

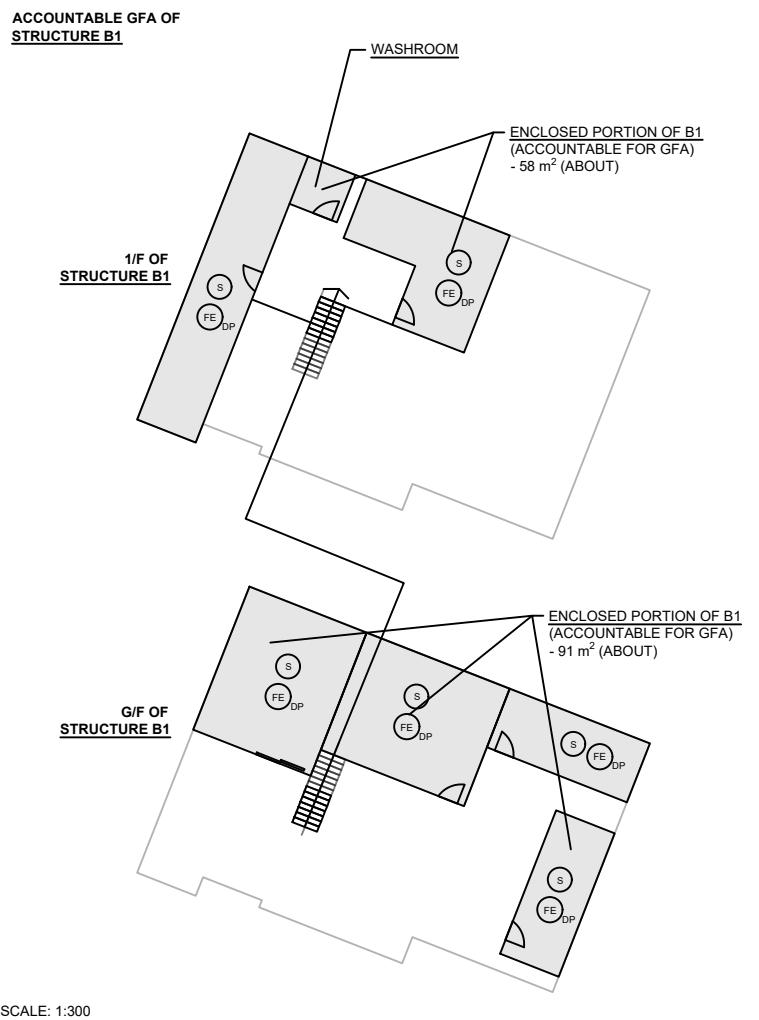
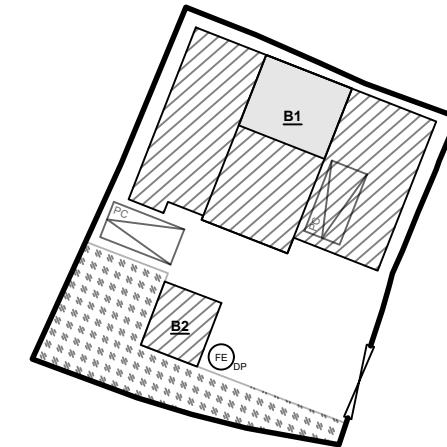
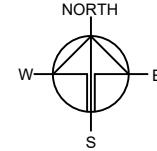
Appendix I
Fire Service Installations Proposal

DEVELOPMENT PARAMETERS		
APPLICATION SITE AREA	: 487 m ²	(ABOUT)
COVERED AREA	: 212 m ²	(ABOUT)
UNCOVERED AREA	: 275 m ²	(ABOUT)
PLOT RATIO	: 0.55	(ABOUT)
SITE COVERAGE	: 44 %	(ABOUT)
NO. OF STRUCTURE	: 2	
DOMESTIC GFA	: NOT APPLICABLE	
NON-DOMESTIC GFA	: 270 m ²	(ABOUT)
TOTAL GFA	: 270 m ²	(ABOUT)
BUILDING HEIGHT	: 3 m - 7 m	(ABOUT)
NO. OF STOREY	: 1 - 2	

PARKING AND LOADING/UNLOADING PROVISION

NO. OF PRIVATE CAR PARKING SPACE	: 2
DIMENSION OF PARKING SPACE	: 5 m (L) X 2.5 m (W)

STRUCTURE	USE	COVERED AREA	GROSS FLOOR AREA	BUILDING HEIGHT
B1	SHOP AND SERVICES, OFFICE, STORAGE OF DOCUMENTS AND WASHROOM	194 m ² (ABOUT)	252 m ² (ABOUT)	7 m (ABOUT)(2-STORY)
B2	RAIN SHELTER FOR FISH TANK	18 m ² (ABOUT)	18 m ² (ABOUT)	3 m (ABOUT)(1-STORY)
		TOTAL	212 m² (ABOUT)	270 m² (ABOUT)



PROJECT
 TEMPORARY SHOP AND SERVICES WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS

SITE LOCATION
 VARIOUS LOTS IN D.D. 107, FUNG KAT HEUNG, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE
 1 : 300 / 500 @ A4

DRAWN BY MN DATE 24.11.2025

CHECKED BY DATE

APPROVED BY DATE

DWG. TITLE
 FSIs PROPOSAL

DWG. NO. APPENDIX I VER. 001

Appendix II

Accepted Drainage Proposal under Previous Application No. A/YL-KTN/605

規 劃 署

粉嶺、上水及元朗東規劃處
新界沙田上禾輦路1號
沙田政府合署12樓



Planning Department

Fanling, Sheung Shui & Yuen Long East
District Planning Office
12/F, Sha Tin Government Offices,
1 Sheung Wo Che Road, Sha Tin, N.T.

來函檔號 Your Reference :
本署檔號 Our Reference : TPB/A/YL-KTN/605
電話號碼 Tel. No. : 2158 6271
傳真機號碼 Fax No. : 3105 0057/3106 4153

By Post & Fax ()

R-riches Property Consultants Ltd.

(Attn: Mr. Tang Kwok Pong)

31 December 2018

Dear Sir/Madam,

Submission for Compliance with Approval Condition (h) – submission of drainage proposal

**Proposed Temporary Animal Boarding Establishment for a Period of 3 Years in
“Agriculture” Zone, Lots 736 (Part) and 737 (Part) in D.D. 107,
Fung Kat Heung, Yuen Long**
(Planning Application No. A/YL-KTN/605)

I refer to your submission dated 3.8.2018 for compliance with the captioned approval condition. The relevant department has been consulted on your submission. Your submission is considered:

- Acceptable. The captioned conditions have been complied with. Please find detailed departmental comments in **Appendix**.
- Acceptable. Since the captioned condition requires both the submission and implementation of the proposal, it has not been fully complied with. Please proceed to implement the accepted proposal for full compliance with the approval condition.
- Not acceptable. The captioned condition has not been complied with. Please find detailed departmental comments in **Appendix**.

Should you have any queries, please contact Mr. CHAN Ho Yin, Howard (Tel: 2300 1235) of the Drainage Services Department directly.

Yours faithfully,

C.K. YIP
(C.K. YIP)
District Planning Officer/
Fanling Sheung Shui & Yuen Long East
Planning Department

c.c.

CE/MN of DSD

Attn.: Mr. CHAN Ho Yin, Howard

Internal

CTP/TPB

Appendix

Comments from CE/MN of DSD:

The applicant is requested to implement and maintain the drainage proposal.

Your ref.: A/YL-KTN/605

The Secretary
Town Planning Board
15/F, North Point Government office
333 Java Road
North Point, Hong Kong

3 August 2018

Dear Sir,

Compliance with Approval Condition (h)

**Proposed Temporary Animal Boarding Establishment for a Period of 3 Years in
Lots 736 (Part) and 737 (Part) in D.D. 107, Fung Kat Heung, Yuen Long**

(Application No. A/YL-KTN/605)

We are writing to submit a drainage proposal (**Appendix I**) for compliance with approval condition (h) of the subject application, i.e. the submission of drainage proposal. Your kind attention to the matter is much appreciated.

Should you require more information regarding the application, please contact our Mr. TANG at [REDACTED] or the undersigned at your convenience.

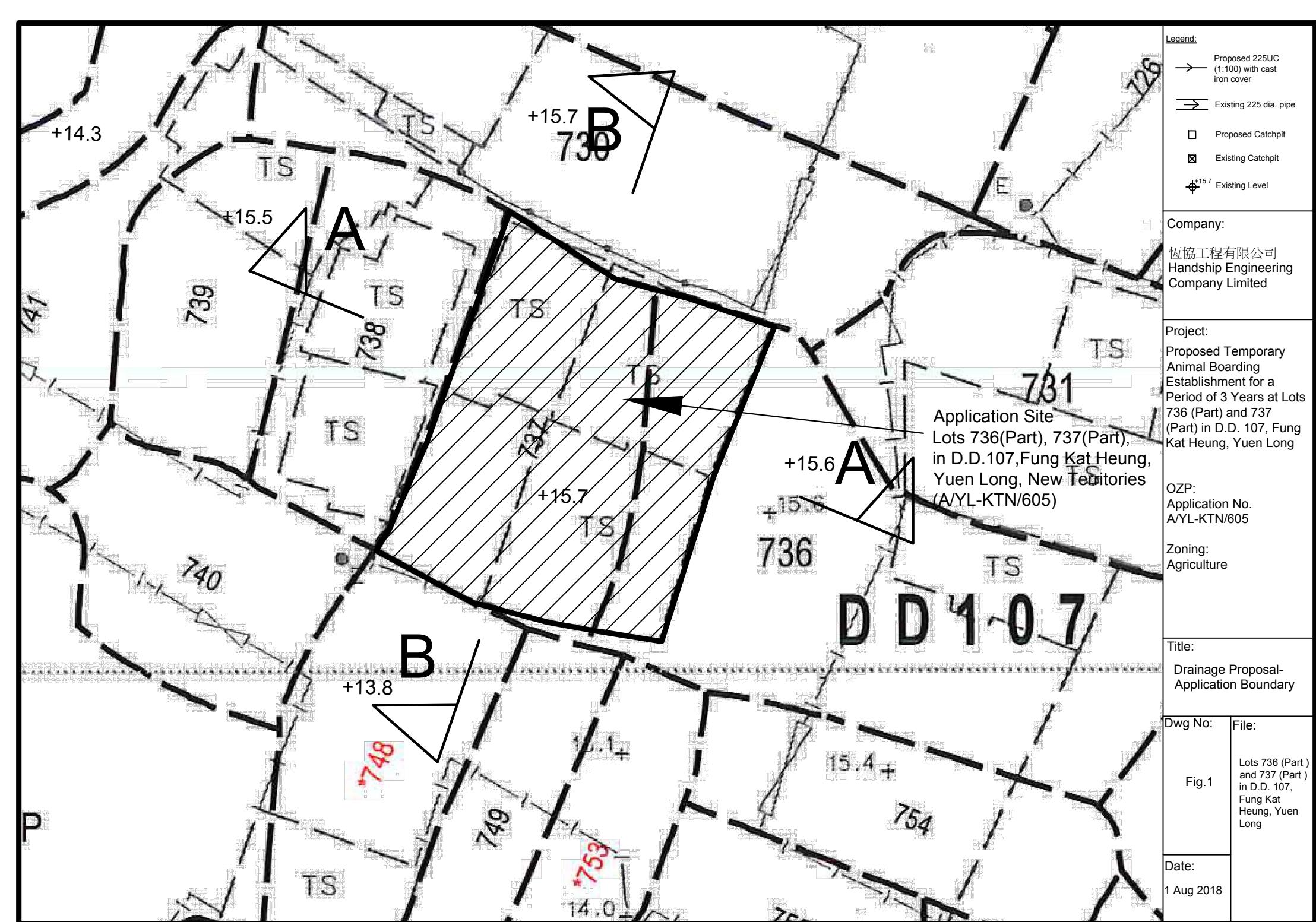
Yours faithfully,

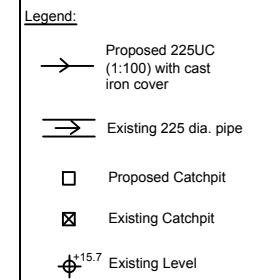
For and on behalf of
R-riches Property Consultants Limited



Matthew NG

cc DPO/FSYLE (Attn.: Ms. Amy CHONG email: aytchong@pland.gov.hk)





Company:
恆協工程有限公司
Handship Engineering Company Limited

Project:
Proposed Temporary Animal Boarding Establishment for a Period of 3 Years at Lots 736 (Part) and 737 (Part) in D.D. 107, Fung Kat Heung, Yuen Long

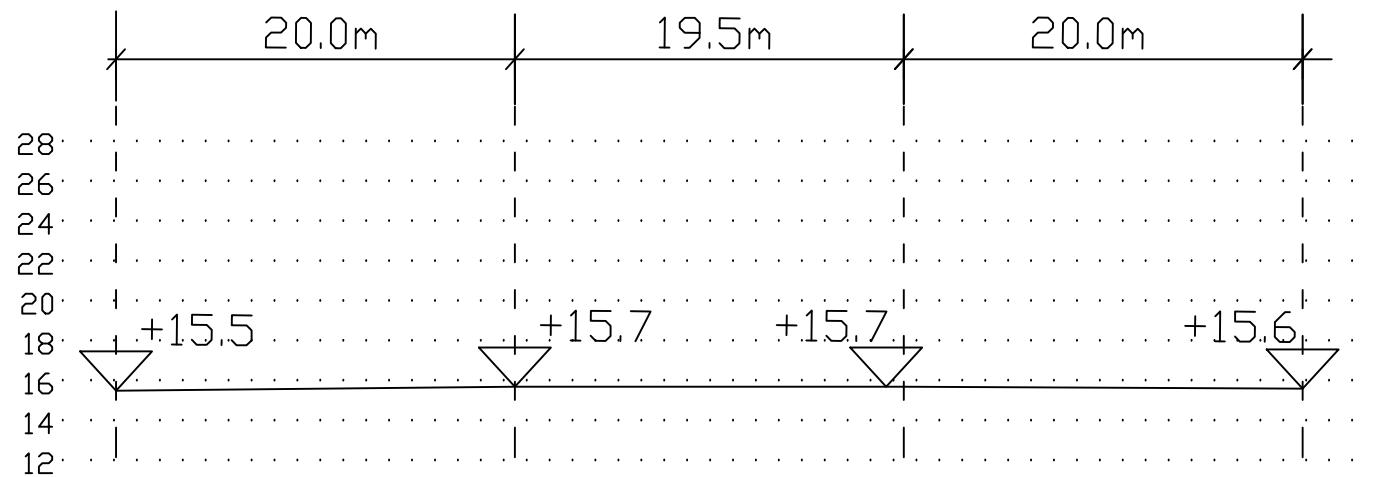
OZP:
Application No.
A/YL-KTN/605

Zoning:
Agriculture

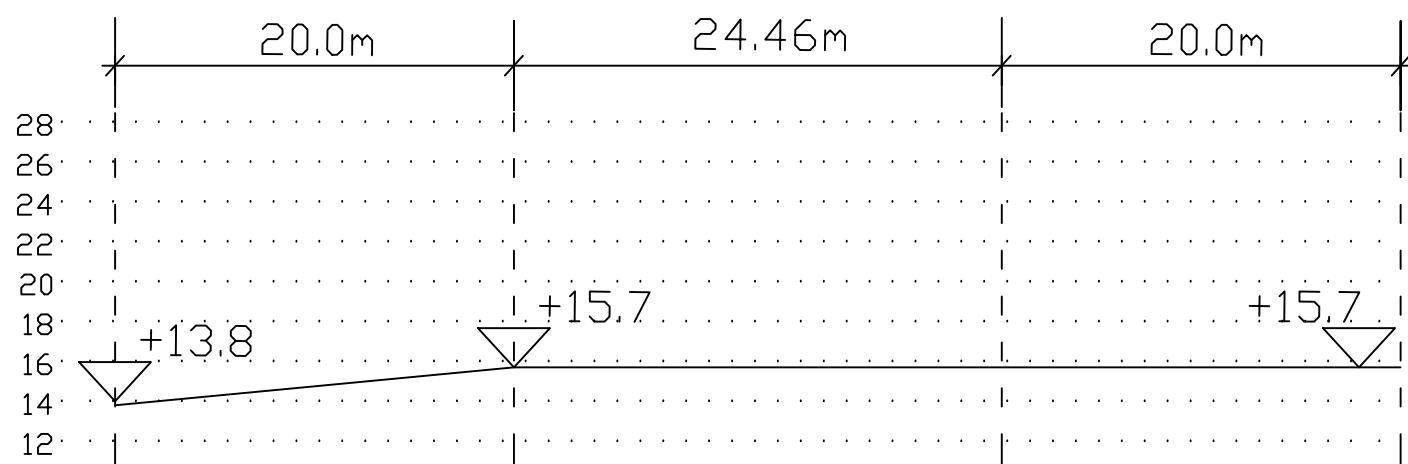
Title:
Section

Dwg No: Fig.2
File: Lots 736 (Part) and 737 (Part) in D.D. 107, Fung Kat Heung, Yuen Long

Date:
1 Aug 2018

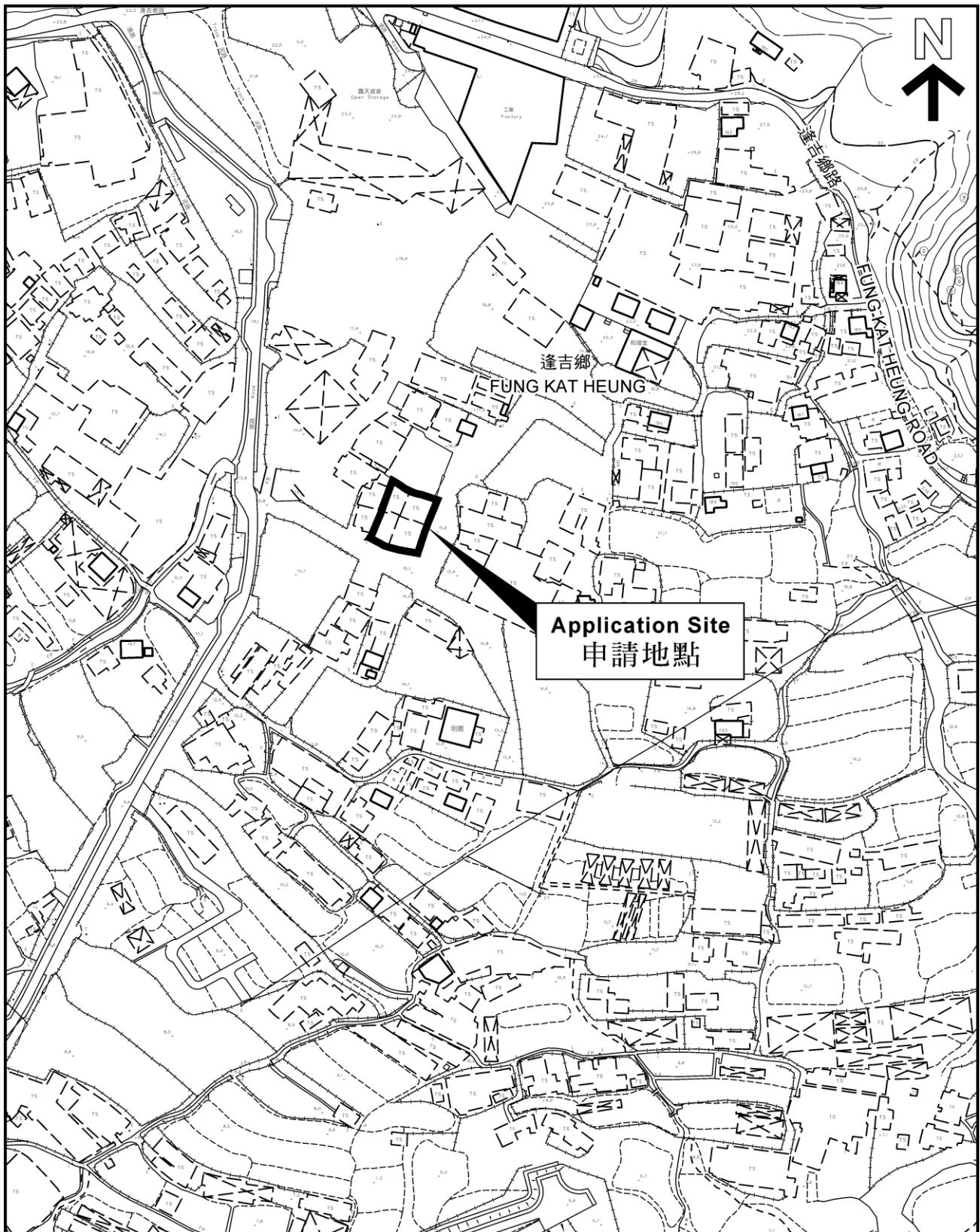


Section A—A



Section B—B

A/YL-KTN/605





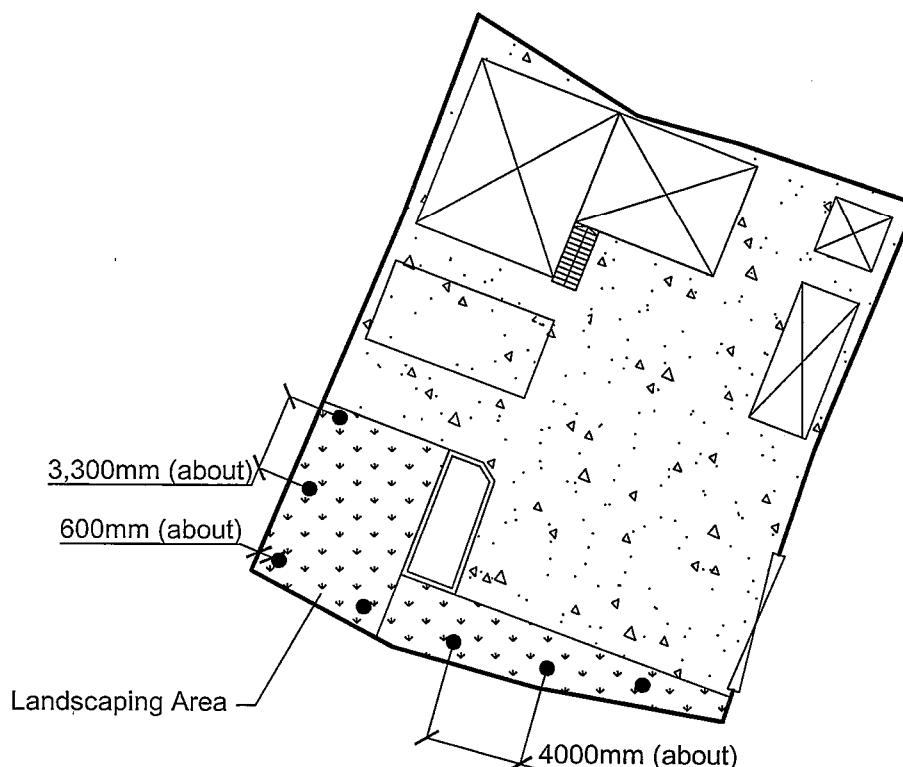
No. of Proposed Tree: 7

Species of Tree: Ficus Microcarpa

Spacing: Not more than 4,000mm (about)

Tree Height: Not less than 2.75m (about)

All trees are 600mm (about) off the Site Boundary



申請編號 Application No. : A / Y L - K T N / 6 0 5

此頁摘自申請人提交的文件。

This page is extracted from applicant's submitted documents.

Project:
Proposed Temporary
Animal Boarding
Establishment for a period
of 3 Years

Lots 736 (Part) and 737
(Part) in D.D. 107, Fung
Kat Heung, Yuen Long,
New Territories

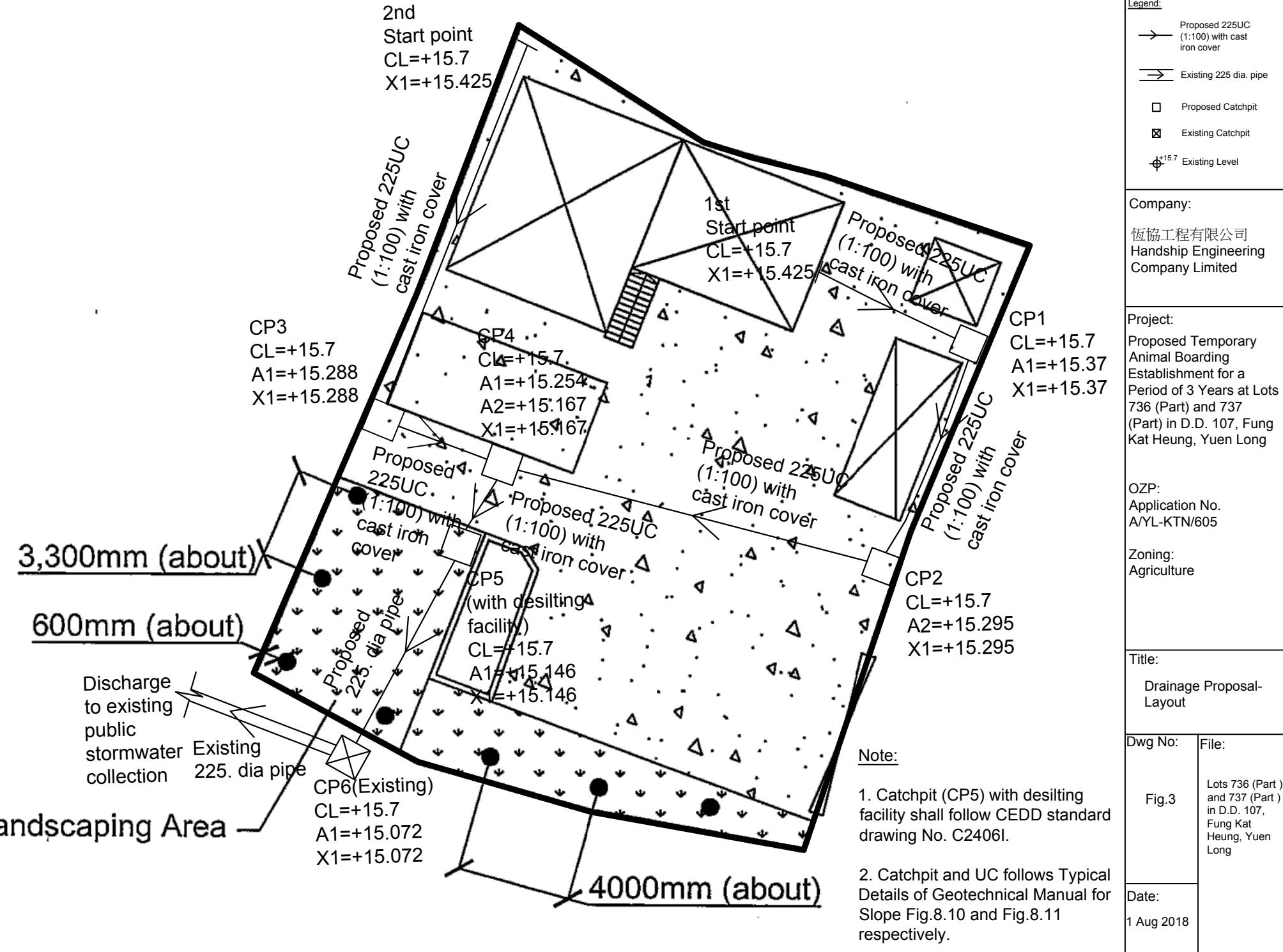
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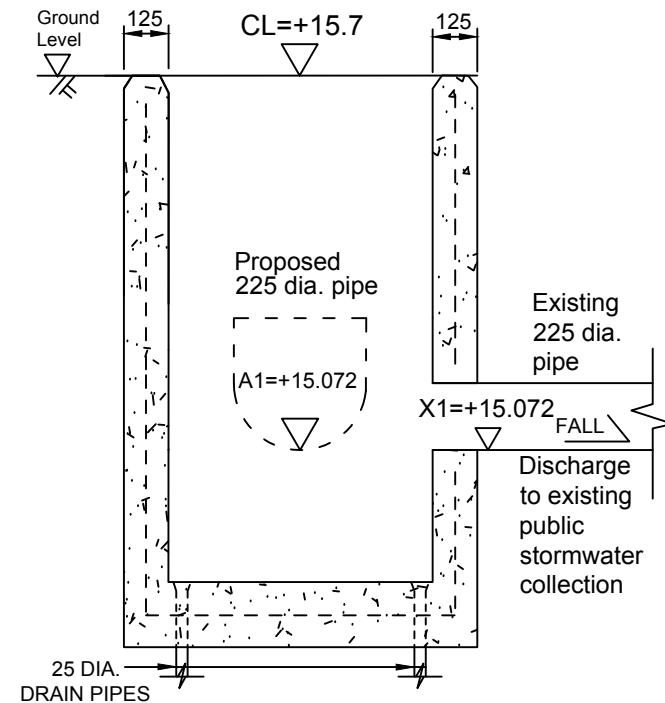
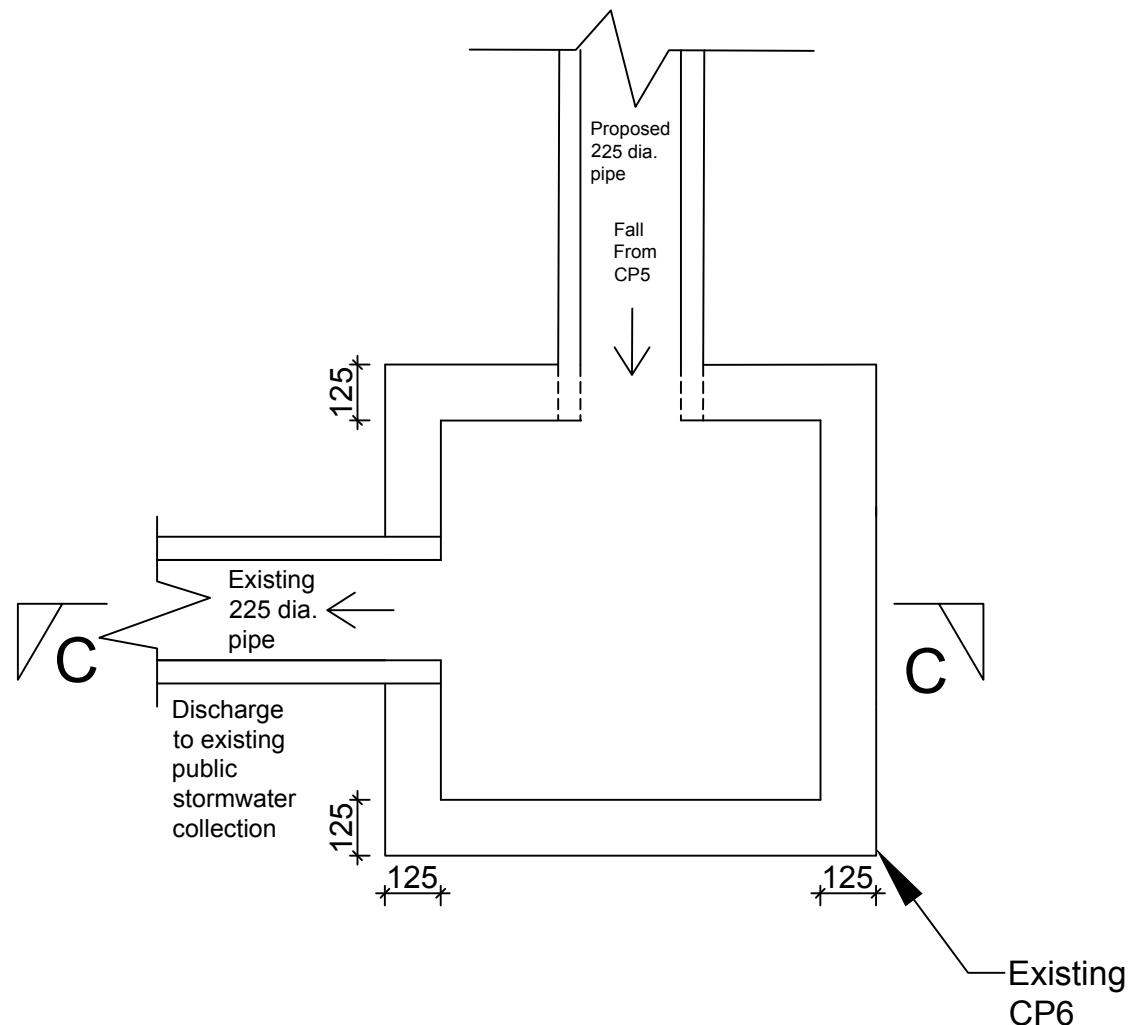
Drawn By:

OZP : S/YL-KTN/9
District : Kam Tin North
Zoning : "AGR"

Title:
Landscape Plan

Date:
17 APR 2018





Section C-C

Legend:	
→	Proposed 225UC (1:100) with cast iron cover
→	Existing 225 dia. pipe
□	Proposed Catchpit
☒	Existing Catchpit
⊕ ^{+15.7}	Existing Level

Company:
恆協工程有限公司
Handship Engineering Company Limited

Project:
Proposed Temporary Animal Boarding Establishment for a Period of 3 Years at Lots 736 (Part) and 737 (Part) in D.D. 107, Fung Kat Heung, Yuen Long

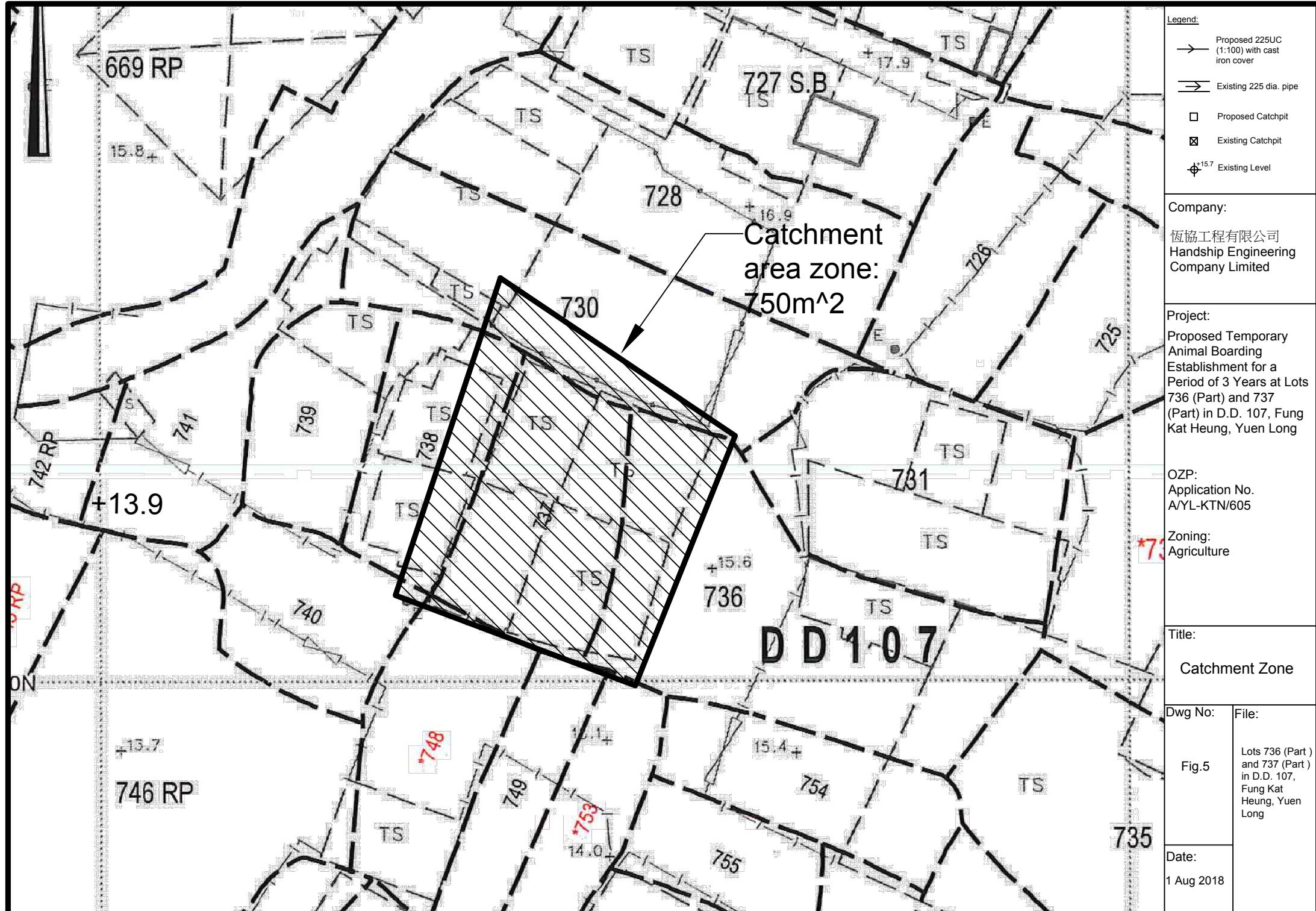
OZP:
Application No.
A/YL-KTN/605

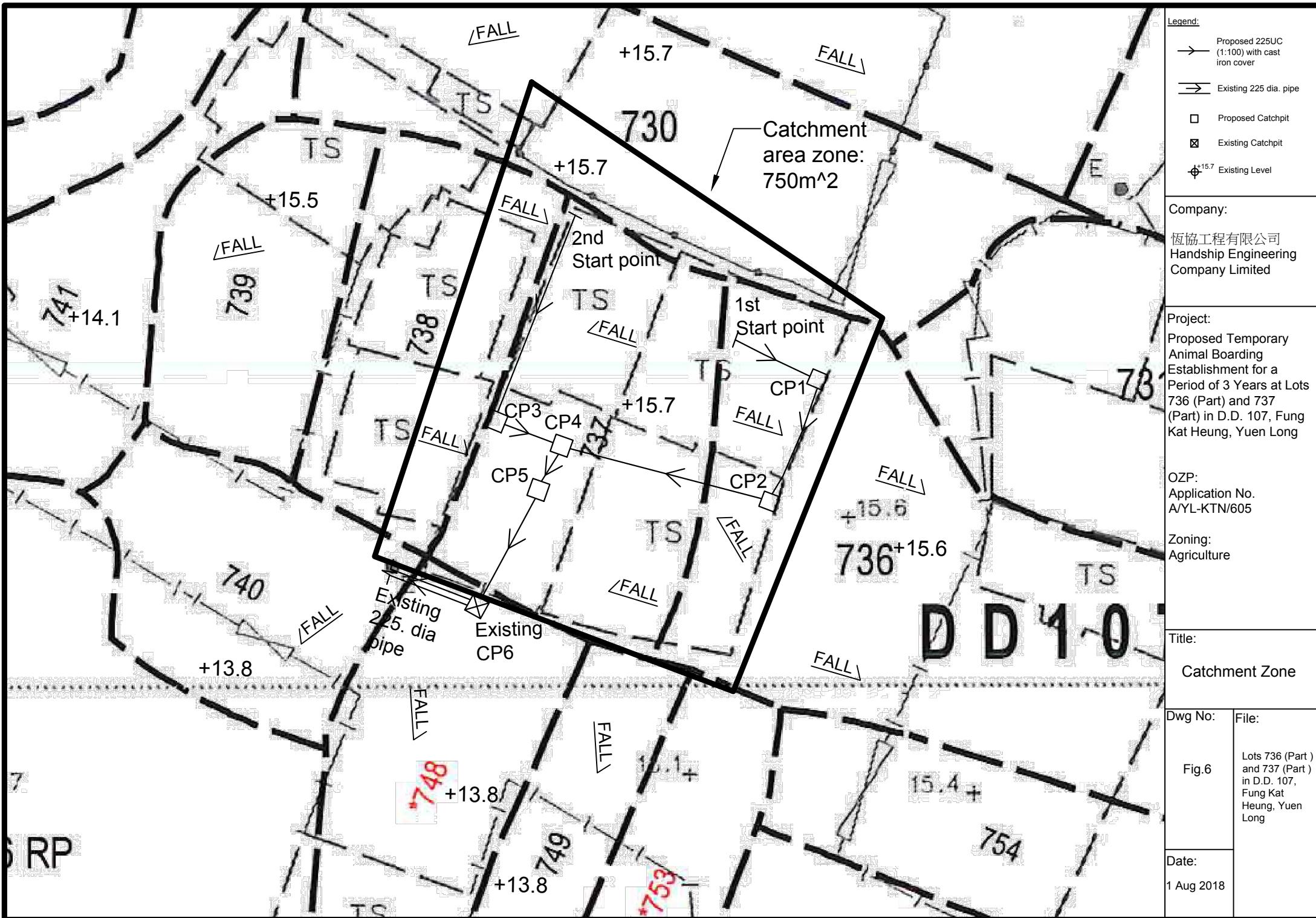
Zoning:
Agriculture

Title:
Connection Detail-CP6

Dwg No:	File:
Fig.4	Lots 736 (Part) and 737 (Part) in D.D. 107, Fung Kat Heung, Yuen Long

Date:
1 Aug 2018





Company: 恒協工程有限公司 Handship Engineering Company Limited
Project: Proposed Temporary Animal Boarding Establishment for a Period of 3 Years
at Lots 736 (Part) and 737 (Part) in D.D. 107, Fung Kat Heung, Yuen Long
Application No. (A/YL-KTN/605)
Date: 1-Aug-2018

Calculation for Design of Channels:

Catchment Zone

$$\begin{aligned} \text{Area} &= 750 \text{ m}^2 \\ &= 0.0008 \text{ km}^2 \end{aligned}$$

$$\begin{aligned} \text{Peak runoff in m}^3/\text{s} &= 0.278 \times 0.95 \times 250 \text{ mm/hr} \times 0.00075 \text{ km}^2 \\ &= 0.0495 \text{ m}^3/\text{s} \\ &= 2971 \text{ liter/min} \end{aligned}$$

According to (Figure 8.7 - Chart for the Rapid Design of Channels),

For gradient 1:100, proposed 225UC will be suitable.

Existing 225 dia. pipe is also suitable.

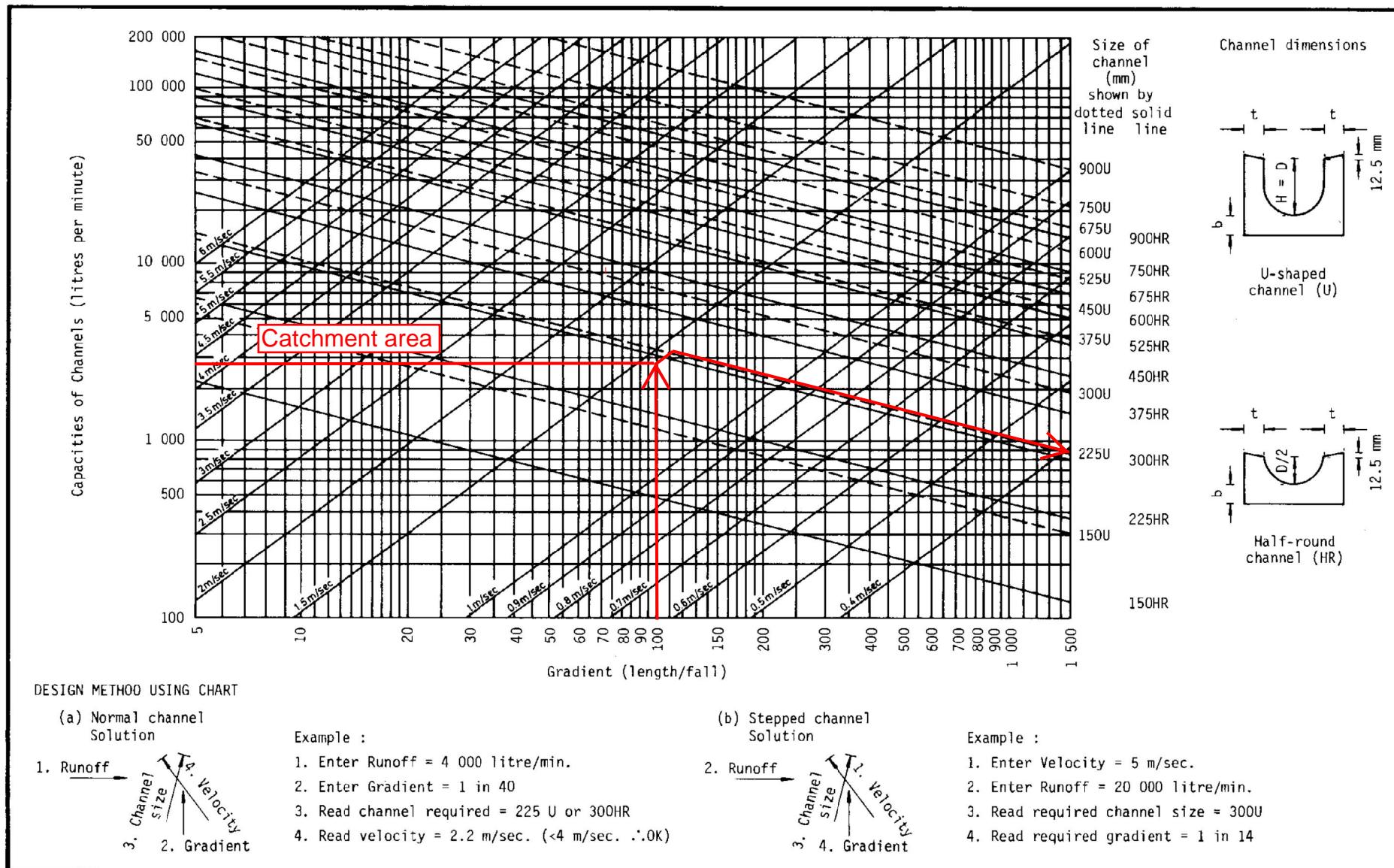
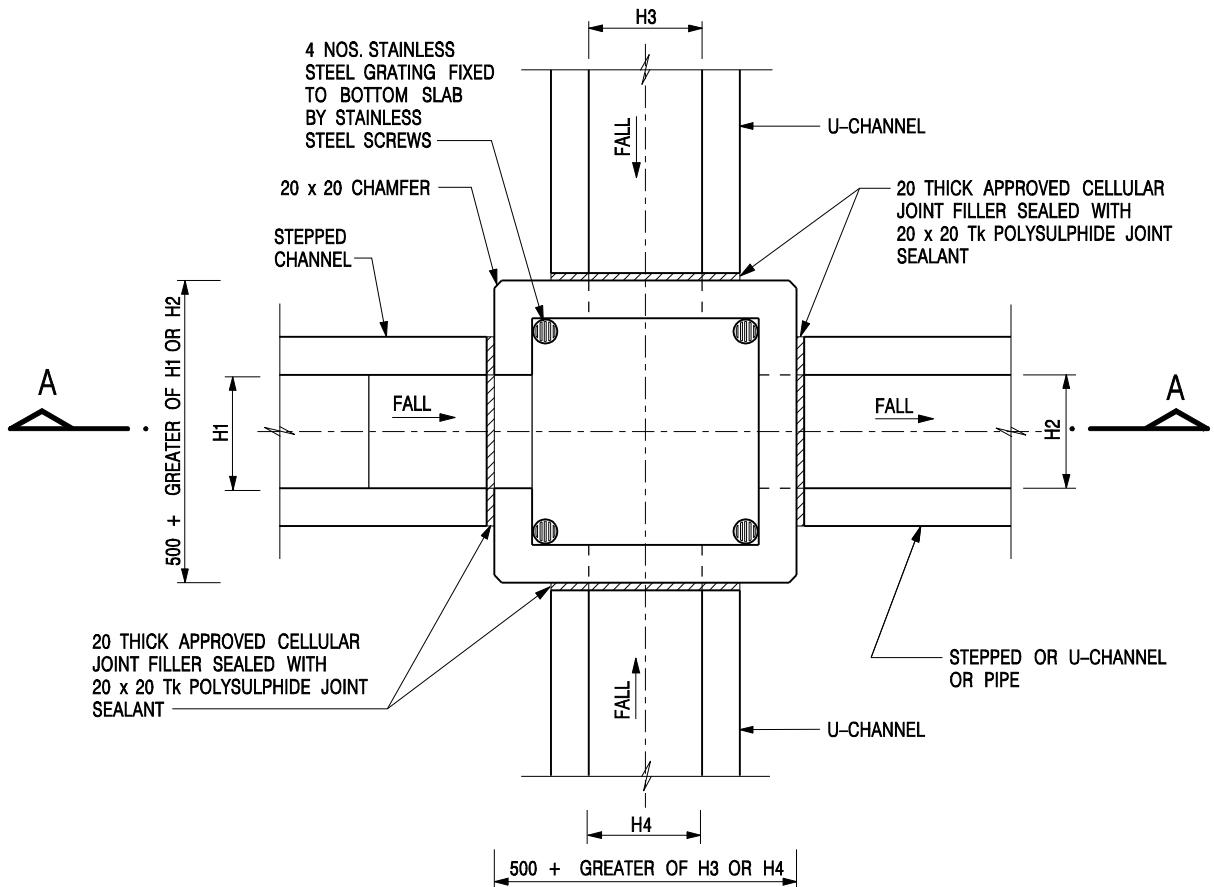
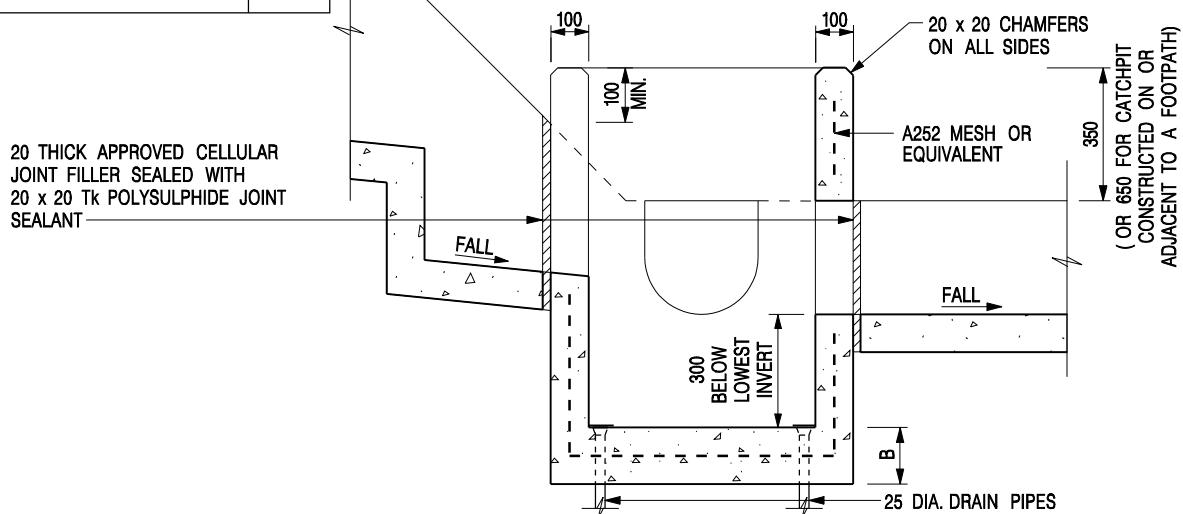


Figure 8.7 - Chart for the Rapid Design of Channels



NOMINAL SIZE (LARGEST OF H1, H2, H3 & H4)	B
300 - 600	150
675 - 900	175

PLAN



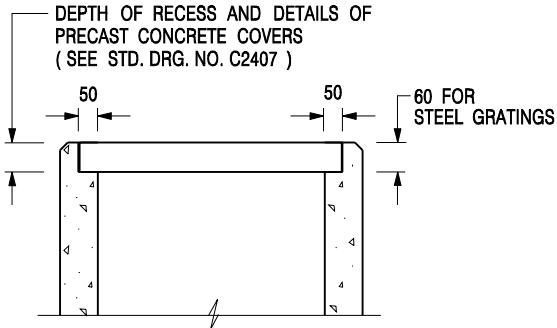
SECTION A - A

NOTES:

1. ALL DIMENSIONS ARE IN MILLIMETRES.
2. REFER TO SHEET 2 FOR OTHER NOTES.

CATCHPIT WITH TRAP
(SHEET 1 OF 2)

-	FORMER DRG. NO. C2406J.	Original Signed	03.2015
REF.	REVISION	SIGNATURE	DATE
 CEDD CIVIL ENGINEERING AND DEVELOPMENT DEPARTMENT			
SCALE 1:20		DRAWING NO.	
DATE JAN 1991			C2406 /1



ALTERNATIVE TOP SECTION
FOR PRECAST CONCRETE COVERS / GRATINGS

NOTES:

1. ALL DIMENSIONS ARE IN MILLIMETRES.
2. ALL CONCRETE SHALL BE GRADE 20 /20.
3. CONCRETE SURFACE FINISH SHALL BE CLASS U2 OR F2 AS APPROPRIATE.
4. FOR DETAILS OF JOINT, REFER TO STD. DRG. NO. C2413.
5. CONCRETE TO BE COLOURED AS SPECIFIED.
6. UNLESS REQUESTED BY THE MAINTENANCE PARTY AND AS DIRECTED BY THE ENGINEER, CATCHPIT WITH TRAP IS NORMALLY NOT PREFERRED DUE TO PONDING PROBLEM.
7. UPON THE REQUEST FROM MAINTENANCE PARTY, DRAIN PIPES AT CATCHPIT BASE CAN BE USED BUT THIS IS FOR CATCHPITS LOCATED AT SLOPE TOE ONLY AND AS DIRECTED BY THE ENGINEER.
8. FOR CATCHPITS CONSTRUCTED ON OR ADJACENT TO A FOOTPATH, STEEL GRATINGS (SEE DETAIL 'A' ON STD. DRG. NO. C2405) OR CONCRETE COVERS (SEE STD. DRG. NO. C2407) SHALL BE PROVIDED AS DIRECTED BY THE ENGINEER.
9. IF INSTRUCTED BY THE ENGINEER, HANDRAILING (SEE DETAIL 'G' ON STD. DRG. NO. C2405; EXCEPT ON THE UPSLOPE SIDE) IN LIEU OF STEEL GRATINGS OR CONCRETE COVERS CAN BE ACCEPTED AS AN ALTERNATIVE SAFETY MEASURE FOR CATCHPITS NOT ON A FOOTPATH NOR ADJACENT TO IT. TOP OF THE HANDRAILING SHALL BE 1 000 mm MIN. MEASURED FROM THE ADJACENT GROUND LEVEL.
10. MINIMUM INTERNAL CATCHPIT WIDTH SHALL BE 1 000 mm FOR CATCHPITS WITH A HEIGHT EXCEEDING 1 000 mm MEASURED FROM THE INVERT LEVEL TO THE ADJACENT GROUND LEVEL. AND, STEP IRONS (SEE DSD STD. DRG. NO. DS1043) AT 300 c/c STAGGERED SHALL BE PROVIDED. THICKNESS OF CATCHPIT WALL FOR INSTALLATION OF STEP IRONS SHALL BE INCREASED TO 150 mm.
11. FOR RETROFITTING AN EXISTING CATCHPIT WITH STEEL GRATING, SEE DETAIL 'F' ON STD. DRG. NO. C2405.
12. SUBJECT TO THE APPROVAL OF THE ENGINEER, OTHER MATERIALS CAN ALSO BE USED AS COVERS / GRATINGS.

REF.	SCALE	DATE	FORMER DRG. NO. C2406J.	REVISION	SIGNATURE	Original Signed	03.2015
CATCHPIT WITH TRAP (SHEET 2 OF 2)	 CIVIL ENGINEERING AND DEVELOPMENT DEPARTMENT	DRAWING NO. C2406 /2					

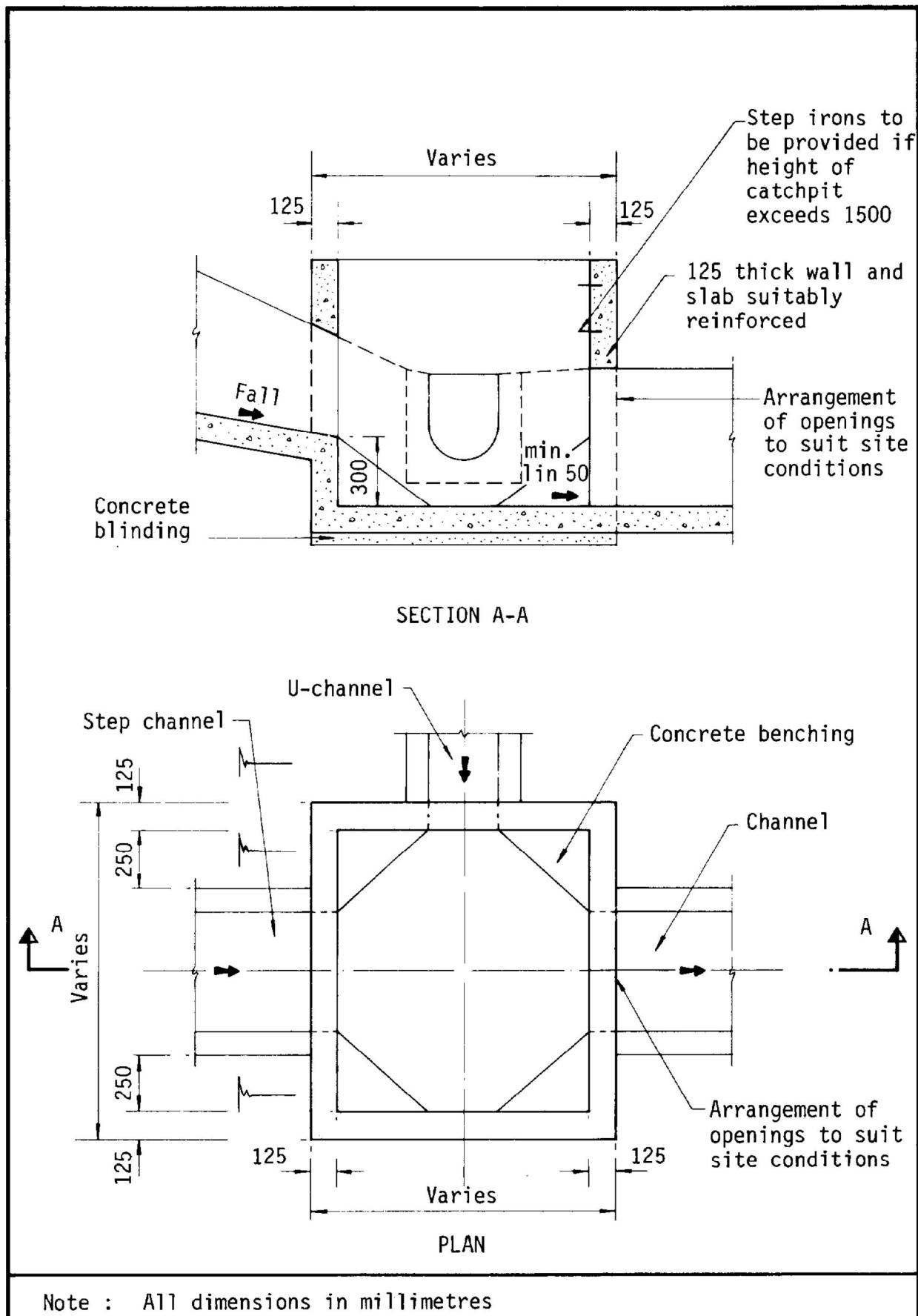
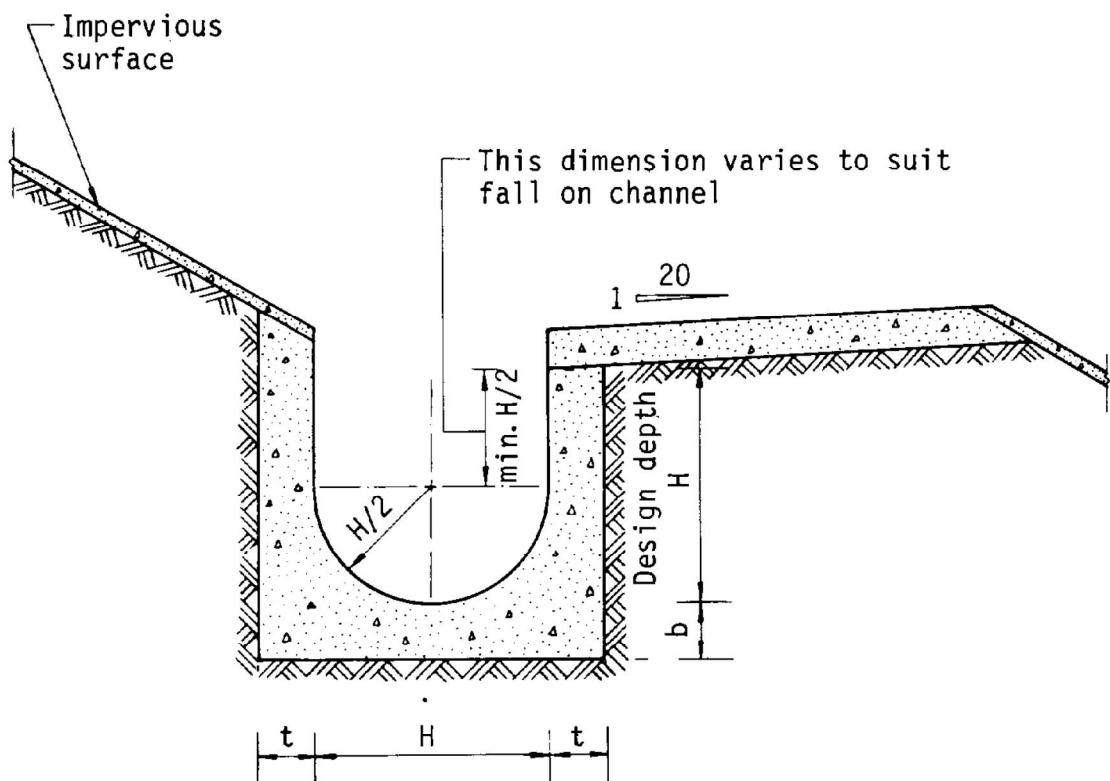


Figure 8.10 - Typical Details of Catchpits



Dimensions of U - channel

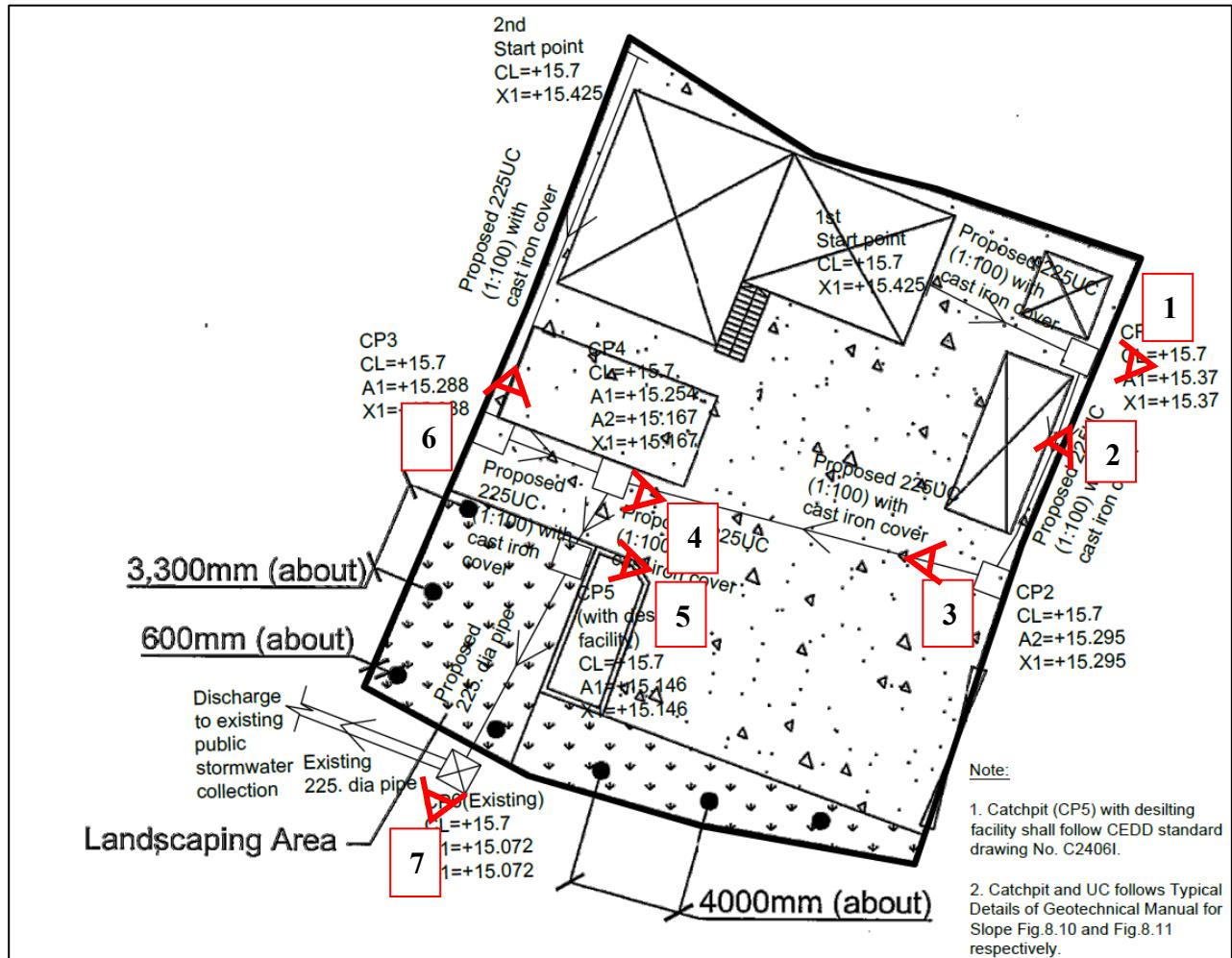
Nominal size of channel H (mm)	Thickness t (mm)	Thickness b (mm)
225 to 600	150	150
675 to 1200	175	225

Figure 8.11 - Typical U-channel Details

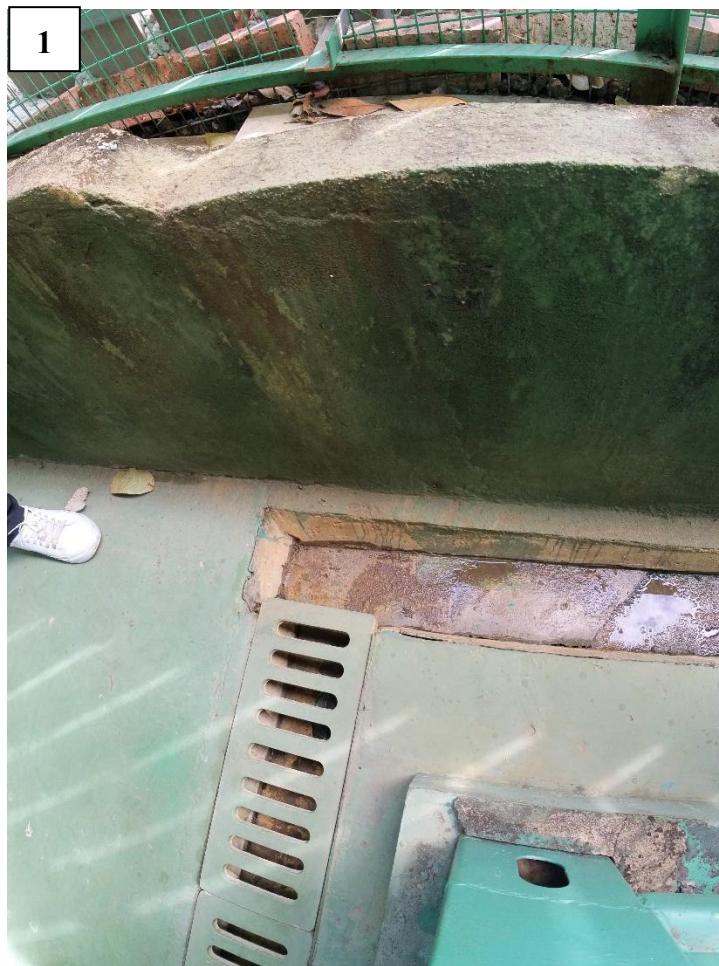
Appendix III
As-Built Drainage Record

Appendix III – As-built Drainage Plan Showing the Existing Drainage Facilities on the Site

**Temporary Shop and Services with Ancillary Facilities and Associated Filling of Land
for a Period of 3 Years in "Agriculture" Zone,
Various Lots in D.D. 107, Fung Kat Heung, Kam Tin, Yuen Long, New Territories**



Photos taken on 2.12.2025



3



4



5



6



