

Appendix I

Fire Service Installations Proposal

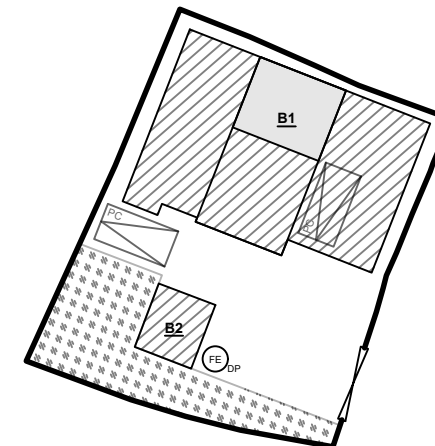
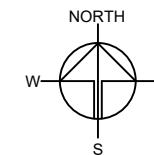
DEVELOPMENT PARAMETERS

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	

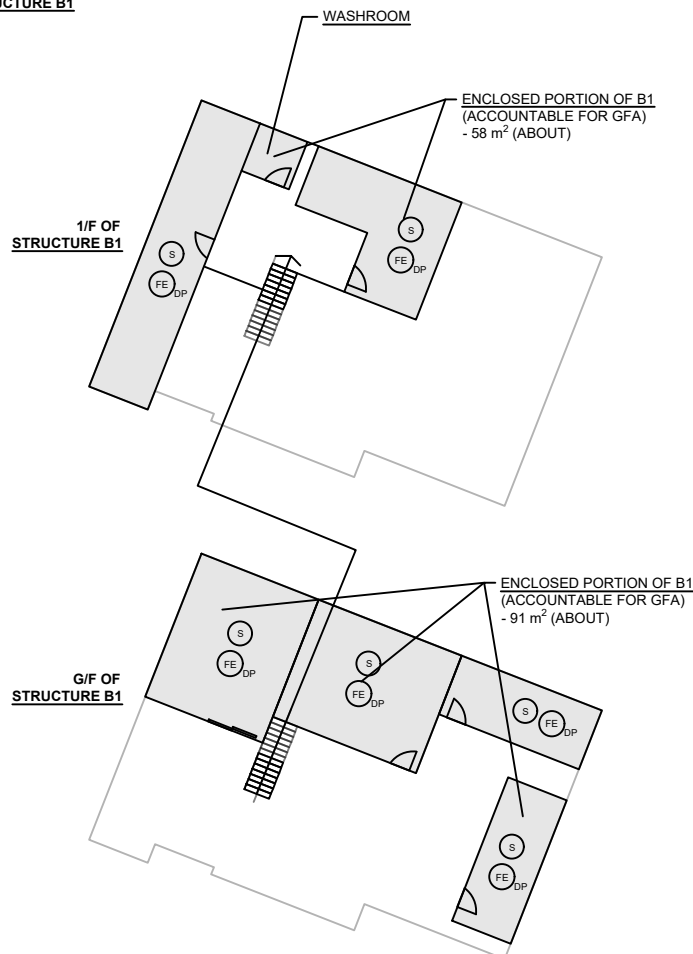
PARKING AND LOADING/UNLOADING PROVISION

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-STOREY)
B2	RAIN SHELTER FOR FISH TANK	18 m ² (ABOUT)	18 m ² (ABOUT)	3 m (ABOUT)(1-STOREY)
TOTAL		212 m ² (ABOUT)	270 m ² (ABOUT)	



ACCOUNTABLE GFA OF STRUCTURE B1



SCALE: 1:300

FIRE SERVICE INSTALLATIONS

- (S) STAND-ALONE FIRE DETECTOR
- (FE DP) 4 KG DRY POWDER TYPE FIRE EXTINGUISHER

FS NOTES:

- SUFFICIENT STAND-ALONE FIRE DETECTOR SHALL BE PROVIDED THROUGHOUT THE ENTIRE BUILDING IN ACCORDANCE WITH "STAND-ALONE FIRE DETECTOR GENERAL GUIDELINES ON PURCHASE, INSTALLATION & MAINTENANCE [SEP 2021]".
- IN RELATION TO 1) ABOVE, WHERE TWO OR MORE STAND-ALONE FIRE DETECTORS ARE INSTALLED IN AN ENCLOSED STRUCTURE, ALL STAND-ALONE DETECTORS SHALL BE INTERCONNECTED (EITHER WIRED OR WIRELESSLY) SUCH THAT WHEN ONE OF THE STAND-ALONE FIRE DETECTOR IS TRIGGERED, ALL CONNECTED STAND-ALONE FIRE DETECTORS SHALL SOUND AN ALARM SIMULTANEOUSLY.
- PORTABLE HAND-OPERATED APPROVED APPLIANCE SHALL BE PROVIDED AS REQUIRED BY OCCUPANCY.
- ACCESS IS PROVIDED FOR EMERGENCY VEHICLE TO REACH 30m OF ALL PART OF STRUCTURES.

LEGEND

- APPLICATION SITE
- STRUCTURE (PARTIALLY ENCLOSED)
- STRUCTURE (2 OR 4-SIDE OPEN)
- PARKING SPACE (PRIVATE CAR)
- INGRESS / EGRESS

PLANNING CONSULTANT



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

SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

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 ([REDACTED])

R-riches Property Consultants Ltd.

[REDACTED]
(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

Internal

CTP/TPB

Attn.: Mr. CHAN Ho Yin, Howard

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.

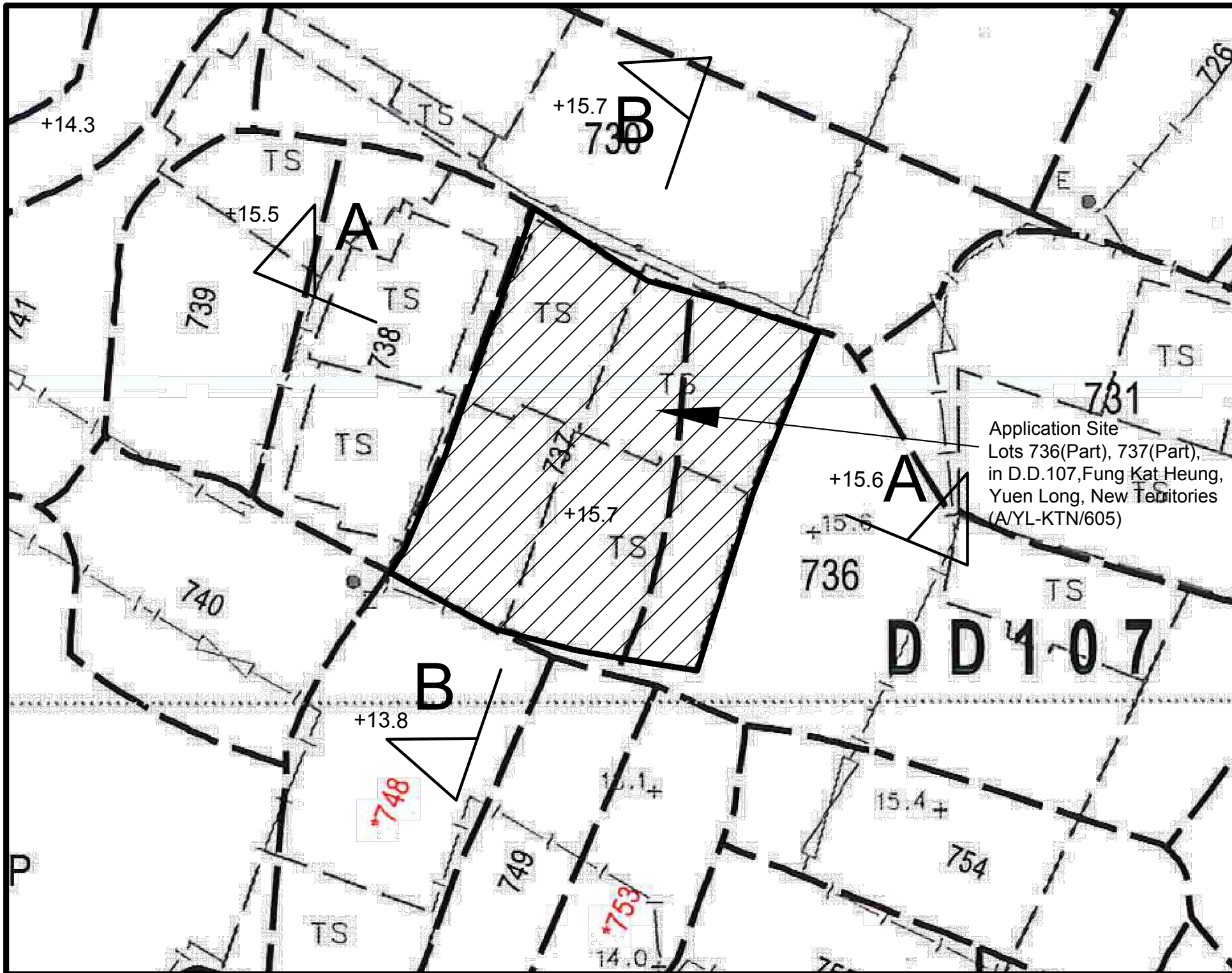
Yours faithfully,






For and on behalf of
R-riches Property Consultants Limited

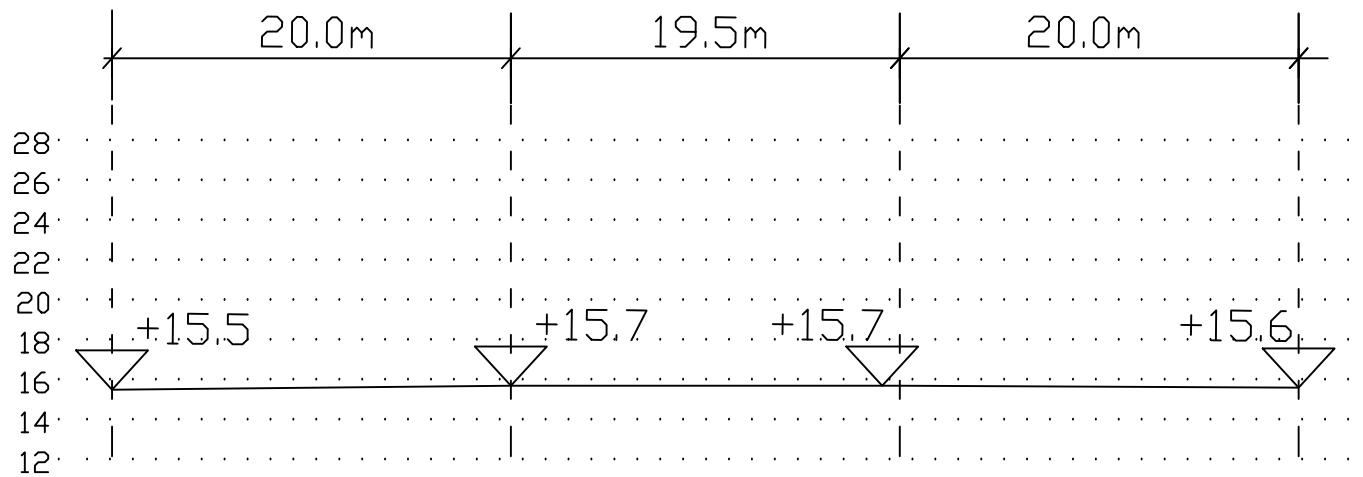


Matthew NG

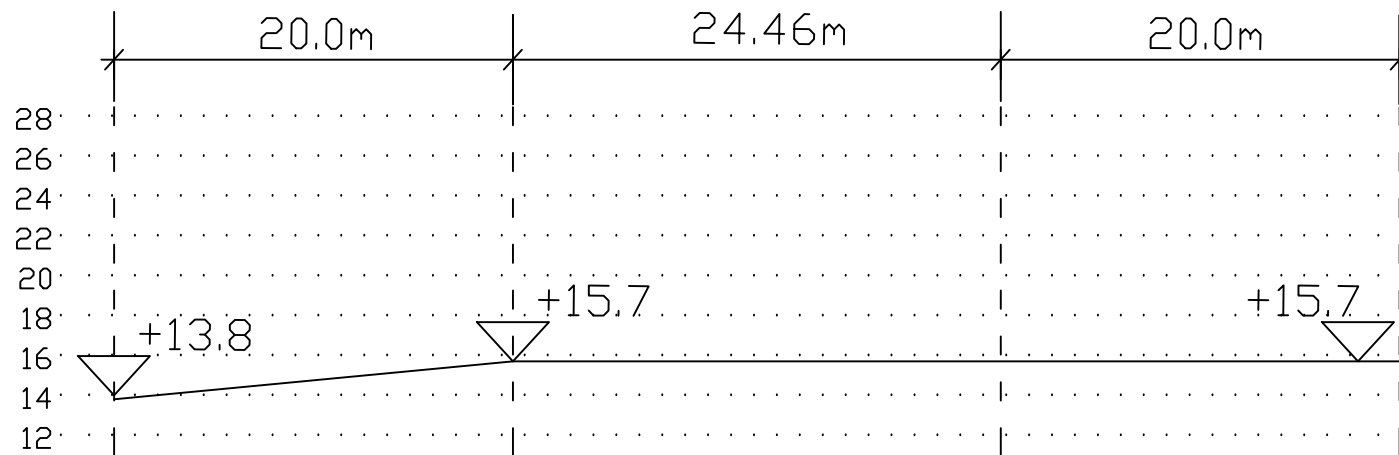
cc DPO/FSYLE (Attn.: Ms. Amy CHONG email: aytchong@pland.gov.hk)



Legend: <div><div></div><div>Proposed 225UC (1:100) with cast iron cover</div></div> <div><div></div><div>Existing 225 dia. pipe</div></div> <div><div></div><div>Proposed Catchpit</div></div> <div><div></div><div>Existing Catchpit</div></div> <div><div></div><div>Existing Level</div></div>	
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: Drainage Proposal-Application Boundary	
Dwg No: Fig.1	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

Legend:

-  Proposed 225UC (1:100) with cast iron cover
-  Existing 225 dia. pipe
-  Proposed Catchpit
-  Existing Catchpit
-  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:

Section

Dwg No:

Fig.2

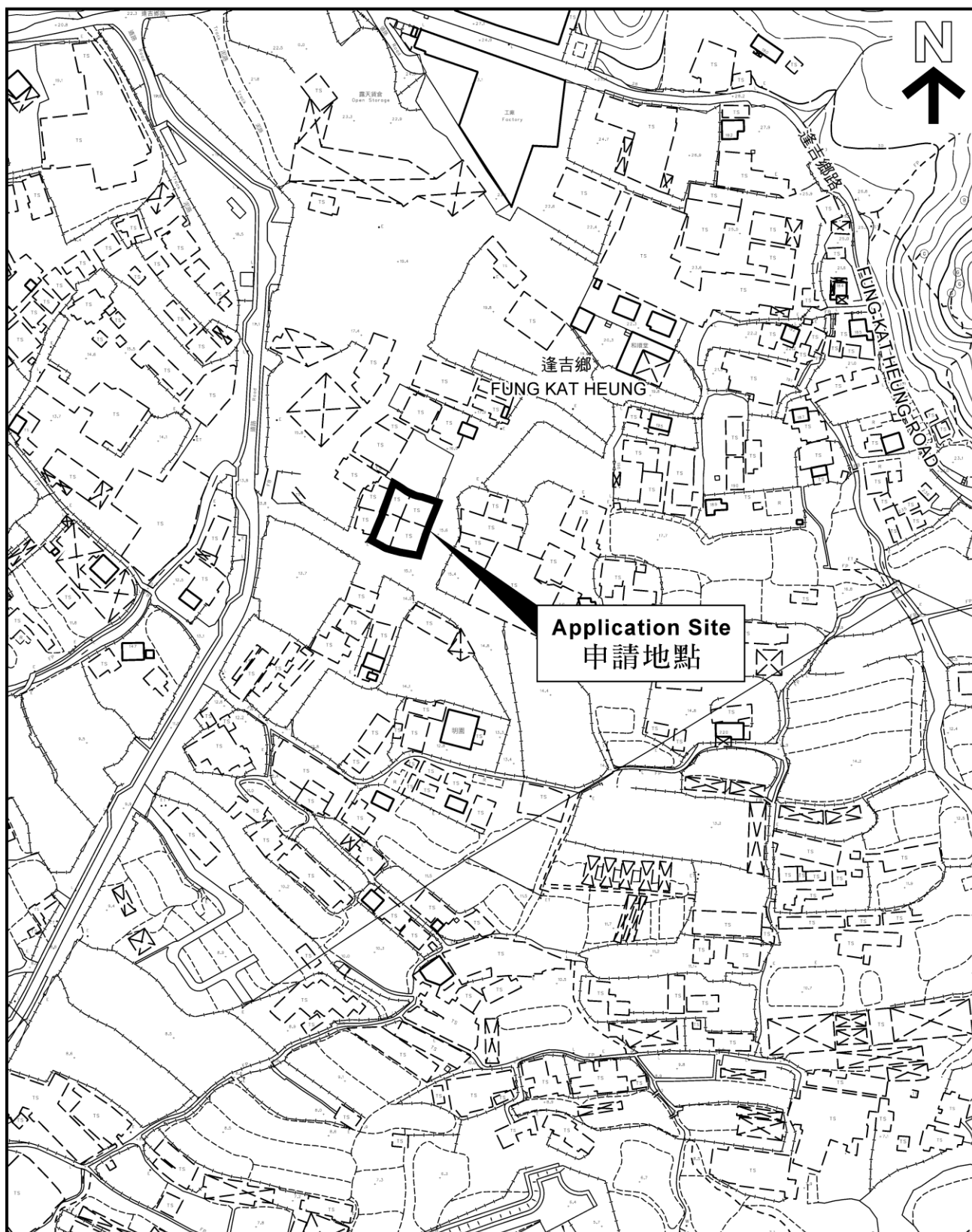
File:

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

Date:

1 Aug 2018

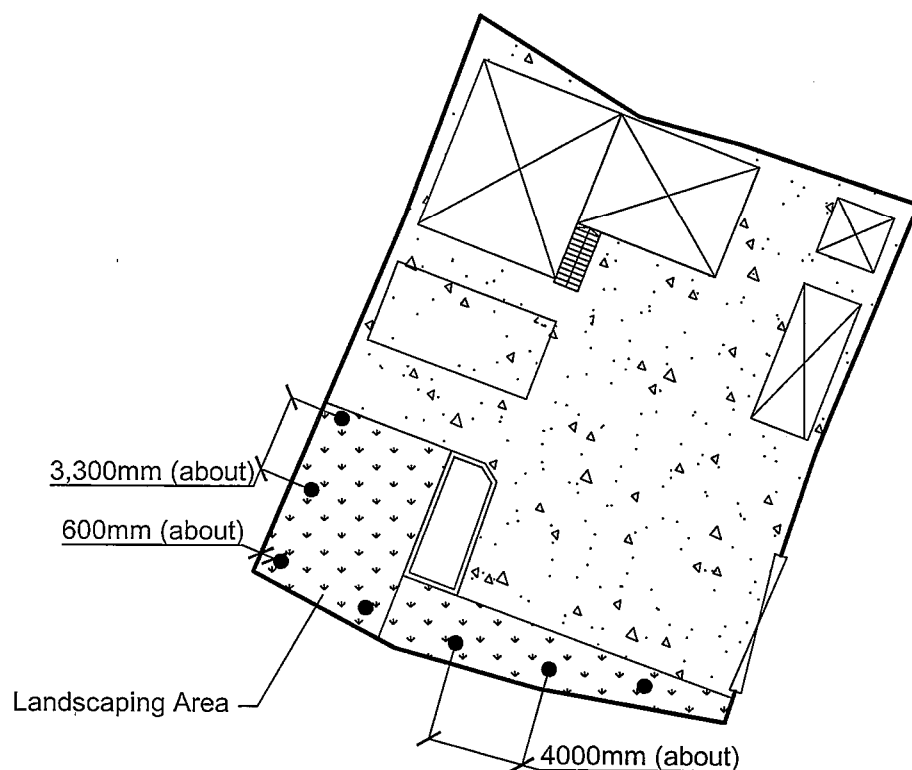
A/YL-KTN/605





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



Ground Floor

申請編號 Application No. : A/YL-KTN/605

此頁摘自申請人提交的文件。

This page is extracted from applicant's submitted documents.

Project:
 Proposed 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

Scale: 1 : 300

Drawn By:

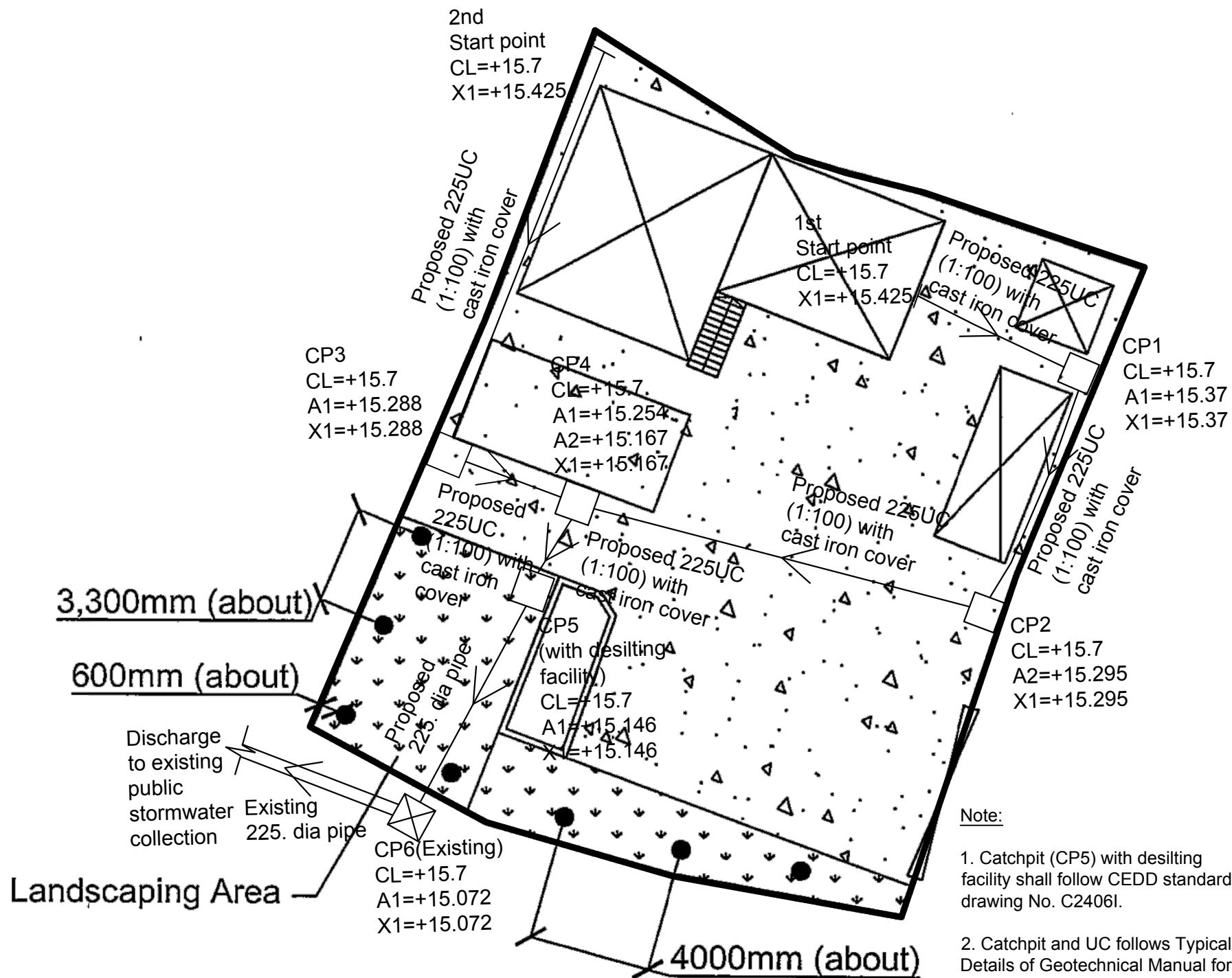
OZP : S/YL-KTN/9
 District : Kam Tin North
 Zoning : "AGR"

Title:

Landscape Plan

Date:

17 APR 2018



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:

Drainage Proposal-
Layout

Dwg No:

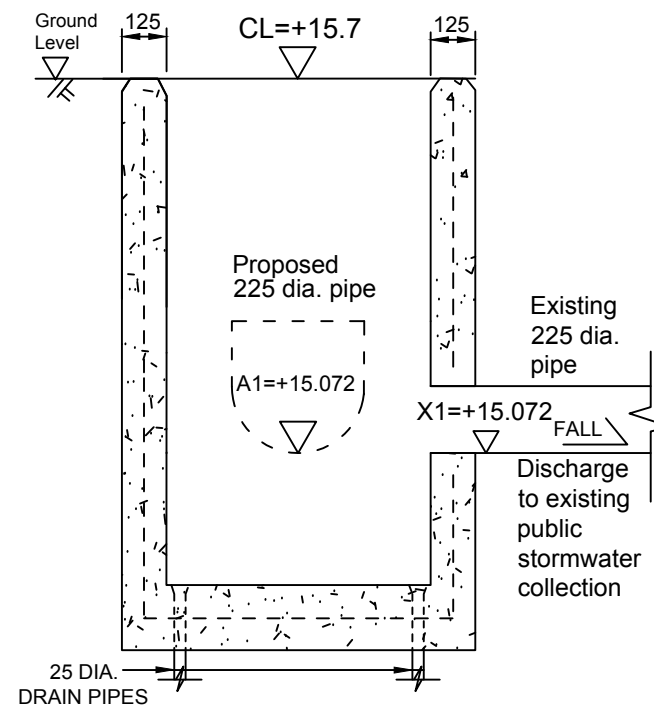
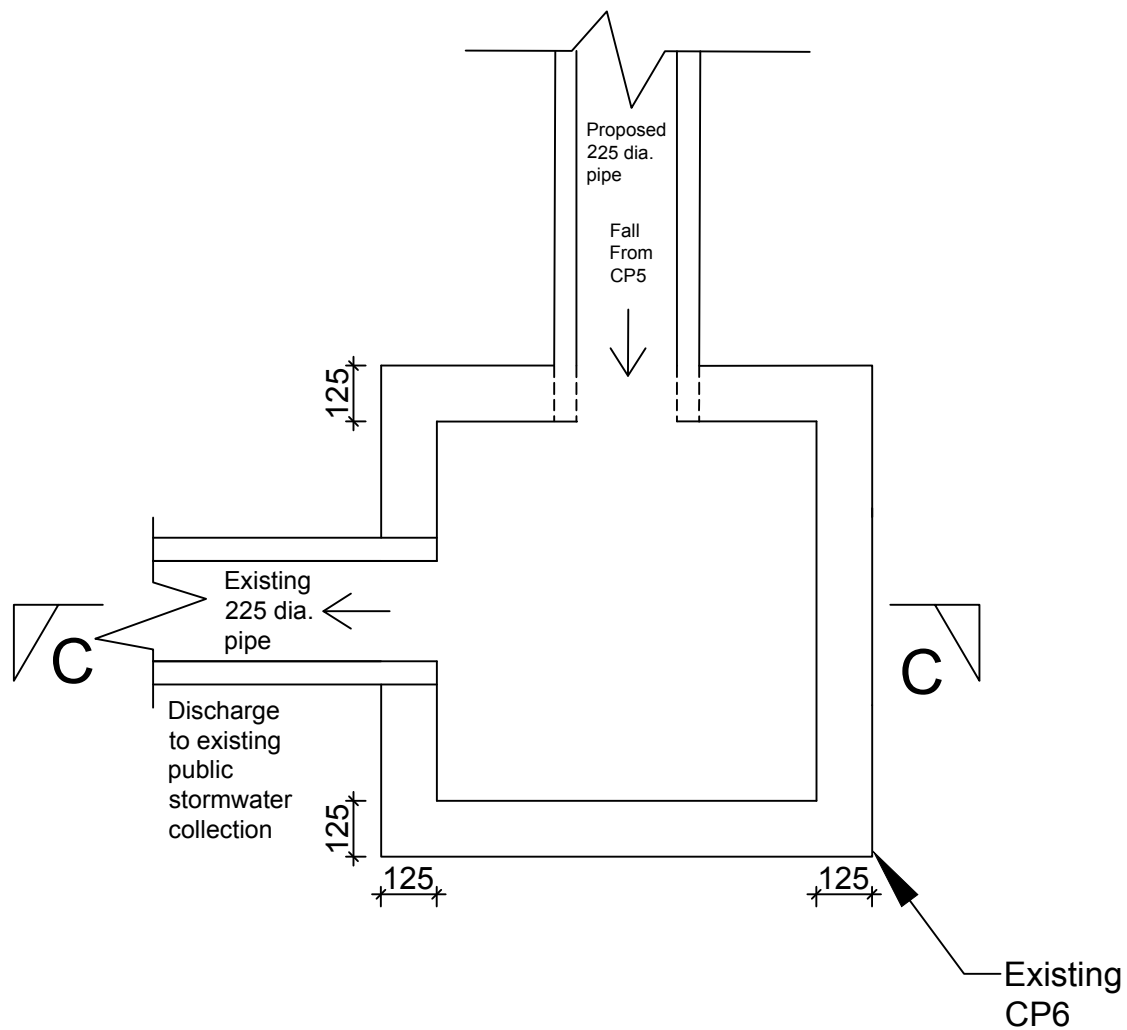
Fig.3

Date:

1 Aug 2018

File:

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



Legend:	
	Proposed 225UC (1:100) with cast iron cover
	Existing 225 dia. pipe
	Proposed Catchpit
	Existing Catchpit
	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

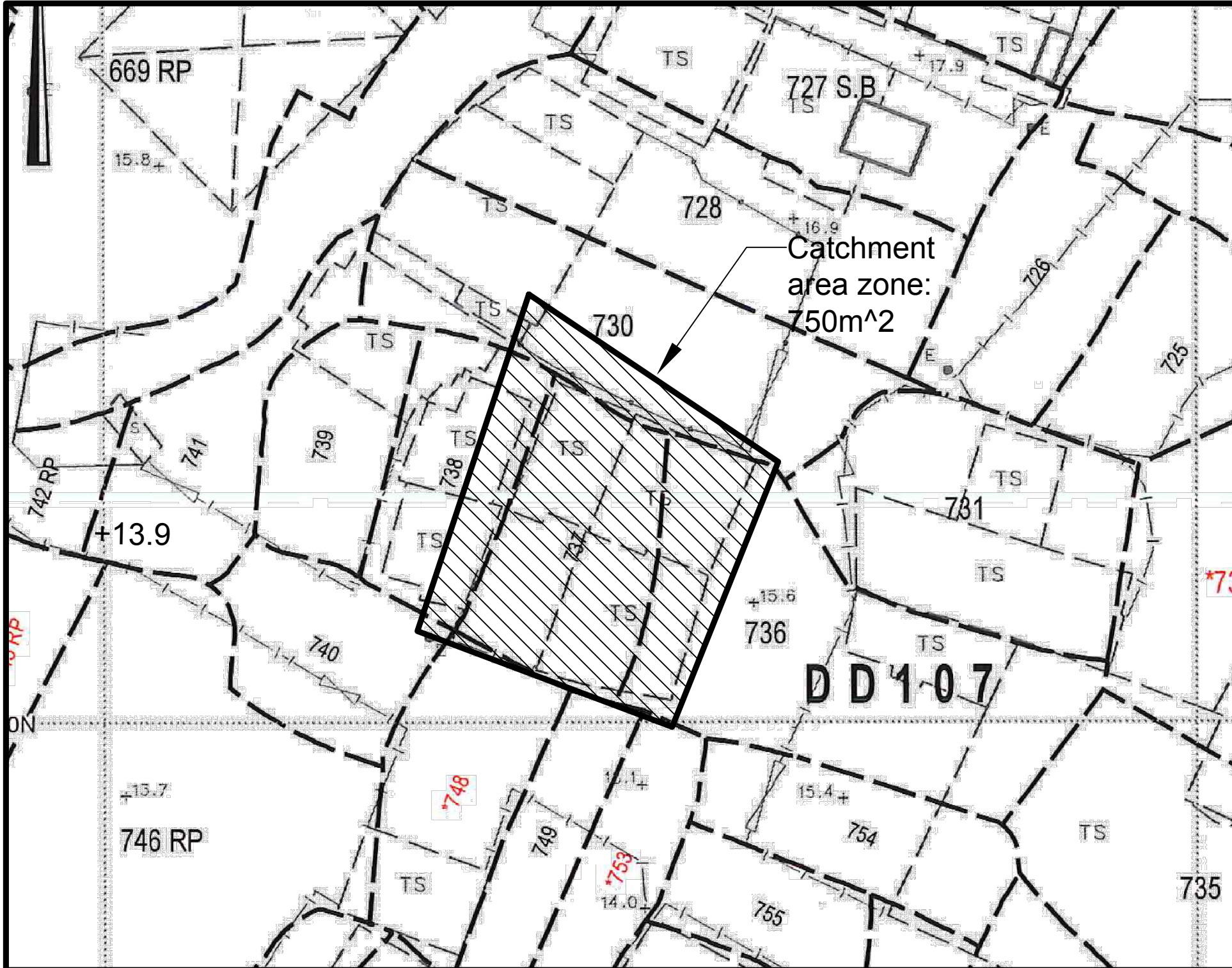
Title:




Connection Detail-
CP6

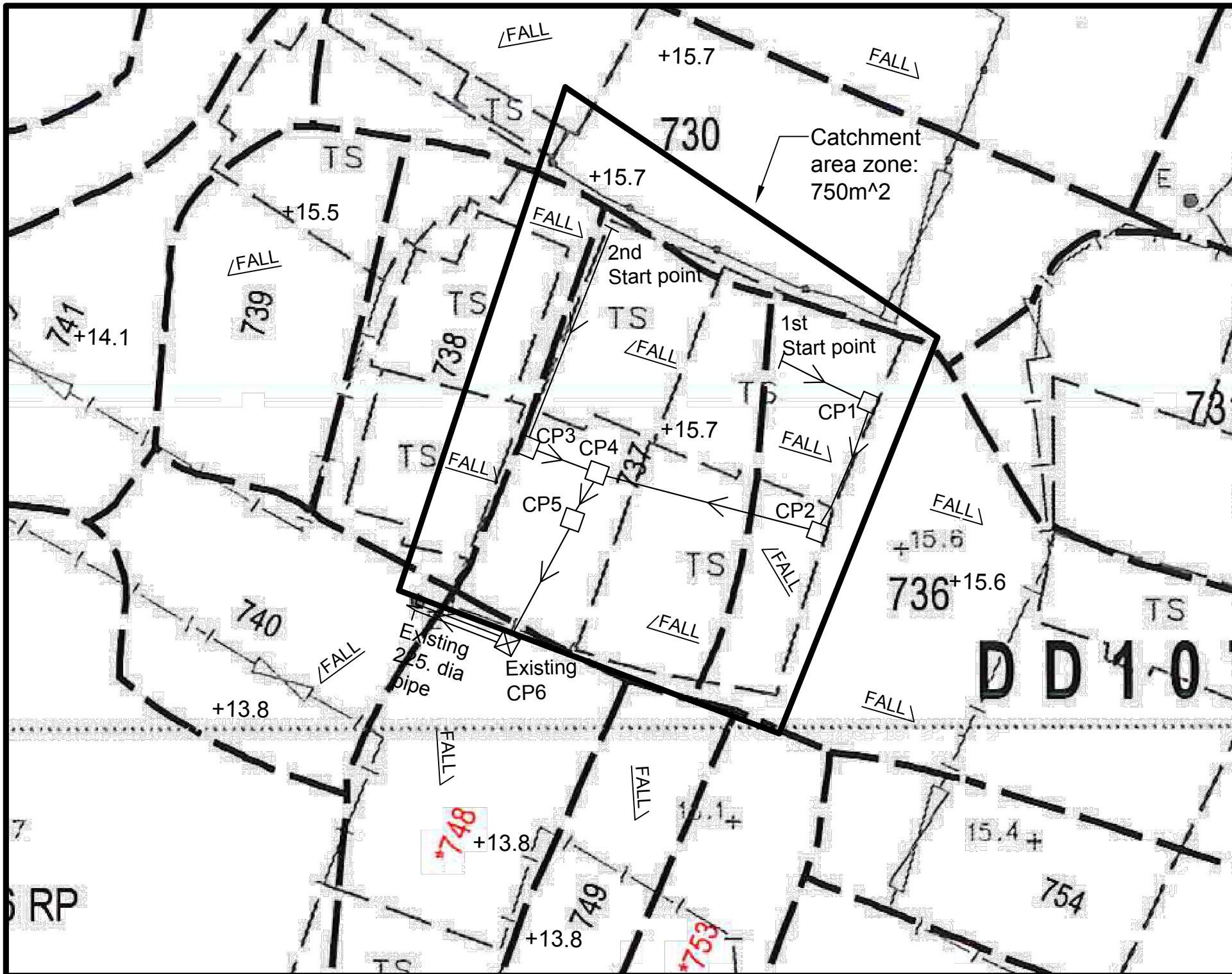
Dwg No:	File:
Fig.4	Lots 736 (Part) and 737 (Part) in D.D. 107, Fung Kat Heung, Yuen Long

Date:

1 Aug 2018



Legend:	
	Proposed 225UC (1:100) with cast iron cover
	Existing 225 dia. pipe
<input type="checkbox"/>	Proposed Catchpit
<input checked="" type="checkbox"/>	Existing Catchpit
	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: Catchment Zone	
Dwg No: Fig.5	File: Lots 736 (Part) and 737 (Part) in D.D. 107, Fung Kat Heung, Yuen Long
Date: 1 Aug 2018	



Legend:	
	Proposed 225UC (1:100) with cast iron cover
	Existing 225 dia. pipe
	Proposed Catchpit
	Existing Catchpit
	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:
Catchment Zone

Dwg No:	File:
Fig.6	Lots 736 (Part) and 737 (Part) in D.D. 107, Fung Kat Heung, Yuen Long
Date:	
1 Aug 2018	

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
Application No. (A/YL-KTN/605)
Date: 1-Aug-2018

Calculation for Design of Channels:

Catchment Zone

Area = 750 m²
 = 0.0008 km²

Peak runoff in m³/s = 0.278 x 0.95 x 250 mm/hr x 0.00075 km²
 = 0.0495 m³/s
 = 2971 liter/min

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.

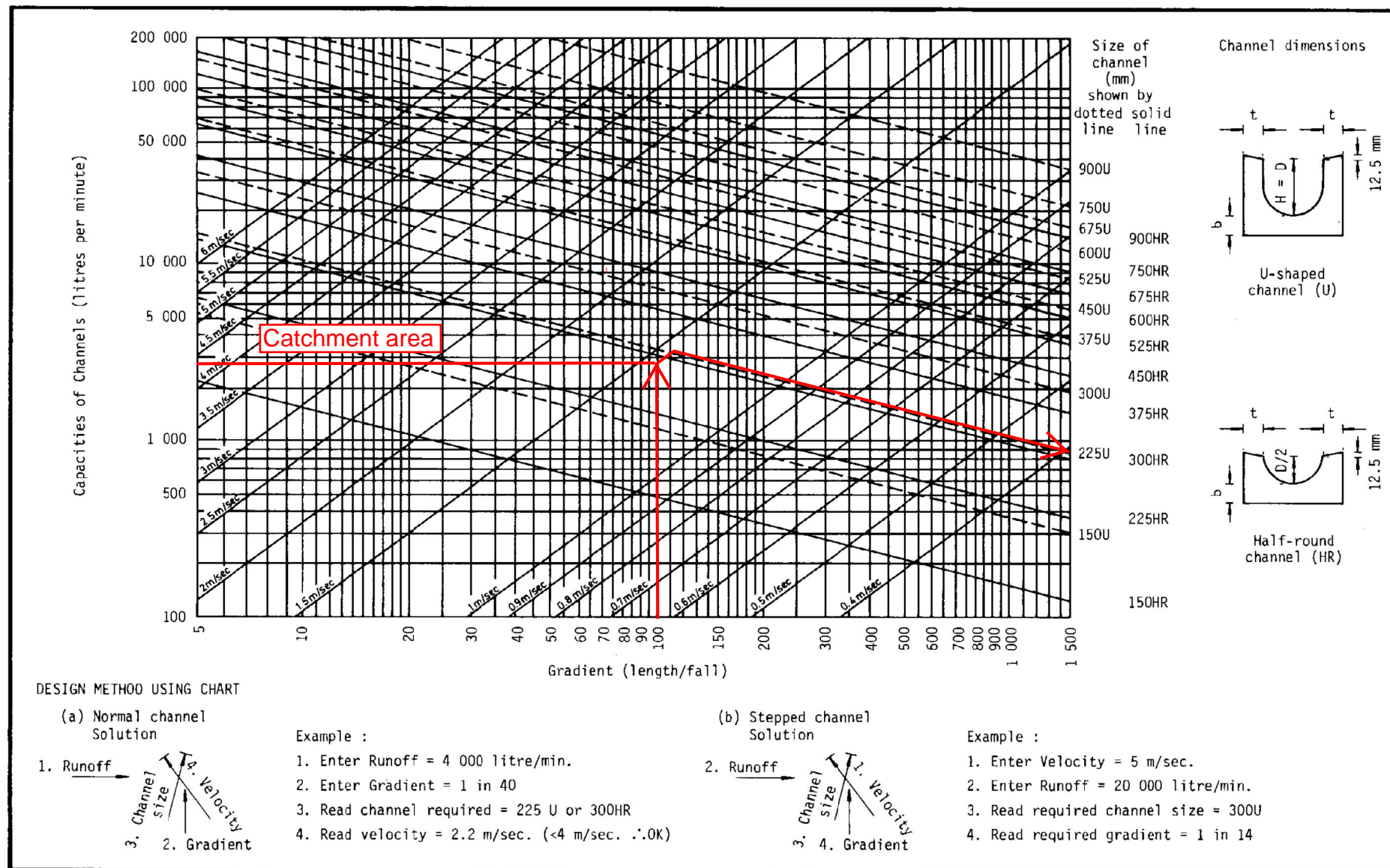
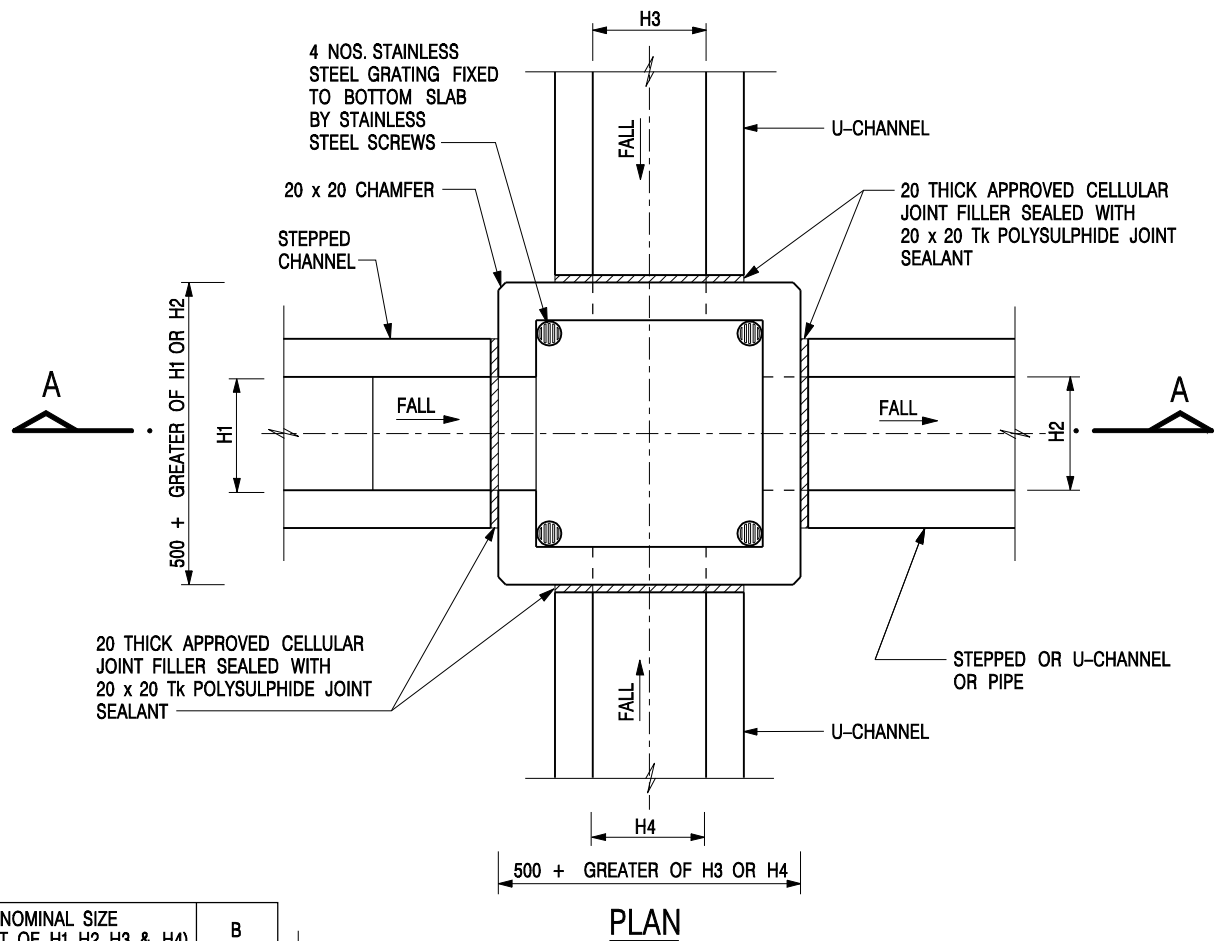
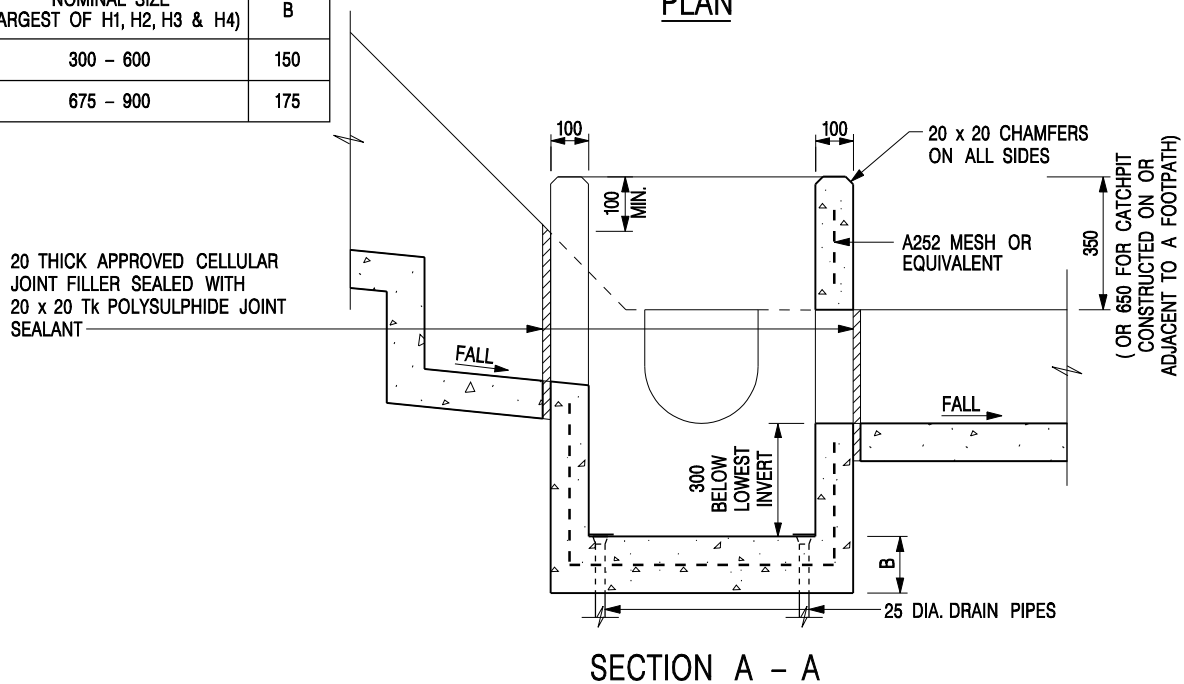


Figure 8.7 - Chart for the Rapid Design of Channels




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

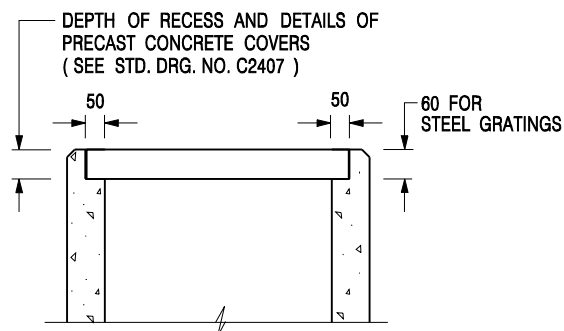


NOTES:

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
 CIVIL ENGINEERING AND DEVELOPMENT DEPARTMENT		SCALE 1 : 20	
		DATE JAN 1991	
		DRAWING NO. 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.

-	FORMER DRG. NO. C2406J.	Original Signed	03.2015
REF.	REVISION	SIGNATURE	DATE

CATCHPIT WITH TRAP
(SHEET 2 OF 2)



**CIVIL ENGINEERING AND
DEVELOPMENT DEPARTMENT**

SCALE 1 : 20

DATE JAN 1991

DRAWING NO.

C2406 /2

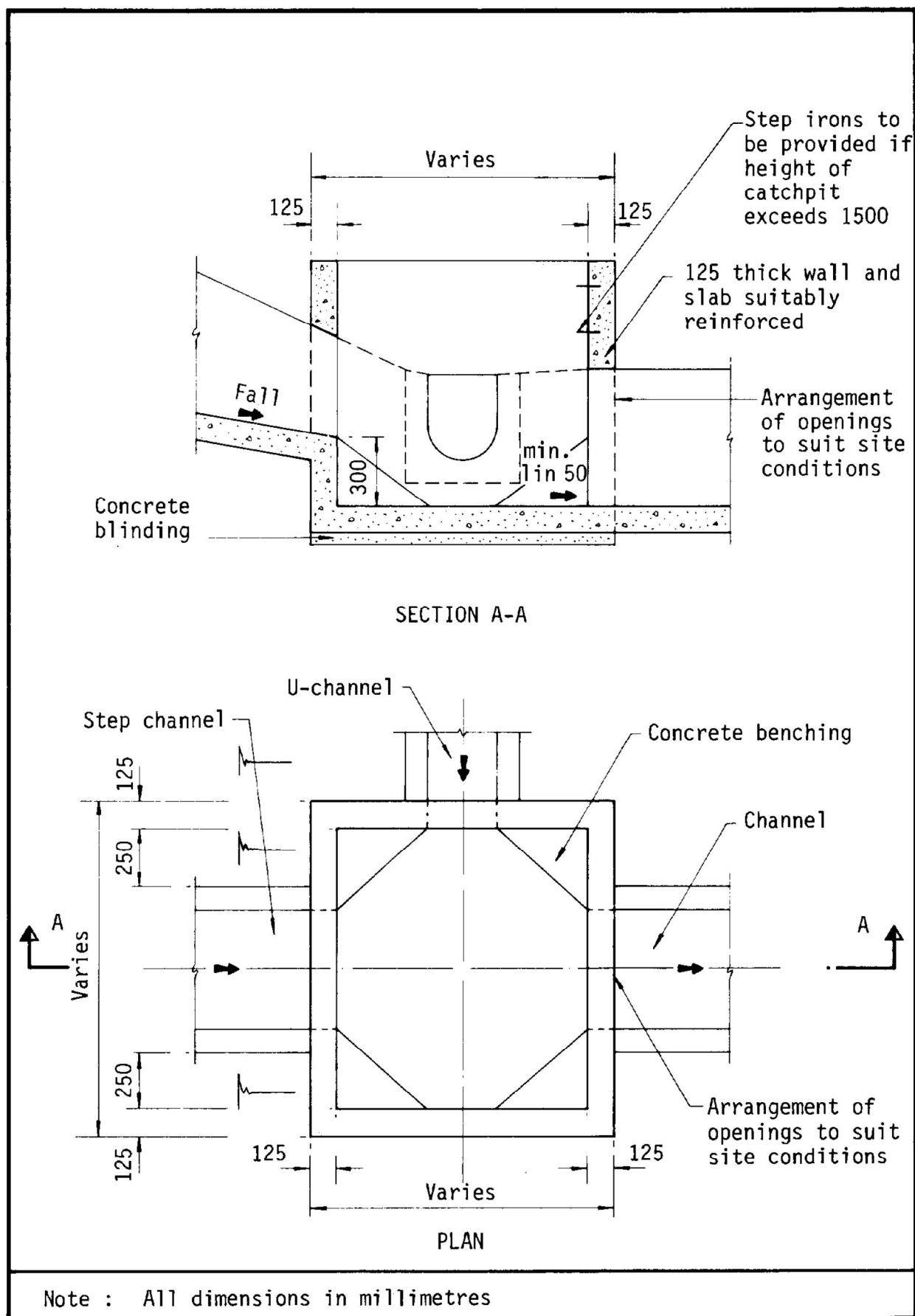
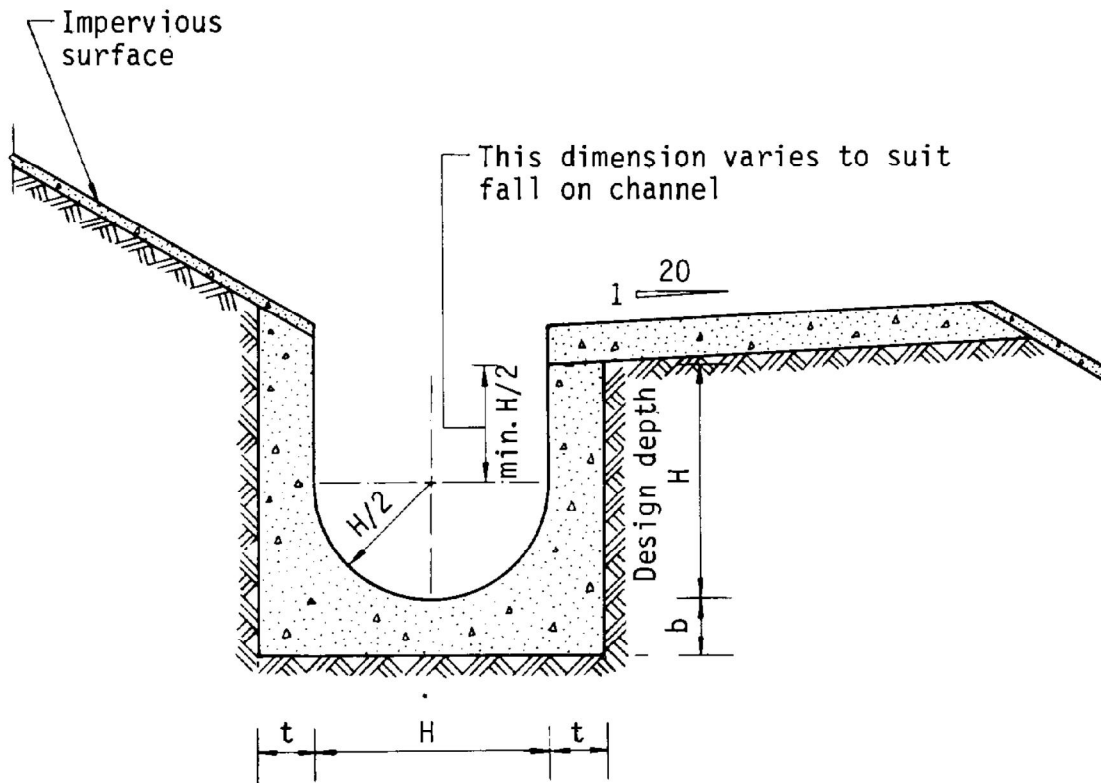


Figure 8.10 - Typical Details of Catchpits



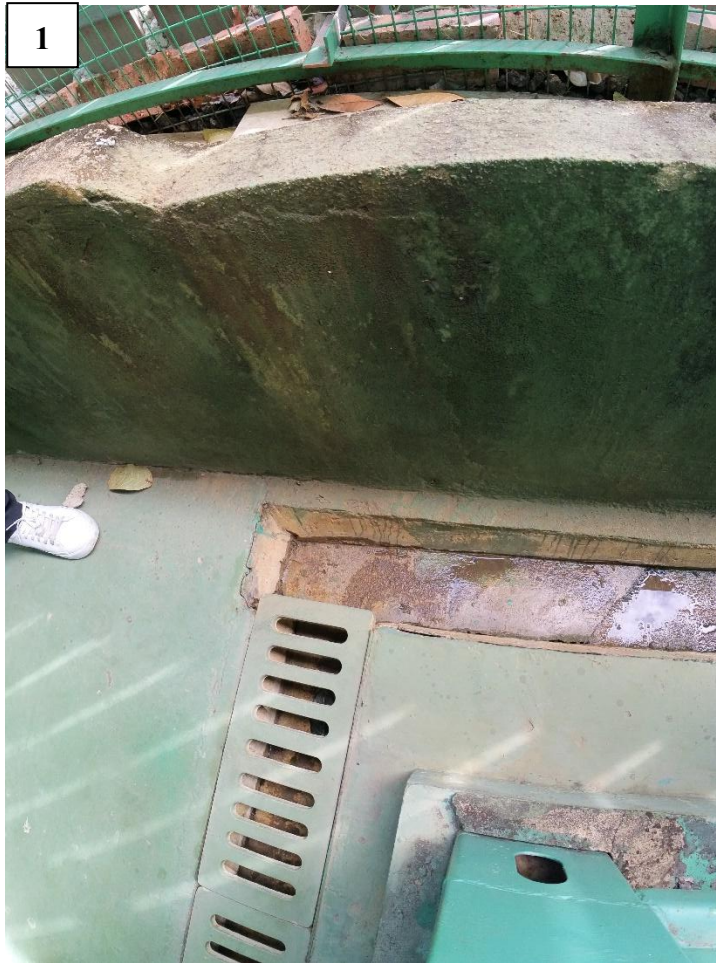
Dimensions of U - channel

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



3



4



5



6



