

**Broad Development Parameters of the Indicative  
Development Proposal in Respect of Application No. Y/YL-LFS/14**  
**關乎申請編號 Y/YL-LFS/14 而只作指示用途的擬議發展計劃的概括發展規範**

Revised broad development parameters in view of  
the further information received on 6.9.2024  
因應於 2024 年 9 月 6 日接獲的進一步資料而修訂的概括發展規範

|                           |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |
|---------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Application No.<br>申請編號   | Y/YL-LFS/14                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| Location/address<br>位置／地址 | <p>Lots 3 S.A ss.1, 3 S.B, 4, 5 S.A RP, 9, 10 RP, 12 S.A, 12 RP, 13, 14 S.A ss.1 S.A, 14 S.A ss.1 RP, 14 S.A ss.2, 14 S.A RP, 14 S.B ss.1 S.A, 14 S.B ss.1 RP, 14 S.B RP, 14 RP, 15 S.A ss.1, 15 S.A RP, 15 S.B, 15 RP, 16 S.A, 16 S.B, 16 RP, 17 S.A ss.1, 17 S.A RP, 17 S.B, 17 S.C and 17 RP in D.D. 128, Lots 2128, 2129, 2136 RP, 2138 RP, 2148, 2153 S.A and 2388 S.A ss.2 (Part) in D.D. 129, and adjoining Government Land, Lau Fau Shan, Yuen Long, New Territories</p> <p>新界元朗流浮山丈量約份第 128 約地段第 3 號 A 分段第 1 小分段、第 3 號 B 分段、第 4 號、第 5 號 A 分段餘段、第 9 號、第 10 號餘段、第 12 號 A 分段、第 12 號餘段、第 13 號、第 14 號 A 分段第 1 小分段 A 分段、第 14 號 A 分段第 1 小分段餘段、第 14 號 A 分段第 2 小分段、第 14 號 A 分段餘段、第 14 號 B 分段第 1 小分段 A 分段、第 14 號 B 分段第 1 小分段餘段、第 14 號 B 分段餘段、第 14 號餘段、第 15 號 A 分段第 1 小分段、第 15 號 A 分段餘段、第 15 號 B 分段、第 15 號餘段、第 16 號 A 分段、第 16 號 B 分段、第 16 號餘段、第 17 號 A 分段第 1 小分段、第 17 號 A 分段餘段、第 17 號 B 分段、第 17 號 C 分段及第 17 號餘段、第 129 約地段第 2128 號、第 2129 號、第 2136 號餘段、第 2138 號餘段、第 2148 號、第 2153 號 A 分段及第 2388 號 A 分段第 2 小分段（部分）和毗連政府土地</p> |
| Site area<br>地盤面積         | About 約 20,455 sq. m 平方米 (Includes Government Land of about 包括政府土地 約 4,594 sq. m 平方米)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
| Plan<br>圖則                | <p><u>Section 12A application</u> 第 12A 條申請</p> <p>Draft Lau Fau Shan &amp; Tsim Bei Tsui Outline Zoning Plan No. S/YL-LFS/10<br/>流浮山及尖鼻咀分區計劃大綱草圖編號 S/YL-LFS/10</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
|                           | <p><u>Further information received</u> 接獲進一步資料</p> <p>Approved Lau Fau Shan &amp; Tsim Bei Tsui Outline Zoning Plan No. S/YL-LFS/11<br/>流浮山及尖鼻咀分區計劃大綱核准圖編號 S/YL-LFS/11</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| Zoning<br>地帶              | <p><u>Section 12A application</u> 第 12A 條申請</p> <p>"Residential (Group C)" and "Residential (Group D)"<br/>「住宅(丙類)」及「住宅(丁類)」</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
|                           | <p><u>Further information received</u> 接獲進一步資料</p> <p>"Residential (Group C)" and "Residential (Group D)"<br/>「住宅(丙類)」及「住宅(丁類)」</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |

|                                                    |                                                                                                                                                              |                         |                        |
|----------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------|------------------------|
| Proposed Amendment(s)<br>擬議修訂                      | To rezone the application site from "Residential (Group C)" and "Residential (Group D)" to "Residential (Group B)"<br>把申請地點由「住宅(丙類)」及「住宅(丁類)」地帶改劃為「住宅(乙類)」地帶 |                         |                        |
| Gross floor area and/or plot ratio<br>總樓面面積及／或地積比率 |                                                                                                                                                              | sq. m<br>平方米            | Plot ratio<br>地積比率     |
|                                                    | Domestic<br>住用                                                                                                                                               | About 約 61,365          | Not more than 不多於 3    |
|                                                    | Non-domestic<br>非住用                                                                                                                                          | About 約 1,166           | About 約 0.057          |
| No. of block<br>幢數                                 | Domestic<br>住用                                                                                                                                               | 13                      |                        |
|                                                    | Non-domestic<br>非住用                                                                                                                                          | -                       |                        |
|                                                    | Composite<br>綜合用途                                                                                                                                            | 1                       |                        |
| Building height/No. of storeys<br>建築物高度／層數         | Domestic<br>住用                                                                                                                                               | -                       | m 米                    |
|                                                    |                                                                                                                                                              | Not more than 不多於 90    | mPD 米(主水平基準上)          |
|                                                    |                                                                                                                                                              | 3 - 26                  | Storey(s) 層            |
|                                                    |                                                                                                                                                              | 3                       | Exclude Basement 不包括地庫 |
|                                                    | Non-domestic<br>非住用                                                                                                                                          | -                       | m 米                    |
|                                                    |                                                                                                                                                              | -                       | mPD 米(主水平基準上)          |
|                                                    |                                                                                                                                                              | -                       | Storey(s) 層            |
|                                                    | Composite<br>綜合用途                                                                                                                                            | -                       | m 米                    |
|                                                    |                                                                                                                                                              | Not more than 不多於 90    | mPD 米(主水平基準上)          |
|                                                    |                                                                                                                                                              | 25                      | Storey(s) 層            |
| Site coverage<br>上蓋面積                              | -                                                                                                                                                            |                         |                        |
| No. of units<br>單位數目                               | 1,246 Flats 住宅單位                                                                                                                                             |                         |                        |
| Open space<br>休憩用地                                 | Private 私人                                                                                                                                                   | Not less than 不少於 3,489 | sq. m 平方米              |
|                                                    | Public 公眾                                                                                                                                                    | -                       | sq. m 平方米              |

|                                                                      |                                                                     |     |
|----------------------------------------------------------------------|---------------------------------------------------------------------|-----|
| No. of parking spaces and loading / unloading spaces<br>停車位及上落客貨車位數目 | Total no. of vehicle spaces 停車位總數                                   | 595 |
|                                                                      | Private Car Parking Spaces 私家車車位                                    | 417 |
|                                                                      | Motorcycle Parking Spaces 電單車車位                                     | 13  |
|                                                                      | Bicycle Parking Spaces 單車停泊位                                        | 165 |
|                                                                      | Total no. of vehicle loading/unloading bays/lay-bys<br>上落客貨車位／停車處總數 | 7   |
|                                                                      | Heavy Goods Vehicle Spaces 重型貨車車位                                   | 5   |
|                                                                      | Lay-by (11m x 3.5m) 停車處 (11m x 3.5m)                                | 1   |
|                                                                      | Lay-by (5m x 2.5m) 停車處 (5m x 2.5m)                                  | 1   |

\* 有關資料是為方便市民大眾參考而提供。對於所載資料在使用上的問題及文義上的歧異，城市規劃委員會概不負責。若有任何疑問，應查閱申請人提交的文件。

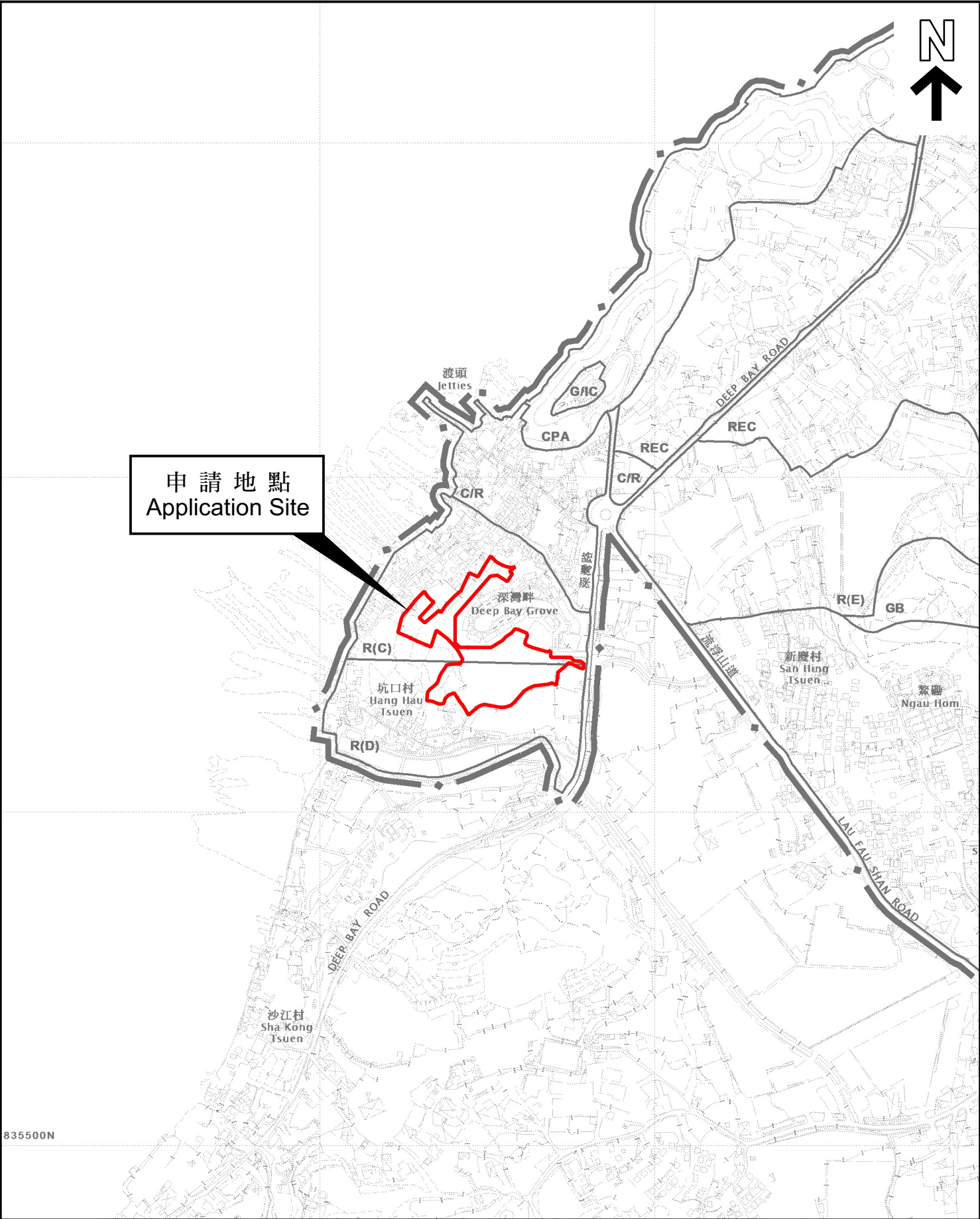
The information is provided for easy reference of the general public. Under no circumstances will the Town Planning Board accept any liabilities for the use of the information nor any inaccuracies or discrepancies of the information provided. In case of doubt, reference should always be made to the submission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

| Submitted Plans, Drawings and Documents 提交的圖則、繪圖及文件                              |                          |                                     |
|----------------------------------------------------------------------------------|--------------------------|-------------------------------------|
|                                                                                  | <u>Chinese</u><br>中文     | <u>English</u><br>英文                |
| <b><u>Plans and Drawings 圖則及繪圖</u></b>                                           |                          |                                     |
| Master layout plan(s)/Layout plan(s) 總綱發展藍圖／布局設計圖                                | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Block plan(s) 樓宇位置圖                                                              | <input type="checkbox"/> | <input type="checkbox"/>            |
| Floor plan(s) 樓宇平面圖                                                              | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Sectional plan(s) 截視圖                                                            | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Elevation(s) 立視圖                                                                 | <input type="checkbox"/> | <input type="checkbox"/>            |
| Photomontage(s) showing the proposed development 顯示擬議發展的合成照片                     | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Master landscape plan(s)/Landscape plan(s) 園境設計總圖／園境設計圖                          | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Others (please specify) 其他（請註明）                                                  | <input type="checkbox"/> | <input type="checkbox"/>            |
| <b><u>Reports 報告書</u></b>                                                        |                          |                                     |
| Planning Statement / Justifications 規劃綱領 / 理據                                    | <input type="checkbox"/> | <input type="checkbox"/>            |
| Environmental assessment (noise, air and/or water pollutions) 環境評估（噪音、空氣及／或水的污染） | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Traffic impact assessment (on vehicles) 就車輛的交通影響評估                               | <input type="checkbox"/> | <input type="checkbox"/>            |
| Traffic impact assessment (on pedestrians) 就行人的交通影響評估                            | <input type="checkbox"/> | <input type="checkbox"/>            |
| Visual impact assessment 視覺影響評估                                                  | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Landscape impact assessment 景觀影響評估                                               | <input type="checkbox"/> | <input type="checkbox"/>            |
| Tree Survey 樹木調查                                                                 | <input type="checkbox"/> | <input type="checkbox"/>            |
| Geotechnical impact assessment 土力影響評估                                            | <input type="checkbox"/> | <input type="checkbox"/>            |
| Drainage impact assessment 排水影響評估                                                | <input type="checkbox"/> | <input type="checkbox"/>            |
| Sewerage impact assessment 排污影響評估                                                | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Risk Assessment 風險評估                                                             | <input type="checkbox"/> | <input type="checkbox"/>            |
| Others (please specify) 其他（請註明）                                                  | <input type="checkbox"/> | <input type="checkbox"/>            |
| Note: May insert more than one 「✓」. 註：可在多於一個方格內加上「✓」號                            |                          |                                     |

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.

註：上述申請摘要的資料是由申請人提供以方便市民大眾參考。對於所載資料在使用上的問題及文義上的歧異，城市規劃委員會概不負責。若有任何疑問，應查閱申請人提交的文件。

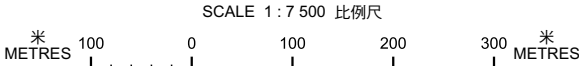




申請地點  
Application Site

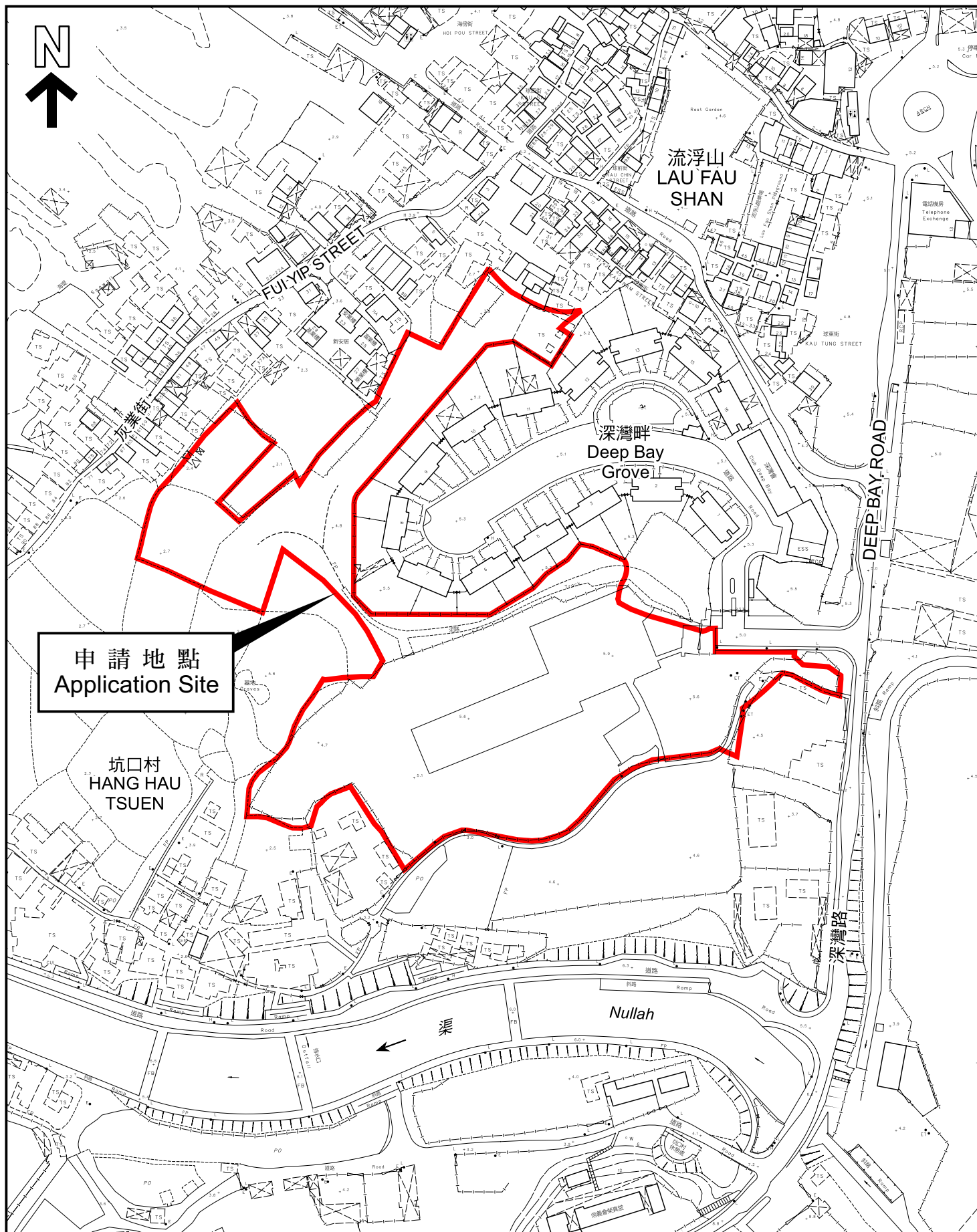
本摘要圖於2024年9月16日擬備，  
所根據的資料為於2022年4月12日  
核准的分區計劃大綱圖編號 S/YL-LFS/11  
EXTRACT PLAN PREPARED ON 16.9.2024  
BASED ON OUTLINE ZONING PLAN No.  
S/YL-LFS/11 APPROVED ON 12.4.2022

位置圖 LOCATION 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.  
Y/YL-LFS/14



本摘要圖於2024年9月16日擬備，  
所根據的資料為測量圖編號  
2-SW-21D  
EXTRACT PLAN PREPARED ON 16.9.2024  
BASED ON SURVEY SHEET No.  
2-SW-21D

## 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.  
Y/YL-LFS/14

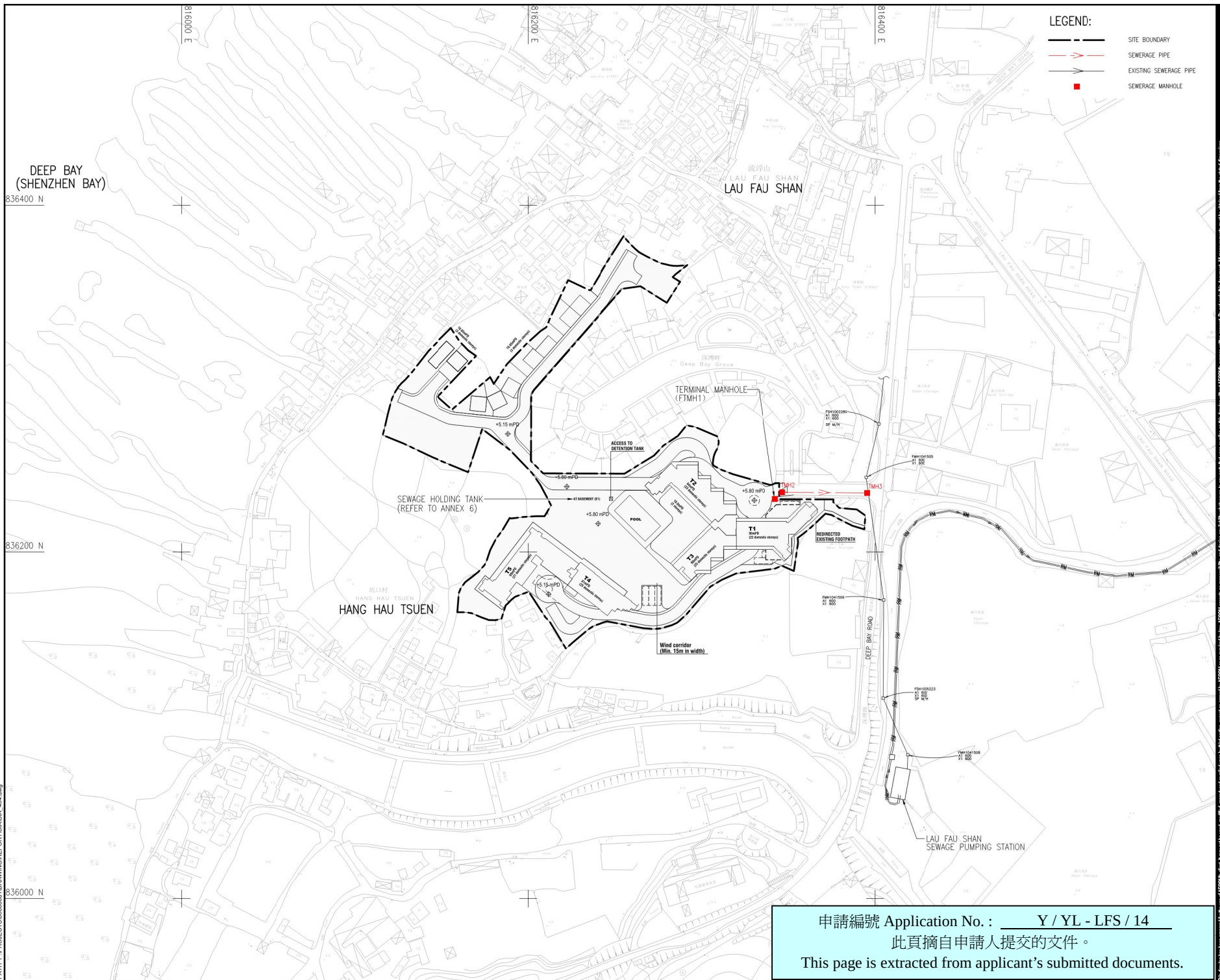
**申請編號 Application No. : Y/YL-LFS/14**  
**備註 Remarks**

申請人提交進一步資料，以回應部門意見，並附上經修訂的排污影響評估、環境評估的替換頁、經修訂的園境設計總圖、經修訂的視覺影響評估。

The applicant submitted Further Information in response to departmental comments, and enclosed revised sewerage impact assessment, as well as replacement pages of environmental assessment, revised landscape master plan and revised visual impact assessment.

有關資料是為方便市民大眾參考而提供。對於所載資料在使用上的問題及文義上的歧異，城市規劃委員會概不負責。若有任何疑問，應查閱申請人提交的文件。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.





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SITE BOUNDARY  
SEWERAGE PIPE  
EXISTING SEWER  
SEWERAGE MANHOLE

**PROJECT**  
111

APPLICATION FOR AMENDMENT OF  
PLAN UNDER SECTION 12A OF THE  
TOWN PLANNING ORDINANCE (CAP.131)  
FOR PROPOSED RESIDENTIAL  
DEVELOPMENT AND SOCIAL WELFARE  
FACILITY (CHILD CARE CENTRE) AT  
VARIOUS LOTS IN D.D. 128 AND D.D.  
129, AND ADJOINING GOVERNMENT  
LAND, LAU FAU SHAN, YUEN LONG,  
NEW TERRITORIES

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AFSCM A

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|                  |                   |                            |                   |
| <b>W/R</b><br>备注 | <b>DATE</b><br>日期 | <b>DESCRIPTION</b><br>内容摘要 | <b>CHK.</b><br>审核 |

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A3.1 : 2000

METRES

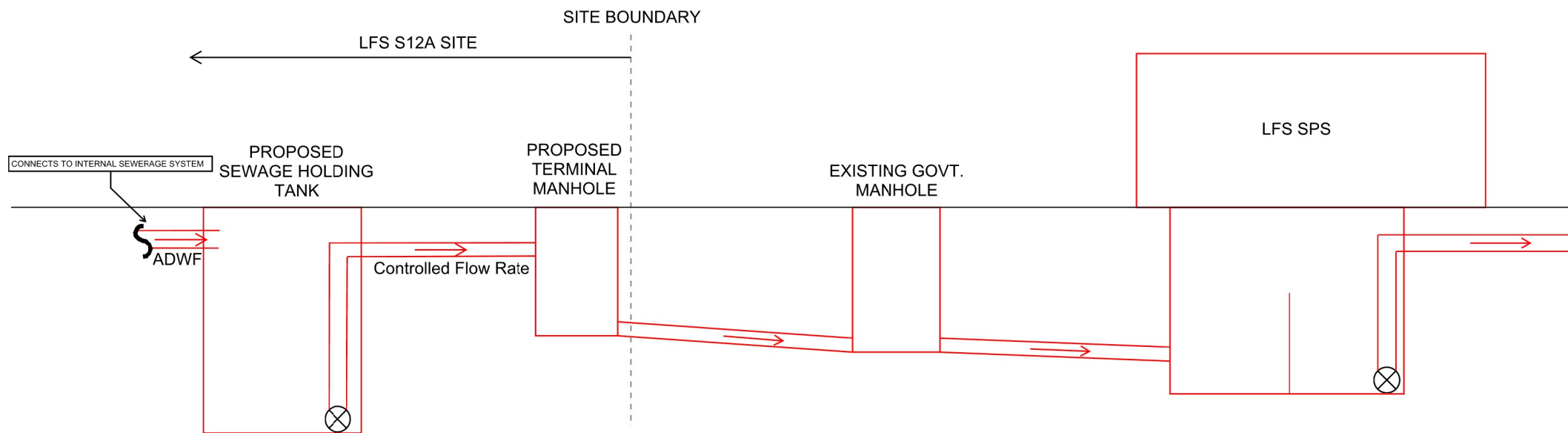
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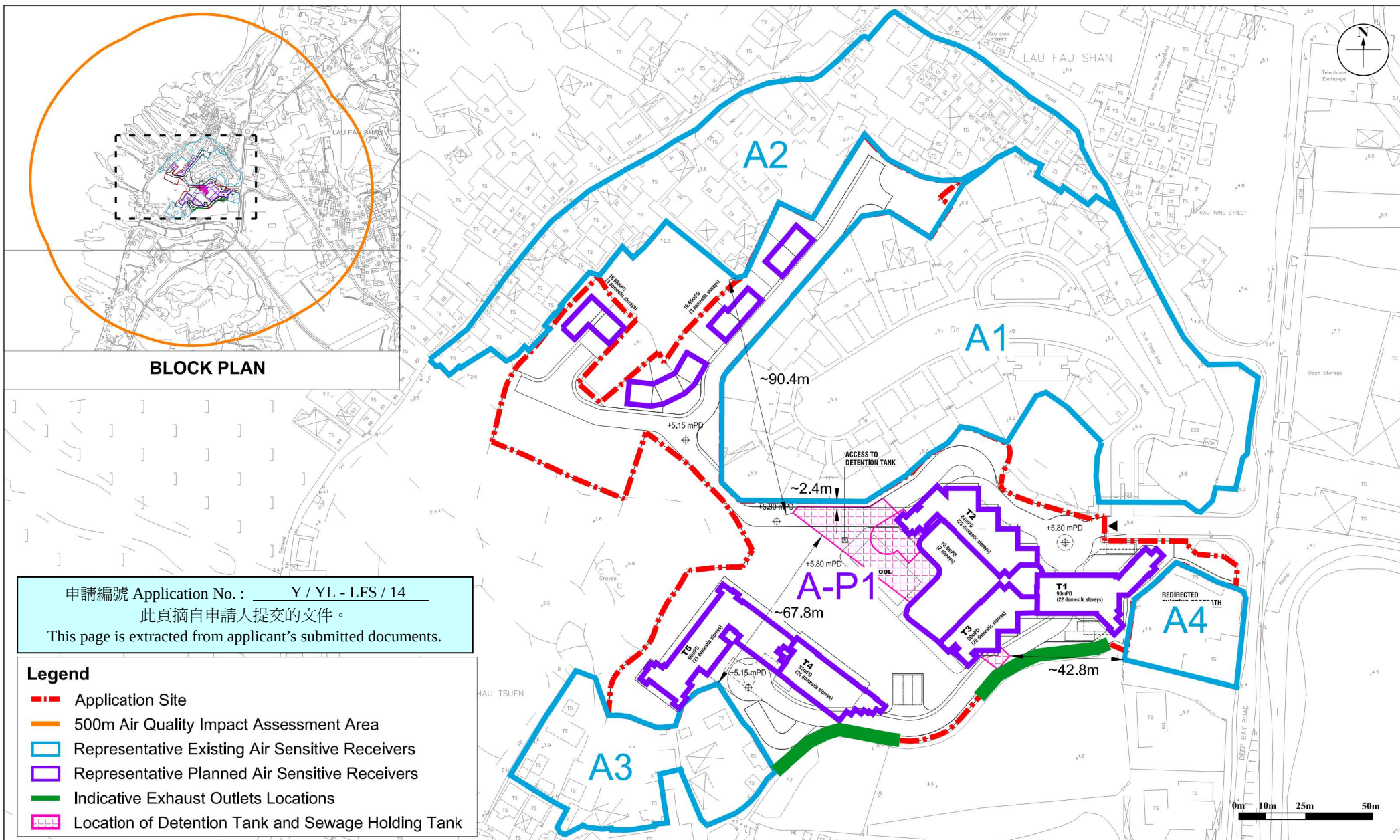
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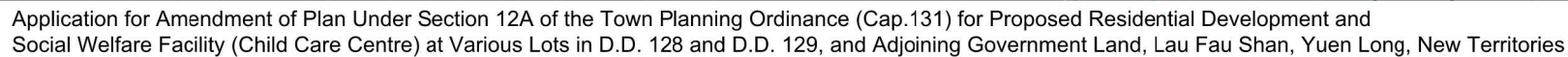
DISCHARGE SCHEMATIC





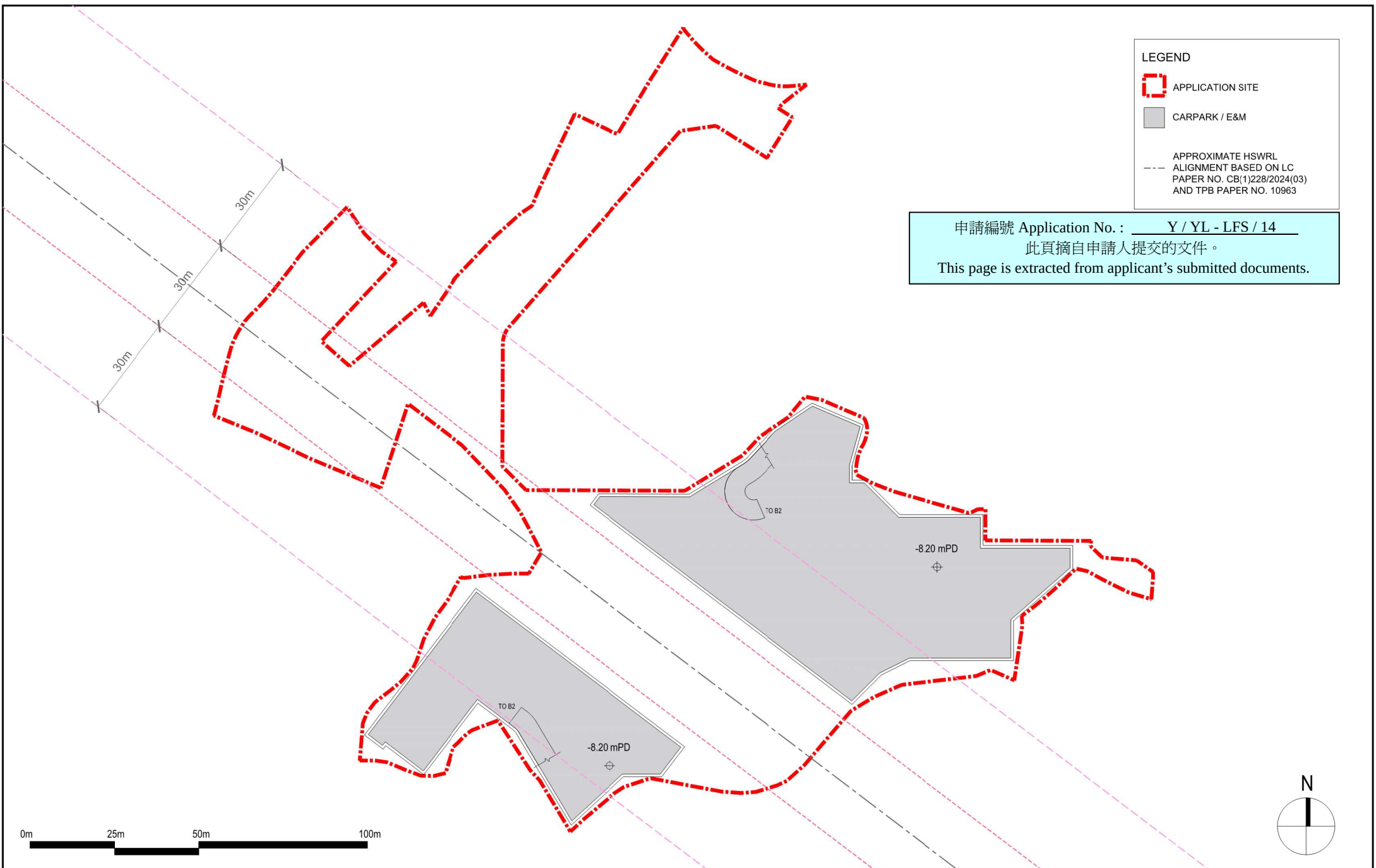


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## REVISED SCHEMATIC DESIGN

**LWK  
+ PARTNERS**



**LEGEND**

 APPLICATION SITE

 CARPARK / E&M

--- APPROXIMATE HSWRL  
ALIGNMENT BASED ON LC  
PAPER NO. CB(1)228/2024(03)  
AND TPB PAPER NO. 10963

申請編號 Application No. : Y / YL - LFS / 14  
此頁摘自申請人提交的文件。  
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Application for Amendment of Plan Under Section 12A of the Town Planning Ordinance (Cap.131) for Proposed Residential Development and Social Welfare Facility (Child Care Centre) at Various Lots in D.D. 128 and D.D. 129, and Adjoining Government Land, Lau Fau Shan, Yuen Long, New Territories

MAR 2024  
1:1000 (A3)

INDICATIVE BASEMENT PLAN (B3)

**LWK**  
**+PARTNERS**



LEGEND

 APPLICATION SITE

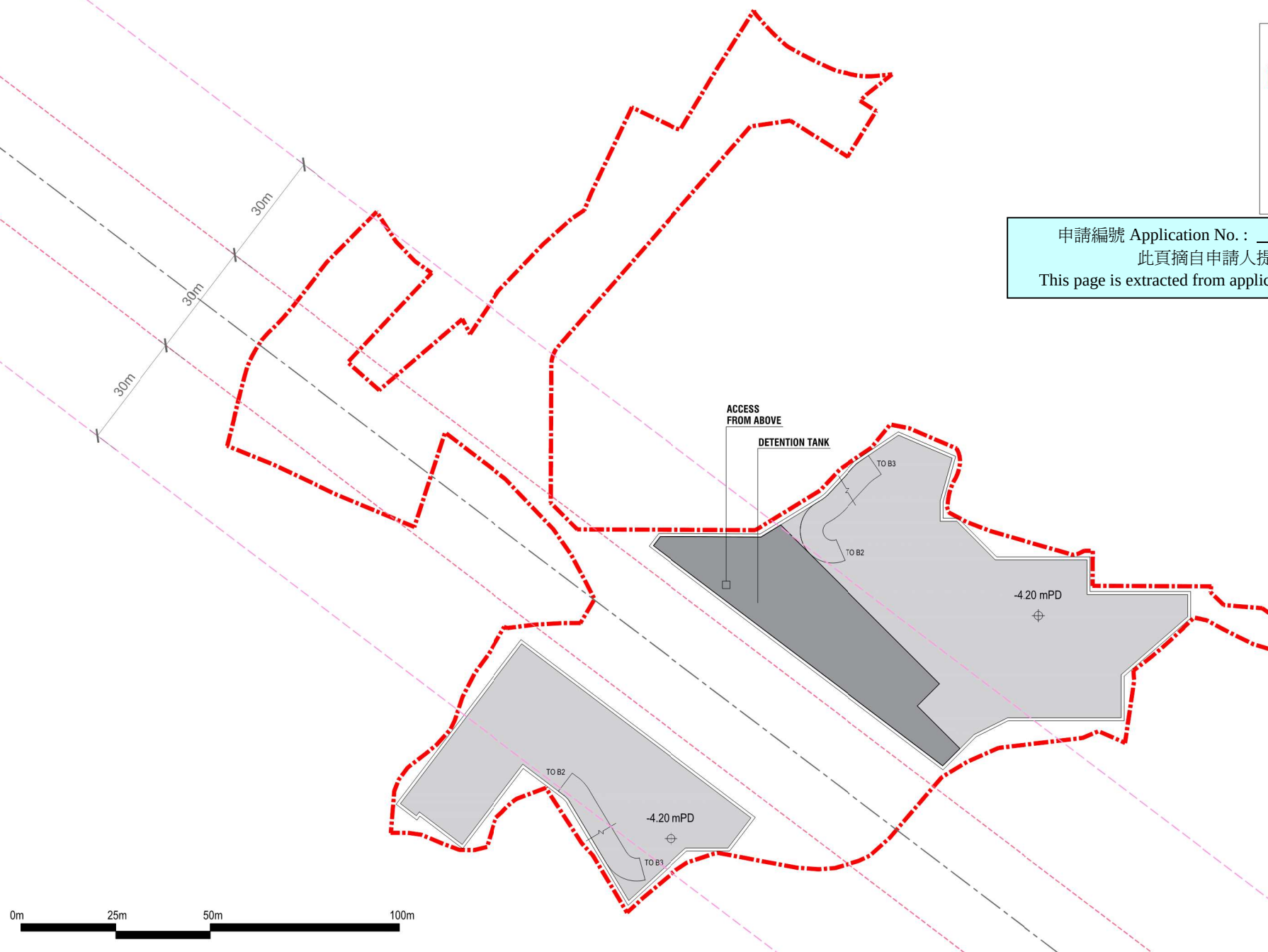
 CARPARK / E&M

--- APPROXIMATE HSWRL  
ALIGNMENT BASED ON LC  
PAPER NO. CB(1)228/2024(03)  
AND TPB PAPER NO. 10963

申請編號 Application No. : Y / YL - LFS / 14

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Application for Amendment of Plan Under Section 12A of the Town Planning Ordinance (Cap.131) for Proposed Residential Development and Social Welfare Facility (Child Care Centre) at Various Lots in D.D. 128 and D.D. 129, and Adjoining Government Land, Lau Fau Shan, Yuen Long, New Territories

## INDICATIVE BASEMENT PLAN (B2)

JUN 2024  
1:1000 (A3)

**LWK**  
**+PARTNERS**

**LEGEND**

 APPLICATION SITE

 CLUBHOUSE

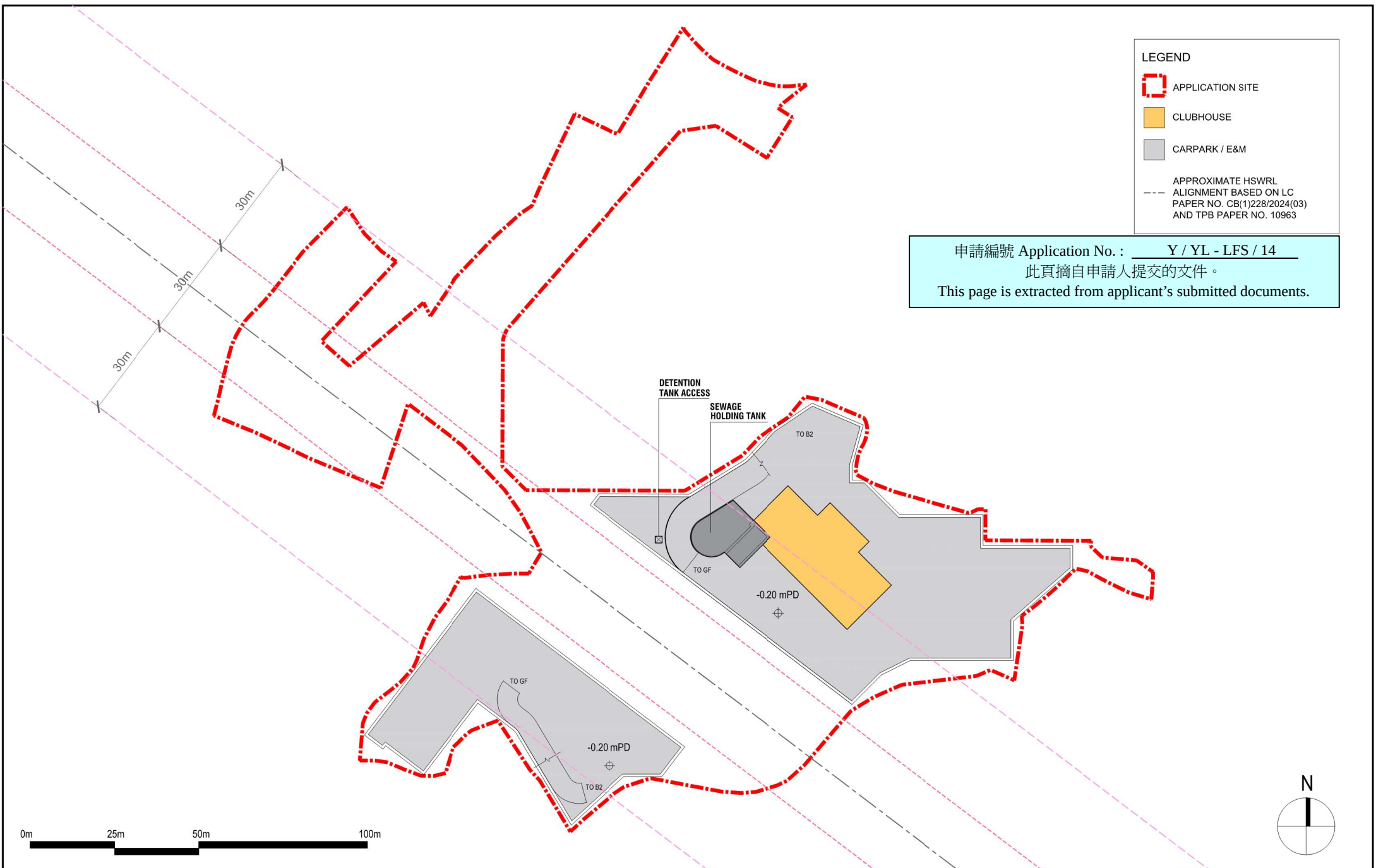
 CARPARK / E&M

--- APPROXIMATE HSWRL ALIGNMENT BASED ON LC PAPER NO. CB(1)228/2024(03) AND TPB PAPER NO. 10963

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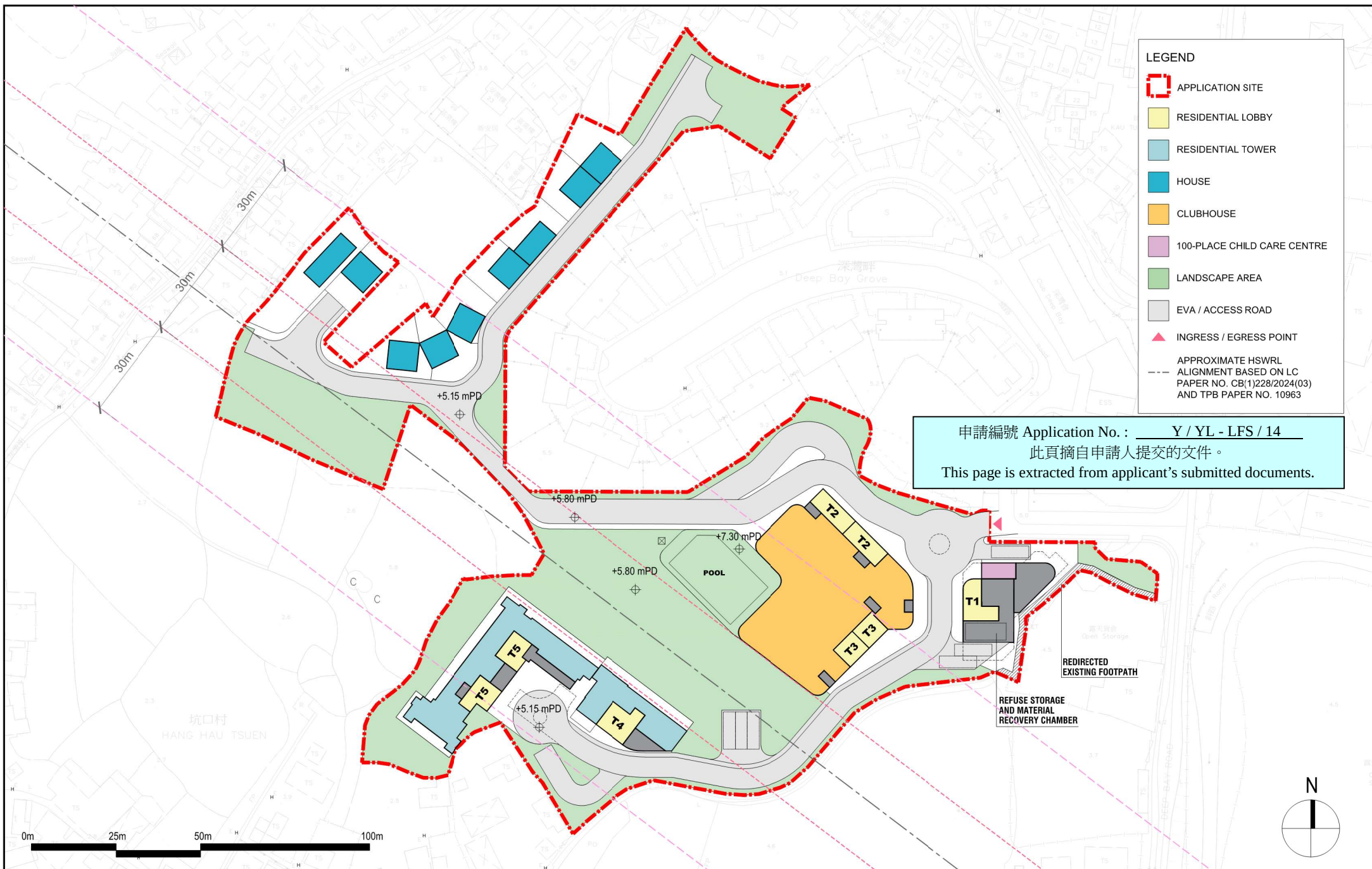


Application for Amendment of Plan Under Section 12A of the Town Planning Ordinance (Cap.131) for Proposed Residential Development and Social Welfare Facility (Child Care Centre) at Various Lots in D.D. 128 and D.D. 129, and Adjoining Government Land, Lau Fau Shan, Yuen Long, New Territories

MAR 2024  
1:1000 (A3)

## INDICATIVE BASEMENT PLAN (B1)

**LWK**  
**+PARTNERS**



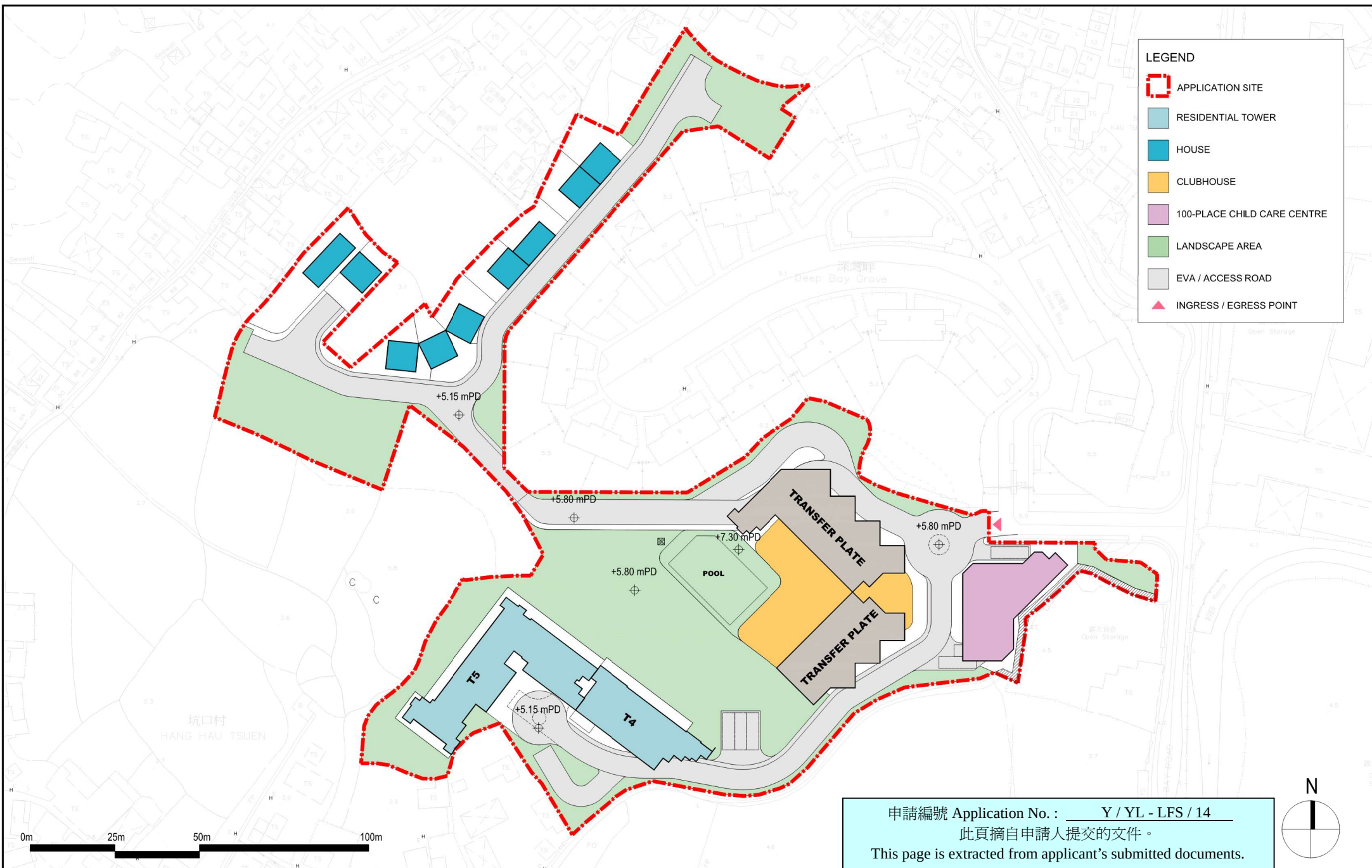
Application for Amendment of Plan Under Section 12A of the Town Planning Ordinance (Cap.131) for Proposed Residential Development and Social Welfare Facility (Child Care Centre) at Various Lots in D.D. 128 and D.D. 129, and Adjoining Government Land, Lau Fau Shan, Yuen Long, New Territories

## INDICATIVE GROUND FLOOR PLAN

AUG 2024  
1:1000 (A3)

**LWK**  
**+PARTNERS**





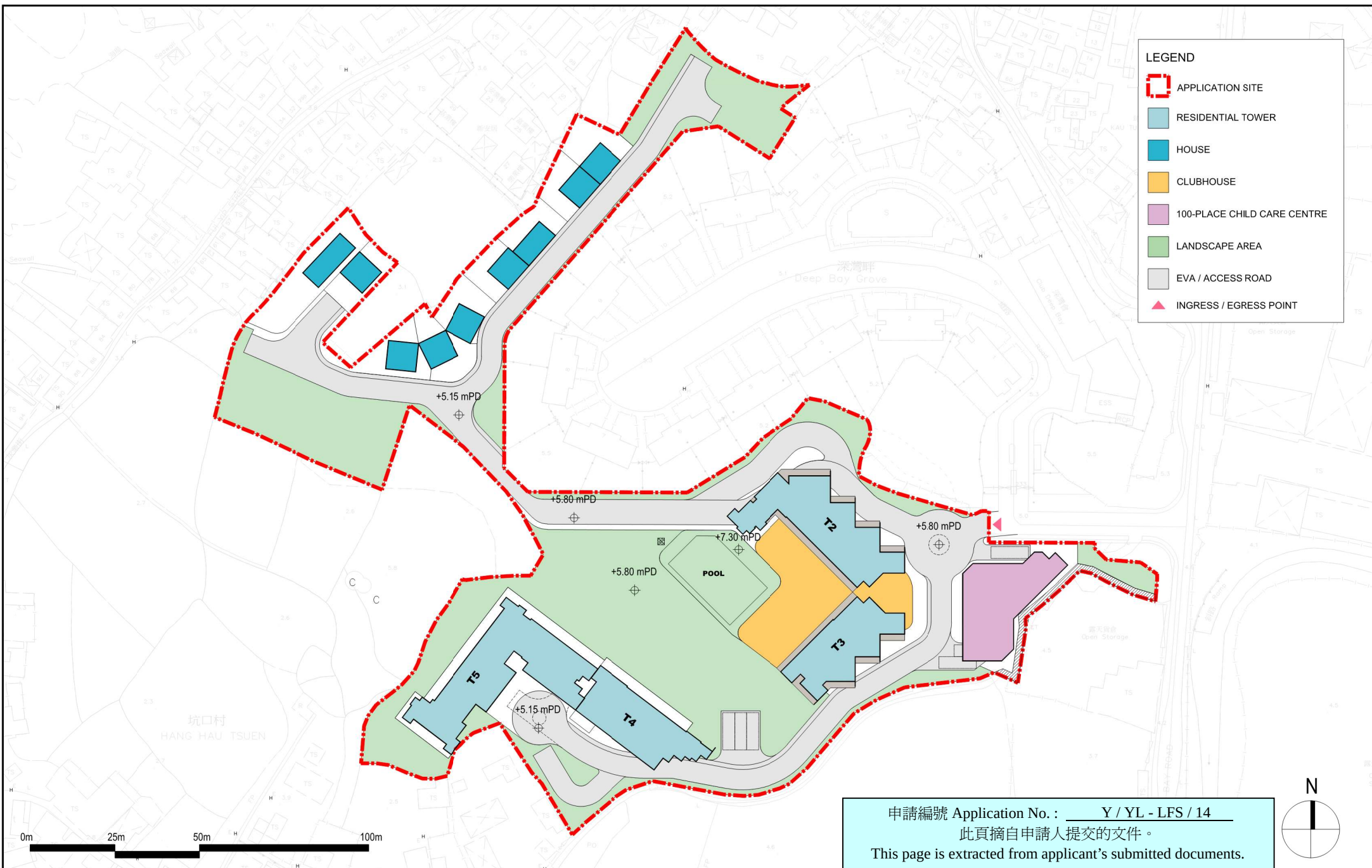
Application for Amendment of Plan Under Section 12A of the Town Planning Ordinance (Cap.131) for Proposed Residential Development and Social Welfare Facility (Child Care Centre) at Various Lots in D.D. 128 and D.D. 129, and Adjoining Government Land, Lau Fau Shan, Yuen Long, New Territories

AUG 2024  
1:1000 (A3)

## INDICATIVE FIRST FLOOR PLAN

**LWK**  
**+PARTNERS**



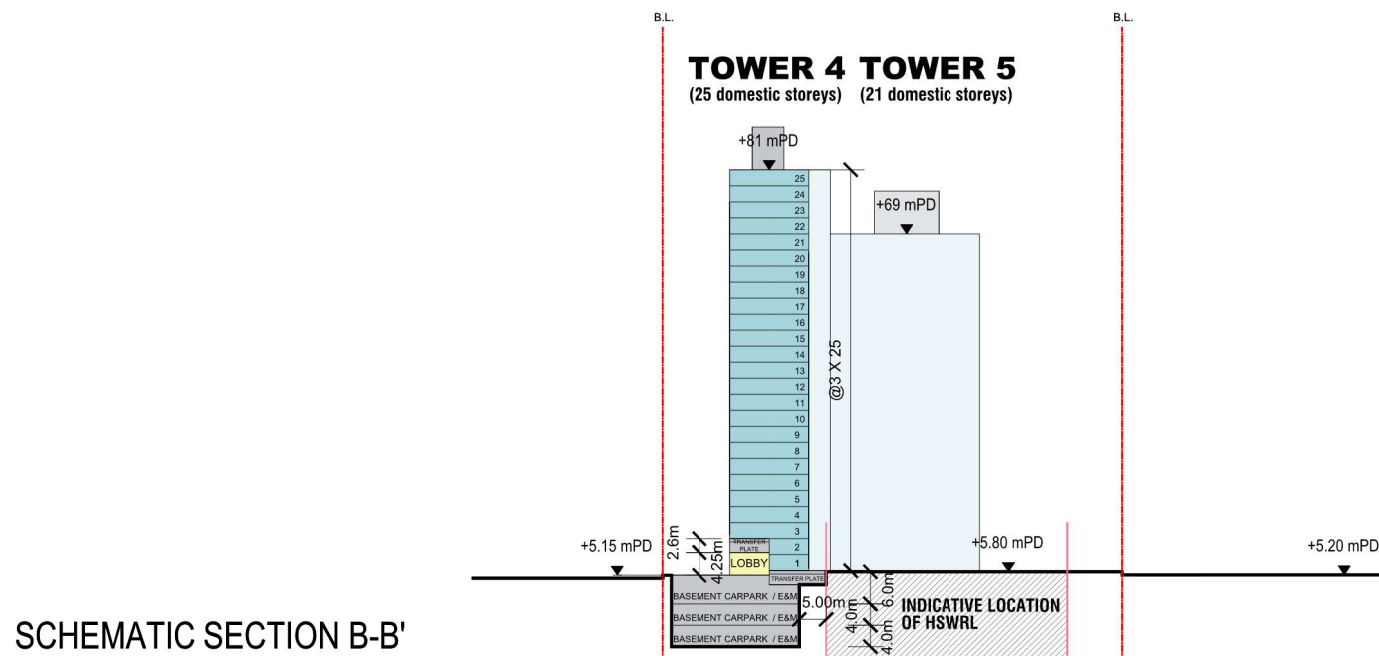
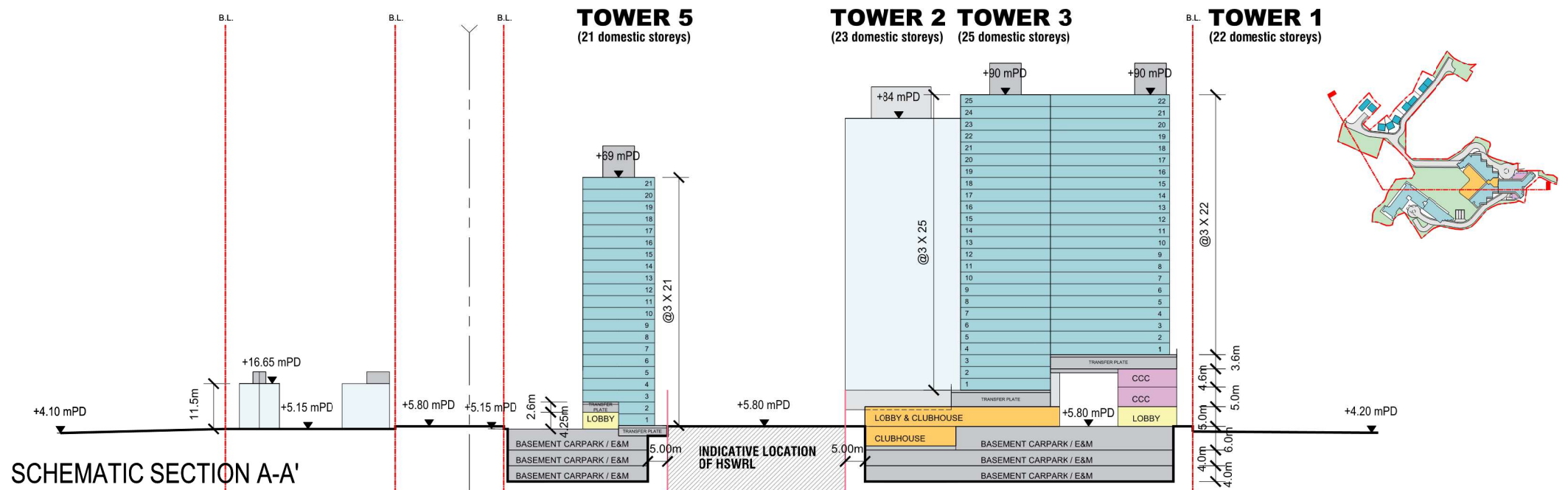


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## INDICATIVE SECOND FLOOR PLAN

AUG 2024  
1:1000 (A3)

**LWK**  
**+PARTNERS**



申請編號 Application No. : Y / YL - LFS / 14

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MAR 2024  
1:1000 (A3)

## SCHEMATIC SECTIONS

**LWK  
+ PARTNERS**





申請編號 Application No. : Y / YL - LFS / 14

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#### Legend

- The Rezoning Site Boundary
- Vertical Greening
- Lawn
- Shrub
- Green Roof
- Bench
- Children's Play Area
- Elderly Fitness Court
- Trellis / Wooddeck
- Swimming Pool
- Water Feature
- Footpath/ Jogging Trail
- New Tree Planting (60 nos.)
- Transplanted Tree (2 nos.)
- Proposed Level
- Pedestrian Entrance/Exit
- Vehicular Entrance/Exit

- Tree and shrub planting is designed at the entrance threshold of the site from Deep Bay Road to create a welcoming entrance to the development. Reinstated roadside planting will contribute to the streetscape amenity of Deep Bay Road and the redirected public footpath for access to the adjacent lots.
- Continuous planting area with tree/shrub and vertical greening on fence wall along the development edge provides greenery amenity to the neighbourhoods.
- Water feature highlights the entrance threshold of residential lobby.
- Landscape core at the centre of the development provides key recreational facilities including an outdoor swimming pool, leisure lawns, children's play area, elderly fitness court and sitting-out area for the residents' enjoyment.
- More intimate recreational spaces with leisure lawns and sitting-out area are provided connecting with strolling/ jogging trail.
- Strolling/jogging trail/landscape path connecting the landscape core in the centre and the gardens adjacent to the villas.
- Gardens adjacent to the villas provide another landscape and recreational focus for the residents' enjoyment comprising trellis and sitting-out area, children's play area, tai-chi lawn and leisure lawn.
- Private garden of villas with lawn

#### Indicative Scheme

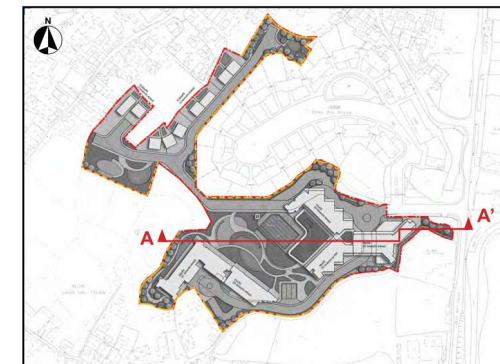
The Rezoning Site Area: 20,455m<sup>2</sup>  
Private Open Space for residents: Total not less than 3,489m<sup>2</sup>  
(For estimated population of 3,489 people)

Application for Amendment of Plan Under Section 12A of the Town Planning Ordinance (Cap.131)  
for Proposed Residential Development and Social Welfare Facility (Child Care Centre) at Various Lots in D.D. 128 and D.D. 129, and  
Adjoining Government Land, Lau Fau Shan, Yuen Long, New Territories  
Landscape Master Plan

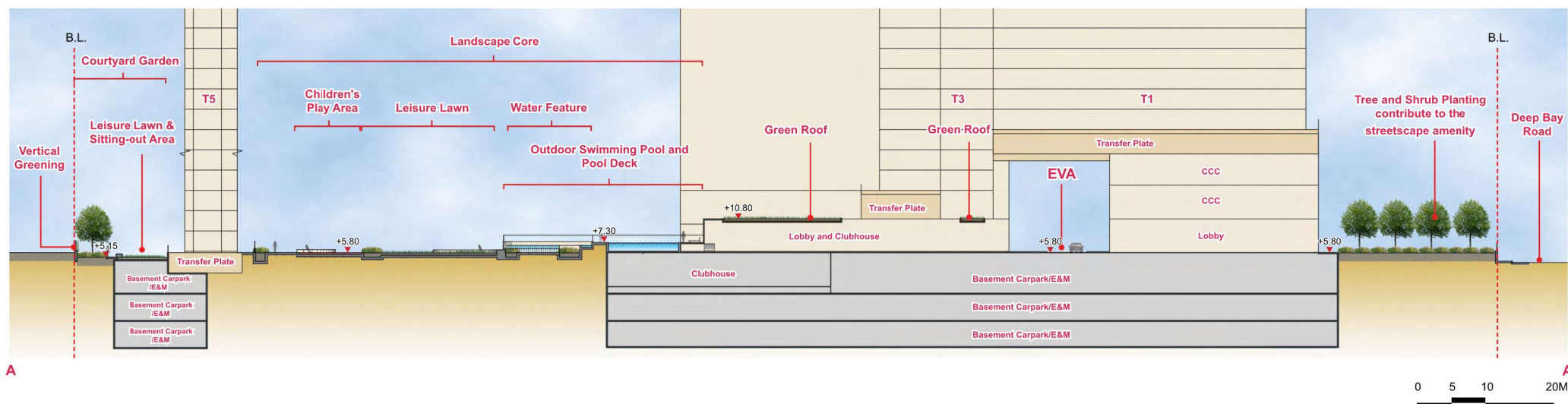
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| SCALE      | AS SHOWN   | DATE  | SEPT 2024 |
| CHECKED    | ELK        | DRAWN | TEAM      |
| FIGURE NO. | Figure 1.0 |       | REV<br>D  |

ADI LIMITED  
LANDSCAPE ARCHITECTURE, URBAN DESIGN AND MASTER PLANNING  
10/F BANGKOK BANK BUILDING, 18 BENHMAN STRAND WEST, HONG KONG  
TELEPHONE 2131 8630 FACSIMILE 2131 8689  
香港總公司: 城市規劃及設計, 建築及園藝設計  
香港上環文咸西街十八號新豐源大廈十樓  
電話: (八五二) 二一三一八六三零 傳真: (八五二) 二一三一八六八九





KEY PLAN



申請編號 Application No. : Y / YL - LFS / 14

此頁摘自申請人提交的文件。

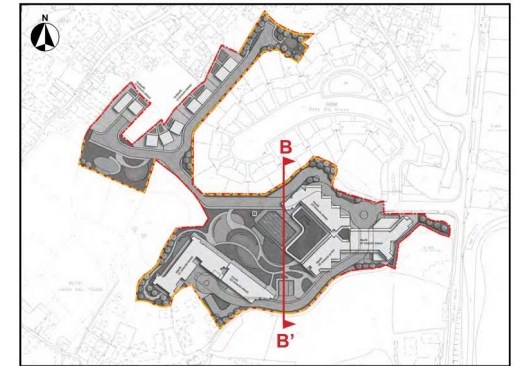
This page is extracted from applicant's submitted documents.

Indicative Scheme

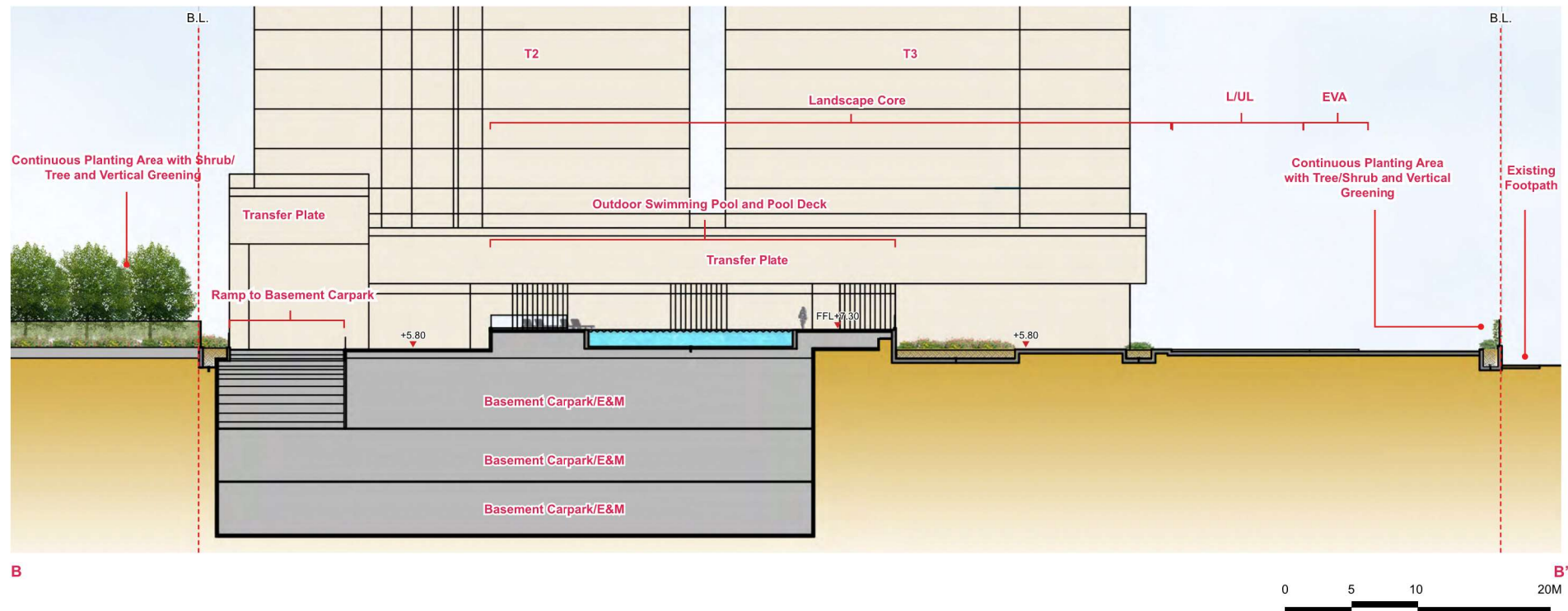
Application for Amendment of Plan Under Section 12A of the Town Planning Ordinance (Cap.131)  
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Adjoining Government Land, Lau Fau Shan, Yuen Long, New Territories  
Landscape Sections A-A'

|            |            |       |           |
|------------|------------|-------|-----------|
| SCALE      | AS SHOWN   | DATE  | SEPT 2024 |
| CHECKED    | ELK        | DRAWN | TEAM      |
| FIGURE NO. | Figure 2.1 |       | REV       |
|            |            |       | D         |

**ADI** ADI LIMITED  
LANDSCAPE ARCHITECTURE, URBAN DESIGN AND MASTER PLANNING  
10/F BANGKOK BANK BUILDING, 18 BERNAM STRAND WEST, HONG KONG  
TELEPHONE 2131 8630 FACSIMILE 2131 8689  
香港灣仔區 域內設計及園藝師事務所  
香港上環文咸西街十八號 電話 2131 8630 傳真 2131 8689  
電話：(八五二) 二一三一 八六三零 傳真：(八五二) 二一三一 八六八九



KEY PLAN



申請編號 Application No. : Y / YL - LFS / 14

此頁摘自申請人提交的文件。

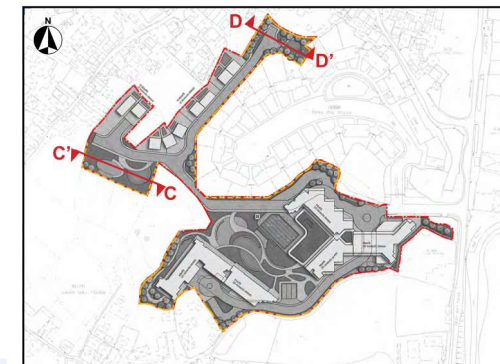
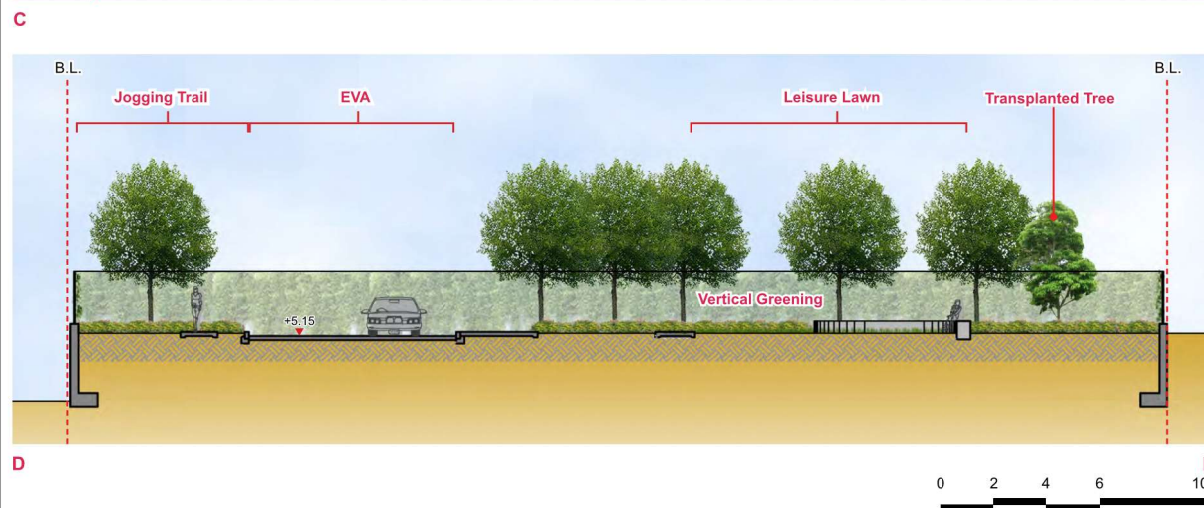
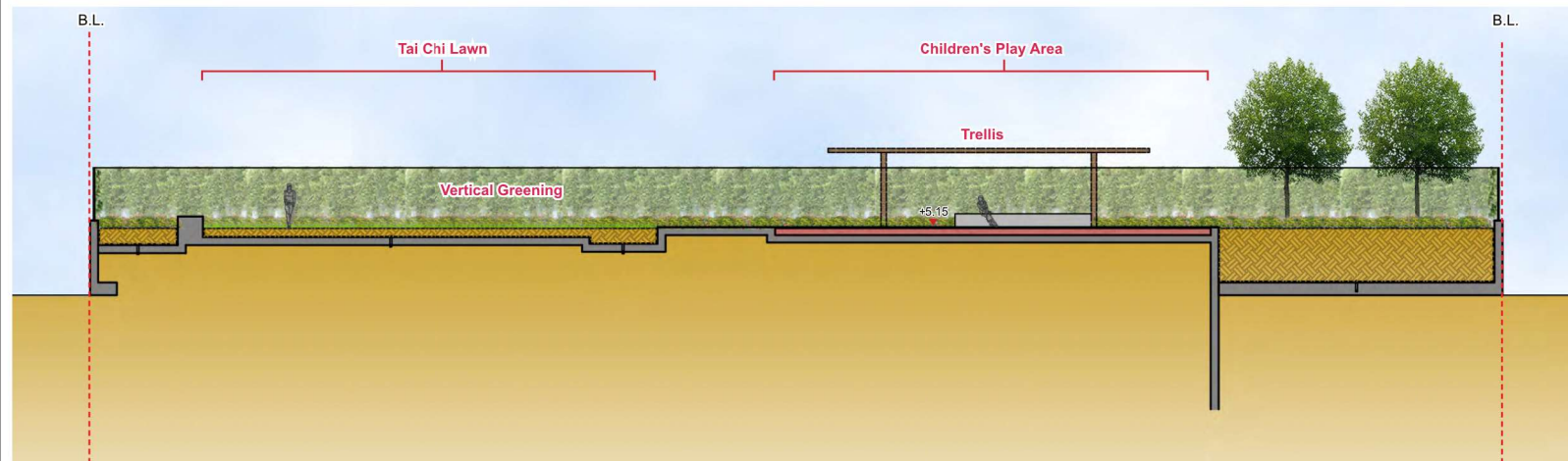
This page is extracted from applicant's submitted documents.

Indicative Scheme

Application for Amendment of Plan Under Section 12A of the Town Planning Ordinance (Cap.131)  
for Proposed Residential Development and Social Welfare Facility (Child Care Centre) at Various Lots in D.D. 128 and D.D. 129, and  
Adjoining Government Land, Lau Fau Shan, Yuen Long, New Territories  
Landscape Sections B-B'

|            |            |       |           |
|------------|------------|-------|-----------|
| SCALE      | AS SHOWN   | DATE  | SEPT 2024 |
| CHECKED    | ELK        | DRAWN | TEAM      |
| FIGURE NO. | Figure 2.2 |       | REV       |
|            |            |       | D         |

ADI LIMITED  
LANDSCAPE ARCHITECTURE, URBAN DESIGN AND MASTER PLANNING  
10/F BANGKOK BANK BUILDING, 18 BERNAM STRAND WEST, HONG KONG  
TELEPHONE 2131 8630 FACSIMILE 2131 8689  
圖則編號: 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KEY PLAN



申請編號 Application No. : Y / YL - LFS / 14

此頁摘自申請人提交的文件。

This page is extracted from applicant's submitted documents.

**Indicative Scheme**

Application for Amendment of Plan Under Section 12A of the Town Planning Ordinance (Cap.131)  
for Proposed Residential Development and Social Welfare Facility (Child Care Centre) at Various Lots in D.D. 128 and D.D. 129, and  
Adjoining Government Land, Lau Fau Shan, Yuen Long, New Territories  
**Landscape Sections C-C'**

|            |            |       |           |
|------------|------------|-------|-----------|
| SCALE      | AS SHOWN   | DATE  | SEPT 2024 |
| CHECKED    | ELK        | DRAWN | TEAM      |
| FIGURE NO. | Figure 2.3 |       | REV       |
|            |            |       | D         |

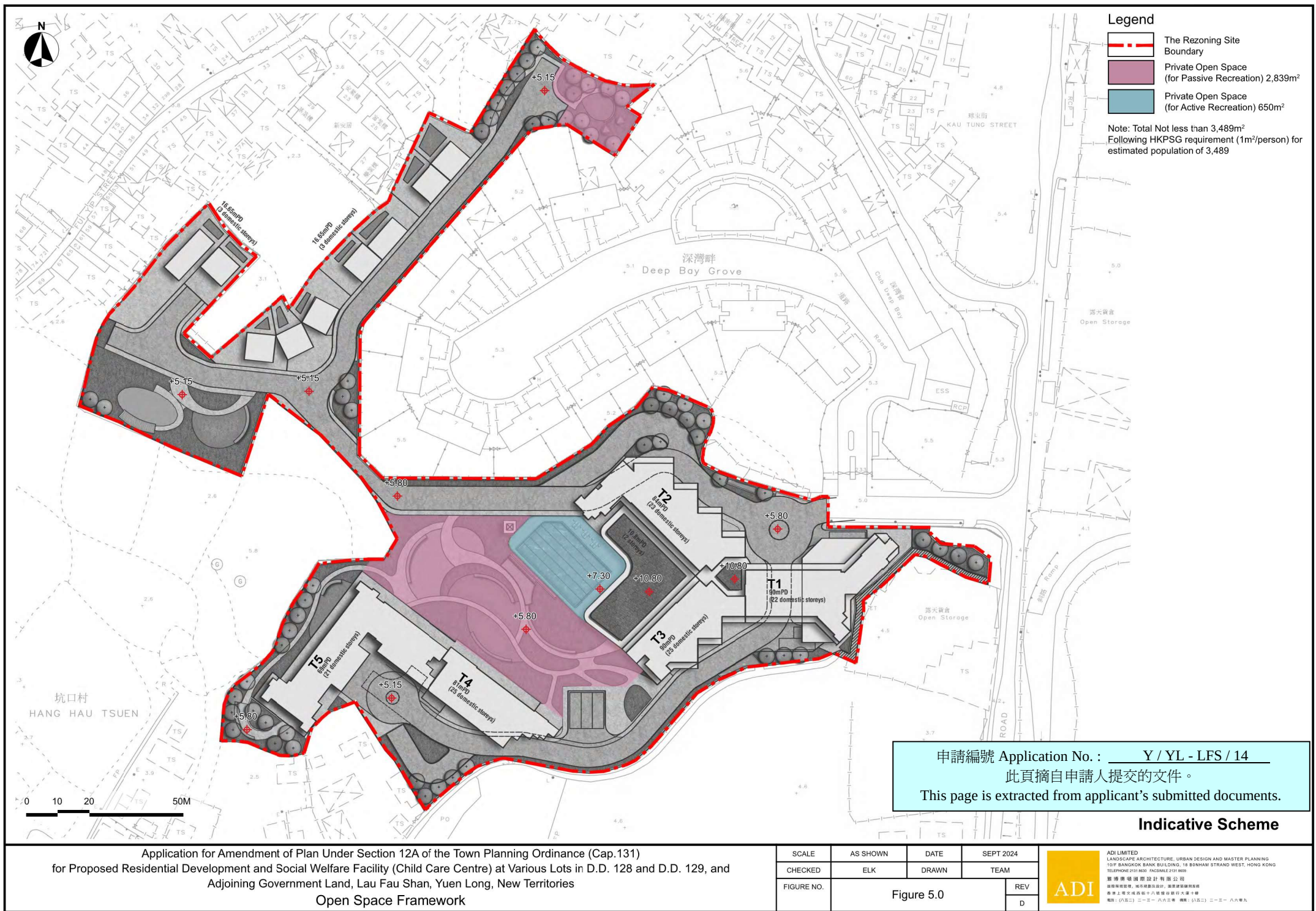


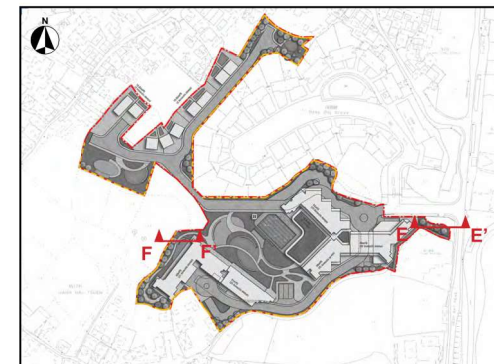
ADI LIMITED  
LANDSCAPE ARCHITECTURE, URBAN DESIGN AND MASTER PLANNING  
10/F BANGKOK BANK BUILDING, 18 BERNAM STRAND WEST, HONG KONG  
TELEPHONE 2131 8630 FACSIMILE 2131 8609  
香港總公司：中環德輔道中18號香港銀行大廈十樓  
電話：(八五二) 二一三一八六三零 傳真：(八五二) 二一三一八六零九



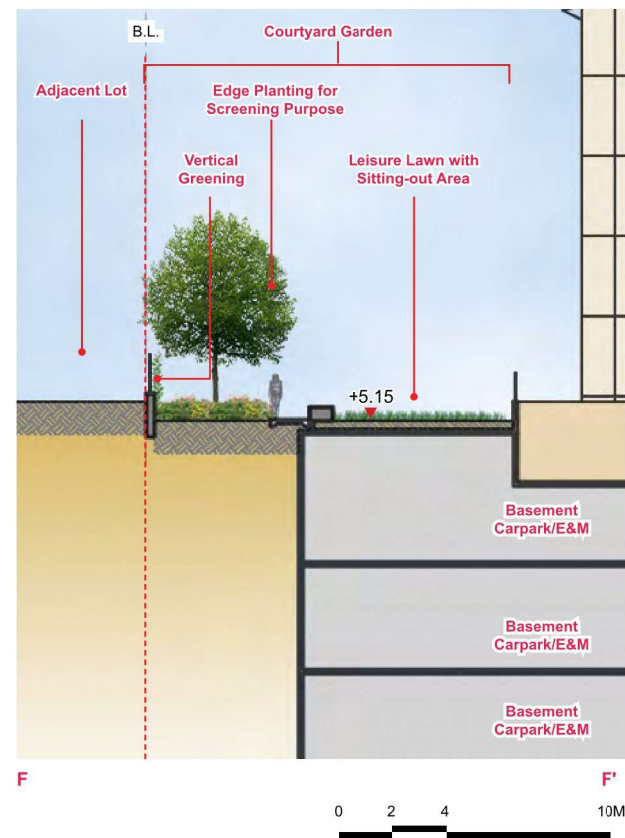
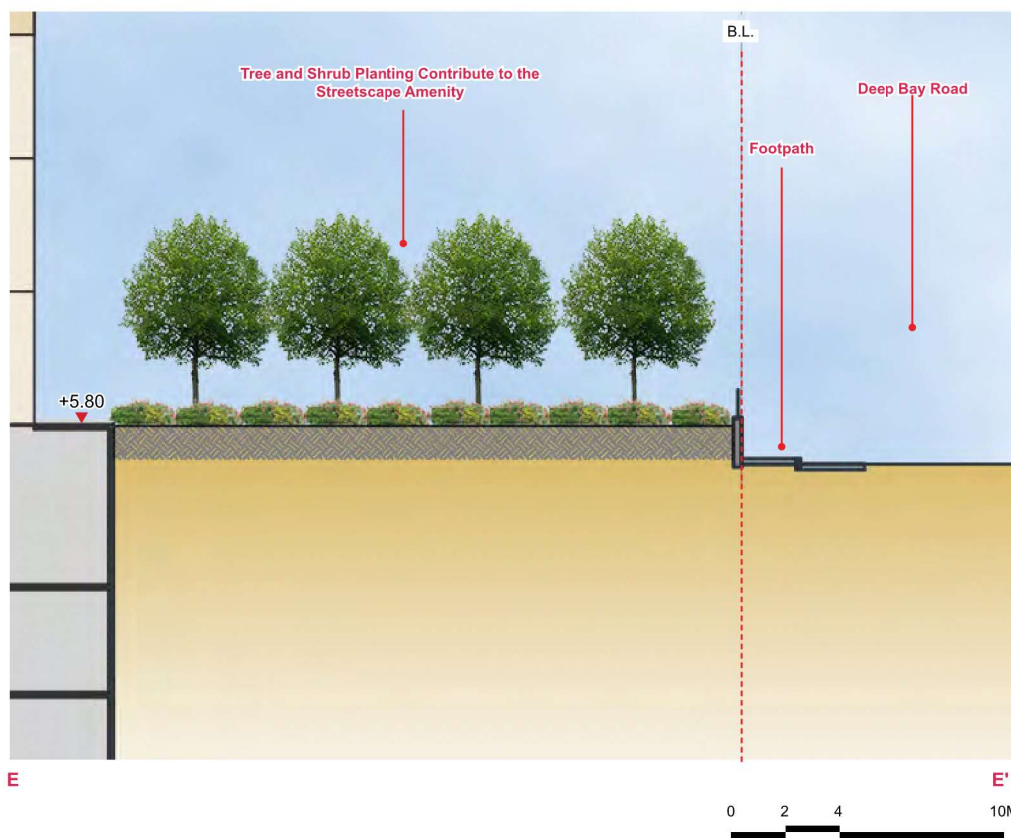






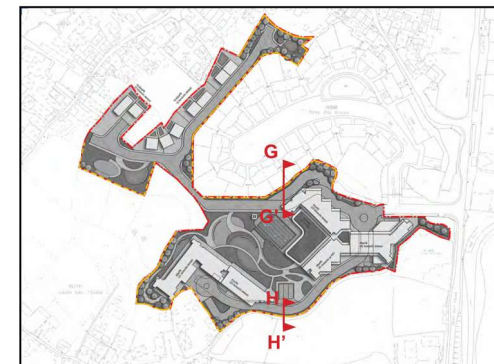


KEY PLAN

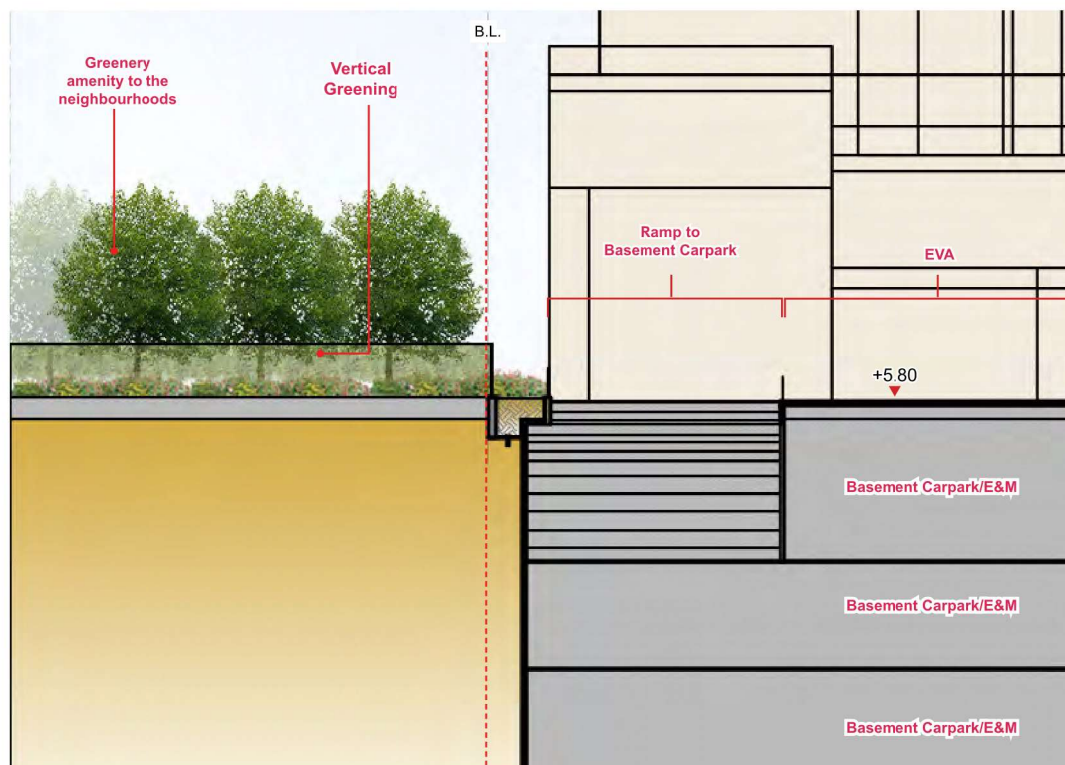


Indicative Scheme

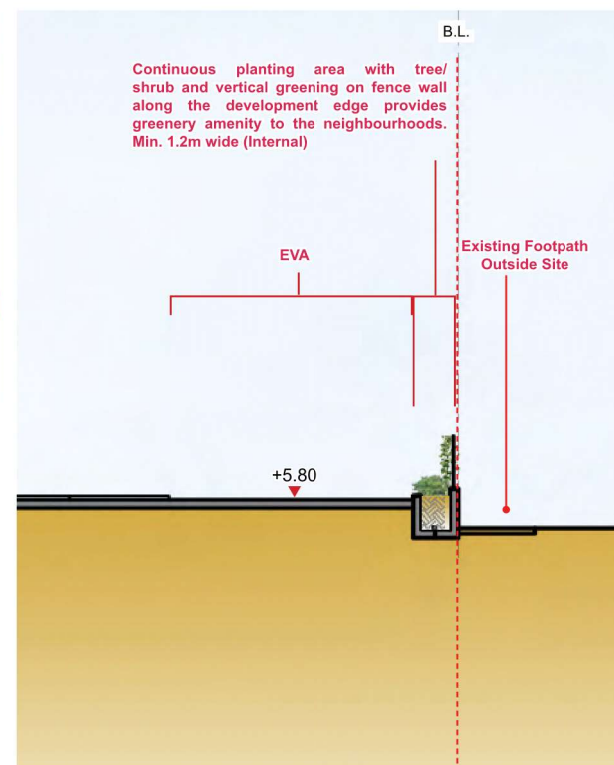




KEY PLAN



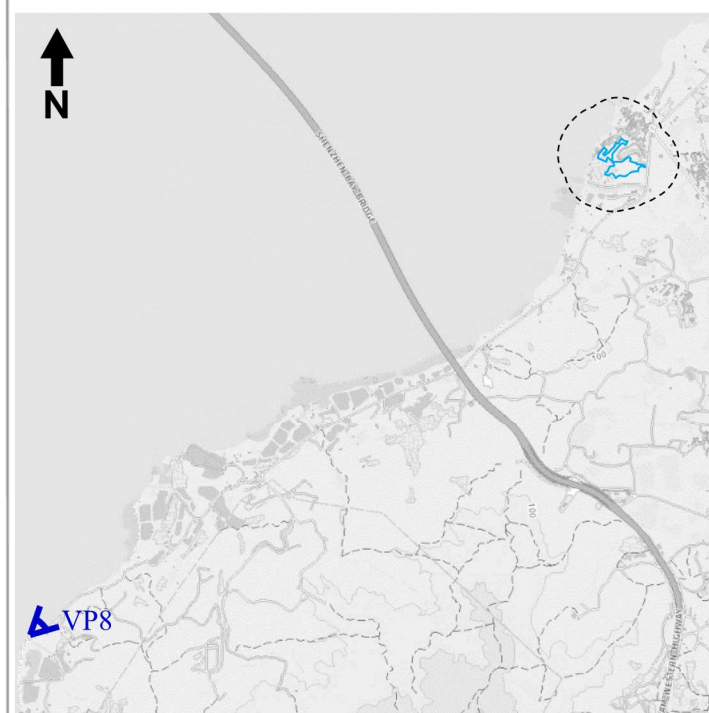
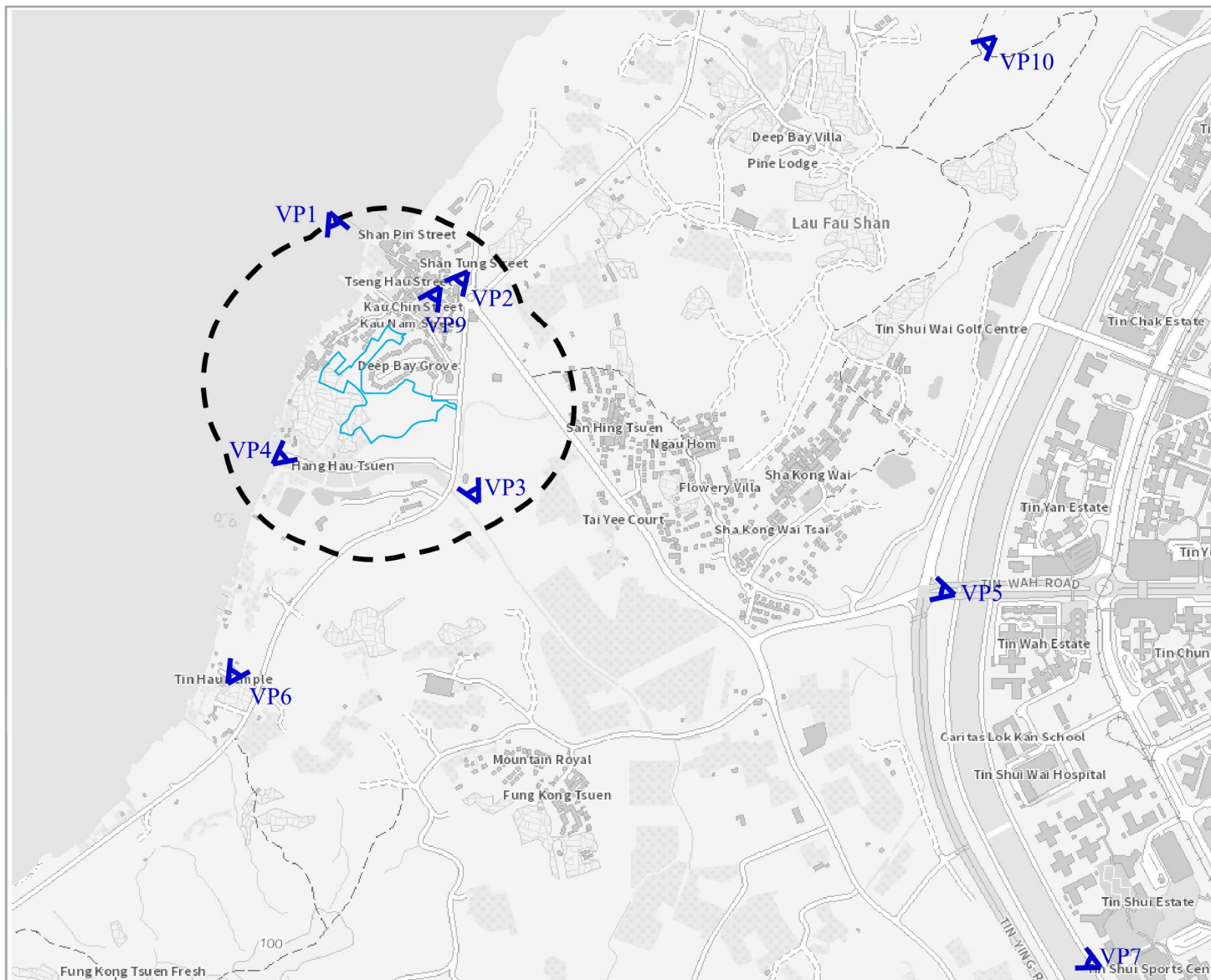
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Indicative Scheme

|            |            |       |           |
|------------|------------|-------|-----------|
| SCALE      | AS SHOWN   | DATE  | SEPT 2024 |
| CHECKED    | ELK        | DRAWN | TEAM      |
| FIGURE NO. | Figure 6.2 |       | REV       |
|            |            |       | D         |



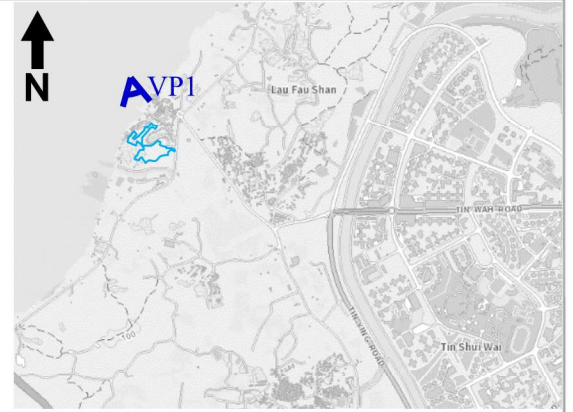
## LEGEND

- Application Site
- Initial Assessment Area (3H = about 253m)
- ▲ Viewing Point (VP)

- VP1: Lau Fau Shan Pier
- VP2: Lau Fau Shan Seafood Village
- VP3: Planned Open Space in Area 67 of HSK/HT NDA
- VP4: Nullah near Hang Hau Tsuen
- VP5: Tin Ying Path near Ting Wah Road
- VP6: Tin Hau Temple, Sha Kong Tsuen
- VP7: Tin Shui Path Jogging Trail
- VP8: Ap Chai Wan, Ha Pak Nai
- VP9: Lau Fau Shan Rest Garden
- VP10: Hiking Trail at Lam Hang Shan



## Existing View



**Key Plan**

## Baseline Condition

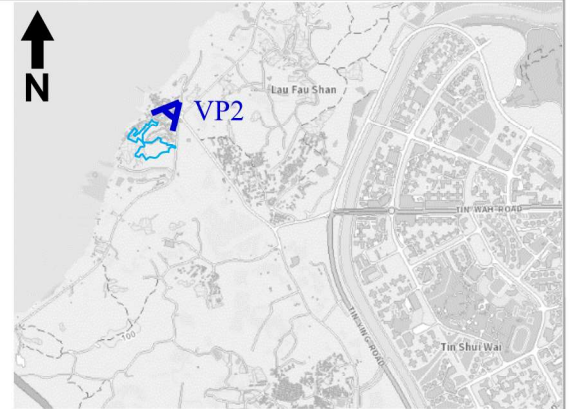


## Baseline Condition with Indicative Scheme



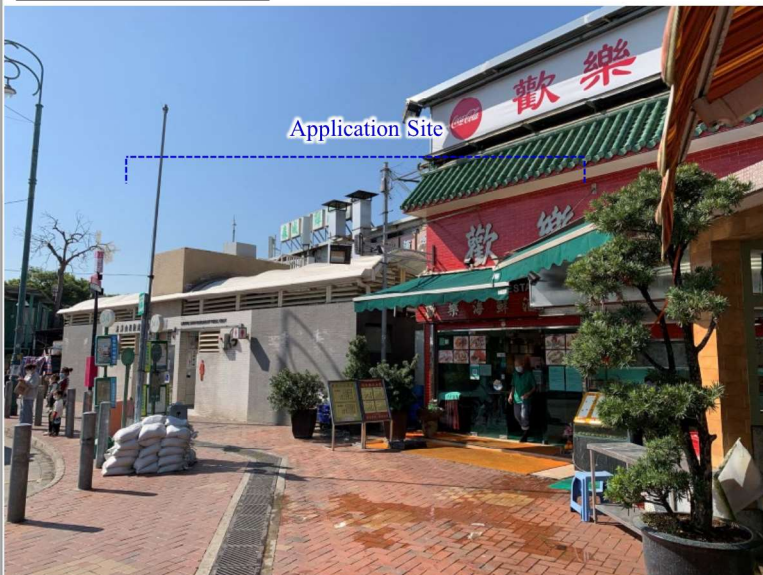


## Existing View

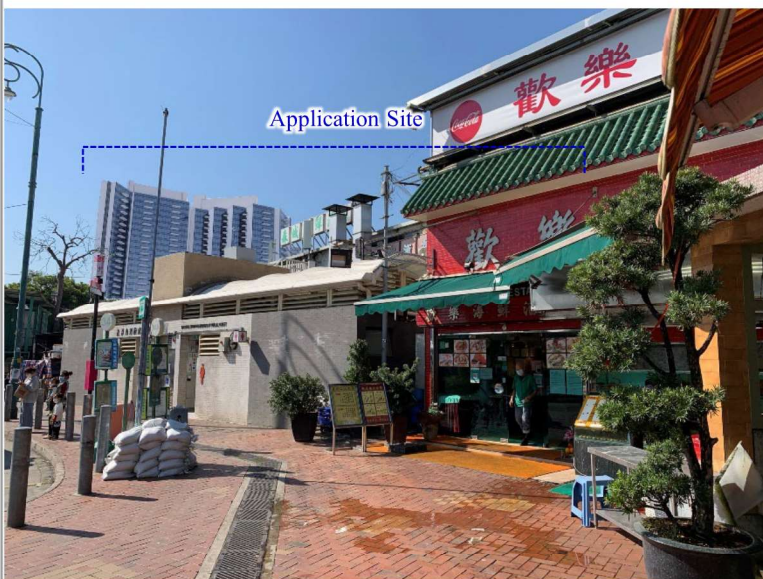


## Key Plan

## Baseline Condition

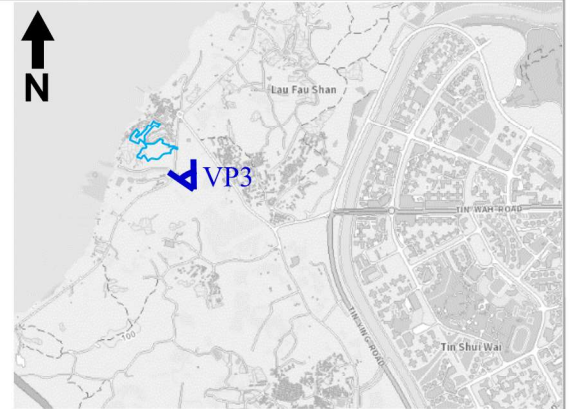


## Baseline Condition with Indicative Scheme





## Existing View



**Key Plan**

## Baseline Condition

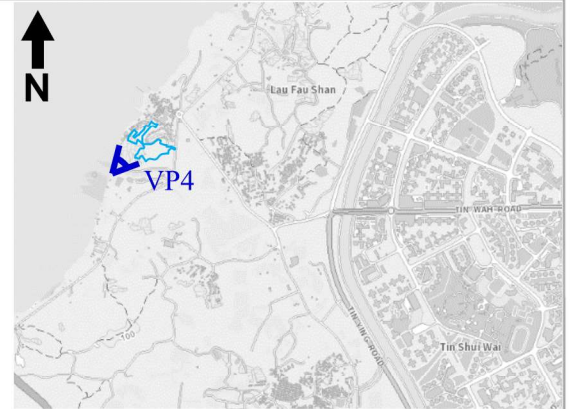


## Baseline Condition with Indicative Scheme





## Existing View

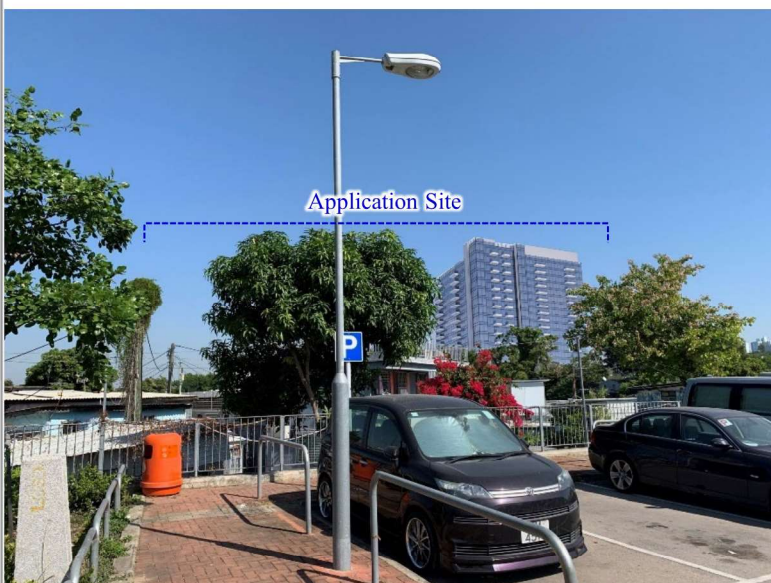


**Key Plan**

## Baseline Condition

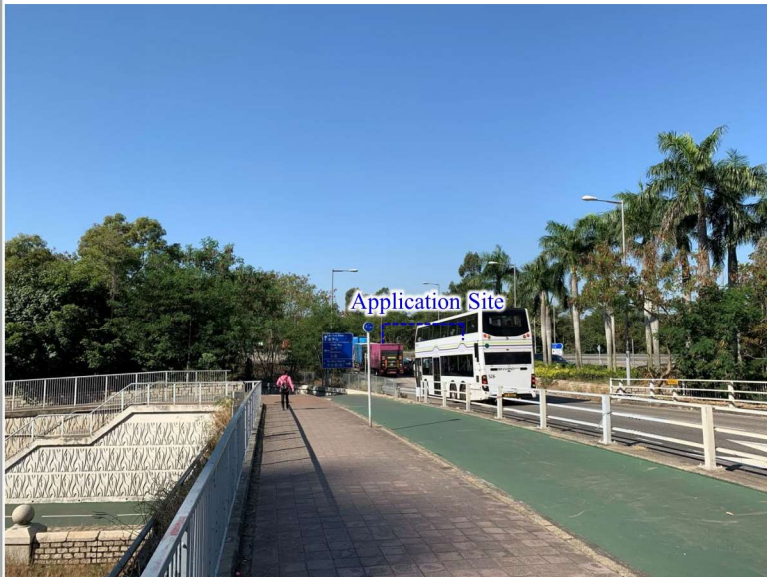


## Baseline Condition with Indicative Scheme





## Existing View



**Key Plan**

## Baseline Condition



## Baseline Condition with Indicative Scheme





## Existing View



**Key Plan**

## Baseline Condition

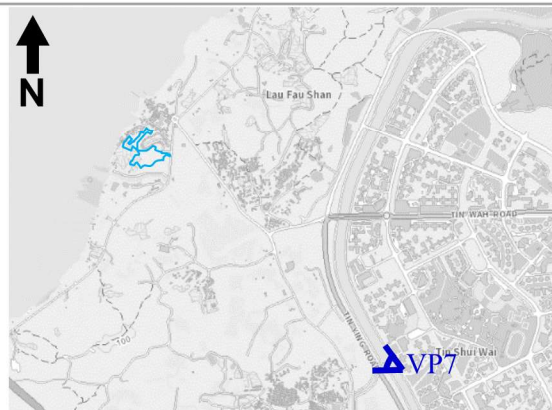


## Baseline Condition with Indicative Scheme



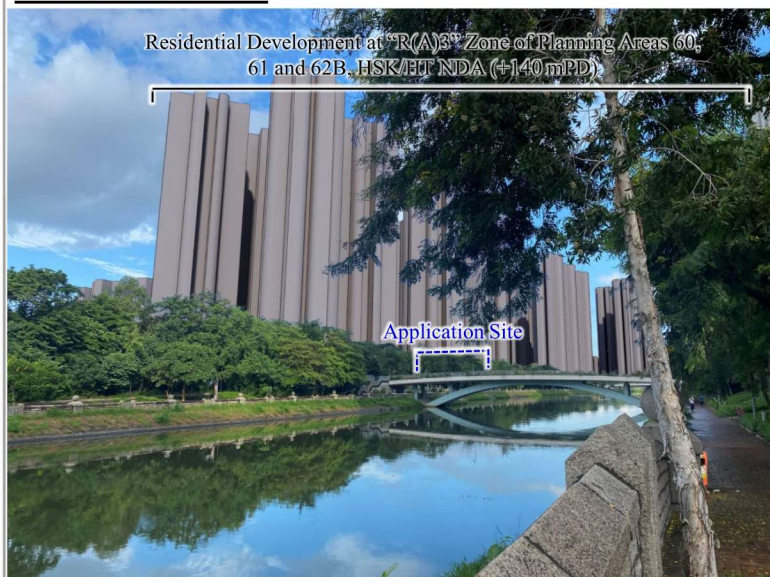


## Existing View

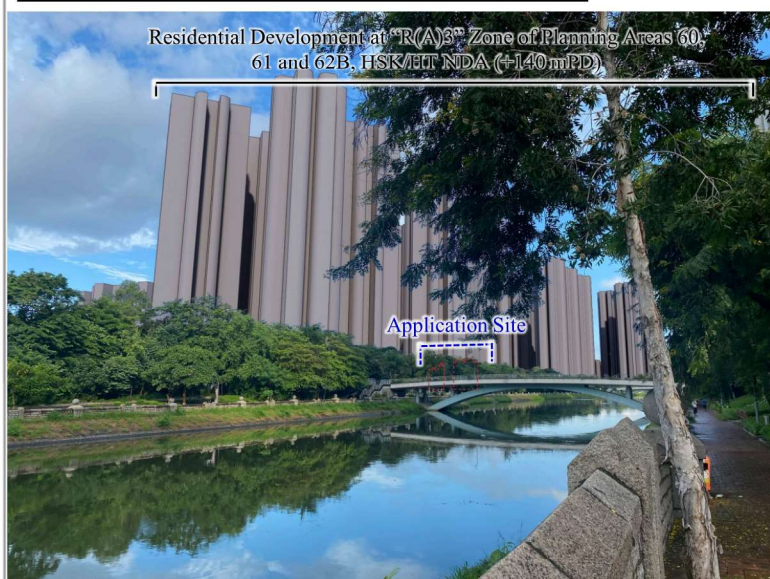


**Key Plan**

## Baseline Condition



## Baseline Condition with Indicative Scheme





## Existing View



**Key Plan**

## Baseline Condition

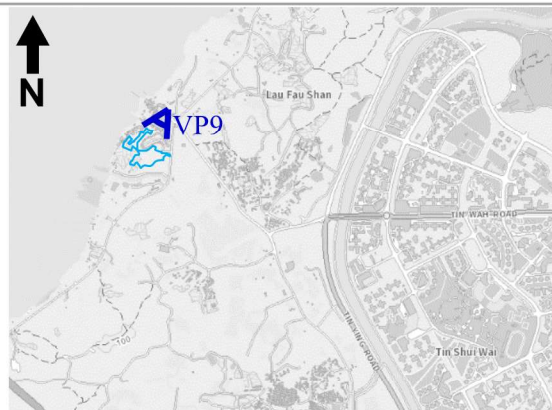
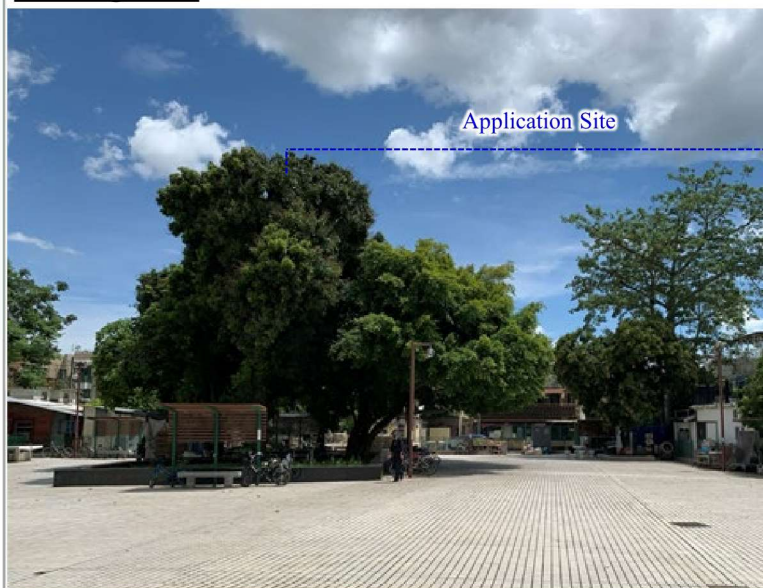


## Baseline Condition with Indicative Scheme





## Existing View



**Key Plan**

## Baseline Condition

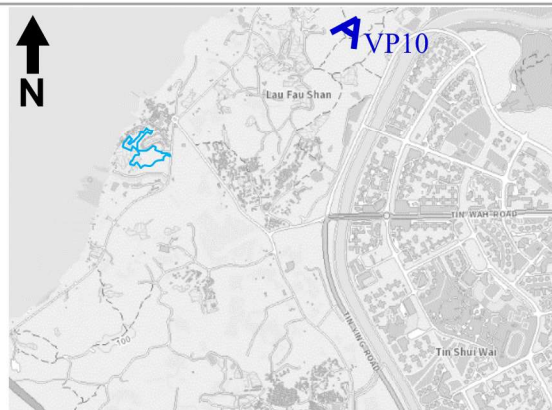
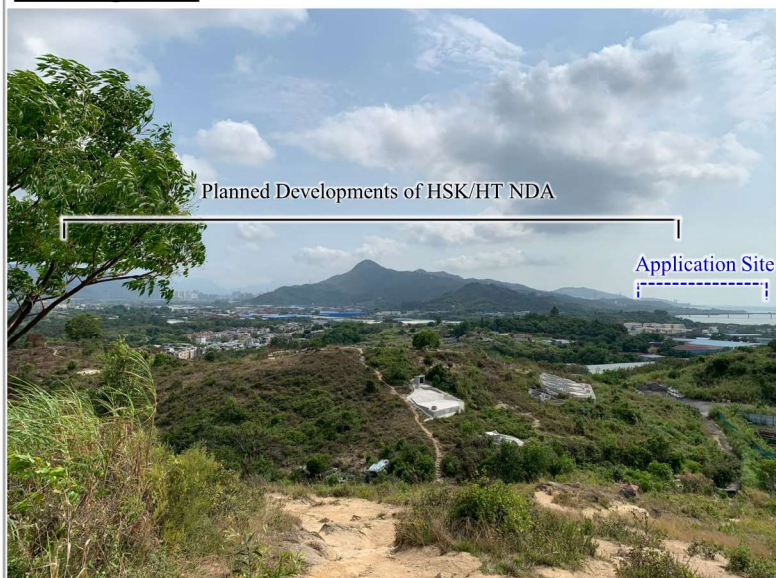


## Baseline Condition with Indicative Scheme





## Existing View



**Key Plan**

## Baseline Condition



## Baseline Condition with Indicative Scheme

