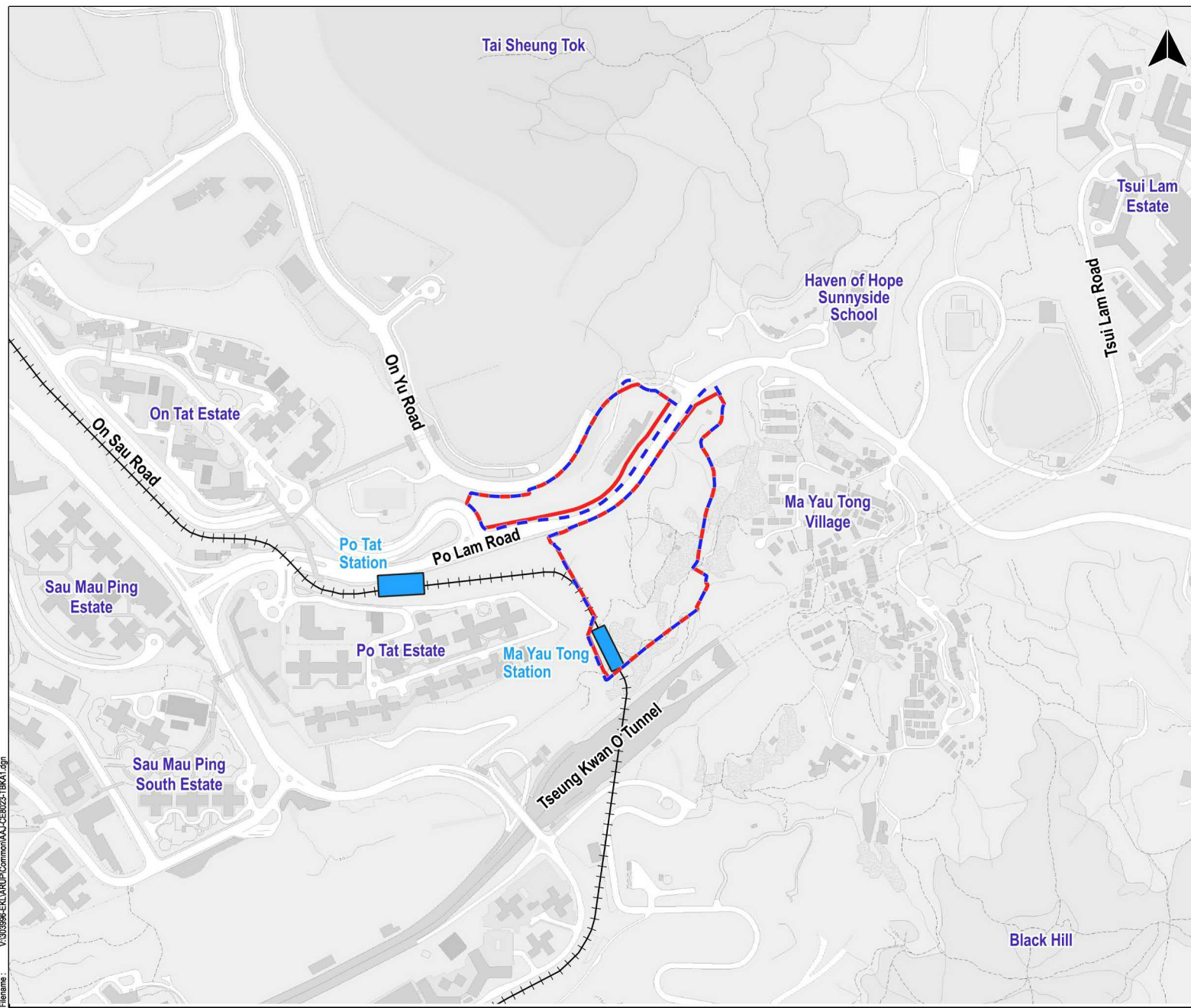


Printed by : thomas-kl.wong
Filename : V:\303959-EKL\ARUP\Common\AU-CE8023-TBKA1.dgn
2/10/2024



LEGEND

- REGIONAL SITE BOUNDARY
- DEVELOPMENT SITE BOUNDARY
- PLANNED SGMTS-EK STATIONS
- ++++ PLANNED SGMTS-EK ALIGNMENT

Note:
The alignment, stations, depot and ancillary facilities of the SGMTS-EK shown on this plan is a reference scheme only.

A	SKETCH	KTA	10/24
Rev	Description	By	Date

Consultant
ARUP asia infrastructure solutions

Contract No. and Title
Agreement No. CE 80/2023 (CE)
Smart and Green Mass Transit System
in East Kowloon -
Investigation, Design and Construction

Drawing title
SITE LOCATION PLAN

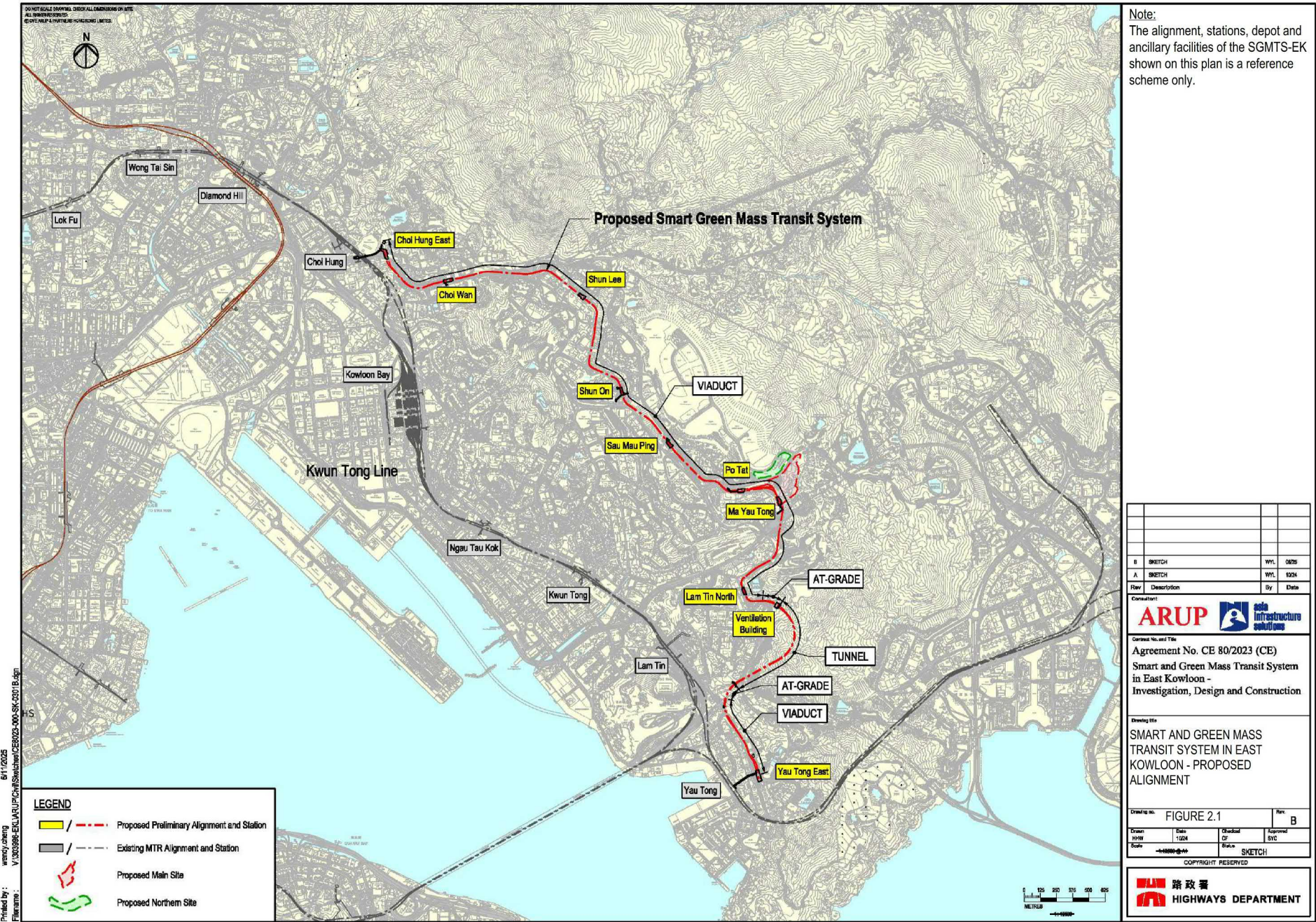
Drawing no.	FIGURE 1.1	Rev.	A
Drawn	Date	Checked	Approved
Scale	1:1000	Status	

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HIGHWAYS DEPARTMENT

參考編號
REFERENCE No.
R/S/K14N/16

繪圖
DRAWING
H - 1



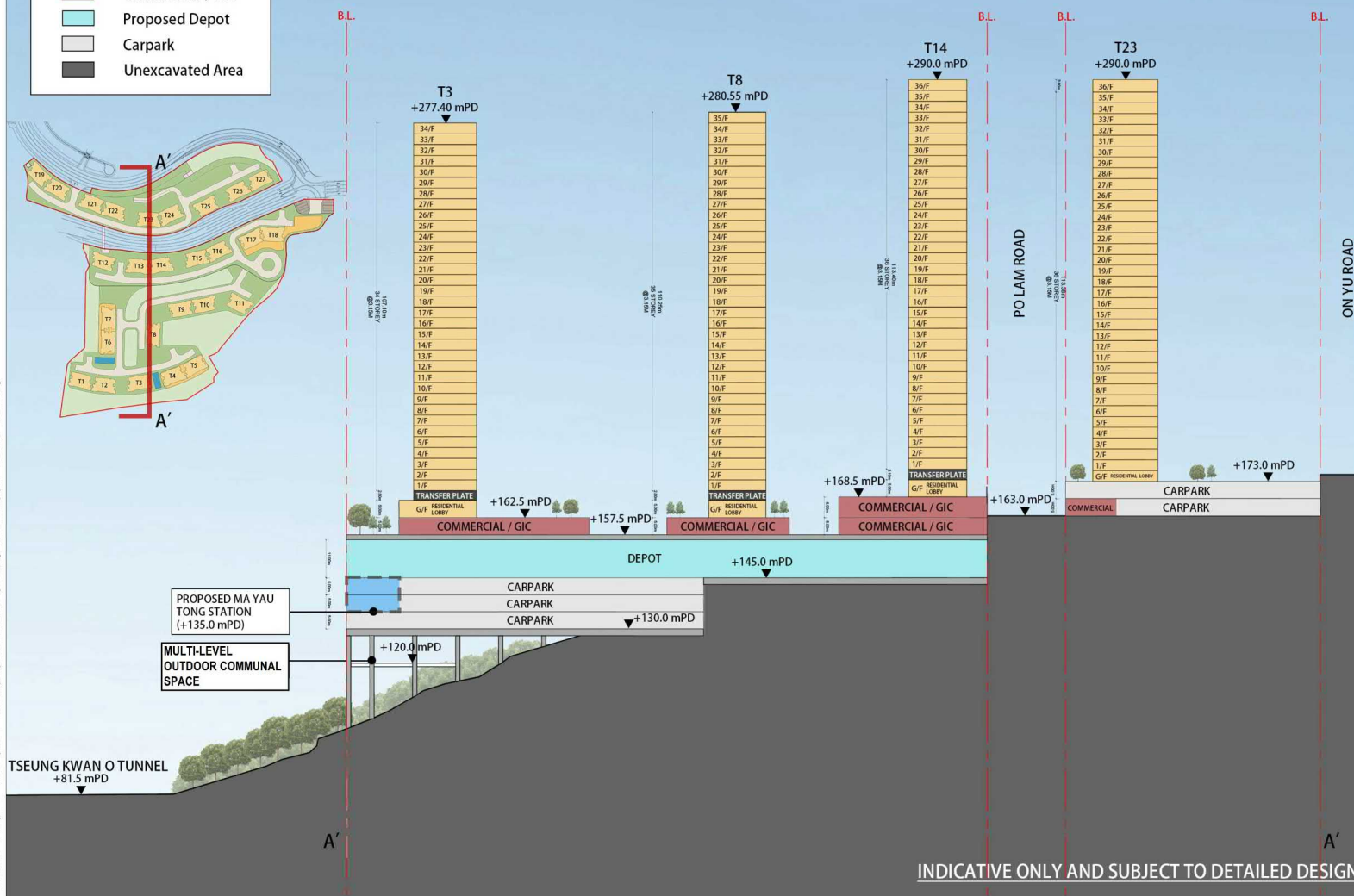
參考編號
REFERENCE No.
R/S/K14N/16

繪圖
DRAWING
H - 2

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Legend

- Site Boundary
- Residential
- Commercial / GIC
- Proposed Depot
- Carpark
- Unexcavated Area



C	Planning Re-Submission	19/5/2025
B	Planning Re-Submission	27/2/2025
A	Planning Re-Submission	14/1/2025
-	Planning Submission	4/11/2024
Rev	Description	By Date



Contract No. and Title
Agreement No. CE 80/2023 (CE)
Smart and Green Mass Transit System
in East Kowloon -
Investigation, Design and Construction

Drawing title
Topside Development at Depot Site K-4
Indicative Development Scheme

SECTION A' - A'

Drawing no.	Rev.
Brown	SLA
Date	4/11/2024
Checked	Approved
Scale	N.T.S.
Status	

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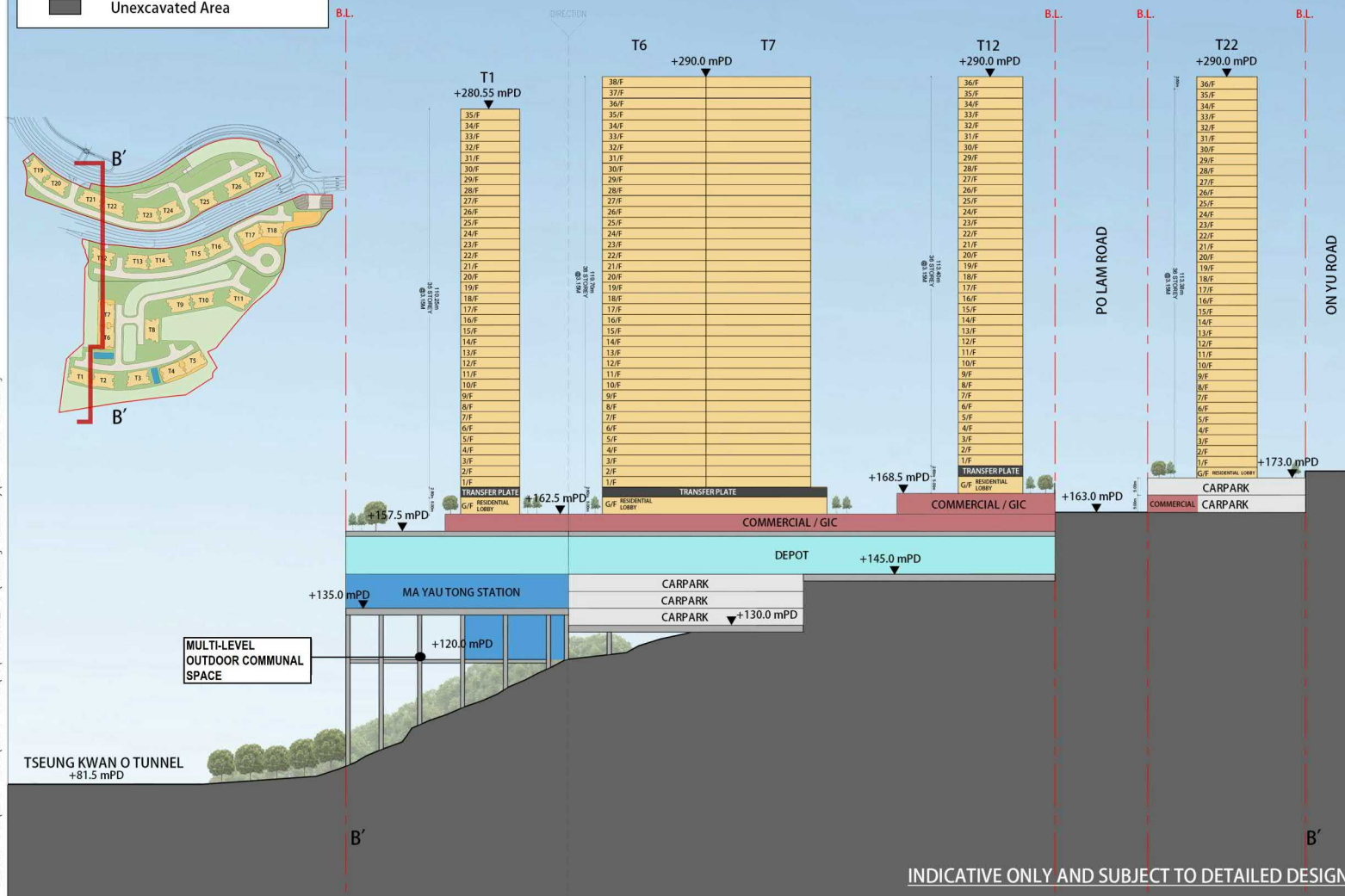
參考編號
REFERENCE No.
R/S/K14N/16

繪圖
DRAWING
H - 4

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Legend

- Development Site Boundary
- Residential
- Commercial / GIC
- Proposed Depot
- Proposed Ma Yau Tong Station
- Carpark
- Unexcavated Area



C	Planning Re-Submission	19/5/2025
B	Planning Re-Submission	27/2/2025
A	Planning Re-Submission	14/1/2025
-	Planning Submission	4/11/2024
Rev	Description	By Date

Consultant
ARUP 

Contract No. and Title
Agreement No. CE 80/2023 (CE)
Smart and Green Mass Transit System
in East Kowloon -
Investigation, Design and Construction

Drawing title
Topside Development at Depot Site K-4
Indicative Development Scheme

SECTION B' - B'

Drawing no.	Rev.
Drawn: SLA	4/11/2024
Scale: N.T.S.	Status:

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HIGHWAYS DEPARTMENT

參考編號
REFERENCE No.

R/S/K14N/16

繪圖
DRAWING
H - 5

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INDICATIVE ONLY AND SUBJECT TO DETAILED DESIGN

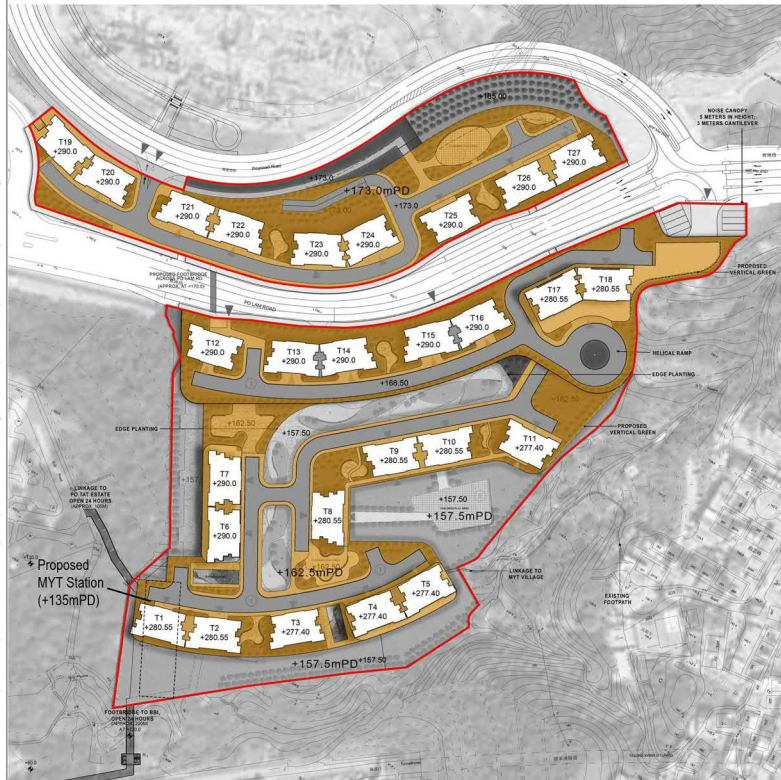
- LEGEND:**
- SITE BOUNDARY
 - PROPOSED VERTICAL GREEN
 - VEHICLE ENTRANCE
 - TOWER ENTRANCE
 - PEDESTRIAN ACCESS POINT
 - PROPOSED LEVEL
 - PROPOSED COMPENSATORY TREES
 - PROPOSED LAWN
 - PROPOSED SHRUBS
 - PROPOSED PAVING
 - PROPOSED PAVING FOR PEDESTRIAN / FOOTPATH (FOR PEDESTRIAN ONLY)
 - PROPOSED SEATING BENCH
 - EVA
 - CENTRAL GARDEN (+157.5mPD)
 - SWIMMING POOL
 - POCKET GARDEN
 - CHILDREN PLAY AREA
 - CENTRAL GARDEN (+173.0mPD)
 - LANDSCAPE VIEW DECK (+120 mPD)
 - VERTICAL CIRCULATION BETWEEN +103 mPD TO +162.5 mPD

00	First Issue for Comment	KL	11/24
Rev	Description	By	Date
Consultant			
ARUP asia infrastructure solutions			
Contract No. and Title			
Agreement No. CE 80/2023 (CE)			
Smart and Green Mass Transit System in East Kowloon - Investigation, Design and Construction			
Drawing Title			
LANDSCAPE MASTER PLAN			
Drawing No.			
FIGURE 5.1			
Rev.			
00			
Drawn	Date	Checked	Approved
KL	11/24	KL	KL
Scale	Status		
1:1000	SUBMISSION		
COPYRIGHT RESERVED			
路政署 HIGHWAYS DEPARTMENT			

參考編號
REFERENCE No.
R/S/K14N/16

繪圖
DRAWING
H - 6

INDICATIVE ONLY AND SUBJECT TO DETAILED DESIGN



LOCAL OPEN SPACE (+162.5 mPD/ +168.5 mPD/ +173.0 mPD)

LOCAL OPEN SPACE

REQUIRED: 24,257 sq.m

PROVIDED: 24,257sq.m (+162.5mPD / +168.5mPD/ +173.0 mPD))

PUBLIC ACCESSIBLE OPEN SPACE (+157.5 mPD/ 173.0 mPD/ +185.0mPD)
(Open for public access during reasonable hours)

MULTI-LEVEL OUTDOOR COMMUNAL SPACE (+120mPD)
(Open for public access during reasonable hours)

DISTRICT OPEN SPACE

REQUIRED: 21,200 sq.m

PROVIDED: 21,200 sq.m

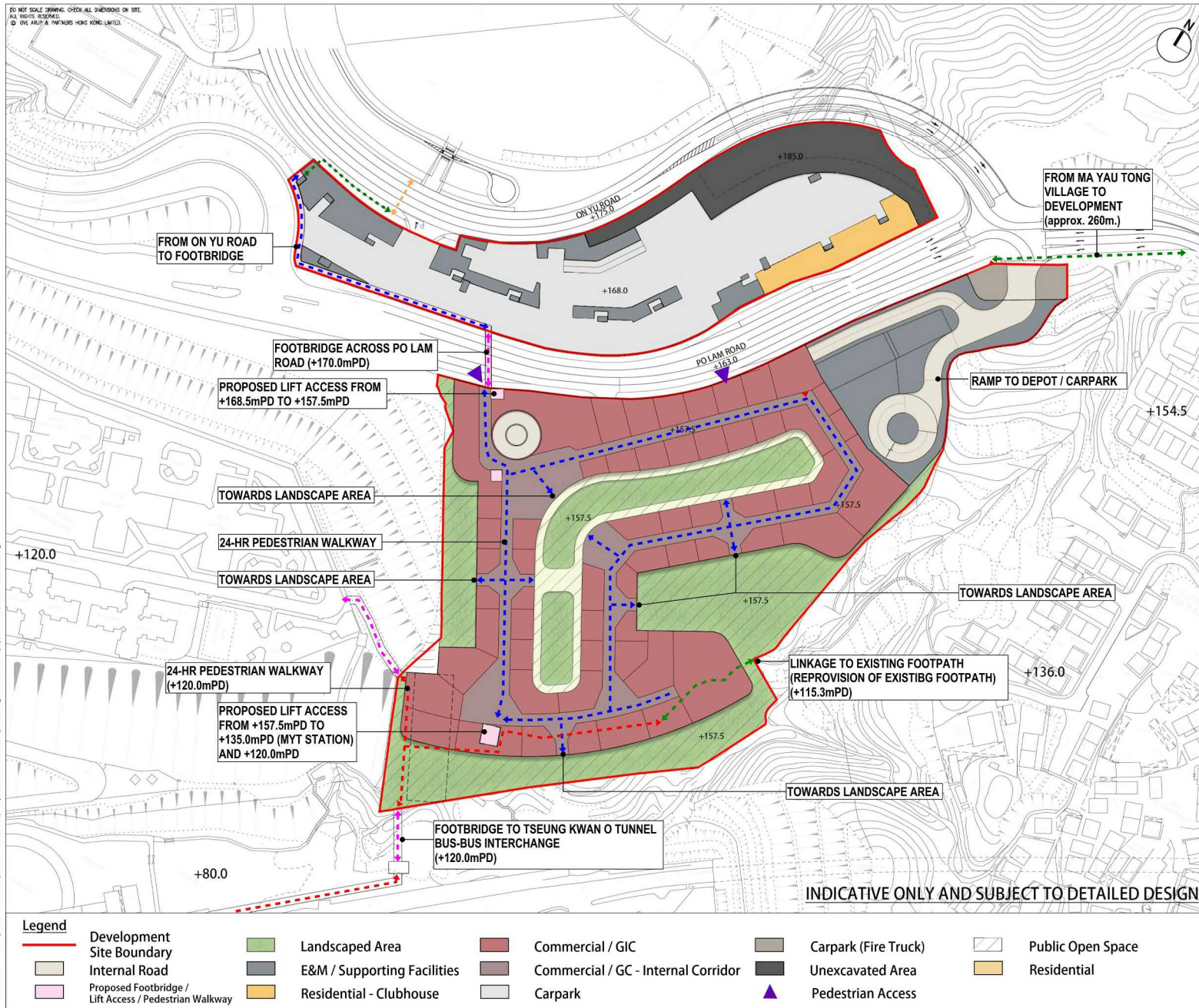
-17,575 sq.m (+157.5 mPD/ +173.0 mPD +185.0mPD)
-3,625 sq.m (+120.0mPD)

00	First Issue for Comment	KL	11/24
Rev	Description	By	Date
ARUP asia infrastructure solutions Contract No. and Title: Agreement No. CE 80/2023 (CE) Smart and Green Mass Transit System in East Kowloon - Investigation, Design and Construction Drawing Title: LOCATION OF OPEN SPACE AT THE PROPOSED COMPOSITE DEVELOPMENT Drawing No. FIGURE 3.2 Rev. 00 Drawn: KL Date: 11/24 Checked: KL Approved: KL Scale: 1:1000 Status: SUBMISSION COPYRIGHT RESERVED 路政署 HIGHWAYS DEPARTMENT			

參考編號
REFERENCE No.
R/S/K14N/16

繪圖
DRAWING
H - 7

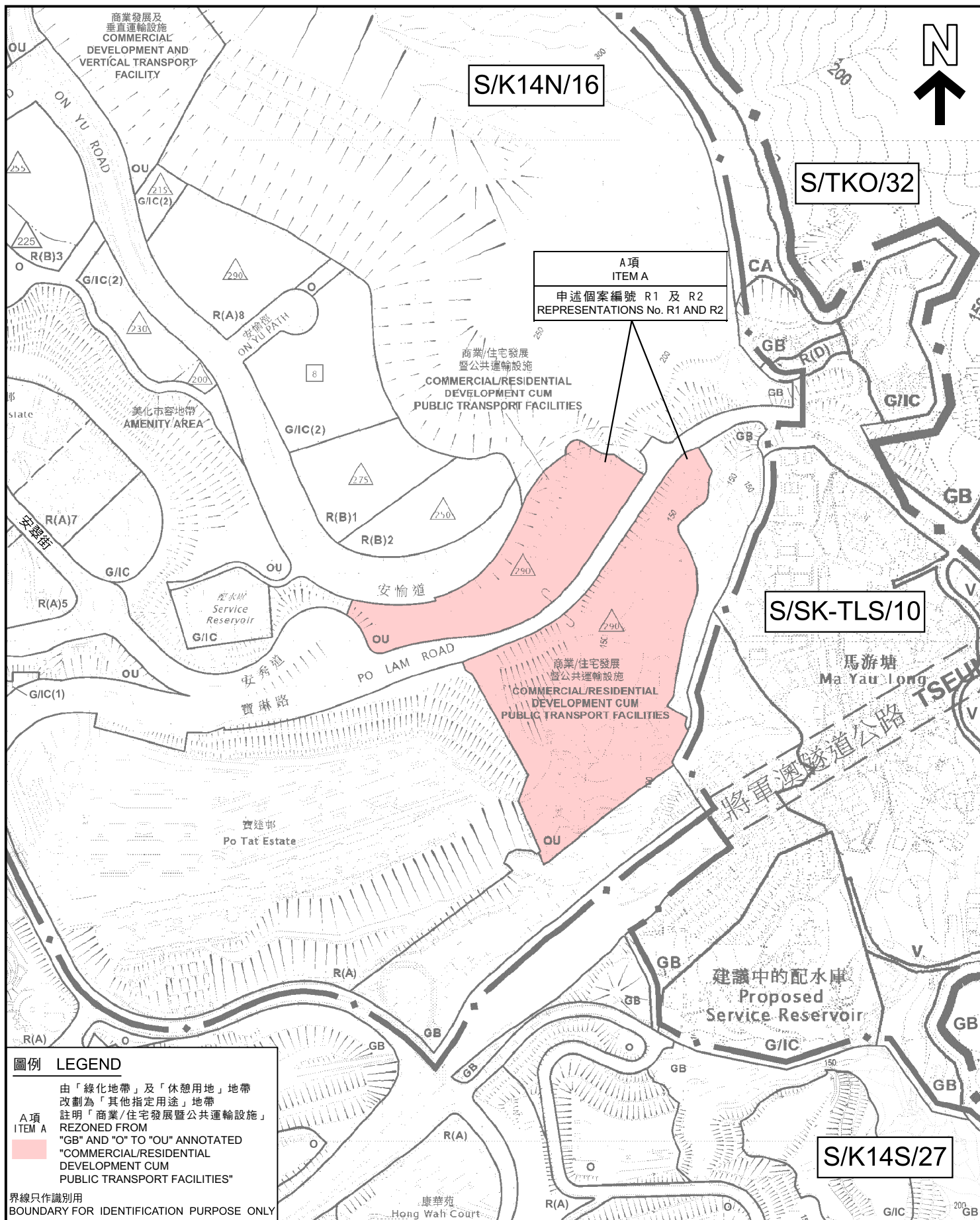
Printed by : 18/12/2009 2:54
Filename : R:\HK-P-0190\US\20241101_MLP (Planning Submission)\DAP-CE8023-BK41.dwg



C	Planning Re-Submission	19/5/2025
B	Planning Re-Submission	27/2/2025
A	Planning Re-Submission	22/1/2025
-	Planning Submission	4/11/2024
Rev	Description	By Date
Consultant:		
ARUP asie infrastructure solutions		
Contract No. and Title		
Agreement No. CE 80/2023 (CE)		
Smart and Green Mass Transit System in East Kowloon - Investigation, Design and Construction		
Drawing title		
PROPOSED PEDESTRIAN CONNECTIVITY TO MA YAU TONG STATION		
Drawing no.		Rev.
Drawn	SLA	Date
Scale	N.T.S.	Status
CHECKED		
路政署 HIGHWAYS DEPARTMENT		

參考編號
REFERENCE No.
R/S/K14N/16

繪圖
DRAWING
H - 8



圖例 LEGEND

由「綠化地帶」及「休憩用地」地帶
改劃為「其他指定用途」地帶
註明「商業/住宅發展暨公共運輸設施」
REZONED FROM
"GB" AND "O" TO "OU" ANNOTATED
"COMMERCIAL/RESIDENTIAL
DEVELOPMENT CUM
PUBLIC TRANSPORT FACILITIES"

界線只作識別用
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

位置圖 LOCATION PLAN

就觀塘（北部）分區計劃大綱草圖編號 S/K14N/16
提出的申述個案編號 R1 及 R2 作出考慮
(A 項)

CONSIDERATION OF REPRESENTATIONS No. R1 AND R2
TO THE DRAFT KWUN TONG (NORTH)
OUTLINE ZONING PLAN No. S/K14N/16
(ITEM A)

SCALE 1:5 000 比例尺
米 100 0 100 200 米
METRES



規劃署
Planning Department

參考編號
REFERENCE No.
R/S/K14N/16

圖 PLAN
H - 1

本摘要圖於2025年10月24日擬備，所根據的資料為：
於2025年8月8日展示的分區計劃大綱圖編號S/K14N/16、
於2025年9月12日展示的分區計劃大綱圖編號S/K14S/27、
於2023年4月25日核准的分區計劃大綱圖編號S/SK-TLS/10和
於2025年9月30日核准的分區計劃大綱圖編號S/TKO/32
EXTRACT PLAN PREPARED ON 24.10.2025
BASED ON OUTLINE ZONING PLANS No.
S/K14N/16 EXHIBITED ON 8.8.2025,
S/K14S/27 EXHIBITED ON 12.9.2025,
S/SK-TLS/10 APPROVED ON 25.4.2023 AND
S/TKO/32 APPROVED ON 30.9.2025



界線只作識別用
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

航攝照片 AERIAL PHOTO

本圖於2025年10月24日擬備，
所根據的資料為地政總署
於2024年3月8日拍得的航攝照片編號E218784C
PLAN PREPARED ON 24.10.2025
BASED ON AERIAL PHOTO No. E218784C
TAKEN ON 8.3.2024 BY LANDS DEPARTMENT

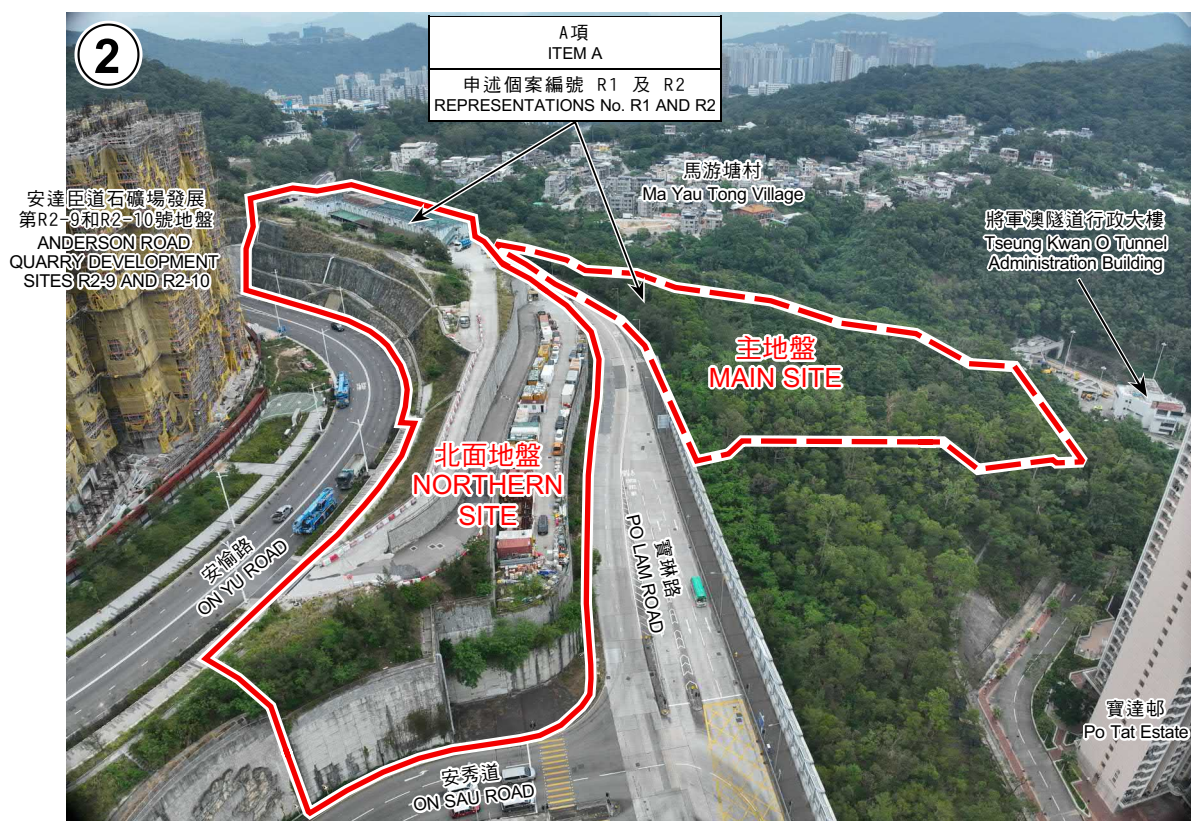
就觀塘（北部）分區計劃大綱草圖編號 S/K14N/16
提出的申述個案編號 R1 及 R2 作出考慮
(A 項)
CONSIDERATION OF REPRESENTATIONS No. R1 AND R2
TO THE DRAFT KWUN TONG (NORTH)
OUTLINE ZONING PLAN No. S/K14N/16
(ITEM A)



規劃署
Planning Department

參考編號
REFERENCE No.
R/S/K14N/16

圖 PLAN
H - 3



界線只作識別用
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實地照片 SITE PHOTOS

就觀塘（北部）分區計劃大綱草圖編號 S/K14N/16
提出的申述個案編號 R1 及 R2 作出考慮
(A 項)
CONSIDERATION OF REPRESENTATIONS No. R1 AND R2
TO THE DRAFT KWUN TONG (NORTH)
OUTLINE ZONING PLAN No. S/K14N/16
(ITEM A)

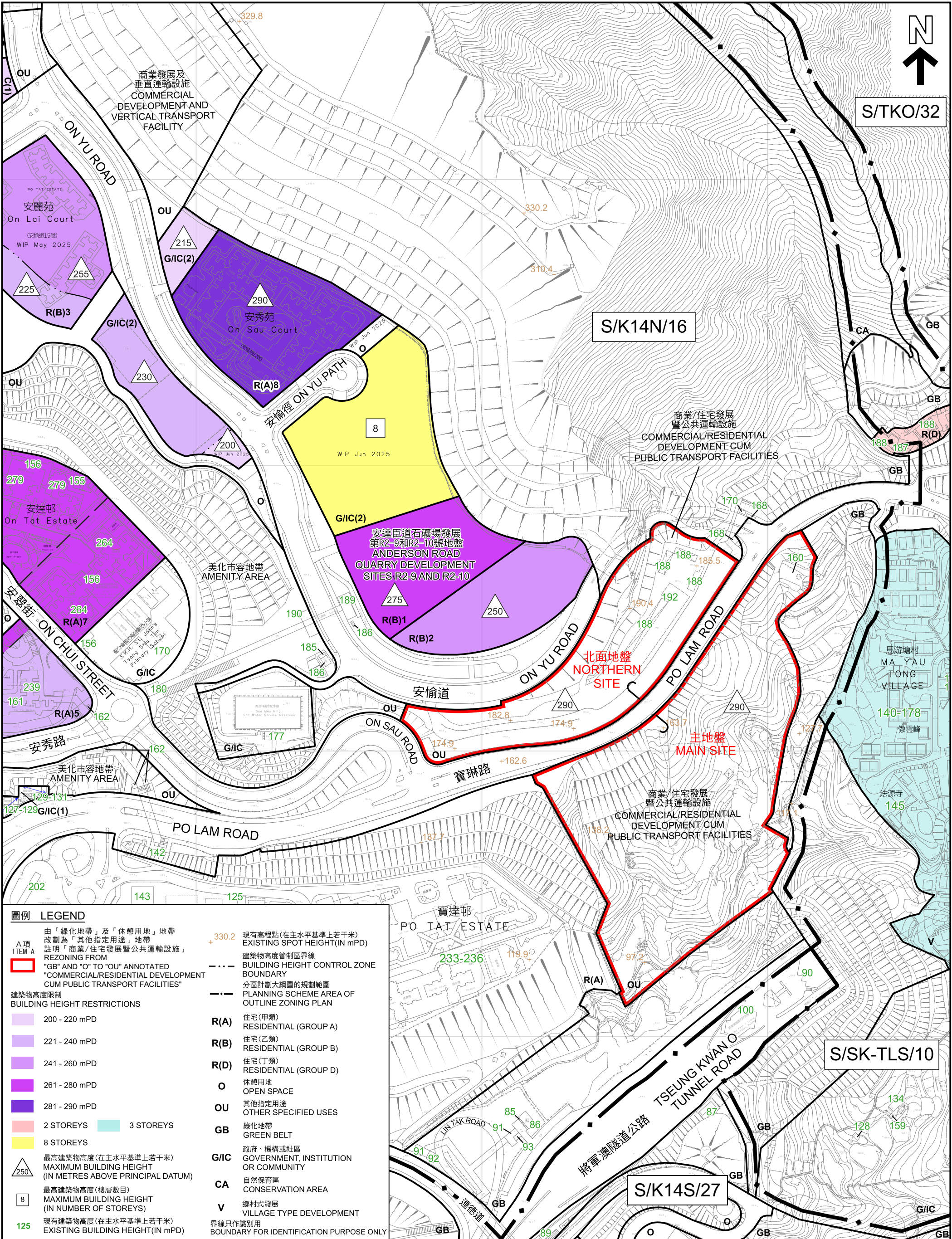


規劃署
Planning Department

本圖於2025年10月28日擬備，所根據的
資料為攝於2025年10月27日的實地照片
PLAN PREPARED ON 28.10.2025
BASED ON SITE PHOTOS
TAKEN ON 27.10.2025

參考編號
REFERENCE No.
R/S/K14N/16

圖 PLAN
H - 4



建築物高度圖 BUILDING HEIGHT PLAN

就觀塘(北部)分區計劃大綱草圖編號 S/K14N/16
提出的申述個案編號 R1 及 R2 作出考慮
(A 項)

CONSIDERATION OF REPRESENTATIONS No. R1 AND R2
TO THE DRAFT KWUN TONG (NORTH) OUTLINE ZONING PLAN No. S/K14N/16
(ITEM A)

SCALE 1:3 000 比例尺

米 50 0 50 100 150 200 250 米
METRES

本摘要圖於2025年10月24日擬備，
所根據的資料為測量圖編號
11-NE-14C及D和11-NE-19A, B, C及D
EXTRACT PLAN PREPARED ON 24.10.2025
BASED ON SURVEY SHEETS No.
11-NE-14C & D AND 11-NE-19A, B, C & D



規劃署
Planning Department

參考編號
REFERENCE No.
R/S/K14N/16

圖 PLAN
H - 5