

**Temporary Open Storage of Building Materials, Construction Machinery, Recycling Materials (Metal, Plastic and Paper) and Used Electrical/Electronic Appliances and Parts with Ancillary Workshop Activities for a Period of 3 Years**

at

**Lots 424 RP (Part), 425 RP (Part), 426 RP (Part), 427, 428, 429, 430 RP, 432 RP (Part), 438 RP, 439 RP (Part), 440 (Part), 441, 442, 443, 444 RP (Part), 445 (Part), 475 S.A (Part), 475 S.A ss.1 (Part), 475 S.B (Part), 476, 477, 478, 479. 480, 481, 482, 483, 484 (Part), 492 & 2157 in D.D. 119, Yuen Long, N.T.**

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**Annex 1 Estimated Traffic Generation**

- 1.1 The application site is accessible via a vehicular access leading from Kung Um Road. Having mentioned that the site is intended for open storage with ancillary workshop only, traffic generated by the proposed development is not significant.
- 1.2 The estimated average traffic generation and traffic generation rate at peak hours are as follow:

Type of Vehicle	Average Traffic Generation Rate (pcu/hr)	Average Traffic Attraction Rate (pcu/hr)	Traffic Generation Rate at <u>Peak Hours</u> (pcu/hr)	Traffic Attraction Rate at <u>Peak Hours</u> (pcu/hr)
Private car	0.13	0.13	0	0
Container Vehicle	2.63	2.63	0	0
Total	2.76	2.76	0	0

Note 1: The opening hour of the proposed development is restricted to 9:00 a.m. to 5:00 p.m. from Mondays to Saturdays. No operation will be held on Sundays and public holidays.

Note 2: The pcu of private car and container vehicle is taken as 1 and 3 respectively.

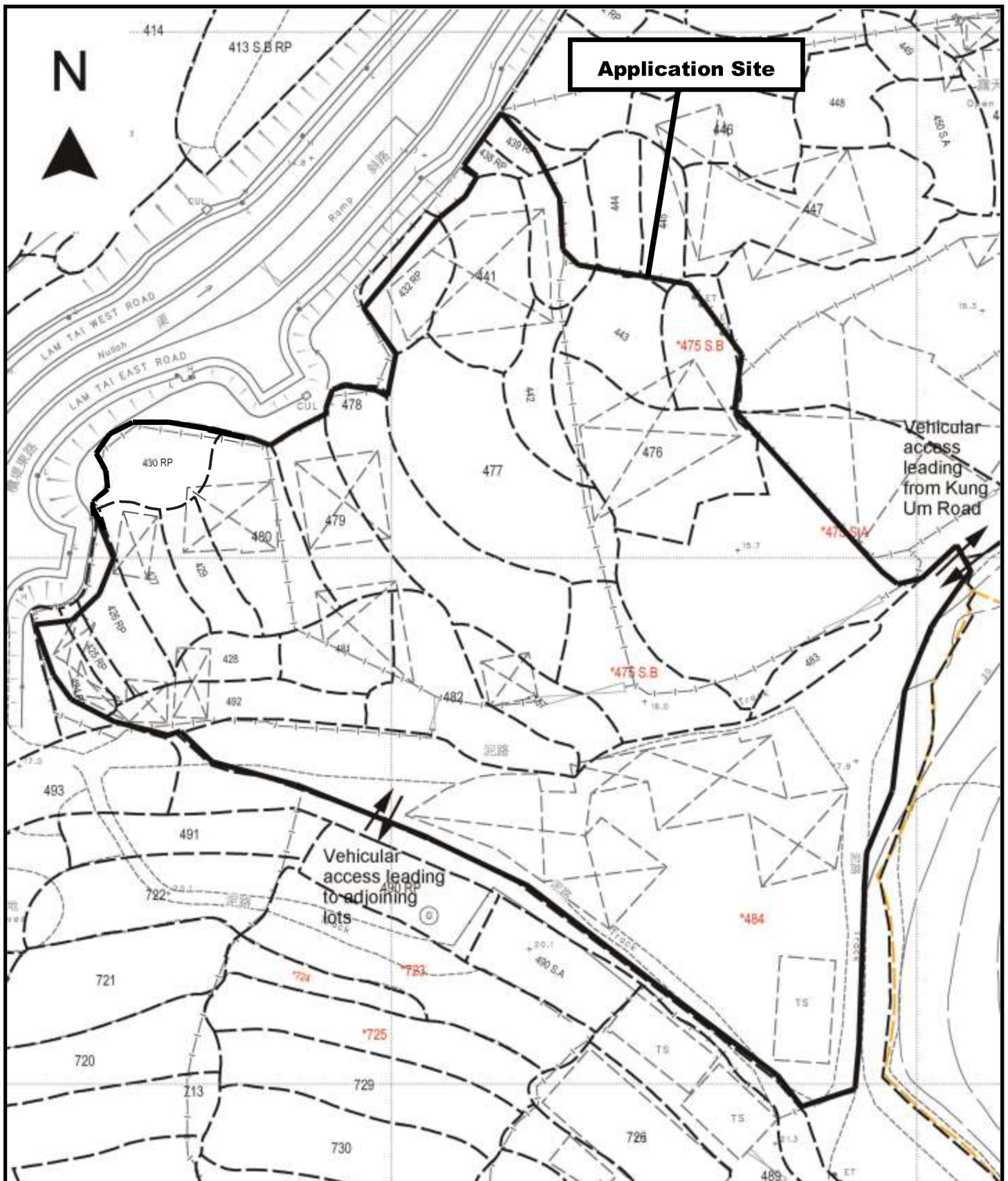
Note 3: Morning peak is defined as 7:00a.m. to 9:00a.m. whereas afternoon peak is defined as 5:00p.m. to 7:00p.m.

- 1.3 As shown in the above estimation, it is estimated that the proposed development would not generate significant amount of traffic. It would not affect the traffic condition of Kung Um Road especially that the application site is not a green site development. It is subject to five previous planning permissions since 2011 approved for similar use.
- 1.4 In association with the intended purpose, adequate space for manoeuvring of vehicle

would be provided within the application site and queueing up of traffic would not be the result especially that the traffic generated is insignificant. The negligible increase in traffic would not aggravate the traffic condition of Kung Um Road and nearby road networks.

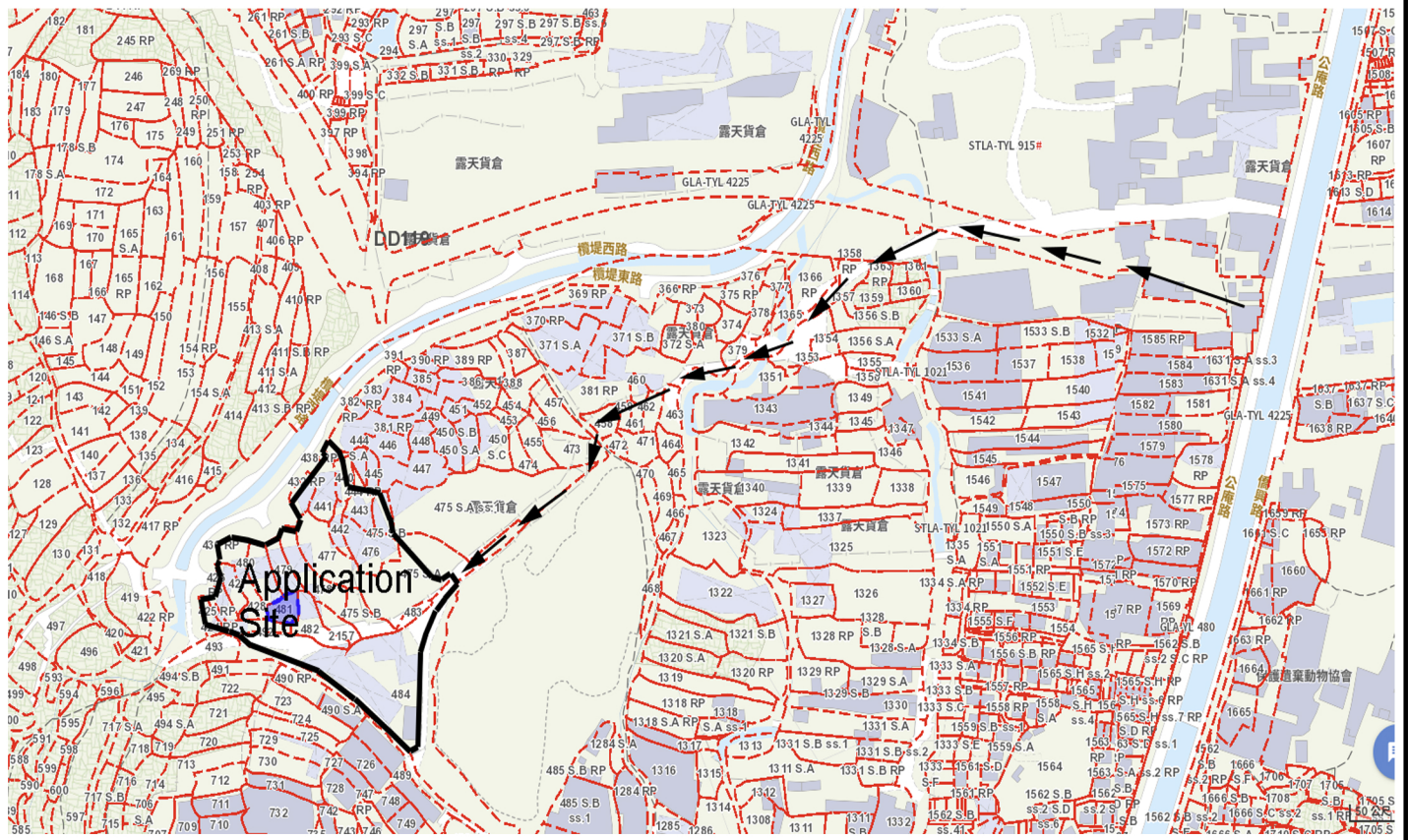
Table 1 : Development Parameters of Existing Structures at the Application Site

Structure	Structural Usage	No. of storey	Dimension (WxLxH) (m)	Total Floor Area (about) (m <sup>2</sup> )	Covered Land Area (about) (m <sup>2</sup> )	Remark
1	SHELTER WITH ANCILLARY CUTTING AND PACKAGING ACTIVITIES	1	12X15X7	180	180	
2	SHELTER FOR STORAGE USE	1	(6.9+12.63)X14.5/2X7	141.59	141.59	
3	CONTAINER FOR STORAGE	1	6X2.5X2.5	15	15	
4	SITE OFFICE	1	6X2.5X3	15	15	ENCLOSED
5	CONTAINER FOR STORAGE	2	6X2.5X5	30	15	
6	CONTAINER FOR STORAGE	1	6X2.5X2.5	15	15	
7	CONTAINER FOR STORAGE	2	6X2.5X5	30	15	
8	PORTABLE TOILET	1	2X2X2.5	4	4	
9	ELECTRICAL ROOM	1	2X2X2.5	4	4	
10	SITE OFFICE	2	10X8X6.23	160	80	ENCLOSED
11	SHELTER WITH ANCILLARY CUTTING AND PACKAGING ACTIVITIES	1	(10.09+14.7)X14.5/2X7	179.73	179.73	
12	SHELTER WITH ANCILLARY CUTTING AND PACKAGING ACTIVITIES	1	14.5X15.5X7	224.75	224.75	
13	SHELTER WITH ANCILLARY CUTTING AND PACKAGING ACTIVITIES	1	21X10.5X7	220.5	220.5	
14	SHELTER WITH ANCILLARY PACKAGING ACTIVITIES	1	21X10.5X7	220.5	220.5	ENCLOSED
15	2 STOREY SITE OFFICE (15m <sup>2</sup> EACH STOREY) WITHIN SHELTER FOR STORAGE	2	15+ (10.6+16.3)X15.98/2X7	230	215	ENCLOSED
16	PORTABLE TOILET	1	1.5X1.5X2.5	2.25	2.25	
17	ELECTRICAL ROOM	1	2X2X2.5	4	4	
18	ELECTRICAL ROOM	1	4X2.5X2.5	10	10	
19	SHELTER WITH ANCILLARY CUTTING AND PACKAGING ACTIVITIES	1	18X12X5.6	216	216	
20	SHELTER WITH ANCILLARY CUTTING AND PACKAGING ACTIVITIES	1	6X11X4.7	66	66	
21	SHELTER WITH ANCILLARY CUTTING AND PACKAGING ACTIVITIES	1	(6.5X12.5X7)+(7X8X7)+(4X3X3)	149.25	149.25	
22	2 STOREY SITE OFFICE (15m <sup>2</sup> EACH STOREY) UNDER OPEN SHED	2	15+6X35.83X6	230	215	ENCLOSED
23	SHELTER WITH SITE OFFICE	1	6X2.5X5	15	15	ENCLOSED
24	SITE OFFICE WITH SHELTER	1	8X2.5X5	20	20	ENCLOSED
25	SHELTER WITH ANCILLARY PACKAGING ACTIVITIES	1	(18.24+12.98)X14.2/2X6.5	221.66	221.66	
26	SHELTER WITH ANCILLARY PACKAGING ACTIVITIES	1	19X10X5.9	190	190	
27	2 STOREY SITE OFFICE (15m <sup>2</sup> EACH STOREY) UNDER OPEN SHED	2	15+ (12X15.167X7)+(4.125X8X7)	230	215	ENCLOSED
28	SHELTER WITH ANCILLARY PACKAGING ACTIVITIES	1	20.5X11X5.27	225.5	225.5	
29	SHELTER WITH ANCILLARY PACKAGING ACTIVITIES	1	14X16X5	224	224	
30	SHELTER WITH ANCILLARY PACKAGING ACTIVITIES	1	(14+20)X12/2X6	204	204	
31	SITE OFFICE WITH SHELTER	1	15X6X3	90	90	ENCLOSED
32	FIRE SERVICES PUMP ROOM	1	3X2X3	6	6	ENCLOSED
TOTAL:				3,773.73	3,618.73	



<p>Project 項目名稱:</p> <p>Temporary Open Storage of Building Materials, Construction Machinery, Recycling Materials (Metal, Plastic and Paper) and Used Electrical/Electronic Appliances and Parts with Ancillary Workshop Activities at Lots 424 RP (Part), 425 RP (Part), 426 RP (Part), 427, 428, 429, 430 RP, 432 RP (Part), 438 RP, 439 RP (Part), 440 (Part), 441, 442, 443, 444 RP (Part), 445 (Part), 475 S.A (Part), 475 S.A ss.1 (Part), 475 S.B (Part), 476, 477, 478, 479, 480, 481, 482, 483, 484 (Part), 492 &amp; 2157 in D.D. 119, Yuen Long, N.T.</p>	<p>Drawing Title 圖目:</p> <p>Site Plan</p> <p>Drawing No. 圖號:</p> <p>Figure 1</p>	<p>Remarks 備註:</p> <p>Scale 比例:</p> <p>1:1000</p>
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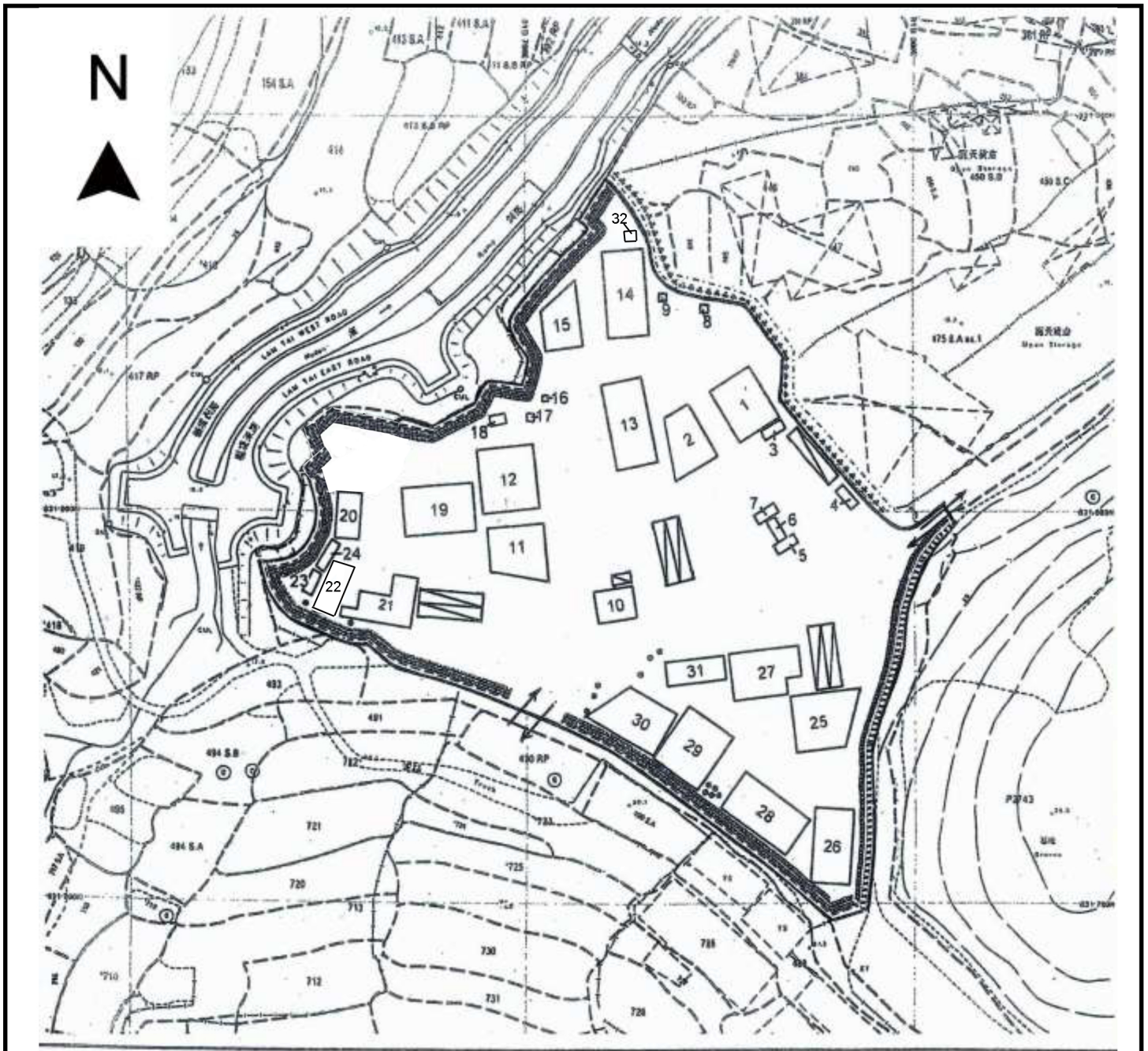
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Drawing Title 圖目:  
**Location Plan**

Drawing No. 圖號:  
**Figure 2**

Remarks 備註:  
 → Vehicular access leading from Kung Um Road

Scale 比例:



**Legend**

- Application Site
- Shelter / Site Office
- 3.5m x 16m Container Vehicle loading/unloading space
- 2.5m x 5m Private Car Park

**Within Application Site**

- Existing Fencing
- Existing Mesh Fencing
- Existing Landscape Belt
- Existing Trees

**Within Adjacent Open Storage (A/YL-TYST/896)**

- Existing Trees
- Existing Fencing

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Drawing Title 圖目:

Proposed Layout Plan & Landscape Plan

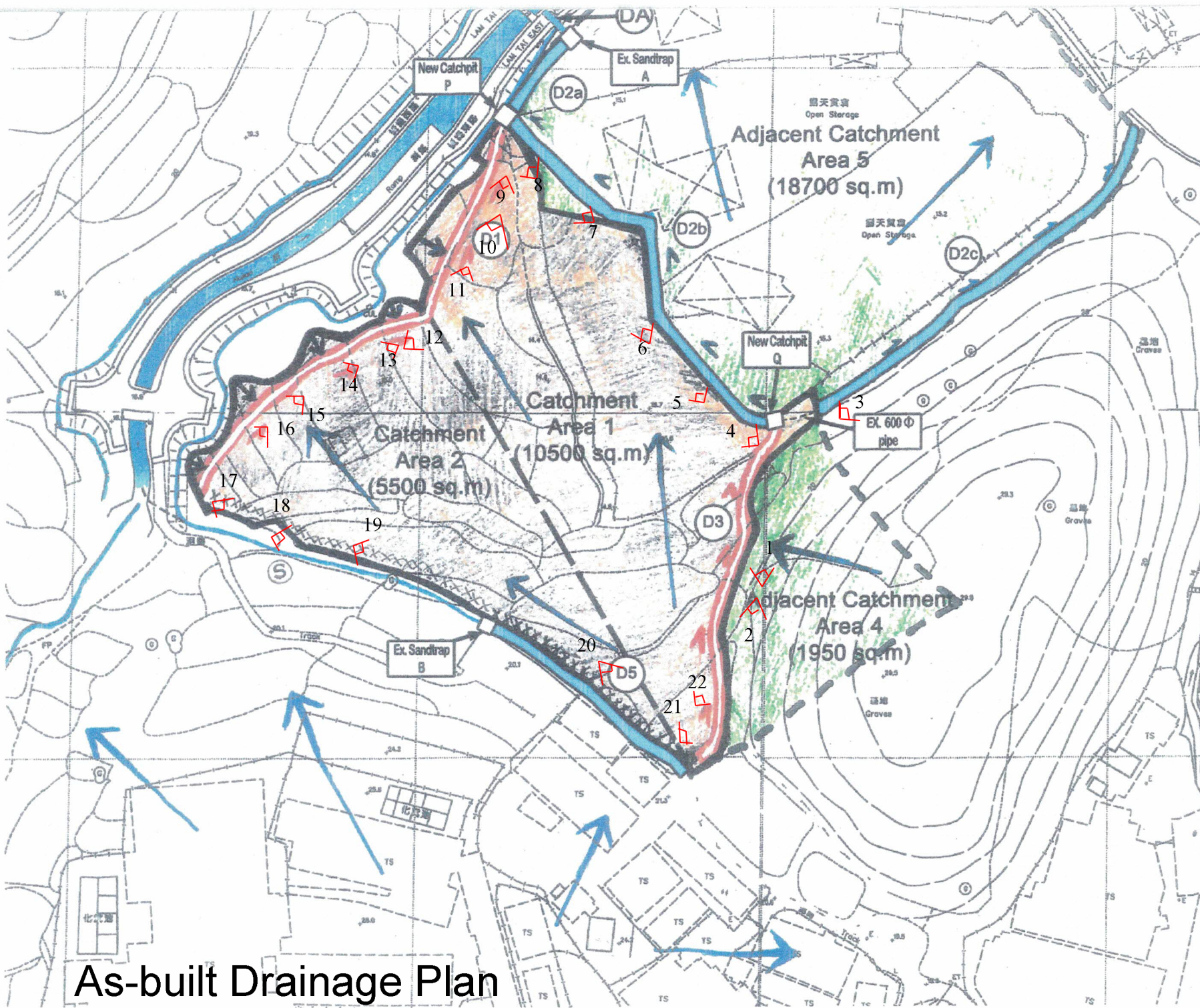
Remarks 備註:

Drawing No. 圖號:

Figure 3

Scale 比例:

Not to scale

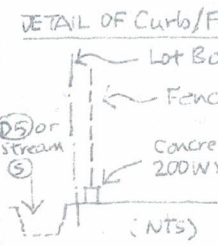


**SCHEDULE OF DRAINAGE**

0.6m		
0.5m	D1	0.5m
0.5m		
0.8m		
0.7m	D2a	
0.6m		
0.8m		
0.5m	D2b	
0.45m		

**LEGEND**

- Application Site
- Adjacent Catchment
- Nullah / River
- Sandtrap / Catchpit
- Existing Channel
- Existing shallow
- Concrete Curbs
- Flow direction
- Proposed Channel



REV 15/11  
Scale 1:1000

**Drawing No. D-01 (REV)**  
Drainage Impact Assessment  
Proposed Open Storage  
Various Lots  
in D.D.119 Yuen Long, N.T.

**As-built Drainage Plan**