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Timothy Wai Pui WU/PLAND

寄件者: TsangShun Qi <[REDACTED]>
寄件日期: 2026年06月29日星期一 11:41
收件者: Timothy Wai Pui WU/PLAND
主旨: response to comments TKLN/129
附件: layout plan.pdf; TKLN 129 Response to td & PD comment.pdf; swept path plan 1.pdf
類別: Internet Email

Dear Sir,

Please find attached r to c, revised layout plan and swept path plan

Thanks

Carter Tsang
[REDACTED]

TKLN/129 . Response to TD comments

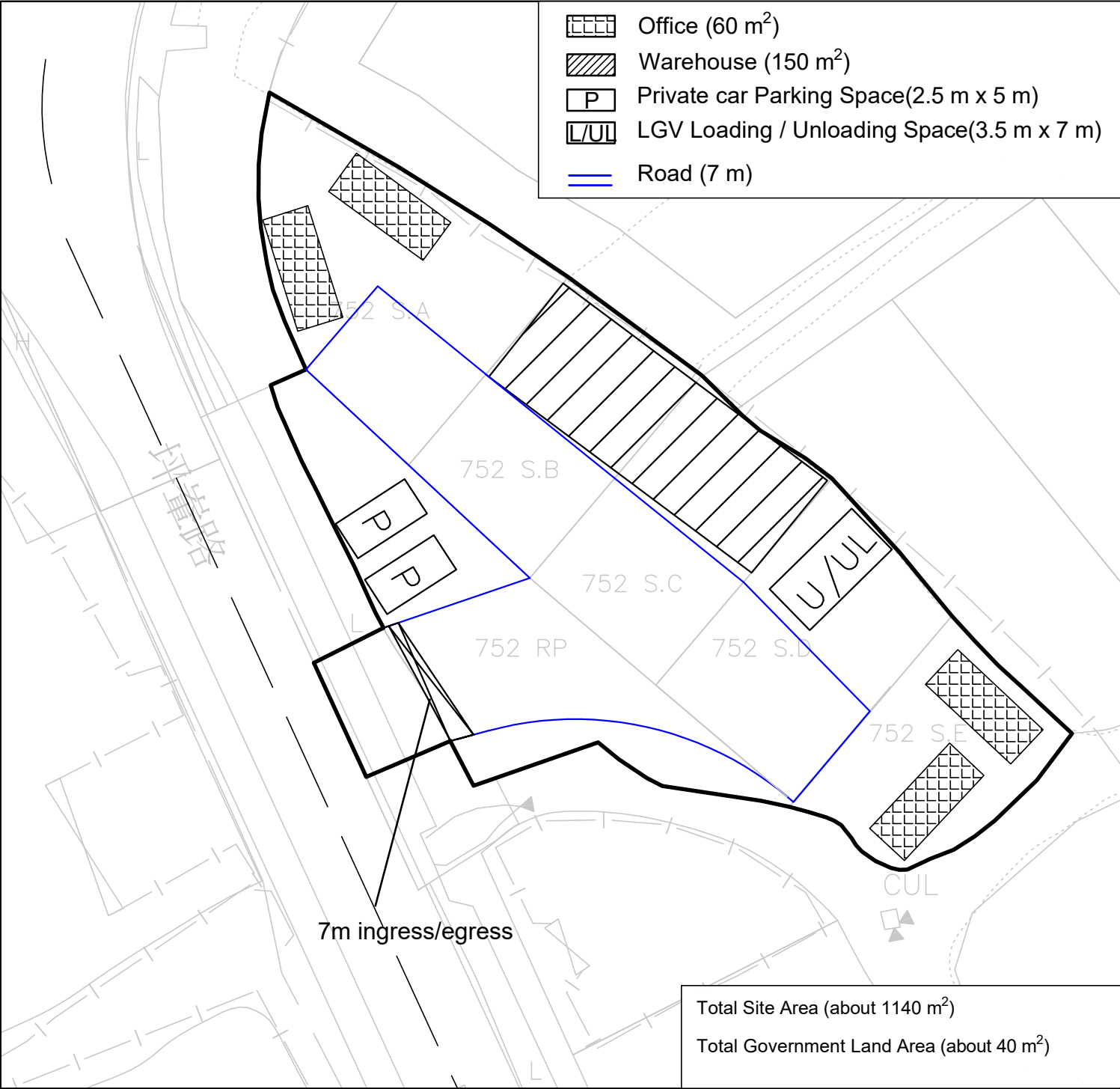
Comment 1,2,3
1. The scale of the layout plan and swept path plans are incorrect, the applicant please rectify it; and 2. The existing road marking along Lin Ma Hang Road is incorrect, the applicant please rectify it; 3. The sightline is insufficient for vehicles leaving/ entering the applicant site, the applicant should review the location of the ingress/ egress point.
Response
The layout plan and swept path plan are revised

TKLN/129 . Response to PlanD comments

Comment 1
According to recent site inspection, open storage use is observed at the application site (the Site). Please advise if the proposed use would involve open storage activity.
Response
The proposed use would not involve any open storage activity.

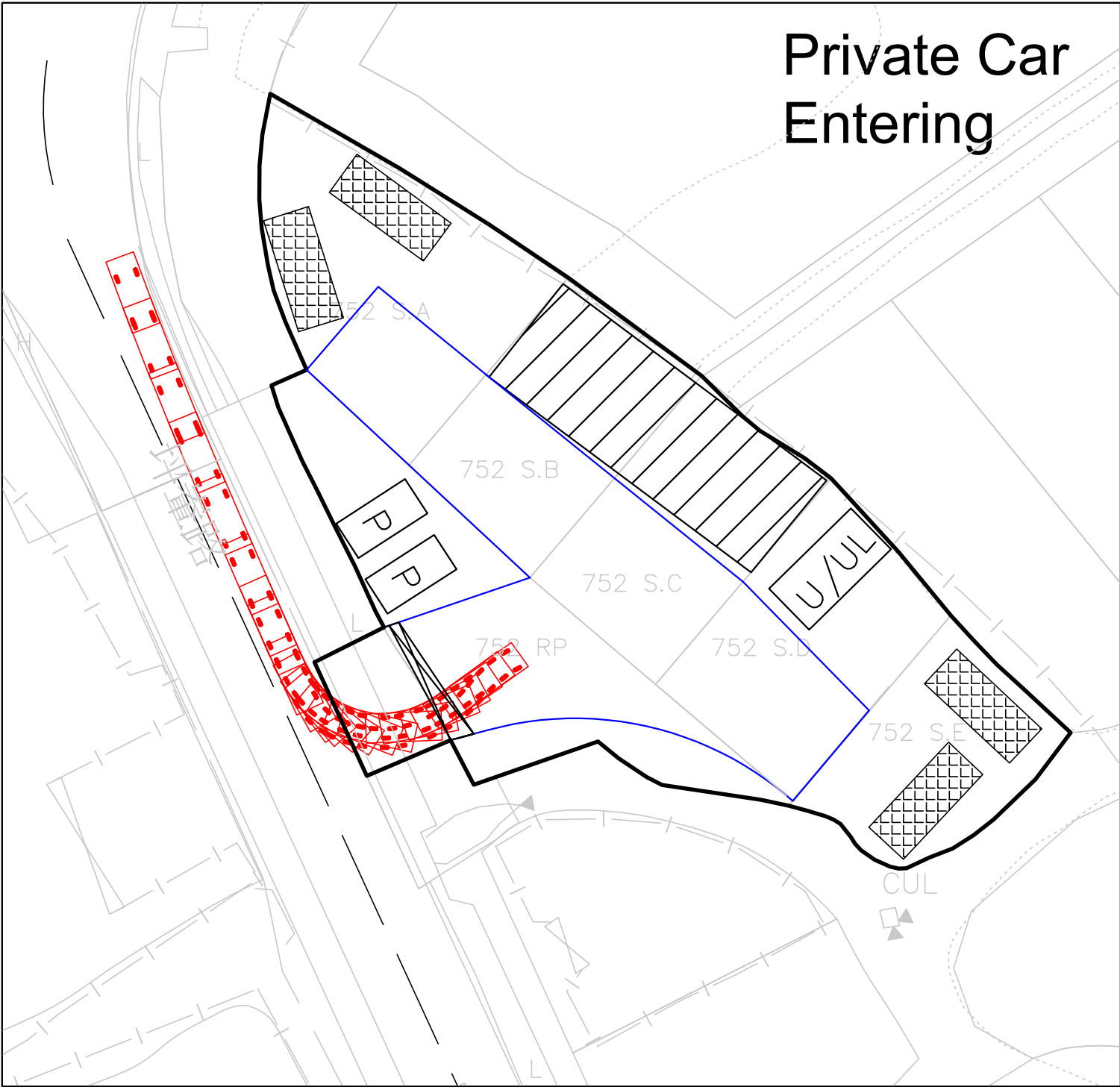
Comment 2
It is noted that 17.9% of the Site would be occupied by the proposed warehouse and site offices. Please advise the use/function of the remaining area of the Site.
Response
Internal Road for LGV and Private Car Access, Parking, Manoeuvring Spaces, and reserve land for Stormwater Drainage system

Comment 3
Please advise if measures to mitigate any potential environmental and noise arising from the proposed use to the surrounding areas
1. Daily Sweeping and Cleaning of Vehicle Entrances/Exits to Minimise Dust Generation 2. installing the fence along site boundaries to reduce Noise Propagation and Dust Dispersion 3. Limit operating hours 4. Switch off engines when not in use



January 2026	Layout Plan Lots. 752 S.A, 752 S.B, 752 S.C, 752 S.D, 752 S.E, 752 RP In D.D. 82 and adjoining Government Land	YING SHING (HOPEWELL) ENGINEERING CO.LTD.
1:1000		Annex 1

Private Car
Entering



Swept Path Plan

Lots. 752 S.A, 752 S.B, 752 S.C,
752 S.D, 752 S.E, 752 RP In D.D.
82 and adjoining Goverment Land

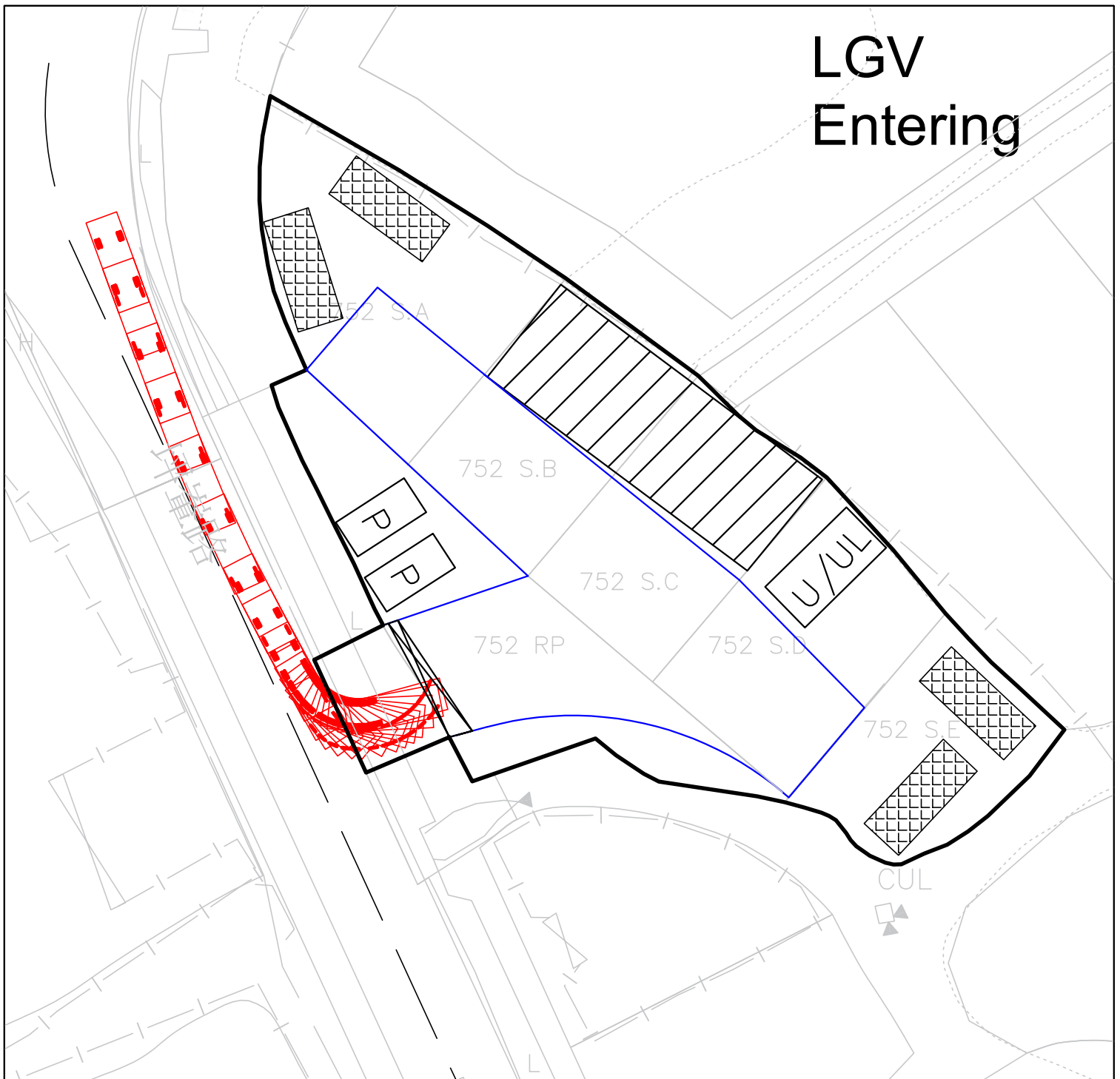
YING SHING
(HOPEWELL)
ENGINEERING
CO.LTD.

January
2026

1:1000

Annex 1

LGV
Entering



January
2026

Swept Path Plan

Lots. 752 S.A, 752 S.B, 752 S.C,
752 S.D, 752 S.E, 752 RP In D.D.
82 and adjoining Government Land

YING SHING
(HOPEWELL)
ENGINEERING
CO.LTD.

1:1000

Annex 2

The site plan shows a triangular plot bounded by Alameda Street to the north and west, and a railroad track to the east. The plot is divided into several areas: a large central area labeled '752 S.C', a smaller area to the north labeled '752 S.A', and a small area to the south labeled '752 S.E'. A blue line outlines the proposed parking area, which is divided into two sections: a larger section on the left and a smaller section on the right. The parking spaces are marked with red and blue dots. A black line outlines the building footprint, which is labeled 'U/UL'. A small area labeled 'P' is also shown. The plan includes various hatched patterns for different materials or features. A north arrow is located in the bottom right corner.

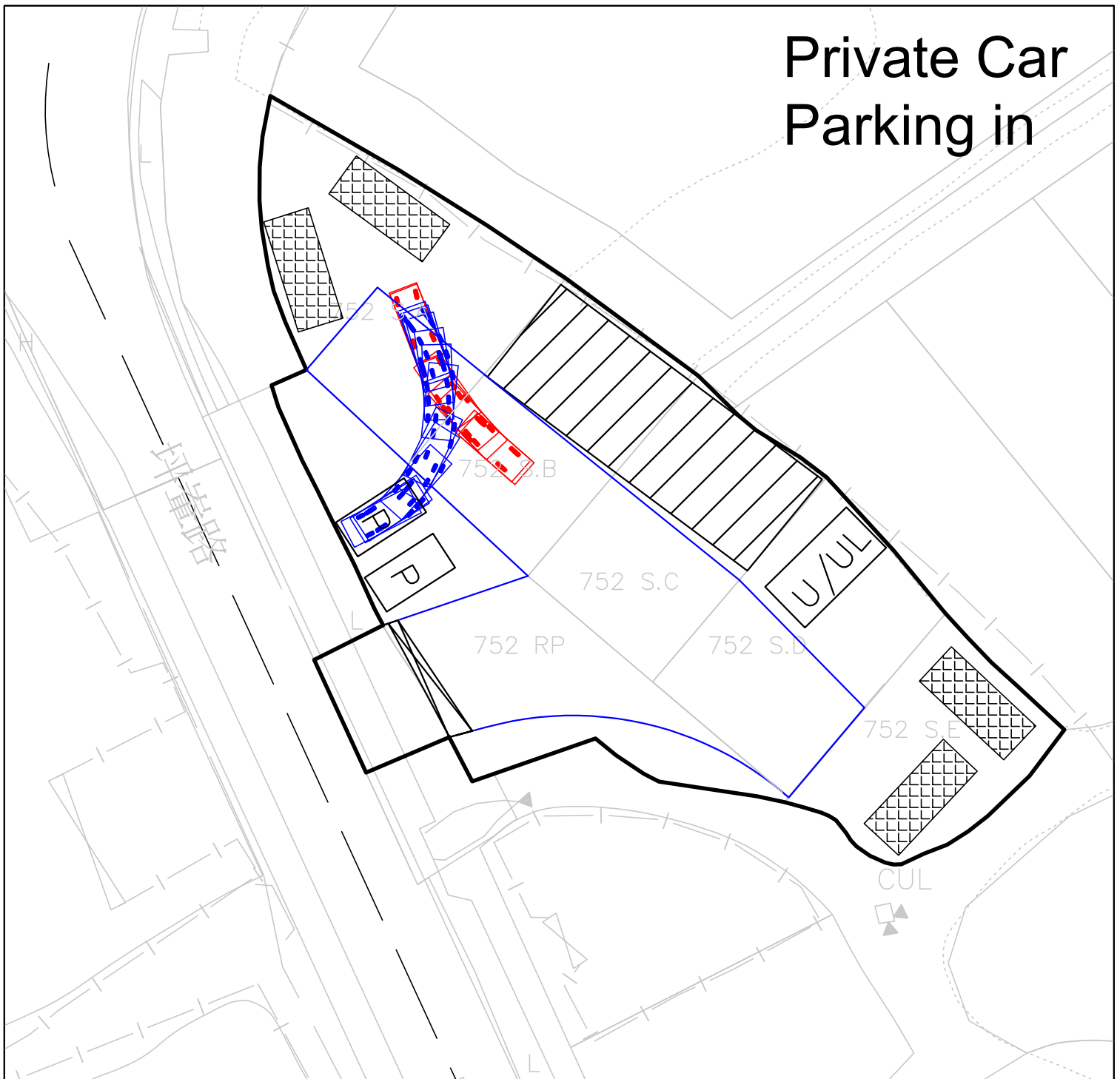
January 2026	Swept Path Plan Lots. 752 S.A, 752 S.B, 752 S.C, 752 S.D, 752 S.E, 752 RP In D.D. 82 and adjoining Goverment Land	YING SHING (HOPEWELL) ENGINEERING CO.LTD.
1:1000		Annex 3

Annex 3

Lots. 752 S.A, 752 S.B, 752 S.C,
752 S.D, 752 S.E, 752 RP In D.D.
82 and adjoining Government Land

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Private Car Parking in



January
2026

Swept Path Plan

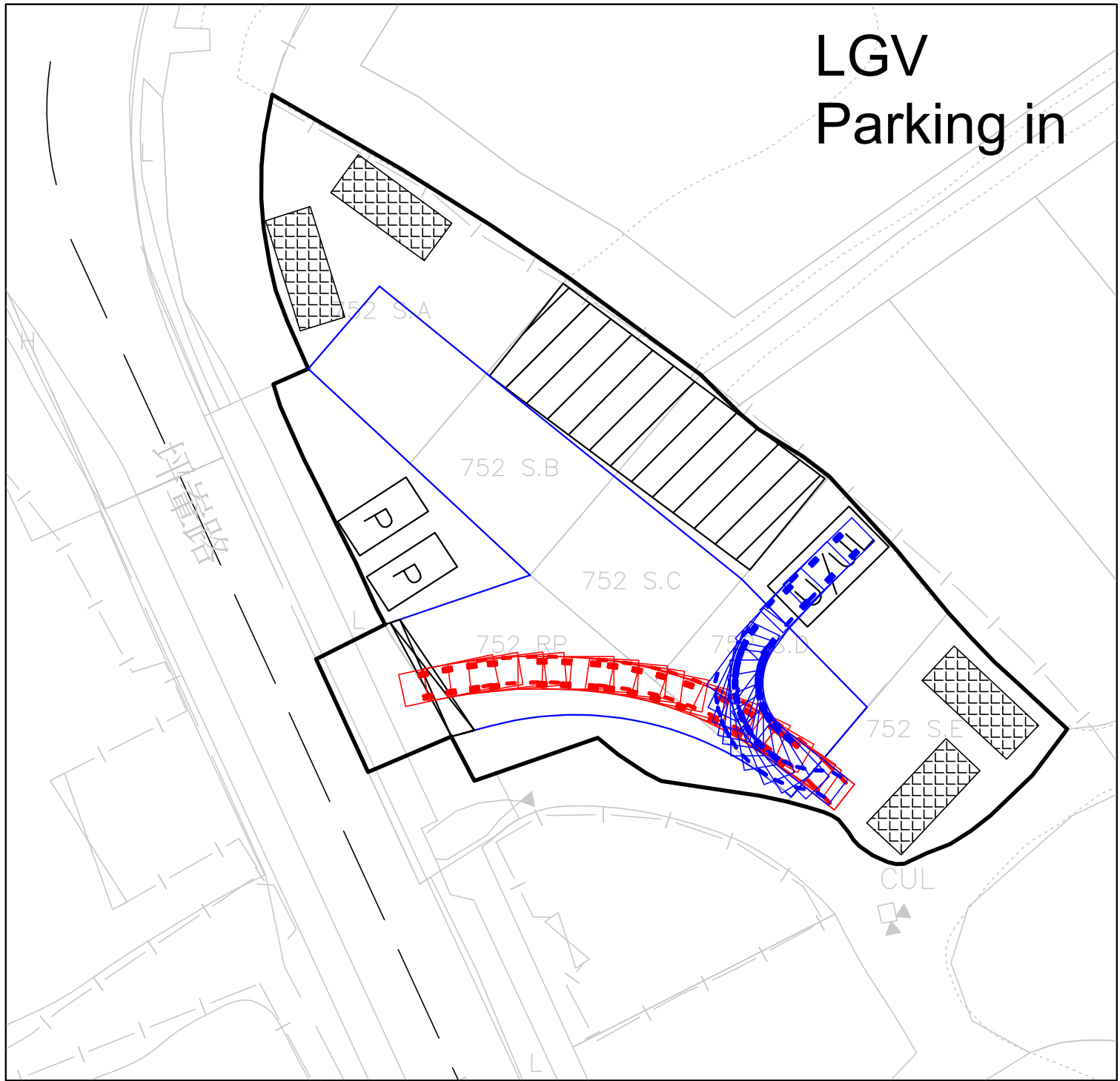
Lots. 752 S.A, 752 S.B, 752 S.C,
752 S.D, 752 S.E, 752 RP In D.D.
82 and adjoining Government Land

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Annex 4

LGV
Parking in



Swept Path Plan

Lots. 752 S.A, 752 S.B, 752 S.C,
752 S.D, 752 S.E, 752 RP In D.D.
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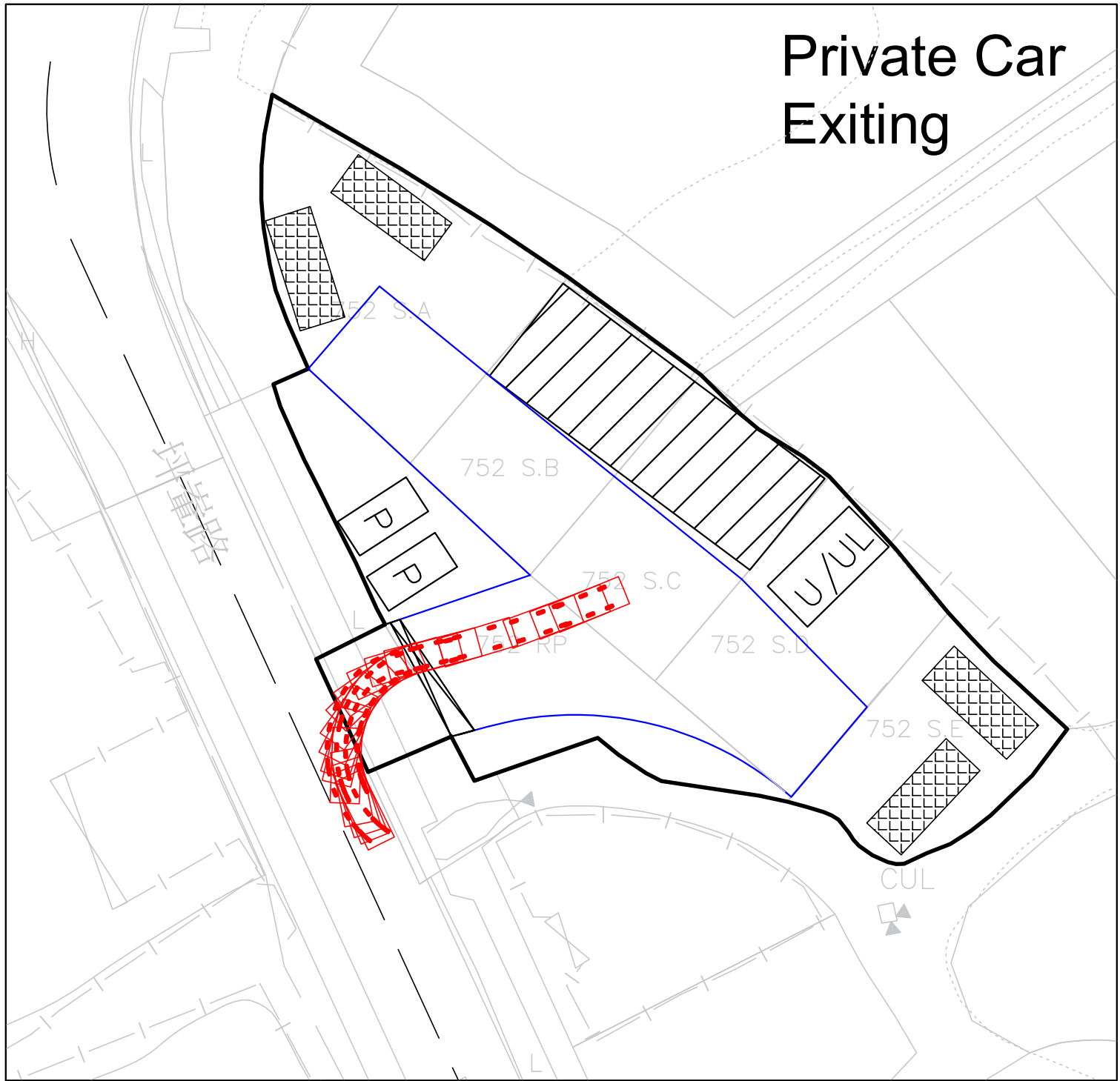
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January
2026

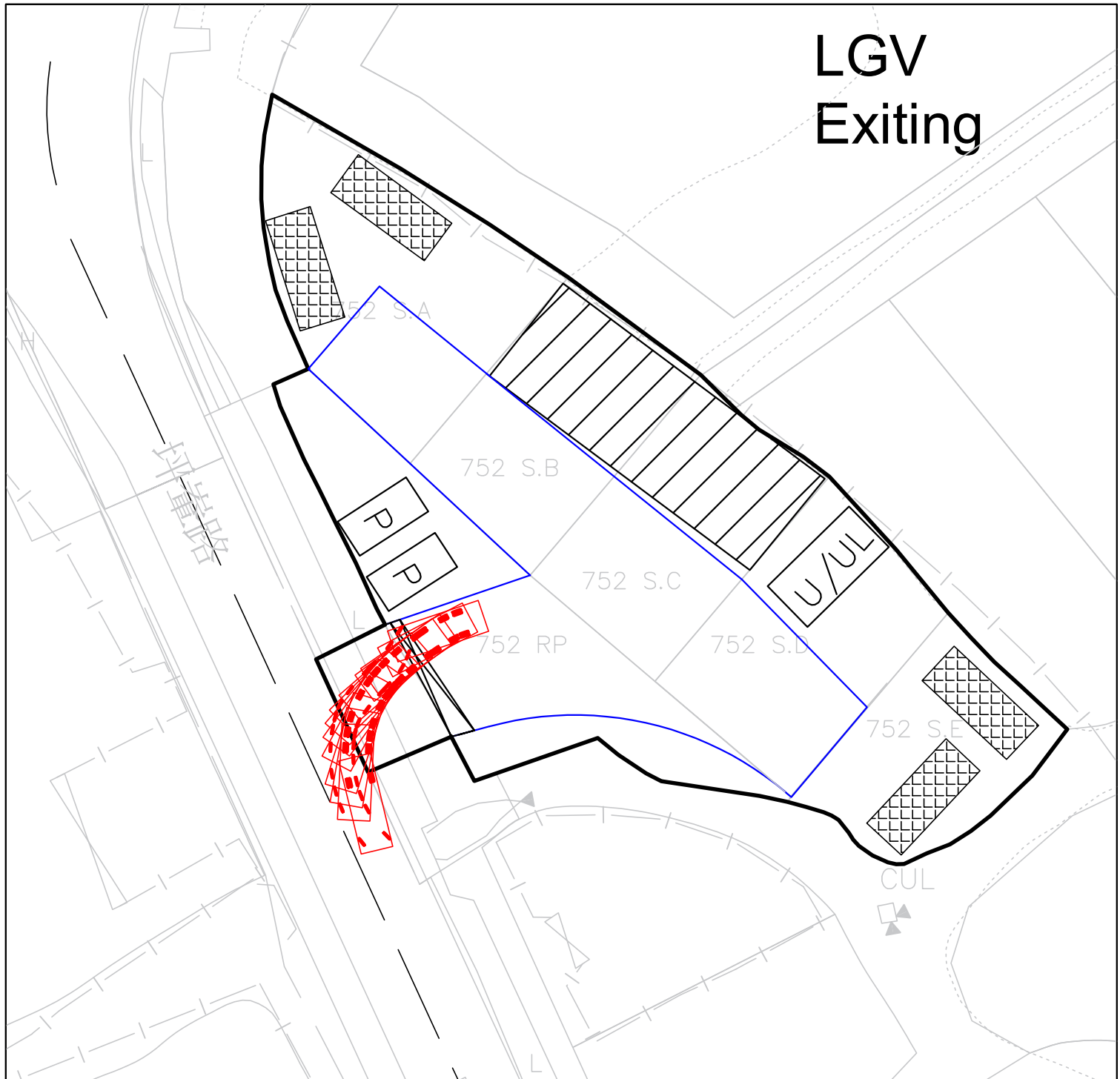
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Annex 5

Private Car
Exiting



January 2026	Swept Path Plan Lots. 752 S.A, 752 S.B, 752 S.C, 752 S.D, 752 S.E, 752 RP In D.D. 82 and adjoining Goverment Land	YING SHING (HOPEWELL) ENGINEERING CO.LTD.
1:1000		Annex 6



LGV
Exiting

January
2026

Swept Path Plan

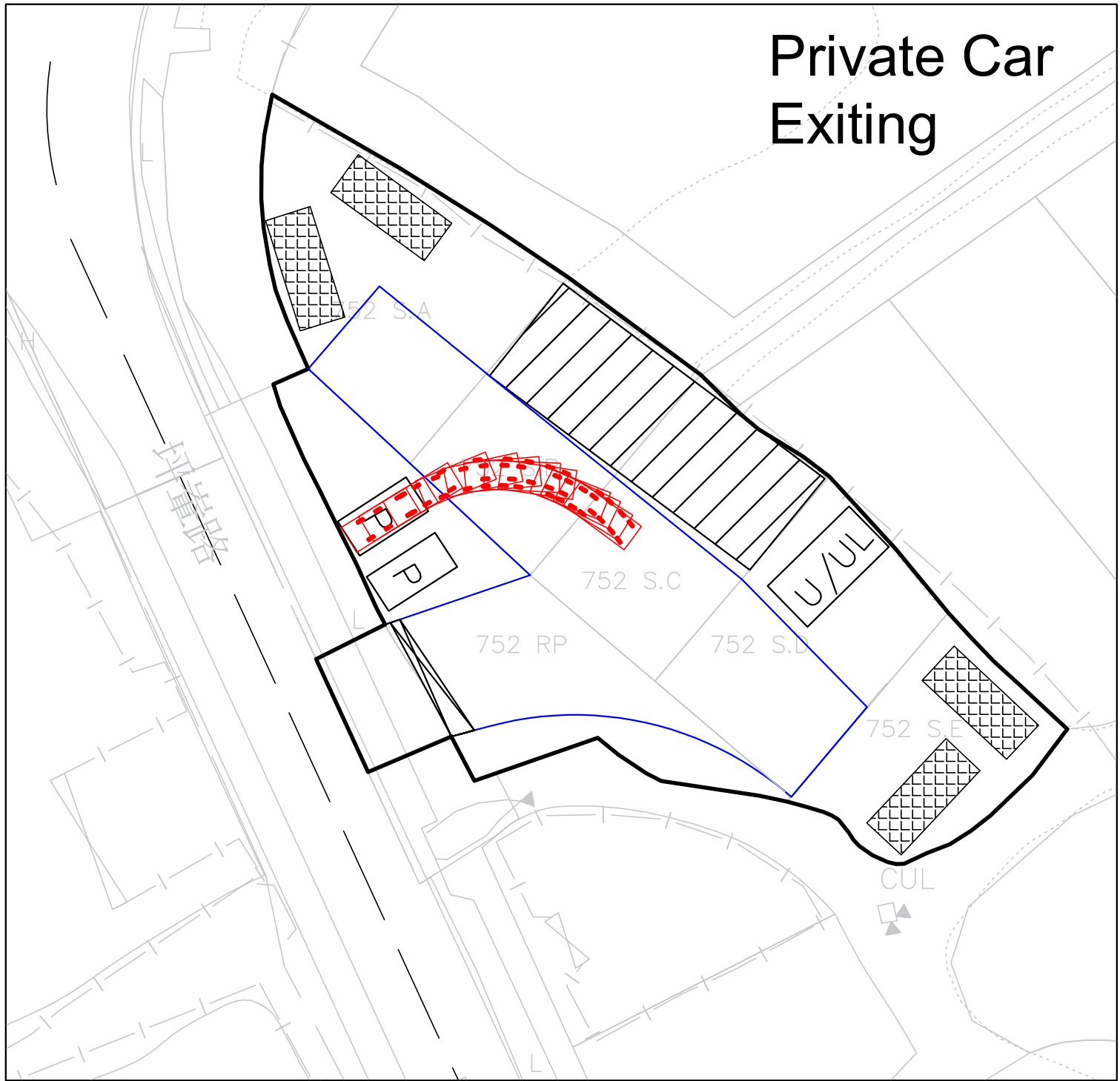
Lots. 752 S.A, 752 S.B, 752 S.C,
752 S.D, 752 S.E, 752 RP In D.D.
82 and adjoining Government Land

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1:1000

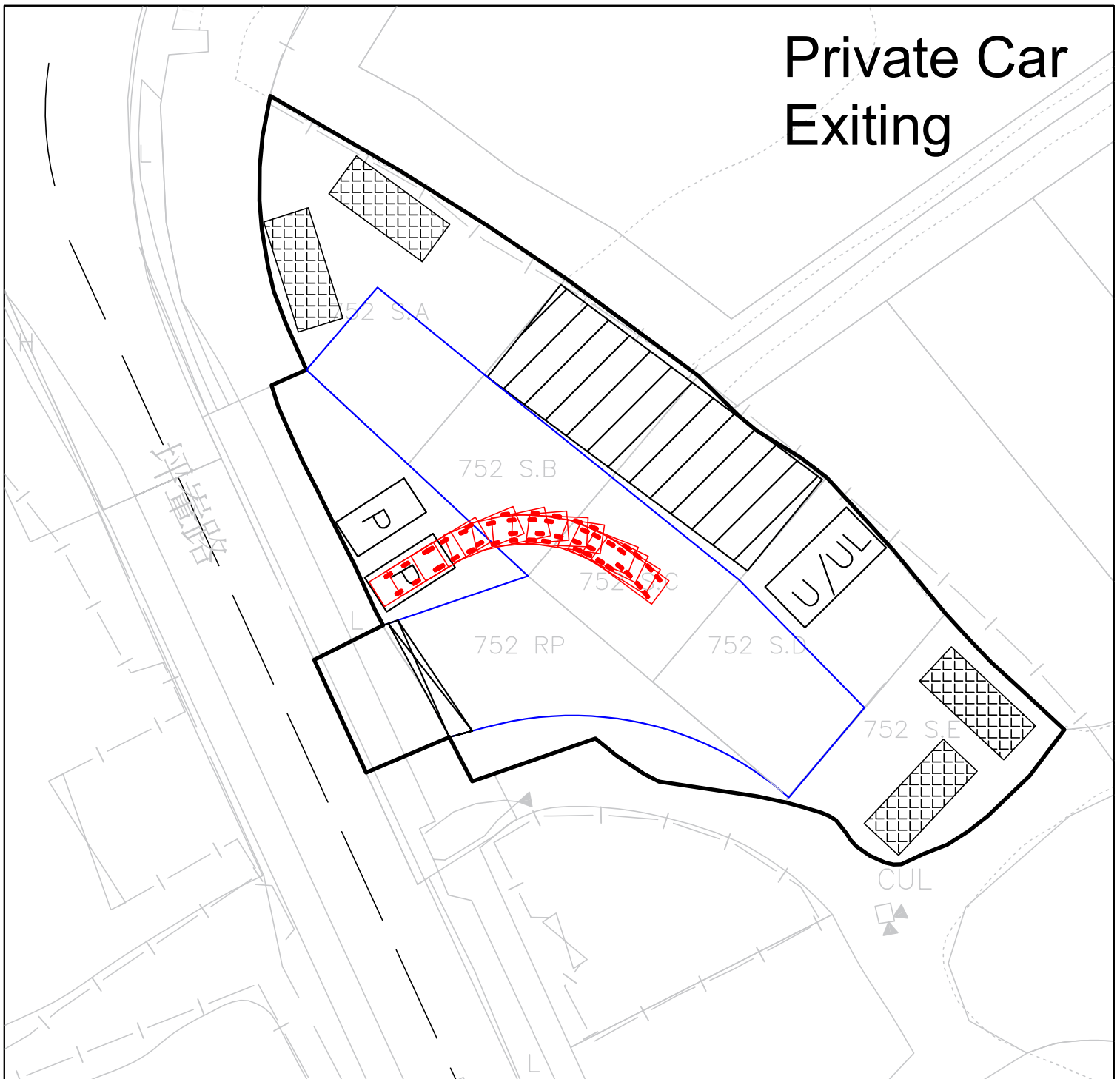
Annex 7

Private Car Exiting



January 2026	Swept Path Plan Lots. 752 S.A, 752 S.B, 752 S.C, 752 S.D, 752 S.E, 752 RP In D.D. 82 and adjoining Goverment Land	YING SHING (HOPEWELL) ENGINEERING CO.LTD.
1:1000		Annex 8

Private Car Exiting



January
2026

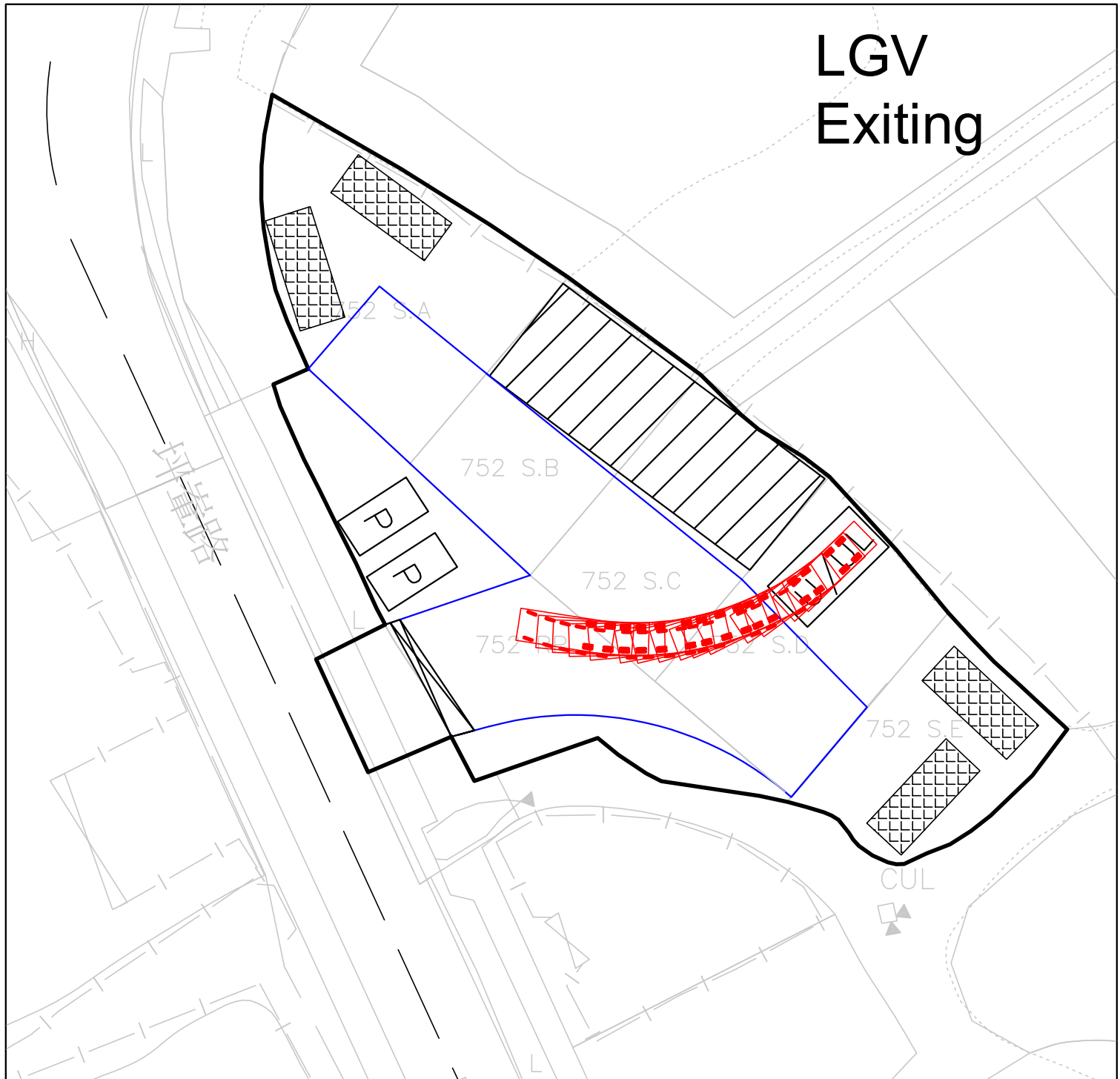
Swept Path Plan

Lots. 752 S.A, 752 S.B, 752 S.C,
752 S.D, 752 S.E, 752 RP In D.D.
82 and adjoining Government Land

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(HOPEWELL)
ENGINEERING
CO.LTD.

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Annex 9



January 2026	Swept Path Plan Lots. 752 S.A, 752 S.B, 752 S.C, 752 S.D, 752 S.E, 752 RP In D.D. 82 and adjoining Goverment Land	YING SHING (HOPEWELL) ENGINEERING CO.LTD.
1:1000		Annex 10

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Timothy Wai Pui WU/PLAND

寄件者: TsangShun Qi <[REDACTED]>
寄件日期: 2026年06月29日星期一 12:05
收件者: Timothy Wai Pui WU/PLAND
主旨: 回复 : response to comments TKLN/129
附件: page 11.pdf; page 10.pdf
類別: Internet Email

Dear Sir,

Please find attached revised p10,p11

thanks.

Carter Tsang
[REDACTED]

Gist of Application 申請摘要 (Please provide details in both English and Chinese as far as possible. This part will be circulated to relevant consultees, uploaded to the Town Planning Board's Website for browsing and free downloading by the public and available at the Planning Enquiry Counters of the Planning Department for general information.) (請盡量以英文及中文填寫。此部分將會發送予相關諮詢人士、上載至城市規劃委員會網頁供公眾免費瀏覽及下載及於規劃署規劃資料查詢處供一般參閱。)	
Application No. 申請編號	(For Official Use Only) (請勿填寫此欄)
Location/address 位置／地址	新界文錦渡丈量約份第82約地段第752號A分段, 第752號B分段, 第752號C分段, 第752號D分段, 第752號E分段, 第752號餘段及毗連政府土地
Site area 地盤面積	1140 sq. m 平方米 ☒ About 約 (includes Government land of 包括政府土地 40 sq. m 平方米 ☒ About 約)
Plan 圖則	打鼓嶺北分區計劃大綱核准圖編號 S/NE-TKLN/2
Zoning 地帶	鄉村式發展」(“V”)地帶
Type of Application 申請類別	☒ Temporary Use/Development in Rural Areas or Regulated Areas for a Period of 位於鄉郊地區或受規管地區的臨時用途/發展為期 ☒ Year(s) 年 3 ☐ Month(s) 月 ☐ Renewal of Planning Approval for Temporary Use/Development in Rural Areas or Regulated Areas for a Period of 位於鄉郊地區或受規管地區臨時用途/發展的規劃許可續期為期 ☐ Year(s) 年 ☐ Month(s) 月
Applied use/ development 申請用途/發展	擬議臨時貨倉(危險品倉庫除外)連附屬辦公室為期三年

(i) Gross floor area and/or plot ratio 總樓面面積及／或地積比率		sq.m 平方米	Plot Ratio 地積比率
	Domestic 住用	NA ☐ About 約 ☐ Not more than 不多於	NA ☐ About 約 ☐ Not more than 不多於
	Non-domestic 非住用	210 ☒ About 約 ☐ Not more than 不多於	0.184 ☒ About 約 ☐ Not more than 不多於
(ii) No. of blocks 幢數	Domestic 住用	NA	
	Non-domestic 非住用	5	
(iii) Building height/No. of storeys 建築物高度／層數	Domestic 住用	NA m 米 ☐ (Not more than 不多於)	
		NA Storeys(s) 層 ☐ (Not more than 不多於)	
	Non-domestic 非住用	4.5 m 米 ☒ (Not more than 不多於)	
		1 Storeys(s) 層 ☒ (Not more than 不多於)	
(iv) Site coverage 上蓋面積	18.4 % ☒ About 約		
(v) No. of parking spaces and loading / unloading spaces 停車位及上落客貨車位數目	Total no. of vehicle parking spaces 停車位總數		2
	Private Car Parking Spaces 私家車車位 Motorcycle Parking Spaces 電單車車位 Light Goods Vehicle Parking Spaces 輕型貨車泊車位 Medium Goods Vehicle Parking Spaces 中型貨車泊車位 Heavy Goods Vehicle Parking Spaces 重型貨車泊車位 Others (Please Specify) 其他 (請列明) _____ _____		2 0 0 0 0
(v) No. of parking spaces and loading / unloading spaces 停車位及上落客貨車位數目	Total no. of vehicle loading/unloading bays/lay-bys 上落客貨車位／停車處總數		1
	Taxi Spaces 的士車位 Coach Spaces 旅遊巴車位 Light Goods Vehicle Spaces 輕型貨車車位 Medium Goods Vehicle Spaces 中型貨車車位 Heavy Goods Vehicle Spaces 重型貨車車位 Others (Please Specify) 其他 (請列明) _____ _____		0 0 1 0 0