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Appendix 4 of Planning Statement - Tree Preservation and Landscape Proposal

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1.0 Introduction

1.1 The proposed residential Flat, Shop and Services and Eating Place (The Proposed Development) is located at various Lot Nos. 755, 756, 782 S.A, 789 S.A, 789 RP, 790 S.A ss.1, 790 S.A RP, 791 S.A ss.1, 791 S.A ss.2, 791 S.A ss.3, 791 S.A RP, 791 RP, 792 S.A RP, 792 RP, 793, 794 S.A, 794 RP, 800 S.A RP, 801 S.A, 803 RP, 835 S.B ss.1 S.A, 835 S.B ss.1 RP, 836 S.A, 836 RP, 837, 838 S.A, 838 RP, 839, 840, 841 S.A, 841 S.B, 841 RP, 842 S.A, 842 S.B, 842 RP, 843, 844 S.A, 844 RP and 854 in D.D. 83 and Adjoining Government Land, Lung Yeuk Tau, New Territories. This report is prepared in support of the Proposed Development under this rezoning application.

1.2 This report describes the concepts and principles underlying the Landscape Master Plan of the Proposed Development. It describes the proposed residential development, shop and services, and eating place as well as the associated landscape design as well as tree preservation strategies. A more comprehensive package of proposals will be formulated during the detailed design stage of the project.

1.3 This landscape proposal presents:
- The existing tree vegetation;
- The Landscape Master Plan; and
- Planting Proposal of the Proposed Development.

2.0 The Site and Its Context

2.1 The Site is situated at various Lots in D.D. 83 and Adjoining Government Land, Lung Yuek Tau, New Territories. To the immediate north of the Application Site across Sha Tau Kok Road – Lung Yeuk Tau, sees San Wai Barracks and a recycling centre to the further northeast. To the immediate eastern side of the Application Site is the Tung Chun Soy Sauce factory place zoned as "Comprehensive Development Area" and some farmland. To the immediate west and northwest are vacant land and scattered low-rise residential structures, such as the Park Villa and King Chong. Further to the west and southwest across Dao Yang Road are predominantly warehouses, open storage yards, some residential structures and farmland. High-rise public housing development, e.g. Queen Hill Estate and Shan Lai Court is located to the south of the Site. Castle Peak Road – Lung Yeuk Tau is located to its north, which serves as the main vehicular and pedestrian access to the Site.

2.2 The Site is generally flat, being occupied for the use of workshop, storage and warehouses. The northern portion of the Application Site is currently occupied by one permanent domestic structure, some temporary structures for open storage yards, storage of construction materials and workshops, open carparks and vacant land with little vegetation cover. The southern portion of the Application Site is currently occupied by the Applicant using as warehouse purposes. There is total of **4** warehouses currently in operation. Overall, the Application Site is featured by brownfield undertakings and evidenced with little vegetation cover. Trees are mainly found along boundary at southern portion. They are generally in semi-mature size and exhibited fair tree form and health conditions. It is confirmed that no OVT or protected species has been identified within the Site in accordance with the DEVB TCW No. 5/2020 – Registration and Preservation of Old and Valuable Trees (OVT) and the Forests and Countryside Ordinance respectively.

2.3 The landscape character of the Site and its surrounding is mixed and comprised of villages, e.g. Ma Liu Shui San Tsuen, Wing Hing Wai, high-rise residential development, i.e. Queen Hill Estate, Shan Lai Court, barracks, warehouses and storages.

3.0 The Proposed Development

3.1 The proposed development involves the development of five 43-storeys residential blocks comprising of **3,305** flats on top of **2** basement carpark, a clubhouse, a 4-storey commercial complex comprising of **5,570**m^2 for shop and services and eating place, emergency vehicular access (EVA) and common landscape areas. The typical floor plan and schematic section shall refer to drawings in same Rezoning Application.

3.2 As the ground surface within the Site needs to be recontoured and some of the vegetation would be affected by the site formation work. The detailed tree assessment shall refer to the Para 4.0 below. The architectural layout has overlaid on the Tree Survey Plan to illustrate the impact of the Proposed Development on existing vegetation. The tree survey plan, tree assessment schedule and photographic record of the trees are included in **Appendix A** for reference.

4.0 Existing Vegetation

4.1 A tree survey was carried out on **14 February 2023** in accordance with LAO PN No. 2/2020. A total of **190** living trees were recorded. The tree survey schedule, tree survey plan and photographic record of existing trees are shown in **Appendix A** and are outlined below:

Table 1.0 Species Composition of Existing Trees

Scientific Name	Chinese Name	Quantity	Tree No.
Adenanthera microsperma	海紅豆	1	T89
Bauhinia x blakeana	洋紫荊	26	T31, T32, T33, T36, T37, T38, T75, T78, T79, T80, T81, T82, T83, T85, T87, T127, T128, T129, T130, T131, T132, T133, T155, T156, T157, T165
Bombax ceiba	木棉	23	T40, T41, T42, T43, T44, T45, T49, T50, T51, T52, T53, T54, T55, T56, T57, T58, T59, T60, T61, T62, T84, T86, T126
Carica papaya	番木瓜	1	T169
Celtis sinensis	朴樹	1	T63
Chorisia speciose	絲木棉	1	T07
Dimocarpus longan	龍眼	2	T09, T77
Ficus benjamina	垂葉榕	92	T01, T02, T03, T05, T06, T08, T12, T13, T14, T15, T16, T17, T18, T19, T20, T21, T22, T23, T24, T25, T26, T27, T28, T29, T30, T74, T76, T92, T93, T94, T95, T96, T97, T98, T99, T100, T101, T102, T103, T104, T105, T106, T107, T108, T109, T111, T112, T113, T114, T115, T116, T117, T118, T119, T120, T121, T122, T123, T124, T125, T138, T139, T140, T141, T142, T143, T144, T145, T146, T147, T148, T149, T150, T151, T152, T153, T154, T158, T162, T163, T164, T166, T167, T173, T174, T175, T176, T177, T178, T179, T180, T190

Ficus microcarpa	細葉榕	8	T65, T66, T67, T183, T184, T185, T186, T187
Ficus variegate	青果榕	1	T88
Hibiscus tiliaceus	黃槿	6	T159, T160, T161, T170, T171, T172
Lagerstroemia speciose	大花紫薇	6	T47, T48, T90, T91, T188, T189
Leucaena leucocephala	銀合歡	14	T34, T35, T39, T68, T69, T70, T71, T110, T134, T135, T136, T137, T181, T182
Litchi chinensis	荔枝	2	T10, T11
Litsea monopetala	假柿樹	1	T04
Mangifera indica	杧果	3	T72, T73, T168
Pterocarpus indicus	紫檀	1	T64
Senna surattensis	黃槐決明	1	T46
	Total:	**190**	

4.2 The Site is dominated by ***Ficus benjamina*** 垂葉榕 (92 nos.), ***Ficus microcarpa*** 細葉榕 (**7** nos.), ***Bauhinia x blakeana*** 洋紫荊 (26 nos.) and ***Bombax ceiba*** 木棉 ***(23 nos.)*** which are common plantation species in Hong Kong and they are planted at the southern portion by the Lot Owner.

4.3 The health condition of the bulk of these trees is generally in Fair condition (**82.11**%) and the remaining trees are in Poor condition (**17.89**%).

4.4 No OVT or protected species has been identified in accordance with the DEVB TCW No. 5/2020 – Registration and Preservation of Old and Valuable Trees and the Forests and Countryside Ordinance respectively.

Impact of the Proposed Development

4.5 Impact of the Proposed Development is generally caused by the site formation works, construction of the internal roads and building, removal of existing vegetation for the build element and the related construction activities, excavation works for E&M reserves and structural footings. The proposed building layout has been overlaid on **Tree Survey Plans** in **Appendix A** to illustrate the impact on the existing trees.

Retention of Trees

4.6 **182** out of total **190** surveyed existing trees within Application Site will be in conflict with the proposed works while **8** of the surveyed existing trees will be unaffected by the Proposed Development. The retained trees will be protected and maintained in accordance with the details set out in Section 25 – Landscape Work in the General Specification for Building (2017) and relevant guidelines promulgated by GLTM.

Felling and Transplantation of Trees

4.7 For trees that will be in conflict with the proposed works shall be proposed to be transplanted if they fulfil all the criteria below:

a. Trees have high amenity value;
b. Trees with good form and health;
c. Suitable access;
d. Tree species able to be transplanted easily;
e. Trees have suitable size and;
f. Trees are young to semi-mature.

4.8 **182** existing trees within the Application Site Boundary are in direct conflict with the proposed works and cannot be retained in situ. **26** nos. of disturbed trees, i.e. **T31, T32, T80, T83, T85, T87** – ***Bauhinia x blakeana***, **T42, T43, T53, T54, T56, T58, T86** – ***Bombax ceiba***, **T47, T90, T91, T188, T189** – ***Lagerstroemia speciosa***, **T64** – ***Pterocarpus indicus*** and **T97, T109, T115, T177, T183, T184, T185** – ***Ficus microcarpa*** fulfilled the above criteria and are recommended for transplantation. The trees are proposed to be transplanted directly to their final location within Site, in accordance to the latest guidelines propagated by DEVB, in order to enhance their survival rate after transplantation.

4.9 **3** affected trees including **T89** – ***Adenanthera microsperma,*** **T07 – *Chorisia speciosa and*** **T04 – *Litsea monopetala*** are common hillside species in Hong Kong. As their root systems are vulnerable to environmental change, this renders them a relatively low survival rate after transplantation. Hence, all of these trees are also proposed to be felled.

4.10 Tree nos. **T169** – ***Carica papaya***, **T09, T77** – ***Dimocarpus longan***, **T10, T11** - ***Litchi chinensis*** and **T72, T73, T168** – ***Mangifera indica*** are common fruit tree species in Hong Kong and they will be in direct conflict with the Proposed Development. Due to the nature of fruit tree, their survival rate after transplantation is generally low. Therefore, all these **8** disturbed fruit trees are proposed to be felled.

4.11 Majority of the existing trees are growing at the edge brick planters and tree pits at southern portion. Although **22** nos. of the disturbed trees, i.e. **T06, T14, T25, T98, T102, T106, T108, T111, T150, T152, T175, T178, T179** – ***Ficus benjamina***, **T40, T41, T44, T45, T50, T59, T61, T62, T84** – ***Bombax ceiba***, exhibited fair tree form and health conditions, their root systems are restricted either by raised up planters or tree pits. This will make them impossible to form a well-balanced rootballs for transplantation. They are proposed to be felled and compensated by quality trees.

4.12 Another **109** disturbed trees, i.e. **T33, T36, T37, T38, T75, T78, T79, T81, T82, T127, T128, T129, T130, T131, T132, T133, T155, T156, T157, T165** – ***Bauhinia x blakeana***, **T49, T51, T52, T55, T57, T60, T126** – ***Bombax ceiba***, **T63** – ***Celtis sinensis***, **T01, T02, T03, T05, T08, T12, T13, T15, T16, T17, T18, T19, T20, T21, T22, T23, T24, T26, T27, T28, T29, T30, T74, T76, T92, T93, T94, T95, T96, T99, T100, T101, T103, T104, T105, T107, T112, T113, T114, T116, T117, T138, T139, T140, T141, T142, T143, T144, T145, T146, T147, T148, T149, T151, T153, T154, T158, T162, T163, T164, T166, T167, T173, T174, T176, T180, T190** – ***Ficus benjamina***, **T65, T66, T67, T186, T187** – ***Ficus macrocarpa***, **T88** – ***Ficus variegata***, **T159, T160, T161, T170, T171, T172** – ***Hibiscus tiliaceus***, **T48** – ***Lagerstroemia speciosa***, **T45** – ***Senna surattensis*** exhibited either poor tree form or health conditions. The transplantation of them would require substantial deformation of the trees and would lead to irrecoverable tree form after transplantation. It is proposed to fell them as well.

4.13 Apart from the above, **14** disturbed trees, i.e. **T34, T35, T39, T68, T69, T70, T71, T110, T134, T135, T136, T137, T181** and **T182** is ***Leucaena leucocephala*** which is self-propagated and undesirable species. Their presence may pose potential danger to the occupants in future. All of them are proposed to be removed, for sake of public safety.

4.14 In this project, **156** out of total **190** nos. identified existing trees are proposed to be felled.

4.15 A summary of the tree proposals for the Proposed Development is provided in Table 2.0 below.

Table 2.0 Summary of Proposed Treatment for Existing Trees

Area	**Number of Trees to be Retained**	**Number of Trees to be Felled**	**Number of Trees to be Transplanted**	**Number of Trees in Survey**
Within Application Site Boundary	8	156	26	190

5.0 Landscape Proposals (Refer to Appendix B)

5.0.1 The aim of the landscape proposals is to respond to site conditions, building form and function of the Proposed Development and to provide a quality landscape scheme. The main factors to be taken into consideration are:

- Response to the site context, both in terms of landscape character and visual amenity;
- Response to the proposed building and its architectural style;
- Creation of a green setting by maximising the opportunity for soft landscape;
- Establishment of pleasant landscape areas which meets the varying needs of occupants and satisfy the recreational requirements of them; and
- Minimization of future maintenance requirements.

5.0.2 Landscape drawings showing the proposed landscape treatment for the Proposed Development, and their underlying principles have been attached in **Appendix B** for ease of reference.

- Hong Kong Planning Standards and Guidelines;
- Technical Guidelines on Landscape Treatment for Slopes (GEO Publication No. 1/2011);
- Design Manual: Barrier Free Access 2008 (Buildings Department);
- LAO Practice Note No. 2/2020 - Tree Preservation and Tree Removal Application for Building Development in Private Projects Compliance of Tree Preservation Clause under Lease; and
- BD PNAP APP-152 – Sustainable Building Design Guidelines (2019 version)

5.1 Landscape Design Concept

5.1.1 The landscape concept mentioned below describe considerations, which had been considered as being general to the whole landscape design.

Screening Plantation on the Periphery of the Proposed Development

5.1.2 In view of the existing landscape context, the site is abut to the existing temporary storage, cottages, low-rise residential development on its 3 sides. Edge planting strips wide are proposed along the boundary to form a soft-planted edges along the periphery of the Site. Please refer to the Landscape Master Plans and Landscape Sections, dwg. No. **LD101** and **LD102** in **Appendix B**. This will help to provide smooth transition between the development and the adjoining neighbors. Planting verges will accommodate adequate growing medium for provision of retained and transplanted trees, ornamental trees, shrubs and groundcover and planting will be primary evergreen in nature.

5.1.3 The main entrance for the Site will be via Sha Tau Kok Road. In order to improve the existing streetscape, the proposed commercial complex is 13m setback from the site boundary to accommodate a 10m wide planting beds for provision of ornamental trees and shrubs. This will also help to provide a smooth transition between the Proposed Development and the road corridor.

Maximization of Greenery within Site

5.1.4 Car parking is mainly located at basement floors while the driveway at G/F will be utilized mainly for footpath and EVA. Planting verges with ornamental plants are proposed along the internal access in order to provide shade and visual amenity to the occupants and visitors. Heavy standard trees and medium shrubs are proposed to enhance the instant greening effect and to form a green boulevard along the internal access. Please refer to landscape drawing no. **LD103** in **Appendix B**.

5.1.5 In order to enhance the local greenery, flat roofs of commercial complex and clubhouse will be planted with ornamental vegetation. Please refer to the landscape drawings. Nos. **LD104** and **LD105**, in **Appendix B** for reference. These green roofs will also form as visual courtyards to the occupants and adjoining neighbours.

5.1.6 Moreover, vertical green wall in form of wire system is proposed along the eastern boundary wall, in order to enhance the local greenery. The proposed vertical green wall, ornamental trees and shrubs at toe of the boundary walls will help to soften the hard lines of the structures. Please refer to the landscape drawings. Nos. **LD106** and **LD107**, in **Appendix B** for reference.

Planting Design

5.1.7 A majority of proposed plantings will be planted along the internal access, common planting beds, and planting strips along the periphery of the Site. This will create a tranquil and harmonic environment for enjoyment of future residents. The use of tree planting in heavy standard size and in good quality would be encouraged to provide a more instant effect.

5.1.8 Where practicable and feasible, heavy standard trees, medium shrubs and foliage plants are proposed. These soft landscape measures will enable to soften the hard lines of the Proposed Development. The use of planting heavy standard sized vegetation would offer a more instant greening effect. Planting Plans shall refer to **Appendix C**.

5.1.9 In order to enhance the local biodiversity, local species or broad-leaf species will be selected for tree planting.

Compensation for Vegetation Disturbed due to the Development

5.1.10 The Proposed Development will require vegetation clearance for construction of the basement, EVA, clubhouse and building blocks. Some of the on-site existing trees will inevitably be disturbed. The proposal aims to compensate the loss of vegetation, in particular, through planting of new trees. Further details of the compensatory planting proposal are in **Section 6.0** and **Appendix C**.

5.1.11 **172** new trees with average **80mm** and **100mm** DBH are proposed to be planted to compensate the loss of **156** existing trees. All proposed trees will be maintained by the individual house owners and the future management office of the Proposed Development.

5.2 Recreational Facilities

5.2.1 Recreational facilities like gathering courtyard, swimming pool, meandering path, multi-functional lawn, yoga place… are provided at G/F level while terrace gardens and sitting gardens are proposed at flats roofs at shopping arcade and clubhouse, in order to cater for the recreational need of the occupants and visitors.

5.2.2 It is expected that there will be about **9,915** occupants at the Proposed Development while the proposed area of the communal open spaces under application will be around **10,027** m^2. Hence, the provision of the communal open space can meet the requirement set out in HKPSG, i.e. 1 m^2 per person. Please refer to the Communal Open Space Calculation in **Appendix D**.

5.3 Site Coverage of Greenery

5.3.1 The landscape proposal aims to strengthen the local greenery within the Site. The common greenery calculation is based on BD PNAP-APP 152 – Sustainable Building Design Guidelines the present scheme is shown in the schedule below, and drawing showing the greenery calculation shall refer to dwg. No. GC01 in **Appendix D**.

Table 3.0 Greenery Calculation

Site Area:	22,445.0 m^2
Required Total Greenery	22,445.0 m^2 x 30% = 6,733.50 m^2
Required Greenery at Primary Zone	22,445.0 m^2 x 15% = 3,366.75 m^2
Allowable Greenery Features:	6,733.50 m^2 x 30% = 2,020.05 m^2
Provided Greenery:	
Uncovered Planting Area at G/F:	4,139.60 m^2
Greenery Features - Vertical Green Walls	730.0m^2 (<2,020.05 m^2)
Greenery at Primary Zone:	(4,139.60+730.0) m^2 = 4,869.60 m^2 (>3,366.75 m^2)
Greenery at Other Areas (Flat Roofs of commercial complex and clubhouse)	2,489.70 m^2
Total Greenery:	(4,869.60+2,489.70) m^2 = 7,359.30 m^2 (>6,733.50 m^2)
Greenery Ratio	7,359.30/22,445.0 x 100% **= 32.79%**

5.3.2 Total Greenery Area is approx. **7,359.30 m^2** (i.e. more than the required 30% greenery requirement, **6,733.50 m^2**), as set out in PNAP APP-152 – Sustainable Building Design Guidelines. Besides, the proposed greenery areas are easily accessible by the public is referred to "Greenery at Primary Zone", i.e. **4,869.60 m^2** (i.e. more than the required **3,366.75 m^2**).

5.4 Soil Depth and Drainage for Planting

5.4.1 The requirement of soil depth is directly related to the planting design and its associated loading requirement upon structure. In general, the soil depth provided, with all drainage layers, water-proofing and protective screeding exclusive is listed below:

Table 4.0 Planting Medium (Soil Depth)

Planting Type	**Soil Depth (Minimum)**
Tree/ Palm tree	1200mm
Shrub/ Climbers	600mm
Groundcover/ Turf	300mm

All Planting areas on slab shall be provided with sub-soil drainage system.

5.5 Irrigation

5.5.1 The proposed irrigation system will be by tap water pipe for manual operation. Lockable water points will be provided at 40m centres covering the entire site. The proposed source of water supply is subject to final approval from the Water Services Department.

5.6 Future Maintenance

Hard Landscape Elements

5.6.1 Maintenance for hard landscape elements shall be carried out by the future management office of the Proposed Development with maintenance intention as follows:

I – Routine Maintenance (Daily – Weekly)
a. Rubbish and litter removal
b. Sweeping and cleaning
c. Damage inspection and repair for site furniture and light bulb replacement

II – Annual/ Long Term Maintenance
a. Repainting
b. Resurfacing of worn pavements
c. Replacing worn parts site furniture, lighting fixture and other facilities
d. Replacement of worn landscape furniture.

Soft Landscape Element

5.6.2 The softworks contractor will be responsible for maintenance of the planting during the establishment period allowed for in the construction contract, usually for the first year after the beginning of the schemes operational phase. This will ensure that the soft landscape measures are in a healthy condition prior to the finished scheme being handed back to the lot owner.

5.6.3 Ultimately the future management office will employ skilled maintenance staff to take care of all landscape areas within the Site.

6.0 PLANTING PROPOSALS (Refer to Appendix C)

6.1 In order to provide quality landscape for the Proposed Development, soft landscape works will be the major landscape element of the landscaping proposal and satisfy the following criteria:

- To compensate the loss of affected trees;
- To screen the residential building and reduce the visual impact to the nearby residents/ visitors;
- To minimize future maintenance; and
- To be compatible with the hillside environment.

6.2 The proposed planting species list is shown as follows and details shall refer to the Planting Plans in **Appendix C.**

Table 5.0 Proposed Planting Schedule

Botanical Name	Chinese Name	Size (mm)	Spacing (mm)
TREES		**Height x Spread x DBH (mm)**	
Bischofia javanica	秋楓	4500x1500x80	4000
Camellia Japonica	山茶	3000x1250x80	4000
Garcinia Subelliptica	菲島福木	4000x1250x80	4000
Lagerstroemia indica	紫薇	3000x1500x80	4000
Osmanthus fragran	桂花	3000x1500x80	4000
Osmanthus fragran	桂花	5000x2000x100	4000
Plumeria rubra	紅雞蛋花	3000x2000x80	4000
Sapium dicolor	山烏桕	4000x1500x80	4000
Terminalia mantaly	細葉欖仁	4500x1500x80	4000
SHRUBS		**Height x Spread (mm)**	
Carmona microphylla	福建茶	450x400	400
Codiaeum variegatum	黃洒金	350x300	300
Codiaeum variegatum 'mixed'	洒金榕	600x500	450
Iris tectorum	鳶尾	500x350	200
Juniperus chinensis	龍柏	1200x600	As shown
Melastoma candidum	野牡丹	350x300	300
Madagascar jasmine stephanotis floribumda	非洲茉莉	500x500	400
Murraya paniculata	九里香	600x500	450
Rhapis excelsa	小葉棕竹	1200x600	600
Ruellia coerulea	翠蘆莉	400x400	350
Schefflera arboricola	鵝掌藤	600x500	450
Schefflera arboricola "Trinette"	黃金鵝掌藤	500x500	450
GROUNDCOVERS		**Height x Spread (mm)**	
Lantana montevidensis	小葉馬纓丹	300x300	250

Nephrolepis auriculata	腎蕨	250x150	150
Ophiopogon bodinieri	沿階草	250x250	200
Phyllanthus myrtifolius	錫蘭葉下珠	200x300	300
Sansevieria spp.	虎尾蘭	300x300	300
CLIMBING PLANT			
Bauhinia glauca	羊蹄甲藤	900x300	300
Parthenocissus himalayana	爬牆虎	1000x300	300
GRASS			
Zoysia japonica	朝鮮草	-	-

6.3 In this study area, a total of **190** trees were recorded within the Application Site Boundary. **8** nos. of them will be retained in-situ (as unaffected by the Proposed Development) while the **156** trees inside the Site will be felled and **26** trees will be transplanted due to in conflict with the Proposed Development and the associated works.

6.4 **172** heavy standard trees with average DBH approx. 80mm and 100mm are proposed to be planted to compensate the loss of the **156** existing trees. They will be planted at the common landscape areas, peripherical planting strips and roadside planting verge within the site boundary. All these new trees within the lot boundary will all be maintained by the future management office and the individual Lot owners of the Proposed Development.

6.5 Upon the above, the compensation ratio in terms of quantity and quality is shown as follows:

Quantity of loss of trees:	156 nos.
Accumulated DBH loss of trees:	33.358 m
Quantity of compensatory trees:	172 nos.
Quantity compensation ratio:	1:1.10
DBH compensation:	13.820m
DBH compensation ratio:	1:0.41

7.0 PROPOSAL FOR TREE PRESERVATION

7.1 In this project, **8** retained trees within the Site will be retained on site. The following measures should be undertaken for the preservation and protection of existing trees in surrounding areas:

7.2 In order to determine the impact to the existing vegetation by the proposed development, a full Tree Felling Application in accordance with DEVB TCW No. 6/2015 "Maintenance of Vegetation and Hard Landscape Features" and LAO Practice Note No. 2/2020 "Tree Preservation and Tree Removal Application for Building Development in Private Projects Compliance of Tree Preservation Clause under Lease" should be undertaken and submitted to the relevant Government departments for approval.

7.3 It is proposed that unaffected trees are to be retained on site due to their amenity and conservation value. The contractor will need to be made aware of the need to minimize the encroachment of the construction works on the trees. The area under the drip line of the tree canopy will be fenced by 1.2m high temporary protective fencing during construction stage. Besides, all provisions for tree preservation and protection measures of retained trees should follow the details in Section 25 – Landscape Work in the General Specification for Building (2017).

7.4 Appropriate protection to these trees, e.g. wrapping of the tree stems with protective cover will be adopted during the construction process. As a precautionary measure and only if necessary, pruning of branches of existing trees identified for retention will be on an absolute need basis and strictly adhere to the principle of crown thinning in maintaining their form and amenity value. The tree preservation works will be implemented by approved Landscape Contractors and inspected and approved on site by a qualified Landscape Architect. The site situation will be carefully monitored, including the key stages in the preparation of the trees, the implementation of protection measures and health monitoring throughout the construction period. A tree protection specification would be included within the contract document.

7.5 The softworks contractor will be responsible for maintenance of the planting during the establishment period allowed for in the construction contract, usually for the first year after the beginning of the schemes operational phase. This will ensure that the soft landscape measures within lot boundary and at open space are in a healthy condition prior to the finished scheme being handed back to management office of the site.

Appendix A

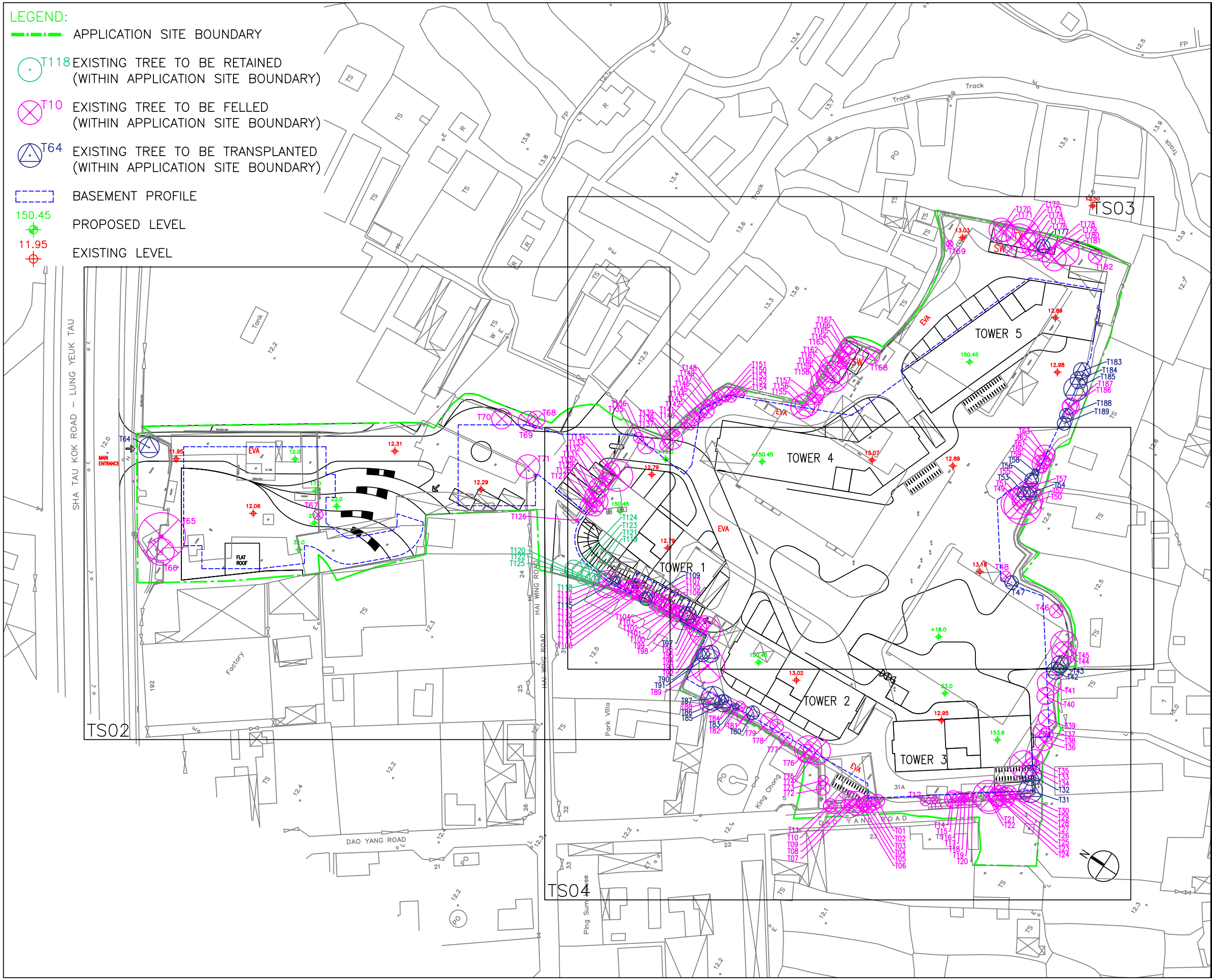
Tree Survey Plan, Tree Assessment Schedule

And

Photographic Record of Existing Trees

LEGEND:

- APPLICATION SITE BOUNDARY
- T118 EXISTING TREE TO BE RETAINED (WITHIN APPLICATION SITE BOUNDARY)
- T10 EXISTING TREE TO BE FELLED (WITHIN APPLICATION SITE BOUNDARY)
- T64 EXISTING TREE TO BE TRANSPLANTED (WITHIN APPLICATION SITE BOUNDARY)
- BASEMENT PROFILE
- 150.45 PROPOSED LEVEL
- 11.95 EXISTING LEVEL



PROJECT :
PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

DRAWING TITLE :
TREE SURVEY PLAN (OVERALL)

PROJECT No. C2241

DRAWING No. TS01

SCALE : 1:1000

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-TS01

REV	DESCRIPTION	DATE

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DRAWN BY : TEL

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LEGEND:

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- T118 EXISTING TREE TO BE RETAINED (WITHIN APPLICATION SITE BOUNDARY)
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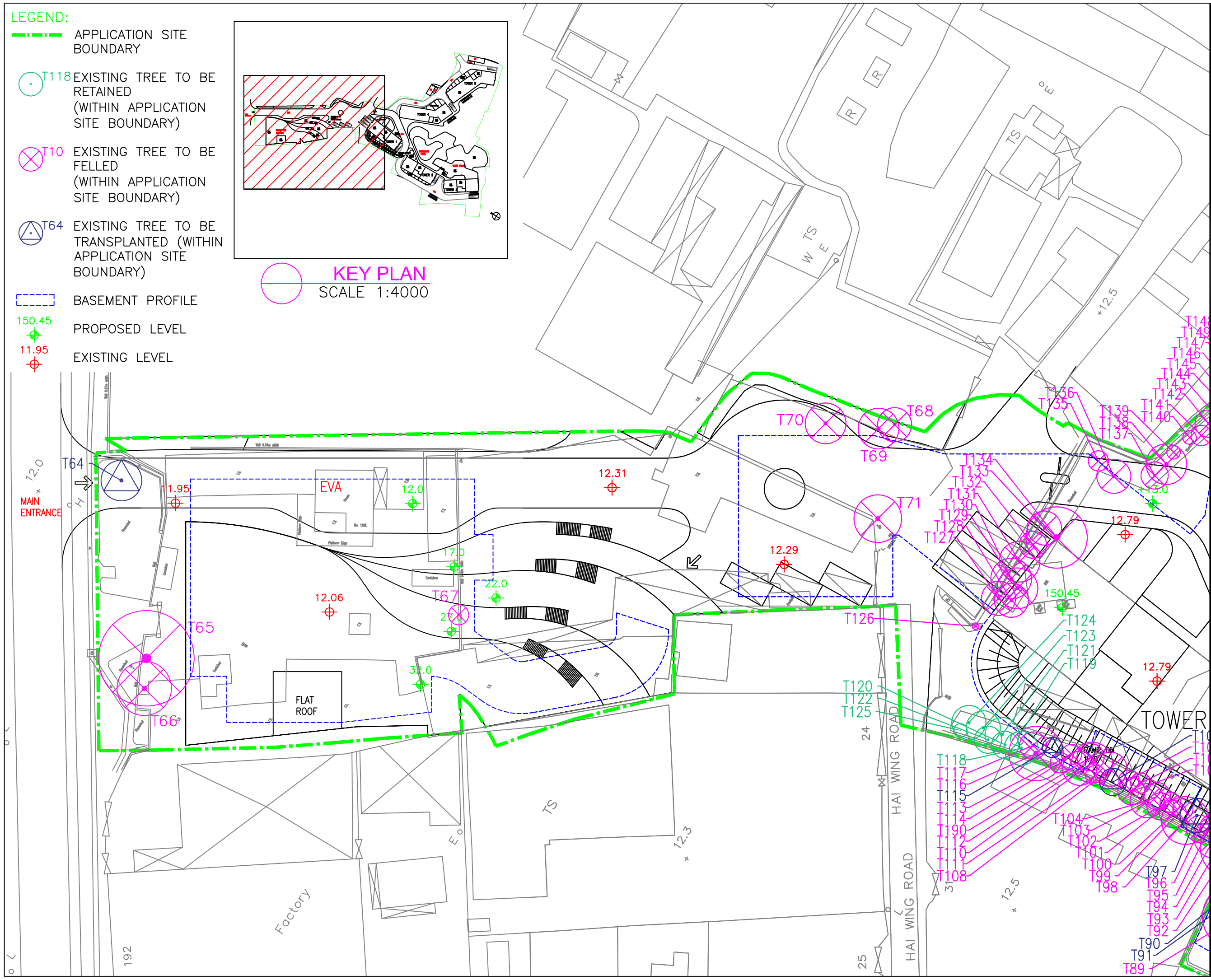
KEY PLAN
SCALE 1:4000



PROJECT :
PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

DRAWING TITLE :
TREE SURVEY PLAN
(SHEET 1 OF 3)

PROJECT No. C2241

DRAWING No. TS02

SCALE : 1:500

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-TS02

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LEGEND:

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- T118 EXISTING TREE TO BE RETAINED (WITHIN APPLICATION SITE BOUNDARY)
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- BASEMENT PROFILE
- 150.45 PROPOSED LEVEL
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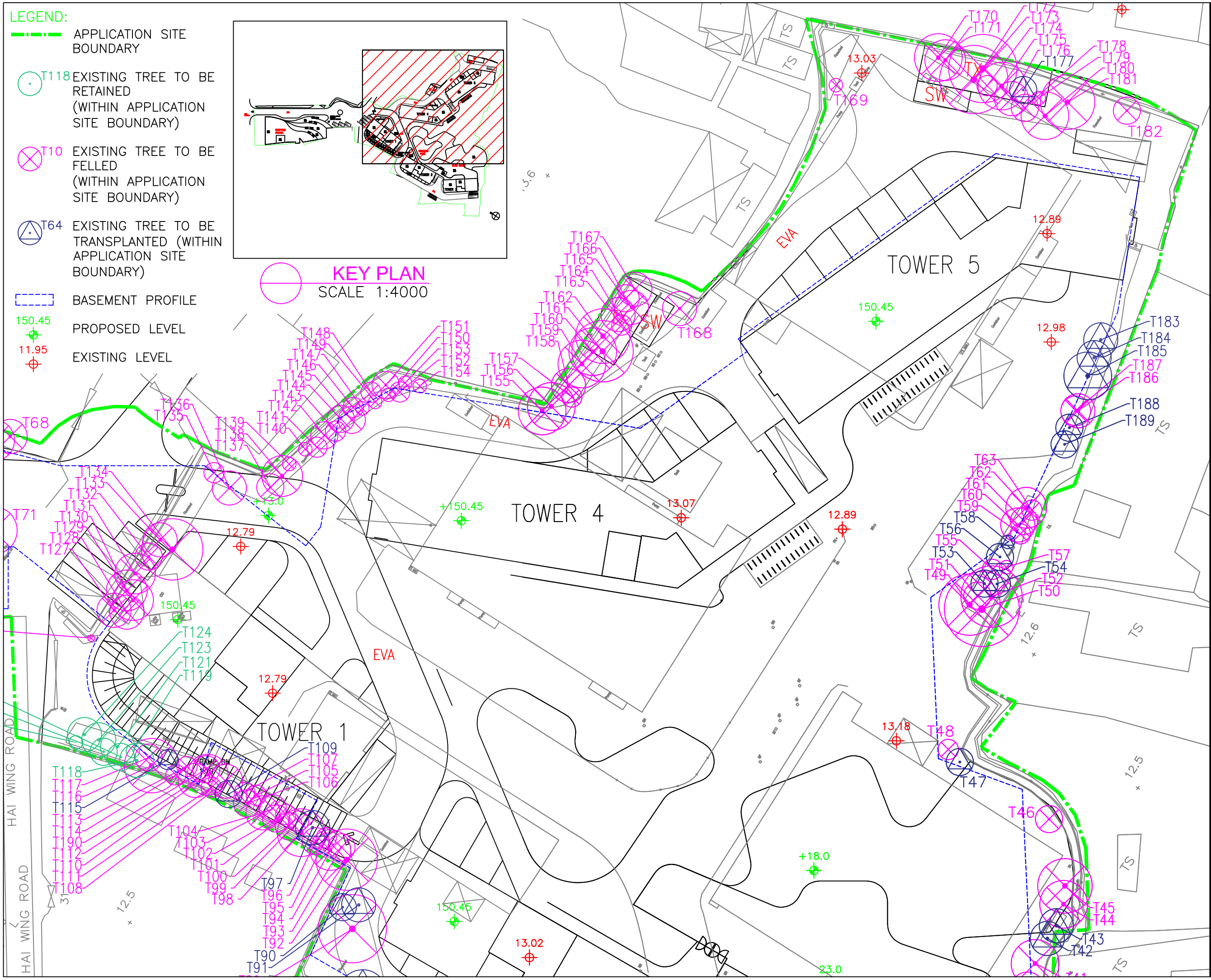
KEY PLAN
SCALE 1:4000



PROJECT :
PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

DRAWING TITLE :
TREE SURVEY PLAN (SHEET 2 OF 3)

PROJECT No. C2241

DRAWING No. TS03

SCALE : 1:500

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-TS03

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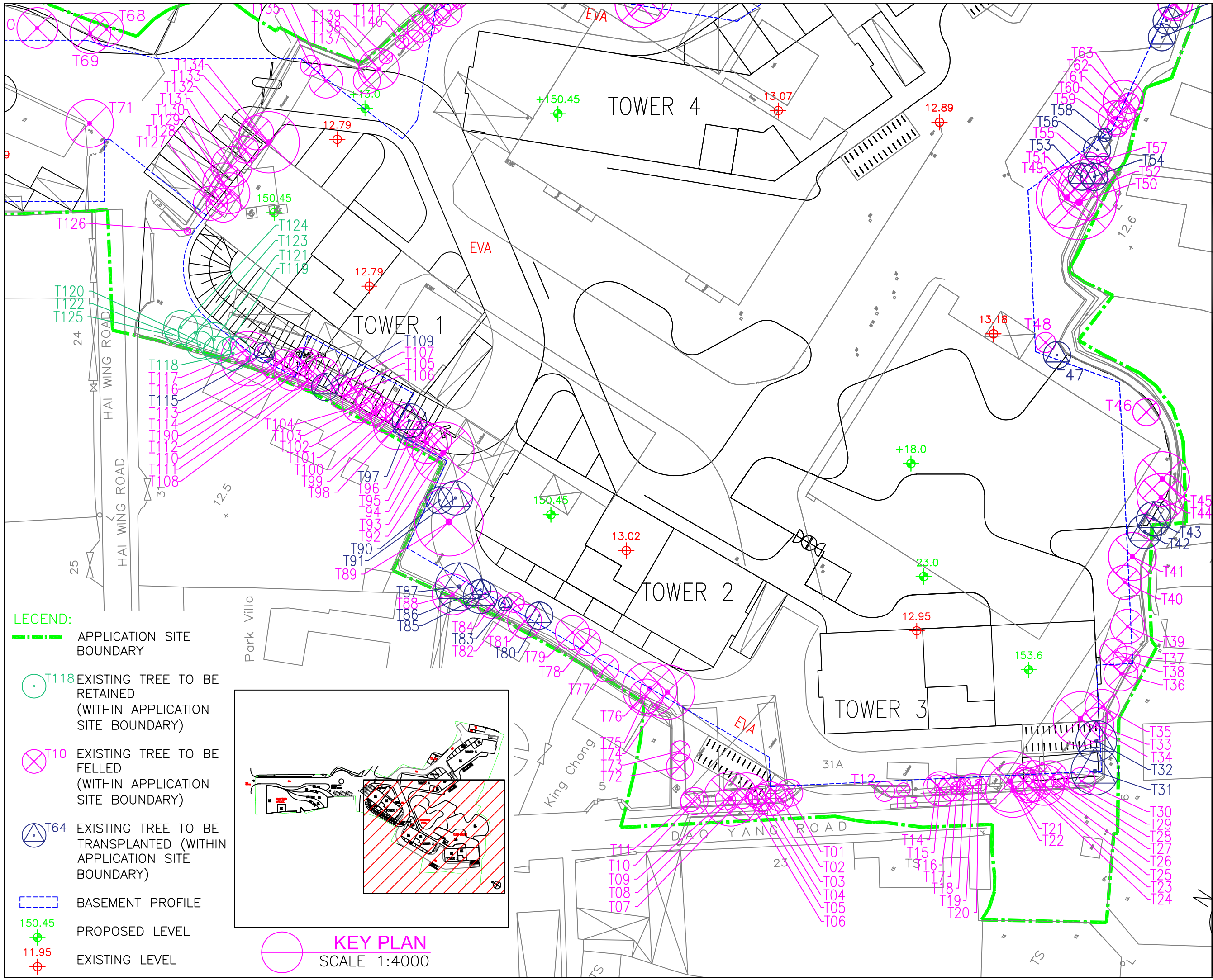

PROJECT :
PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

DRAWING TITLE :
TREE SURVEY PLAN (SHEET 3 OF 3)

PROJECT No. C2241

DRAWING No. TS04

SCALE : 1:500

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-TS04

REV	DESCRIPTION	DATE

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Tree Assessment Schedule at
Proposed Comprehensive Residential and Commercial Development at Various Lots in D.D. 83 and Adjoining Government Land, Lung Yuek, Tau, N.T.
Prepared by Ted Lam (R.L.A. No. R-073) on 14/02/2023
To be read in conjunction with Tree Survey Plan, dwg. no. C2241-TS01 to C2241-TS04

Tree	Name		Original Location		Size			Tree Form	Health Condition	Amenity Value	Survival Rate after Transplantation	Proposed Treatment in Current Proposal	Justification for Tree Felling	Remark
No.	Botancial Name	Chinese Name	(Within/ Outside Application Site Boundary)	Level at Root Collar (mPD)	DBH (m)	Height (m)	Spread (m)	(Good/Fair/Poor)	(Good/Fair/Poor)	(High/Med/Low)	(High/Med/Low)	(Retain/Fell/Transplant)		
T01	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	12.94	255	6	4	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, branch topped
T02	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	12.95	246	7	4	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, multiple attachments, cross branches
T03	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	12.94	240	7	5	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, cross branches
T04	***Litsea monopetala***	假柿樹	Within Application Site Boundary	12.94	173	8	4	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, decay on trunk, cavity on trunk, truncated branch
T05	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.00	123	5	3	Fair	Poor	Low	Low	Fell	1,2,3,4,7	restricted root, decay on trunk, decay branch
T06	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	12.93	362	9	7	Fair	Fair	Low	Low	Fell	1,2,3,7	restricted root, v-shaped branch union
T07	***Chorisia speciosa***	絲木棉	Within Application Site Boundary	12.92	95	4	3	Poor	Fair	Low	Low	Fell	1,2,4,6,7	restricted root, decay on branch, imbalanced crown
T08	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	12.97	377	12	8	Fair	Poor	Low	Low	Fell	1,2,3,4,7	restricted root, v-shaped branch union, decay on branch, dieback
T09	***Dimocarpus longan***	龍眼	Within Application Site Boundary	12.89	123	5	3	Poor	Poor	Low	Low	Fell	1,2,4,6,7	restricted root, decay branch, cross branches, imbalanced crown
T10	***Litchi chinensis***	荔枝	Within Application Site Boundary	12.27	131	4	4	Poor	Poor	Low	Low	Fell	1,2,4,6,7	restricted root, trunk bending, decay branch, branch cross with T11
T11	***Litchi chinensis***	荔枝	Within Application Site Boundary	12.36	95	3	3	Poor	Fair	Low	Low	Fell	1,2,4,6,7	restricted root, trunk crooked, branch cross with T10
T12	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.02	170	6	3	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, multiple attachments
T13	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	12.99	110	4	2	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, cross branches, pipe embedded in branches
T14	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.14	119	5	3	Fair	Fair	Low	Low	Fell	1,2,3,7	restricted root, decay on trunk
T15	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.09	275	8	5	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, root grow on wall structure, multiple attachments, cross branches
T16	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.12	308	6	4	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, root grow on concrete floor, multiple attachments, cross branches
T17	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.10	200	6	2	Poor	Fair	Low	Low	Fell	1,3,4,7	truncated branch
T18	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.40	165	6	2	Poor	Fair	Low	Low	Fell	1,2,3,4	restricted root, root grow on concrete floor
T19	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.08	157	5	4	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, v-shaped branch union, imbalanced crown
T20	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.01	95	4	1	Poor	Poor	Low	Low	Fell	1,2,3,4,7	restricted root, decay trunk, trunk topped
T21	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.18	488	12	9	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, root on concrete floor, multiple attachments
T22	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.17	415	8	8	Poor	Fair	Low	Low	Fell	1,2,3,4	restricted root, trunk conflicted with wall, imbalanced crown
T23	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.03	163	10	4	Fair	Poor	Low	Low	Fell	1,2,3,4,7	restricted root, decay branch
T24	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.20	143	5	5	Poor	Poor	Low	Low	Fell	1,2,3,4,7	restricted root, cross branches, dieback, imbalanced crown
T25	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.17	390	10	6	Fair	Fair	Low	Low	Fell	1,2,3	restricted root, root grow on wall structure
T26	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.16	288	7	6	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, multiple attachments, cross branches
T27	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.13	138	5	5	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, co-dominant trunks, decay on trunk base, cross branches
T28	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.24	378	5	2	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, branch topped
T29	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.20	260	3	1	Poor	Poor	Low	Low	Fell	1,2,3,4,7	restricted root, trunk topped, decay trunk
T30	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	12.97	271	12	4	Fair	Poor	Low	Low	Fell	1,2,3,4,7	restricted root, v-shaped branch union, sparse foliage
T31	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.36	131	7	7	Fair	Fair	Med	Med	Transplant	-	growing in planter
T32	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.29	102	6	6	Fair	Fair	Med	Med	Transplant	-	growing in planter

Tree	Name		Original Location		Size			Tree Form	Health Condition	Amenity Value	Survival Rate after Transplantation	Proposed Treatment in Current Proposal	Justification for Tree Felling	Remark
No.	Botancial Name	Chinese Name	(Within/ Outside Application Site Boundary)	Level at Root Collar (mPD)	DBH (m)	Height (m)	Spread (m)	(Good/Fair/Poor)	(Good/Fair/Poor)	(High/Med/Low)	(High/Med/Low)	(Retain/Fell/Transplant)		
T33	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.26	114	6	5	Poor	Poor	Low	Low	Fell	1,2,4,7	restricted root, v-shaped branch union, decay branch, imbalanced crown
T34	***Leucaena leucocephala***	銀合歡	Within Application Site Boundary	13.31	315	8	8	Poor	Fair	Low	Low	Fell	1,3,4,7	co-dominant trunks, included bark, leaning, broken branch
T35	***Leucaena leucocephala***	銀合歡	Within Application Site Boundary	13.34	188	8	5	Poor	Poor	Low	Low	Fell	1,2,3,4,7	restricted root, trunk bending, decay on trunk, decay branch
T36	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.29	138	7	5	Poor	Fair	Low	Low	Fell	1,2,4,7	restricted root, leaning, included bark, decay stub on trunk
T37	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.42	178	6	6	Poor	Fair	Low	Low	Fell	1,4,7	leaning, v-shaped branch union, crack on branch
T38	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.35	186	8	6	Poor	Poor	Low	Low	Fell	1,2,4,7	restricted root, multiple trunks, decay on trunk base, decay branch
T39	***Leucaena leucocephala***	銀合歡	Within Application Site Boundary	12.65	196	9	5	Poor	Fair	Low	Low	Fell	1,3,4,7	truncated branch, decay on branch
T40	***Bombax ceiba***	木棉	Within Application Site Boundary	12.97	182	7	5	Fair	Fair	Med	Low	Fell	1,2,6	restricted root
T41	***Bombax ceiba***	木棉	Within Application Site Boundary	13.02	267	8	7	Fair	Fair	Med	Low	Fell	1,2,6	restricted root
T42	***Bombax ceiba***	木棉	Within Application Site Boundary	13.41	120	6	5	Fair	Fair	Med	Med	Transplant	-	-
T43	***Bombax ceiba***	木棉	Within Application Site Boundary	13.42	147	7	5	Fair	Fair	Med	Med	Transplant	-	-
T44	***Bombax ceiba***	木棉	Within Application Site Boundary	13.05	277	9	7	Fair	Fair	Med	Low	Fell	1,2,6	restricted root
T45	***Bombax ceiba***	木棉	Within Application Site Boundary	13.00	240	8	8	Fair	Fair	Med	Low	Fell	1,2,6	restricted root
T46	***Senna surattensis***	黃槐決明	Within Application Site Boundary	12.97	126	6	4	Poor	Fair	Low	Low	Fell	1,2,4,7	restricted root, trunk bending, iron bar embedded in trunk, decay on branch
T47	***Lagerstroemia speciosa***	大花紫薇	Within Application Site Boundary	13.27	104	4	4	Fair	Fair	Med	Med	Transplant	-	-
T48	***Lagerstroemia speciosa***	大花紫薇	Within Application Site Boundary	13.18	95	4	3	Poor	Fair	Low	Low	Fell	1,2,4	restricted root, leaning
T49	***Bombax ceiba***	木棉	Within Application Site Boundary	13.64	253	10	9	Poor	Fair	Low	Low	Fell	1,2,4,6,7	restricted root, crack on wall, trunk crooked
T50	***Bombax ceiba***	木棉	Within Application Site Boundary	13.75	388	13	11	Fair	Fair	Low	Low	Fell	1,2,6,7	restricted root, broken wall
T51	***Bombax ceiba***	木棉	Within Application Site Boundary	13.58	190	8	4	Poor	Fair	Low	Low	Fell	1,2,4,6	restricted root, trunk crooked
T52	***Bombax ceiba***	木棉	Within Application Site Boundary	12.97	323	10	9	Poor	Fair	Low	Low	Fell	1,2,4,6,7	broken wall, imbalanced crown
T53	***Bombax ceiba***	木棉	Within Application Site Boundary	13.58	178	7	4	Fair	Fair	Med	Med	Transplant	-	growing in planter
T54	***Bombax ceiba***	木棉	Within Application Site Boundary	13.49	108	5	4	Fair	Fair	Med	Med	Transplant	-	growing in planter
T55	***Bombax ceiba***	木棉	Within Application Site Boundary	13.49	173	6	3	Poor	Fair	Low	Low	Fell	1,2,4,6,7	restricted root, branch topped
T56	***Bombax ceiba***	木棉	Within Application Site Boundary	13.51	180	6	5	Fair	Fair	Med	Med	Transplant	-	growing in planter
T57	***Bombax ceiba***	木棉	Within Application Site Boundary	13.45	116	4	2	Poor	Fair	Low	Low	Fell	1,2,4,6	restricted root, imbalanced crown
T58	***Bombax ceiba***	木棉	Within Application Site Boundary	13.45	138	4	2	Fair	Fair	Med	Med	Transplant	-	growing in planter
T59	***Bombax ceiba***	木棉	Within Application Site Boundary	13.39	150	5	3	Fair	Fair	Low	Low	Fell	1,2,6,7	restricted root, decay on trunk
T60	***Bombax ceiba***	木棉	Within Application Site Boundary	13.53	187	7	5	Poor	Fair	Low	Low	Fell	1,2,4,6	restricted root, trunk crooked
T61	***Bombax ceiba***	木棉	Within Application Site Boundary	13.49	134	6	4	Fair	Fair	Low	Low	Fell	1,2,6,7	restricted root, crack on branch
T62	***Bombax ceiba***	木棉	Within Application Site Boundary	13.52	194	8	6	Fair	Fair	Low	Low	Fell	1,2,6	restricted root
T63	***Celtis sinensis***	朴樹	Within Application Site Boundary	13.04	258	5	3	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, co-dominant trunks, cross trunks, branch topped
T64	***Pterocarpus indicus***	紫檀	Within Application Site Boundary	12.30	135	4	6	Fair	Fair	Med	Med	Transplant	-	decay on branch, truncated branch
T65	***Ficus microcarpa***	細葉榕	Within Application Site Boundary	12.14	472	9	14	Poor	Fair	Med	Low	Fell	1,2,4,7	restricted root, wall embedded in trunk, co-dominant trunks
T66	***Ficus microcarpa***	細葉榕	Within Application Site Boundary	12.00	412	9	8	Poor	Fair	Med	Low	Fell	1,2,4,7	restricted root, v-shaped branch union, branch conflicted with roof, branch cross with electric wire
T67	***Ficus microcarpa***	細葉榕	Within Application Site Boundary	12.56	400	4	3	Poor	Fair	Low	Low	Fell	1,2,4,7	restricted root, branch topped, pruned root

Tree	Name		Original Location		Size			Tree Form	Health Condition	Amenity Value	Survival Rate after Transplantation	Proposed Treatment in Current Proposal	Justification for Tree Felling	Remark
No.	Botancial Name	Chinese Name	(Within/ Outside Application Site Boundary)	Level at Root Collar (mPD)	DBH (m)	Height (m)	Spread (m)	(Good/Fair/Poor)	(Good/Fair/Poor)	(High/Med/Low)	(High/Med/Low)	(Retain/Fell/Transplant)		
T68	***Leucaena leucocephala***	銀合歡	Within Application Site Boundary	12.85	180	7	5	Poor	Fair	Low	Low	Fell	1,3,4	leaning
T69	***Leucaena leucocephala***	銀合歡	Within Application Site Boundary	12.71	250	12	6	Poor	Fair	Low	Low	Fell	1,3,4	leaning, co-dominant trunks
T70	***Leucaena leucocephala***	銀合歡	Within Application Site Boundary	12.38	250	11	6	Poor	Fair	Low	Low	Fell	1,3,4	leaning, co-dominant trunks
T71	***Leucaena leucocephala***	銀合歡	Within Application Site Boundary	12.35	150	9	7	Poor	Fair	Low	Low	Fell	1,2,3,4	restricted root, leaning
T72	***Mangifera indica***	杧果	Within Application Site Boundary	12.49	206	5	4	Poor	Fair	Low	Low	Fell	1,2,4,6,7	restricted root, leaning, co-dominant trunks, included bark
T73	***Mangifera indica***	杧果	Within Application Site Boundary	12.43	190	5	3	Poor	Poor	Low	Low	Fell	1,2,4,6,7	restricted root, multiple attachments, decay branch
T74	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.31	420	10	8	Poor	Poor	Low	Low	Fell	1,2,3,4,7	restricted root, multiple attachments, pruned wound on trunk, sparse foliage
T75	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	12.82	126	7	5	Fair	Poor	Low	Low	Fell	1,2,4,7	restricted root, decay branch
T76	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.06	300	10	8	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, multiple attachments, cross branches
T77	***Dimocarpus longan***	龍眼	Within Application Site Boundary	13.22	118	5	4	Poor	Fair	Low	Low	Fell	1,2,4,6,7	restricted root, co-dominant trunks, cross trunks
T78	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.18	102	4	4	Poor	Poor	Low	Low	Fell	1,4,7	trunk bending, trunk split, decay branch, sign of borer
T79	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.18	122	5	5	Poor	Poor	Low	Low	Fell	1,2,4,7	restricted root, leaning, co-dominant trunks, decay trunk
T80	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.22	102	4	4	Fair	Fair	Med	Med	Transplant	-	growing in planter
T81	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.20	178	6	5	Poor	Fair	Low	Low	Fell	1,2,4,7	restricted root, crack on trunk, truncated branchs
T82	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.13	95	5	3	Poor	Poor	Low	Low	Fell	1,4,7	leaning, decay branch
T83	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.05	95	5	2	Fair	Fair	Med	Med	Transplant	-	growing in planter
T84	***Bombax ceiba***	木棉	Within Application Site Boundary	13.11	143	6	4	Fair	Fair	Low	Low	Fell	1,2,6,7	restricted root, cable embedded in trunk
T85	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.28	99	5	5	Fair	Fair	Med	Med	Transplant	-	-
T86	***Bombax ceiba***	木棉	Within Application Site Boundary	13.48	129	6	3	Fair	Fair	Med	Med	Transplant	-	-
T87	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.22	145	6	7	Fair	Fair	Med	Med	Transplant	-	-
T88	***Ficus variegata***	青果榕	Within Application Site Boundary	13.00	136	5	6	Poor	Fair	Low	Low	Fell	1,2,3,4	restricted root, trunk conflicted with waterpipe, imbalanced crown
T89	***Adenanthera microsperma***	海紅豆	Within Application Site Boundary	13.14	336	9	10	Poor	Fair	Med	Low	Fell	1,4,7	root rot, co-dominant trunks, decay on trunk, cavity on trunk
T90	***Lagerstroemia speciosa***	大花紫薇	Within Application Site Boundary	13.11	97	5	4	Fair	Fair	Med	Med	Transplant	-	growing in planter
T91	***Lagerstroemia speciosa***	大花紫薇	Within Application Site Boundary	13.29	111	5	5	Fair	Fair	Med	Med	Transplant	-	growing in planter
T92	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.61	340	10	9	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, root grow on wall structure, multiple attachments
T93	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.69	302	9	4	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, v-shaped branch union, imbalanced crown
T94	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.58	294	10	6	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, multiple trunks
T95	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.52	171	5	3	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, truncated branch, cross branches
T96	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.51	263	10	4	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, v-shaped branch union, truncated branch
T97	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.47	182	7	5	Fair	Fair	Low	Med	Transplant	-	growing in planter
T98	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.46	253	11	7	Fair	Fair	Low	Low	Fell	1,2,3,7	restricted root, v-shaped branch union
T99	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.54	115	5	3	Fair	Poor	Low	Low	Fell	1,3,4,7	decay on trunk, decay branch
T100	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.55	305	11	4	Poor	Fair	Low	Low	Fell	1,2,3,4	restricted root, imbalanced crown
T101	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.63	263	9	3	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, multiple attachments
T102	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.53	208	10	4	Fair	Fair	Low	Low	Fell	1,2,3	restricted root

Tree	Name		Original Location		Size			Tree Form	Health Condition	Amenity Value	Survival Rate after Transplantation	Proposed Treatment in Current Proposal	Justification for Tree Felling	Remark
No.	Botancial Name	Chinese Name	(Within/ Outside Application Site Boundary)	Level at Root Collar (mPD)	DBH (m)	Height (m)	Spread (m)	(Good/Fair/Poor)	(Good/Fair/Poor)	(High/Med/Low)	(High/Med/Low)	(Retain/Fell/Transplant)		
T103	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.49	445	10	4	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, root rot, v-shaped branch union, truncated branch
T104	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.63	336	9	5	Poor	Fair	Low	Low	Fell	1,2,3,4	restricted root, root grow on wall structure, trunk conflicted with fire sprinkler pipe
T105	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.52	148	5	3	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, multiple attachments, wire embedded in branch, staking on trunk
T106	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.59	230	9	4	Fair	Fair	Low	Low	Fell	1,2,3	restricted root, runcated branch
T107	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.74	250	6	3	Poor	Poor	Low	Low	Fell	1,2,3,4,7	restricted root, leaning, rope embedded in trunk, decay branch
T108	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.58	170	9	5	Fair	Fair	Low	Low	Fell	1,2,3,7	restricted root, v-shaped branch union
T109	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.13	141	6	4	Fair	Fair	Med	Med	Transplant	-	growing in planter
T110	***Leucaena leucocephala***	銀合歡	Within Application Site Boundary	13.52	191	10	6	Poor	Fair	Low	Low	Fell	1,3,4,7	leaning, trunk strangled by ficus root, decay on trunk, broken branch
T111	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	12.77	111	6	3	Fair	Fair	Low	Low	Fell	1,2,3,7	restricted root, v-shaped branch union, decay on trunk
T112	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	12.85	147	8	5	Fair	Poor	Low	Low	Fell	1,2,3,4,7	restricted root, dieback, crack on branch
T113	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.28	165	10	3	Poor	Fair	Low	Low	Fell	1,3,4,7	multiple attachments, branch topped
T114	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	12.79	159	10	3	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, cross branches
T115	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.12	225	6	3	Fair	Fair	Med	Med	Transplant	-	growing in planter
T116	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.22	332	10	8	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, multiple attachments
T117	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.13	277	9	4	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, multiple attachments, imbalanced crown
T118	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.32	288	12	5	Fair	Fair	Low	Low	Retain	-	restricted root, v-shaped branch union
T119	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.09	110	6	2	Poor	Poor	Low	Low	Retain	-	decay trunk, cross branches
T120	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.29	191	10	4	Poor	Poor	Low	Low	Retain	-	restricted root, decay branch, imbalanced crown
T121	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.09	200	8	5	Poor	Fair	Low	Low	Retain	-	restricted root, multiple attachments, runcated branch
T122	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.07	215	9	4	Poor	Fair	Low	Low	Retain	-	restricted root, cross branches, multiple attachments
T123	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	12.98	226	8	5	Poor	Fair	Low	Low	Retain	-	restricted root, v-shaped branch union, imbalanced crown
T124	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	12.99	197	8	5	Poor	Fair	Low	Low	Retain	-	restricted root, leaning, cross branches
T125	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.00	112	7	2	Fair	Fair	Low	Low	Retain	-	restricted root, rope embedded in trunk
T126	***Bombax ceiba***	木棉	Within Application Site Boundary	13.01	115	4	1	Poor	Fair	Low	Low	Fell	1,2,4,6,7	restricted root, trunk topped
T127	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.15	100	4	5	Poor	Fair	Low	Low	Fell	1,2,4,7	restricted root, leaning, decay on trunk, crack on trunk
T128	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.19	115	4	5	Poor	Fair	Low	Low	Fell	1,2,4,7	restricted root, leaning, crack on trunk
T129	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.14	204	6	6	Poor	Fair	Low	Low	Fell	1,2,4,7	restricted root, leaning, cross branches, crack on branch
T130	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.16	98	4	6	Poor	Fair	Low	Low	Fell	1,2,4,7	restricted root, leaning, sign of borer
T131	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.07	150	7	6	Poor	Fair	Low	Low	Fell	1,2,4,7	restricted root, leaning, broken branches
T132	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.11	109	4	4	Poor	Fair	Med	Low	Fell	1,2,4,7	restricted root, co-dominant trunks, included bark, truncated branch
T133	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.16	95	4	5	Poor	Fair	Med	Low	Fell	1,2,4,7	restricted root, cross branches, imbalanced crown
T134	***Leucaena leucocephala***	銀合歡	Within Application Site Boundary	13.14	240	10	9	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, root plate movement, decay stub on branches
T135	***Leucaena leucocephala***	銀合歡	Within Application Site Boundary	13.14	142	9	3	Poor	Fair	Low	Low	Fell	1,3,4,7	leaning, broken branch
T136	***Leucaena leucocephala***	銀合歡	Within Application Site Boundary	13.02	155	9	5	Poor	Fair	Low	Low	Fell	1,2,3,4	restricted root, trunk bending
T137	***Leucaena leucocephala***	銀合歡	Within Application Site Boundary	13.23	95	6	4	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, leaning, branch topped

Tree	Name		Original Location		Size			Tree Form	Health Condition	Amenity Value	Survival Rate after Transplantation	Proposed Treatment in Current Proposal	Justification for Tree Felling	Remark
No.	Botancial Name	Chinese Name	(Within/ Outside Application Site Boundary)	Level at Root Collar (mPD)	DBH (m)	Height (m)	Spread (m)	(Good/Fair/Poor)	(Good/Fair/Poor)	(High/Med/Low)	(High/Med/Low)	(Retain/Fell/Transplant)		
T138	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.25	220	6	6	Poor	Fair	Low	Low	Fell	1,2,3,4	restricted root, leaning
T139	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.36	177	6	2	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, root conflicted with fire splinkler pipe, rope embedded in trunk, multiple attachments
T140	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.36	95	5	2	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, co-dominant trunks, included bark, cross branches
T141	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.38	235	6	3	Poor	Fair	Low	Low	Fell	1,2,3,4	restricted root, leaning
T142	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.32	185	7	4	Fair	Poor	Low	Low	Fell	1,2,3,4,7	restricted root, v-shaped branch union, dieback
T143	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.43	228	7	3	Fair	Poor	Low	Low	Fell	1,2,3,4,7	restricted root, v-shaped branch union, dieback, abnormal bark crack on branches
T144	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.40	150	5	4	Poor	Poor	Low	Low	Fell	1,2,3,4,7	restricted root, rope embedded in trunk, multiple attachments, dieback
T145	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.37	173	6	4	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, leaning, decay on branch
T146	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.36	113	5	3	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, cavity on trunk, cross branches
T147	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.37	137	6	2	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, cavity on trunk, multiple attachments
T148	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.30	145	6	3	Poor	Poor	Low	Low	Fell	1,2,3,4,7	restricted root, co-dominant trunks, decay branch
T149	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.35	150	6	2	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, branch topped
T150	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.41	148	6	2	Fair	Fair	Low	Low	Fell	1,2,3,7	restricted root, decay on trunk
T151	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.31	165	7	4	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, leaning, multiple attachments, rope embedded in trunk
T152	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.47	182	7	3	Fair	Fair	Low	Low	Fell	1,2,3	restricted root
T153	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.43	105	6	2	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, leaning, decay on trunk, truncated branch
T154	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.42	142	7	2	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, leaning, rope embedded in trunk
T155	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.55	218	7	7	Poor	Fair	Low	Low	Fell	1,2,4,7	restricted root, leaning, included bark, broken branch
T156	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.63	95	7	7	Poor	Fair	Med	Low	Fell	1,2,4	restricted root, branch crooked
T157	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.61	142	7	3	Poor	Fair	Low	Low	Fell	1,2,4,7	restricted root, leaning, broken trunk
T158	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.62	455	8	5	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, root grow on wall structure, decay on trunk, truncated branch
T159	***Hibiscus tiliaceus***	黃槿	Within Application Site Boundary	13.57	167	8	7	Poor	Poor	Low	Low	Fell	1,2,3,4	restricted root, leaning, exposed dead wood on trunk
T160	***Hibiscus tiliaceus***	黃槿	Within Application Site Boundary	13.56	213	8	7	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, leaning, truncated branch, cross branch with T161
T161	***Hibiscus tiliaceus***	黃槿	Within Application Site Boundary	13.59	155	7	9	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, leaning, cross branch with T160
T162	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.55	600	9	8	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, root conflicted with fire splinkler pipe, multiple attachments, cross branches
T163	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.61	294	5	3	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, root rot, co-dominant trunks, trunk topped
T164	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.63	189	7	5	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, root grow on wall structure, cross trunk, decay stub on trunk
T165	***Bauhinia x blakeana***	洋紫荊	Within Application Site Boundary	13.59	205	7	5	Poor	Poor	Low	Low	Fell	1,2,4,7	restricted root, exposed dead wood on trunk, cross branches, imbalanced crown
T166	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.59	101	7	4	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, co-dominant trunks, included bark, decay on trunk base
T167	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.58	268	7	5	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, root grow on wall structure, leaning, multiple attachments
T168	***Mangifera indica***	杧果	Within Application Site Boundary	13.63	167	5	5	Fair	Poor	Low	Low	Fell	1,2,4,6	restricted root, exposed dead wood on trunk base
T169	***Carica papaya***	番木瓜	Within Application Site Boundary	13.57	95	3	2	Poor	Fair	Low	Low	Fell	1,2,4,7	restricted root, damaged trunk, multiple attachments
T170	***Hibiscus tiliaceus***	黃槿	Within Application Site Boundary	13.75	310	8	7	Poor	Poor	Low	Low	Fell	1,2,3,4,7	restricted root, decay on trunk, decay branch, cross branches
T171	***Hibiscus tiliaceus***	黃槿	Within Application Site Boundary	13.66	284	8	6	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, leaning, truncated branch, cross branches with T172
T172	***Hibiscus tiliaceus***	黃槿	Within Application Site Boundary	13.65	240	9	10	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, girdling root, trunk crooked, cross branches with T171

Tree	Name		Original Location		Size			Tree Form	Health Condition	Amenity Value	Survival Rate after Transplantation	Proposed Treatment in Current Proposal	Justification for Tree Felling	Remark
No.	Botancial Name	Chinese Name	(Within/ Outside Application Site Boundary)	Level at Root Collar (mPD)	DBH (m)	Height (m)	Spread (m)	(Good/Fair/Poor)	(Good/Fair/Poor)	(High/Med/Low)	(High/Med/Low)	(Retain/Fell/Transplant)		
T173	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.74	585	12	10	Poor	Poor	Low	Low	Fell	1,2,3,4,7	restricted root, root grow on wall structure, multiple attachments, decay branch
T174	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.59	242	12	3	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, leaning, decay on trunk, truncated branch
T175	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.67	386	11	7	Fair	Fair	Low	Low	Fell	1,2,3,7	restricted root, v-shaped branch union
T176	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.58	204	7	5	Poor	Poor	Low	Low	Fell	1,2,3,4,7	restricted root, decay branch, imbalanced crown
T177	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.65	133	5	4	Fair	Fair	Med	Med	Transplant	-	multiple attachments
T178	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.59	140	6	4	Fair	Fair	Low	Low	Fell	1,2,3,7	restricted root, v-shaped branch union, decay on branch
T179	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.62	98	6	2	Fair	Fair	Low	Low	Fell	1,3,7	cavity on trunk base, cavity on trunk
T180	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	13.59	405	9	7	Poor	Fair	Low	Low	Fell	1,2,3,4,7	restricted root, multiple attachments, truncated branch, imbalanced crown
T181	***Leucaena leucocephala***	銀合歡	Within Application Site Boundary	13.42	213	10	8	Poor	Fair	Low	Low	Fell	1,2,3,4,7	uproot, leaning
T182	***Leucaena leucocephala***	銀合歡	Within Application Site Boundary	13.35	111	6	4	Poor	Fair	Low	Low	Fell	1,2,3,4	restricted root, leaning
T183	***Ficus microcarpa***	細葉榕	Within Application Site Boundary	12.86	185	6	5	Fair	Fair	Med	Med	Transplant	-	growing within tree pit
T184	***Ficus microcarpa***	細葉榕	Within Application Site Boundary	12.81	145	6	5	Fair	Fair	Med	Med	Transplant	-	growing within tree pit
T185	***Ficus microcarpa***	細葉榕	Within Application Site Boundary	12.75	188	7	7	Fair	Fair	Med	Med	Transplant	-	growing within tree pit
T186	***Ficus microcarpa***	細葉榕	Within Application Site Boundary	12.73	278	7	5	Poor	Fair	Med	Low	Fell	1,2,4,7	restricted root, multiple attachments
T187	***Ficus microcarpa***	細葉榕	Within Application Site Boundary	12.85	305	7	6	Poor	Fair	Med	Low	Fell	1,2,4,7	restricted root, multiple attachments
T188	***Lagerstroemia speciosa***	大花紫薇	Within Application Site Boundary	12.83	113	5	4	Fair	Fair	Med	Med	Transplant	-	growing within tree pit
T189	***Lagerstroemia speciosa***	大花紫薇	Within Application Site Boundary	12.85	99	4	4	Fair	Fair	Med	Med	Transplant	-	growing within tree pit
T190	***Ficus benjamina***	垂葉榕	Within Application Site Boundary	12.73	143	8	4	Poor	Poor	Low	Low	Fell	1,3,4,7	decay on trunk, multiple attachments, decay branch

Abbreivations in the tree schedule

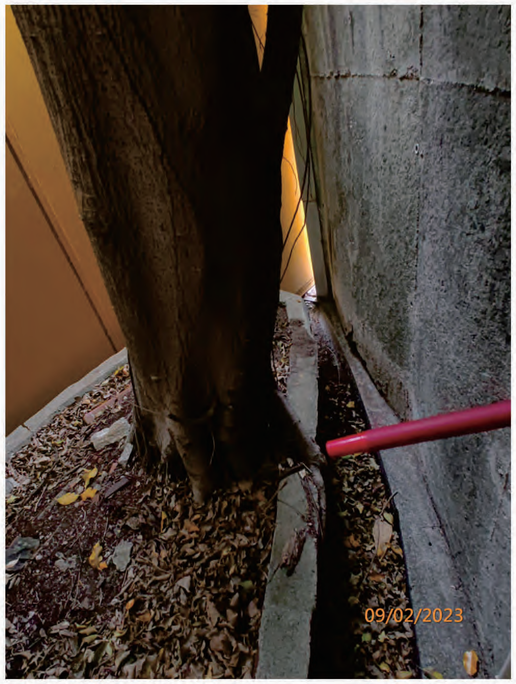
*Justification for Tree felling:

1. Tree is in direct conflict with the proposed works.
2. Preparation of intact and sufficient-sized root ball not practical due to the topography (e.g. on rock, steep slope, shallow substratum, structures, near pond).
3. Weedy species without special ecological significance or species creating maintenance problem.
4. Tree with poor health and/or form for transplantation.
5. Lack of access for transplantation machinery or vehicle.
6. Species of low post-transplantation survival rate.
7. Tree has structural problem and may create hazard to public during root ball preparation and/or after transplantation, while auxiliary support will not be sufficient / practical.

T01 (F)

T01 (F)

T01 (F)



T01 - Restricted Root (F)

T01 - Branch Topped (F)

T02 (F)

T02 (F)

T02 (F)

LEGEND :

(R) - Retain

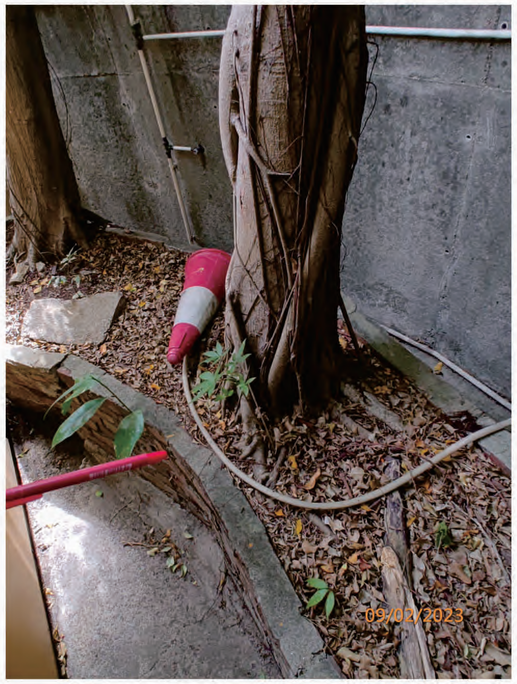
(F) - Fell

(T) - Transplant

Photographic Record of Existing Trees

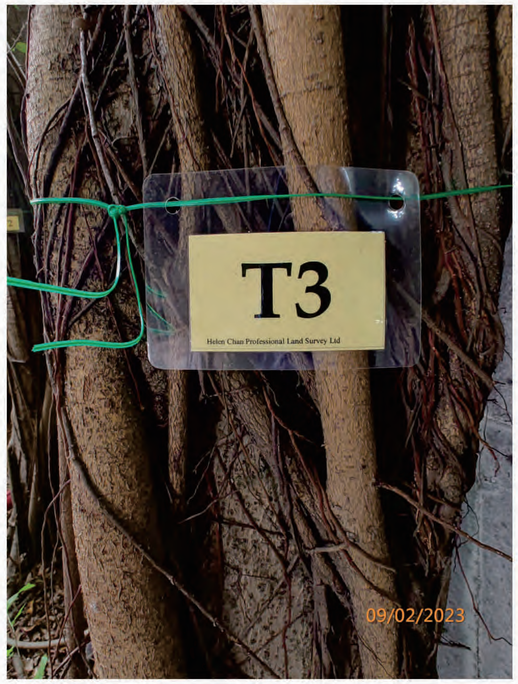
PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

LanDes



T02 - Restricted Root (F)

T02 - Cross Branches (F)

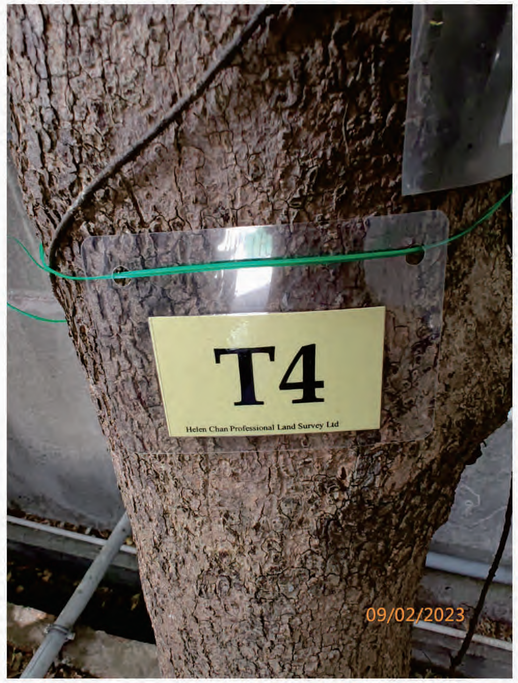


T03 (F)

T03 (F)

T03 (F)

T03 - Restricted Root (F)



T04 (F)

T04 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

Photographic Record of Existing Trees

PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

LanDes

T04 (F)

T04 - Restricted Root (F)

T04 - Decay On Trunk (F)

T05 (F)

T05 (F)

T05 - Restricted Root (F)

T05 - Decay Branch (F)

T06 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

Photographic Record of Existing Trees

PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

LanDes

T06 (F)

T06 (F)

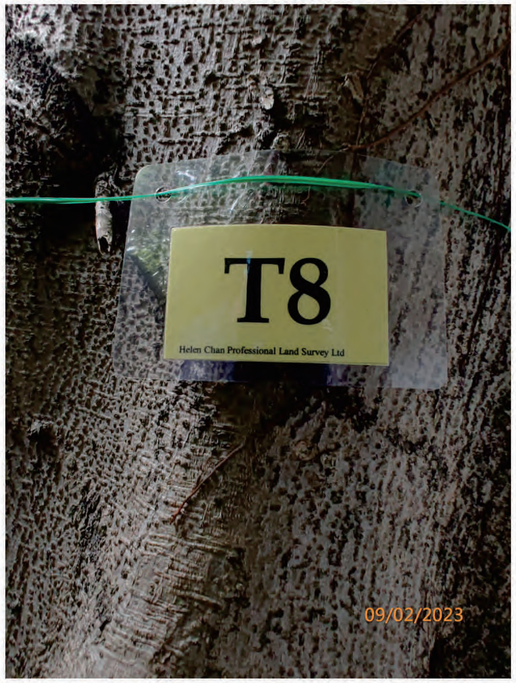
T06 - Restricted Root (F)

T07 (F)

T07 (F)

T07 (F)

T07 - Restricted Root (F)



T08 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T08 (F)

T08 - Restricted Root (F)

T08 - Decay On Branch (F)

T08 - Dieback (F)

T09 (F)

T09 (F)

T09 (F)

T09 - Restricted Root (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T09 - Decay Branch (F)

T10 (F)

T10 (F)

T10 - Restricted Root (F)

T10 - Decay Branch (F)

T11 (F)

T11 (F)

T11 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T11 (F)

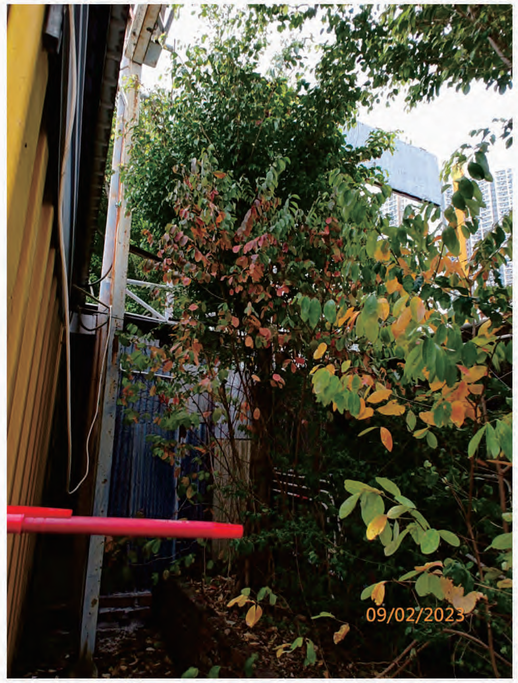
T11 - Restricted Root (F)

T12 (F)

T12 (F)

T12 - Restricted Root (F)

T13 (F)



T13 (F)

T13 (F)

LEGEND :

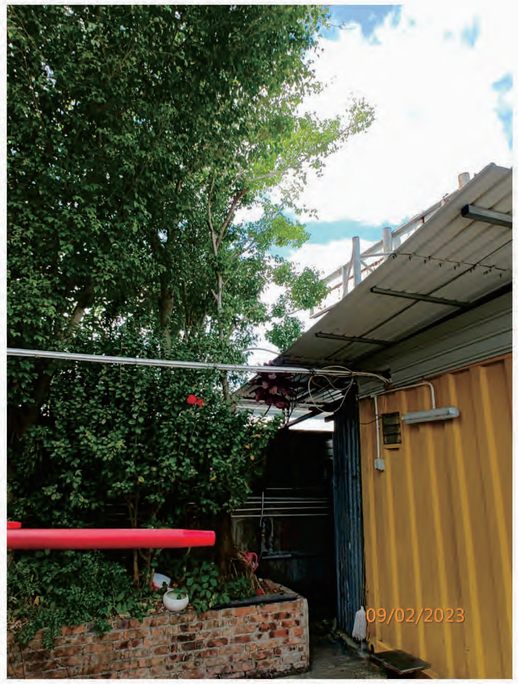
(R) - Retain

(F) - Fell

(T) - Transplant

T13 - Restricted Root (F)

T14 (F)



T14 (F)

T14 (F)

T14 - Restricted Root (F)

T14 - Decay On Trunk (F)

T15 (F)

T15 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

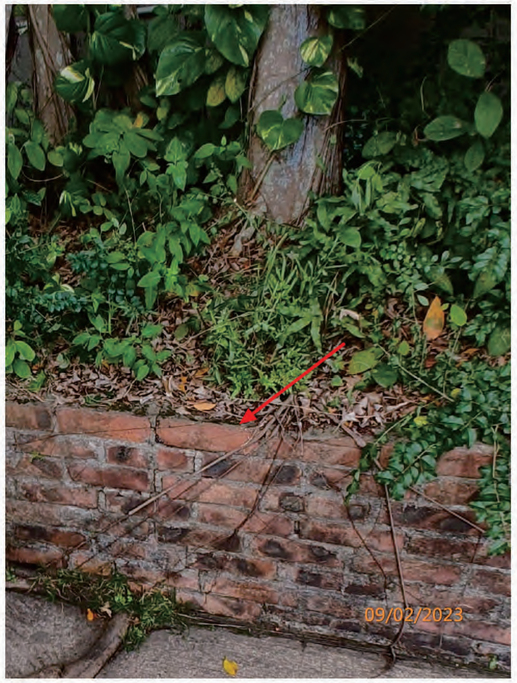
T15 - Restricted Root (F)

T15 - Cross Branches (F)

T16 (F)

T16 (F)

T16 (F)



T16 - Restricted Root (F)

T17 (F)

T17 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

Photographic Record of Existing Trees

PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

LanDes

T17 (F)

T18 (F)

T18 (F)

T18 (F)

T18 - Restricted Root (F)

T19 (F)

T19 (F)

T19 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T19 - Restricted Root (F)

T20 (F)

T20 (F)

T20 - Restricted Root (F)

T20 - Decay Trunk (F)

T20 - Trunk Topped (F)

T21 (F)

T21 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

Photographic Record of Existing Trees

PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

LanDes

T21 (F)

T21 - Restricted Root (F)

T22 (F)

T22 (F)

T22 (F)

T22 - Restricted Root (F)

T22 - Trunk Conflicted With Wall (F)

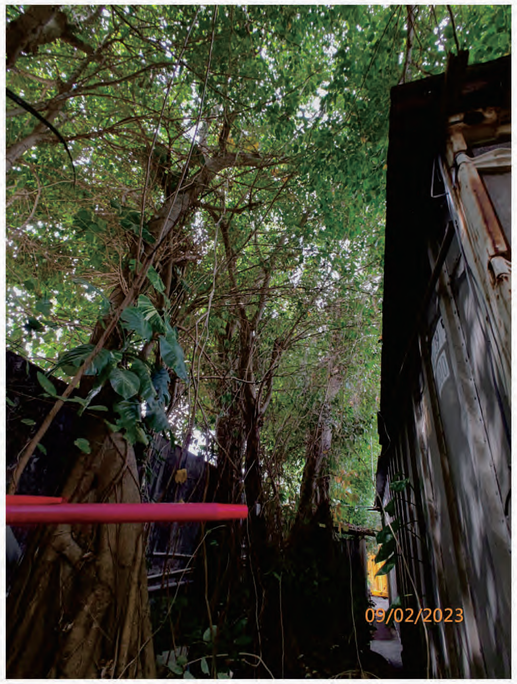
T23 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

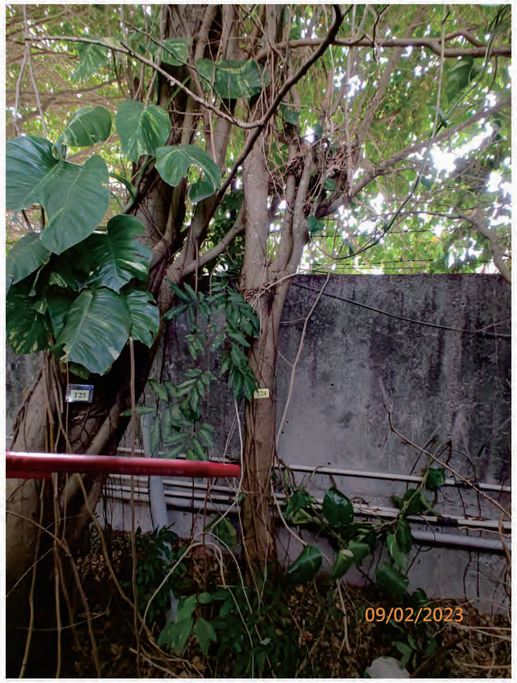


T23 (F)

T23 (F)

T23 - Restricted Root (F)

T24 (F)



T24 (F)

T24 (F)

T24 - Restricted Root (F)

T25 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

Photographic Record of Existing Trees

PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

LanDes

T25 (F)

T25 (F)

T25 (F)

T25 - Restricted Root (F)

T26 (F)

T26 (F)

T26 (F)

T26 - Restricted Root (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T27 (F)

T27 (F)

T27 (F)

T27 - Restricted Root (F)

T27 - Co-dominant Trunks (F)

T28 (F)

T28 (F)

T28 - Restricted Root (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T28 - Branch Topped (F)

T29 (F)

T29 (F)

T29 - Restricted Root (F)

T29 - Crown Topped (F)

T30 (F)

T30 (F)

T30 - Restricted Root (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T30 - V-shaped Branch Union (F)

T31 (T)

T31 (T)

T31 (T)

T31 (T)

T32 (T)

T32 (T)

T32 (T)

LEGEND :

(R) - Retain

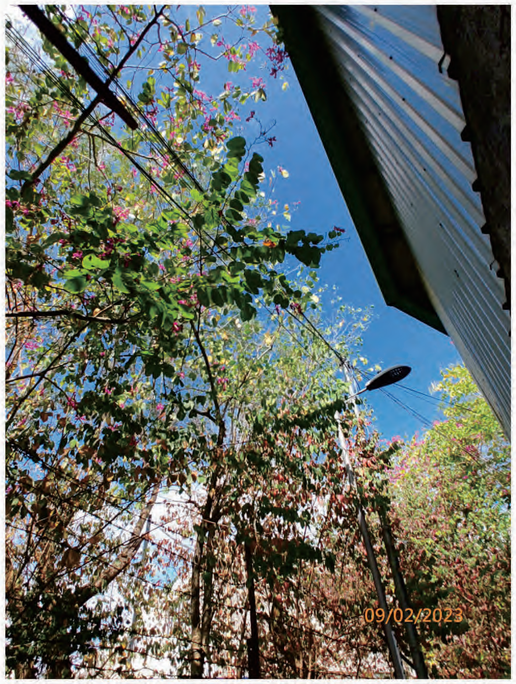
(F) - Fell

(T) - Transplant

T32 (T)

T33 (F)

T33 (F)



T33 (F)

T33 - Restricted Root (F)

T33 - Decay Branch (F)

T34 (F)

T34 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T34 (F)

T34 - Co-dominant Trunks (F)

T34 - Included Brak (F)

T35 (F)

T35 (F)

T35 (F)

T35 - Restricted Root (F)

T35 - Decay On Trunk (F)

LEGEND :

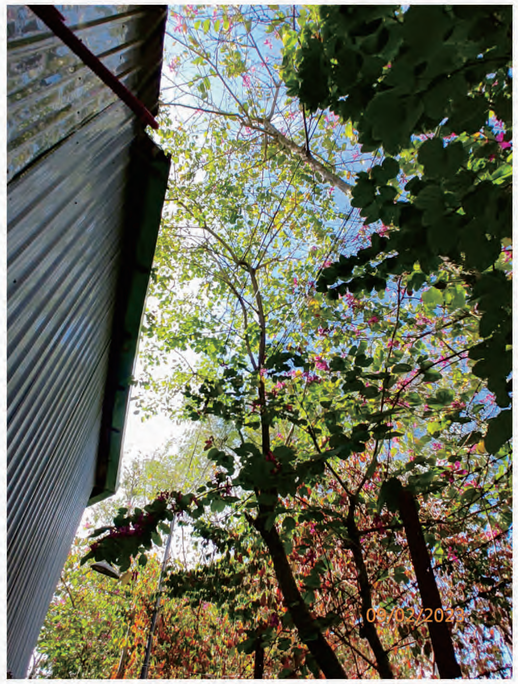
(R) - Retain

(F) - Fell

(T) - Transplant

T36 (F)

T36 (F)



T36 (F)

T36 - Restricted Root (F)

T36 - Decay Stub On Trunk (F)

T37 (F)

T37 (F)

T37 - Leaning (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T37 - V-shaped Branch Union (F)

T37 - Crack On Branch (F)

T38 (F)

T38 (F)

T38 (F)

T38 - Restricted Root (F)

T38 - Decay On Trunk Base (F)

T39 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T39 (F)

T39 (F)

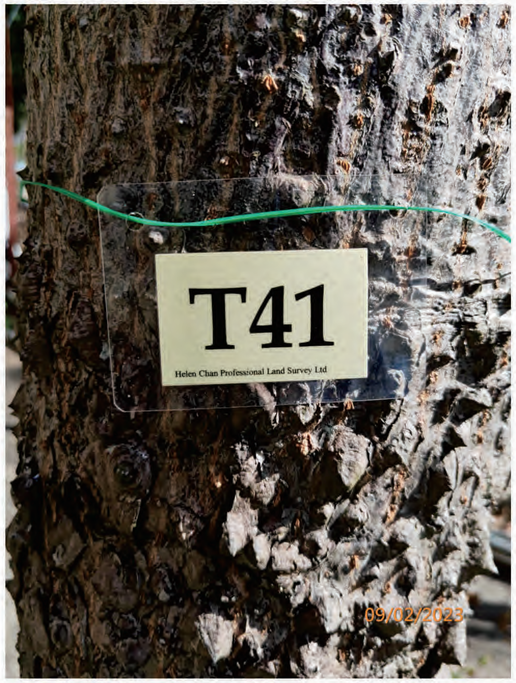
T39 (F)

T39 - Decay On Branch (F)

T40 (F)

T40 (F)

T40 - Restricted Root (F)



T41 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T41 (F)

T41 - Restricted Root (F)

T42 (T)

T42 (T)

T42 (T)

T43 (T)

T43 (T)

T43 (T)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

Photographic Record of Existing Trees

PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

LanDes

T44 (F)

T44 (F)

T44 - Restricted Root (F)

T45 (F)

T45 (F)

T45 - Restricted Root (F)

T46 (F)

T46 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T46 (F)

T46 - Restricted Root (F)

T46 - Iron Bar Embedded In Trunk (F)

T46 - Decay On Branch (F)

T47 (T)

T47 (T)

T47 (T)

T48 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T48 (F)

T48 - Restricted Root (F)

T49 (F)

T49 (F)

T49 - Restricted Root (F)

T49 - Trunk Crooked (F)

T50 (F)

T50 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T50 (F)

T50 - Restricted Root (F)

T50 - Broken Wall (F)

T51 (F)

T51 (F)

T51 - Restricted Root (F)

T51 - Trunk Crooked (F)

T52 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T52 (F)

T52 (F)

T52 - Broken Wall (F)

T52 - Imbalanced Crown (F)

T53 (T)

T53 (T)

T53 (T)

T53 (T)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T54 (T)

T54 (T)

T54 (T)

T54 (T)

T55 (F)

T55 (F)

T55 - Restricted Root (F)

T55 - Branch Topped (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T56 (T)

T56 (T)

T56 (T)

T56 (T)

T57 (F)

T57 (F)

T57 - Restricted Root (F)

T57 - Imbalanced Crown (F)

LEGEND:

(R) - Retain

(F) - Fell

(T) - Transplant

T58 (T)

T58 (T)

T58 (T)

T58 (T)

T59 (F)

T59 (F)

T59 - Restricted Root (F)

T59 - Decay On Trunk (F)

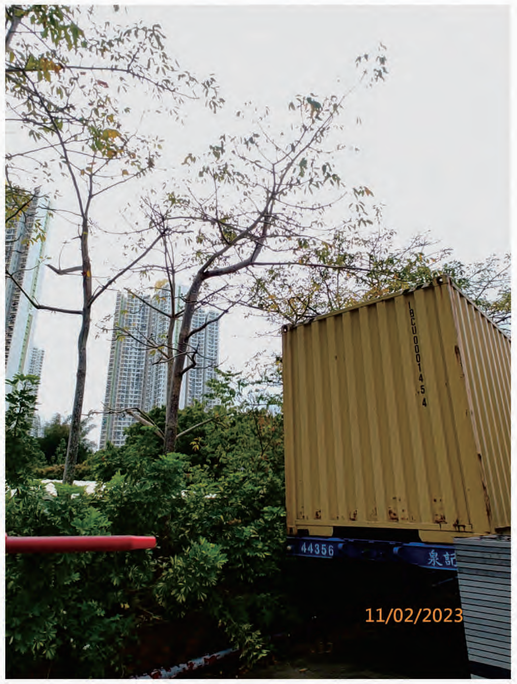
LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T60 (F)



T60 (F)

T60 (F)

T60 - Restricted Root (F)

T61 (F)

T61 (F)

T61 - Restricted Root (F)

T61 - Crack On Branch (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

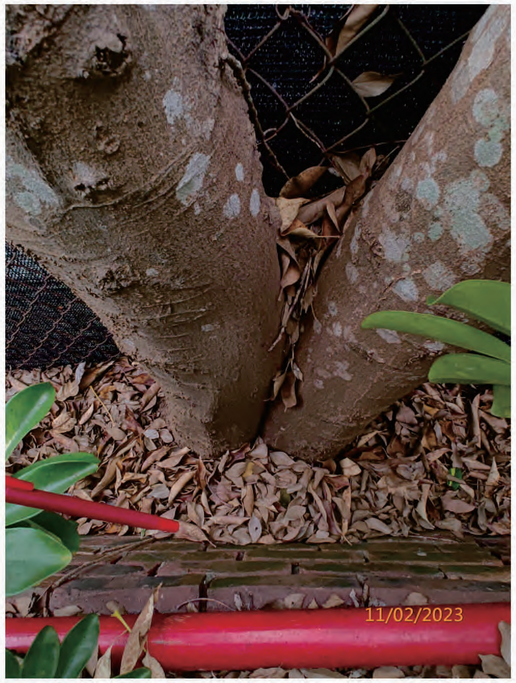
T62 (F)

T62 (F)

T62 - Restricted Root (F)

T63 (F)

T63 (F)



T63 - Restricted Root (F)

T63 - Branch Topped (F)

T64 (T)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

Photographic Record of Existing Trees

PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

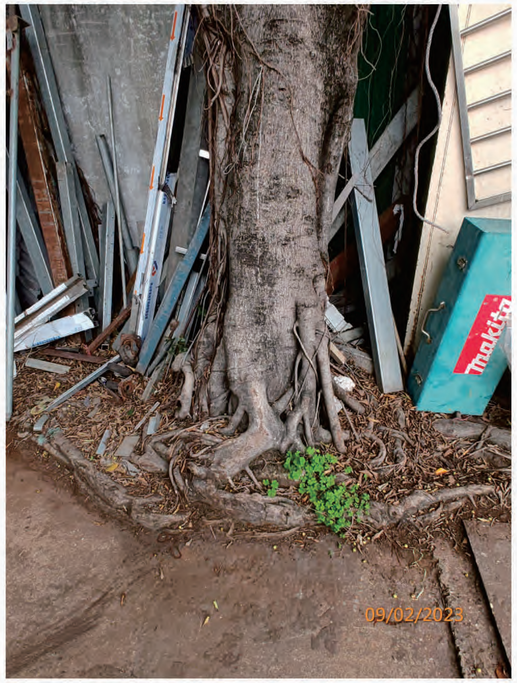
LanDes

T64 (T)

T64 (T)

T65 (F)

T65 (F)



T65 (F)

T65 - Restricted Root (F)

T65 - Wall Embedded In Trunk (F)

T65 - Co-dominant Trunks (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

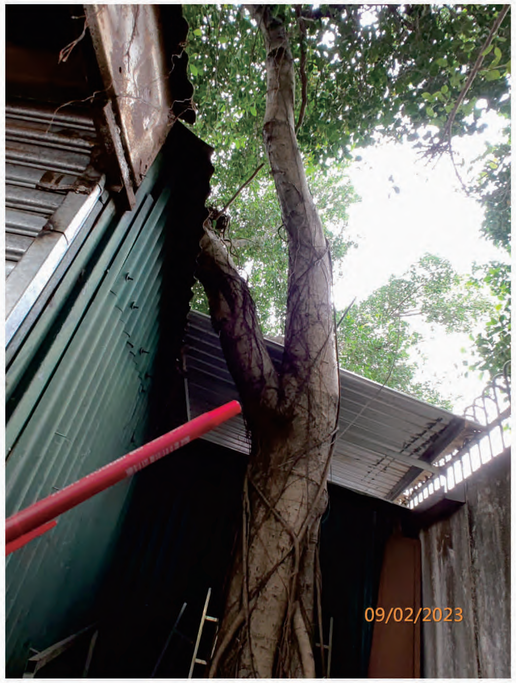
T66 (F)

T66 (F)

T66 (F)

T66 (F)

T66 - Restricted Root (F)



T66 - V-shaped Branch Union (F)

T67 (F)

T67 (F)

LEGEND :

(R) - Retain

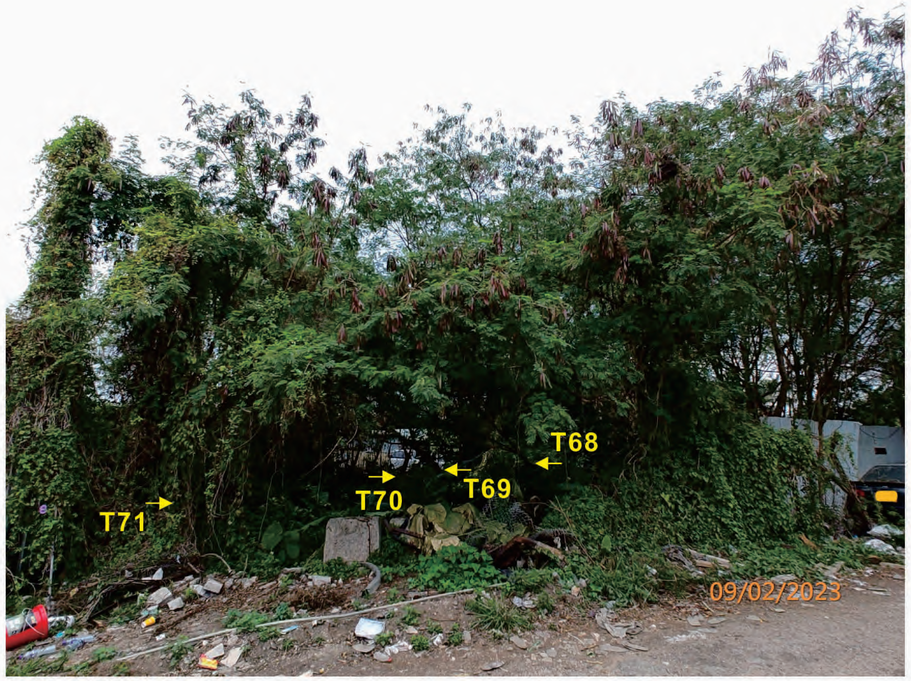
(F) - Fell

(T) - Transplant

T67 - Restricted Root (F)

T67 - Branch Topped (F)

T67 - Pruned Root (F)



T68 - T71 (F)

T68 - T71 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T68 - T71 (F)

Note: Access is restricted in Government Land

T71 (F)

T71 (F)

T71 - Restricted Root (F)

T72 (F)

T72 (F)

T72 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

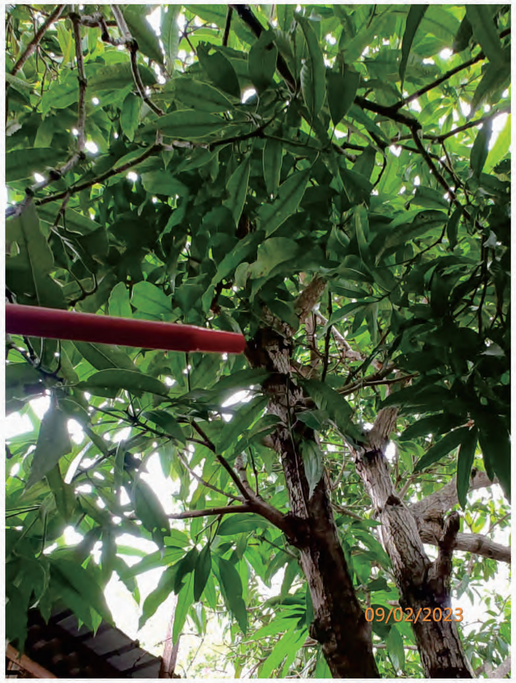
T72 - Restricted Root (F)

T72 - Included Bark (F)

T73 (F)

T73 (F)

T73 - Restricted Root (F)



T73 - Decay Branch (F)

LEGEND :

(R) - Retain

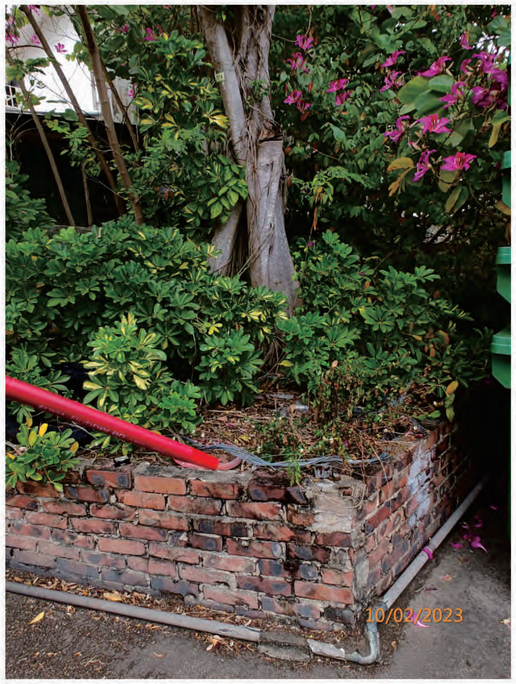
(F) - Fell

(T) - Transplant

T74 (F)

T74 (F)

T74 (F)

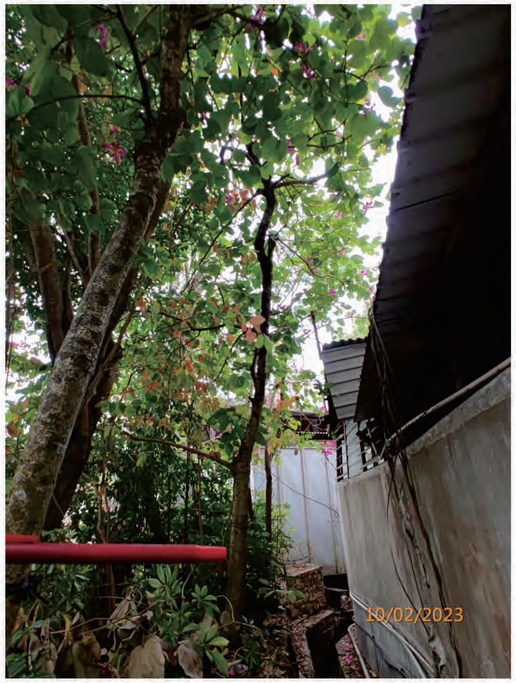


T74 - Restricted Root (F)

T74 - Multiple Attachments (F)

T74 - Pruned Wound On Trunk (F)

T75 (F)



T75 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T75 - Restricted Root (F)

T75 - Decay Branch (F)

T76 (F)

T76 (F)

T76 - Restricted Root (F)

T76 - Cross Branches (F)

T77 (F)

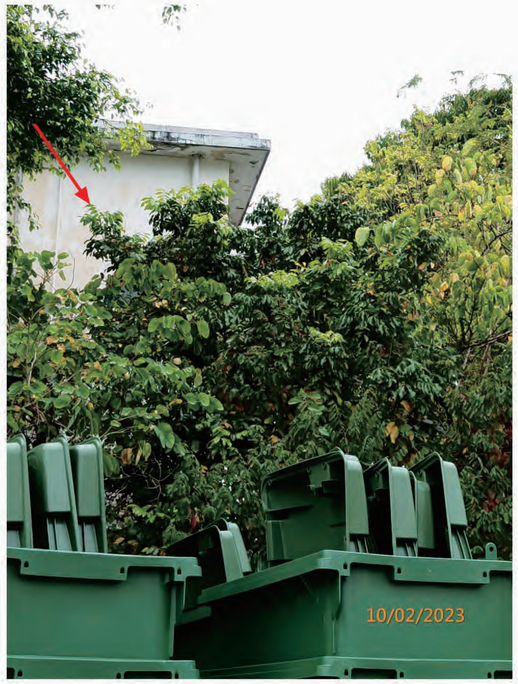
T77 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

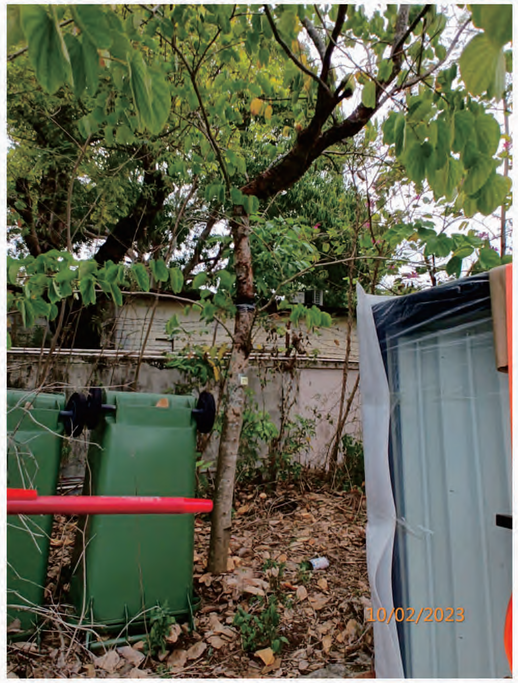


T77 (F)

T77 - Restricted Root (F)

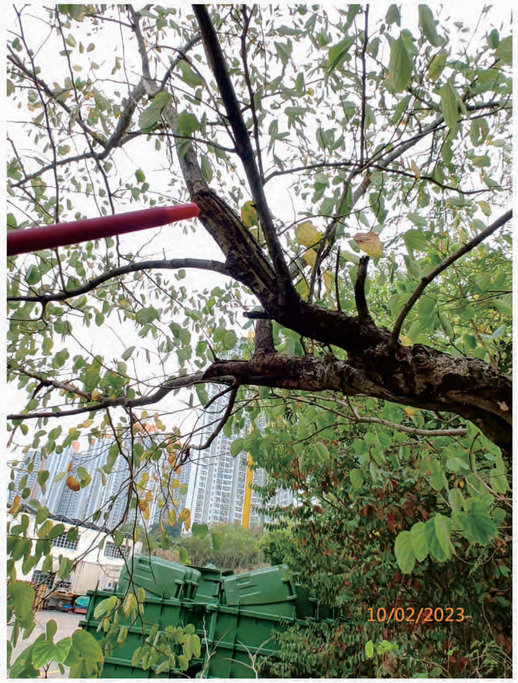
T77 - Cross Trunks (F)

T78 (F)



T78 (F)

T78 - Trunk Split (F)



T78 - Decay Branch (F)

T78 - Sign Of Borer (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T79 (F)

T79 (F)

T79 - Restricted Root (F)

T79 - Co-dominant Trunks (F)

T79 - Decay Trunk (F)

T80 (T)

T80 (T)

T80 (T)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T81 (F)

T81 (F)

T81 - Restricted Root (F)

T81 - Crack On Trunk (F)

T81 - Truncated Branches (F)

T82 (F)

T82 (F)

T82 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T82 - Decay Branch (F)

T83 (T)

T83 (T)

T83 (T)

T84 (F)

T84 (F)

T84 - Restricted Root (F)

T84 - Cable Embedded In Trunk (F)

LEGEND :

(R) - Retain

(F) - Fell

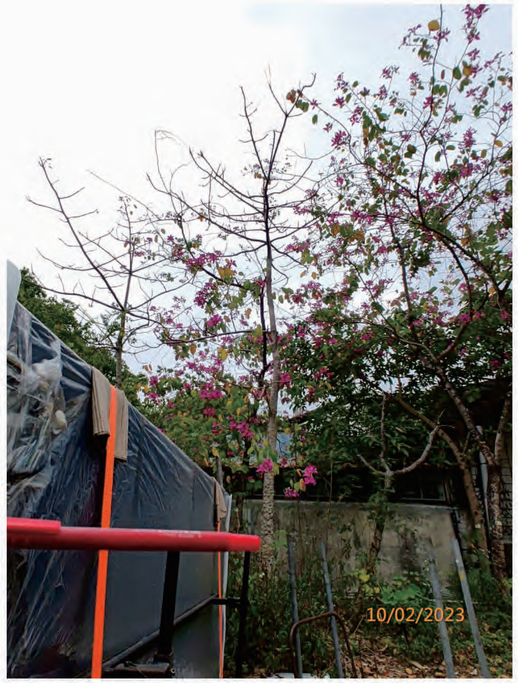
(T) - Transplant

T85 (T)

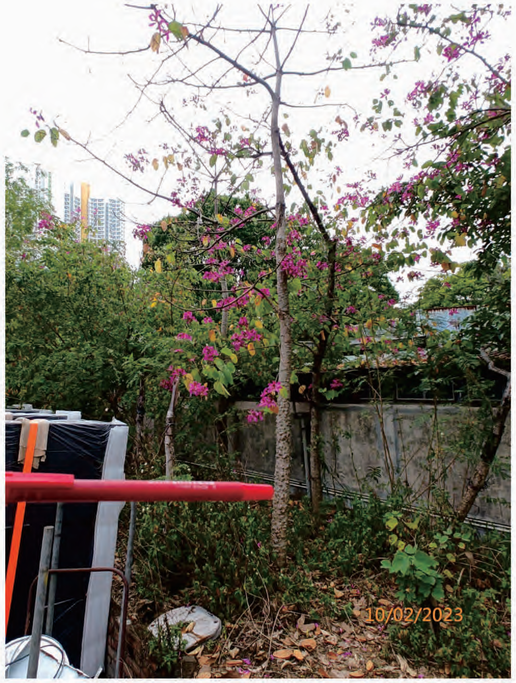
T85 (T)

T85 (T)

T86 (T)



T86 (T)



T86 (T)

T86 (T)

T87 (T)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

Photographic Record of Existing Trees

PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

LanDes

T87 (T)

T87 (T)

T88 (F)

T88 (F)

T88 - Restricted Root (F)

T89 (R)

T89 (R)

T89 (R)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T89 (R)

T89 - Root Rot (R)

T89 - Decay On Trunk (R)

T89 - Cavity On Trunk (R)

T90 (T)

T90 (T)

T90 (T)

T90 (T)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T91 (T)

T91 (T)

T92 (F)

T92 (F)

T92 - Restricted Root (F)

T92 - Multiple Attachments (F)

T93 (F)

T93 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T93 - Restricted Root (F)

T93 - V-shaped Branch Union (F)

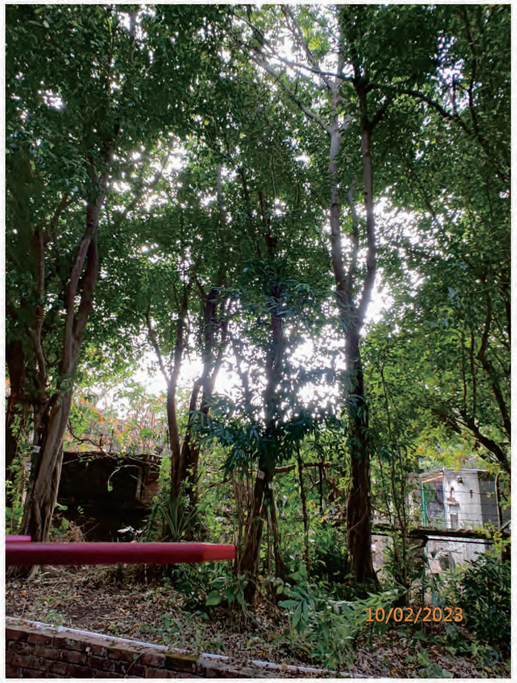
T94 (F)

T94 (F)

T94 - Restricted Root (F)

T94 - Multiple Trunks (F)

T95 (F)



T95 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T95 - Restricted Root (F)

T95 - Truncated Branch (F)

T96 (F)

T96 (F)

T96 - Restricted Root (F)

T96 - V-shaped Branch Union (F)

T96 - Truncated Branch (F)

T97 (T)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T97 (T)

T97 (T)

T97 (T)

T98 (F)

T98 (F)

T98 - Restricted Root (F)

T98 - V-shaped Branch Union (F)

T99 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

Photographic Record of Existing Trees

PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

LanDes

T99 (F)

T99 - Decay On Trunk (F)

T99 - Decay Branch (F)

T100 (F)

T100 (F)

T100 - Restricted Root (F)

T100 - Imbalanced Crown (F)

T101 (F)

LEGEND:

(R) - Retain

(F) - Fell

(T) - Transplant

T101 (F)

T101 - Restricted Root (F)

T101 - Multiple Attachments (F)

T102 (F)

T102 (F)

T102 (F)

T102 - Restricted Root (F)

T103 (F)

LEGEND:

(R) - Retain

(F) - Fell

(T) - Transplant

Photographic Record of Existing Trees

PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

LanDes

T103 (F)

T103 - Restricted Root (F)

T103 - Root Rot (F)

T103 - V-shaped Branch Union (F)

T104 (F)

T104 (F)

T104 - Restricted Root (F)

T104 - Trunk Conflicted With
Fire Sprinkler Pipe (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

Photographic Record of Existing Trees

T105 (F)

T105 (F)

T105 - Restricted Root (F)

T105 - Wire Embedded In Trunk (F)

T106 (F)

T106 (F)

T106 - Restricted Root (F)

T106 - Truncated Branch (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

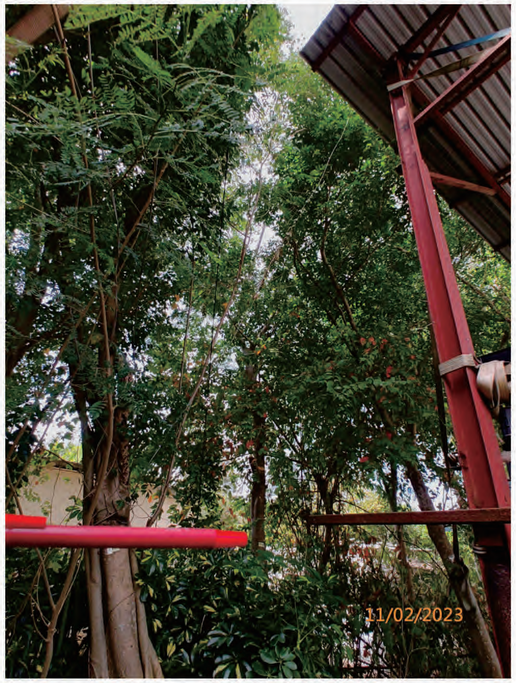
T107 (F)

T107 (F)

T107 - Restricted Root (F)

T107 - Decay Branch (F)

T108 (F)



T108 (F)

T108 (F)

T108 - Restricted Root (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T108 - V-shaped Branch Union (F)

T109 (F)

T109 (F)

T109 (F)

T109 (F)

T110 (F)

T110 (F)

T110 (F)

LEGEND :

(R) - Retain

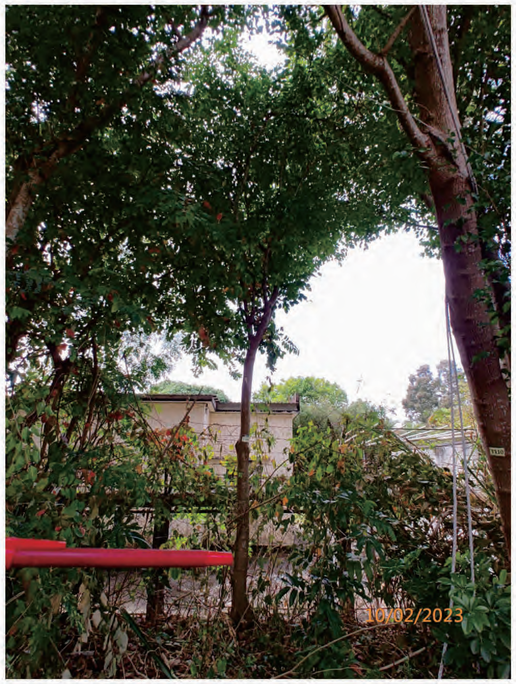
(F) - Fell

(T) - Transplant

T110 - Trunk Strangled By Ficus Root (F)

T110 - Decay On Root (F)

T111 (F)



T111 (F)

T111 - Restricted Root (F)

T111 - Decay On Trunk (F)

T112 (F)

T112 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T112 - Restricted Root (F)

T112 - Dieback (F)

T112 - Crack On Branch (F)

T113 (F)

T113 (F)

T113 (F)

T113 - Multiple Attachments (F)

T113 - Branch Topped (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T114 (F)

T114 (F)

T114 - Restricted Root (F)

T114 - Cross Branches (F)

T115 (T)

T115 (T)

T115 (T)

T115 (T)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T116 (F)

T116 (F)

T116 - Restricted Root (F)

T116 - Multiple Attachments (F)

T117 (F)

T117 (F)

T117 - Restricted Root (F)

T117 - Multiple Attachments (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T117 - Imbalanced Crown (F)

T118 (R)

T118 (R)

T118 (R)

T118 (R)

T119 (R)

T119 (R)

T119 (R)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T119 (R)

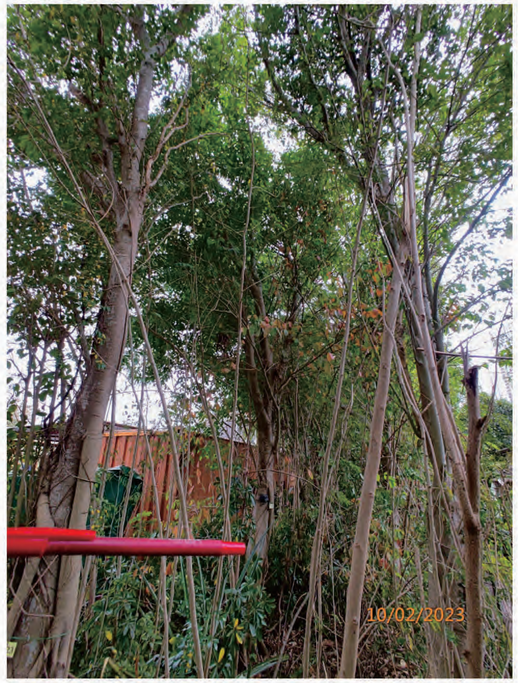
T120 (R)

T120 (R)

T120 (R)

T120 (R)

T121 (R)



T121 (R)

T121 (R)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T121 (R)

T122 (R)

T122 (R)

T122 (R)

T122 (R)

T123 (R)

T123 (R)

T123 (R)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T123 (R)

T124 (R)

T124 (R)

T124 (R)

T124 (R)

T125 (R)

T125 (R)

T125 (R)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

Photographic Record of Existing Trees

PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

LanDes

T125 (R)

T126 (F)

T126 (F)

T126 - Restricted Root (F)

T126 - Trunk Topped (F)

T127 (F)

T127 (F)

T127 - Restricted Root (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T127 - Decay On Trunk (F)

T127 - Crack On Trunk (F)

T128 (F)

T128 (F)

T128 - Restricted Root (F)

T128 - Crack On Trunk (F)

T129 (F)

T129 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T129 - Restricted Root (F)

T129 - Crack On Branch (F)

T130 (F)

T130 (F)

T130 - Restricted Root (F)

T130 - Sign Of Borer (F)

T131 (F)

T131 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T131 - Restricted Root (F)

T131 - Broken Branches (F)

T132 (F)

T132 (F)

T132 - Restricted Root (F)

T132 - Included Bark (F)

T133 (F)

T133 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T133 - Restricted Root (F)

T133 - Cross Branches (F)

T134 (F)

T134 (F)

T134 - Restricted Root (F)

T134 - Root Plate Movement (F)

T134 - Decay Stub On Branches (F)

T135 (F)

LEGEND:

(R) - Retain

(F) - Fell

(T) - Transplant

T135 (F)

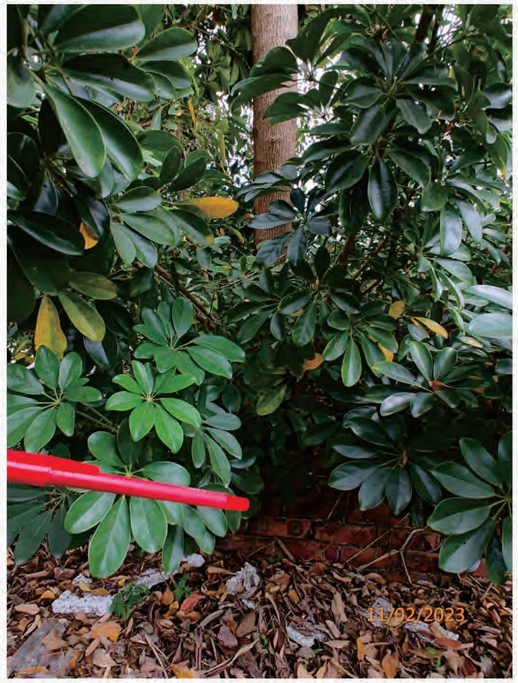
T135 (F)

T135 (F)

T135 - Broken Branch (F)

T136 (F)

T136 (F)



T136 - Restricted Root (F)

T136 - Trunk Bending (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

Photographic Record of Existing Trees

PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

LanDes

T137 (F)

T137 (F)

T137 - Restricted Root (F)

T137 - Branch Topped (F)

T138 (F)

T138 (F)

T138 - Restricted Root (F)

T138 - Leaning (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T139 (F)

T139 (F)

T139 - Restricted Root (F)

T139 - Rope Embedded In Trunk (F)

T140 (F)

T140 (F)

T140 - Restricted Root (F)

T140 - Included Bark (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T140 - Cross Branches (F)

T141 (F)

T141 (F)

T141 - Restricted Root (F)

T141 - Leaning (F)

T142 (F)

T142 (F)

T142 - Restricted Root (F)

LEGEND :

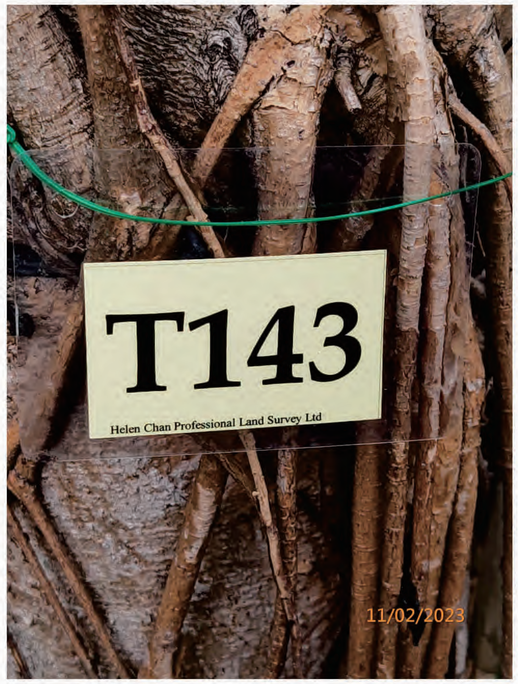
(R) - Retain

(F) - Fell

(T) - Transplant

T142 - V-shaped Branch Union (F)

T142 - Dieback (F)



T143 (F)

T143 (F)

T143 - Restricted Root (F)

T143 - Dieback (F)

T143 - Abnormal Bark Crack On Branches (F)

T144 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T144 (F)

T144 - Restricted Root (F)

T144 - Multiple Attachments (F)

T144 - Dieback (F)

T145 (F)

T145 (F)

T145 - Restricted Root (F)

T145 - Decay On Branch (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T146 (F)

T146 (F)

T146 - Restricted Root (F)

T146 - Cavity On Trunk (F)

T146 - Cross Branches (F)

T147 (F)

T147 (F)

T147 - Restricted Root (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

Photographic Record of Existing Trees

PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

LanDes

T147 - Cavity On Trunk (F)

T147 - Multiple Attachments (F)

T148 (F)

T148 (F)

T148 - Restricted Root (F)

T148 - Co-dominant Trunks (F)

T148 - Decay Branch (F)

T149 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T149 (F)

T149 - Restricted Root (F)

T149 - Branch Topped (F)

T150 (F)

T150 (F)

T150 - Restricted Root (F)

T150 - Decay On Trunk (F)

T151 (F)

LEGEND:

(R) - Retain

(F) - Fell

(T) - Transplant

Photographic Record of Existing Trees

PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

LanDes

T151 (F)

T151 - Restricted Root (F)

T151 - Rope Embedded In Trunk (F)

T152 (F)

T152 (F)

T152 - Restricted Root (F)

T153 (F)

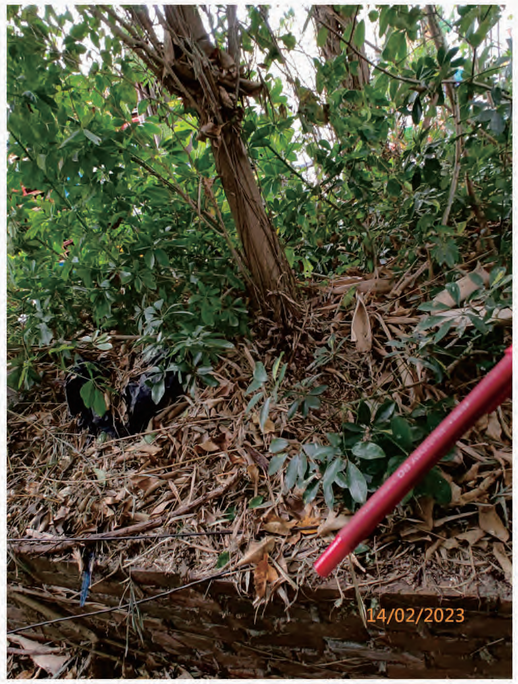
T153 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant



T153 - Restricted Root (F)

T153 - Leaning (F)

T153 - Decay On Trunk (F)

T154 (F)

T154 (F)

T154 - Restricted Root (F)

T154 - Rope Embedded In Trunk (F)

T155 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T155 (F)

T155 - Restricted Root (F)

T155 - Included Bark (F)

T155 - Broken Branch (F)

T156 (F)

T156 (F)

T156 - Restricted Root (F)

T156 - Branch Crooked (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T157 (F)

T157 (F)

T157 - Restricted Root (F)

T157 - Broken Trunk (F)

T158 (F)

T158 (F)

T158 - Restricted Root (F)

T158 - Decay on Trunk (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

Photographic Record of Existing Trees

PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

LanDes

T159 (F)

T159 (F)

T159 - Restricted Root (F)

T159 - Leaning (F)

T159 - Exposed Dead Wood On Trunk (F)

T160 (F)

T160 (F)

T160 - Restricted Root (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T160 - Truncated Branch (F)

T161 (F)

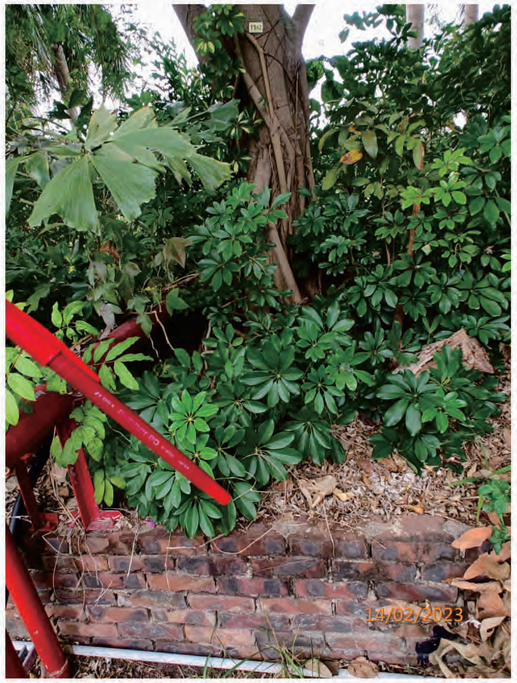
T161 (F)

T161 - Restricted Root (F)

T161 - Cross Branch With T160 (F)

T162 (F)

T162 (F)



T162 - Restricted Root (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T162 - Root Conflicted With Fire Sprinkler Pipe (F)

T162 - Cross Branches (F)

T163 (F)

T163 (F)

T163 - Root Rot (F)

T163 - Co-dominant Trunks (F)

T163 - Trunk Topped (F)

T164 (F)

LEGEND:

(R) - Retain

(F) - Fell

(T) - Transplant

T164 (F)

T164 - Restricted Root (F)

T164 - Cross Trunk (F)

T164 - Decay Stub On Trunk (F)

T165 (F)

T165 (F)

T165 - Restricted Root (F)

T165 - Exposed Dead Wood On Trunk (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T165 - Cross Branches (F)

T166 (F)

T166 (F)

T166 - Restricted Root (F)

T166 - Included Bark (F)

T166 - Decay On Trunk Base (F)

T167 (F)

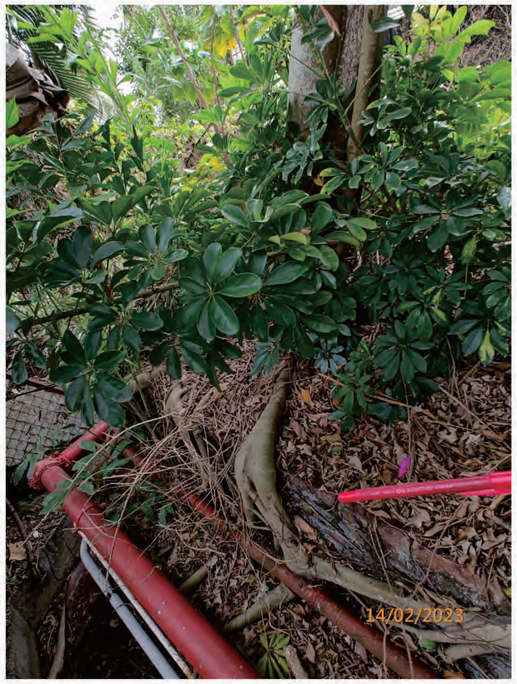
T167 (F)

LEGEND:

(R) - Retain

(F) - Fell

(T) - Transplant



T167 - Restricted Root (F)

T168 (F)

T168 (F)

T168 - Restricted Root (F)

T168 - Exposed Dead Wood On Trunk (F)

T169 (F)

T169 (F)

T169 - Restricted Root (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T170 (F)

T170 (F)

T170 - Restricted Root (F)

T170 - Decay On Trunk (F)

T170 - Decay Branch (F)

T171 (F)

T171 (F)

T171 - Restricted Root (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T171 - Leaning (F)

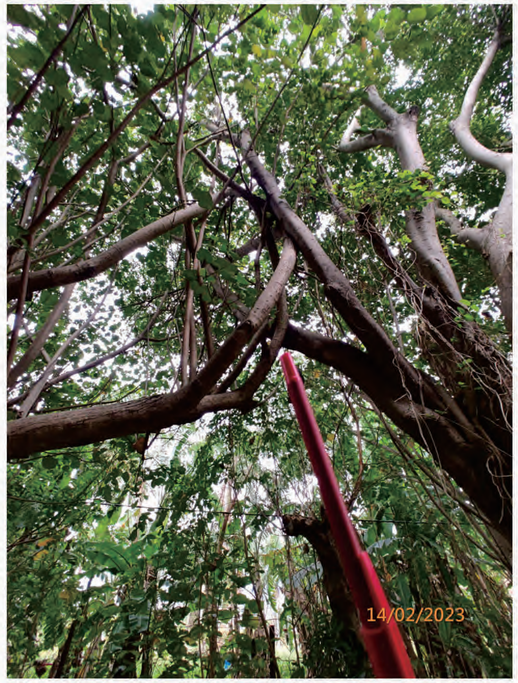
T171 - Truncated Branch (F)

T172 (F)

T172 (F)

T172 - Restricted Root (F)

T172 - Trunk Crooked (F)



T172 - Cross Branches With T171 (F)

T173 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T173 (F)

T173 - Restricted Root (F)

T173 - Decay Branch (F)

T174 (F)

T174 (F)

T174 - Restricted Root (F)

T174 - Decay On Trunk (F)

T175 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T175 (F)

T175 - Restricted Root (F)

T175 - V-shaped Branch Union (F)

T176 (F)

T176 (F)

T176 - Restricted Root (F)

T176 - Decay Branch (F)

T177 (T)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T177 (T)

T177 (T)

T177 (T)

T178 (F)

T178 (F)

T178 - Restricted Root (F)

T178 - Decay On Branch (F)

T179 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T179 (F)

T179 - Cavity On Trunk Base (F)

T179 - Cavity On Trunk (F)

T180 (F)

T180 (F)

T180 - Restricted Root (F)

T180 - Truncated Branch (F)

T181 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

Photographic Record of Existing Trees

PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

LanDes

T181 (F)

T181 - Uproot (F)

T182 (F)

T182 (F)

T182 - Restricted Root (F)

T182 - Leaning (F)

T183 (T)

T183 (T)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T183 (T)

T183 (T)

T184 (T)

T184 (T)

T184 (T)

T184 (T)

T185 (T)

T185 (T)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T185 (T)

T185 (T)

T186 (F)

T186 (F)

T186 - Restricted Root (F)

T186 - Multiple Attachments (F)

T187 (F)

T187 (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

T187 - Restricted Root (F)

T187 - Multiple Attachments (F)

T188 (T)

T188 (T)

T188 (T)

T188 (T)

T189 (T)

T189 (T)

LEGEND :

(R) - Retain

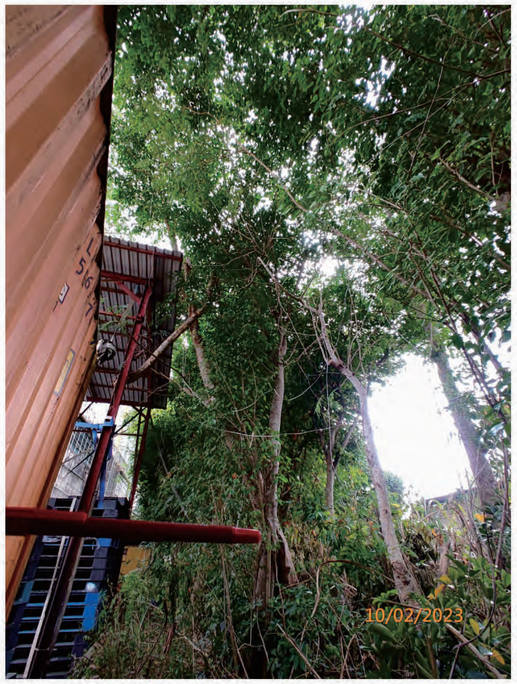
(F) - Fell

(T) - Transplant

T189 (T)

T189 (T)

T190 (F)



T190 (F)

T190 - Decay On Trunk (F)

T190 - Multiple Attachments (F)

T190 - Decay Branch (F)

LEGEND :

(R) - Retain

(F) - Fell

(T) - Transplant

Appendix B

Landscape Master Plan

And

Landscape Details

LEGEND:

- APPLICATION SITE BOUNDARY
- T81 EXISTING TREE TO BE RETAINED (WITHIN APPLICATION SITE BOUNDARY)
- T51 FINAL LOCATION OF TRANSPLANTED TREE
- PROPOSED HEAVY STANDARD TREE
- PROPOSED SHRUBS/ GROUNDCOVER
- PROPOSED LAWN
- PRIVATE GARDEN
- VERTICAL GREEN WALL
- +150.45 PROPOSED LEVEL
- PROPOSED PAVING

Direct transplantation of trees to their final location at undisturbed areas to improve their survival rate after transplantation.

Provision of Buffer Planting along the Boundary to alleviate the Visual Intrusion of the Development and provide Visual Amenity to the Occupants and Neighbors

Sha Tau Kok Road - Lung Yeuk Tau

Provision of Green Roof on top of Shopping Arcade to enhance the Local Greenery and form the Visual Courtyard to the Neighbors

Careful Setback (13m) of the Building Edge the Boundary in order to improve the Streetscape of the Sha Tau Kok Road

Provision of Recreational Facilities in Landscape Zones to cater for the Recreational Needs of the Occupants and Visitors

Provision of Green Roof on top of Club House to enhance the Local Greenery and form the Visual Courtyard to the Neighbors

LMP02 LMP03 LMP04

LD101 LD102

TOWER 1 TOWER 2 TOWER 3 TOWER 4 TOWER 5

DAO YANG ROAD

PROJECT :
PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

DRAWING TITLE :
LANDSCAPE MASTER PLAN (OVERALL)

PROJECT No. C2241

DRAWING No. LMP01

SCALE : 1:1000

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-LMP01

REV	DESCRIPTION	DATE
A	GENERAL AMENDMENT	11/04/23

DESIGN BY : TEL

DRAWN BY : TEL

CHECKED BY : CAD

APPROVED BY : TEL

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LEGEND:

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- PROPOSED HEAVY STANDARD TREE
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- PROPOSED LAWN
- PRIVATE GARDEN
- VERTICAL GREEN WALL
- +150.45 PROPOSED LEVEL
- PROPOSED PAVING

KEY PLAN
SCALE 1:4000

LEGEND:

1. Vehicular Entrance
2. Basement Carpark Entrance
3. Entrance to Shopping Arcade
4. Terrace Gardens
5. Gathering Courtyard
6. Feature Tree
7. Parking Lots

PROJECT :
PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

DRAWING TITLE :
LANDSCAPE MASTER PLAN (SHEET 1 OF 3)

PROJECT No. C2241

DRAWING No. LMP02

SCALE : 1:500

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-LMP02

REV	DESCRIPTION	DATE
A	GENERAL AMENDMENT	11/04/23

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LEGEND:

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- PROPOSED LAWN
- PRIVATE GARDEN
- VERTICAL GREEN WALL
- +150.45 PROPOSED LEVEL
- PROPOSED PAVING

KEY PLAN
SCALE 1:4000

LEGEND:

1. Clubhouse
2. Swimming Pool
3. Meandering Path
4. Gathering Courtyard
5. Seat Bench
6. Multi-functional Lawn
7. Board Walk
8. Yoga Place
9. Bicycle Parking
10. Children Play Area
11. Fitness Equipment

PROJECT :
PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

DRAWING TITLE :
LANDSCAPE MASTER PLAN (SHEET 2 OF 3)

PROJECT No. C2241

DRAWING No. LMP03

SCALE : 1:500

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-LMP03

REV	DESCRIPTION	DATE
A	GENERAL AMENDMENT	11/04/23

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PROJECT :
PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

DRAWING TITLE :
LANDSCAPE MASTER PLAN (SHEET 3 OF 3)

PROJECT No. C2241

DRAWING No. LMP04

SCALE : 1:500

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-LMP04

REV	DESCRIPTION	DATE
A	GENERAL AMENDMENT	11/04/23

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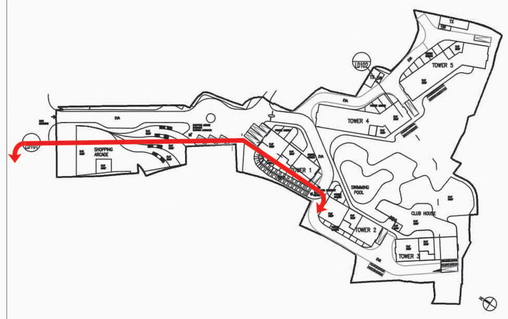
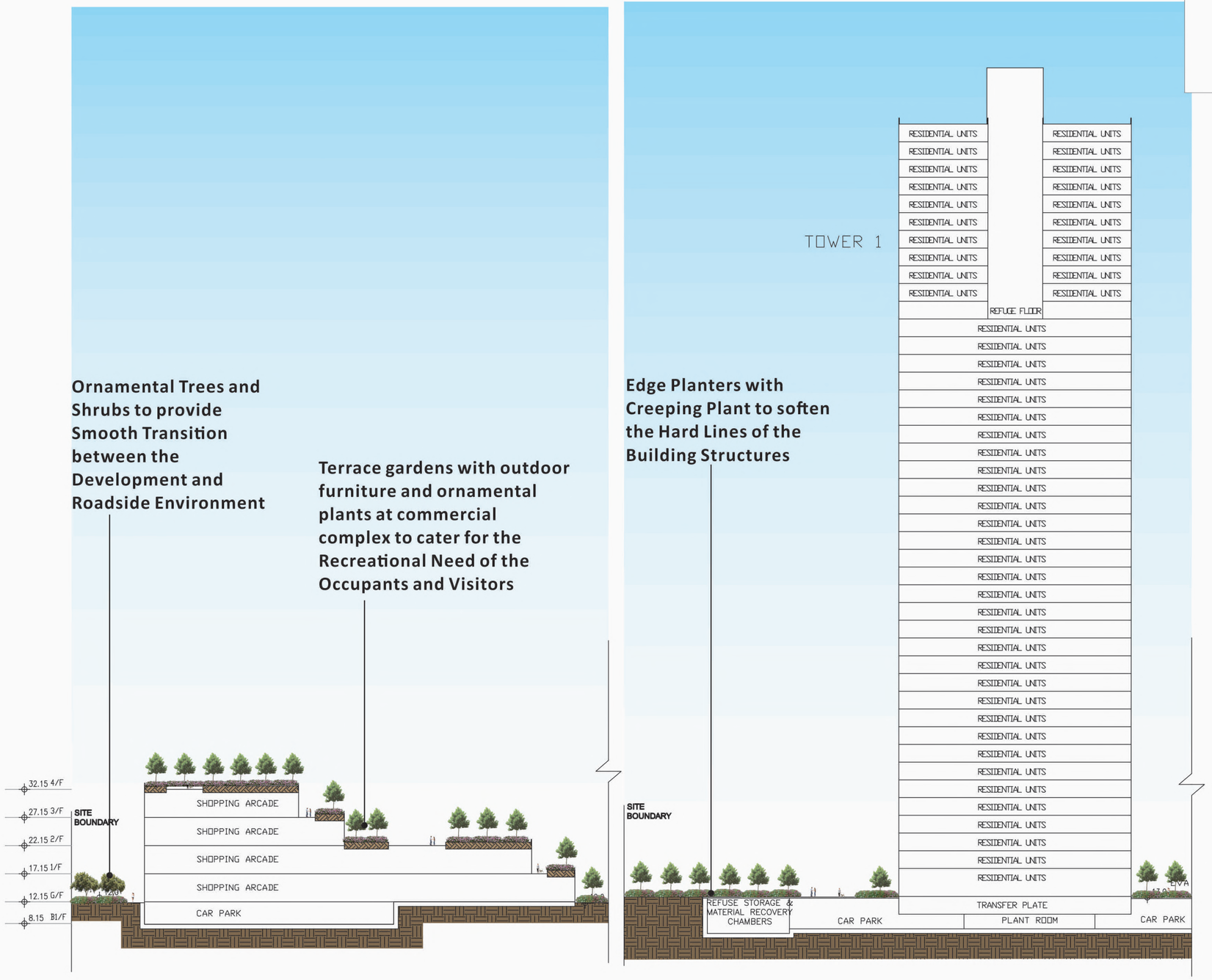


KEY PLAN
SCALE 1:4000



PROJECT :
PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

DRAWING TITLE :
LANDSCAPE SECTION

PROJECT No. C2241

DRAWING No. LD101

SCALE : 1:800

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-LD101

REV	DESCRIPTION	DATE

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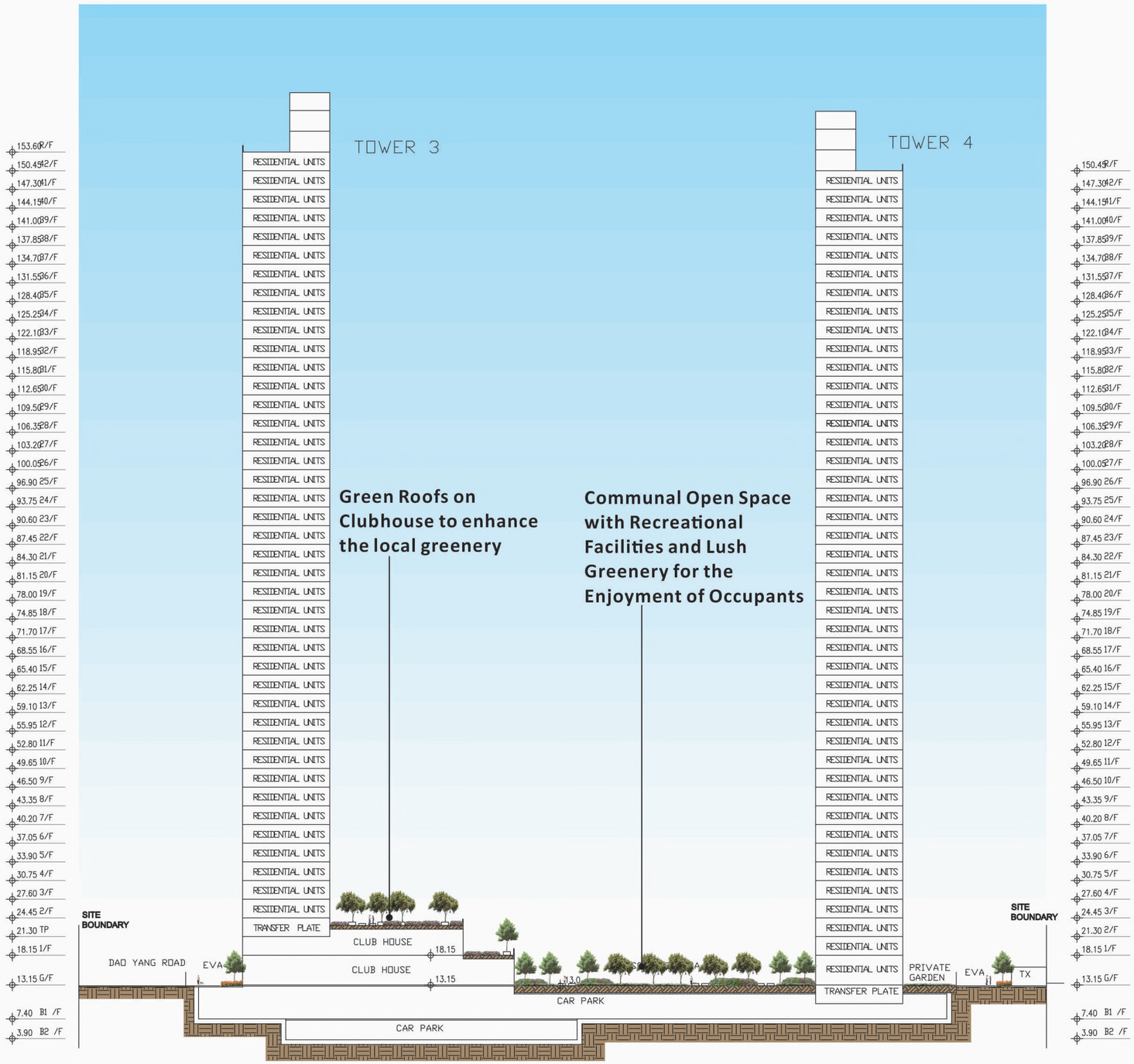

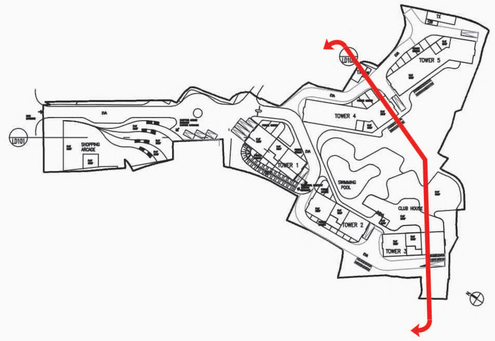

KEY PLAN
SCALE 1:4000

PROJECT :
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DRAWING TITLE :
LANDSCAPE SECTION

PROJECT No. C2241

DRAWING No. LD102

SCALE : 1:800

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-LD102

REV	DESCRIPTION	DATE

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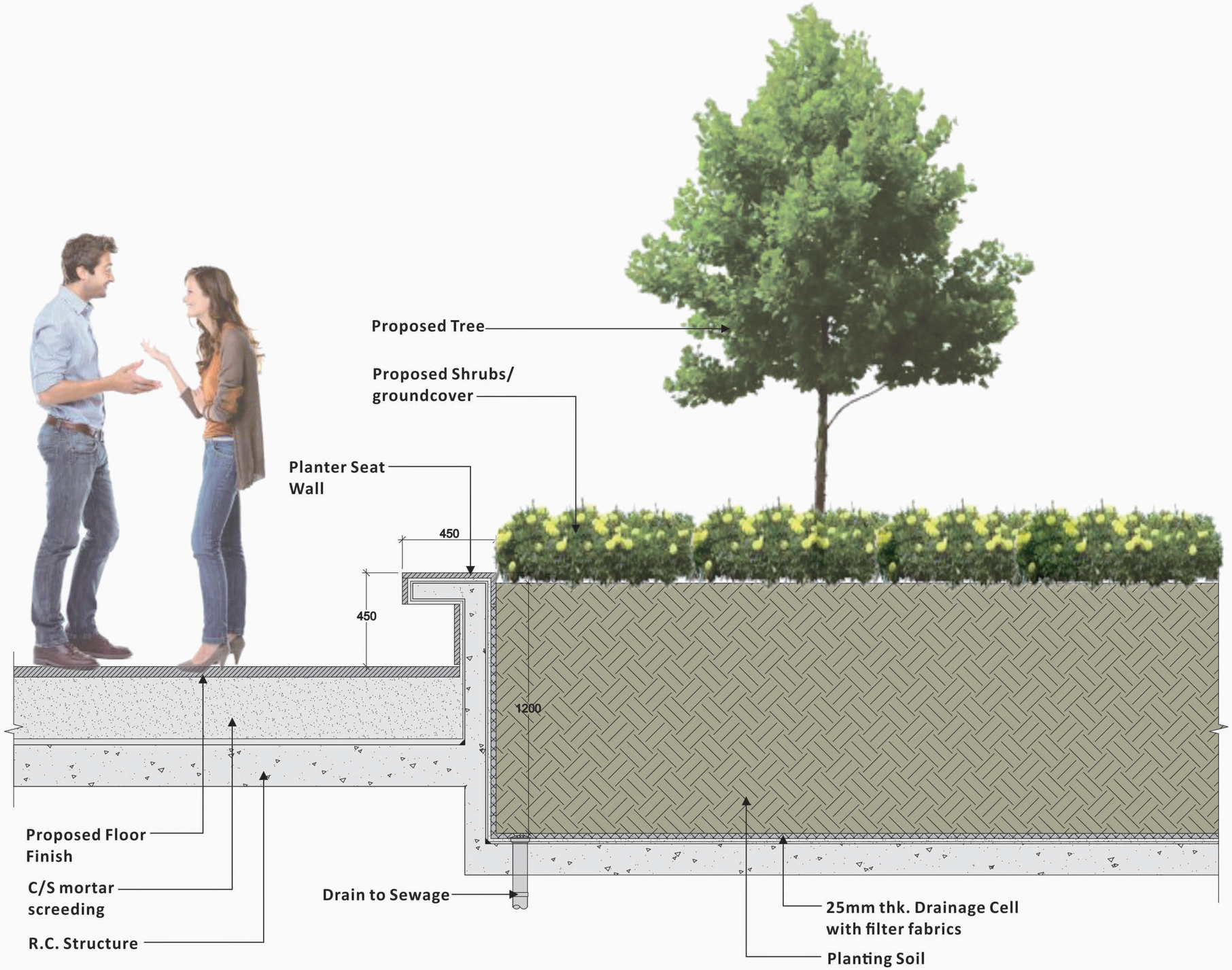

PROJECT :
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DRAWING TITLE :
TYPICAL PLANTER AT G/F

PROJECT No. C2241

DRAWING No. LD103

SCALE : 1:20

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-LD103

REV	DESCRIPTION	DATE

DESIGN BY : TEL

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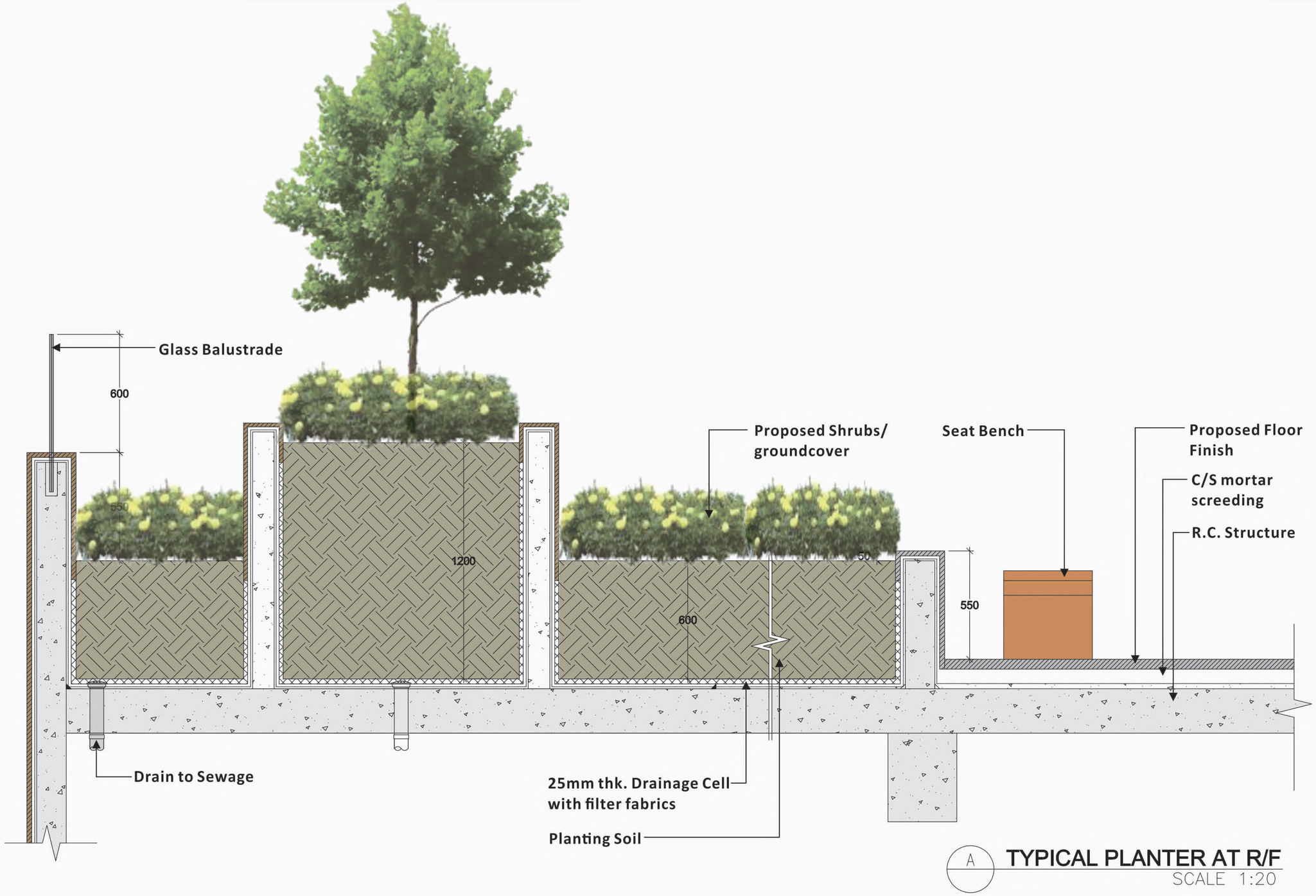

A TYPICAL PLANTER AT R/F
SCALE 1:20

PROJECT :
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DRAWING TITLE :
TYPICAL PLANTER AT FLAT ROOF

PROJECT No. C2241

DRAWING No. LD104

SCALE : 1:20

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-LD104

REV	DESCRIPTION	DATE

DESIGN BY : TEL

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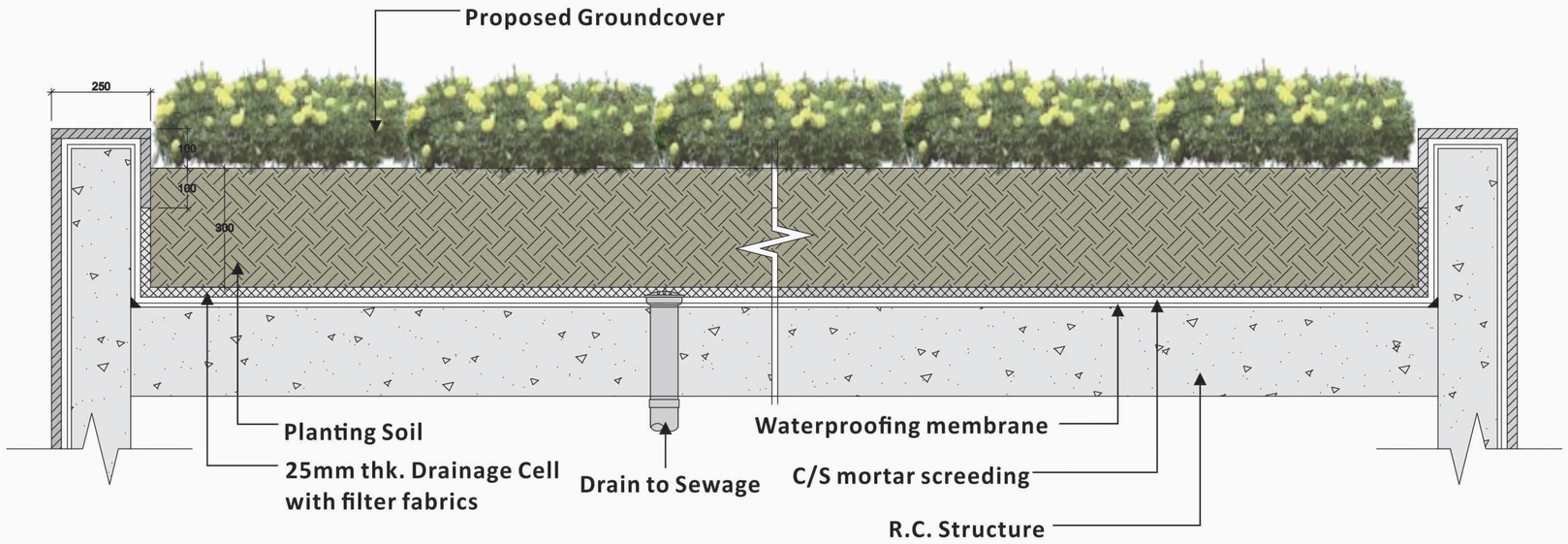

PROJECT :
PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

DRAWING TITLE :
TYPICAL PLANTER AT CLUB HOUSE

PROJECT No. C2241

DRAWING No. LD105

SCALE : 1:15

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-LD105

REV	DESCRIPTION	DATE

DESIGN BY : TEL

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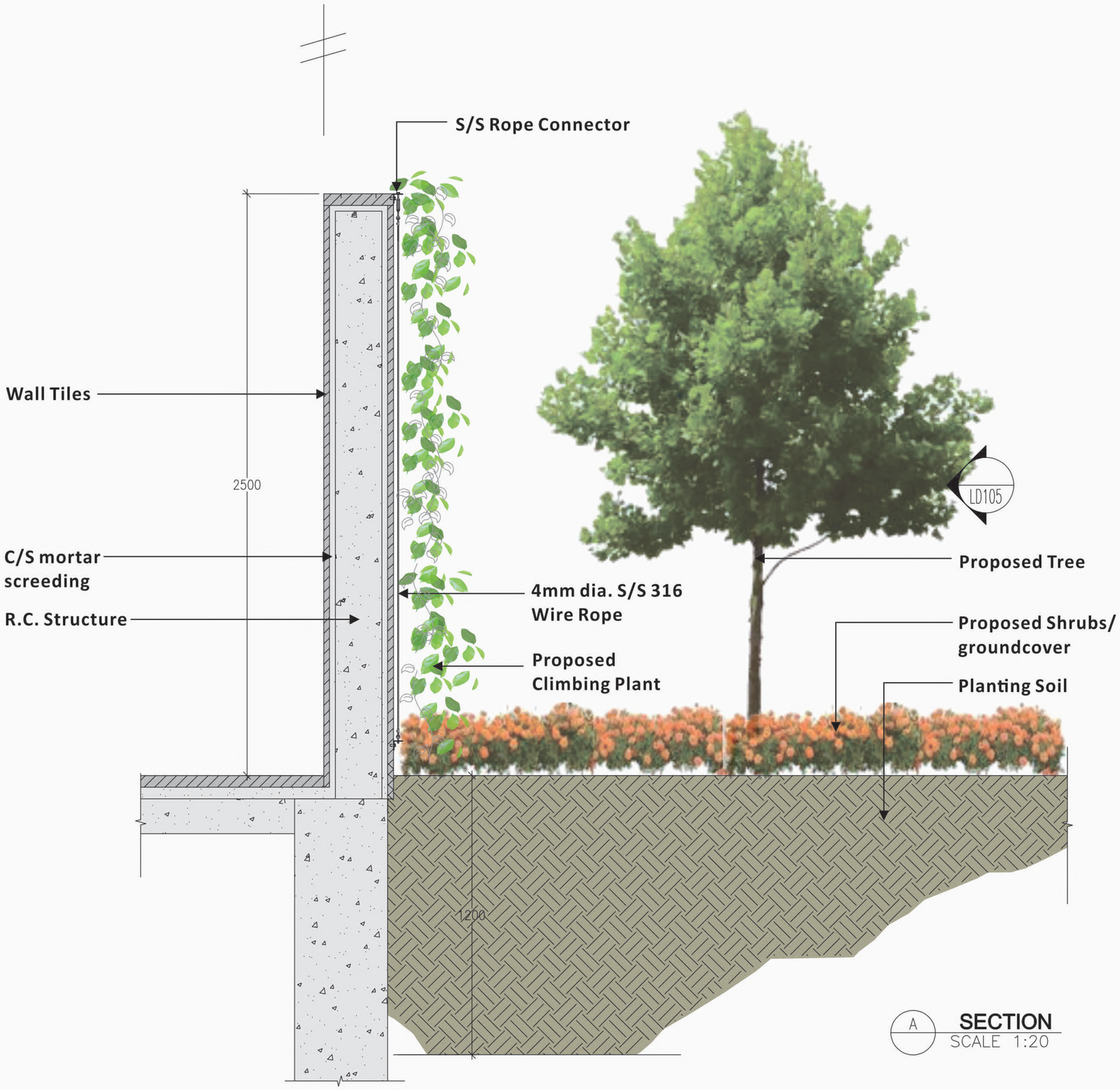

PROJECT :
PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

DRAWING TITLE :
VERTICAL GREEN WALL DETAILS

PROJECT No. C2241

DRAWING No. LD106

SCALE : 1:20

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-LD106

REV	DESCRIPTION	DATE

DESIGN BY : TEL

DRAWN BY : TEL

CHECKED BY : CAD

APPROVED BY : TEL

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A TYPICAL ELEVATION OF VERTICAL GREEN WALL
SCALE 1:30

B REFERENCE IMAGES OF WIRE ROPE N.T.S.

PROJECT :
PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

DRAWING TITLE :
VERTICAL GREEN WALL DETAILS

PROJECT No. C2241

DRAWING No. LD107

SCALE : AS SHOWN

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-LD107

REV	DESCRIPTION	DATE

DESIGN BY : TEL

DRAWN BY : TEL

CHECKED BY : CAD

APPROVED BY : TEL

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Appendix C

Planting Plans

Quantity	Code	Chinese Name	Botanical Name	Height (mm)	Spread (mm)	DBH (mm)	Spacing (mm)	Remark
HEAVY STANDARD TREES								
18	BJ	秋楓	*Bischofia javanica*	4500	1500	80	4000	straight trunk and balanced form
23	CJ	山茶	*Camellia Japonica*	3000	1250	80	4000	Abundance of Foliage, Well-Formed, Full Spread Formed
39	GS	菲島福木	*Garcinia Subelliptica*	4000	1250	80	4000	Straight trunk, balanced form
14	LI	紫薇	*Lagerstroemia indica*	3000	1500	80	4000	Straight trunk, balanced form
35	OF	桂花	*Osmanthus fragran*	3000	1500	80	4000	Straight trunk, balanced form
3	OF1	桂花	*Osmanthus fragran*	5000	2000	100	4000	Straight trunk, balanced form
4	PR	紅雞蛋花	*Plumeria rubra*	3000	2000	80	4000	Straight trunk, balanced form
12	SD	山烏桕	*Sapium dicolor*	4000	1500	80	4000	Straight trunk, balanced form
24	TM	細葉欖仁	*Terminalia mantaly*	4500	1500	80	4000	Straight trunk, balanced form
SHRUBS								
-	Cam	福建茶	*Carmona microphylla*	450	400	-	400	-
-	Cov	黃洒金	*Codiaeum variegatum*	350	300	-	300	-
-	Cvm	洒金榕	*Codiaeum variegatum 'mixed'*	600	500	-	450	upright form, small stem exposure, consistent foliage color
-	Ite	鳶尾	*Iris tectorum*	500	350	-	200	upright form
-	Jch	龍柏	*Juniperus chinensis*	1200	600	-	As shown	-
-	Mec	野牡丹	*Melastoma candidum*	350	300	-	300	-
-	Mj	非洲茉莉	*Madagascar jasmine stephanotis floribumda*	500	500	-	400	-
-	Mpa	九里香	*Murraya paniculata*	600	500	-	450	-
-	Rhe	小葉棕竹	*Rhapis excelsa*	1200	600	-	600	-
-	Rue	翠蘆莉	*Ruellia coerulea*	400	400	-	350	-
-	Sar	鵝掌藤	*Schefflera arboricola*	600	500	-	450	-
-	Sch	黃金鵝掌藤	*Schefflera arboricola "Trinette"*	500	500	-	450	-
GROUNDCOVERS								-
-	Lmo	小葉馬纓丹	*Lantana montevidensis*	300	300	-	250	-
-	Nau	腎蕨	*Nephrolepis auriculata*	250	150	-	150	-
-	Opb	沿階草	*Ophiopogon bodinieri*	250	250	-	200	-
-	Pmy	錫蘭葉下珠	*Phyllanthus myrtifolius*	200	300	-	300	-
-	Ssp	虎尾蘭	*Sansevieria spp.*	300	300	-	300	-
CLIMBING PLANT								
-	Bgl	羊蹄甲藤	*Bauhinia glauca*	900	300	-	500	at least 5 shoots per plant
-	Phi	爬牆虎	*Parthenocissus himalayana*	1000	300	-	500	at least 5 shoots per plant
GRASS								
-	Zja	朝鮮草	*Zoysia japonica*	-	-	-	-	-

PROJECT :
PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

DRAWING TITLE :
PLANTING SCHEDULE

PROJECT No. C2241

DRAWING No. PS01

SCALE : N.T.S.

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-PS01

REV	DESCRIPTION	DATE

DESIGN BY : TEL

DRAWN BY : TEL

CHECKED BY : CAD

APPROVED BY : TEL

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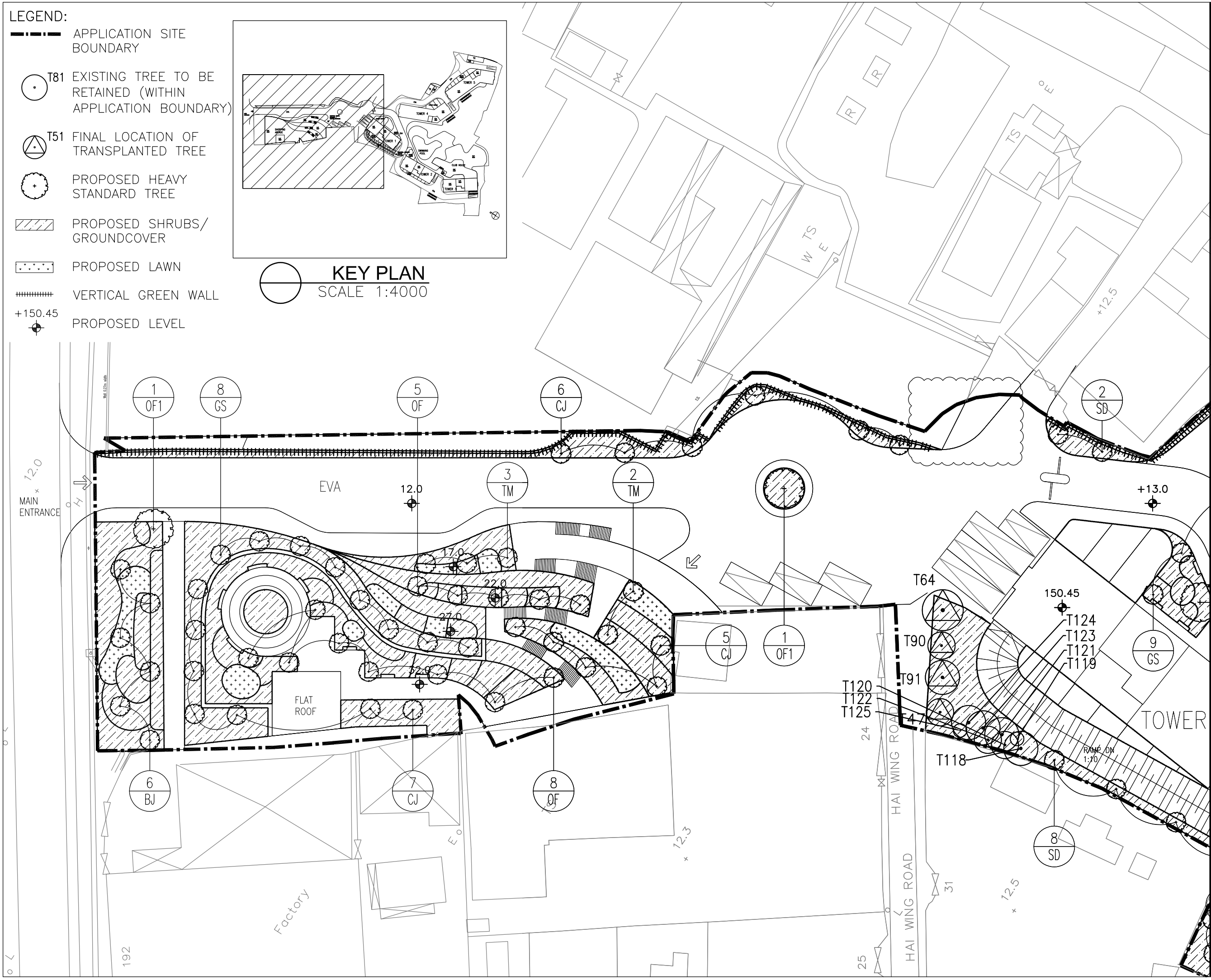
LEGEND:

- APPLICATION SITE BOUNDARY
- T81 EXISTING TREE TO BE RETAINED (WITHIN APPLICATION BOUNDARY)
- T51 FINAL LOCATION OF TRANSPLANTED TREE
- PROPOSED HEAVY STANDARD TREE
- PROPOSED SHRUBS/ GROUNDCOVER
- PROPOSED LAWN
- VERTICAL GREEN WALL
- +150.45 PROPOSED LEVEL

KEY PLAN
SCALE 1:4000



PROJECT :
PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

DRAWING TITLE :
PLANTING PLAN
(SHEET 1 OF 3)

PROJECT No. C2241

DRAWING No. PT01

SCALE : 1:500

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-PT01

REV	DESCRIPTION	DATE
A	GENERAL AMENDMENT	11/04/23

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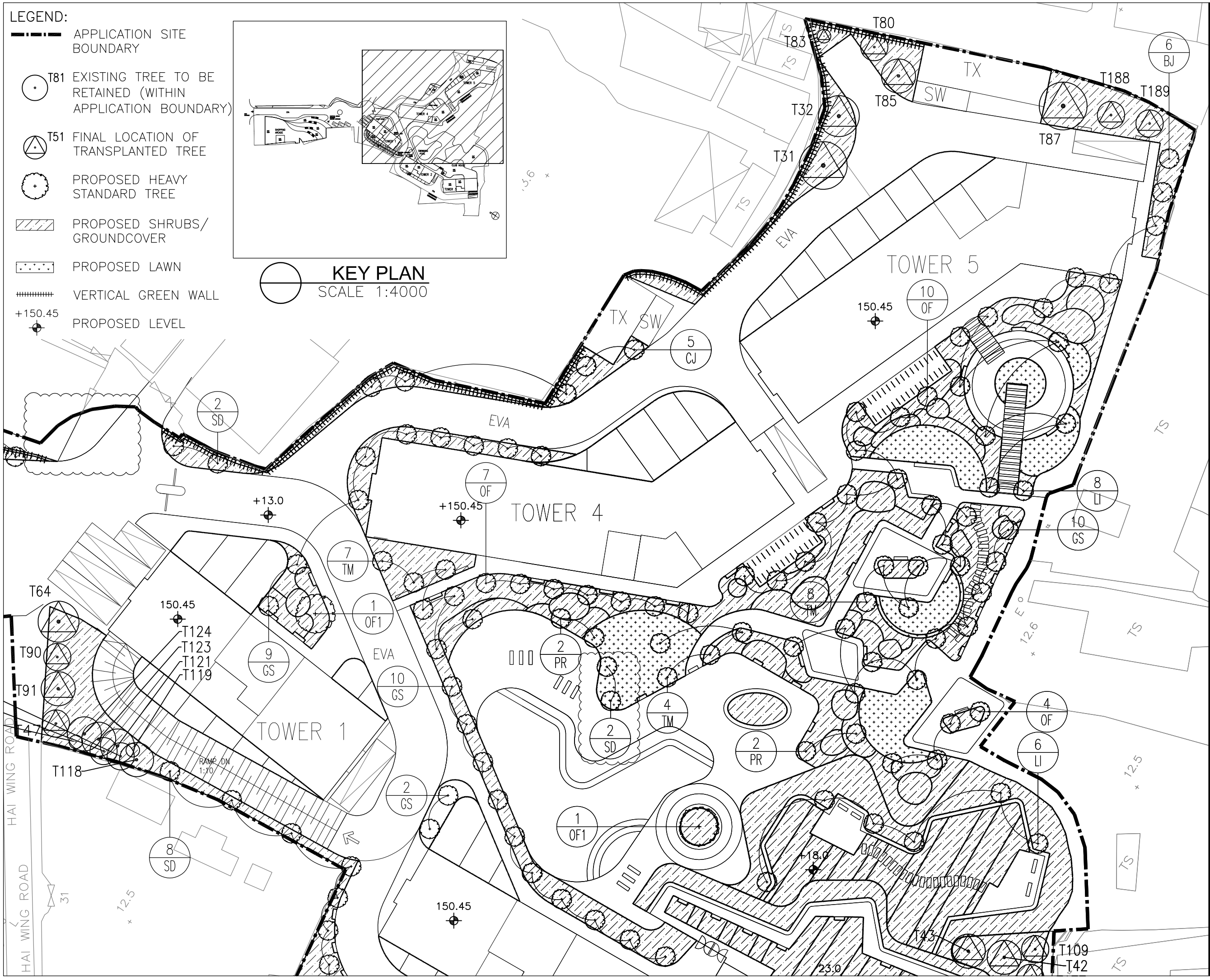
KEY PLAN
SCALE 1:4000



PROJECT :
PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

DRAWING TITLE :
PLANTING PLAN
(SHEET 2 OF 3)

PROJECT No. C2241

DRAWING No. PT02

SCALE : 1:500

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-PT02

REV	DESCRIPTION	DATE
A	GENERAL AMENDMENT	11/04/23

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TOWER 1

TOWER 2

TOWER 3

TOWER 4

EVA

HAI WING ROAD

DAO YANG ROAD

King Chong

Villa

+13.0

+150.45

150.45

+18.0

23.0

153.6

12.6

12.5

RAMP DN 1:10

T64 T90 T91 T120 T122 T125 T124 T123 T121 T119 T118 T143 T109 T42 T177 T58 T183 T115 T185 T184 T97 T86 T56 T54 T53

7 OF | 7 TM | 1 OF1 | 9 GS | 10 GS | 2 PR | 4 TM | 2 SD | 2 PR | 1 OF1 | 2 GS | 8 SD | 8 LI | 10 GS | 8 TM | 4 OF | 6 LI | 6 BJ

LEGEND:

- APPLICATION SITE BOUNDARY
- T81 EXISTING TREE TO BE RETAINED (WITHIN APPLICATION BOUNDARY)
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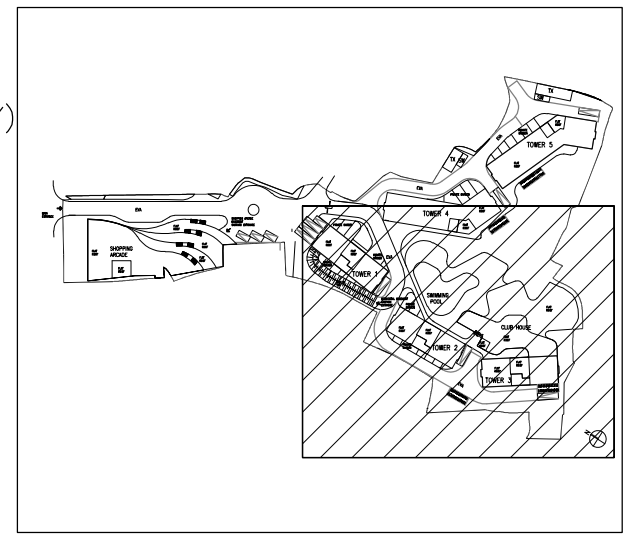
- PROPOSED HEAVY STANDARD TREE
- PROPOSED SHRUBS/ GROUNDCOVER
- PROPOSED LAWN
- VERTICAL GREEN WALL
- +150.45 PROPOSED LEVEL



KEY PLAN
SCALE 1:4000

PROJECT :
PROPOSED COMPREHENSIVE RESIDENTIAL AND COMMERCIAL DEVELOPMENT AT VARIOUS LOTS IN D.D. 83 AND ADJOINING GOVERNMENT LAND, LUNG YUEK TAU, N.T.

DRAWING TITLE :
PLANTING PLAN
(SHEET 3 OF 3)

PROJECT No. C2241

DRAWING No. PT03

SCALE : 1:500

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-PT03

REV	DESCRIPTION	DATE
A	GENERAL AMENDMENT	11/04/23

DESIGN BY : TEL
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APPROVED BY : TEL

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Appendix D

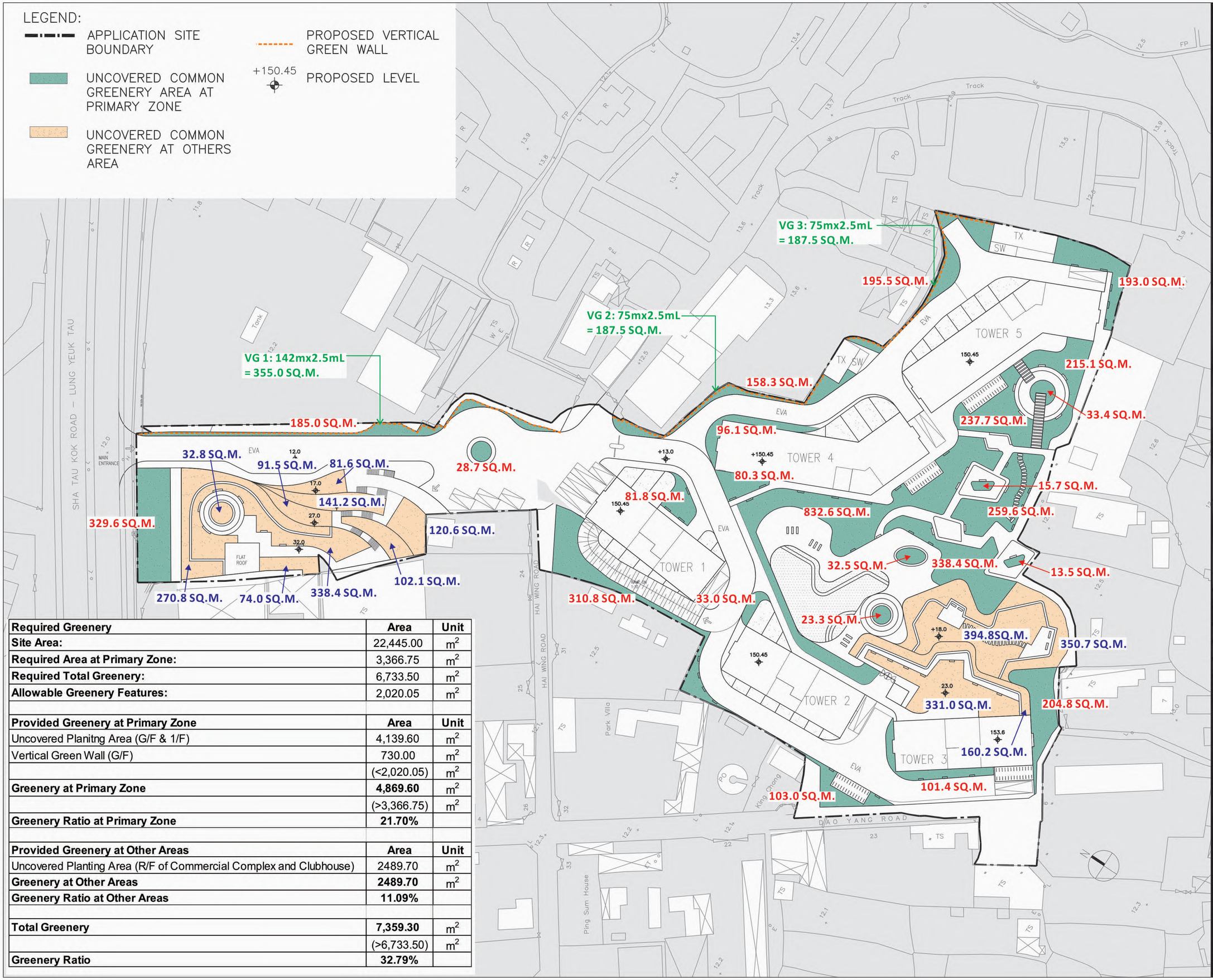
Site Coverage of Greenery

And

Communal Open Space Provision

LEGEND:

- APPLICATION SITE BOUNDARY
- UNCOVERED COMMON GREENERY AREA AT PRIMARY ZONE
- UNCOVERED COMMON GREENERY AT OTHERS AREA
- PROPOSED VERTICAL GREEN WALL
- +150.45 PROPOSED LEVEL



Required Greenery	Area	Unit
Site Area:	22,445.00	m^2
Required Area at Primary Zone:	3,366.75	m^2
Required Total Greenery:	6,733.50	m^2
Allowable Greenery Features:	2,020.05	m^2
Provided Greenery at Primary Zone	**Area**	**Unit**
Uncovered Planitng Area (G/F & 1/F)	4,139.60	m^2
Vertical Green Wall (G/F)	730.00	m^2
	(<2,020.05)	m^2
Greenery at Primary Zone	**4,869.60**	m^2
	(>3,366.75)	m^2
Greenery Ratio at Primary Zone	**21.70%**	
Provided Greenery at Other Areas	**Area**	**Unit**
Uncovered Planting Area (R/F of Commercial Complex and Clubhouse)	2489.70	m^2
Greenery at Other Areas	**2489.70**	m^2
Greenery Ratio at Other Areas	**11.09%**	
Total Greenery	**7,359.30**	m^2
	(>6,733.50)	m^2
Greenery Ratio	**32.79%**	

PROJECT :
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DRAWING TITLE :
COMMON GREENERY

PROJECT No. C2241

DRAWING No. GC01

SCALE : 1:1000

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-GC01

REV	DESCRIPTION	DATE
A	GENERAL AMENDMENT	11/04/23

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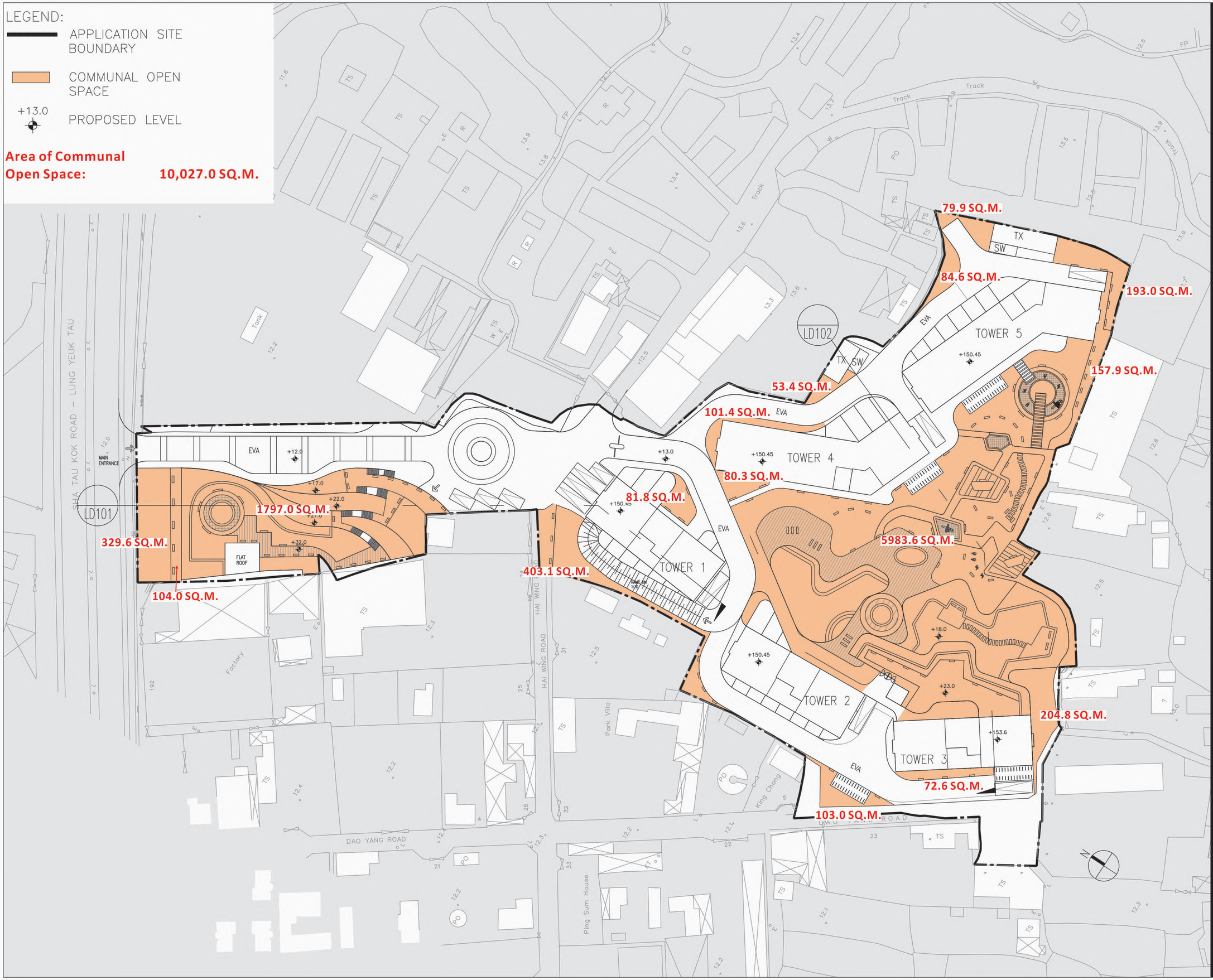
LEGEND:

APPLICATION SITE BOUNDARY

COMMUNAL OPEN SPACE

+13.0 PROPOSED LEVEL

Area of Communal Open Space: 10,027.0 SQ.M.



PROJECT :
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DRAWING TITLE :
COMMUNAL OPEN SPACE PROVISION

PROJECT No. C2241

DRAWING No. OS01

SCALE : 1:1000

DATE OF ISSUE : DEC 2022

CAD FILENAME : C2241-OS01

REV	DESCRIPTION	DATE

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