

(資料來源：由申請人於2025年12月19日提交的進一步資料)  
 (Source: Further information submitted by the applicant on 19.12.2025)

參考編號  
 REFERENCE No.  
 A/H17/144

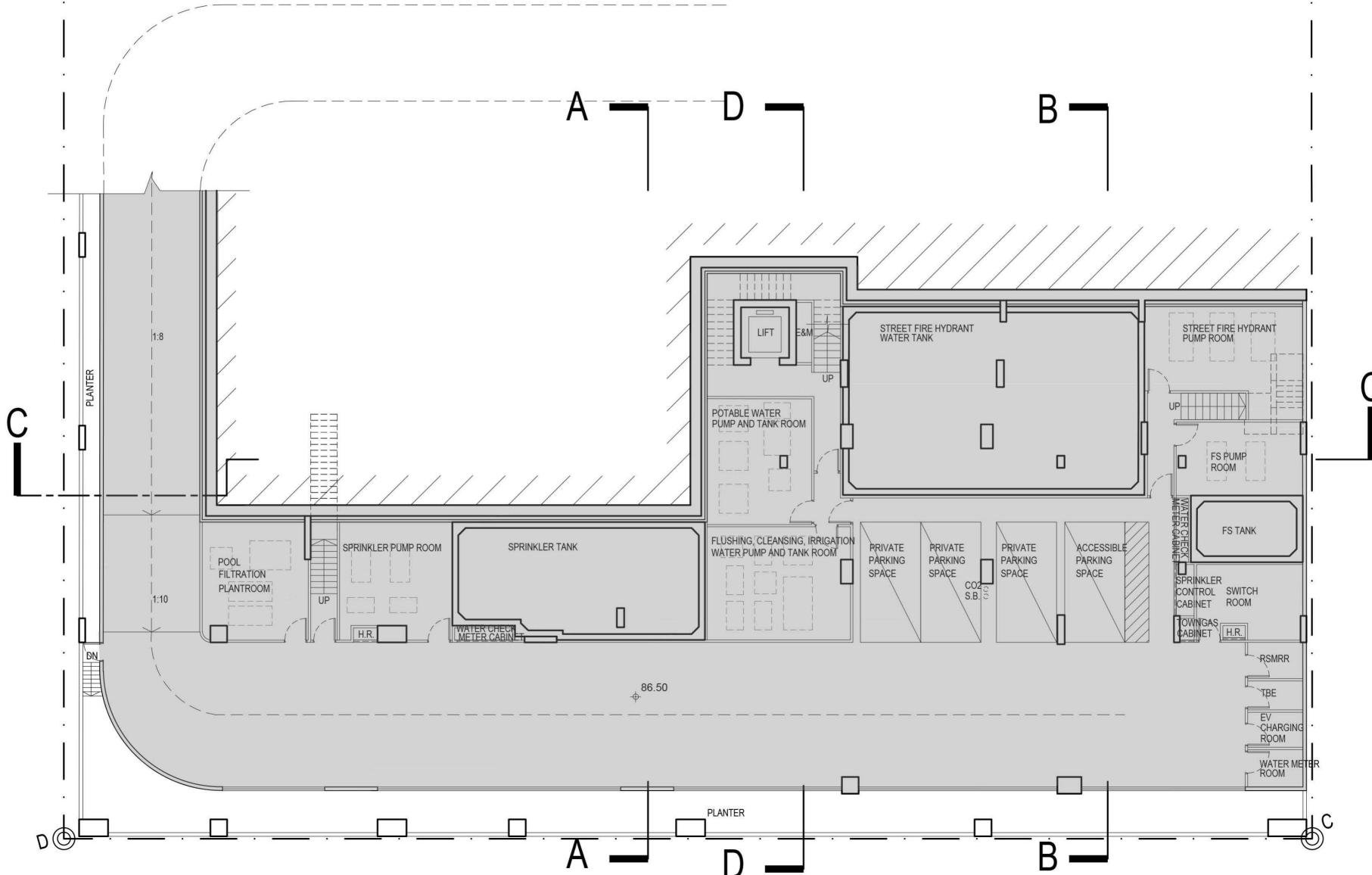
繪圖  
 DRAWING  
 A - 1



B/F  
1:200 IN A4

LEGEND

CARPARK/E&M



(資料來源：由申請人於2025年12月19日提交的進一步資料)  
(Source: Further information submitted by  
the applicant on 19.12.2025)

參考編號  
REFERENCE No.  
A/H17/144

繪圖  
DRAWING  
A - 2



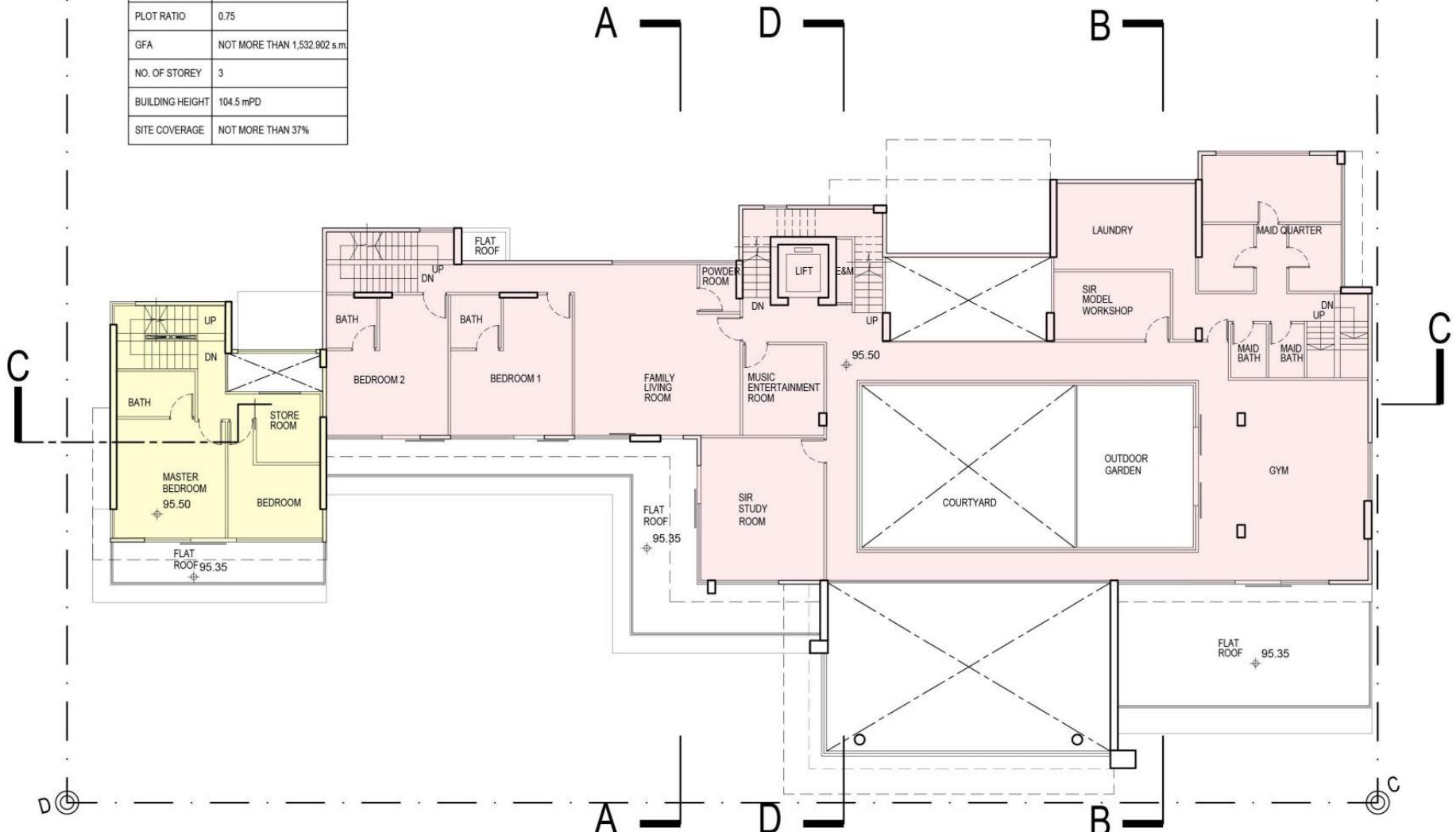


# 1/F PLAN 1:200 IN A4

## LEGEND

	HOUSE 1
	HOUSE 2

DEVELOPMENT SCHEDULE	
SITE AREA	2,043.869 s.m.
PLOT RATIO	0.75
GFA	NOT MORE THAN 1,532.902 s.m.
NO. OF STOREY	3
BUILDING HEIGHT	104.5 mPD
SITE COVERAGE	NOT MORE THAN 37%



(資料來源：由申請人於2025年11月28日提交的進一步資料)  
 (Source: Further information submitted by the applicant on 28.11.2025)

參考編號  
 REFERENCE No.  
 A/H17/144

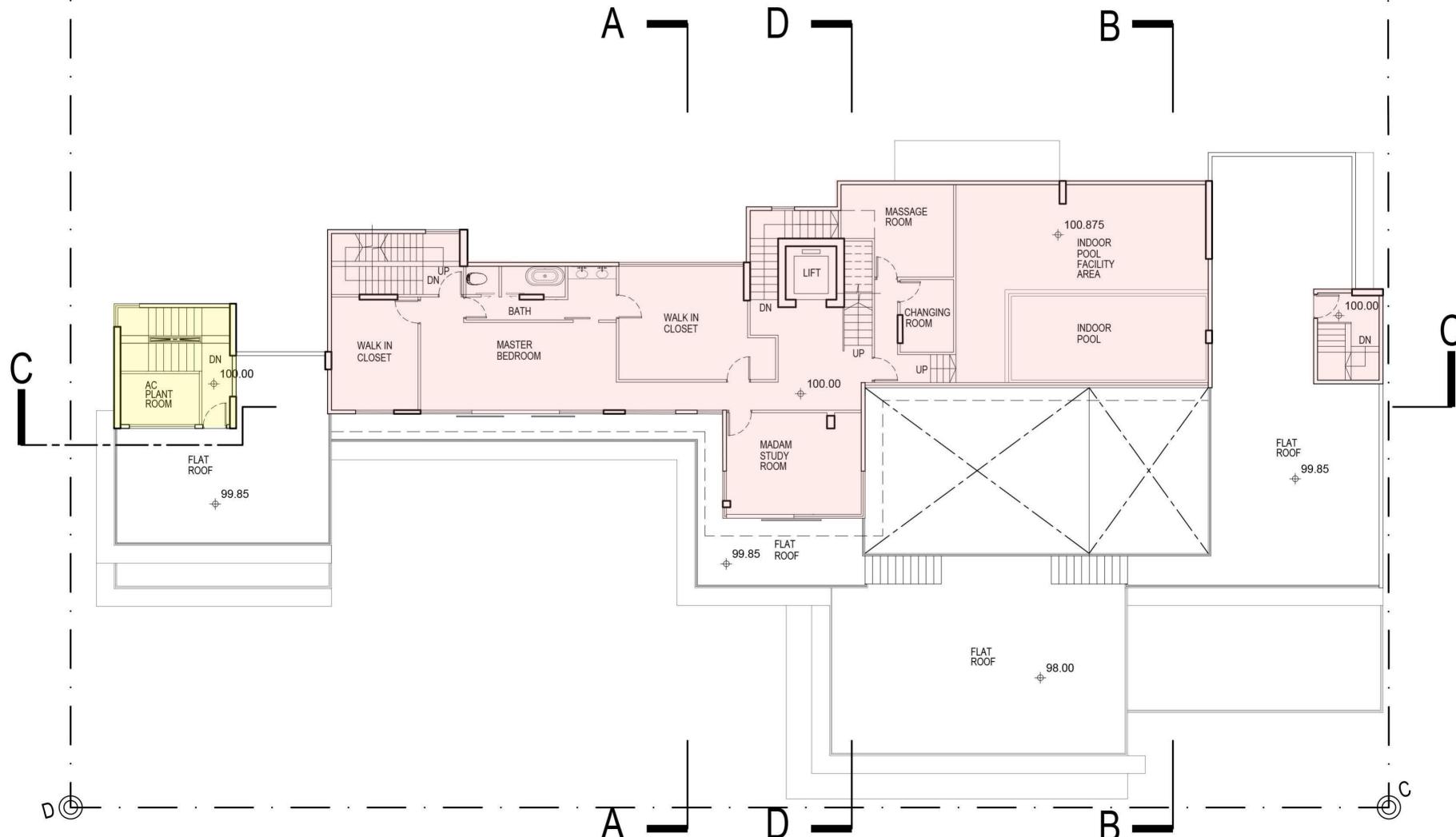
繪圖  
 DRAWING  
 A - 4



# 2/F PLAN 1:200 IN A4

## LEGEND

- HOUSE 1
- HOUSE 2



(資料來源：由申請人於2025年12月19日提交的進一步資料)  
(Source: Further information submitted by the applicant on 19.12.2025)

參考編號  
REFERENCE No.  
A/H17/144

繪圖  
DRAWING  
A - 5



# R/F PLAN

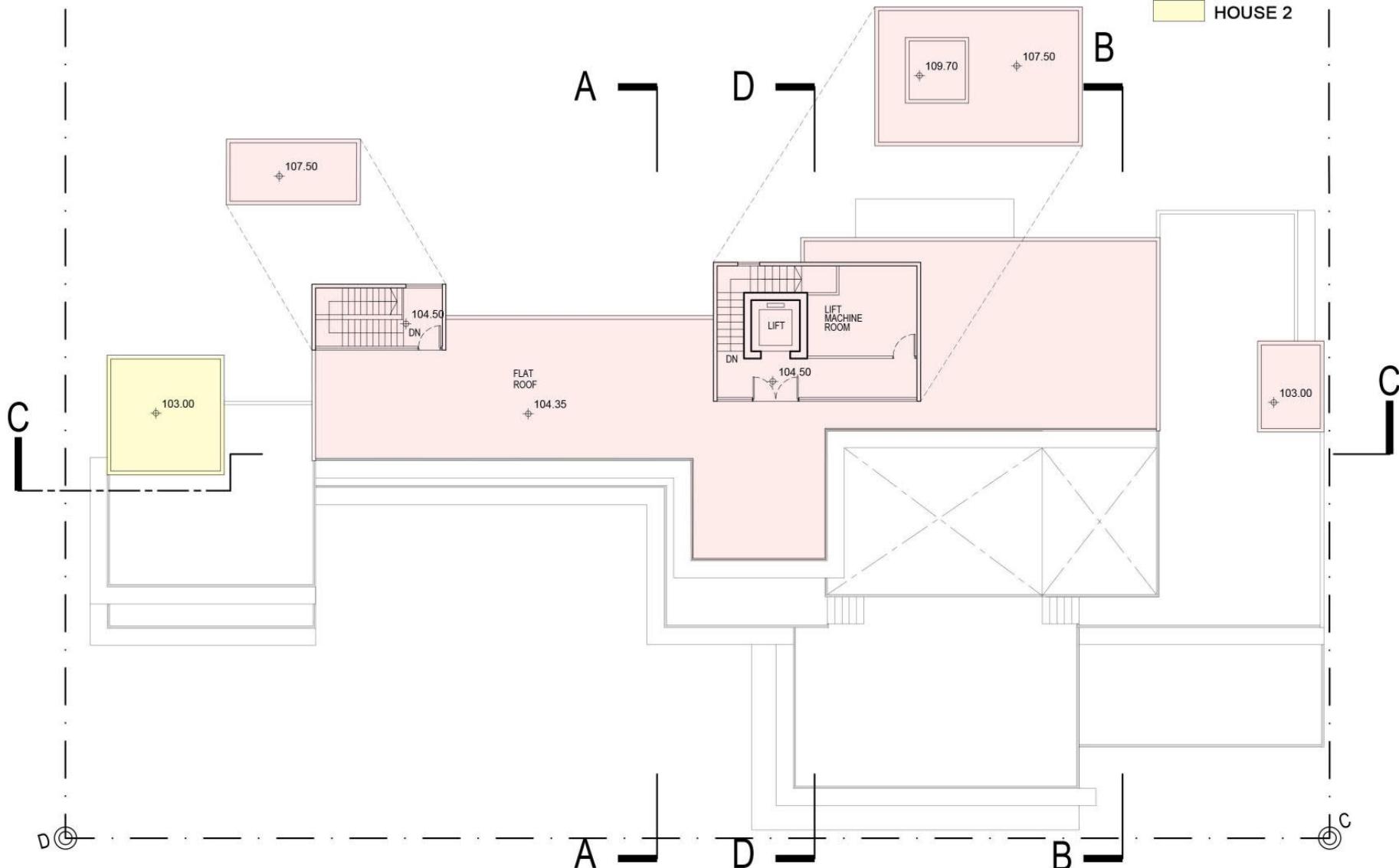
1:200 IN A4



## LEGEND

HOUSE 1

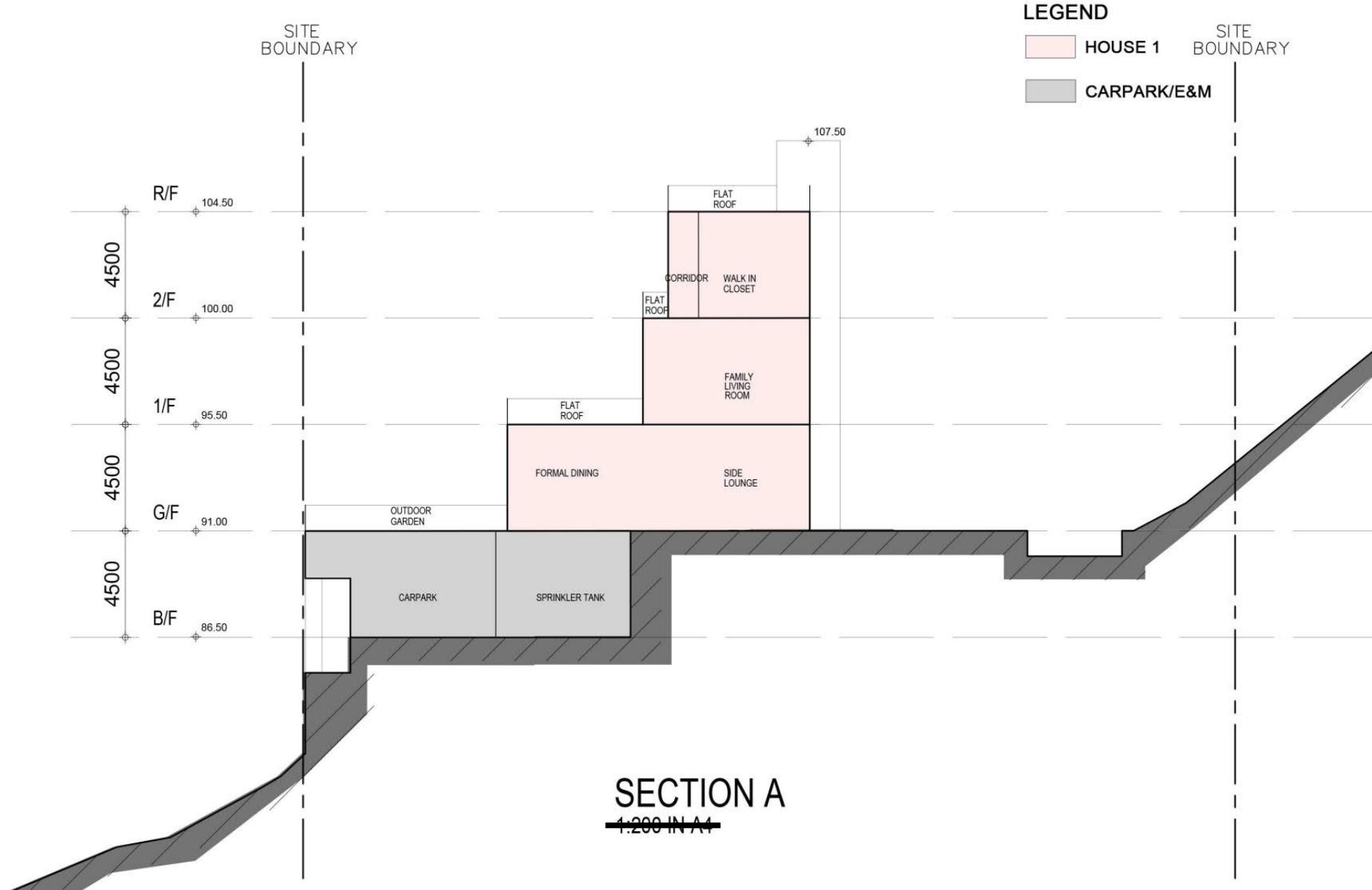
HOUSE 2



(資料來源：由申請人於2025年11月28日提交的進一步資料)  
(Source: Further information submitted by the applicant on 28.11.2025)

參考編號  
REFERENCE No.  
A/H17/144

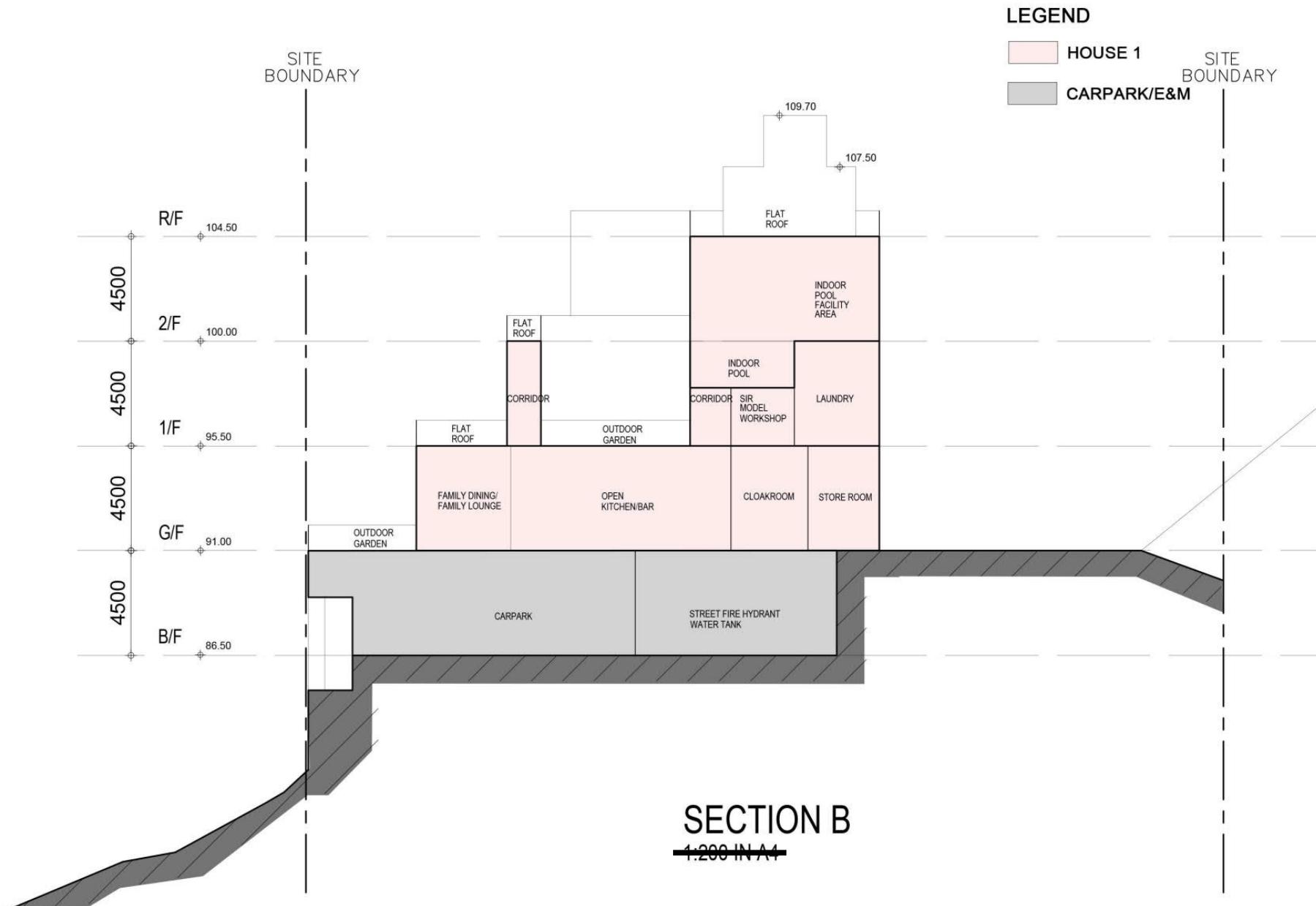
繪圖  
DRAWING  
A - 6



(資料來源：由申請人於2025年11月28日提交的進一步資料)  
 (Source: Further information submitted by the applicant on 28.11.2025)

參考編號  
 REFERENCE No.  
 A/H17/144

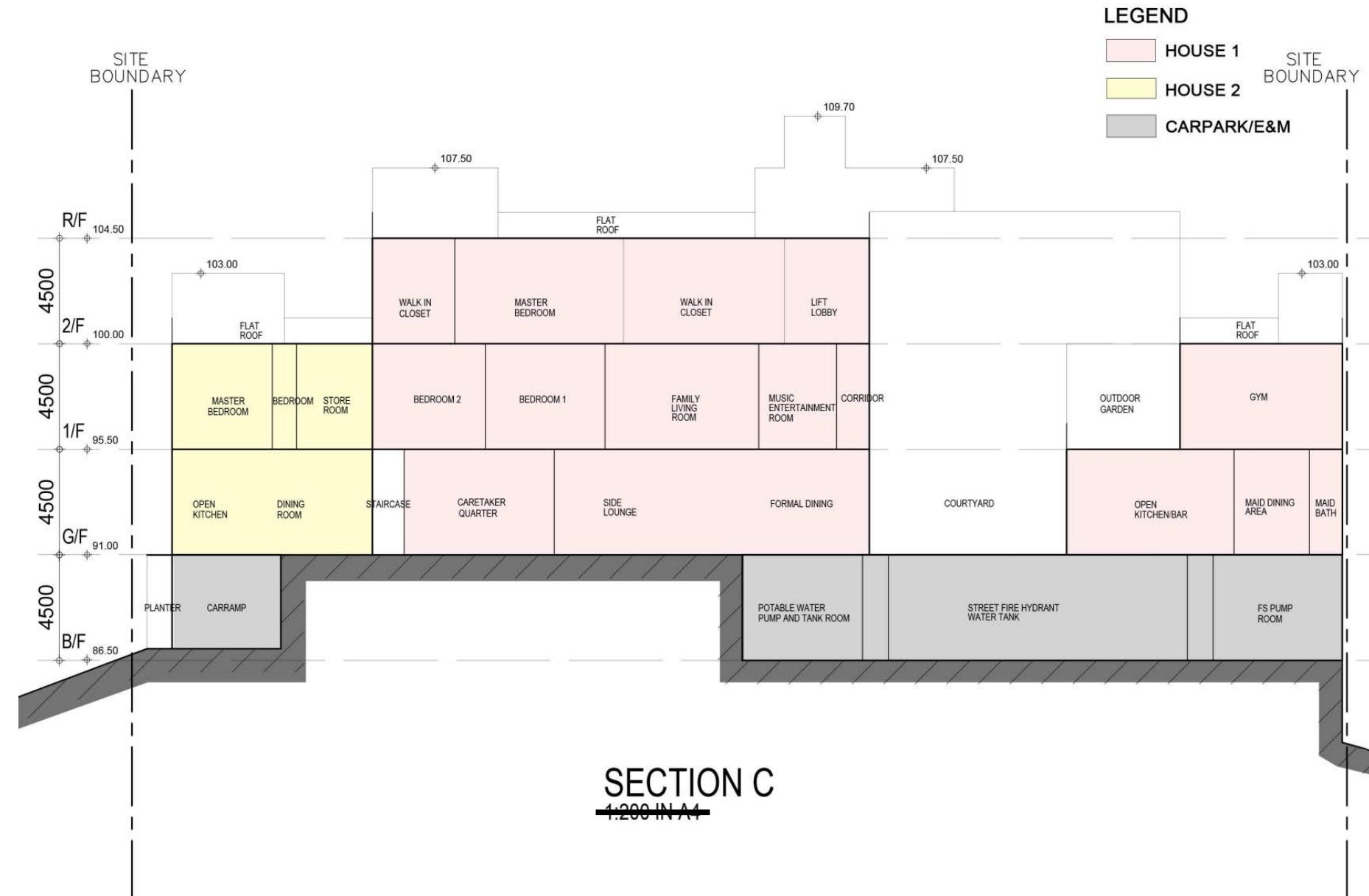
繪圖  
 DRAWING  
 A - 7



(資料來源：由申請人於2025年11月28日提交的進一步資料)  
 (Source: Further information submitted by the applicant on 28.11.2025)

參考編號  
REFERENCE No.  
A/H17/144

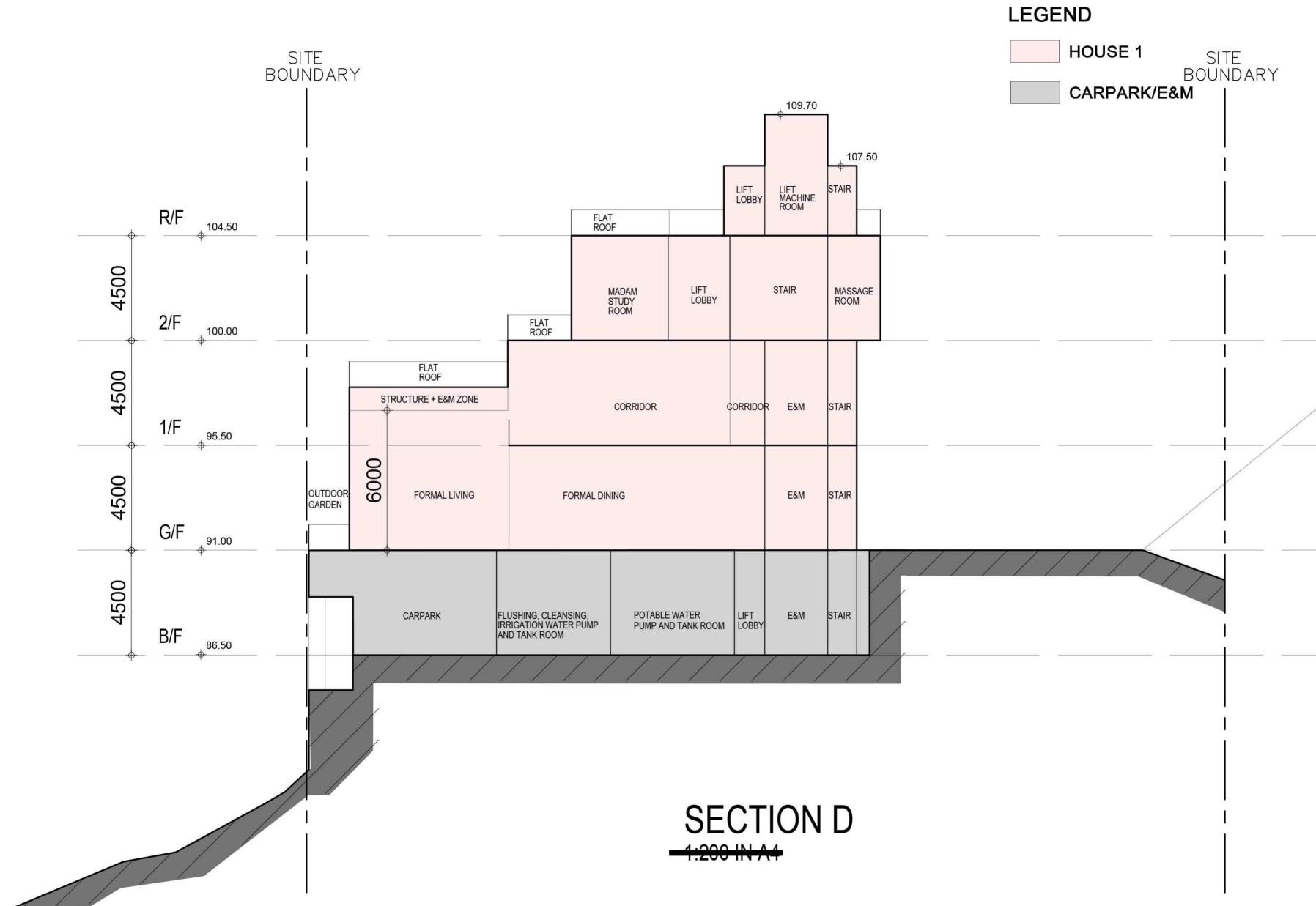
繪圖  
DRAWING  
A - 8



(資料來源：由申請人於2025年11月28日提交的進一步資料)  
(Source: Further information submitted by the applicant on 28.11.2025)

參考編號  
REFERENCE No.  
A/H17/144

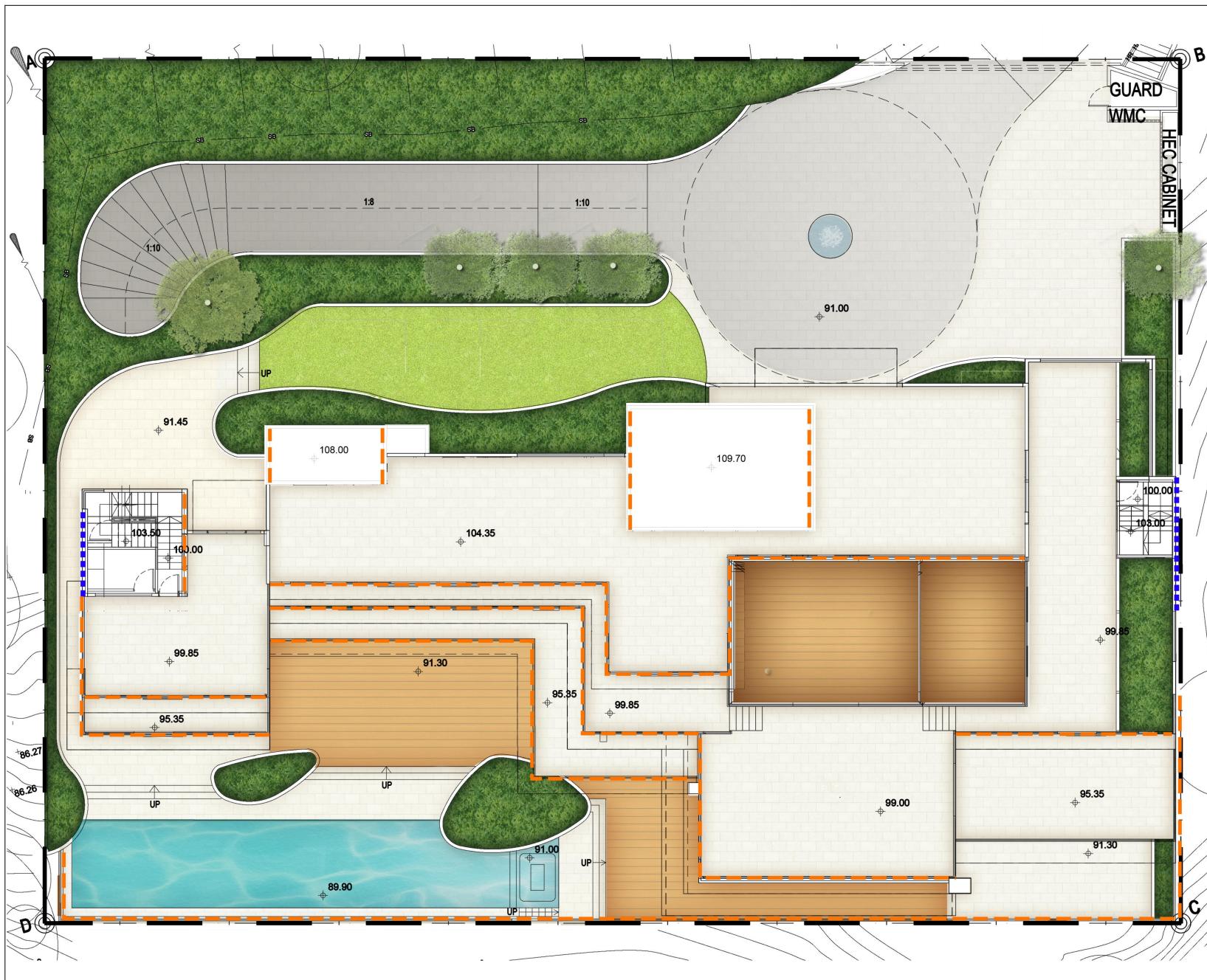
繪圖  
DRAWING  
A - 9



(資料來源：由申請人於2025年12月19日提交的進一步資料)  
(Source: Further information submitted by the applicant on 19.12.2025)

參考編號  
REFERENCE No.  
A/H17/144

繪圖  
DRAWING  
A - 10

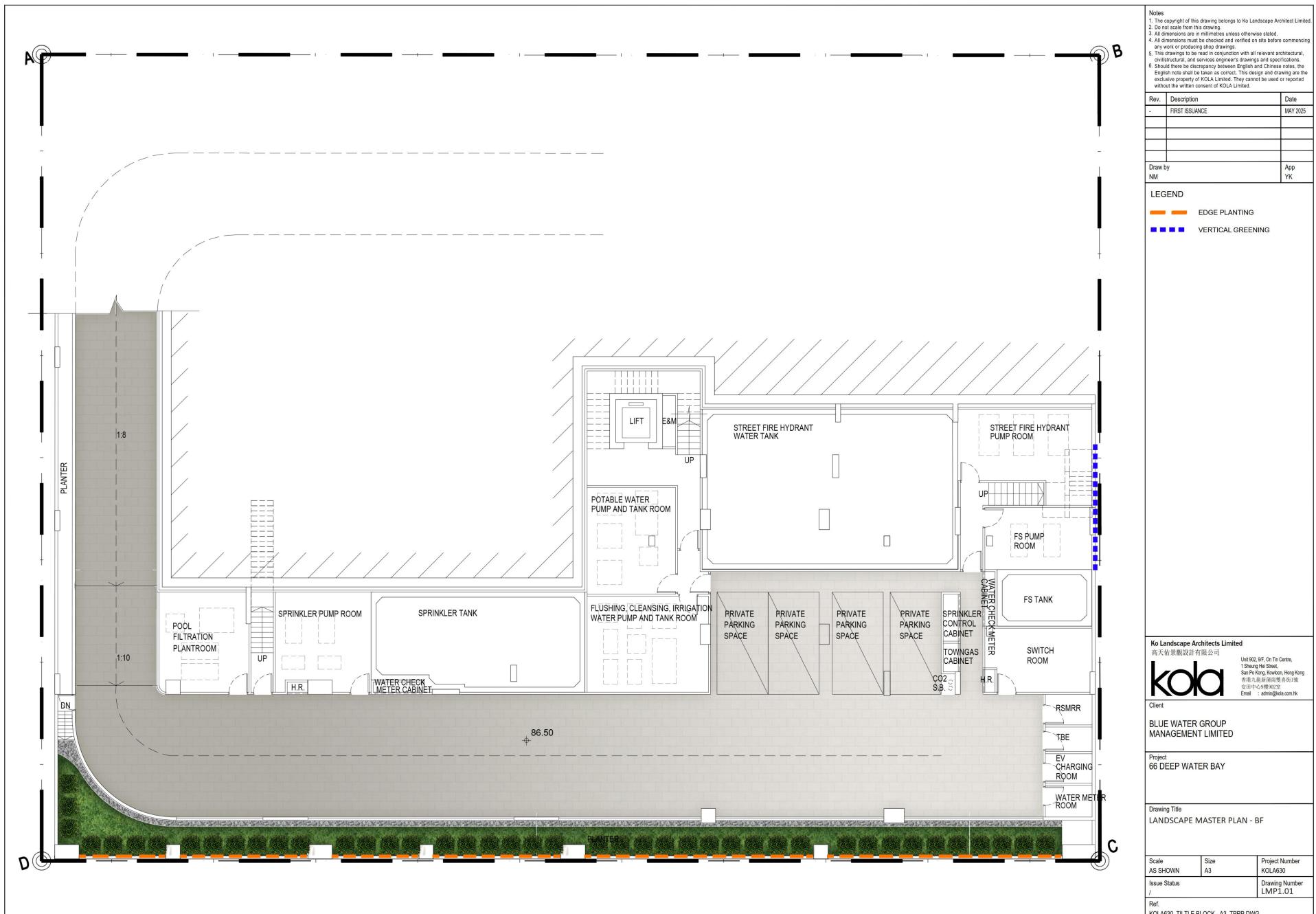


<b>Notes</b>		
1. The copyright of this drawing belongs to Ko Landscape Architect Limited		
2. Do not scale from this drawing		
3. All dimensions are in millimetres unless otherwise stated		
4. All dimensions are to be checked and verified on site before commencing any work or producing shop drawings		
5. This drawing is to be read in conjunction with all relevant architectural, structural, civil, mechanical and electrical drawings and specifications		
6. Should there be discrepancy between English and Chinese notes, the English note shall be taken as correct. This design and drawing are the exclusive property of Ko Landscape Architect Limited. They cannot be used or copied without the written consent of KOLA Limited		
<b>Rev.</b>	<b>Description</b>	<b>Date</b>
+	FIRST ISSUANCE	MAY 2025
Draw by NM		App YK
<b>LEGEND</b>		
— — — EDGE PLANTING		
■ ■ ■ VERTICAL GREENING		
<p><b>Ko Landscape Architects Limited</b> 高天佑景觀設計有限公司</p>  <p>Unit 902, 9/F, On Tin Centre, 15 Po Lam Road, Tin Shui Wai, San Po Kong, Kowloon, Hong Kong 香港九龍新蒲崗衙前圍 安田中心9樓902室 Email : schin@kola.com.hk</p> <p>Client</p> <p><b>BLUE WATER GROUP MANAGEMENT LIMITED</b></p> <p>Project 66 DEEP WATER BAY</p>		
<p>Drawing Title <b>LANDSCAPE MASTER PLAN - OVERALL</b></p>		
Scale AS SHOWN	Size A3	Project Number KOLA630
Issue Status /		Drawing Number LMP1.01
Ref. KOLA630 TITLE BLOCK A3 TRB01.DWG		

參考編號  
REFERENCE No.  
A/H17/144

繪圖  
DRAWING  
A - 11

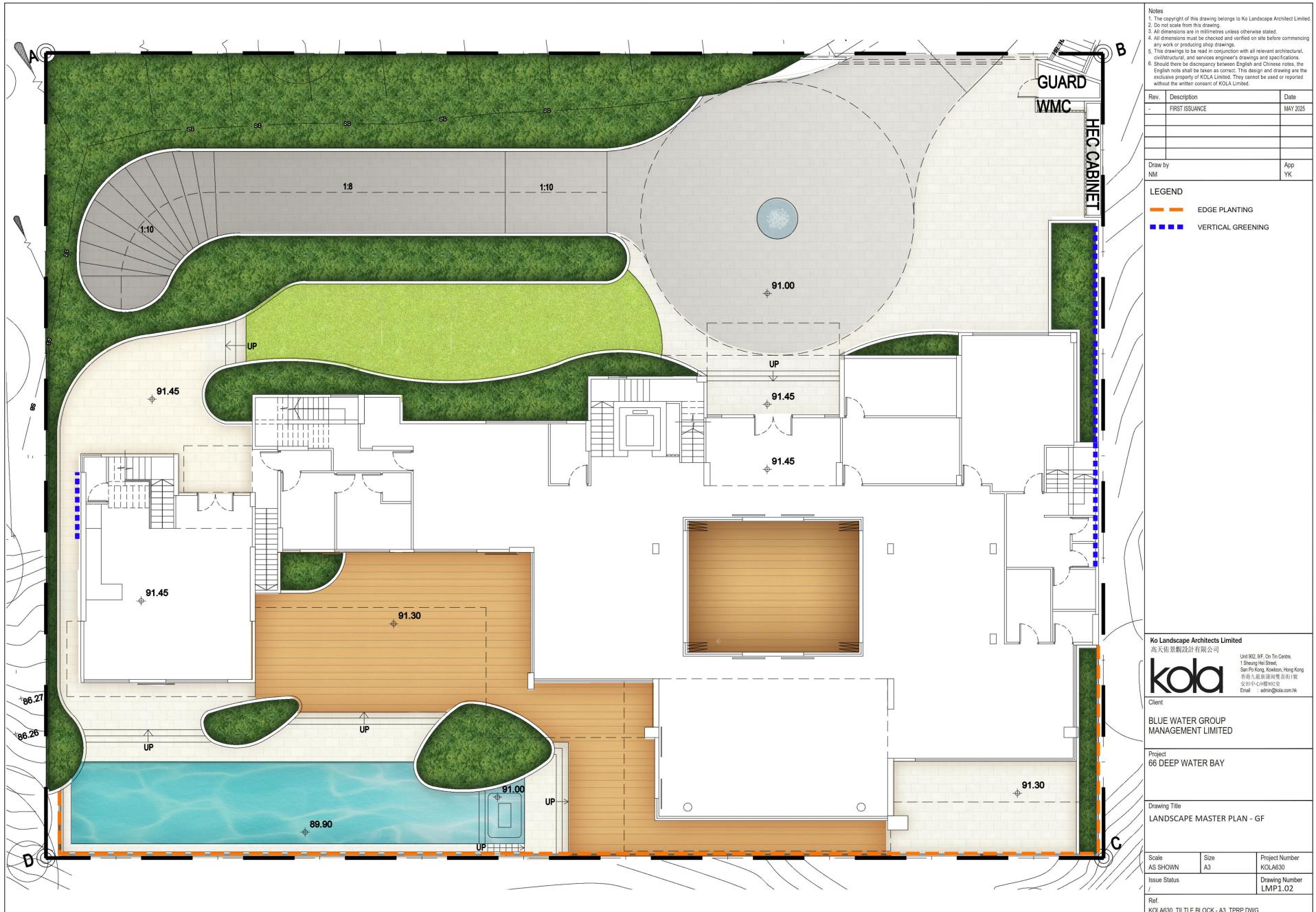
(資料來源:由申請人於2025年10月23日提交)  
(Source: Submitted by the applicant on 23.10.2025)



參考編號  
REFERENCE No.  
A/H17/144

繪圖  
DRAWING  
A - 12

(資料來源:由申請人於2025年10月23日提交)  
(Source: Submitted by the applicant on 23.10.2025)



(資料來源:由申請人於2025年10月23日提交)  
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參考編號  
REFERENCE No.  
A/H17/144

繪圖  
DRAWING  
A - 13



**Figure 3.2 Sensible Building Height Responding to the Existing Topographical Features of Shouson Hill**

(資料來源:由申請人於2025年10月23日提交)  
(Source: Submitted by the applicant on 23.10.2025)

參考編號  
REFERENCE No.  
A/H17/144

繪圖  
DRAWING  
A - 14

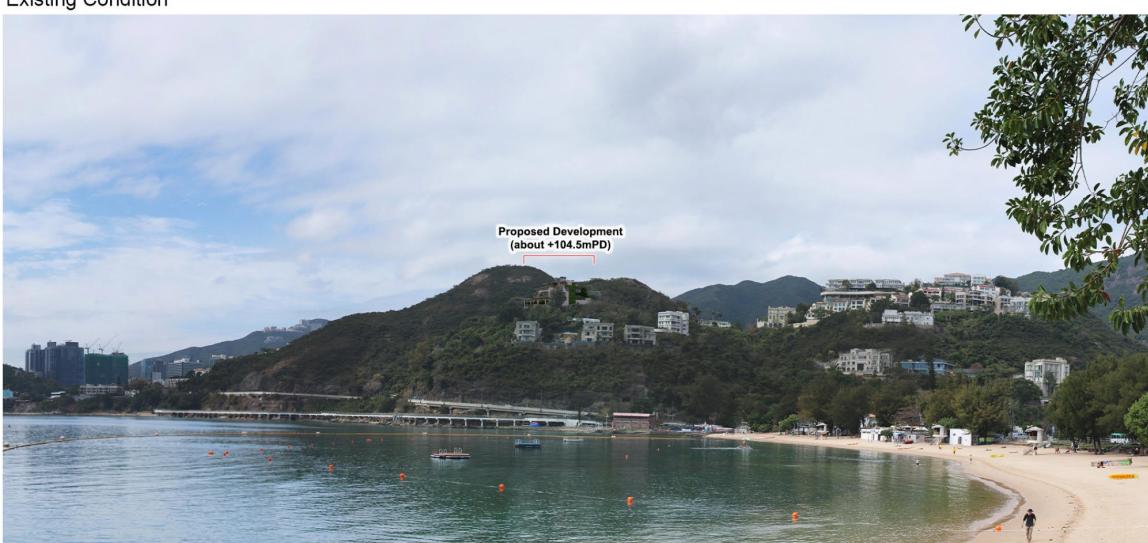


**Figure 3.3 Terraced Design adopted at the Proposed Development**

(資料來源:由申請人於2025年10月23日提交)  
(Source: Submitted by the applicant on 23.10.2025)

參考編號  
REFERENCE No.  
A/H17/144

繪圖  
DRAWING  
A - 15



 KTA PLANNING LIMITED 規劃顧問有限公司	<p>Viewpoint 1 – Deep Water Bay Beach Barbecue Area</p>	<p>Proposed Minor Relaxation of Site Coverage Restriction for Permitted House Redevelopment in "Residential (Group C) 3" Zone, No. 66 Deep Water Bay Road, Shouson Hill, Hong Kong</p>	<p>Figure 6.1</p>
		<p>Visual Impact Assessment</p>	<p>Date: 18 September 2025</p>

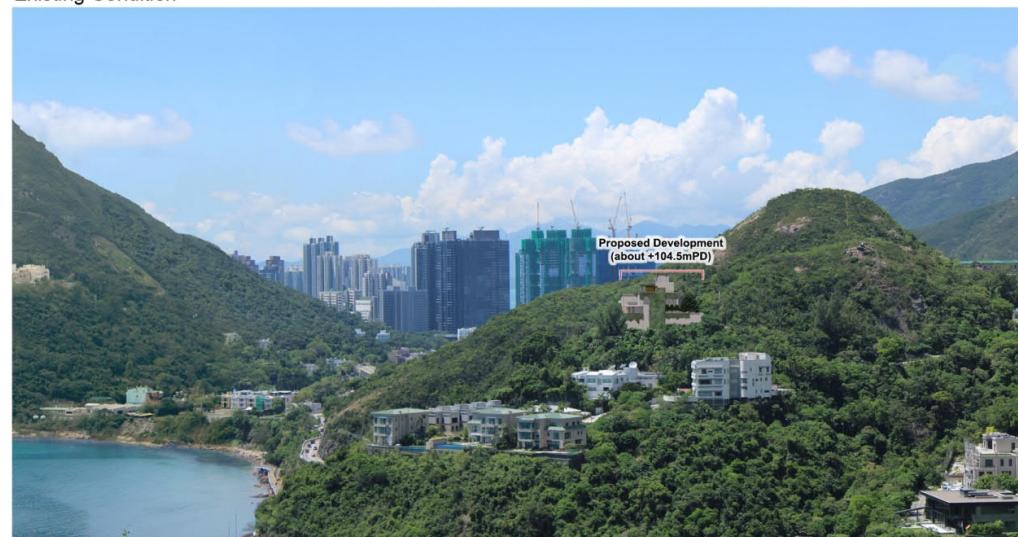
(資料來源:由申請人於2025年10月23日提交)  
(Source: Submitted by the applicant on 23.10.2025)

參考編號  
REFERENCE No.  
A/H17/144

繪圖  
DRAWING  
A - 16



Existing Condition



Proposed Development

 PLANNING LIMITED 規劃顧問有限公司	<p>Viewpoint 2 – Bus Stop at Monte Verde, Repulse Bay Road</p>	<p>Proposed Minor Relaxation of Site Coverage Restriction for Permitted House Redevelopment in "Residential (Group C) 3" Zone, No. 66 Deep Water Bay Road, Shouson Hill, Hong Kong</p>	<p>Figure 6.2</p>
		<p>Visual Impact Assessment</p>	<p>Date: 19 November 2025</p>

(資料來源：由申請人於2025年11月28日提交的進一步資料)  
(Source: Further information submitted by  
the applicant on 28.11.2025)

<p>參考編號 REFERENCE No. A/H17/144</p>	<p>繪圖 DRAWING A - 17</p>
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Existing Condition



Proposed Development



Key Plan

### Viewpoint 3 – Mills and Chung Path



PLANNING LIMITED  
規劃顧問有限公司

Proposed Minor Relaxation of Site Coverage Restriction  
for Permitted House Redevelopment in  
"Residential (Group C) 3" Zone,  
No. 66 Deep Water Bay Road,  
Shouson Hill, Hong Kong

Figure 6.3

Visual Impact Assessment

Date: 18 September 2025

(資料來源:由申請人於2025年10月23日提交)  
(Source: Submitted by the applicant on 23.10.2025)

參考編號  
REFERENCE No.  
A/H17/144

繪圖  
DRAWING  
A - 18



Existing Condition



Proposed Development



#### Viewpoint 4 – Cable Car at Ocean Park



Proposed Minor Relaxation of Site Coverage Restriction  
for Permitted House Redevelopment in  
"Residential (Group C) 3" Zone,  
No. 66 Deep Water Bay Road,  
Shouson Hill, Hong Kong

Figure 6.4

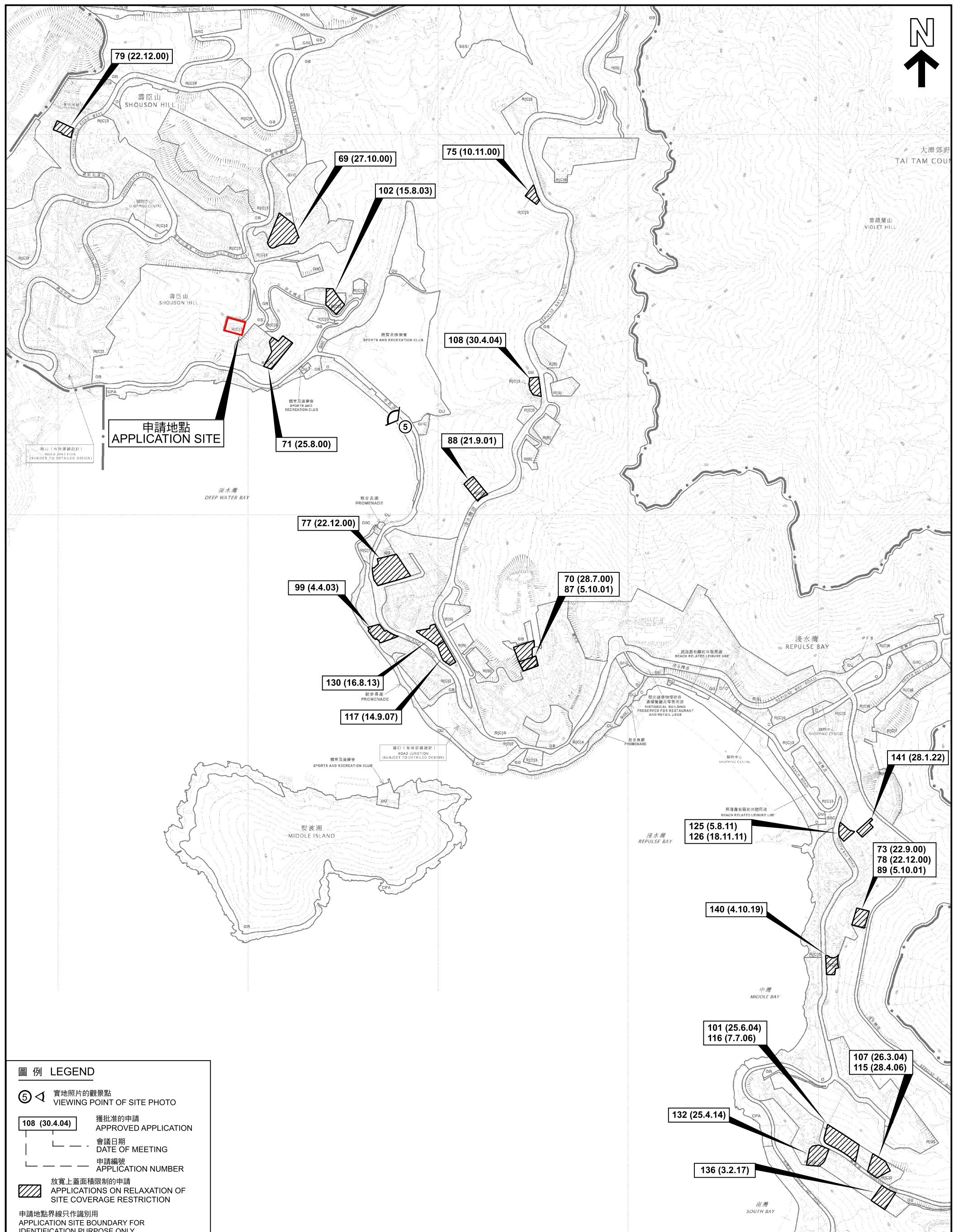
Visual Impact Assessment

Date: 18 September 2025

(資料來源:由申請人於2025年10月23日提交)  
(Source: Submitted by the applicant on 23.10.2025)

參考編號  
REFERENCE No.  
A/H17/144

繪圖  
DRAWING  
A - 19



### 位置圖 LOCATION PLAN

擬議略為放寬上蓋面積限制，以作准許的屋宇用途  
香港壽臣山深水灣道66號  
(鄉郊建屋地段第573號)

PROPOSED MINOR RELAXATION OF SITE COVERAGE RESTRICTION FOR PERMITTED HOUSE USE  
NO. 66 DEEP WATER BAY ROAD, SHOUSON HILL, HONG KONG  
(RURAL BUILDING LOT NO.573)

SCALE 1:9 000 比例尺

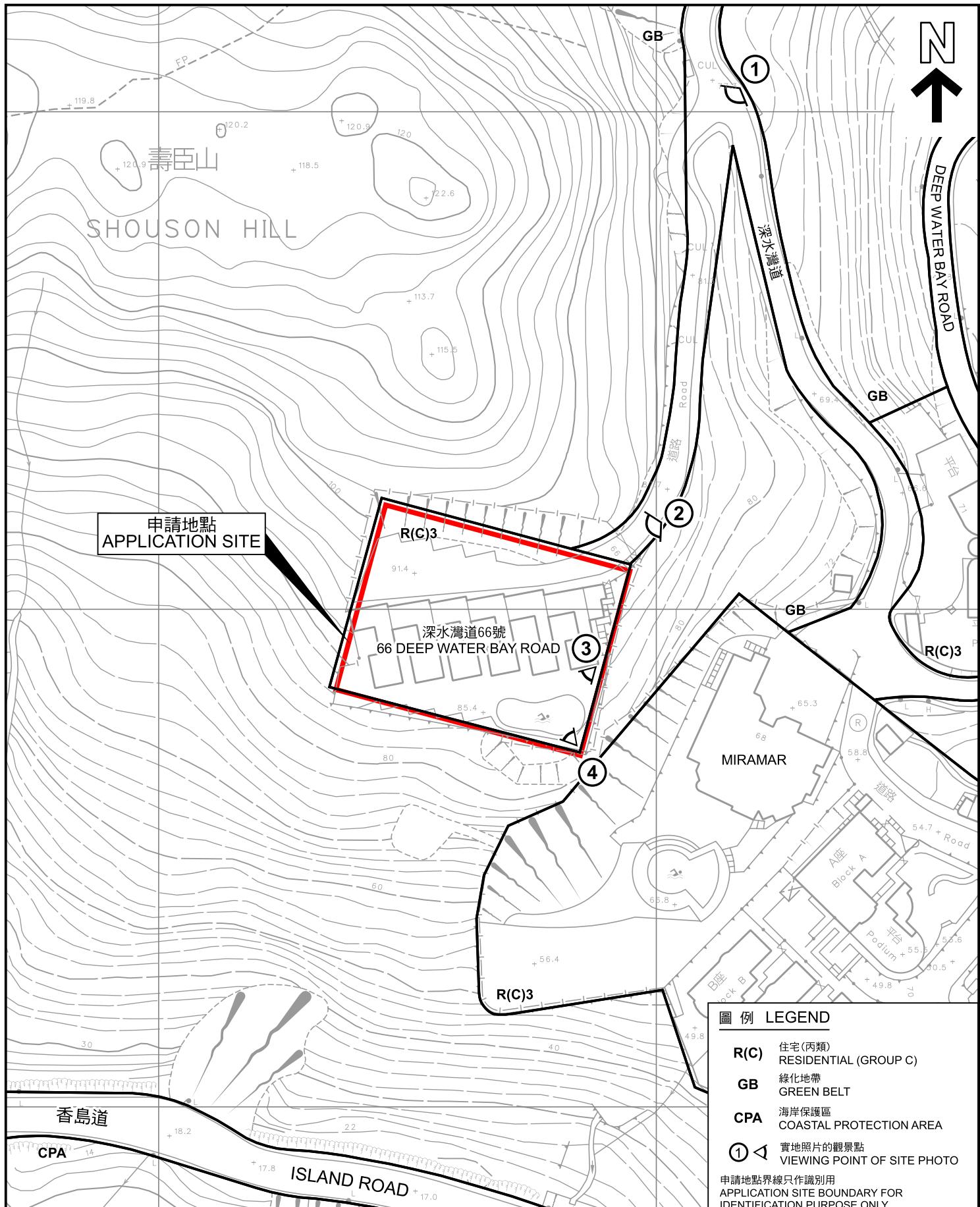
本摘要圖於2026年1月28日擬備，  
所根據的資料為於2013年11月5日  
核准的分區計劃大綱圖編號S/H17/13  
EXTRACT PLAN PREPARED ON  
8.1.2026 BASED ON OUTLINE ZONING PLAN  
No. S/H17/13 APPROVED ON 5.11.2013



規劃署  
Planning Department

參考編號  
REFERENCE No.  
A/H17/144

圖 PLAN  
A - 1



### 平面圖 SITE PLAN

擬議略為放寬上蓋面積限制，以作准許的屋宇用途  
香港壽臣山深水灣道66號（鄉郊建屋地段第573號）

PROPOSED MINOR RELAXATION OF  
SITE COVERAGE RESTRICTION FOR PERMITTED HOUSE USE  
NO. 66 DEEP WATER BAY ROAD, SHOUSON HILL,  
HONG KONG (RURAL BUILDING LOT NO.573)

SCALE 1: 1000 比例尺

20 0 20 40 METRES METRES

本摘要圖於2025年11月27日擬備，  
所根據的資料為測量圖編號11-SW-25D和  
15-NW-5B

EXTRACT PLAN PREPARED ON  
27.11.2025 BASED ON SURVEY SHEETS  
No.11-SW-25D AND 15-NW-5B



規劃署  
Planning Department

參考編號  
REFERENCE No.  
A/H17/144

圖 PLAN  
A - 2



DEEPWATER BAY ROAD

申請地點  
APPLICATION SITE



深水灣道66號  
66 DEEP WATER BAY ROAD

香島道

ISLAND ROAD

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11月3日擬備，所根據的資料為地政總署於2024年8月7日拍得的航攝照片編號E226063C

EXTRACT PLAN PREPARED ON  
3.11.2025 BASED ON AERIAL PHOTO No.  
E226063C TAKEN ON 7.8.2024  
BY LANDS DEPARTMENT

### 航攝照片 AERIAL PHOTO

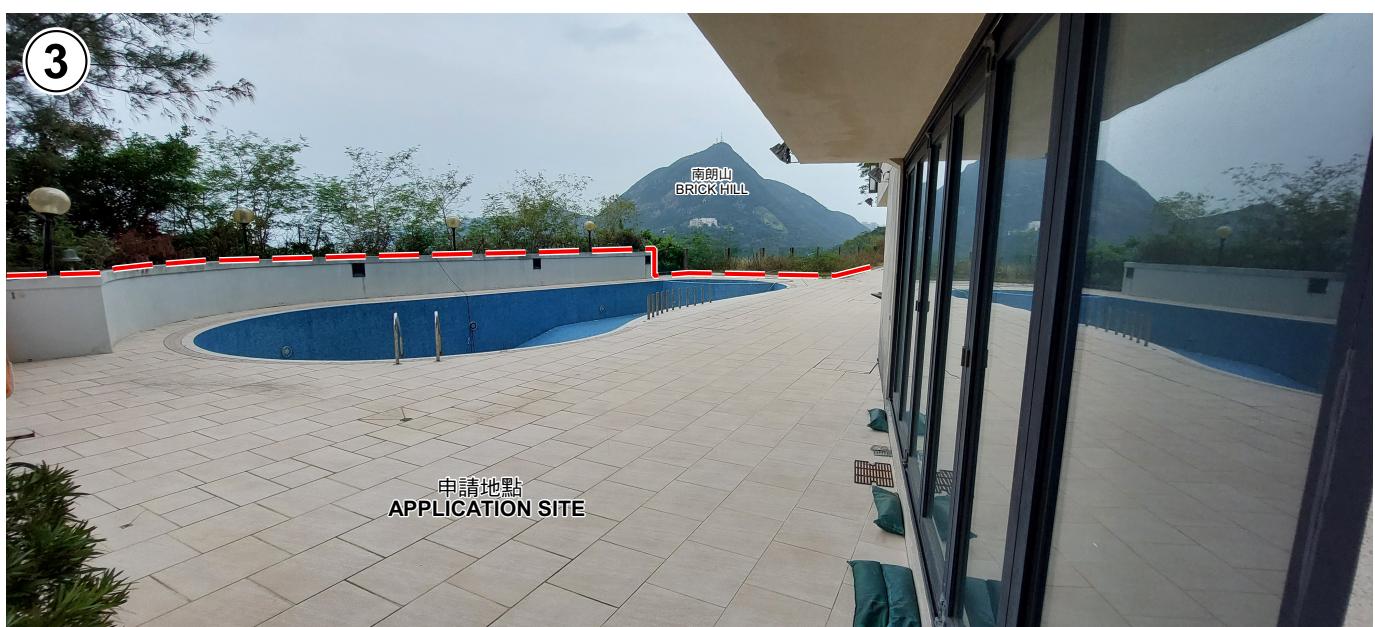
擬議略為放寬上蓋面積限制，以作准許的屋宇用途  
香港壽臣山深水灣道66號（鄉郊建屋地段第573號）  
PROPOSED MINOR RELAXATION OF  
SITE COVERAGE RESTRICTION FOR PERMITTED HOUSE USE  
NO. 66 DEEP WATER BAY ROAD, SHOUSON HILL,  
HONG KONG (RURAL BUILDING LOT NO.573)



規劃署  
Planning Department

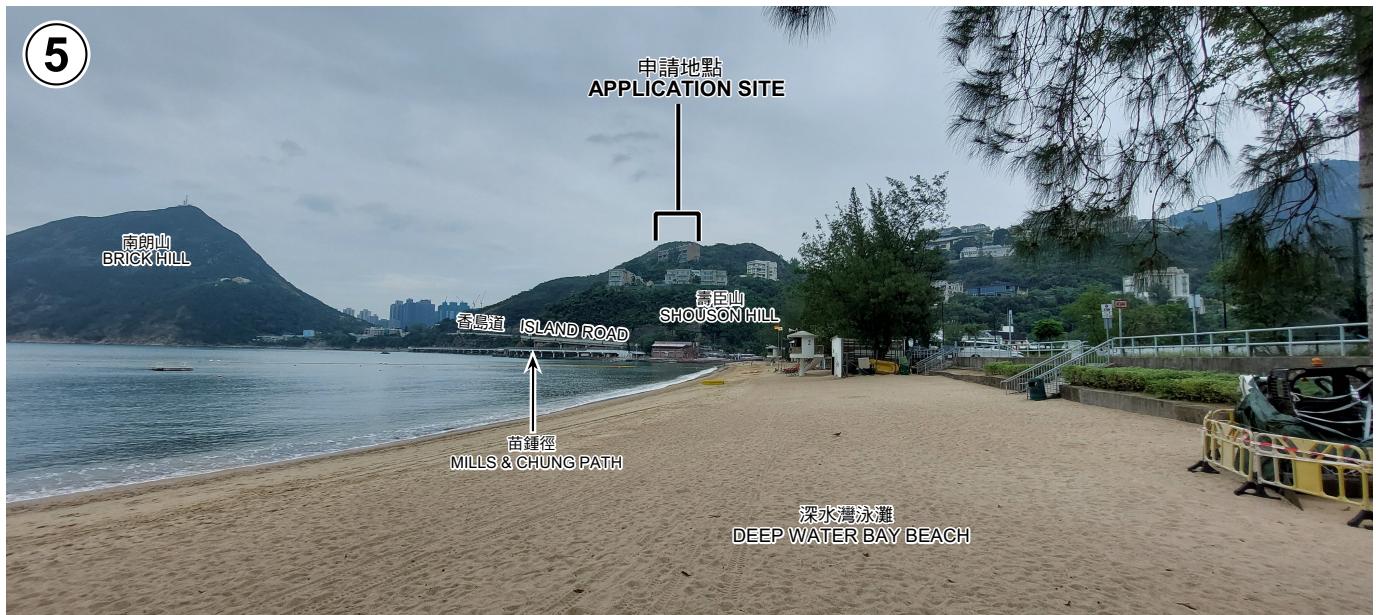
參考編號  
REFERENCE No.  
A/H17/144

圖 PLAN  
A - 3



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

	<p><u>實地照片 SITE PHOTOS</u></p> <p>擬議略為放寬上蓋面積限制，以作准許的屋宇用途 香港壽臣山深水灣道66號（鄉郊建屋地段第573號） PROPOSED MINOR RELAXATION OF SITE COVERAGE RESTRICTION FOR PERMITTED HOUSE USE NO. 66 DEEP WATER BAY ROAD, SHOUSON HILL, HONG KONG (RURAL BUILDING LOT NO.573)</p>	<p><b>規劃署</b> Planning Department</p> <p>參考編號 REFERENCE No. A/H17/144</p> <p>圖 PLAN A - 4a</p>
<p>本圖於2025年12月22日擬備，所根據的 資料為攝於2025年10月28日的實地照片 PLAN PREPARED ON 22.12.2025 BASED ON SITE PHOTOS TAKEN ON 28.10.2025</p>		



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12月22日擬備，所根據的  
資料為攝於2025年10月28日的實地照片

PLAN PREPARED ON 22.12.2025  
BASED ON SITE PHOTOS  
TAKEN ON 28.10.2025

擬議略為放寬上蓋面積限制，以作准許的屋宇用途  
香港壽臣山深水灣道66號（鄉郊建屋地段第573號）  
PROPOSED MINOR RELAXATION OF  
SITE COVERAGE RESTRICTION FOR PERMITTED HOUSE USE  
NO. 66 DEEP WATER BAY ROAD, SHOUSON HILL,  
HONG KONG (RURAL BUILDING LOT NO.573)



規劃署  
Planning Department

參考編號  
REFERENCE No.  
A/H17/144

圖 PLAN  
A - 4b