</p>			
<p>Scale</p> <p>1:1000</p>		<p>Date Drawn</p> <p>24.06.16</p>	
<p>ARCHITECTURAL</p> <p>Drawn By : _____ Checked By : _____</p>		<p>STRUCTURAL</p> <p>Drawn By : _____ Checked By : _____</p>	
<p>E&M</p> <p>Drawn By : _____ Checked By : _____</p>		<p>Drawn By : _____ Checked By : _____</p>	
<p>Rev. No.</p> <p>1</p>		<p>Rev. No.</p> <p>1</p>	
<p>Drawing No.</p> <p>S16 - 001</p>		<p>Rev. No.</p> <p>1</p>	

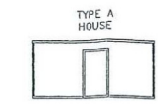


PROPOSED HOUSE USE
AT LOT NOS. 8 S.B., 9 S.A AND 9 S.B AND THE ADJOINING GOVERNMENT LAND IN DD 212,
HONG KIN ROAD, SAI KUNG, NEW TERRITORIES

Proposed GFA of Type A House :

G/F (Carport) = 67 sq.m. (G.F.A. exempted)
1/F = 67 sq.m.
2/F = 67 sq.m.

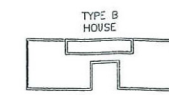
No. of Type A House: 12
Total GFA of all Type A Houses : (67 + 67) x 12 = 1608 sq.m.



Proposed GFA of Type B House :

G/F (Carport) = 78 sq.m. (G.F.A. exempted)
1/F = 78 sq.m.
2/F = 78 sq.m.

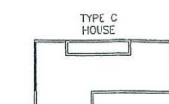
No. of Type B House: 3
Total GFA of all Type B Houses : (78 + 78) x 3 = 468 sq.m.



Proposed GFA of Type C House :

G/F (Carport) = 90 sq.m. (G.F.A. exempted)
1/F = 90 sq.m.
2/F = 90 sq.m.

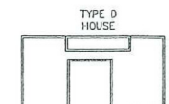
No. of Type C House: 2
Total GFA of all Type C Houses : (90 + 90) x 2 = 360.0 sq.m.



Proposed GFA of Type D House :

G/F (Carport) = 105.36 sq.m. (G.F.A. exempted)
1/F = 105.36 sq.m.
2/F = 105.36 sq.m.

No. of Type D House: 2
Total GFA of all Type D Houses : (105.36 + 105.36) x 2 = 421.44 sq.m.



Site Area: "Residential (Group E)2" = 3781 sq.m.
"Green Belt" = 29 sq.m.
Total = 3810 sq.m. (Including government land of approx. 218.492 sq.m.)

Proposed total GFA
= 1608 + 468 + 360 + 421.44 = 2857.44 sq.m

Proposed plot ratio base on total site area
= Proposed total GFA / site area
= 2857.44 / 3810 = 0.74998

Proposed plot ratio base on Residential (Group E)2 area
= Proposed total GFA / Residential (Group E)2 Area
= 2857.44 / 3781 = 0.756

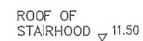
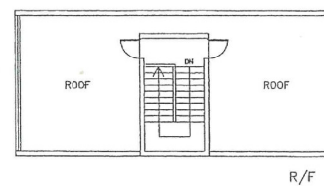
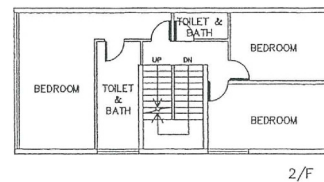
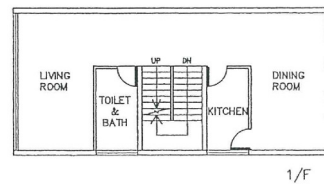
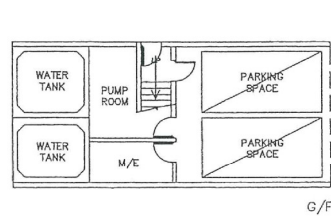
Proposed site coverage base on total site area
= Proposed building footprint area/ site area
= 1428.72 / 3810 x 100% = 37.5%

Proposed site coverage base on Residential (Group E)2 area
= Proposed building footprint area/ Residential (Group E)2 Area
= 1428.72 / 3781 x 100% = 37.8%

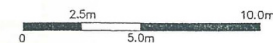
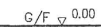
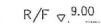
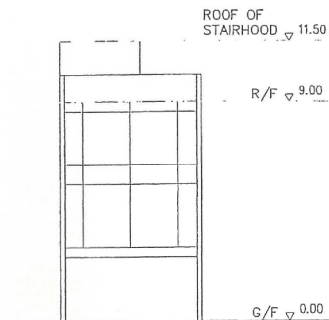
No. of Carports proposed = No. of houses x 2 = 19 x 2 = 38

PLANS OF TYPE A HOUSE

ELEVATIONS OF TYPE A HOUSE



SECTION OF TYPE A HOUSE



Sl. No.	Date	Particulars	Drawn	Checked	Issued
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hpa

QUESTIONS & ANSWERS

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Approved for Dispatch/Construction

Drawing No. : _____
 Approved By : _____

Job Title	Job No.
PROPOSED HOUSE DEVELOPMENT AT D0212, Lot9SA,9SB,8SB, Hong Kín Rd, Sai Kung	NT1518

Drawing Title
HOUSE TYPE A - PLANS, SECTION AND ELEVATIONS

Scale	Date Drawn 24.06.16
-------	------------------------

ARCHITECTURAL		STRUCTURAL		E&M	
Drawn By	Checked By 1	Drawn By	Checked By 1	Drawn By	Checked By 1
KLO	MIC				
NAME SIGN	NAME SIGN	NAME SIGN	NAME SIGN	NAME SIGN	NAME SIGN
Checked By 2	Approved By	Checked By 2	Approved By	Checked By 2	Approved By
KEK	CW				
NAME SIGN	NAME SIGN	NAME SIGN	NAME SIGN	NAME SIGN	NAME SIGN
Drawing No.		Box No.			

NAME	DOB	NAME	DOB	NAME	DOB	NAME	DOB
Drawing No.						Rev. No.	

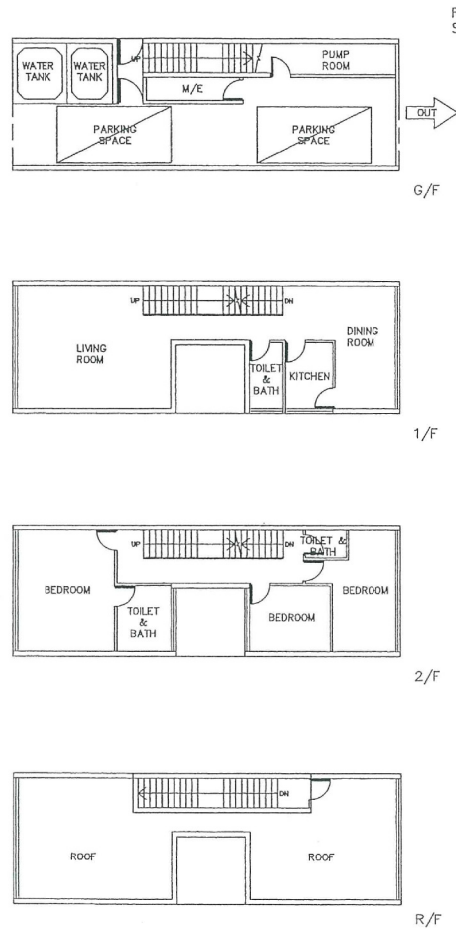
S16 - 002

參考編號
REFERENCE No.
A/SK-SKT/22

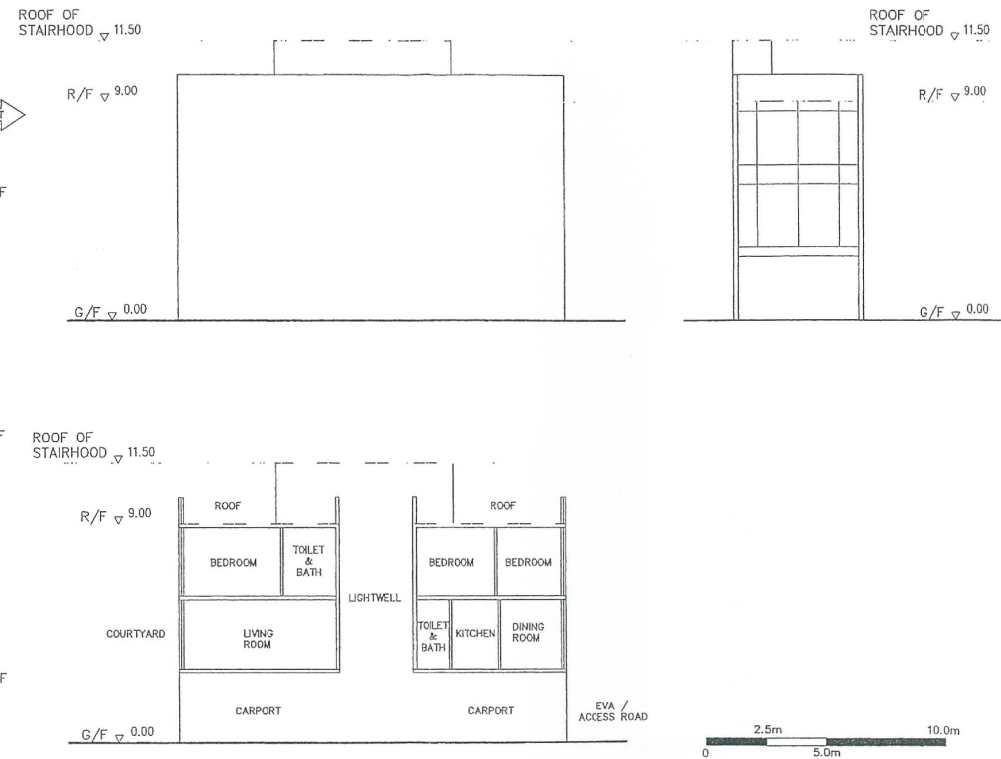
繪圖
DRAWING
A-3

(資料來源：由申請人提供的截視、立視及樓宇平面圖)
(Source: Section, Elevation and Floor Plan supplied by the Applicant)

PLANS OF TYPE B HOUSE



ELEVATIONS OF TYPE B HOUSE



SECTION OF TYPE B HOUSE

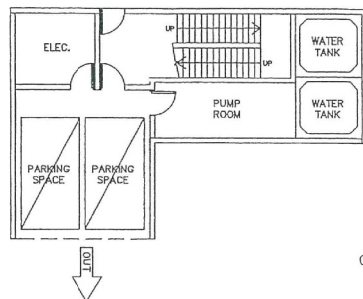
B.D. REF.		P.S.D. REF.	
Rev.	Date	Particulars	Drawn
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Approved for Dispatch/Construction			
Signed: _____		Drawing Date: _____	
Job Title		Job No.	
PROPOSED HOUSE DEVELOPMENT		NT1518	
AT D0212, Lot 195A, 95B, 95C, Hong Kin Rd, Sai Kung			
Drawing Title			
HOUSE TYPE B - PLANS, SECTION AND ELEVATIONS			
Scale		Date Drawn	
		24.08.16	
ARCHITECTURAL		STRUCTURAL	
Drawn By: _____		Drawn By: _____	
Checked By: _____		Checked By: _____	
Drawn By: _____		Drawn By: _____	
Checked By: _____		Checked By: _____	
Drawn By: _____		Drawn By: _____	
Checked By: _____		Checked By: _____	
Drawn By: _____		Drawn By: _____	
Checked By: _____		Checked By: _____	
Drawing No.		Rev. No.	
S16 - 003			

(資料來源：由申請人提供的截視、立視及樓宇平面圖)
(Source : Section, Elevation and Floor Plan supplied by the Applicant)

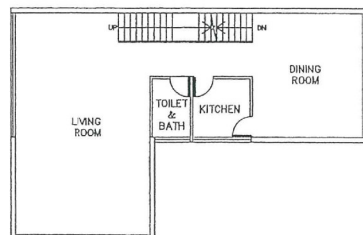
參考編號
REFERENCE No.
A/SK-SKT/22

繪圖
A-4

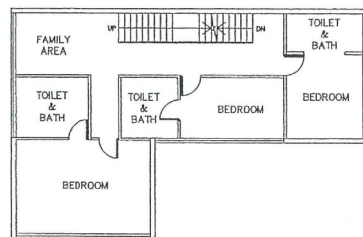
PLANS OF TYPE C HOUSE



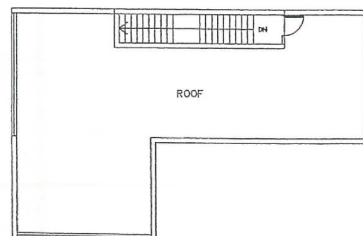
G/F



1/F



2/F

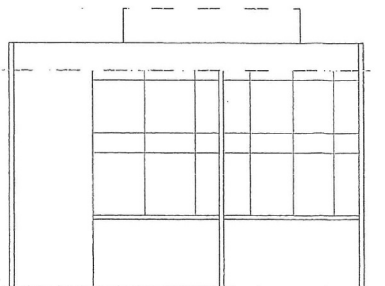


R/F

ROOF OF STAIRHOOD ∇ 11.50

R/F ∇ 9.00

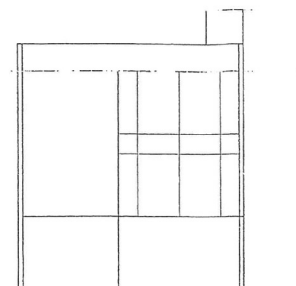
G/F ∇ 0.00



ROOF OF STAIRHOOD ∇ 11.50

R/F ∇ 9.00

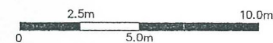
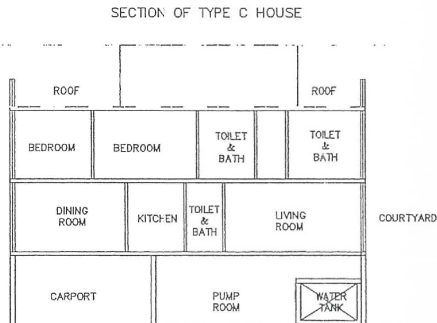
G/F ∇ 0.00



ROOF OF STAIRHOOD ∇ 11.50

R/F ∇ 9.00

G/F ∇ 0.00



B.D. REF. F.S.D. REF.

Arch Date Particulars Remarks Checked Approved

hpa
HONG KONG PROFESSIONAL ARCHITECTS

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Approved for Dispatch/Construction

Drawn By: _____
Checked By: _____
Date: _____

Job Title Job No.
PROPOSED HOUSE DEVELOPMENT NT1518
AT DD212, Lot9SA,9SB,9SD, Hong Kin Rd, Sai Kung

Drawing Title
HOUSE TYPE C - PLANS, SECTION AND ELEVATIONS

Scale				Date Drawn			
				24.06.16			
ARCHITECTURAL			STRUCTURAL			MEP	
Drawn By	Checked By	1	Drawn By	Checked By	1	Drawn By	Checked By
KLO	MJC						
NAME SIGN	NAME SIGN		NAME SIGN	NAME SIGN		NAME SIGN	NAME SIGN
Checked By	2	Approved By	Checked By	2	Approved By	Checked By	2
KEK	GW						
NAME SIGN	NAME SIGN		NAME SIGN	NAME SIGN		NAME SIGN	NAME SIGN
Drawing No.				Rev. No.			
S15 - 004							

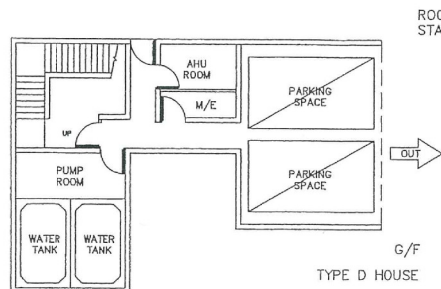
SH6 - 004

(資料來源：由申請人提供的截視、立視及樓宇平面圖)
(Source : Section, Elevation and Floor Plan supplied by the Applicant)

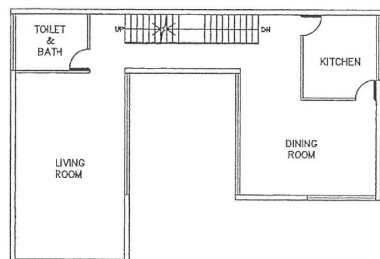
參考編號
REFERENCE No.
A/SK-SKT/22

繪圖
DRAWING
A-5

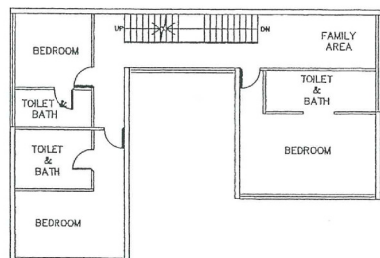
PLANS OF TYPE D HOUSE



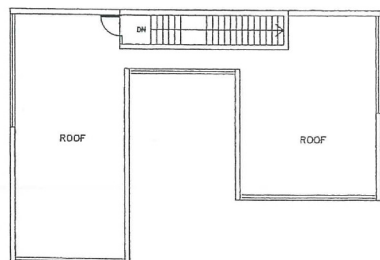
G/F
TYPE D HOUSE



1/F



2/F



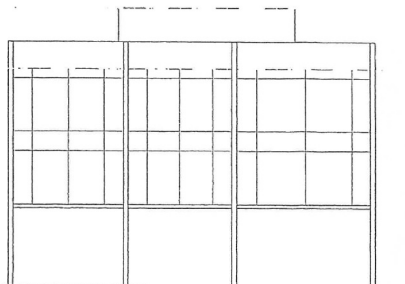
R/F

ELEVATIONS OF TYPE D HOUSE

ROOF OF
STAIRHOOD ∇ 11.50

R/F ∇ 9.00

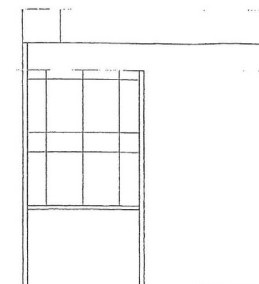
G/F ∇ 0.00



ROOF OF
STAIRHOOD ∇ 11.50

R/F ∇ 9.00

G/F ∇ 0.00

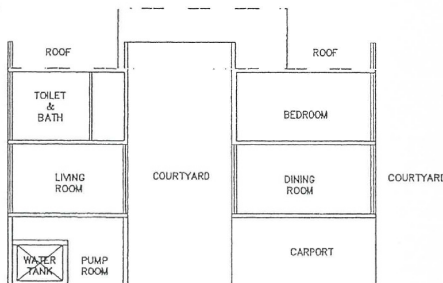


SECTION OF TYPE D HOUSE

ROOF OF
STAIRHOOD ∇ 11.50

R/F ∇ 9.00

G/F ∇ 0.00



B.D. REF. F.S.D. REF.

Rev. No. Date Particulars Drawn Checked Approved

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HONG KONG PARTNERS ARCHITECTS

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Approved for Dispatch/Construction

Approved By: _____ Date: _____
Checked By: _____ Date: _____

Job Title Job No.
PROPOSED HOUSE DEVELOPMENT NT1518
AT DD212, Lot 95A, 95B, 95C, Hong Kln Rd, Sai Kung

Drawing Title
HOUSE TYPE D - PLANS, SECTION AND ELEVATIONS

Scale Date Drawn
24.06.16

ARCHITECTURAL		STRUCTURAL		E&M	
Drawn By	Checked By	Drawn By	Checked By	Drawn By	Checked By
RLO	MIC				
NAME	NAME	NAME	NAME	NAME	NAME
Checked By	Approved By	Checked By	Approved By	Checked By	Approved By
KEK	GW				
NAME	NAME	NAME	NAME	NAME	NAME

Drawing No. Rev. No.

S16 - 005

(資料來源：由申請人提供的截視、立視及樓宇平面圖)
(Source : Section, Elevation and Floor Plan supplied by the Applicant)

參考編號
REFERENCE No.
A/SK-SKT/22

繪圖
DRAWING
A-6



要覽圖 KEY PLAN

SCALE 1 : 50 000 比例尺

北港濾水廠
PAK KONG TREATMENT WORKS

路口 (有待詳細設計)
ROAD JUNCTION
(SUBJECT TO DETAILED DESIGN)

申請地點
APPLICATION SITE

蕉坑特別地區
TSIU HANG SPECIAL AREA

馬鞍山郊野公園
MA ON SHAN
COUNTRY PARK

圖例 LEGEND

- 10 (22.1.16) 獲批准的申請
APPROVED APPLICATION
- 10 (22.1.16) 會議日期
DATE OF MEETING
- 申請編號
APPLICATION NUMBER

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

位置圖 LOCATION PLAN

擬議 19 幢屋宇
西貢康健路丈量約份第 2 1 2 約
地段第 8 號 B 分段、第 9 號 A 分段及第 9 號 B 分段和毗連政府土地
PROPOSED 19 HOUSES
LOTS 8 S.B. 9 S.A AND 9 S.B IN D.D. 212 AND
ADJOINING GOVERNMENT LAND, HONG KIN ROAD, SAI KUNG

米 100 0 100 200 米
METRES SCALE 1 : 5 000 比例尺

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/SK-SKT/22

圖 PLAN
A-1



27 正在處理中的規劃申請
PLANNING APPLICATION
BEING PROCESSED

14 (2.3.18)

26 正在處理中的規劃申請
PLANNING APPLICATION
BEING PROCESSED

10 (22.1.16)

翠塘花園
LAKESIDE GARDEN

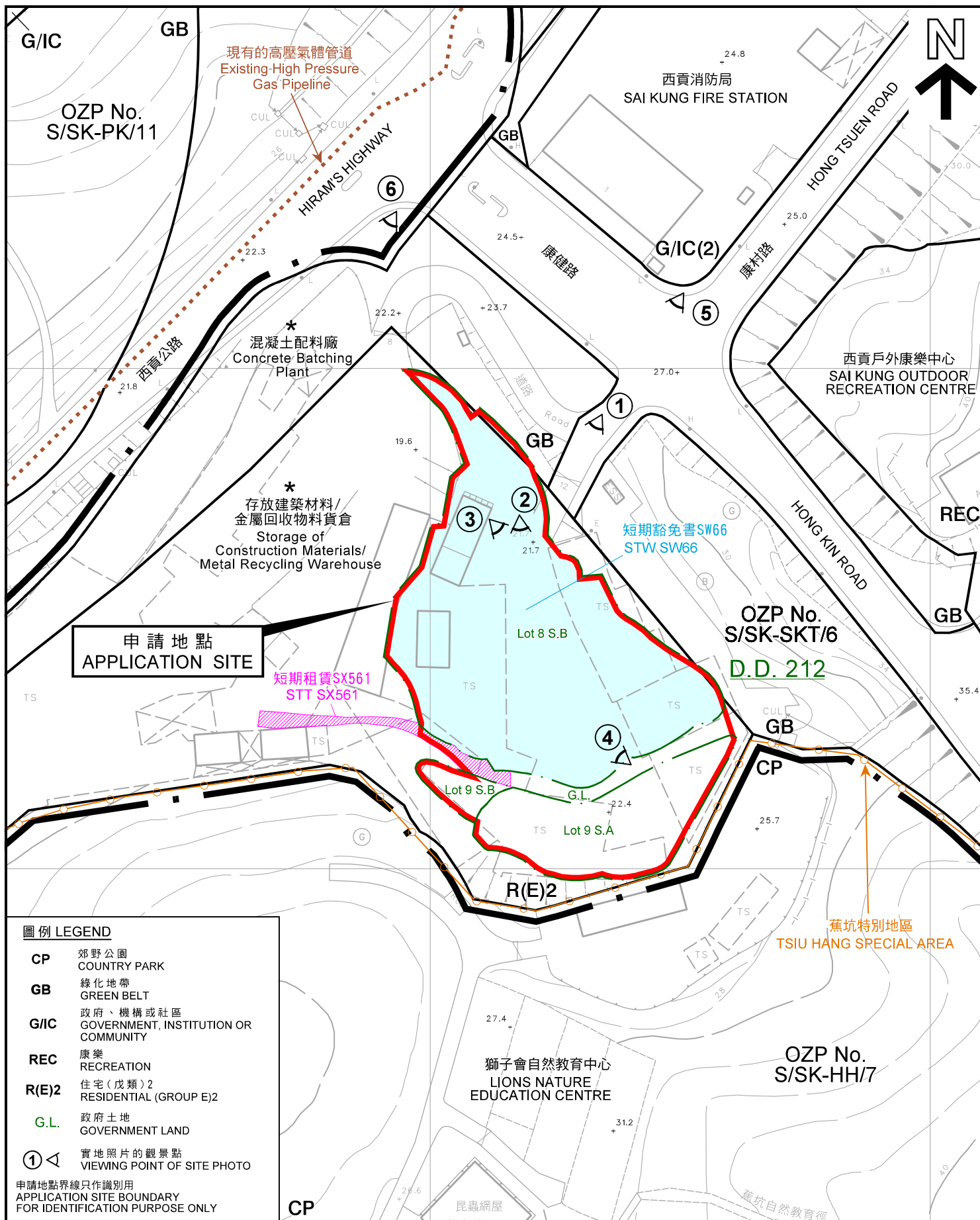
25 正在處理中的規劃申請
PLANNING APPLICATION
BEING PROCESSED

24 正在處理中的規劃申請
PLANNING APPLICATION
BEING PROCESSED

23 正在處理中的規劃申請
PLANNING APPLICATION
BEING PROCESSED

西貢戶外康樂中心
SAI KUNG OUTDOOR
RECREATION CENTRE

北港濾水廠諮詢區
CONSULTATION ZONE OF
PAK KONG WATER TREATMENT WORKS



平面圖 SITE PLAN

擬議 19 幢屋宇
西貢康健路丈量約份第 2 1 2 約
地段第 8 號 B 分段、第 9 號 A 分段及第 9 號 B 分段和毗連政府土地
PROPOSED 19 HOUSES
LOTS 8 S.B, 9 S.A AND 9 S.B IN D.D. 212 AND
ADJOINING GOVERNMENT LAND, HONG KIN ROAD, SAI KUNG

SCALE 1 : 1 000 比例尺

米 20 0 20 40 米
METRES

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/SK-SKT/22

圖 PLAN
A-2

本摘要圖於 2020 年 3 月 6 日擬備，
所根據的資料為測量圖編號
8-SW-11C 和 16A
EXTRACT PLAN PREPARED ON 6.3.2020
BASED ON SURVEY SHEETS No.
8-SW-11C & 16A



北港濾水廠
PAK KONG
TREATMENT WORKS

逸瓏海滙
PARK
MEDITERRANEAN

西貢消防局
SAI KUNG
FIRE STATION

西貢戶外康樂中心
SAI KUNG OUTDOOR
RECREATION CENTRE

獅子會自然教育中心
LIONS NATURE
EDUCATION CENTRE

申請地點
APPLICATION SITE

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

航攝照片 AERIAL PHOTO

本摘要圖於2020年3月6日擬備，所根據的資料為地政總署於2019年9月27日拍得的航攝照片編號E065279C

EXTRACT PLAN PREPARED ON 6.3.2020
BASED ON AERIAL PHOTO No. E065279C
TAKEN ON 27.9.2019
BY LANDS DEPARTMENT

擬議 19 幢屋宇
西貢康健路丈量約份第 2 1 2 約地段第 8 號 B 分段、
第 9 號 A 分段及第 9 號 B 分段和毗連政府土地
PROPOSED 19 HOUSES
LOTS 8 S.B, 9 S.A AND 9 S.B IN D.D. 212 AND
ADJOINING GOVERNMENT LAND, HONG KIN ROAD, SAI KUNG

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/SK-SKT/22

圖 PLAN
A-3

①



②



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

實地照片 SITE PHOTO

擬議 19 幢屋宇
西貢康健路丈量約份第 2 1 2 約
地段第 8 號 B 分段、第 9 號 A 分段及第 9 號 B 分段和毗連政府土地
PROPOSED 19 HOUSES
LOTS 8 S.B, 9 S.A AND 9 S.B IN D.D. 212 AND
ADJOINING GOVERNMENT LAND, HONG KIN ROAD, SAI KUNG

本圖於 2020 年 3 月 6 日擬備，所根據的
資料為攝於 2020 年 3 月 5 日的實地照片
PLAN PREPARED ON 6.3.2020
BASED ON SITE PHOTOS TAKEN ON 5.3.2020

規劃署
PLANNING
DEPARTMENT

參考編號
REFERENCE No.
A/SK-SKT/22



圖 PLAN
A-4a

3



4



實地照片 SITE PHOTO

擬議 19 幢屋宇
西貢康健路丈量約份第 2 1 2 約
地段第 8 號 B 分段、第 9 號 A 分段及第 9 號 B 分段和毗連政府土地
PROPOSED 19 HOUSES
LOTS 8 S.B, 9 S.A AND 9 S.B IN D.D. 212 AND
ADJOINING GOVERNMENT LAND, HONG KIN ROAD, SAI KUNG

本圖於 2020 年 3 月 6 日擬備，所根據的資料為攝於 2020 年 3 月 5 日的實地照片
PLAN PREPARED ON 6.3.2020
BASED ON SITE PHOTOS TAKEN ON 5.3.2020

規劃署
PLANNING
DEPARTMENT

參考編號
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A/SK-SKT/22



圖 PLAN
A-4b

5



6



實地照片 SITE PHOTO

本圖於2020年3月6日擬備，所根據的資料為攝於2020年3月5日的實地照片
PLAN PREPARED ON 6.3.2020
BASED ON SITE PHOTOS TAKEN ON 5.3.2020

擬議 19 幢屋宇
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圖 PLAN
A-4c