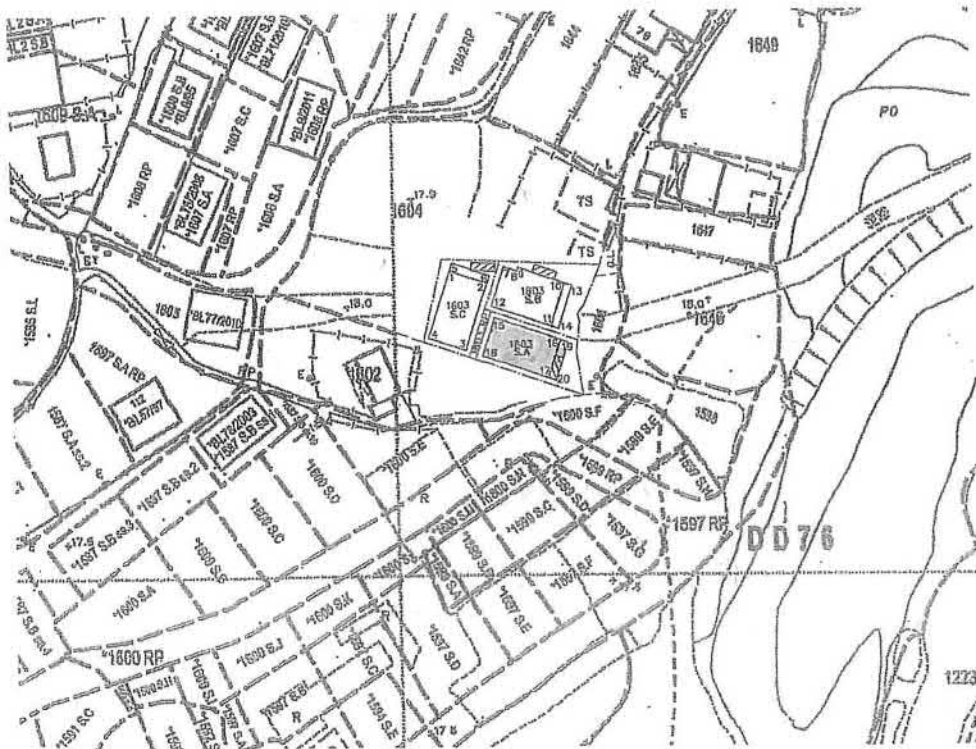


Dimension Plan of the Proposed Small House on Lot 1603 S.A in D.D. 76 Kan Tau Tsuen, North



Balcony

Coloured Pink Area 65.03 Square Metres (About)

Septic Tank (3.6m x 1.2m)

Scale 1 : 1000

Side	Bearing ° ' "	Distance in Metres	Pt	Co-ordinate Data (1980 Datum)		Remarks
				N	E	
15 - 16	108 29 24	10.668	15	841638.841	836015.424	
16 - 17	198 29 24	6.096	16	841635.458	836025.541	
17 - 18	288 29 24	10.668	17	841629.677	836023.608	
18 - 15	18 29 24	6.096	18	841633.060	836013.490	
Co-ordinates of the balcony						
16 - 19	108 29 24	1.220	16	841635.458	836025.541	
19 - 20	198 29 24	6.096	19	841635.071	836026.698	
20 - 17	288 29 24	1.220	20	841629.290	836024.765	
17 - 16	18 29 24	6.096	17	841629.677	836023.608	



T.H. & ASSOCIATES LIMITED

(陳德慶測量有限公司)

Approved By

T.H.CHAN (ALS, MHKIS, MRICS, RPS(LS))

Authorized Land Surveyor

Date : 06 - 05 - 2013

Tel: [REDACTED] Fax: [REDACTED] e-mail: [REDACTED]

Survey Sheet No: 3-SW-5A

Adopted Plan No: SRP/DN/008/0337/D1

PLAN No : DN/76/1603A-SH

參考編號

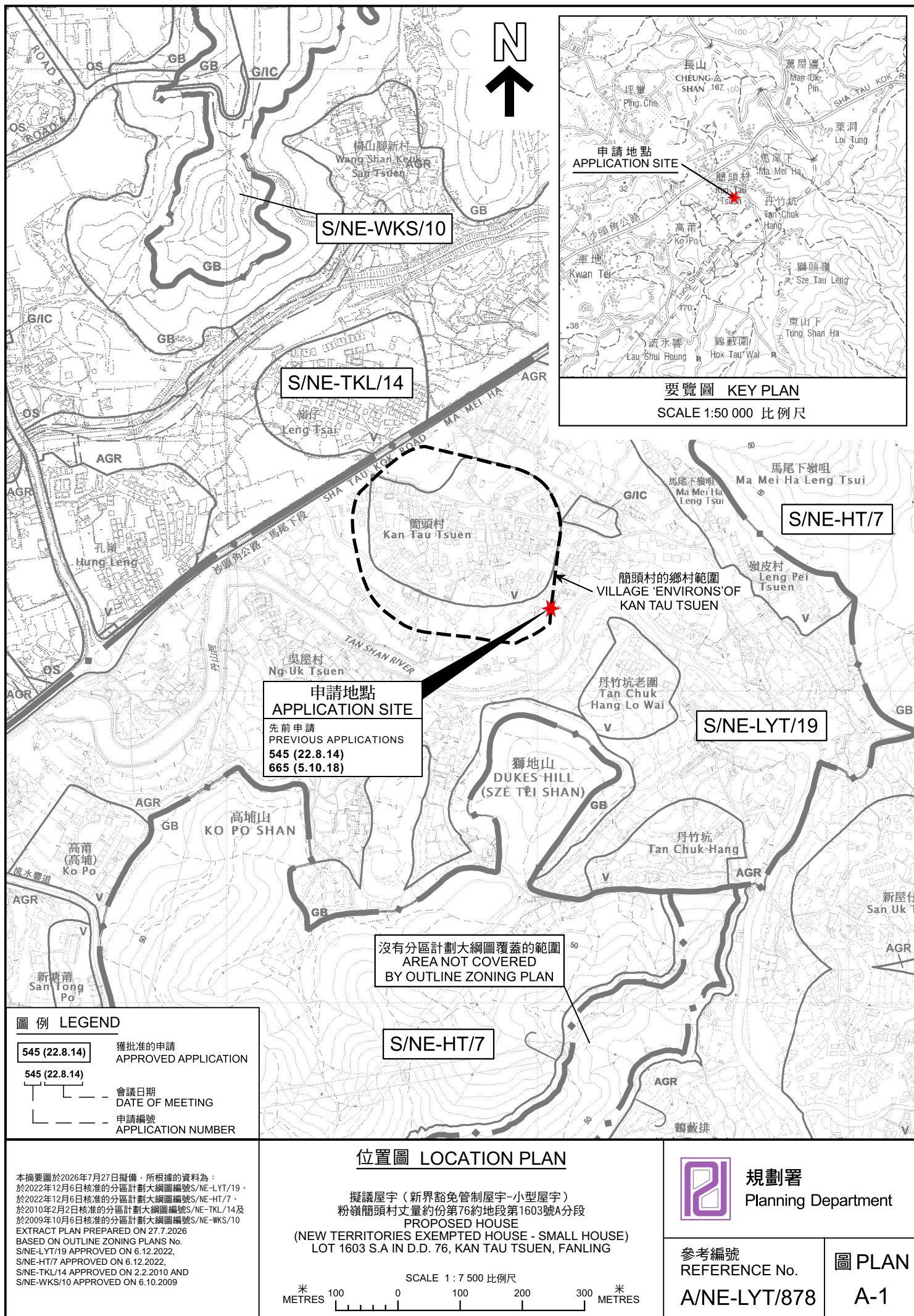
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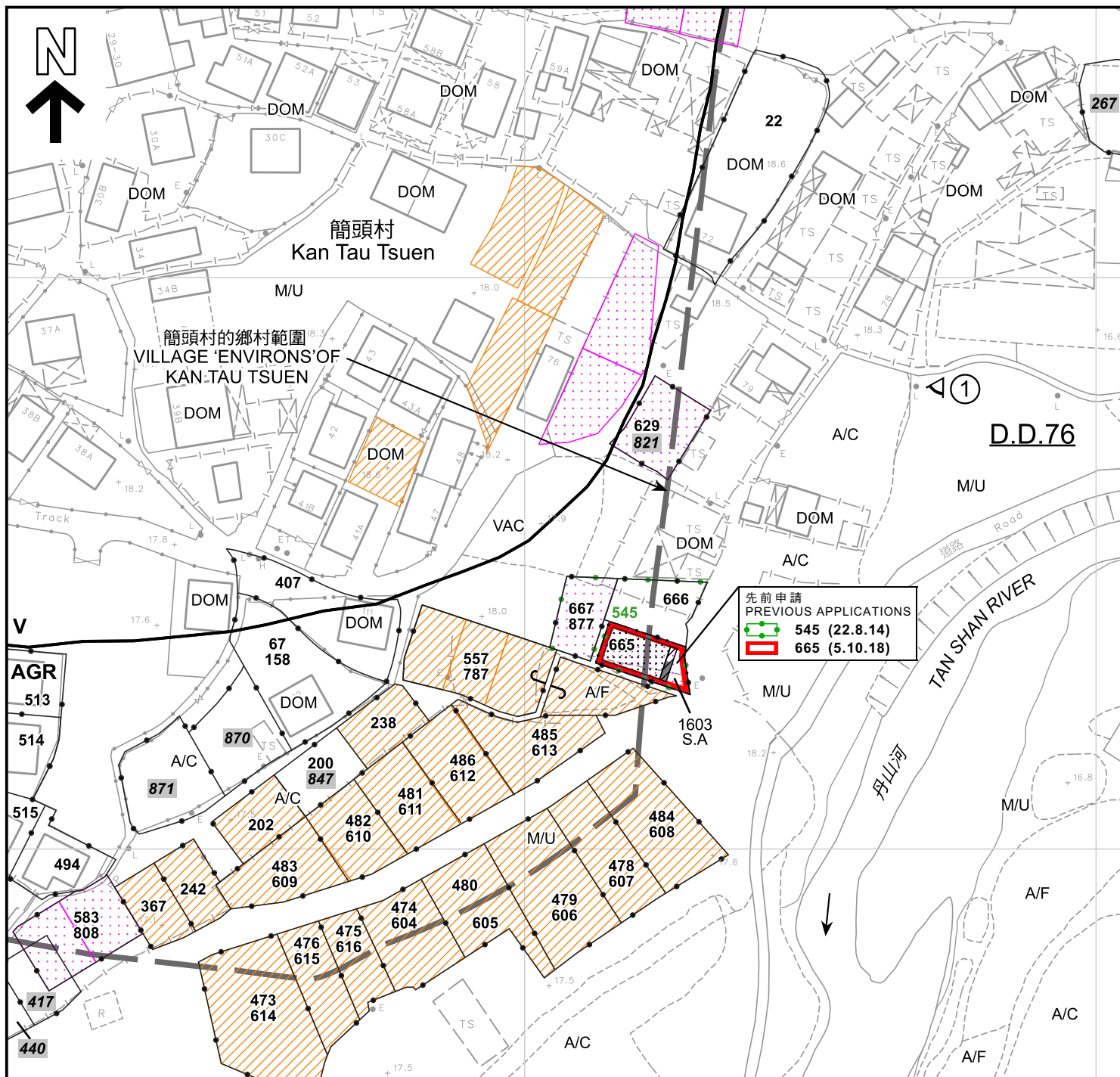
A/NE-LYT/878

繪圖 DRAWING A-1

(來源: 申請人於2026年7月6日呈交的規劃申請表內的繪圖)

(SOURCE: DRAWING IN THE APPLICANT'S SUBMITTED
APPLICATION FORM ON 6.7.2026)





圖例 LEGEND

- 申請地點 (界線只作識別用)
APPLICATION SITE (BOUNDARY FOR IDENTIFICATION PURPOSE ONLY)
- 擬議小型屋宇
PROPOSED SMALL HOUSE
- 擬議露台
PROPOSED BALCONY
- 化糞池
SEPTIC TANK
- 正在處理中的小型屋宇批地申請
SMALL HOUSE GRANT APPLICATION BEING PROCESSED
- 獲地政處批准的小型屋宇批地/
重建新界豁免管制屋宇申請
SMALL HOUSE GRANT /
NTEH REDEVELOPMENT APPLICATION
APPROVED BY DLO

- V** 鄉村式發展
VILLAGE TYPE DEVELOPMENT
- AGR** 農業
AGRICULTURE
- A/C** 常耕農地
ACTIVE AGRICULTURAL LAND
- A/F** 休耕農地
FALLOW AGRICULTURAL LAND
- DOM** 住用構築物
DOMESTIC STRUCTURES
- M/U** 荒地
UNUSED LAND
- VAC** 空置
VACANT
- ①** 實地照片的觀景點
VIEWING POINT OF SITE PHOTO

- 545 (22.8.14) 獲批准的申請
APPROVED APPLICATION
- 545 (22.8.14) 會議日期
DATE OF MEETING
- 545 (22.8.14) 申請編號
APPLICATION NUMBER
- 482 獲得規劃許可作小型屋宇的地盤 (申請編號)
SITES WITH PLANNING APPROVALS
FOR SMALL HOUSES (APPLICATION NUMBER)
- 545 被拒絕的規劃許可作小型屋宇的地盤 (申請編號)
SITES WITH PLANNING REJECTIONS
FOR SMALL HOUSES (APPLICATION NUMBER)

註釋 Note :

2026年7月14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 14.7.2026

平面圖 SITE PLAN

擬議屋宇 (新界豁免管制屋宇-小型屋宇)
粉嶺簡頭村丈量約份第76約地段第1603號A分段
PROPOSED HOUSE
(NEW TERRITORIES EXEMPTED HOUSE - SMALL HOUSE)
LOT 1603 S.A IN D.D. 76, KAN TAU TSUEN, FANLING

SCALE 1:1 000 比例尺

米 20 0 20 40 米
METRES

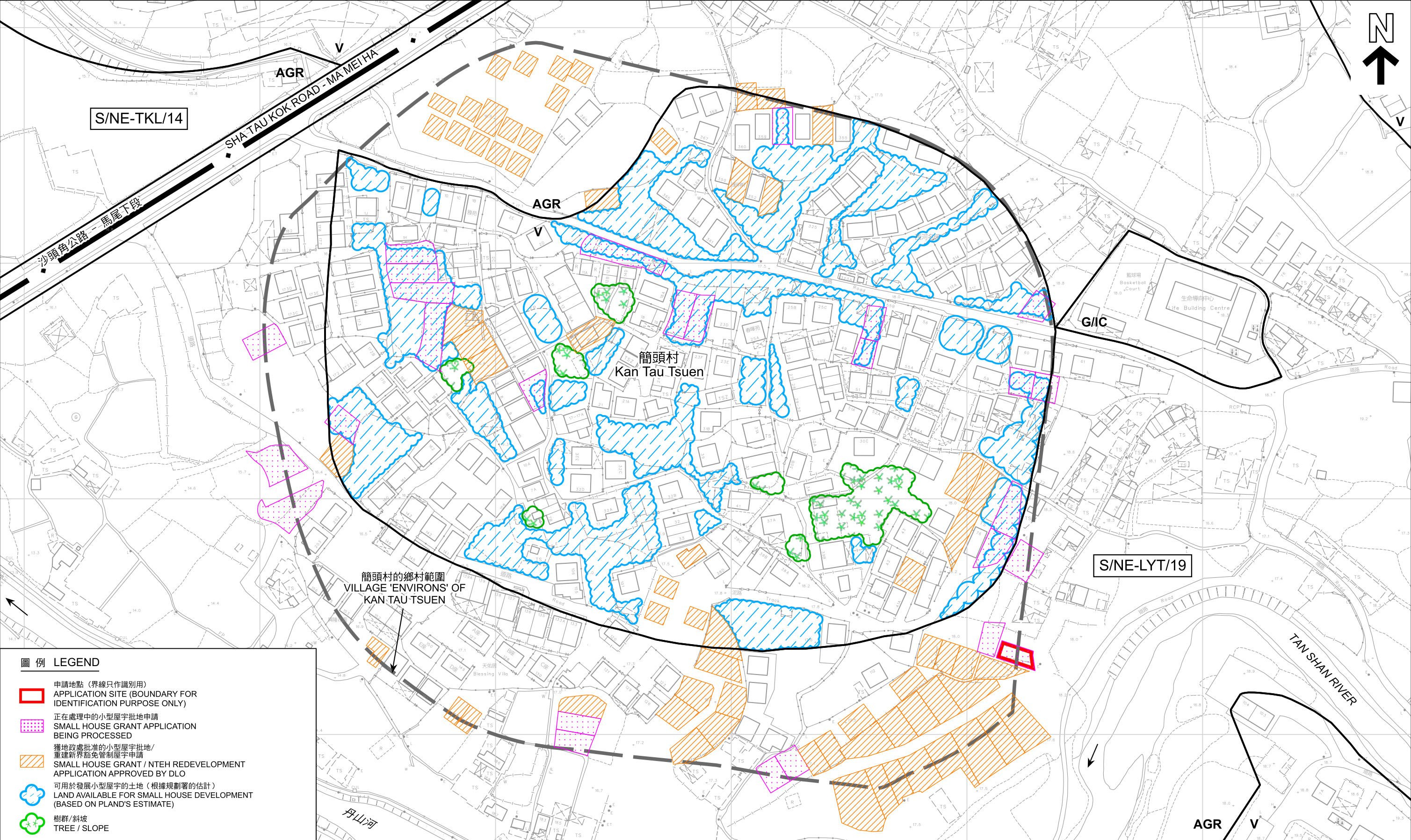


規劃署
Planning Department

參考編號
REFERENCE No.
A/NE-LYT/878

圖 PLAN
A-2a

本摘要圖於2026年8月20日擬備，
所根據的資料為測量圖編號
3-SW-4B及5A
EXTRACT PLAN PREPARED ON 20.8.2026
BASED ON SURVEY SHEETS No.
3-SW-4B & 5A



圖例 LEGEND

- 申請地點 (界線只作識別用)
APPLICATION SITE (BOUNDARY FOR IDENTIFICATION PURPOSE ONLY)
- 正在處理中的小型屋宇批地申請
SMALL HOUSE GRANT APPLICATION BEING PROCESSED
- 獲地政處批准的小型屋宇批地/
重建新界豁免管制屋宇申請
SMALL HOUSE GRANT / NTEH REDEVELOPMENT APPLICATION APPROVED BY DLO
- 可用於發展小型屋宇的土地 (根據規劃署的估計)
LAND AVAILABLE FOR SMALL HOUSE DEVELOPMENT (BASED ON PLAND'S ESTIMATE)
- 樹群/斜坡
TREE / SLOPE

本摘要圖於2026年8月17日擬備，
所根據的資料為測量圖編號
3-SW-4B及5A
EXTRACT PLAN PREPARED ON 17.8.2026
BASED ON SURVEY SHEETS No.
3-SW-4B & 5A

在「鄉村式發展」地帶內預計可供發展小型屋宇的土地數量
ESTIMATED AMOUNT OF LAND AVAILABLE FOR
SMALL HOUSE DEVELOPMENT WITHIN THE "V" ZONE

擬議屋宇 (新界豁免管制屋宇-小型屋宇)
粉嶺簡頭村丈量約份第76約地段第1603號A分段
PROPOSED HOUSE (NEW TERRITORIES EXEMPTED HOUSE-SMALL HOUSE)
LOT 1603 S.A IN D.D. 76, KAN TAU TSUEN, FANLING

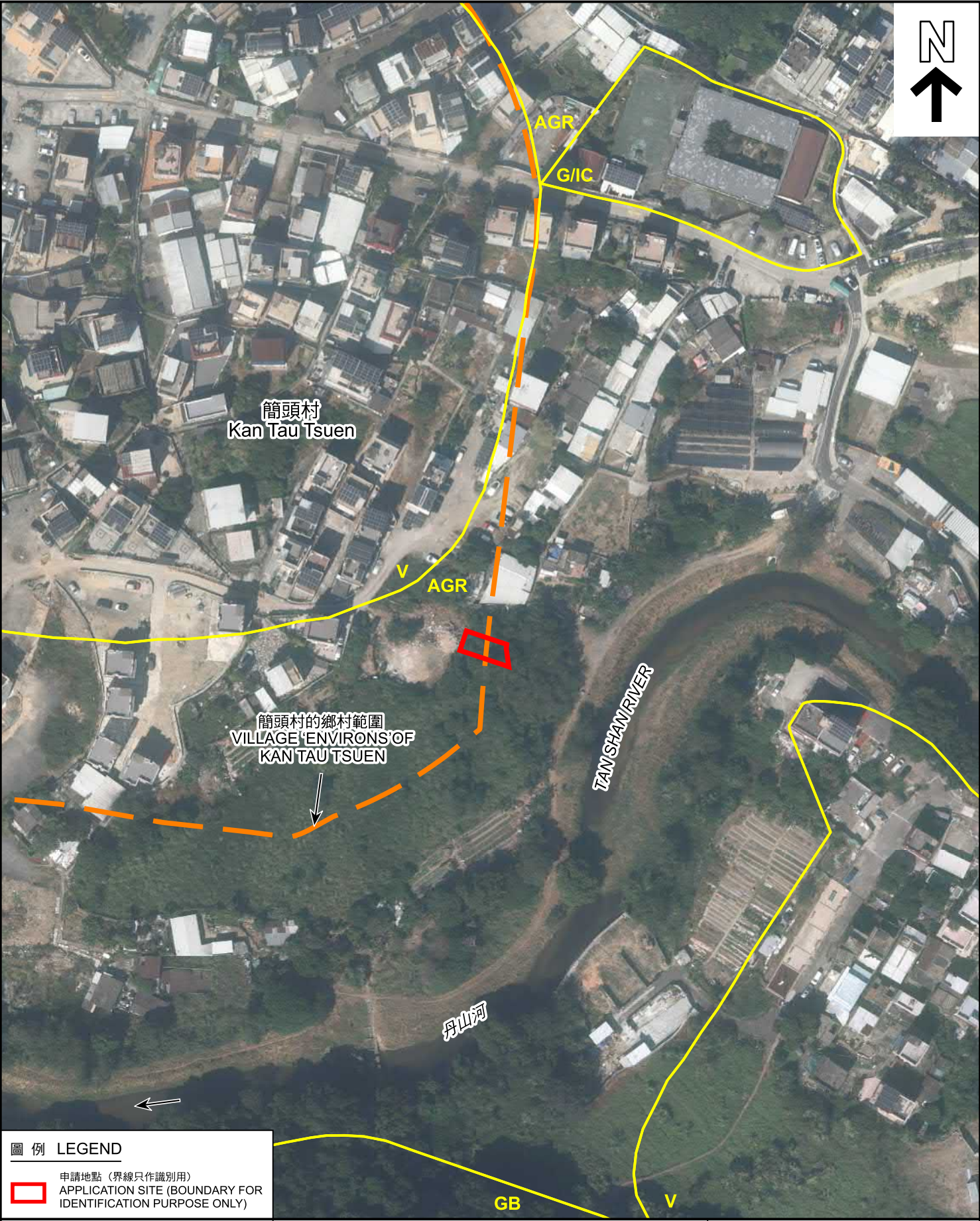
SCALE 1:1 500 比例尺
米 METRES 20 0 20 40 60 80 100 120 米 METRES



規劃署
Planning Department

參考編號
REFERENCE No.
A/NE-LYT/878

圖 PLAN
A-2b



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2026年7月27日擬備，
所根據的資料為地政總署
於2024年11月7日拍得的航攝照片
編號E241595C
EXTRACT PLAN PREPARED ON 27.7.2026
BASED ON AERIAL PHOTO No. E241595C
TAKEN ON 7.11.2024 BY
LANDS DEPARTMENT

航攝照片 AERIAL PHOTO

擬議屋宇 (新界豁免管制屋宇-小型屋宇)
粉嶺簡頭村丈量約份第76約地段第1603號A分段
PROPOSED HOUSE
(NEW TERRITORIES EXEMPTED HOUSE - SMALL HOUSE)
LOT 1603 S.A IN D.D. 76, KAN TAU TSUEN, FANLING



規劃署
Planning Department

參考編號
REFERENCE No.
A/NE-LYT/878

圖 PLAN
A-3



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

實地照片 SITE PHOTO

本摘要圖於2026年8月20日擬備，
所根據的資料為攝於2026年7月14日
的實地照片
EXTRACT PLAN PREPARED ON 20.8.2026
BASED ON SITE PHOTO
TAKEN ON 14.7.2026

擬議屋宇（新界豁免管制屋宇-小型屋宇）
粉嶺簡頭村丈量約份第76約地段第1603號A分段
PROPOSED HOUSE
(NEW TERRITORIES EXEMPTED HOUSE - SMALL HOUSE)
LOT 1603 S.A IN D.D. 76, KAN TAU TSUEN, FANLING



規劃署
Planning Department

參考編號
REFERENCE No.
A/NE-LYT/878

圖 PLAN
A-4