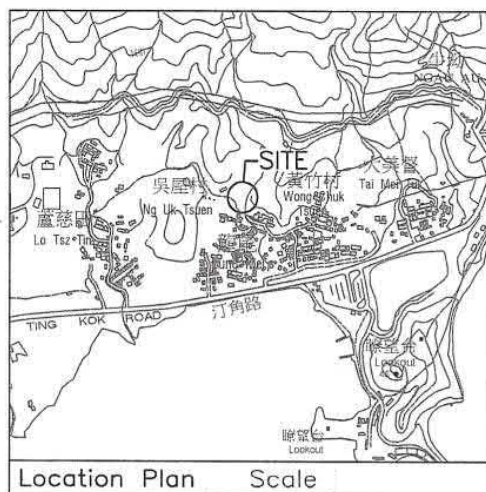
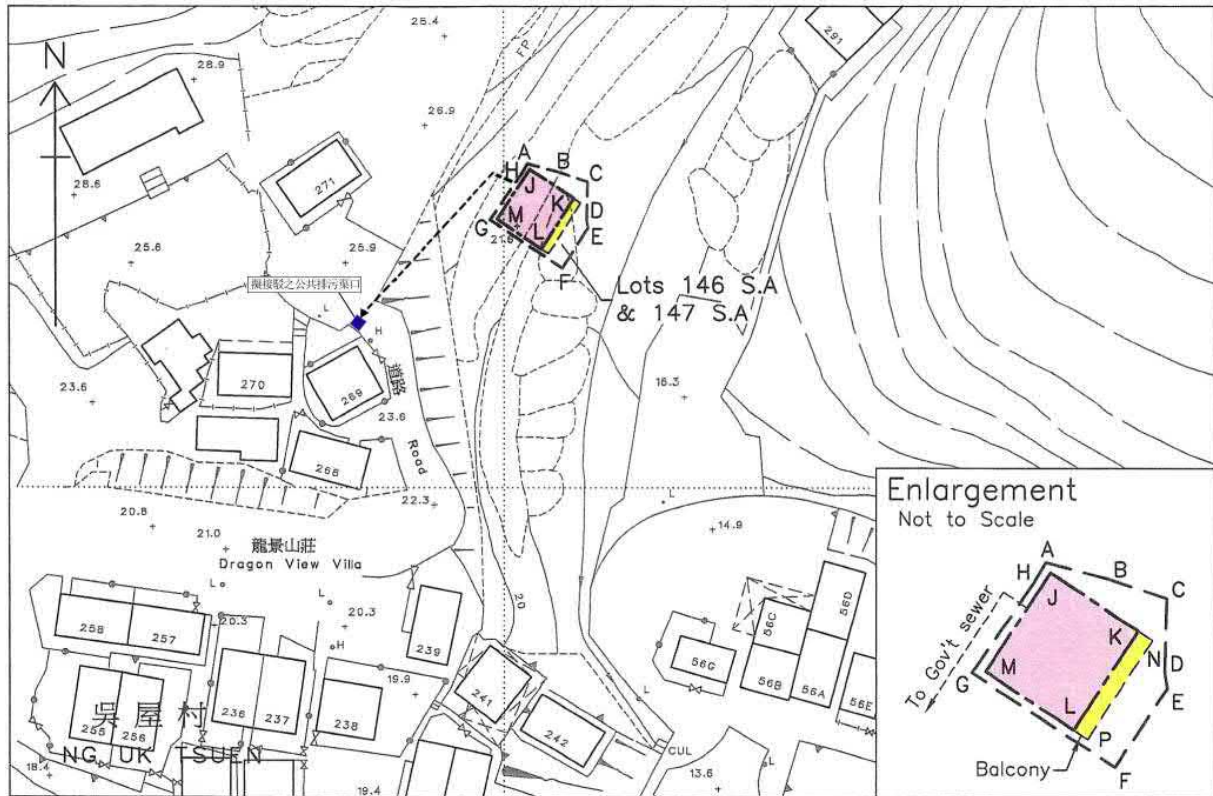


Proposed Small House Location Plan – D.D. 28



NG UK TSUEN

Lot Nos. 146 S.A. & 147 S.A.

(Plan Nos. LBP/TP/005/02061 & 02062/D1 refer)

Boundary Dimensions: (Area = 129.2 sqm)

From	To	Bearing (d-m-s)	Distance (m)	Pt.	N	E
A	B	104°24'16"	4.709	A	837246.538	841703.413
B	C	108°33'15"	4.418	B	837245.367	841707.974
C	D	181°37'09"	5.293	C	837243.961	841712.163
D	E	170°28'37"	1.154	D	837238.671	841712.013
E	F	213°21'21"	6.869	E	837237.532	841712.204
F	G	303°21'21"	12.393	F	837231.795	841708.427
G	H	34°35'37"	7.995	G	837238.609	841698.076
H	A	30°37'42"	1.566	H	837245.190	841702.615

Proposed Small House Dimensions: (Area = 65.03 sqm)

From	To	Bearing (d-m-s)	Distance (m)	Pt.	N	E
J	K	123°21'21"	7.620	J	837245.822	841703.749
K	L	213°21'21"	8.534	K	837241.632	841710.114
L	M	303°21'21"	7.620	L	837234.504	841705.422
M	J	33°21'21"	8.534	M	837238.694	841699.057

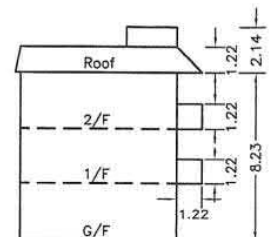
Proposed Balcony Dimensions: (Area = 10.41 sqm)

From	To	Bearing (d-m-s)	Distance (m)	Pt.	N	E
K	N	123°21'21"	1.220	K	837241.632	841710.114
N	P	213°21'21"	8.534	N	837240.961	841711.133
P	L	303°21'21"	1.220	P	837233.833	841706.441
L	K	33°21'21"	8.534	L	837234.504	841705.422

Plan prepared by:
Henry Chan Surveyors Limited

Henry H K Chan

Henry H K Chan
BSc FHKIS RPS(LSD)
Authorized Land Surveyor



Plan No. : HC-15686/H01
Date: 12 August 2022

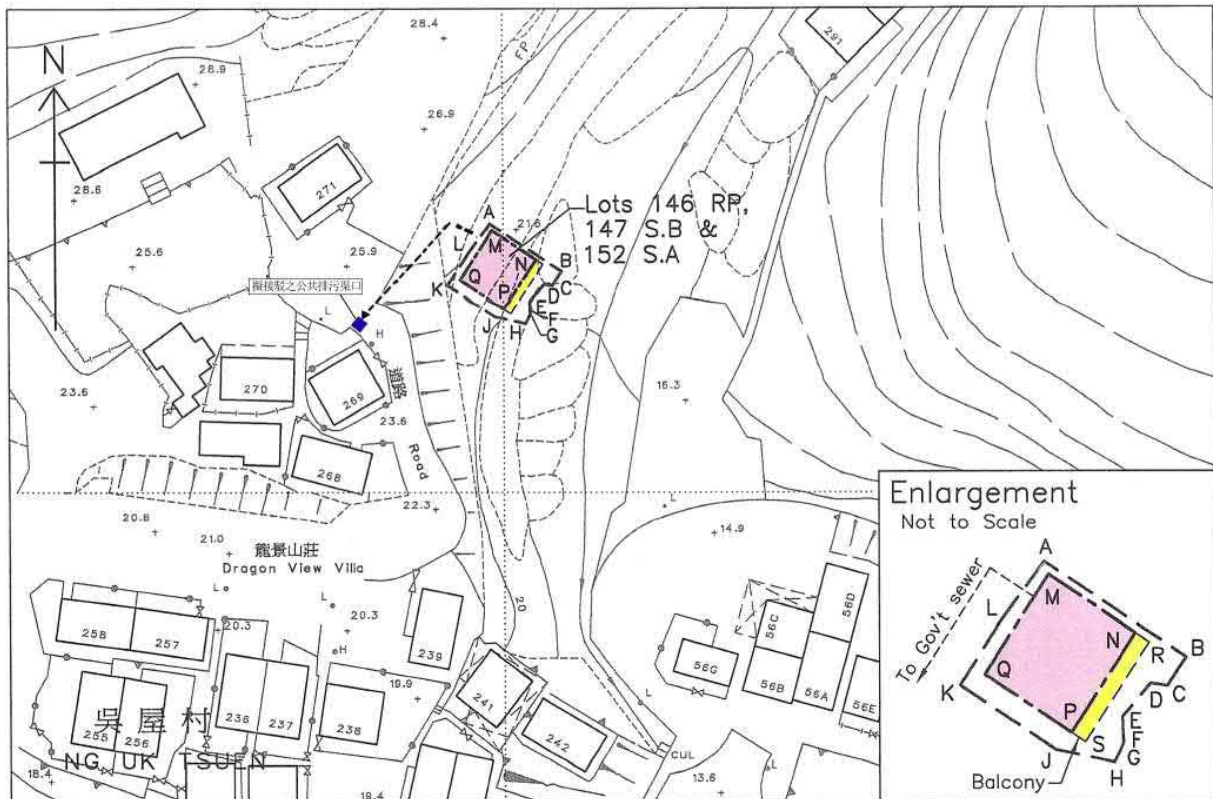
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參考編號
REFERENCE No. A/NE-TK/836

繪圖 DRAWING A-1

(來源：申請人建議書)
(SOURCE: APPLICANT'S SUBMISSION PLAN)

Proposed Small House Location Plan – D.D. 28



Survey Sheet No.: 3-SE-18D/23B

Scale

NG UK TSUEN

Lot Nos. 146 RP, 147 S.B. & 152 S.A.
(Plan Nos. LBP/TP/054/02061, 02062 & 02063/D1 refer)
Boundary Dimensions: (Area = 126.6 sqm)

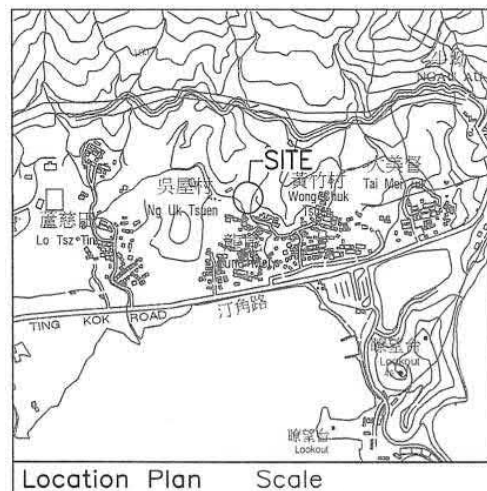
From	To	Bearing (d-m-s)	Distance (m)	Pt.	N	E
A	B	123°21'21"	12.393	A	837 238.609	841 698.076
B	C	213°21'21"	2.483	B	837 231.795	841 708.427
C	D	277°51'58"	1.209	C	837 229.721	841 707.062
D	E	220°31'14"	3.153	D	837 229.886	841 705.864
E	F	178°32'37"	1.128	E	837 227.490	841 703.816
F	G	174°41'37"	0.693	F	837 226.363	841 703.845
G	H	205°00'35"	1.620	G	837 225.673	841 703.909
H	J	282°14'22"	4.428	H	837 224.204	841 703.224
J	K	303°21'21"	8.397	J	837 225.143	841 698.897
K	L	33°07'23"	5.375	K	837 229.760	841 691.883
L	A	36°50'01"	5.432	L	837 234.261	841 694.820

Proposed Small House Dimensions: (Area = 65.03 sqm)

From	To	Bearing (d-m-s)	Distance (m)	Pt.	N	E
M	N	123°21'21"	7.620	M	837 237.675	841 698.386
N	P	213°21'21"	8.534	N	837 233.485	841 704.751
P	Q	303°21'21"	7.620	P	837 226.357	841 700.058
Q	M	33°21'21"	8.534	Q	837 230.546	841 693.694

Proposed Balcony Dimensions: (Area = 10.41 sqm)

From	To	Bearing (d-m-s)	Distance (m)	Pt.	N	E
N	R	123°21'21"	1.220	N	837 233.485	841 704.751
R	S	213°21'21"	8.534	R	837 232.814	841 705.770
S	P	303°21'21"	1.220	S	837 225.686	841 701.078
P	N	33°21'21"	8.534	P	837 226.357	841 700.058

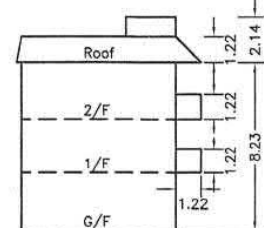


Location Plan Scale

Plan prepared by:
Henry Chan Surveyors Limited

Henry H K Chan

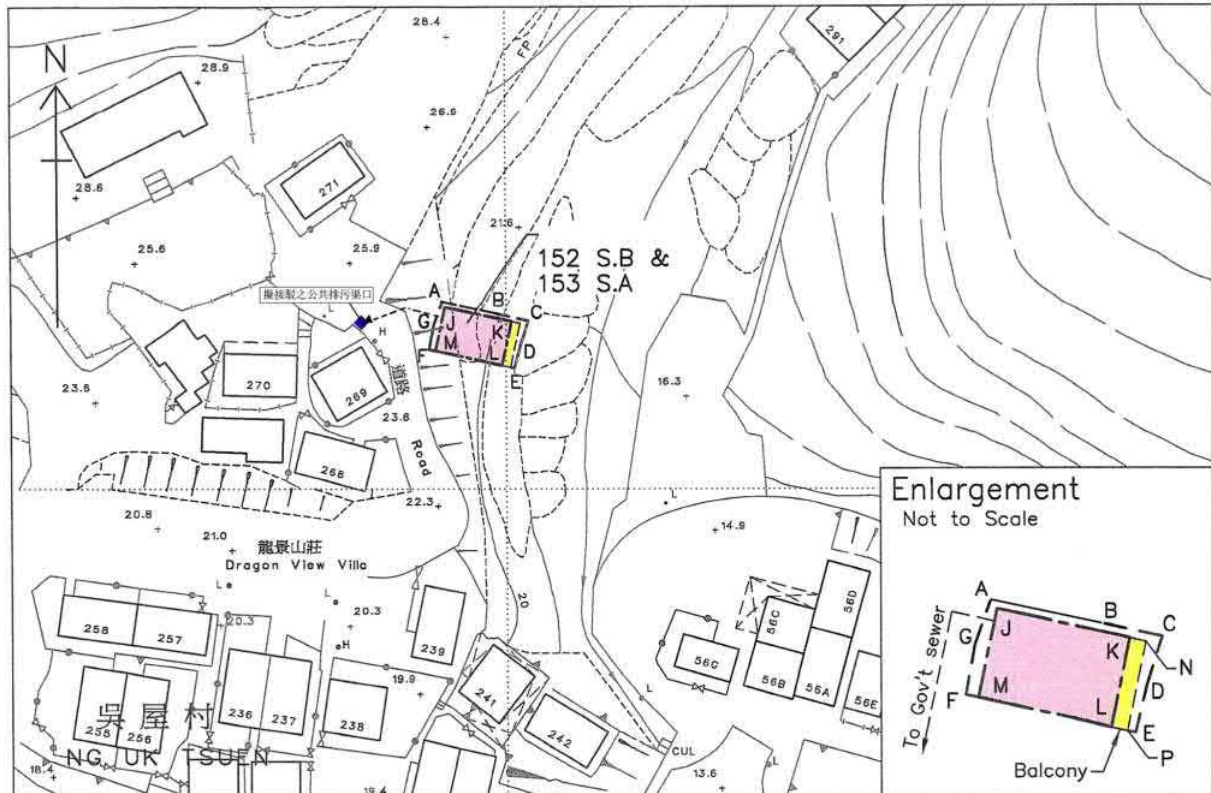
Henry H K Chan
BSc FHKIS RPS(LSD)
Authorized Land Surveyor



Typical Section

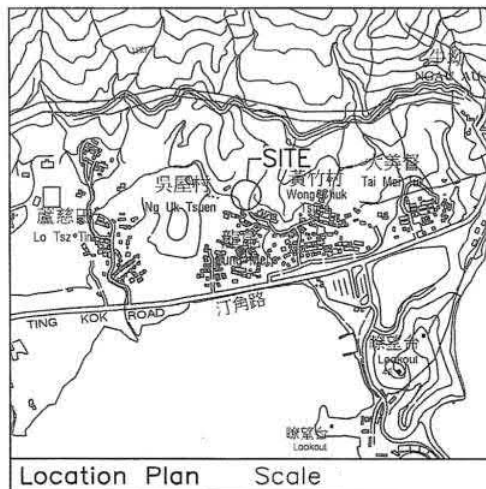
Plan No. : HC-15686/H02
Date: 12 August 2022

Proposed Small House Location Plan – D.D. 28



Survey Sheet No.: 3-SE-18D/23B

Scale



Location Plan Scale

Proposed Small House Dimensions: (Area = 65.03 sqm)

From	To	Bearing (d-m-s)	Distance (m)	Pt.	N	E
J	K	102°14'21"	10.004	J	837 226.219	841 691.060
K	L	192°14'21"	6.500	K	837 224.098	841 700.837
L	M	282°14'21"	10.004	L	837 217.746	841 699.459
M	J	12°14'21"	6.500	M	837 219.866	841 689.682

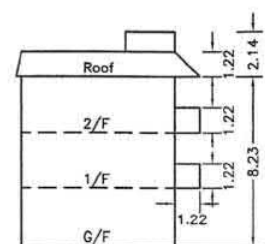
Proposed Balcony Dimensions: (Area = 7.93 sqm)

From	To	Bearing (d-m-s)	Distance (m)	Pt.	N	E
K	N	102°14'21"	1.220	K	837 224.098	841 700.837
N	P	192°14'21"	6.500	N	837 223.839	841 702.029
P	L	282°14'21"	1.220	P	837 217.487	841 700.651
L	J	12°14'21"	6.500	L	837 217.746	841 699.459

Plan prepared by:
Henry Chan Surveyors Limited

Henry H K Chan

Henry H K Chan
BSc FHKIS RPS(LSD)
Authorized Land Surveyor



Typical Section

Plan No. : HC-15686/H03
Date: 13 August 2022

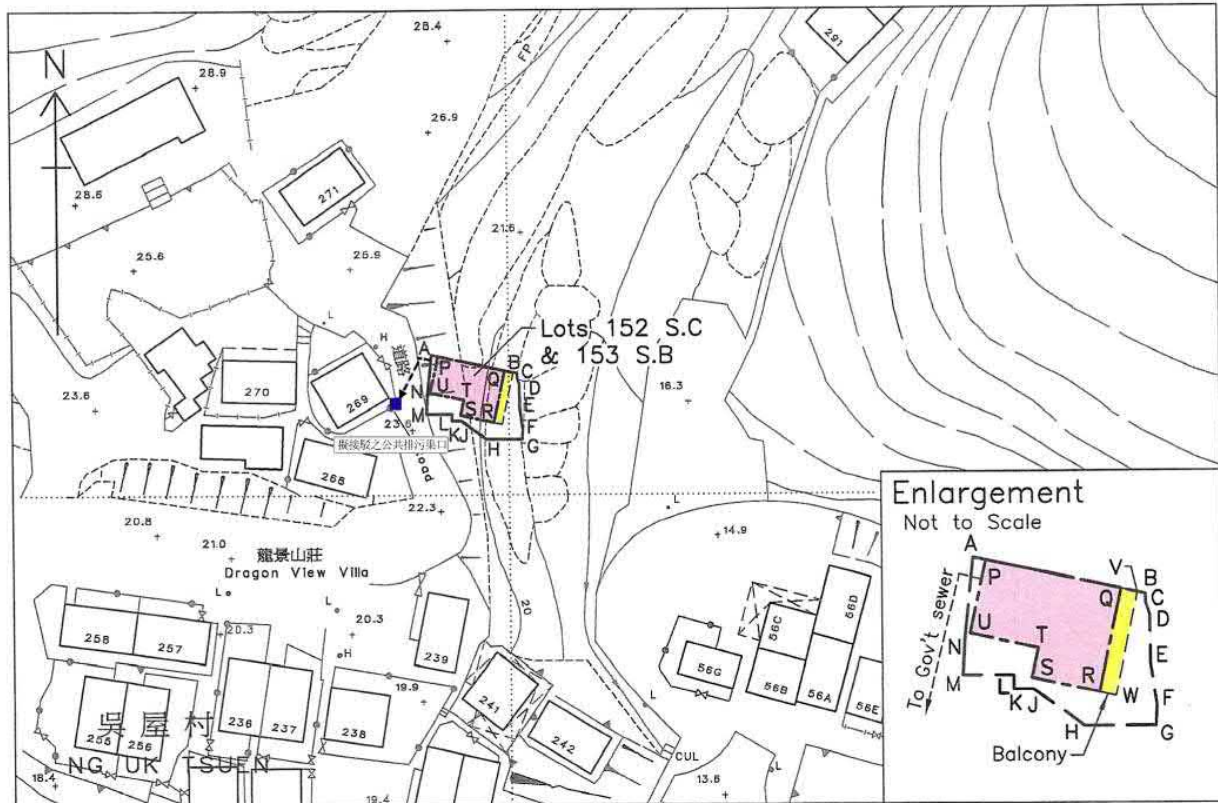
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參考編號
REFERENCE No. A/NE-TK/836

繪圖 DRAWING A-3

(來源：申請人建議書)
(SOURCE: APPLICANT'S SUBMISSION PLAN)

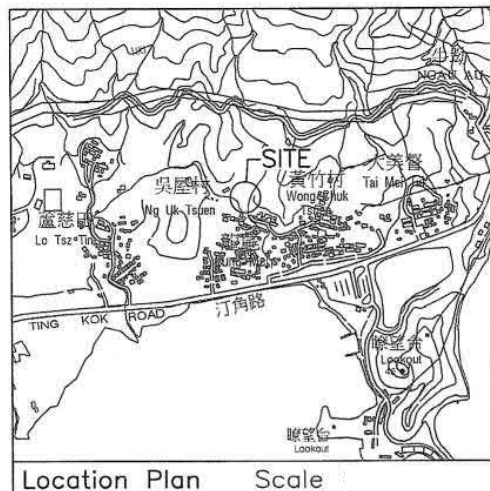
Proposed Small House Location Plan – D.D. 28



Survey Sheet No.: 3-SE-18D/23B

NG UK TSUEN

Scale



Lot Nos. 152 S.C. & 153 S.B.
(Plan Nos. LBP/TP/054/02063 & 02064/D1 refer)

Boundary Dimensions: (Area = 122.9 sqm)

From	To	Bearing (d-m-s)	Distance (m)	Pt.	N	E
A	B	102°14'22"	12.756	A	837 220.062	841 688.779
B	C	179°31'55"	0.656	B	837 217.358	841 701.245
C	D	160°28'36"	0.917	C	837 216.702	841 701.251
D	E	179°31'41"	3.370	D	837 215.838	841 701.557
E	F	171°47'40"	3.141	E	837 212.468	841 701.585
F	G	183°20'21"	1.439	F	837 209.359	841 702.033
G	H	270°00'00"	5.202	G	837 207.922	841 701.949
H	J	305°48'35"	4.541	H	837 207.922	841 696.747
J	K	270°00'00"	1.386	J	837 210.579	841 693.064
K	L	00°00'00"	1.000	K	837 210.579	841 691.678
L	M	270°00'00"	3.665	L	837 210.579	841 691.678
M	N	03°14'25"	2.544	M	837 211.579	841 688.014
N	A	05°58'21"	5.975	N	837 214.119	841 688.157

Proposed Small House Dimensions: (Area = 65.03 sqm)

From	To	Bearing (d-m-s)	Distance (m)	Pt.	N	E
P	Q	102°14'21"	10.004	P	837 219.866	841 689.682
Q	R	192°14'21"	7.590	Q	837 217.746	841 699.459
R	S	282°14'21"	5.002	R	837 210.328	841 697.850
S	T	12°14'21"	2.180	S	837 211.388	841 692.961
T	U	282°14'21"	5.002	T	837 213.519	841 693.424
U	P	12°14'21"	5.410	U	837 214.579	841 688.535

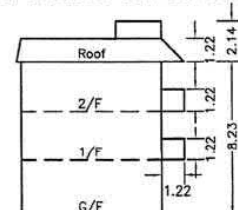
Proposed Balcony Dimensions: (Area = 9.26 sqm)

From	To	Bearing (d-m-s)	Distance (m)	Pt.	N	E
Q	V	102°14'21"	1.220	Q	837 217.746	841 699.459
V	W	192°14'21"	7.590	V	837 217.487	841 700.651
W	R	282°14'21"	1.220	W	837 210.069	841 699.042
R	Q	12°14'21"	7.590	R	837 210.328	841 697.850

Plan prepared by:
Henry Chan Surveyors Limited

Henry H K Chan

Henry H K Chan
BSc FHKIS RPS(LSD)
Authorized Land Surveyor



Plan No. : HC-15686/H04
Date: 12 August 2022

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參考編號
REFERENCE No. A/NE-TK/836

繪圖 DRAWING A-4

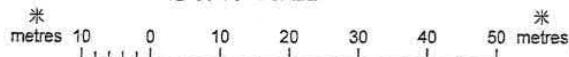
(來源：申請人建議書)
(SOURCE: APPLICANT'S SUBMISSION PLAN)

地段索引圖 LOT INDEX PLAN



地政總署測繪處 Survey and Mapping Office, Lands Department

比例尺 SCALE



Locality :

Lot Index Plan No. : ags S00000135408 0001

District Survey Office : Land Information Centre

Date : 15-Nov-2024

Reference No. : 3-SE-18D,3-SE-23B

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SMO-P01 20241115174718 10

摘要說明：本地段索引圖在其背景的地形圖上標示了各種永久和短期持有的土地的圖像界線。這些土地包括私人地段、政府撥地、短期租約的地，以及其他作核准用途的土地。請注意：(1)本索引圖上的資料會被不時更新而不作事先通知；(2)索引圖的更新或會延後於有關資料的實際變更；以及(3)本索引圖中顯示的界線僅供識別之用，資料是否準確可靠，應徵詢專業土地測量師的意見。
免責說明：如因使用本地段索引圖，或因所依據的本索引圖資料出錯、遺漏、過時或有誤差而引致任何損失或損害，政府概不承擔任何法律責任。

Explanatory notes: This plan shows the graphical boundaries of different kinds of permanent and temporary land holdings with the topographic map in the backdrop. The land holdings as shown may include private lots, government land allocations, short term tenancies and other permitted uses of land. It must be noted that: (1) the information shown on this plan is subject to update without prior notification; (2) there may be time lag between an update and the related changes taken place; and (3) the graphical boundaries as shown are for identification purpose only and interpretation of their accuracy and reliability requires the advice from professional land surveyor.
Disclaimer: The Government shall not be responsible for any loss or damage howsoever arising from the use of this plan or in reliance upon its correctness.

參考編號

REFERENCE NO. A/NE-TK/836

繪圖 DRAWING A-5

(來源：申請人建議書)
(SOURCE: APPLICANT'S SUBMISSION PLAN)

美化計劃建議



地政總署測繪處 Survey and Mapping Office, Lands Department

比例尺 SCALE
米 metres 10 0 10 20 30 40 50 metres

比例尺 SCALE

圖示：—

- ⊗ 擬種植在農地上泥土內不少於 1.2 米深之 8 棵洋紫荊位置
(所有樹木每棵不低於 2.75 米)

參考編號
REFERENCE No. A/NE-TK/836

繪圖 DRAWING A-6

(來源：申請人建議書)
(SOURCE: APPLICANT'S SUBMISSION PLAN)



要覽圖 KEY PLAN

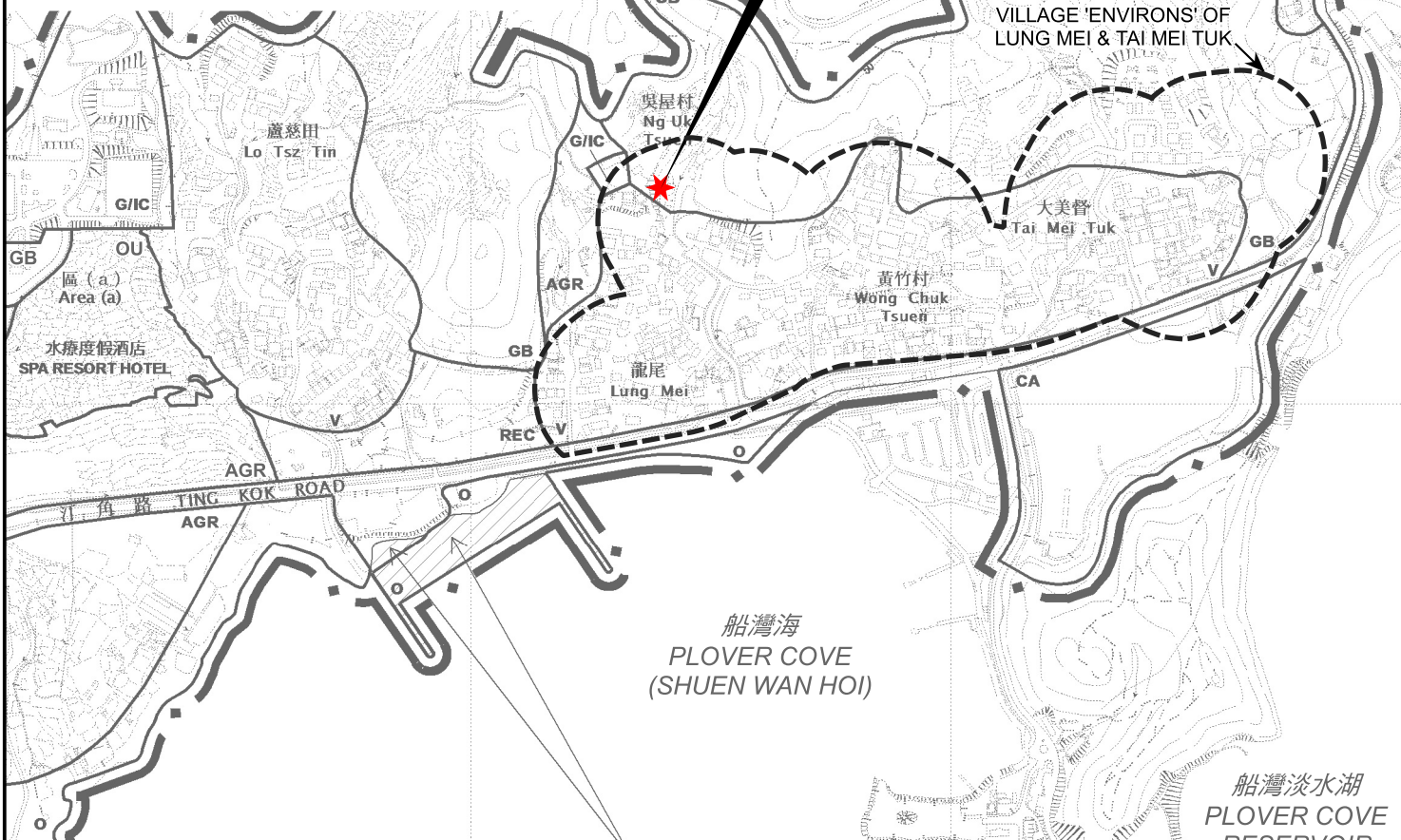
SCALE 1 : 50 000 比例尺



八仙嶺郊野公園
PAT SIN LENG COUNTRY PARK

申請地點
APPLICATION SITE
先前申請
PREVIOUS APPLICATIONS
426 (9.8.13) s.17
491 (15.8.14) s.17

龍尾及大美督
的鄉村範圍
VILLAGE 'ENVIRONS' OF
LUNG MEI & TAI MEI TUK



圖例 LEGEND

- 426 (9.8.13)** 被拒絕的申請
REJECTED APPLICATION
- 426 (9.8.13)** 會議日期
DATE OF MEETING
- 426 (9.8.13)** 申請編號
APPLICATION NUMBER

這是1990年9月7日在憲報公布的中期發展審批地區圖編號 IDPA/NE-TK/1 沒有涵蓋的範圍，但已包括在汀角分區計劃大綱草圖編號 S/NE-TK/14 的規劃區內。
AREA NOT FALLING WITHIN THE BOUNDARIES OF THE IDPA PLAN No. IDPA/NE-TK/1 PUBLISHED IN THE GAZETTE ON 7.9.1990 BUT INCLUDED IN THE PLANNING SCHEME AREA ON THE DRAFT TING KOK OUTLINE ZONING PLAN No. S/NE-TK/14.

位置圖 LOCATION PLAN

擬議4幢屋宇(新界豁免管制屋宇-小型屋宇)
新界大埔龍尾丈量約份第28約地段第146號A分段、第146號餘段、第147號A分段、第147號B分段、第152號A分段、第152號B分段、第152號C分段、第153號A分段及第153號B分段
PROPOSED 4 HOUSES
(NEW TERRITORIES EXEMPTED HOUSES - SMALL HOUSES)
LOTS 146 S.A, 146 RP, 147 S.A, 147 S.B, 152 S.A, 152 S.B, 152 S.C, 153 S.A AND 153 S.B IN D.D. 28, LUNG MEI, TAI PO, NEW TERRITORIES

米 100 0 200 300 米
METRES SCALE 1 : 7 500 比例尺

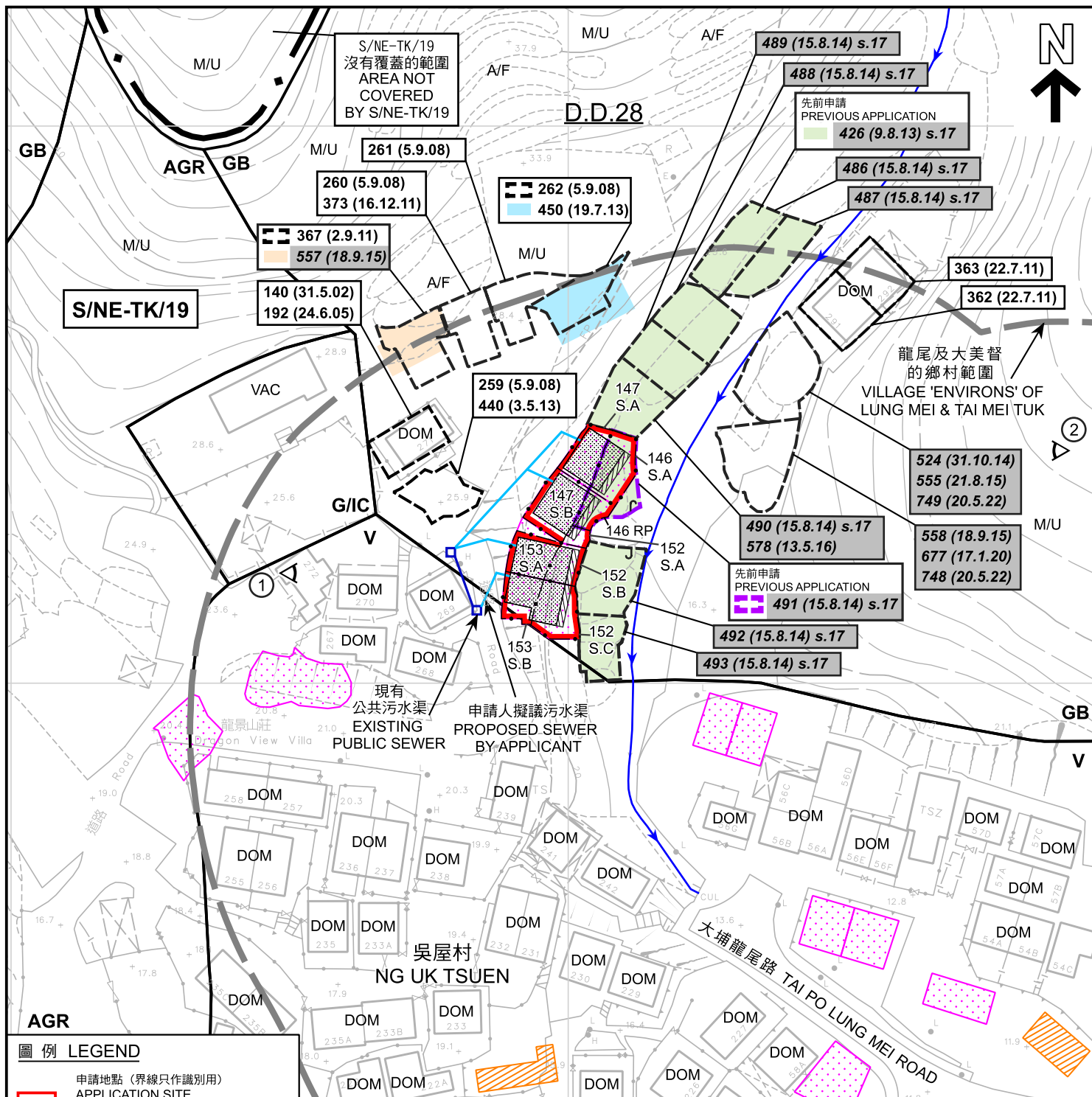
規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/NE-TK/836

圖 PLAN
A-1

本摘要圖於2025年7月14日擬備，
所根據的資料為於2015年10月27日
核准的分區計劃大綱圖編號S/NE-TK/19
EXTRACT PLAN PREPARED ON 14.7.2025
BASED ON OUTLINE ZONING PLAN
No. S/NE-TK/19 APPROVED ON 27.10.2015



圖例 LEGEND

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

擬議屋宇
PROPOSED HOUSE

擬議露台
PROPOSED BALCONY

獲地政處批准的小型屋宇批地/
重建新界豁免管制屋宇申請
SMALL HOUSE GRANT/
NTEH REDEVELOPMENT APPLICATION
APPROVED BY DLO

正在處理中的小型屋宇批地申請
SMALL HOUSE GRANT APPLICATION
BEING PROCESSED

V

鄉村式發展

VILLAGE TYPE DEVELOPMENT

G/I/C

政府、機構或社區

GOVERNMENT, INSTITUTION
OR COMMUNITY

AGR

農業

AGRICULTURE

GB

綠化地帶

GREEN BELT

①

實地照片的觀景點

VIEWING POINT OF SITE PHOTO

溪澗

STREAM COURSE

A/F

休耕農地

FALLOW AGRICULTURAL LAND

DOM

住用構築物

DOMESTIC STRUCTURE

M/U

荒地

UNUSED LAND

VAC

空置

VACANT

140 (31.5.02)

獲批准的申請

APPROVED APPLICATION

426 (9.8.13)

被拒絕的申請

REJECTED APPLICATION

426 (9.8.13)

會議日期

DATE OF MEETING

426 (9.8.13)

申請編號

APPLICATION NUMBER

註釋 Notes :

2025年6月18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 18.6.2025

平面圖 SITE PLAN

擬議4幢屋宇 (新界豁免管制屋宇-小型屋宇)
新界大埔龍尾丈量約份第28約地段第146號A分段、第146號餘段、
第147號A分段、第147號B分段、第152號A分段、第152號B分段、
第152號C分段、第153號A分段及第153號B分段
PROPOSED 4 HOUSES
(NEW TERRITORIES EXEMPTED HOUSES - SMALL HOUSES)
LOTS 146 S.A., 146 RP, 147 S.A., 147 S.B., 152 S.A., 152 S.B., 152 S.C.,
153 S.A. AND 153 S.B. IN D.D. 28, LUNG MEI, TAI PO, NEW TERRITORIES

米 20 0 20 40 米
METRES

規劃署
PLANNING
DEPARTMENT



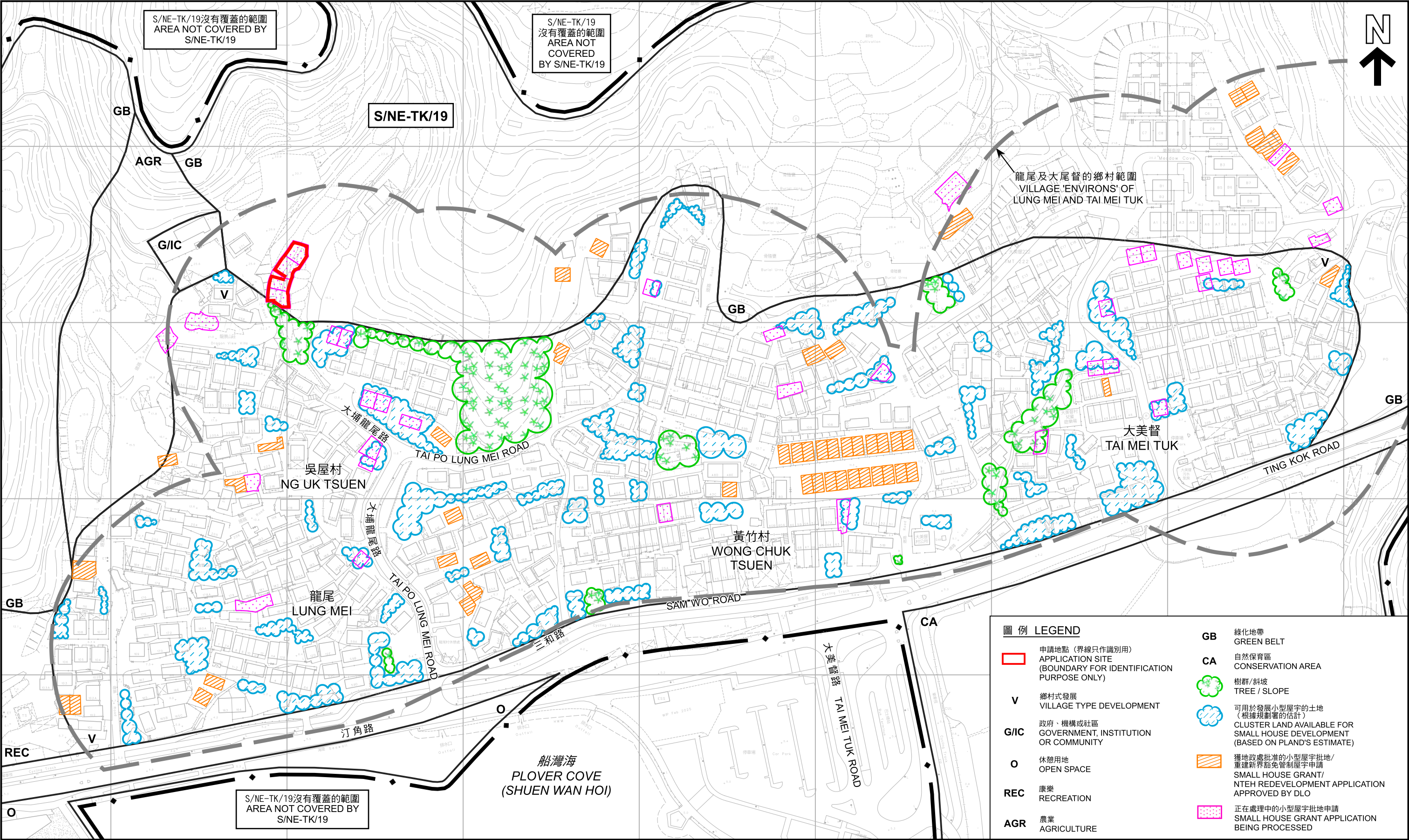
參考編號
REFERENCE No.

A/NE-TK/836

圖 PLAN

A-2a

本摘要圖於2025年7月9日擬備，
所根據的資料為測量圖編號
3-SE-18D及23B
EXTRACT PLAN PREPARED ON 9.7.2025
BASED ON SURVEY SHEETS No.
3-SE-18D & 23B



在「鄉村式發展」地帶內預計可供發展小型屋宇的土地數量
ESTIMATED AMOUNT OF LAND AVAILABLE FOR
SMALL HOUSE DEVELOPMENT WITHIN THE "V" ZONE
擬議4幢屋宇 (新界豁免管制屋宇-小型屋宇)
新界大埔龍尾丈量約份第28約地段第146號A分段、第146號餘段、
第147號A分段、第147號B分段、第152號A分段、第152號B分段、
第152號C分段、第153號A分段及第153號B分段
PROPOSED 4 HOUSES
(NEW TERRITORIES EXEMPTED HOUSES - SMALL HOUSES)
LOTS 146 S.A, 146 R.P, 147 S.A, 147 S.B, 152 S.A, 152 S.B, 152 S.C,
153 S.A AND 153 S.B IN D.D. 28, LUNG MEI, TAI PO, NEW TERRITORIES
SCALE 1 : 2 000 比例尺

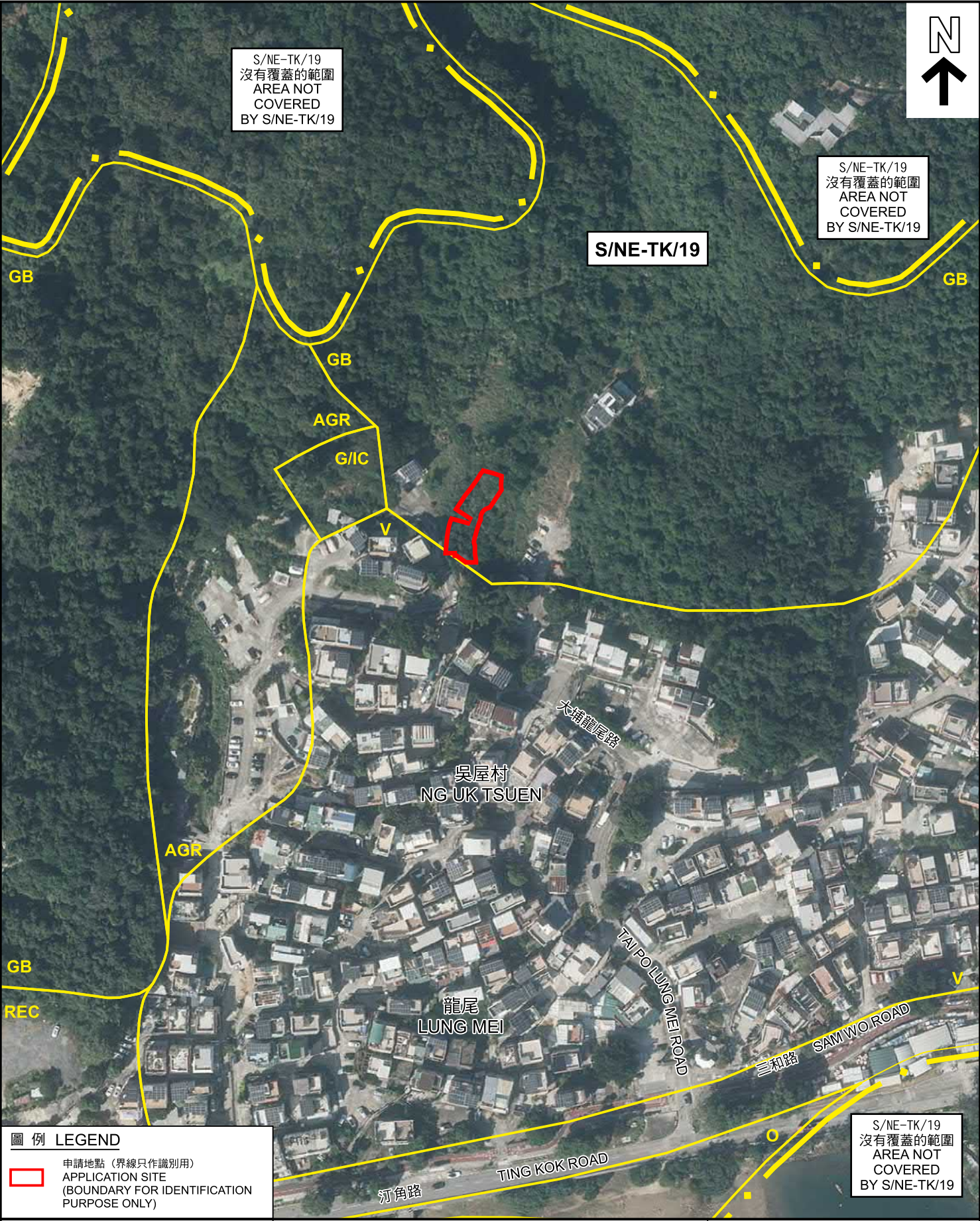
本摘要圖於2025年7月2日擬備，所根據的
資料為測量圖編號3-SE-18D、19C、23B及24A
EXTRACT PLAN PREPARED ON 2.7.2025 BASED ON
SURVEY SHEETS No.3-SE-18D, 19C, 23B & 24A

規劃署
PLANNING DEPARTMENT



參考編號
REFERENCE No.
A/NE-TK/836

圖 PLAN
A-2b



圖例 LEGEND

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

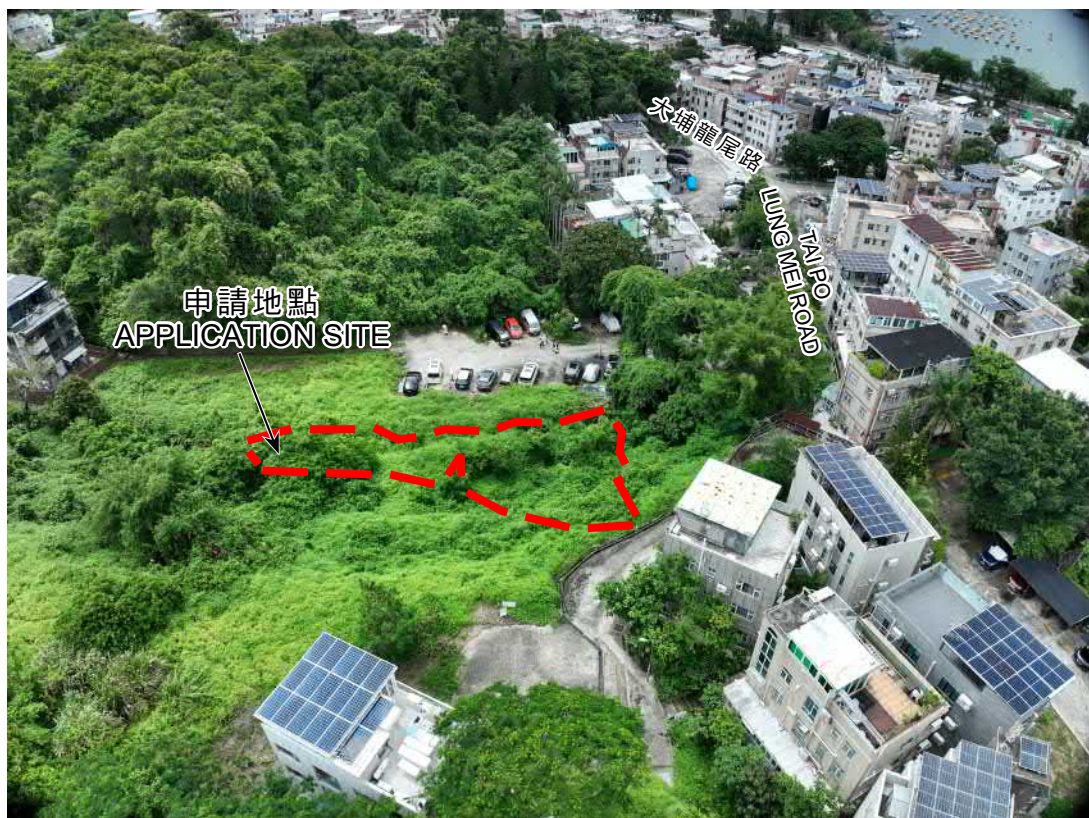
本摘要圖於2025年6月24日擬備，
所根據的資料為地政總署
於2024年11月1日拍得的航攝照片
編號E240295C
EXTRACT PLAN PREPARED ON 24.6.2025
BASED ON AERIAL PHOTO No. E240295C
TAKEN ON 1.11.2024 BY
LANDS DEPARTMENT

航攝照片 AERIAL PHOTO

擬議4幢屋宇 (新界豁免管制屋宇-小型屋宇)
新界大埔龍尾丈量約份第28約地段第146號A分段、第146號餘段、
第147號A分段、第147號B分段、第152號A分段、第152號B分段、
第152號C分段、第153號A分段及第153號B分段
PROPOSED 4 HOUSES
(NEW TERRITORIES EXEMPTED HOUSES - SMALL HOUSES)
LOTS 146 S.A, 146 RP, 147 S.A, 147 S.B, 152 S.A, 152 S.B, 152 S.C,
153 S.A AND 153 S.B IN D.D. 28, LUNG MEI, TAI PO, NEW TERRITORIES

規劃署 PLANNING DEPARTMENT		
參考編號 REFERENCE No. A/NE-TK/836	圖 PLAN A-3	

1



2



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7月14日擬備，所根據的資料為攝於2025年6月18日的實地照片
PLAN PREPARED ON 14.7.2025 BASED ON SITE PHOTOS TAKEN ON 18.6.2025

擬議4幢屋宇（新界豁免管制屋宇-小型屋宇）
新界大埔龍尾丈量約份第28約地段第146號A分段、第146號餘段、第147號A分段、第147號B分段、第152號A分段、第152號B分段、第152號C分段、第153號A分段及第153號B分段
PROPOSED 4 HOUSES
(NEW TERRITORIES EXEMPTED HOUSES - SMALL HOUSES)
LOTS 146 S.A, 146 RP, 147 S.A, 147 S.B, 152 S.A, 152 S.B, 152 S.C, 153 S.A AND 153 S.B IN D.D. 28, LUNG MEI, TAI PO, NEW TERRITORIES

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/NE-TK/836

圖 PLAN
A-4