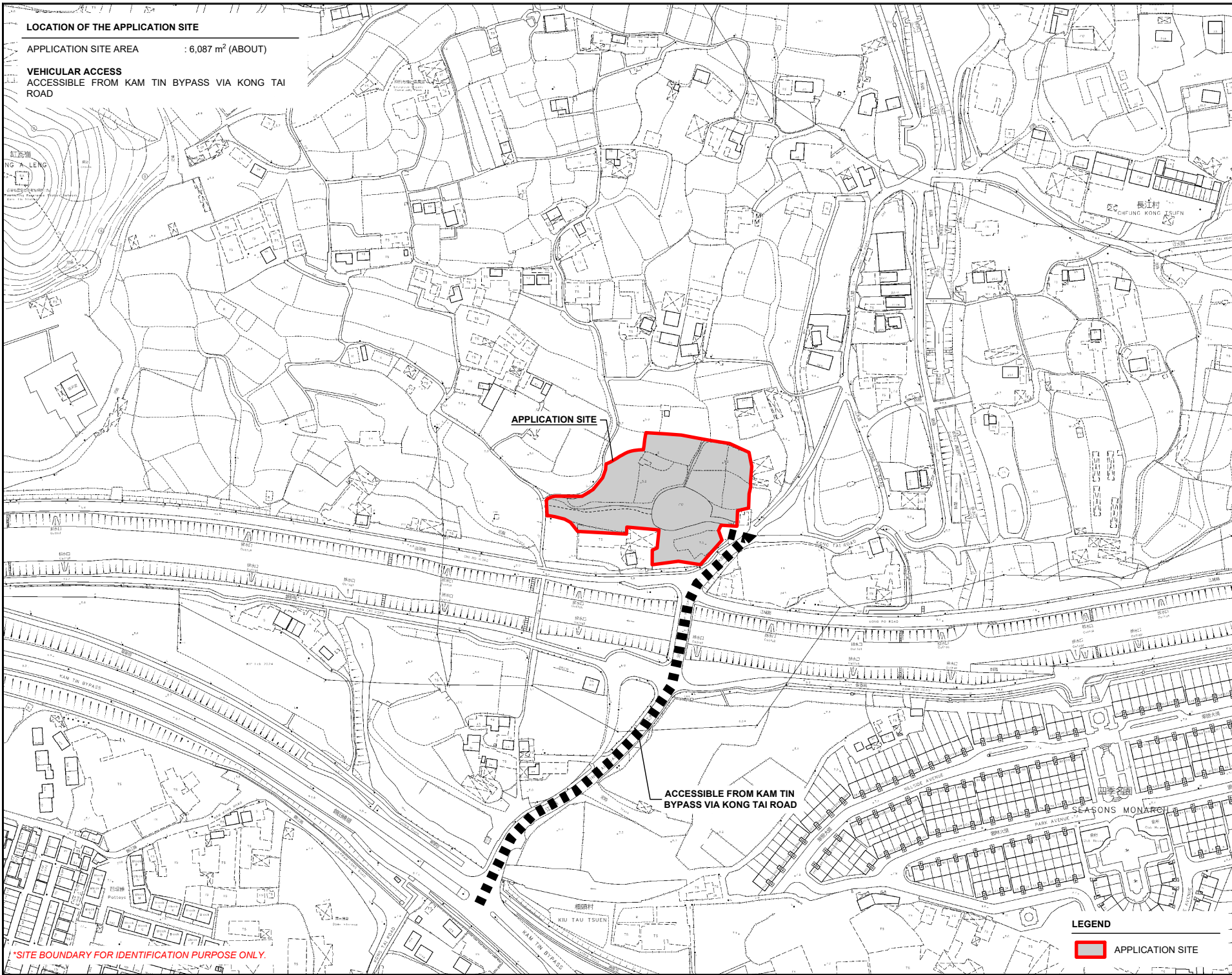


LIST OF PLANS

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



LOCATION OF THE APPLICATION SITE

APPLICATION SITE AREA : 6,087 m² (ABOUT)

VEHICULAR ACCESS

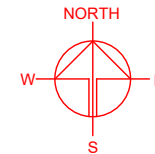
ACCESSIBLE FROM KAM TIN BYPASS VIA KONG TAI ROAD

APPLICATION SITE

ACCESSIBLE FROM KAM TIN BYPASS VIA KONG TAI ROAD

LEGEND

 APPLICATION SITE



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 ADJOINING GOVERNMENT LAND, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE
1 : 3000 @ A4

DRAWN BY
MN 13.10.2025

REVISED BY
DATE

APPROVED BY
DATE

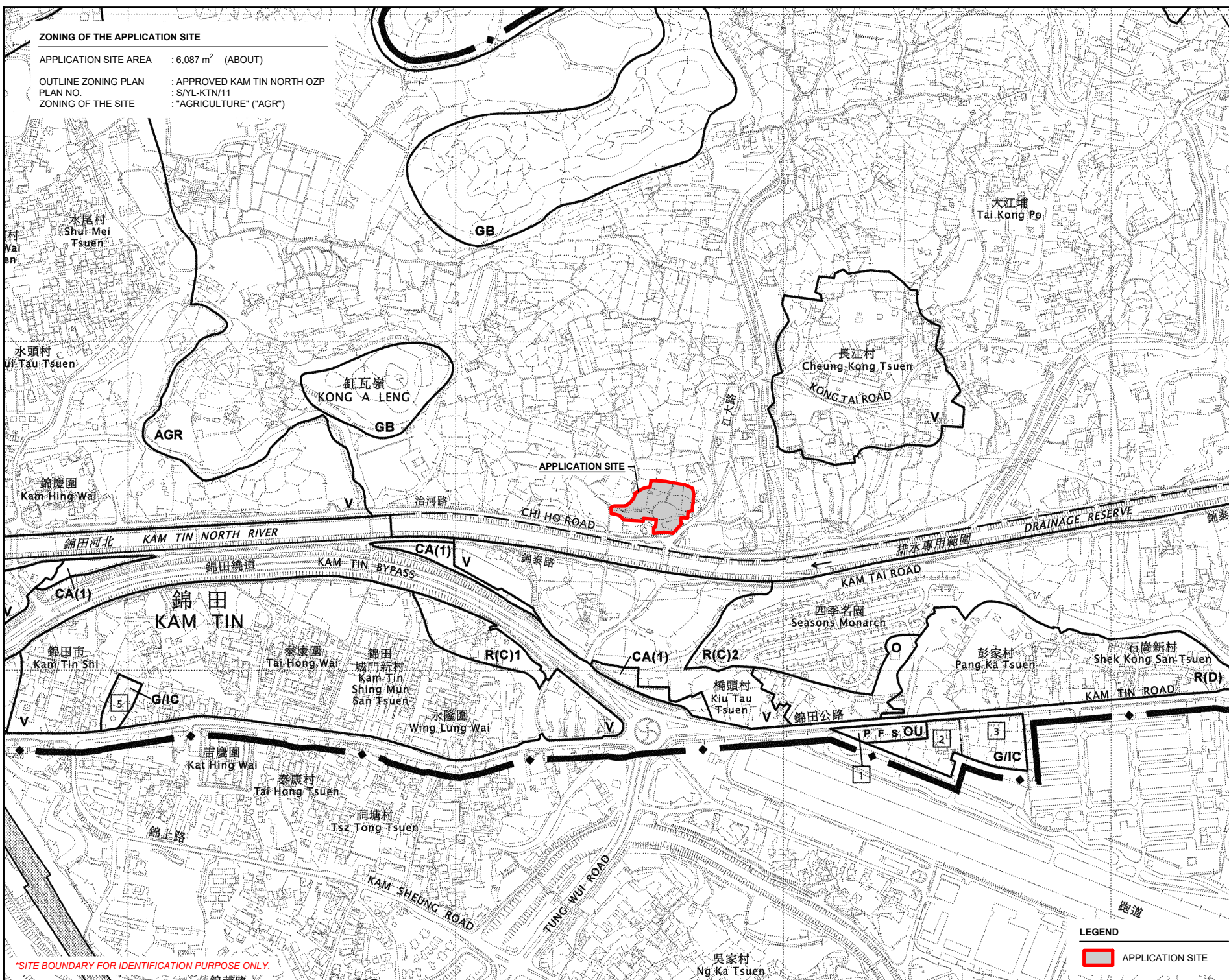
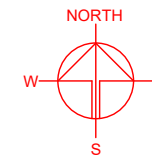
DWG. TITLE
LOCATION PLAN

DWG NO.
PLAN 1

VER.
001

APPLICATION SITE AREA : 6,087 m² (ABOUT)

OUTLINE ZONING PLAN : APPROVED KAM TIN NORTH OZP
PLAN NO. : S/YL-KTN/11
ZONING OF THE SITE : "AGRICULTURE" ("AGR")



	PLANNING CONSULTANT
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PROJECT	
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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
ADJOINING GOVERNMENT
LAND, KAM TIN, YUEN LONG,
NEW TERRITORIES

SCALE
1 : 7500 @ A4

DRAWN BY	DATE
MN	13.10.2025

REVISED BY	DATE
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APPROVED BY	DATE
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DWG. TITLE
ZONING PLAN

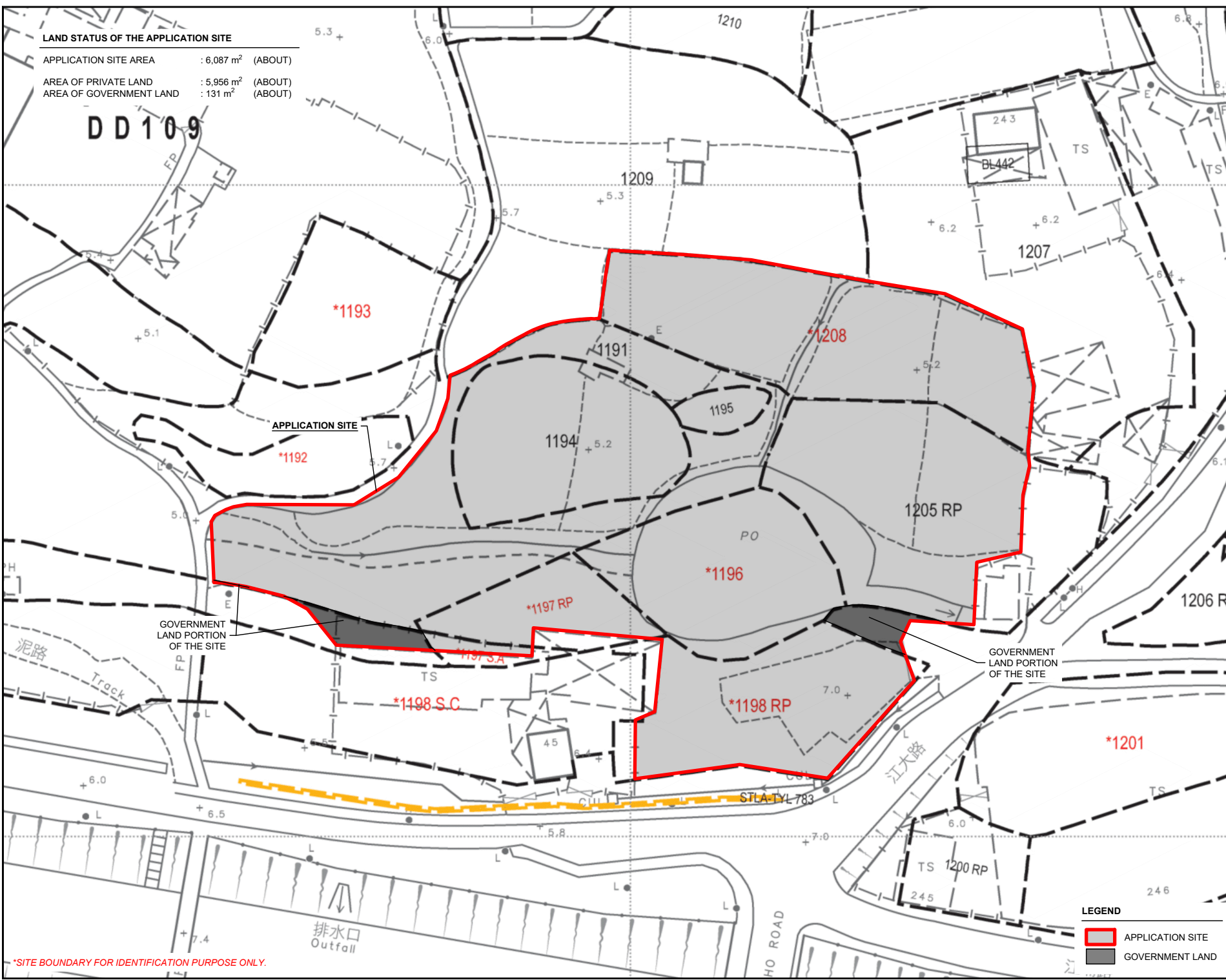
DWG NO.	VER.
PLAN 2	001

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

LAND STATUS OF THE APPLICATION SITE

APPLICATION SITE AREA : 6,087 m² (ABOUT)
 AREA OF PRIVATE LAND : 5,956 m² (ABOUT)
 AREA OF GOVERNMENT LAND : 131 m² (ABOUT)

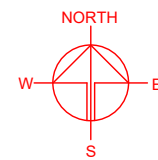
DD109



*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

LEGEND

- APPLICATION SITE
- GOVERNMENT LAND



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 AND ADJOINING GOVERNMENT LAND, KAM TIN, YUEN LONG, NEW TERRITORIES

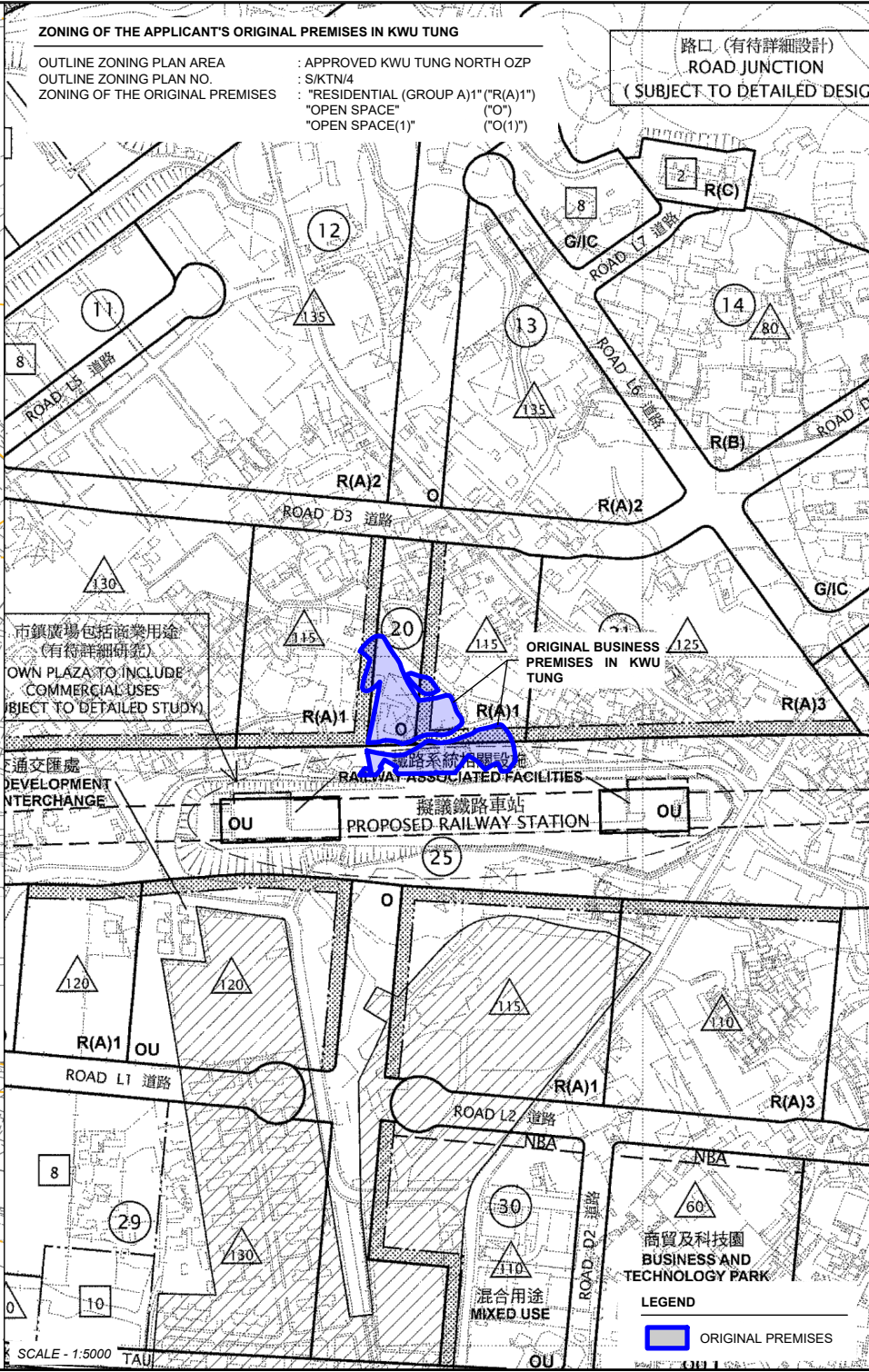
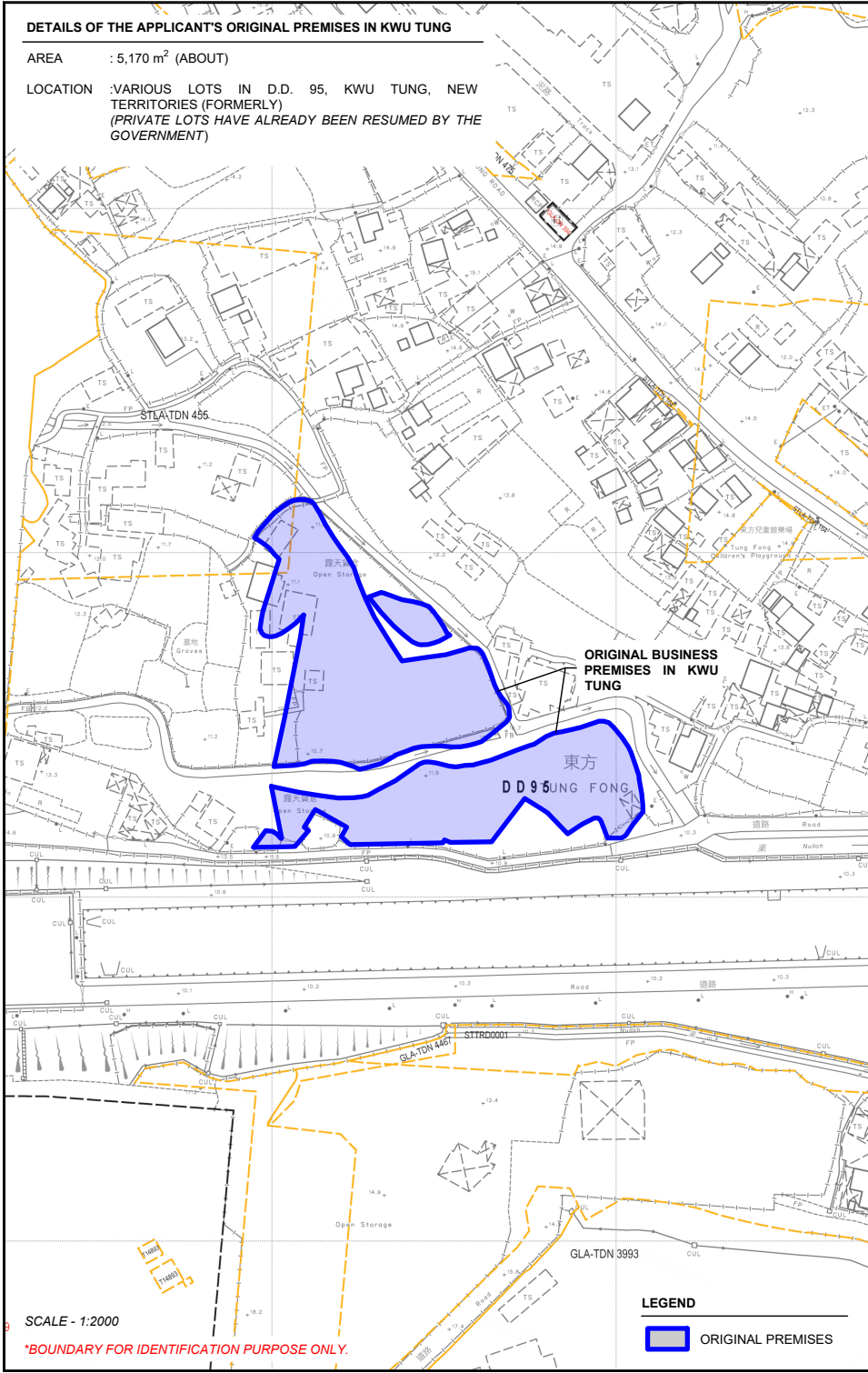
SCALE

1:750 @ A4

DRAWN BY	DATE
MN	13.10.2025
REVISED BY	DATE
APPROVED BY	DATE

DWG. TITLE
LAND STATUS OF THE SITE

DWG NO.	VER.
PLAN 3	001



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 ADJOINING GOVERNMENT LAND, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE

1 : 2000 / 5000 @ A4

DRAWN BY	DATE
MN	2.10.2025
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. : DNM5339a (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

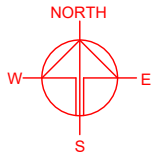
ORDINANCE : ROAD (WORKS, USE AND COMPENSATION) ORDINANCE (CAP. 370)
RESUMPTION PLAN NO. : DNM5328 (SHEET 1)
SOURCE OF PLAN : LANDS DEPARTMENT

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 ADJOINING GOVERNMENT LAND, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE

1: 5000 / 2000 @ A4

DRAWN BY

MN

DATE

2.10.2025

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

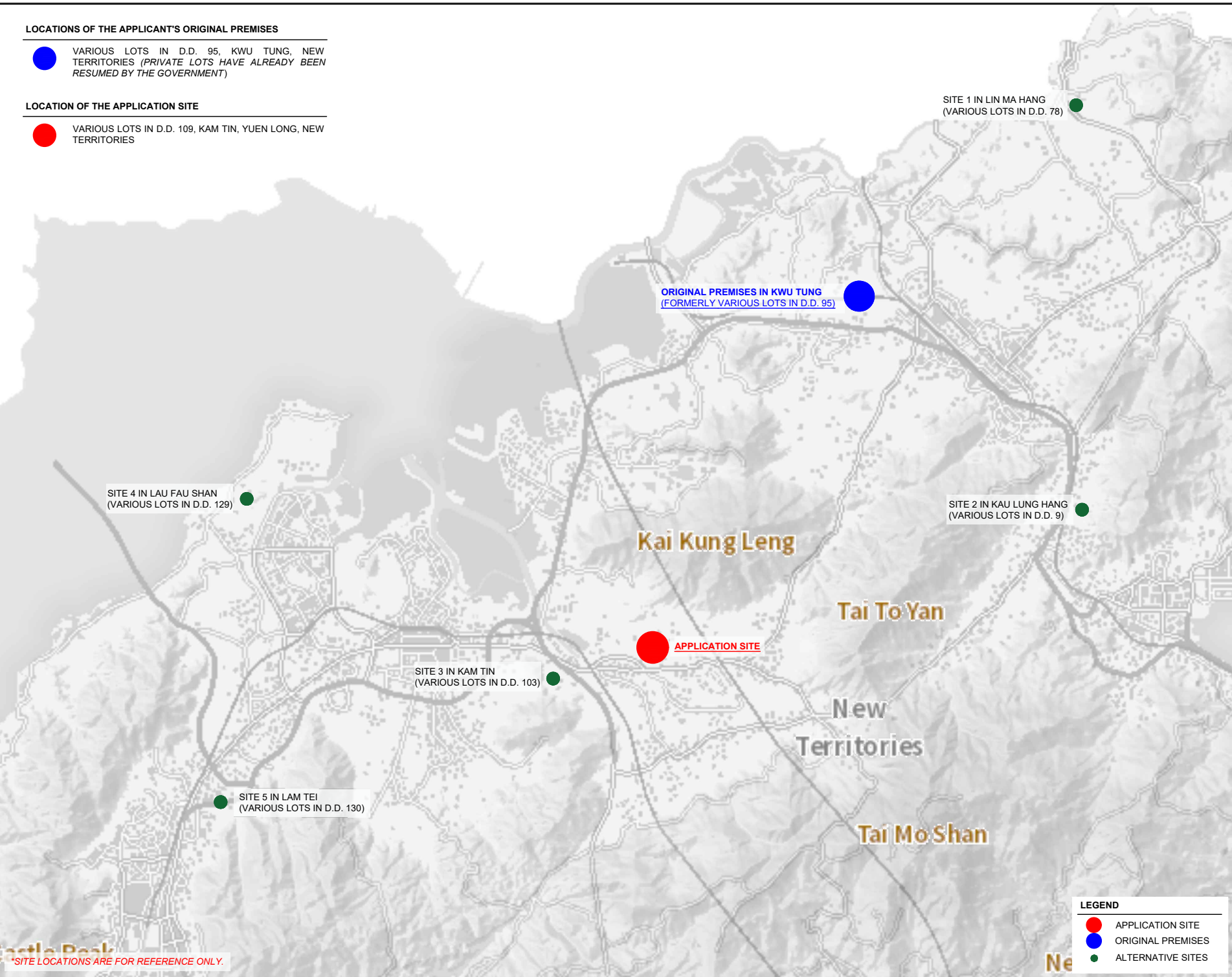
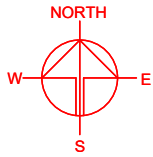


VARIOUS LOTS IN D.D. 95, KWU TUNG, NEW TERRITORIES (PRIVATE LOTS HAVE ALREADY BEEN RESUMED BY THE GOVERNMENT)

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 ADJOINING GOVERNMENT LAND, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE

INDICATIVE ONLY @ A4

DRAWN BY MN DATE 2.10.2025

CHECKED BY DATE

APPROVED BY DATE

LEGEND

- APPLICATION SITE
- ORIGINAL PREMISES
- ALTERNATIVE SITES

DWG. TITLE
ALTERNATIVE SITES

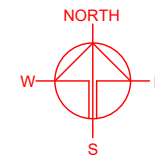
DWG NO. PLAN 6 VER. 001

*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 : 6,087 m² (ABOUT)

CATEGORY OF SITE : CATEGORY 3 AREA



te Positioning
on Network
tation

Green Organic
Community Farm

KONG-TAI ROAD

CHEUNG
KONG TSUEN

APPLICATION SITE

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
ADJOINING GOVERNMENT
LAND, KAM TIN, YUEN LONG,
NEW TERRITORIES

SCALE

1 : 3000 @ A4

DRAWN BY

MN

DATE

13.10.2025

REVISED BY

DATE

APPROVED BY

DATE

DWG. TITLE

TPB PG-NO. 13G

DWG NO.

PLAN 7

VER.

001

TPB Guidelines No. 13G

Category 1 Areas

Category 2 Areas

Category 3 Areas

Category 4 Areas

HILLSIDE AVENUE
SEASONS MONARCH
PARK AVENUE
POOLSIDE

LEGEND

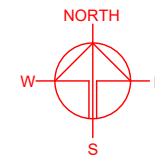
APPLICATION SITE

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

EXISTING CONDITION OF THE APPLICATION SITE

APPLICATION SITE AREA : 6,087 m² (ABOUT)

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



APPLICATION SITE

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
ADJOINING GOVERNMENT
LAND, KAM TIN, YUEN LONG,
NEW TERRITORIES

SCALE
1 : 2000 @ A4

DRAWN BY
MN
DATE
13.10.2025

REVISED BY
DATE

APPROVED BY
DATE

LEGEND

 APPLICATION SITE

DWG. TITLE
AERIAL PHOTO

DWG NO.
PLAN 8
VER.
001

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

DEVELOPMENT PARAMETERS

APPLICATION SITE AREA : 6,087 m² (ABOUT)
COVERED AREA : 108 m² (ABOUT)
UNCOVERED AREA : 5,979 m² (ABOUT)

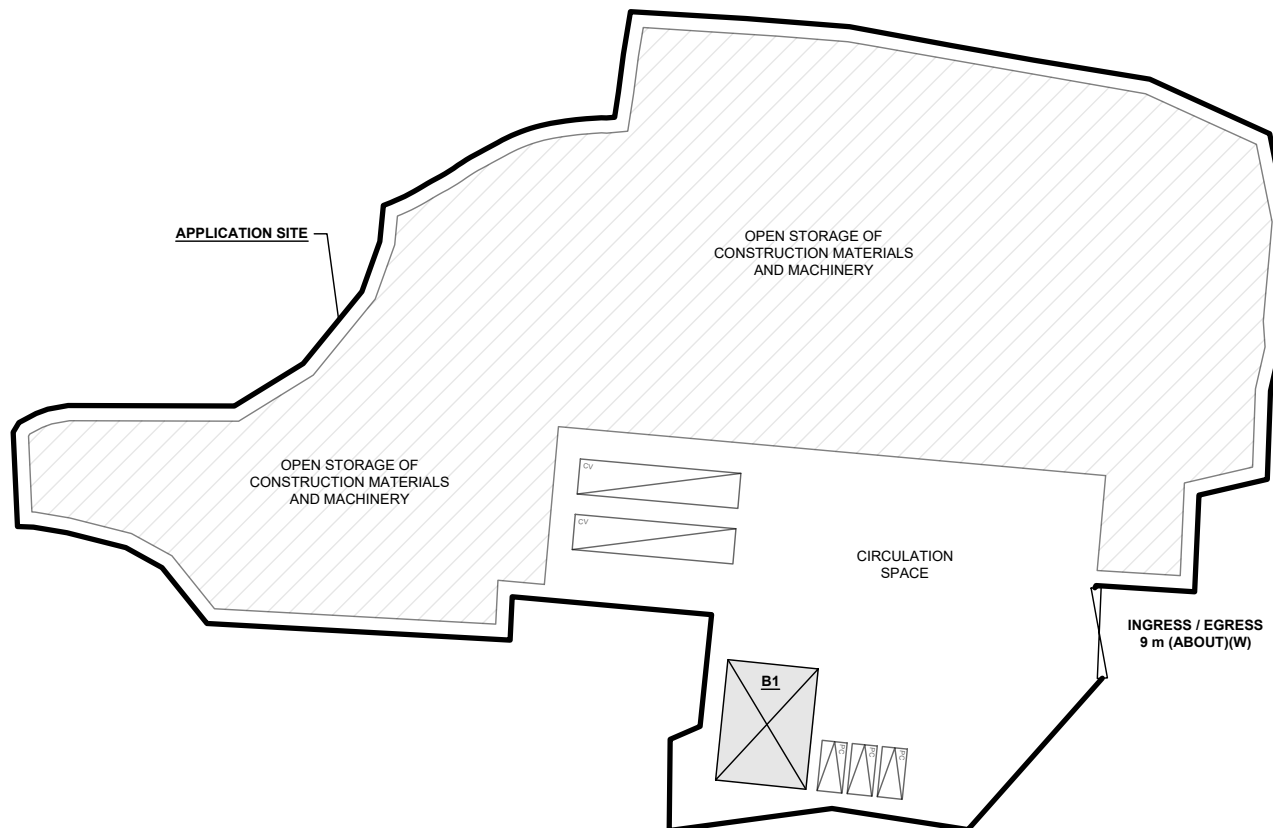
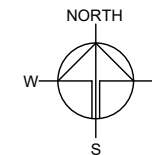
PLOT RATIO : 0.02 (ABOUT)
SITE COVERAGE : 2% (ABOUT)

NO. OF STRUCTURE : 1
DOMESTIC GFA : NOT APPLICABLE
NON-DOMESTIC GFA : 108 m² (ABOUT)
TOTAL GFA : 108 m² (ABOUT)

BUILDING HEIGHT : 4 m (ABOUT)
NO. OF STOREY : 1

OPEN STORAGE AREA : 4,069 m² (ABOUT)
STACKING HEIGHT : NOT MORE THAN 3 m

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 : 3
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)

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 AND ADJOINING GOVERNMENT LAND, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE

1 : 750 @ A4

DRAWN BY MN DATE 2.10.2025

REVISED BY DATE

APPROVED BY DATE

DWG. TITLE
LAYOUT PLAN

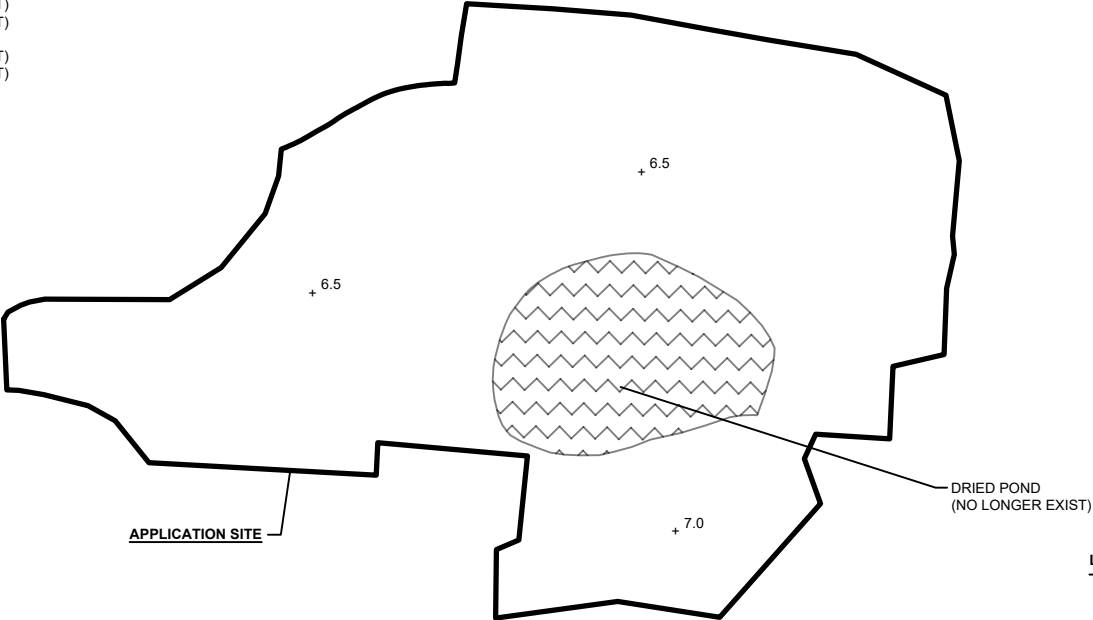
DWG NO.
PLAN 9

VER.
001

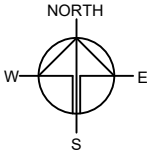
*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

EXISTING CONDITION OF THE APPLICATION SITE

APPLICATION SITE AREA	: 6,087 m ²	(ABOUT)
EXISTING SITE LEVELS	: +6.5 mPD - +7.0 mPD	(ABOUT)
EXISTING DRIED POND AREA	: 754 m ²	(ABOUT)
DEPTH OF POND	: 0.5 m	(ABOUT)

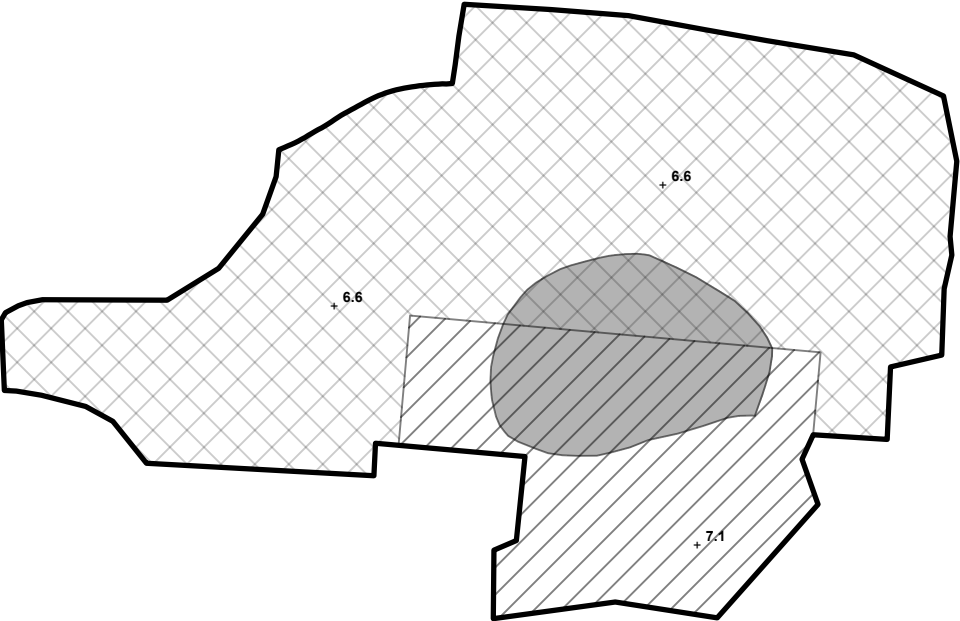


LEGEND	
	APPLICATION SITE
	FILLING OF POND AREA
+ 6.5	EXISTING SITE LEVEL



PROPOSED FILLING OF LAND AND POND AT THE APPLICATION SITE

APPLICATION SITE AREA	: 6,087 m ²	(ABOUT)
<u>PROPOSED FILLING OF POND</u>		
AREA OF FILLING	: 754 m ²	(ABOUT)
DEPTH OF FILLING	: NOT MORE THAN 0.5 m	
MATERIAL OF FILLING	: SOIL	
<u>PROPOSED FILLING OF LAND</u>		
TOTAL AREA OF FILLING	: 6,087 m ²	(ABOUT)
PROPOSED SITE LEVELS	: +6.6 mPD - +7.1 mPD	(ABOUT)
AREA OF FILLING	: 4,478 m ²	(ABOUT)
MATERIAL OF FILLING	: SOIL	
PROPOSED DEPTH OF FILLING	: NOT MORE THAN 0.1 m	
AREA OF FILLING	: 1,609 m ²	(ABOUT)
MATERIAL OF FILLING	: CONCRETE	
PROPOSED DEPTH OF FILLING	: NOT MORE THAN 0.6 m	
PURPOSE OF FILLING	: SITE FORMATION OF STRUCTURE, OPEN STORAGE, PARKING SPACES AND CIRCULATION AREA	



LEGEND	
	APPLICATION SITE
	FILLING OF POND AREA
	FILLING OF LAND AREA (CONCRETE)
	FILLING OF LAND AREA (SOIL)
+ 7.1	PROPOSED SITE LEVEL



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 AND ADJOINING GOVERNMENT LAND, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE 1 : 1000 @ A4	
DRAWN BY CC	DATE 20.10.2025
REVISED BY	DATE
APPROVED BY	DATE
DWG. TITLE FILLING OF LAND	
DWG NO. PLAN 10	VER. 001

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

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 KONG TAI ROAD TO
 THE APPLICATION SITE

橋頭村
 KIU TAU TSUEN

KAM TIN BYPASS

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

APPLICATION SITE

INGRESS / EGRESS
 9 m (ABOUT)(W)

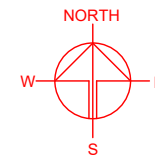
FROM THE APPLICATION SITE
 TO KONG TAI ROAD

橋頭村
 KIU TAU TSUEN

KAM TIN BYPASS

LEGEND

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



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 AND
 ADJOINING GOVERNMENT
 LAND, KAM TIN, YUEN LONG,
 NEW TERRITORIES

SCALE

1 : 2000 @ A4

DRAWN BY

MN

DATE

13.10.2025

REVISED BY

DATE

APPROVED BY

DATE

DWG. TITLE

SWEPT PATH ANALYSIS (CV)

DWG NO.

PLAN 11

VER.

001