

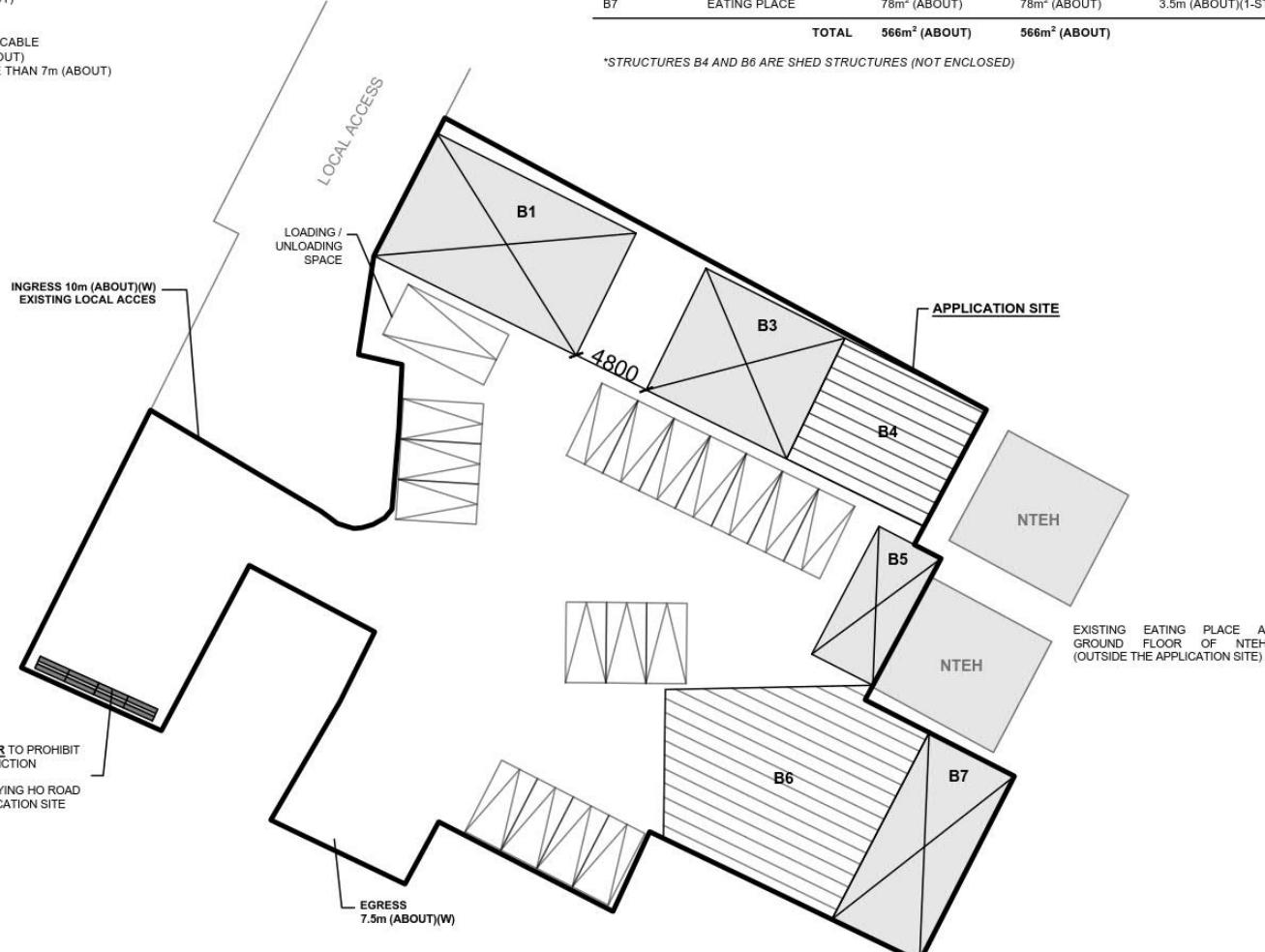
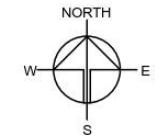
DEVELOPMENT PARAMETERS OF THE APPLICATION SITE

APPLICATION SITE AREA	: 1,650m <sup>2</sup> (ABOUT)
COVERED AREA	: 566m <sup>2</sup> (ABOUT)
UNCOVERED AREA	: 1,084m <sup>2</sup> (ABOUT)
PLOT RATIO	: 0.34 (ABOUT)
SITE COVERAGE	: 34% (ABOUT)
NO. OF STRUCTURE	: 6
DOMESTIC GFA	: NOT APPLICABLE
NON-DOMESTIC GFA	: 566m <sup>2</sup> (ABOUT)
BUILDING HEIGHT	: NOT MORE THAN 7m (ABOUT)
NO. OF STOREY	: 1

STRUCTURE	USE	COVERED AREA	GFA	BUILDING HEIGHT
B1	SHOP AND SERVICES	119m <sup>2</sup> (ABOUT)	119m <sup>2</sup> (ABOUT)	4m (ABOUT)(1-STORY)
B3	SHOP AND SERVICES	81m <sup>2</sup> (ABOUT)	81m <sup>2</sup> (ABOUT)	4m (ABOUT)(1-STORY)
B4*	EATING PLACE (OSA)	80m <sup>2</sup> (ABOUT)	80m <sup>2</sup> (ABOUT)	4m (ABOUT)(1-STORY)
B5	EATING PLACE	39m <sup>2</sup> (ABOUT)	39m <sup>2</sup> (ABOUT)	4.5m (ABOUT)(1-STORY)
B6*	EATING PLACE (OSA)	169m <sup>2</sup> (ABOUT)	169m <sup>2</sup> (ABOUT)	7m (ABOUT)(1-STORY)
B7	EATING PLACE	78m <sup>2</sup> (ABOUT)	78m <sup>2</sup> (ABOUT)	3.5m (ABOUT)(1-STORY)

TOTAL 566m<sup>2</sup> (ABOUT) 566m<sup>2</sup> (ABOUT)

\*STRUCTURES B4 AND B6 ARE SHED STRUCTURES (NOT ENCLOSED)



PARKING AND LOADING/UNLOADING (L/U/L) PROVISIONS

NO. OF PRIVATE CAR PARKING SPACE	: 17
DIMENSION OF PARKING SPACE	: 2.5m (W) X 5m (L)
NO. OF L/U/L SPACE FOR LGV	: 1
DIMENSION OF L/U/L SPACE	: 3.5m (W) X 7m (L)

LEGEND

	ENCLOSED STRUCTURE
	SHED STRUCTURE
	PARKING / L/U/L SPACE

Drawing No. PLAN 1 Ver. 02

Project TEMPORARY SHOP AND SERVICES, EATING PLACE AND EATING PLACE (WITH OUTSIDE SEATING ACCOMMODATION OF A RESTAURANT) WITH ANCILLARY PARKING SPACES FOR A PERIOD OF 3 YEARS

Various lots in D.D.103 and adjoining government land, Ko Po Tsuen, Kam Tin, Yuen Long

Drawing Title LAYOUT PLAN

Scale of A4 1:400

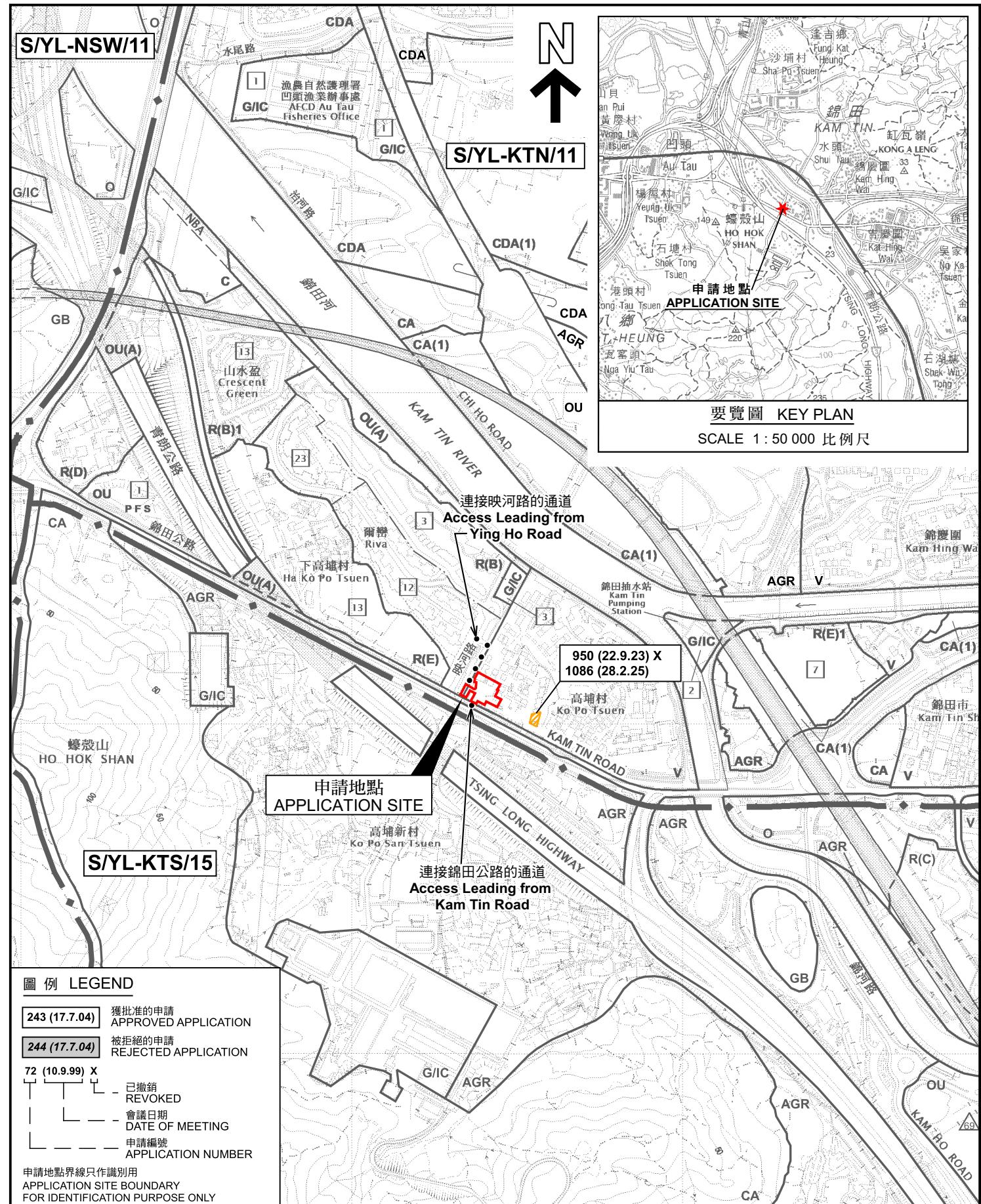
Drawn Date 14.10.2020

Revised Date 5.1.2026

(摘錄自申請人於 5.1.2026 呈交的進一步資料)  
(Extract from Applicant's Further Information Submitted on 5.1.2026)

參考編號  
REFERENCE No.  
A/YL-KTN/1124

繪圖  
DRAWING  
A - 1



本摘要圖於2026年1月14日擬備，  
所根據的資料為於2023年12月5日  
核准的分區計劃大綱圖編號 S/YL-KTN/11  
EXTRACT PLAN PREPARED ON 14.1.2026  
BASED ON OUTLINE ZONING PLAN NO.  
S/YL-KTN/11 APPROVED ON 5.12.2023

臨時商店及服務行業及食肆連附屬停車位(為期3年)  
元朗錦田高埔村丈量約份第103約多個地段和毗連政府土地  
TEMPORARY SHOP AND SERVICES AND EATING PLACE  
WITH ANCILLARY PARKING FOR A PERIOD OF 3 YEARS  
VARIOUS LOTS IN D.D. 103 AND ADJOINING GOVERNMENT LAND,  
KO PO TSUEN, KAM TIN, YUEN LONG

SCALE 1:7500 比例尺

100 0 100 200 300

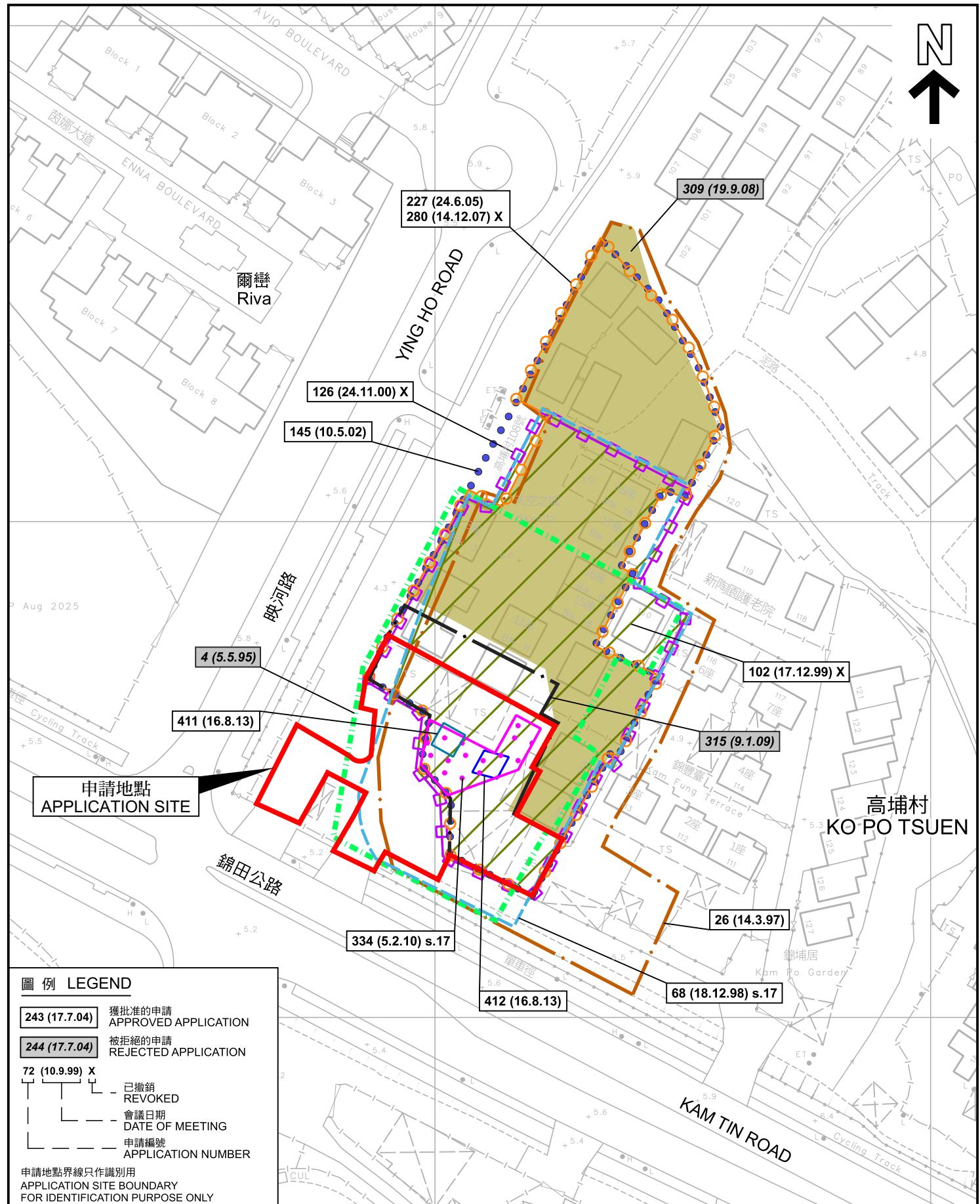
METRES 米 METRES 米



# 規劃署 Planning Department

參考編號  
REFERENCE No.  
A/YL-KTN/11

## 圖 PLAN A-1a



本摘要圖於2026年1月20日擬備，  
所根據的資料為測量圖編號  
6D 及 11B  
EXTRACT PLAN PREPARED ON 20.1.2026  
BASED ON SURVEY SHEETS No.  
6D & 11B

**先前申請圖 PREVIOUS APPLICATION PLAN**  
(臨時露天貨物及停車場 TEMPORARY OPEN STORAGE & VEHICLE PARK)

臨時商店及服務行業及食肆連附屬停車位 (為期3年)  
元朗錦田高埔村丈量約份第103約多個地段和毗連政府土地  
TEMPORARY SHOP AND SERVICES AND EATING PLACE  
WITH ANCILLARY PARKING FOR A PERIOD OF 3 YEARS  
VARIOUS LOTS IN D.D. 103 AND ADJOINING GOVERNMENT LAND,  
KO PO TSUEN, KAM TIN, YUEN LONG

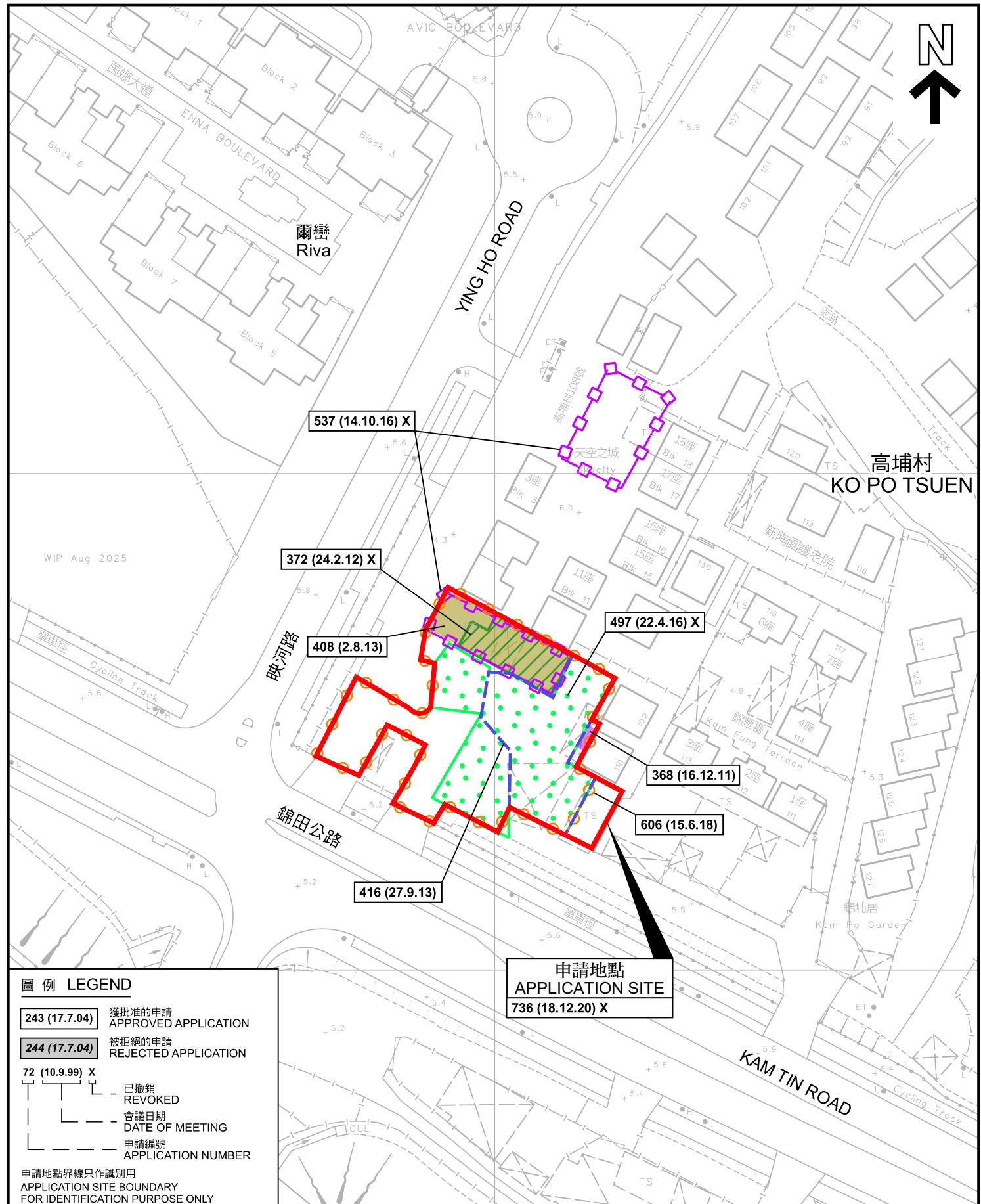


**規劃署**  
Planning Department

參考編號  
REFERENCE No.  
A/YL-KTN/1124

**圖 PLAN**  
**A-1b**

SCALE 1 : 1 000 比例尺  
20 0 20 40 METRES METRES



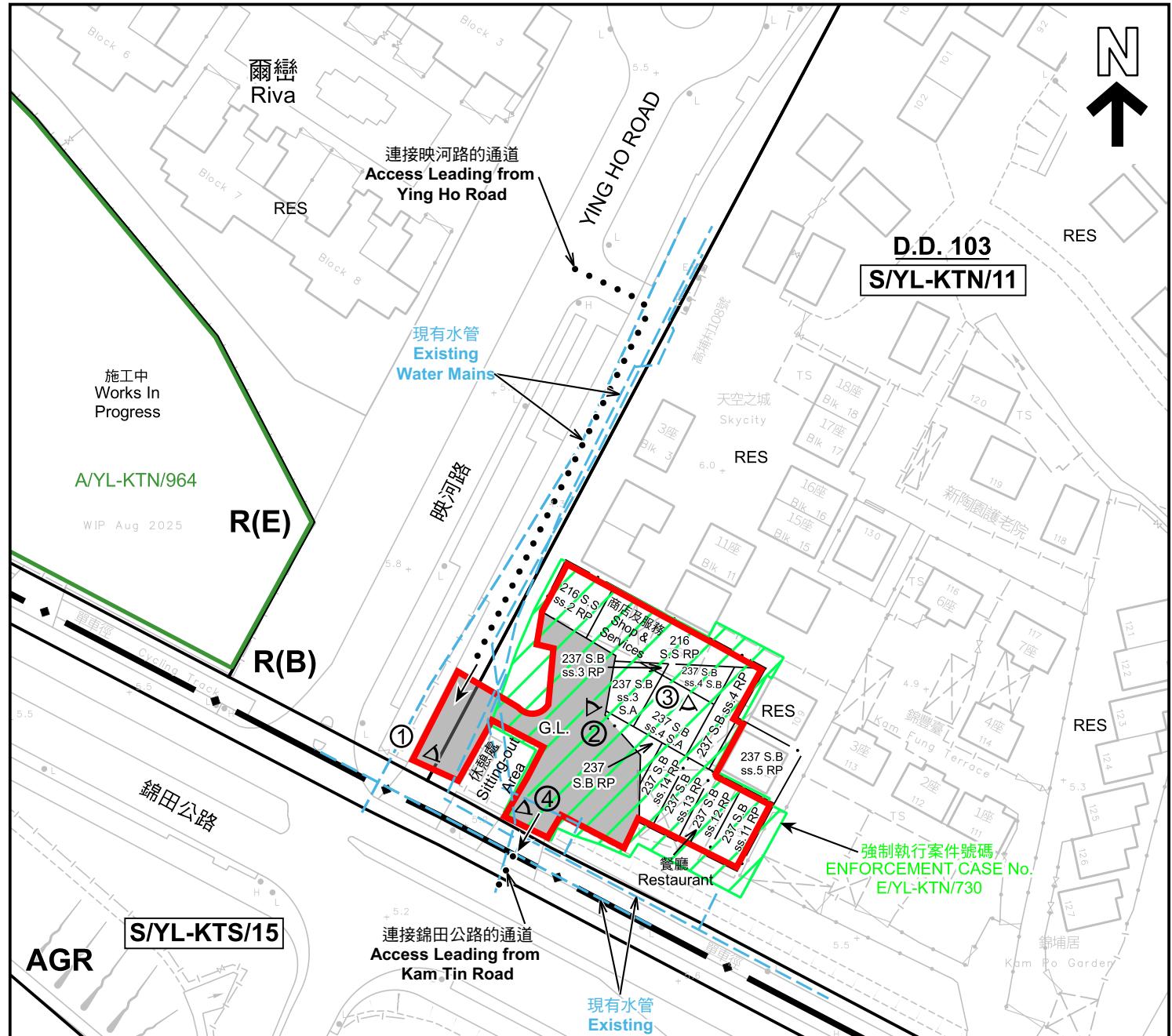
本摘要圖於2026年1月14日擬備，  
所根據的資料為測量圖編號  
6D 及 11B  
EXTRACT PLAN PREPARED ON 14.1.2026  
BASED ON SURVEY SHEETS No.  
6D & 11B



規劃署  
Planning Department

參考編號  
REFERENCE No.  
A/YL-KTN/1124

圖 PLAN  
A-1c



### 圖例 LEGEND

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

R(B) 住宅(乙類)

二 (一) 住宅(戊類)

## R(E) RESIDENTIAL (GROUP E)

V 鄉村式發展  
VILLAGE TYPE

農業 AGR

## AGRICULTURE 政府土地

**G.L. GOVERNMENT LAND**

RES 住用構築物  
RESIDENTIAL ST

## ① 實地照片的觀景點

### 註釋 Notes :

2025年12月12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 12.12.2025

本摘要圖於2026年1月14日擬備，  
所根據的資料為測量圖編號  
6-NE-6D 及 11B  
EXTRACT PLAN PREPARED ON 14.1.2026  
BASED ON SURVEY SHEETS No.  
6-NE-6D & 11B

臨時商店及服務行業及食肆連附屬停車位(為期3年)  
元朗錦田高埔村丈量約份第103約多個地段和毗連政府土地  
TEMPORARY SHOP AND SERVICES AND EATING PLACE  
WITH ANCILLARY PARKING FOR A PERIOD OF 3 YEARS  
VARIOUS LOTS IN D.D. 103 AND ADJOINING GOVERNMENT LAND,  
KO PO TSUEN, KAM TIN, YUEN LONG

SCALE 1:1000 比例尺

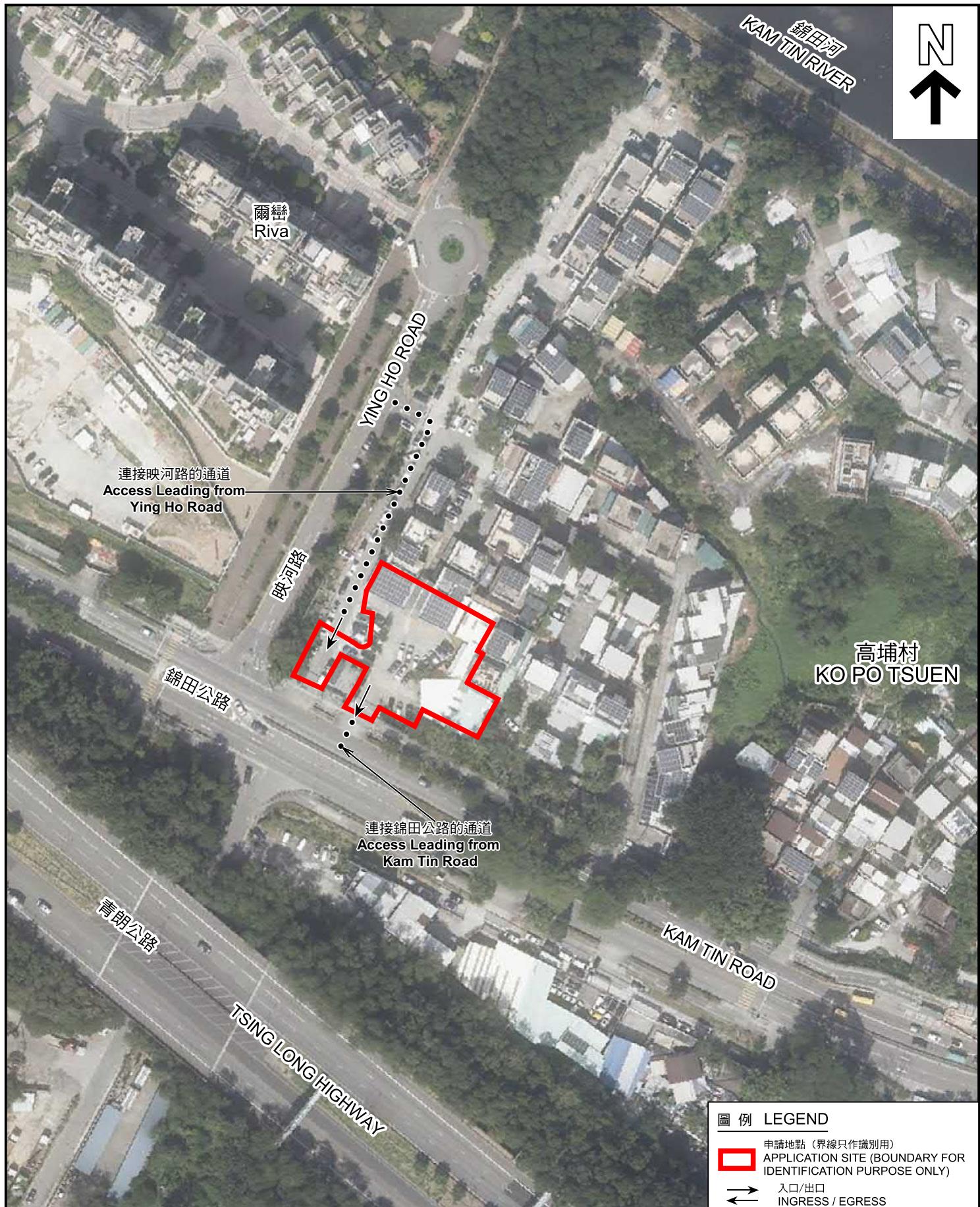
米 METRES 20 0 20 40 米 METRES



規劃署  
Planning Department

參考編號  
REFERENCE No.  
A/YL-KTN/11

## 圖 PLAN A-2

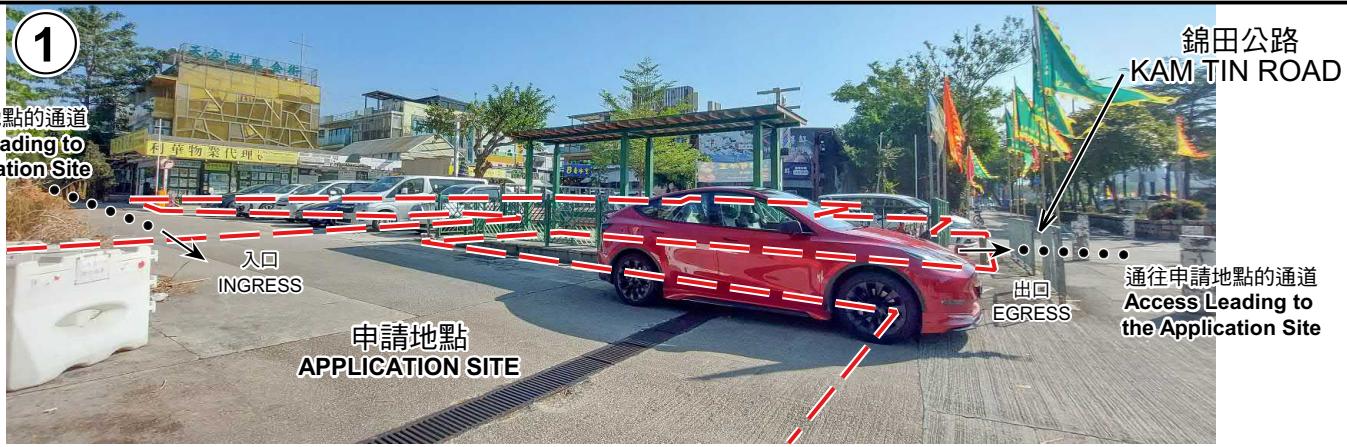


#### 圖例 LEGEND

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

→ 入口/出口  
INGRESS / EGRESS

<p>本摘要圖於2026年1月14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 E237465C EXTRACT PLAN PREPARED ON 14.1.2026 BASED ON AERIAL PHOTO No. E237465C TAKEN ON 24.10.2024 BY LANDS DEPARTMENT</p>	<p><u>航攝照片 AERIAL PHOTO</u></p> <p>臨時商店及服務行業及食肆連附屬停車位 (為期3年) 元朗錦田高埔村丈量約份第103約多個地段和毗連政府土地 TEMPORARY SHOP AND SERVICES AND EATING PLACE WITH ANCILLARY PARKING FOR A PERIOD OF 3 YEARS VARIOUS LOTS IN D.D. 103 AND ADJOINING GOVERNMENT LAND, KO PO TSUEN, KAM TIN, YUEN LONG</p>	<p> <b>規劃署</b> Planning Department</p> <p>參考編號 REFERENCE No. A/YL-KTN/1124</p> <p>圖 PLAN A-3</p>
--	--	---



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

本圖於2026年1月14日擬備，所根據的資料為攝於2025年12月12日的實地照片 PLAN PREPARED ON 14.1.2026 BASED ON SITE PHOTOS TAKEN ON 12.12.2025	實地照片 SITE PHOTOS  臨時商店及服務行業及食肆連附屬停車位(為期3年) 元朗錦田高埔村丈量約份第103約多個地段和毗連政府土地 TEMPORARY SHOP AND SERVICES AND EATING PLACE WITH ANCILLARY PARKING FOR A PERIOD OF 3 YEARS VARIOUS LOTS IN D.D. 103 AND ADJOINING GOVERNMENT LAND, KO PO TSUEN, KAM TIN, YUEN LONG	規畫署 Planning Department  參考編號 REFERENCE No. A/YL-KTN/1124	圖 PLAN A-4
--	---	--	---------------