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Ramboll Hong Kong Limited

PROPOSED RESIDENTIAL INSTITUTION (STUDENT HOSTEL) AT MIDDLETON TOWERS, 140 POK FU LAM ROAD

DRAINAGE AND SEWERAGE IMPACT ASSESSMENT

Appendix IV

Drainage and Sewerage Impact Assessment

RESIDENTIAL

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Appendix 2.2 Detailed Sewerage Impact Assessment Calculations_ Existing
Development

1. INTRODUCTION

1.1 Project Background

- 1.1.1 The Subject Site is mainly zoned as “Residential (Group C)” (“R(C)”) with minor portion zoned as “Green Belt” (“GB”) under the Approved Pok Fu Lam Outline Zoning Plan (OZP) (No. S/H10/23). It is generally surrounded by University Hall to the Southeast, Woodbury Court to the southwest, and Alberose to the northwest.
- 1.1.2 Figure 1.1 shows the location of the Subject Site and its environment.
- 1.1.3 Ramboll Hong Kong Limited has been appointed to conduct the sewerage impact assessment for the Subject Site.

1.2 Proposed use

- 1.2.1 It consists of student hostel. Development Parameters for the Proposed use is summarised in Table 1.1.

Table 1.1 Development Parameters of the Proposed use

	Parameters
Site Area (m ²)	About 8,900
No. of Student Hostel (Rooms)	900

- 1.2.2 The typical floor plans of the planning statement of the Proposed use are shown in Appendix 1.1.
- 1.2.3 The tentative completion year for the Proposed use is 2028.
- ### 1.3 Sewerage Impact
- 1.3.1 The potential sewerage impact arising from the operation phase should be assessed and mitigated to fulfil the requirements under the relevant legislations and guidelines. The details will be discussed in Section 2.
- ### 1.4 Drainage Impact
- 1.4.1 The potential drainage impact arising from the operation phase should be assessed and mitigated to fulfil the requirements under the relevant legislations and guidelines. The details will be discussed in Section 3.

3. DRAINAGE IMPACT ASSESSMENT

3.1 Discussion

- 3.1.1 Surface runoff is mainly from rainfall and it will be directed to existing public storm drains. As the existing site is currently on hard-paved ground, it is anticipated that the proposed development will not affect the drainage path or lead to any changes in the runoff behaviour.
- 3.1.2 There is no change or abandonment of existing drains and hence no extra stormwater discharge is imposed. Therefore, adverse impact on the existing drainage system is not anticipated and a detailed drainage impact assessment is therefore unnecessary.
- 3.1.3 An existing stormwater manhole (SLH7017621) is located within the Subject Site and serves the existing building. There will be no changes to its current configuration under the Proposed Development. The surrounding existing stormwater network is illustrated in Figure 3.1, and the location of the drainage reserve area is shown in Figure 3.2.

Figures

Appendix 1.1 The Typical Floor Plans of the Planning Statement



