

PROJECT
**PROPOSED DEVELOPMENT OF PUBLIC HOUSING
AT PO SHEK WU ROAD, SHEUNG SHUI**

DRAWING TITLE
LAYOUT PLAN
(FOR REFERENCE ONLY & SUBJECT TO DESIGN REVIEW)

SCALE: 1:750 (A3)



房屋署
HOUSING DEPARTMENT

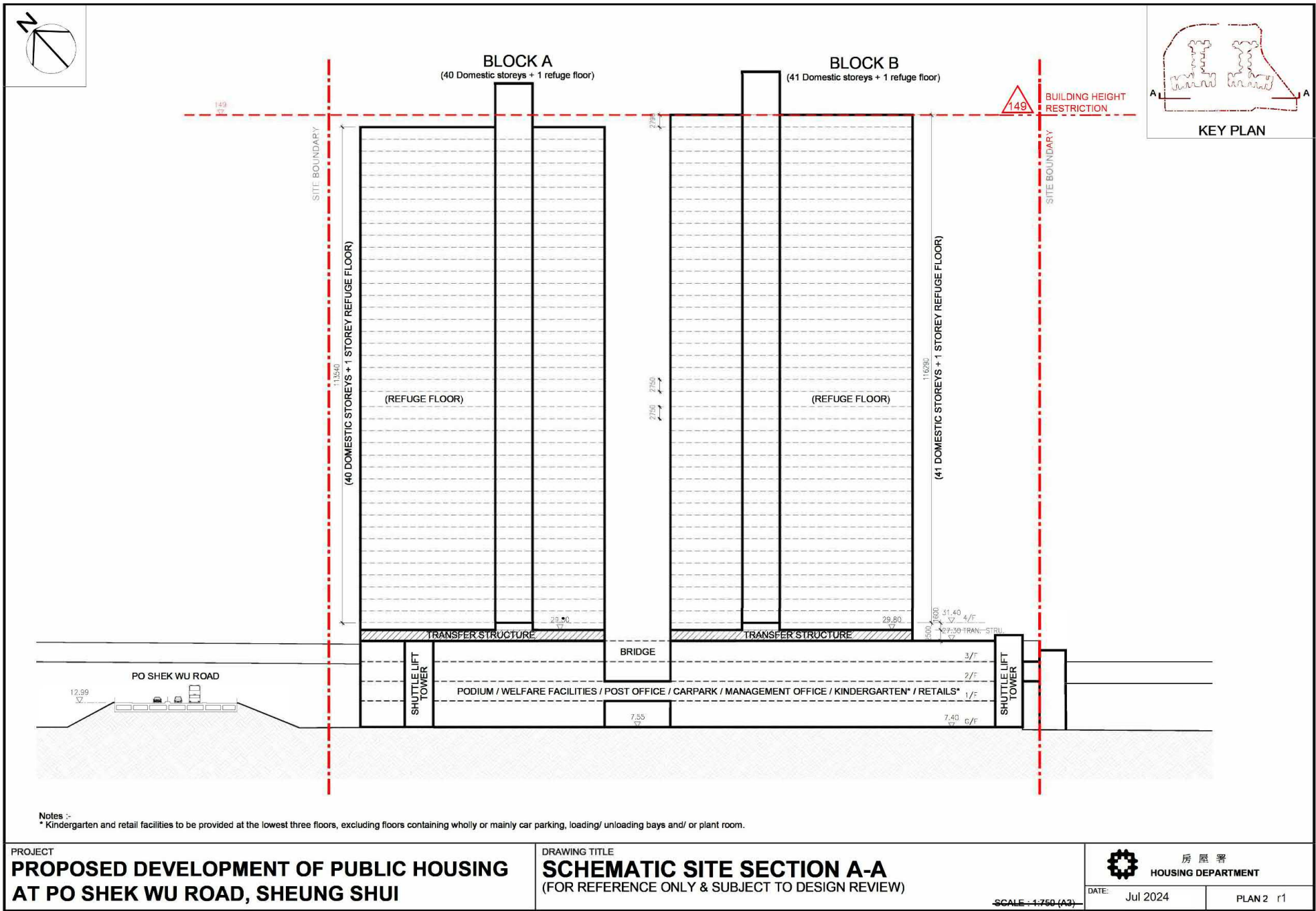
DATE: Jul 2024

PLAN 1

(摘錄自申請人於 6.8.2024 呈交的申請書)
(Extract from Applicant's
Submission of 6.8.2024)

參考編號
REFERENCE No.
A/FSS/299

繪圖
**DRAWING
A - 1**



(摘錄自申請人於 6. 8. 2024 呈交的申請書)
(Extract from Applicant's
Submission of 6.8.2024)

參考編號
REFERENCE No.
A/FSS/299

繪圖
DRAWING
A - 2



(摘錄自申請人於 6.8.2024 呈交的申請書)
(Extract from Applicant's
Submission of 6.8.2024)

參考編號
REFERENCE No.
A/FSS/299

繪圖
DRAWING
A - 4



(摘錄自申請人於 6.8.2024 呈交的申請書)
(Extract from Applicant's
Submission of 6.8.2024)

參考編號
REFERENCE No.
A/FSS/299

繪圖
DRAWING
A - 6



(摘錄自申請人於 6.8.2024 呈交的申請書)
(Extract from Applicant's
Submission of 6.8.2024)

參考編號
REFERENCE No.
A/FSS/299

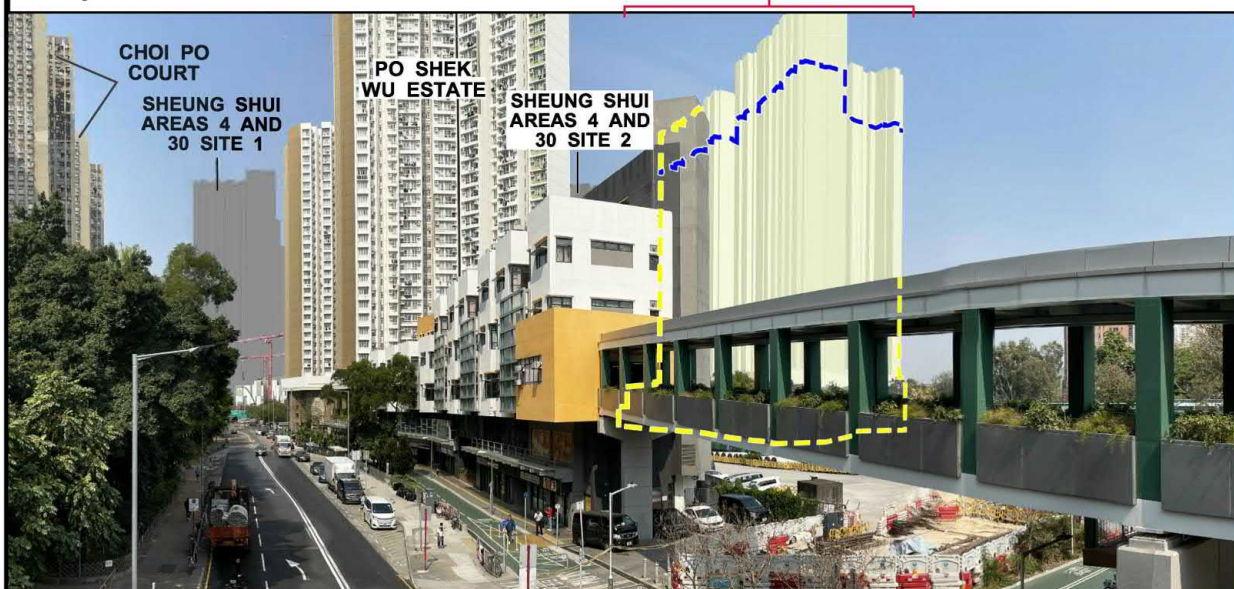
繪圖
DRAWING
A - 7

Existing View

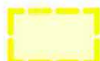


Proposed Scheme

PO SHEK WU ROAD



LEGEND:



Proposed Scheme (Max. 149mPD)



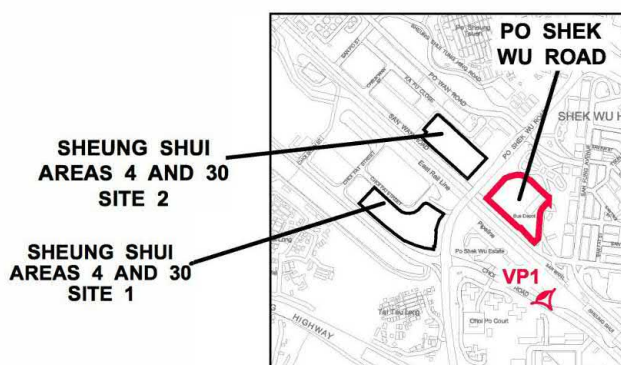
Current Scheme (Max. 130mPD)



Planned Public Housing Site at
Sheung Shui Areas 4 and 30 Sites 1 and 2



Application Site



PHOTOMONTAGE AT VIEWPOINT 1 (VIEW FROM SHEUNG SHUI MTR STATION)



**HOUSING DEPARTMENT
PLANNING SECTIONS**

PLAN 2

**DATE :
29.7.2024**

(摘錄自申請人於 6. 8. 2024 呈交的申請書)
(Extract from Applicant's
Submission of 6.8.2024)

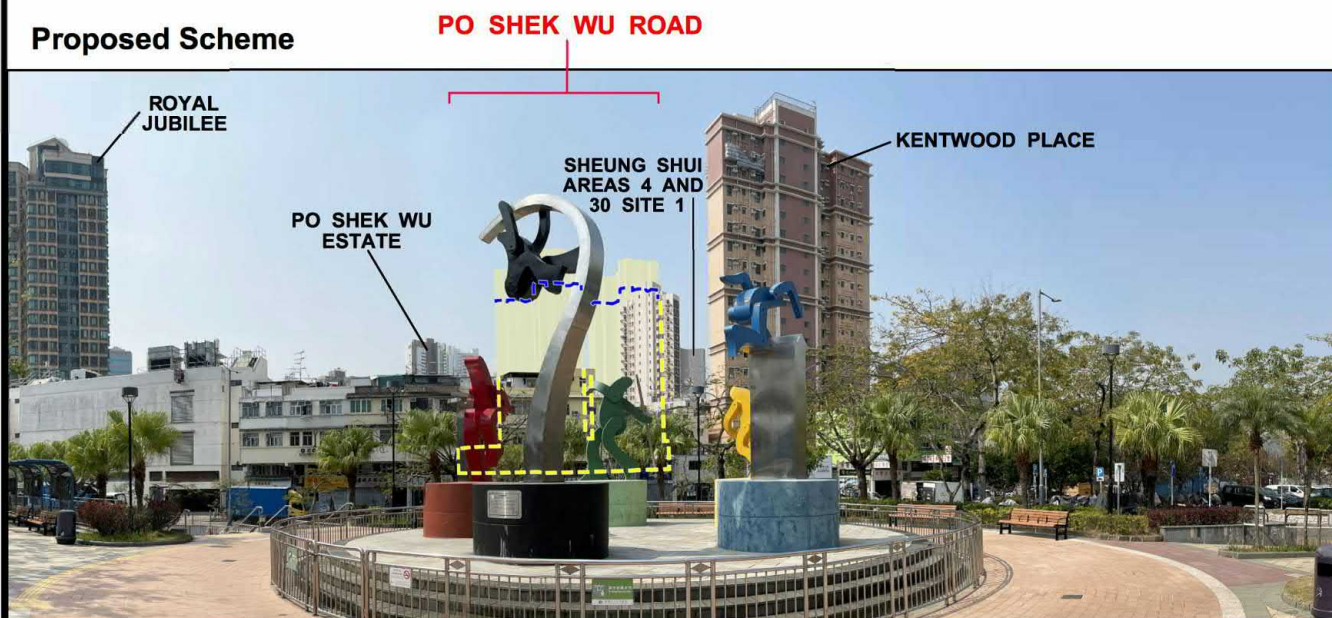
參考編號
REFERENCE No.
A/FSS/299

繪圖
DRAWING
A - 8

Existing View

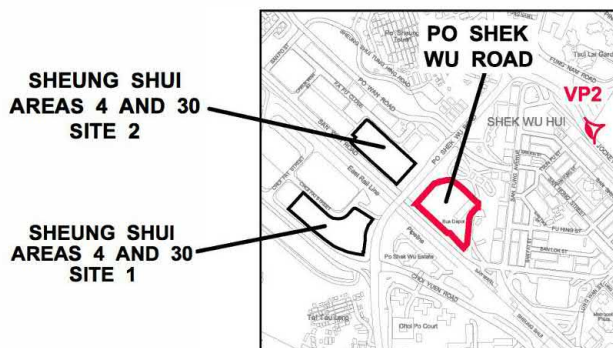


Proposed Scheme



LEGEND:

- Proposed Scheme (Max. 149mPD)
- Current Scheme (Max. 130mPD)
- Planned Public Housing Site at Sheung Shui Areas 4 and 30 Sites 1 and 2
- Application Site



PHOTOMONTAGE AT VIEWPOINT 2 (VIEW FROM NORTH DISTRICT SPORTS GROUND)



HOUSING DEPARTMENT
PLANNING SECTIONS

PLAN 3

DATE :
29.7.2024

(摘錄自申請人於 6. 8. 2024 呈交的申請書)
(Extract from Applicant's
Submission of 6.8.2024)

參考編號
REFERENCE No.
A/FSS/299

繪圖
DRAWING
A - 9

Existing View



Proposed Scheme

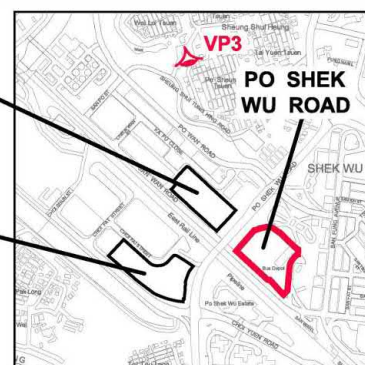


LEGEND:

-  Proposed Scheme (Max. 149mPD)
-  Current Scheme (Max. 130mPD)
-  Planned Public Housing Site at Sheung Shui Areas 4 and 30 Sites 1 and 2
-  Application Site

SHEUNG SHUI
AREAS 4 AND 30
SITE 2

SHEUNG SHUI
AREAS 4 AND 30
SITE 1



**PHOTOMONTAGE AT VIEWPOINT 3
(VIEW FROM SHEUNG SHUI TUNG HING ROAD
SITTING-OUT AREA)**



**HOUSING DEPARTMENT
PLANNING SECTIONS**

PLAN 4

**DATE :
29.7.2024**

(摘錄自申請人於 6.8.2024 呈交的申請書)
(Extract from Applicant's
Submission of 6.8.2024)

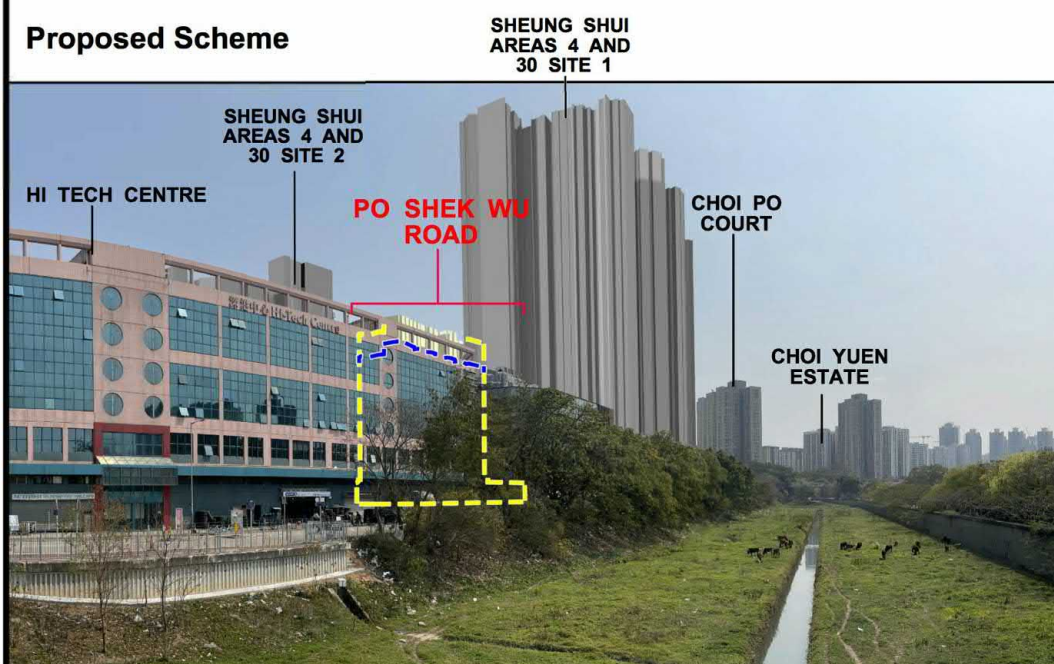
參考編號
REFERENCE No.
A/FSS/299

繪圖
DRAWING
A - 10





Existing View

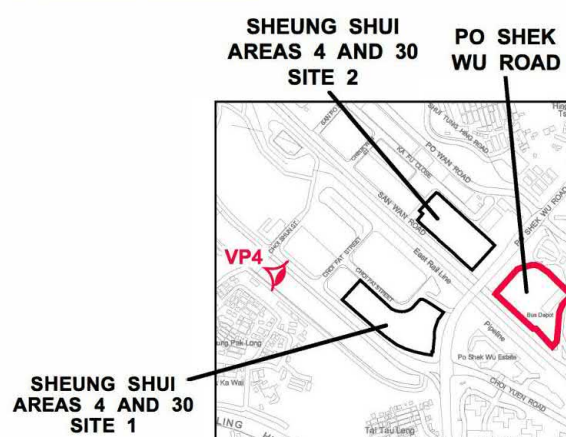


Proposed Scheme



LEGEND:

-  Proposed Scheme (Max. 149mPD)
-  Current Scheme (Max. 130mPD)
-  Planned Public Housing Site at Sheung Shui Areas 4 and 30 Sites 1 and 2
-  Application Site



PHOTOMONTAGE AT VIEWPOINT 4 (VIEW FROM FOOTBRIDGE AT CHOI YUEN ROAD)



HOUSING DEPARTMENT
PLANNING SECTIONS

PLAN 5

DATE :
29.7.2024

(摘錄自申請人於 6.8.2024 呈交的申請書)
(Extract from Applicant's
Submission of 6.8.2024)

參考編號
REFERENCE No.
A/FSS/299

繪圖
DRAWING
A - 11

Existing View



Proposed Scheme

SHEUNG SHUI AREAS 4
AND 30 SITE 1



LEGEND:



Proposed Scheme (Max. 149mPD)



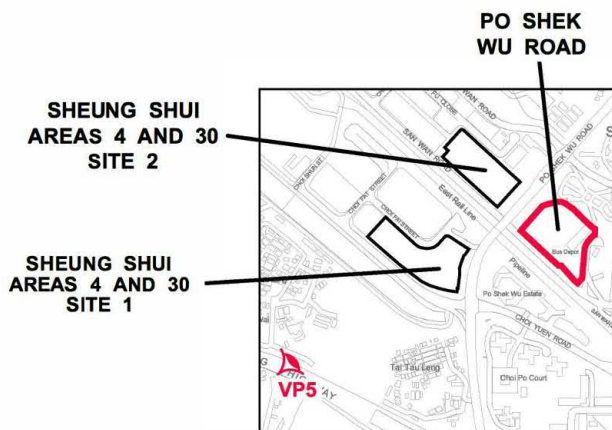
Current Scheme (Max. 130mPD)



Planned Public Housing Site at
Sheung Shui Areas 4 and 30 Sites 1 and 2



Application Site



**PHOTOMONTAGE AT VIEWPOINT 5
(VIEW FROM FOOTBRIDGE LINKING
TAI TAU LENG AND HAK KA WAI)**



**HOUSING DEPARTMENT
PLANNING SECTIONS**

PLAN 6

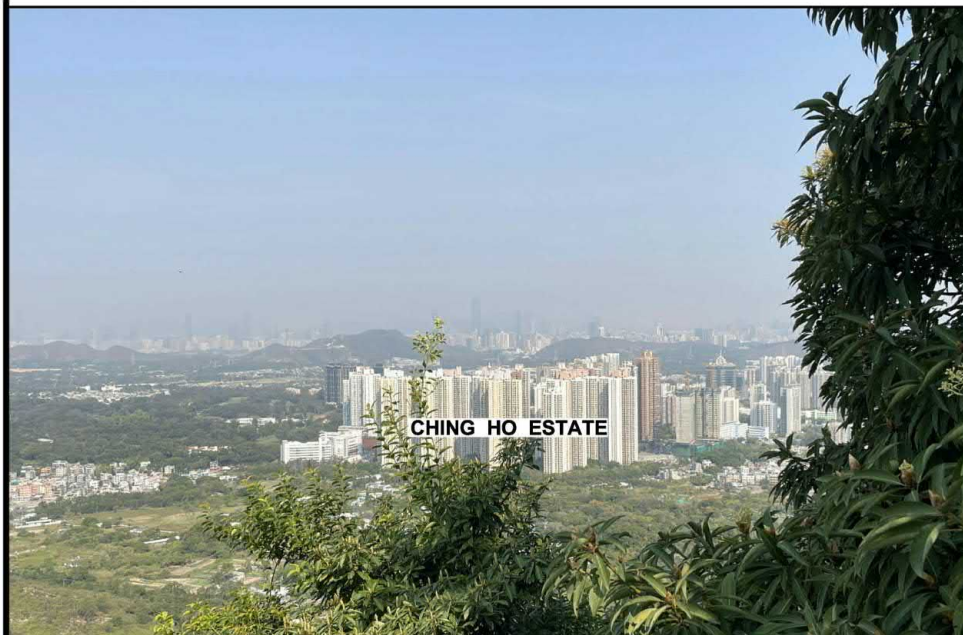
**DATE :
29.7.2024**

(摘錄自申請人於 6. 8. 2024 呈交的申請書)
(Extract from Applicant's
Submission of 6.8.2024)

參考編號
REFERENCE No.
A/FSS/299

繪圖
DRAWING
A - 12





Existing View



Proposed Scheme



LEGEND:

-  Proposed Scheme (Max. 149mPD)
-  Current Scheme (Max. 130mPD)
-  Planned Public Housing Site at Sheung Shui Areas 4 and 30 Sites 1 and 2
-  Application Site



PHOTOMONTAGE AT VIEWPOINT 6 (VIEW FROM WU TIP SHAN)



HOUSING DEPARTMENT
PLANNING SECTIONS

PLAN 7

DATE :
29.7.2024

(摘錄自申請人於 6. 8. 2024 呈交的申請書)
(Extract from Applicant's
Submission of 6.8.2024)

參考編號
REFERENCE No.
A/FSS/299

繪圖
DRAWING
A - 13

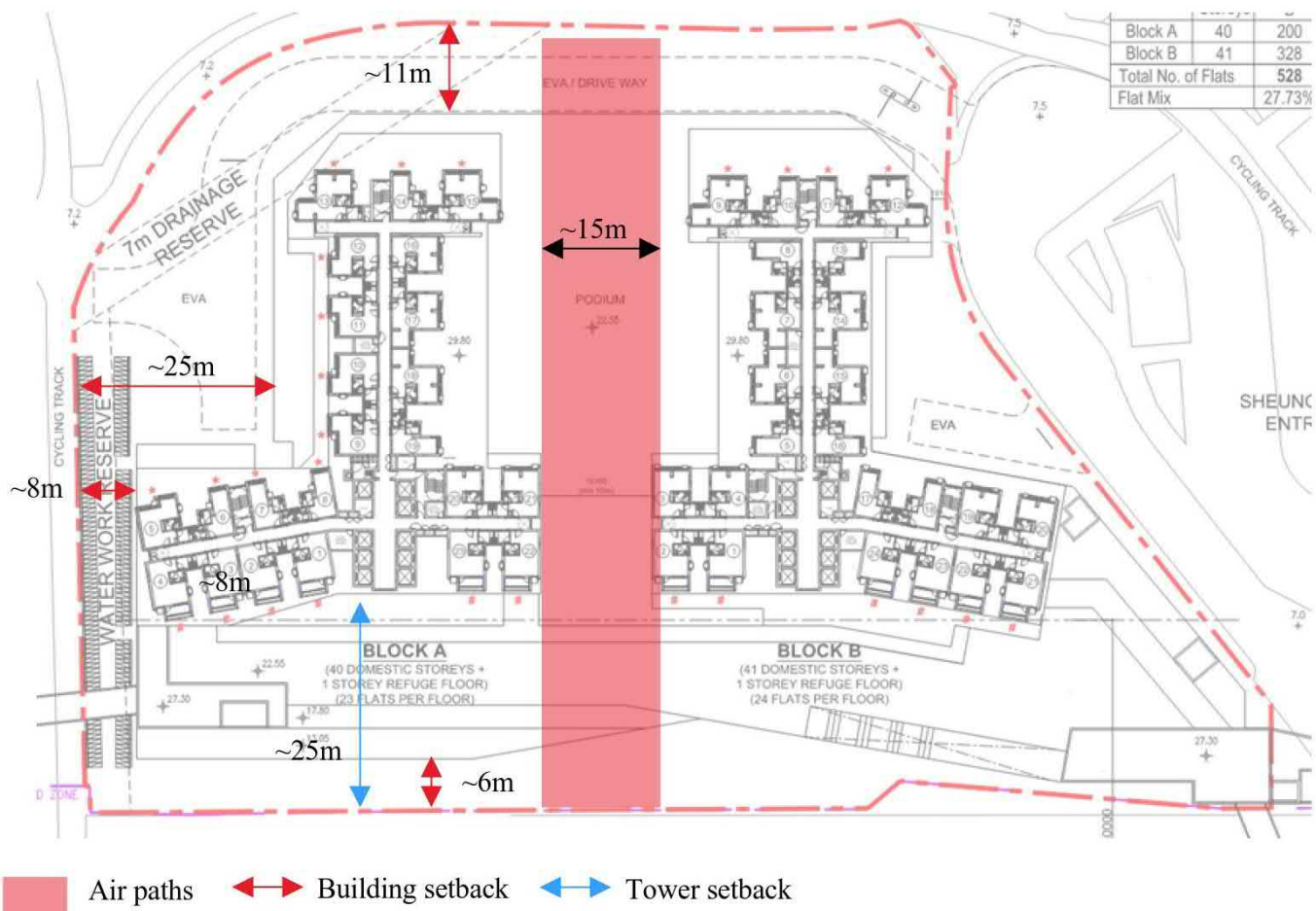
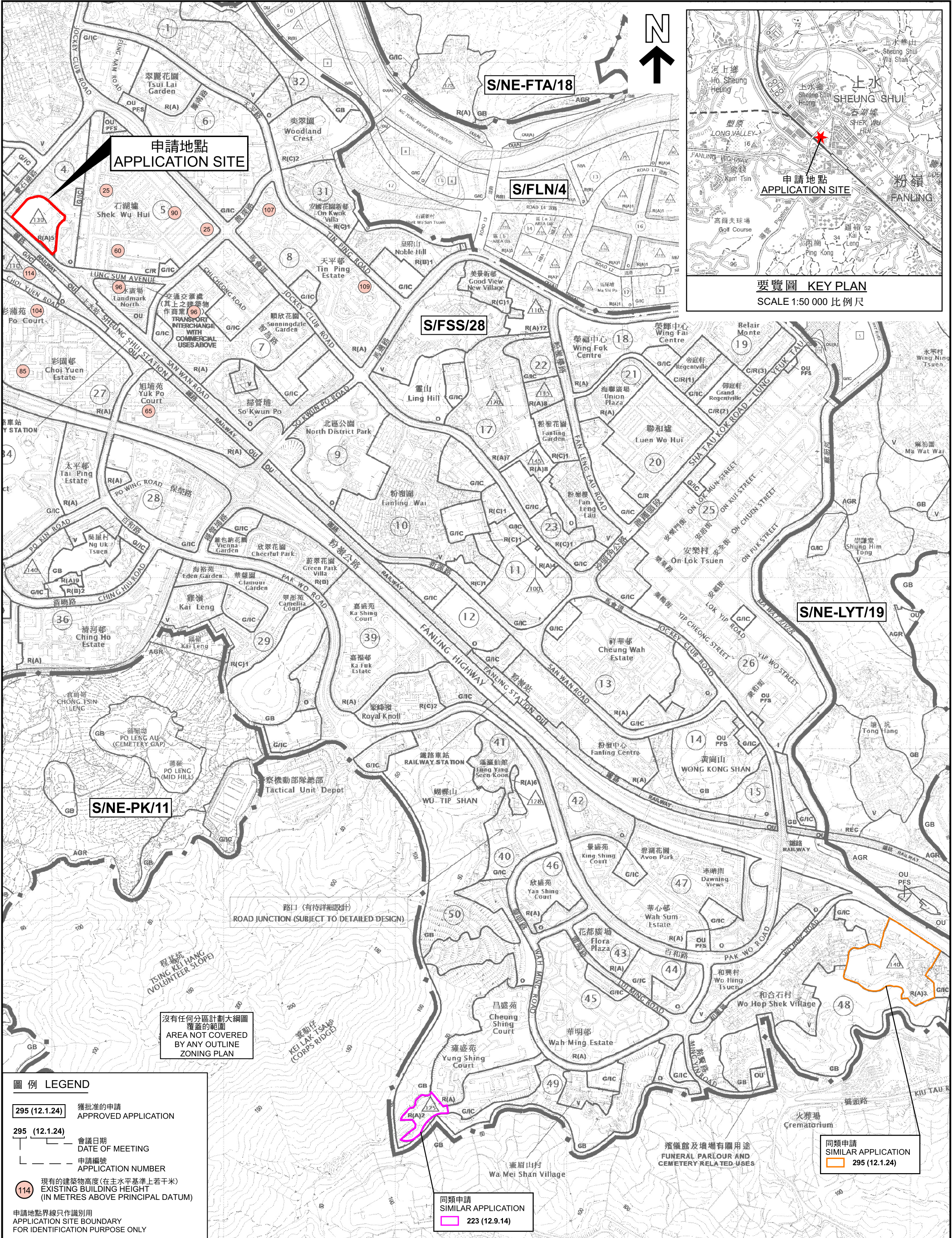


Figure 24 Proposed Scheme Wind Enhancement Features (Typical Floor)



圖例 LEGEND

- 295 (12.1.24) 獲批准的申請 APPROVED APPLICATION
- 295 (12.1.24) 會議日期 DATE OF MEETING
- 申請編號 APPLICATION NUMBER
- 114 現有的建築物高度(在主水平基準上若干米) EXISTING BUILDING HEIGHT (IN METRES ABOVE PRINCIPAL DATUM)
- 申請地點界線只作識別用 APPLICATION SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

本摘要圖於2024年12月24日擬備，所根據的資料為於2024年4月9日核准的分區計劃大綱圖編號S/FSS/28

EXTRACT PLAN PREPARED ON 24.12.2024 BASED ON OUTLINE ZONING PLAN No. S/FSS/28 APPROVED ON 9.4.2024

位置圖 LOCATION PLAN

擬議略為放寬地積比率及建築物高度限制以作准許的公營房屋發展
PROPOSED MINOR RELAXATION OF PLOT RATIO AND BUILDING HEIGHT RESTRICTIONS FOR PERMITTED PUBLIC HOUSING DEVELOPMENT

新界上水實石湖路政府土地
GOVERNMENT LAND AT PO SHEK WU ROAD, SHEUNG SHUI, NEW TERRITORIES

SCALE 1:10 000 比例尺

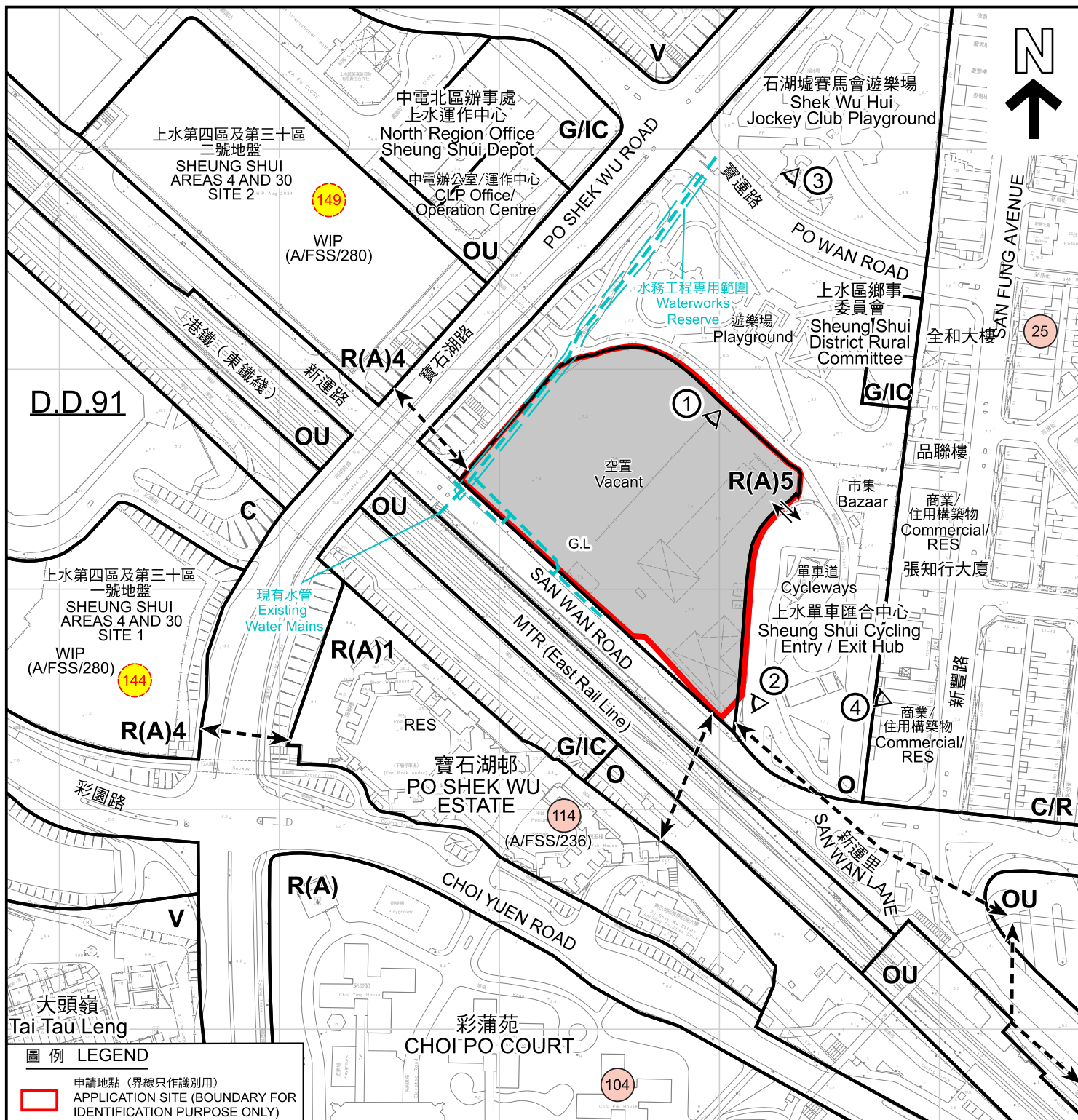
米 100 0 100 200 300 400 500 600 700 800 900 1000 米
METRES

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/FSS/299

圖 PLAN
A-1b



圖例 LEGEND

- 申請地點 (界線只作識別用)**
APPLICATION SITE (BOUNDARY FOR IDENTIFICATION PURPOSE ONLY)
- C** 商業
COMMERCIAL
- C/R** 商業 / 住宅
COMMERCIAL / RESIDENTIAL
- R(A)** 住宅(甲類)
RESIDENTIAL (GROUP A)
- V** 鄉村式發展
VILLAGE TYPE DEVELOPMENT
- G/I/C** 政府、機構或社區
GOVERNMENT, INSTITUTION OR COMMUNITY
- O** 休憩用地
OPEN SPACE
- OU** 其他指定用途
OTHER SPECIFIED USES
- G.L.** 政府土地
GOVERNMENT LAND
- RES** 住宅構築物
RESIDENTIAL STRUCTURES
- WIP** 施工中
WORKS IN PROGRESS
- 擬議的行人天橋連接 (視乎詳細設計而定)**
POSSIBLE FOOTBRIDGE CONNECTION (SUBJECT TO DETAILED DESIGN)
- 入口/出口**
INGRESS / EGRESS

- 114** 現有的建築物高度(在主水平基準上若干米)
EXISTING BUILDING HEIGHT (IN METRES ABOVE PRINCIPAL DATUM)
- 149** 規劃申請獲批的最高建築物高度(在主水平基準上若干米)
PLANNED MAXIMUM BUILDING HEIGHT (IN METRES ABOVE PRINCIPAL DATUM)
- 1** 實地照片的觀景點
VIEWING POINT OF SITE PHOTO

註釋 Note:
2024年8月13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 13.8.2024

平面圖 SITE PLAN

擬議略為放寬地積比率及建築物高度限制以作准許的公營房屋發展
PROPOSED MINOR RELAXATION OF PLOT RATIO AND BUILDING HEIGHT RESTRICTIONS FOR PERMITTED PUBLIC HOUSING DEVELOPMENT GOVERNMENT LAND AT PO SHEK WU ROAD, SHEUNG SHUI, NEW TERRITORIES

米 50 0 50 100 米
METRES SCALE 1:2 500 比例尺

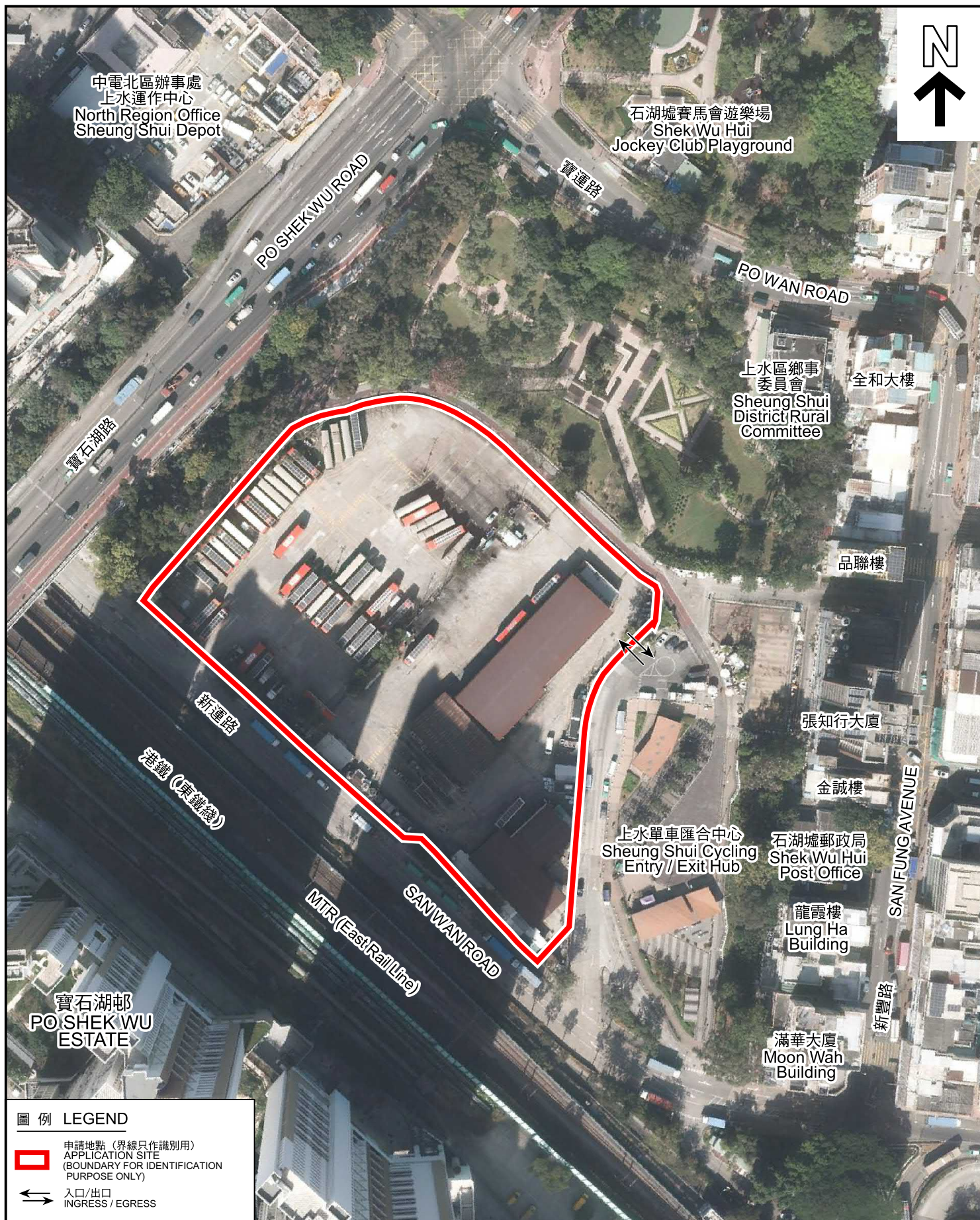
規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/FSS/299

圖 PLAN
A-2

本摘要圖於2024年12月24日擬備，
所根據的資料為測量圖編號
3-SW-6A及6B
EXTRACT PLAN PREPARED ON
24.12.2024 BASED ON SURVEY SHEET
No. 3-SW-6A & 6B



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

航攝照片 AERIAL PHOTO

本摘要圖於2024年12月9日擬備，所根據的資料為地政總署於2023年12月28日拍得的航攝照片編號E214277C

EXTRACT PLAN PREPARED ON
9.12.2024 BASED ON AERIAL PHOTO No.
E214277C TAKEN ON 28.12.2023 BY
LANDS DEPARTMENT

擬議略為放寬地積比率及建築物高度限制以作准許的公營房屋發展
新界上水寶石湖路的政府土地
PROPOSED MINOR RELAXATION OF PLOT RATIO AND
BUILDING HEIGHT RESTRICTIONS FOR
PERMITTED PUBLIC HOUSING DEVELOPMENT
GOVERNMENT LAND AT PO SHEK WU ROAD,
SHEUNG SHUI, NEW TERRITORIES

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/FSS/299

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 PHOTOS

擬議略為放寬地積比率及建築物高度限制以作准許的公營房屋發展
新界上水寶石湖路的政府土地
PROPOSED MINOR RELAXATION OF PLOT RATIO AND
BUILDING HEIGHT RESTRICTIONS FOR
PERMITTED PUBLIC HOUSING DEVELOPMENT
GOVERNMENT LAND AT PO SHEK WU ROAD,
SHEUNG SHUI, NEW TERRITORIES

規劃署
PLANNING
DEPARTMENT

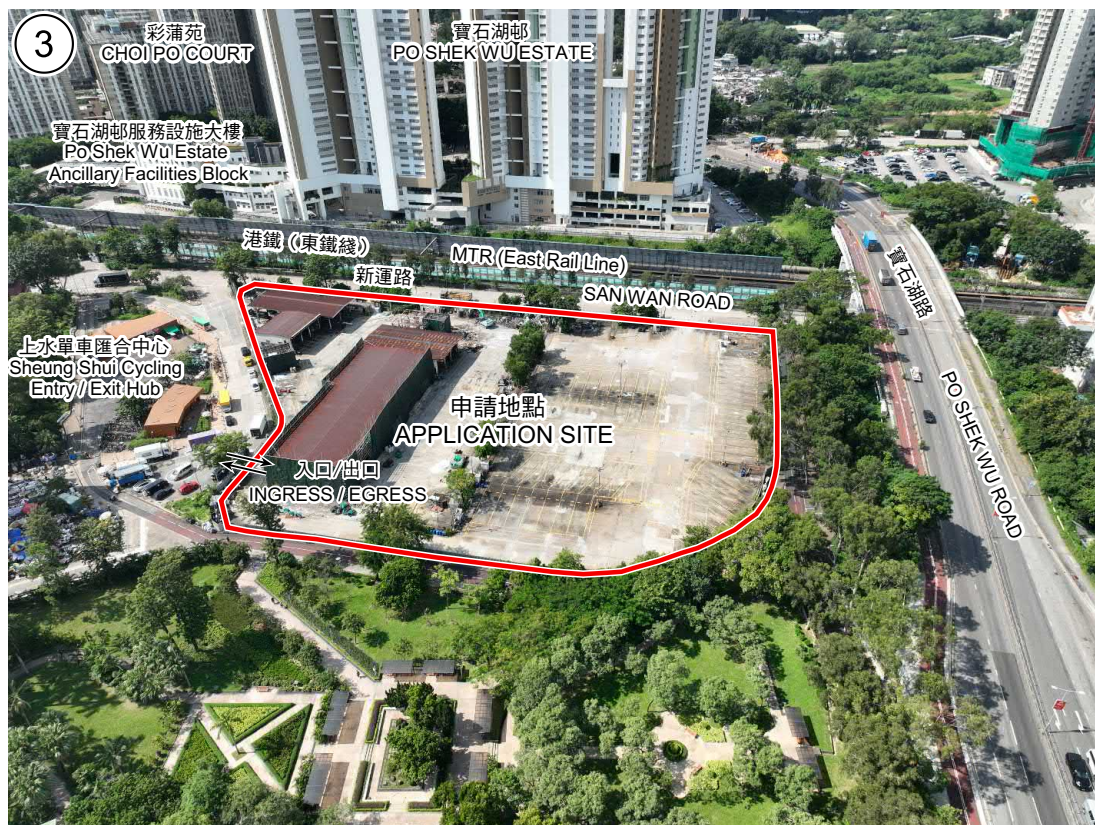


參考編號
REFERENCE No.
A/FSS/299

圖 PLAN
A-4a

本圖於2024年12月9日擬備，所根據的
資料為攝於2024年8月13日的實地照片

PLAN PREPARED ON 9.12.2024
BASED ON SITE PHOTOS
TAKEN ON 13.8.2024



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

實地照片 SITE PHOTOS

擬議略為放寬地積比率及建築物高度限制以作准許的公營房屋發展
新界上水寶石湖路的政府土地
PROPOSED MINOR RELAXATION OF PLOT RATIO AND
BUILDING HEIGHT RESTRICTIONS FOR
PERMITTED PUBLIC HOUSING DEVELOPMENT
GOVERNMENT LAND AT PO SHEK WU ROAD,
SHEUNG SHUI, NEW TERRITORIES

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/FSS/299

圖 PLAN
A-4b

本圖於2024年12月9日擬備，所根據的
資料為攝於2024年9月17日的實地照片

PLAN PREPARED ON 9.12.2024
BASED ON SITE PHOTOS
TAKEN ON 17.9.2024