

From: WinLi <[REDACTED]>
Sent: 27 February 2026 15:42
To: [REDACTED]
Subject: Update of Proposed House Plan & Drainage Plan - DLOYL 439/YLT/2016 (Lot 451 S.C in D.D.109)
Attachments: Lot 451C1_DD109 (20260225)-D-1-email.pdf; Lot 451C_DD109 (20260216)-Building Licence Plan-email.pdf
Categories: Internet Email

Dear,

申請人鄧先生為吉慶圍原居民，於2016年向地政署申請興建小型屋宇至今未批准渠務圖則，還未發出小型屋宇開工紙，所以集中處理地政署忽略了城規申請已過期，現已重新向城市規劃署做規劃申請。申請人希望該小型屋宇的高度和大小與周邊的屋宇相近，但申請位置屋宇在鄉村式發展地帶外亦涉及住宅（丙類），該申請位置的地積覆蓋率及地積比需要向城市規劃署申請興建小型屋宇。現隨電郵給予貴署的渠務圖則與地政署的渠務圖則是一樣。

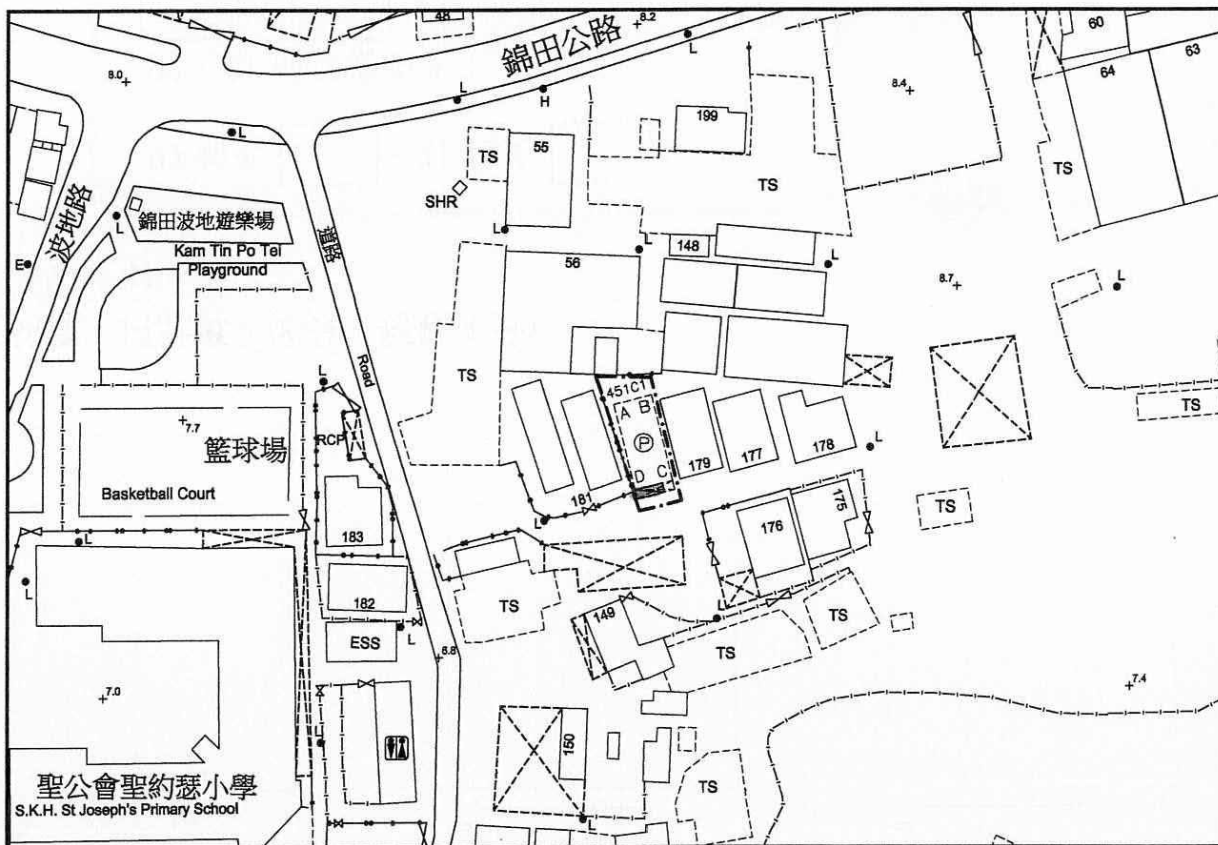
Please kindly find the attached file for your arrangement, thank you.

Should you have any inquiries, please contact Mr. Vincent Li at [REDACTED]
Thank you very much for your consideration.

Best Regards,

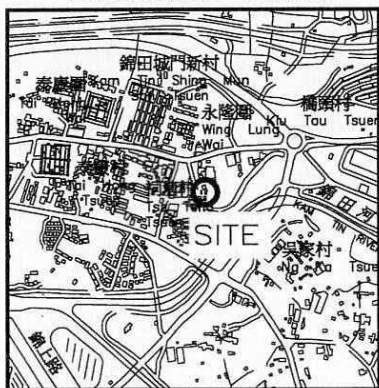
WINLI CONSULTING ENGINEERS
[REDACTED]

PROPOSED BUILDING LICENCE PLAN LOT No. 451 S.C ss.1 IN D.D.109



SCALE 1:1000

LOCATION PLAN



SCALE 1 : 20 000

COLOURED PINK AREA : 59.46 SQUARE METRES (ABOUT)

Line	Bearing	Distance(M)	Northing	Easting	Pt.
A-B	75° 37' 07"	5.118	833 317.604	825 048.850	A
B-C	165° 37' 07"	11.617	833 318.875	825 053.808	B
C-D	255° 37' 07"	5.118	833 307.622	825 056.693	C
D-A	345° 37' 07"	11.617	833 306.351	825 051.735	D

Legends:

■ Septic Tank (For EPD Drawing Standard ProPECC PN 5/93)

□ Balcony (5.118m x 1.22m)

Ⓟ = Pink

Survey Sheet No. : 6-NE-12B

Plan No: TCYL7491/02(C)

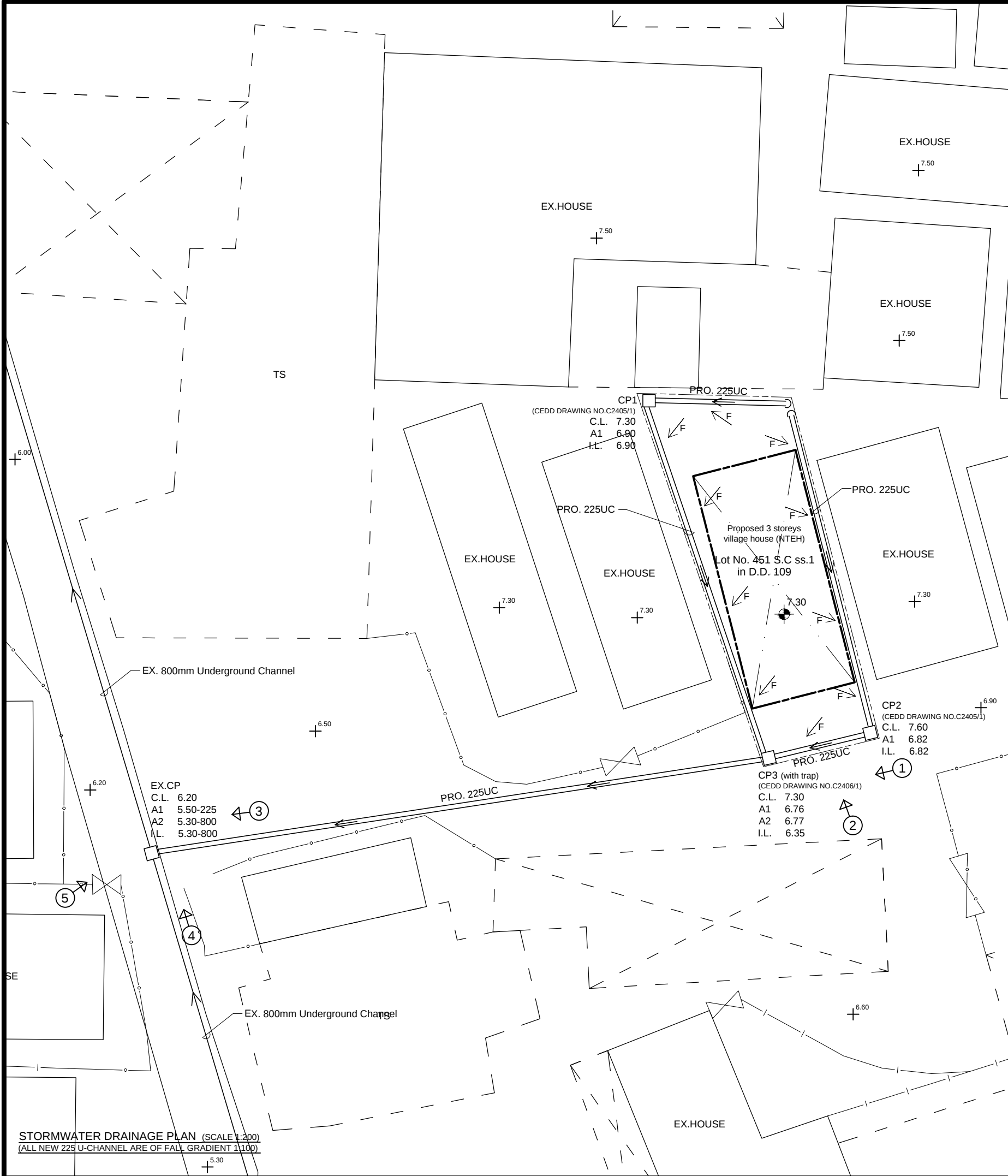
Date : November 2020

陳達榮測量師行有限公司

TED CHAN & ASSOCIATES LIMITED

Authorized Land Surveyors





STORMWATER DRAINAGE PLAN (SCALE 1:200)
(ALL NEW 225 U-CHANNEL ARE OF FALL GRADIENT 1:100)

COLOUR INDICATION

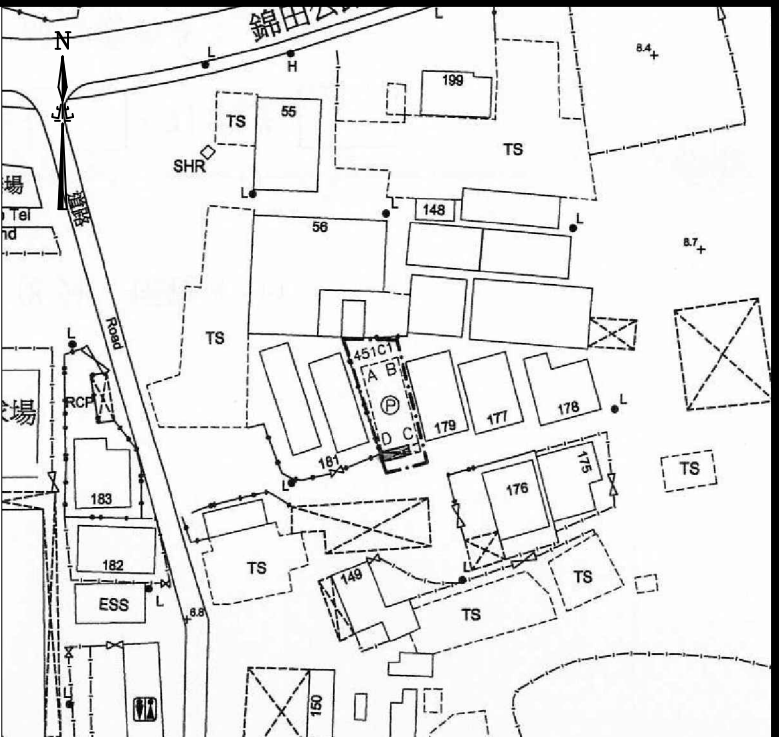
- PROPOSED STORMWATER WORKS
- PROPOSED SEWERAGE DRAINAGE WORKS
- CONCRETE WORKS
- STEEL WORKS

LEGEND

- PROPOSED SITE FORMATION LEVEL
- EXISTING SITE FORMATION LEVEL
- FLOW PATTERN
- SUBJECT LOT BOUNDARY
- SUBJECT BUILDING LINE
- PRO. 225 UC
- PRO. 225mm STEP CHANNEL
- PRO. 225mm STEP CHANNEL
- PRO. 75 UPVC
- PRO. 75 UPVC PIPE FOR RAINWATER ROOF FALL
- EXISTING 800mm UNDERGROUND CHANNEL
- EXISTING 800mm UNDERGROUND CHANNEL
- EXISTING STORMWATER MANHOLE
- PROPOSED STORMWATER CATCHPIT
- PROPOSED SEWERAGE MANHOLE
- EXISTING GOVERNMENT SEWERAGE MANHOLE
- PROPOSED SEWERAGE TERMINAL MANHOLE
- C.L.
- COVER LEVEL
- I.L.
- INVERT LEVEL
- D.T.L.
- DISCONNECTING TRAP LEVEL

NOTES FOR DRAINAGE WORKS

- Concrete mix to be grade 30D/20 design mix and comply with CSI:1990.
- Blinding layer to be grade 15P mix.
- Concrete cover to main steel bar to be 50mm.
- Reinforcement marked "R" denote mild steel bar (fy=250 MPa) and marked "Y" denote high tensile steel bar (fy=460 MPa) in compliance with B.S.4449: 1988 and CS2: 1995.
- Confirm that the invert levels of inlet u-channels and outlet u-channels are the same.
- Confirm that the levels of inlet invert and outlet invert of the proposed catchpits are the same.



BLOCK PLAN (SCALE 1:1000)

REVISION		
NO.	DATE	
THIS SET OF DRAWING INCLUDES:		
DLO Ref.:		
Our Ref.:		
	NAME	DATE
DRAWN	Veronica Chiu	03/2023
CHECKED	Vincent Li	03/2023
PROJECT		
PROPOSED STORMWATER DRAINAGE WORKS on LOT No. 451 S.C ss.1 in D.D. 109, KAM TIN, Yuen Long, N.T.		
DRAWING TITLE		
BLOCK PLAN, STORMWATER DRAINAGE PLAN, DETAILS AND NOTES		
DRAWING NO.		SCALE
D - 1		AS SHOWN
WINLI 永利建設 CONSULTING ENGINEERS		