

**Broad Development Parameters of the Applied Use/Development
in respect of Application No. A/NE-TKLN/141**
關於申請編號 A/NE-TKLN/141 的擬議用途/發展的概括發展規範

Application No. 申請編號	A/NE-TKLN/141		
Location/address 位置／地址	Various Lots in D.D. 78 and Adjoining Government Land, Lin Ma Hang Road, Ta Kwu Ling North 打鼓嶺北蓮麻坑路丈量約份第 78 約多個地段和毗連政府土地		
Site area 地盤面積	About 約 24,446 sq. m 平方米 (Includes Government Land of about 包括政府土地約 4,150 sq. m 平方米)		
Plan 圖則	Approved Ta Kwu Ling North Outline Zoning Plan No. S/NE-TKLN/2 打鼓嶺北分區計劃大綱核准圖編號 S/NE-TKLN/2		
Zoning 地帶	"Recreation" 「康樂」		
Type of Application 申請類別	Temporary Use/Development in Rural Areas for a Period of 3 Years 位於鄉郊地區的臨時用途/發展為期 3 年		
Applied use/ development 申請用途/發展	Proposed Temporary Shop and Services, Vehicle Repair Workshop, Warehouse (Excluding Dangerous Goods Godown) and Open Storage of Vehicles with Ancillary Facilities for a Period of 3 Years 擬議臨時商店及服務行業、汽車修理工場、貨倉（危險品倉庫除外）及露天存放汽車連附屬設施（為期 3 年）		
Gross floor area and/or plot ratio 總樓面面積及／ 或地積比率		sq. m 平方米	Plot ratio 地積比率
	Domestic 住用	-	-
	Non-domestic 非住用	About 約 16,734	About 約 0.68
No. of block 幢數	Domestic 住用	-	
	Non-domestic 非住用	3	
Building height/ No. of storeys 建築物高度／層數	Domestic 住用	-	m 米
		-	mPD 米(主水平基準上)
		-	Storey(s) 層
	Non-domestic 非住用	15	m 米
		-	mPD 米(主水平基準上)
		2	Storey(s) 層
Site coverage 上蓋面積	About 約 34 %		

No. of parking spaces and loading / unloading spaces 停車位及上落客貨車位數目	Total no. of vehicle spaces 停車位總數	18
	Private Car Parking Spaces 私家車車位	10
	Shared Spaces for Light Goods Vehicle and Light Bus 輕型貨車及小型巴士共用車位	4
	Shared Spaces for Heavy Goods Vehicle and Coach 重型貨車及旅遊車共用車位	4
	Total no. of vehicle loading/unloading bays/lay-bys 上落客貨車位／停車處總數	2
	Light Goods Vehicle Spaces 輕型貨車車位	1
	Container Vehicle Spaces 貨櫃車車位	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> 中文	<u>English</u> 英文
<u>Plans and Drawings 圖則及繪圖</u>		
Master layout plan(s)/Layout plan(s) 總綱發展藍圖／布局設計圖	☐	☒
Block plan(s) 樓宇位置圖	☐	☐
Floor plan(s) 樓宇平面圖	☐	☐
Sectional plan(s) 截視圖	☐	☐
Elevation(s) 立視圖	☐	☐
Photomontage(s) showing the proposed development 顯示擬議發展的合成照片	☐	☐
Master landscape plan(s)/Landscape plan(s) 園境設計總圖／園境設計圖	☐	☐
Others (please specify) 其他（請註明）	☐	☒
<u>Location Plan 位置圖</u>		
<u>Extract of OZP 大綱核准圖摘錄</u>		
<u>Land Status Plan 土地類別圖</u>		
<u>Plan of TPB PG No. 13G and the application site 顯示城規會規劃指引編號 13G 分類及申請地盤圖</u>		
<u>Swept Path Analysis 車輛路徑分析</u>		
<u>Reports 報告書</u>		
Planning Statement / Justifications 規劃綱領 / 理據	☐	☒
Environmental assessment (noise, air and/or water pollutions) 環境評估（噪音、空氣及／或水的污染）	☐	☐
Traffic impact assessment (on vehicles) 就車輛的交通影響評估	☐	☐
Traffic impact assessment (on pedestrians) 就行人的交通影響評估	☐	☐
Visual impact assessment 視覺影響評估	☐	☐
Landscape impact assessment 景觀影響評估	☐	☐
Tree Survey 樹木調查	☐	☐
Geotechnical impact assessment 土力影響評估	☐	☐
Drainage impact assessment 排水影響評估	☐	☒
Sewerage impact assessment 排污影響評估	☐	☐
Risk Assessment 風險評估	☐	☐
Others (please specify) 其他（請註明）	☐	☒
<u>Fire Service Installations Proposals 消防設施建議</u>		
<u>Accepted Traffic Management Measures under the Previous Application 先前獲批申請下已獲接納的交通管理措施</u>		
Note: May insert more than one 「✓」. 註：可在多於一個方格內加上「✓」號		

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