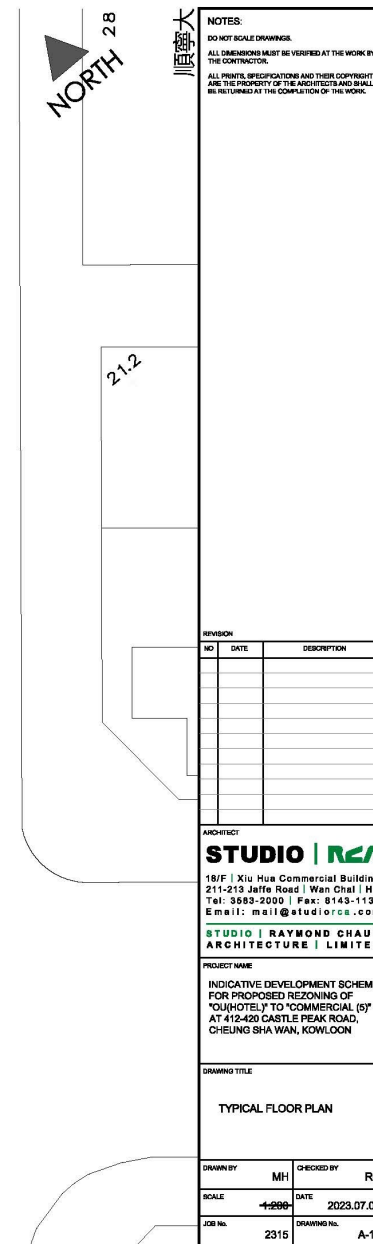
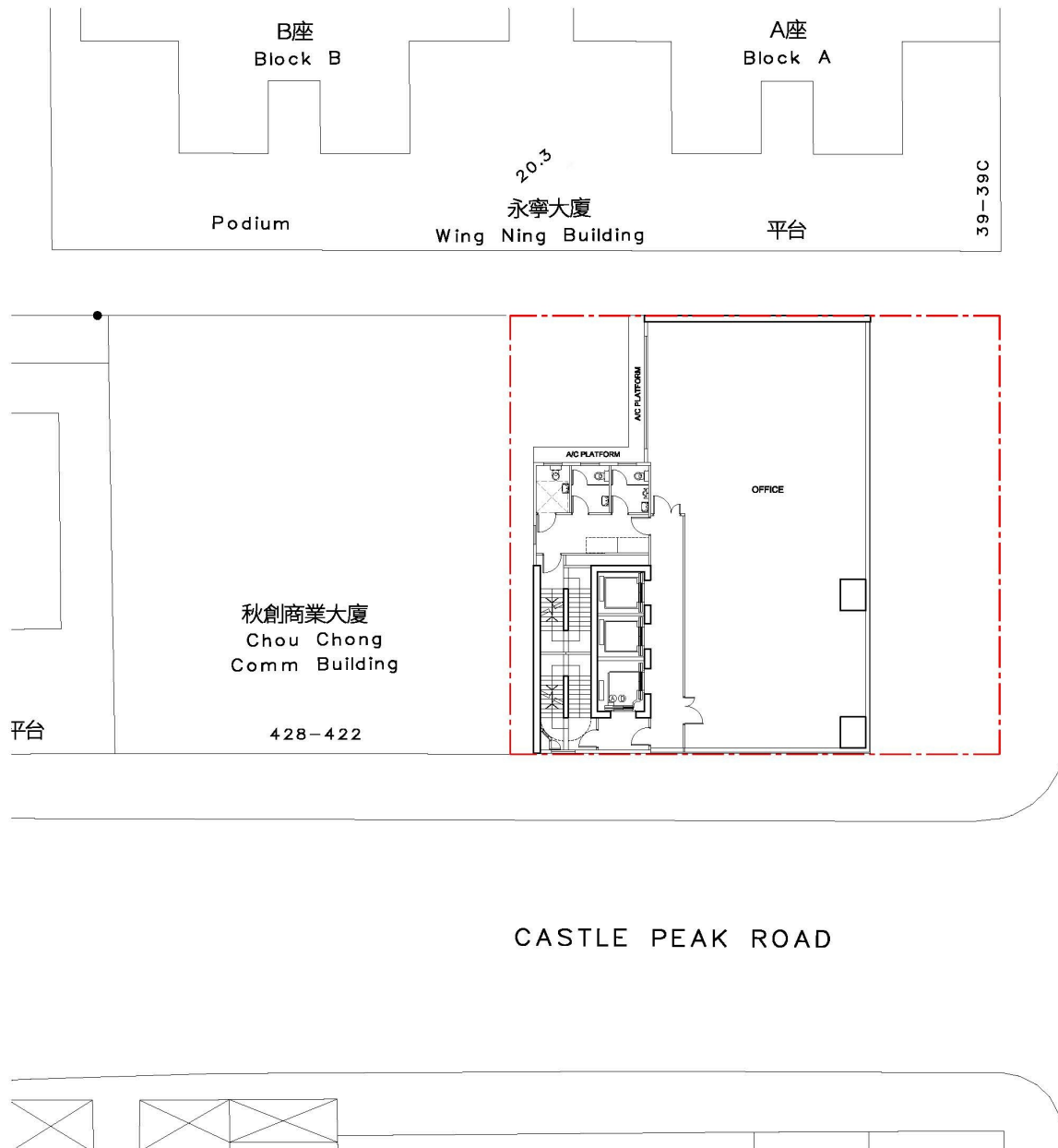
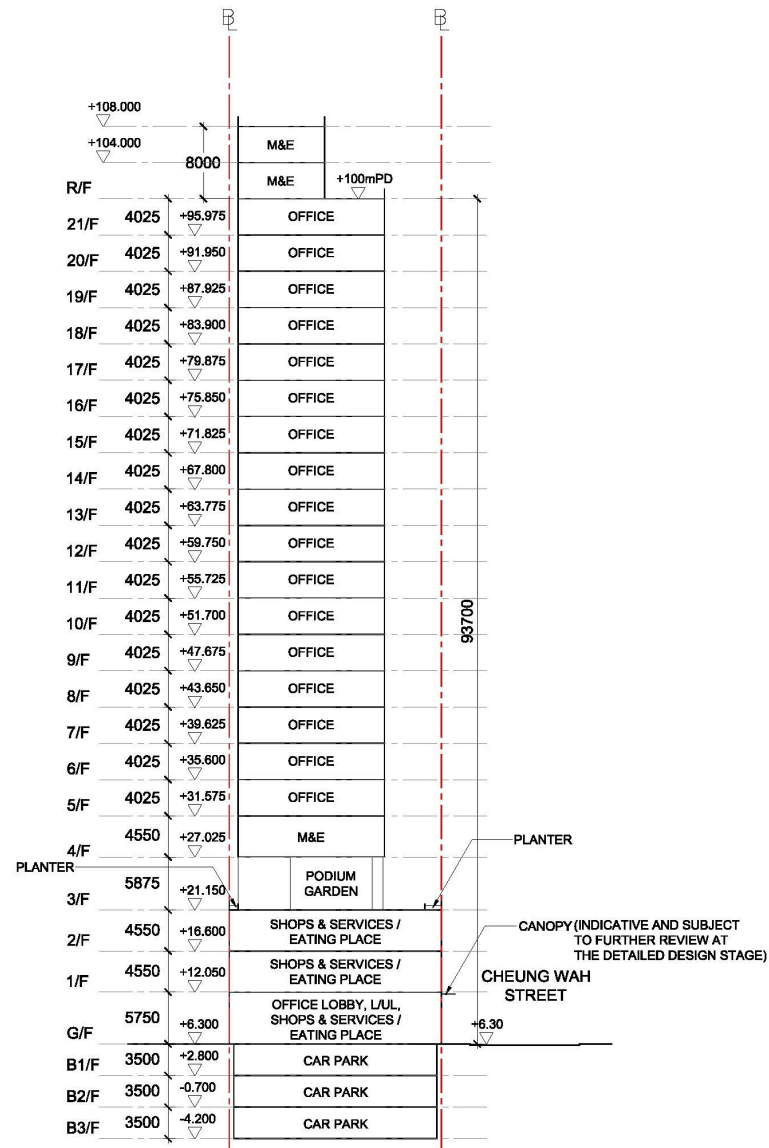


參考編號  
REFERENCE No.  
M/K5/25/4

繪圖 DRAWING  
1a





NOTES:  
DO NOT SCALE DRAWINGS.  
ALL DIMENSIONS MUST BE VERIFIED AT THE WORK BY THE CONTRACTOR.  
ALL PRINTS, SPECIFICATIONS AND THEIR COPYRIGHT ARE THE PROPERTY OF THE ARCHITECTS AND SHALL BE RETURNED AT THE COMPLETION OF THE WORK.

REVISION		
NO	DATE	DESCRIPTION

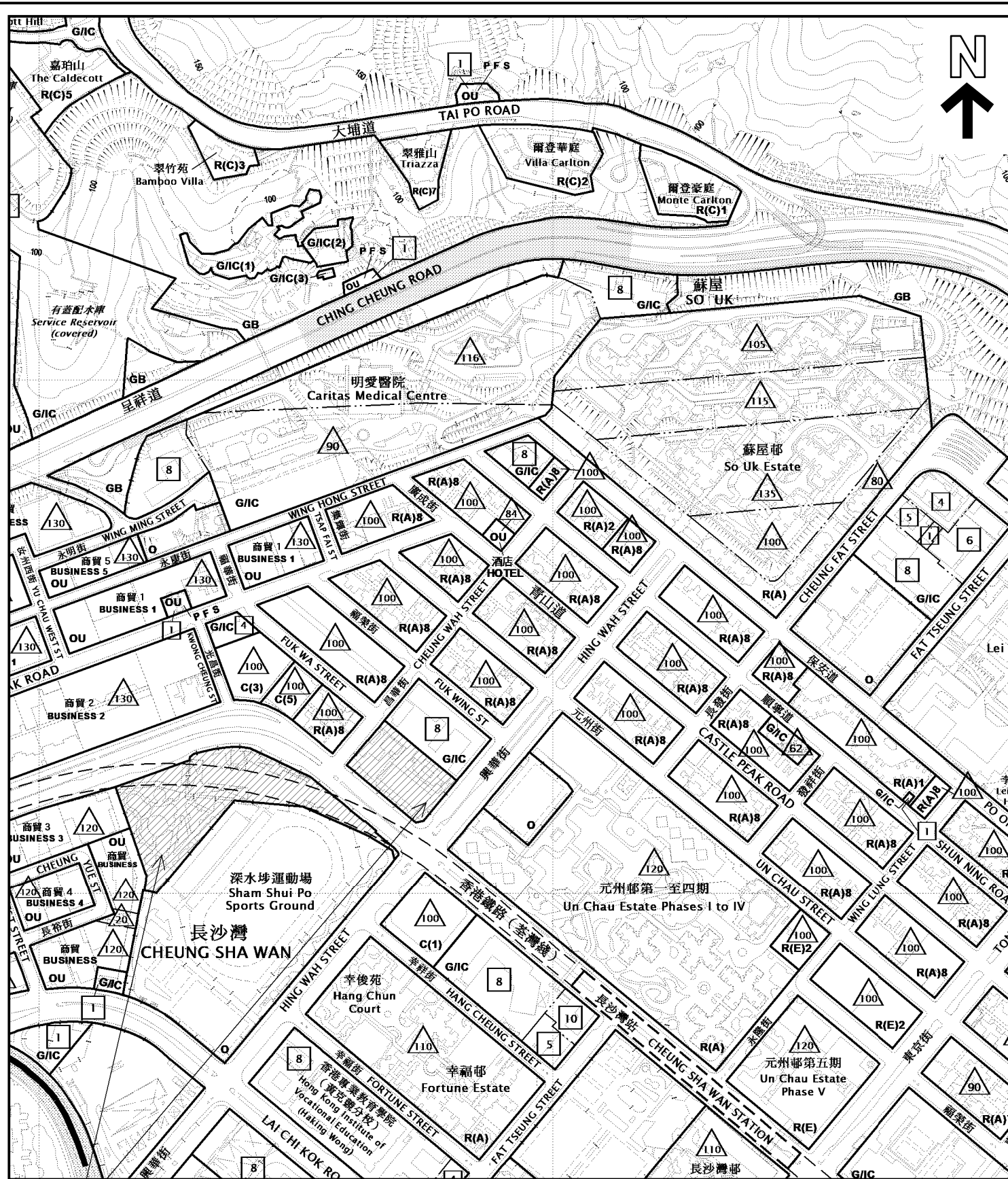
ARCHITECT  
**STUDIO | R&A**  
18/F | Xiu Hua Commercial Building  
211-213 Jaffe Road | Wan Chai | HK  
Tel: 3683-2000 | Fax: 9143-1130  
E-mail: mail@studiorca.com  
**STUDIO | RAYMOND CHAU | ARCHITECTURE | LIMITED**

PROJECT NAME  
INDICATIVE DEVELOPMENT SCHEME  
FOR PROPOSED REZONING OF  
"OU(HOTEL)" TO "COMMERCIAL (S)"  
AT 412-420 CASTLE PEAK ROAD,  
CHEUNG SHA WAN, KOWLOON

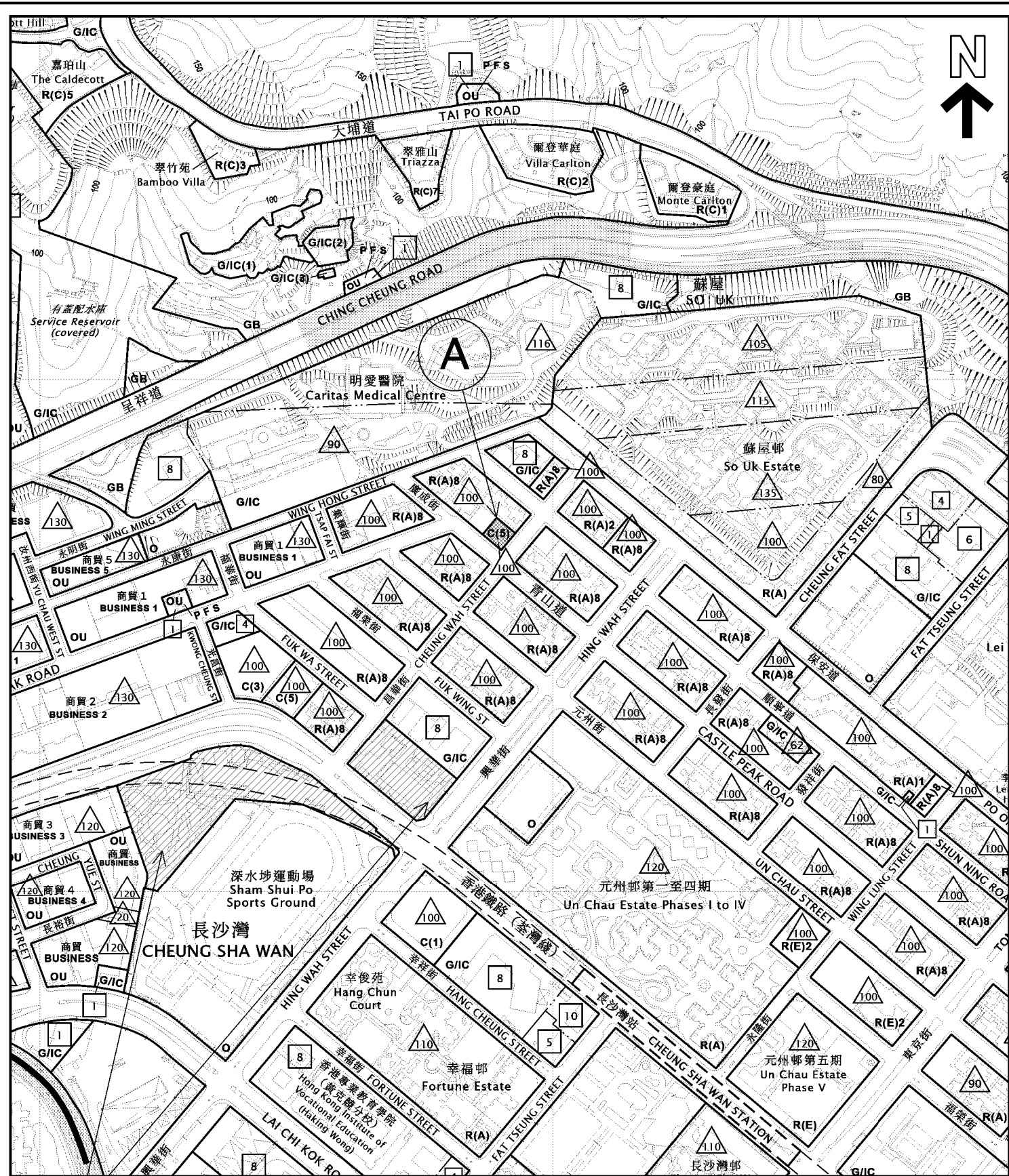
DRAWING TITLE  
**SECTION A-A**

DRAWN BY	MH	CHECKED BY	RC
SCALE	1:500	DATE	2023.07.06
JOB No.	2316	DRAWING No.	A-13





長沙灣分區計劃大綱核准圖編號 S/K5/39  
THE APPROVED CHEUNG SHA WAN OUTLINE ZONING PLAN No. S/K5/39



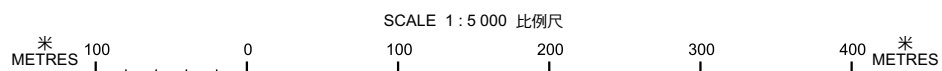
長沙灣分區計劃大綱核准圖編號 S/K5/39 的擬議修訂  
PROPOSED AMENDMENT TO THE APPROVED CHEUNG SHA WAN OUTLINE ZONING PLAN No. S/K5/39

**A** 擬議修訂項目  
PROPOSED AMENDMENT ITEM

本摘要圖於2025年4月2日擬備，  
所根據的資料為於2023年2月7日  
核准的分區計劃大綱圖編號S/K5/39  
EXTRACT PLAN PREPARED ON 2.4.2025  
BASED ON OUTLINE ZONING PLAN No.  
S/K5/39 APPROVED ON 7.2.2023

### 位置圖 LOCATION PLAN

長沙灣分區計劃大綱核准圖編號 S/K5/39 的擬議修訂  
PROPOSED AMENDMENT TO THE APPROVED CHEUNG SHA WAN OUTLINE ZONING PLAN No. S/K5/39



規劃署  
PLANNING DEPARTMENT



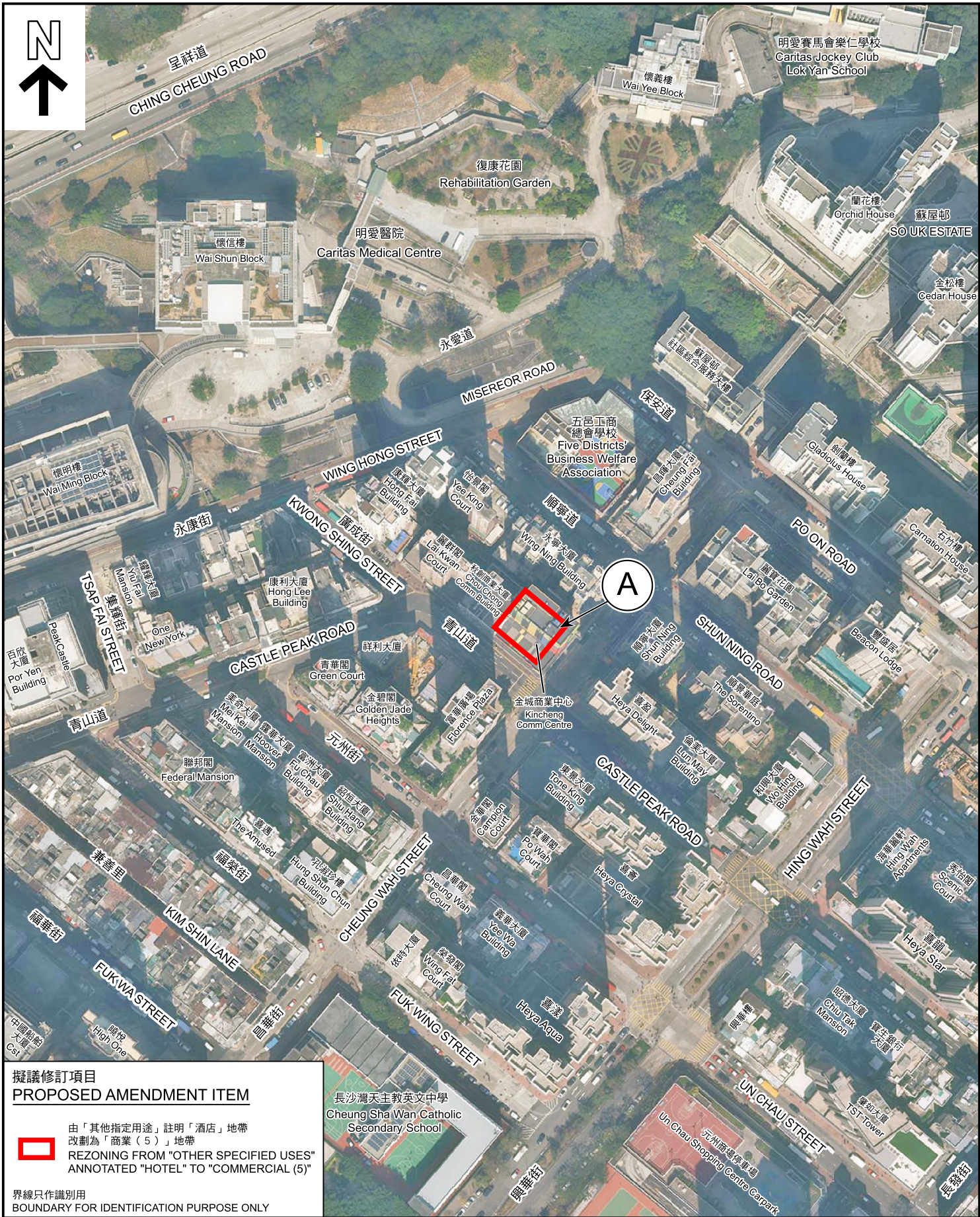
參考編號  
REFERENCE No.  
M/K5/25/4

圖 PLAN  
1









擬議修訂項目  
PROPOSED AMENDMENT ITEM



由「其他指定用途」註明「酒店」地帶  
改劃為「商業（5）」地帶  
REZONING FROM "OTHER SPECIFIED USES"  
ANNOTATED "HOTEL" TO "COMMERCIAL (5)"

界線只作識別用  
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

航攝照片 AERIAL PHOTO

本摘要圖於2025年4月9日擬備，  
所根據的資料為地政總署於2023年3月1日  
拍得的航攝照片編號E195197C  
EXTRACT PLAN PREPARED ON 9.4.2025  
BASED ON AERIAL PHOTO No.  
E195197C TAKEN ON 1.3.2023 BY  
LANDS DEPARTMENT

長沙灣天主教英文中學  
Cheung Sha Wan Catholic  
Secondary School

長沙灣分區計劃大綱核准圖編號 S/K5/39 的擬議修訂  
PROPOSED AMENDMENT TO THE APPROVED  
CHEUNG SHA WAN OUTLINE ZONING PLAN No. S/K5/39

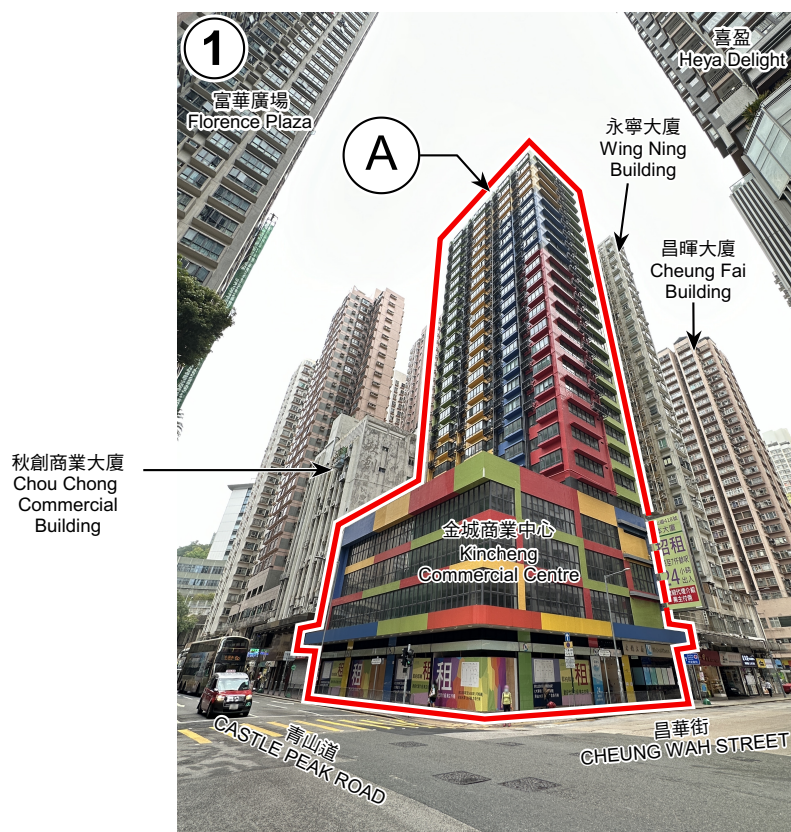
規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.  
M/K5/25/4

圖 PLAN  
2b





界線只作識別用  
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

## 實地照片 SITE PHOTOS

長沙灣分區計劃大綱核准圖編號 S/K5/39 的擬議修訂  
PROPOSED AMENDMENT TO THE APPROVED  
CHEUNG SHA WAN OUTLINE ZONING PLAN No. S/K5/39

本圖於2025年3月31日擬備，所根據的  
資料為攝於2025年3月28日的實地照片

PLAN PREPARED ON 31.3.2025  
BASED ON SITE PHOTOS  
TAKEN ON 28.3.2025

規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.  
M/K5/25/4

圖 PLAN  
2c





界線只作識別用  
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

### 實地照片 SITE PHOTO

本圖於2025年3月31日擬備，所根據的資料為攝於2025年3月28日的實地照片

PLAN PREPARED ON 31.3.2025  
BASED ON SITE PHOTO  
TAKEN ON 28.3.2025

長沙灣分區計劃大綱核准圖編號 S/K5/39 的擬議修訂  
PROPOSED AMENDMENT TO THE APPROVED  
CHEUNG SHA WAN OUTLINE ZONING PLAN No. S/K5/39

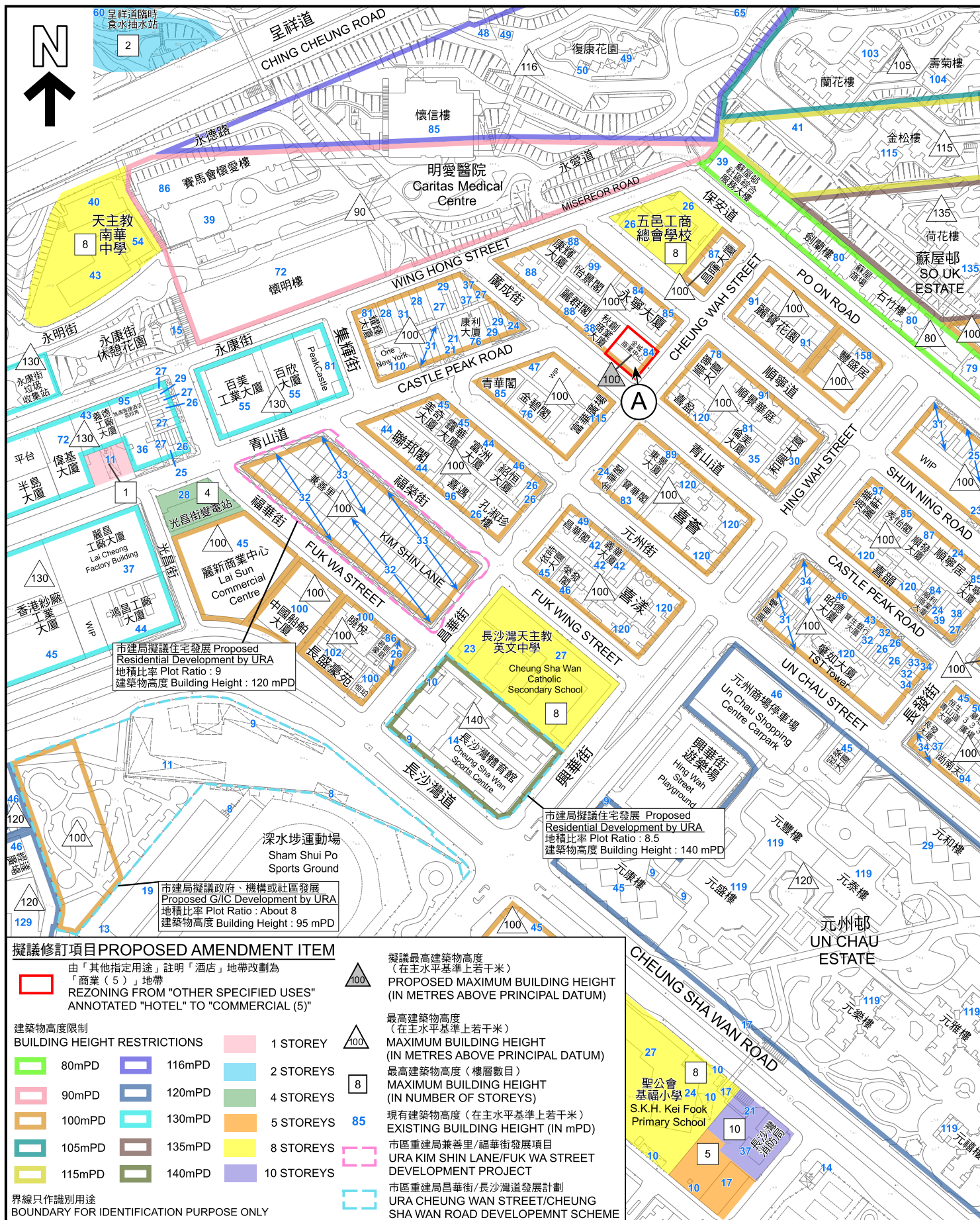
規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.  
M/K5/25/4

圖 PLAN  
2d





#### 擬議修訂項目PROPOSED AMENDMENT ITEM

由「其他指定用途」註明「酒店」地帶改劃為「商業(5)」地帶  
REZONING FROM "OTHER SPECIFIED USES" ANNOTATED "HOTEL" TO "COMMERCIAL (5)"

建築物高度限制 BUILDING HEIGHT RESTRICTIONS		
80mPD	116mPD	1 STOREY
90mPD	120mPD	2 STOREYS
100mPD	130mPD	4 STOREYS
105mPD	135mPD	5 STOREYS
115mPD	140mPD	8 STOREYS
		10 STOREYS

界線只作識別用途  
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

擬議最高建築物高度  
(在主水平基準上若干米)  
PROPOSED MAXIMUM BUILDING HEIGHT  
(IN METRES ABOVE PRINCIPAL DATUM)

最高建築物高度  
(在主水平基準上若干米)  
MAXIMUM BUILDING HEIGHT  
(IN METRES ABOVE PRINCIPAL DATUM)

最高建築物高度 (樓層數目)  
MAXIMUM BUILDING HEIGHT  
(IN NUMBER OF STOREYS)

現有建築物高度 (在主水平基準上若干米)  
EXISTING BUILDING HEIGHT (IN mPD)

市區重建局兼善里/福華街發展項目  
URA KIM SHIN LANE/FUK WA STREET  
DEVELOPMENT PROJECT

市區重建局昌華街/長沙灣道發展計劃  
URA CHEUNG WAN STREET/CHEUNG  
SHA WAN ROAD DEVELOPMENT SCHEME

#### 現有建築物高度 HEIGHT OF EXISTING BUILDINGS

長沙灣分區計劃大綱核准圖編號 S/K5/39 的擬議修訂  
PROPOSED AMENDMENT TO THE APPROVED  
CHEUNG SHA WAN OUTLINE ZONING PLAN No. S/K5/39

米 50 0 50 100 米  
METRES

本摘要圖於2025年5月2日擬備，  
所根據的資料為測量圖編號  
11-NW-8A、B、C及D

EXTRACT PLAN PREPARED ON  
2.5.2025 BASED ON SURVEY SHEETS  
No. 11-NW-8A, B, C & D

規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.

M/K5/25/4

圖 PLAN

3