

**Broad Development Parameters of the Applied Use/Development
in respect of Application No. A/NE-MTL/13**
关于申请编号 A/NE-MTL/13 的拟议用途/发展的概括发展规范

Application No. 申请编号	A/NE-MTL/13		
Location/address 位置／地址	Lots 869 RP and 870 RP in D.D. 96, Ma Tso Lung, New Territories 新界马草垄丈量约份第 96 约地段第 869 号余段及第 870 号余段		
Site area 地盘面积	About 约 607 sq. m 平方米		
Plan 图则	Approved Ma Tso Lung and Hoo Hok Wai Outline Zoning Plan No. S/NE-MTL/3 马草垄及蚝壳围分区计划大纲核准图编号 S/NE-MTL/3		
Zoning 地带	"Agriculture" 「农业」		
Type of Application 申请类别	Temporary Use/Development in Rural Areas for a Period of 3 Years 位於乡郊地区的临时用途/发展为期 3 年		
Applied use/ development 申请用途/发展	Proposed Temporary Training Centre for Construction Industry with Ancillary Office and Associated Filling of Land for a Period of 3 Years 拟议临时建造业训练中心连附属办公室及相关填土工程（为期 3 年）		
Gross floor area and/or plot ratio 总楼面面积及／ 或地积比率		sq. m 平方米	Plot ratio 地积比率
	Domestic 住用	-	-
	Non-domestic 非住用	About 约 41	About 约 0.067
No. of block 幢数	Domestic 住用	-	
	Non-domestic 非住用	4	
Building height/ No. of storeys 建筑物高度／层数	Domestic 住用	-	m 米
		-	mPD 米(主水平基准上)
		-	Storey(s) 层
	Non-domestic 非住用	Not more than 不多於 2.5	m 米
		-	mPD 米(主水平基准上)
		1	Storey(s) 层
Site coverage 上盖面积	About 约 6.7 %		

No. of parking spaces and loading / unloading spaces 停车位及上落客货车位数目	Total no. of vehicle spaces 停车位总数	10
	Private Car Parking Spaces 私家车车位	2
	Motorcycle Parking Spaces 电单车车位	2
	Light Goods Vehicle Parking Spaces 轻型货车泊车位	1
		(与轻型货车上落客货车位／停车处共用 Shared with light goods vehicle loading/unloading bay/lay-by)
	Medium Goods Vehicle Parking Spaces 中型货车泊车位	1
		(与中型货车上落客货车位／停车处共用 Shared with medium goods vehicle loading/unloading bay/lay-by)
	Heavy Goods Vehicle Parking Spaces 重型货车泊车位	1
		(与重型货车上落客货车位／停车处共用 Shared with heavy goods vehicle loading/unloading bay/lay-by)
	Crawler-mounted Crane Parking Space 履带式固定吊臂起重泊车位	1
	Trunk-mounted Crane Parking Space 货车起重机/吊机泊车位	1
	Wheeled Telescopic Mobile Crane Parking Space 轮胎式液压伸缩吊臂起重泊车位	1
Total no. of vehicle loading/unloading bays/lay-bys 上落客货车位／停车处总数		3
Light Goods Vehicle Spaces 轻型货车车位		1
		(与轻型货车泊车位共用 Shared

	Medium Goods Vehicle Spaces 中型货车车位	with light goods vehicle parking space) 1 (与中型货车泊车位共用 Shared with medium goods vehicle parking space)
	Heavy Goods Vehicle Spaces 重型货车车位	1 (与重型货车泊车位共用 Shared with heavy goods vehicle parking space)

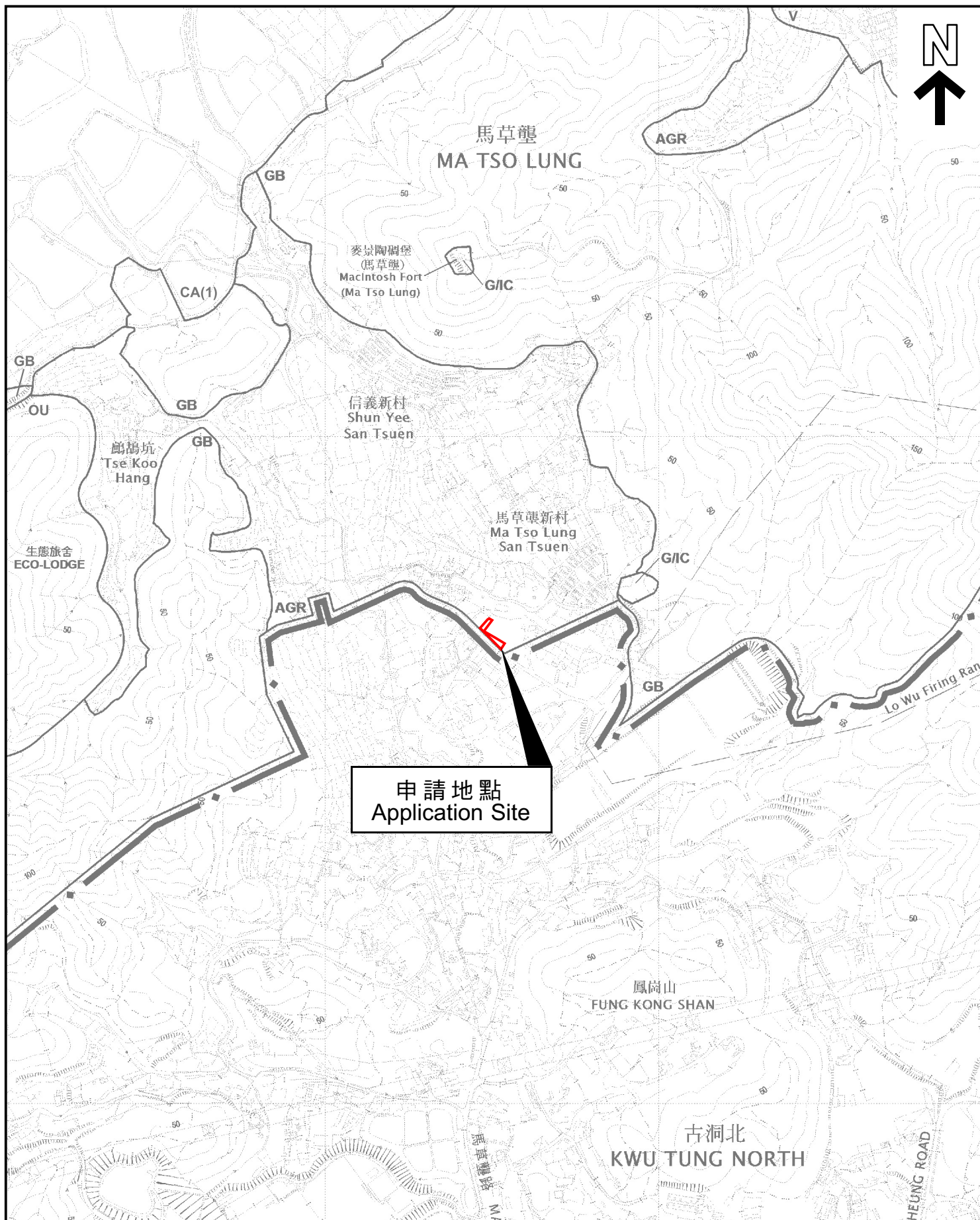
* 有关资料是为方便市民大众参考而提供。对于所载资料在使用上的问题及文义上的歧异，城市规划委员会概不负责。若有任何疑问，应查阅申请人提交的文件。

The information is provided for easy reference of the general public. Under no circumstances will the Town Planning Board accept any liabilities for the use of the information nor any inaccuracies or discrepancies of the information provided. In case of doubt, reference should always be made to the submission of the applicant.

Submitted Plans, Drawings and Documents 提交的图则、绘图及文件		
	Chinese 中文	English 英文
<u>Plans and Drawings 图则及绘图</u>		
Master layout plan(s)/Layout plan(s) 总纲发展蓝图／布局设计图	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Block plan(s) 楼宇位置图	<input type="checkbox"/>	<input type="checkbox"/>
Floor plan(s) 楼宇平面图	<input type="checkbox"/>	<input type="checkbox"/>
Sectional plan(s) 截视图	<input type="checkbox"/>	<input type="checkbox"/>
Elevation(s) 立视图	<input type="checkbox"/>	<input type="checkbox"/>
Photomontage(s) showing the proposed development 显示拟议发展的合成照片	<input type="checkbox"/>	<input type="checkbox"/>
Master landscape plan(s)/Landscape plan(s) 园境设计总图／园境设计图	<input type="checkbox"/>	<input type="checkbox"/>
Others (please specify) 其他（请注明）	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
<u>Lot Index Plan 地段索引图</u>		
<u>Reports 报告书</u>		
Planning Statement / Justifications 规划纲领 / 理据	<input type="checkbox"/>	<input type="checkbox"/>
Environmental assessment (noise, air and/or water pollutions) 环境评估（噪音、空气及／或水的污染）	<input type="checkbox"/>	<input type="checkbox"/>
Traffic impact assessment (on vehicles) 就车辆的交通影响评估	<input type="checkbox"/>	<input type="checkbox"/>
Traffic impact assessment (on pedestrians) 就行人的交通影响评估	<input type="checkbox"/>	<input type="checkbox"/>
Visual impact assessment 视觉影响评估	<input type="checkbox"/>	<input type="checkbox"/>
Landscape impact assessment 景观影响评估	<input type="checkbox"/>	<input type="checkbox"/>
Tree Survey 树木调查	<input type="checkbox"/>	<input type="checkbox"/>
Geotechnical impact assessment 土力影响评估	<input type="checkbox"/>	<input type="checkbox"/>
Drainage impact assessment 排水影响评估	<input type="checkbox"/>	<input type="checkbox"/>
Sewerage impact assessment 排污影响评估	<input type="checkbox"/>	<input type="checkbox"/>
Risk Assessment 风险评估	<input type="checkbox"/>	<input type="checkbox"/>
Others (please specify) 其他（请注明）	<input checked="" type="checkbox"/>	<input type="checkbox"/>
<u>Crawler-mounted Crane Advanced Operation (3 Days) Training Course Proposal 履带式固定吊臂起重机资深操作员(三天)训练课程计划书, Truck-mounted Crane Operation Training Course Proposal 货车起重机新手操作员训练课程计划书, Wheeled Telescopic Mobile Crane Advanced Operation (3 Days) Training Course Proposal 轮胎式液压伸缩吊臂起重机资深操作员训练课程(三天课程)计划书</u>		
Note: May insert more than one 「✓」. 注：可在多於一个方格内加上「✓」号		

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注：上述申请摘要的资料是由申请人提供以方便市民大众参考。对于所载资料在使用上的问题及文义上的歧异，城市规划委员会概不负责。若有任何疑问，应查阅申请人提交的文件。



本摘要圖於2025年7月24日擬備，
所根據的資料為於2015年6月16日
核准的分區計劃大綱圖編號S/NE-MTL/3
EXTRACT PLAN PREPARED ON 24.7.2025
BASED ON OUTLINE ZONING PLAN No.
S/NE-MTL/3 APPROVED ON 16.6.2015

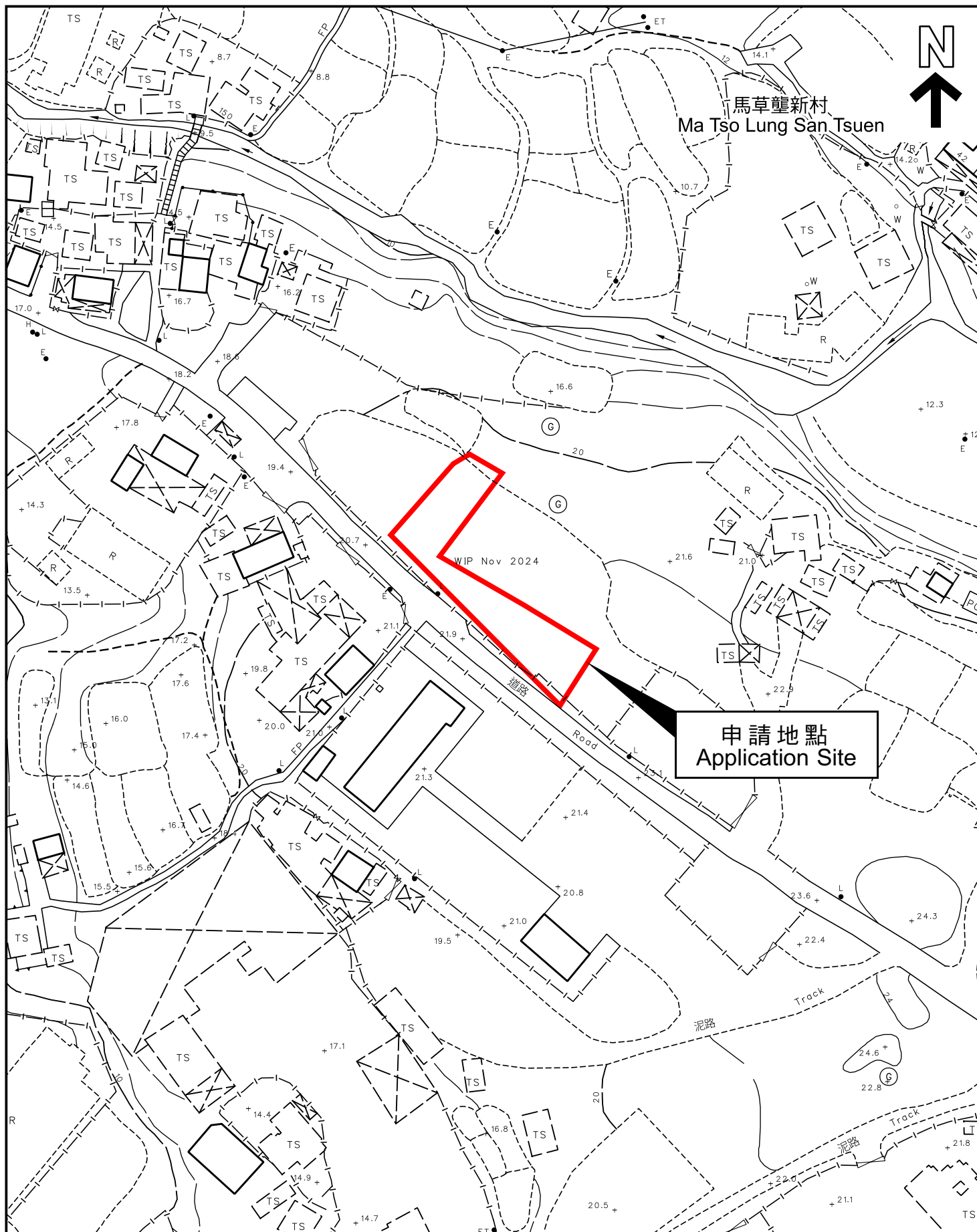
位置圖 LOCATION PLAN

SCALE 1 : 7 500 比例尺

米 100 0 100 200 300 米
METRES

申請地點界線只作識別用
APPLICATION SITE BOUNDARY
FOR IDENTIFICATION PURPOSE ONLY

參考編號
REFERENCE No.
A/NE-MTL/13



本摘要圖於2025年7月24日擬備，
所根據的資料為測量圖編號
2-NE-24D
EXTRACT PLAN PREPARED ON 24.7.2025
BASED ON SURVEY SHEET No.
2-NE-24D

平面圖 SITE PLAN

申請地點界線只作識別用
APPLICATION SITE BOUNDARY
FOR IDENTIFICATION PURPOSE ONLY

參考編號
REFERENCE No.

A/NE-MTL/13