

TOWN PLANNING BOARD
DEAR SIR/MADAM,

Temporary Warehouse (excluding Dangerous Goods Godown) and Open Storage of Miscellaneous Goods with Ancillary Facilities and Associated Filling of Land for a Period of 3 Years At Lots 175RP (Part) & 173(Part) In DD87 TKL , N.T.

Comments from the Commissioner for Transport	
(i) The swept path of heavy goods vehicle encroaches on the open storage area. The applicant should update the swept path analysis shown in the layout plan with all buildings/storage areas/facilities/car parking spaces for clarity. The swept path analysis of private car is also required.	Attached please find the updated swept path analysis diagram 7 , 8 (heavy vehicle) 9 , 10 (private car)
(ii) The applicant shall advise the provision of pedestrian facilities and management measures to ensure pedestrian safety.	The applicant will be erected “STOP AND GIVE WAY” and “BEWARE OF PEDESTRIANS” signs at the ingress/egress to ensure pedestrian safety.
(iii) The applicant shall advise the management/control measures to be implemented to ensure no queuing of vehicles outside the subject site.	Staff will be employed at site to direct all vehicles In & Out. As there are two trips maximum per day, and all vehicles are registered in advance for smooth maneuvering within the application site.
(iv) The proposed vehicular access between Kong Nga Po Road/Ping Che Road and the application site is not managed by TD. The applicant should seek comments from the responsible party.	Noted

Comments from the Director of Agriculture, Fisheries and Conservation	
(i) From nature conservation perspective: the applicant should implement measures to avoid adverse impacts to nearby watercourses.	All construction work will be set back 3m from the watercourses. The boundary will be installed 2.5m high solid metal fencing along the site to make sure relevant development wont compose adverse impacts to nearby watercourses.

Comments from the Director of Environmental Protection	
(i) The route of access to the site.	Attached please find the updated diagram 2 . All vehicles will be bypass local track to Kong Nga Po Road.
(ii) Whether toilet will be provided within the site. And if yes, the sewage treatment facility.	The applicant will set up mobile toilet at site. Once the sewage tank is full, the vacuum truck contactor will be hired to desludge regularly.
(iii) The material used for filling of land.	The applicant is proposed to regularize relevant development, and no additional land filling is needed.

Comments from the Chief Engineer/Mainland North, Drainage Services Department	
(i) The application site (the Site) is in the vicinity of existing streamcourse to the east of the Site. Please advise the clearance with the existing streamcourse. The applicant shall be required to place all the proposed works at least 3m away from the top of the bank of the streamcourse. All the proposed works in the vicinity of the streamcourse should not create any adverse drainage impacts, both during and after construction. Proposed flooding mitigation measures if	The applicant will submit a drainage proposal to mitigate potential drainage impact generated from the proposed development after the planning approval has been granted by board. The proposed drainage system has been designed to be handling all water runoff within the site. Once the drainage proposal approved, the applicant will implement the drainage facility such as peripheral u-channel, catchpits and sandtrap, and maintained to avoid blockage and deterioration.

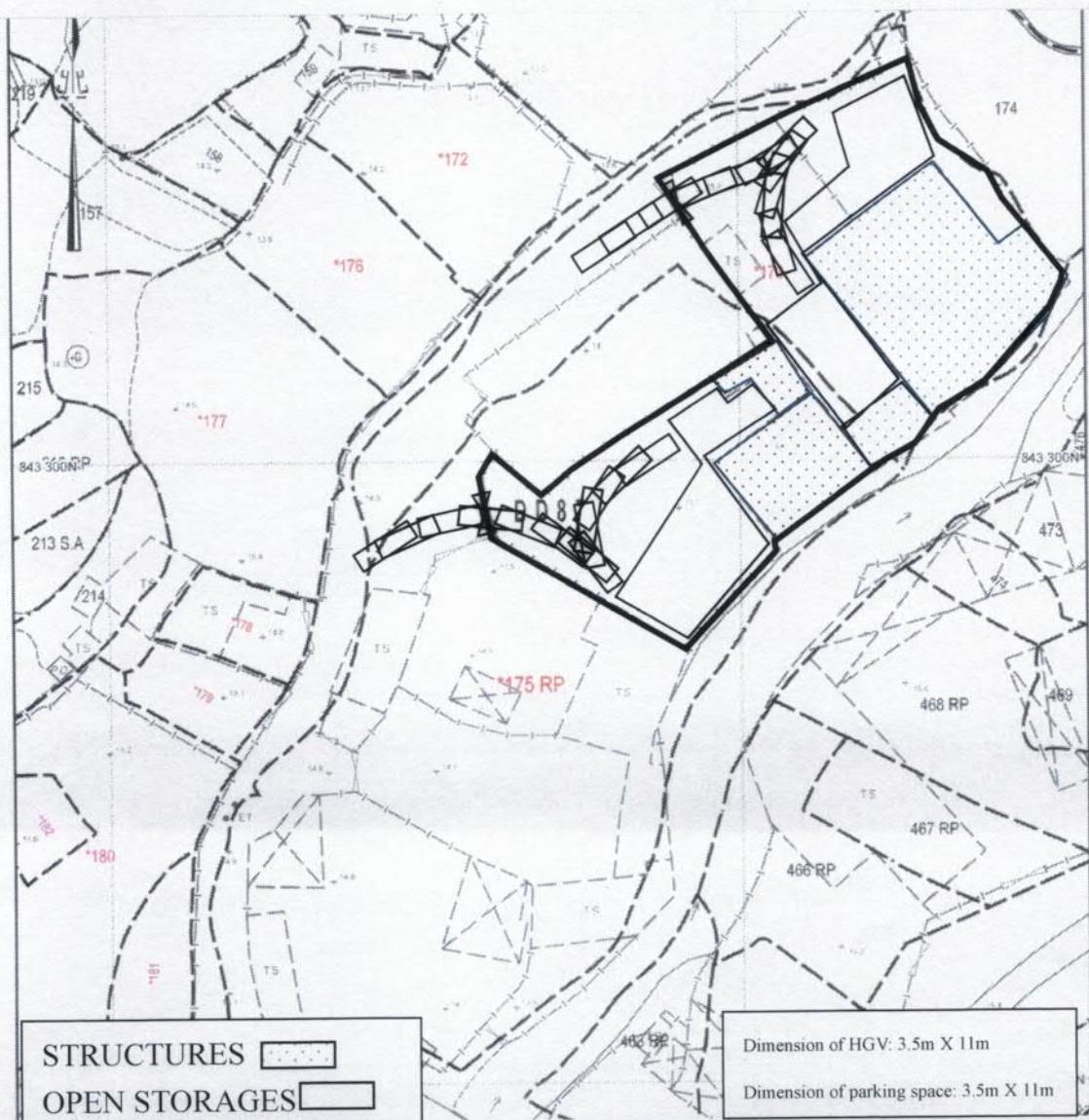
necessary shall be provided at the resources of the applicant to her satisfaction.	
(ii) The applicant should minimise the possible adverse environmental impacts on the existing streamcourse in his/her design and during construction.	Noted
(iii) The Site is in an area where no public sewerage connection is available.	Noted.
(iv) Please elaborate if any works would be planned near the existing streamcourse. Also, please advise measures to prevent the streamcourse being affected during construction and operation stage.	All construction works will be set back 3m from the existing watercourse. 2.5m high solid, metal, periphery fencing will be erected along the site boundary to separate the proposed development and watercourse to avoid nuisance during construction and operation stage.

Please feel free to call me if needed.

Your Faithfully,

Otto Leung





項目:

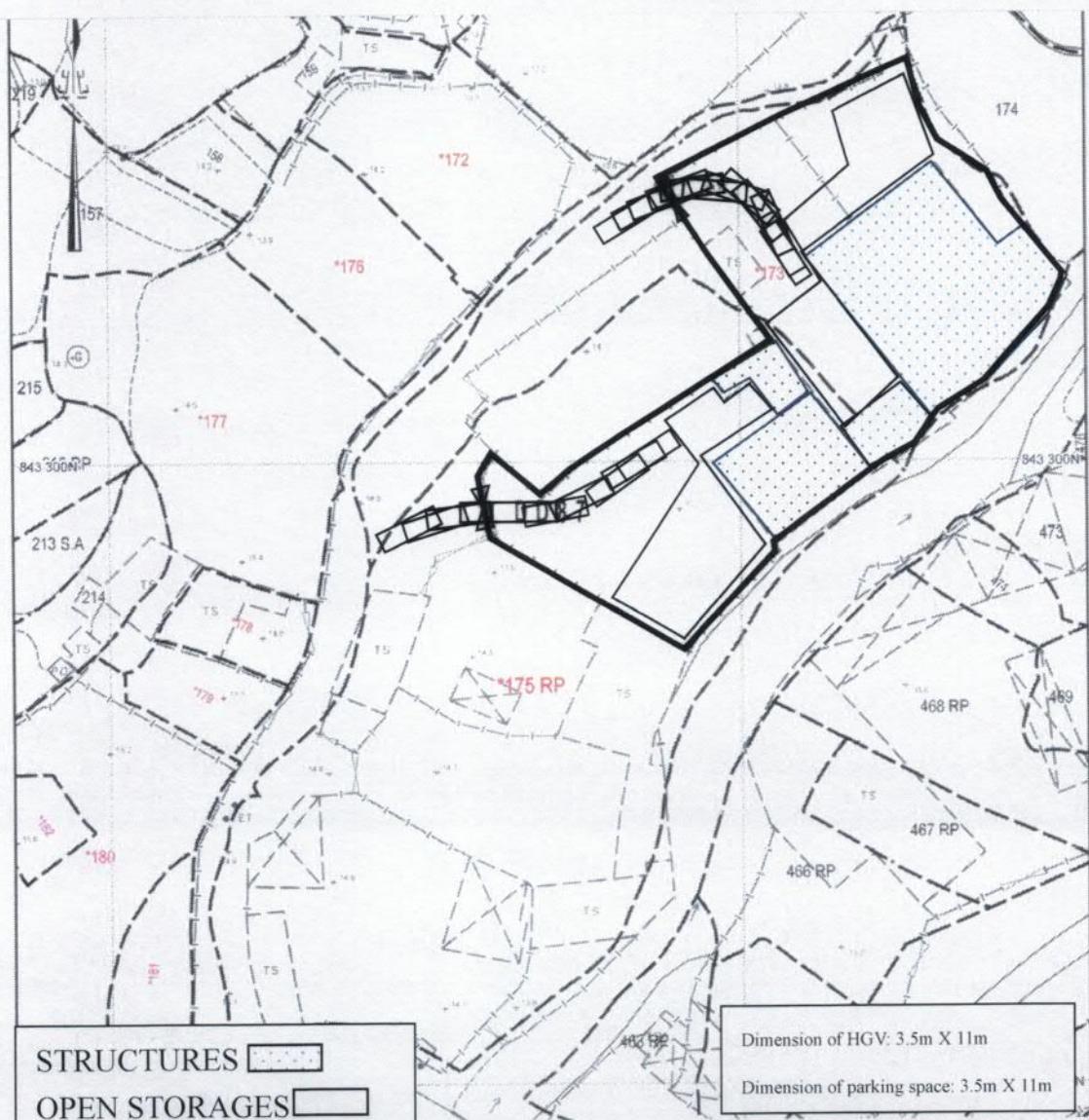
DD87 LOT175 餘段(部份)及 173(部份)
 擬議臨時貨倉 (危險品倉庫除外) 及露天存
 放雜類貨品連附屬設施及相關填土工程(為期
 三年)(為期三年)

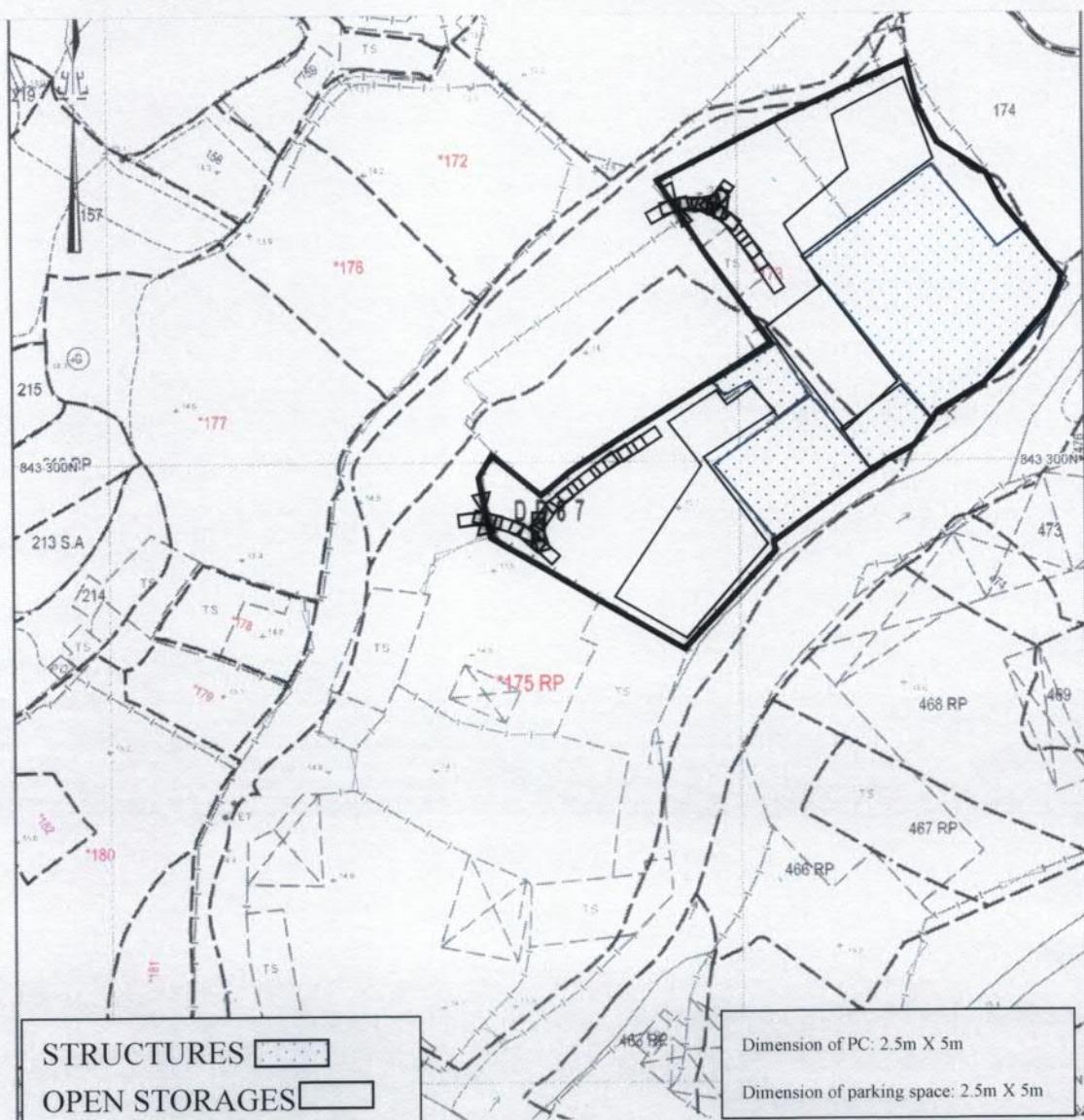
圖號: 7

圖目:

交通行車線分析圖(入車)

備註:





項目：

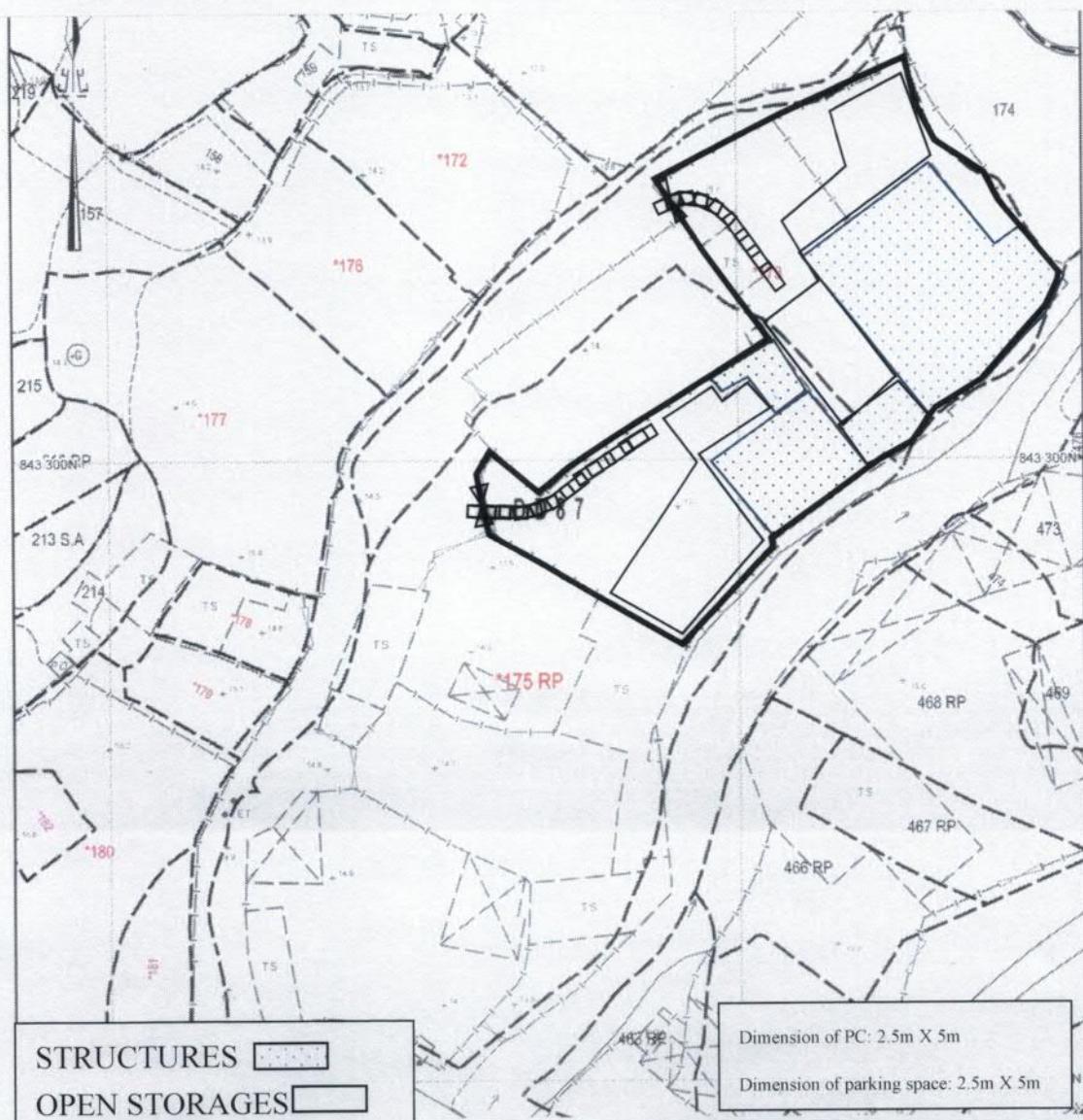
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三年)(為期三年)

圖號: 9

圖三：

交通行車線分析圖(入車)

備注：



項目:

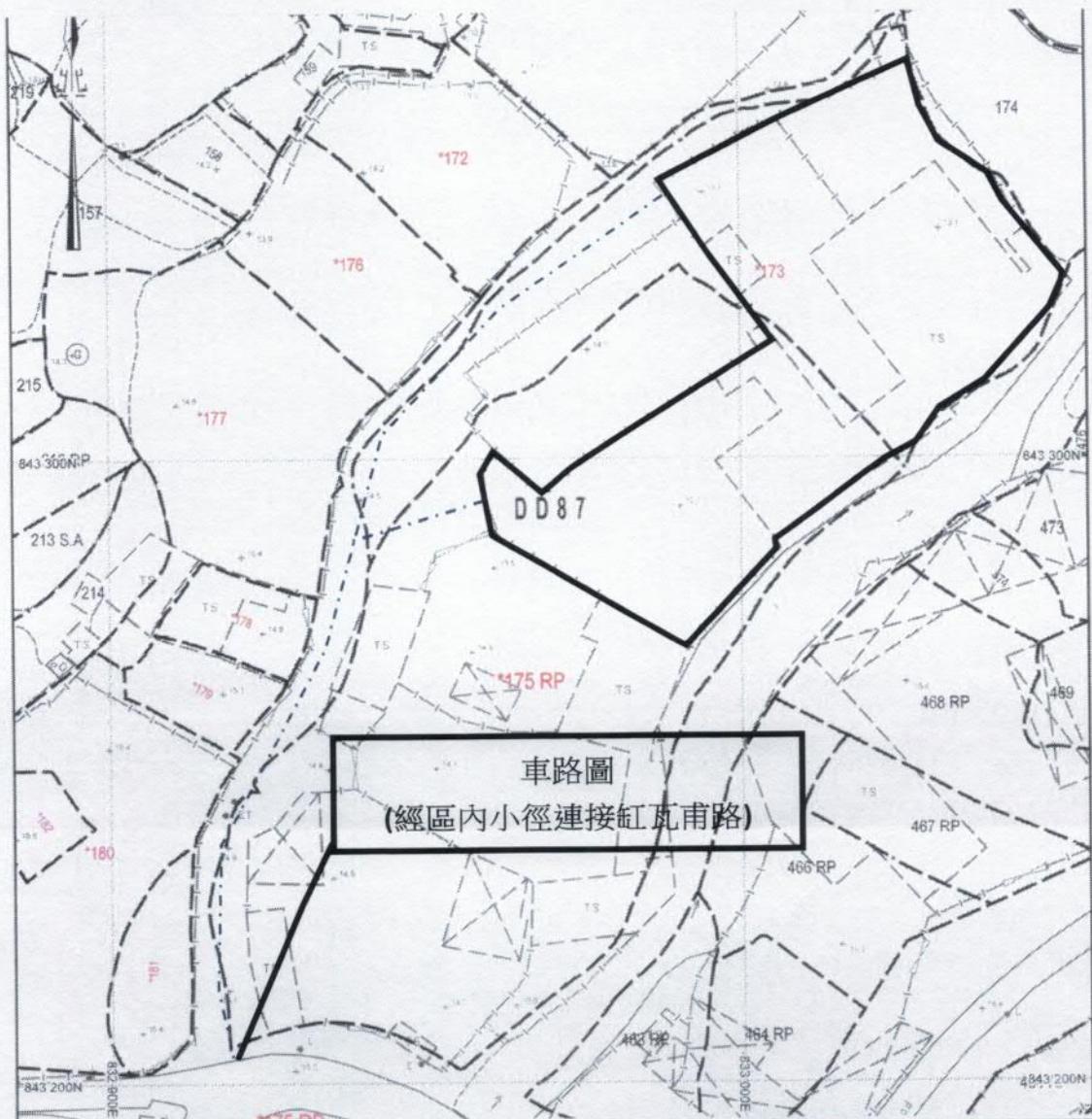
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 三年)(為期三年)

圖號: 10

圖目:

交通行車線分析圖(出車)

備註:



項目:

DD87 LOT175 餘段(部份)及 173(部份)
 擬議臨時貨倉 (危險品倉庫除外) 及露天存
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 三年)(為期三年)

圖號: 2

圖目:

車路圖

備註: