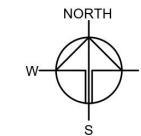


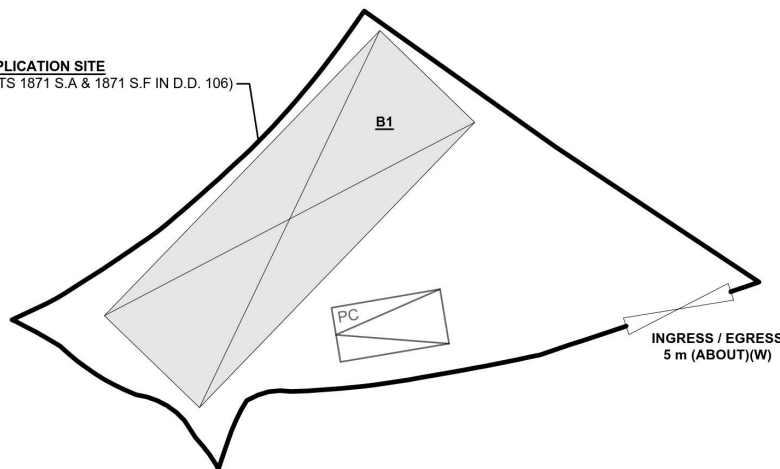
DEVELOPMENT PARAMETERS

APPLICATION SITE AREA	: 494 m ²	(ABOUT)
COVERED AREA	: 180 m ²	(ABOUT)
UNCOVERED AREA	: 314 m ²	(ABOUT)
PLOT RATIO	: 0.73	(ABOUT)
SITE COVERAGE	: 36 %	(ABOUT)
NO. OF STRUCTURE	: 2	
DOMESTIC GFA	: NOT APPLICABLE	
NON-DOMESTIC GFA	: 360 m ²	(ABOUT)
TOTAL GFA	: 360 m ²	(ABOUT)
BUILDING HEIGHT	: 7 m	(ABOUT)
NO. OF STOREY	: 2	

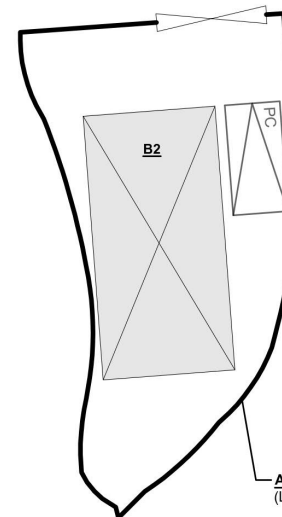
STRUCTURE	USE	COVERED AREA	GFA	BUILDING HEIGHT
B1	(G/F) (1/F)	SHOP AND SERVICES & WASHROOM SHOP AND SERVICES	108 m ² (ABOUT) 108 m ² (ABOUT)	7 m (2-STOREY)
B2	(G/F) (1/F)	SHOP AND SERVICES & WASHROOM SHOP AND SERVICES	72 m ² (ABOUT) 72 m ² (ABOUT)	7 m (2-STOREY)
TOTAL		180 m ² (ABOUT)	360 m ² (ABOUT)	



APPLICATION SITE
(LOTS 1871 S.A & 1871 S.F IN D.D. 106)



INGRESS / EGRESS
5 m (ABOUT)(W)



APPLICATION SITE
(LOTS 1871 S.A & 1871 S.F IN D.D. 106)

PARKING AND LOADING/UNLOADING PROVISION

NO. OF PRIVATE CAR PARKING SPACE	: 2
DIMENSION OF PARKING SPACE	: 5 m (L) X 2.5 m (W)

LEGEND

	APPLICATION SITE
	STRUCTURE
	PARKING SPACE
	INGRESS / EGRESS

PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY SHOP AND SERVICES WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION

VARIOUS LOTS IN D.D. 106, PAT HEUNG, YUEN LONG, NEW TERRITORIES

SCALE

1:300 @ A4

DRAWN BY

MIN

DATE

31.3.2025

CHECKED BY

DATE

APPROVED BY

DATE

DWG. TITLE

LAYOUT PLAN

DWG. NO.

PLAN 4

VER.

001

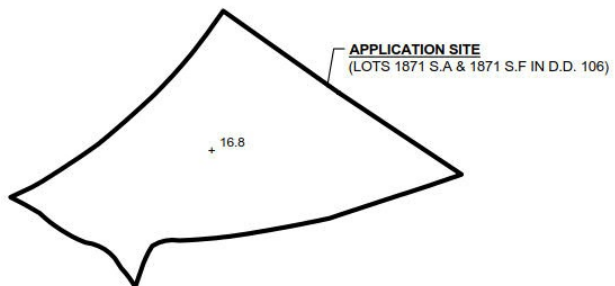
(摘錄自申請人於 1. 4. 2025 呈交的進一步資料)
(Extract from Applicant's Further
Information Submitted on 1.4.2025)

參考編號
REFERENCE No.
A/YL-KTS/1053

繪圖
DRAWING
A - 1

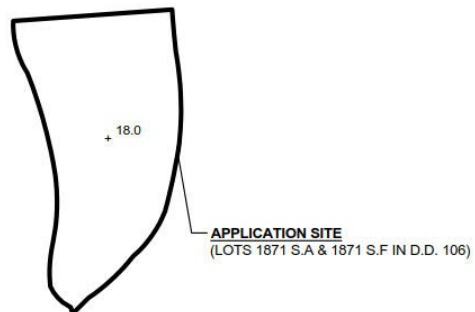
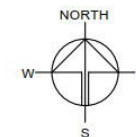
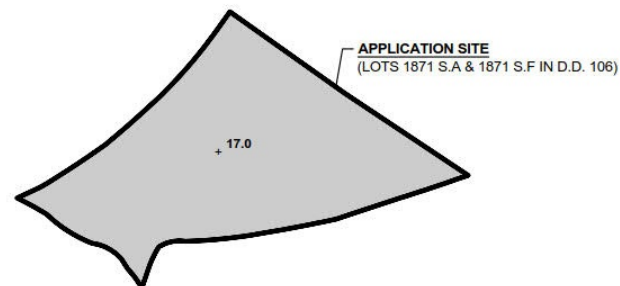
EXISTING CONDITION OF THE APPLICATION SITE

APPLICATION SITE AREA : 494 m² (ABOUT)
 EXISTING GROUND SURFACE : SOILED GROUND AND PARTIALLY HARD-PAVED
 EXISTING SITE LEVELS : +16.8 mPD AND +18.0 mPD (ABOUT)



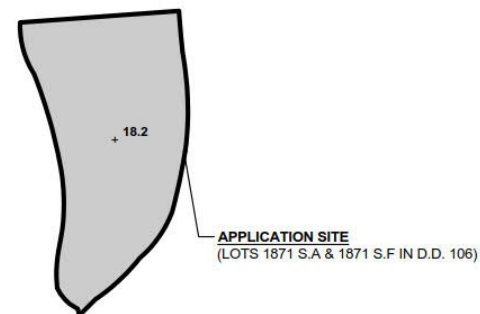
PROPOSED FILLING OF LAND AREA

APPLICATION SITE AREA : 494 m² (ABOUT)
 COVERED BY STRUCTURE : 180 m² (ABOUT)
 PROPOSED FILLING AREA : 494 m² (ABOUT)
 DEPTH OF LAND FILLING : NOT MORE THAN 0.2 m
 PROPOSED SITE LEVELS : +17.0 mPD AND +18.2 mPD (ABOUT)
 MATERIAL OF LAND FILLING : CONCRETE
 USE : PARKING AND SITE FORMATION OF STRUCTURE AND CIRCULATION AREA



LEGEND
 APPLICATION SITE
 EXISTING SITE LEVEL

*SITE LEVELS ARE FOR ILLUSTRATION PURPOSE ONLY



LEGEND
 APPLICATION SITE
 LAND FILLING AREA
 PROPOSED SITE LEVEL

PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY SHOP AND SERVICES WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION

VARIOUS LOTS IN D.D. 106, PAT HEUNG, YUEN LONG, NEW TERRITORIES

SCALE

1:500 @ A1

DRAWN BY

MN

DATE

6.12.2024

CHECKED BY

DATE

APPROVED BY

DATE

DWG. TITLE

FILLING OF LAND

DWG NO.

PLAN 5

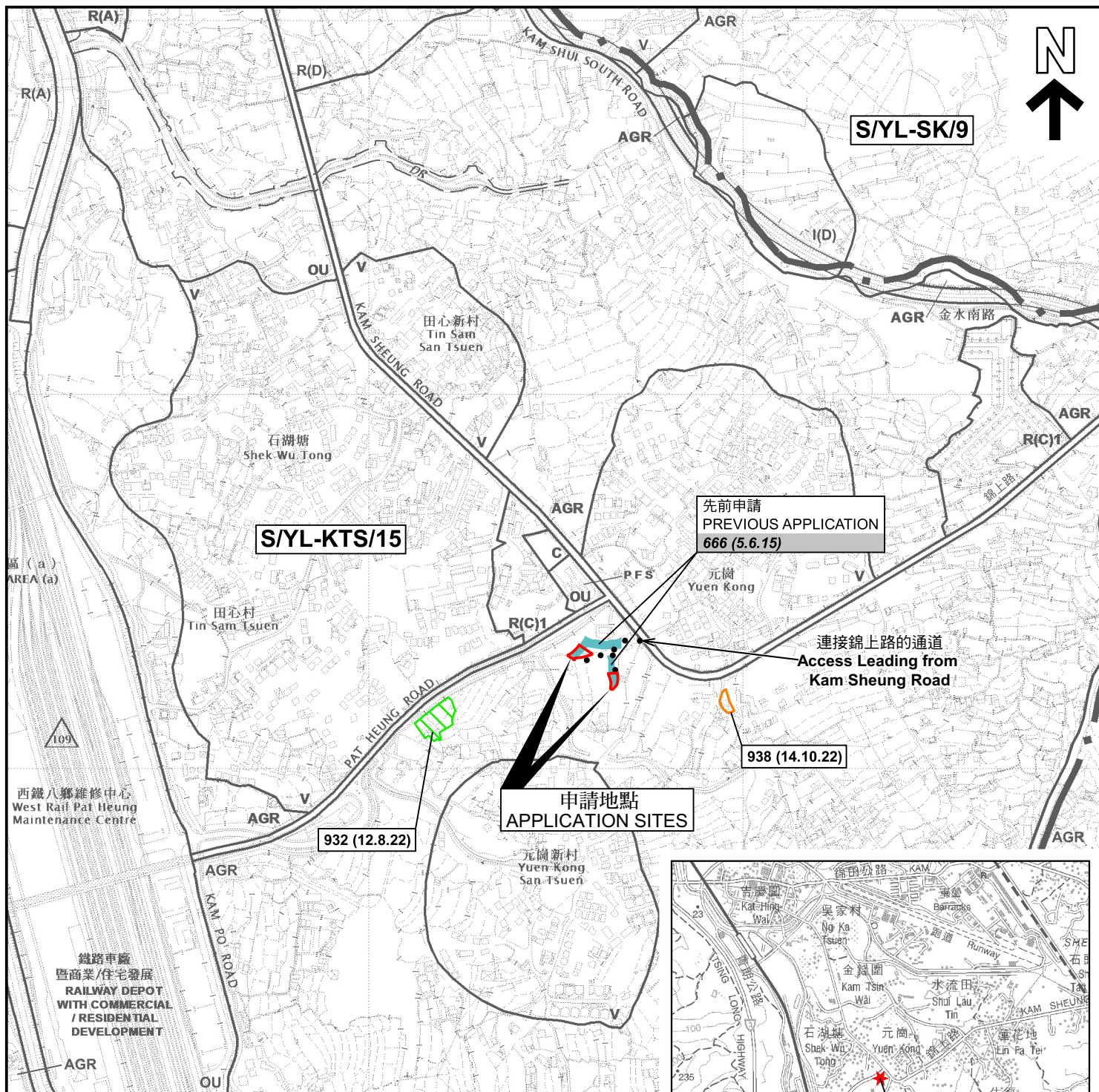
VER.

001

(摘錄自申請人於 8.1.2025 呈交的申請書)
 (Extract from Applicant's Submission of 8.1.2025)

參考編號
 REFERENCE No.
 A/YL-KTS/1053

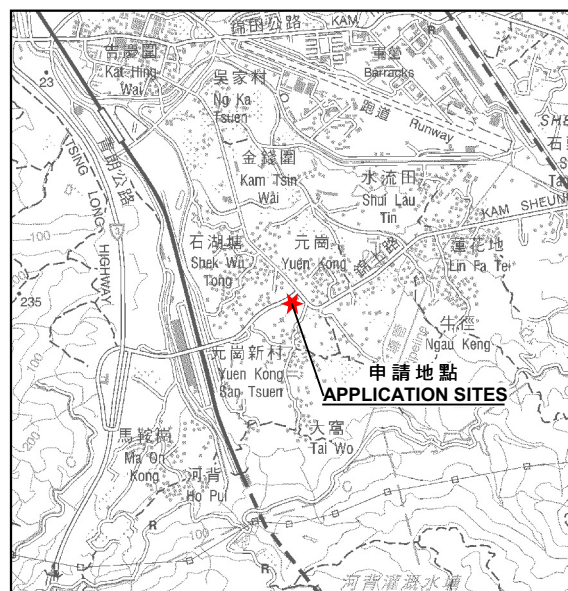
繪圖
 DRAWING
 A - 2



圖例 LEGEND

- 243 (17.7.22)** 獲批准的申請
APPROVED APPLICATION
- 244 (17.7.22)** 被拒絕的申請
REJECTED APPLICATION
- 72 (10.9.22)** X
已撤銷
REVOKED
- 會議日期
DATE OF MEETING
- 申請編號
APPLICATION NUMBER

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



要覽圖 KEY PLAN

SCALE 1: 50 000 比例尺

位置圖 LOCATION PLAN

擬議臨時商店及服務行業連附屬設施(為期3年)及相關填土工程
新界元朗八鄉丈量約份第106約地段第1540號C分段、
第1871號A分段及第1871號F分段
PROPOSED TEMPORARY SHOP AND SERVICES WITH
ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND
ASSOCIATED FILLING OF LAND
LOTS 1540 S.C, 1871 S.A AND 1871 S.F IN D.D. 106,
PAT HEUNG, YUEN LONG, NEW TERRITORIES
SCALE 1: 7 500 比例尺

米 100 0 100 200 300 米
METRES

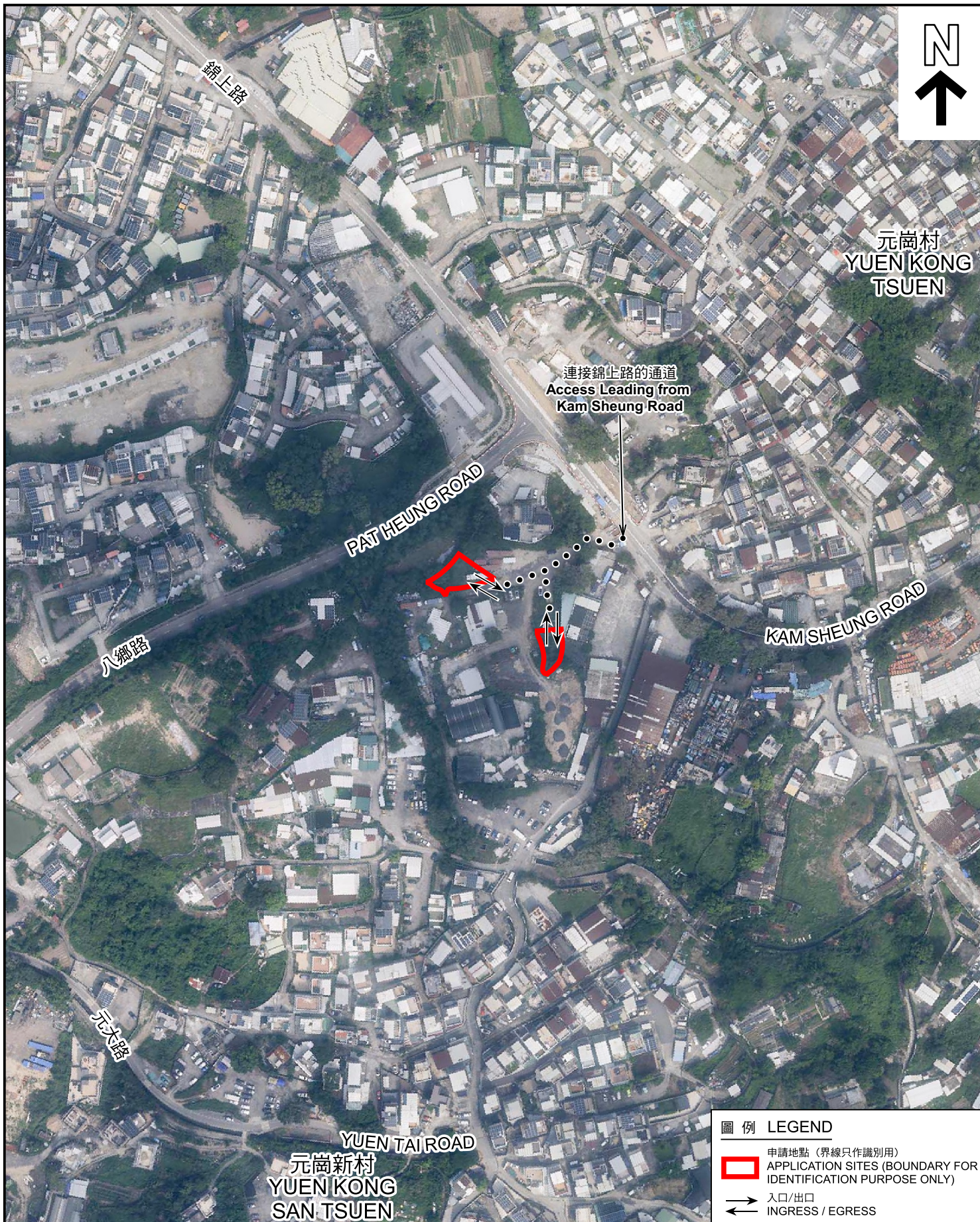
規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/YL-KTS/1053

圖 PLAN
A-1

本摘要圖於2025年5月20日擬備，
所根據的資料為2018年12月11日
核准的分區計劃大綱圖編號 S/YL-KTS/15
EXTRACT PLAN PREPARED ON 20.5.2025
BASED ON OUTLINE ZONING PLAN No.
S/YL-KTS/15 APPROVED ON 11.12.2018



圖例 LEGEND

-  申請地點 (界線只作識別用)
APPLICATION SITES (BOUNDARY FOR IDENTIFICATION PURPOSE ONLY)
-  入口/出口
INGRESS / EGRESS

航攝照片 AERIAL PHOTO

本摘要圖於2025年4月15日擬備，
所根據的資料為地政總署於2023年10月5日
拍得的航攝照片編號 E209570C
EXTRACT PLAN PREPARED ON 15.4.2025
BASED ON AERIAL PHOTO No.
E209570C TAKEN ON 5.10.2023
BY LANDS DEPARTMENT

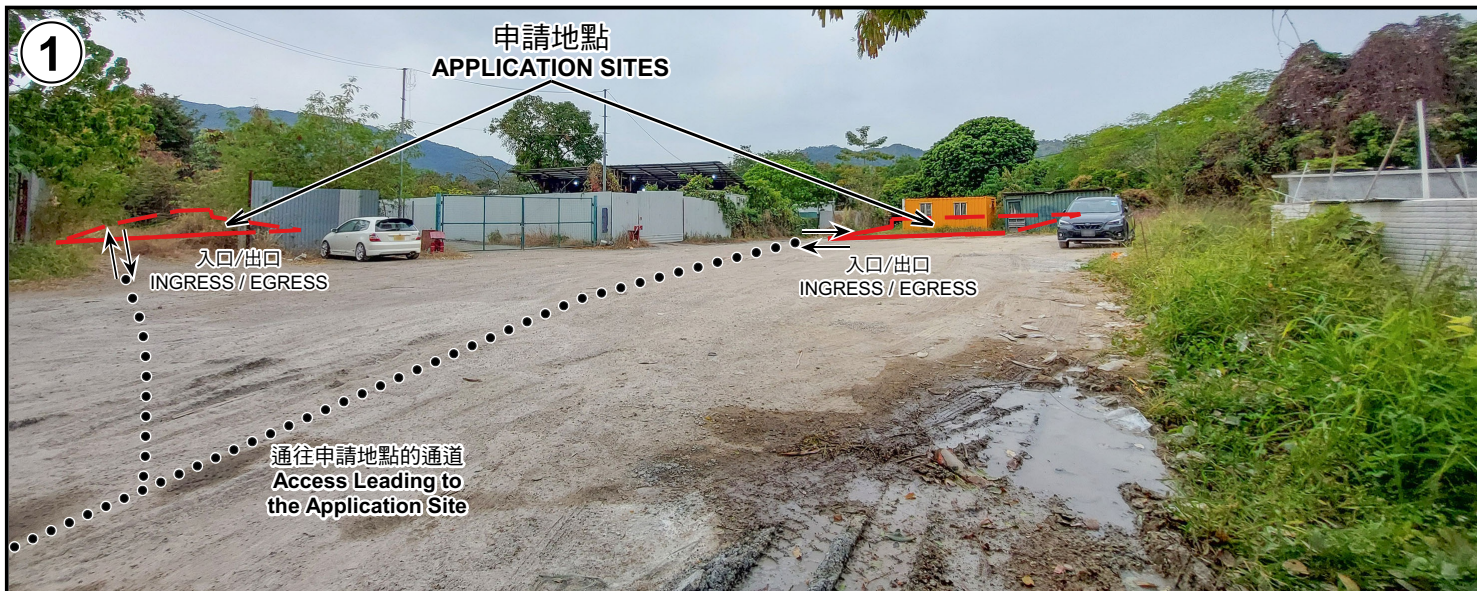
擬議臨時商店及服務行業連附屬設施(為期3年)及相關填土工程
新界元朗八鄉丈量約份第106約地段第1540號C分段、
第1871號A分段及第1871號F分段
PROPOSED TEMPORARY SHOP AND SERVICES WITH
ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND
ASSOCIATED FILLING OF LAND
LOTS 1540 S.C, 1871 S.A AND 1871 S.F IN D.D. 106,
PAT HEUNG, YUEN LONG, NEW TERRITORIES

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/YL-KTS/1053

圖 PLAN
A-3



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

實地照片 SITE PHOTOS

本圖於2025年4月15日擬備，所根據的資料為攝於2025年1月14日的實地照片
PLAN PREPARED ON 15.4.2025
BASED ON SITE PHOTOS
TAKEN ON 14.1.2025

擬議臨時商店及服務行業連附屬設施(為期3年)及相關填土工程
新界元朗八鄉丈量約份第106約地段第1540號C分段、
第1871號A分段及第1871號F分段
PROPOSED TEMPORARY SHOP AND SERVICES WITH
ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND
ASSOCIATED FILLING OF LAND
LOTS 1540 S.C, 1871 S.A AND 1871 S.F IN D.D. 106,
PAT HEUNG, YUEN LONG, NEW TERRITORIES

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/YL-KTS/1053

圖 PLAN
A-4