

**Proposed Composite Development (with Flat and Retail/F&B)
with Minor Relaxation of Plot Ratio Restriction
in “Commercial (2)” Zone at 8 Lam Chak Street, Kowloon
S16 Planning Application**

(Planning Application No: A/K22/50)

Appendix II

Updated Landscape Drawings



- LEGEND:
- APPLICATION SITE BOUNDARY
 - PROPOSED HEAVY STANDARD TREES
 - PROPOSED SHRUBS AND GROUNDCOVERS
 - PROPOSED LAWN
 - VERTICAL GREEN WALL
 - PROPOSED CREEPING PLANT
 - PROPOSED LEVEL
 - PROPOSED PAVING
 - VEHICULAR ENTRANCE
 - SEAT BENCH

- KEY:
- 1 Green Boulevard
 - 2 Vertical Green Wall (S/S system)
 - 3 Ramp to Basement
 - 4 Canopy (1.5m wide)
 - 5 Emergency Vehicular Access (EVA)
 - 6 Public Passage (4m Clear Width)
 - 7 Outdoor Sitting Area
 - 8 Swimming Pool
 - 9 Swimming Pool Deck
 - 10 Trellis
 - 11 Children Play Area
 - 12 Multi-functional Lawn
 - 13 Fitness Equipment
 - 14 Sitting Bay
 - 15 Covered Walkway

PROJECT :

PROPOSED RESIDENTIAL DEVELOPMENT WITH MINOR RELAXATION OF PLOT RATIO RESTRICTION IN "COMMERCIAL (2)" ZONE AT 8 LAM CHAK STREET

DRAWING TITLE :

LANDSCAPE MASTER PLAN (OVERALL VIEW)

PROJECT No. C2519

DRAWING No. LMP01

SCALE : 1:400

DATE OF ISSUE : AUG 2025

CAD FILENAME : C2519-LMP01

A	GENERAL AMENDMENT	NOV 2025
REV	DESCRIPTION	DATE
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- LEGEND:
- APPLICATION SITE BOUNDARY
 - BUILDING LINE ABOVE
 - PROPOSED HEAVY STANDARD TREES
 - PROPOSED SHRUBS AND GROUNDCOVERS
 - PROPOSED LAWN
 - VERTICAL GREEN WALL
 - +14.75 PROPOSED LEVEL
 - PROPOSED PAVING
 - VEHICULAR ENTRANCE



Public Passage (4m clear width) to enhance the pedestrian connection from Kai Hing Road and Cheung Yip Street. Pavement Trees and seat benches are proposed along the passage for the enjoyment of the public. A vertical green wall along the eastern boundary to a lush backdrop to the landscaped areas .

KEY:

- ① Green Boulevard
- ② Water Feature
- ③ Residential Drop-off
- ④ Vertical Green Wall (S/S system)
- ⑤ Ramp to Basement
- ⑥ Canopy (1.5m wide)
- ⑦ Emergency Vehicular Access (EVA)
- ⑧ 4m Clear Width Public Passage
- ⑨ Seat Bench
- ⑩ Outdoor Sitting Area

PROJECT :
PROPOSED RESIDENTIAL DEVELOPMENT WITH MINOR RELAXATION OF PLOT RATIO RESTRICTION IN "COMMERCIAL (2)" ZONE AT 8 LAM CHAK STREET

DRAWING TITLE :
LANDSCAPE MASTER PLAN (G/F)

PROJECT No. C2519

DRAWING No. LMP02

SCALE : 1:400

DATE OF ISSUE : AUG 2025

CAD FILENAME : C2519-LMP02

REV	DESCRIPTION	DATE
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NOTES :

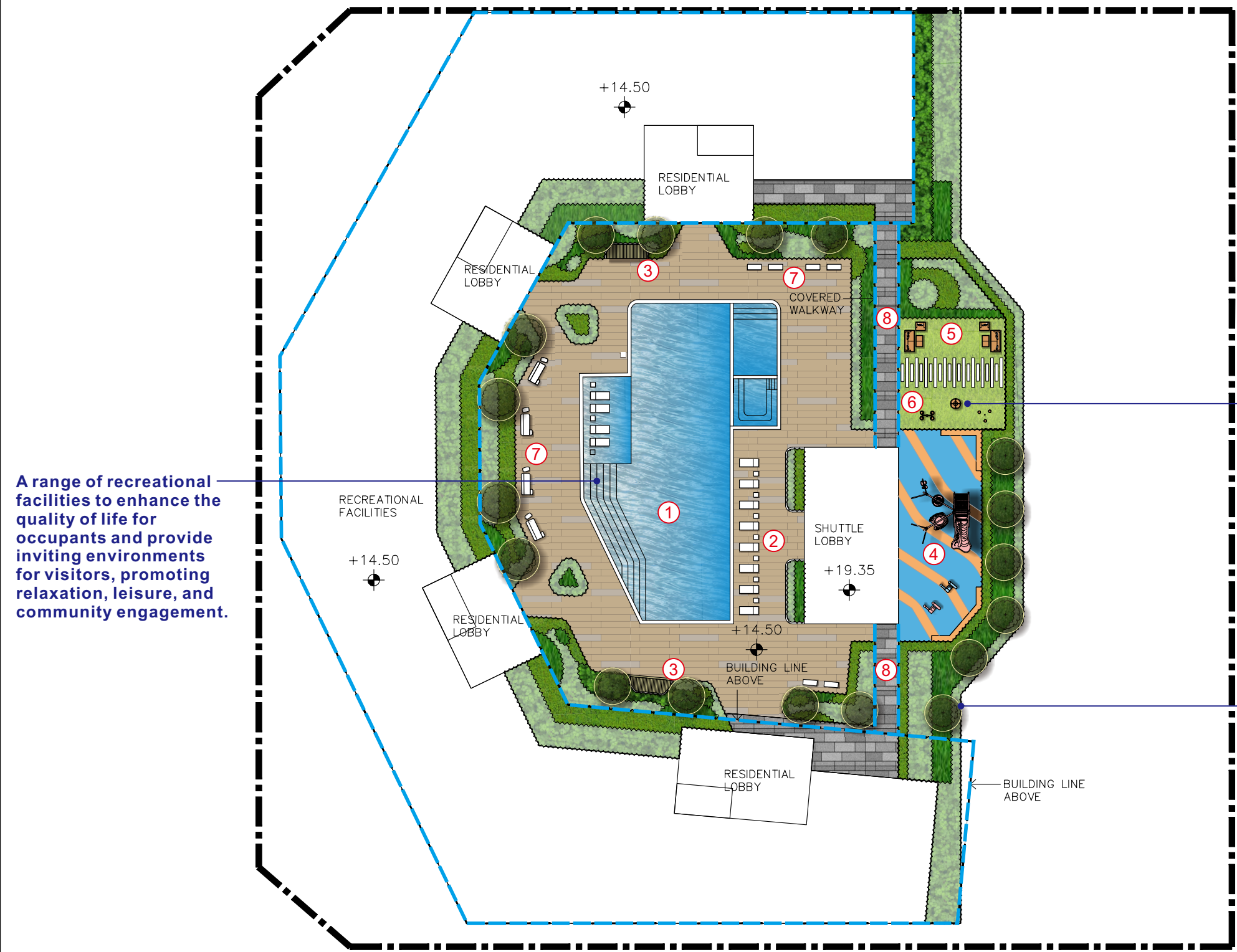
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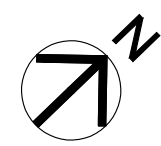
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- LEGEND:
- APPLICATION SITE BOUNDARY
 - BUILDING LINE ABOVE
 - PROPOSED HEAVY STANDARD TREES
 - PROPOSED SHRUBS AND GROUNDCOVERS
 - PROPOSED LAWN
 - PROPOSED LEVEL
 - PROPOSED PAVING
 - SEAT BENCH



Provision of Fitness Equipment and Sitting Areas to cater for the Active and Passive Recreational Need of the Occupants and Visitors

Provision of Edge Planters for Ornamental Trees, Shrubs and Groundcover to Soften the hard Lines of the Building

A range of recreational facilities to enhance the quality of life for occupants and provide inviting environments for visitors, promoting relaxation, leisure, and community engagement.

- KEY:
- Swimming Pool
 - Swimming Pool Deck
 - Trellis
 - Children Play Area
 - Multi-functional Lawn
 - Fitness Equipment
 - Sitting Bay
 - Covered Walkway

PROJECT :

PROPOSED RESIDENTIAL DEVELOPMENT WITH MINOR RELAXATION OF PLOT RATIO RESTRICTION IN "COMMERCIAL (2)" ZONE AT 8 LAM CHAK STREET

DRAWING TITLE :

LANDSCAPE MASTER PLAN (2/F)

PROJECT No. C2519

DRAWING No. LMP04

SCALE : 1:400

DATE OF ISSUE : AUG 2025

CAD FILENAME : C2519-LMP04

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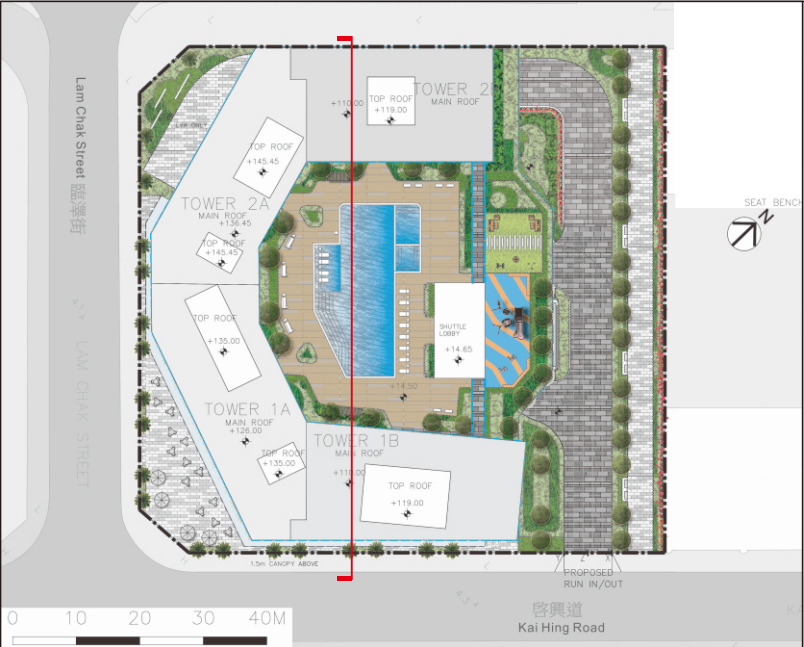
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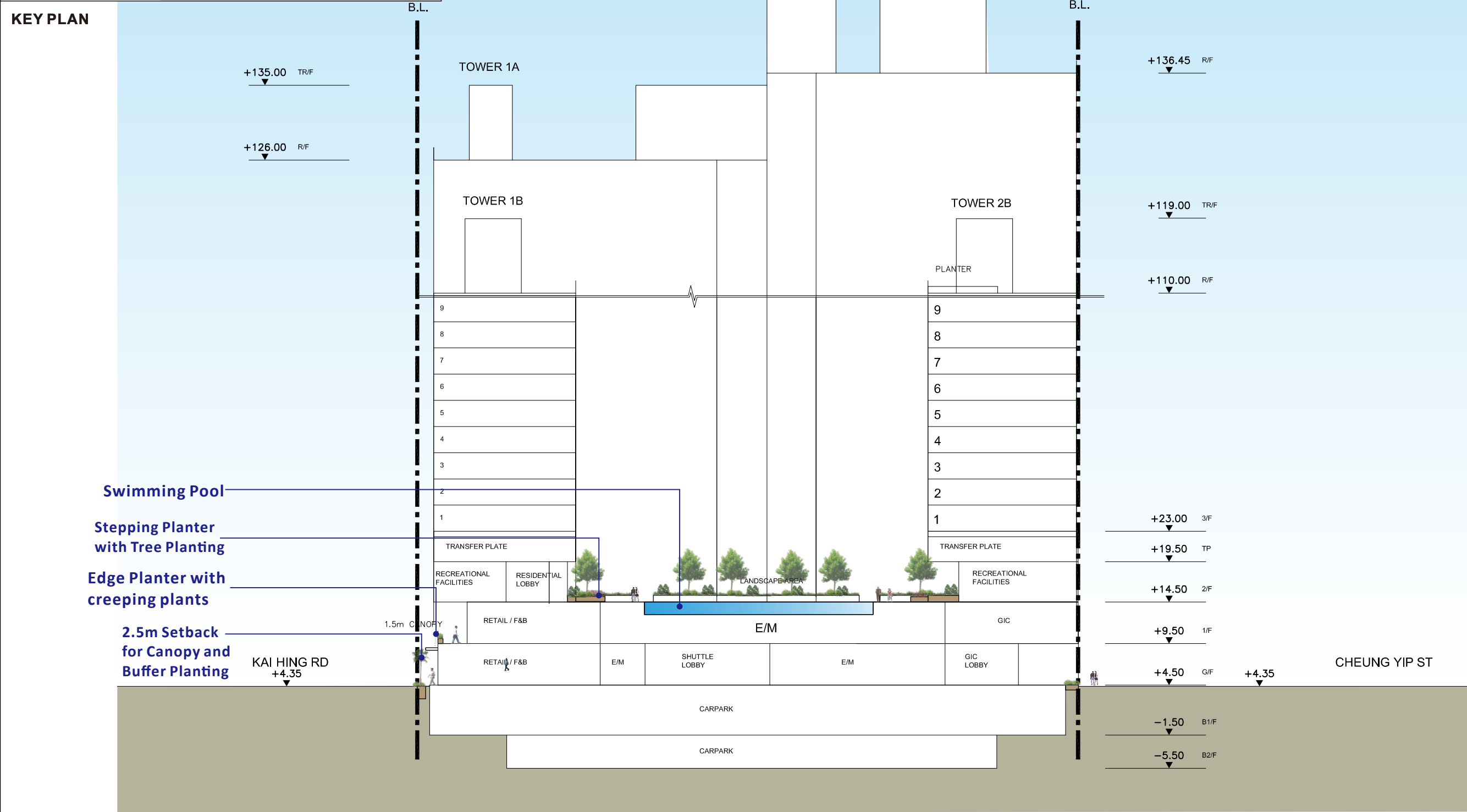
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KEY PLAN



PROJECT :

PROPOSED RESIDENTIAL DEVELOPMENT WITH MINOR RELAXATION OF PLOT RATIO RESTRICTION IN "COMMERCIAL (2)" ZONE AT 8 LAM CHAK STREET

DRAWING TITLE :

LANDSCAPE SECTION

PROJECT No. C2519

DRAWING No. LD101

SCALE : 1:500

DATE OF ISSUE : AUG 2025

CAD FILENAME : C2519-LD101

A	GENERAL AMENDMENT	21/11/25
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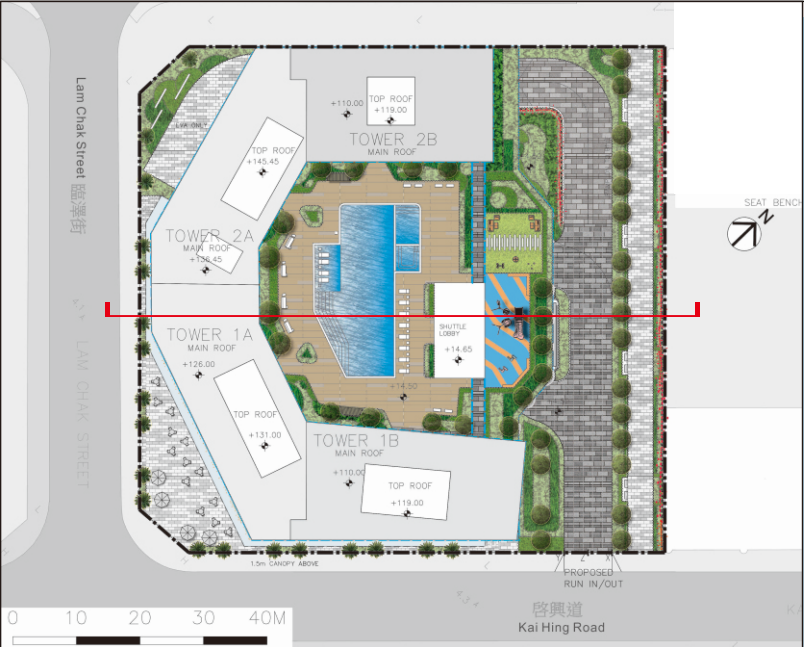
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KEY PLAN

+136.45 R/F

+131.00 TR/F

+126.00 R/F

Swimming Pool

Edge Planter with
creeping plants
2.5m Setback
for Canopy and
Buffer Planting

+23.00 3/F

+19.50 TP

+14.50 2/F

+9.50 1/F

+4.50 G/F

-1.50 B1/F

-5.50 B2/F

TOWER 2A

TOWER 2B

B.L.

+119.00 TR/F

+110.00 R/F

PACIFIC TRADE CENTRE

31
30
29
28
27
26 RESIDENTIAL USE

9
8
7
6
5
4
3
2
1

TRANSFER PLATE

RECREATIONAL
FACILITIES

RETAIL / F&B

RETAIL / F&B

CARPARK

CARPARK

E/M

E/M

SHUTTLE
LOBBY

GIC

Raised Planter
with Tree Planting
Children Play Area
Water Feature
Public Passage
(4m Clear Width)

PROJECT :

PROPOSED RESIDENTIAL DEVELOPMENT WITH
MINOR RELAXATION OF PLOT RATIO
RESTRICTION IN "COMMERCIAL (2)" ZONE AT
8 LAM CHAK STREET

DRAWING TITLE :

LANDSCAPE SECTION

PROJECT No. C2519

DRAWING No. LD102

SCALE : 1:500

DATE OF ISSUE : AUG 2025

CAD FILENAME : C2519-LD102

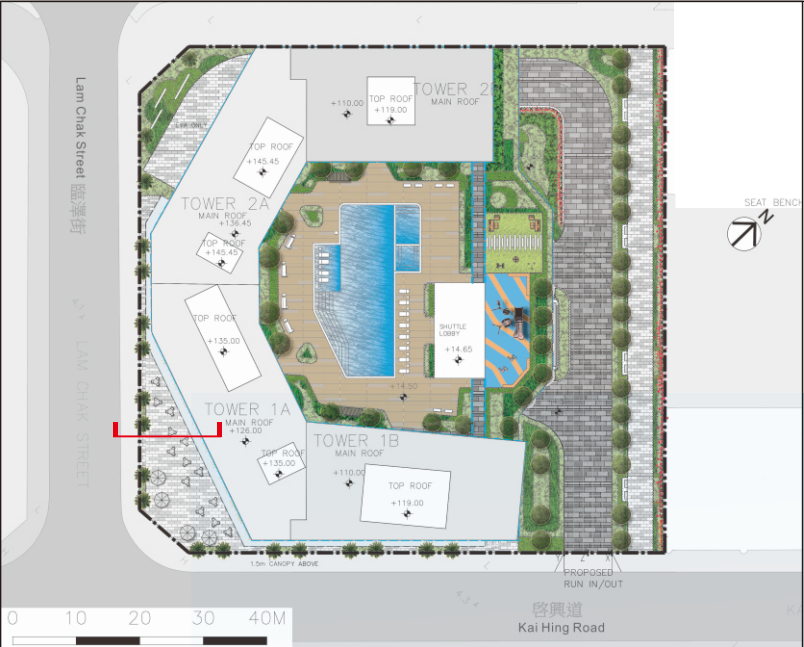
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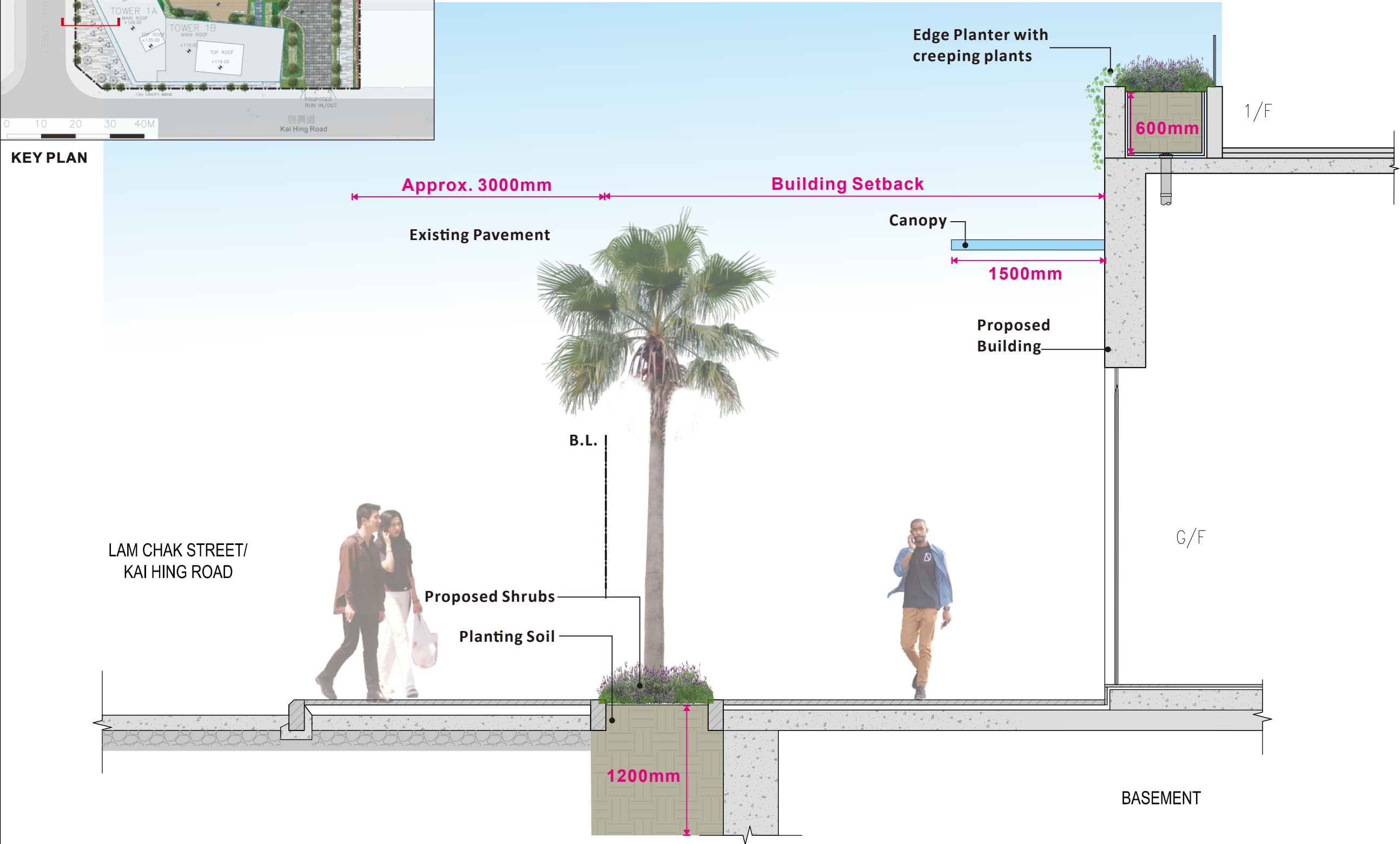
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KEY PLAN



PROJECT :

PROPOSED RESIDENTIAL DEVELOPMENT WITH
MINOR RELAXATION OF PLOT RATIO
RESTRICTION IN "COMMERCIAL (2)" ZONE AT
8 LAM CHAK STREET

DRAWING TITLE :
LANDSCAPE SECTION

PROJECT No. C2519

DRAWING No. LD103

SCALE : 1:40

DATE OF ISSUE : AUG 2025

CAD FILENAME : C2519-LD103

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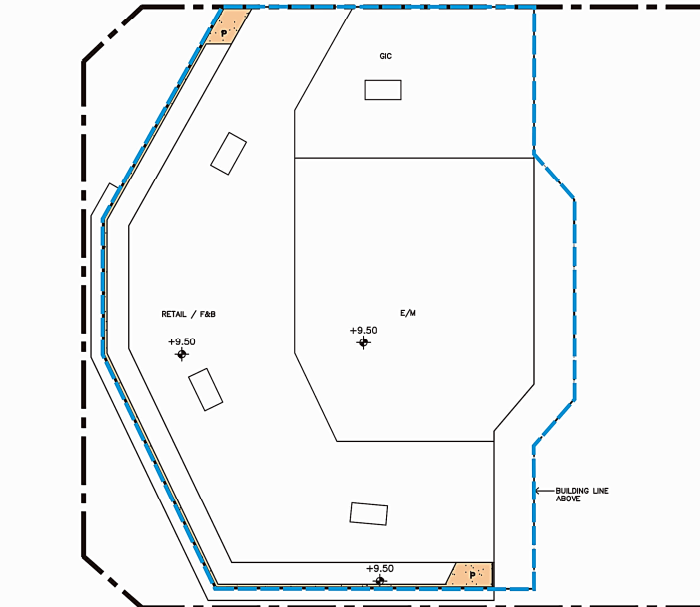
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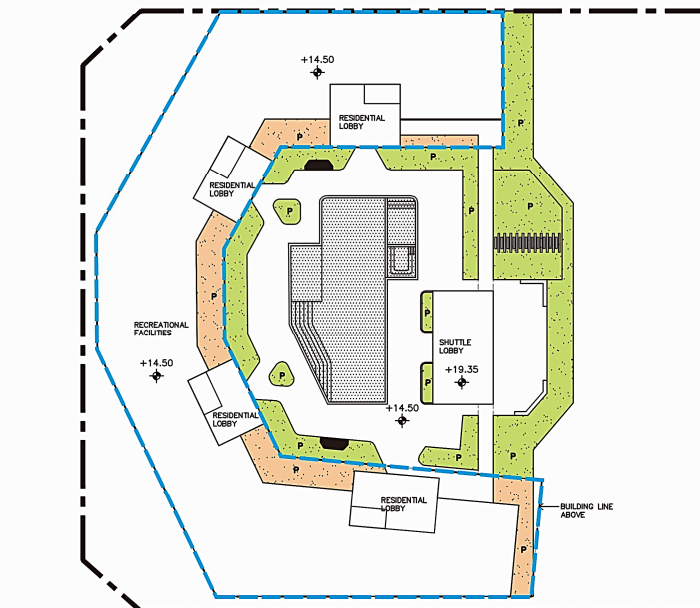


A GREENERY AT G/F
SCALE 1:1000

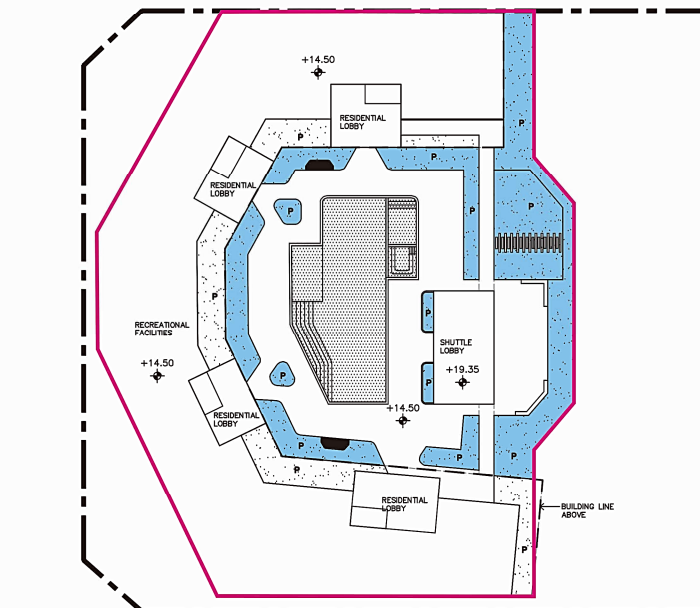


B GREENERY AT 1/F
SCALE 1:1000

- LEGEND:
- APPLICATION SITE BOUNDARY
 - UNCOVERED GREENERY AT PRIMARY ZONE
 - COVERED GREENERY AT PRIMARY ZONE
 - GREENERY AT PODIUM ROOF
 - OUTLINE OF PODIUM ROOF
 - PROPOSED LEVEL



C GREENERY AT 2/F
SCALE 1:1000



D GREENERY AT PODIUM ROOF (2/F)
SCALE 1:1000



Development Parameter	
Site Area	6,515.0 m ²
Roof Area	4,148.0 m ²
The requirement in the ES of the OZP	
Required Common Greenery	Provided Common Greenery
Total Common Greenery within Site (30% of Site Area) = 6,515.0 x 30% = 1,954.5 m ²	Not less than 1,954.5 m ²
Common Greenery at Primary Zone (20% of Site Area) = 6,515.0 m ² x 20% = 1,303.0 m ²	Not less than 1,303.0 m ²
Common Greenery on Roof (20% of the Roof Area) (a) = 4,148.0 m ² x 20% = 829.6 m ²	Not less than 829.6 m ²

PROJECT :

PROPOSED RESIDENTIAL DEVELOPMENT WITH MINOR RELAXATION OF PLOT RATIO RESTRICTION IN "COMMERCIAL (2)" ZONE AT 8 LAM CHAK STREET

DRAWING TITLE :

GREENERY PROVISION (G/F, 1/F & 2/F)

PROJECT No. C2519

DRAWING No. GC01

SCALE : 1:1000

DATE OF ISSUE : AUG 2025

CAD FILENAME : C2519-GC01

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