



圖例
NOTATION

ZONES		地帶
COMMERCIAL	C	商業
COMPREHENSIVE DEVELOPMENT AREA	CDA	綜合發展區
RESIDENTIAL (GROUP A)	R(A)	住宅(甲類)
RESIDENTIAL (GROUP B)	R(B)	住宅(乙類)
RESIDENTIAL (GROUP E)	R(E)	住宅(戊類)
VILLAGE TYPE DEVELOPMENT	V	鄉村式發展
GOVERNMENT, INSTITUTION OR COMMUNITY	GIC	政府、機構或社區
OPEN SPACE	O	休憩用地
OTHER SPECIFIED USES	OU	其他指定用途
GREEN BELT	GB	綠化地帶
COASTAL PROTECTION AREA	CPA	海岸保護區
COMMUNICATIONS		
交通		
RAILWAY AND STATION		鐵路及車站
RAILWAY AND STATION (UNDERGROUND)		鐵路及車站(地下)
RAILWAY AND STATION (ELEVATED)		鐵路及車站(高架)
MAJOR ROAD AND JUNCTION		主要道路及路口
ELEVATED ROAD		高架道路
MISCELLANEOUS		
其他		
BOUNDARY OF PLANNING SCHEME		規劃範圍界線
BUILDING HEIGHT CONTROL ZONE BOUNDARY		建築物高度管制區界線
MAXIMUM BUILDING HEIGHT (IN METRES ABOVE PRINCIPAL DATUM)		最高建築物高度 (在主水平基準上若干米)
MAXIMUM BUILDING HEIGHT (IN NUMBER OF STOREYS)		最高建築物高度 (樓層數目)
PETROL FILLING STATION	P F S	加油站
AREA DESIGNATED FOR 'WATERFRONT PROMENADE'		指定為「海濱長廊」的地區

土地用途及面積一覽表
SCHEDULE OF USES AND AREAS

USES	大約面積及百分比 APPROXIMATE AREA & %		用途
	公頃 HECTARES	% 百分比	
COMMERCIAL	3.53	1.34	商業
COMPREHENSIVE DEVELOPMENT AREA	12.41	4.70	綜合發展區
RESIDENTIAL (GROUP A)	84.42	31.98	住宅(甲類)
RESIDENTIAL (GROUP B)	1.90	0.72	住宅(乙類)
RESIDENTIAL (GROUP E)	5.79	2.19	住宅(戊類)
VILLAGE TYPE DEVELOPMENT	7.75	2.94	鄉村式發展
GOVERNMENT, INSTITUTION OR COMMUNITY	19.18	7.27	政府、機構或社區
OPEN SPACE	18.64	7.06	休憩用地
OTHER SPECIFIED USES	5.37	2.03	其他指定用途
GREEN BELT	57.95	21.95	綠化地帶
COASTAL PROTECTION AREA	0.07	0.03	海岸保護區
RIVER CHANNEL	1.06	0.40	河道
MAJOR ROAD ETC.	45.88	17.39	主要道路等
TOTAL PLANNING SCHEME AREA	263.95	100.00	規劃範圍總面積

夾附的《註釋》屬這份圖則的一部分，
現經修訂並按照城市規劃條例第5條展示。
THE ATTACHED NOTES ALSO FORM PART OF THIS PLAN
AND HAVE BEEN AMENDED FOR EXHIBITION UNDER
SECTION 5 OF THE TOWN PLANNING ORDINANCE

核准圖編號 S/K15/27 的修訂
AMENDMENTS TO APPROVED PLAN No. S/K15/27

AMENDMENTS EXHIBITED UNDER SECTION 5 OF THE TOWN PLANNING ORDINANCE	按照城市規劃條例第5條展示的修訂
AMENDMENT ITEM A	修訂項目A項
AMENDMENT ITEM B	修訂項目B項
AMENDMENT ITEM C	修訂項目C項

(參看附表)
(SEE ATTACHED SCHEDULE)

行政局會議於2014年4月29日
批准圖則(工程)的修訂(第370條)
有關方面所擬修訂圖則在圖則上只供參考之用。
FOR THE TSEUNG KWAN O - LAM TIN TUNNELL
AUTHORISED BY THE CHIEF EXECUTIVE IN COUNCIL
UNDER THE ROADWORKS, USE AND COMPENSATION
ORDINANCE (CHAPTER 370 ON 29.4.2014
IS SHOWN ON THIS PLAN FOR INFORMATION ONLY.

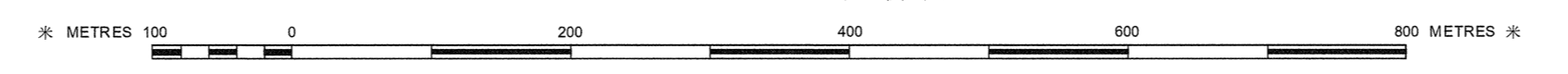
行政局會議於2014年4月29日
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有關方面所擬修訂圖則在圖則上只供參考之用。
THE ROAD AS DESCRIBED IN THE ROAD SCHEME
FOR THE TSEUNG KWAN O - LAM TIN TUNNELL
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UNDER THE ROADWORKS, USE AND COMPENSATION
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香港城市規劃委員會依據城市規劃條例擬備的茶果嶺、油塘、鯉魚門(九龍規劃區第15區)分區計劃大綱圖
TOWN PLANNING ORDINANCE, HONG KONG TOWN PLANNING BOARD
KOWLOON PLANNING AREA No. 15 - CHA KWO LING, YAU TONG, LEI YUE MUN - OUTLINE ZONING PLAN

2025年10月31日 按照城市規劃條例第5條展示的
核准圖編號 S/K15/27 的修訂
AMENDMENTS TO APPROVED PLAN No. S/K15/27 EXHIBITED
UNDER SECTION 5 OF THE TOWN PLANNING ORDINANCE ON
31 OCTOBER 2025

Ms Donna Tam 譚燕萍
SECRETARY 城市規劃委員會秘書

SCALE 1:5,000 比例尺



規劃署遵照城市規劃委員會指示擬備
PREPARED BY THE PLANNING DEPARTMENT UNDER
THE DIRECTION OF THE TOWN PLANNING BOARD

圖則編號
PLAN No. S/K15/28