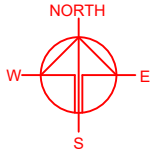
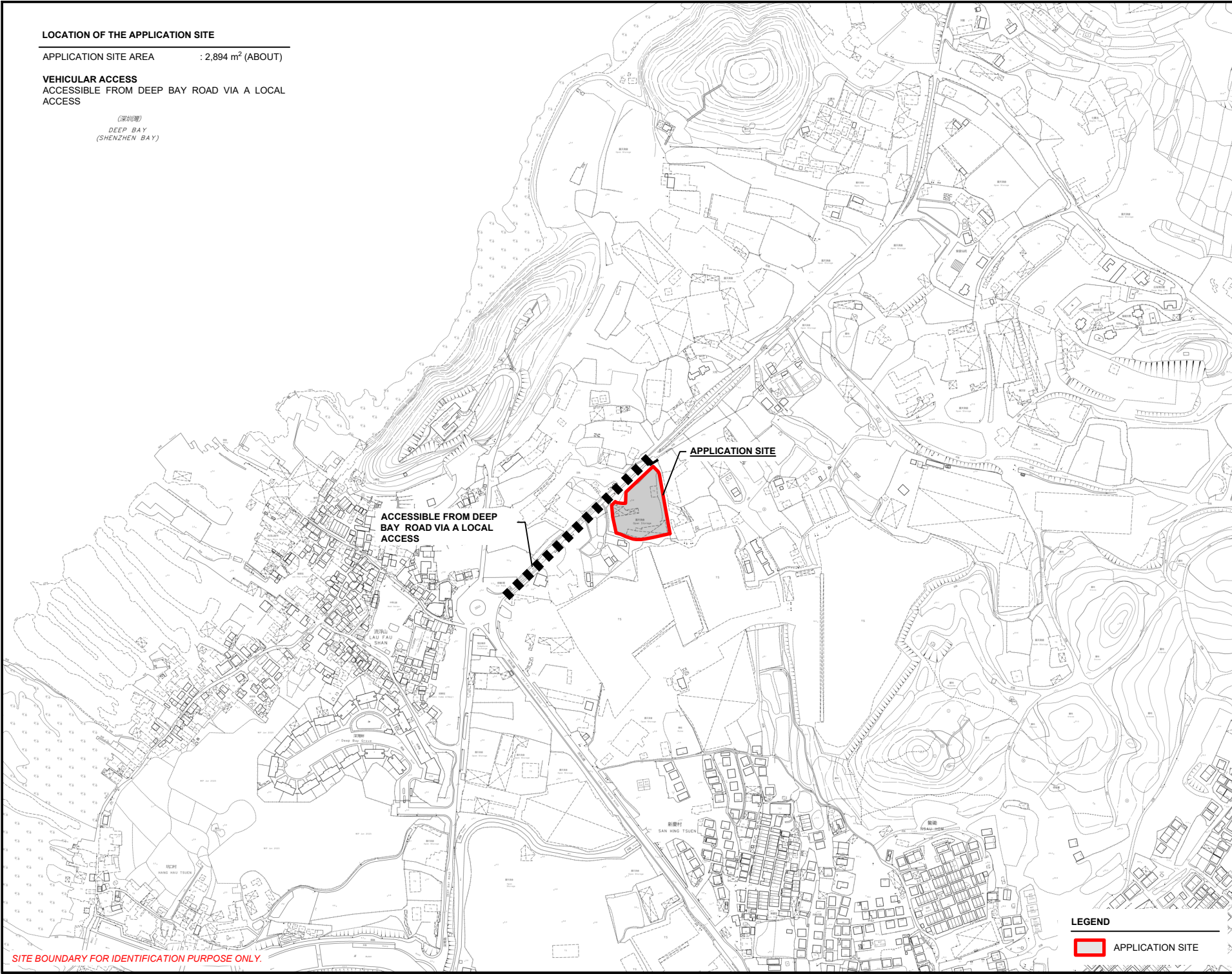


LOCATION OF THE APPLICATION SITE

APPLICATION SITE AREA : 2,894 m² (ABOUT)

VEHICULAR ACCESS
ACCESSIBLE FROM DEEP BAY ROAD VIA A LOCAL
ACCESS

(深圳灣)
DEEP BAY
(SHENZHEN BAY)



PLANNING CONSULTANT



PROJECT
PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS

SITE LOCATION
LOTS 2219 RP (PART) AND 2226 (PART) IN D.D. 129, LAU FAU SHAN, YUEN LONG, NEW TERRITORIES

SCALE
1 : 5000 @ A4

DRAWN BY
MN

DATE
15.10.2025

CHECKED BY

DATE

APPROVED BY

DATE

LEGEND

APPLICATION SITE

DWG. TITLE
LOCATION PLAN

DWG. NO.
PLAN 1

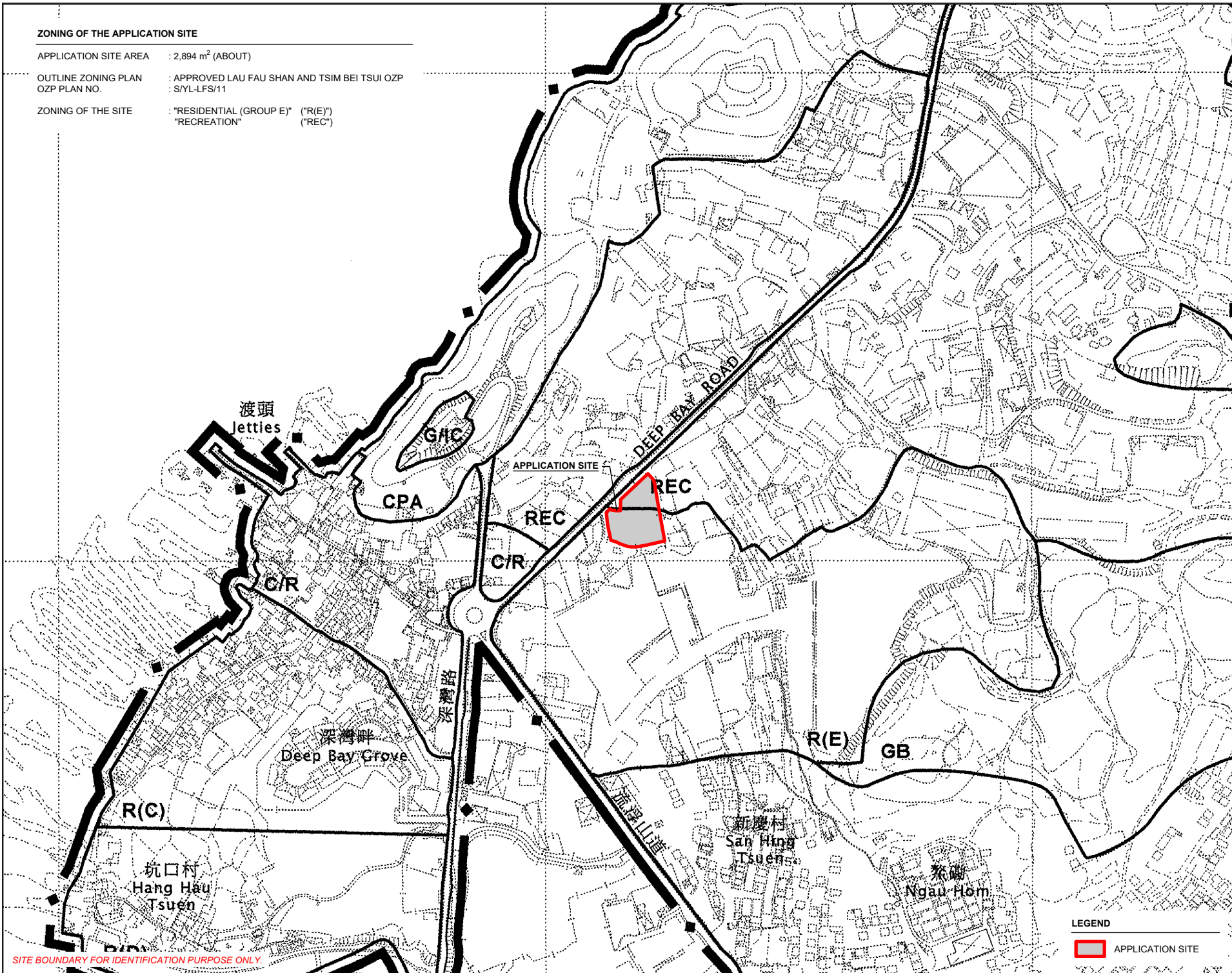
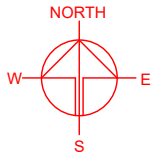
VER.
001

ZONING OF THE APPLICATION SITE

APPLICATION SITE AREA : 2,894 m² (ABOUT)

OUTLINE ZONING PLAN : APPROVED LAU FAU SHAN AND TSIM BEI TSUI OZP
OZP PLAN NO. : S/YL-LFS/11

ZONING OF THE SITE : "RESIDENTIAL (GROUP E)" ("R(E)")
"RECREATION" ("REC")



SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

PLANNING CONSULTANT



PROJECT

PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS

TEMPORARY WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS

SITE LOCATION

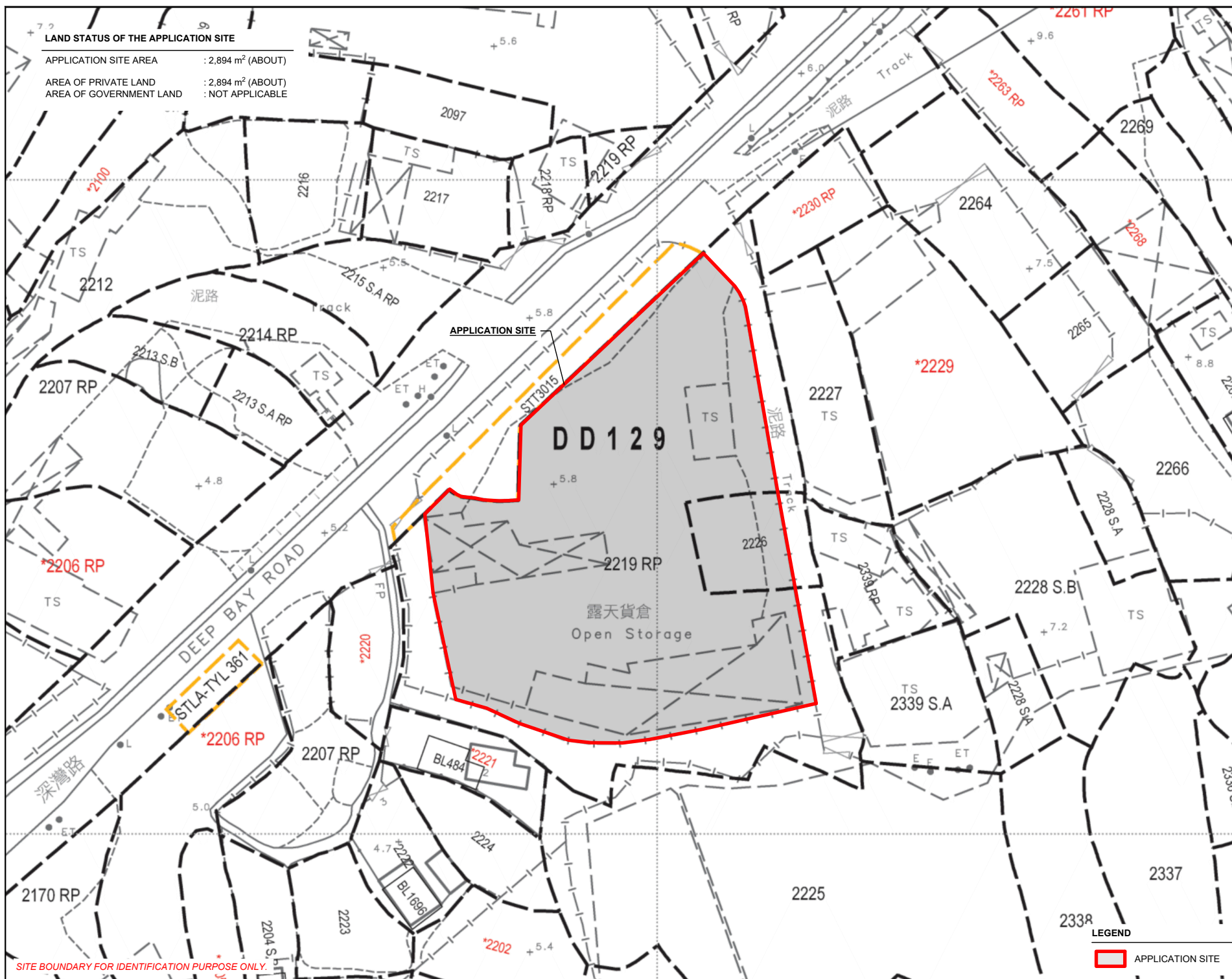
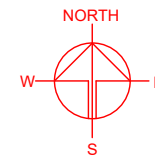
LOTS 2219 RP (PART) AND 2226 (PART) IN D.D. 129, LAU FAU SHAN, YUEN LONG, NEW TERRITORIES

SCALE	
1 : 5000 @ A4	
DRAWN BY	DATE
MN	15.10.2025
CHECKED BY	DATE
APPROVED BY	DATE
DWG. TITLE	
ZONING OF THE SITE	
DWG NO.	VER.
PLAN 2	001

LEGEND

APPLICATION SITE

APPLICATION SITE AREA	: 2,894 m ² (ABOUT)
AREA OF PRIVATE LAND	: 2,894 m ² (ABOUT)
AREA OF GOVERNMENT LAND	: NOT APPLICABLE



SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

PLANNING CONSULTANT



PROJECT

PROPOSED WAREHOUSE WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS

TEMPORARY (EXCLUDING DANGEROUS GOODS GODOWN)

SITE LOCATION

LOTS 2219 RP (PART) AND 2226
(PART) IN D.D. 129, LAU FAU
SHAN, YUEN LONG, NEW
TERRITORIES

SCALE
1 : 750 @ A4

DRAWN BY	DATE
MNI	15.10.2025

CHECKED BY	DATE
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APPROVED BY	DATE
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DWG. TITLE
LAND STATUS OF THE SITE

DWG NO.	VER.
PLAN 3	001

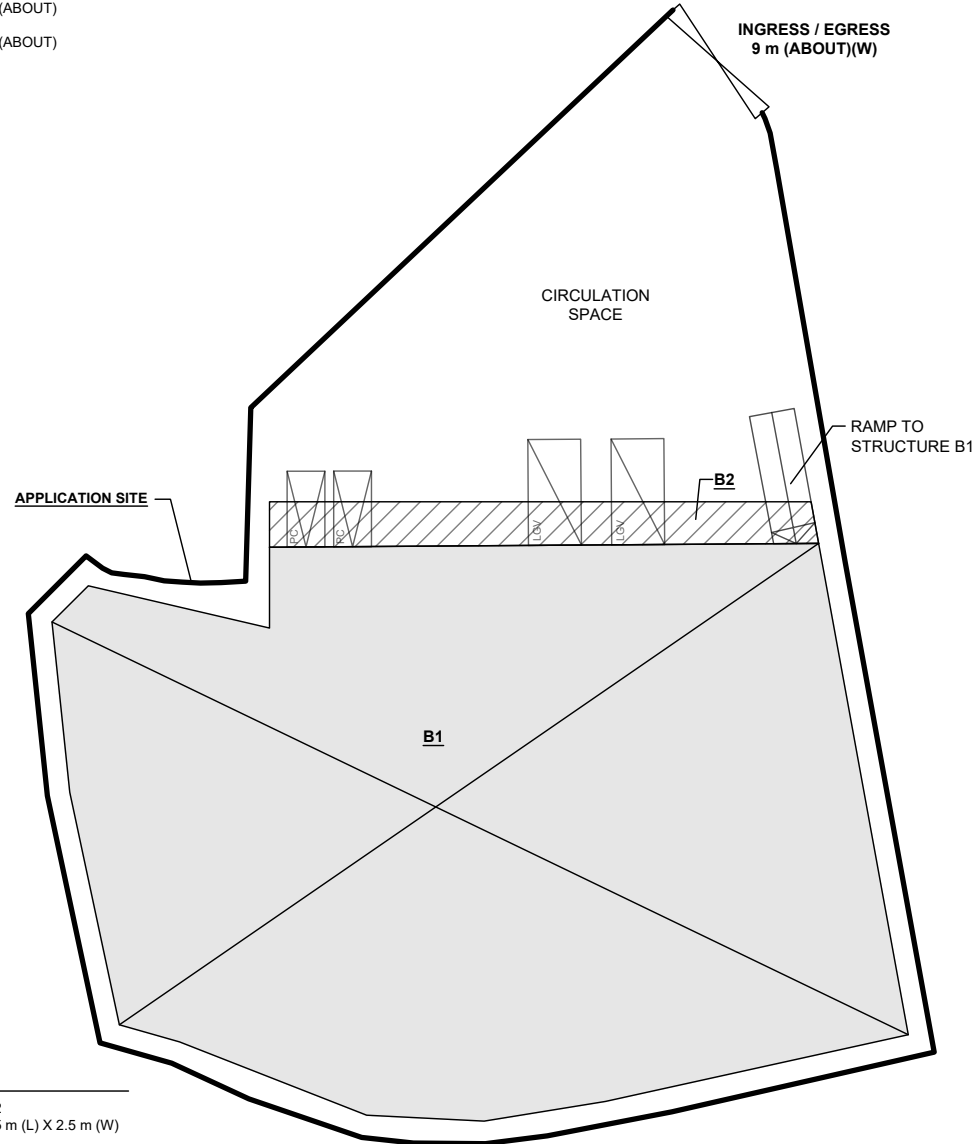
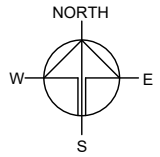
LEGEND

 APPLICATION SITE

DEVELOPMENT PARAMETERS

APPLICATION SITE AREA	: 2,894 m ²	(ABOUT)
COVERED AREA	: 1,893 m ²	(ABOUT)
UNCOVERED AREA	: 1,001 m ²	(ABOUT)
PLOT RATIO	: 1.3	(ABOUT)
SITE COVERAGE	: 65%	(ABOUT)
NO. OF STRUCTURE	: 2	
DOMESTIC GFA	: NOT APPLICABLE	
NON-DOMESTIC GFA	: 3,682 m ²	(ABOUT)
TOTAL GFA	: 3,682 m ²	(ABOUT)
BUILDING HEIGHT	: 7 m - 15 m	(ABOUT)
NO. OF STOREY	: 1 - 2	

STRUCTURE	USE	COVERED AREA	GROSS FLOOR AREA	BUILDING HEIGHT
B1	WAREHOUSE (EXCLUDING D.G.G.) ANCILLARY OFFICE	1,789 m ² (ABOUT)	3,578 m ² (ABOUT)	15 m (ABOUT)(2-STOREY)
B2	RAIN SHELTER FOR L/UL ACTIVITIES	104 m ² (ABOUT)	104 m ² (ABOUT)	7 m (ABOUT)(1-STOREY)
TOTAL		1,893 m ² (ABOUT)	3,682 m ² (ABOUT)	



PARKING PROVISION

NO. OF PRIVATE CAR PARKING SPACE	: 2
DIMENSION OF LOADING/UNLOADING SPACE	: 5 m (L) X 2.5 m (W)

LOADING/UNLOADING (L/UL) PROVISION

NO. OF L/UL SPACE FOR LIGHT GOODS VEHICLE	: 2
DIMENSION OF LOADING/UNLOADING SPACE	: 7 m (L) X 3.5 m (W)

LEGEND

	APPLICATION SITE
	STRUCTURE (ENCLOSED)
	STRUCTURE (RAIN SHELTER)
	PARKING SPACE (PC)
	LOADING / UNLOADING SPACE (LGV)
	INGRESS / EGRESS

PLANNING CONSULTANT



PROJECT

PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS

SITE LOCATION

LOTS 2219 RP (PART) AND 2226 (PART) IN D.D. 129, LAU FAU SHAN, YUEN LONG, NEW TERRITORIES

SCALE

1 : 500 @ A4

DRAWN BY: MN DATE: 15.10.2025

CHECKED BY: DATE:

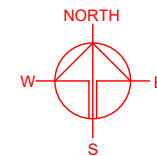
APPROVED BY: DATE:

DWG. TITLE

LAYOUT PLAN

DWG NO. VER. PLAN 4 001

SWEPT PATHS GENERATED BY AUTODESK VEHICLE TRACKING



PLANNING CONSULTANT



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

SITE LOCATION

LOTS 2219 RP (PART) AND 2226
(PART) IN D.D. 129, LAU FAU
SHAN, YUEN LONG, NEW
TERRITORIES

SCALE
1 : 500 @ A4

DRAWN BY	DATE
MN	15.10.2025

CHECKED BY	DATE
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APPROVED BY	DATE
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DWG. TITLE
SWEPT PATH ANALYSIS

DWG NO.	VER.
PLAN 5	001

SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.



- | | |
|---------------------------------------------------------------------------------------|---------------------------------|
|  | APPLICATION SITE |
|  | STRUCTURE (ENCLOSED) |
|  | STRUCTURE (RAIN SHELTER) |
|  | PARKING SPACE (PC) |
|  | LOADING / UNLOADING SPACE (LGV) |
|  | INGRESS / EGRESS |
|  | LIGHT GOODS VEHICLE |
|  | SWEEPED PATH OF VEHICLE |