

LIST OF PLANS

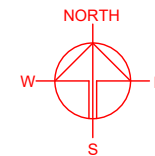
Plan 1	Location plan
Plan 2	Plan showing the zoning of the Site
Plan 3	Plan showing the land status of the Site
Plan 4	Original Premises – location and zoning
Plan 5	Original Premises – KTN NDA phasing and land resumption
Plan 6	Plan showing alternative sites for relocation
Plan 7	Plan showing TPB PG-No. 13G
Plan 8	Aerial photo of the Site
Plan 9	Layout plan
Plan 10	Plan showing the filling of land at the Site
Plan 11	Swept path analysis

LOCATION OF THE APPLICATION SITE

APPLICATION SITE AREA : 7,522 m² (ABOUT)

VEHICULAR ACCESS

ACCESSIBLE FROM KAM TIN BYPASS VIA KONG TAI ROAD



PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY OPEN STORAGE OF CONSTRUCTION MATERIALS AND MACHINERY WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND AND POND FOR A PERIOD OF 3 YEARS

SITE LOCATION

VARIOUS LOTS IN D.D. 109, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE
1 : 3000 @ A4

DRAWN BY
MN 29.5.2025

REVISED BY
DATE

APPROVED BY
DATE

DWG. TITLE
LOCATION PLAN

DWG NO.
PLAN 1

VER.
001

APPLICATION SITE

ACCESSIBLE FROM KAM TIN BYPASS VIA KONG TAI ROAD

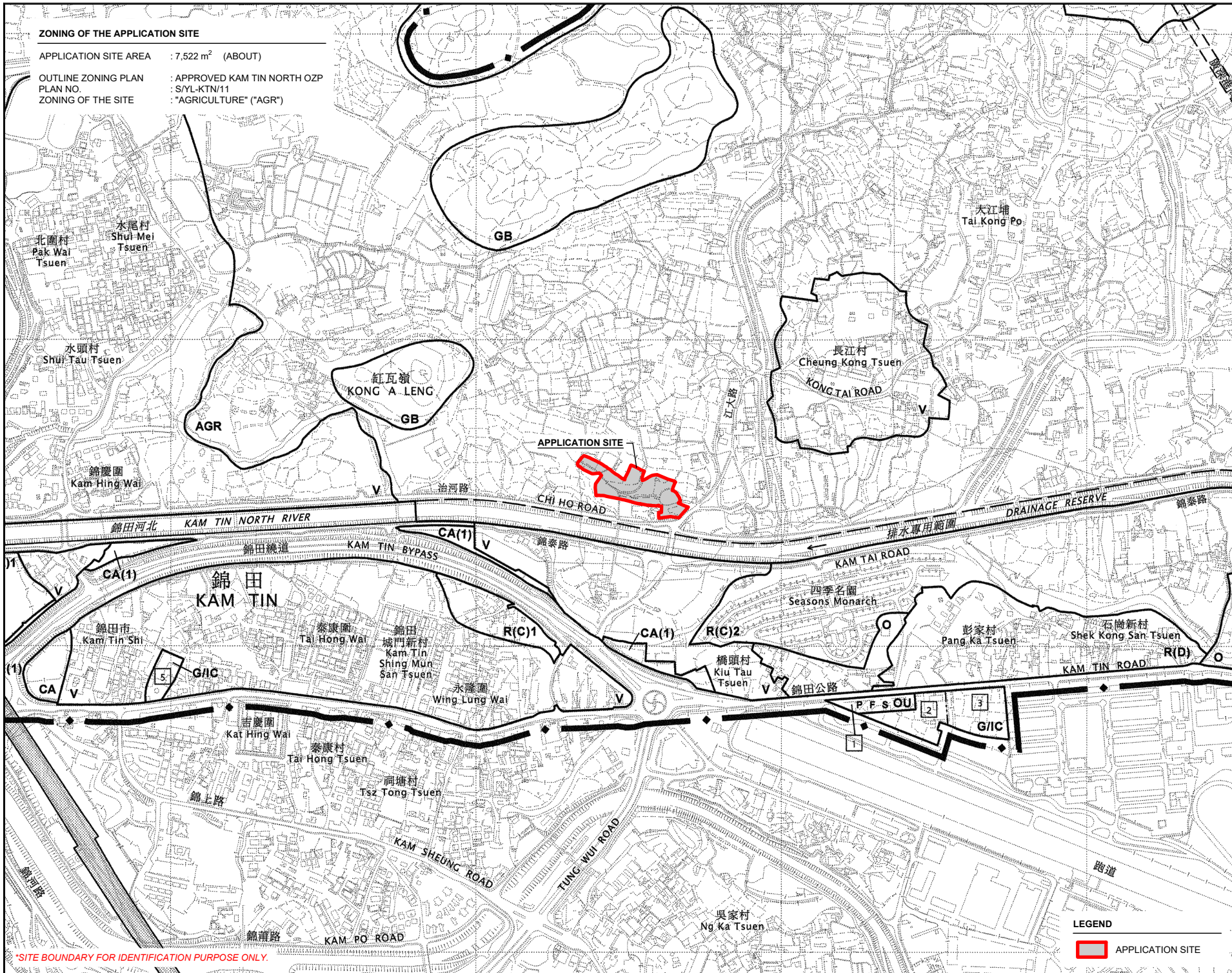
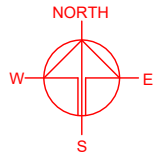
LEGEND

 APPLICATION SITE

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

ZONING OF THE APPLICATION SITE

APPLICATION SITE AREA : 7,522 m² (ABOUT)
 OUTLINE ZONING PLAN : APPROVED KAM TIN NORTH OZP
 PLAN NO. : S/YL-KTN/11
 ZONING OF THE SITE : "AGRICULTURE" ("AGR")



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SITE LOCATION

VARIOUS LOTS IN D.D. 109, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE

1 : 8000 @ A4

DRAWN BY

MN

DATE

29.5.2025

REVISED BY

DATE

APPROVED BY

DATE

DWG. TITLE

ZONING PLAN

DWG NO.

PLAN 2

VER.

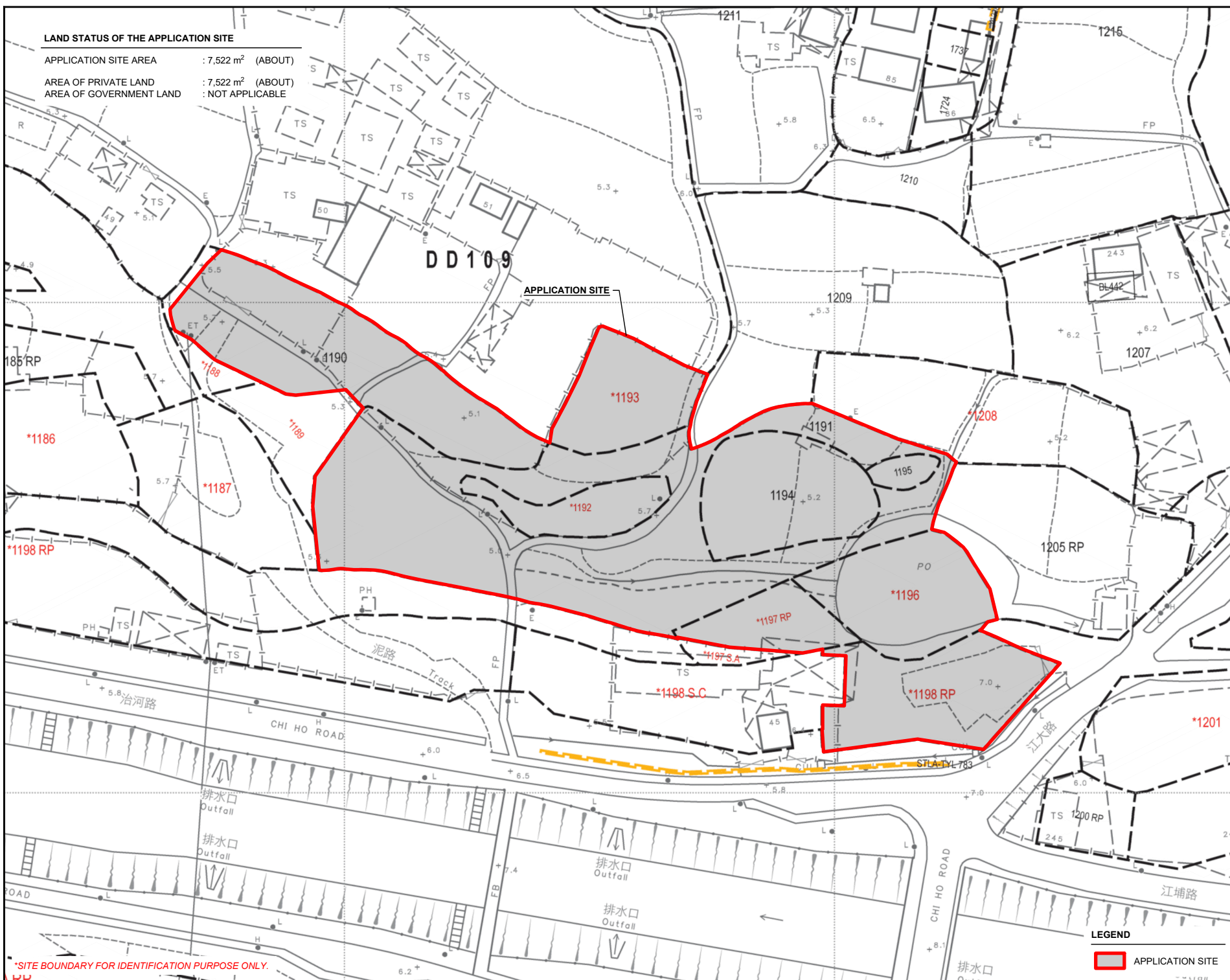
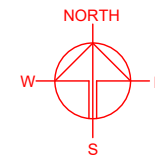
001

LEGEND



LAND STATUS OF THE APPLICATION SITE

APPLICATION SITE AREA : 7,522 m² (ABOUT)
 AREA OF PRIVATE LAND : 7,522 m² (ABOUT)
 AREA OF GOVERNMENT LAND : NOT APPLICABLE



PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY OPEN STORAGE OF CONSTRUCTION MATERIALS AND MACHINERY WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND AND POND FOR A PERIOD OF 3 YEARS

SITE LOCATION

VARIOUS LOTS IN D.D. 109, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE
1: 1000 @ A4

DRAWN BY
MN 29.5.2025

REVISED BY
DATE

APPROVED BY
DATE

DWG. TITLE
LAND STATUS OF THE SITE

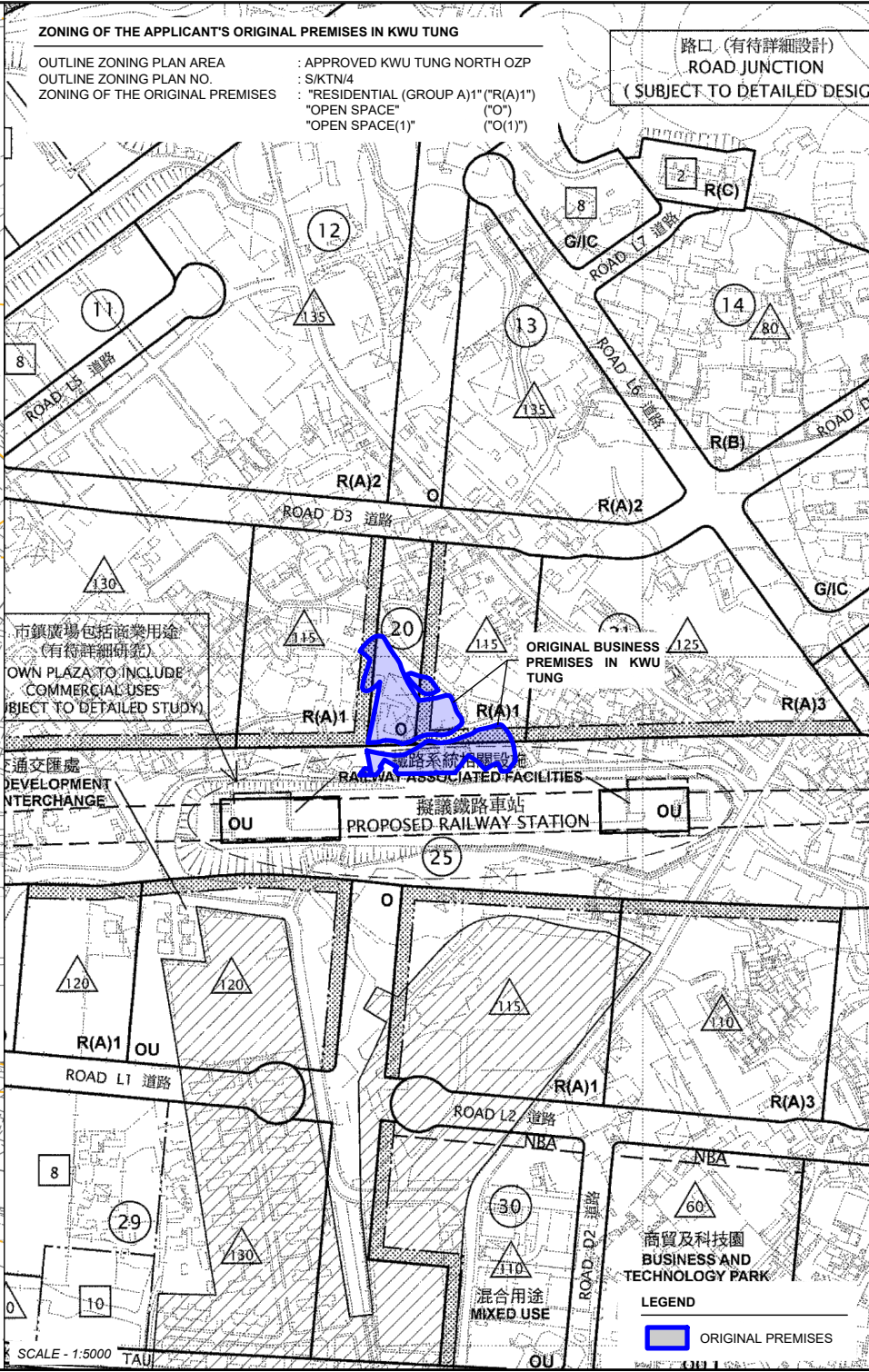
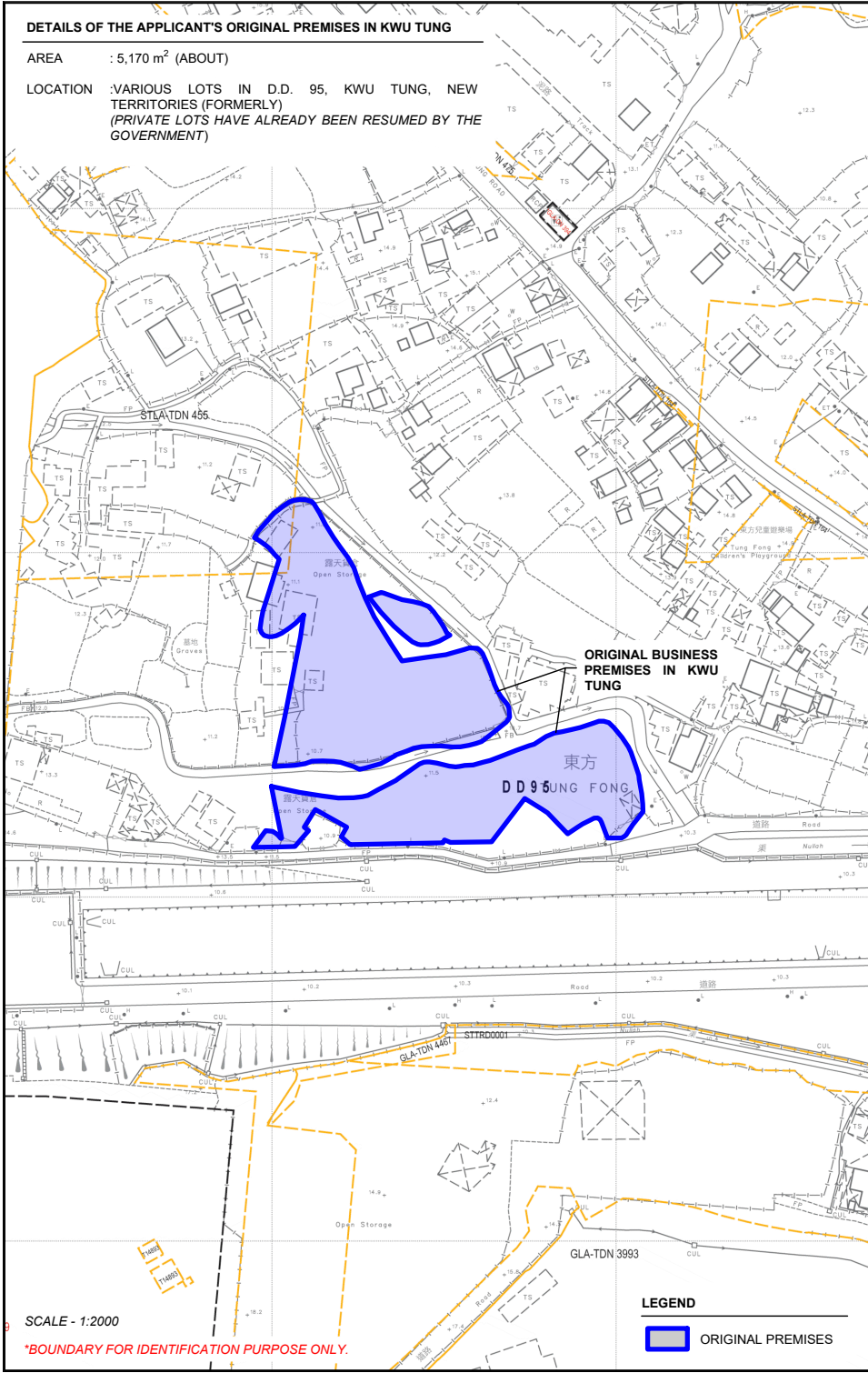
DWG NO.
PLAN 3

VER.
001

LEGEND

APPLICATION SITE

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.



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

PLANNING CONSULTANT

R-RICHES
PLANNING LIMITED

PROJECT

PROPOSED TEMPORARY OPEN STORAGE OF CONSTRUCTION MATERIALS AND MACHINERY WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND AND POND FOR A PERIOD OF 3 YEARS

SITE LOCATION

VARIOUS LOTS IN D.D. 109, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE

1 : 2000 / 5000 @ A4

DRAWN BY	DATE
MN	27.5.2025
CHECKED BY	DATE
APPROVED BY	DATE

DWG. TITLE

OP (LOCATION PLAN)

DWG NO.	VER.
PLAN 4	001

PHASING OF DEVELOPMENT OF KWU TUNG NORTH NDA

PHASING OF DEVELOPMENT : REMAINING PHASE
SOURCE OF PLAN : CIVIL ENGINEERING AND DEVELOPMENT DEPARTMENT

FUNG KONG

ORIGINAL BUSINESS
PREMISES IN KWU
TUNG

SCALE - 1:5000

- PWP (ITEM NO. 828CL - REMAINING PHASE OF SITE FORMATION AND ENGINEERING INFRASTRUCTURE WORKS AT KWU TUNG NORTH NEW DEVELOPMENT AREA AND FANLING NORTH NEW DEVELOPMENT AREA (REMAINING PHASE WORKS)
- PWP (ITEM NOS. 747CL & 759CL - ADVANCE WORKS AND FIRST STAGE WORKS FOR DEVELOPMENT AT KWU TUNG NORTH NEW DEVELOPMENT AREA AND FANLING NORTH NEW DEVELOPMENT AREA (FIRST PHASE WORKS)

LEGEND

■ ORIGINAL PREMISES

*BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

RESUMPTION OF LAND FOR THE DEVELOPMENT OF KWU TUNG NORTH NDA

GOVERNMENT NOTICE : G.N. 205

ORDINANCE : LAND RESUMPTION ORDINANCE (CAP. 124)
RESUMPTION PLAN NO. : DNMS339a (SHEETS 4)
SOURCE OF PLAN : LANDS DEPARTMENT

ORIGINAL BUSINESS
PREMISES IN KWU
TUNG

LEGEND

■ ORIGINAL PREMISES

SCALE - 1:2000

RESUMPTION OF LAND FOR THE DEVELOPMENT OF KWU TUNG NORTH NDA

GOVERNMENT NOTICE : G.N. 161

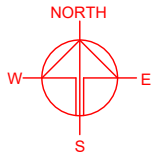
ORDINANCE : ROAD (WORKS, USE AND COMPENSATION) ORDINANCE (CAP. 370)
RESUMPTION PLAN NO. : DNMS328 (SHEET 1)
SOURCE OF PLAN : LANDS DEPARTMENT

ORIGINAL BUSINESS
PREMISES IN KWU
TUNG

LEGEND

■ ORIGINAL PREMISES

SCALE - 1:2000



PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY OPEN STORAGE OF CONSTRUCTION MATERIALS AND MACHINERY WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND AND POND FOR A PERIOD OF 3 YEARS

SITE LOCATION

VARIOUS LOTS IN D.D. 109, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE

1 : 5000 / 2000 @ A4

DRAWN BY

MN

DATE

27.5.2025

CHECKED BY

DATE

APPROVED BY

DATE

DWG. TITLE

OP (KTN NDA PHASING)

DWG NO.

PLAN 5

VER.

001

LOCATIONS OF THE APPLICANT'S ORIGINAL PREMISES

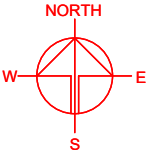
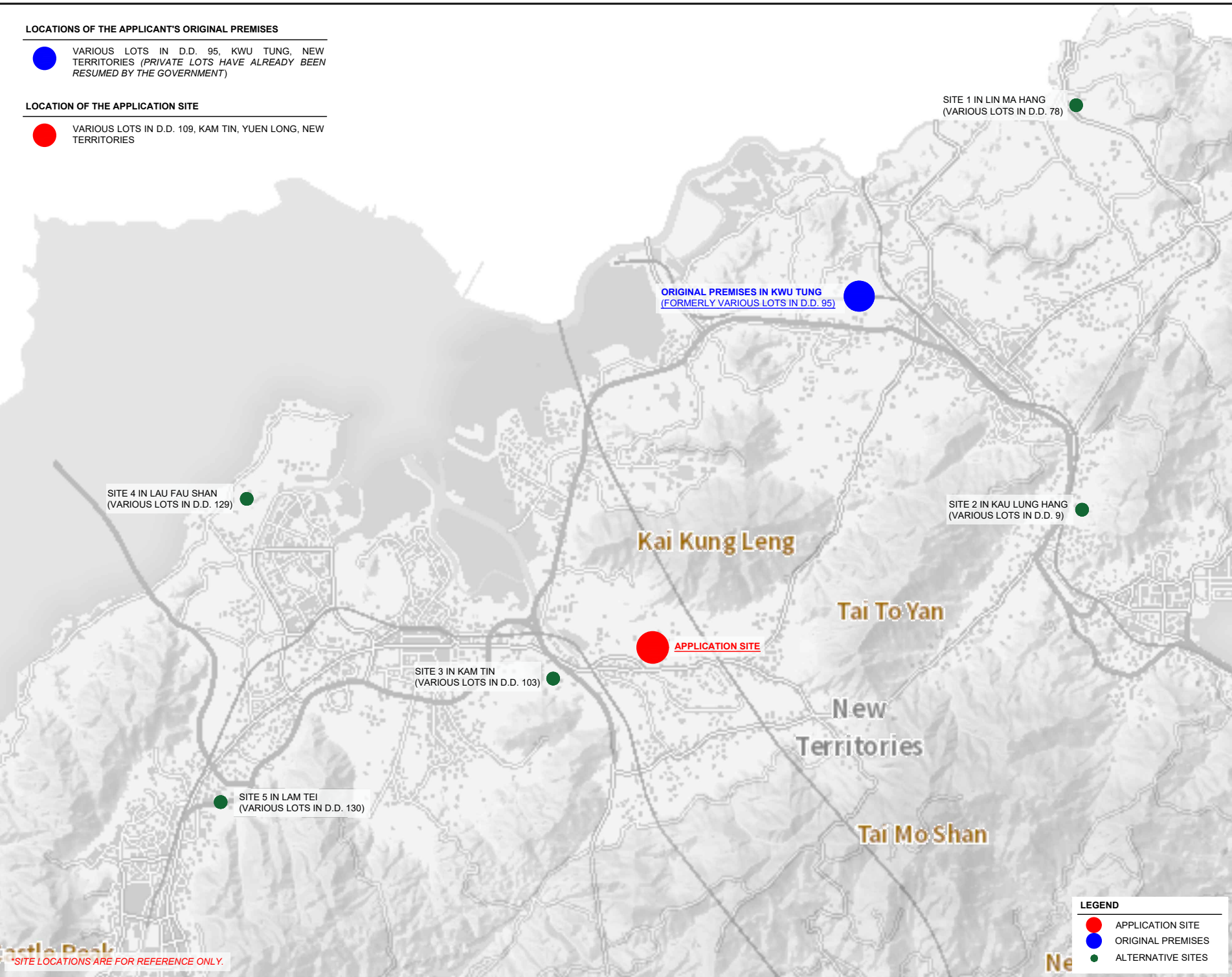


VARIOUS LOTS IN D.D. 95, KWU TUNG, NEW TERRITORIES (PRIVATE LOTS HAVE ALREADY BEEN RESUMED BY THE GOVERNMENT)

LOCATION OF THE APPLICATION SITE



VARIOUS LOTS IN D.D. 109, KAM TIN, YUEN LONG, NEW TERRITORIES



PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY OPEN STORAGE OF CONSTRUCTION MATERIALS AND MACHINERY WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND AND POND FOR A PERIOD OF 3 YEARS

SITE LOCATION

VARIOUS LOTS IN D.D. 109, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE

INDICATIVE ONLY @ A4

DRAWN BY MN DATE 4.6.2025

CHECKED BY DATE

APPROVED BY DATE

LEGEND

- APPLICATION SITE
- ORIGINAL PREMISES
- ALTERNATIVE SITES

DWG. TITLE

ALTERNATIVE SITES

DWG NO. PLAN 6

VER.

001

*SITE LOCATIONS ARE FOR REFERENCE ONLY.

TOWN PLANNING BOARD GUIDELINES NO. 13G FOR
APPLICATION FOR OPEN STORAGE AND PORT BACK-UP USES
UNDER S.16 OF THE TOWN PLANNING ORDINANCE

APPLICATION SITE AREA : 7,522 m² (ABOUT)

CATEGORY OF SITE : CATEGORY 3 AREA

Evergreen Organic
Community Farm

g Satellite Positioning
ce Station Network
m Tin Station

CHEUNG
KONG TSUEN

KONG-TAI ROAD

APPLICATION SITE

HO ROAD

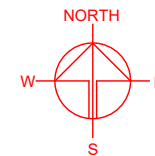
YPASS

HILLSIDE AVENUE
SEASONS MONARCH
PARK AVENUE

TPB Guidelines No. 13G

- Category 1 Areas
- Category 2 Areas
- Category 3 Areas
- Category 4 Areas

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY



PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY OPEN
STORAGE OF CONSTRUCTION
MATERIALS AND MACHINERY
WITH ANCILLARY FACILITIES
AND ASSOCIATED FILLING OF
LAND AND POND FOR A PERIOD
OF 3 YEARS

SITE LOCATION

VARIOUS LOTS IN D.D. 109, KAM
TIN, YUEN LONG, NEW
TERRITORIES

SCALE

1 : 3000 @ A4

DRAWN BY

MN

DATE

29.5.2025

REVISED BY

DATE

APPROVED BY

DATE

DWG. TITLE

TPB PG-NO. 13G

DWG NO.

PLAN 7

VER.

001

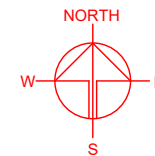
LEGEND

APPLICATION SITE

EXISTING CONDITION OF THE APPLICATION SITE

APPLICATION SITE AREA : 7,522 m² (ABOUT)

SOURCE OF AERIAL PHOTO : TOWN PLANNING BOARD
STATUTORY PLANNING PORTAL 3



PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY OPEN
STORAGE OF CONSTRUCTION
MATERIALS AND MACHINERY
WITH ANCILLARY FACILITIES
AND ASSOCIATED FILLING OF
LAND AND POND FOR A PERIOD
OF 3 YEARS

SITE LOCATION

VARIOUS LOTS IN D.D. 109, KAM
TIN, YUEN LONG, NEW
TERRITORIES

SCALE

1 : 2000 @ A4

DRAWN BY

MN

DATE

29.5.2025

REVISED BY

DATE

APPROVED BY

DATE

DWG. TITLE

AERIAL PHOTO

DWG NO.

PLAN 8

VER.

001

LEGEND

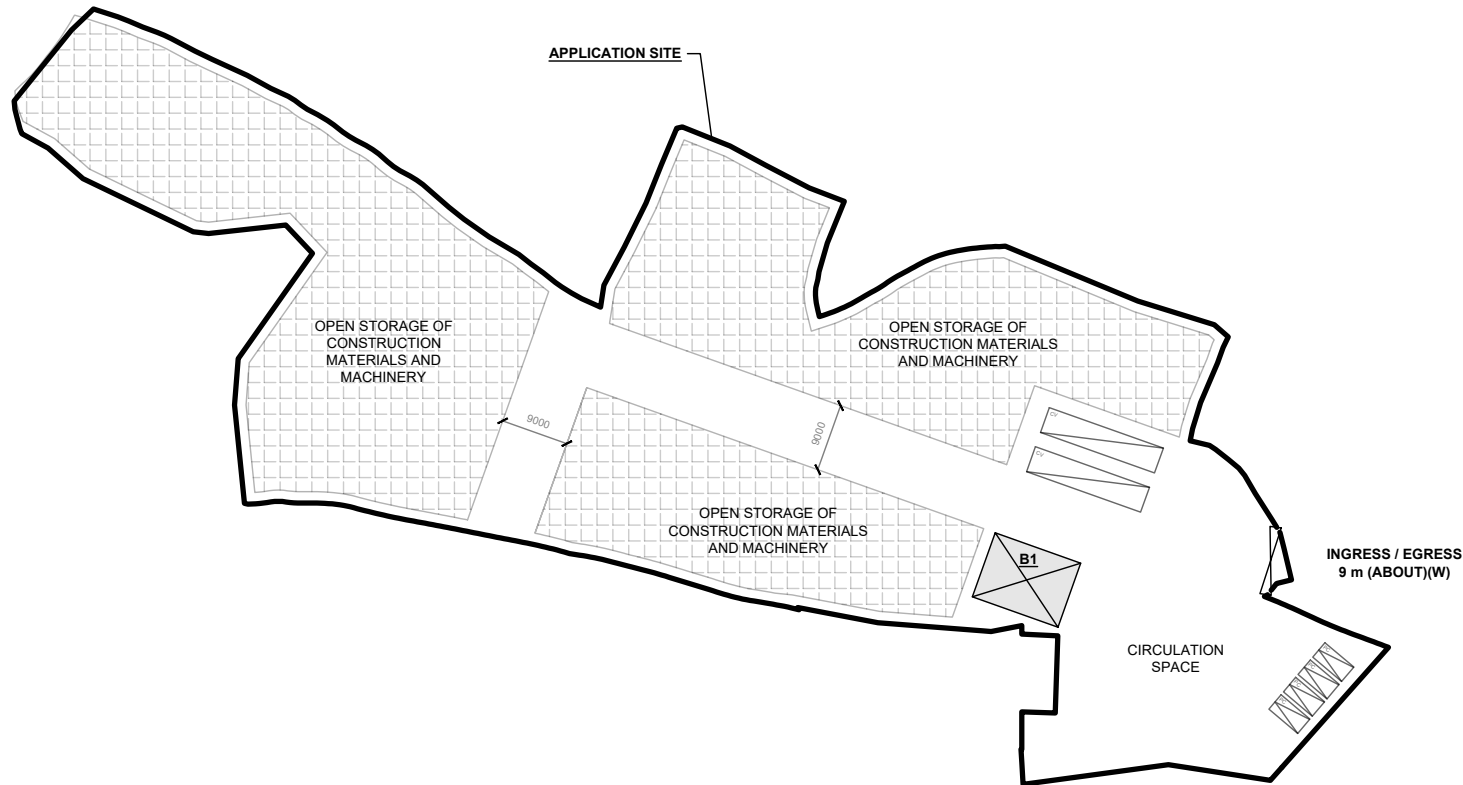
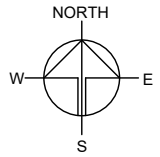
 APPLICATION SITE

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

DEVELOPMENT PARAMETERS

APPLICATION SITE AREA	: 7,522 m ²	(ABOUT)
COVERED AREA	: 108 m ²	(ABOUT)
UNCOVERED AREA	: 7,414 m ²	(ABOUT)
PLOT RATIO	: 0.01	(ABOUT)
SITE COVERAGE	: 1%	(ABOUT)
NO. OF STRUCTURE	: 1	
DOMESTIC GFA	: NOT APPLICABLE	
NON-DOMESTIC GFA	: 108 m ²	(ABOUT)
TOTAL GFA	: 108 m ²	(ABOUT)
BUILDING HEIGHT	: 4 m	(ABOUT)
NO. OF STOREY	: 1	
OPEN STORAGE AREA	: 4,374 m ²	(ABOUT)
STACKING HEIGHT	: 13 m	(ABOUT)

STRUCTURE	USE	COVERED AREA	GROSS FLOOR AREA	BUILDING HEIGHT
B1	SITE OFFICE AND WASHROOM	108 m ² (ABOUT)	108 m ² (ABOUT)	4 m (ABOUT)(1-STOREY)
TOTAL		108 m ² (ABOUT)	108 m ² (ABOUT)	



PARKING PROVISIONS

NO. OF PRIVATE CAR PARKING SPACE	: 4
DIMENSION OF PARKING SPACE	: 5 m (L) x 2.5 m (W)

LOADING / UNLOADING (L/UL) PROVISIONS

NO. OF L/UL SPACE FOR CONTAINER VEHICLE	: 2
DIMENSION OF L/UL SPACE	: 16 m (L) x 3.5 m (W)

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

LEGEND

	APPLICATION SITE
	STRUCTURE
	OPEN STORAGE AREA
	PARKING SPACE (PC)
	L/UL SPACE (CV)
	INGRESS / EGRESS

PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY OPEN STORAGE OF CONSTRUCTION MATERIALS AND MACHINERY WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND AND POND FOR A PERIOD OF 3 YEARS

SITE LOCATION

VARIOUS LOTS IN D.D. 109, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE

1 : 1000 @ A4

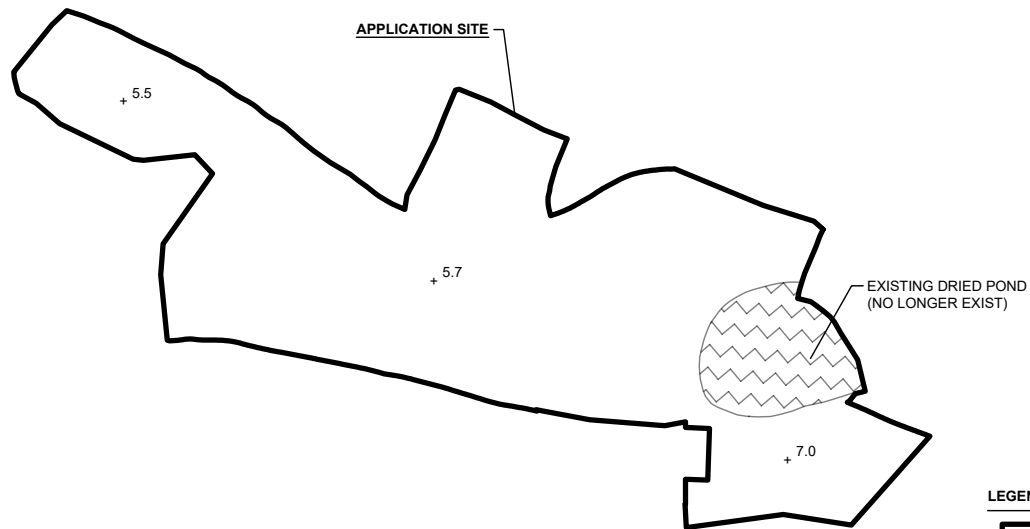
DRAWN BY	DATE
MN	29.5.2025
REVISED BY	DATE
APPROVED BY	DATE

DWG. TITLE
LAYOUT PLAN

DWG NO.	VER.
PLAN 9	001

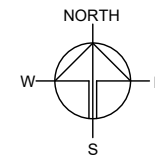
EXISTING CONDITION OF THE APPLICATION SITE

APPLICATION SITE AREA	: 7,522 m ²	(ABOUT)
EXISTING SITE LEVELS	: +5.5 mPD - +7.0 mPD	(ABOUT)
EXISTING POND AREA	: 630 m ²	(ABOUT)
DEPTH OF POND	: 0.5 m	(ABOUT)



LEGEND

	APPLICATION SITE
	FILLING OF LAND AREA
+ 5.5	EXISTING SITE LEVEL



PROPOSED FILLING OF LAND AND POND AT THE APPLICATION SITE

APPLICATION SITE AREA	: 7,522 m ²	(ABOUT)
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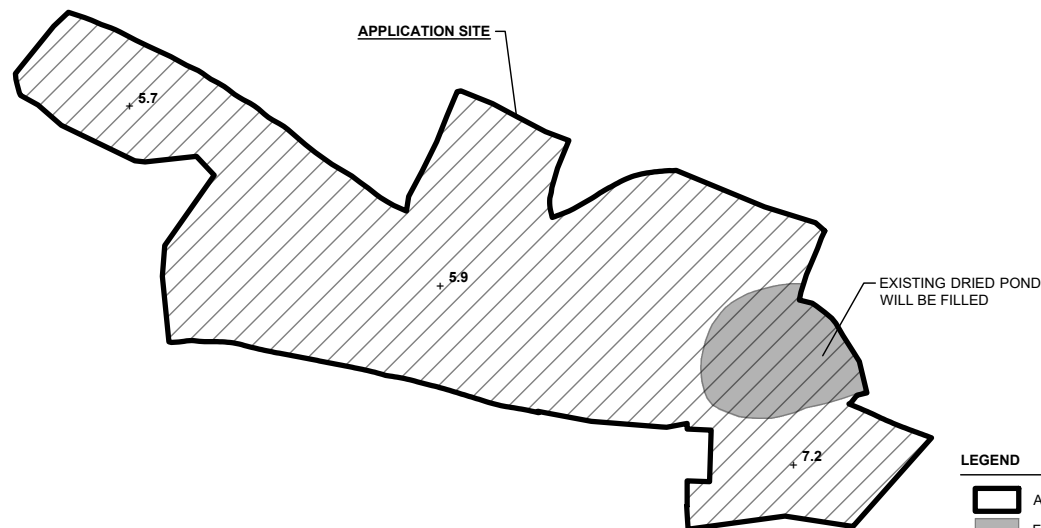
PROPOSED FILLING OF LAND

AREA OF FILLING	: 7,522 m ²	(ABOUT)
PROPOSED DEPTH OF FILLING	: NOT MORE THAN 0.2 m	
PROPOSED SITE LEVELS	: +5.7 mPD - +7.2 mPD	(ABOUT)
MATERIAL OF FILLING	: CONCRETE	
PURPOSE OF FILLING	: SITE FORMATION OF STRUCTURE, PARKING SPACES AND CIRCULATION AREA	

PROPOSED FILLING OF POND

AREA OF FILLING	: 630 m ²	(ABOUT)
DEPTH OF FILLING	: 0.5 m	(ABOUT)
MATERIAL OF FILLING	: SOIL	

ONCE THE EXISTING POND IS FILLED WITH SOIL, 0.2 m OF CONCRETE WILL BE LAID ON TOP OF THE SOILED GROUND TO FACILITATE A HARD-PAVED SURFACE FOR CIRCULATION AND OPEN STORAGE PURPOSES.



LEGEND

	APPLICATION SITE
	FILLING OF POND AREA
	FILLING OF LAND AREA
+ 15.4	PROPOSED SITE LEVEL

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

PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY OPEN STORAGE OF CONSTRUCTION MATERIALS AND MACHINERY WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND AND POND FOR A PERIOD OF 3 YEARS

SITE LOCATION

VARIOUS LOTS IN D.D. 109, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE

1 : 1500 @ A4

DRAWN BY MN DATE 29.5.2025

REVISED BY DATE

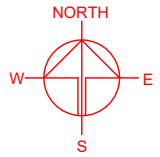
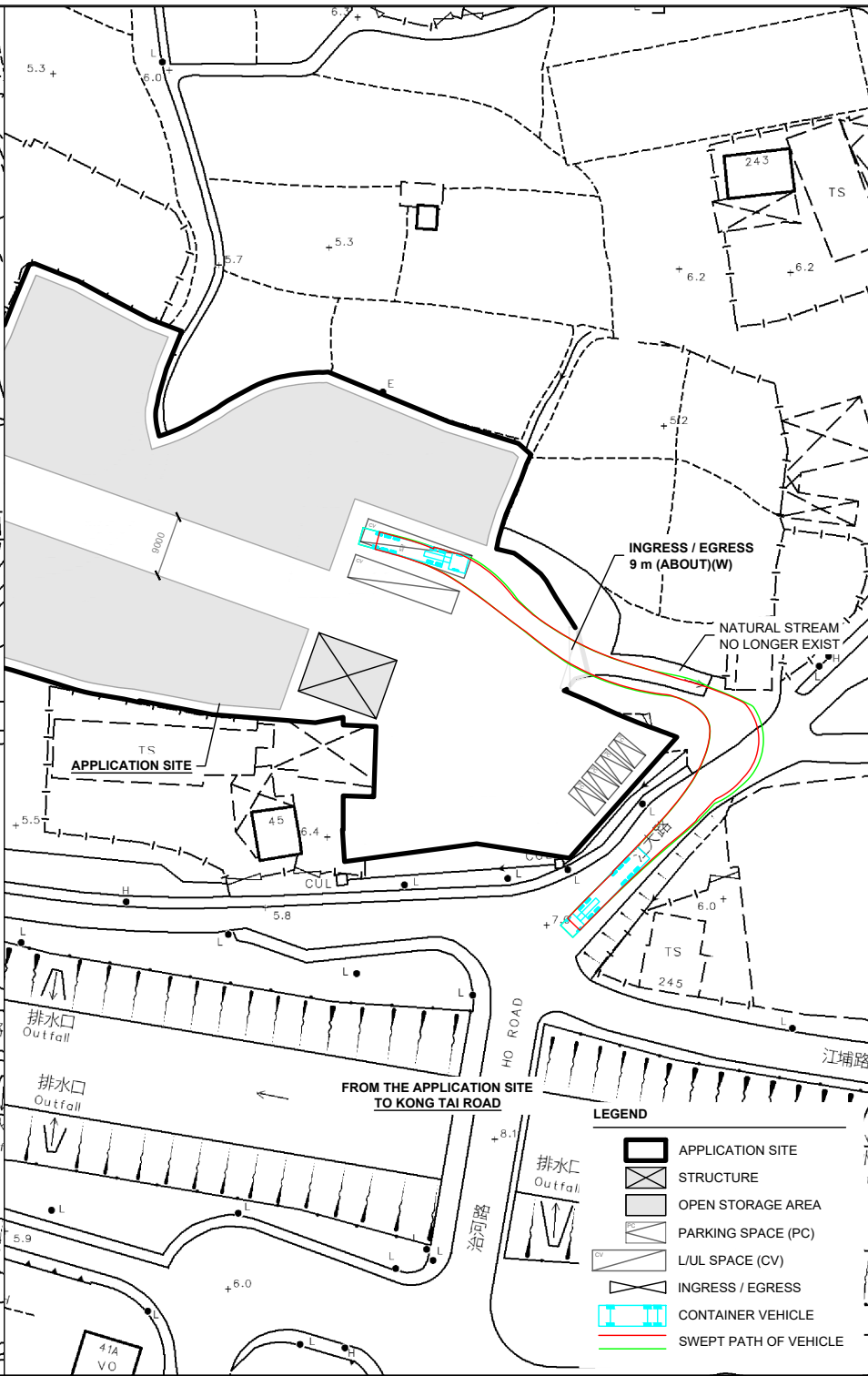
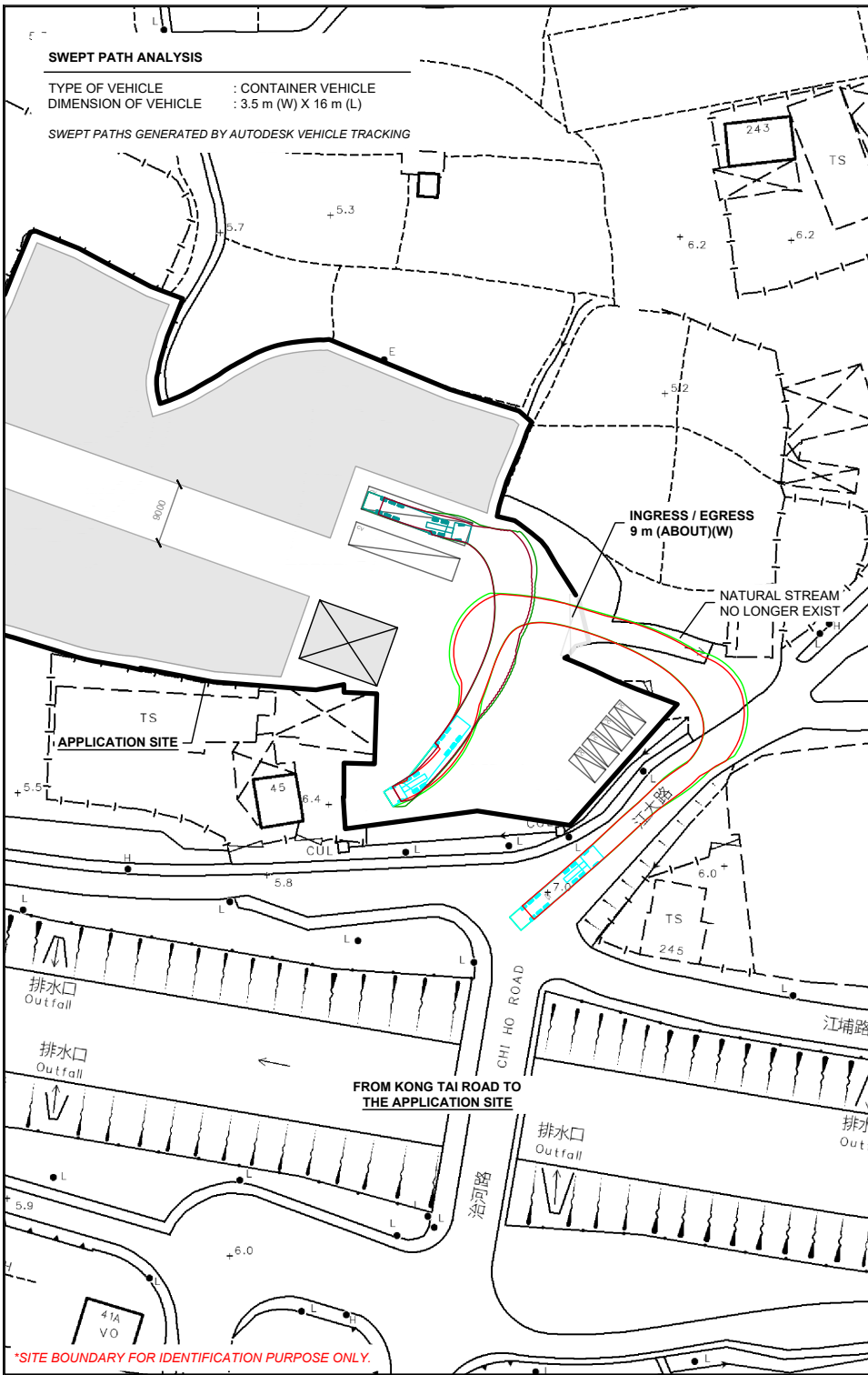
APPROVED BY DATE

DWG. TITLE

FILLING OF LAND

DWG NO.
PLAN 10

VER.
001



PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY OPEN
STORAGE OF CONSTRUCTION
MATERIALS AND MACHINERY
WITH ANCILLARY FACILITIES
AND ASSOCIATED FILLING OF
LAND AND POND FOR A PERIOD
OF 3 YEARS

SITE LOCATION

VARIOUS LOTS IN D.D. 109, KAM
TIN, YUEN LONG, NEW
TERRITORIES

SCALE

1: 1000 @ A4

DRAWN BY

MN

DATE

29.5.2025

REVISED BY

DATE

APPROVED BY

DATE

DWG. TITLE

SWEPT PATH ANALYSIS (CV)

DWG NO.

PLAN 11

VER.

001

LEGEND

- APPLICATION SITE
- STRUCTURE
- OPEN STORAGE AREA
- PARKING SPACE (PC)
- L/UL SPACE (CV)
- INGRESS / EGRESS
- CONTAINER VEHICLE
- SWEPT PATH OF VEHICLE