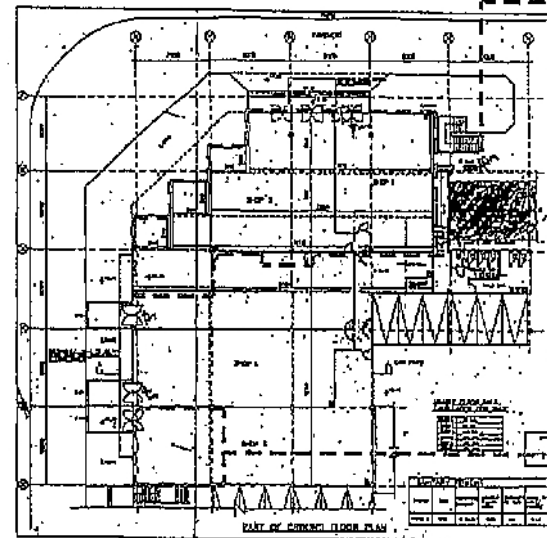


Region for licence application

Green region for
Alpha Plus Group International Kindergarten / Nursery

Non - Licence Area

NOTES : 1. No sleeping service would be provided.



Block Plan
新界沙田大圍顯泰街1-5號瑞峰花園(部份)平面圖

The total number of people and area of Half-Day
Alpha Plus Group International Kindergarten / Nursery
Classrooms 1-6, play area 1-2, sick bay, office 1-2, store, reception and pantry :

Area	Classroom 1	Classroom 2	Classroom 3	Classroom 4	Classroom 5	Classroom 6		
Area	10.60m ²	10.37m ²	10.62m ²	10.61m ²	10.33m ²	10.99m ²		
Number of people (Students + Teacher)	25+1	25+1	25+1	29+1	29+1	22+1		
The total area	196.5m ²							
The total number of people	161							
Area	Play Area 1	Play Area 2	SHOP 3	SHOP 4	SHOP 5	SHOP 6	SHOP 7	SHOP 8
Area	106.19m ²	19.30m ²	3.65m ²	10.08m ²	14.08m ²	14.30m ²	2.28m ²	1.88m ²
Number of people (Students + Teacher)								
The total area	106.19m ²							
The total number of people	1							

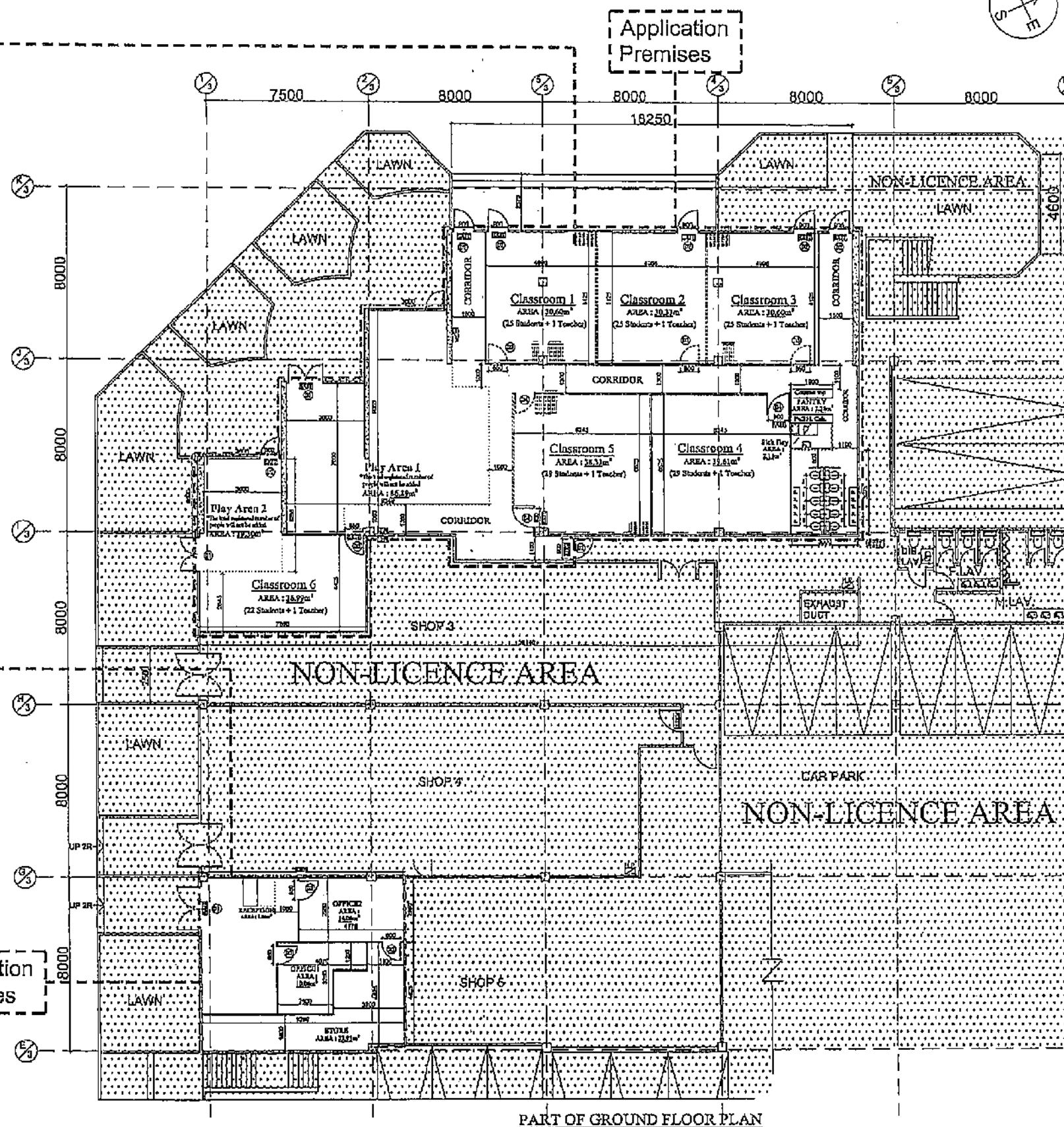
Alpha Plus Group International Kindergarten / Nursery
would provide the half-day service
The total area of play area is 106.19m². The total area of the play area that
required is 196.5m² / 2 = 98.25m². Therefore, the total play area provided by
our is more than required.

SYMBOL	DESCRIPTION
①	Existing Double Leaf Wooden Door
②	Existing Single Leaf Wooden Door
③	New Single Leaf Wooden Door With Vision Panel - Not Less Than 850mm Width
④	New Single Leaf Wooden Door With Vision Panel - Not Less Than 900mm Width
⑤	New Single Leaf Wooden Door
⑥	Existing Gypsum Board Partition Wall
⑦	Existing Glass Partition Wall
⑧	Existing Windows
⑨	Existing Wall / Column

SCHOOL NAME :
**Alpha Plus Group International
Kindergarten / Nursery**

ADDRESS :
Shop 1, Shop 2, Portion of Shop 3 &
Portion of Shop 5, G/F, Julimount Garden,
1-5 Hin Tai Street, Tai Wai, Sha Tin,
New Territories,
新界沙田大圍顯泰街1-5號瑞峰花園地下1號舖,
2號舖, 3號舖(部份)及5號舖(部份)

Application
Premises



PART OF GROUND FLOOR PLAN

如對此圖則有技術上問題，請聯絡是項工程負責人 黃志榮先生 電話:6777 6308

B.D. REF :

NOTES :

REV : A DATE : 25-08-2017



張文學校牌照顧問公司
張文消防工程顧問有限公司
CHEUNG MAN FIRE ENGINEERING CONSULTANT CO., LTD.
Flat 606, 6/F., Block A,
Puk Keung Industrial Building,
66-68 Tong Mi Road, Mongkok,
Kowloon.
TEL: 2391 1183 FAX: 2396 2900
E-mail: info@cheungman.fire.com.hk

張文消防工程顧問有限公司
註冊小型工程承建商(公司)
註冊編號: MWC 4670 / 2011

DO NOT SCALE DRAWING,
ALL MEASUREMENTS MUST
BE VERIFIED AT SITE

ALL DIMENSIONS ARE IN mm

PROJECT :
Alpha Plus Group
International
Kindergarten / Nursery

ADDRESS:
Shop 1, Shop 2, Portion of Shop 3 &
Portion of Shop 5, G/F, Julimount Garden,
1-5 Hin Tai Street, Tai Wai, Sha Tin,
New Territories,
新界沙田大圍顯泰街
1-5號瑞峰花園地下1號舖,
2號舖, 3號舖(部份)及5號舖(部份)

DRAWING TITLE:
Layout Plan

DWG. NO.:
201705006 Layout Plan

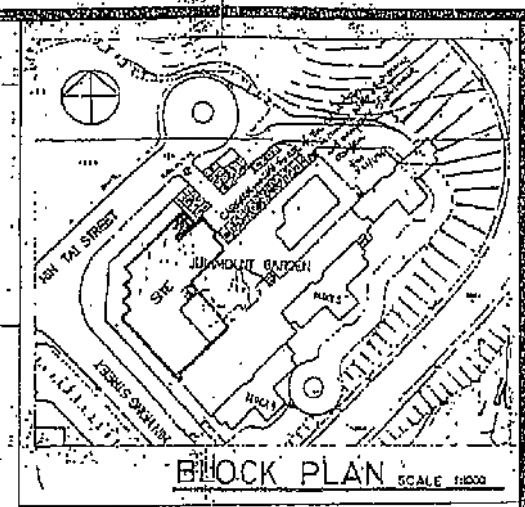
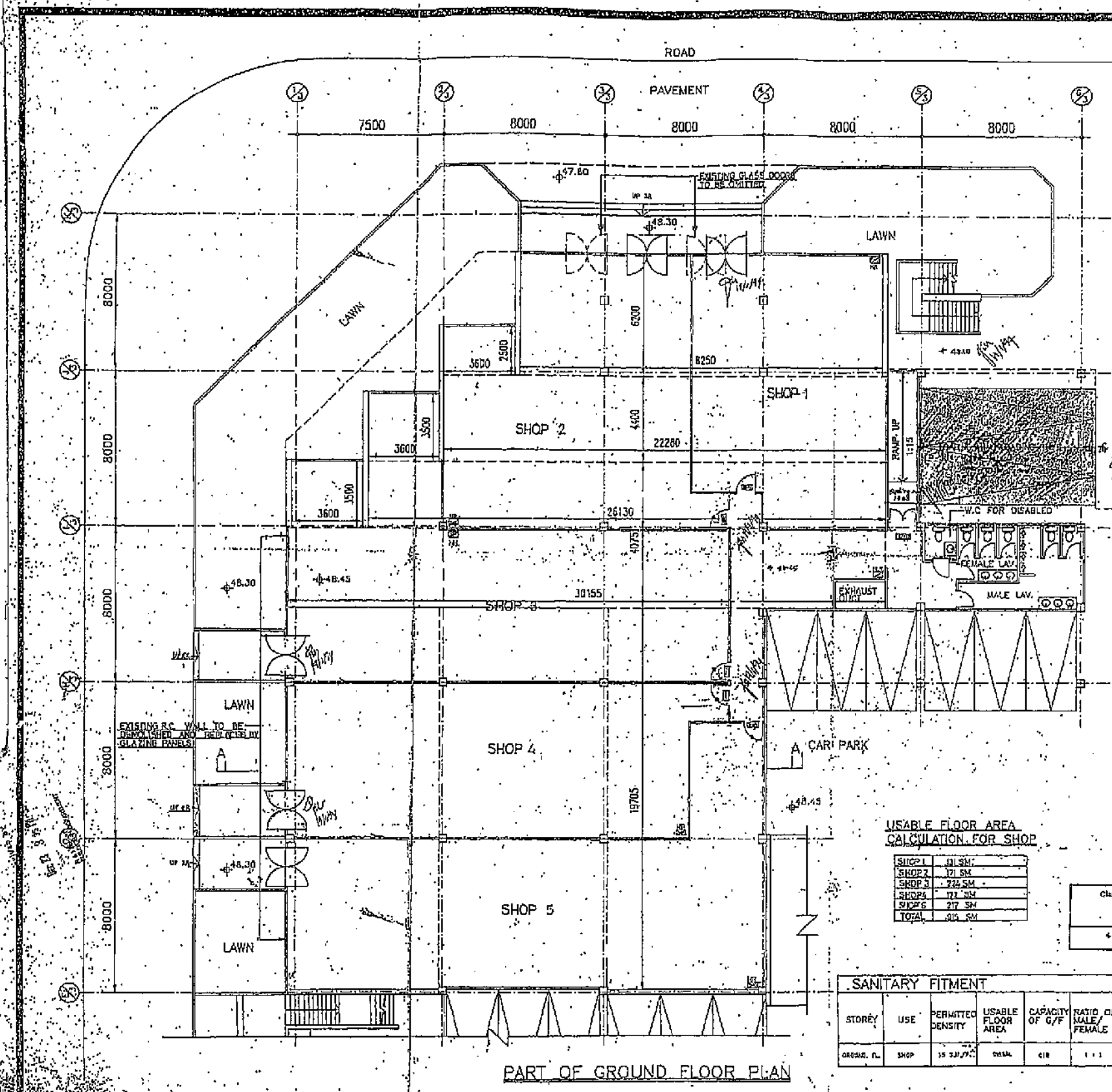
Design By: 黃志榮 WONG CH WING
Drawn By: 黃文健 WONG MAN KIN

Date Of Application: 04-07-2017
Date Of Revised: 25-08-2017
Scale: N.T.S. (A3)

Check By: Apr. By: Rev.: A

參考編號 REFERENCE No. A/ST/935 繪圖 DRAWING A-1

(來源: 申請人於2017年9月8日提交的規劃申請表內的繪圖)
(SOURCE: DRAWING IN THE APPLICANT'S SUBMITTED
APPLICATION FORM ON 8.9.2017)



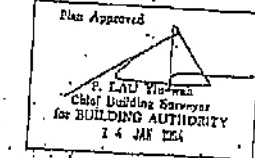
NO. OF PERSON CALCULATION

SHOP	PERMITTED DENSITY	USABLE FLOOR AREA	NO. OF PERSONS
1	1.1	110.5	122
2	1.1	171.5	189
3	1.1	222.8	245
4	1.1	301.5	332
5	1.1	317.5	349

SCHEDULE OF EXIT DOOR & EXIT ROUTE

SHOP	NO. OF PERSONS	NO. OF EXIT DOORS	NO. OF EXIT ROUTES
1	122	1	1
2	189	1	1
3	245	1	1
4	332	1	1
5	349	1	1

FSD NOTES:
 ALL EXISTING FIRE INSTALLATIONS AND EQUIPMENTS ARE TO BE RETAINED.
 EXISTING AUTOMATIC SPRINKLER SYSTEM TO BE AMENDED TO SUIT THE SHOPPING ARCADE LAYOUT.



LEGEND
 100mm THK LIGHT WEIGHT CONC. BLOCK WITH Green SPIN COAT PLASTER ON BOTH SIDES. (1 HR. FRR)

USABLE FLOOR AREA CALCULATION FOR SHOP

SHOP	AREA (SM)
SHOP 1	110.5
SHOP 2	171.5
SHOP 3	222.8
SHOP 4	301.5
SHOP 5	317.5
TOTAL	1123.8

Class	Use	Volume of Compartment	Fire Retarding Period
4	Shop	Not exceeding 2000m³	1 hour

SANITARY FITMENT

STOREY	USE	PERMITTED DENSITY	USABLE FLOOR AREA	CAPACITY OF G/F	RATIO OF MALE/FEMALE	NO. OF MALE	NO. OF FEMALE	SANITARY FITTING					
								W.C./PAN	BASIN	URNAL			
GROUND FL.	SHOP	1.1	1123.8	418	1:1	218	218	REQ	PRO	REQ	PRO	REQ	PRO

REFERENCE

REFERENCE

REFERENCE

NOTES

A. LIMIT REVISIONS

NO.	REVISIONS	DATE	BY

CONSULTANT

LEB MARK & ASSOCIATES
 Architects & Surveyors Ltd.

Room 3408 China Resources Building
 25 Harbour Road, Wanchai Hong Kong
 Tel: 827 8222 Fax: 827 7777

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 A.M.C.S., A.R.C.S., M.C.I.O.B.,
 M.A.S., A.C.I.A., Accredited Person

Janet Mark You Yin
 R.C. (Arch.) (H.K.), R.C. (Eng.) (H.K.),
 R.K.A., R.L.E.A., A.R.A.I.,
 Accredited Person, Registered Architect

PROJECT

RENOVATION WORKS ON
 G/F PODIUM B JULMOUNT
 GARDEN, SITE 3, STLL
 167RP.

DRAWING TITLE

PART OF GROUND
 FLOOR PLAN.

SCALE 1:100

DATE

DRAWN BY

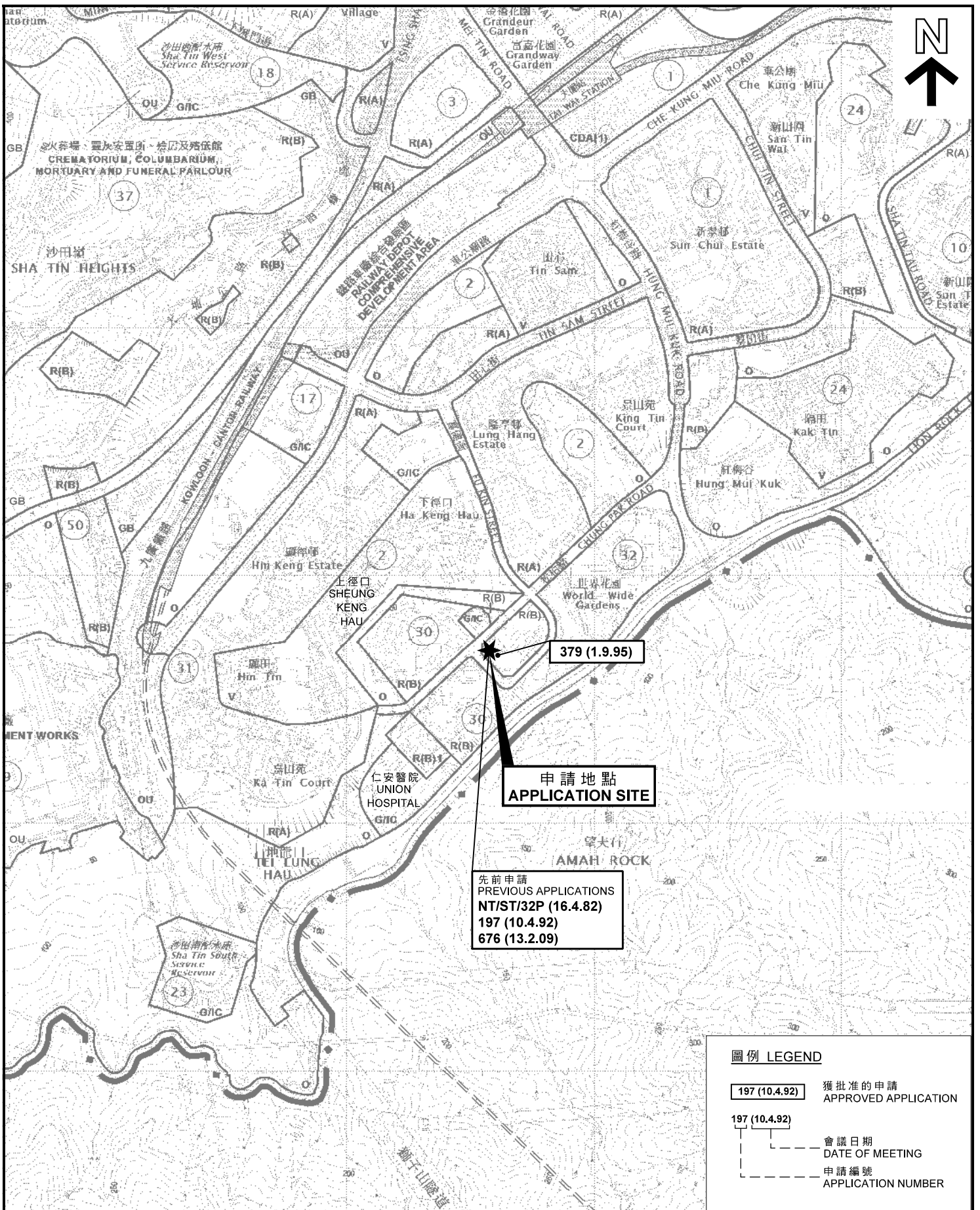
CHECKED BY

JOB NO.

DRAWING NO.

LM/BS/103/93

BO-D1 A



圖例 LEGEND

- 197 (10.4.92) 獲批准的申請
APPROVED APPLICATION
- 197 (10.4.92) 會議日期
DATE OF MEETING
- 676 (13.2.09) 申請編號
APPLICATION NUMBER

位置圖 LOCATION PLAN

擬議學校 (幼稚園/幼兒園)
新界沙田顯泰街1-5號
瑞峰花園B座平台地下 (部分)

PROPOSED SCHOOL (KINDERGARTEN/NURSERY)
G/F OF PODIUM B (PORTION), JULIMOUNT GARDEN,
1-5 HIN TAI STREET, SHA TIN, N.T.

SCALE 1 : 10 000 比例尺
米 100 0 100 200 300 400 500 米
METRES METRES

**規劃署
PLANNING
DEPARTMENT**

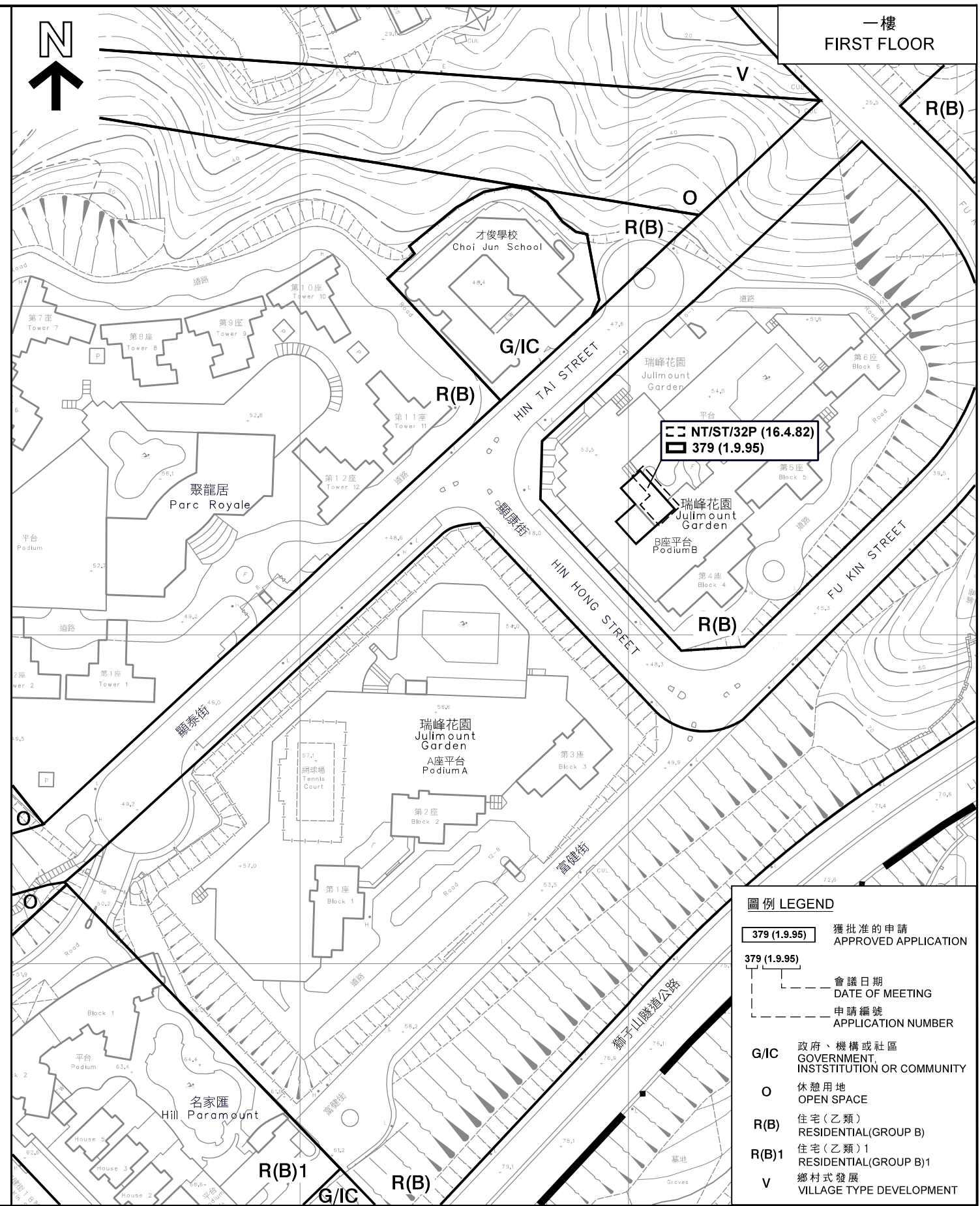
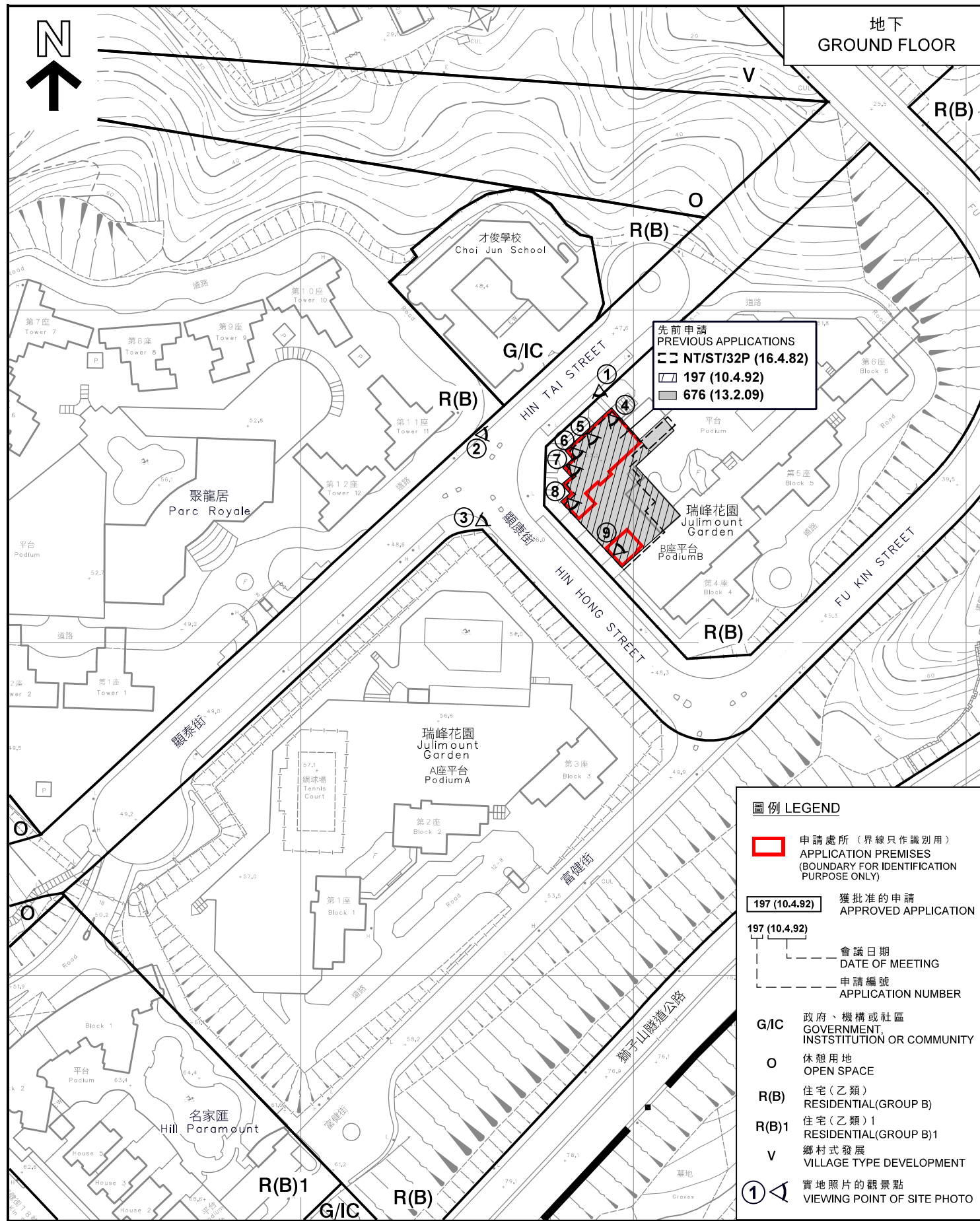


參考編號
REFERENCE No.
A/ST/935

**圖 PLAN
A-1**

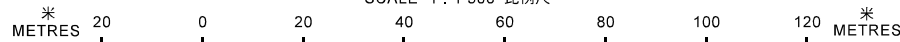
本摘要圖於2018年5月25日擬備，
所根據的資料為於2017年1月13日
展示的分區計劃大綱圖編號S/ST/33

EXTRACT PLAN PREPARED ON 25.5.2018
BASED ON OUTLINE ZONING PLAN No.
S/ST/33 EXHIBITED ON 13.1.2017



本圖於2018年5月25日擬備，
所根據的資料為測量圖編號
7-SW-25A
PLAN PREPARED ON 25.5.2018
BASED ON SURVEY SHEET No.
7-SW-25A

平面圖 SITE PLAN
擬議學校 (幼稚園/幼兒園)
新界沙田顯泰街1-5號
瑞峰花園B座平台地下 (部分)
PROPOSED SCHOOL (KINDERGARTEN/NURSERY)
G/F OF PODIUM B (PORTION), JULIMOUNT GARDEN,
1-5 HIN TAI STREET, SHA TIN, N.T.
SCALE 1:1 500 比例尺



規劃署
PLANNING DEPARTMENT



參考編號
REFERENCE No.
A/ST/935

圖 PLAN
A-2

申請處所
APPLICATION PREMISES



申請處所界線只作識別用
APPLICATION PREMISES BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

實地照片 SITE PHOTO

本圖於2018年5月14日擬備，所根據的資料為攝於2017年9月11日的實地照片
PLAN PREPARED ON 14.5.2018 BASED ON SITE PHOTO TAKEN ON 11.9.2017

擬議學校（幼稚園／幼兒園）
新界沙田顯泰街1-5號
瑞峰花園B座平台地下（部分）
PROPOSED SCHOOL (KINDERGARTEN/NURSERY)
G/F OF PODIUM B (PORTION), JULIMOUNT GARDEN,
1-5 HIN TAI STREET, SHA TIN, N.T.

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/ST/935

圖 PLAN
A-3a



實地照片 SITE PHOTO

擬議學校 (幼稚園／幼兒園)
 新界沙田顯泰街1-5號
 瑞峰花園B座平台地下 (部分)
 PROPOSED SCHOOL (KINDERGARTEN/NURSERY)
 G/F OF PODIUM B (PORTION), JULIMOUNT GARDEN,
 1-5 HIN TAI STREET, SHA TIN, N.T.

規劃署
 PLANNING
 DEPARTMENT



參考編號
 REFERENCE No.
 A/ST/935

圖 PLAN
 A-3b

本圖於2018年3月27日擬備，所根據的資料為攝於2017年9月11日的實地照片
 PLAN PREPARED ON 27.3.2018 BASED ON SITE PHOTOS TAKEN ON 11.9.2017



7



8



9

實地照片 SITE PHOTO

擬議學校（幼稚園／幼兒園）
 新界沙田顯泰街1-5號
 瑞峰花園B座平台地下（部分）
 PROPOSED SCHOOL (KINDERGARTEN/NURSERY)
 G/F OF PODIUM B (PORTION), JULIMOUNT GARDEN,
 1-5 HIN TAI STREET, SHA TIN, N.T.

規劃署
 PLANNING
 DEPARTMENT



參考編號
 REFERENCE No.
 A/ST/935

圖 PLAN
 A-3c

本圖於2018年3月27日擬備，所根據的資料為攝於2017年9月11日的實地照片
 PLAN PREPARED ON 27.3.2018 BASED ON SITE PHOTOS TAKEN ON 11.9.2017