



KO BUILDING CONSULTANCY LIMITED

Approval Code:

Approval Date:

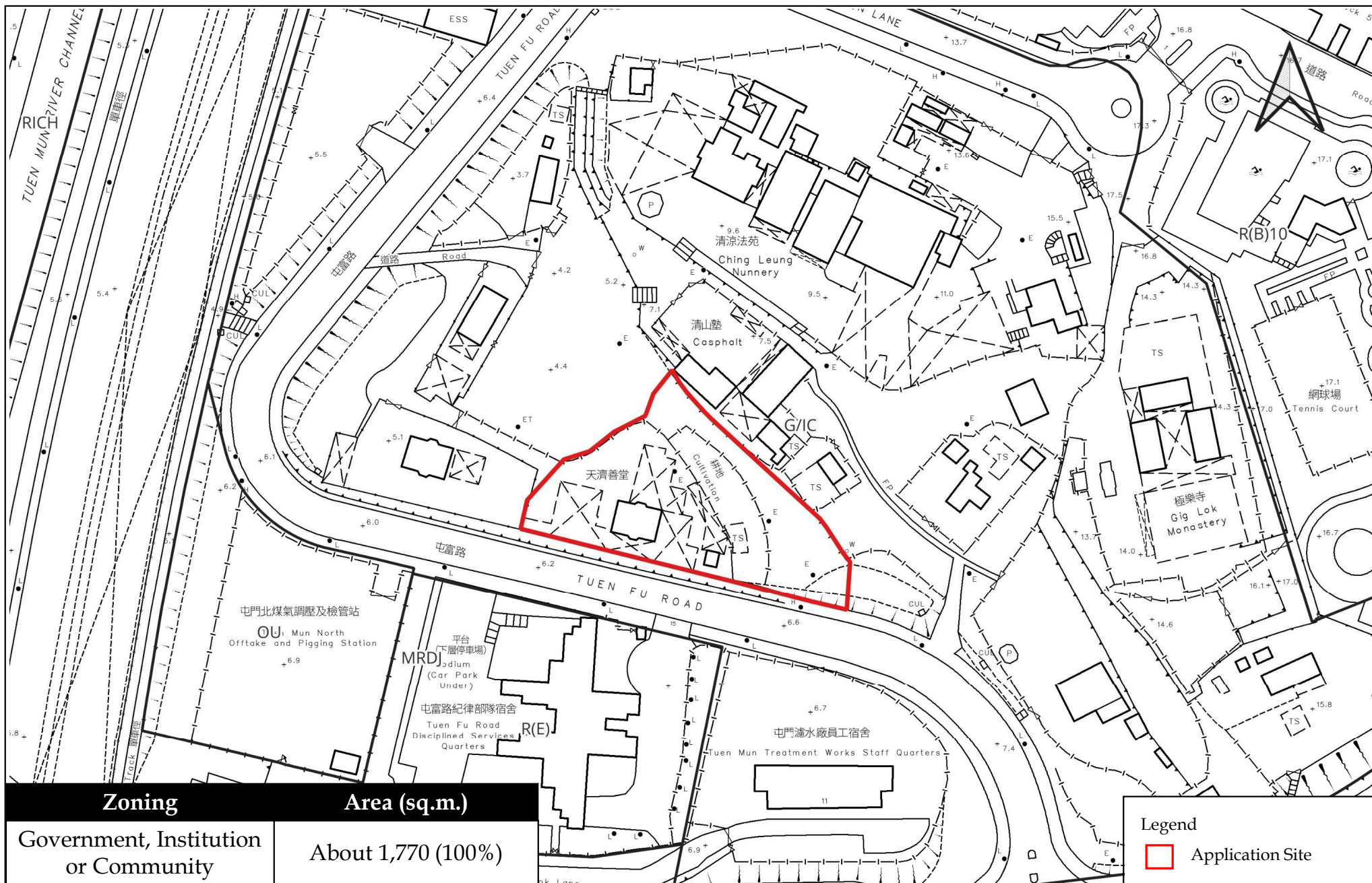
Schedule of Accommodation

Project No. / Description : 504-place Residential Care Home for the Elderly (RCHE)
 Department : Social Welfare Department

Item No.	Description	No. of Occupants	Air-conditioning	Area (m ² in NOFA)		Remarks/ Special Requirements
				Cellular Room	Open Plan	
	<u>Residential Section</u>					
1	Dormitory	504	Yes	5,091.7		10.1 m ² per capita
2	Attached Bathroom/Shower Room to Dormitory Room	-	No	As appro		
3	Dining/Multi-purpose Room	504	Yes	1137		2.3 m ² per capita
4	Pantry for residents	-	-	-		
5	Sensory / Entertainment / Small Group Activity Room	5	Yes	47.5		
6	Nursing Station cum Medical Consultation Room	14	Yes	148.3		- One nursing station at 10 m² shall be provided on each floor having dormitory rooms or multi-purpose room provision, and for every 50 residents. - If there are more than one nursing station, one of them should be attached with a medical consultation corner at 8m².
7	Sick / Isolation / Quiet Room	11	Yes	145.5		- For infection control purpose - One room at 8 m² should be provided for every 50 residents on each floor with provision of dormitory rooms
8	Accessible Toilet cum Shower Room attached to each Sick/Isolation/Quiet Room	-	No	As appro		
9	Rehabilitation Area	11	Yes	47.5		To provide PT, OT and multi-sensory treatments
10	Store for Rehabilitation Area	-	-	-		To store PT/OT and multi-sensory equipment.
11	End-of-life Care Room	1	Yes	15.1		To render holistic end-of-life care to the severely sick or terminally ill service users
12	Soiled Utility Room	-	-	46.2		- For infection control purpose - One room at 4 m² on each floor having dormitory rooms, and for every 50 residents
13	Cleaner's Room	-	No	71.5		
14	Laundry	-	No	23.75		To accommodate appropriate no. of washer-extractor, tumble-dryer, hydro-extractor, open shelves, work tables and for clear delineation of clean and dirty zone.
15	Kitchen cum store	-	No	23.75		Kitchen store (5 m ²) is included in the provision.
16	Dumb Waiter	-	No	40.7		Dumb waiter space of 2.9 m ² on each floor is required if dinning area and kitchen are located on different floors.
17	General Store	-	No	104.1		For storage purpose and setting up drug storage area to facilitate drug dispensing work
18	Clean Utility Room	-	-	71.6		- For better infection control - For storing clean linen and incontinent supplies
19	Interview/Meeting/Family Room	5	Yes	23.75		- For interviews and residents' meeting with visitors - One Room at 8 m² and two rooms at 6 m² each
20	Refuse Room	-	No	As appro		

Item No.	Description	No. of Occupants	Air-conditioning	Area (m ² in NOFA)		Remarks/ Special Requirements
				Cellular Office	Open Plan	
	<u>Administration Section</u>					
21	Superintendent's Office	1	Yes		-	To accommodate 1 superintendent, 1 safe, 1 cabinet and 1 visitor chair
22	Assistant Superintendent's Office	1	Yes		-	To accommodate 1 assistant superintendent, 1 cabinet and 1 visitor chair
23	General Office	7	Yes		47.5	One shared office for 3 WW, 1 ACO, 2 CA, 1 ASWO, filing cabinets, photocopier, fax machine, computer/printer, typing trolley and bookcase/cupboard/office rack.
24	Reception Area	-	No		-	
25	Conference Room	-	Yes	-		
	<u>Staff Dormitory</u>					
26	Female/Male Staff Changing Room and Rest Room cum Pantry	-	Yes	71		(a) Staff changing room (47.7 m ²) (b) Sleep-in room (16.7 m ²) (c) Restroom & Pantry (6.6 m ²)
27	Staff Toilet/Bath Room	-	No	As appro		
	<u>Communal Toilet</u>					
28	Toilet for Communal Use (a) Female Toilet (b) Male Toilet (c) Accessible Toilet	-	No	As appro		
Total Area (in NOFA)				7,156.45 (say 7,156)		

NOFA : Net Operational Floor Area



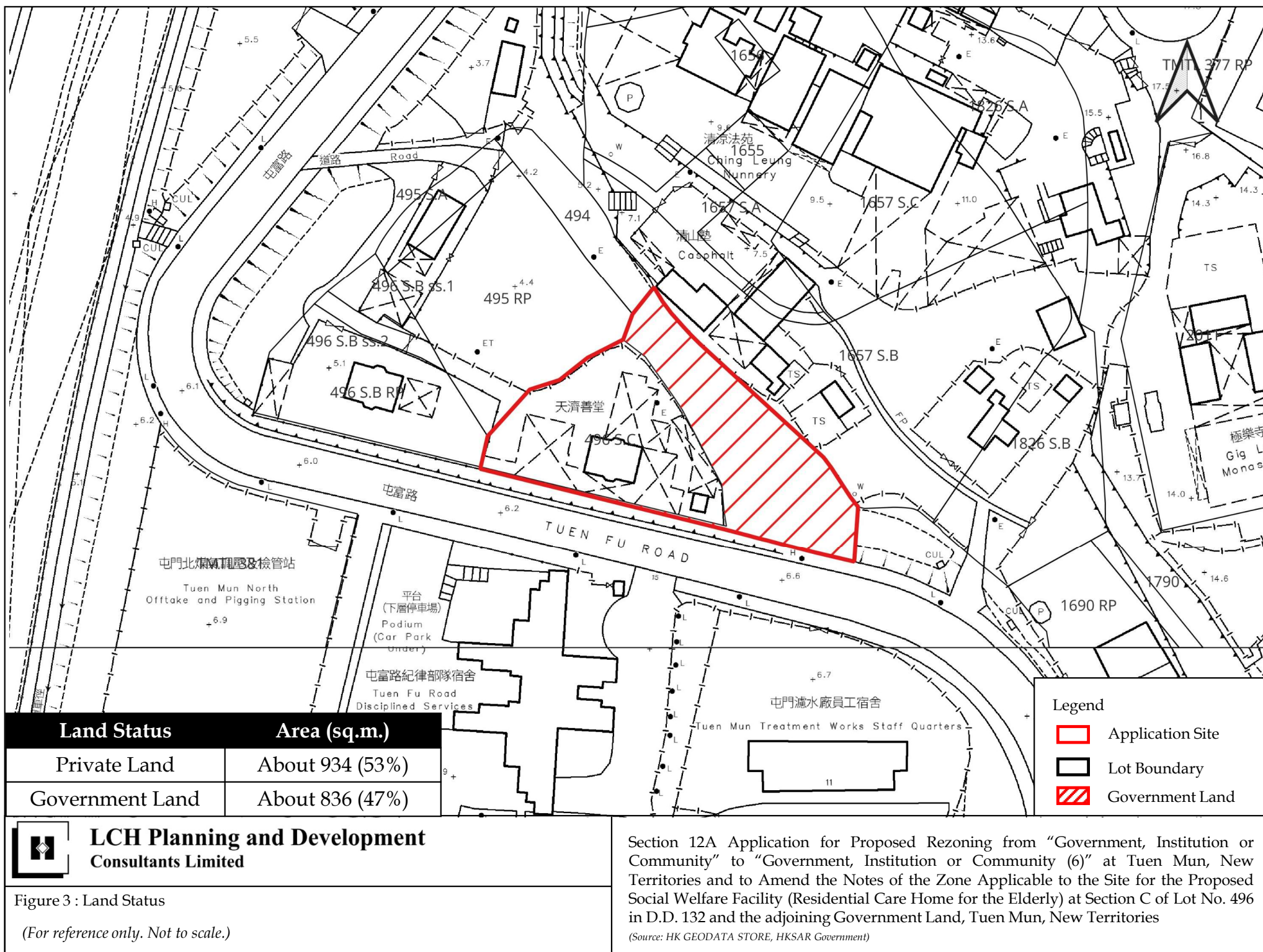
**LCH Planning and Development
Consultants Limited**

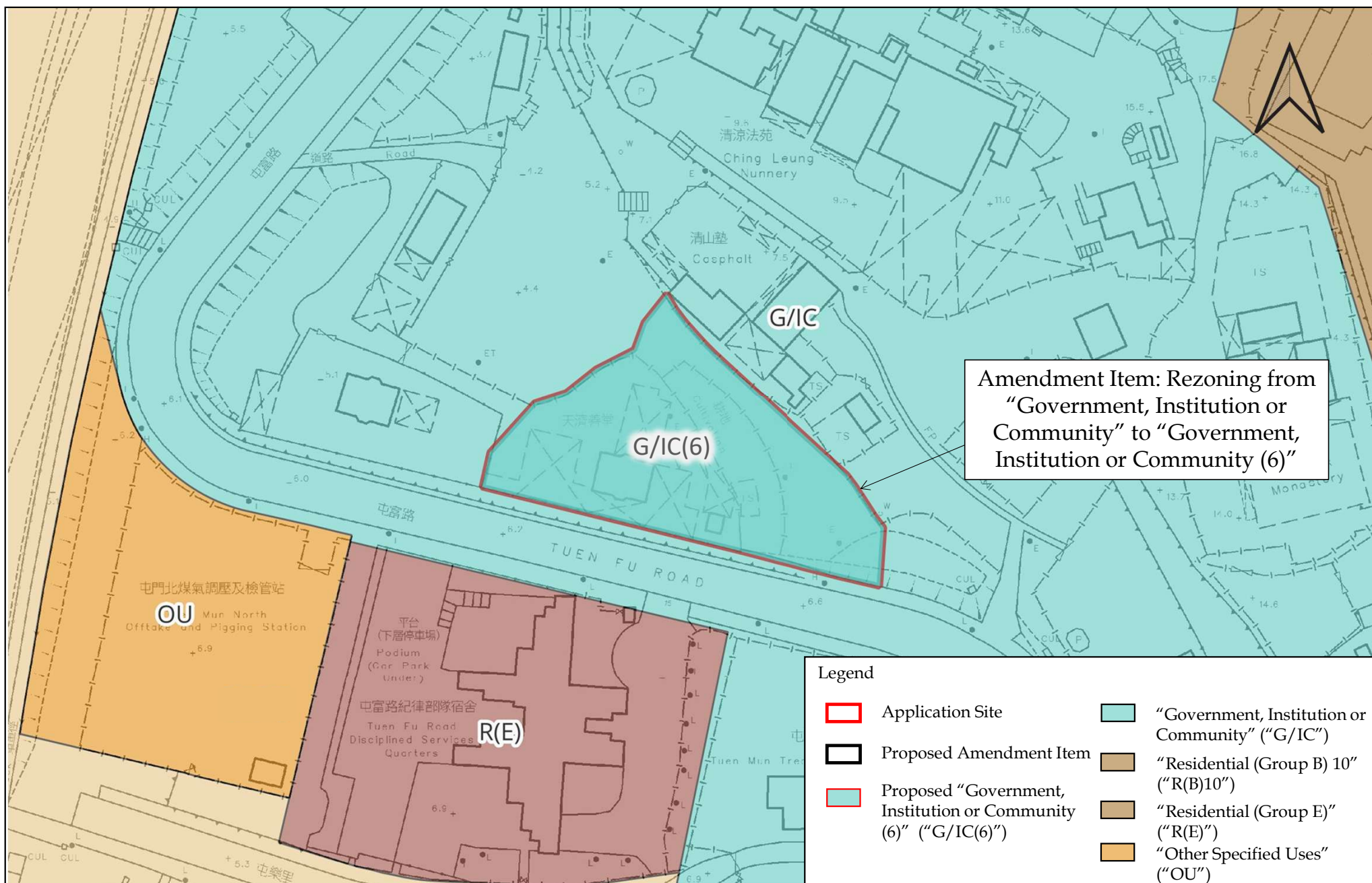
Figure 2 : Extract of Outline Zoning Plan (No. S/TM/41)

(For reference only. Not to scale.)

Section 12A Application for Proposed Rezoning from "Government, Institution or Community" to "Government, Institution or Community (6)" at Tuen Mun, New Territories and to Amend the Notes of the Zone Applicable to the Site for the Proposed Social Welfare Facility (Residential Care Home for the Elderly) at Section C of Lot No. 496 in D.D. 132 and the adjoining Government Land, Tuen Mun, New Territories

(Source: HK GEODATA STORE and Town Planning Board, HKSAR Government)





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Figure 4 : Proposed Amendment of the Tuen Mun OZP

(For reference only. Not to scale.)

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