

Our Ref. : DD 106 Lot 136 RP
Your Ref. : TPB/A/YL-KTS/1107

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

By E-mail

15 January 2026

Dear Sir,

1st Further Information

**Proposed Temporary Warehouse (excluding Dangerous Goods Godown)
with Ancillary Facilities and Associated Filling of Land for a Period of 3 Years in "Agriculture" Zone,
Lots 136 RP (Part) and 2149 (Part) in D.D. 106 and Adjoining Government Land,
Kam Tin, Yuen Long, New Territories**

(S.16 Planning Application No. A/YL-KTS/1107)

We write to submit further information in response to departmental comments on the captioned application.

Should you require more information regarding the application, please contact our Mr. Danny NG at [REDACTED] or the undersigned at your convenience. Thank you for your kind attention.

Yours faithfully,

For and on behalf of
R-riches Planning Limited



Christian CHIM
Town Planner

cc DPO/FSYLE, PlanD

(Attn.: Ms. Selena SIN

email: synsin@pland.gov.hk)



Response-to-Comment (RtC)

**Proposed Temporary Warehouse (excluding Dangerous Goods Godown)
with Ancillary Facilities and Associated Filling of Land for a Period of 3 Years in “Agriculture” Zone,
Lots 136 RP (Part) and 2149 (Part) in D.D. 106 and Adjoining Government Land,
Kam Tin, Yuen Long, New Territories**

(S.16 Application No. A/YL-KTS/1107)

(i) An RtC table:

Departmental Comments		Applicant's Responses
1. Comments of the Chief Town Planner/Urban Design and Landscape, Planning Department (CTP/UD&L, PlanD)		
(a)	About half of the site area in the eastern portion of the Site is covered by dense vegetation, which may include trees. However, the Tree Survey indicated that no tree was found within the Site.	As mentioned in Sec. 3.7 of the supplementary statement, the application site (the Site) is mainly covered with overgrown grass. <i>Lands Administration Office (LAO) Practice Note (PN) No. 6/2023</i> states that a plant is considered to be a tree if its trunk diameter measures 95 mm or more at a height of 1.3 m above the ground level. According to the Tree Survey report conducted by the registered arborist (Appendix I of the original submission), no trees as defined under <i>LAO PN No. 6/2023</i> have been identified within the Site.
(b)	Existing trees are observed along Kam Ho Road. According to the Layout Plan (Plan 4) and Filling of Land (Plan 5), the proposed vehicular access might be in conflict with the existing tree(s).	Further to the Tree Survey report as submitted by the applicant, the applicant's site visit on 05.01.2026 has identified 1 no. of existing tree, namely <i>Ficus macrocarpa</i> , at the proposed ingress/egress of the Site. Given that the development scheme is in conflict with its location, it is proposed to be felled. With a view to enhancing the landscape quality of the Site's surrounding and to minimising the landscape impact to the adjacent area zoned "Conservation Area" ("CA"), the applicant proposes to plant 10 nos. of new tree of local species, namely <i>Elaeocarpus chinensis</i> , along the northern periphery of the Site. Please refer to Annex 1 for tree details.
(c)	The trees surveyed outside the site boundary shall be irrelevant to the application.	Noted.

Departmental Comments	Applicant's Responses
2. Comments of the Director of Agriculture, Fisheries and Conservation (DAFC)	
(a) It is noted from the aerial photo that subject site is partly vegetated, yet it is noted from application form (item 6 (e)(iii)) that there will be no tree felling. The applicant shall clarify whether tree will be felled for the proposed use.	<p>As mentioned in Sec. 3.7 of the supplementary statement, the Site is mainly covered with overgrown grass. <i>LAO PN No. 6/2023</i> states that a plant is considered to be a tree if its trunk diameter measures 95 mm or more at a height of 1.3 m above the ground level. According to the Tree Survey report conducted by the registered arborist (Appendix I of the original submission), no trees as defined under <i>LAO PN No. 6/2023</i> have been identified within the Site.</p> <p>Further to the Tree Survey report as submitted by the applicant, the applicant's site visit on 05.01.2026 has identified 1 no. of existing tree, namely <i>Ficus macrocarpa</i>, at the proposed ingress/egress of the Site. Given that the proposed development scheme is in conflict with its locations, it is proposed to be felled. With a view to minimising the landscape impact to the adjacent area zoned "CA", the applicant proposes to plant 10 nos. of new tree of local species, namely <i>Elaeocarpus chinensis</i>, along the northern periphery of the Site. Please refer to Annex 1 for tree details.</p>
(b) In addition, the applicant shall clarify whether any measure will be implemented to avoid disturbance to the adjacent "CA" zone and watercourse nearby during land filling and operation.	<p>In order to minimise the disturbance to the area zoned "CA" to the north of the Site, the applicant proposes to provide <u>a 5 m (about) buffer between the "CA" zone and the nearest structure</u> (see Plans 1 to 3 of Annex 2).</p> <p>Besides, the applicant proposes to <u>plant 10 nos. of new tree of local species</u>, namely <i>Elaeocarpus chinensis</i>, along the northern periphery of the Site to minimise the landscape impact to the area zoned "CA" (see Plan 1 of Annex 1).</p> <p>During the construction stage, hoardings will be place along the site boundary to clearly indicate the work area limit, so as to mitigate the potential impacts to the adjacent "CA" zone and watercourse.</p>

		Non-solid fencing is proposed along the site boundary adjoining the “CA” zone. The northern side of the structure will be fully-enclosed to minimise the visual/noise impacts to the adjacent “CA” zone during operation.
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- (ii) In response to the comments from CTP/UD&L, PlanD and DAFC in the above RtC table, the applicant submits the revised pages of the supplementary statement and Form No. S16-III to reflect the revised structure and filling of land. Please refer to **Annex 3** for details.
- (iii) The applicant submits a drainage proposal in response to comments from the Chief Engineer/Mainland North, Drainage Services Department. Please refer to **Annex 4** for details.

Annex 1

Tree details

Annex 1

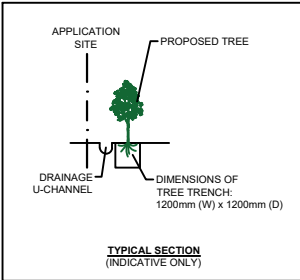
Tree details

LANDSCAPE PLAN

APPLICATION SITE AREA : 2,152 m² (ABOUT)

NOS. OF EXISTING TREE : 1
SPECIES OF EXISTING TREES : *FICUS MICROCARPA* (T1)
NOS. OF TREE TO BE FELLED : 1 (T1)

NOS. OF TREE TO BE PLANTED : 10
SPECIES OF NEW TREES : *ELAEOCARPUS CHINENSIS* (N1-N10)
HEIGHT OF NEW TREES : NOT LESS THAN 2.75 m
SPACING OF NEW TREES : NOT LESS THAN 5 m
DIMENSION OF TREE TRENCH : 1.2 m (W) X 1.2 m (D)



- NOTES:**
- 1) THE APPLICANT WILL MAINTAIN TREES IN GOOD CONDITION DURING THE PLANNING APPROVAL PERIOD.
 - 2) THE APPLICANT WILL REPLACE TREES WHICH ARE DYING OR DEAD DURING THE PLANNING APPROVAL PERIOD.
 - 3) THE APPLICANT WILL PROVIDE ADEQUATE IRRIGATION FOR TREES.

LEGEND	
	APPLICATION SITE
	STRUCTURE
	PARKING SPACE (PC)
	LOADING/UNLOADING SPACE (LGV)
	LOADING/UNLOADING SPACE (CV)
	INGRESS / EGRESS
	EXISTING TREE
	PROPOSED TREE

PLANNING CONSULTANT 	PROJECT PROPOSED TEMPORARY WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS	ADDRESS LOTS 136 RP (PART) AND 2149 (PART) IN D.D. 106 AND ADJOINING GOVERNMENT LAND, KAM TIN, YUEN LONG, NEW TERRITORIES	SCALE 1 : 500 @ A4		TITLE LANDSCAPE PLAN		
			DRAWN BY CC	DATE 15.01.2026	DWG NO. F11 ANNEX 1 P01	VER. 001	

Tree Schedule

Location:

Lots 136 RP (Part) and 2149 (Part) in D.D. 106 and adjoining Government Land, Kam Tin, Yuen Long, New Territories

Date of Field Survey:

05/01/2026

No.	Tree Species		Tree Size Measurements			Amenity Value	Form	Health Condition	Structural Condition	Suitability for Transplanting	Remarks
	Botanical Name	Chinese Name	Overall Height (m)	DBH (mm)	Average Crown Spread (m)	High/ Medium/ Low	Good/ Fair/ Poor	Good/ Fair/ Poor/ Dead	Good/ Fair/ Poor	High/ Medium/ Low	
T1	<i>Ficus microcarpa</i>	榕樹(細葉榕)	12.0	1200	12.0	Medium	Poor	Fair	Fair	Low	Co-dominant trunks; climbers



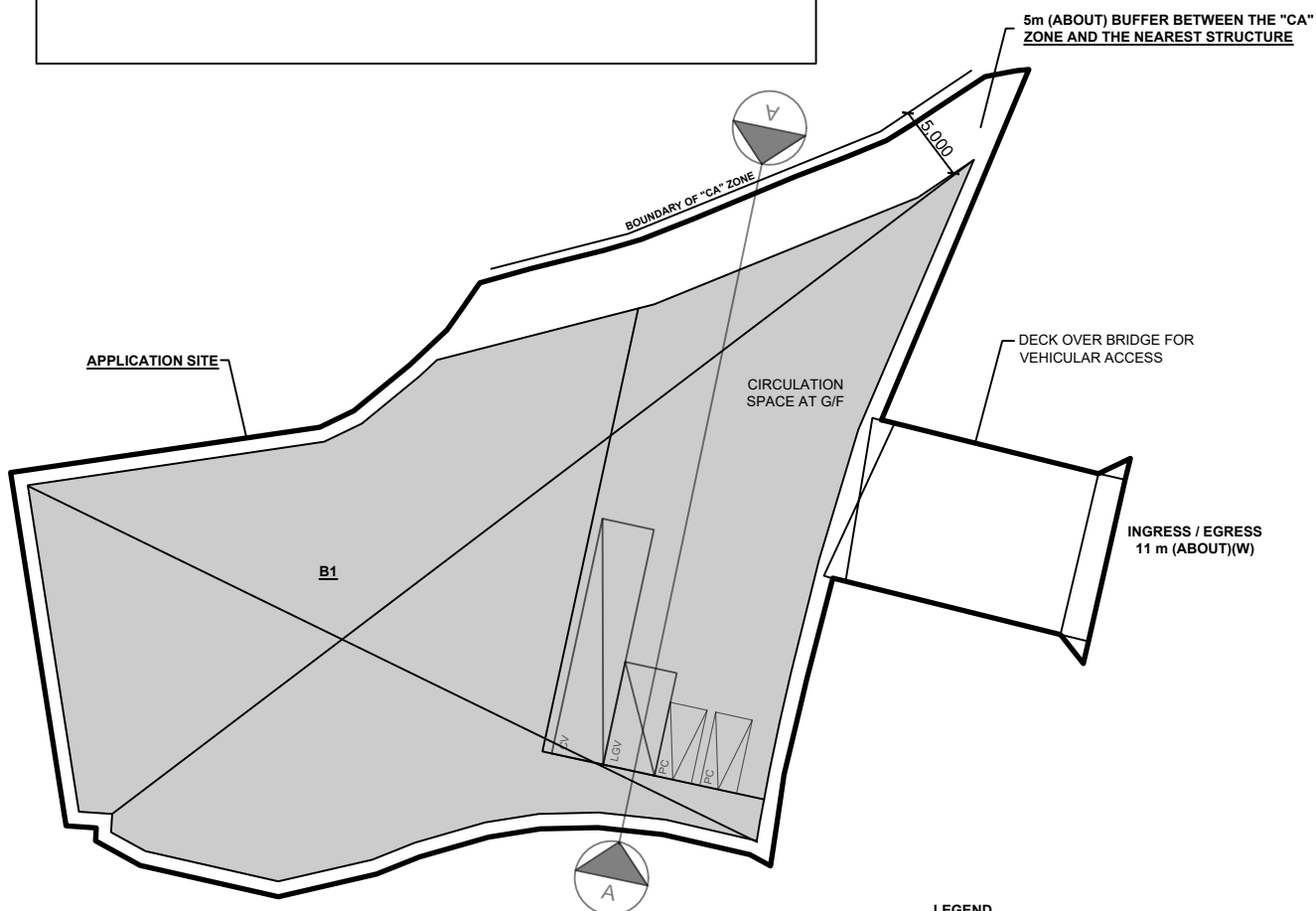
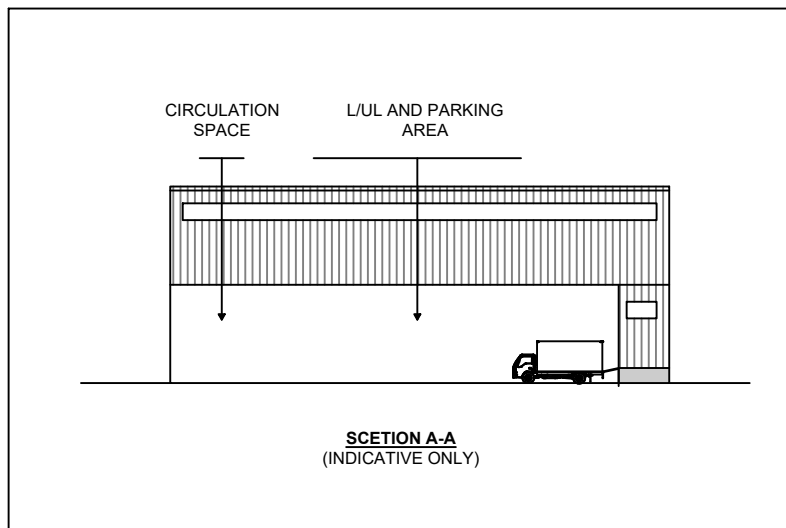
T1 (overview) (co-dominant trunks; climbers)

Annex 2
Revised plans

DEVELOPMENT PARAMETERS

APPLICATION SITE AREA	: 2,152 m ²	(ABOUT)
COVERED AREA	: 1,630 m ²	(ABOUT)
UNCOVERED AREA	: 522 m ²	(ABOUT)
PLOT RATIO	: 1.5	(ABOUT)
SITE COVERAGE	: 76 %	(ABOUT)
NO. OF STRUCTURE	: 1	
DOMESTIC GFA	: NOT APPLICABLE	
NON-DOMESTIC GFA	: 3,260 m ²	(ABOUT)
TOTAL GFA	: 3,260 m ²	(ABOUT)
BUILDING HEIGHT	: 13 m	(ABOUT)
NO. OF STOREY	: 2	

STRUCTURE	USE	COVERED AREA	GROSS FLOOR AREA	BUILDING HEIGHT
B1 (G/F)	WAREHOUSE (EXCLUDING D.G.G.)	1,630 m ² (ABOUT)	1,630 m ² (ABOUT)	13 m (ABOUT)(2-STOREY)
(1/F)	SITE OFFICE AND WASHROOM WAREHOUSE (EXCLUDING D.G.G.)		1,630 m ² (ABOUT)	
TOTAL		1,630 m ² (ABOUT)	3,260 m ² (ABOUT)	



PARKING AND LOADING/UNLOADING PROVISIONS

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

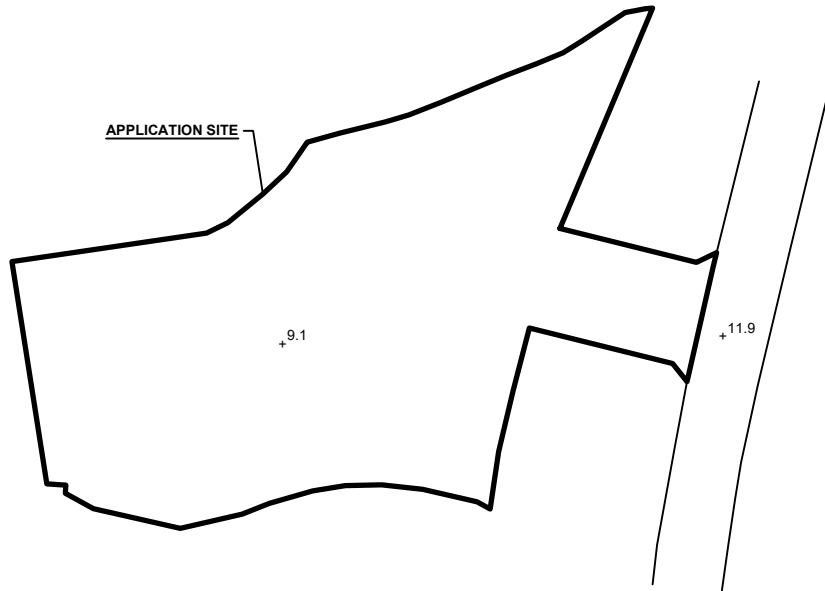
LEGEND

	APPLICATION SITE
	STRUCTURE
	PARKING SPACE (PC)
	LOADING/UNLOADING SPACE (LGV)
	LOADING/UNLOADING SPACE (CV)
	INGRESS / EGRESS

PLANNING CONSULTANT 	PROJECT PROPOSED TEMPORARY WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS	ADDRESS LOTS 136 RP (PART) AND 2149 (PART) IN D.D. 106 AND ADJOINING GOVERNMENT LAND, KAM TIN, YUEN LONG, NEW TERRITORIES	SCALE 1 : 500 @ A4	TITLE LAYOUT PLAN	NORTH
			DRAWN BY CC	DATE 15.01.2026	
			REVISED BY	DATE	DWG NO. FH1 ANNEX 2 P01
					VER. 001

EXISTING CONDITION OF THE APPLICATION SITE

APPLICATION SITE AREA	: 2,152 m ²	(ABOUT)
EXISTING SOILED GROUND AREA	: 2,152 m ²	(ABOUT)
EXISTING SITE LEVELS	: +9.1 mPD	(ABOUT)



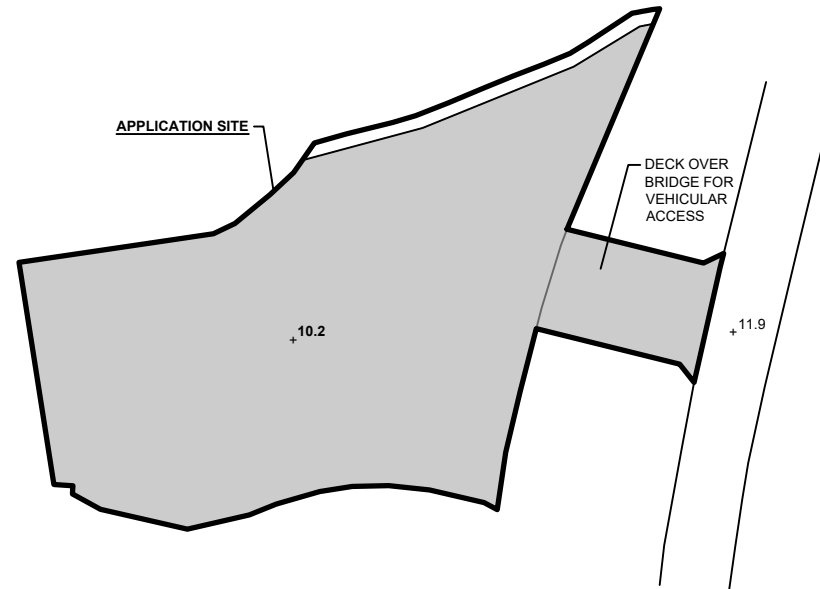
LEGEND

	APPLICATION SITE
+9.1	EXISTING SITE LEVEL

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

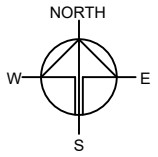
PROPOSED FILLING OF LAND AREA

APPLICATION SITE AREA	: 2,152 m ²	(ABOUT)
COVERED BY STRUCTURE	: 1,630 m ²	(ABOUT)
PROPOSED FILLING AREA	: 2,094 m ²	(ABOUT)
DEPTH OF LAND FILLING	: NOT MORE THAN 1.1 m	
PROPOSED SITE LEVELS	: +10.2 mPD	(ABOUT)
MATERIAL OF LAND FILLING	: CONCRETE	
USE	: PARKING AND LOADING / UNLOADING SPACE, SITE FORMATION OF STRUCTURE AND CIRCULATION SPACE	



LEGEND

	APPLICATION SITE
	FILLING OF LAND AREA
+10.2	PROPOSED SITE LEVEL



PLANNING CONSULTANT



PROJECT

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

SITE LOCATION

LOT 136 RP (PART) AND 2149
(PART) IN D.D. 106 AND
ADJOINING GOVERNMENT
LAND, KAM TIN, YUEN LONG,
NEW TERRITORIES

SCALE

1 : 1000 @ A4

DRAWN BY	DATE
CC	15.01.2026
REVISED BY	DATE
APPROVED BY	DATE

DWG. TITLE
FILLING OF LAND

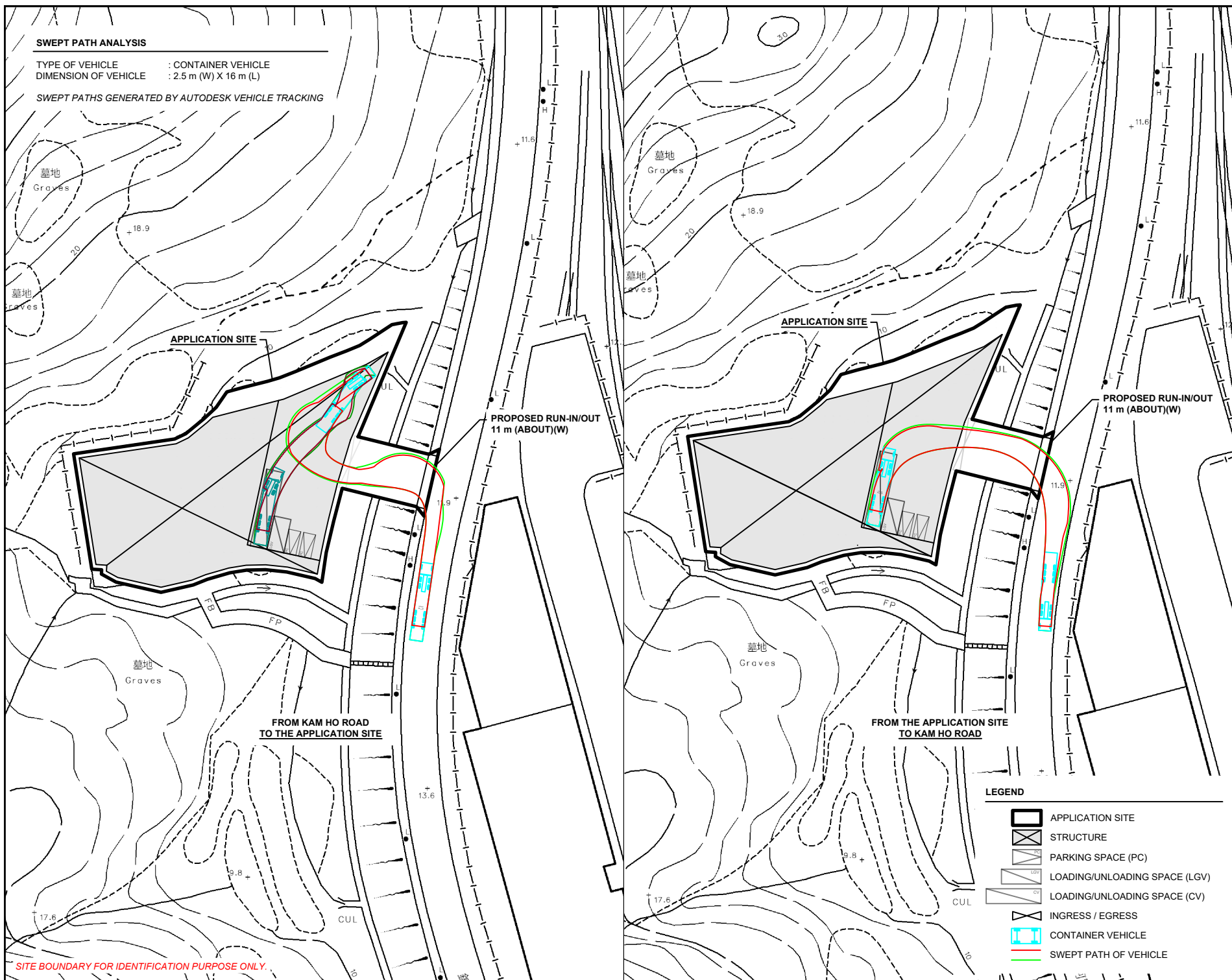
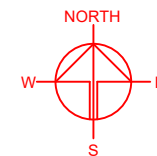
DWG NO.
F11 ANNEX 2 P02

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



PLANNING CONSULTANT



PROJECT

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

SITE LOCATION

LOT 136 RP (PART) AND 2149
(PART) IN D.D. 106 AND
ADJOINING GOVERNMENT
LAND, KAM TIN, YUEN LONG,
NEW TERRITORIES

SCALE

1 : 1000 @ A4

DRAWN BY

CC

DATE

15.01.2026

REVISED BY

DATE

APPROVED BY

DATE

DWG. TITLE

SWEPT PATH ANALYSIS

DWG NO.

F11 ANNEX 2 P03

VER.

001

Annex 3

Revised pages of the supplementary statement and Form No S.16-III

3) Development Proposal

- 3.1 The Site occupied an area of 2,152 m² (about) (**Plan 3**). The operation hours of the proposed development are Monday to Saturday from 09:00 to 19:00. There will be no operation on Sunday and public holidays. A two-storey temporary structure is proposed for warehouse (excluding D.G.G.), site office and washroom with total gross floor area (GFA) of 3,260 m² (about) (**Plan 4**). The site office is intended to provide indoor workspace for administrative staff to support the daily operation of the proposed development. It is estimated that the proposed development would accommodate about 5 nos. of staff. As the Site is for 'warehouse' without any shopfront, no visitor is anticipated at the Site. Details of development parameters are shown at **Table 1** below.

Table 1 – Development Parameters

Site Area	2,152 m ² (about)
Covered Area	1,630 m ² (about)
Uncovered Area	522 m ² (about)
Plot Ratio	1.5 (about)
Site Coverage	76% (about)
No. of Structure	1
Total GFA	3,260 m ² (about)
- Domestic GFA	Not applicable
- Non-Domestic GFA	3,260 m ² (about)
Building Height	13 m (about)
No. of Storey	2

- 3.2 The majority of the Site (i.e. 2,094 m² (about); 97% of the Site) is proposed to be paved with concrete of not more than 1.1 m in depth for site formation of structures and provision of parking, loading/unloading (L/UL) and circulation spaces (**Plan 5**). The hard-paving is considered necessary and has been kept to a minimum for the operation of the proposed development. The existing site level is at +9.1 mPD. Upon completion of the proposed filling of land, the site level of the paved area will be raised to +10.2 mPD. The applicant will strictly follow the proposed scheme, and no further filling of land will be carried out at the Site after planning approval has been obtained from the Board. Upon expiry of the planning permission, the applicant will reinstate the Site to an amenity area.

For Official Use Only 請勿填寫此欄	Application No. 申請編號	
	Date Received 收到日期	

- The completed form and supporting documents (if any) should be sent to the Secretary, Town Planning Board (the Board), 15/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong.
申請人須把填妥的申請表格及其他支持申請的文件（倘有），送交香港北角渣華道 333 號北角政府合署 15 樓城市規劃委員會（下稱「委員會」）秘書收。
- Please read the “Guidance Notes” carefully before you fill in this form. The document can be downloaded from the Board’s website at <http://www.tpb.gov.hk/>. It can also be obtained from the Secretariat of the Board at 15/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong (Tel: 2231 4810 or 2231 4835), and the Planning Enquiry Counters of the Planning Department (Hotline: 2231 5000) (17/F, North Point Government Offices, 333 Java Road, North Point, Hong Kong and 14/F, Sha Tin Government Offices, 1 Sheung Wo Che Road, Sha Tin, New Territories).
請先細閱《申請須知》的資料單張，然後填寫此表格。該份文件可從委員會的網頁下載（網址：<http://www.tpb.gov.hk/>），亦可向委員會秘書處（香港北角渣華道 333 號北角政府合署 15 樓 – 電話：2231 4810 或 2231 4835）及規劃署的規劃資料查詢處（熱線：2231 5000）（香港北角渣華道 333 號北角政府合署 17 樓及新界沙田上禾輦路 1 號沙田政府合署 14 樓）索取。
- This form can be downloaded from the Board's website, and obtained from the Secretariat of the Board and the Planning Enquiry Counters of the Planning Department. The form should be typed or completed in block letters. The processing of the application may be refused if the required information or the required copies are incomplete.
此表格可從委員會的網頁下載，亦可向委員會秘書處及規劃署的規劃資料查詢處索取。申請人須以打印方式或以正楷填寫表格。如果申請人所提交的資料或文件副本不齊全，委員會可拒絕處理有關申請。

1. Name of Applicant 申請人姓名/名稱

(☐ Mr. 先生 / ☐ Mrs. 夫人 / ☐ Miss 小姐 / ☐ Ms. 女士 / ☒ Company 公司 / ☐ Organisation 機構)

Wealth Trillion Development Limited 兆財發展有限公司

2. Name of Authorised Agent (if applicable) 獲授權代理人姓名/名稱（如適用）

(☐ Mr. 先生 / ☐ Mrs. 夫人 / ☐ Miss 小姐 / ☐ Ms. 女士 / ☒ Company 公司 / ☐ Organisation 機構)

R-riches Planning Limited 盈卓規劃有限公司

3. Application Site 申請地點

(a) Full address / location / demarcation district and lot number (if applicable) 詳細地址／地點／丈量約份及地段號碼（如適用）	Lots 136 RP (Part) and 2149 (Part) in D.D. 106 and Adjoining Government Land, Kam Tin, Yuen Long, New Territories
(b) Site area and/or gross floor area involved 涉及的地盤面積及／或總樓面面積	<input checked="" type="checkbox"/> Site area 地盤面積 2,152 sq.m 平方米 <input type="checkbox"/> About 約 <input checked="" type="checkbox"/> Gross floor area 總樓面面積 3,260 sq.m 平方米 <input type="checkbox"/> About 約
(c) Area of Government land included (if any) 所包括的政府土地面積（倘有） 254 sq.m 平方米 <input type="checkbox"/> About 約

6. Type(s) of Application 申請類別																					
(A) Temporary Use/Development of Land and/or Building Not Exceeding 3 Years in Rural Areas or Regulated Areas 位於鄉郊地區或受規管地區土地上及/或建築物內進行為期不超過三年的臨時用途/發展 (For Renewal of Permission for Temporary Use or Development in Rural Areas or Regulated Areas, please proceed to Part (B)) (如屬位於鄉郊地區或受規管地區臨時用途/發展的規劃許可續期，請填寫(B)部分)																					
(a) Proposed use(s)/development 擬議用途/發展	Proposed Temporary Warehouse (Excluding Dangerous Goods Godown) with Ancillary Facilities and Associated Filling of Land for a Period of 3 Years (Please illustrate the details of the proposal on a layout plan) (請用平面圖說明擬議詳情)																				
(b) Effective period of permission applied for 申請的許可有效期	<input checked="" type="checkbox"/> year(s) 年 3 <input type="checkbox"/> month(s) 個月																				
(c) Development Schedule 發展細節表 Proposed uncovered land area 擬議露天土地面積 522sq.m <input checked="" type="checkbox"/> About 約 Proposed covered land area 擬議有上蓋土地面積 1,630sq.m <input checked="" type="checkbox"/> About 約 Proposed number of buildings/structures 擬議建築物／構築物數目 1 Proposed domestic floor area 擬議住用樓面面積 N/Asq.m <input type="checkbox"/> About 約 Proposed non-domestic floor area 擬議非住用樓面面積 3,260sq.m <input checked="" type="checkbox"/> About 約 Proposed gross floor area 擬議總樓面面積 3,260sq.m <input checked="" type="checkbox"/> About 約																					
Proposed height and use(s) of different floors of buildings/structures (if applicable) 建築物/構築物的擬議高度及不同樓層的擬議用途 (如適用) (Please use separate sheets if the space below is insufficient) (如以下空間不足，請另頁說明)																					
<table border="1" style="width: 100%; border-collapse: collapse; text-align: center;"> <thead> <tr> <th>STRUCTURE</th> <th>USE</th> <th>COVERED AREA</th> <th>GROSS FLOOR AREA</th> <th>BUILDING HEIGHT</th> </tr> </thead> <tbody> <tr> <td>B1 (G/F)</td> <td>WAREHOUSE (EXCLUDING D.G.G.)</td> <td>1,630 m² (ABOUT)</td> <td>1,630 m² (ABOUT)</td> <td>13 m (ABOUT)(2-STOREY)</td> </tr> <tr> <td>(1/F)</td> <td>SITE OFFICE AND WASHROOM WAREHOUSE (EXCLUDING D.G.G.)</td> <td></td> <td>1,630 m² (ABOUT)</td> <td></td> </tr> <tr> <td colspan="2">TOTAL</td> <td>1,630 m² (ABOUT)</td> <td>3,260 m² (ABOUT)</td> <td></td> </tr> </tbody> </table>		STRUCTURE	USE	COVERED AREA	GROSS FLOOR AREA	BUILDING HEIGHT	B1 (G/F)	WAREHOUSE (EXCLUDING D.G.G.)	1,630 m ² (ABOUT)	1,630 m ² (ABOUT)	13 m (ABOUT)(2-STOREY)	(1/F)	SITE OFFICE AND WASHROOM WAREHOUSE (EXCLUDING D.G.G.)		1,630 m ² (ABOUT)		TOTAL		1,630 m² (ABOUT)	3,260 m² (ABOUT)	
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TOTAL		1,630 m² (ABOUT)	3,260 m² (ABOUT)																		
Proposed number of car parking spaces by types 不同種類停車位的擬議數目																					
Private Car Parking Spaces 私家車車位 2 Motorcycle Parking Spaces 電單車車位 N/A Light Goods Vehicle Parking Spaces 輕型貨車泊車位 N/A Medium Goods Vehicle Parking Spaces 中型貨車泊車位 N/A Heavy Goods Vehicle Parking Spaces 重型貨車泊車位 N/A Others (Please Specify) 其他 (請列明)																					
Proposed number of loading/unloading spaces 上落客貨車位的擬議數目																					
Taxi Spaces 的士車位 N/A Coach Spaces 旅遊巴車位 N/A Light Goods Vehicle Spaces 輕型貨車車位 1 Medium Goods Vehicle Spaces 中型貨車車位 N/A Heavy Goods Vehicle Spaces 重型貨車車位 N/A Others (Please Specify) 其他 (請列明) Container Vehicle Space 1																					

Proposed operating hours 擬議營運時間 Monday to Saturday from 09:00 to 19:00. No operation on Sunday and public holidays.																																							
(d) Any vehicular access to the site/subject building? 是否有車路通往地盤／有關建築物？	Yes 是 No 否	<input checked="" type="checkbox"/> There is an existing access. (please indicate the street name, where appropriate) 有一條現有車路。(請註明車路名稱(如適用)) Accessible from Kam Ho Road via a local access. <input type="checkbox"/> There is a proposed access. (please illustrate on plan and specify the width) 有一條擬議車路。(請在圖則顯示，並註明車路的闊度) <input type="checkbox"/>																																					
(e) Impacts of Development Proposal 擬議發展計劃的影響 (If necessary, please use separate sheets to indicate the proposed measures to minimise possible adverse impacts or give justifications/reasons for not providing such measures. 如需要的話，請另頁註明可盡量減少可能出現不良影響的措施，否則請提供理據/理由。)																																							
(i) Does the development proposal involve alteration of existing building? 擬議發展計劃是否包括現有建築物的改動？	Yes 是 <input type="checkbox"/> Please provide details 請提供詳情 No 否 <input checked="" type="checkbox"/>																																						
(ii) Does the development proposal involve the operation on the right? 擬議發展是否涉及右列的工程？	Yes 是 No 否	<input checked="" type="checkbox"/> (Please indicate on site plan the boundary of concerned land/pond(s), and particulars of stream diversion, the extent of filling of land/pond(s) and/or excavation of land) (請用地盤平面圖顯示有關土地／池塘界線，以及河道改道、填塘、填土及／或挖土的細節及/或範圍) <input type="checkbox"/> Diversion of stream 河道改道 <input type="checkbox"/> Filling of pond 填塘 Area of filling 填塘面積 sq.m 平方米 <input type="checkbox"/> About 約 Depth of filling 填塘深度 m 米 <input type="checkbox"/> About 約 <input checked="" type="checkbox"/> Filling of land 填土 Area of filling 填土面積 2,094 sq.m 平方米 <input checked="" type="checkbox"/> About 約 Depth of filling 填土厚度 not more than 1.1 m 米 <input type="checkbox"/> About 約 <input type="checkbox"/> Excavation of land 挖土 Area of excavation 挖土面積 sq.m 平方米 <input type="checkbox"/> About 約 Depth of excavation 挖土深度 m 米 <input type="checkbox"/> About 約 <input type="checkbox"/>																																					
(iii) Would the development proposal cause any adverse impacts? 擬議發展計劃會否造成不良影響？	<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 60%;">On environment 對環境</td> <td style="width: 10%;">Yes 會 <input type="checkbox"/></td> <td style="width: 10%;">No 不會 <input checked="" type="checkbox"/></td> </tr> <tr> <td>On traffic 對交通</td> <td>Yes 會 <input type="checkbox"/></td> <td>No 不會 <input checked="" type="checkbox"/></td> </tr> <tr> <td>On water supply 對供水</td> <td>Yes 會 <input type="checkbox"/></td> <td>No 不會 <input checked="" type="checkbox"/></td> </tr> <tr> <td>On drainage 對排水</td> <td>Yes 會 <input type="checkbox"/></td> <td>No 不會 <input checked="" type="checkbox"/></td> </tr> <tr> <td>On slopes 對斜坡</td> <td>Yes 會 <input type="checkbox"/></td> <td>No 不會 <input checked="" type="checkbox"/></td> </tr> <tr> <td>Affected by slopes 受斜坡影響</td> <td>Yes 會 <input type="checkbox"/></td> <td>No 不會 <input checked="" type="checkbox"/></td> </tr> <tr> <td>Landscape Impact 構成景觀影響</td> <td>Yes 會 <input type="checkbox"/></td> <td>No 不會 <input checked="" type="checkbox"/></td> </tr> <tr> <td>Tree Felling 砍伐樹木</td> <td>Yes 會 <input type="checkbox"/></td> <td>No 不會 <input checked="" type="checkbox"/></td> </tr> <tr> <td>Visual Impact 構成視覺影響</td> <td>Yes 會 <input type="checkbox"/></td> <td>No 不會 <input checked="" type="checkbox"/></td> </tr> <tr> <td>Others (Please Specify) 其他 (請列明)</td> <td>Yes 會 <input type="checkbox"/></td> <td>No 不會 <input checked="" type="checkbox"/></td> </tr> <tr> <td>_____</td> <td></td> <td></td> </tr> <tr> <td>_____</td> <td></td> <td></td> </tr> </table>			On environment 對環境	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>	On traffic 對交通	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>	On water supply 對供水	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>	On drainage 對排水	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>	On slopes 對斜坡	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>	Affected by slopes 受斜坡影響	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>	Landscape Impact 構成景觀影響	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>	Tree Felling 砍伐樹木	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>	Visual Impact 構成視覺影響	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>	Others (Please Specify) 其他 (請列明)	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>	_____			_____		
On environment 對環境	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>																																					
On traffic 對交通	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>																																					
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Tree Felling 砍伐樹木	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>																																					
Visual Impact 構成視覺影響	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>																																					
Others (Please Specify) 其他 (請列明)	Yes 會 <input type="checkbox"/>	No 不會 <input checked="" type="checkbox"/>																																					

(i) Gross floor area and/or plot ratio 總樓面面積及／或地積比率		sq.m 平方米	Plot Ratio 地積比率
	Domestic 住用	N/A <input type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於	N/A <input type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於
	Non-domestic 非住用	3,260 <input checked="" type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於	1.5 <input checked="" type="checkbox"/> About 約 <input type="checkbox"/> Not more than 不多於
(ii) No. of blocks 幢數	Domestic 住用	N/A	
	Non-domestic 非住用	1	
(iii) Building height/No. of storeys 建築物高度／層數	Domestic 住用	N/A <input type="checkbox"/> (Not more than 不多於) m 米	
		N/A <input type="checkbox"/> (Not more than 不多於) Storeys(s) 層	
	Non-domestic 非住用	13 (about) <input type="checkbox"/> (Not more than 不多於) m 米	
		2 <input type="checkbox"/> (Not more than 不多於) Storeys(s) 層	
(iv) Site coverage 上蓋面積	76 % <input checked="" type="checkbox"/> About 約		
(v) No. of parking spaces and loading / unloading spaces 停車位及上落客貨車位數目	Total no. of vehicle parking spaces 停車位總數		2
	Private Car Parking Spaces 私家車車位 Motorcycle Parking Spaces 電單車車位 Light Goods Vehicle Parking Spaces 輕型貨車泊車位 Medium Goods Vehicle Parking Spaces 中型貨車泊車位 Heavy Goods Vehicle Parking Spaces 重型貨車泊車位 Others (Please Specify) 其他 (請列明) _____ _____		2 N/A N/A N/A N/A
(v) No. of parking spaces and loading / unloading spaces 停車位及上落客貨車位數目	Total no. of vehicle loading/unloading bays/lay-bys 上落客貨車位／停車處總數		2
	Taxi Spaces 的士車位 Coach Spaces 旅遊巴車位 Light Goods Vehicle Spaces 輕型貨車車位 Medium Goods Vehicle Spaces 中型貨車車位 Heavy Goods Vehicle Spaces 重型貨車車位 Others (Please Specify) 其他 (請列明) Container Vehicle Space _____ _____		N/A N/A 1 N/A N/A 1

Annex 4

Drainage proposal

PROPOSED TEMPORARY WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS, LOT 136 RP (PART) AND 2149 (PART) IN D.D. 106 AND ADJOINING GOVERNMENT LAND, KAM TIN, YUEN LONG, NEW TERRITORIES

Drainage Proposal

Dec 2025



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Figure 2 - Existing Drainage Plan
Figure 3Proposed Drainage System
Figure 4 – Catchment Plan
Figure 5 - Sections

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Appendix B - Development Layout Plan
Appendix C – Reference Drawings
Appendix D – Site Photo

1 Introduction

1.1 Background

- 1.1.1 The applicant seeks planning permission from the Town Planning Board (the Board) to use Lots 136 RP (Part) and 2149 in D.D. 106 and adjoining Government Land (GL), Kam Tin, Yuen Long, New Territories (the Site) for 'Proposed Temporary Warehouse (excluding Dangerous Goods Godown (D.G.G.)) with Ancillary Facilities and Associated Filling of Land for a Period of 3 Years'.
- 1.1.2 This report aims to support the development in drainage aspect.

1.2 Application Site

- 1.2.1 The application site is situated beside Kam Ho Road near Pat Heung Depot. It has an area of approx. 2,152 m². The site location is shown in **Figure 1**.
- 1.2.2 A existing site was unpaved. The existing site levels are approx. from +8.8mPD to +15 mPD. It is proposed raised the site levels to + 10.2 mPD (or rise with 0.2m concrete if higher than +10.2) to match with the nearby road levels and for formation of structures, parking and L/UL space and circulation area.
- 1.2.3 There is an existing 1.7m channel which would eventually discharge to 3 cells 7000 (W) x 3600 (H) box culvert at the east. **Figure 2** indicate the existing drainage system of the area.

2 Development Proposal

2.1 The Proposed Development

- 2.1.1 The total site area is approximately 2,152 m². After the development the site would be fully paved. The catchment plan is shown in **Figure 4**.

Proposed Development	
Total Site Area (m ²)	2,152
Paved Area after Development (m ²)	2,152

Table 1 – Site Development Area

3 Assessment Criteria

- 3.1.1 The Recommended Design Return Period based on Flood Level from SDM (Table 10) is adopted for this report. The recommendation is summarized in **Table 2** below.

Description	Design Return Periods
Intensively Used Agricultural Land	2 – 5 Years
Village Drainage Including Internal Drainage System under a polder Scheme	10 Years
Main Rural Catchment Drainage Channels	50 Years
Urban Drainage Trunk System	200 Years
Urban Drainage Branch System	50 Years

Table 2– Design Return Periods under SDM

- 3.1.2 The proposed drainage system intended to collect runoff from internal site and external catchment. 1 in 50 years return period is adopted for the drainage design.

3.1.3 Stormwater drainage design will be carried out in accordance with the criteria set out in the Stormwater Drainage Manual published by DSD. The proposed design criteria to be adopted for design of this stormwater drainage system and factors which have been considered are summarised below.

1. Intensity-Duration-Frequency Relationship – The Recommended Intensity-Duration-Frequency relationship is used to estimate the intensity of rainfall. It can be expressed by the following algebraic equation.

$$i = \frac{a}{(t_d + b)^c}$$

The site is located within the HKO Zone. Therefore, for 50 years return period, the following values are adopted.

a	=	505.5
b	=	3.29
c	=	0.355

(Corrigendum No.1/2024)

The development is proposed for temporary use for a period of 3 years. 11.1% rainfall increase due to climate change is considered.

2. The peak runoff is calculated by the Rational Method
i.e. $Q_p = 0.278CiA$

where	Q_p	=	peak runoff in m ³ /s
	C	=	runoff coefficient (dimensionless)
	i	=	rainfall intensity in mm/hr
	A	=	catchment area in km ²

3. The run-off coefficient (C) of surface runoff are taken as follows:

1. Paved Area: C = 0.95
2. Unpaved Area: C = 0.35

4. Manning's Equation is used for calculation of velocity of flow inside the channels:

$$\text{Manning's Equation: } v = \frac{R^{\frac{1}{6}}}{n} R^{\frac{1}{2}} S_f^{\frac{1}{2}}$$

Where,

V = velocity of the pipe flow (m/s)

S_f = hydraulic gradient

n = manning's coefficient

R = hydraulic radius (m)

5. Colebrook-White Equation is used for calculation of velocity of flow inside the pipes:

$$\text{Colebrook-White Equation: } \underline{v} = -\sqrt{32gRS} \log \log \left(\frac{k_s}{14.8R} + \frac{1.255v}{R\sqrt{32gRS}} \right)$$

where,

V	=	velocity of the pipe flow (m/s)
S _f	=	hydraulic gradient
k _f	=	roughness value (m)
v	=	kinematics viscosity of fluid
D	=	pipe diameter (m)
R	=	hydraulic radius (m)

4 Proposed Drainage System

4.1. Proposed Channels

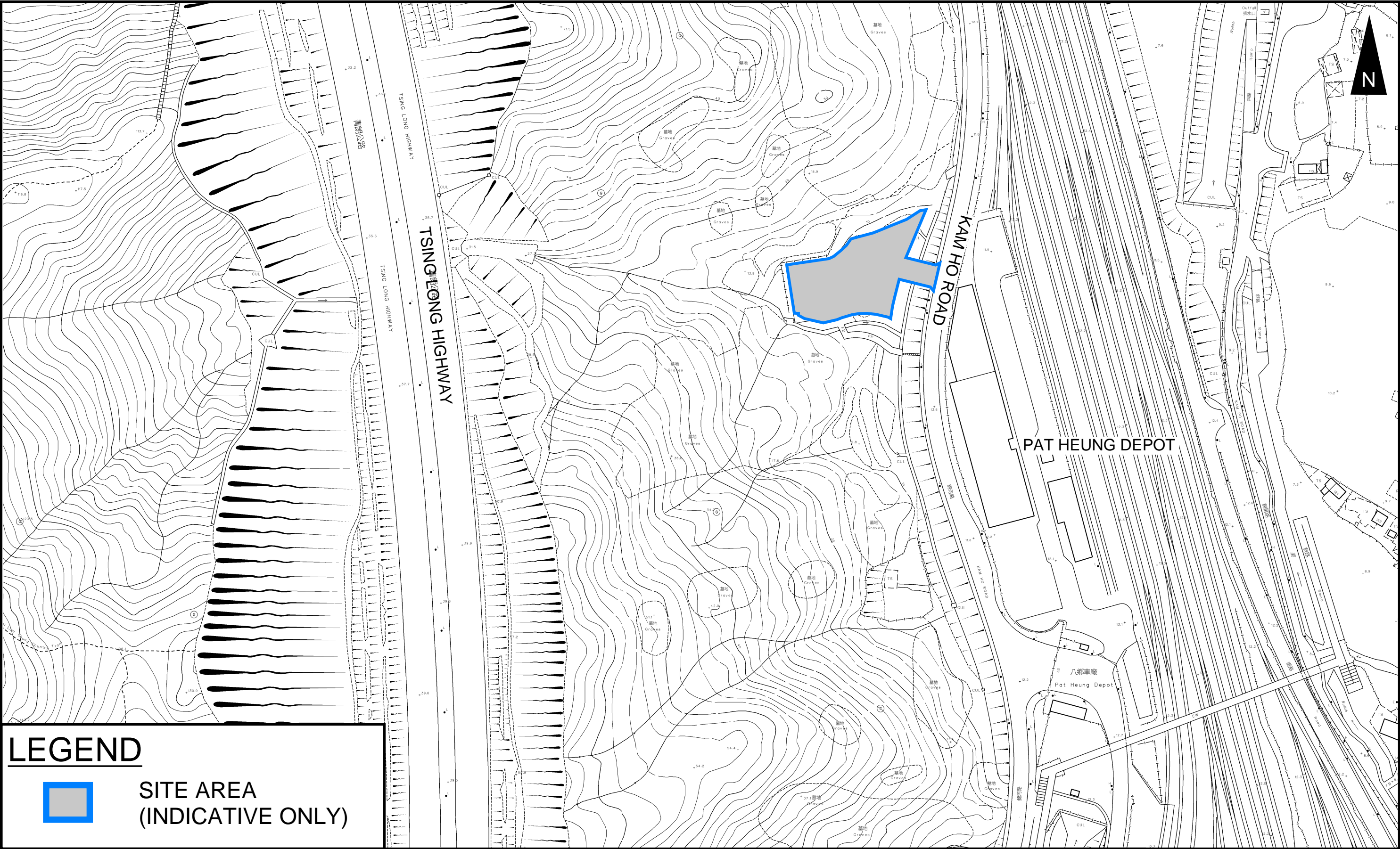
- 4.1.1 Proposed Channels are designed for collection of runoff for internal and external catchment. They are proposed to connect to 3 cells box culvert in the east through 1.7m channel and existing pipe. The utilization of the existing 1.7m channel is 12.4% according to checking in **Appendix A**. It has enough capacity.
- 4.1.2 The design calculations of proposed UChannel are shown in **Appendix A**.
- 4.1.3 The alignment, size, gradient and details of the proposed drains are shown in **Figure 3**. The catchment plan is shown in **Figure 4**.
- 4.1.5 Reference Drawings are shown in **Appendix C** for reference.

5 Conclusion

- 5.1.1 Drainage review has been conducted for the Proposed Development. The surface runoff will be collected by the proposed drains and discharged to existing drainage system. With implementation of the above drainage system, no unacceptable drainage impact is anticipated.

- End of Text -

FIGURES



LEGEND



**SITE AREA
(INDICATIVE ONLY)**

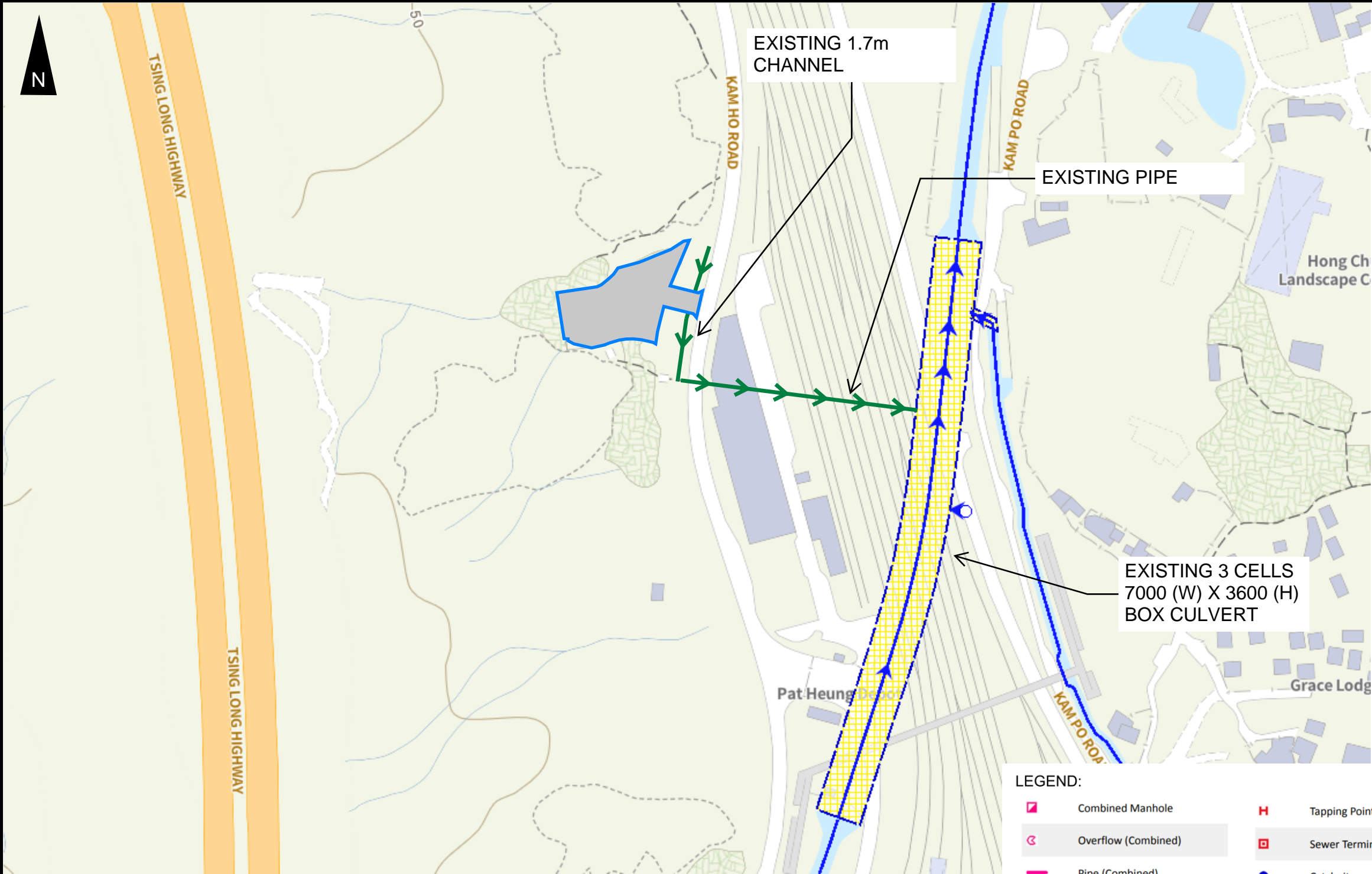
PROJECT:
PROPOSED TEMPORARY WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH
ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS

TITLE
SITE LOCATION PLAN


FIGURE NUMBER
FIGURE 1

LOCATION:
LOT 136 RP (PART) AND 2149 (PART) IN D.D. 106 AND ADJOINING GOVERNMENT LAND, KAM
TIN, YUEN LONG, NEW TERRITORIES

VER	DESCRIPTION	DATE



LEGEND



SITE AREA
(INDICATIVE ONLY)

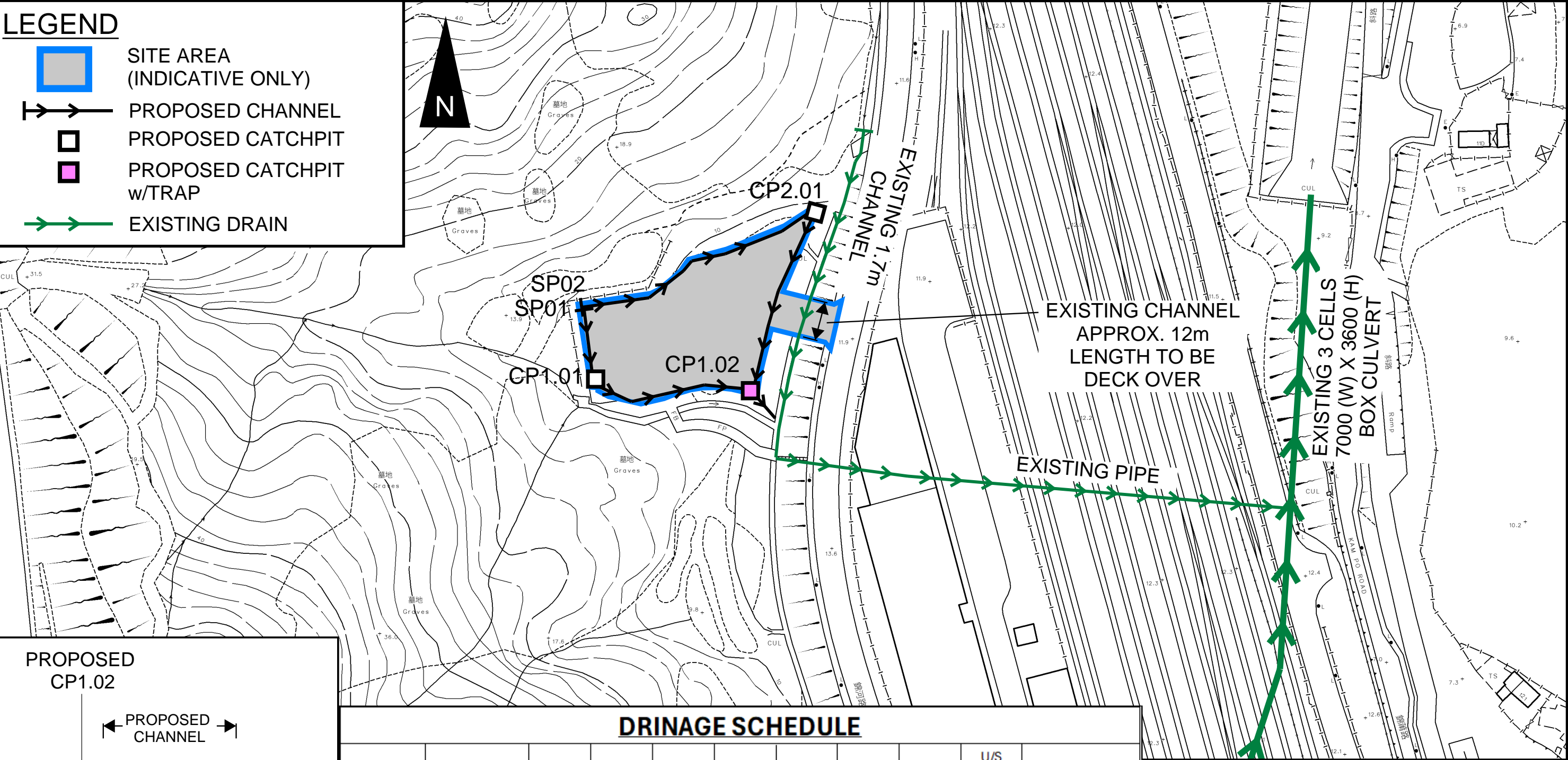
PROJECT:
PROPOSED TEMPORARY WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS

LOCATION:
LOT 136 RP (PART) AND 2149 (PART) IN D.D. 106 AND ADJOINING GOVERNMENT LAND, KAM TIN, YUEN LONG, NEW TERRITORIES

TITLE
EXISTING DRAINAGE PLAN

FIGURE NUMBER
FIGURE 2

VER	DESCRIPTION	DATE



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

TITLE
PROPOSED DRAINAGE SYSTEM

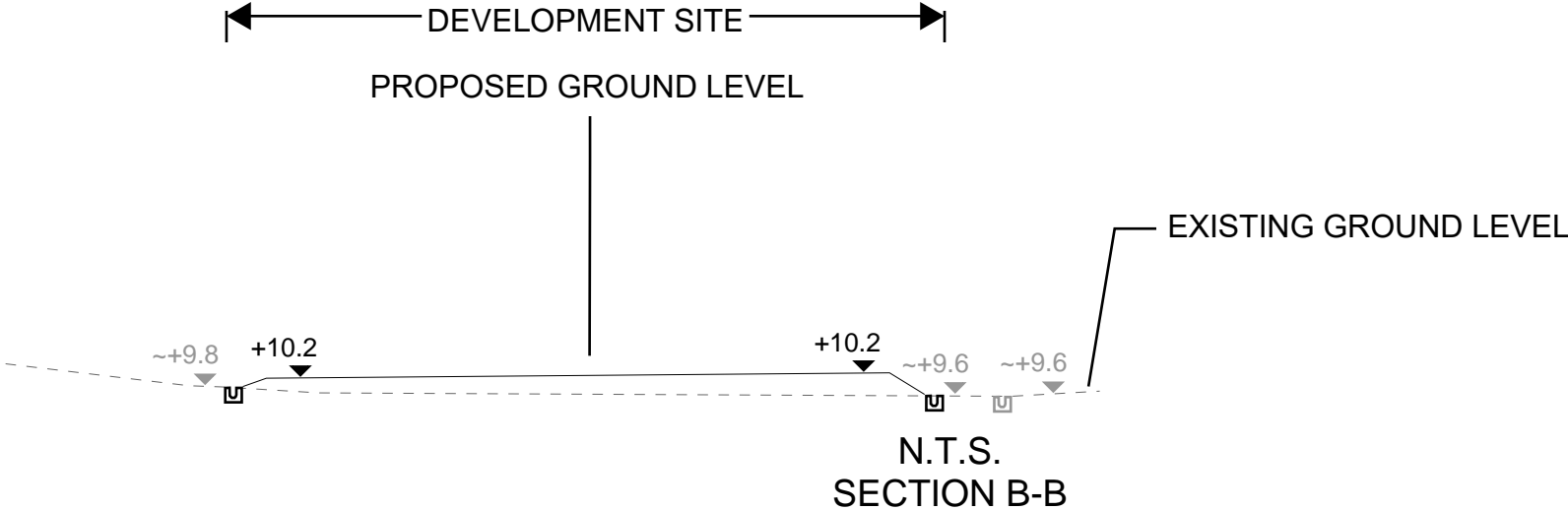
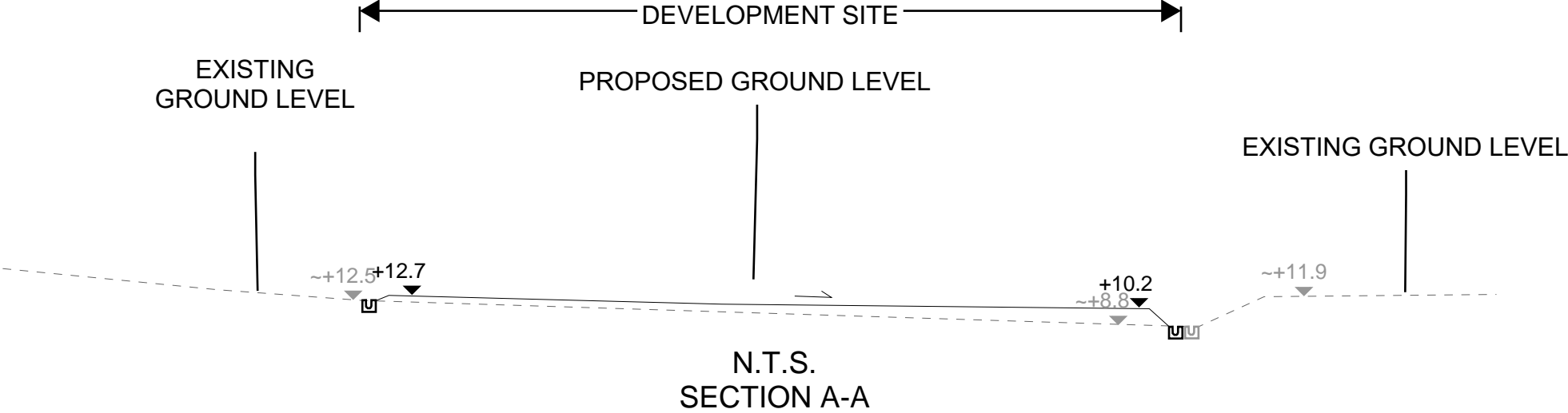
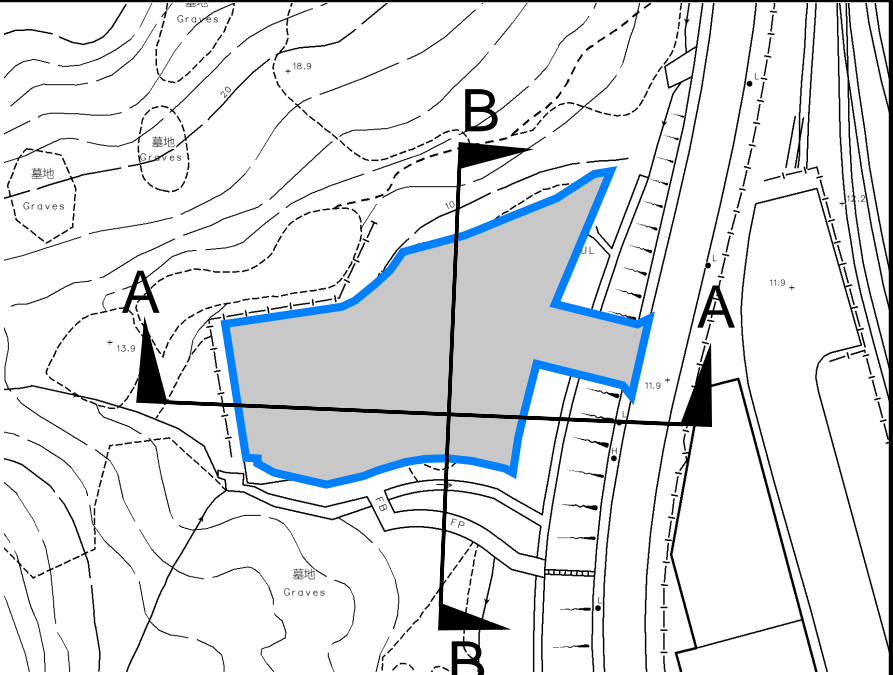
FIGURE NUMBER
FIGURE 3

LOCATION:
LOT 136 RP (PART) AND 2149 (PART) IN D.D. 106 AND ADJOINING GOVERNMENT LAND, KAM TIN, YUEN LONG, NEW TERRITORIES

VER	DESCRIPTION	DATE

LEGEND

SITE AREA
(INDICATIVE ONLY)



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

TITLE
SECTIONS

FIGURE NUMBER
FIGURE 5

LOCATION:
LOT 136 RP (PART) AND 2149 (PART) IN D.D. 106 AND ADJOINING GOVERNMENT LAND, KAM
TIN, YUEN LONG, NEW TERRITORIES

VER	DESCRIPTION	DATE

APPENDIX

Appendix A: Design Calculation

Zone	HKO	Return Period	1 in	50	years	n	0.014	Storm Constant	HKO a	505.5
						Ks	0.15		HKO b	3.29
						Viscosity	0.000001		HKO c	0.355

Catchment Area Table (Area in m²)

Catchment	A1	B1	B2	C1	C2														
Total Area	2152	5988	8618	23829	3108														
Hard Paved Area	2152	0	0	0	0														
Unpaved Area	0	5988	8618	23829	3108														
Equival. Area	2044.4	2095.8	3016.3	8340.15	1087.8														

Pavement Type	Hard Paved	Unpaved
Runoff Coefficient	0.95	0.35

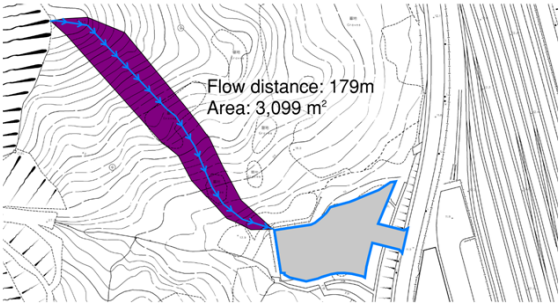
Calculation Table of Drainage System

US MH/PIT	DS MH/PIT	US GL	DS GL	Size mm	Gradient 1 in	Type	US IL	DS IL	U/S MH/PIT TYPE	Length m	V m/s ^{##}	Capacity m ³ /s	Catchments	Total Equivalent Area m ²	ToC min	Intensity mm/hr ^{##}	Total Discharge m ³ /s	Utilitization	Remark
SP01	CP1.01	15.00	12.50	525	100	UC	14.48	11.98	SP	21.2	2.30	0.57	A1,B1	4140.20	5.80	257	0.30	52.3%	
CP1.01	CP1.02	12.50	8.80	525	100	UC	11.98	8.28	CP	46	2.30	0.57	A1,B1	4140.20	5.95	255	0.29	51.9%	
CP1.02	EXISTING 1700 CHANNEL	8.80	8.40	600	100	UC	8.20	7.80	CP	10.8	2.51	0.81	A1,B1,B2	7156.50	6.75	248	0.49	61.1%	
SP02	CP2.01	15.00	10.30	600	100	UC	14.40	9.70	SP	73.6	2.51	0.81	A1,B2	5060.70	5.80	257	0.36	44.7%	
CP2.01	CP1.02	10.30	8.80	600	100	UC	9.70	8.20	CP	69.8	2.51	0.81	A1,B2	5060.70	6.29	252	0.35	43.9%	
EXISTING 1700 CHANNEL				1700	200	UC					3.55	9.17	A1,B1,B2,C1,C2	16584.45	6.82	247	1.14	12.4%	

#SP: Start Point
: With 11.1% rainfall increase as per Table 28 of SDM Corrigendum No. 1/2022.

Time of Concentration Checking

Catchment	Flow Distance	Highest Level	Lowest Level	Gradient (per 100m) = (H1-H2)/L x 100	to (min) = 0.14465L/ (H ^{0.2} A ^{0.1})	tc = to + tf
A	L	H1	H2			
(m2)	(m)	(mPD)	(mPD)		(min)	(min)
3099	179	72	15	31.844	5.8	5.8

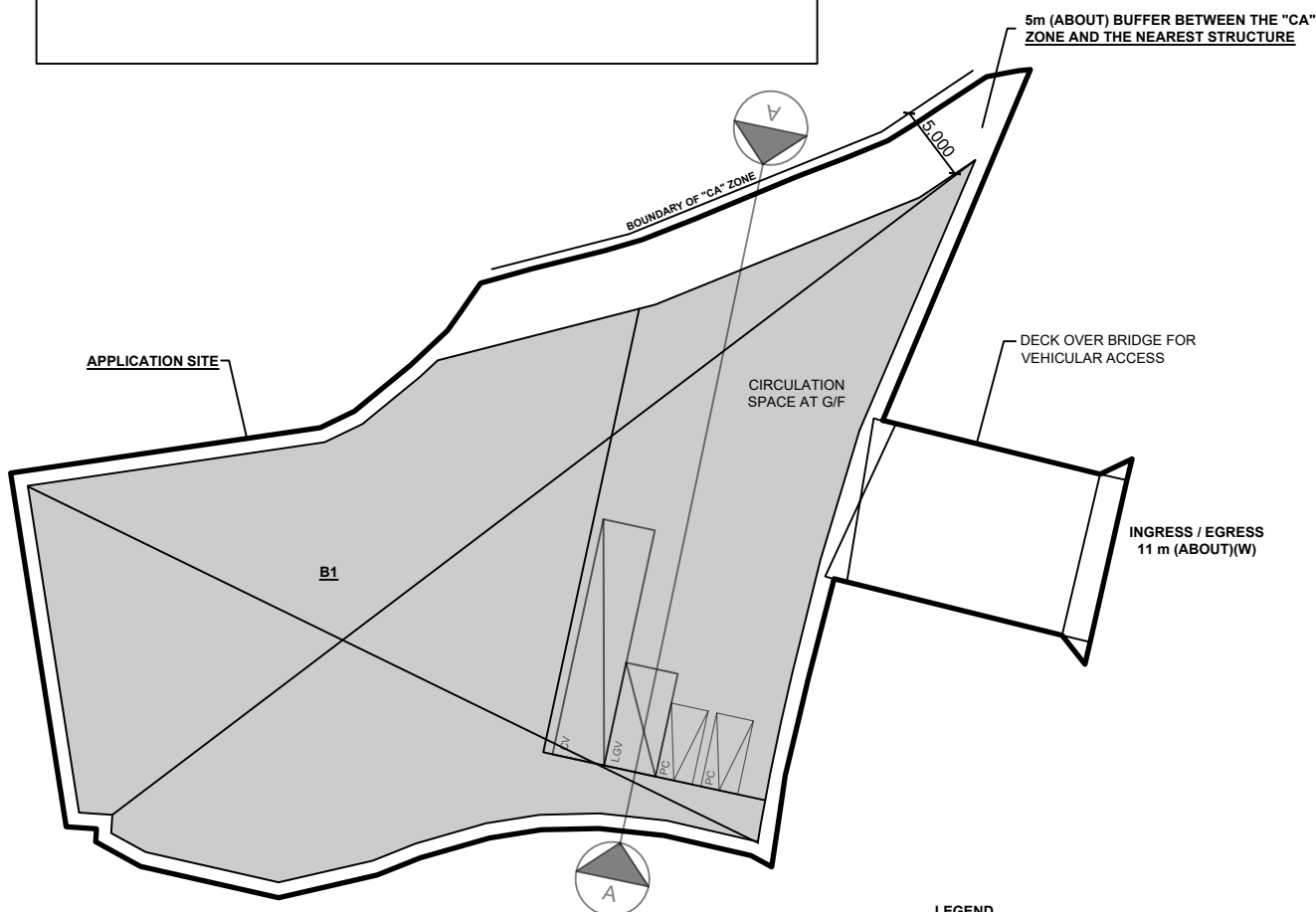
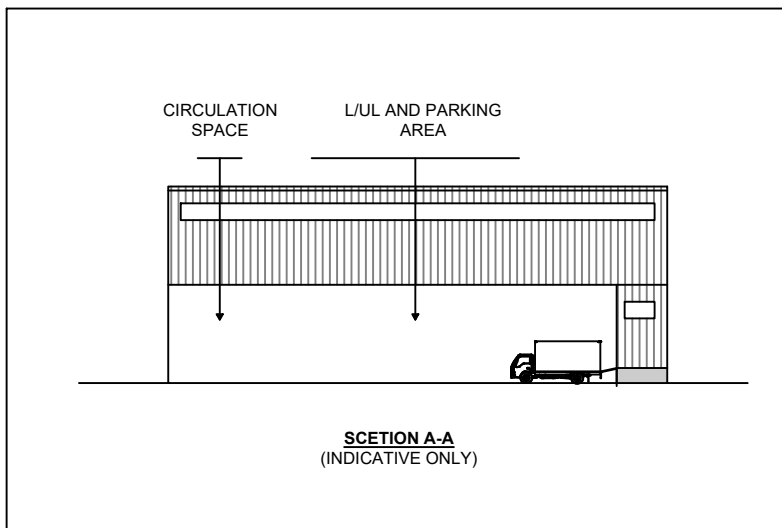


APPENDIX B - PROPOSED SITE LAYOUT PLAN

DEVELOPMENT PARAMETERS

APPLICATION SITE AREA	: 2,152 m ²	(ABOUT)
COVERED AREA	: 1,630 m ²	(ABOUT)
UNCOVERED AREA	: 522 m ²	(ABOUT)
PLOT RATIO	: 1.5	(ABOUT)
SITE COVERAGE	: 76 %	(ABOUT)
NO. OF STRUCTURE	: 1	
DOMESTIC GFA	: NOT APPLICABLE	
NON-DOMESTIC GFA	: 3,260 m ²	(ABOUT)
TOTAL GFA	: 3,260 m ²	(ABOUT)
BUILDING HEIGHT	: 13 m	(ABOUT)
NO. OF STOREY	: 2	

STRUCTURE	USE	COVERED AREA	GROSS FLOOR AREA	BUILDING HEIGHT
B1	(G/F)	WAREHOUSE (EXCLUDING D.G.G.)	1,630 m ² (ABOUT)	13 m (ABOUT)(2-STOREY)
	(1/F)	SITE OFFICE AND WASHROOM	1,630 m ² (ABOUT)	
		WAREHOUSE (EXCLUDING D.G.G.)	1,630 m ² (ABOUT)	
TOTAL		1,630 m² (ABOUT)	3,260 m² (ABOUT)	



PARKING AND LOADING/UNLOADING PROVISIONS

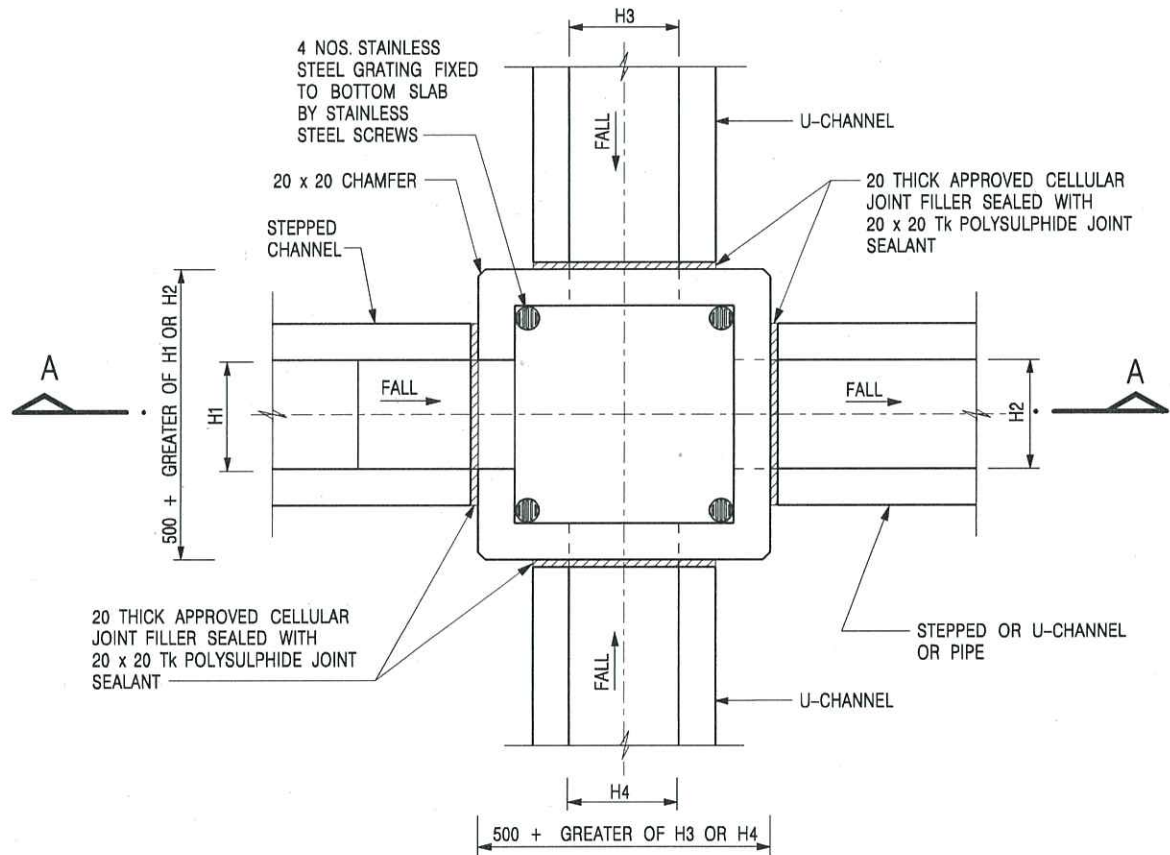
NO. OF PRIVATE CAR PARKING SPACE	: 2
DIMENSION OF PARKING SPACE	: 5 m (L) X 2.5 m (W)
NO. OF L/UL SPACE FOR LIGHT GOODS VEHICLE	: 1
DIMENSION OF L/UL SPACE	: 7 m (L) X 3.5 m (W)
NO. OF L/UL SPACE FOR CONTAINER VEHICLE	: 1
DIMENSION OF L/UL SPACE	: 16 m (L) X 3.5 m (W)

LEGEND

	APPLICATION SITE
	STRUCTURE
	PARKING SPACE (PC)
	LOADING/UNLOADING SPACE (LGV)
	LOADING/UNLOADING SPACE (CV)
	INGRESS / EGRESS

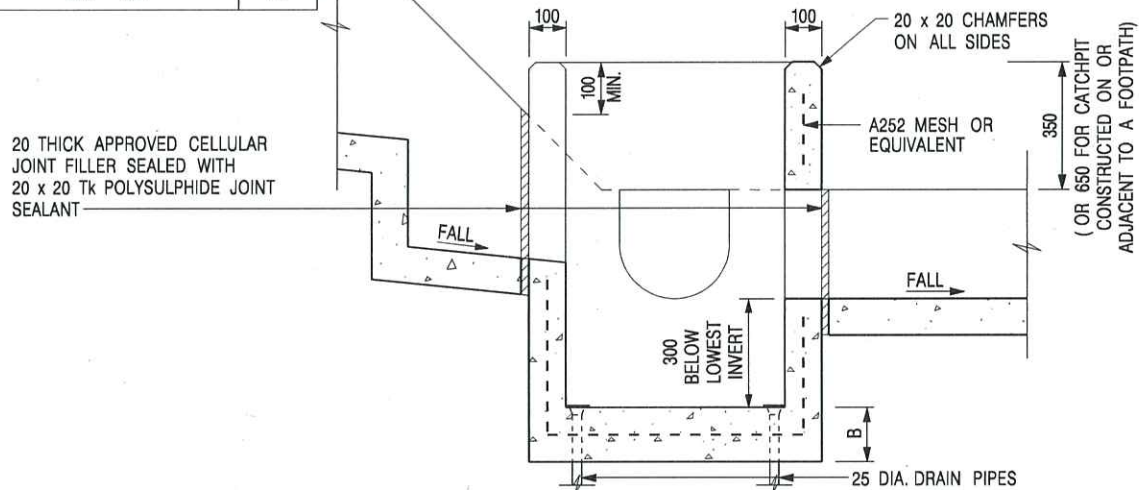
PLANNING CONSULTANT	PROJECT	ADDRESS	SCALE	TITLE	NORTH W E S
PLANNING CONSULTANT R-RICHES PLANNING LIMITED	PROPOSED TEMPORARY WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS	LOTS 136 RP (PART) AND 2149 (PART) IN D.D. 106 AND ADJOINING GOVERNMENT LAND, KAM TIN, YUEN LONG, NEW TERRITORIES	1 : 500 @ A4	LAYOUT PLAN	
			DRAWN BY CC	DATE 15.01.2026	
			REVISED BY	DATE	
					DWG NO. FH1 ANNEX 2 P01
					VER. 001

Appendix C - Reference Drawings



PLAN

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



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



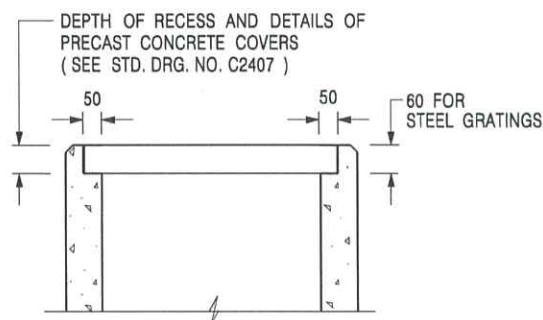
CIVIL ENGINEERING AND
DEVELOPMENT DEPARTMENT

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 /2) 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 'J' ON STD. DRG. NO. C2405 /5; 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 'G' ON STD. DRG. NO. C2405 /4.
12. SUBJECT TO THE APPROVAL OF THE ENGINEER, OTHER MATERIALS CAN ALSO BE USED AS COVERS / GRATINGS.

A	MINOR AMENDMENT.	Original Signed	04.2016
-	FORMER DRG. NO. C2406J.	Original Signed	03.2015
REF.	REVISION	SIGNATURE	DATE

**CATCHPIT WITH TRAP
(SHEET 2 OF 2)**



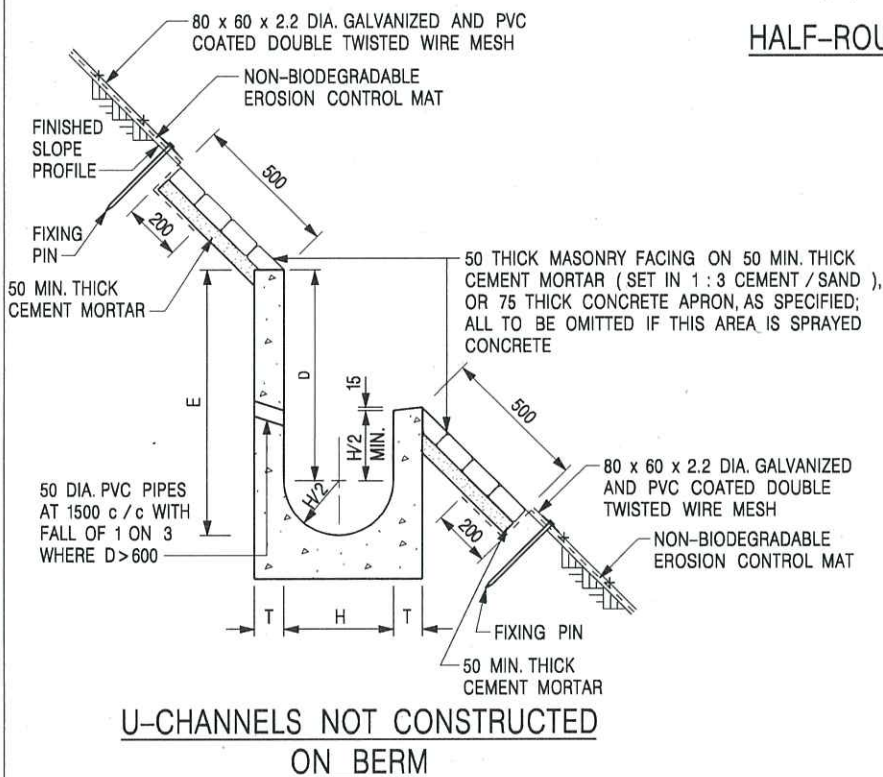
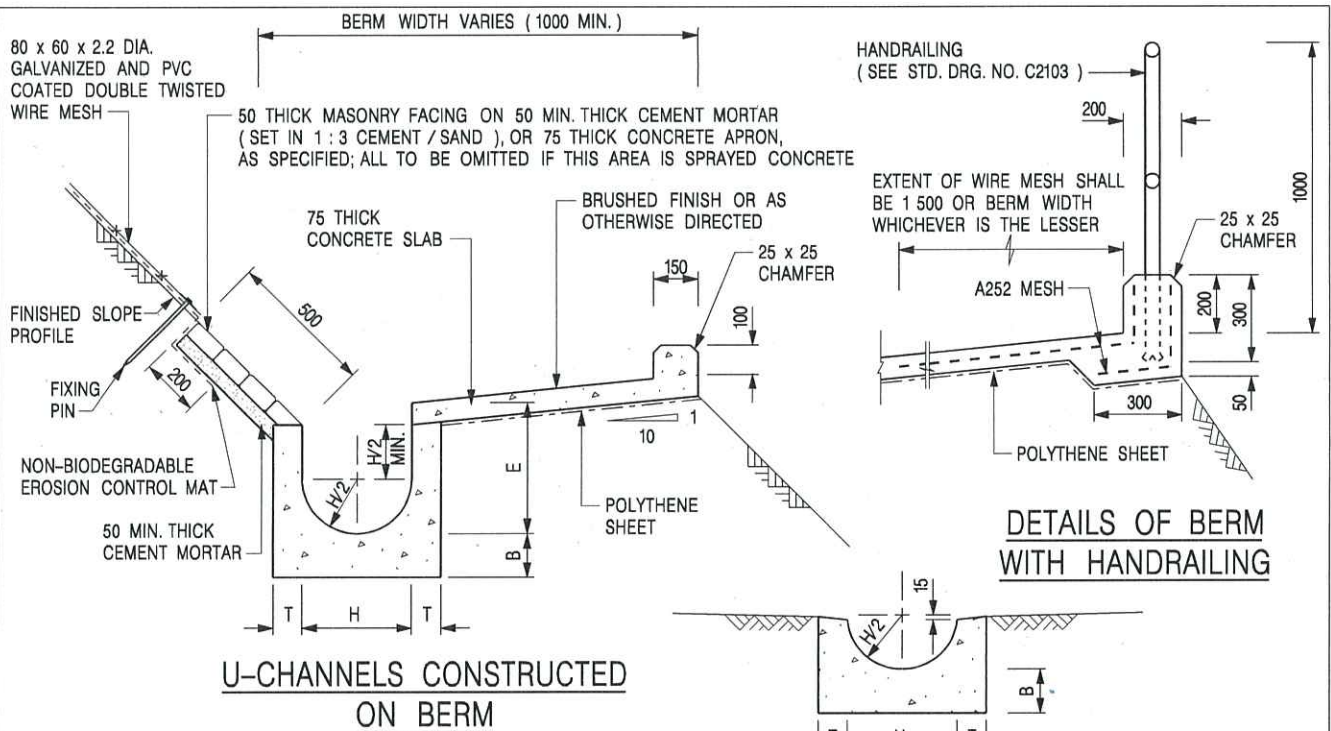
**CIVIL ENGINEERING AND
DEVELOPMENT DEPARTMENT**

SCALE 1 : 20

DATE JAN 1991

DRAWING NO.

C2406 /2A



HALF-ROUND CHANNEL

NOTES:

1. ALL DIMENSIONS ARE IN MILLIMETRES.
2. ALL CONCRETE TO BE GRADE 20 / 20.
3. CONCRETE SURFACE FINISH SHALL BE CLASS U2, F2 OR BRUSHED FINISH AS DIRECTED.
4. SPACING OF EXPANSION JOINT IN CHANNELS, BERM SLABS AND APRONS TO BE 10 METRES MAXIMUM, SEE STD. DRG. NO. C2413 FOR DETAILS.
5. JOINTS FOR CHANNELS, BERM SLABS, APRONS AND WALLS, ETC. TO BE ON THE SAME ALIGNMENT.
6. FOR DIMENSIONS T, H, & B, SEE TABLE BELOW.
7. BIODEGRADABLE EROSION CONTROL MAT IF REQUIRED, SEE STD. DRG. NO. C2511/E.
8. CONCRETE TO BE COLOURED AS SPECIFIED.
9. CONCRETE U-CHANNEL CAN BE CAST IN-SITU OR PRECAST CONCRETE SUBJECT TO THE ENGINEER'S AGREEMENT ON THE DETAILS.
10. DETAILS OF EROSION CONTROL MAT AND WESH MESH ON BERM. (SEE STD DRG. NO. C2511/E)

NOMINAL SIZE H	T	B	REINFORCEMENT
300	80	100	A252 MESH PLACED CENTRALLY AND T=100 WHEN E>650
375 - 600	100	150	
675 - 900	125	175	A252 MESH PLACED CENTRALLY

I	MINOR AMENDMENT.	Original Signed	07.2018
H	THICKNESS OF MASONRY FACING AMENDED.	Original Signed	01.2005
G	MINOR AMENDMENT.	Original Signed	01.2004
F	GENERAL REVISION.	Original Signed	12.2002
E	DRAWING TITLE AMENDED.	Original Signed	11.2001
D	MINOR AMENDMENT.	Original Signed	08.2001
C	150 x 100 UPSTAND ADDED AT BERM.	Original Signed	6.99
B	MINOR AMENDMENTS.	Original Signed	3.94
REF.	REVISION	SIGNATURE	DATE

DETAILS OF HALF-ROUND AND U-CHANNELS (TYPE A - WITH MASONRY APRON)



CIVIL ENGINEERING AND DEVELOPMENT DEPARTMENT

SCALE 1 : 25

DRAWING NO.

DATE JAN 1991

C2409I

U-CHANNELS CONSTRUCTED ON BERM
WITH NON-BIODEGRADABLE
EROSION CONTROL MAT

U-CHANNELS NOT CONSTRUCTED ON BERM
WITH NON-BIODEGRADABLE
EROSION CONTROL MAT

U-CHANNELS CONSTRUCTED ON BERM WITH BIODEGRADABLE EROSION CONTROL MAT

U-CHANNELS NOT CONSTRUCTED ON BERM
WITH BIODEGRADABLE
EROSION CONTROL MAT

NOTES:

1. ALL DIMENSIONS ARE IN MILLIMETRES.
 2. ALL CONCRETE TO BE GRADE 20 /20.
 3. CONCRETE SURFACE FINISH SHALL BE CLASS U2,F2 OR BRUSHED FINISH AS DIRECTED.
 4. SPACING OF EXPANSION JOINT IN CHANNELS, BERM SLABS AND APRONS TO BE 10 METRES MAXIMUM, SEE STD. DRG. NO. C2413 FOR DETAILS.
 5. JOINTS FOR CHANNELS, BERM SLABS, APRONS AND WALLS, ETC. TO BE ON THE SAME ALIGNMENT.
 6. FOR DIMENSIONS T, H, & B, SEE TABLE BELOW.
 7. FOR TYPICAL FIXING PIN DETAILS, SEE STD. DRG. NO. C2511/2.
 8. MINIMUM SIZE OF 25 x 50 x 300mm SHALL BE PROVIDED FOR WOODEN PEG.
 9. MINIMUM SIZE OF 10mm DIAMETER WITH 200mm LONG SHALL BE PROVIDED FOR BAMBOO STICK.
 10. THE FIXING DETAILS OF NON-BIODEGRADABLE AND BIODEGRADABLE EROSION CONTROL MATS ON EXISTING BERM SHALL REFER TO STD. DRG. NO. C2511/1.

NOMINAL SIZE H	T	B	REINFORCEMENT
300	80	100	A252 MESH PLACED CENTRALLY AND T=100 WHEN E > 650
375 - 600	100	150	
675 - 900	125	175	A252 MESH PLACED CENTRALLY

I	MINOR AMENDMENT.	Original Signed	07.2018
H	FIXING DETAILS OF BIODEGRADABLE EROSION CONTROL MAT ADDED.	Original Signed	12.2017
G	DIMENSION TABLE AMENDED.	Original Signed	01.2005
F	MINOR AMENDMENT.	Original Signed	01.2004
E	GENERAL REVISION.	Original Signed	12.2002
D	MINOR AMENDMENT.	Original Signed	08.2001
C	150 x 100 UPSTAND ADDED AT BERM.	Original Signed	6.99
B	MINOR AMENDMENT.	Original Signed	3.94
A	MINOR AMENDMENT.	Original Signed	10.92
REF.	REVISION	SIGNATURE	DATE

DETAILS OF HALF-ROUND AND
U-CHANNELS (TYPE B – WITH
EROSION CONTROL MAT APRON)

卓越工程 建設香港



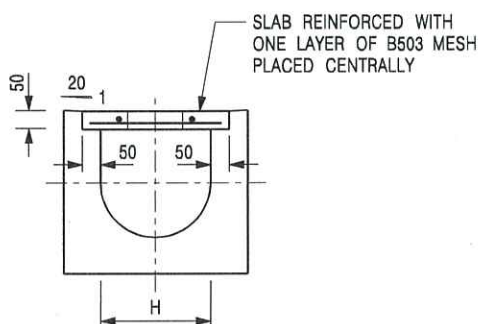
**CIVIL ENGINEERING AND
DEVELOPMENT DEPARTMENT**

SCALE **DIAGRAMMATIC**

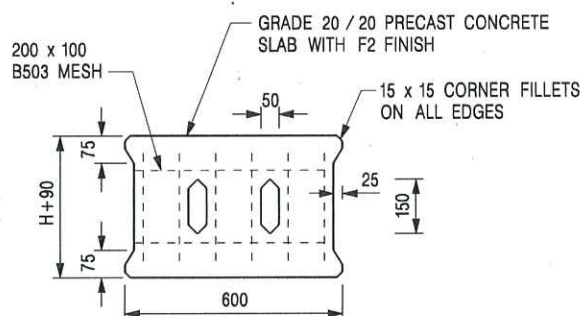
DATE JAN 1991

DRAWING NO.
C24101

We Engineer Hong Kong's Development



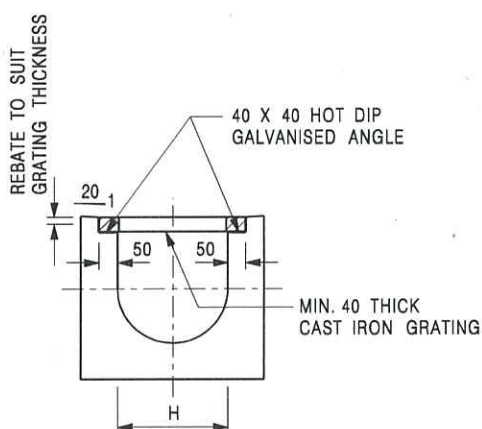
TYPICAL SECTION



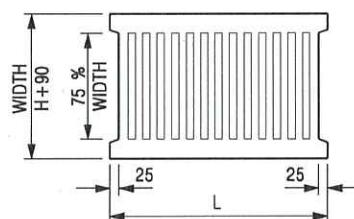
PLAN OF SLAB

U-CHANNELS WITH PRECAST CONCRETE SLABS

(UP TO H OF 525)



TYPICAL SECTION



L = 600mm FOR H ≤ 375mm
L = 400mm FOR H > 375mm

CAST IRON GRATING

(DIMENSIONS ARE FOR GUIDANCE ONLY, CONTRACTOR MAY SUBMIT EQUIVALENT TYPE)

U-CHANNEL WITH CAST IRON GRATING

(UP TO H OF 525)

NOTES:

1. ALL DIMENSIONS ARE IN MILLIMETRES.
2. H = NOMINAL CHANNEL SIZE.
3. ALL CAST IRON FOR GRATINGS SHALL BE GRADE EN-GJL-150 COMPLYING WITH BS EN 1561.
4. FOR COVERED CHANNELS TO BE HANDED OVER TO HIGHWAYS DEPARTMENT FOR MAINTENANCE, THE GRATING DETAILS SHALL FOLLOW THOSE AS SHOWN ON HyD STD. DRG. NO. H3156.

E	NOTES 3 & 4 AMENDED.	Original Signed	12.2014
D	NOTE 4 ADDED.	Original Signed	06.2008
C	MINOR AMENDMENT. NOTE 3 ADDED.	Original Signed	12.2005
B	NAME OF DEPARTMENT AMENDED.	Original Signed	01.2005
A	CAST IRON GRATING AMENDED.	Original Signed	12.2002
REF.	REVISION	SIGNATURE	DATE

COVER SLAB AND CAST IRON
GRATING FOR CHANNELS



**CIVIL ENGINEERING AND
DEVELOPMENT DEPARTMENT**

SCALE 1 : 20

DATE JAN 1991

DRAWING NO.

C2412E



PHOTO 1

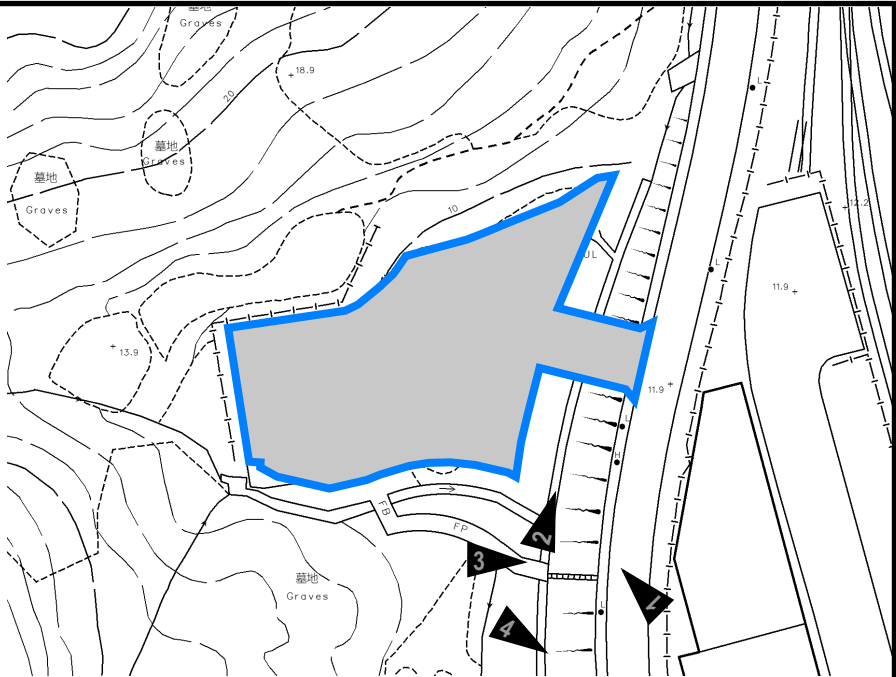


PHOTO 2



PHOTO 3



PHOTO 4

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

LOCATION:
 LOT 136 RP (PART) AND 2149 (PART) IN D.D. 106 AND ADJOINING GOVERNMENT LAND, KAM
 TIN, YUEN LONG, NEW TERRITORIES

SITE PHOTOS

APPENDIX D

VER	DESCRIPTION	DATE