

## LIST OF APPENDICES

**Appendix I** Fire service installations proposal

**Appendix II** As-built drainage plan under previous applications

## **Appendix I**

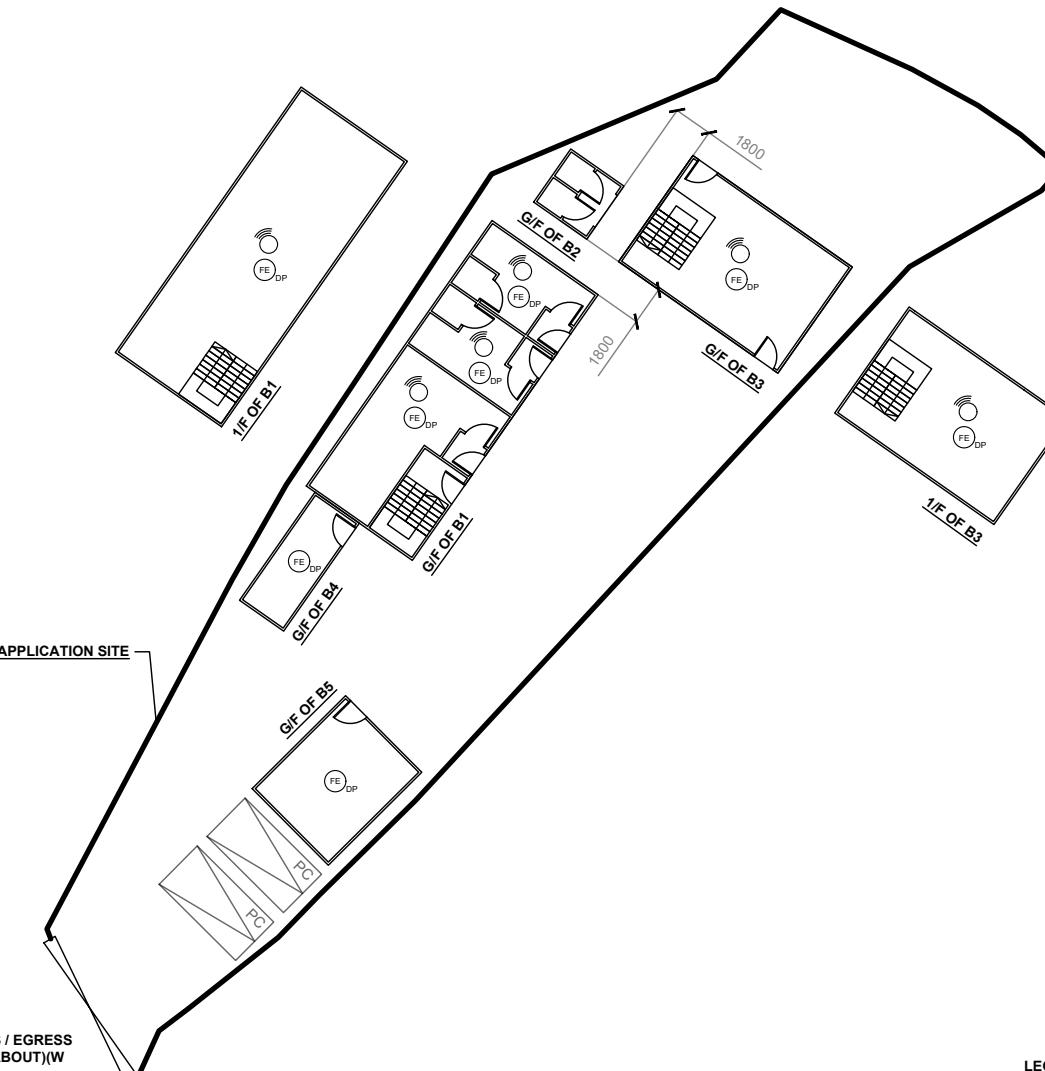
### Fire service installations proposal

**DEVELOPMENT PARAMETERS**

APPLICATION SITE AREA	: 770 m <sup>2</sup> (ABOUT)
COVERED AREA	: 198 m <sup>2</sup> (ABOUT)
UNCOVERED AREA	: 572 m <sup>2</sup> (ABOUT)
PLOT RATIO	: 0.44 (ABOUT)
SITE COVERAGE	: 26 % (ABOUT)
NO. OF STRUCTURE	: 5
DOMESTIC GFA	: NOT APPLICABLE
NON-DOMESTIC GFA	: 342 m <sup>2</sup> (ABOUT)
TOTAL GFA	: 342 m <sup>2</sup> (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)


**FIRE SERVICE INSTALLATIONS**

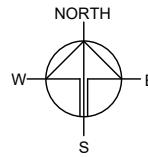
	STAND-ALONE FIRE DETECTOR
	4 KG POWDER-TYPE FIRE EXTINGUISHER

**FS NOTES:**

1. PORTABLE HAND-OPERATED APPROVED APPLICATION SHALL BE PROVIDED AS REQUIRED BY OCCUPANCY.
2. THE STAND-ALONE FIRE DETECTOR SHALL BE PROVIDED IN ACCORDANCE WITH THE "STAND-ALONE FIRE DETECTOR GENERAL GUIDELINES ON PURCHASE, INSTALLATION & MAINTENANCE [SEP 2021].
3. 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.

SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

STRUCTURE	USE	COVERED AREA	GROSS FLOOR AREA	BUILDING HEIGHT
B1	ANIMAL BOARDING ESTABLISHMENT AND SITE OFFICE	90 m <sup>2</sup> (ABOUT)	180 m <sup>2</sup> (ABOUT)	7 m (ABOUT)(2-STORY)
B2	WASHROOM	9 m <sup>2</sup> (ABOUT)	9 m <sup>2</sup> (ABOUT)	3 m (ABOUT)(1-STORY)
B3	ANIMAL BOARDING ESTABLISHMENT	54 m <sup>2</sup> (ABOUT)	108 m <sup>2</sup> (ABOUT)	7 m (ABOUT)(2-STORY)
B4	STORAGE OF PET SUPPLIES	15 m <sup>2</sup> (ABOUT)	15 m <sup>2</sup> (ABOUT)	3 m (ABOUT)(1-STORY)
B5	STORAGE OF PET SUPPLIES	30 m <sup>2</sup> (ABOUT)	30 m <sup>2</sup> (ABOUT)	3 m (ABOUT)(1-STORY)
	TOTAL	198 m <sup>2</sup> (ABOUT)	342 m <sup>2</sup> (ABOUT)	


**PLANNING CONSULTANT**

**PROJECT**

PROPOSED TEMPORARY ANIMAL BOARDING ESTABLISHMENT WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 5 YEARS

**SITE LOCATION**

LOT 1165 (PART) IN D.D. 106, PAT HEUNG, YUEN LONG, NEW TERRITORIES

**SCALE**

1 : 350 @ A4

**DRAWN BY**

MN DATE 29.12.2025

**CHECKED BY**

DATE

**APPROVED BY**

DATE

**DWG. TITLE**

LAYOUT PLAN

**DWG. NO.**

APPENDIX I

VER. 001

**LEGEND**

	APPLICATION SITE
	STRUCTURE
	PARKING SPACE
	INGRESS / EGRESS

## **Appendix II**

As-built drainage plan accepted and implemented under previous applications

## 規 劃 署

粉嶺、上水及元朗東規劃處  
新界荃灣青山公路 388 號  
中榮大廈 22 樓 2202 室



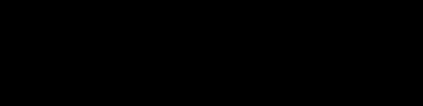
## Planning Department

Fanling, Sheung Shui & Yuen Long East  
District Planning Office  
Unit 2202, 22/F, CDW Building,  
388 Castle Peak Road, Tsuen Wan, N.T.

來函檔號 Your Reference : DD106 Lot 1165  
本署檔號 Our Reference : TPB/A/YL-KTS/975  
電話號碼 Tel. No. : 3168 4072  
傳真機號碼 Fax No. : 3168 4074/ 3168 4075

By Post & Fax (2323 3662)

R-riches Property Consultants Ltd.



(Attn.: Matthew Ng)

15 April 2024

Dear Sir/Madam,

**Submission for Compliance with Approval Condition**

**(a) - The Submission of Condition Records of the Existing Drainage Facilities**

**Proposed Temporary Eating Place with Ancillary Facilities  
for a Period of 3 Years and Filling of Land in "Agriculture" Zone,  
Lot 1165 (Part) in D.D. 106, Pat Heung, Yuen Long**

**(Application No. A/YL-KTS/975)**

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

- Acceptable. The captioned condition has 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 on the departmental comments, please contact Mr. Jeff TSE (Tel: 2300 1627) of the Drainage Services Department directly.

Yours faithfully,

( K W NG )  
District Planning Officer/  
Fanling, Sheung Shui & Yuen Long East  
Planning Department

C.C.

CE/MN of DSD

(Attn.: Mr. Jeff TSE)

Internal

CTP/TPB

KWN/CP/ym

**Appendix****Comments of the Chief Engineer/Mainland North, Drainage Services Department:**

Please be reminded to maintain all the drainage facilities on site in good condition and ensure that the proposed development would neither obstruct overland flow nor adversely affect existing natural streams, village drains, ditches and the adjacent areas, etc. The applicant is required to rectify the drainage system at their own expense to the satisfaction of government parties concerned if they are found to be inadequate or ineffective during operation.

Our Ref.: DD106 Lot 1165  
Your Ref.: TPB/A/YL-KTS/975

顧問有限公司  
**盈卓物業**

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

20 February 2024

By Email

Dear Sir,

**Compliance with Approval Condition (a)**

**Proposed Temporary Eating Place with Ancillary Facilities for a Period of 3 Years  
and Associated Filling of Land and Associated Filling of Land in “Agriculture” Zone,  
Lot 1165 (Part) in D.D. 106, Pat Heung, Yuen Long, New Territories**

**(S.16 Planning Application No. A/YL-KTS/975)**

We are writing to submit photographic records of the existing drainage facilities for compliance with approval condition (a) of the subject application, i.e. *the submission of condition records of the existing drainage facilities (Appendix I)*.

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

Yours faithfully,

For and on behalf of  
**R-riches Property Consultants Limited**



**Matthew NG**  
Planning and Development Manager

cc DPO/FSYLE, PlanD

(Attn.: Mr. Christopher PANG

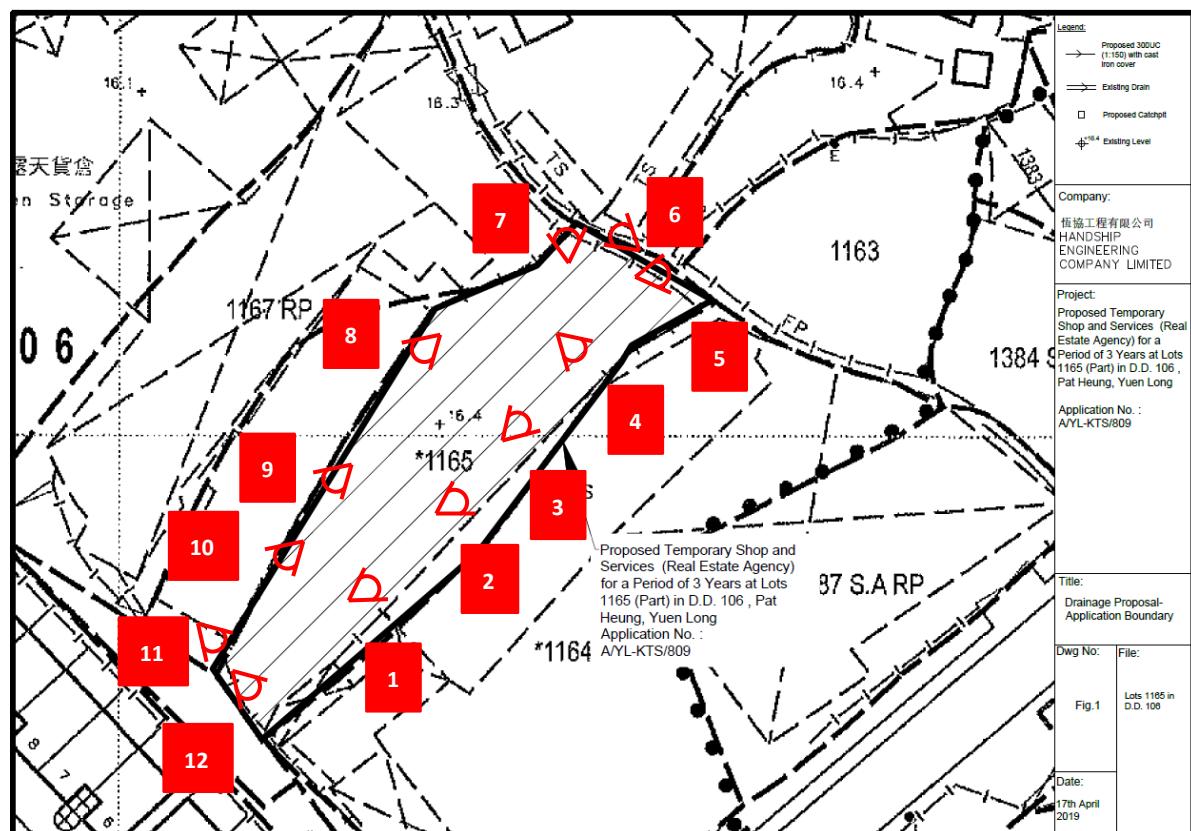
email:cyfpang@pland.gov.hk )

(Attn.: Mr. MO Ying-yeung

email:yymo@pland.gov.hk )

**Appendix I - Photographic record of the existing drainage facilities at the application site**

a) The accepted drainage proposal is as follows:



b) Site photo of the existing drainage facilities

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2



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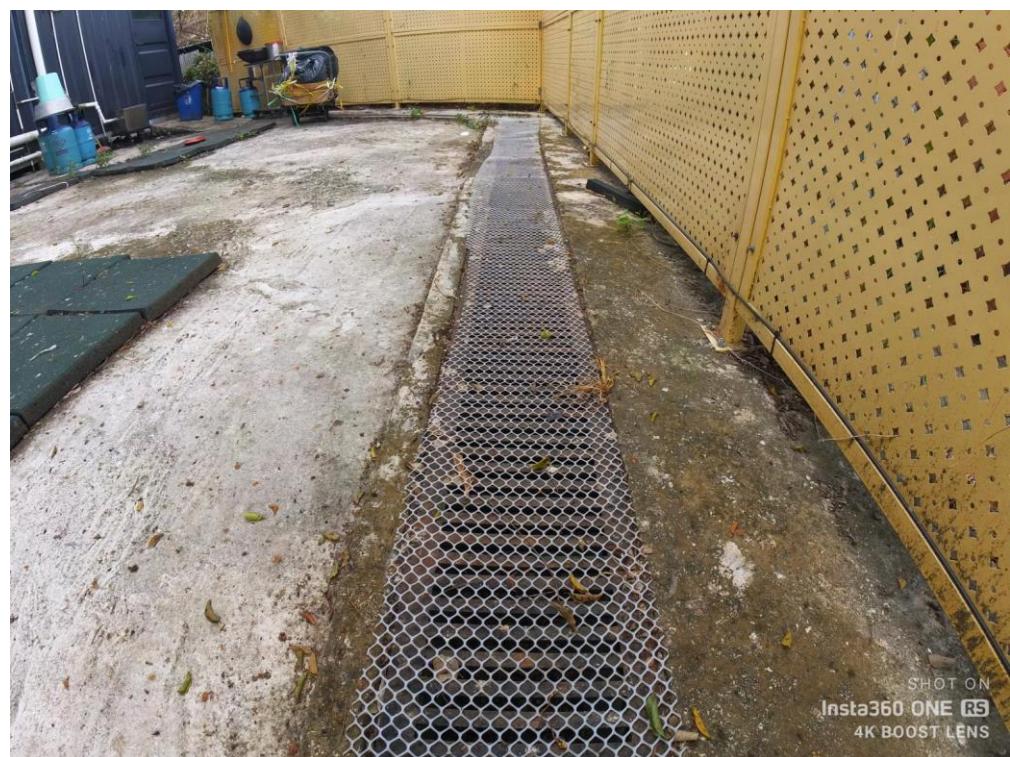
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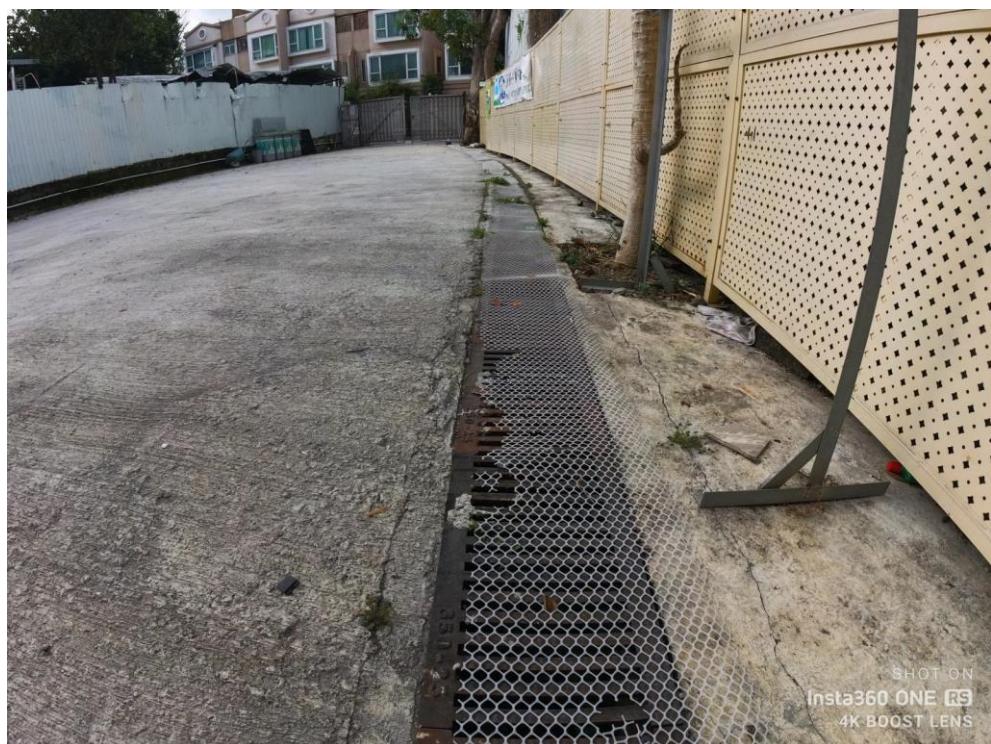
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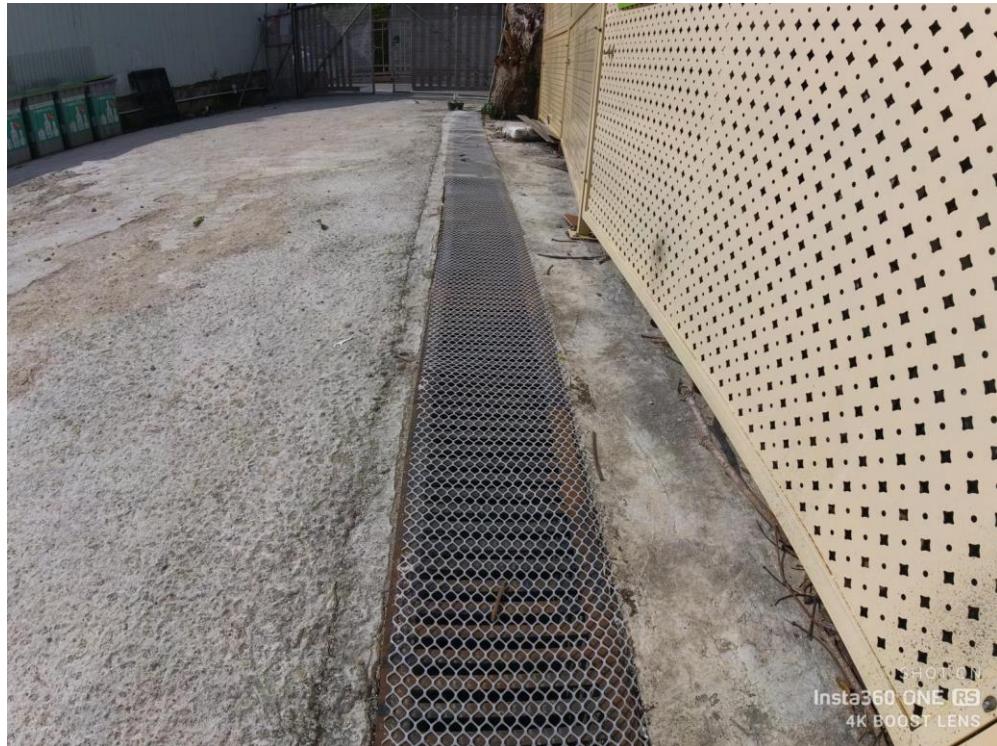
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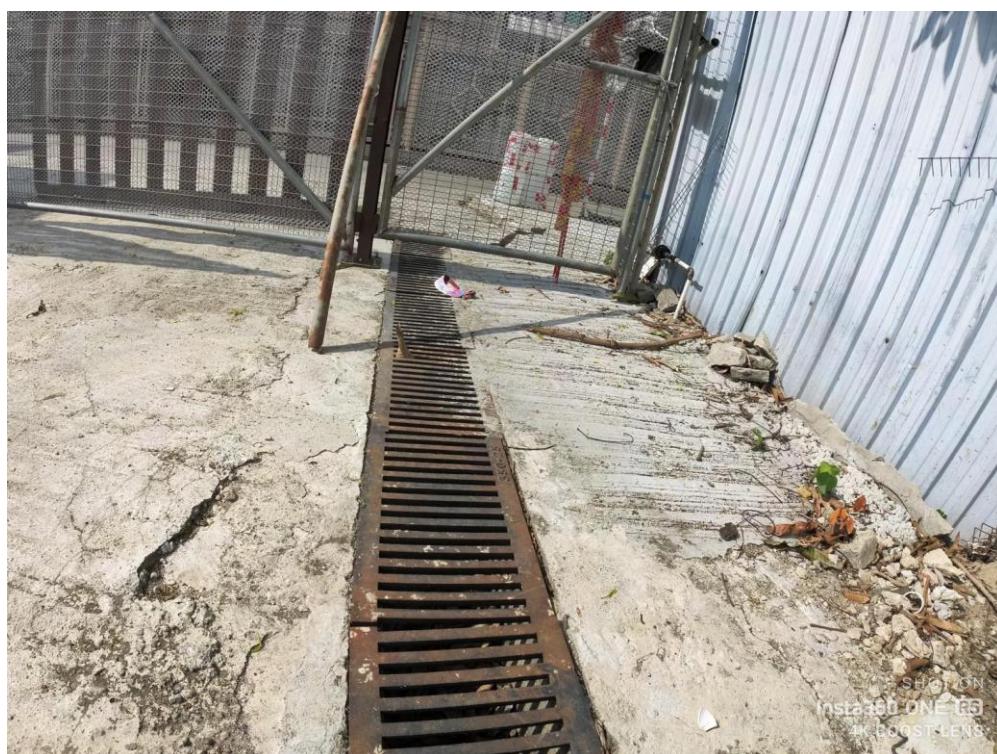
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