

ARCHI+

Title

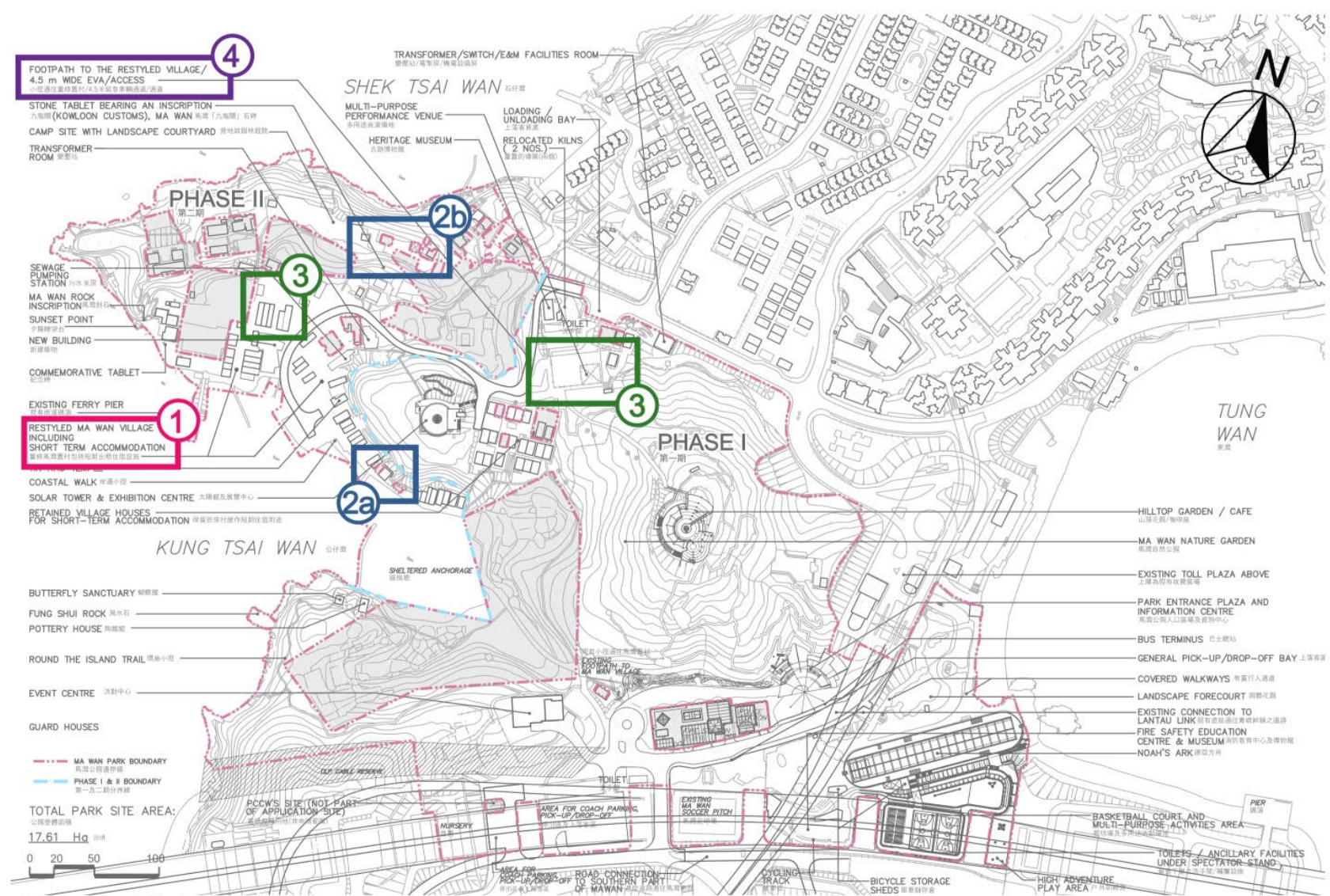
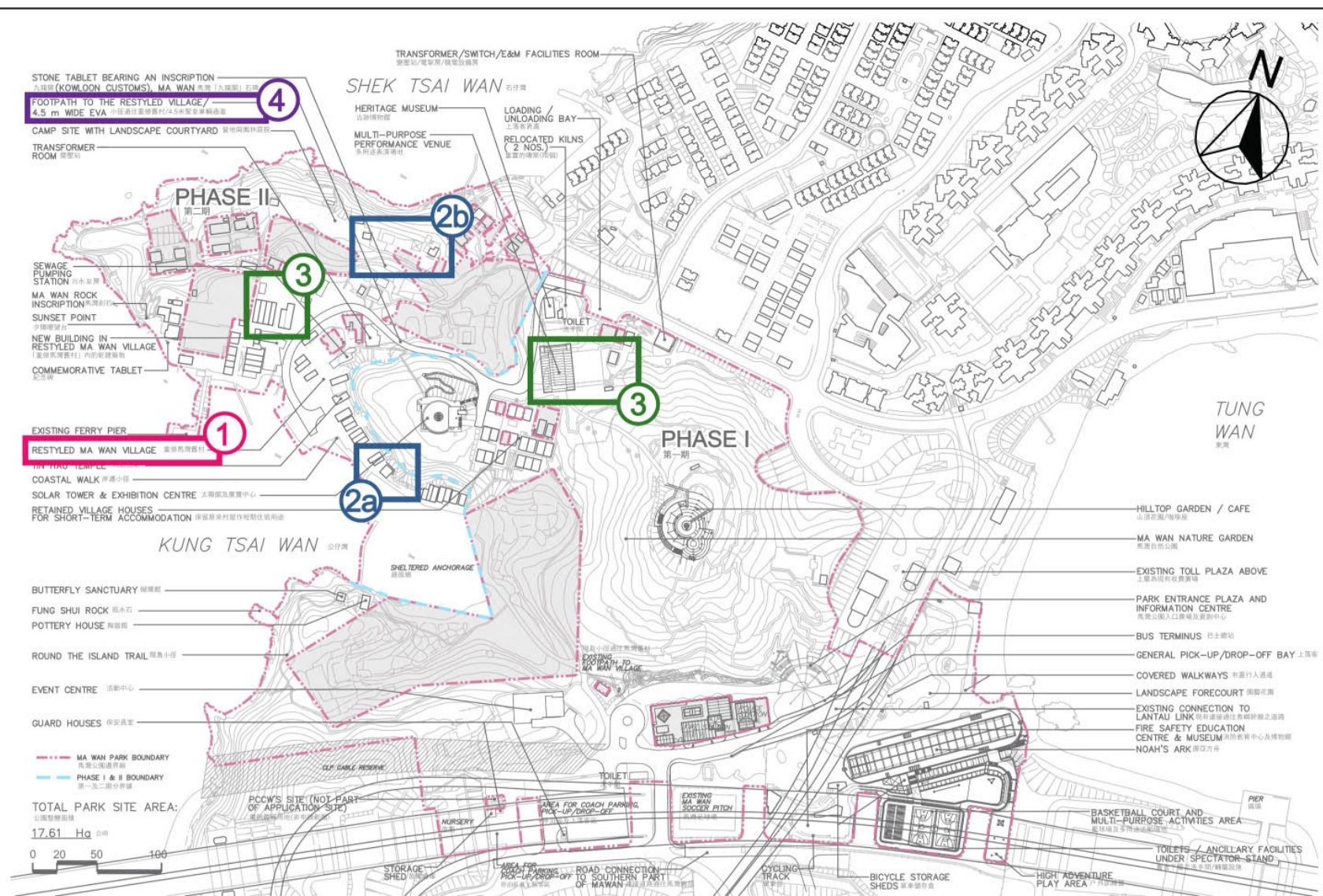
Master Layout Plan of Proposed Scheme

Checked	DH	Drawn	PW
Rev	0	Date	Apr 2025
Scale	N/A		Figure 3

參考編號
REFERENCE No.
A/I-MWI/48

繪圖 DRAWING
A-1

(來源：附錄 Ic)
(Source : Appendix Ic)



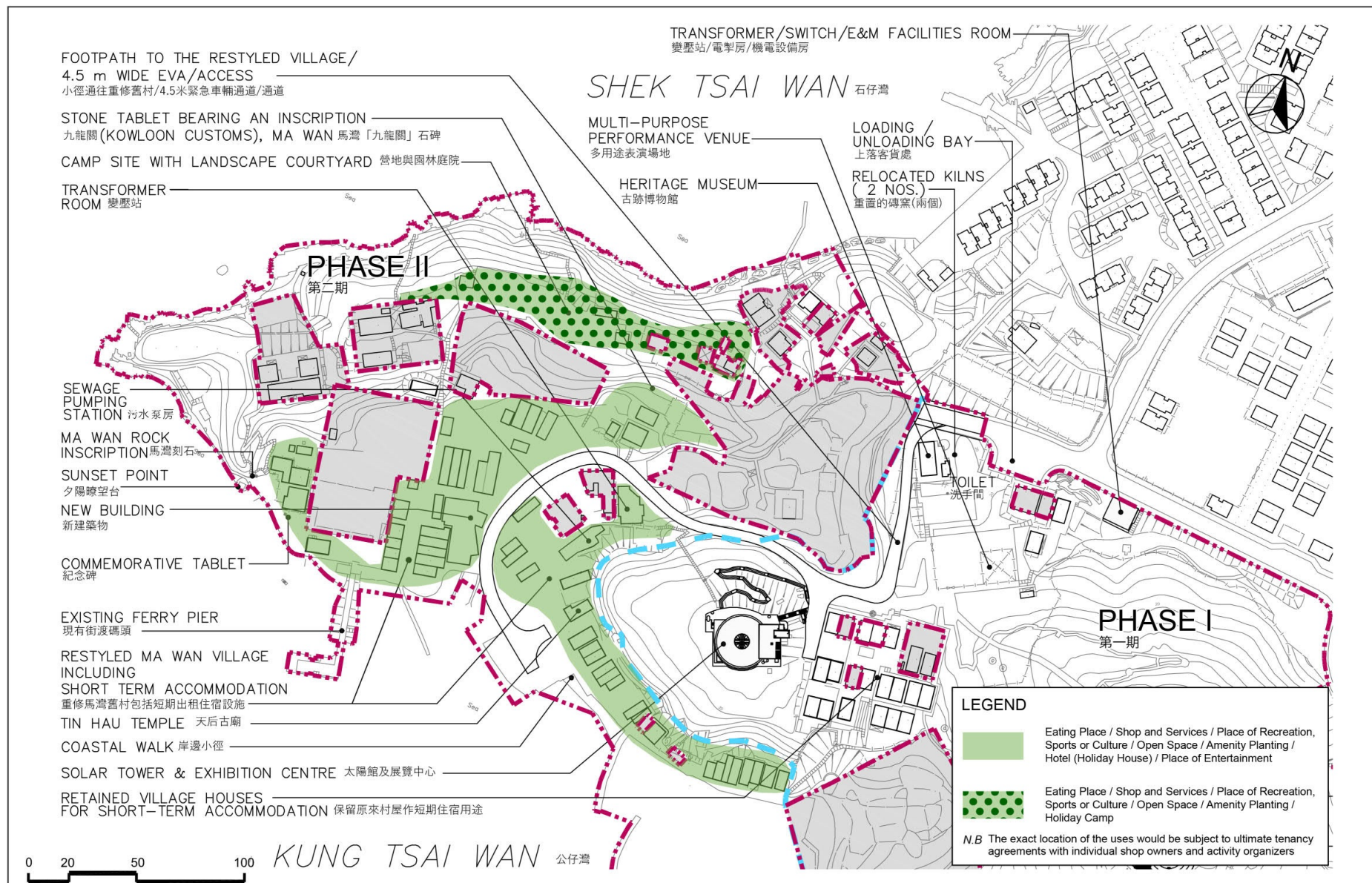
Amendment Items:

- ① Include short-term accommodation purpose in the annotation for Restyled Ma Wan Village
 - ②a Update the application site boundary by excluding two unacquired lots, i.e. Lots 241 and 244 in Ma Wan
 - ②b avoiding minor encroachment into an area covered by Government Land Licence
 - ③ General update of the base map to reflect the existing building structures
 - ④ Include access in the annotation for footpath to the Restyled Village / 4.5m wide EVA

- Update the application site boundary by
- 2a excluding two unacquired lots, i.e. Lots 241 and 244 in Ma Wan
 - 2b avoiding minor encroachment into an area covered by Government Land Licence

- ③ General update of the base map to reflect the existing building structures

- ④ Include access in the annotation for footpath to the Restyled Village / 4.5m wide EVA



ARCHI+

Title

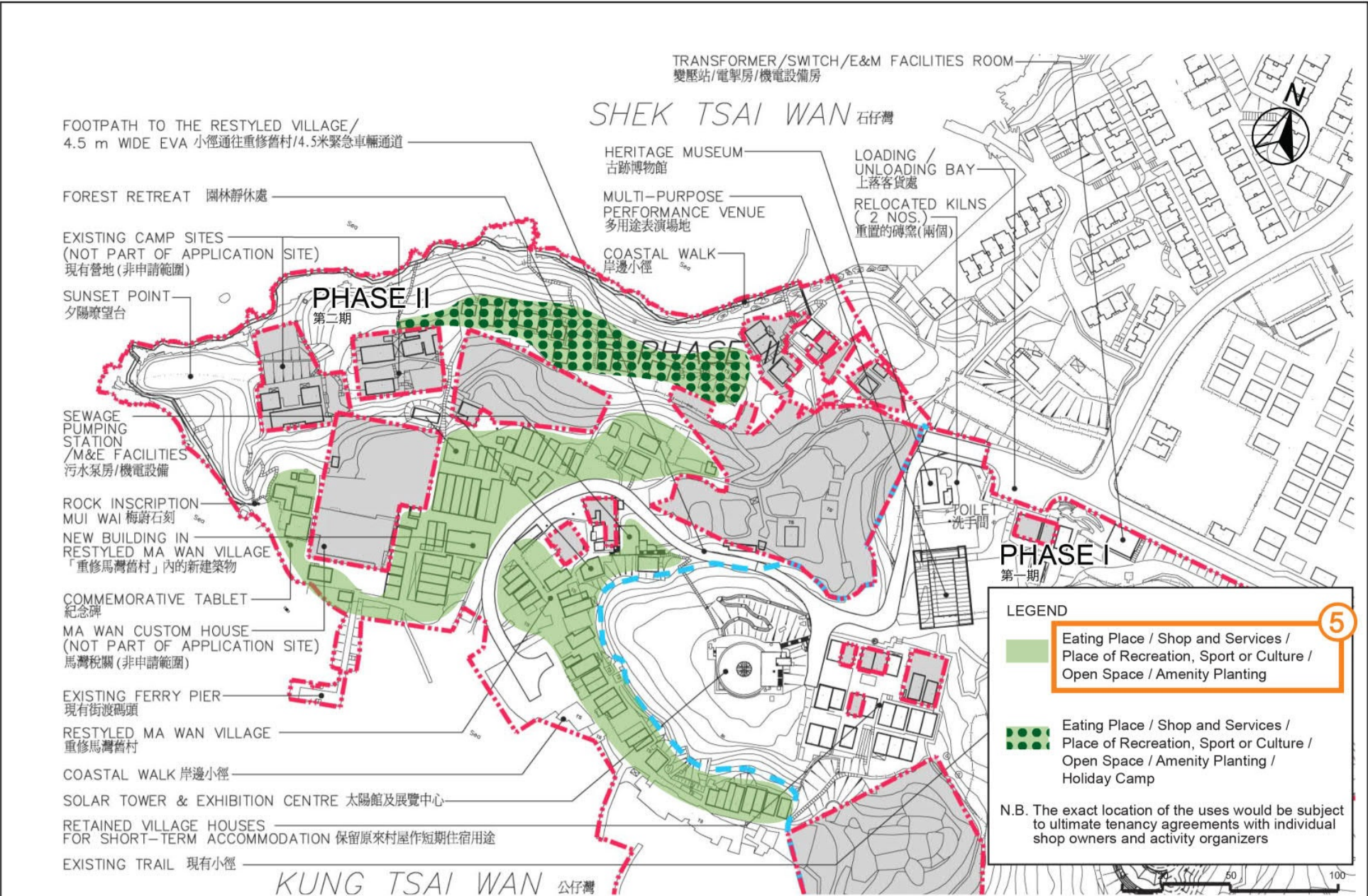
Broad Location of the Proposed Uses in Restyled Ma Wan Village

Checked	DH	Drawn	PW
Rev	0	Date	Apr 2025
Scale	N/A		Figure 5

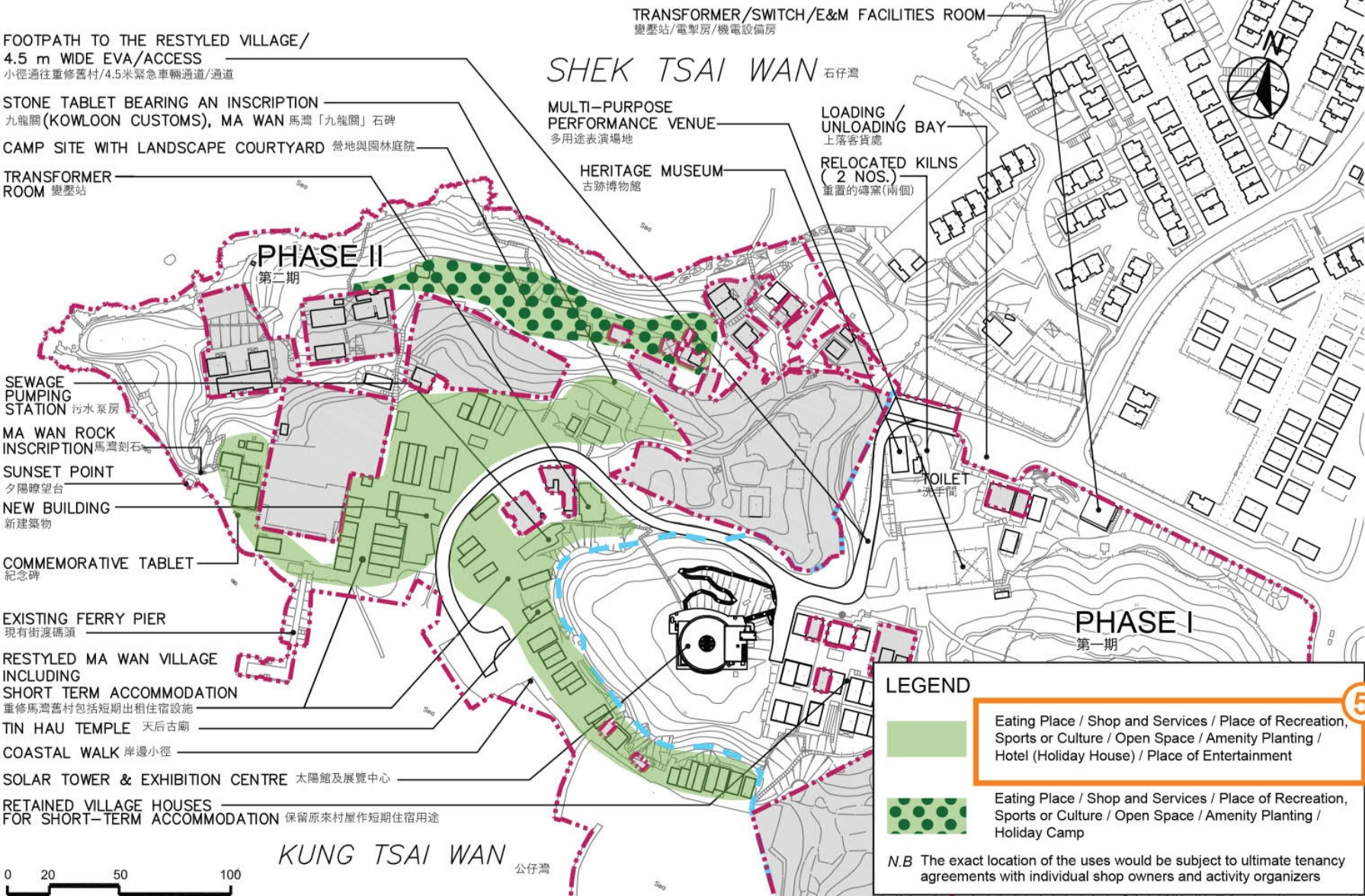
參考編號
REFERENCE No.
A/I-MWI/48

繪圖 DRAWING
A-3

(來源：附錄 Ic)
(Source : Appendix Ic)



Approved Scheme (Under Approval Condition (a) of Application No. A/I-MWI/45)



Proposed Scheme

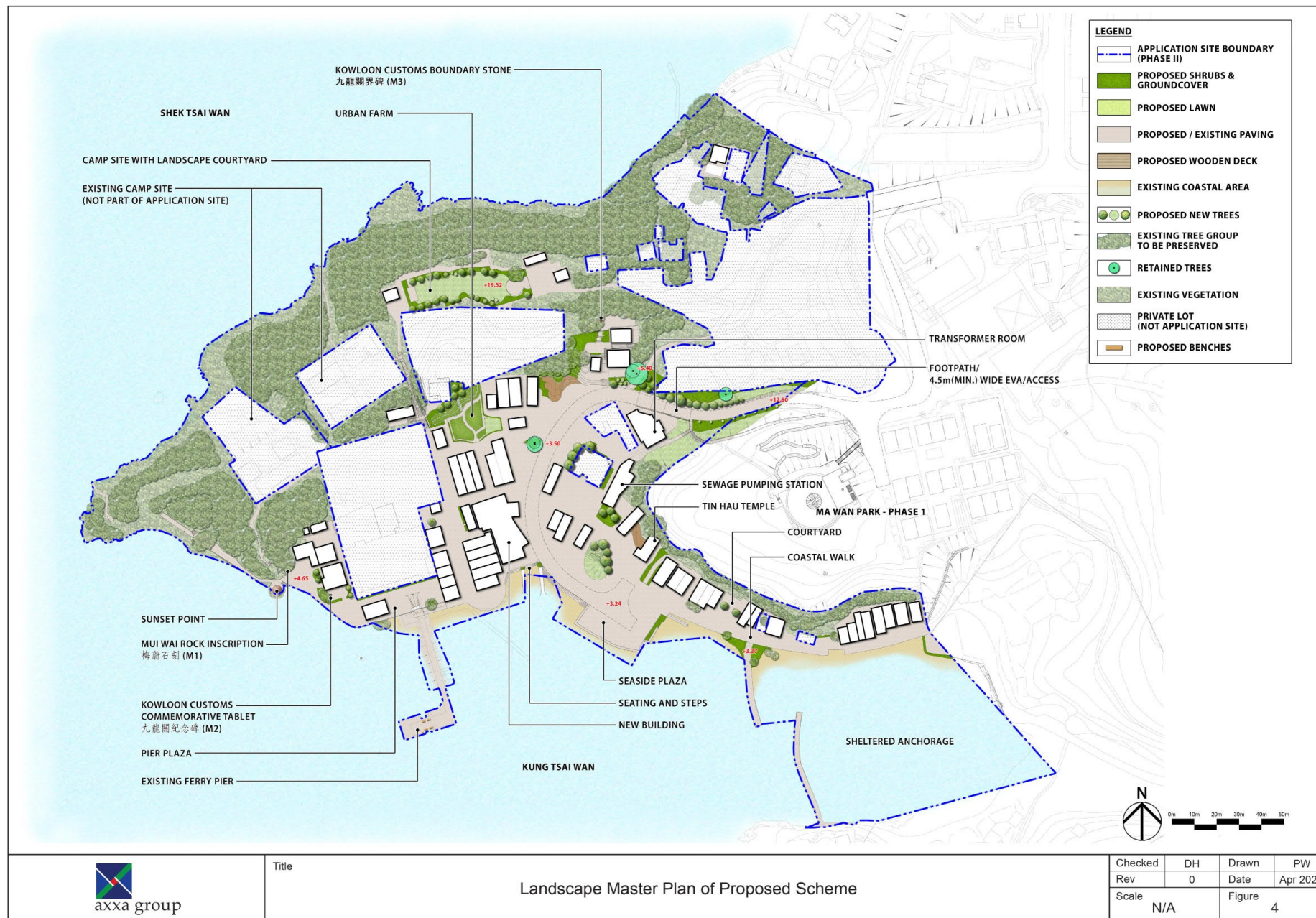
Amendment Item:

- 5 Include the proposed 'Hotel (Holiday House)' and 'Place of Entertainment' uses in Restyled Ma Wan Village

llewelyn davies	Title Comparison of Broad Location of the Proposed Uses in Restyled Ma Wan Village	Checked	DH	Drawn	PW
		Rev	1	Date	Apr 2025
		Scale	N / A	Figure	7

參考編號 REFERENCE No. A/I-MWI/48	繪圖 DRAWING A-4
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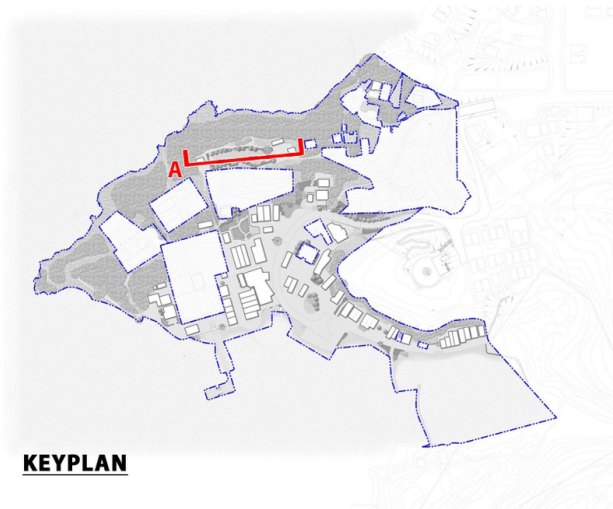
(來源：附錄 Ic)
(Source : Appendix Ic)



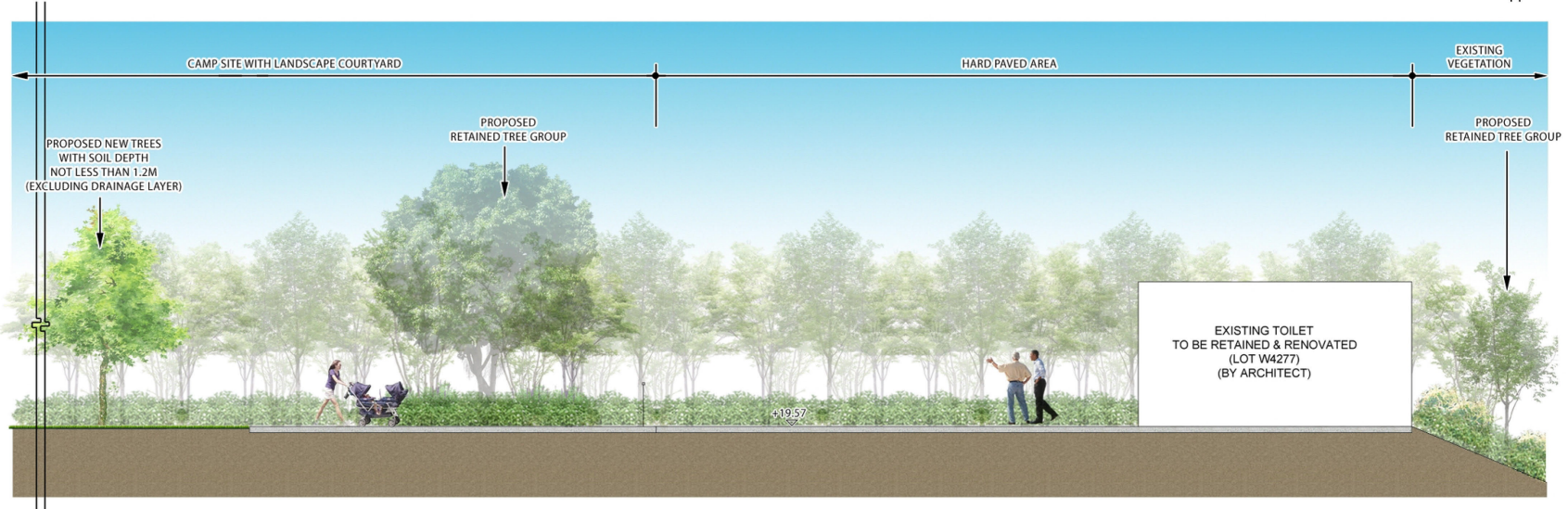
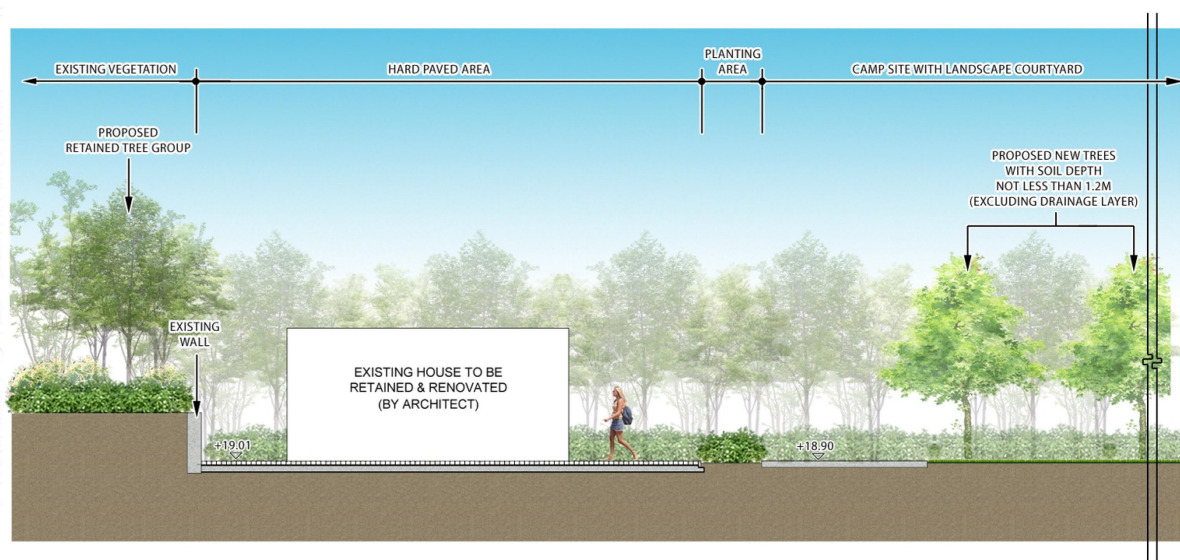
參考編號
REFERENCE No.
A/I-MWI/48

繪圖 DRAWING
A-5

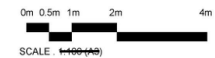
(來源：附錄 Ic)
(Source : Appendix Ic)



KEYPLAN



LANDSCAPE SECTION A



S16 PLANNING APPLICATION FOR PROPOSED RECREATIONAL PARK (MA WAN PARK)(PROPOSED AMENDMENTS TO APPROVED MASTER LAYOUT PLAN), LOT NO. 684 IN MA WAN, MA WAN

Landscape Section A

Dwg. No. : 2021215-SEC-01

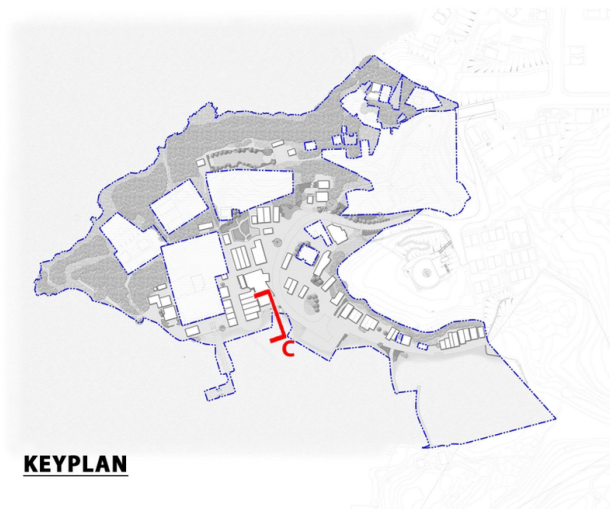
Date : F.E.S. 2025
(A3-A6)



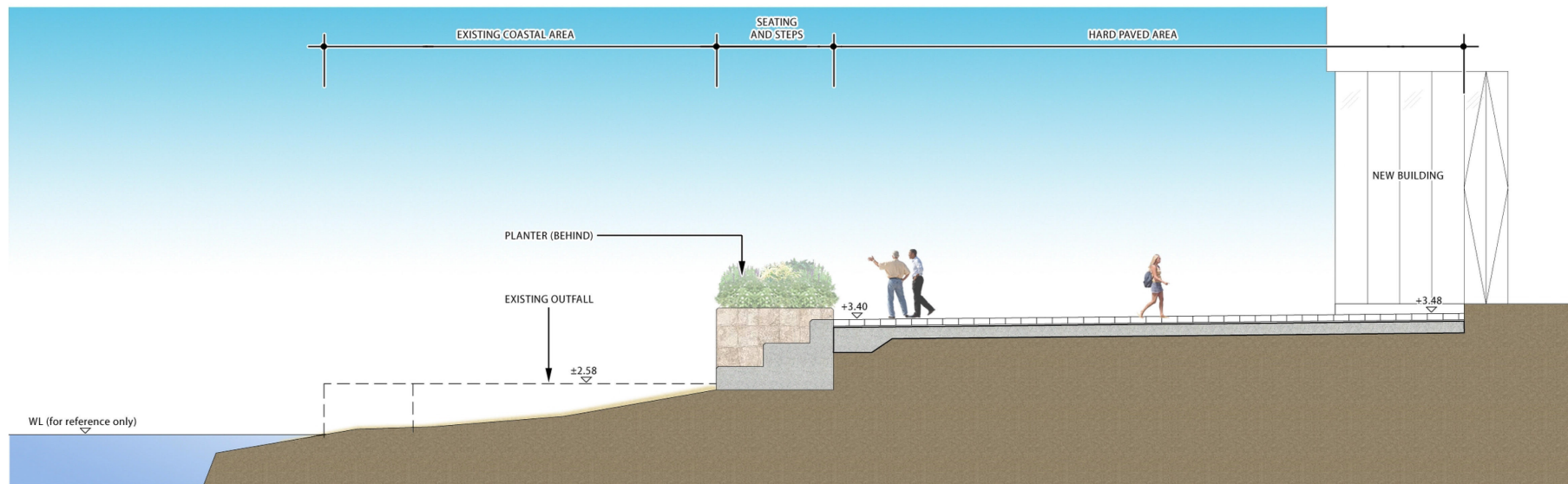
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參考編號 REFERENCE No. A/I-MWI/48	繪圖 DRAWING A-6
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(來源：附錄 Ia)
(Source : Appendix Ia)



KEYPLAN



LANDSCAPE SECTION C

S16 PLANNING APPLICATION FOR PROPOSED RECREATIONAL PARK (MA WAN PARK)(PROPOSED AMENDMENTS TO APPROVED MASTER LAYOUT PLAN), LOT NO. 684 IN MA WAN, MA WAN

Landscape Section C

Dwg. No. : 2021215-SEC-03

Date: FEB 2025
(A3-A4-A5)



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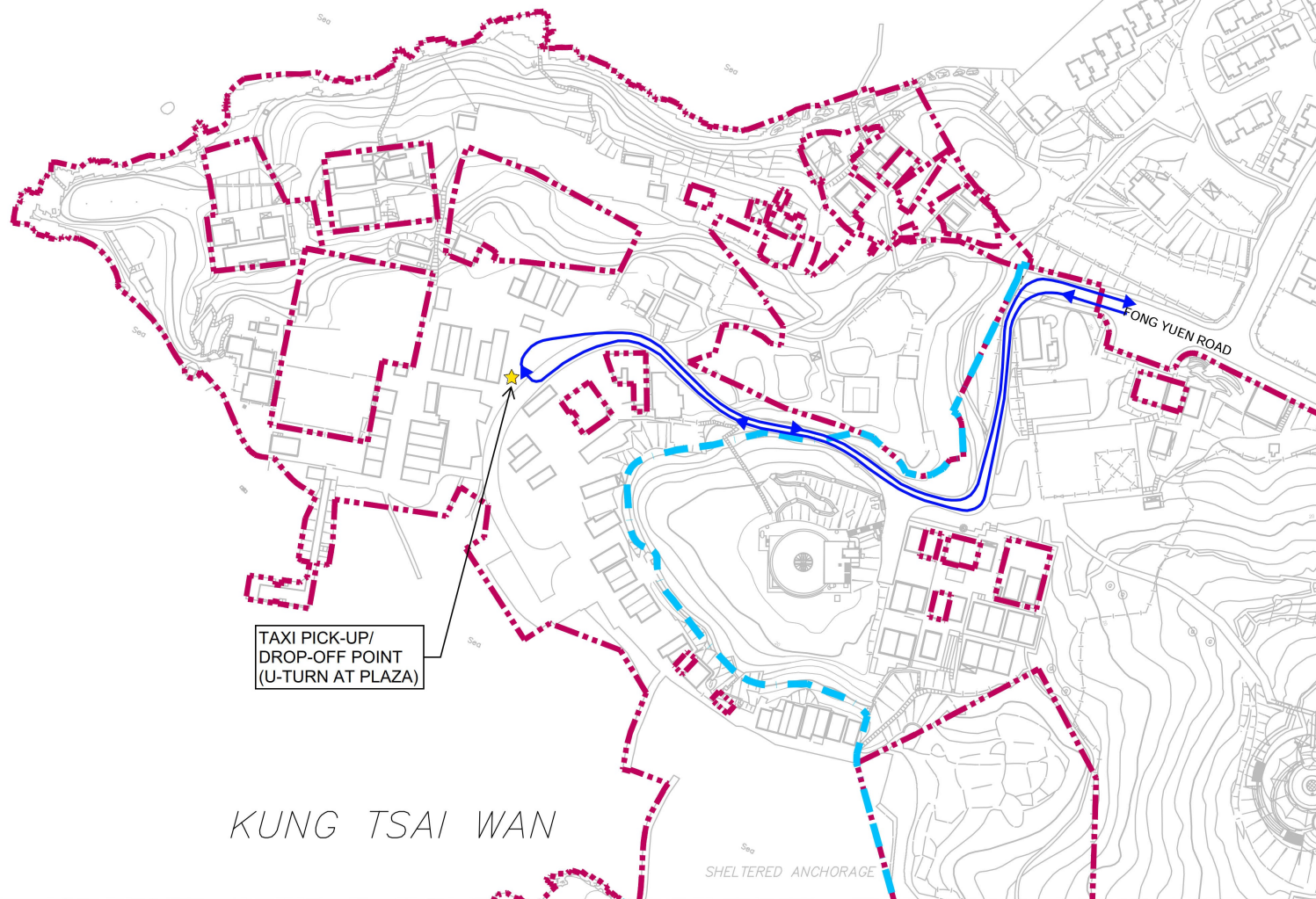
參考編號
REFERENCE No.
A/I-MWI/48

繪圖 DRAWING
A-7

(來源：附錄 Ia)
(Source : Appendix Ia)




SHEK TSAI WAN



LEGEND:

- MA WAN PARK BOUNDARY
- PHASE I & II BOUNDARY
- TAXI ROUTING
- TAXI PICKUP/DROPOFF POINT

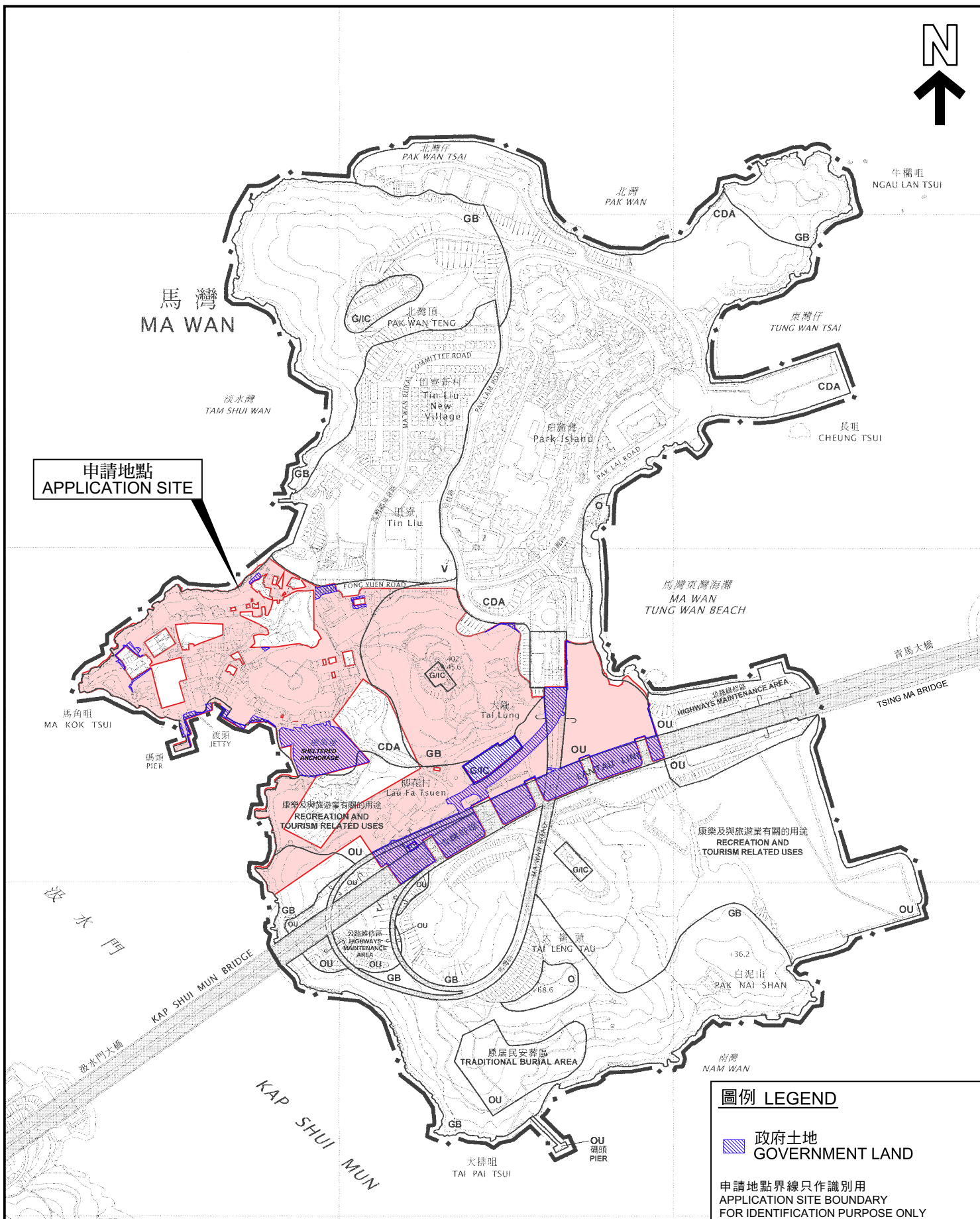
Rev	Date	Drawn	Description	Checked	Approved
REVELOPER					
CONSULTANT					
					
PROJECT					
SECTION 16 PLANNING APPLICATION FOR PROPOSED AMENDMENTS TO APPROVED MASTER LAYOUT PLAN OF MA WAN PARK DEVELOPMENT					
DRAWING TITLE					
TAXI PICK-UP/DROP-OFF POINT FOR THE MWPP2					
DESIGNED		CHECKED			
DRAWN		APPROVED			
SCALE AT A3		STATUS		KEY	
4:1500					
Drawing No.					
FIGURE 3.9					
© Copyright reserved					

PRINTED BY: \$USER\$
FILENAME: \$FILE\$
PLOT DRIVE: \$PLTDIVL\$

參考編號
REFERENCE No.
A/I-MWI/48

繪圖 DRAWING
A-8

(來源：附錄 Ia)
(Source : Appendix Ia)



圖例 LEGEND

 政府土地
GOVERNMENT LAND

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

位置圖 LOCATION PLAN

擬議修訂馬灣公園發展已核准的總綱發展藍圖
馬灣馬灣地段第48號、第114號、第229號餘段
及第684號(部分)和毗連政府土地
PROPOSED AMENDMENTS TO APPROVED MASTER LAYOUT PLAN
OF MA WAN PARK DEVELOPMENT
MA WAN LOT Nos. 48, 114, 229 RP AND 684 (PART)
AND ADJOINING GOVERNMENT LAND, MA WAN
SCALE 1:7 500 比例尺

米 100 0 100 200 300 米
METRES

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/I-MWI/48

圖 PLAN
A-1

本摘要圖於2025年4月7日擬備，
所根據的資料為於2009年6月2日
核准的分區計劃大綱圖編號S/I-MWI/14

EXTRACT PLAN PREPARED ON
7.4.2025 BASED ON OUTLINE ZONING
PLAN No. S/I-MWI/14 APPROVED ON
2.6.2009

先前申請 PREVIOUS APPLICATIONS

- A/I-MWI/27 於2003年3月21日獲批准
A/I-MWI/27 APPROVED ON 21. 3. 2003
- A/I-MWI/29 於2003年9月24日獲批准
A/I-MWI/29 APPROVED ON 24. 9. 2003
- A/I-MWI/35 於2005年1月27日獲批准
A/I-MWI/35 APPROVED ON 27. 1. 2005

- A/I-MWI/37 於2006年2月3日獲批准
A/I-MWI/37 APPROVED ON 3. 2. 2006

- A/I-MWI/43 於2013年7月5日獲批准
A/I-MWI/43 APPROVED ON 5. 7. 2013

- A/I-MWI/45 於2014年1月17日獲批准
A/I-MWI/45 APPROVED ON 17. 1. 2014

同類申請 SIMILAR APPLICATIONS

- A/I-MWI/16 於2000年11月24日獲批准
A/I-MWI/16 APPROVED ON 24. 11. 2000

- A/I-MWI/20 於2001年10月5日獲批准
A/I-MWI/20 APPROVED ON 5. 10. 2001

- A/I-MWI/20-2 於2010年8月13日獲批准
A/I-MWI/20-2 APPROVED ON 13. 8. 2010

淡水灣
TAM SHUI WAN

申請地點
Application Site

石仔灣
SHEK TSAI WAN

馬角咀
MA KOK TSUI

公仔灣
KUNG TSAI WAN

汲水門
KAP SHUI MUN BRIDGE

汲水門大橋
KAP SHUI MUN BRIDGE

龍蝦灣
LUNG HA WAN

青洲幹線
KAP SHUI MUN

北灣仔
PAK WAN TSAI

北灣
PAK WAN

北灣頂
PAK WAN TENG

馬灣大街村
Ma Wan Main Street Village

田寮新村
Tin Liu New Village

田寮
Tin Liu

芳園路
FONG YUEN ROAD

馬灣公園
Ma Wan Park

大隴
Tai Lung

柳花村
Lau Fa Tsuen

大嶺頭
TAI LENG TAU

白泥山
PAK NAI SHAN

南灣
NAM WAN

牛欄咀
NGAU LAN TSUI

東灣仔
TUNG WAN TSAI

長咀
CHEUNG TSUI

馬灣東灣泳灘
MA WAN TUNG WAN BEACH

東灣
TUNG WAN

青馬大橋
TSING MA BRIDGE

LANTAU LINK

本摘要圖於2025年4月9日擬備，
所根據的資料為測量圖編號6-SE-C 及10-NE-A

EXTRACT PLAN PREPARED ON
9.4.2025 BASED ON SURVEY SHEET
No. 6-SE-C AND 10-NE-A

先前及同類申請位置圖
LOCATION OF PREVIOUS
AND SIMILAR APPLICATIONS

擬議修訂馬灣公園發展已核准的總綱發展藍圖
馬灣馬灣地段第48號、第114號、第229號餘段
及第684號(部分)和毗連政府土地

PROPOSED AMENDMENTS TO APPROVED MASTER LAYOUT PLAN
OF MA WAN PARK DEVELOPMENT
MA WAN LOT Nos. 48, 114, 229 RP AND 684 (PART)
AND ADJOINING GOVERNMENT LAND, MA WAN

SCALE 1:7 500 比例尺

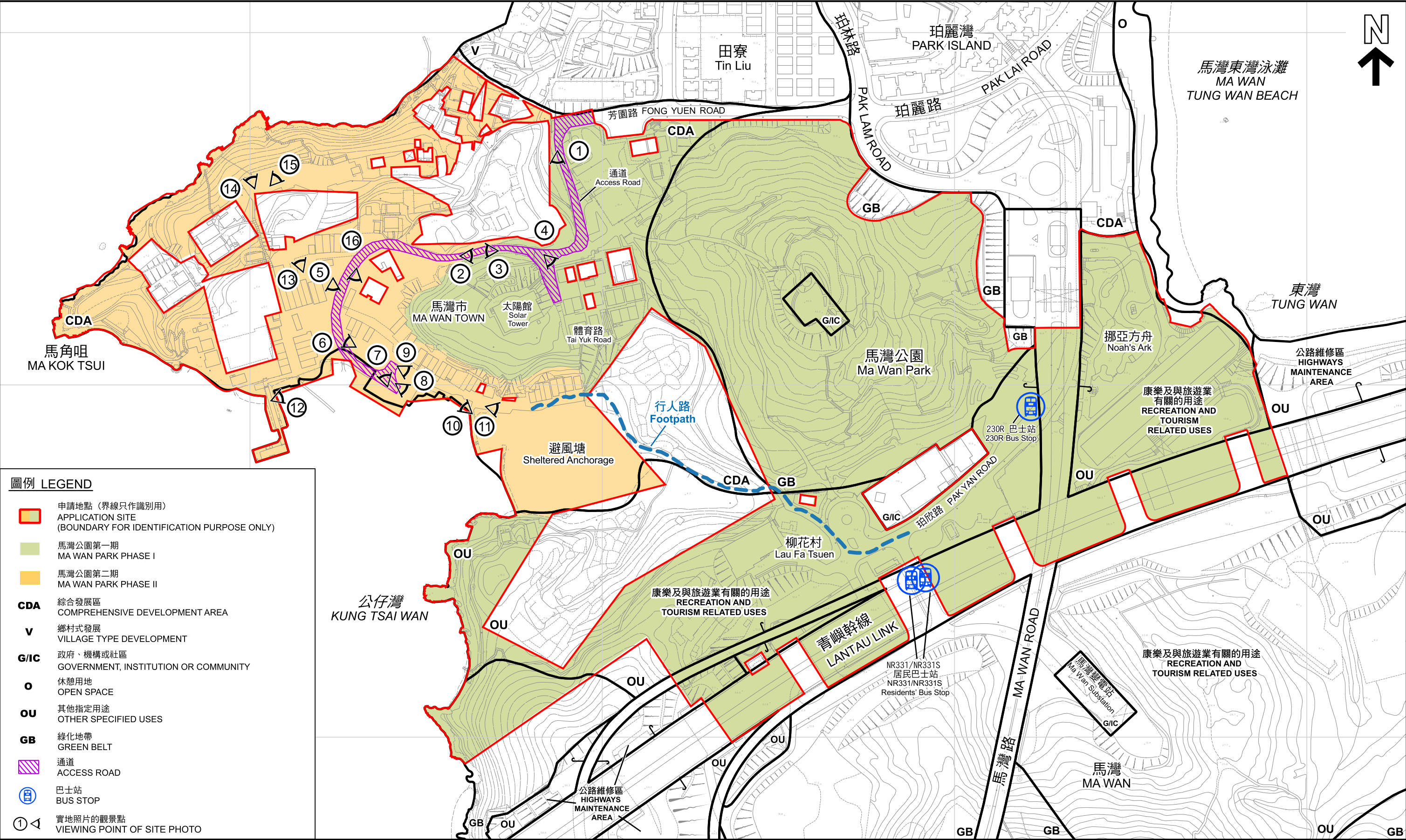
米 100 0 100 200 300 米
METRES

規 劃 署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/I-MWI/48

圖 PLAN
A-1a



圖例 LEGEND

- 申請地點 (界線只作識別用)
APPLICATION SITE
(BOUNDARY FOR IDENTIFICATION PURPOSE ONLY)
- 馬灣公園第一期
MA WAN PARK PHASE I
- 馬灣公園第二期
MA WAN PARK PHASE II
- CDA** 綜合發展區
COMPREHENSIVE DEVELOPMENT AREA
- V** 鄉村式發展
VILLAGE TYPE DEVELOPMENT
- G/IC** 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
- GB** 綠化地帶
GREEN BELT
- 通道
ACCESS ROAD
- 巴士站
BUS STOP
- 實地照片的觀景點
VIEWING POINT OF SITE PHOTO

本摘要圖於2025年4月9日擬備，所根據的資料為測量圖編號10-NE-1B, 10-NE-2A, 10-NE-1D, 10-NE-2C

EXTRACT PLAN PREPARED ON 9.4.2025
BASED ON SURVEY SHEET No. 10-NE-1B,
10-NE-2A, 10-NE-1D, 10-NE-2C

平面圖 SITE PLAN

擬議修訂馬灣公園發展已核准的總綱發展藍圖
馬灣馬灣地段第48號、第114號、第229號餘段
及第684號(部分)和毗連政府土地
PROPOSED AMENDMENTS TO APPROVED MASTER LAYOUT PLAN
OF MA WAN PARK DEVELOPMENT
MA WAN LOT Nos. 48, 114, 229 RP AND 684 (PART)
AND ADJOINING GOVERNMENT LAND, MA WAN

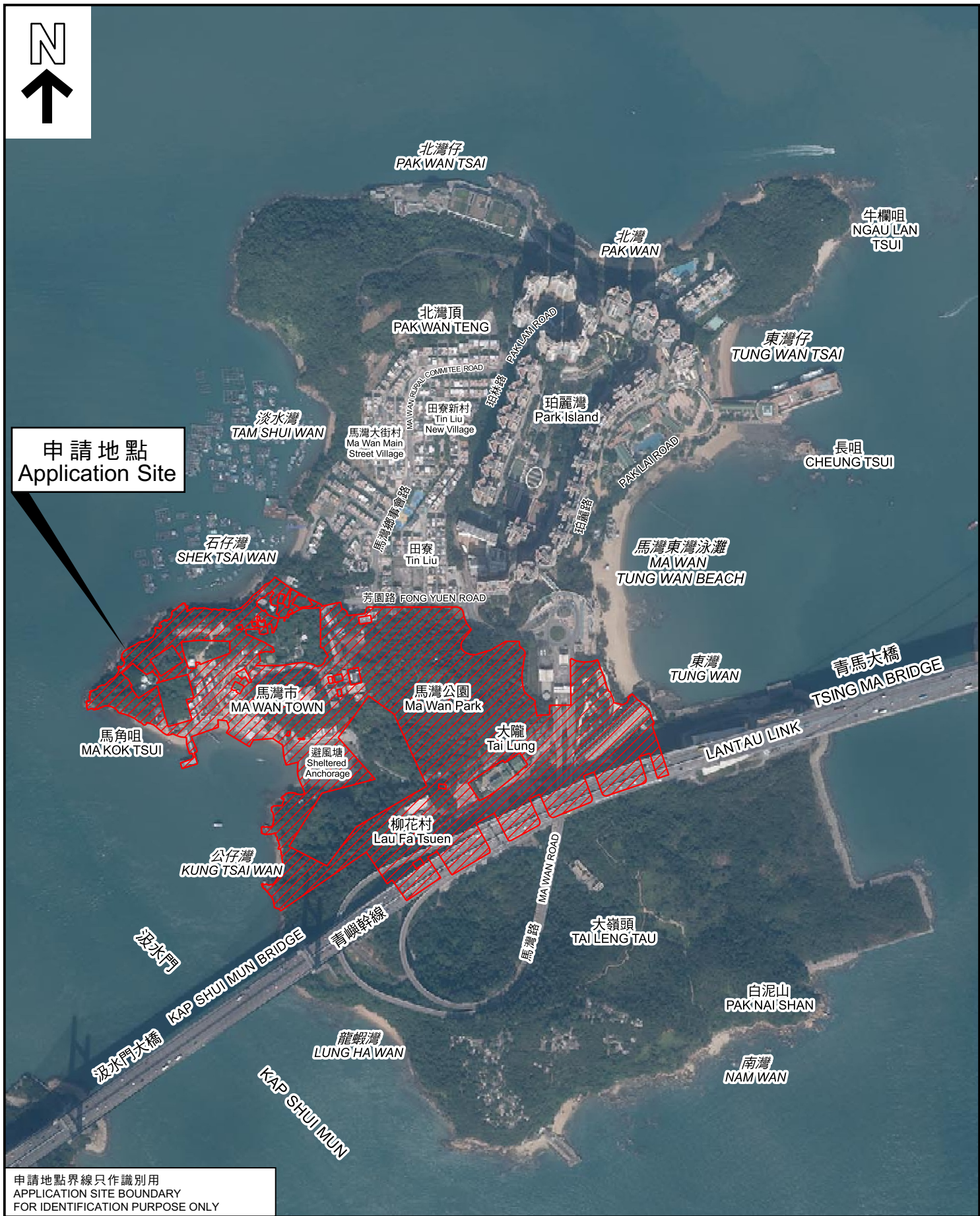
SCALE 1 : 2 500 比例尺

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METRES

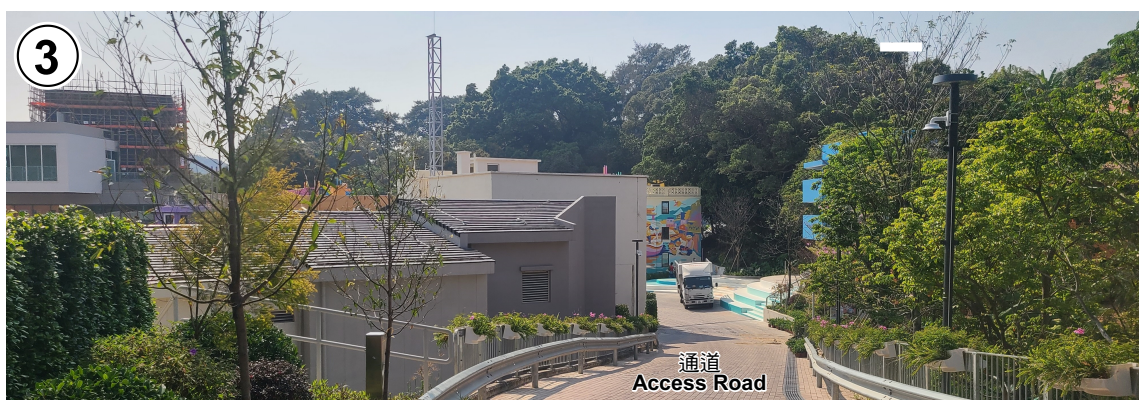
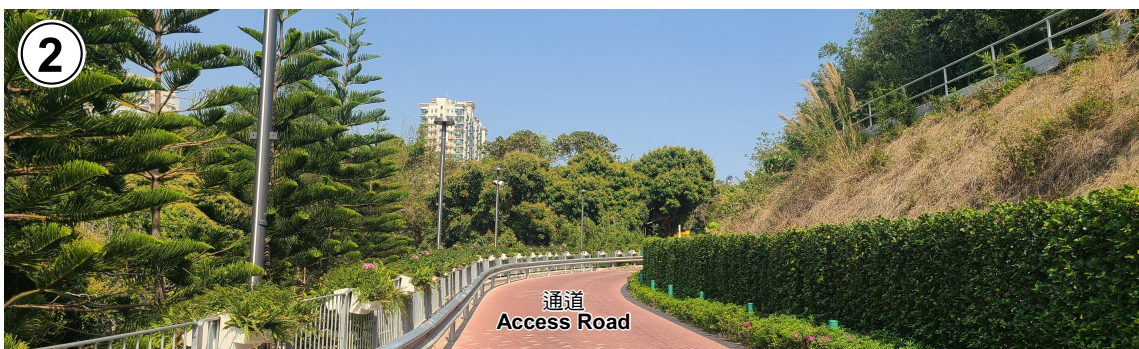
規劃署
PLANNING DEPARTMENT

參考編號
REFERENCE No.
A/I-MWI/48

圖 PLAN
A-2



PLAN
A-3



實地照片 SITE PHOTOS

本圖於2025年4月7日擬備，所根據的資料為攝於2025年3月21日的實地照片

PLAN PREPARED ON 7.4.2025
BASED ON SITE PHOTOS
TAKEN ON 21.3.2025

擬議修訂馬灣公園發展已核准的總綱發展藍圖
馬灣馬灣地段第48號、第114號、第229號餘段
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規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/I-MWI/48

圖 PLAN
A-4



重修馬灣舊村
Restyled Ma Wan Village



重修馬灣舊村
Restyled Ma Wan Village



重修馬灣舊村
Restyled Ma Wan Village



重修馬灣舊村
Restyled Ma Wan Village

實地照片 SITE PHOTOS

擬議修訂馬灣公園發展已核准的總綱發展藍圖
馬灣馬灣地段第48號、第114號、第229號餘段
及第684號(部分)和毗連政府土地

PROPOSED AMENDMENTS TO APPROVED MASTER LAYOUT PLAN
OF MA WAN PARK DEVELOPMENT
MA WAN LOT Nos. 48, 114, 229 RP AND 684 (PART)
AND ADJOINING GOVERNMENT LAND, MA WAN

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/I-MWI/48

圖 PLAN
A-5

本圖於2025年4月7日擬備，所根據的
資料為攝於2025年3月21日的實地照片

PLAN PREPARED ON 7.4.2025
BASED ON SITE PHOTOS
TAKEN ON 21.3.2025



實地照片 SITE PHOTOS

本圖於2025年4月7日擬備，所根據的資料為攝於2025年3月21日的實地照片

PLAN PREPARED ON 7.4.2025
BASED ON SITE PHOTOS
TAKEN ON 21.3.2025

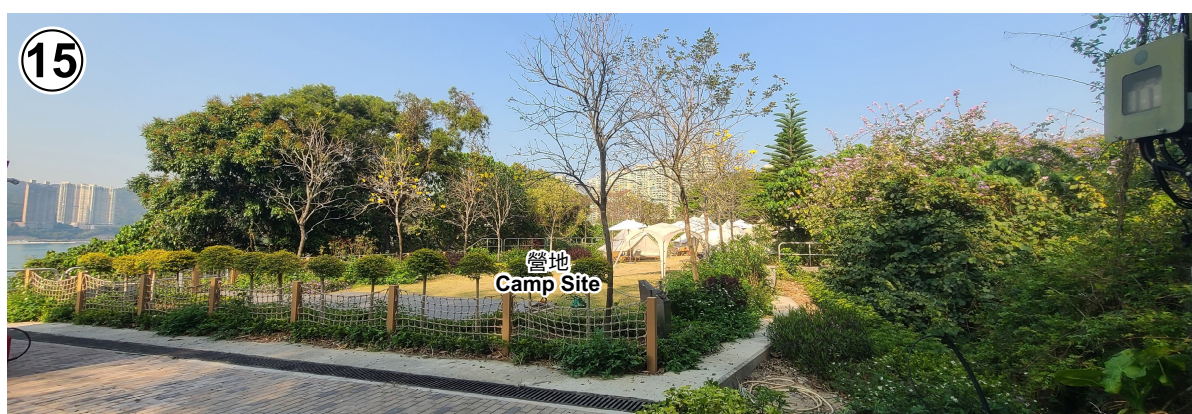
擬議修訂馬灣公園發展已核准的總綱發展藍圖
馬灣馬灣地段第48號、第114號、第229號餘段
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規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/I-MWI/48

圖 PLAN
A-6



實地照片 SITE PHOTOS

本圖於2025年4月7日擬備，所根據的資料為攝於2025年3月21日的實地照片

PLAN PREPARED ON 7.4.2025
BASED ON SITE PHOTOS
TAKEN ON 21.3.2025

擬議修訂馬灣公園發展已核准的總綱發展藍圖
馬灣馬灣地段第48號、第114號、第229號餘段
及第684號(部分)和毗連政府土地
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MA WAN LOT Nos. 48, 114, 229 RP AND 684 (PART)
AND ADJOINING GOVERNMENT LAND, MA WAN

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/I-MWI/48

圖 PLAN
A-7