

LOCATION OF THE APPLICATION SITE

APPLICATION SITE AREA : 498 m² (ABOUT)

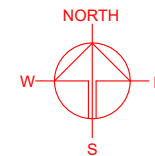
VEHICULAR ACCESS

ACCESSIBLE FROM SHUI MEI ROAD VIA A LOCAL ACCESS

APPLICATION SITE

ACCESSIBLE FROM SHUI MEI
ROAD VIA A LOCAL ACCESS

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY



PLANNING CONSULTANT



PROJECT

PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND AND POND FOR A PERIOD OF 3 YEARS

SITE LOCATION

LOT 1434 (PART) IN D.D. 107, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE

1 : 3000 @ A4

DRAWN BY

MN

DATE

21.11.2023

REVISED BY

DATE

APPROVED BY

DATE

LEGEND



APPLICATION SITE

DWG. TITLE

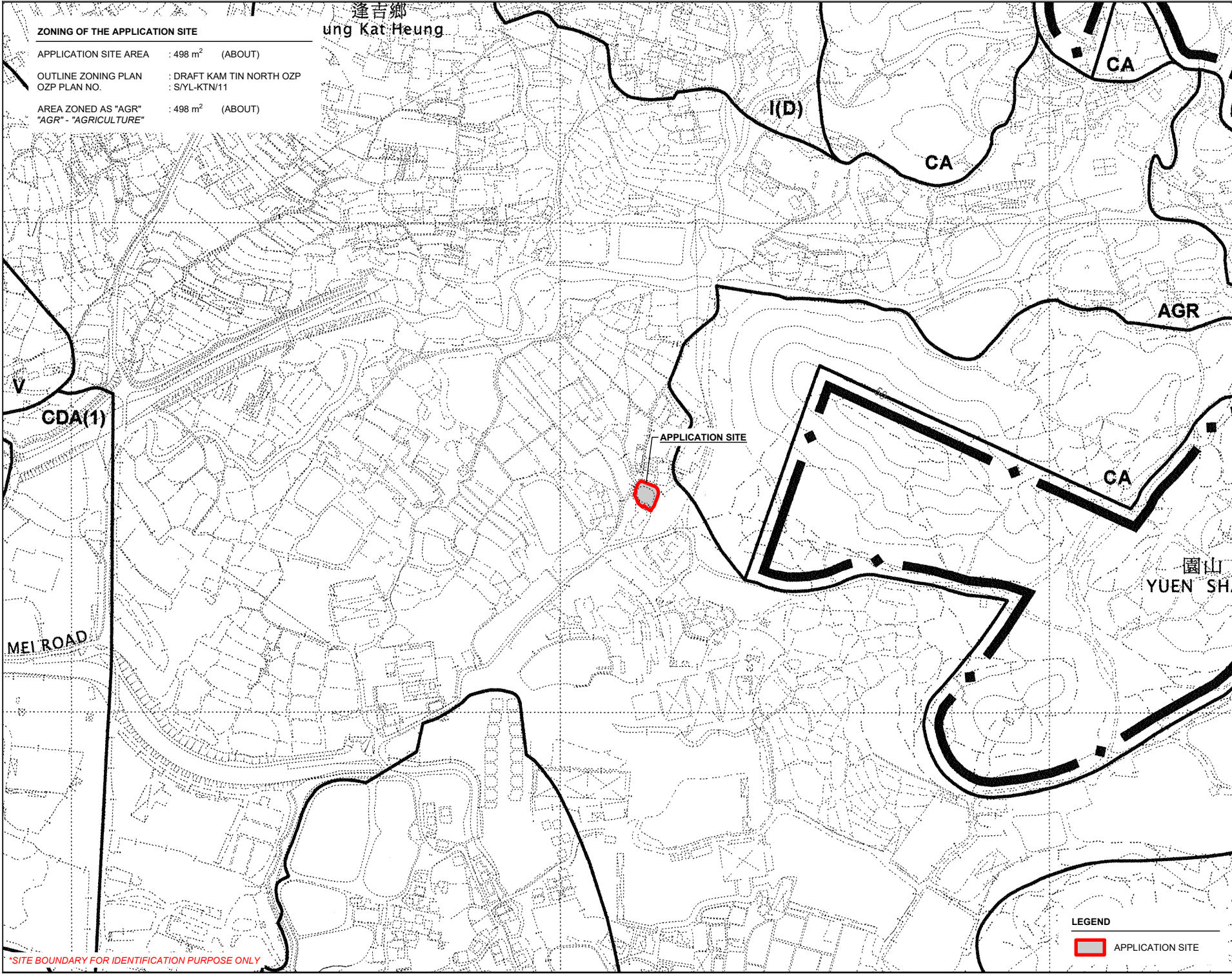
LOCATION PLAN

DWG. NO.

PLAN 1

VER.

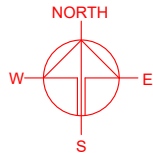
001



ZONING OF THE APPLICATION SITE

APPLICATION SITE AREA : 498 m² (ABOUT)
OUTLINE ZONING PLAN : DRAFT KAM TIN NORTH OZP
OZP PLAN NO. : S/YL-KTN/11
AREA ZONED AS "AGR" : 498 m² (ABOUT)
"AGR" - "AGRICULTURE"

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SITE LOCATION

LOT 1434 (PART) IN D.D. 107, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE

1 : 5000 @ A4

DRAWN BY

MN

DATE

23.11.2023

REVISED BY

OL

DATE

27.12.2023

APPROVED BY

DATE

LEGEND



APPLICATION SITE

DWG. TITLE

ZONING OF THE SITE

DWG NO.

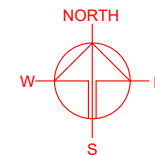
PLAN 2

VER.

002

LAND STATUS OF THE APPLICATION SITE

APPLICATION SITE AREA : 498 m² (ABOUT)
 AREA OF PRIVATE LAND : 498 m² (ABOUT)
 AREA OF GOVERNMENT LAND : NOT APPLICABLE



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SITE LOCATION

LOT 1434 (PART) IN D.D. 107, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE
1 : 500 @ A4

DRAWN BY MN	DATE 21.11.2023
REVISED BY	DATE
APPROVED BY	DATE

DWG. TITLE
LAND STATUS OF THE SITE

DWG NO.
PLAN 3

VER.
001

LEGEND

APPLICATION SITE

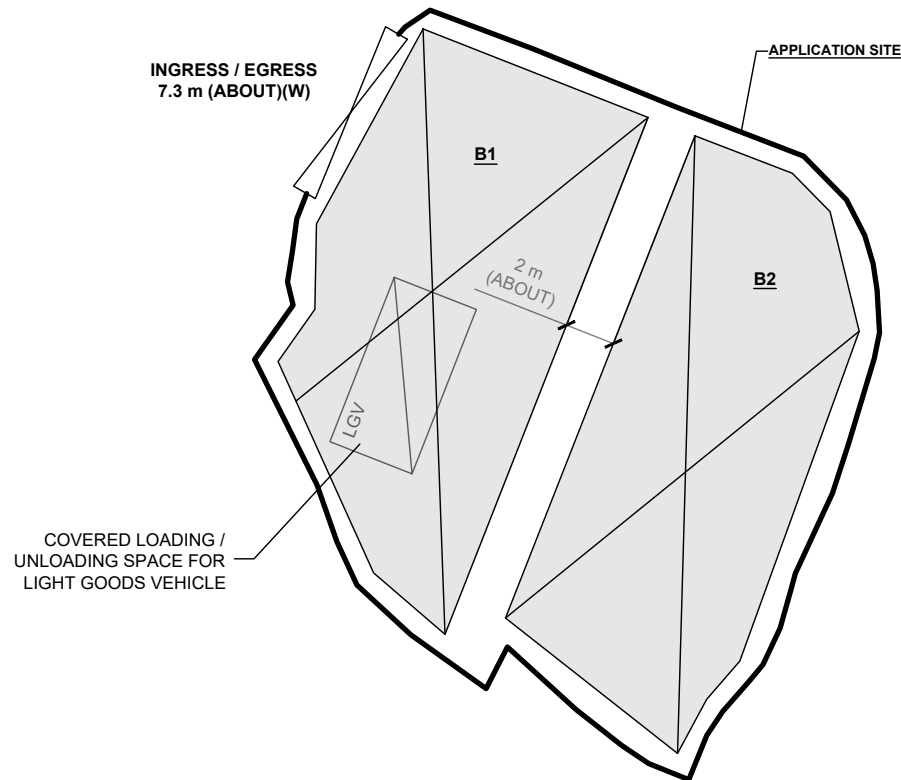
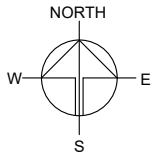
*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

DEVELOPMENT PARAMETERS

APPLICATION SITE AREA	: 498 m ²	(ABOUT)
COVERED AREA	: 379 m ²	(ABOUT)
UNCOVERED AREA	: 119 m ²	(ABOUT)
PLOT RATIO	: 0.76	(ABOUT)
SITE COVERAGE	: 76 %	(ABOUT)
NO. OF STRUCTURE	: 2	
DOMESTIC GFA	: NOT APPLICABLE	
NON-DOMESTIC GFA	: 379 m ²	(ABOUT)
TOTAL GFA	: 379 m ²	(ABOUT)
BUILDING HEIGHT	: 7 m	(ABOUT)
NO. OF STOREY	: 1	

STRUCTURE	USE	COVERED AREA	GFA	BUILDING HEIGHT
B1	WAREHOUSE (EXCLUDING D.G.G.) AND COVERED LOADING / UNLOADING AREA	191 m ² (ABOUT)	191 m ² (ABOUT)	7 m (ABOUT)(1-STOREY)
B2	WAREHOUSE (EXCLUDING D.G.G.)	188 m ² (ABOUT)	188 m ² (ABOUT)	7 m (ABOUT)(1-STOREY)
TOTAL		379 m ² (ABOUT)	379 m ² (ABOUT)	

*D.G.G. - DANGEROUS GOODS GODOWN



LOADING / UNLOADING PROVISIONS

NO. OF L/UL SPACE FOR LIGHT GOODS VEHICLE	: 1
DIMENSION OF L/UL SPACE	: 7 m (L) x 3.5 m (W)

LEGEND

	APPLICATION SITE
	STRUCTURE
	LOADING / UNLOADING SPACE
	INGRESS / EGRESS

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PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND AND POND FOR A PERIOD OF 3 YEARS

SITE LOCATION

LOT 1434 (PART) IN D.D. 107, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE

1 : 300 @ A4

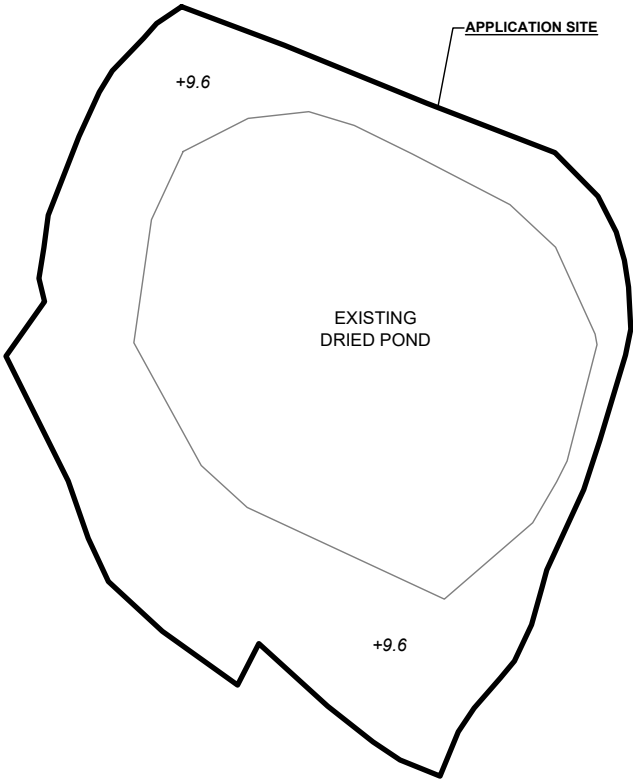
DRAWN BY	DATE
MN	21.11.2023
REVISED BY	DATE
APPROVED BY	DATE

DWG. TITLE
LAYOUT PLAN

DWG NO.	VER.
PLAN 4	001

APPLICATION SITE BEFORE FILLING OF LAND AND POND

APPLICATION SITE AREA	: 498 m ²	(ABOUT)
SITE LEVELS BEFORE FILLING OF LAND	: +9.6 mPD	(ABOUT)
AREA OF THE EXISTING DRIED POND	: 248 m ²	(ABOUT)
DEPTH OF EXISTING DRIED POND	: 1 m	(ABOUT)



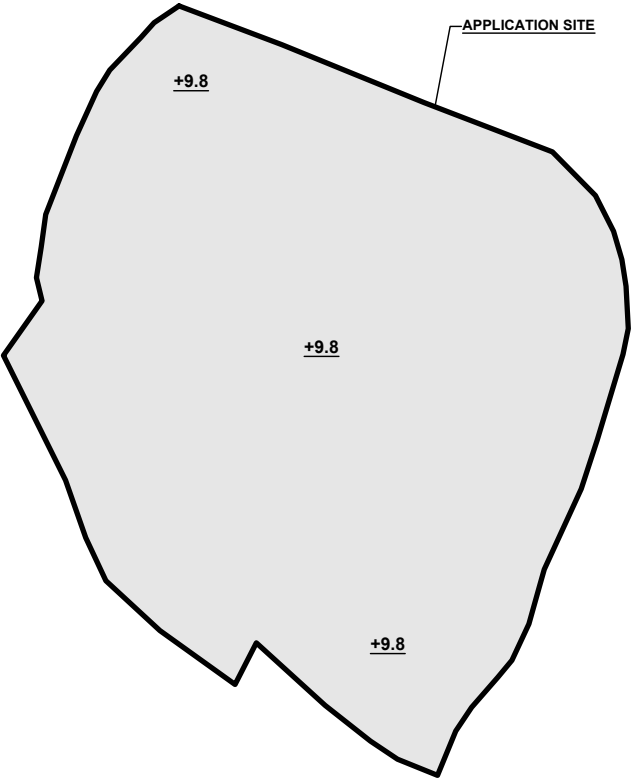
LEGEND	
	APPLICATION SITE
	SITE LEVEL

SITE LEVELS ARE FOR REFERENCE ONLY.

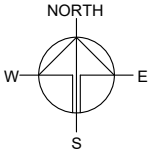
EXISTING FILLING OF LAND AND POND AREA

APPLICATION SITE AREA	: 498 m ²	(ABOUT)
COVERED BY STRUCTURE	: 379 m ²	(ABOUT)
EXISTING LAND FILLING AREA	: 498 m ²	(ABOUT)
DEPTH OF LAND FILLING	: NOT MORE THAN 0.2 m	
SITE LEVELS	: +9.8 mPD (ABOUT)	
MATERIAL OF LAND FILLING	: CONCRETE	
USE	: SITE FORMATION OF STRUCTURES, AND CIRCULATION SPACE	
EXISTING POND FILLING AREA	: 248 m ²	(ABOUT)
MATERIAL OF FILLING	: CONCRETE	

*THE POND FILLING AREA IS INCLUDED IN THE CALCULATION OF LAND FILLING AREA.



LEGEND	
	APPLICATION SITE
	LAND FILLING AREA
	SITE LEVEL



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PROJECT

PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND AND POND FOR A PERIOD OF 3 YEARS

SITE LOCATION

LOT 1434 (PART) IN D.D. 107, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE

1 : 300 @ A4

DRAWN BY	DATE
MN	23.11.2023
REVISED BY	DATE
LT	22.04.2024
APPROVED BY	DATE

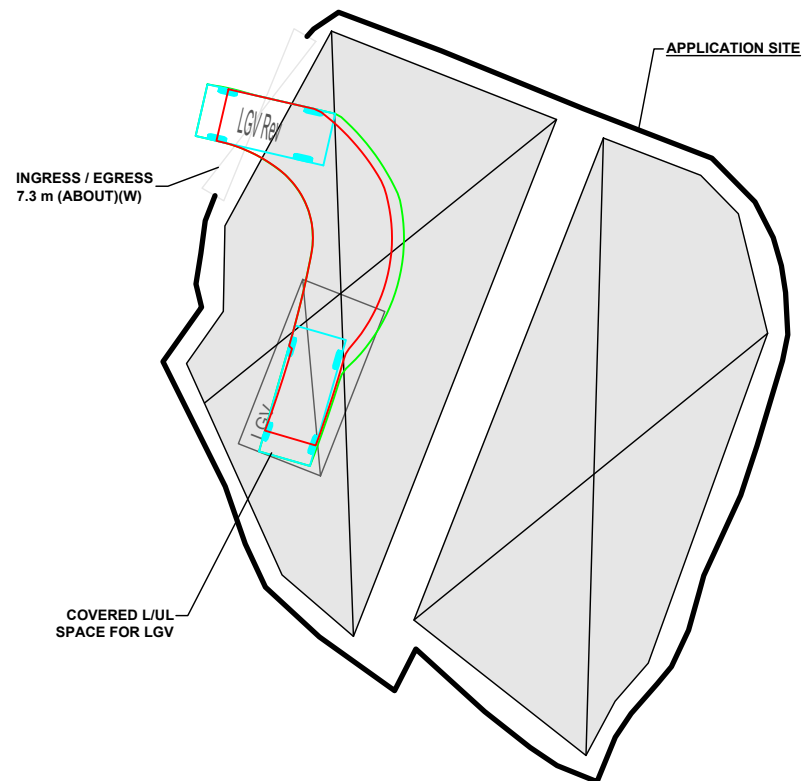
DWG. TITLE
FILLING OF LAND AND POND

DWG NO.	VER.
PLAN 1	001

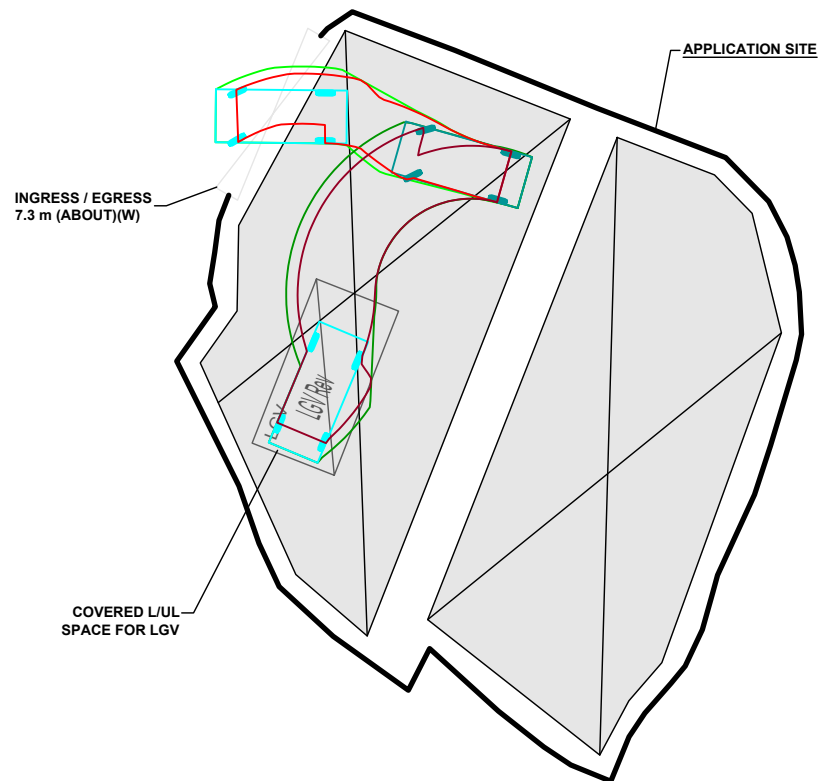
SWEPT PATH ANALYSIS

TYPE OF VEHICLE : LIGHT GOODS VEHICLE
 DIMENSION OF VEHICLE : 2.1 m (W) X 5.2 m (L)

SWEPT PATHS GENERATED BY AUTODESK VEHICLE TRACKING



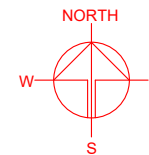
FROM THE LOCAL ACCESS TO
THE APPLICATION SITE



FROM THE APPLICATION SITE TO
THE LOCAL ACCESS

LEGEND

- APPLICATION SITE
- STRUCTURE
- L/UL SPACE (LGV)
- INGRESS / EGRESS
- LIGHT GOODS VEHICLE
- SWEPT PATH OF VEHICLE



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SITE LOCATION

LOT 1434 (PART) IN D.D. 107, KAM TIN, YUEN LONG, NEW TERRITORIES

SCALE

1 : 300 @ A4

DRAWN BY MN	DATE 23.11.2023
CHECKED BY	DATE
APPROVED BY	DATE

DWG. TITLE
SWEPT PATH ANALYSIS

DWG NO. PLAN 6	VER. 001
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