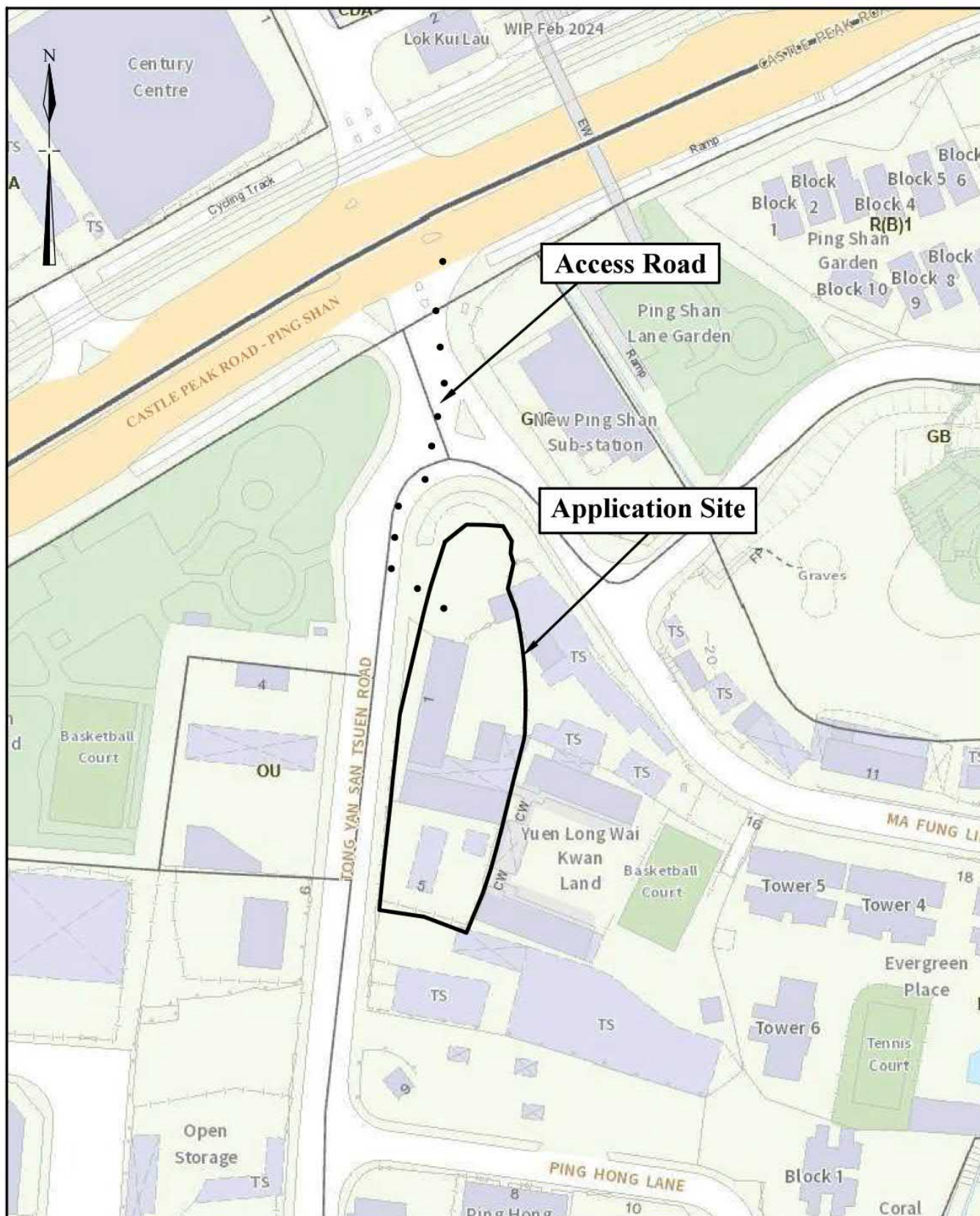




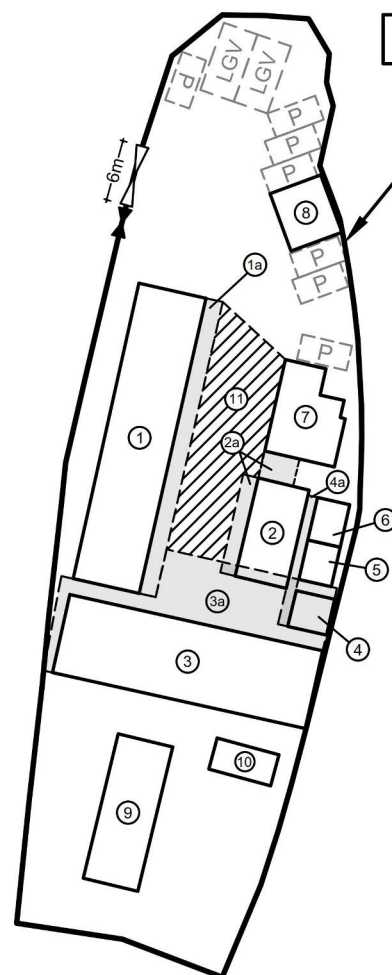
Extracted from Approved Tong Yan San Tsuen Outline Zoning Plan No. S/YL-TYST/14

1:1000	Location Plan	Goldrich Planners & Surveyors Ltd.
September 2025	Lot 1355 RP and 1356 RP(part) in D.D. 121 Yuen Long, N.T.	Plan 1 (P 25059)

(摘錄自申請人於 13.11.2025 呈交的申請書)
(Extract from Applicant's
Submission of 13.11.2025)

參考編號
REFERENCE No.
AYL-TYST/1341

繪圖 DRAWING
A-1



Application Site

Site Area(about): 2,212m²

* excluded duplicated area of structures 2, 2a, 4 and 4a

No.	Uses	Floor Area (about)	Covered Area (about)	Storeys	Height
1	Sitting area and Food Preparation Area	200 m ²	200 m ²	1	4.5m
1a	Canopy	50 m ²	50 m ²	1	4.5m
2	Kitchen	51 m ²	45 m ² (partially under 3a)	1	4.5m
2a	Canopy	25 m ²	23 m ² (partially under 3a)	1	4.5m
3	Sitting area and Food Preparation Area	200 m ²	200 m ²	1	5m
3a	Canopy	* 106 m ²	133 m ²	1	5m
4	Storeroom	14 m ²	(under 3a)	1	4.5m
4a	Canopy	13 m ²	8 m ² (partially under 3a)	1	4.5m
5	Storeroom	13 m ²	13 m ²	1	4.5m
6	Storeroom	14 m ²	14 m ²	1	4.5m
7	F.S. Water Tank and Ancillary Facilities	56 m ²	56 m ²	1	4.5m
8	Toilet	32 m ²	32 m ²	1	4.5m
9	Storeroom	80 m ²	80 m ²	1	4.5m
10	Storeroom	19 m ²	19 m ²	1	4.5m
11	Outdoor seating area	152 m ²	152 m ²	1	4.5m
Total Area		1,025 m ²	1,025 m ²		

Legend



Pedestrian Access



Vehicular Access



Parking space for light goods vehicle
(7m (L) x 3.5m (W))



Parking space for private cars
(5m (L) x 2.5m (W))

~~1:650~~

Layout Plan

Goldrich Planners &
Surveyors Ltd.

December 2025

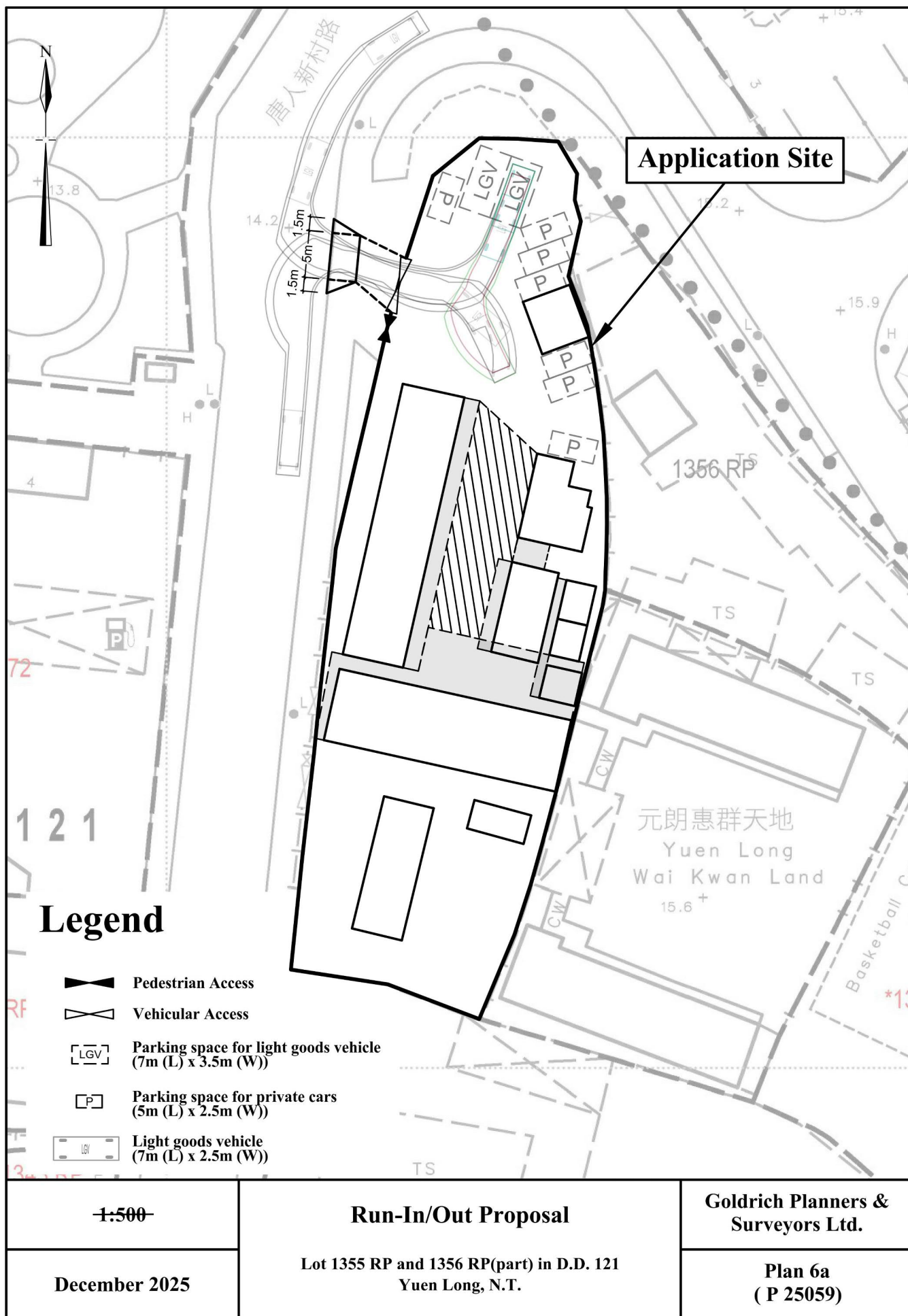
Lot 1355 RP and 1356 RP(part) in D.D. 121
Yuen Long, N.T.

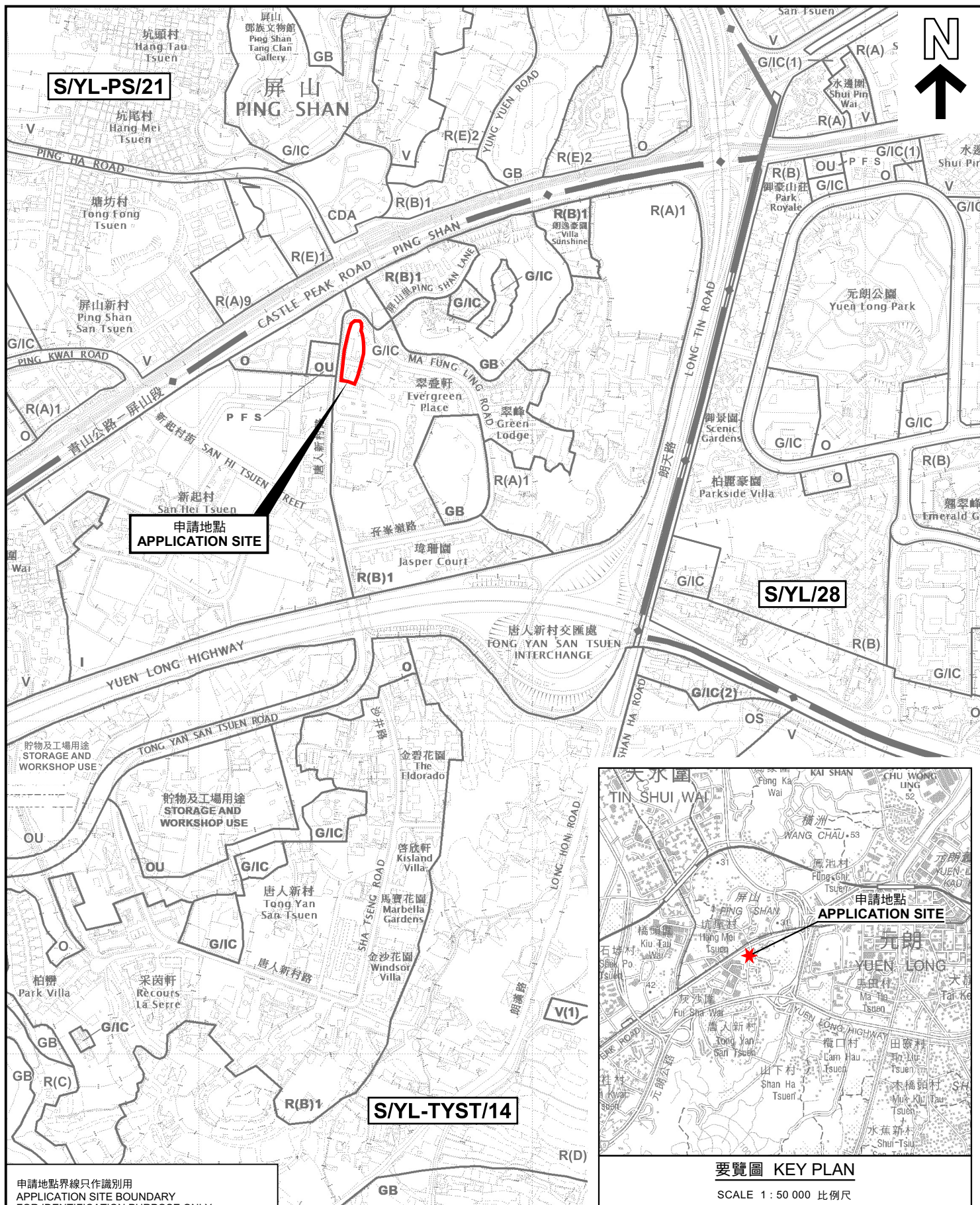
Plan 3b
(P 25059)

(摘錄自申請人於 2.1.2026 呈交的進一步資料)
(Extract from Applicant's Further
Information Submitted on 2.1.2026)

參考編號
REFERENCE No.
A/YL-TYST/1341

繪圖 DRAWING
A-2





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

位置圖 LOCATION PLAN

臨時食肆(餐廳連附屬戶外座位區)(為期5年)
元朗唐人新村丈量約份第121約地段第1355號餘段及第1356號餘段(部分)
TEMPORARY EATING PLACE (RESTAURANT WITH ANCILLARY
OUTSIDE SEATING ACCOMMODATION) FOR A PERIOD OF 5 YEARS
LOTS 1355 RP AND 1356 RP (PART) IN D.D.121,
TONG YAN SAN TSUEN, YUEN LONG

SCALE 1 : 7 500 比例尺

米 100 0 100 200 300 米
METRES

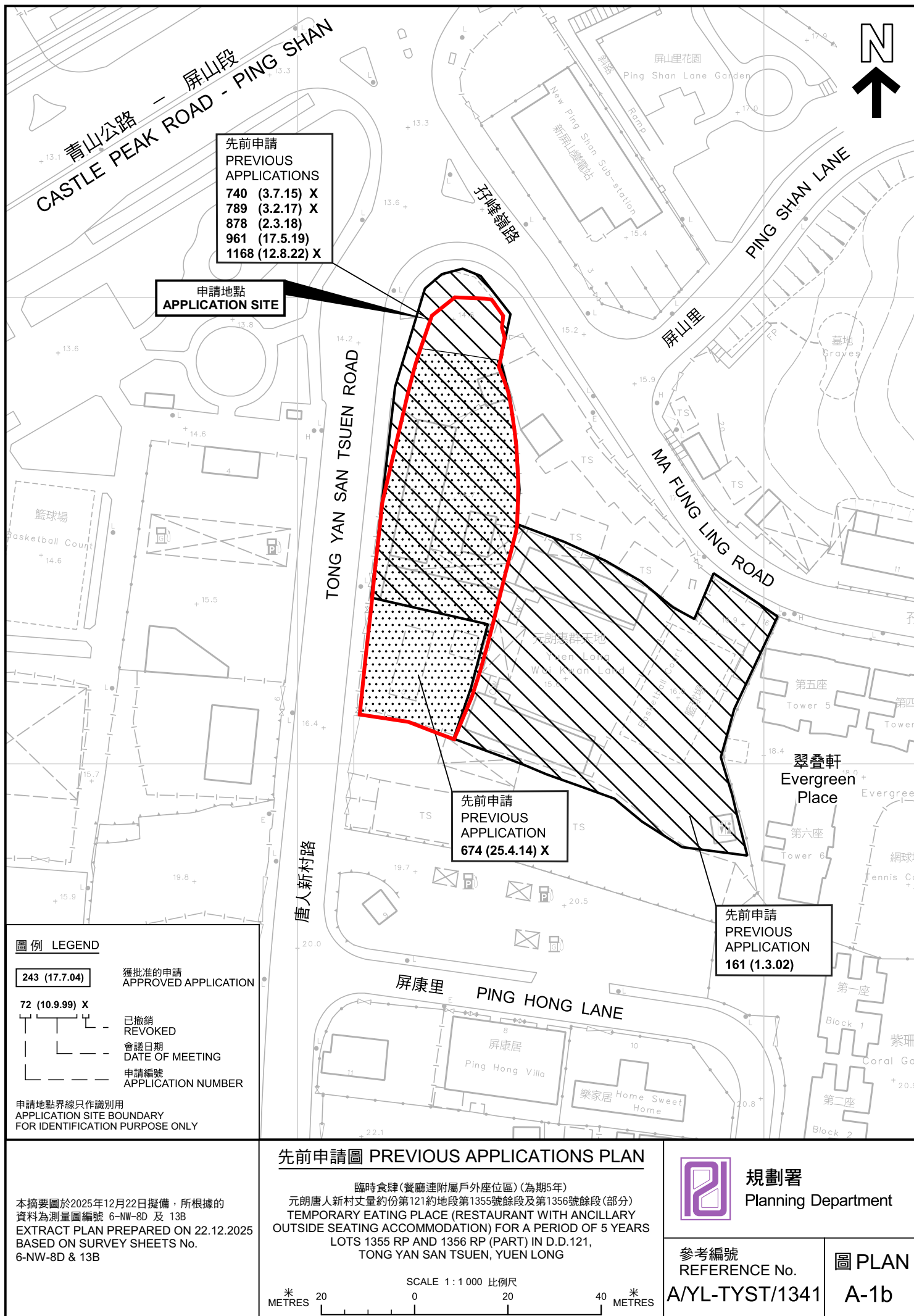


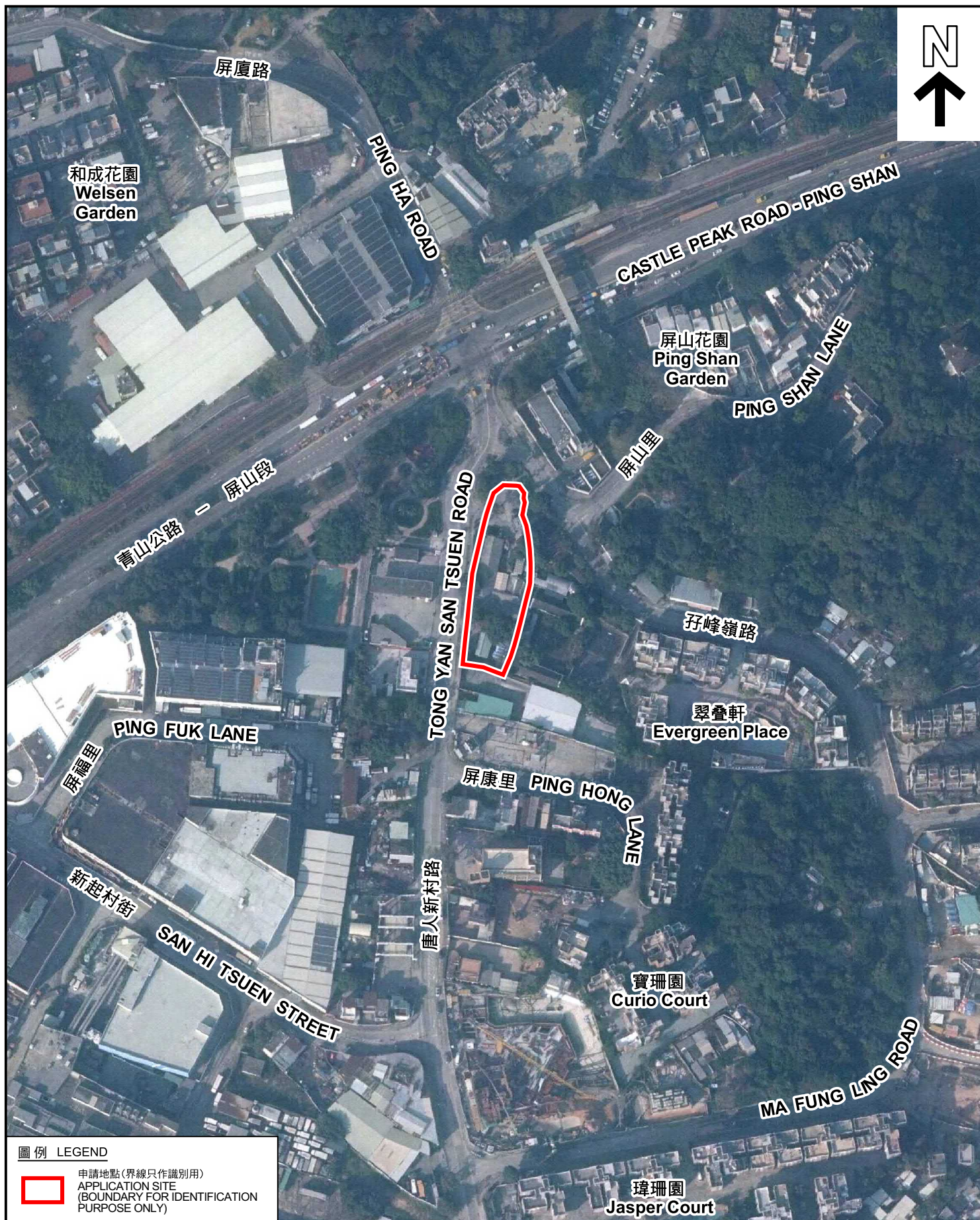
規劃署
Planning Department

參考編號
REFERENCE No.
A/YL-TYST/1341

圖 PLAN
A-1a

本摘要圖於2025年12月5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 5.12.2025
BASED ON OUTLINE ZONING PLAN No.
S/YL-TYST/14 APPROVED ON 10.8.2021





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12月22日擬備，所根據的資料為地政總署於2025年1月3日拍得的航攝照片編號 E246858C
EXTRACT PLAN PREPARED ON 22.12.2025
BASED ON AERIAL PHOTO No.
E246858C TAKEN ON 3.1.2025 BY
LANDS DEPARTMENT

航攝照片 AERIAL PHOTO

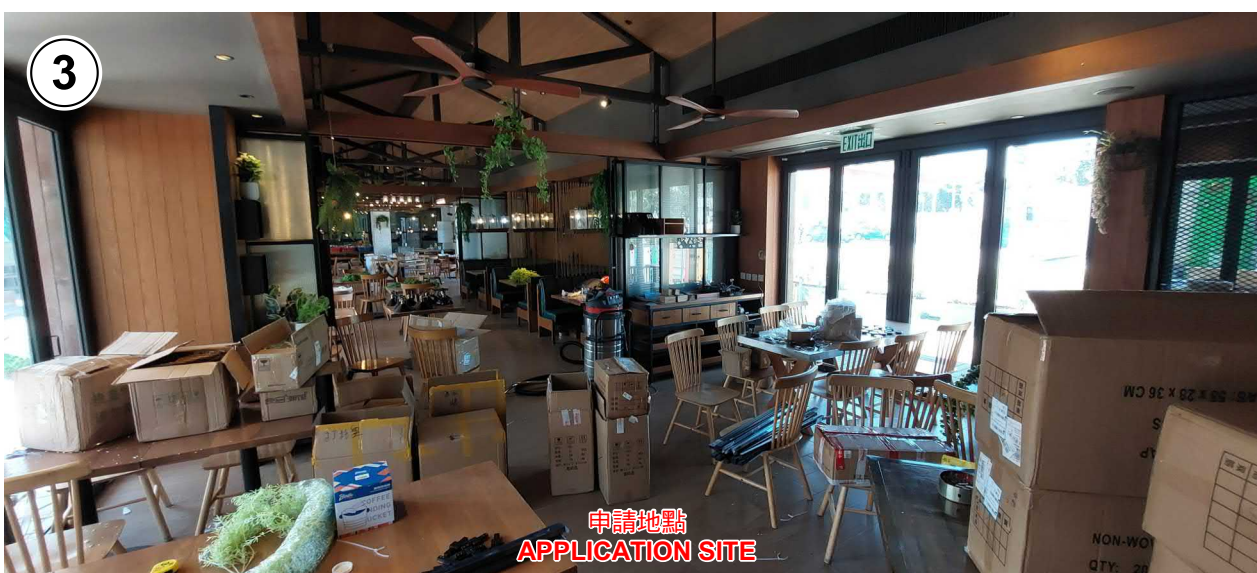
臨時食肆(餐廳連附屬戶外座位區)(為期5年)
元朗唐人新村丈量約份第121約地段第1355號餘段及第1356號餘段(部分)
TEMPORARY EATING PLACE (RESTAURANT WITH ANCILLARY
OUTSIDE SEATING ACCOMMODATION) FOR A PERIOD OF 5 YEARS
LOTS 1355 RP AND 1356 RP (PART) IN D.D.121,
TONG YAN SAN TSUEN, YUEN LONG



規劃署
Planning Department

參考編號
REFERENCE No.
A/YL-TYST/1341

圖 PLAN
A-3



實地照片 SITE PHOTOS

臨時食肆(餐廳連附屬戶外座位區)(為期5年)
元朗唐人新村丈量約份第121約地段第1355號餘段及第1356號餘段(部分)
TEMPORARY EATING PLACE (RESTAURANT WITH ANCILLARY
OUTSIDE SEATING ACCOMMODATION) FOR A PERIOD OF 5 YEARS
LOTS 1355 RP AND 1356 RP (PART) IN D.D.121,
TONG YAN SAN TSUEN, YUEN LONG



規劃署
Planning Department

參考編號
REFERENCE No.
A/YL-TYST/1341

圖 PLAN
A-4a

本圖於2025年12月15日擬備，所根據的
資料為攝於2025年11月21日的實地照片
PLAN PREPARED ON 15.12.2025
BASED ON SITE PHOTOS
TAKEN ON 21.11.2025



實地照片 SITE PHOTOS

臨時食肆(餐廳連附屬戶外座位區)(為期5年)
元朗唐人新村丈量約份第121約地段第1355號餘段及第1356號餘段(部分)
TEMPORARY EATING PLACE (RESTAURANT WITH ANCILLARY
OUTSIDE SEATING ACCOMMODATION) FOR A PERIOD OF 5 YEARS
LOTS 1355 RP AND 1356 RP (PART) IN D.D.121,
TONG YAN SAN TSUEN, YUEN LONG



規劃署
Planning Department

參考編號
REFERENCE No.
A/YL-TYST/1341

圖 PLAN
A-4b

本圖於2025年12月15日擬備，所根據的
資料為攝於2025年11月21日的實地照片
PLAN PREPARED ON 15.12.2025
BASED ON SITE PHOTOS
TAKEN ON 21.11.2025