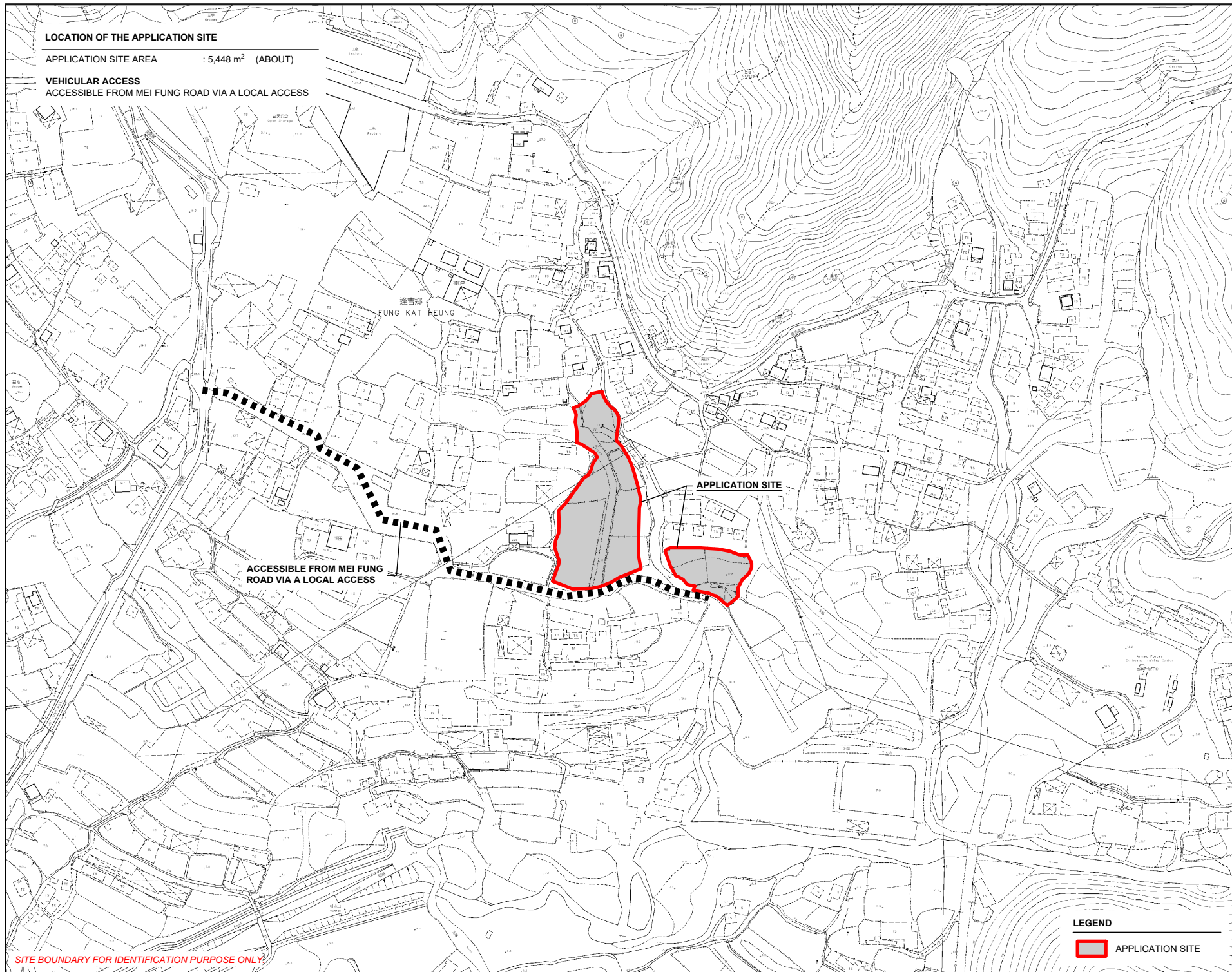
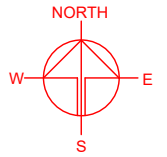


LOCATION OF THE APPLICATION SITE

APPLICATION SITE AREA : 5,448 m² (ABOUT)

VEHICULAR ACCESS

ACCESSIBLE FROM MEI FUNG ROAD VIA A LOCAL ACCESS



SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

LEGEND

 APPLICATION SITE

PLANNING CONSULTANT



PROJECT

PROPOSED WAREHOUSE AND OPEN STORAGE OF CONSTRUCTION MATERIALS AND MACHINERY 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 : 3000 @ A4

DRAWN BY CC DATE 25.6.2026

CHECKED BY DATE

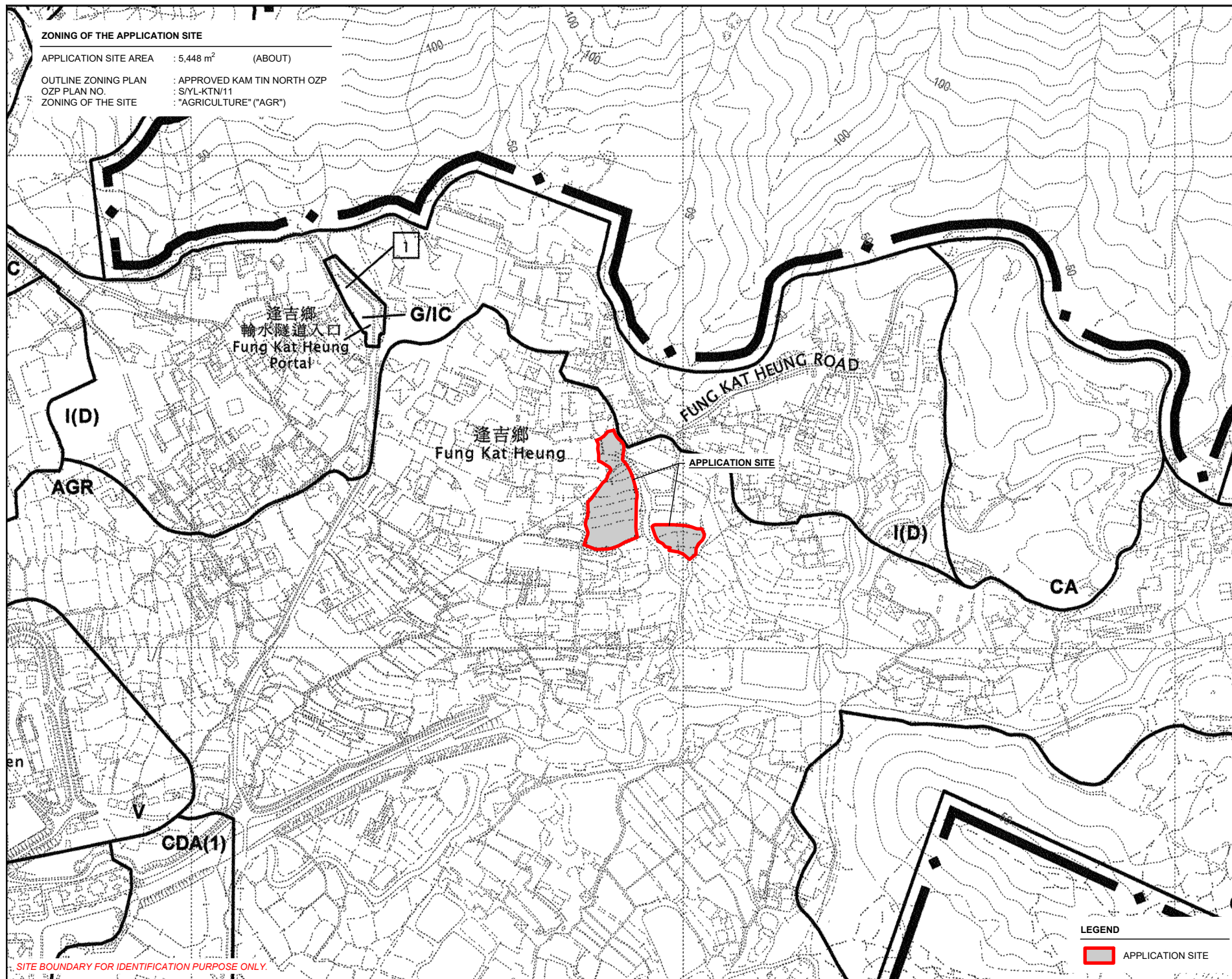
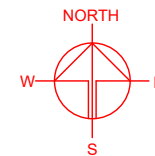
APPROVED BY DATE

DWG. TITLE
LOCATION PLAN

DWG NO. PLAN 1 VER. 001

ZONING OF THE APPLICATION SITE

APPLICATION SITE AREA : 5,448 m² (ABOUT)
OUTLINE ZONING PLAN : APPROVED KAM TIN NORTH OZP
OZP PLAN NO. : S/YL-KTN/11
ZONING OF THE SITE : "AGRICULTURE" ("AGR")



SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

LEGEND

 APPLICATION SITE

PLANNING CONSULTANT



PROJECT

PROPOSED WAREHOUSE AND OPEN STORAGE OF CONSTRUCTION MATERIALS AND MACHINERY 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 : 5000 @ A4

DRAWN BY

CC

DATE

25.6.2026

CHECKED BY

DATE

APPROVED BY

DATE

DWG. TITLE

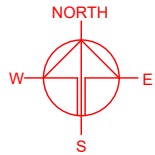
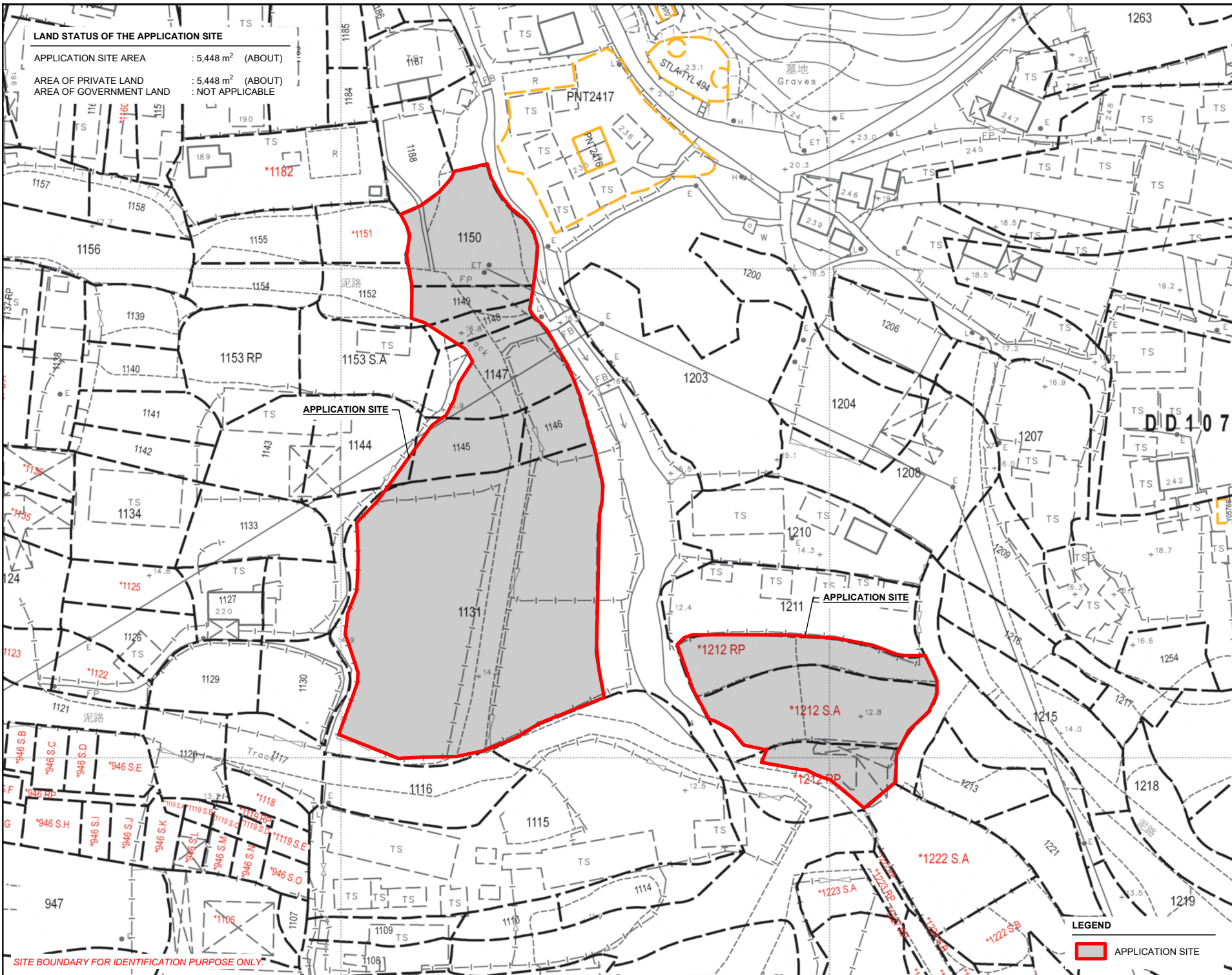
ZONING OF THE SITE

DWG NO.

PLAN 2

VER.

001



PLANNING CONSULTANT



PROJECT

PROPOSED WAREHOUSE AND STORAGE OF MATERIALS AND ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS

TEMPORARY AND OPEN CONSTRUCTION WITH MACHINERY AND 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: 1000 @ A4

DRAWN BY

CC

DATE

25.6.2026

CHECKED BY

DATE

APPROVED BY

DATE

DWG. TITLE

LAND STATUS OF THE SITE

DWG. NO.

PLAN 3

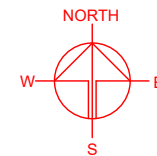
VER.

001

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

APPLICATION SITE AREA : 5,448 m² (ABOUT)

CATEGORY OF THE SITE : CATEGORY 2 AREA



FUNG KAT
HEUNG

FUNG KAT HEUNG ROAD

APPLICATION SITE

 Category 1 Areas

 Category 2 Areas

 Category 3 Areas

 Category 4 Areas

LEGEND

 APPLICATION SITE

SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

PLANNING CONSULTANT



PROJECT

PROPOSED WAREHOUSE AND TEMPORARY OPEN STORAGE OF CONSTRUCTION MATERIALS AND MACHINERY 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

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DRAWN BY CC DATE 25.6.2026

CHECKED BY DATE

APPROVED BY DATE

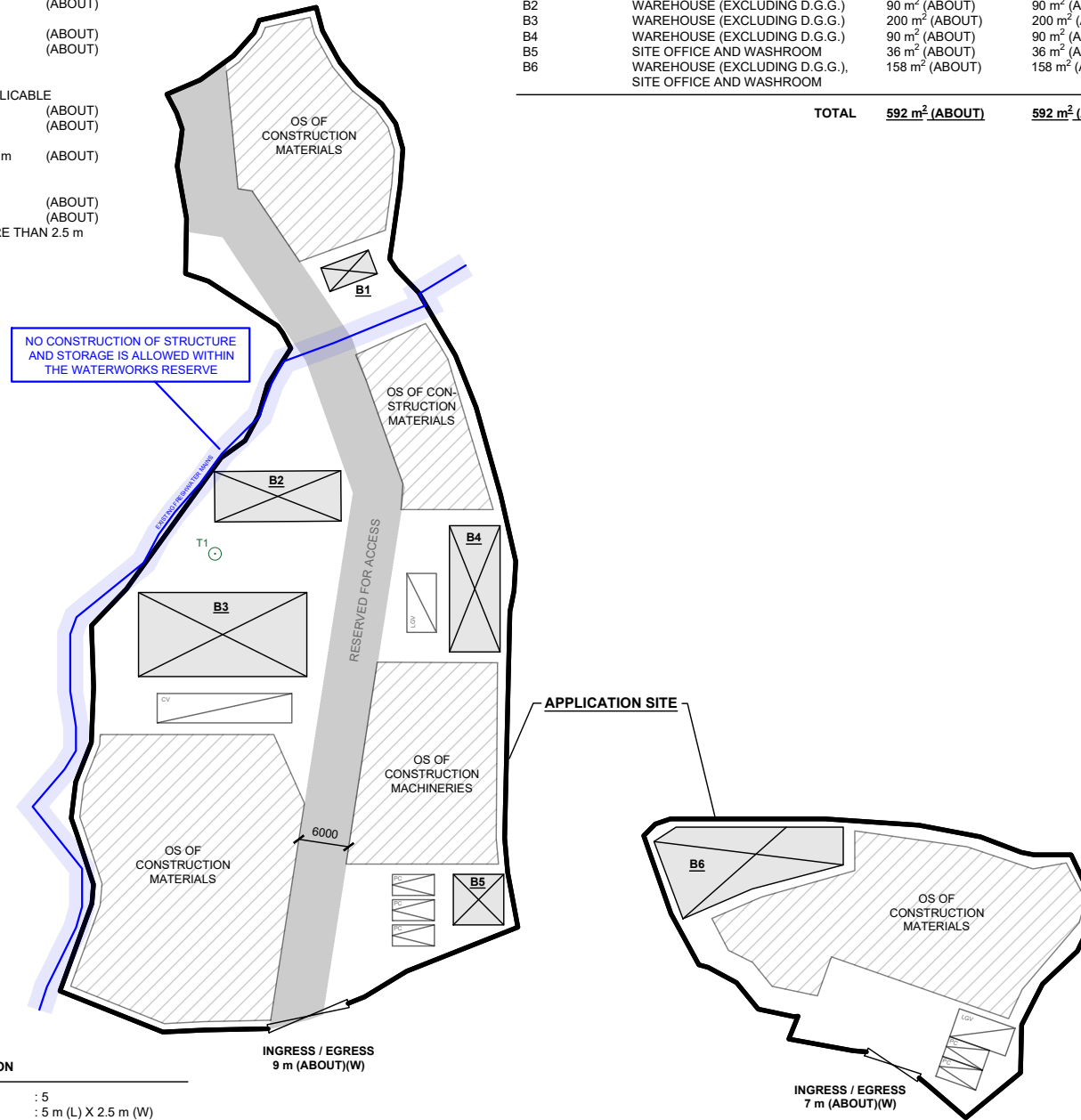
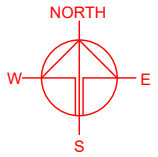
DWG. TITLE
TPB PG-13G

DWG NO. PLAN 4 VER. 001

DEVELOPMENT PARAMETERS

APPLICATION SITE AREA	: 5,448 m ²	(ABOUT)
COVERED AREA	: 592 m ²	(ABOUT)
UNCOVERED AREA	: 4,856 m ²	(ABOUT)
PLOT RATIO	: 0.11	(ABOUT)
SITE COVERAGE	: 11 %	(ABOUT)
NO. OF STRUCTURE	: 6	
DOMESTIC GFA	: NOT APPLICABLE	
NON-DOMESTIC GFA	: 592 m ²	(ABOUT)
TOTAL GFA	: 592 m ²	(ABOUT)
BUILDING HEIGHT	: 3.5 - 8.23 m	(ABOUT)
NO. OF STOREY	: 1	
AREA FOR OPEN STORAGE	: 2,353 m ²	(ABOUT)
PERCENTAGE OF OS	: 43%	(ABOUT)
STACKING HEIGHT	: NOT MORE THAN 2.5 m	

STRUCTURE	USE	COVERED AREA	GFA	BUILDING HEIGHT
B1	UTILITIES ROOM	18 m ² (ABOUT)	18 m ² (ABOUT)	3.5 m (ABOUT)(1-STOREY)
B2	WAREHOUSE (EXCLUDING D.G.G.)	90 m ² (ABOUT)	90 m ² (ABOUT)	8.23 m (ABOUT)(1-STOREY)
B3	WAREHOUSE (EXCLUDING D.G.G.)	200 m ² (ABOUT)	200 m ² (ABOUT)	8.23 m (ABOUT)(1-STOREY)
B4	WAREHOUSE (EXCLUDING D.G.G.)	90 m ² (ABOUT)	90 m ² (ABOUT)	8.23 m (ABOUT)(1-STOREY)
B5	SITE OFFICE AND WASHROOM	36 m ² (ABOUT)	36 m ² (ABOUT)	3.5 m (ABOUT)(1-STOREY)
B6	WAREHOUSE (EXCLUDING D.G.G.), SITE OFFICE AND WASHROOM	158 m ² (ABOUT)	158 m ² (ABOUT)	8.23 m (ABOUT)(1-STOREY)
TOTAL		592 m ² (ABOUT)	592 m ² (ABOUT)	



PARKING AND LOADING/UNLOADING PROVISION

NO. OF PRIVATE CAR PARKING SPACE	: 5
DIMENSION OF PARKING SPACE	: 5 m (L) X 2.5 m (W)
NO. L/UL SPACE FOR LIGHT GOODS VEHICLE	: 2
DIMENSION OF LOADING/UNLOADING SPACE	: 7 m (L) X 3.5 m (W)
NO. L/UL SPACE FOR CONTAINER VEHICLE	: 1
DIMENSION OF LOADING/UNLOADING SPACE	: 16 m (L) X 3.5 m (W)

LEGEND

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

PLANNING CONSULTANT



PROJECT
PROPOSED WAREHOUSE AND TEMPORARY OPEN STORAGE OF CONSTRUCTION MATERIALS AND MACHINERY 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 : 800 @ A4

DRAWN BY
CC

DATE
25.6.2026

CHECKED BY

DATE

APPROVED BY

DATE

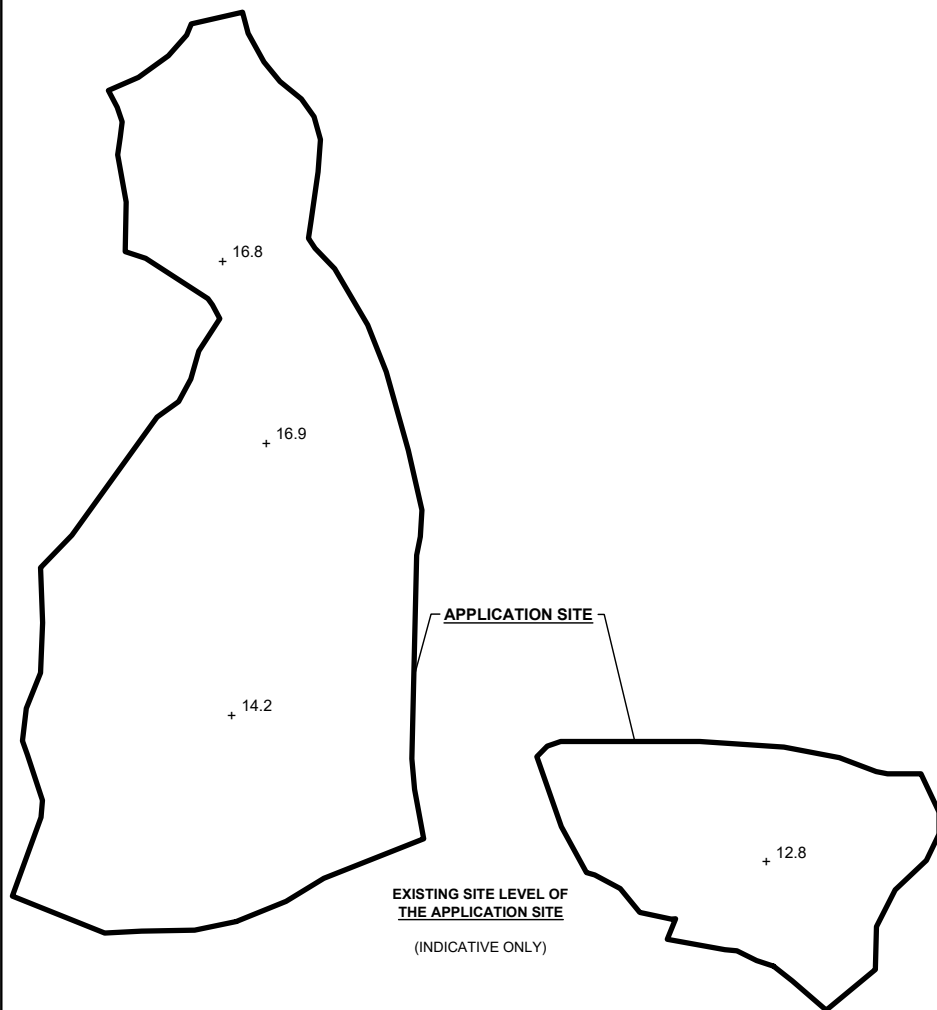
DWG. TITLE
LAYOUT PLAN

DWG NO.
PLAN 5

VER.
001

CONDITION OF THE APPLICATION SITE

APPLICATION SITE AREA : 5,448 m² (ABOUT)
 EXISTING SITE SURFACE : COVERED BY GRAVEL
 EXISTING SITE LEVELS : +12.8 mPD TO +16.9 mPD (ABOUT)



LEGEND

APPLICATION SITE
 +8.9 EXISTING SITE LEVEL

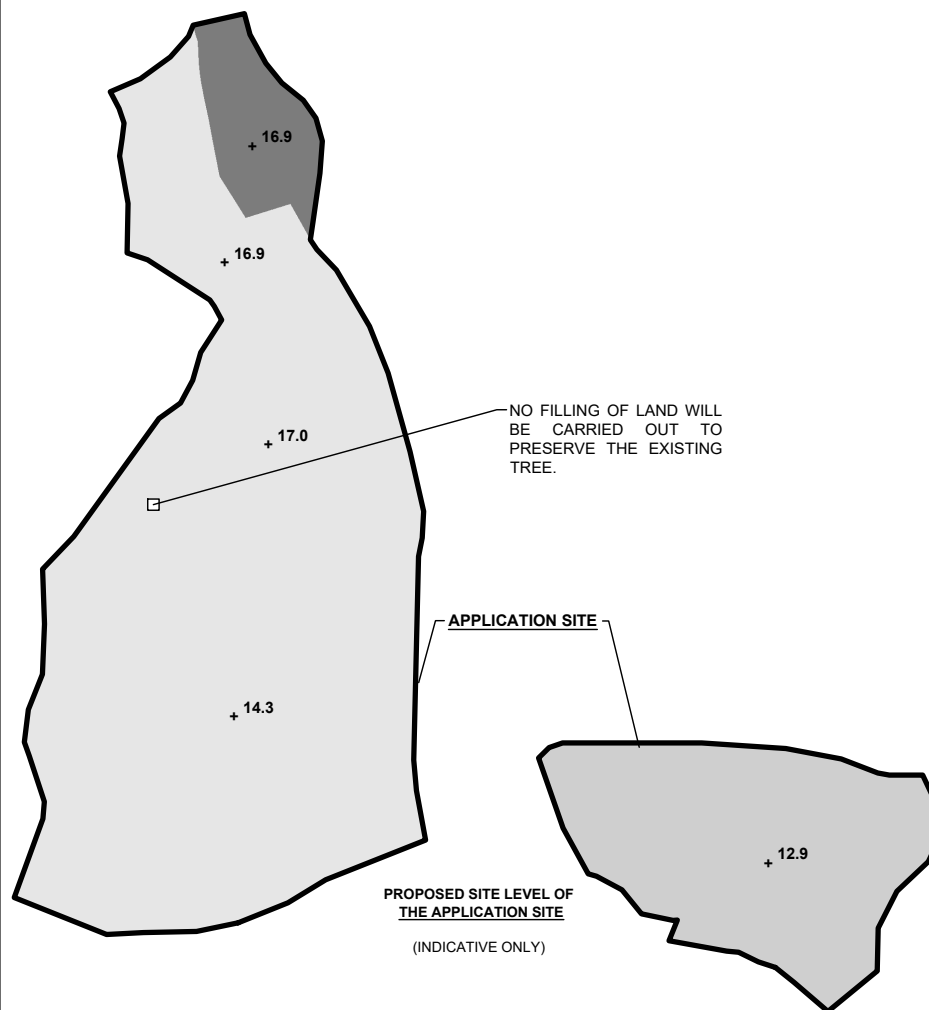
SITE LEVELS ARE FOR REFERENCE ONLY.

PROPOSED FILLING OF LAND AREA OF THE APPLICATION SITE

APPLICATION SITE AREA : 5,448 m² (ABOUT)
 TOTAL FILLING OF LAND AREA : 5,445 m² (ABOUT)
 FILLING OF LAND AREA TO BE REGULARISED : 5,151 m² (ABOUT)*
 PROPOSED FILLING OF LAND AREA : 294 m² (ABOUT)

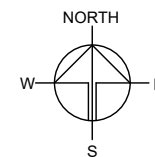
DEPTH OF LAND FILLING : NOT MORE THAN 0.1 m
 PROPOSED SITE LEVELS : +12.9 mPD TO +17.0 mPD (ABOUT)
 MATERIAL OF LAND FILLING : CONCRETE
 PURPOSE OF LAND FILLING : SITE FORMATION OF STRUCTURE AND CIRCULATION SPACE

*ABOUT 3m² WILL NOT BE HARD-PAVED TO PRESERVE THE EXISTING TREE.



LEGEND

APPLICATION SITE
 PROPOSED FILLED AREA
 PROPOSED FILLED AREA TO BE REGULARISED
 +9.5 PROPOSED SITE LEVEL



PLANNING CONSULTANT



PROJECT

PROPOSED WAREHOUSE AND OPEN STORAGE OF CONSTRUCTION MATERIALS AND MACHINERY 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 : 1000 @ A4

DRAWN BY CC DATE 25.6.2026

CHECKED BY DATE

APPROVED BY DATE

DWG. TITLE

FILLING OF LAND

DWG NO.

PLAN 6

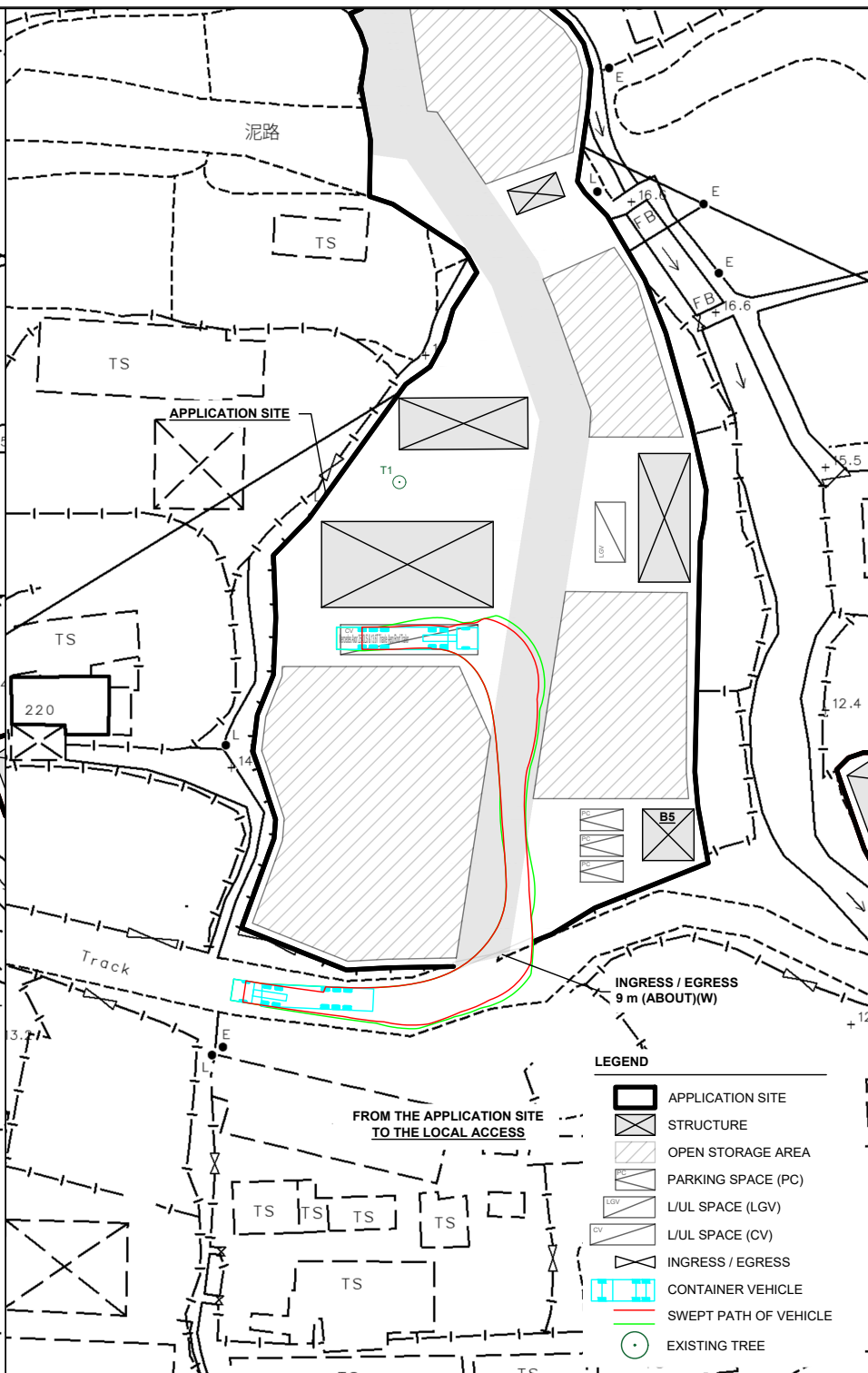
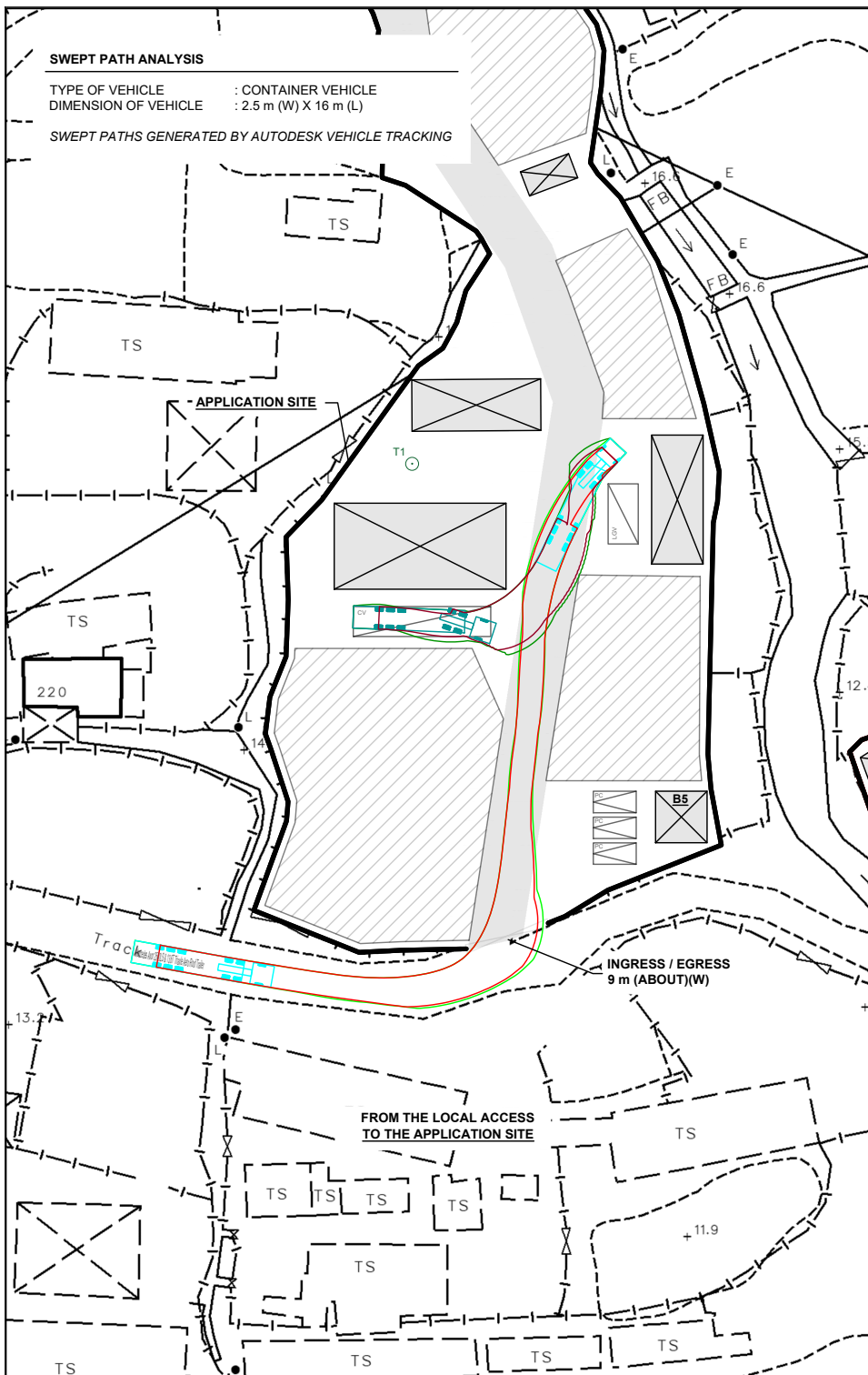
VER.

001

SWEPT PATH ANALYSIS

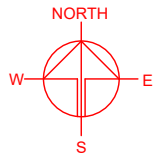
TYPE OF VEHICLE : CONTAINER VEHICLE
 DIMENSION OF VEHICLE : 2.5 m (W) X 16 m (L)

SWEPT PATHS GENERATED BY AUTODESK VEHICLE TRACKING



LEGEND

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



PLANNING CONSULTANT



PROJECT

PROPOSED WAREHOUSE AND TEMPORARY OPEN STORAGE OF CONSTRUCTION MATERIALS AND MACHINERY 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: 800 @ A4

DRAWN BY

CC

DATE

25.6.2026

CHECKED BY

DATE

APPROVED BY

DATE

DWG. TITLE

SWEPT PATH ANALYSIS (CV)

DWG. NO.

PLAN 7

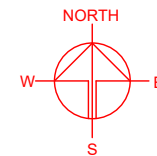
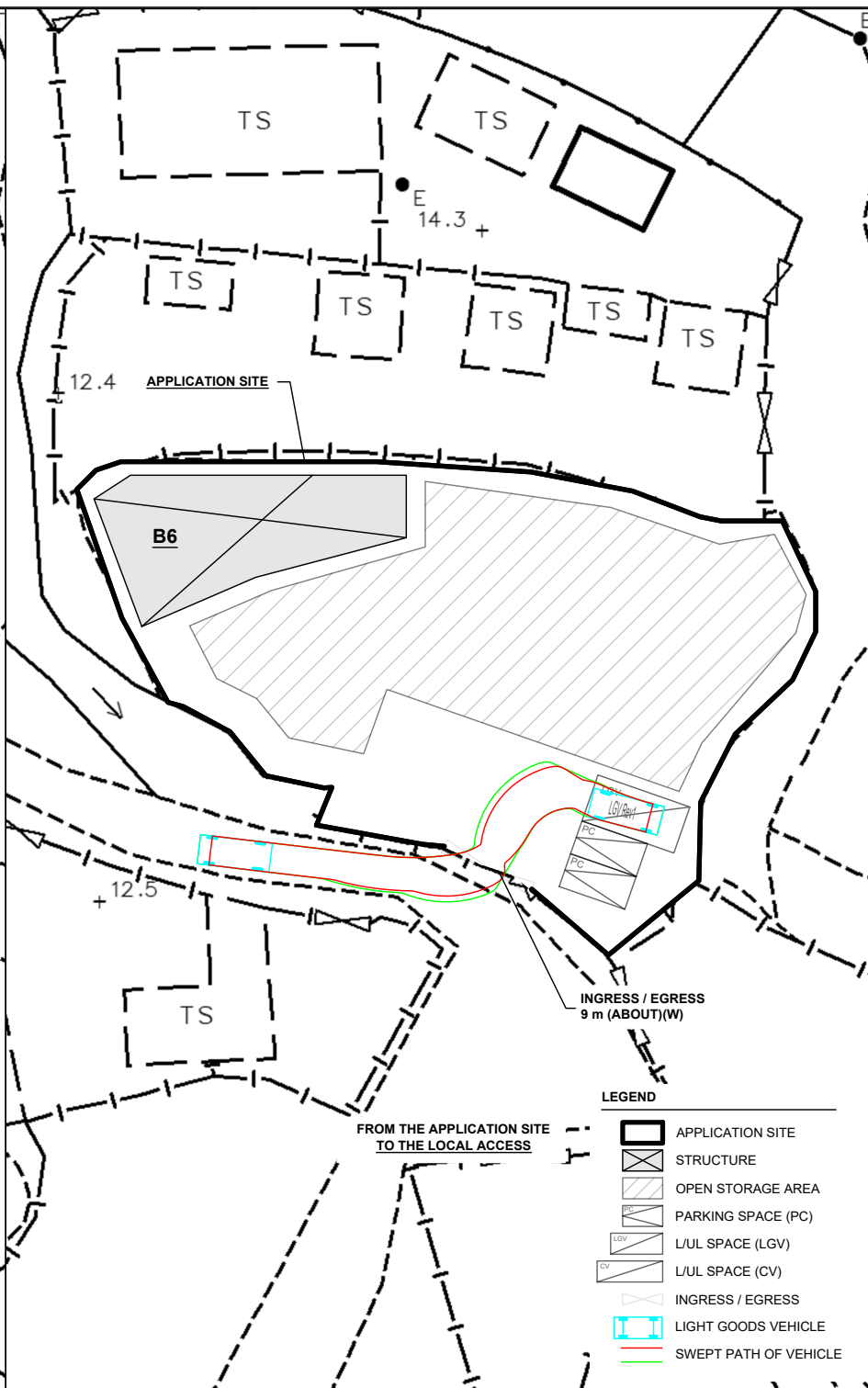
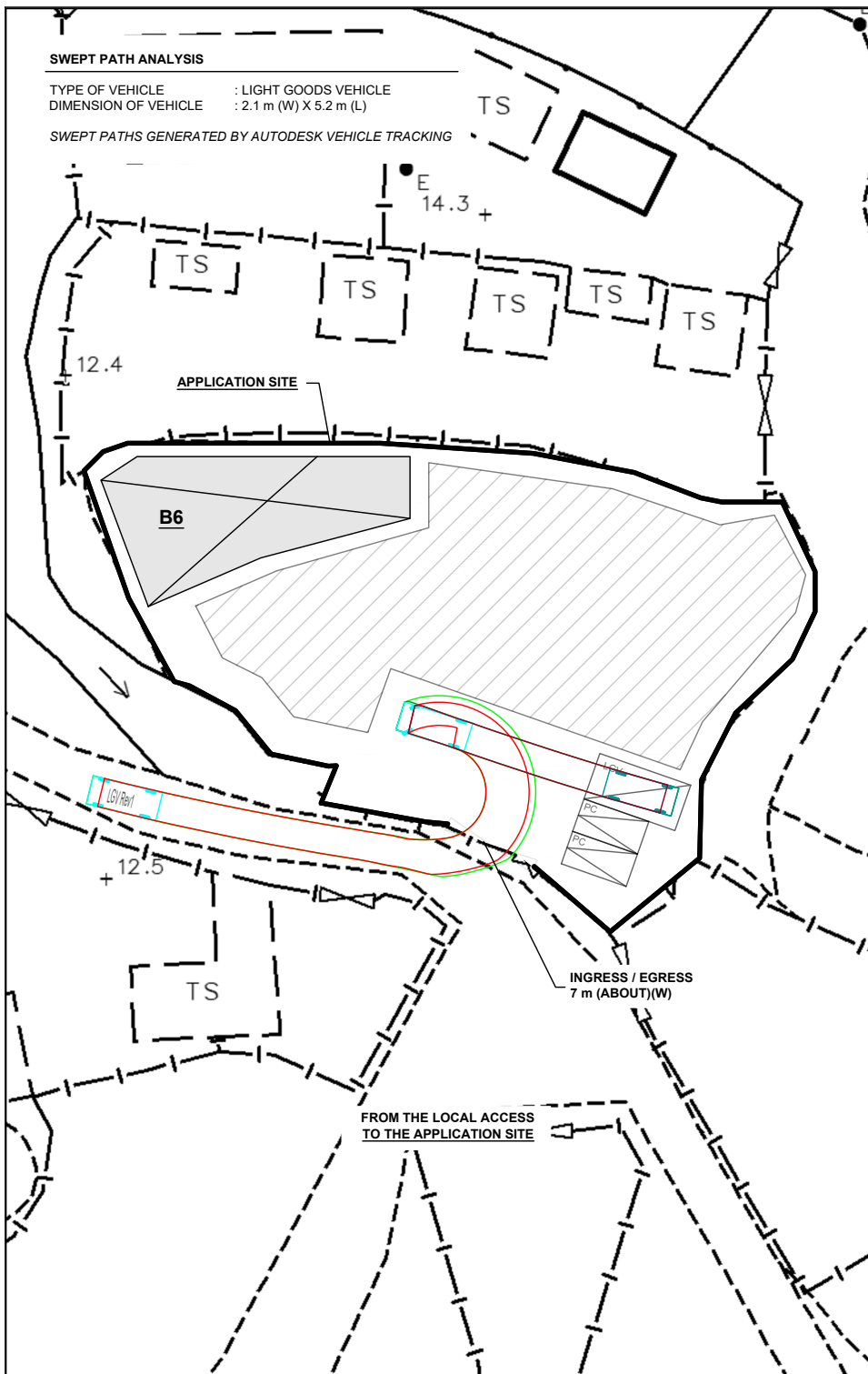
VER.

001

SWEEP PATH ANALYSIS

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

SWEEP PATHS GENERATED BY AUTODESK VEHICLE TRACKING



PLANNING CONSULTANT



PROJECT
 PROPOSED WAREHOUSE AND TEMPORARY OPEN STORAGE OF CONSTRUCTION MATERIALS AND MACHINERY 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 : 800 @ A4

DRAWN BY
 CC

DATE
 26.6.2026

CHECKED BY

DATE

APPROVED BY

DATE

DWG. TITLE
 SWEEP PATH ANALYSIS (LGV)

DWG NO.
 PLAN 8

VER.
 001

LEGEND

- APPLICATION SITE
- STRUCTURE
- OPEN STORAGE AREA
- PARKING SPACE (PC)
- L/U/L SPACE (LGV)
- L/U/L SPACE (CV)
- INGRESS / EGRESS
- LIGHT GOODS VEHICLE
- SWEEP PATH OF VEHICLE