Broad Development Parameters of the Applied Use/Development in respect of Application No. A/NE-TK/872
关乎申请编号 A/NE-TK/872 的拟议用途/发展的概括发展规范

Revised broad development parameters in view of
the further information received on 29.9.2026
因应於 2026 年 9 月 29 日接获的进一步资料而修订的概括发展规范

<table>
<tr><td>Application No.
申请编号</td><td colspan="4">A/NE-TK/872</td></tr>
<tr><td>Location/address
位置／地址</td><td colspan="4">Various Lots in D.D. 17 and D.D. 29, Ting Kok, Tai Po
大埔汀角丈量约份第 17 约及第 29 约多个地段</td></tr>
<tr><td>Site area
地盘面积</td><td colspan="4">About 约 3,616.43 sq. m 平方米</td></tr>
<tr><td>Plan
图则</td><td colspan="4">Approved Ting Kok Outline Zoning Plan No. S/NE-TK/19
汀角分区计划大纲核准图编号 S/NE-TK/19</td></tr>
<tr><td>Zoning
地带</td><td colspan="4">"Agriculture"
「农业」</td></tr>
<tr><td>Type of Application
申请类别</td><td colspan="4">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</td></tr>
<tr><td>Applied use/ development
申请用途/发展</td><td colspan="4">Temporary Holiday Camp with Ancillary Facilities for a Period of 3 Years
临时度假营连附属设施（为期 3 年）</td></tr>
<tr><td rowspan="3">Gross floor area and/or plot ratio
总楼面面积及／或地积比率</td><td></td><td colspan="2">sq. m
平方米</td><td>Plot ratio
地积比率</td></tr>
<tr><td>Domestic
住用</td><td colspan="2">-</td><td>-</td></tr>
<tr><td>Non-domestic
非住用</td><td colspan="2">About 约 140.59</td><td>About 约 0.039</td></tr>
<tr><td rowspan="2">No. of block
幢数</td><td>Domestic
住用</td><td colspan="3">-</td></tr>
<tr><td>Non-domestic
非住用</td><td colspan="3">7</td></tr>
<tr><td rowspan="6">Building height/ No. of storeys
建筑物高度／层数</td><td rowspan="3">Domestic
住用</td><td colspan="2">-</td><td>m 米</td></tr>
<tr><td colspan="2">-</td><td>mPD 米(主水平基准上)</td></tr>
<tr><td colspan="2">-</td><td>Storey(s) 层</td></tr>
<tr><td rowspan="3">Non-domestic
非住用</td><td colspan="2">2.9 - 3.66</td><td>m 米</td></tr>
<tr><td colspan="2">-</td><td>mPD 米(主水平基准上)</td></tr>
<tr><td colspan="2">1</td><td>Storey(s) 层</td></tr>
<tr><td>Site coverage
上盖面积</td><td colspan="4">About 约 3.89 %</td></tr>
</table>

No. of parking spaces and loading / unloading spaces 停车位及上落客货车位数目	-

* 有关资料是为方便市民大众参考而提供。对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。

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
Plans and Drawings 图则及绘图		
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）	☑	☑
Pedestrian access plan 行人通道图		
Reports 报告书		
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）	☑	☑
Proposed traffic management measures and estimated vehicular trip generation 拟议交通管理措施及预计行程产生量		
Fire service installations proposal 消防装置建议		
Note: May insert more than one「✔」. 注：可在多於一个方格内加上「✔」号		

Note: The information in the Gist of Application above is provided by the applicant 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.

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。

這是1990年9月7日在憲報公布的中期發展審批地區圖編號
IDPA/NE-TK/1 沒有涵蓋的範圍，但已包括在首次
公布的汀角分區計劃大綱草圖編號 S/NE-TK/1 的規劃區內。
AREA NOT FALLING WITHIN THE BOUNDARIES OF THE IDPA
PLAN No. IDPA/NE-TK/1 PUBLISHED IN THE GAZETTE ON
7.9.1990 BUT INCLUDED IN THE PLANNING SCHEME AREA
ON THE FIRST PUBLICATION OF THE DRAFT TING KOK
OUTLINE ZONING PLAN No. S/NE-TK/1 .

船灣海
PLOVER COVE
(SHUEN WAN HOI)

本摘要圖於2026年10月5日擬備，
所根據的資料為於2015年10月27日
核准的分區計劃大綱圖編號S/NE-TK/19
EXTRACT PLAN PREPARED ON 5.10.2026
BASED ON OUTLINE ZONING PLAN
No. S/NE-TK/19 APPROVED ON 27.10.2015

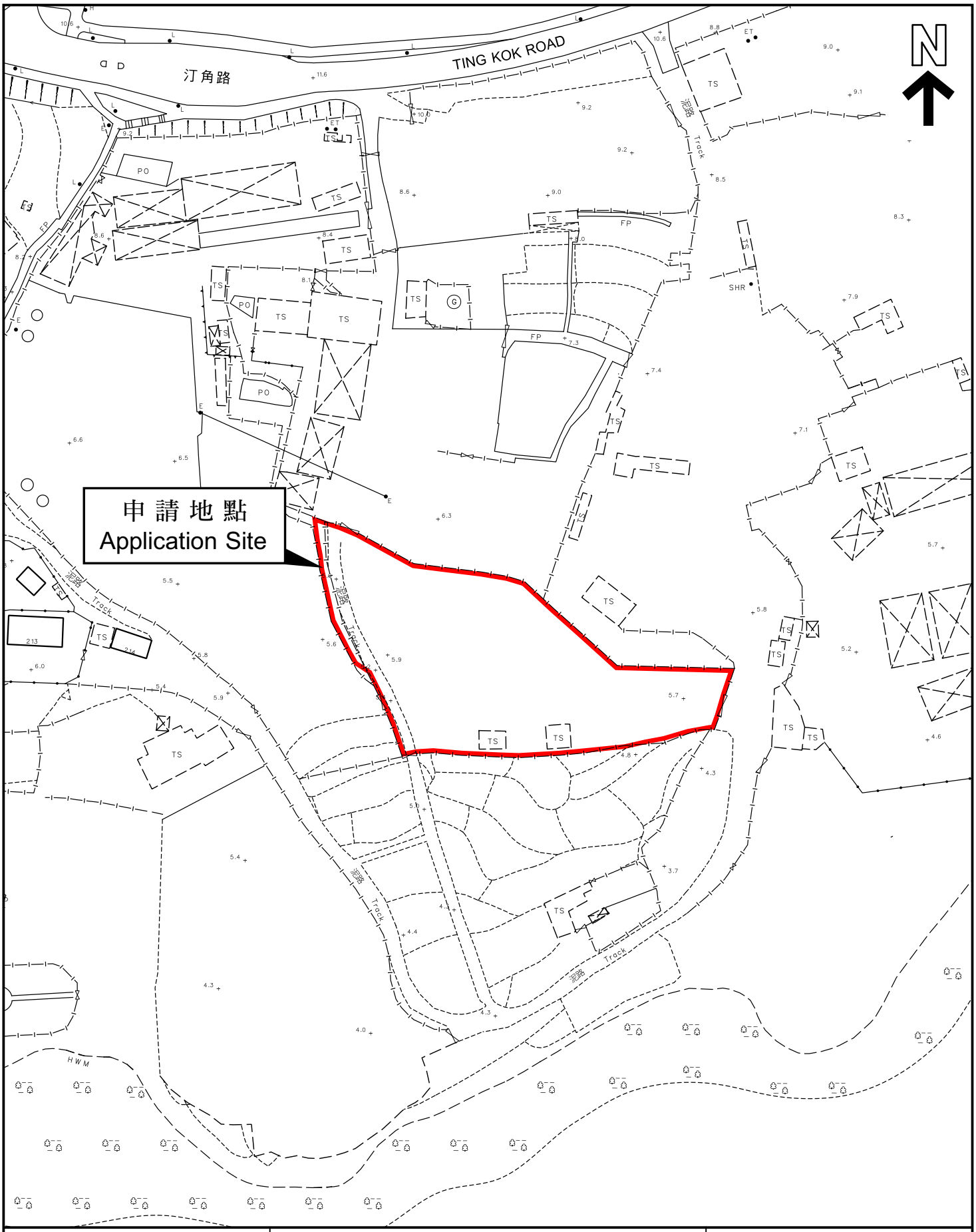
位置圖 LOCATION PLAN

SCALE 1 : 7 500 比例尺

米 METRES 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-TK/872



本摘要圖於2026年10月5日擬備，
所根據的資料為測量圖編號
3-SE-23A及C

EXTRACT PLAN PREPARED ON 5.10.2026
BASED ON SURVEY SHEETS No.
3-SE-23A & C

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-TK/872