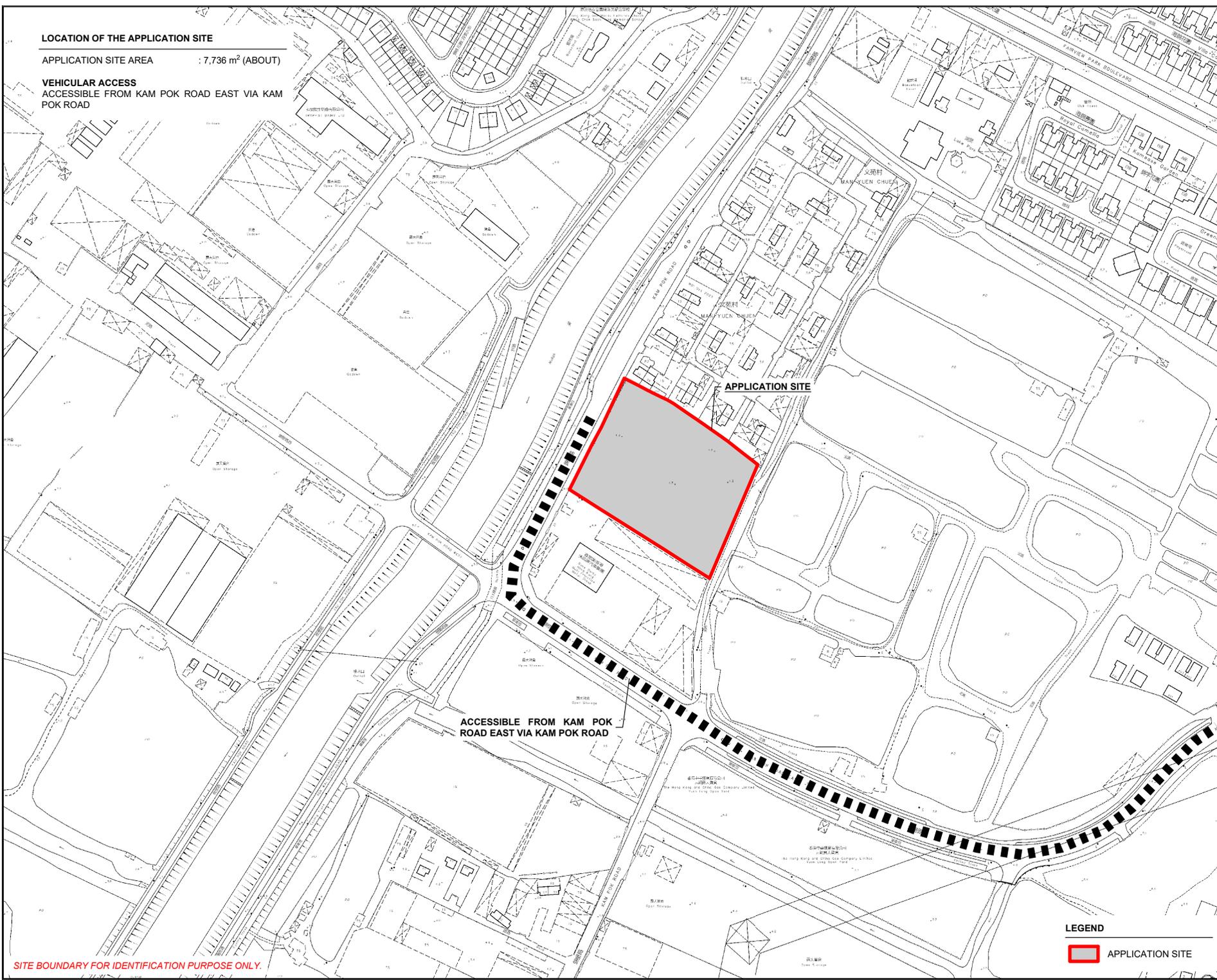


LOCATION OF THE APPLICATION SITE

APPLICATION SITE AREA : 7,736 m² (ABOUT)

VEHICULAR ACCESS
ACCESSIBLE FROM KAM POK ROAD EAST VIA KAM POK ROAD



APPLICATION SITE

ACCESSIBLE FROM KAM POK ROAD EAST VIA KAM POK ROAD

SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

PLANNING CONSULTANT



PROJECT

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

SITE LOCATION

LOT 3719 S.C.R.P. (PART) IN D.D. 104, POK WAI, YUEN LONG, NEW TERRITORIES

SCALE

1 : 3000 @ A4

DRAWN BY

MN

DATE

18.3.2024

CHECKED BY

DATE

APPROVED BY

DATE

LEGEND



APPLICATION SITE

DWG. TITLE

LOCATION PLAN

DWG. NO.

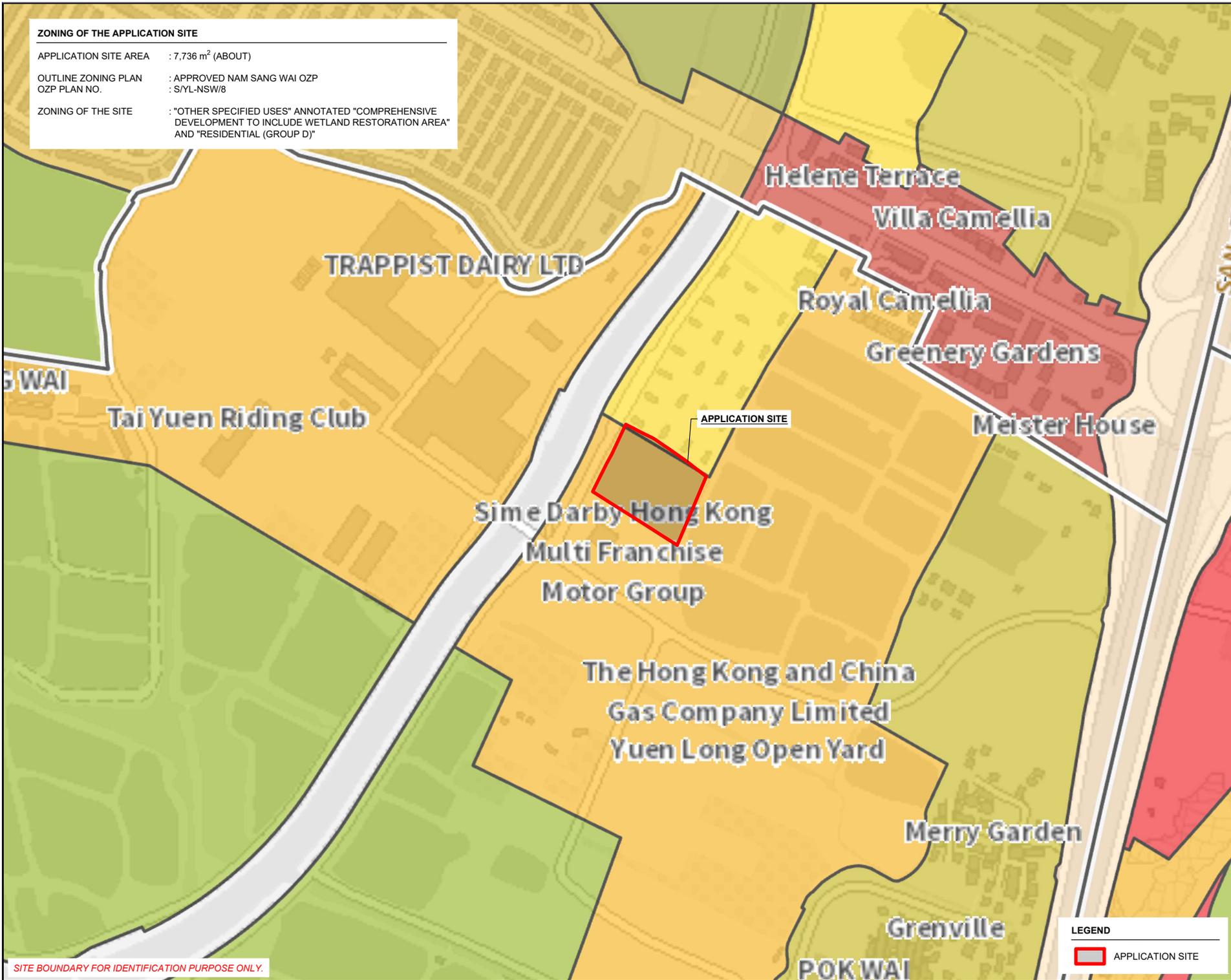
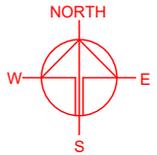
PLAN 1

VER.

001

ZONING OF THE APPLICATION SITE

APPLICATION SITE AREA : 7,736 m² (ABOUT)
 OUTLINE ZONING PLAN : APPROVED NAM SANG WAI OZP
 OZP PLAN NO. : S/YL-NSW/8
 ZONING OF THE SITE : "OTHER SPECIFIED USES" ANNOTATED "COMPREHENSIVE DEVELOPMENT TO INCLUDE WETLAND RESTORATION AREA" AND "RESIDENTIAL (GROUP D)"



SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

LEGEND

APPLICATION SITE

PLANNING CONSULTANT

PROJECT

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

TEMPORARY (EXCLUDING ANCILLARY FACILITIES)

SITE LOCATION

LOT 3719 S.C.R.P. (PART) IN D.D. 104, POK WAI, YUEN LONG, NEW TERRITORIES

SCALE

1 : 5000 @ A4

DRAWN BY	DATE
MN	18.3.2024

CHECKED BY	DATE

APPROVED BY	DATE

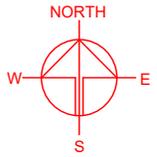
DWG. TITLE

ZONING OF THE SITE

DWG NO.	VER.
PLAN 2	001

APPLICATION SITE - CONDITION IN 1990

AERIAL PHOTO NO. : A21976
 DATE OF AERIAL PHOTO : 27/7/1990
 USE IN 1990 : OPEN STORAGE OF CONTAINERS
 AND SAND



SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

LEGEND

APPLICATION SITE

PLANNING CONSULTANT



PROJECT

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

SITE LOCATION

LOT 3719 S.C.R.P. (PART) IN D.D. 104, POK WAI, YUEN LONG, NEW TERRITORIES

SCALE

1 : 1000 / 4000 @ A4

DRAWN BY: MN DATE: 18.3.2024

CHECKED BY: DATE:

APPROVED BY: DATE:

DWG. TITLE: SITE CONDITION IN 1990

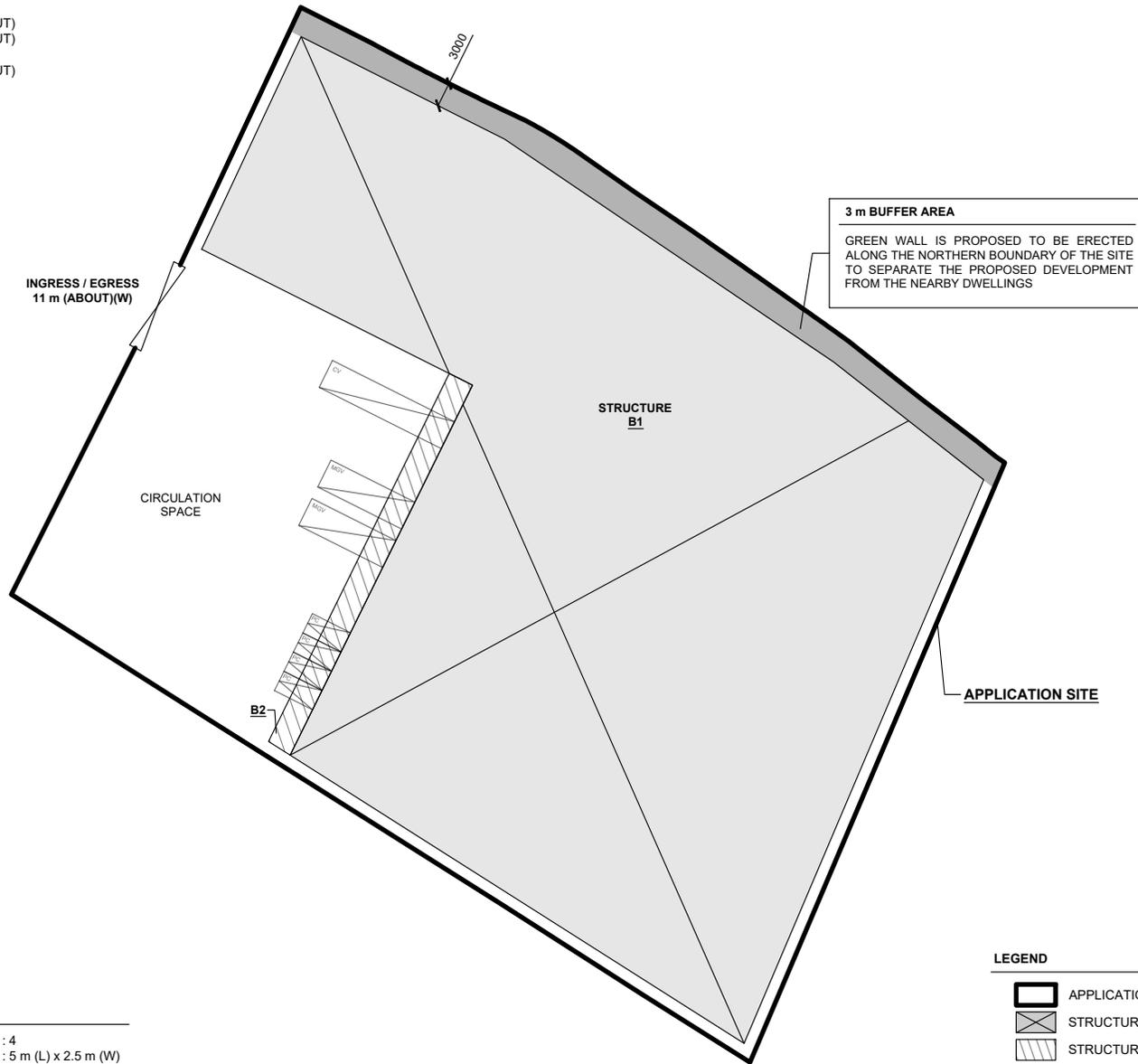
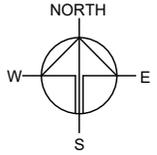
DWG NO.: PLAN 4 VER.: 001

DEVELOPMENT PARAMETERS

APPLICATION SITE AREA	: 7,736 m ²	(ABOUT)
COVERED AREA	: 5,538 m ²	(ABOUT)
UNCOVERED AREA	: 2,198 m ²	(ABOUT)
PLOT RATIO	: 1.4	(ABOUT)
SITE COVERAGE	: 72 %	(ABOUT)
NO. OF STRUCTURE	: 2	
DOMESTIC GFA	: N/A	
NON-DOMESTIC GFA	: 10,931 m ²	(ABOUT)
TOTAL GFA	: 10,931 m ²	(ABOUT)
BUILDING HEIGHT	: 7 m - 13 m	(ABOUT)
NO. OF STOREY	: 1 - 2	

STRUCTURE	USE	COVERED AREA	GFA	BUILDING HEIGHT
B1	WAREHOUSE (EXCLUDING D.G.G.), SITE OFFICE, WASHROOM	5,393m ² (ABOUT)	10,786 m ² (ABOUT)	13 m (ABOUT)(2-STOREY)
B2	RAIN SHELTER FOR L/UL ACTIVITIES	145 m ² (ABOUT)	145 m ² (ABOUT)	7 m (ABOUT)(1-STOREY)
TOTAL		5,538 m² (ABOUT)	10,931 m² (ABOUT)	

*D.D.G. - DANGEROUS GOODS GODOWN



PARKING AND LOADING / UNLOADING PROVISIONS

NO. OF PRIVATE CAR PARKING SPACE	: 4
DIMENSION OF PARKING SPACE	: 5 m (L) x 2.5 m (W)
NO. OF L/UL SPACE FOR MEDIUM GOODS VEHICLE	: 2
DIMENSION OF L/UL SPACE	: 11 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 (ENCLOSED)
	STRUCTURE (CANOPY)
	PARKING SPACE (PRIVATE CAR)
	L/UL SPACE (MEDIUM GOODS VEHICLE)
	L/UL SPACE (CONTAINER VEHICLE)
	INGRESS / EGRESS

PLANNING CONSULTANT



PROJECT

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

SITE LOCATION

LOT 3719 S.C.RP (PART) IN D.D. 104, POK WAI, YUEN LONG, NEW TERRITORIES

SCALE

1 : 800 @ A4

DRAWN BY: MN DATE: 18.3.2024

CHECKED BY: DATE:

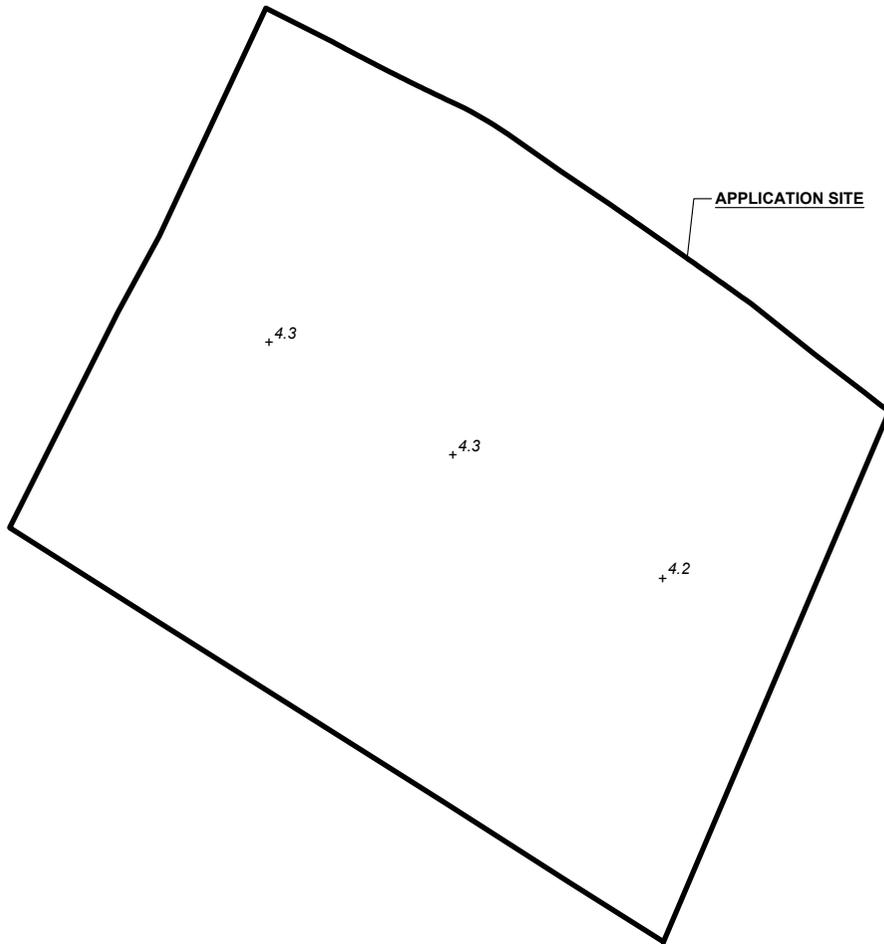
APPROVED BY: DATE:

DWG. TITLE
LAYOUT PLAN

DWG NO.: PLAN 5 VER.: 001

EXISTING CONDITION OF THE APPLICATION SITE

APPLICATION SITE AREA : 7,736 m² (ABOUT)
 EXISTING GROUND SURFACE : SOILED GROUND AND PARTIALLY HARD-PAVED
 EXISTING SITE LEVELS : +4.2 mPD TO +4.3 mPD (ABOUT)

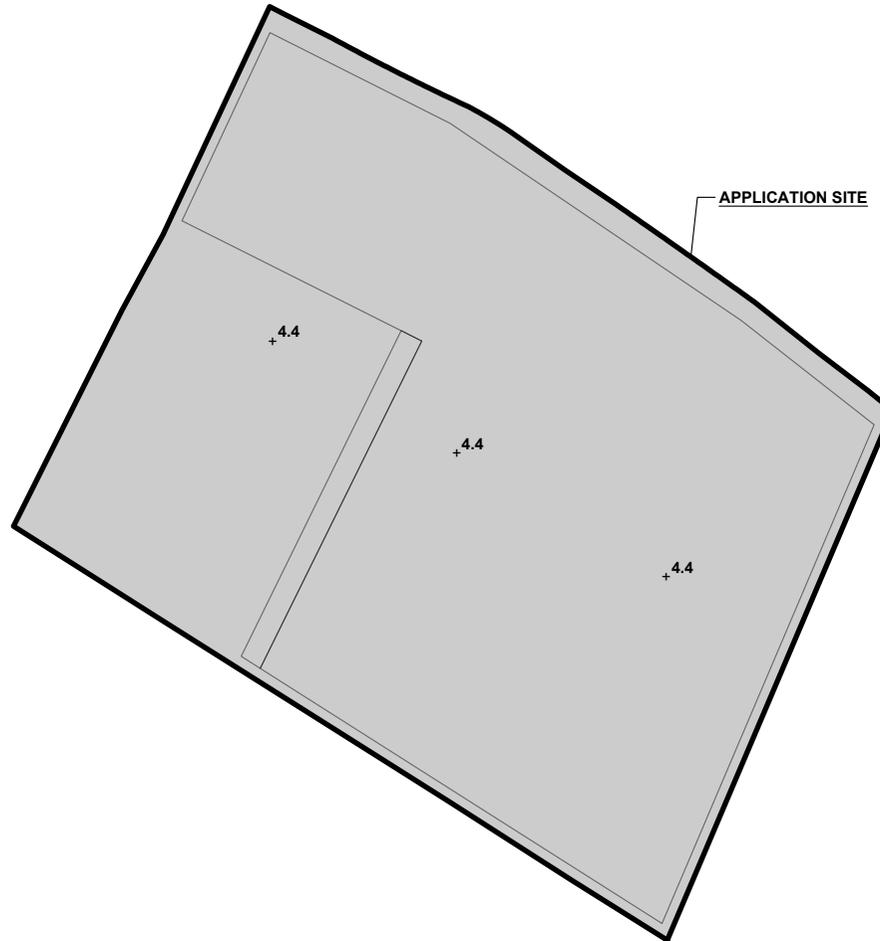


LEGEND
 APPLICATION SITE
 +4.2 EXISTING SITE LEVEL

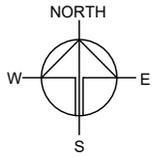
*SITE LEVELS ARE FOR ILLUSTRATION PURPOSE ONLY

PROPOSED FILLING OF LAND AREA

APPLICATION SITE AREA : 7,736 m² (ABOUT)
 COVERED BY STRUCTURE : NOT APPLICABLE (ABOUT)
 PROPOSED FILLING AREA : 7,736 m² (ABOUT)
 DEPTH OF LAND FILLING : NOT MORE THAN 0.2 m
 PROPOSED SITE LEVELS : +4.4 mPD (ABOUT)
 MATERIAL OF LAND FILLING : CONCRETE
 USE : PARKING AND LOADING / UNLOADING SPACE, SITE FORMATION OF STRUCTURE AND CIRCULATION AREA



LEGEND
 APPLICATION SITE
 LAND FILLING AREA
 +4.4 PROPOSED SITE LEVEL



PLANNING CONSULTANT



PROJECT

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

SITE LOCATION

LOT 3719 S.C.R.P. (PART) IN D.D. 104, POK WAI, YUEN LONG, NEW TERRITORIES

SCALE

1 : 1000 @ A4

DRAWN BY	DATE
MN	18.3.2024

REVISED BY	DATE

APPROVED BY	DATE

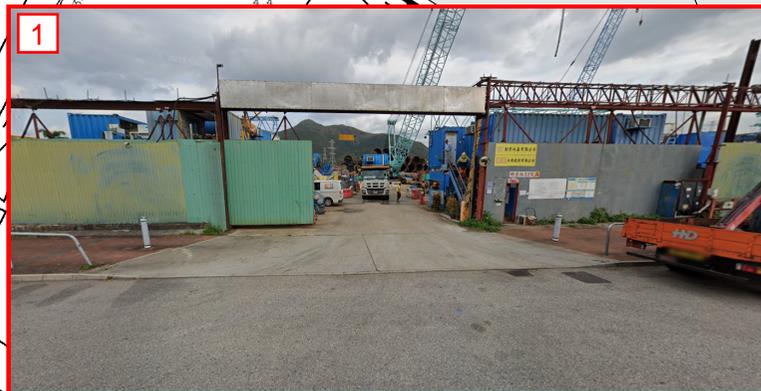
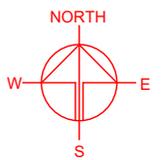
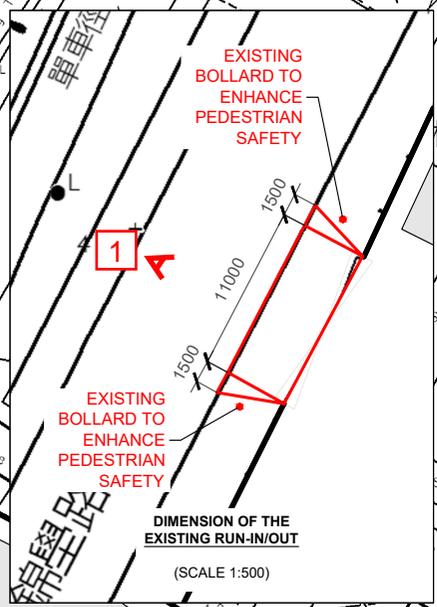
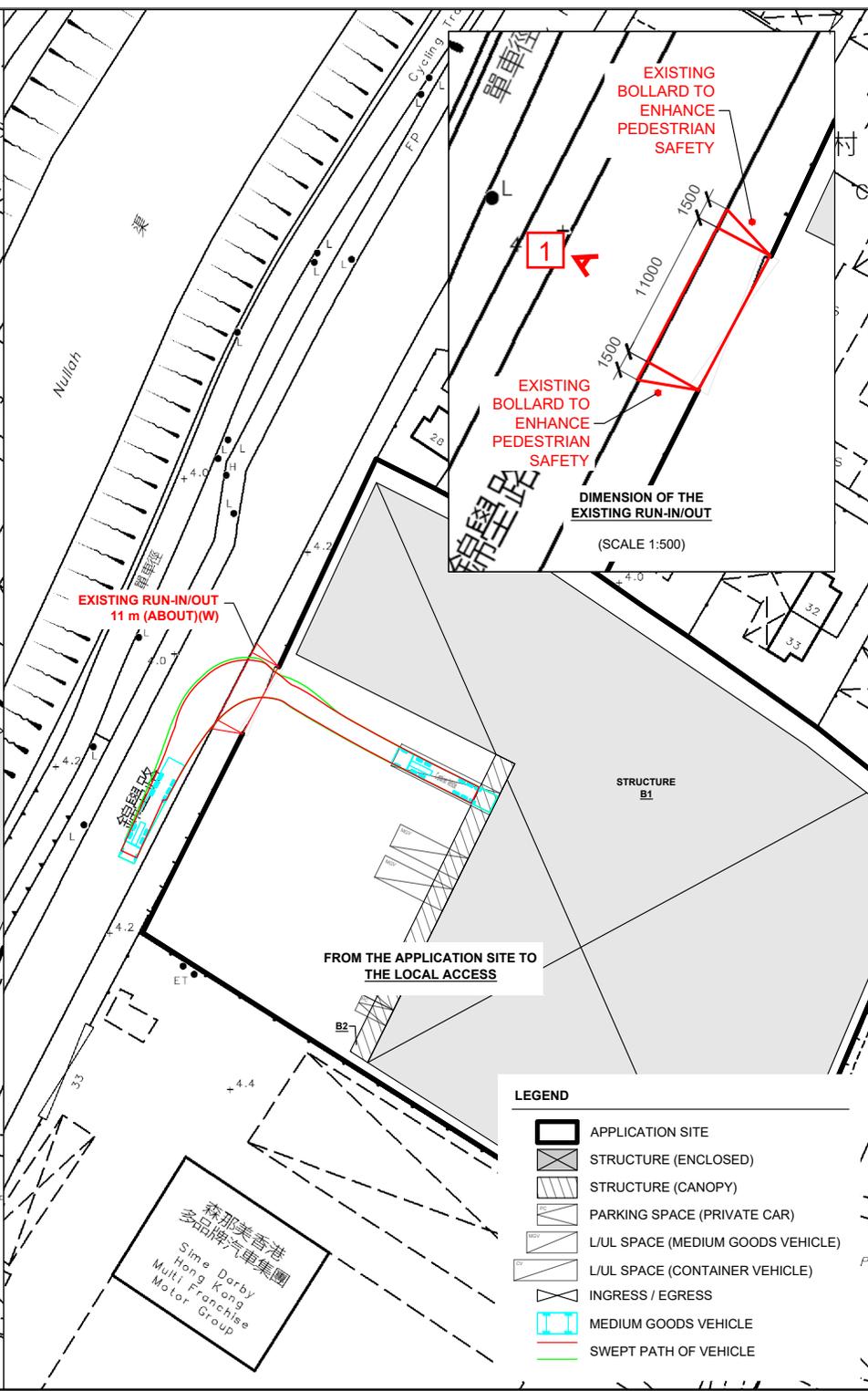
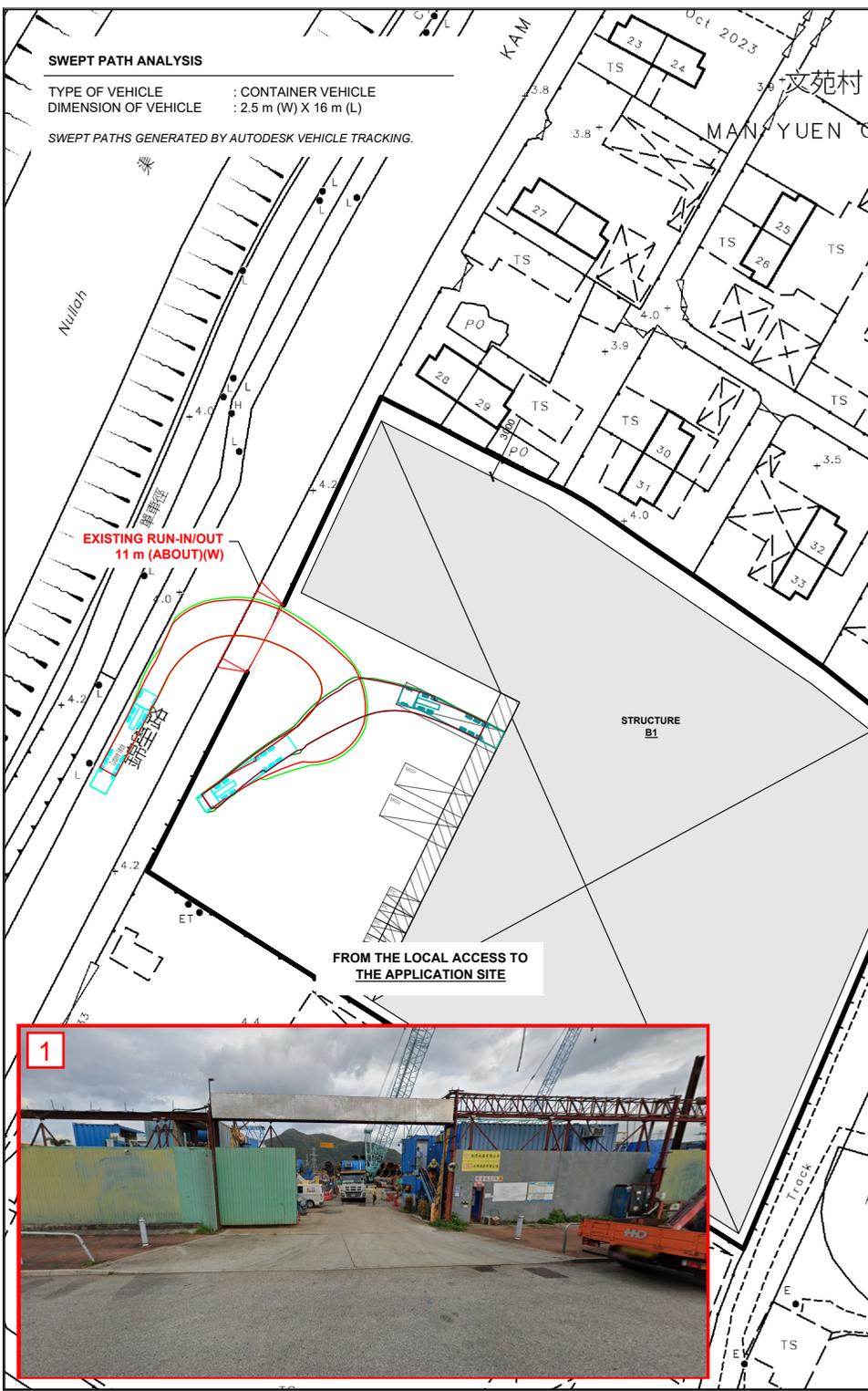
DWG. TITLE
 FILLING OF LAND AREA

DWG. NO.	VER.
PLAN 6	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.



- LEGEND**
- APPLICATION SITE
 - STRUCTURE (ENCLOSED)
 - STRUCTURE (CANOPY)
 - PARKING SPACE (PRIVATE CAR)
 - L/UL SPACE (MEDIUM GOODS VEHICLE)
 - L/UL SPACE (CONTAINER VEHICLE)
 - INGRESS / EGRESS
 - MEDIUM GOODS VEHICLE
 - SWEEP PATH OF VEHICLE

PLANNING CONSULTANT	
PROJECT	
PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND	TEMPORARY (EXCLUDING DANGEROUS GOODS GODOWN)
SITE LOCATION	
LOT 3719 S.C.R.P. (PART) IN D.D. 104, POK WAI, YUEN LONG, NEW TERRITORIES	
SCALE	
1 : 1000 @ A4	
DRAWN BY	DATE
MN	18.3.2024
CHECKED BY	DATE
APPROVED BY	DATE
DWG. TITLE	
SWEPT PATH ANALYSIS	
DWG. NO.	VER.
PLAN 7	001