

**SCHEDULE OF AMENDMENTS TO
THE APPROVED HUNG SHUI KIU AND HA TSUEN OUTLINE ZONING PLAN
NO. S/HSK/2
MADE BY THE TOWN PLANNING BOARD
UNDER THE TOWN PLANNING ORDINANCE (Chapter 131)**

I. Amendments to Matters shown on the Plan

- Item A – Rezoning of the area from “Other Specified Uses” (“OU”) annotated “Port Back-up, Storage and Workshop Uses” (“OU(PBU&SWU)”) to “OU” annotated “Industry Park” (“OU(IP)”) with stipulation of building height (BH) restriction.
- Item B1 – Rezoning of three sites in Planning Area 4B from “Residential (Group B)3” (“R(B)3”) to “Residential (Group A)6” (“R(A)6”) with stipulation of BH restriction.
- Item B2 – Rezoning the existing roads with proposed road and footpath widening in Planning Area 4B from “R(B)3” to area shown as ‘Road’.
- Item C – Rezoning of the southern site of Planning Area 34E from “Government, Institution or Community” (“G/IC”) to “Government, Institution or Community (1)” with stipulation of BH restriction.
- Item D – Revision to the BH restriction from three storeys to 50 metres above Principal Datum for the “G/IC” zone to the east of Sha Chau Lei.
- Item E – Rezoning of a site to the south of Tuen Ma Line Tin Shui Wai Station from “Comprehensive Development Area” (“CDA”) to “Residential (Group A)7” (“R(A)7”) with stipulation of BH restriction.

II. Amendments to the Notes of the Plan

- (a) Revision to paragraph (7)(b) of the covering Notes to allow provision, maintenance or repair of green transit system stop or lay-by and small unmanned aircraft take-off and landing facilities, on land falling within the boundaries of the OZP except where the uses or developments are specified in Column 2 of the Notes of individual zones.
- (b) Deletion of the Notes for “CDA” and “OU(PBU&SWU)” zones.
- (c) Revision to the Notes for “Residential (Group A)” (“R(A)”) zone related to the permitted uses on the lowest two floors of a building or in a free-standing purpose-designed non-domestic building in accordance with the Master Schedule of Notes to Statutory Plans (MSN).
- (d) Editorial amendments to the Remarks of the Notes for “R(A)” zone related to development restrictions.

- (e) Revision to the Remarks of the Notes for “R(A)” zone to incorporate development restrictions and requirements for the new “R(A)6” and “R(A)7” sub-zones.
- (f) Incorporation of a new set of Notes for “OU(IP)” zone with development restrictions.
- (g) Editorial amendment to paragraph (a) of the Remarks of the Notes for “Residential (Group C)” zone related to development restrictions.
- (h) Incorporation of ‘Government Refuse Collection Point’ and ‘Public Convenience’ under Column 1 of the Notes for the “Village Type Development” (“V”) zone; and corresponding deletion of ‘Government Refuse Collection Point’ and ‘Public Convenience’ under Column 2 of the Notes for the “V” zone in accordance with the MSN.
- (i) Incorporation of ‘Field Study/Education/Visitor Centre’ under Column 2 of the Notes for “V” zone in accordance with the MSN.
- (j) Deletion of the Remarks of the Notes for “V” zone on the clauses related to filling of land/pond or excavation of land.
- (k) Deletion of ‘Market’ from Column 1 of the Notes for “Commercial” and “OU” annotated “Mixed Uses” (“OU(MU)”) zones in accordance with the MSN.
- (l) Deletion of ‘Market’ from Column 2 of the Notes for “Residential (Group B)” and “V” zones in accordance with the MSN.
- (m) Revision of ‘Shop and Services’ to ‘Shop and Services (not elsewhere specified)’ under Column 2 of the Notes for “R(A)” and “G/IC” zones in accordance with the MSN.
- (n) Revision to the planning intention of the Notes for “Industrial” (“I”) zone in accordance with the MSN.
- (o) Revision to the Chinese translation of the user term ‘Research, Design and Development Centre’ from ‘研究所、設計及發展中心’ to ‘研究、設計及發展中心’ in the Notes for “I”, “G/IC”, “OU(MU)”, “OU” annotated “Enterprise and Technology Park” (“OU(E&TP)”) and “OU” annotated “Logistics Facility” zones in accordance with the MSN.
- (p) Revision to the Chinese translation of the user term ‘Creative Industries’ from ‘創意工業’ to ‘創意產業’ in the Notes for “OU(E&TP)” zone.