

# 地段索引圖 LOT INDEX PLAN

Appendix **A**



Locality : D.D. 91
Lot Index Plan No. : LIP1595186P
District Survey Office : DSON
Date : 14-May-2024
Reference No. : 3-SW-11B

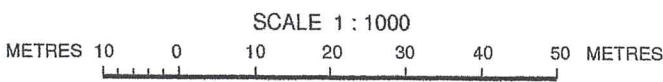


Table of Subdivisions	
SECTION	AREA
LOT 1511 S.A (Coloured Brown)	197.0 m <sup>2</sup> (About)
LOT 1511 S.B (Coloured Green)	139.5 m <sup>2</sup> (About)
LOT 1511 S.C (Coloured Indigo)	120.1 m <sup>2</sup> (About)
LOT 1511 S.D (Coloured Orange)	113.2 m <sup>2</sup> (About)
LOT 1511 S.E (Coloured Pink)	120.0 m <sup>2</sup> (About)
LOT 1511 S.F (Coloured Red)	146.8 m <sup>2</sup> (About)
LOT 1511 S.G (Coloured Violet)	149.9 m <sup>2</sup> (About)
LOT 1511 S.H (Coloured Yellow)	314.6 m <sup>2</sup> (About)
LOT 1511 S.I (Coloured Grey)	237.3 m <sup>2</sup> (About)
LOT 1511 S.J (Coloured Brown Hatched Black)	272.3 m <sup>2</sup> (About)
LOT 1511 S.K (Coloured Green Hatched Black)	316.2 m <sup>2</sup> (About)
LOT 1511 S.L (Coloured Indigo Hatched Black)	148.1 m <sup>2</sup> (About)
LOT 1511 S.M (Coloured Orange Hatched Black)	109.1 m <sup>2</sup> (About)
LOT 1511 S.N (Coloured Red Hatched Black)	135.0 m <sup>2</sup> (About)
LOT 1511 S.O (Coloured Pink Hatched Black)	98.4 m <sup>2</sup> (About)
LOT 1511 S.P (Coloured Violet Hatched Black)	33.6 m <sup>2</sup> (About)
LOT 1511 S.Q (Coloured Yellow Hatched Black)	2669.7 m <sup>2</sup> (About)
LOT 1511 R.P (Coloured Grey Hatched Black)	587.6 m <sup>2</sup> (About)
Total Area	5908.4 m <sup>2</sup> (About)

I, LEUNG Chi-yun, George, an Authorized Land Surveyor registered under the Land Survey Ordinance (Cap. 473), hereby certify that this land boundary plan has been prepared from land boundary surveys that were carried out by me, or under my direct supervision in conformity with the Code of Practice approved by the Land Survey Authority under the above Ordinance, and that this plan correctly represents that survey completed on the 31<sup>st</sup> day of July, 2014.

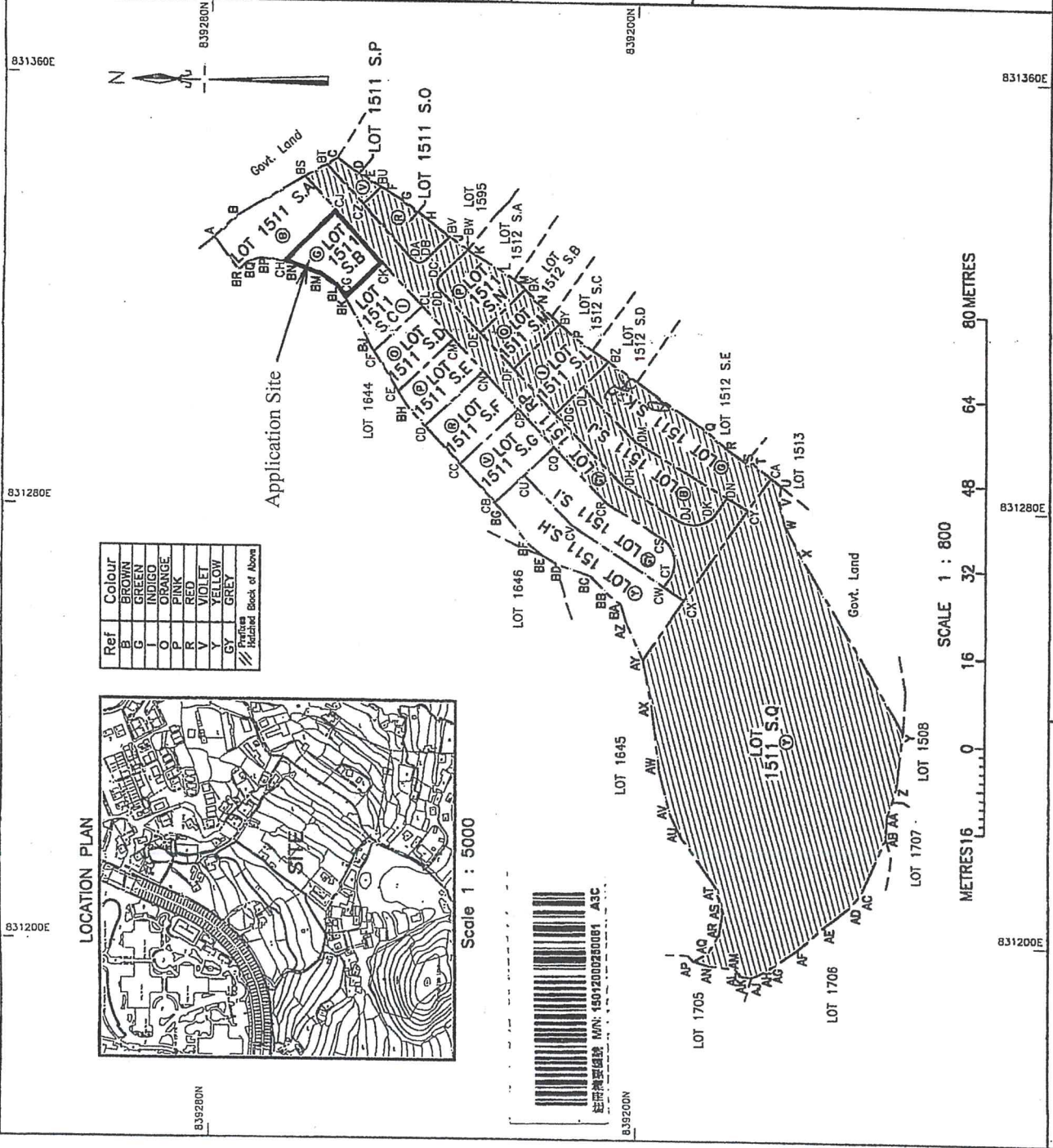
Dated this 16<sup>th</sup> day of September, 2014.

LEUNG Chi-yun George  
 MIS. JUST. INSTR. HKIS. MRS. RPS(S) ACWb  
 Authorized Land Surveyor

**Gland** Gland Surveying, Planning & GIS Co. Ltd.  
 創領測量規劃及地理訊息系統有限公司

FOR OFFICIAL USE

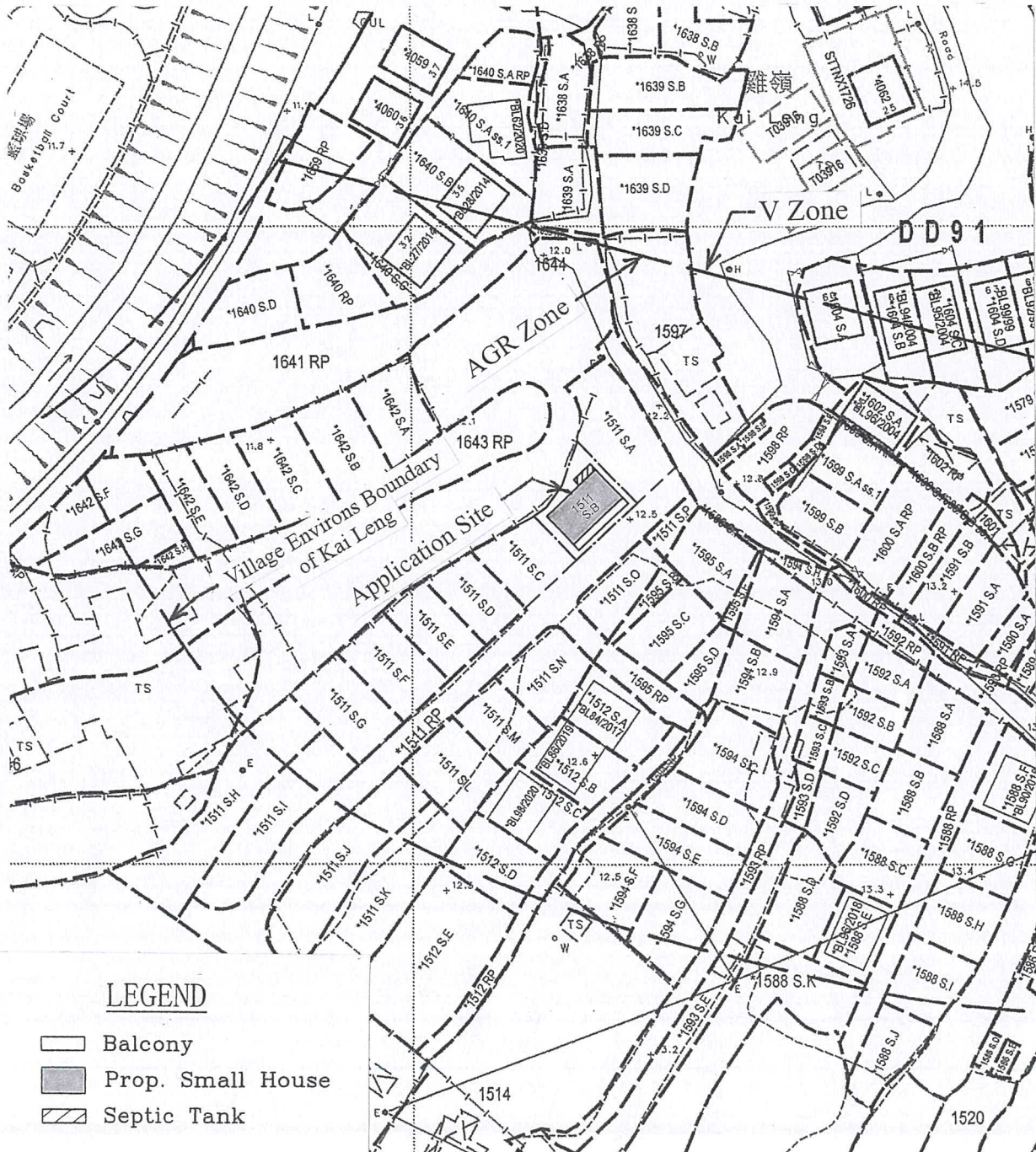
Land Boundary Plan No. : LBP/DN/054/0602/D1  
 (Sheet 1 of 2 sheets)



Survey District : North  
 Date of Survey : July 2014  
 Survey Sheet No. : 3-SW-11B  
 Survey Record Plan No.: SRP/DN/054/0602/D1

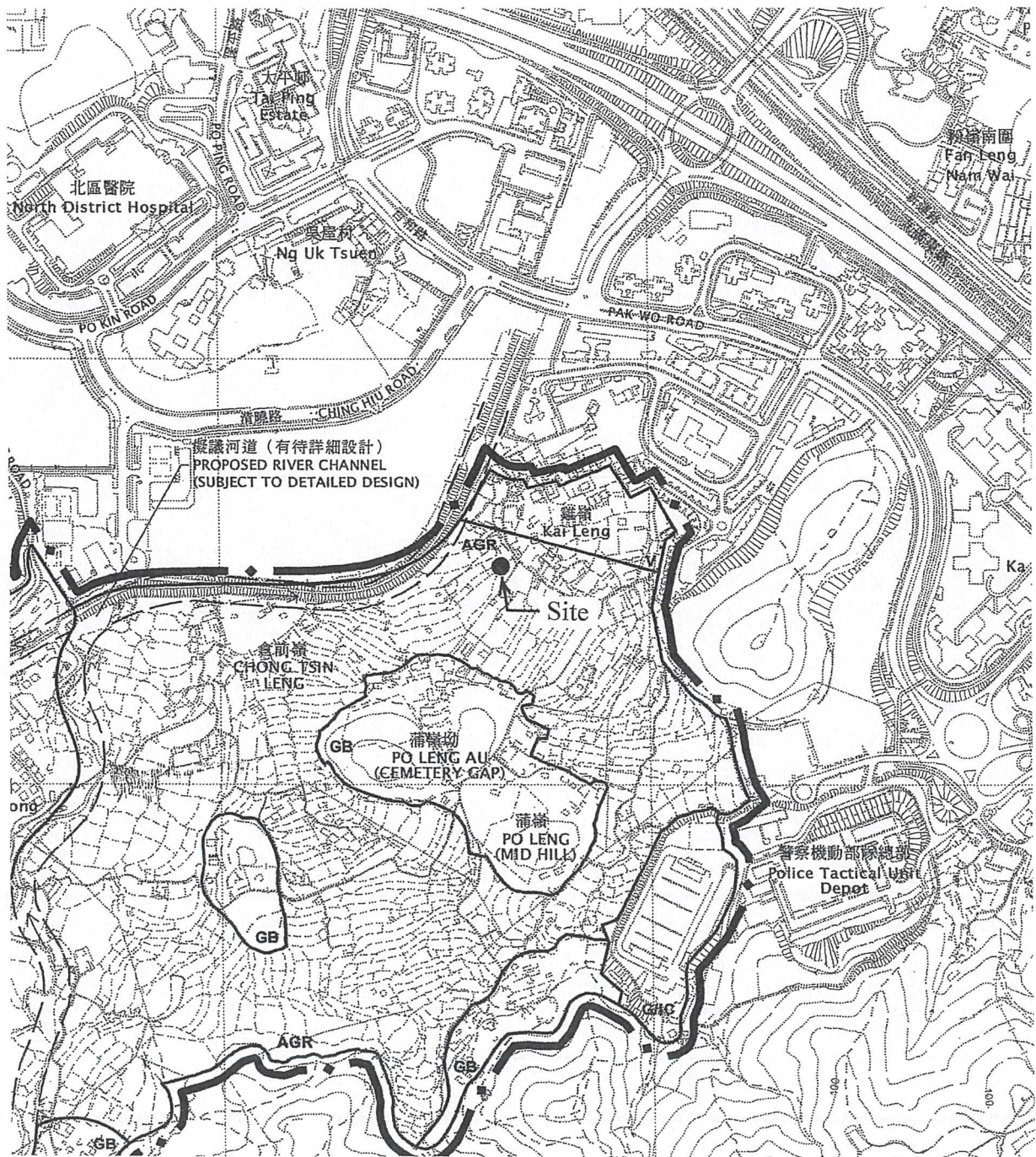
PLAN OF  
 LOT Nos. 1511 S.A TO S.Q & RP IN D.D.91  
 BEING SUBDIVISION OF LOT No. 1511 IN D.D.91

# Proposed Small House Plan of Lot No. 1511 S.B in D.D. 91



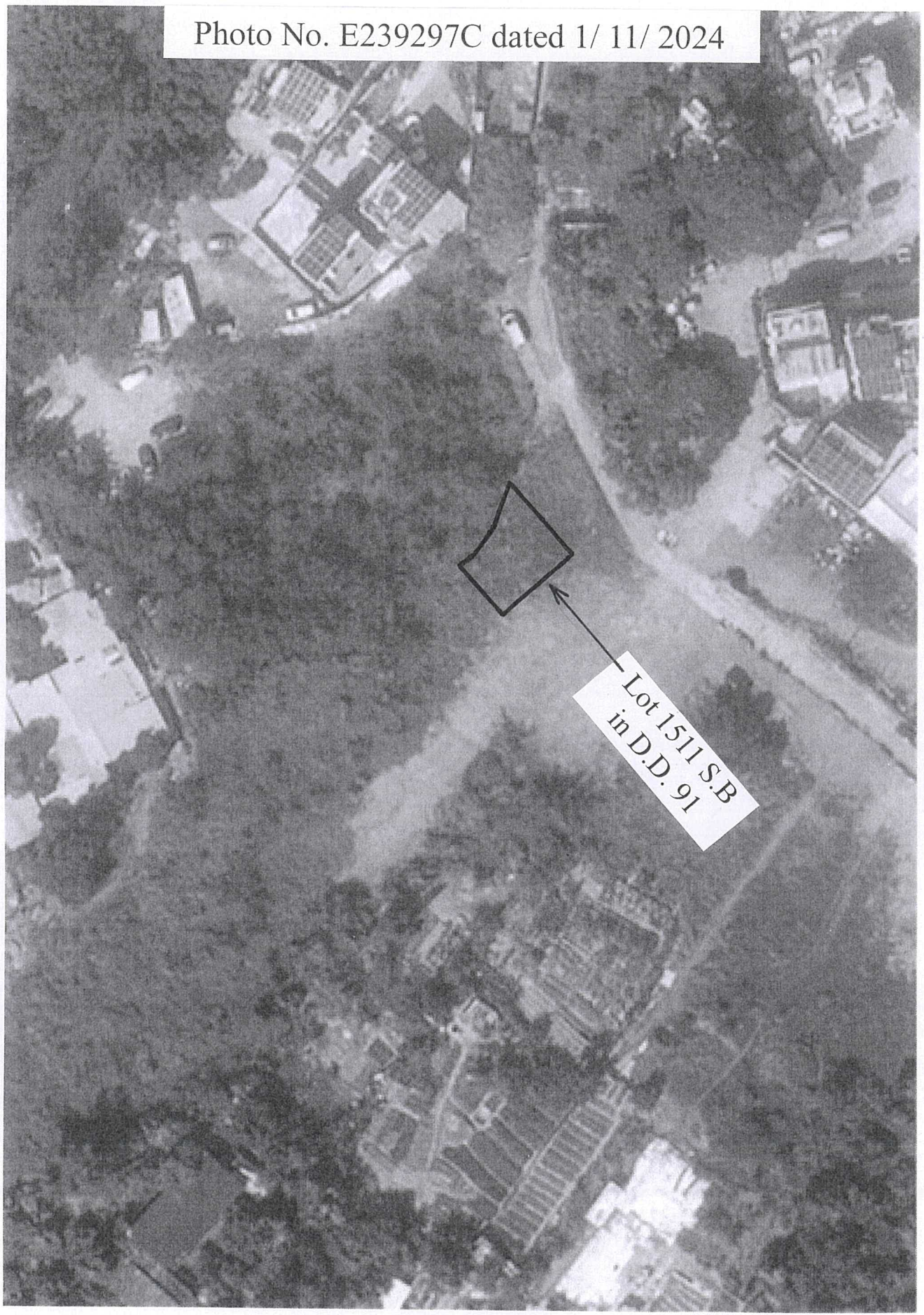
# EXTRACT PLAN

From O.Z.P. S/NE-PK/11



SCALE 1:7500

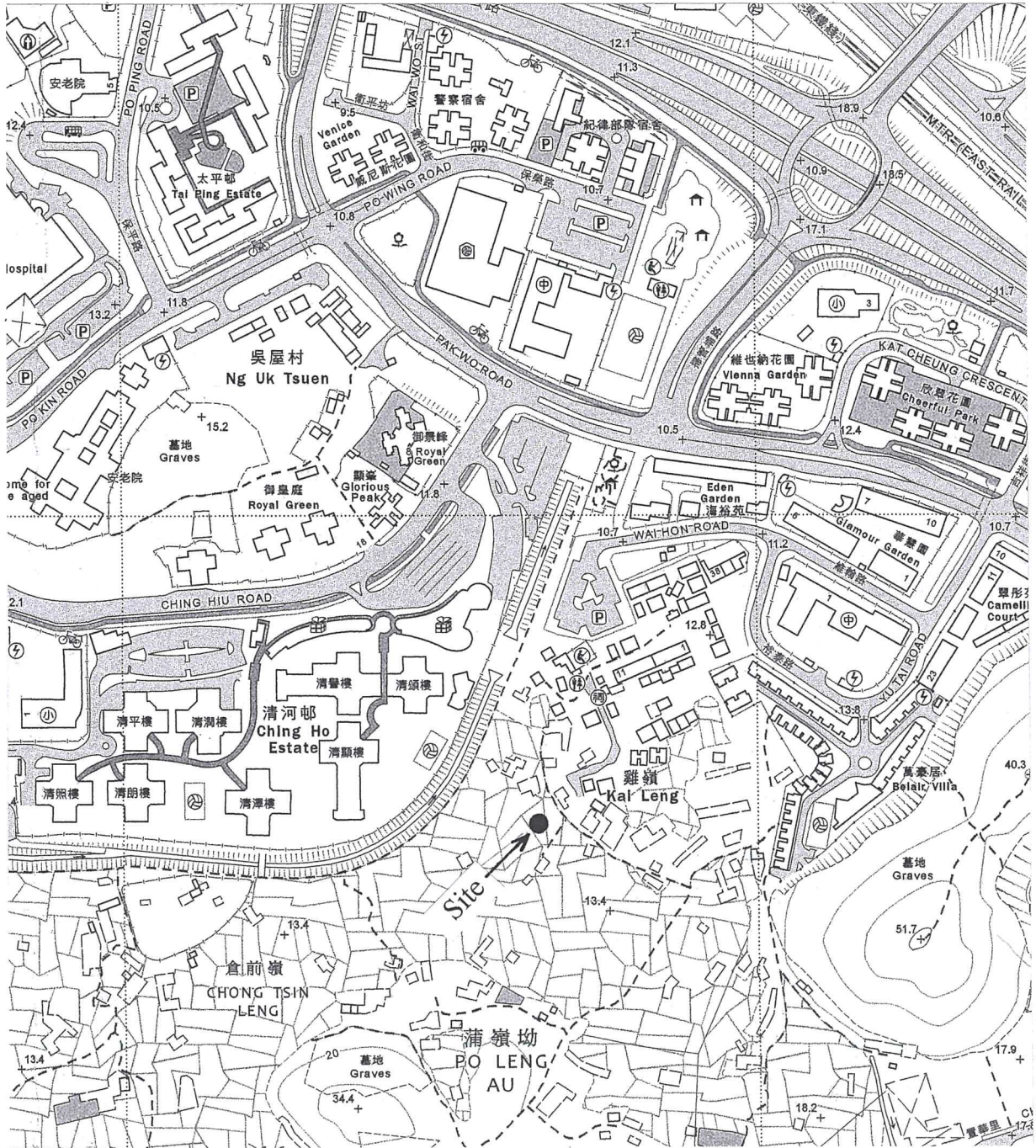
Photo No. E239297C dated 1/ 11/ 2024



Lot 1511 S.B  
in D.D. 91

# LOCATION PLAN

From Survey Sheet No. 3-SW-A



SCALE 1:5000



## Justification

Appendix G

### Lot 1511 S.B in D.D. 91

1. The applicant, Mr. Liu Wai Yin (廖衛賢), an indigenous villager of Sheung Shui Wai, North, wishes to apply for planning permission to build a small house under Section 16 of the Town Planning Ordinance Cap. 131;
2. The application site is entirely within the Village Environs "VE" of Kai Leng and 100% falls inside AGR Zone as well, North. Centre of the proposed house site is about 40 meters in average away from the Village Type Development "V" Zone on Ping Kong Outline Zoning Plan S/NE-PK/11;
3. Land supply within the "V" Zone of Kai Leng is very limited and there is a high demand of small house applications. "V" Zone land owner is unwilling to release his land property to others, therefore, it is nearly impossible to purchase land such that the footprint of the proposed house site is completely falling inside the "V" Zone;
4. Site visit was made on 16/03/2026, No tree felling and earth filling are required in this proposed small house development;
5. There is NO ditches or stream courses within 30 metres of the subject site;
6. The proposed development is considered compatible with the adjoining rural environment and will be visually un-intrusive to the surrounding;
7. At present, there is NO vehicular access leading to the subject site, it can only be accessed on foot. Therefore, the development would NOT cause any adverse traffic impact to the surrounding;
8. The application site had been approved by the Board, A/NE-PK/100-1 refers;
9. The small house grant has not been approved by DLO/North as it beyond the control by the applicant;
10. Similar applications adjoining to the subject site (Application Nos. A/NE-PK/193, A/NE-PK/107-1, A/NE-PK/96-1, A/NE-PK/97, A/NE-PK/101-1 and A/NE-PK/116-1) for small houses development within AGR Zone of Kai Leng were approved by the Town Planning Board in the past.