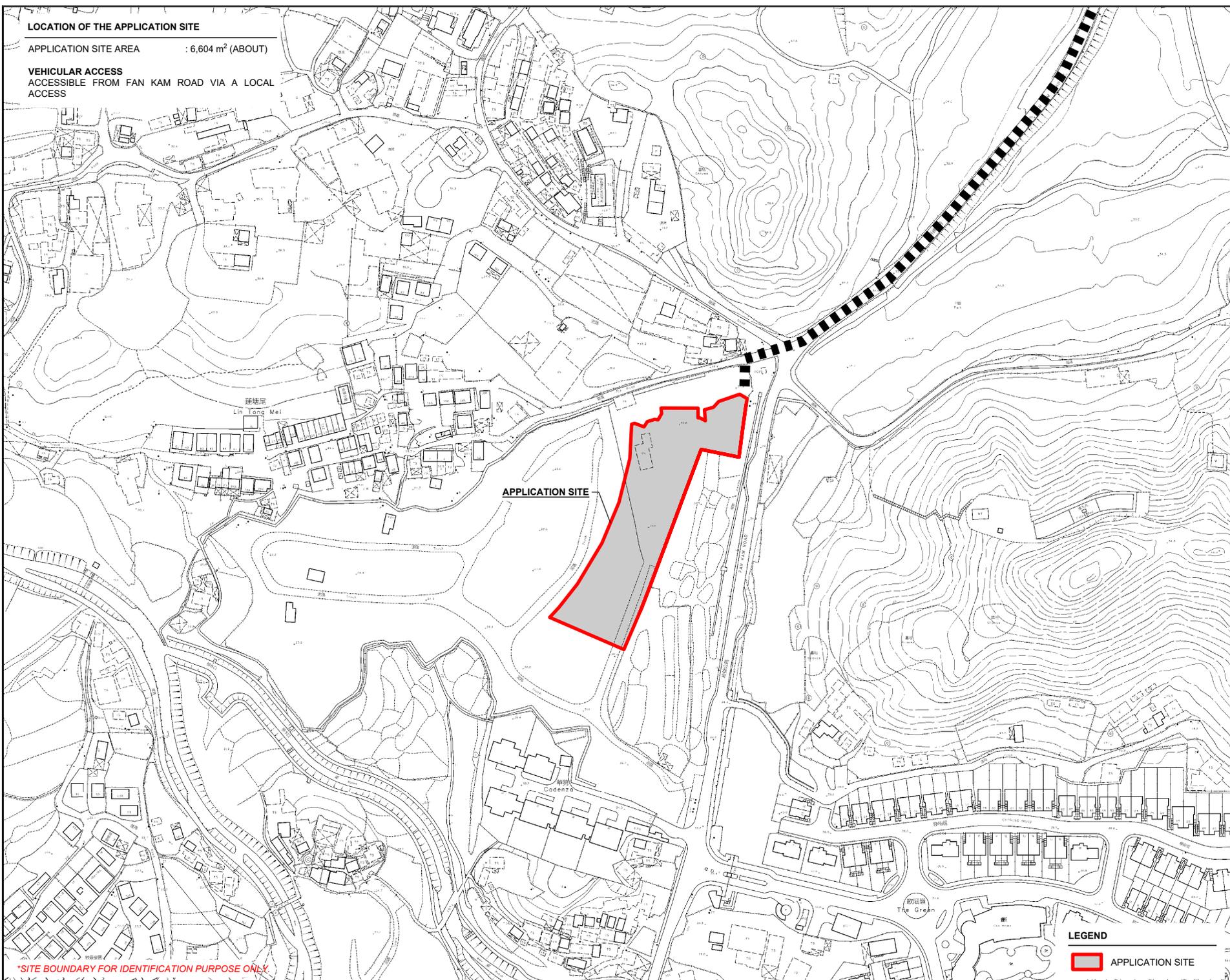
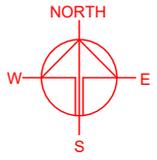


LOCATION OF THE APPLICATION SITE

APPLICATION SITE AREA : 6,604 m² (ABOUT)

VEHICULAR ACCESS
ACCESSIBLE FROM FAN KAM ROAD VIA A LOCAL ACCESS



APPLICATION SITE

Lin Tong Mei

Codenzo

The Green

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

LEGEND

 APPLICATION SITE

PLANNING CONSULTANT



PROJECT

PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS

TEMPORARY (EXCLUDING DANGEROUS GOODS GODOWN)

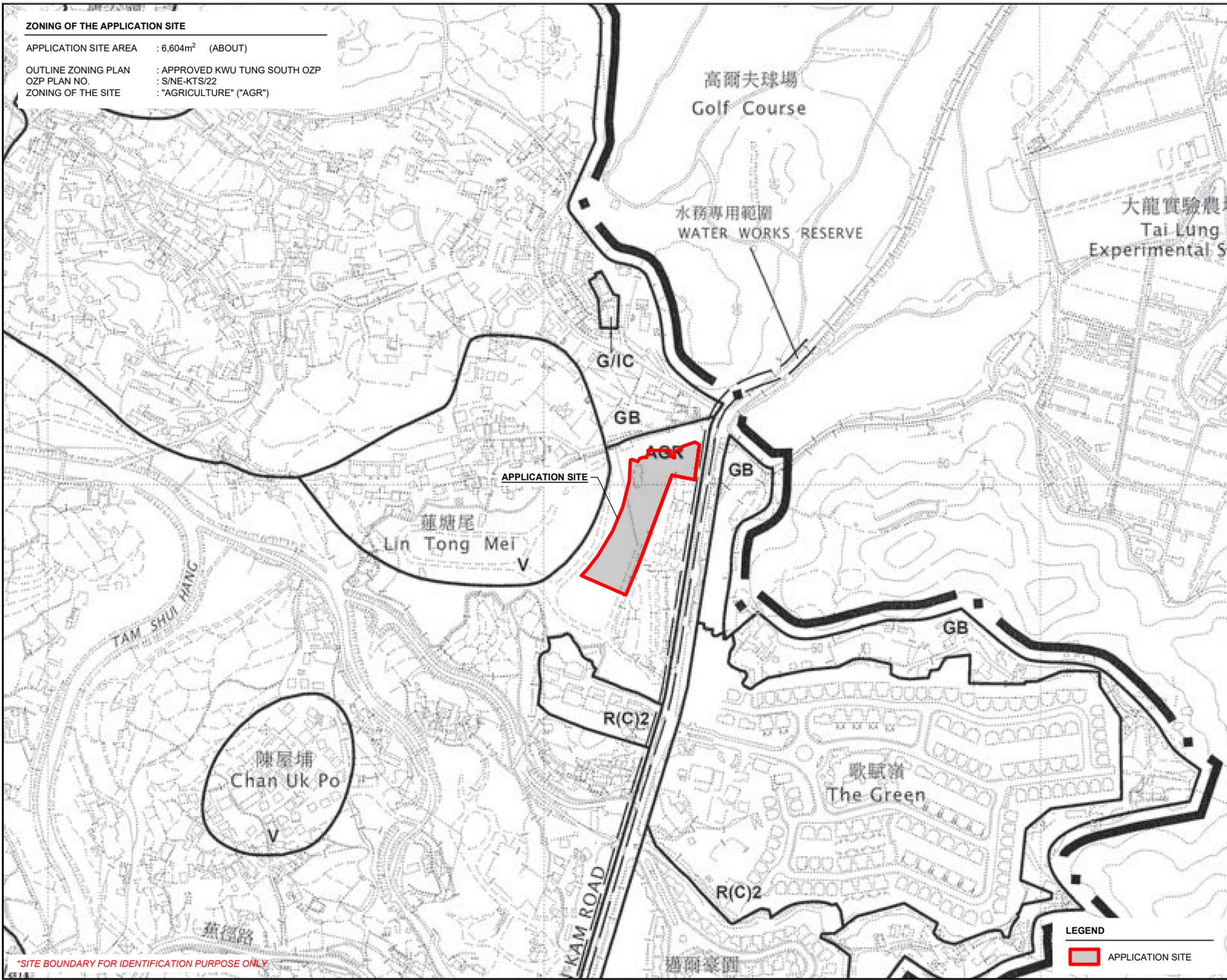
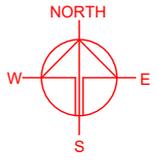
SITE LOCATION

VARIOUS LOTS IN D.D. 91, LIN TONG MEI, KWU TUNG, NEW TERRITORIES

SCALE	
1 : 3000 @ A4	
DRAWN BY	DATE
MN	2.2.2026
CHECKED BY	DATE
APPROVED BY	DATE
DWG. TITLE	
LOCATION PLAN	
DWG. NO.	VER.
PLAN 1	001

ZONING OF THE APPLICATION SITE

APPLICATION SITE AREA : 6,604m² (ABOUT)
 OUTLINE ZONING PLAN : APPROVED KWU TUNG SOUTH OZP
 OZP PLAN NO. : S/NE-KTS/22
 ZONING OF THE SITE : "AGRICULTURE" ("AGR")



APPLICATION SITE

LEGEND
 APPLICATION SITE

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

PLANNING CONSULTANT

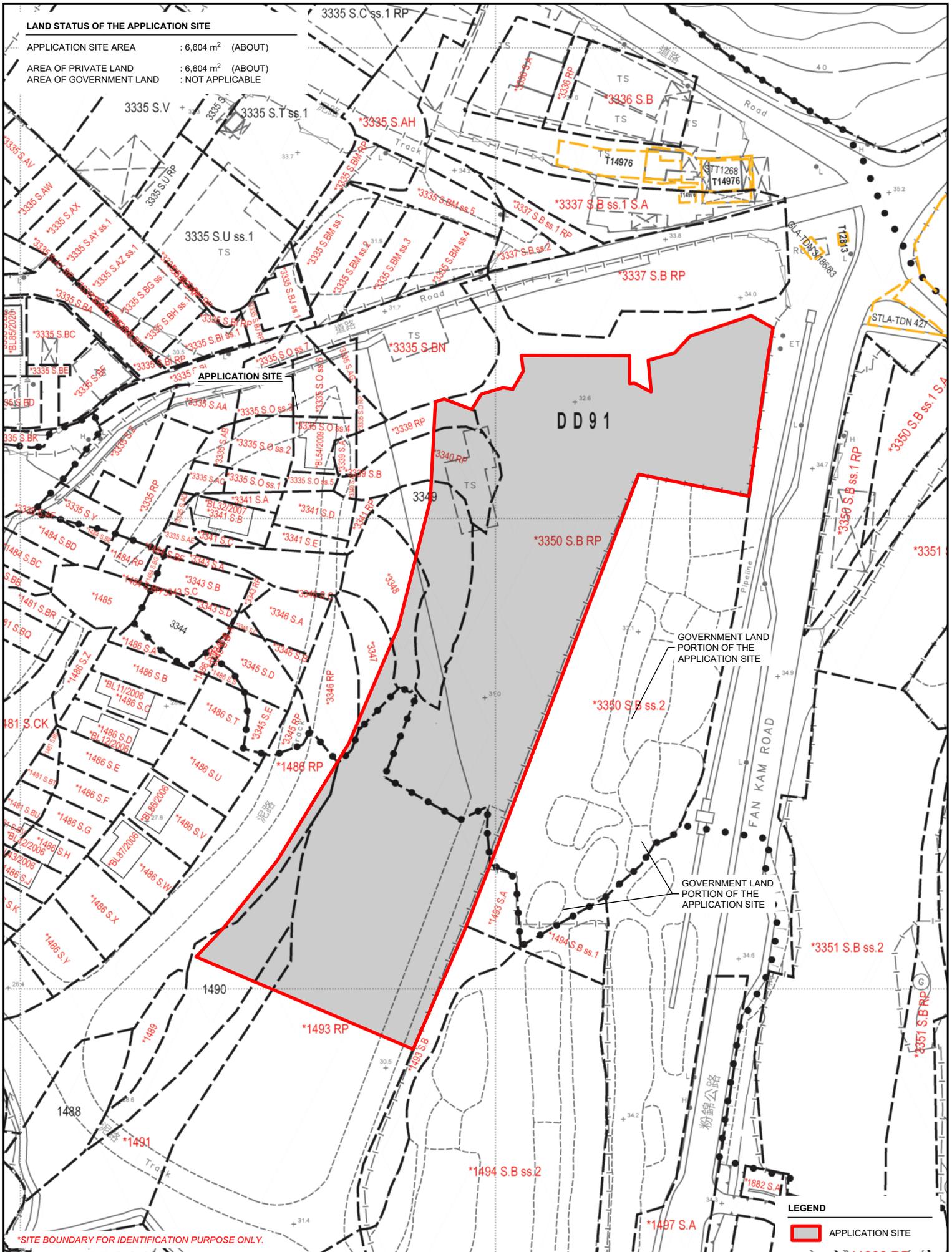
PROJECT
 PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS
 TEMPORARY (EXCLUDING DANGEROUS GOODS GODOWN)

SITE LOCATION
 VARIOUS LOTS IN D.D. 91, LIN TONG MEI, KWU TUNG, NEW TERRITORIES

SCALE 1 : 5000 @ A4	
DRAWN BY MN	DATE 2.2.2026
CHECKED BY	DATE
APPROVED BY	DATE
DWG. TITLE ZONING PLAN	
DWG. NO. PLAN 2	VER. 001

LAND STATUS OF THE APPLICATION SITE

APPLICATION SITE AREA : 6,604 m² (ABOUT)
 AREA OF PRIVATE LAND : 6,604 m² (ABOUT)
 AREA OF GOVERNMENT LAND : NOT APPLICABLE



*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

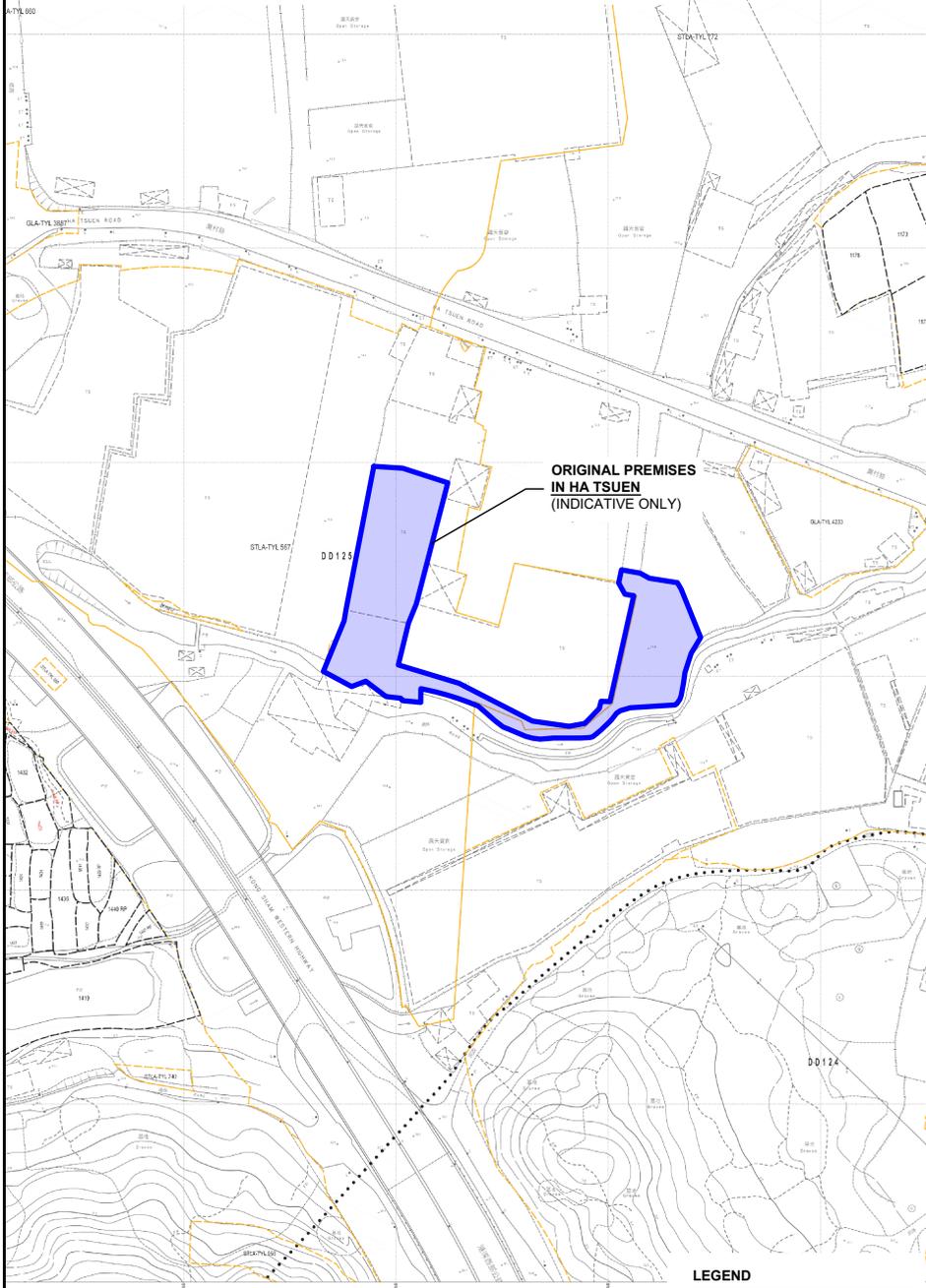
LEGEND

APPLICATION SITE

PLANNING CONSULTANT 	PROJECT PROPOSED TEMPORARY WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS	ADDRESS VARIOUS LOTS IN D.D. 91, LIN TONG MEI, KWU TUNG, NEW TERRITORIES	SCALE 1 : 1000 @ A4		TITLE LAND STATUS	
			DRAWN BY MN	DATE 2.2.2026	DWG NO. PLAN 3	VER. 001
*SOUTH					NORTH	

DETAILS OF THE APPLICANT'S ORIGINAL PREMISES IN HA TSUEN

AREA OF PREMISES : 6,173 m² (ABOUT)
 USE OF PREMISES : WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN)
 LOCATION : VARIOUS LOTS IN D.D. 125 AND ADJOINING GOVERNMENT LAND, HA TSUEN, YUEN LONG, NEW TERRITORIES



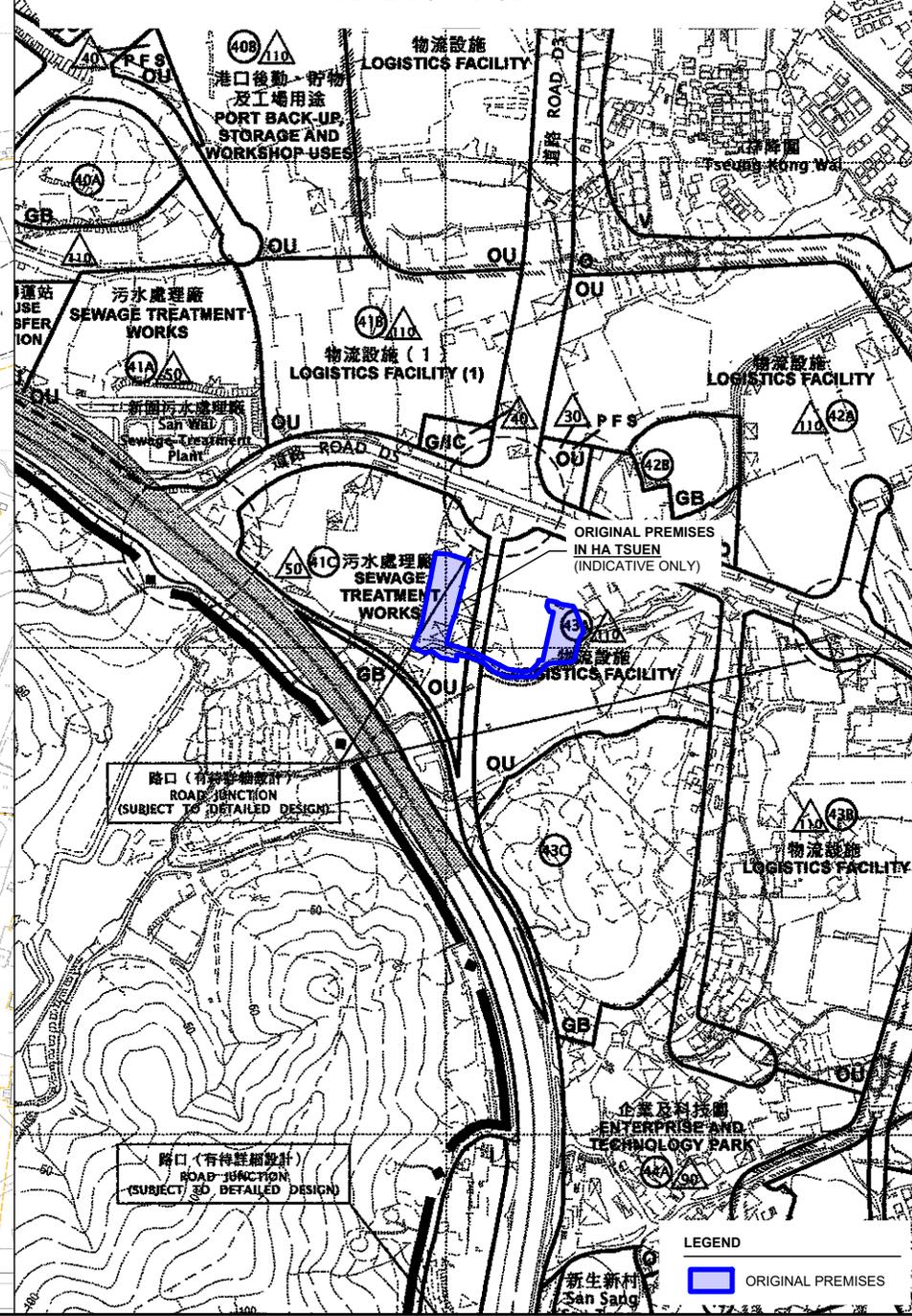
ORIGINAL PREMISES
 IN HA TSUEN
 (INDICATIVE ONLY)

LEGEND
 ORIGINAL PREMISES

*BOUNDARY FOR IDENTIFICATION PURPOSE ONLY. SCALE 1:1,000

ZONING OF THE APPLICANT'S ORIGINAL PREMISES IN HA TSUEN

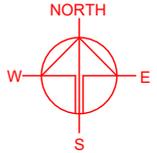
OUTLINE ZONING PLAN AREA : APPROVED HUNG SHUI KIU AND HA TSUEN OZP
 OUTLINE ZONING PLAN NO. : SHSK/2
 ZONING OF THE ORIGINAL PREMISES : "OTHER SPECIFIED USES" ANNOTATED "SEWAGE TREATMENT WORKS"
 "OTHER SPECIFIED USES" ANNOTATED "LOGISTICS FACILITY"
 AND AREA SHOWN AS "ROAD"



路口 (有待詳細設計)
 ROAD JUNCTION
 (SUBJECT TO DETAILED DESIGN)

路口 (有待詳細設計)
 ROAD JUNCTION
 (SUBJECT TO DETAILED DESIGN)

LEGEND
 ORIGINAL PREMISES



PLANNING CONSULTANT

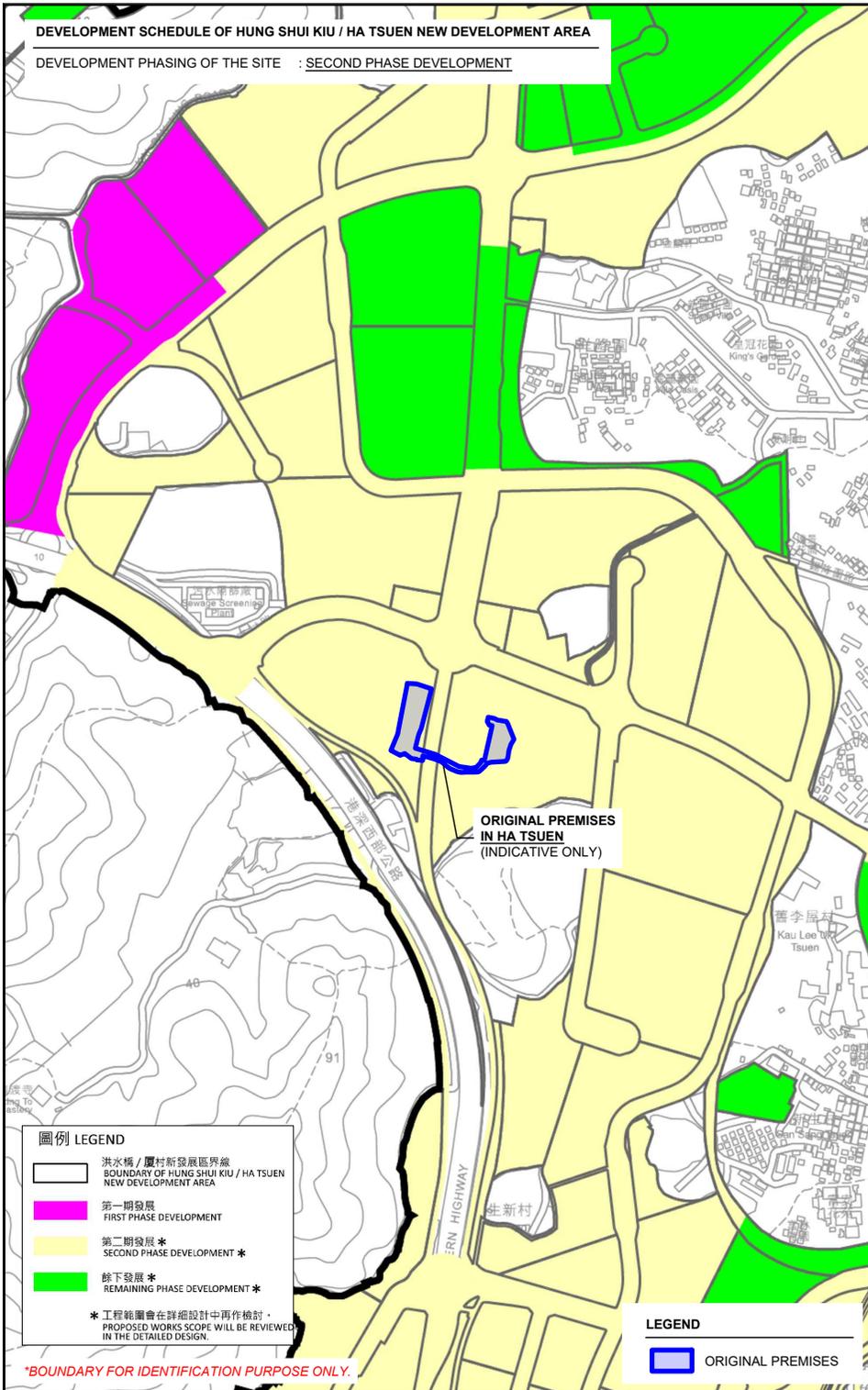
PROJECT
 PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS

SITE LOCATION
 VARIOUS LOTS IN D.D. 91, LIN TONG MEI, KWU TUNG, NEW TERRITORIES

SCALE 1: 3500 / 7500 @ A4	
DRAWN BY MN	DATE 30.1.2026
CHECKED BY	DATE
APPROVED BY	DATE
DWG. TITLE OP - LOCATION / ZONING PLAN	
DWG. NO. PLAN 4	VER. 001

DEVELOPMENT SCHEDULE OF HUNG SHUI KIU / HA TSUEN NEW DEVELOPMENT AREA

DEVELOPMENT PHASING OF THE SITE : **SECOND PHASE DEVELOPMENT**



- 圖例 LEGEND**
- 洪水橋 / 厦村新發展區界線
BOUNDARY OF HUNG SHUI KIU / HA TSUEN NEW DEVELOPMENT AREA
 - 第一期發展
FIRST PHASE DEVELOPMENT
 - 第二期發展 *
SECOND PHASE DEVELOPMENT *
 - 餘下發展 *
REMAINING PHASE DEVELOPMENT *

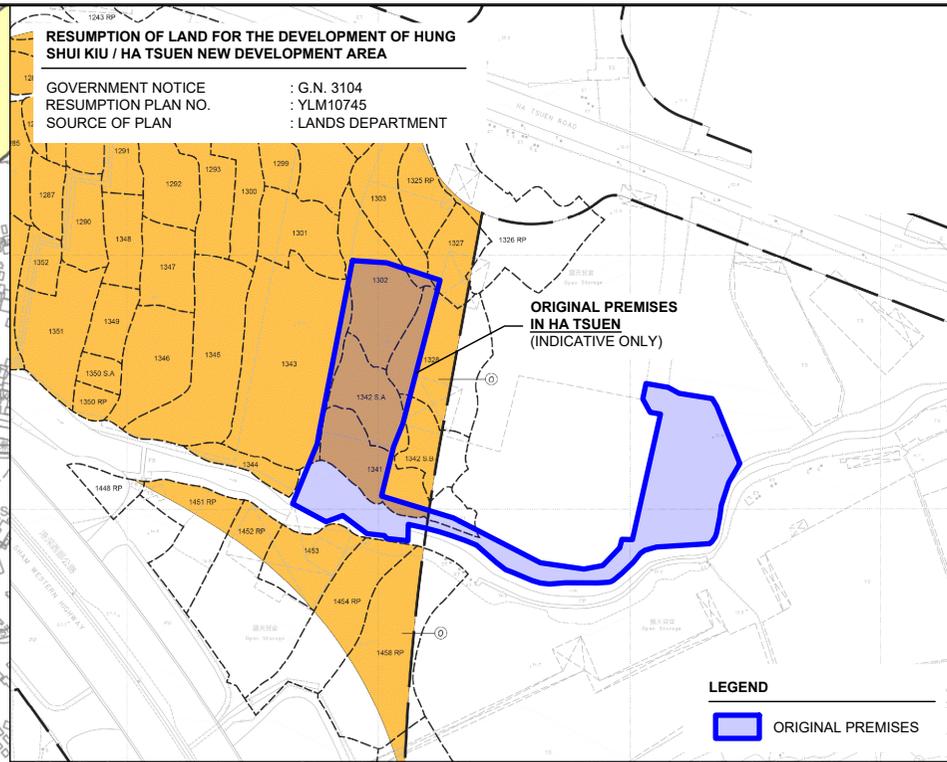
* 工程範圍會在詳細設計中再作檢討。
PROPOSED WORKS SCOPE WILL BE REVIEWED IN THE DETAILED DESIGN.

- LEGEND**
- ORIGINAL PREMISES

*BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

RESUMPTION OF LAND FOR THE DEVELOPMENT OF HUNG SHUI KIU / HA TSUEN NEW DEVELOPMENT AREA

GOVERNMENT NOTICE : G.N. 3104
RESUMPTION PLAN NO. : YLM10745
SOURCE OF PLAN : LANDS DEPARTMENT

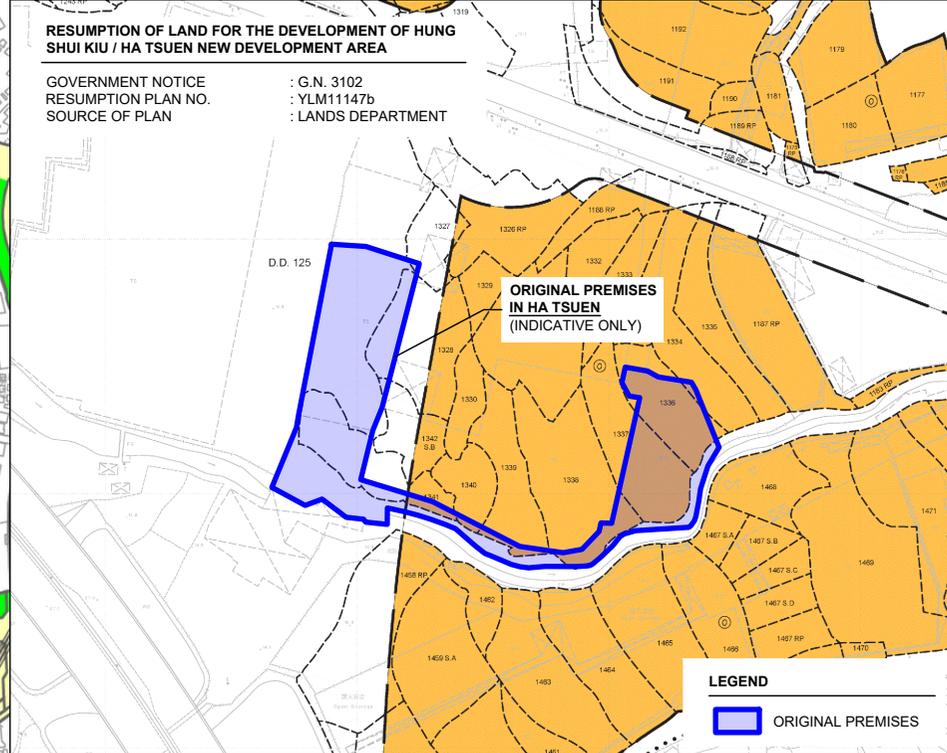


ORIGINAL PREMISES IN HA TSUEN (INDICATIVE ONLY)

- LEGEND**
- ORIGINAL PREMISES

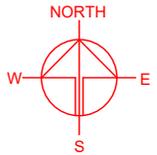
RESUMPTION OF LAND FOR THE DEVELOPMENT OF HUNG SHUI KIU / HA TSUEN NEW DEVELOPMENT AREA

GOVERNMENT NOTICE : G.N. 3102
RESUMPTION PLAN NO. : YLM11147b
SOURCE OF PLAN : LANDS DEPARTMENT



ORIGINAL PREMISES IN HA TSUEN (INDICATIVE ONLY)

- LEGEND**
- ORIGINAL PREMISES



PLANNING CONSULTANT



PROJECT
PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS

SITE LOCATION
VARIOUS LOTS IN D.D. 91, LIN TONG MEI, KWU TUNG, NEW TERRITORIES

SCALE
1: 10000 / 3000 @ A4

DRAWN BY: MN DATE: 30.1.2026

CHECKED BY: DATE:

APPROVED BY: DATE:

DWG. TITLE
NDA PHASING & LAND RESUM.

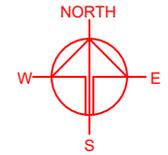
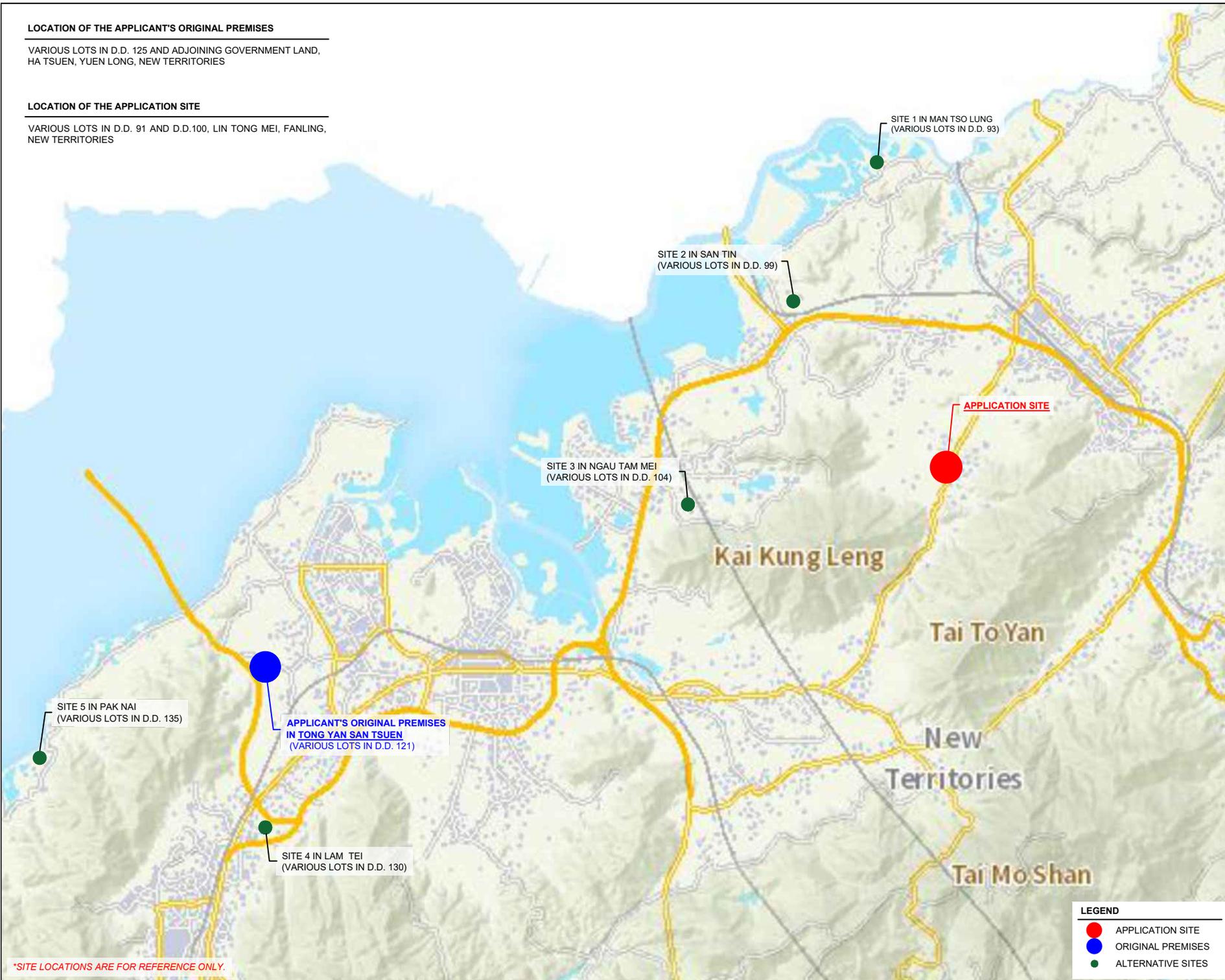
DWG NO. PLAN 5 VER. 001

LOCATION OF THE APPLICANT'S ORIGINAL PREMISES

VARIOUS LOTS IN D.D. 125 AND ADJOINING GOVERNMENT LAND,
HA TSUEN, YUEN LONG, NEW TERRITORIES

LOCATION OF THE APPLICATION SITE

VARIOUS LOTS IN D.D. 91 AND D.D.100, LIN TONG MEI, FANLING,
NEW TERRITORIES



PLANNING CONSULTANT

PROJECT

PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS

TEMPORARY (EXCLUDING DANGEROUS GOODS GODOWN)

SITE LOCATION

VARIOUS LOTS IN D.D. 91 AND D.D.100, LIN TONG MEI, FANLING, NEW TERRITORIES

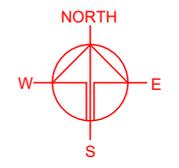
SCALE	
INDICATIVE ONLY	
DRAWN BY	DATE
LT	9.2.2025
CHECKED BY	DATE
APPROVED BY	DATE
DWG. TITLE	
ALTERNATIVE SITES	
DWG. NO.	VER.
PLAN 6	001

LEGEND

- APPLICATION SITE
- ORIGINAL PREMISES
- ALTERNATIVE SITES

*SITE LOCATIONS ARE FOR REFERENCE ONLY.

EXISTING CONDITION OF THE APPLICATION SITE
 APPLICATION SITE AREA : 6,604 m² (ABOUT)
 SOURCE OF AERIAL PHOTO : TOWN PLANNING BOARD SPP3



APPLICATION SITE

PLANNING CONSULTANT

PROJECT
 PROPOSED WAREHOUSE WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS
 TEMPORARY (EXCLUDING DANGEROUS GOODS GODOWN)

SITE LOCATION
 VARIOUS LOTS IN D.D. 91, LIN TONG MEI, KWU TUNG, NEW TERRITORIES

SCALE
 1 : 2000 @ A4

DRAWN BY MN	DATE 2.2.2026
CHECKED BY	DATE
APPROVED BY	DATE

DWG. TITLE AERIAL PHOTO OF THE SITE	
DWG. NO. PLAN 7	VER. 001

LEGEND

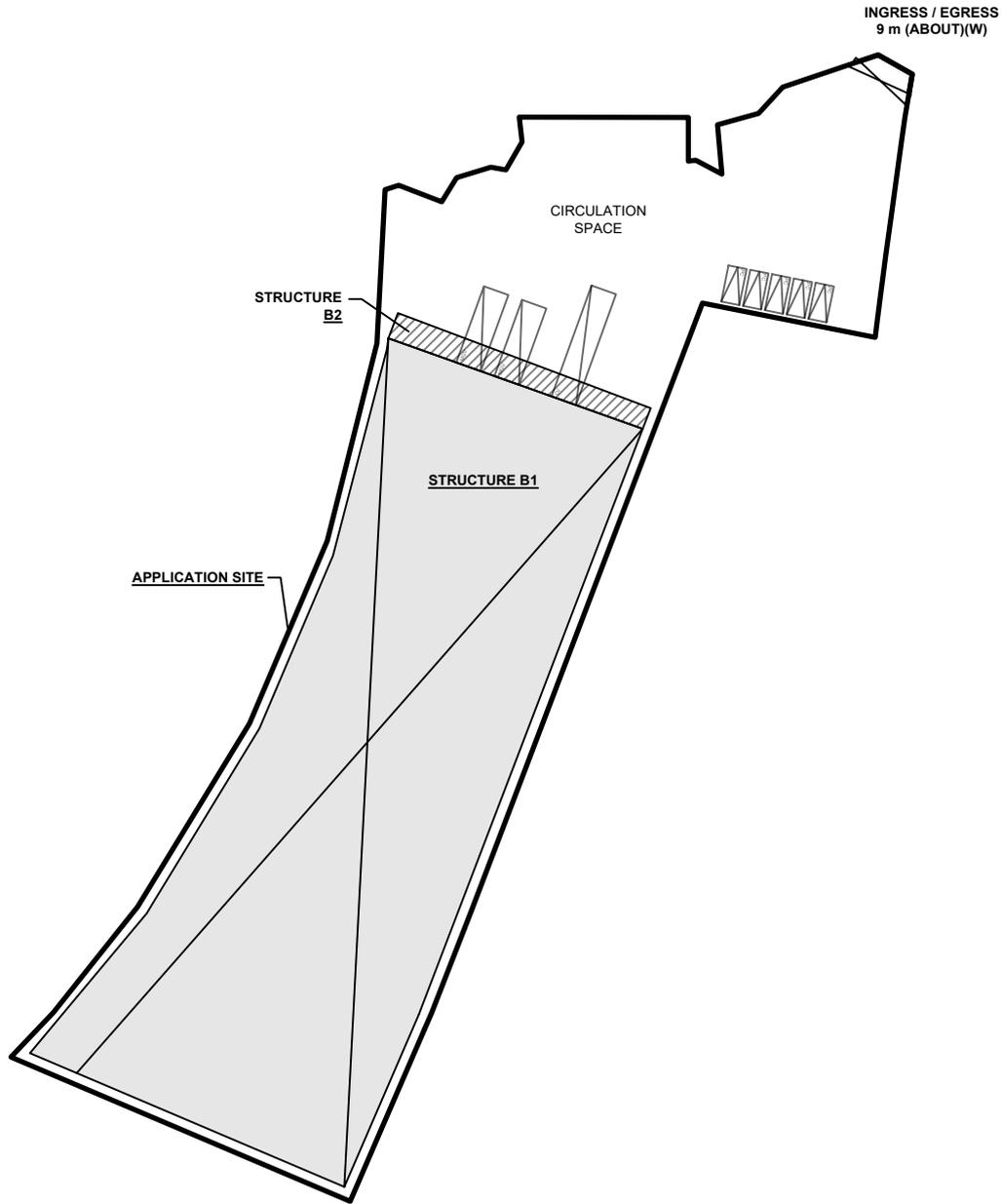
APPLICATION SITE

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

DEVELOPMENT PARAMETERS

APPLICATION SITE AREA	: 6,604 m ²	(ABOUT)
COVERED AREA	: 4,134 m ²	(ABOUT)
UNCOVERED AREA	: 2,470m ²	(ABOUT)
PLOT RATIO	: 0.63	(ABOUT)
SITE COVERAGE	: 63 %	(ABOUT)
NO. OF STRUCTURE	: 2	
DOMESTIC GFA	: NOT APPLICABLE	
NON-DOMESTIC GFA	: 4,134 m ²	(ABOUT)
TOTAL GFA	: 4,134 m ²	(ABOUT)
BUILDING HEIGHT	: 5 m - 11 m	(ABOUT)
NO. OF STOREY	: 1	

STRUCTURE	USE	COVERED AREA	GFA	BUILDING HEIGHT
B1	WAREHOUSE (EXCL. D.G.G.) SITE OFFICE AND WASHROOM	4,013 m ² (ABOUT)	4,013 m ² (ABOUT)	11 m (ABOUT)(1-STOREY)
B2	COVERED L/U/L AREA	121 m ² (ABOUT)	121 m ² (ABOUT)	5 m (ABOUT)(1-STOREY)
TOTAL		4,134 m² (ABOUT)	4,134 m² (ABOUT)	



PARKING AND LOADING / UNLOADING (L/U/L) PROVISIONS

NO. OF PRIVATE CAR PARKING SPACE	: 5
DIMENSION OF PARKING SPACE	: 5 m (L) x 2.5 m (W)
NO. OF L/U/L SPACE FOR MEDIUM GOODS VEHICLE (MGV)	: 2
DIMENSION OF LOADING/UNLOADING SPACE	: 11 m (L) x 3.5 m (W)
NO. OF L/U/L SPACE FOR CONTAINER VEHICLE (CV)	: 1
DIMENSION OF LOADING/UNLOADING SPACE	: 16 m (L) x 3.5 m (W)

LEGEND

	APPLICATION SITE
	STRUCTURE (ENCLOSED)
	STRUCTURE (CANOPY)
	PARKING SPACE (PC)
	LOADING / UNLOADING SPACE (MGV)
	LOADING / UNLOADING SPACE (CV)
	INGRESS / EGRESS

PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS

ADDRESS

VARIOUS LOTS IN D.D. 91, LIN TONG MEI, KWU TUNG, NEW TERRITORIES

SCALE

1 : 1000 @ A4

DRAWN BY

MN

DATE

2.2.2026

REVISED BY

DATE

TITLE

LAYOUT PLAN

DWG NO.

PLAN 8

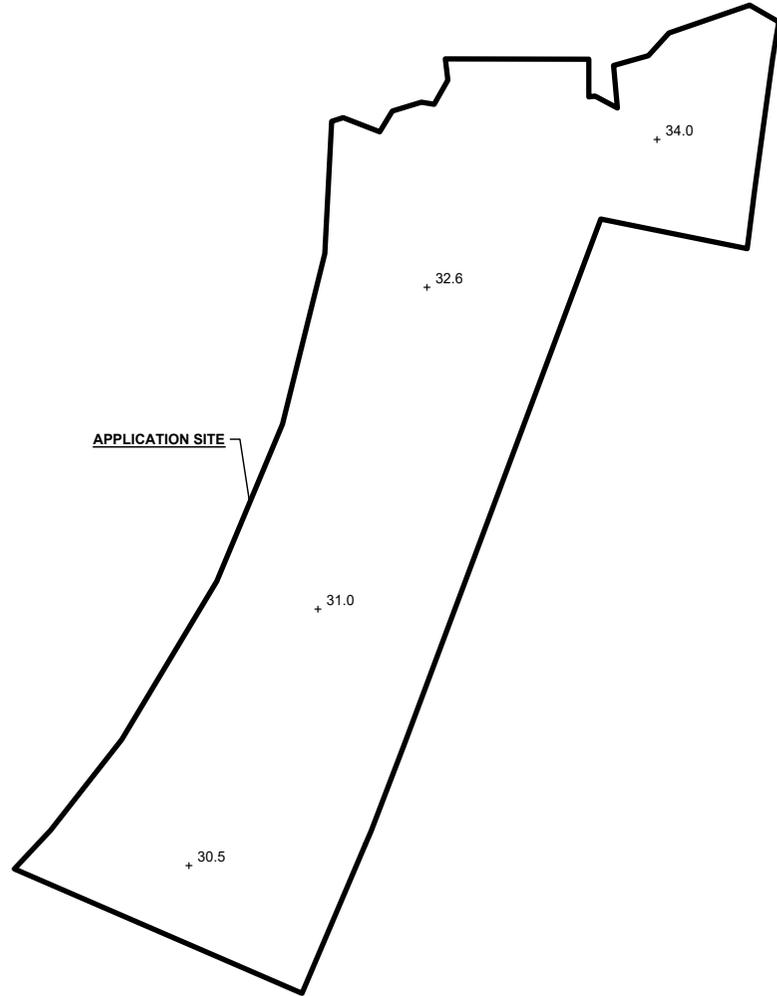
VER.

001



EXISTING CONDITION OF THE APPLICATION SITE

APPLICATION SITE AREA : 6,604 m² (ABOUT)
 EXISTING SITE LEVELS : +30.5 mPD - +34.0 mPD (ABOUT)
 EXISTING SITE SURFACE : SOILED GROUND



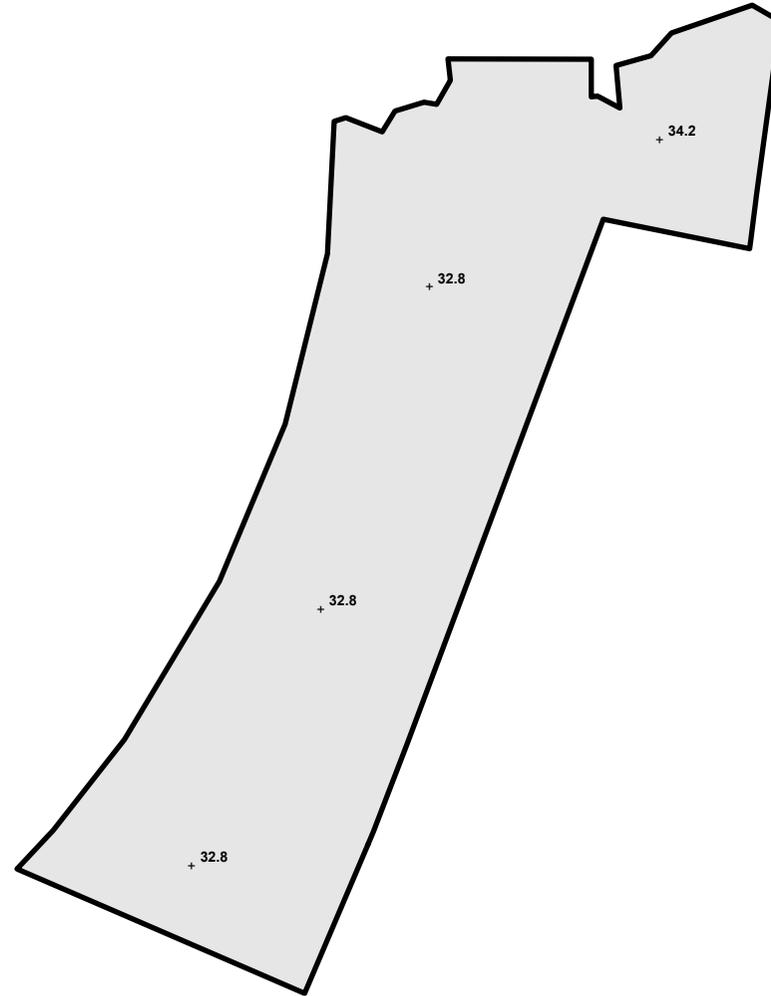
LEGEND

-  APPLICATION SITE
-  +30.5 EXISTING SITE LEVEL

*SITE LEVELS ARE FOR REFERENCE ONLY.
 EXACT SITE LEVELS ARE SUBJECT TO DETAILED SURVEY.

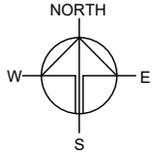
PROPOSED FILLING OF LAND AT THE APPLICATION SITE

APPLICATION SITE AREA : 6,604 m² (ABOUT)
 FILLING OF LAND AREA : 6,604 m² (ABOUT)
 MATERIAL OF FILLING : CONCRETE
 PROPOSED DEPTH OF FILLING : NOT MORE THAN 2.3 m
 PROPOSED SITE LEVELS : +32.8mPD - +34.2 mPD (ABOUT)
 PURPOSE OF FILLING : SITE FORMATION OF STRUCTURE,
 PARKING SPACES AND CIRCULATION AREA



LEGEND

-  APPLICATION SITE
-  FILLING OF LAND AREA
-  +32.8 PROPOSED SITE LEVEL



PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS

SITE LOCATION

VARIOUS LOTS IN D.D. 91 AND D.D.100, LIN TONG MEI, FANLING, NEW TERRITORIES

SCALE

1 : 1200 @ A4

DRAWN BY	DATE
MN	2.2.2026

REVISED BY	DATE

APPROVED BY	DATE

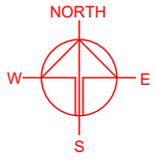
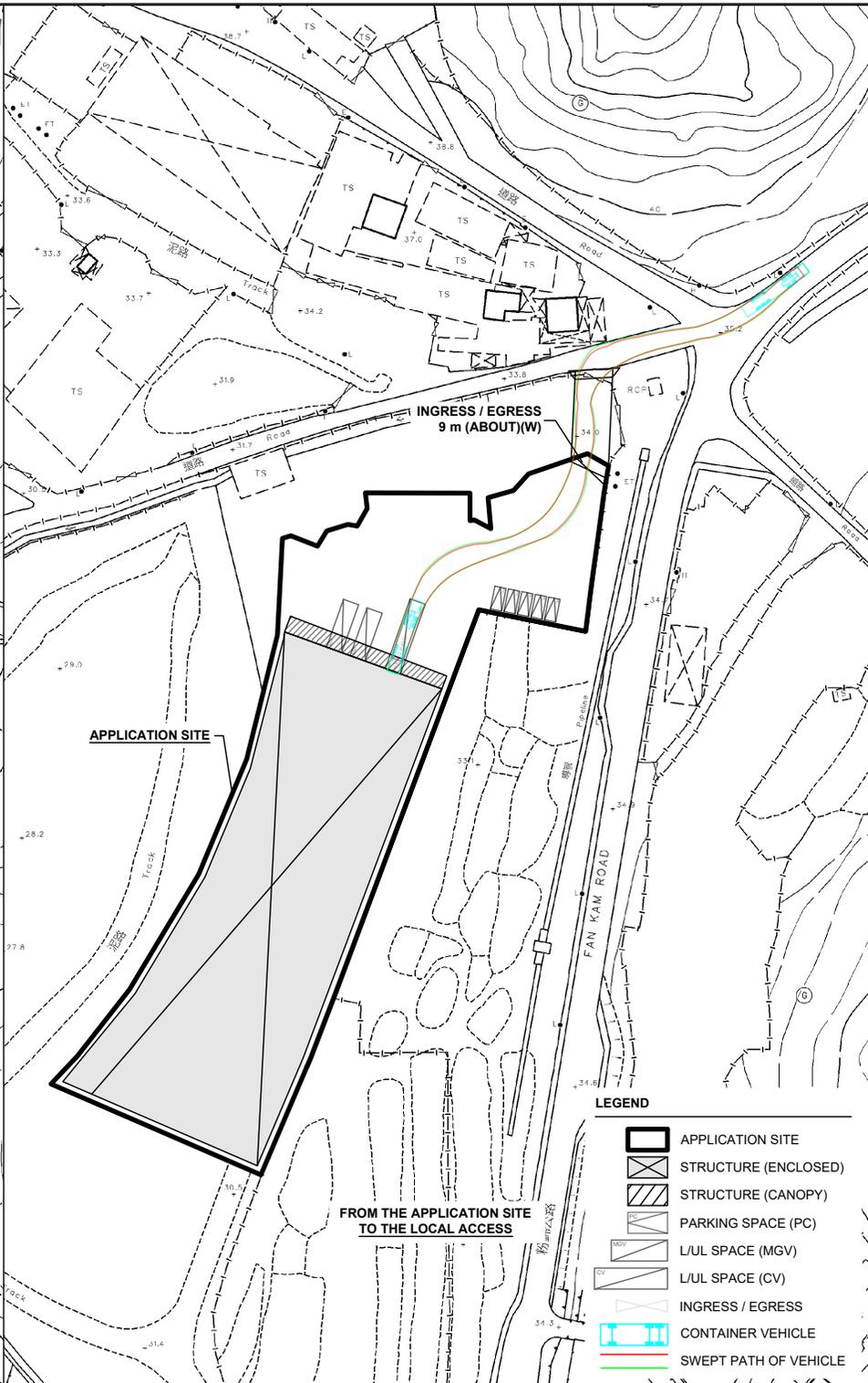
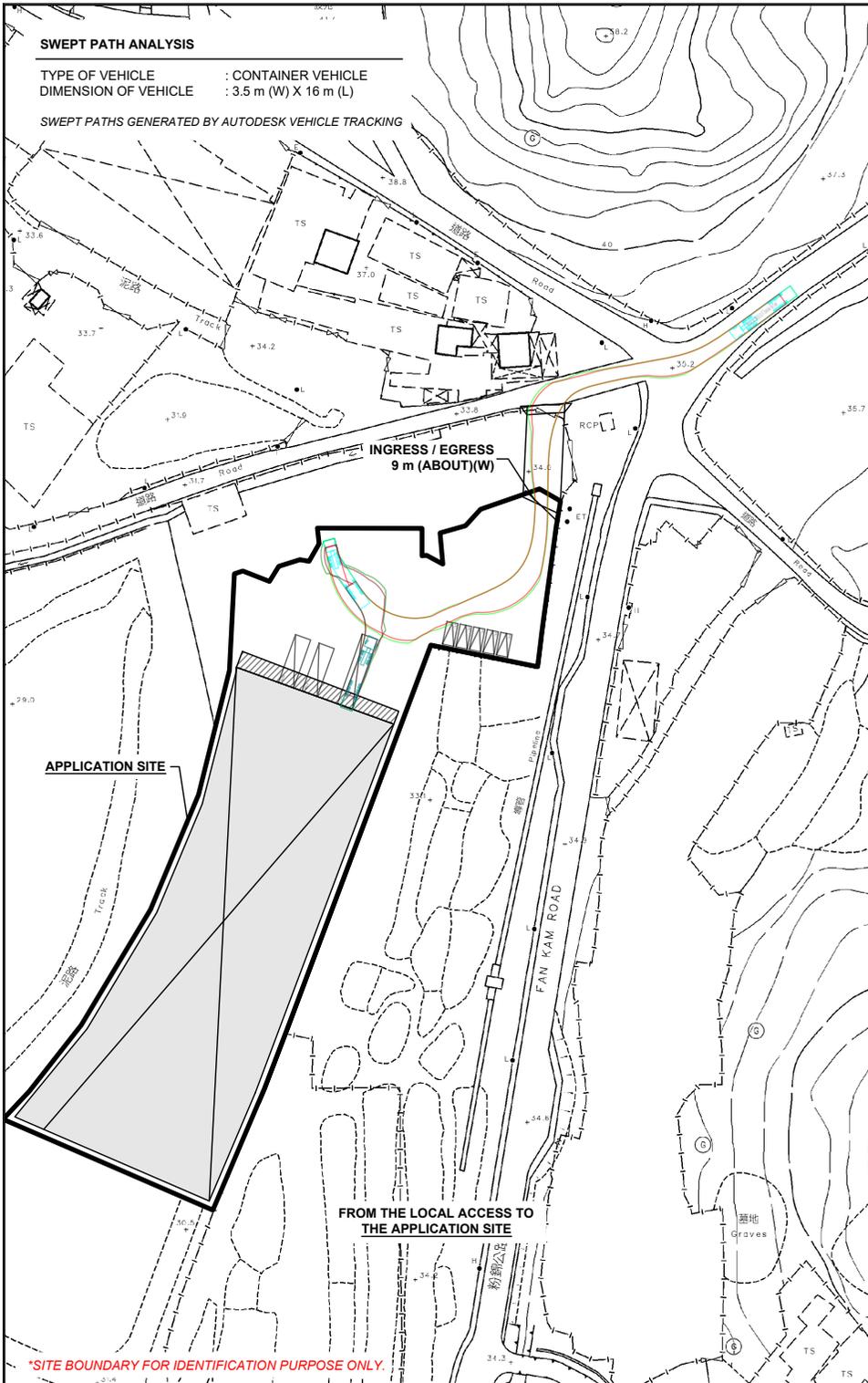
DWG. TITLE
 FILLING OF LAND

DWG NO. PLAN 9	VER. 001
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SWEPT PATH ANALYSIS

TYPE OF VEHICLE : CONTAINER VEHICLE
 DIMENSION OF VEHICLE : 3.5 m (W) X 16 m (L)

SWEPT PATHS GENERATED BY AUTODESK VEHICLE TRACKING



APPLICATION SITE

INGRESS / EGRESS
9 m (ABOUT)(W)

FROM THE LOCAL ACCESS TO
THE APPLICATION SITE

APPLICATION SITE

INGRESS / EGRESS
9 m (ABOUT)(W)

FROM THE APPLICATION SITE
TO THE LOCAL ACCESS

LEGEND

- APPLICATION SITE
- STRUCTURE (ENCLOSED)
- STRUCTURE (CANOPY)
- PARKING SPACE (PC)
- L/UL SPACE (MGV)
- L/UL SPACE (CV)
- INGRESS / EGRESS
- CONTAINER VEHICLE
- SWEPT PATH OF VEHICLE

PLANNING CONSULTANT



PROJECT

PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS

SITE LOCATION

VARIOUS LOTS IN D.D. 91 AND D.D.100, LIN TONG MEI, FANLING, NEW TERRITORIES

SCALE

1 : 1500 @ A4

DRAWN BY

MN

DATE

2.2.2026

CHECKED BY

APPROVED BY

DATE

DWG. TITLE

SWEPT PATH ANALYSIS (CV)

DWG NO.

PLAN 10

VER.

001

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.