

DEVELOPMENT PARAMETERS

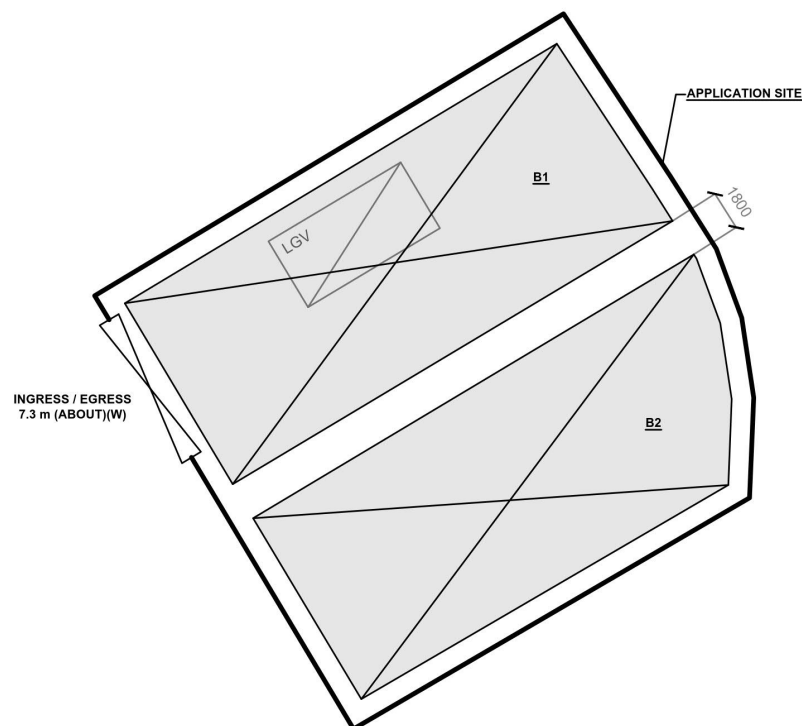
APPLICATION SITE AREA	: 566 m ²	(ABOUT)
COVERED AREA	: 435 m ²	(ABOUT)
UNCOVERED AREA	: 131 m ²	(ABOUT)

PLOT RATIO	: 0.77	(ABOUT)
SITE COVERAGE	: 77 %	(ABOUT)

NO. OF STRUCTURE	: 2
DOMESTIC GFA	: NOT APPLICABLE
NON-DOMESTIC GFA	: 435 m ² (ABOUT)
TOTAL GFA	: 435 m ² (ABOUT)

BUILDING HEIGHT	: 8.23 m	(ABOUT)
NO. OF STOREY	: 1	

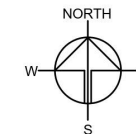
STRUCTURE	USE	COVERED AREA	GROSS FLOOR AREA	BUILDING HEIGHT
B1	WAREHOUSE (EXCLUDING D.G.G.) SITE OFFICE, WASHROOM	222 m ² (ABOUT)	222 m ² (ABOUT)	8.23 m (ABOUT)(1-STORY)
B2	WAREHOUSE (EXCLUDING D.G.G.)	213 m ² (ABOUT)	213 m ² (ABOUT)	8.23 m (ABOUT)(1-STORY)
	TOTAL	435 m² (ABOUT)	435 m² (ABOUT)	



PARKING AND LOADING / UNLOADING PROVISIONS

NO. OF L/UL SPACE FOR LIGHT GOODS VEHICLE	: 1
DIMENSION OF L/UL SPACE	: 7 m (L) x 3.5 m (W)

SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.



PLANNING CONSULTANT



PROJECT

TEMPORARY WAREHOUSE
(EXCLUDING DANGEROUS
GOODS GODOWN) WITH
ANCILLARY FACILITIES AND
ASSOCIATED FILLING OF LAND
FOR A PERIOD OF 3 YEARS

SITE LOCATION

VARIOUS LOTS IN D.D. 107,
FUNG KAT HEUNG, KAM TIN,
YUEN LONG, NEW TERRITORIES

SCALE

~~1,300 @ A4~~

DRAWN BY	DATE
MN	10.9.2025

REVISED BY	DATE
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APPROVED BY	DATE
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DWG./TITLE	
LAYOUT PLAN	

DWG NO.	VER
PLAN 4	00

LEGEND

	APPLICATION SITE
	STRUCTURE
	LOADING / UNLOADING SPACE
	INGRESS / EGRESS

(Extract from Applicant's Submission of 13.10.2025)

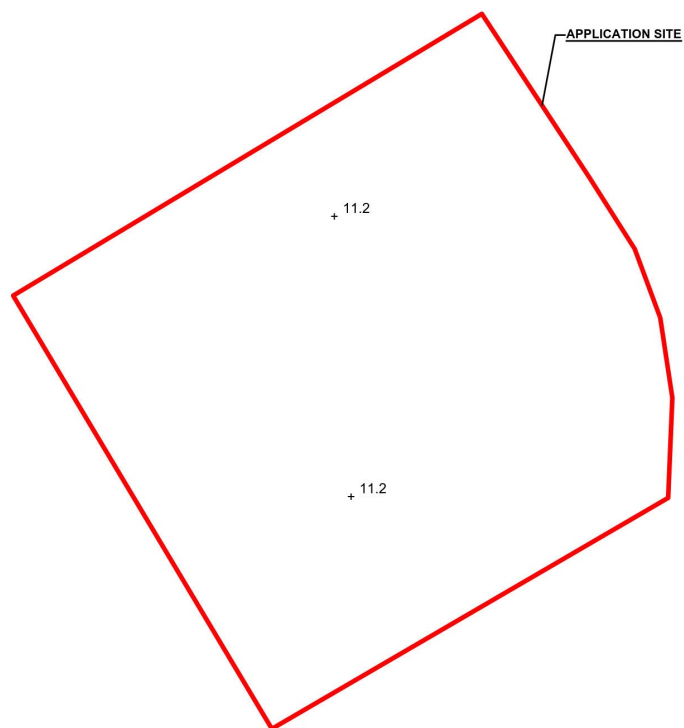
參考編號
REFERENCE No.
A/YL-KTN/1178

繪圖
DRAWING
A - 1

EXISTING CONDITION OF THE APPLICATION SITE

APPLICATION SITE AREA : 566 m² (ABOUT)
EXISTING FILLED AREA : 566 m² (ABOUT)
EXISTING SITE LEVELS : +11.2 (ABOUT)

THE APPLICATION SITE HAS ALREADY BEEN FILLED WITH CONCRETE. NO FURTHER FILLING OF LAND WILL BE CARRIED OUT DURING THE PLANNING APPROVAL PERIOD.



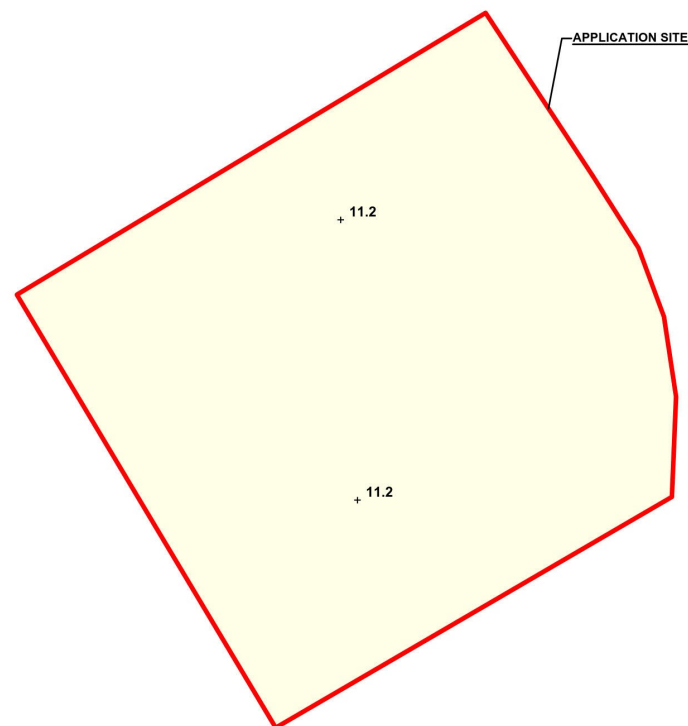
LEGEND

- APPLICATION SITE
- EXISTING FILLED AREA
- + 11.1 EXISTING SITE LEVEL

SITE LEVELS ARE FOR REFERENCE ONLY.

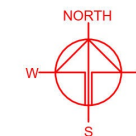
PROPOSED FILLING OF LAND AT THE APPLICATION SITE

APPLICATION SITE AREA : 566 m² (ABOUT)
COVERED BY STRUCTURE : 435 m² (ABOUT)
APPLIED FILLING OF LAND AREA : 566 m² (ABOUT)
DEPTH OF LAND FILLING : NOT MORE THAN 0.1 m
PROPOSED SITE LEVELS : +11.2 mPD (ABOUT)
MATERIAL OF LAND FILLING : CONCRETE
USE : SITE FORMATION OF STRUCTURES, AND CIRCULATION SPACE



LEGEND

- APPLICATION SITE
- PROPOSED FILLED AREA
- + 11.1 PROPOSED SITE LEVEL



PLANNING CONSULTANT



PROJECT

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(EXCLUDING DANGEROUS
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FOR A PERIOD OF 3 YEARS

SITE LOCATION

VARIOUS LOTS IN D.D. 107,
FUNG KAT HEUNG, KAM TIN,
YUEN LONG, NEW TERRITORIES

SCALE

1:300 @ A4

DRAWN BY

MN

DATE

10.9.2025

REVISED BY

DATE

APPROVED BY

DATE

DWG. TITLE

FILLING OF LAND AREA

DWG. NO.

PLAN 5

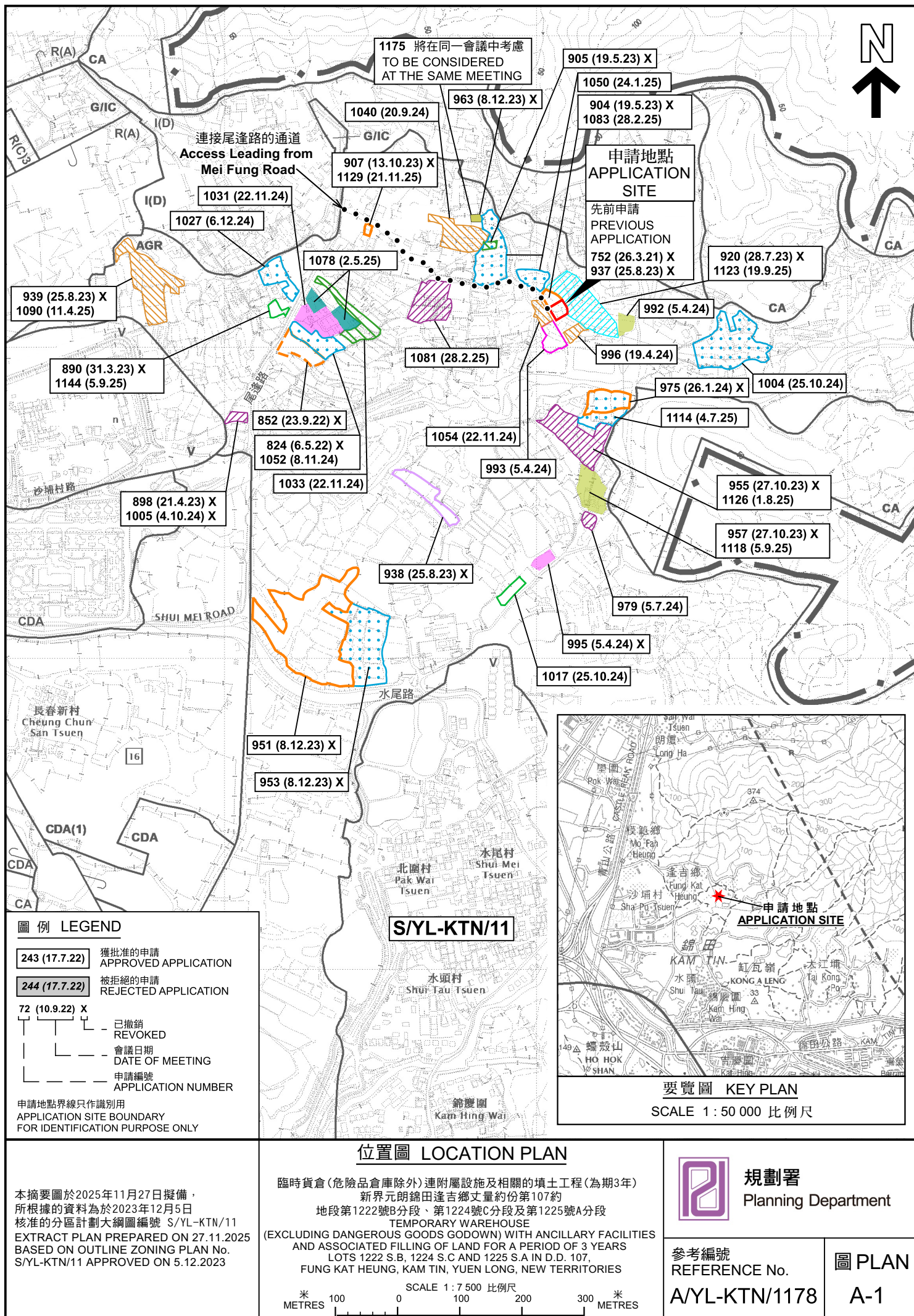
VER.

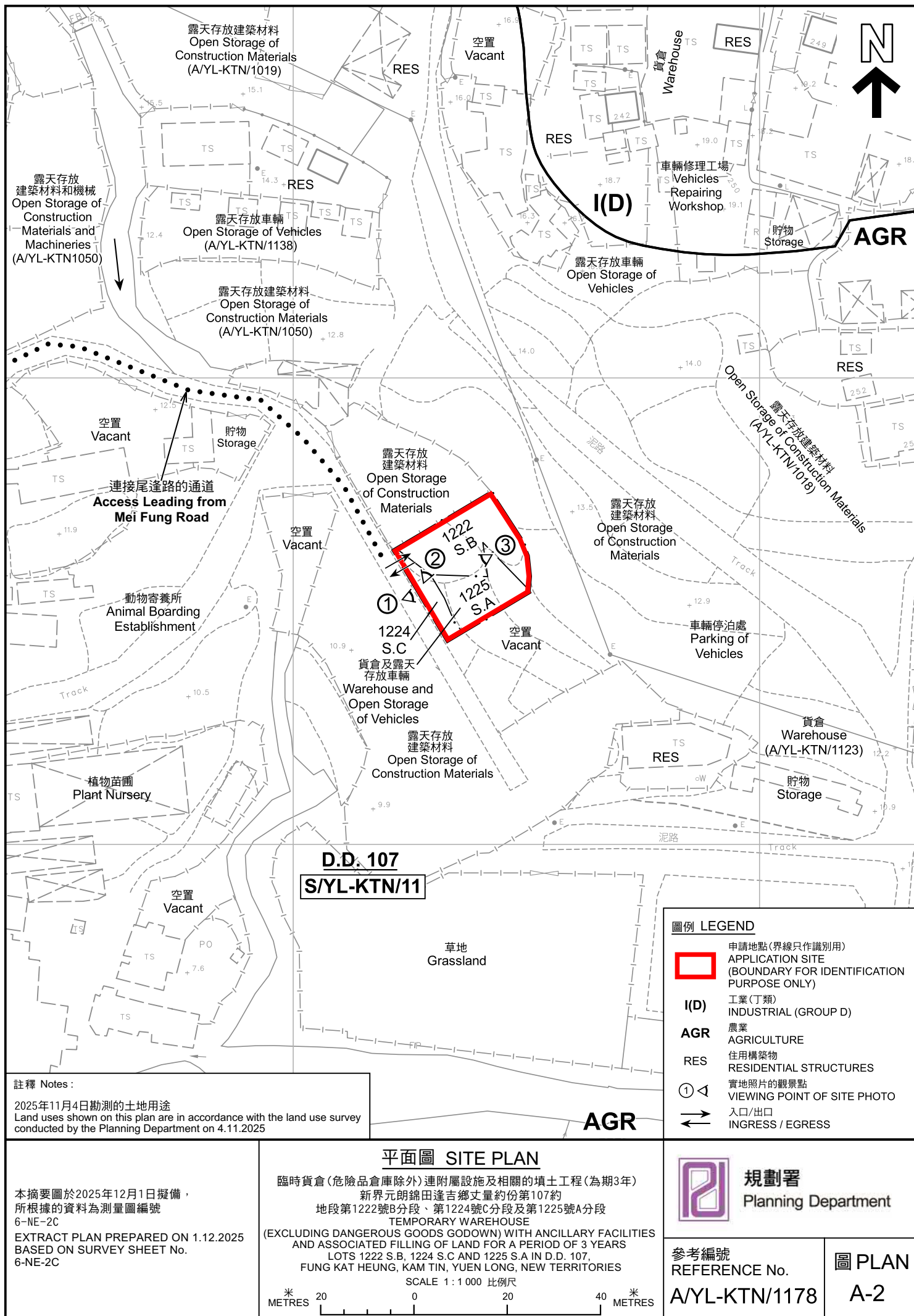
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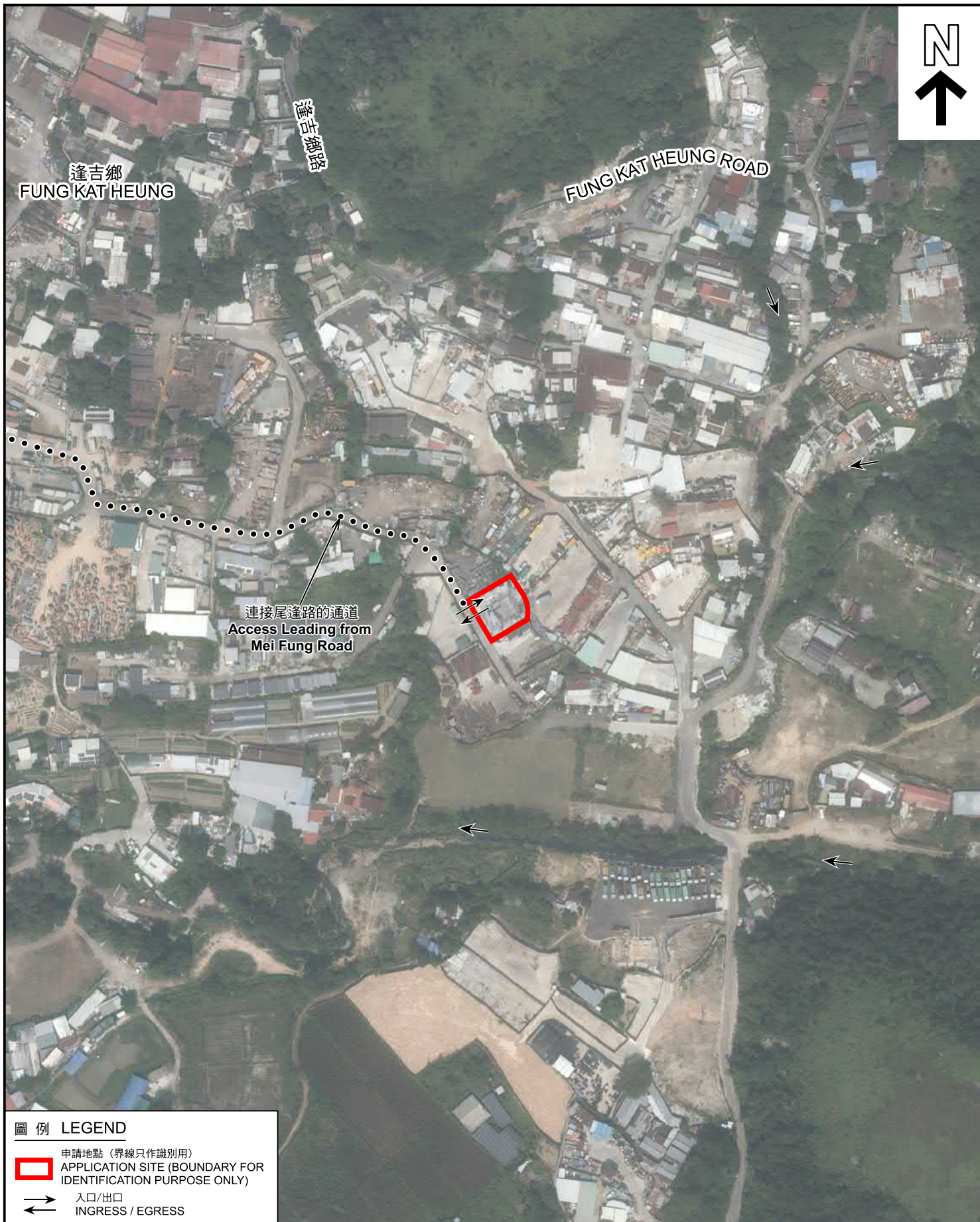
(摘錄自申請人於 28. 11. 2025 呈交的進一步資料)
(Extract from Applicant's Further
Information Submitted on 28.11.2025)

參考編號
REFERENCE No.
A/YL-KTN/1178

繪圖
DRAWING
A - 2







圖例 LEGEND

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

本摘要圖於2025年11月24日擬備，
所根據的資料為地政總署於2024年10月24日
拍得的航攝照片編號 E237009C
EXTRACT PLAN PREPARED ON 24.11.2025
BASED ON AERIAL PHOTO No.
E237009C TAKEN ON 24.10.2024
BY LANDS DEPARTMENT

航攝照片 AERIAL PHOTO

臨時貨倉(危險品倉庫除外)連附屬設施及相關的填土工程(為期3年)
新界元朗錦田逢吉鄉丈量約份第107約
地段第1222號B分段、第1224號C分段及第1225號A分段
TEMPORARY WAREHOUSE
(EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES
AND ASSOCIATED FILLING OF LAND FOR A PERIOD OF 3 YEARS
LOTS 1222 S.B, 1224 S.C AND 1225 S.A IN D.D. 107,
FUNG KAT HEUNG, KAM TIN, YUEN LONG, NEW TERRITORIES



規劃署
Planning Department

參考編號
REFERENCE No.
A/YL-KTN/1178

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11月24日擬備，所根據的資料為攝於2025年11月4日的實地照片
PLAN PREPARED ON 24.11.2025
BASED ON SITE PHOTOS
TAKEN ON 4.11.2025

臨時貨倉(危險品倉庫除外)連附屬設施及相關的填土工程(為期3年)
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圖 PLAN
A-4