

**Broad Development Parameters of the Applied Use/Development
in respect of Application No. A/YL-PH/1092**

关于申请编号 A/YL-PH/1092 的拟议用途/发展的概括发展规范

Application No. 申请编号	A/YL-PH/1092		
Location/address 位置／地址	Lots 894 S.A, 894 S.B, 895 and 3083 in D.D. 111, Ha Che, Pat Heung, Yuen Long 元朗八乡下輦丈量约份第 111 约地段第 894 号 A 分段、第 894 号 B 分段、第 895 号及第 3083 号		
Site area 地盘面积	About 约 3,595.06 sq. m 平方米		
Plan 图则	Approved Pat Heung Outline Zoning Plan No. S/YL-PH/11 八乡分区计划大纲核准图编号 S/YL-PH/11		
Zoning 地带	"Village Type Development" 「乡村式发展」		
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 Public Vehicle Park (Excluding Container Vehicle) with Ancillary Facilities and Associated Filling of Land for a Period of 3 Years 拟议临时公众停车场（货柜车除外）连附属设施及相关填土工程（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 196.65	About 约 0.055
No. of block 幢数	Domestic 住用	-	
	Non-domestic 非住用	12	
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	2.6 - 3.5	m 米
		-	mPD 米(主水平基准上)
		1	Storey(s) 层
Site coverage 上盖面积	About 约 5.47 %		

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 Private Car Parking Spaces 私家车车位	74 74
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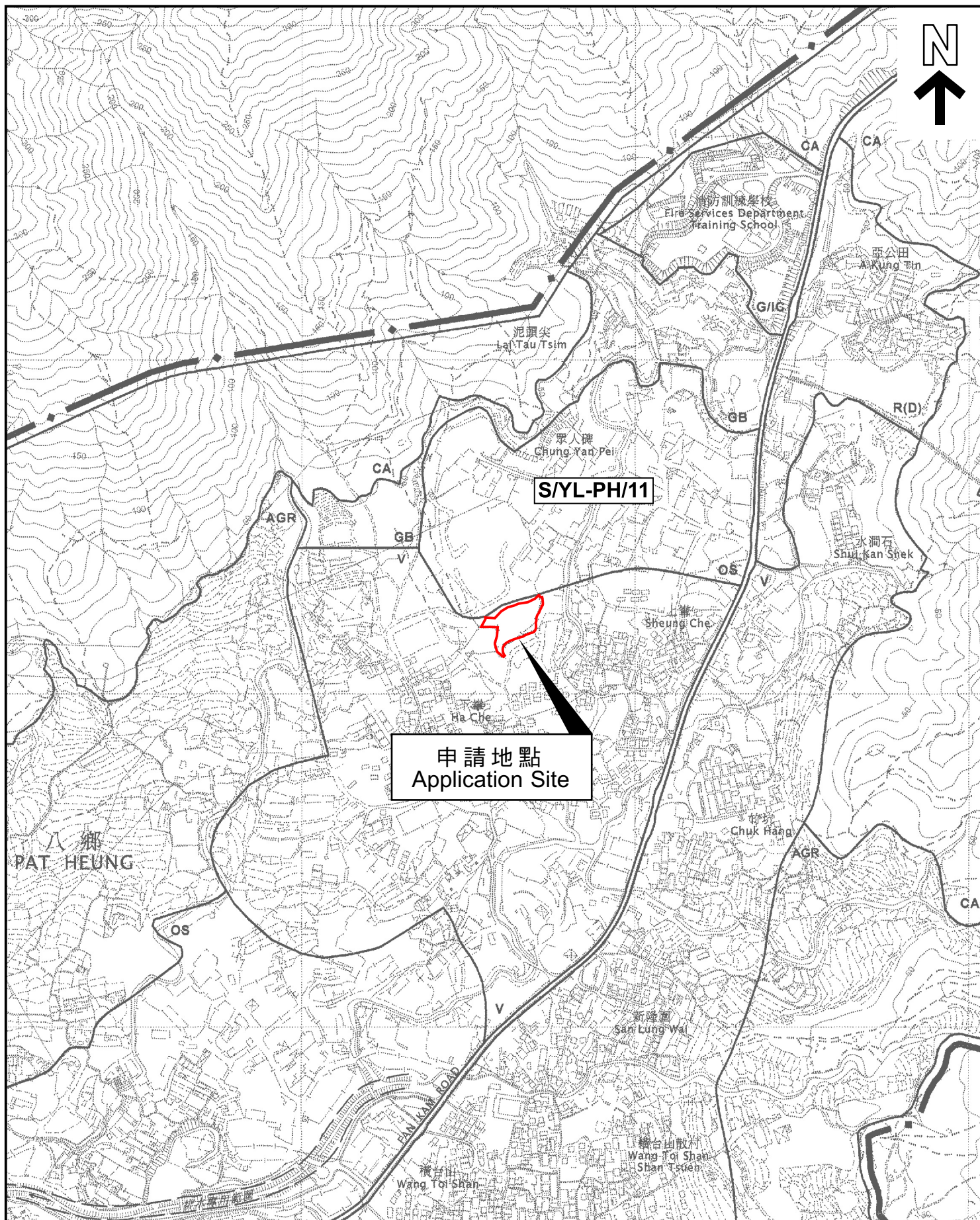
* 有关资料是为方便市民大众参考而提供。对于所载资料在使用上的问题及文义上的歧异，城市规划委员会概不负责。若有任何疑问，应查阅申请人提交的文件。

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Submitted Plans, Drawings and Documents 提交的图则、绘图及文件		
	<u>Chinese</u> 中文	<u>English</u> 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	☐	☒
Block plan(s) 楼宇位置图	☐	☐
Floor plan(s) 楼宇平面图	☐	☐
Sectional plan(s) 截视图	☐	☐
Elevation(s) 立视图	☐	☐
Photomontage(s) showing the proposed development 显示拟议发展的合成照片	☐	☐
Master landscape plan(s)/Landscape plan(s) 园境设计总图／园境设计图	☐	☐
Others (please specify) 其他（请注明）	☐	☒
<u>Land Filling Plan 填土范围图</u>		
<u>Location Plan 位置图</u>		
<u>Drainage Plan 排水建议图</u>		
<u>Vehicular Access Plan 路线图</u>		
<u>Reports 报告书</u>		
Planning Statement / Justifications 规划纲领 / 理据	☒	☐
Environmental assessment (noise, air and/or water pollutions) 环境评估（噪音、空气及／或水的污染）	☐	☐
Traffic impact assessment (on vehicles) 就车辆的交通影响评估	☐	☐
Traffic impact assessment (on pedestrians) 就行人的交通影响评估	☐	☐
Visual impact assessment 视觉影响评估	☐	☐
Landscape impact assessment 景观影响评估	☐	☐
Tree Survey 树木调查	☐	☐
Geotechnical impact assessment 土力影响评估	☐	☐
Drainage impact assessment 排水影响评估	☐	☐
Sewerage impact assessment 排污影响评估	☐	☐
Risk Assessment 风险评估	☐	☐
Others (please specify) 其他（请注明）	☒	☐
<u>Estimated traffic generation 交通流量估算</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。對於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10月14日擬備，
所根據的資料為於2006年10月17日
核准的分區計劃大綱圖編號 S/YL-PH/11
EXTRACT PLAN PREPARED ON 14.10.2025
BASED ON OUTLINE ZONING PLAN No.
S/YL-PH/11 APPROVED ON 17.10.2006

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/YL-PH/1092

WIP May 2025

露天貨倉
Open Stor



申請地點
Application Site

墓地
Graves

WIP May 2025

315

314

+ 27.2

27.1 +

25.0 +

+ 28.7

+ 27.1

+ 25.7

下輦
HA CHE

102A

102B

102C

103

307A

307

305

27.1 +

E

Block H

Block I

Block J

Block K

Block L

Block M

Block N

Block O

Block P

Block Q

Block R

Block S

Block T

Block U

Block V

Block W

Block X

Block Y

富盛花園

Fu Shing Garden

Block A

Block B

Block C

Block D

Block E

Block F

Block G

Block H

Block I

Block J

Block K

Block L

Block M

Block N

Block O

Block P

Block Q

Block R

Block S

Block T

Block U

Block V

Block W

Block X

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Block Z

Block AA

Block AB

Block AC

Block AD

Block AE

Block AF

Block AG

Block AH

Block AI

Block AJ

Block AK

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Block AP

Block AQ

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Block BZ

Block CA

Block CB

Block CC

Block CD

Block CE

Block CF

Block CG

Block CH

Block CI

Block CJ

Block CK

Block CL

Block CM

Block CN

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Block DP

Block DQ

Block DR

Block DS

Block DT

Block DU

Block DV

Block DW

Block DX

Block DY

Block DZ

Block EA

Block EB

Block EC

Block ED

Block EE

Block EF

Block EG

Block EH

Block EI

Block EJ

Block EK

Block EL

Block EM

Block EN

Block EO

Block EP

Block EQ

Block ER

Block ES

Block ET

Block EU

Block EV

Block EW

Block EX

Block EY

Block EZ

Block FA

Block FB

Block FC

Block FD

Block FE

Block FF

Block FG

Block FH

Block FI

Block FJ

Block FK

Block FL

Block FM

Block FN

Block FO

Block FP

Block FQ

Block FR

Block FS

Block FT

Block FU

Block FV

Block FW

Block FX

Block FY

Block FZ

Block GA

Block GB

Block GC

Block GD

Block GE

Block GF

Block GG

Block GH

Block GI

Block GJ

Block GK

Block GL

Block GM

Block GN

Block GO

Block GP

Block GQ

Block GR

Block GS

Block GT

Block GU

Block GV

Block GW

Block GX

Block GY

Block GZ

Block HA

Block HB

Block HC

Block HD

Block HE

Block HF

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Block HH

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Block HJ

Block HK

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