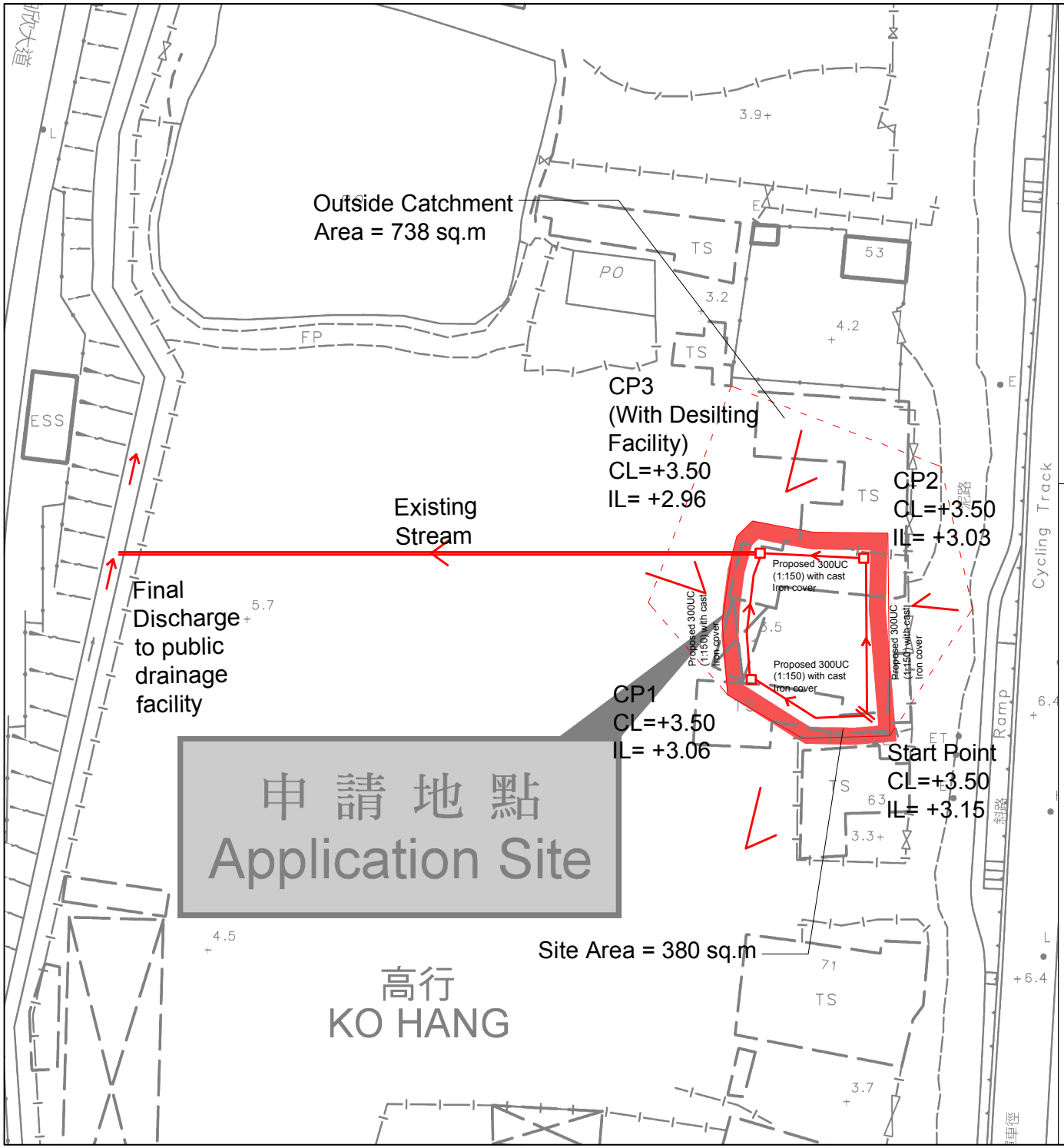
Appendix I

Drainage proposal

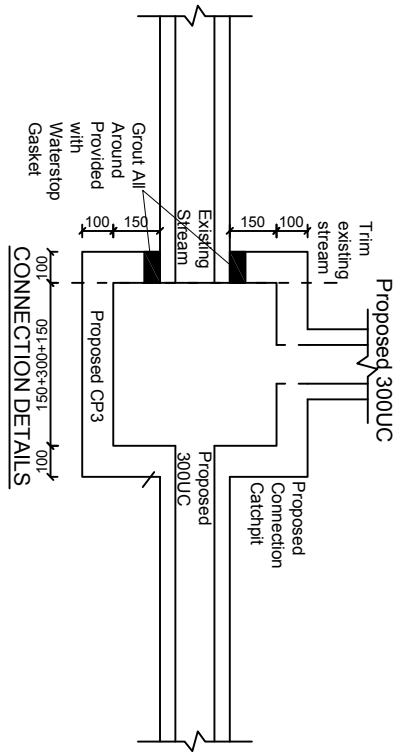


Note:

1. No solid fence wall to be erected.
2. All Catchpit (CP3) with desilting facility shall follow CEDD standard drawing No. C2406I.
3. U-Channel follows Typical Details of Geotechnical Manual for Slope Fig. 8.11.
4. The invert level of the connection point shall be verified on site before commencement of works.
5. All proposed UC shall be covered by cast iron
6. Catchment Area including outside catchment zone = 1015m2
7. All the debris in the natural stream shall be removed.
8. Total Peak Runoff = 0.278 CiA =0.278(0.95)(250)(1118/10^6) =0.06703m^3/s =4022liter/min so proposed 300UC (1:150) is suitable according to Figure 8.7 -Chart for the Rapid Design of Channels

LEGEND

- CP — Proposed Catchpit
- Proposed 300UC (1:150) with Cast Iron Cover
- EX. CP — Existing Catchpit
- Existing UC / stream/underground drain



正宏工程顧問有限公司
CHING WAN
ENGINEERING
CONSULTANTS LTD.

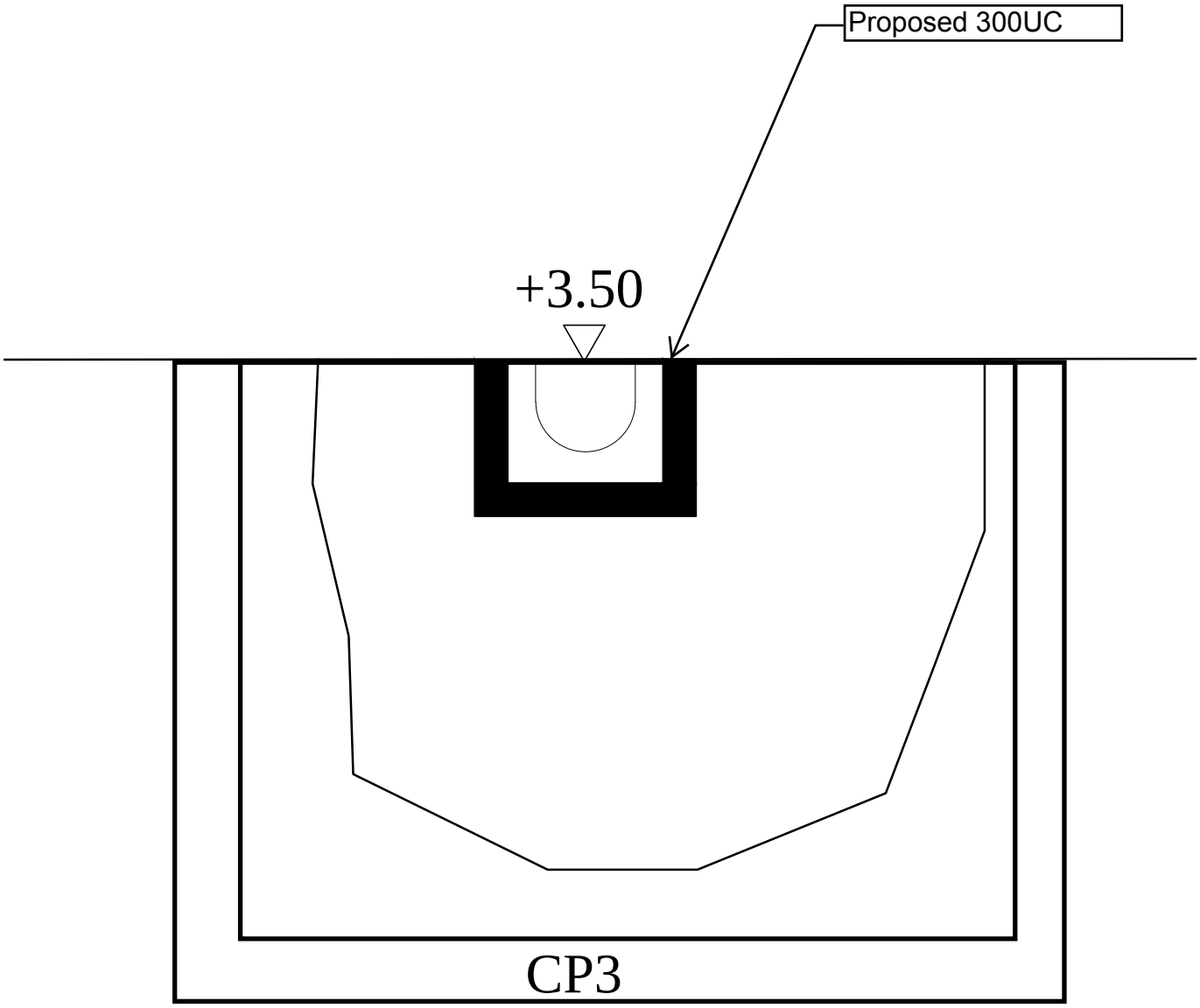
PROJECT:

Planning Application at Lot 2882 SB RP in DD104, Mai Po,Yuen Long, N.T. (Application No.: A/YL-MP/311))

TITLE:

Drainage Proposal

File:	DWG NO.
Scale:	D01
Rev.	
Date: 16-03-2024	



Cross-section of Existing Stream

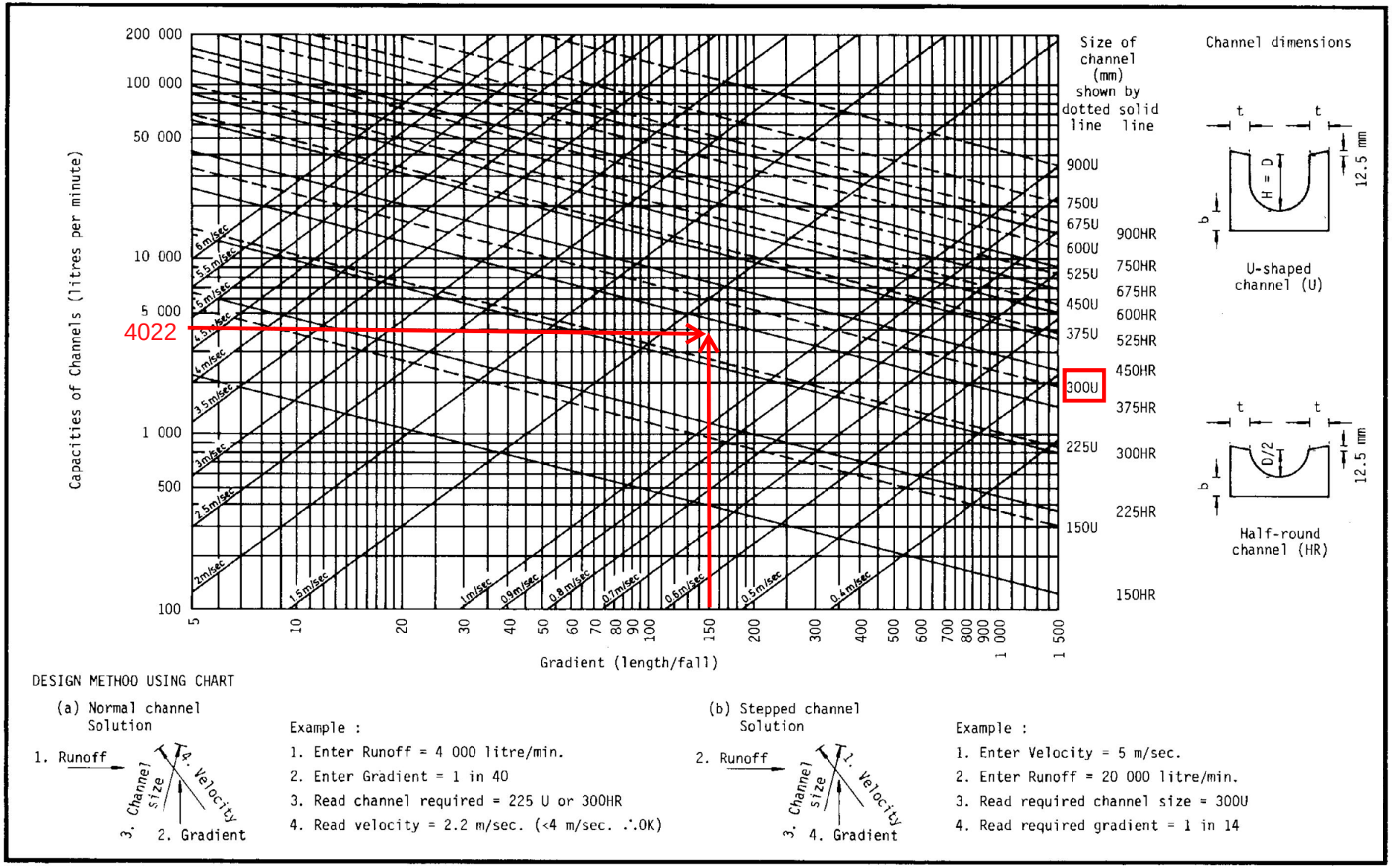
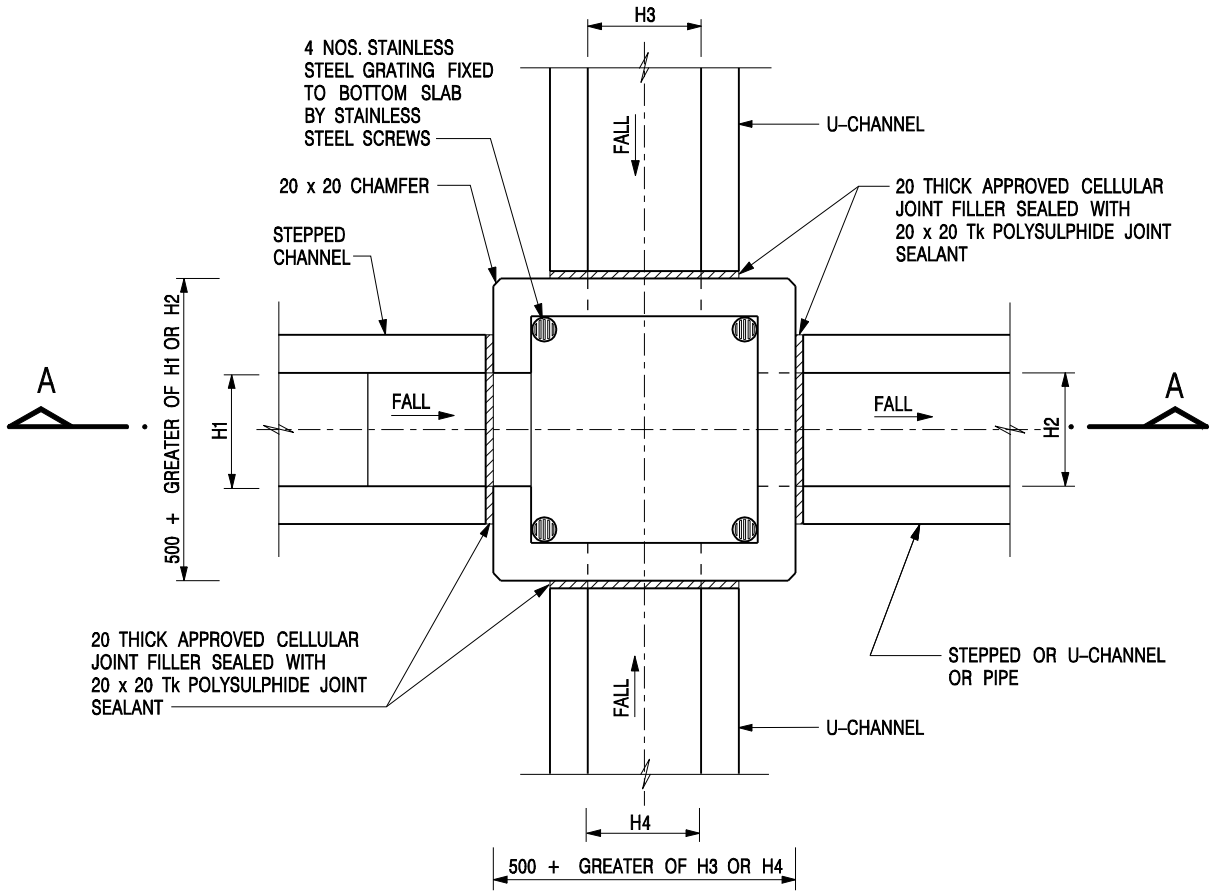
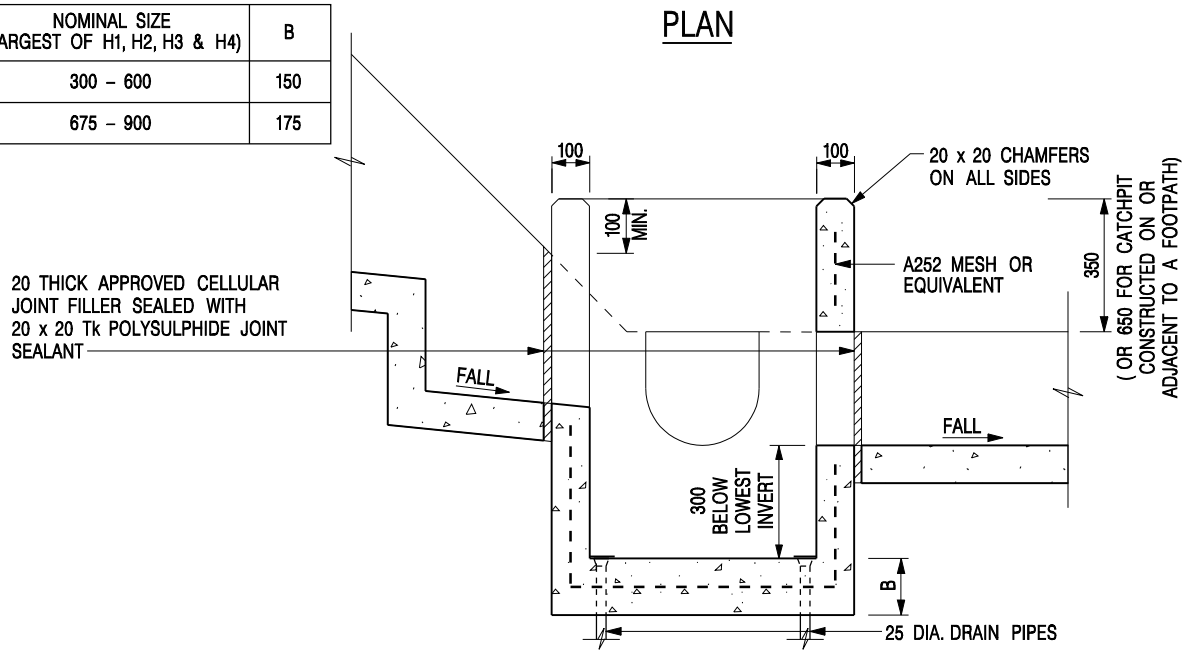


Figure 8.7 - Chart for the Rapid Design of Channels



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.

REF.	REVISION	SIGNATURE	DATE
–	FORMER DRG. NO. C2406J.	Original Signed	03.2015

CATCHPIT WITH TRAP

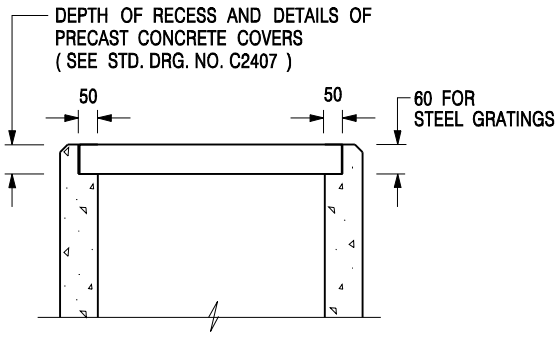
(SHEET 1 OF 2)

CEDD CIVIL ENGINEERING AND DEVELOPMENT DEPARTMENT

SCALE 1 : 20

DATE JAN 1991

DRAWING NO. C2406 /1



ALTERNATIVE TOP SECTION
FOR PRECAST CONCRETE COVERS / GRATINGS

NOTES:

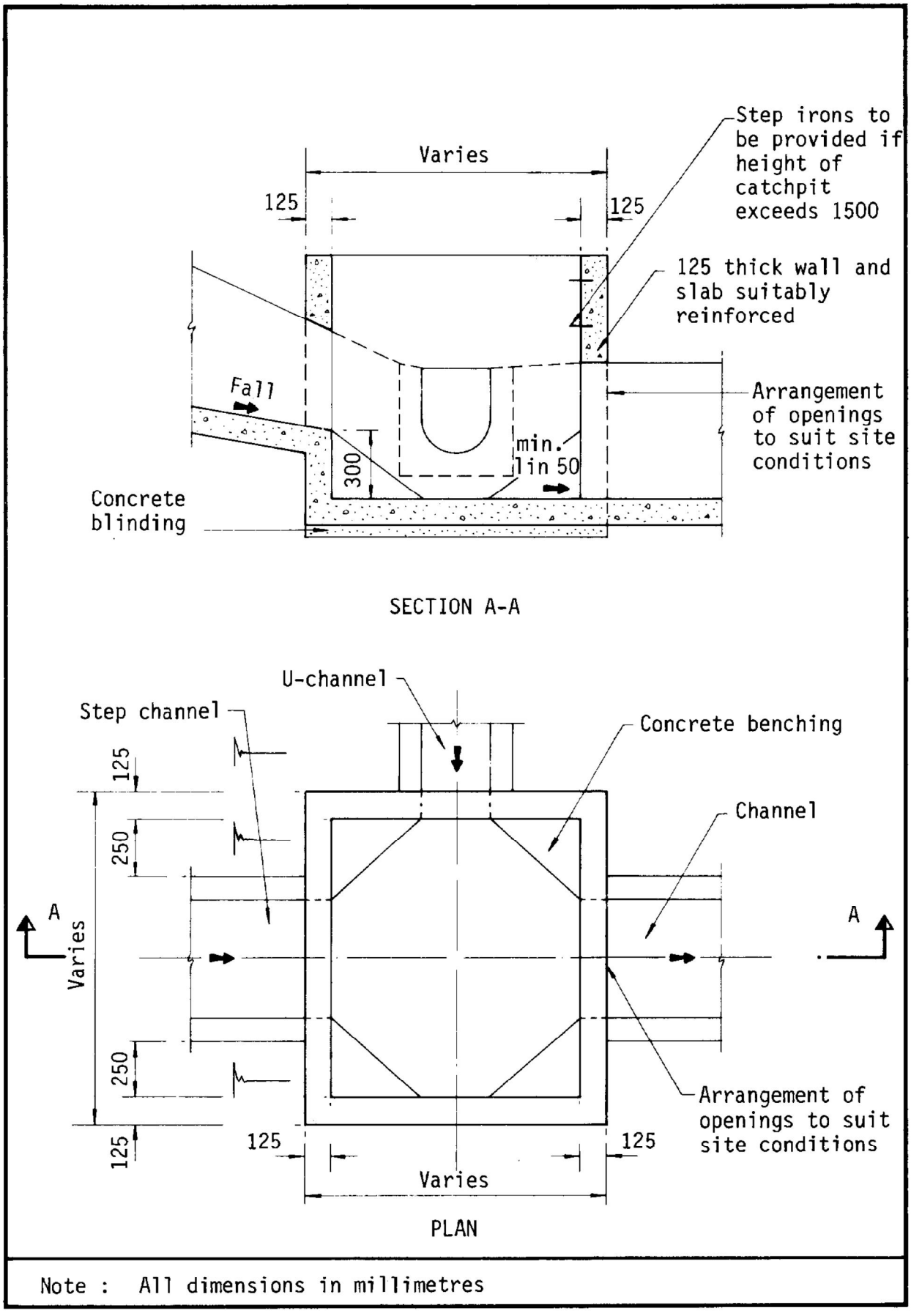
1. ALL DIMENSIONS ARE IN MILLIMETRES.
2. ALL CONCRETE SHALL BE GRADE 20 /20.
3. CONCRETE SURFACE FINISH SHALL BE CLASS U2 OR F2 AS APPROPRIATE.
4. FOR DETAILS OF JOINT, REFER TO STD. DRG. NO. C2413.
5. CONCRETE TO BE COLOURED AS SPECIFIED.
6. UNLESS REQUESTED BY THE MAINTENANCE PARTY AND AS DIRECTED 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) 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 'G' ON STD. DRG. NO. C2405; 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 'F' ON STD. DRG. NO. C2405.
12. SUBJECT TO THE APPROVAL OF THE ENGINEER, OTHER MATERIALS CAN ALSO BE USED AS COVERS / GRATINGS.

REF.	REVISION	SIGNATURE	DATE
–	FORMER DRG. NO. C2406J.	Original Signed	03.2015

CATCHPIT WITH TRAP
(SHEET 2 OF 2)

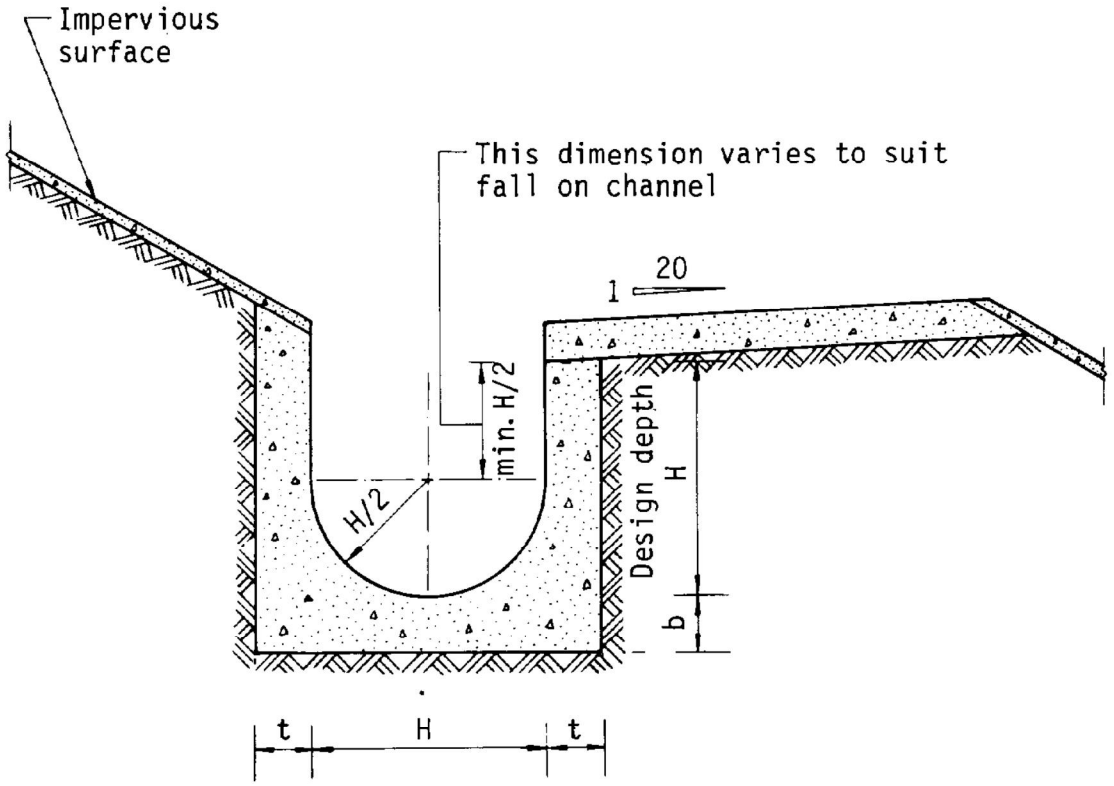
CEDD CIVIL ENGINEERING AND DEVELOPMENT DEPARTMENT

SCALE 1 : 20	DRAWING NO. C2406 /2
DATE JAN 1991	



Note : All dimensions in millimetres

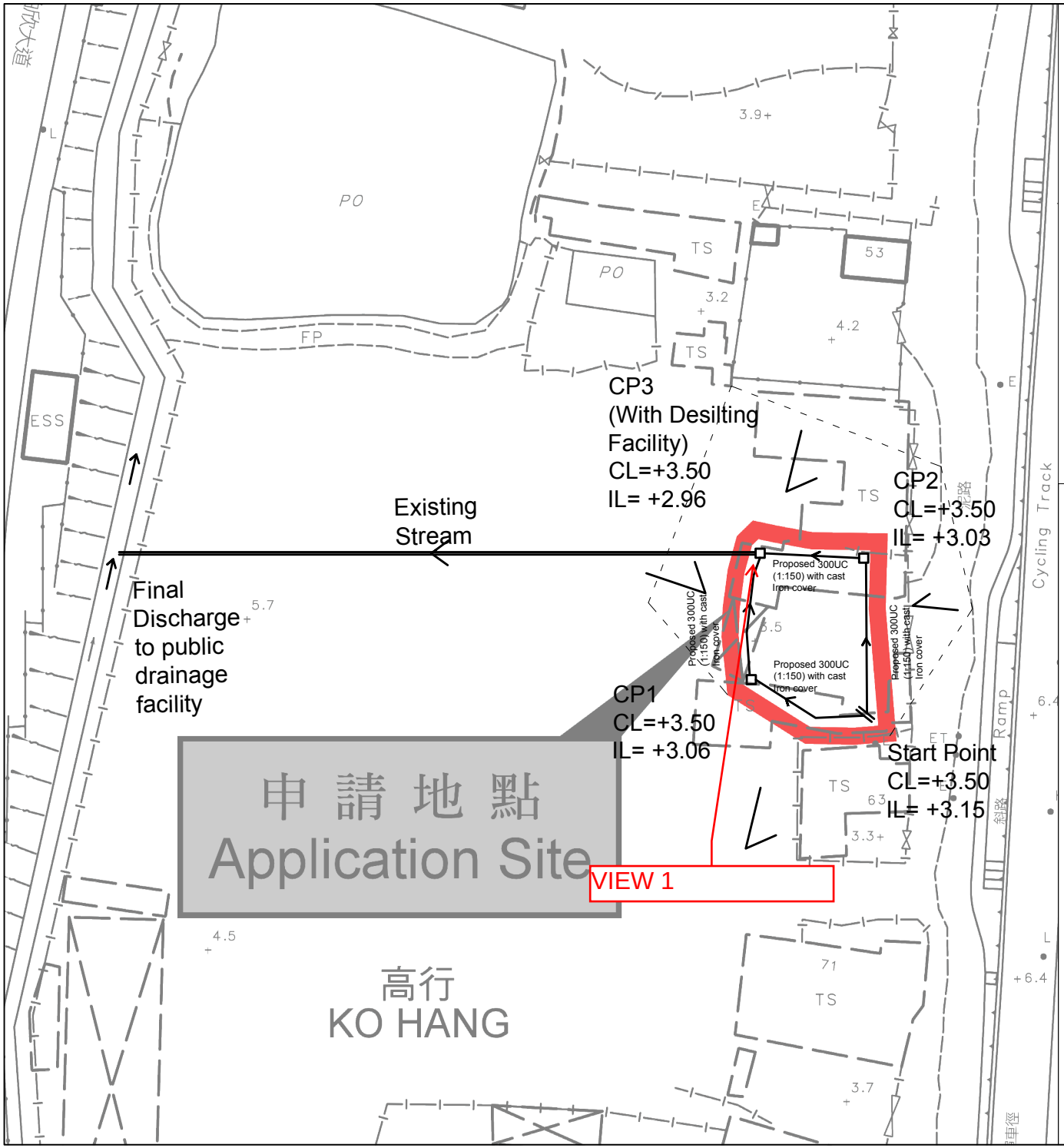
Figure 8.10 - Typical Details of Catchpits



Dimensions of U - channel		
Nominal size of channel H (mm)	Thickness t (mm)	Thickness b (mm)
225 to 600	150	150
675 to 1200	175	225

Figure 8.11 - Typical U-channel Details

APPENDIX: SITE PHOTO



Note:

1. No solid fence wall to be erected.
2. All Catchpit (CP3) with desilting facility shall follow CEDD standard drawing No. C2406l.
3. U-Channel follows Typical Details of Geotechnical Manual for Slope Fig. 8.11.
4. The invert level of the connection point shall be verified on site before commencement of works.
5. All proposed UC shall be covered by cast iron
6. Catchment Area including outside catchment zone = 1015m2
7. Total Peak Runoff = 0.278 CiA =0.278(0.95)(250)(1118/10^6) =0.06703m^3/s =4022liter/min so proposed 300UC (1:150) is suitable according to Figure 8.7 -Chart for the Rapid Design of Channels

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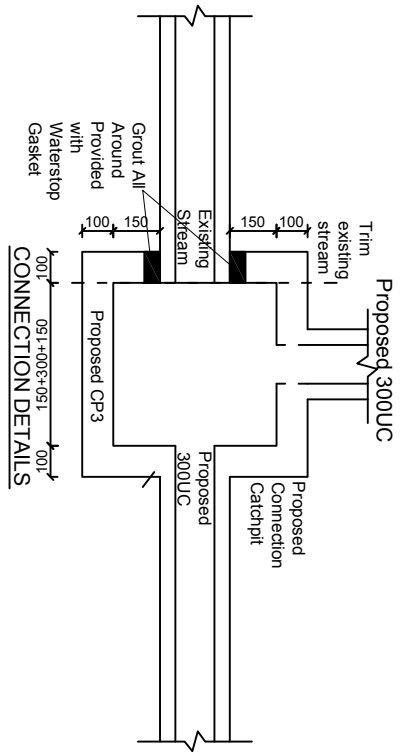

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PROJECT:

Planning Application at Lot 2882 SB RP in DD104, Mai Po,Yuen Long, N.T. (Application No.: A/YL-MP/311))

TITLE:

Photo Viewspot

File:	DWG NO.
Scale:	D01
Rev.	
Date: 27-03-2023	

PHOTO 1

Appendix II

FSI proposal

DEVELOPMENT PARAMETERS

APPLICATION SITE AREA	: 380 m	(ABOUT)
COVERED AREA	: 88 m^2	(ABOUT)
UNCOVERED AREA	: 292 m^2	(ABOUT)
PLOT RATIO	: 0.46	(ABOUT)
SITE COVERAGE	: 23%	(ABOUT)
NO. OF STRUCTURE	: 1	
DOMESTIC GFA	: NOT APPLICABLE	
NON-DOMESTIC GFA	: 176 m^2	(ABOUT)
TOTAL GFA	: 176 m^2	(ABOUT)
BUILDING HEIGHT	: 7 m	(ABOUT)
NO. OF STOREY	: 2	

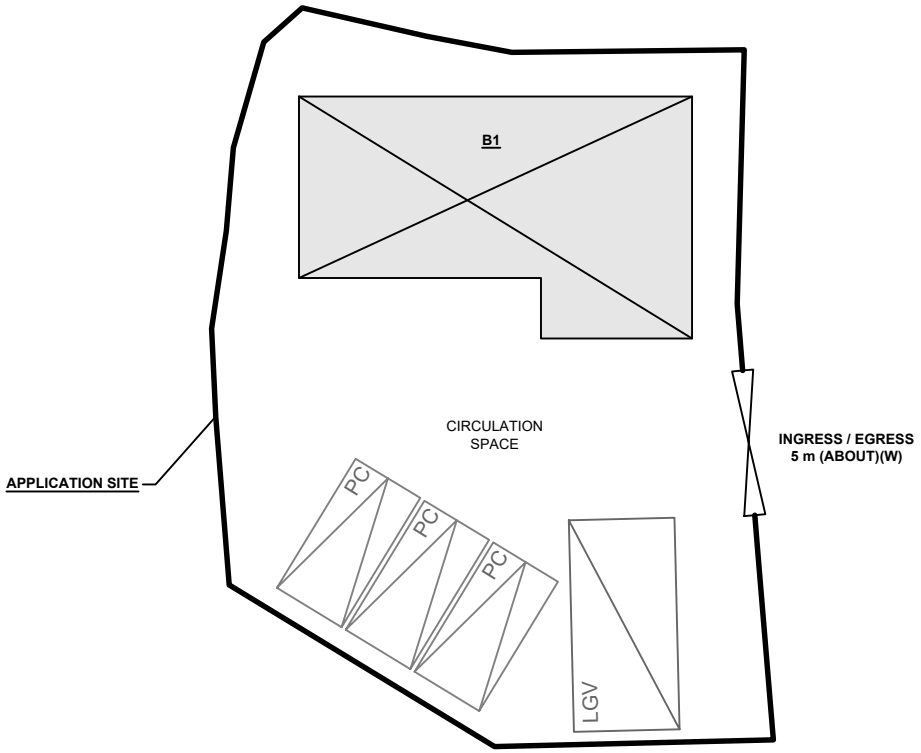
PARKING PROVISIONS

NO. OF PRIVATE CAR PARKING SPACE	: 3
DIMENSION OF PARKING SPACE	: 2.5 m (W) X 5 m (L)

LOADING / UNLOADING (L/UL) PROVISIONS

NO. OF L/UL SPACE FOR LIGHT GOODS VEHICLE	: 3
DIMENSION OF PARKING SPACE	: 3.5 m (W) X 7 m (L)

STRUCTURE	USE	COVERED AREA	GROSS FLOOR AREA	BUILDING HEIGHT
B1	SHOP AND SERVICES ANCILLARY OFFICE	88m^2 (ABOUT)	176m^2 (ABOUT)	7m (ABOUT)(2-STOREY)
	TOTAL	**88m^2 (ABOUT)**	**176m^2 (ABOUT)**	



NORTH
W E
S

FIRE SERVICE INSTALLATIONS

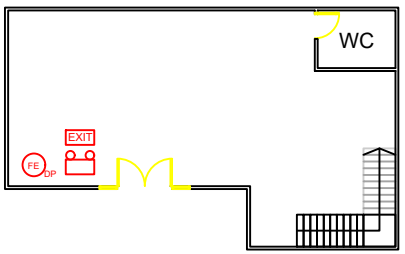
EXIT EXIT SIGN

EMERGENCY LIGHT

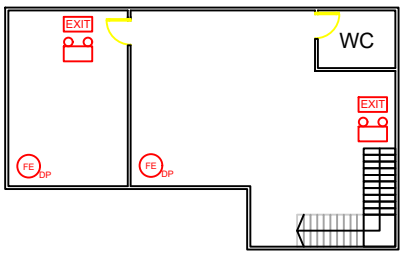
FE DP 4 KG DRY POWDER TYPE FIRE EXTINGUISHER

FS NOTES:

1. SUFFICIENT EMERGENCY LIGHTING SHALL BE PROVIDED THROUGHOUT THE ENTIRE BUILDING IN ACCORDANCE WITH BS5266-1:2016 AND BS EN1838:2013 AND FSD CIRCULAR LETTER 4/2021
2. SUFFICIENT DIRECTIONAL AND EXIT SIGN SHALL BE PROVIDED IN ACCORDANCE WITH BS5266-1:2016 AND FSD CIRCULAR LETTER 5/2008.
3. PORTABLE HAND-OPERATED APPROVED APPLIANCE SHALL BE PROVIDED AS REQUIRED BY OCCUPANCY.
4. ACCESS IS PROVIDED FOR EMERGENCY VEHICLE TO REACH 30m OF ALL PART OF STRUCTURES.



G/F OF STRUCTURE B1



1/F OF STRUCTURE B1

LEGEND

- APPLICATION SITE
- STRUCTURE
- PARKING SPACE (PC)
- L/UL SPACE (LGV)
- INGRESS / EGRESS

SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

PLANNING CONSULTANT

R-RICHES PLANNING LIMITED

PROJECT

PROPOSED TEMPORARY SHOP AND SERVICES WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 5 YEARS

SITE LOCATION

LOT 2882 S.B RP IN D.D. 104, MAI PO, YUEN LONG, NEW TERRITORIES

SCALE: 1 : 250 @ A4

DRAWN BY	DATE
MN	11.7.2025
REVISED BY	DATE
APPROVED BY	DATE

DWG. TITLE: FSIs PROPOSAL

DWG NO.: APPENDIX II

VER.: 001