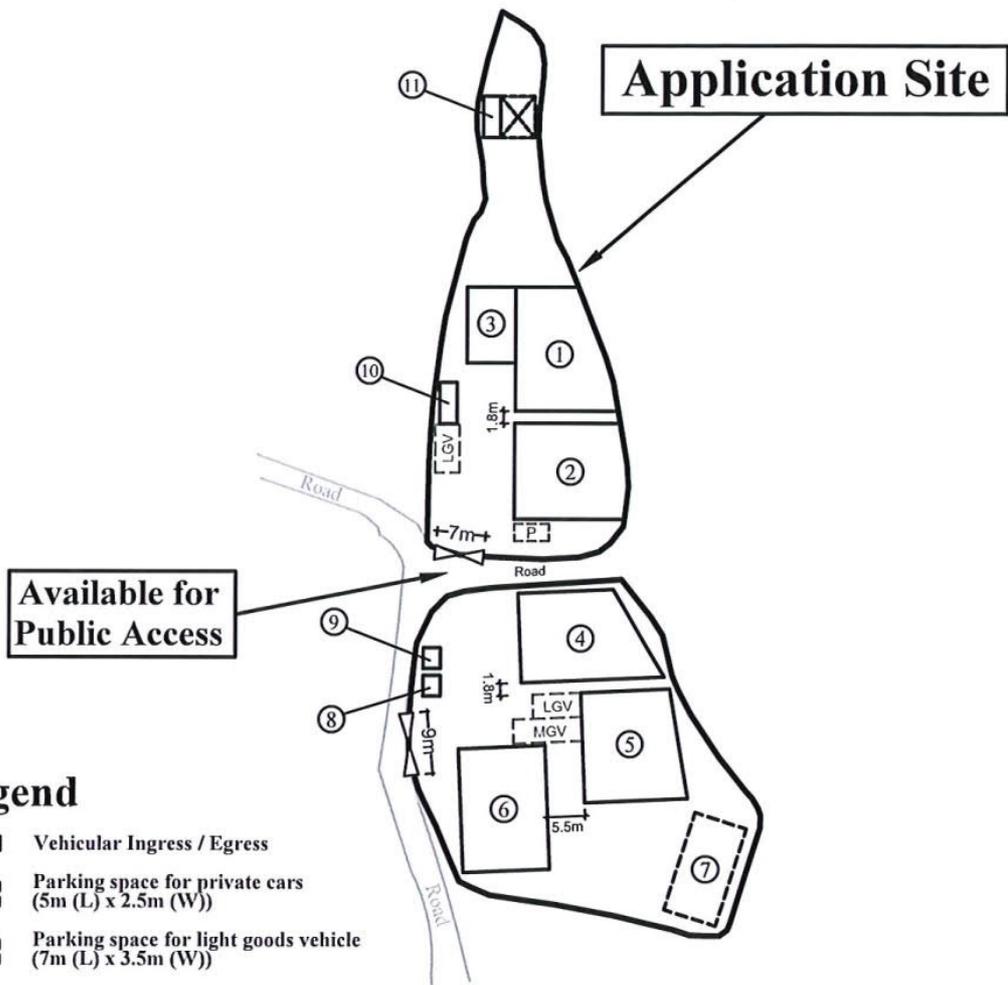


Extracted from Approved Tong Yan San Tsuen Outline Zoning Plan No.S/YL-TYST/14

<p>Not to Scale</p>	<p>Location Plan</p>	<p>Goldrich Planners & Surveyors Ltd.</p>
<p>February 2025</p>	<p>Lot 1282(part) in D. D. 119 Yuen Long, New Territories</p>	<p>Plan 1 (P 22071)</p>

(摘錄自申請人於 9.5.2025 呈交的申請書)
(Extract from Applicant's
Submission of 9.5.2025)

<p>參考編號 REFERENCE No. AYL-TYST/1313</p>	<p>繪圖 DRAWING A-1</p>
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Legend

-  Vehicular Ingress / Egress
-  Parking space for private cars (5m (L) x 2.5m (W))
-  Parking space for light goods vehicle (7m (L) x 3.5m (W))
-  Parking space for medium goods vehicle (10m (L) x 3.5m (W))
-  Canopy

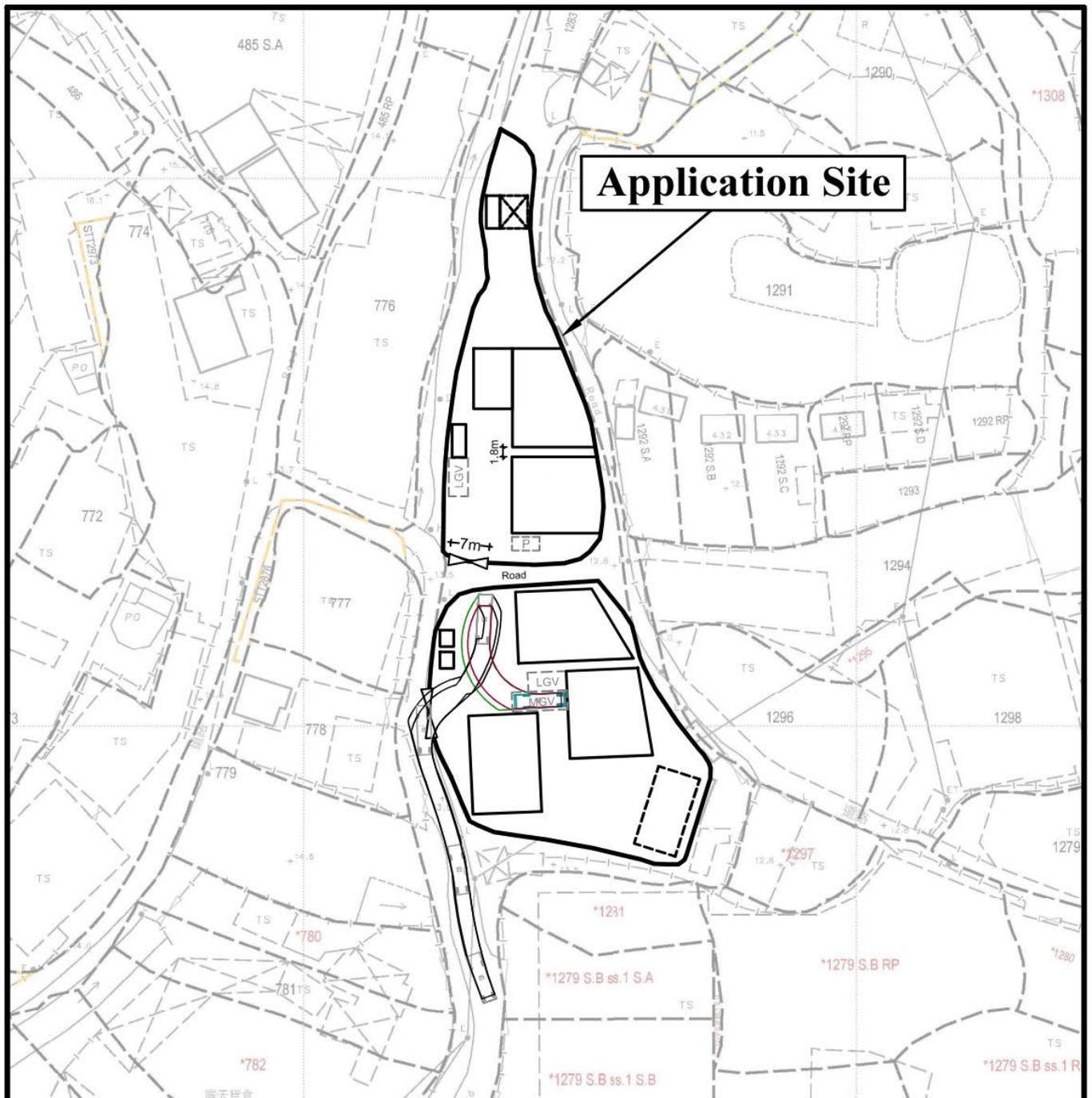
Site Area (about): 3,325 m²

No.	Structure / Use	Covered Area (about)	Floor Area (about)	Height	Storeys
1	Warehouse with ancillary office	225m ²	225m ²	9m	1
2	Warehouse with ancillary office	225m ²	225m ²	9m	1
3	Warehouse with ancillary office	77m ²	154m ²	9m	2
4	Warehouse with ancillary office	225m ²	225m ²	9m	1
5	Warehouse with ancillary office	225m ²	225m ²	9m	1
6	Warehouse with ancillary office	225m ²	225m ²	9m	1
7	Open Shed	115m ²	115m ²	5.6m	1
8	Toilet	7.5m ²	7.5m ²	4m	1
9	Toilet	7.5m ²	7.5m ²	4m	1
10	Toilet	15m ²	15m ²	4m	1
11	Container storage with canopy	45m ²	45m ²	4m	1
Total:		<u>1,392m²</u>	<u>1,469m²</u>		

1:1000	Layout Plan	Goldrich Planners & Surveyors Ltd.
June 2025	Lot 1282(part) in D. D. 119 Yuen Long, New Territories	Plan 3a (P 22071)

(摘錄自申請人於 10.6.2025 呈交的進一步資料)
(Extract from Applicant's Further Information Submitted on 10.6.2025)

參考編號 REFERENCE No. AYL-TYST/1313	繪圖 DRAWING A-2
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Legend

-  Vehicular Ingress / Egress
-  Parking space for private cars
(5m (L) x 2.5m (W))
-  Parking space for light goods vehicle
(7m (L) x 3.5m (W))
-  Parking space for medium goods vehicle
(10m (L) x 3.5m (W))
-  Medium goods vehicle
(9m (L) x 2.5m (W))

— 1 : 1000 —

Swept Path Analysis

**Goldrich Planners &
Surveyors Ltd.**

March 2025

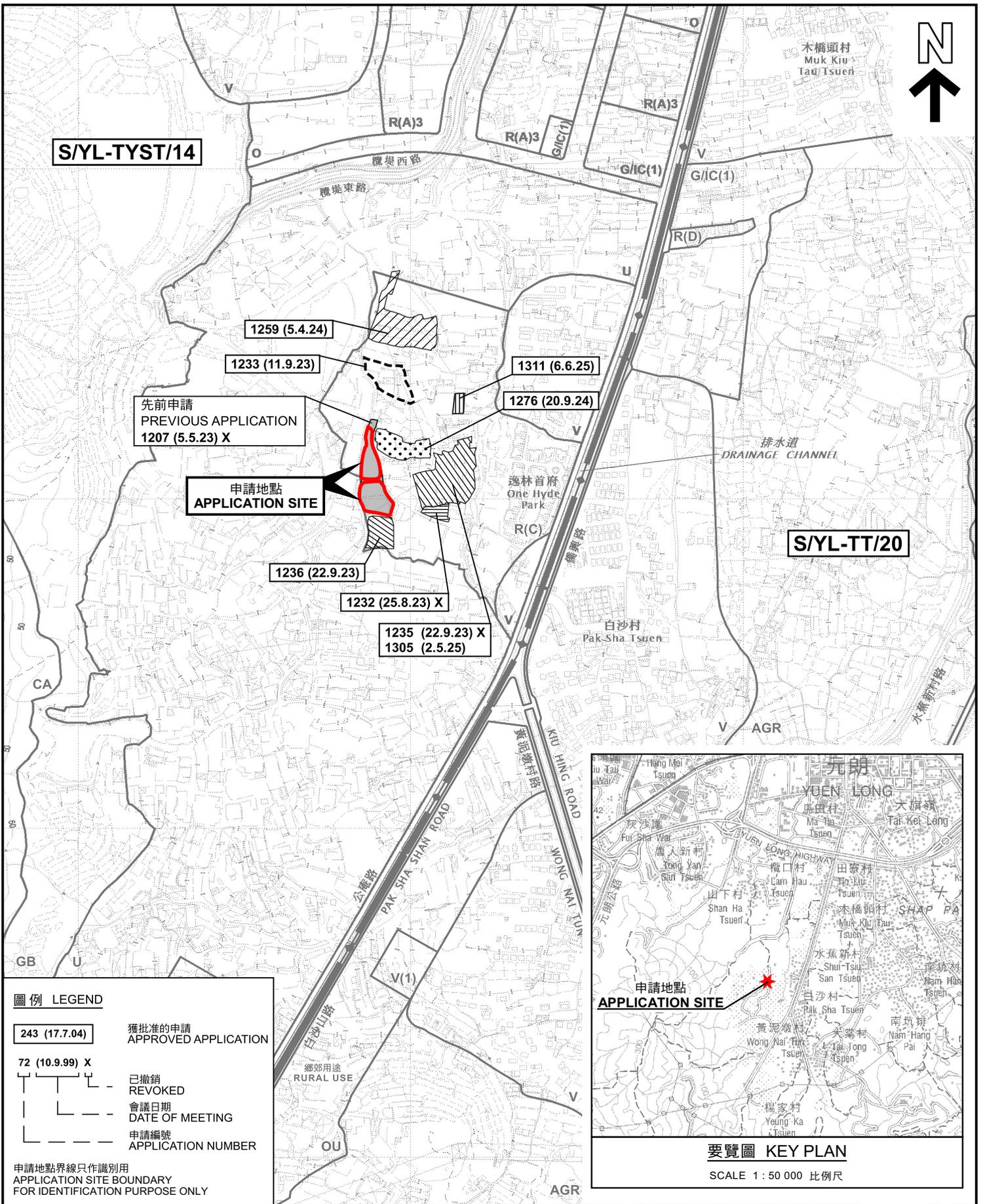
Lot 1282(part) in D. D. 119
Yuen Long, New Territories

**Plan 4
(P 22071)**

(摘錄自申請人於 9. 5. 2025 呈交的申請書)
**(Extract from Applicant's
Submission of 9.5.2025)**

參考編號
REFERENCE No.
AYL-TYST/1313

繪圖 DRAWING
A-3



圖例 LEGEND

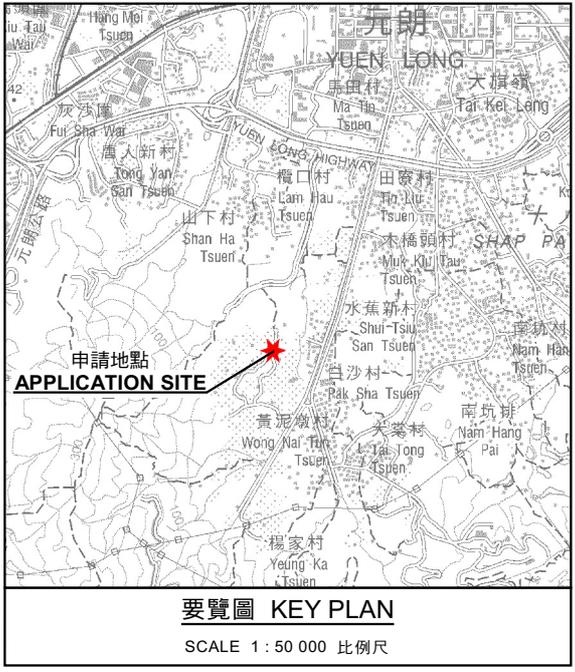
243 (17.7.04) 獲批准的申請
APPROVED APPLICATION

72 (10.9.99) 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



本摘要圖於2025年6月23日擬備，
所根據的資料為於2021年8月10日
核准的分區計劃大綱圖編號 S/YL-TYST/14
EXTRACT PLAN PREPARED ON 23.6.2025
BASED ON OUTLINE ZONING PLAN No.
S/YL-TYST/14 APPROVED ON 10.8.2021

位置圖 LOCATION PLAN

臨時貨倉(危險品倉庫除外)連附屬辦公室(為期3年)
元朗丈量約份第119約地段第1282號(部分)
TEMPORARY WAREHOUSE
(EXCLUDING DANGEROUS GOODS GODOWN)
WITH ANCILLARY OFFICE FOR A PERIOD OF 3 YEARS
LOT 1282 (PART) IN D.D. 119, YUEN LONG

SCALE 1 : 7 500 比例尺

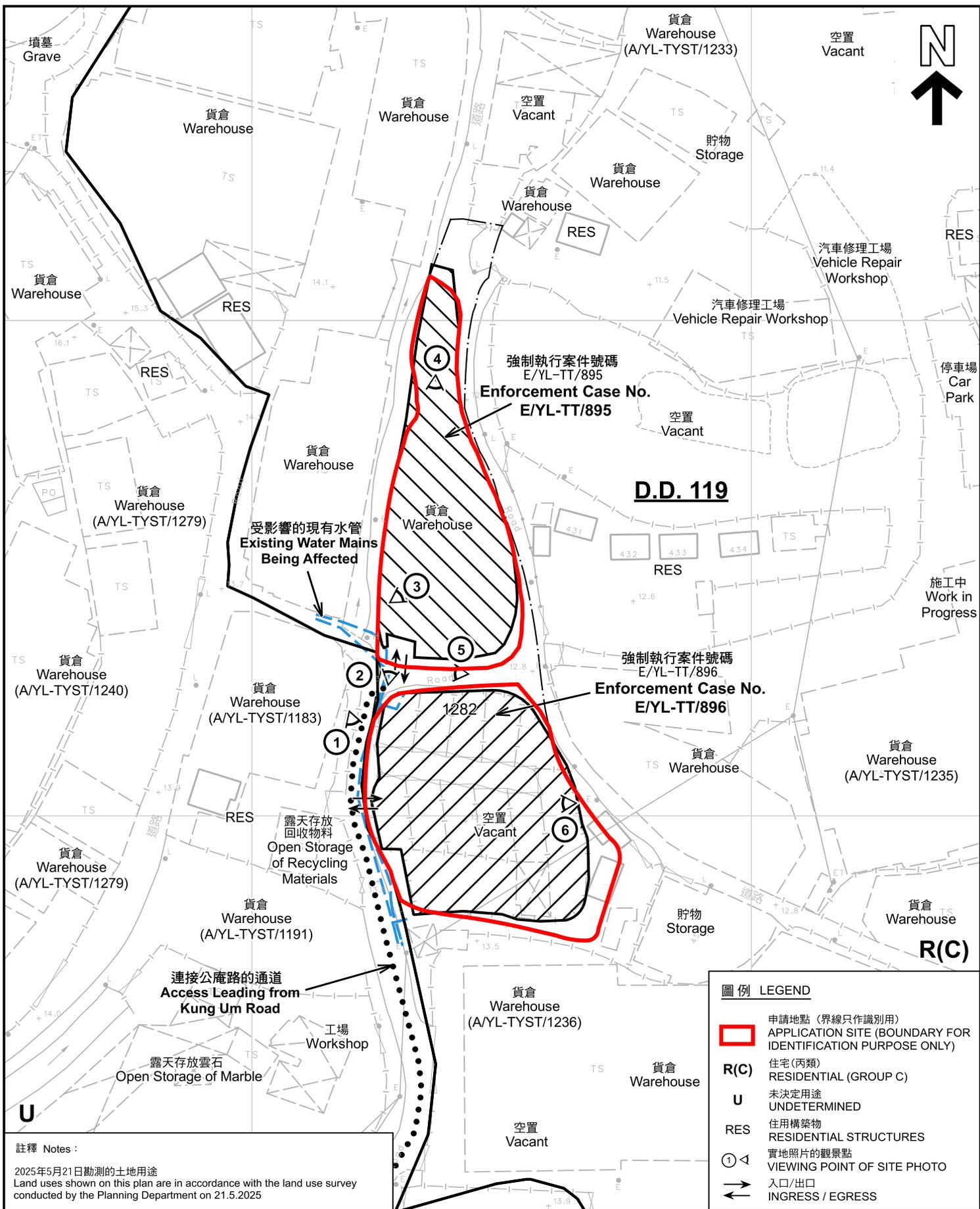
米 METRES 100 0 100 200 300 米 METRES

**規劃署
PLANNING
DEPARTMENT**



參考編號
REFERENCE No.
A/YL-TYST/1313

圖 PLAN
A-1



註釋 Notes :

2025年5月21日勘測的土地用途
Land uses shown on this plan are in accordance with the land use survey conducted by the Planning Department on 21.5.2025

圖例 LEGEND

- 申請地點 (界線只作識別用)
APPLICATION SITE (BOUNDARY FOR IDENTIFICATION PURPOSE ONLY)
- R(C)** 住宅(丙類)
RESIDENTIAL (GROUP C)
- U** 未決定用途
UNDETERMINED
- RES** 住用構築物
RESIDENTIAL STRUCTURES
- ① ◁ 實地照片的觀景點
VIEWING POINT OF SITE PHOTO
- ➔ 入口/出口
INGRESS / EGRESS

平面圖 SITE PLAN

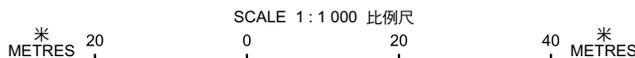
臨時貨倉(危險品倉庫除外)連附屬辦公室(為期3年)
元朗丈量約份第119約地段第1282號(部分)
TEMPORARY WAREHOUSE
(EXCLUDING DANGEROUS GOODS GODOWN)
WITH ANCILLARY OFFICE FOR A PERIOD OF 3 YEARS
LOT 1282 (PART) IN D.D. 119, YUEN LONG

規 劃 署
PLANNING DEPARTMENT



參考編號
REFERENCE No.
A/YL-TYST/1313

圖 PLAN
A-2



本摘要圖於2025年6月25日擬備，所根據的資料為測量圖編號 6-NW-19C
EXTRACT PLAN PREPARED ON 25.6.2025
BASED ON SURVEY SHEET No. 6-NW-19C



逸林首府
One Hyde
Park

連接公庵路的通道
Access Leading from
Kung Um Road

Nullah
KUNG UM ROAD
KIU HING ROAD

僑興路

明渠

黃泥墩村路

公庵路
PAK SHA SHAN ROAD

WONG NIEN TAI TUN
MONG NIEN TAI TUN

圖例 LEGEND



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

本摘要圖於2025年6月3日擬備，所根據的資料為地政總署於2024年10月10日拍得的航攝照片編號 E230851C
EXTRACT PLAN PREPARED ON 3.6.2025
BASED ON AERIAL PHOTO No.
E230851C TAKEN ON 10.10.2024
BY LANDS DEPARTMENT

航攝照片 AERIAL PHOTO

臨時貨倉 (危險品倉庫除外) 連附屬辦公室 (為期3年)
元朗丈量約份第119約地段第1282號 (部分)
TEMPORARY WAREHOUSE
(EXCLUDING DANGEROUS GOODS GODOWN)
WITH ANCILLARY OFFICE FOR A PERIOD OF 3 YEARS
LOT 1282 (PART) IN D.D. 119, YUEN LONG

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
AYL-TYST/1313

圖 PLAN
A-3



實地照片 SITE PHOTOS

臨時貨倉(危險品倉庫除外)連附屬辦公室(為期3年)
 元朗丈量約份第119約地段第1282號(部分)
 TEMPORARY WAREHOUSE
 (EXCLUDING DANGEROUS GOODS GODOWN)
 WITH ANCILLARY OFFICE FOR A PERIOD OF 3 YEARS
 LOT 1282 (PART) IN D.D. 119, YUEN LONG

規劃署
 PLANNING
 DEPARTMENT



參考編號
 REFERENCE No.
 A/YL-TYST/1313

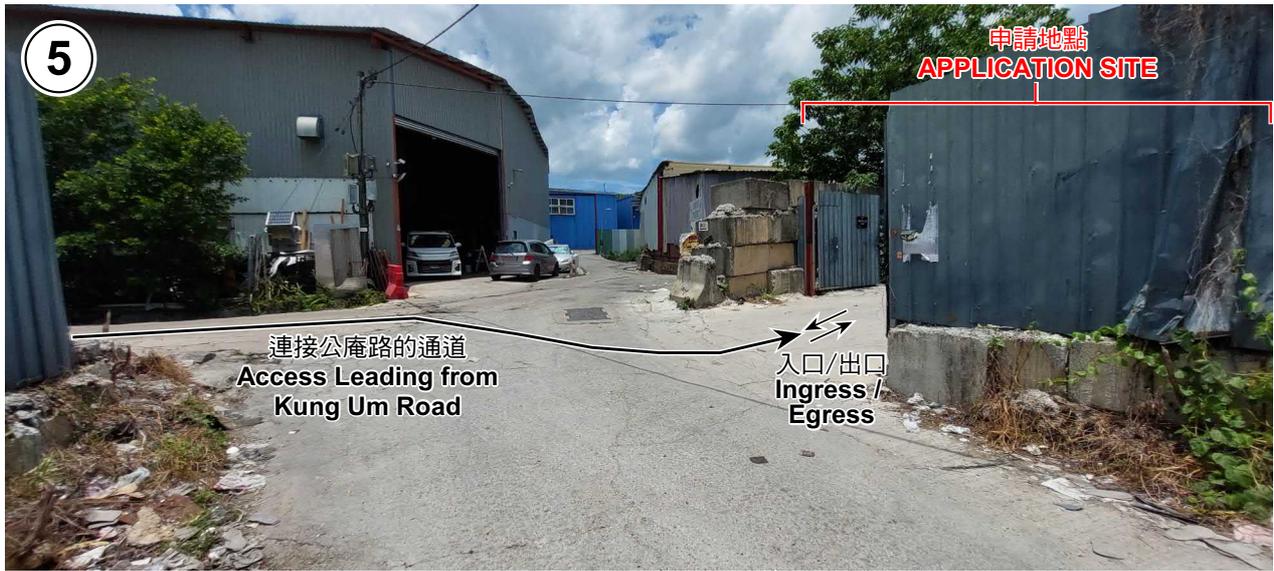
圖 PLAN
 A-4a

本圖於2025年6月3日擬備，所根據的資料為攝於2025年5月21日的實地照片
 PLAN PREPARED ON 3.6.2025
 BASED ON SITE PHOTOS
 TAKEN ON 21.5.2025



4

申請地點
APPLICATION SITE



5

申請地點
APPLICATION SITE

連接公庵路的通道
Access Leading from
Kung Um Road

入口/出口
Ingress/
Egress



6

申請地點
APPLICATION SITE

實地照片 SITE PHOTOS

臨時貨倉 (危險品倉庫除外) 連附屬辦公室 (為期3年)
元朗丈量約份第119約地段第1282號 (部分)
TEMPORARY WAREHOUSE
(EXCLUDING DANGEROUS GOODS GODOWN)
WITH ANCILLARY OFFICE FOR A PERIOD OF 3 YEARS
LOT 1282 (PART) IN D.D. 119, YUEN LONG

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
AYL-TYST/1313

圖 PLAN
A-4b

本圖於2025年6月3日擬備，所根據的資料為攝於2025年5月21日的實地照片
PLAN PREPARED ON 3.6.2025
BASED ON SITE PHOTOS
TAKEN ON 21.5.2025