

# Temporary Open Storage of Construction Machinery and Construction Materials for a Period of 3 Years

at

**Lots 93 S.A (Part), 771 S.B RP (Part), 772 S.A (Part), 774 S.B RP (Part), 775 S.A RP (Part) and 775 S.B RP (Part) in D.D. 125 and Adjoining Government Land, Ha Tsuen, Yuen Long, New Territories**

## Annex 1 Estimated Traffic Generation

- 1.1 The application site is accessible via a concrete paved vehicular track leading from Ping Ha Road. The vehicular track is approximately 10m in width and therefore adequate for the two-ways traffic of medium/heavy goods vehicles.
- 1.2 The proposed development would only provide 1 loading/unloading bay of 11m x 3.5m for medium/heavy goods vehicle. The scale of the proposed development is regarded as small when comparing to similar developments in the area.
- 1.3 The estimated average traffic generation and traffic generation rate at peak hours are as follow:

Type of Vehicle	Average Traffic Generation Rate (pcu/hr)	Average Traffic Attraction Rate (pcu/hr)	Traffic Generation Rate at <u>Peak Hours</u> (pcu/hr)	Traffic Attraction Rate at <u>Peak Hours</u> (pcu/hr)
Medium/heavy goods vehicle	0.38	0.38	2	2

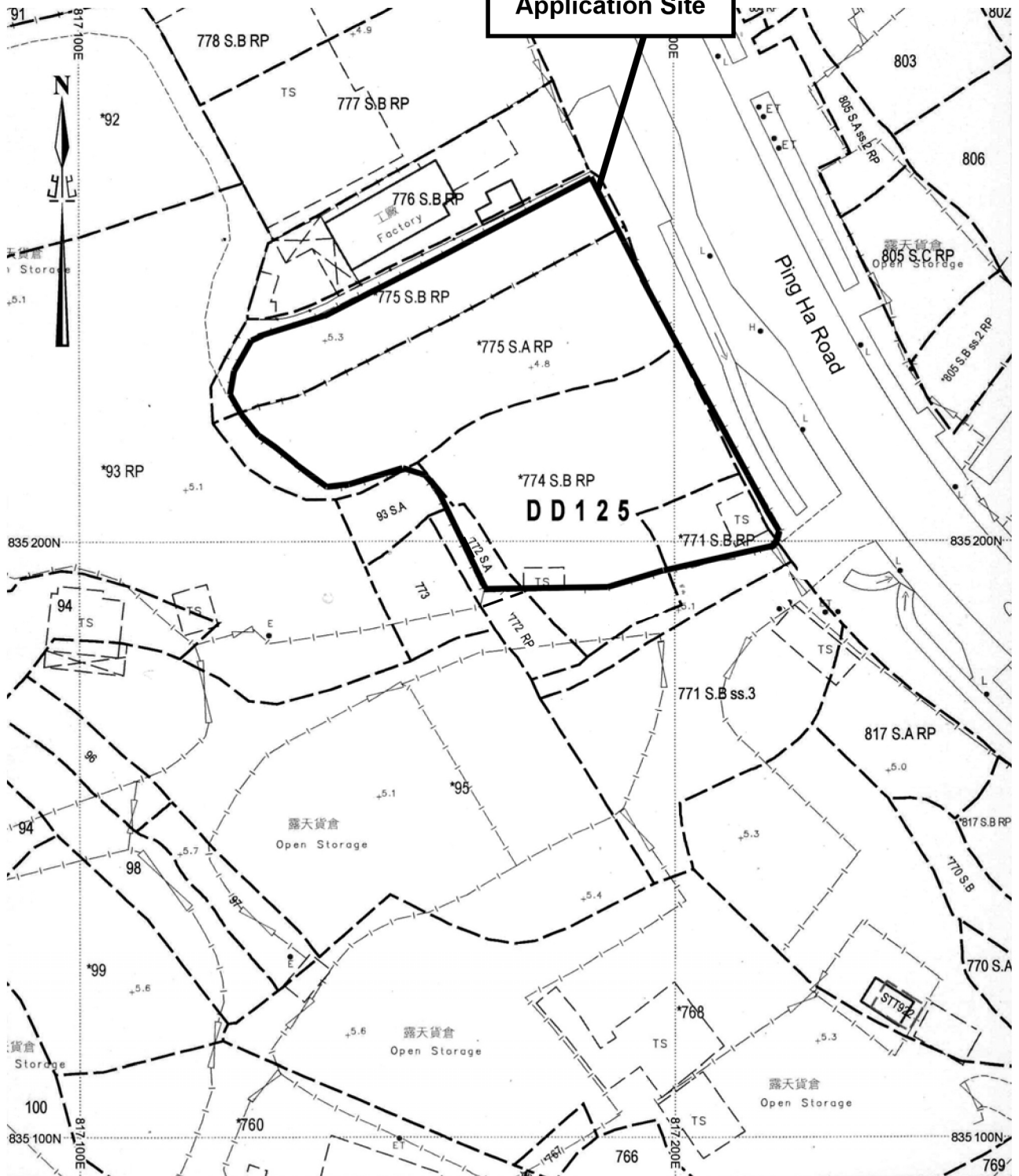
Note 1: The opening hour of the proposed development is restricted to 7:00 a.m. to 11:00 p.m. from Mondays to Saturdays. No operation will be held on Sundays and public holidays.

Note 2: The pcu of medium/heavy goods vehicle is taken as 2.

Note 3: Morning peak is defined as 7:00a.m. to 9:00a.m. whereas afternoon peak is defined as 5:00p.m. to 7:00p.m.

- 1.4 In association with the intended purpose, adequate space for manoeuvring of vehicle would be provided within the application site and queueing up of traffic would not be the result especially that the traffic generated is insignificant. The negligible increase in traffic would not aggravate the traffic condition of Ping Ha Road and nearby road networks.

**Application Site**



Project 項目名稱:

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Drawing Title 圖目:

Site Plan

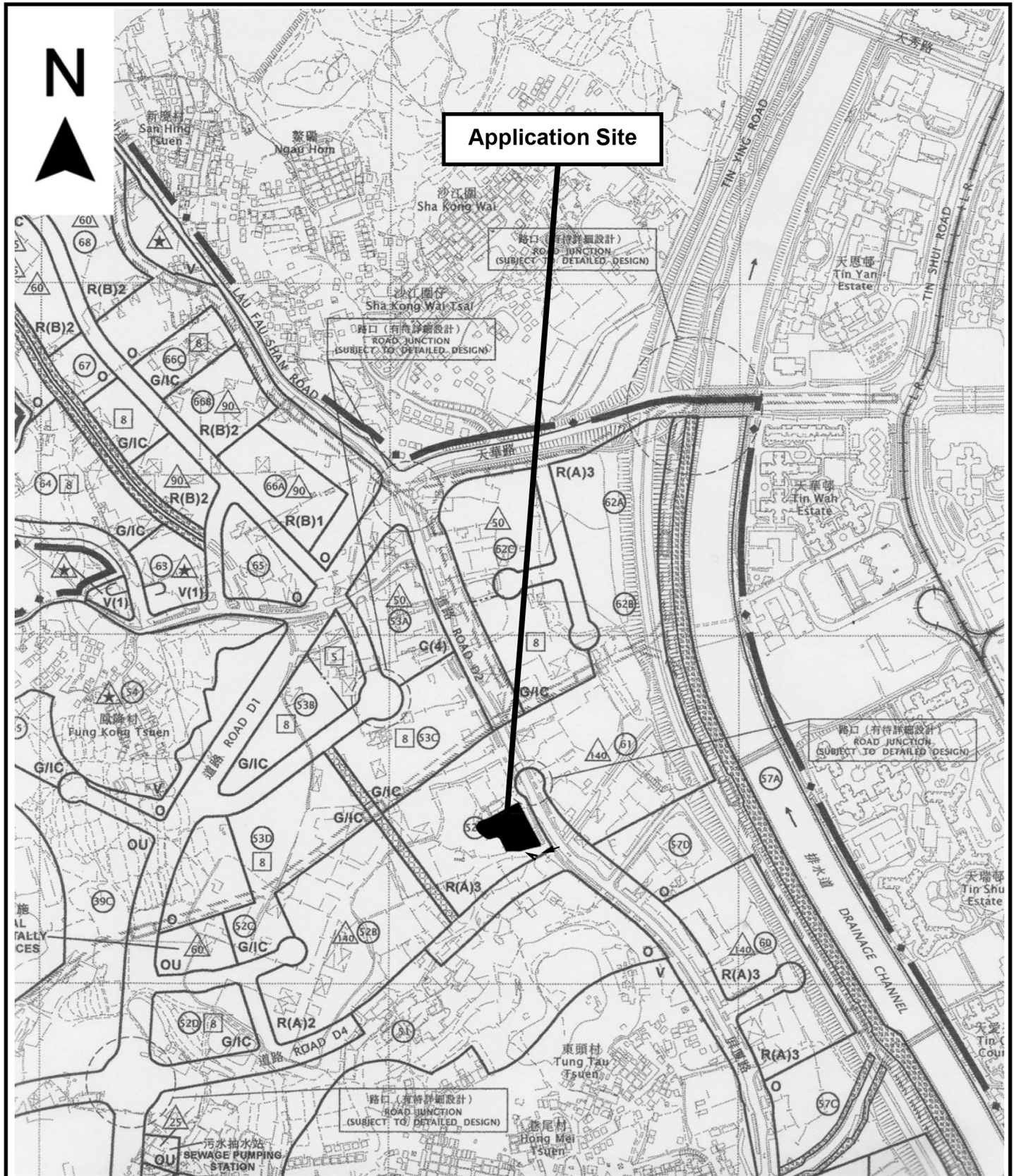
Drawing No. 圖號:

Figure 1

Remarks 備註:

Scale 比例:

1:1000



Project 項目名稱:  
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Drawing Title 圖目:  
 Location Plan

Drawing No. 圖號:  
 Figure 2

Remarks 備註:  
 → Vehicular access leading from Ping Ha Road

Scale 比例:  
 1:7500



**Structure 6**  
Toilet  
GFA: Not exceeding 1m<sup>2</sup>  
Height: Not exceeding 3m  
No. of storey: 1

**Structure 5**  
Electricity meter room  
GFA: Not exceeding 1m<sup>2</sup>  
Height: Not exceeding 3m  
No. of storey: 1

**Structure 1B**  
Converted container for ancillary site office  
GFA: Not exceeding 20m<sup>2</sup>  
Height: Not exceeding 3m  
No. of storey: 1

Open storage of construction machinery & construction materials (About 2,000m<sup>2</sup>)

manoeuvring space

One 11m x 3.5m loading/unloading bay for medium/heavy goods vehicle

**Structure 1A**  
2 converted containers under an open shed for ancillary site office  
GFA: Not exceeding 90m<sup>2</sup>  
Height: Not exceeding 3.5m  
No. of storey: 1

8m wide Ingress/Egress

**Structure 1C**  
Converted container for ancillary site office  
GFA: Not exceeding 20m<sup>2</sup>  
Height: Not exceeding 3m  
No. of storey: 1

**Structure 4**  
Ancillary site office  
GFA: Not exceeding 16m<sup>2</sup>  
Height: Not exceeding 3.5m  
No. of storey: 1

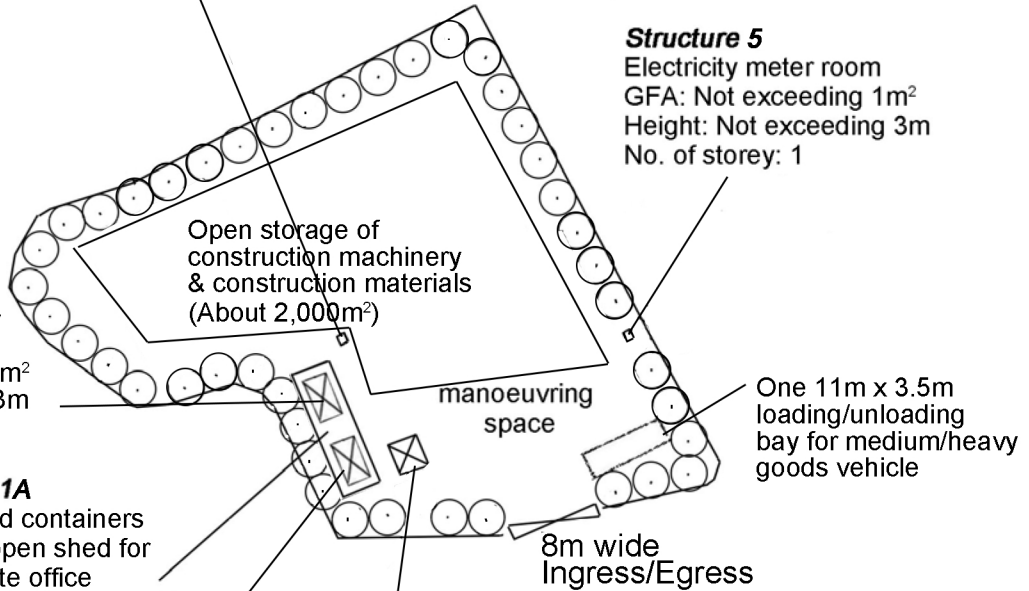
<p>Project 項目名稱: Temporary Open Storage of Construction Machinery and Construction Materials for a Period of 3 Years at Lots 93 S.A (Part), 771 S.B RP (Part), 772 S.A (Part), 774 S.B RP (Part), 775 S.A RP (Part) and 775 S.B RP (Part) in D.D. 125 and Adjoining Government Land, Ha Tsuen, Yuen Long, New Territories</p>	<p>Drawing Title 圖目: Proposed Layout Plan</p>	<p>Remarks 備註:</p>
	<p>Drawing No. 圖號: Figure 3</p>	<p>Scale 比例: 1:1000</p>



**Structure 6**  
Toilet  
GFA: Not exceeding 1m<sup>2</sup>  
Height: Not exceeding 3m  
No. of storey: 1

**Structure 5**  
Electricity meter room  
GFA: Not exceeding 1m<sup>2</sup>  
Height: Not exceeding 3m  
No. of storey: 1

**Structure 1B**  
Converted container for  
ancillary site office  
GFA: Not exceeding 20m<sup>2</sup>  
Height: Not exceeding 3m  
No. of storey: 1



**Structure 1A**  
2 converted containers  
under an open shed for  
ancillary site office  
GFA: Not exceeding 90m<sup>2</sup>  
Height: Not exceeding 3.5m  
No. of storey: 1

**Structure 1C**  
Converted container for  
ancillary site office  
GFA: Not exceeding 20m<sup>2</sup>  
Height: Not exceeding 3m  
No. of storey: 1

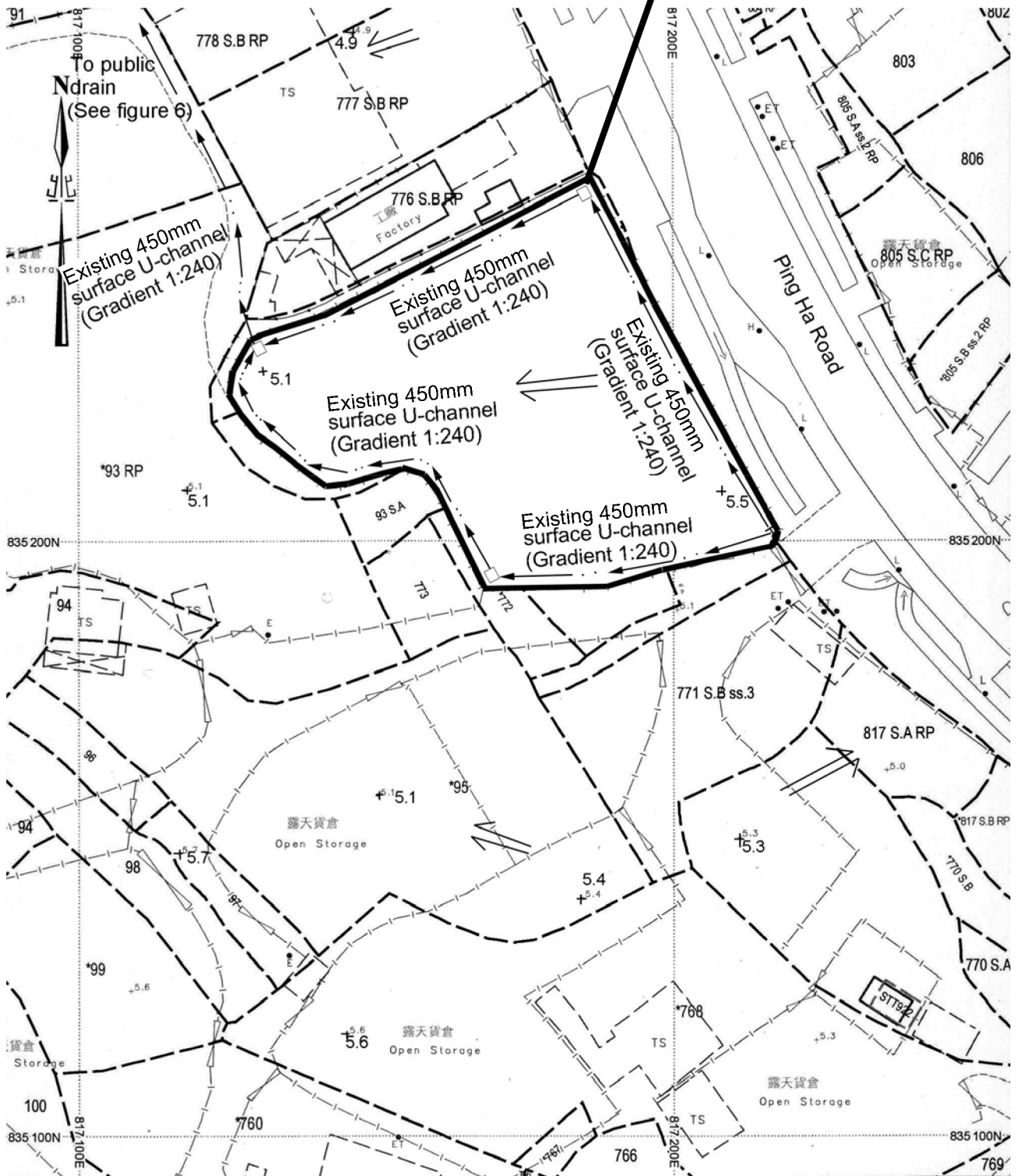
**Structure 4**  
Ancillary site office  
GFA: Not exceeding 16m<sup>2</sup>  
Height: Not exceeding 3.5m  
No. of storey: 1

Tree	Approximate Height	Spacing
○ Existing trees	About 4m to 6m	About 4m

Tree Quantity: 43

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	Drawing No. 圖號: Figure 4	

# Application Site



Project 項目名稱:

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Drawing Title 圖目:

Proposed Drainage Plan

Drawing No. 圖號:

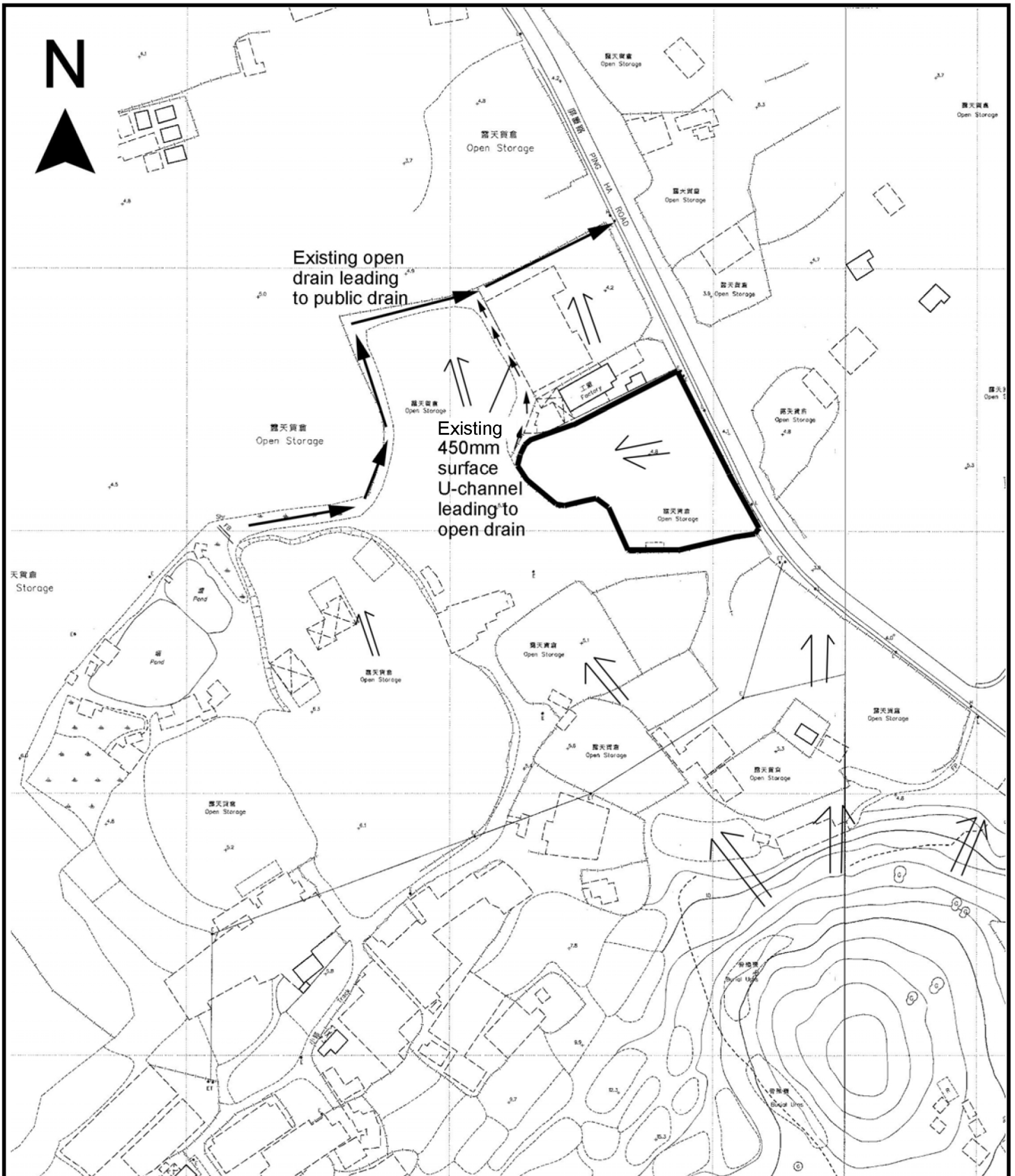
Figure 5

Remarks 備註:

- Existing catchpit
- ← Flow of surface runoff
- +5.5 Level (in mPD)

Scale 比例:

1:1000



Project 項目名稱:  
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Drawing Title 圖目:  
 Discharge Path to Public Drain

Drawing No. 圖號:  
 Figure 6

Remarks 備註:  
 ← Flow of surface runoff

Scale 比例:  
 1:2000