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From: Chong Hermose <[REDACTED]>
Sent: 2026-09-18 Friday 15:50:54
To: tpbpd/PLAND <tpbpd@pland.gov.hk>
Cc: [REDACTED]
Subject: s.16 Planning Application No. A/YL-KTS/1149：回應部門意見和補充文件
Attachment: A_YL-KTS_1149_FS Plan.pdf; A_YL-KTS_1149_Temporary Drainage Proposal.pdf; A_YL-KTS_1149_回應部門意見.pdf

城規會/規劃處：

大家好。

有關 s16 No.A/YL-KTS/1149，現附上申請人回應部門意見和補充文件，請查收。

如有什麼問題，請隨時聯絡我。

謝謝。

Ms Chong
([REDACTED])

Planning Application No. A/YL-KTS/1149

Table A: Responses to Departmental Comments

	Departmental Comments	Responses
	Comments from the Director of Environmental Protection	
1	Please confirm whether the proposed use would involve storage of materials of dusty nature (e.g. cement, earth, pulverized fuel ash, aggregates, slit, stonefines, sand, debris, sawdust and wooden chips.) If affirmative, whether those materials would be in packaged form; and	申請人確認擬議貨倉不涉及儲存任何具揚塵性質的物料。 申請地點只會擺放五金零件及五金工具等貨品。
2	Please confirm whether vehicles exceeding 5.5 tonnes would be used in delivering goods to the applications site for storage.	申請人確認擬議貨倉不會使用超過 5.5 噸的車輛運送貨物往返本申請地點。 所有貨品的運送工作將使用不超過 5.5 噸的車輛，以確保將周邊道路的交通及環境影響減至最低。

NO.	STRUCTURE CONTENT	APPROXIMATED AREA (m ²)	Hight (m)	NO. OF STOREY	VOLUME (m ³)
1	WEARHOUSE	440	6	2	2640



Structure1
Warehouse
Height: Not Exceeding 6m

FS LAYOUT AT G/F

2	26/01	SUBMISSION TO PLAN. DEPT.	TONY.L
1	25/07	SUBMISSION TO PLAN. DEPT.	LM
0	25/04	SUBMISSION TO PLAN. DEPT.	TONY.L
REV.	DATE	DESCRIPTION	DRAWN

PROJECT
TEMPORARY WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND AT LOT 1384 S.A RP (PART) IN D. D. 112 AND ADJOINING GOVERNMENT LAND, KAM SHEUNG ROAD, YUEN LONG, NEW TERRITORIES

TITLE
PROPOSED FSI LAYOUT PLAN

DRAWING NO.
FS-DD112-FSP-02

SCALE
A1@1: 100

DATE	REVISION
JAN 2026	REV. 2

R.F.S.I.C.
 MAN LICK ENGINEERING AND TRADING CO. LTD.

FLAT 1, 4 /F., KINGLET IND. BLDG.,
21-23 SHING WAN RD., SHATIN, N.T.

TEL : 2380 1211
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FIRE SERVICES NOTES:

1. HOSE REEL SYSTEM
- 1.1

MODIFIED HOSE REEL SYSTEM TO BE PROVIDED AND INSTALLED FOR THE STRUCTURE (CONTAINER FREIGHT STATION) IN ACCORDANCE WITH THE CODE OF PRACTICE FOR MINIMUM FIRE SERVICE INSTALLATIONS AND EQUIPMENT 2022.
- 1.2

HOSE REELS SHALL BE PROVIDED AT THE POSITIONS INDICATED ON PLAN.
- 1.3

SUFFICIENT HOSE REELS TO BE PROVIDED TO ENSURE THAT EVERY PART OF THE AREA CAN BE REACHED BY A LENGTH OF NOT MORE THAN 30m OF HOSE REEL TUBING.
- 1.4

AN MODIFIED HOSE REEL SYSTEM WITH 2000L F.S. WATER TANK TO BE PROVIDED AND TO BE SINGLE END FEED FROM TOWN MAIN. THE LOCATION OF THE FS WATER TANK AND FS PUMP ROOM ARE CLEARLY MARKED ON PLANS.
- 1.5

TWO FIXED FIRE PUMPS (DUTY & STANDBY) TO BE PROVIDED IN THE PUMP ROOM.
- 1.6

NO FIRE SERVICES INLET TO BE PROVIDED FOR THE MODIFIED HOSE REEL SYSTEM.
- 1.7

AN INSTRUCTION PLATE SHALL BE PROVIDED NEXT TO THE BREAK GLASS UNIT FOR OPERATION OF HOSE REEL
2. AUTOMATIC SPRINKLER SYSTEM
- 2.1

AUTOMATIC SPRINKLER SYSTEM SHALL BE PROVIDED TO THE ENTIRE STRUCTURE IN ACCORDANCE WITH LPC RULES INCORPORATING BS EN12845 : 2015 AND FSD CIRCULAR LETTER 5/2020. THE SPRINKLER TANK, SPRINKLER PUMP ROOM, SPRINKLER INLET AND SPRINKLER CONTROL VALVE GROUP SHALL BE CLEARLY MARKED ON PLANS.
- 2.2

THE HAZARD GROUP OF THE SPRINKLER SYSTEM IS OH3.
- 2.3

A 95000L SPRINKLER WATER TANK TO BE PROVIDED AS INDICATED ON THE PLAN. SINGLE-END WATER SUPPLY WILL BE FEED FROM TOWN MAIN
- 2.4

SPRINKLER CONTROL VALVE SET AND SPRINKLER INLET TO BE PROVIDED AT GROUND FLOOR AND THE LOCATION AS INDICATED ON PLAN
- 2.5

TWO SPRINKLER PUMPS (DUTY & STANDBY) AND ONE SPRINKLER JOCKEY PUMP TO BE PROVIDED FOR SERVING THE STRUCTURE AND LOCATED IN PUMP ROOM.
- 2.6

ALL SPRINKLER PIPE SIZE SHOULD BE ø32mm UNLESS SPECIFY
- 2.7

ALL INSTALLED SPRINKLER SHOULD BE PENDENT TYPE AND THE TEMPERATURE RATING OF SPRINKLER HEAD SHALL BE 68 °C UNLESS OTHERWISE SPECIFIED.
- 2.8

ALL SPRINKLER ALARM SIGNALS TO BE TRANSMITTED TO THE AFA PANEL LOCATED AT THE FS PUMP ROOM AS INDICATED ON PLANS. THE SPRINKLER ALARM SIGNAL SHALL BE TRANSMITTED TO THE F.S. COMMUNICATION CENTRE BY DIRECT TELEPHONE LINE.
3. FIRE ALARM SYSTEM
- 3.1

FIRE ALARM SYSTEM SHALL BE PROVIDED THROUGHOUT THE ENTIRE BUILDING IN ACCORDANCE WITH BS 5839-1 : 2017 AND FSD CIRCULAR LETTER 6/2021. ONE ACTUATING POINT AND ONE AUDIO WARNING DEVICE SHOULD BE LOCATED AT EACH HOSE REEL POINT. THE ACTUATION POINT SHOULD INCLUDE FACILITIES FOR HOSE REEL PUMP START AND AUDIO / VISUAL WARNING DEVICE INITIATION.
- 3.2

AN ADDRESSABLE TYPE FIRE ALARM PANEL TO BE PROVIDED AND LOCATED INSIDE PUMP ROOM
4. EMERGENCY LIGHTING
- 4.1

SUFFICIENT EMERGENCY LIGHTING SHALL BE PROVIDED THROUGHOUT THE ENTIRE BUILDINGS/STRUCTURES IN ACCORDANCE WITH BS 5266-1:2016 AND BS EN 1838:2013 AND FSD CIRCULAR LETTER 4/2021.
5. EXIT SIGN
- 5.1

SUFFICIENT DIRECTIONAL AND EXIT SIGN SHALL BE PROVIDED IN ACCORDANCE WITH BS 5266-1:2016 AND THE FSD CIRCULAR LETTER NO. 5/2008.
6. MISCELLANEOUS F.S. INSTALLATION
- 6.1

PORTABLE FIRE EXTINGUISHERS WITH SPECIFIED TYPE AND CAPACITY TO BE PROVIDED AT LOCATION AS INDICATED ON PLANS.
- 6.2

NO EMERGENCY GENERATOR TO BE PROVIDED FOR SERVING THE EMERGENCY POWER. DUPLICATED POWER SUPPLIES FOR ALL FIRE SERVICES INSTALLATIONS COMPRISING A CABLE CONNECTED FROM ELECTRICITY MAINS DIRECTLY BEFORE THE MAIN SWITCH
- 6.3

WHEN A VENTILATION / AIR CONDITIONING CONTROL SYSTEM TO A BUILDING IS PROVIDED, IT SHALL STOP MECHANICALLY INDUCED AIR MOVEMENT WITHIN A DESIGNATED FIRE COMPARTMENT
- 6.4

SMOKE EXTRACTION SYSTEM SHALL NOT BE PROVIDED AS THE FIRE COMPARTMENT DOES NOT EXCEED 7000m³.
7.

THE MAXIMUM STORAGE AREA OF SINGLE BLOCK SHALL NOT EXCEEDS 50m².
8.

THE MINIMUM CLEARANCE BETWEEN EACH SINGLE STORAGE BLOCK SHALL NOT LESS THAN 2.4m.
9.

THE STORAGE CONFIGURATION IS ST3 & ST4, CATEGORY I AND WITH HEIGHT LESS THAN 4M HEIGHT.

LEGEND (FOR LAYOUT PLAN)

	HOSE REEL W/ LOCKABLE GLASS FRONTED NOZZLE BOX, STRIKER, C/W FIRE ALARM BELL & BREAK GLASS UNIT
	150mm FIRE ALARM BELL
	BREAK GLASS UNIT
	SPRINKLER HEAD
	FLOW SWITCH
	MONITORED GATE VALVE
	SPRINKLER CONTROL VALVE SET
	GATE VALVE
	NON RETURN VALVE
	VORTEX INHIBITOR
	BALL FLOAT VALVE
	PRESSURE SWITCH
	SPRINKLER / HOSE REEL PIPE
	CHECK METER POSITION
	SPRINKLER / F.S. INLET
	5Kg CO2 TYPE FIRE EXTINGUISHER
	PUMP
	150mm WATER ALARM GONG
	ADDRESSABLE TYPE FIRE ALARM PANEL
	PUMP CONTROL PANEL
	EMERGENCY LIGHTING COMPLETE WITH 2 HOURS BATTERY BACK UP
	EXIST SIGN COMPLETE WITH 2 HOURS BATTERY BACK UP
	VISUAL FIRE ALARM

ABBREVIATION

SPR.	SPRINKLER
H.R.	HOSE REEL
F.E.	FIRE EXTINGUISHER
CO ₂	CARBON DIOXIDE
L.P.C.	LOSS PREVENTION COUNCIL
F.S.I.	FIRE SERVICES INSTALLATION
H/L	HIGH LEVEL
M/L	MID LEVEL
L/L	LOW LEVEL
F/A	FROM ABOVE
F/B	FROM BELOW
T/A	TO ABOVE
T/B	TO BELOW
U/G	UNDERGROUND
F.S.	FIRE SERVICES

DRAWING LIST

DRAWING NO	DESCRIPTION
FS-DD112-FSP-01	FS NOTES, LEGEND, ABBREVIATIONS AND DRAWING LIST
FS-DD112-FSP-02	PROPOSED FSI LAYOUT PLAN

COLOUR CODE

PIPE SIZES	COLOUR
ø25mm	LIGHT GREEN
ø32mm	RED
ø40mm	PURPLE
ø50mm	YELLOW
ø65mm	BLUE
ø80mm	GREEN
ø100mm	LIGHT BROWN
ø150mm	DEEP BROWN

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TITLE
FS NOTES, LEGEND, ABBREVIATIONS AND DRAWING LIST

DRAWING NO.
FS-DD112-FSP-01

SCALE
N.T.S.

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TEMPORARY DRAINAGE PROPOSAL

APPLICATION SITE OF PROPOSED TEMPORARY WAREHOUSE (Excluding Dangerous Goods Godown) WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND AT LOT 1384 S.A RP(PART) IN D.D. 112 AND ADJOINING GOVERNMENT LAND, KAM SHEUNG ROAD, YUEN LONG, NEW TERRITORIES

Application No.: A/YL-KTS/1149

Sep 2026

1 Content

2	Introduction.....	3
2.1	Background.....	3
2.2	Objectives of the Report	3
2.3	Report Structure.....	3
3	Development Proposal	3
3.1	Location of the Application Site	3
4	Assessment Criteria.....	4
4.1	Design Return Periods	4
4.2	Calculation Methodology for Runoff.....	5
4.3	Calculation Methodology for Pipe Capacity Checking.....	5
5	Potential Drainage Impact.....	5
5.1	Existing Site Condition	5
5.2	Changes in Drainage Characteristics	6
5.3	Potential Drainage Impact.....	6
6	Construction Stage	7
6.1	Temporary Drainage Arrangements	7
7	Conclusions.....	8
7.1	Conclusions.....	8