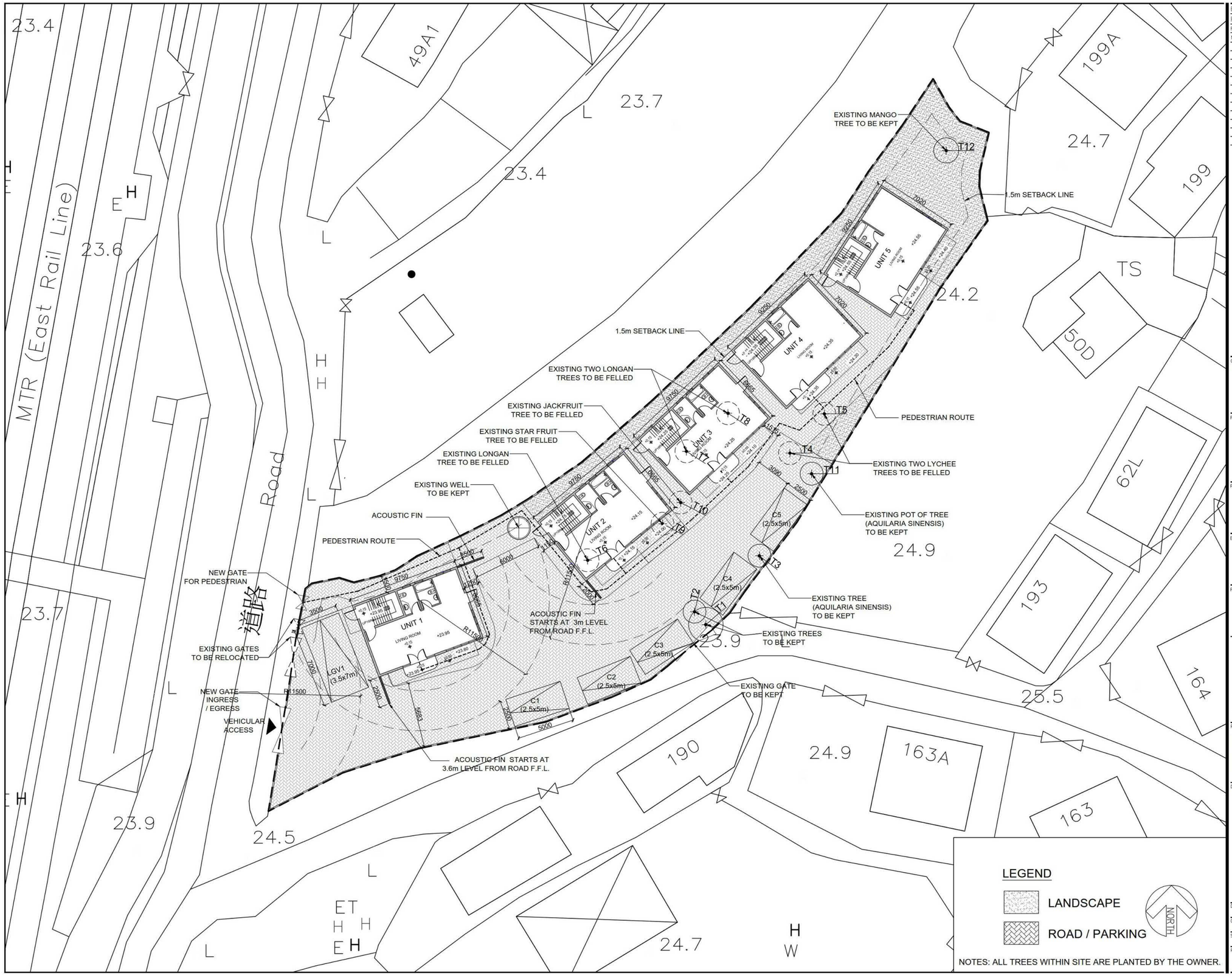

BD REF. NO.:
FSD REF. NO.:
REVISIONS AND SUBMISSIONS:

NO.	DATE:	DETAILS:	CHECKED:

CLIENT/EMPLOYER:
MR. WAI TZE PONG C2 (2.5x5m)

PROJECT ARCHITECT/AUTHORIZED PERSON:
馬海
馬海(建築顧問)有限公司
Spence Robinson Limited

PROJECT ENGINEER:

E&M CONSULTANT:

PROJECT TRAFFIC CONSULTANT:

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6. The contractor should submit shop drawings for architects for before commencement of work.

PROJECT:
PROPOSED NTEH AT
YUEN LENG VILLAGE TAI PO
LOT NO. 644 S.A., 644 S.B., 644 R.P., 643B S.A.R.P., 643B S.B., 643B R.P. IN D.D.9

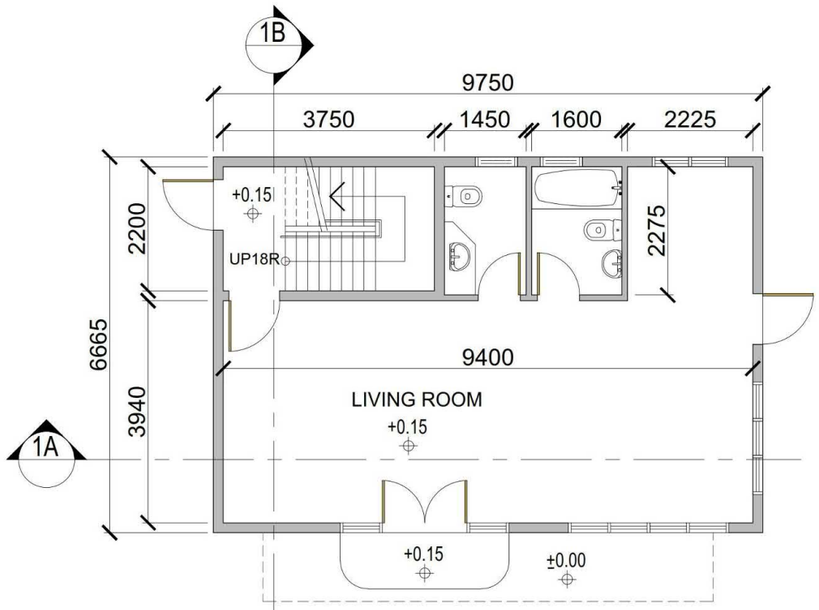
DRAWING TITLE:
MASTER LAYOUT PLAN

DRAWN BY: CMD	DATE: 08-24-2022
CHECKED BY: KC	APPROVED BY:
SCALE: -	PAPER SIZE: A3
PROJECT: PE 4432VF	DRAWING NO.: DWG-02 REVISION: A

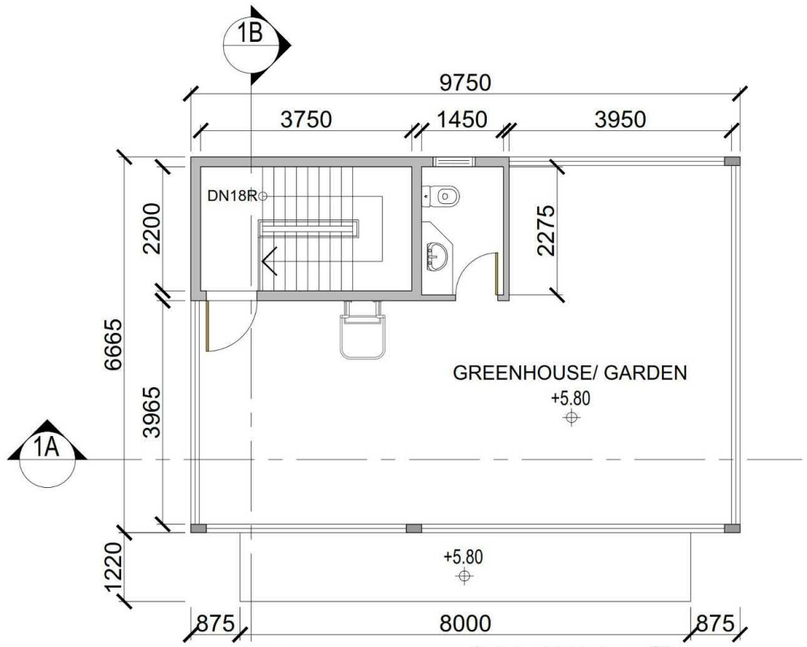
參考編號 REFERENCE No. A/NE-KLH/608	繪圖 DRAWING A-1

（來源：申請人建議書）
(SOURCE: APPLICANT'S SUBMISSION PLAN)

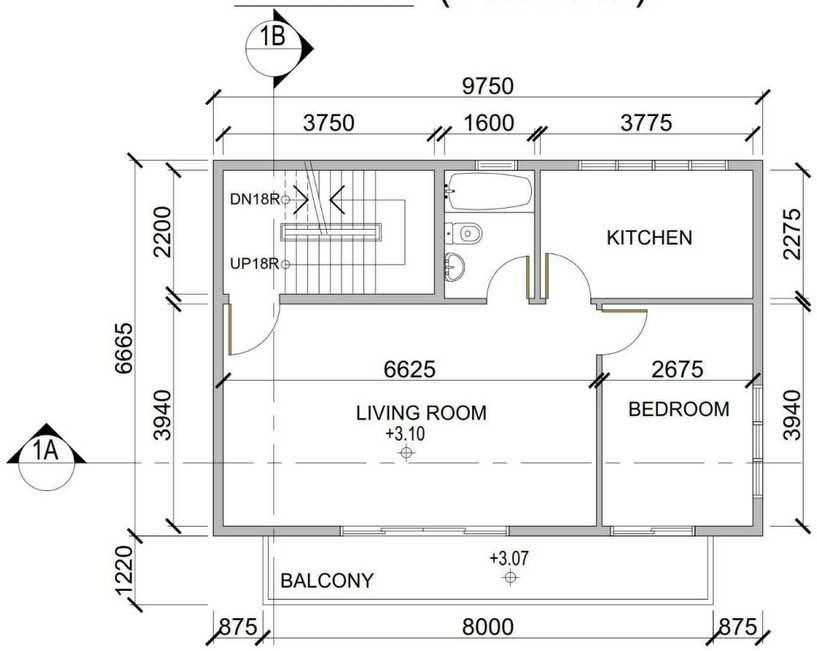
UNIT 1, 2, 3 AREA = 64.984m² x 3
= 194.952m² (2098.446ft²)



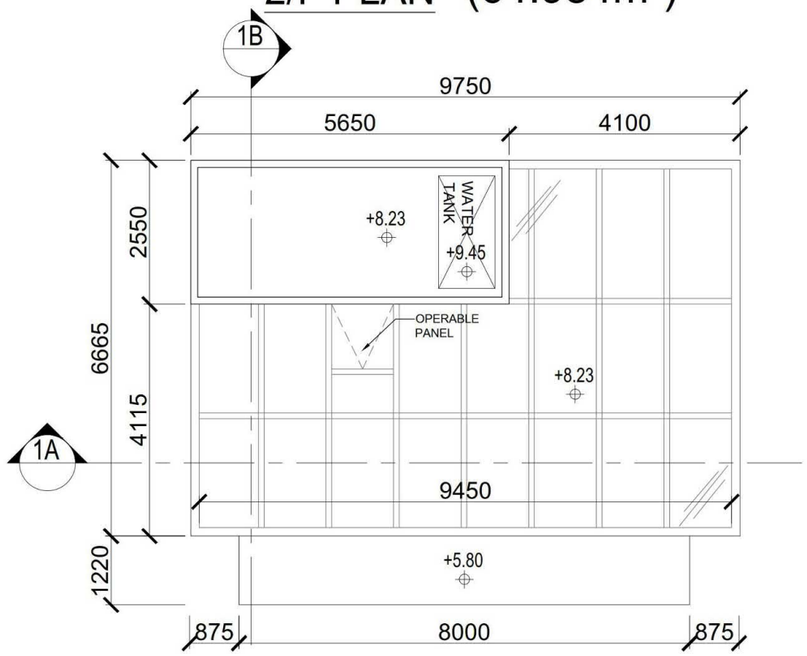
G/F PLAN (64.984m²)



2/F PLAN (64.984m²)



1/F PLAN (64.984m²)



ROOF

BD REF. NO.:
FSD REF. NO.:
REVISIONS AND SUBMISSIONS:

NO.	DATE:	DETAILS:	CHECKED:

CLIENT/EMPLOYER:
MR. WAI TZE PONG

PROJECT ARCHITECT/AUTHORIZED PERSON:
馬海
馬海(建築顧問)有限公司
Spence Robinson Limited

PROJECT ENGINEER:

E&M CONSULTANT:

PROJECT TRAFFIC CONSULTANT:

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PROJECT:
PROPOSED NTEH AT
YUEN LENG VILLAGE TAI PO
LOT NO. 644 S.A., 644 S.B., 644 R.P., 643B S.A.R.P., 643B S.B., 643B R.P. IN D.D.9

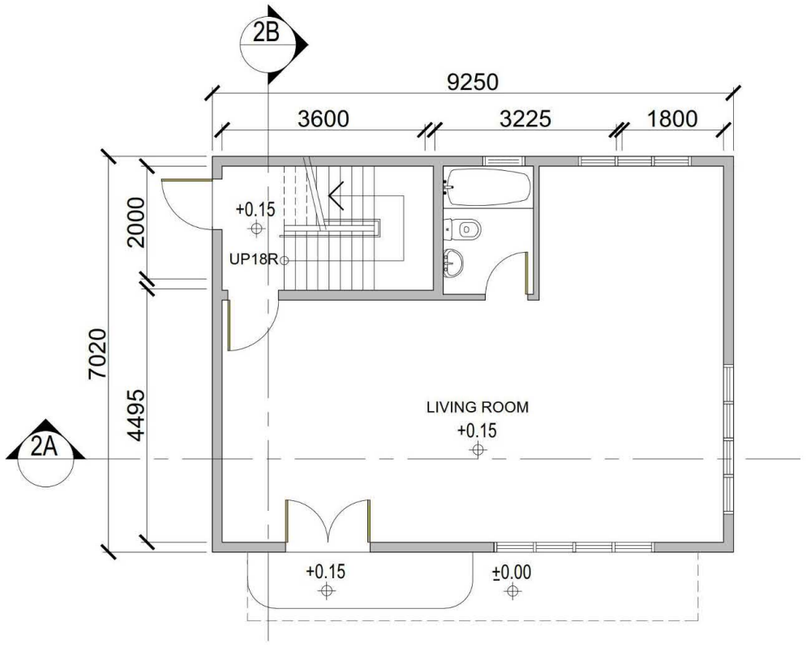
DRAWING TITLE:
TYPE 1 HOUSE PLANS
(UNITS 1, 2, 3)

DRAWN BY: CMD	DATE: 12-11-2021
CHECKED BY: KC	APPROVED BY:
SCALE: -	PAPER SIZE: A3
PROJECT: PE 4432VF	DRAWING NO.: DWG-03 / REVISION: -

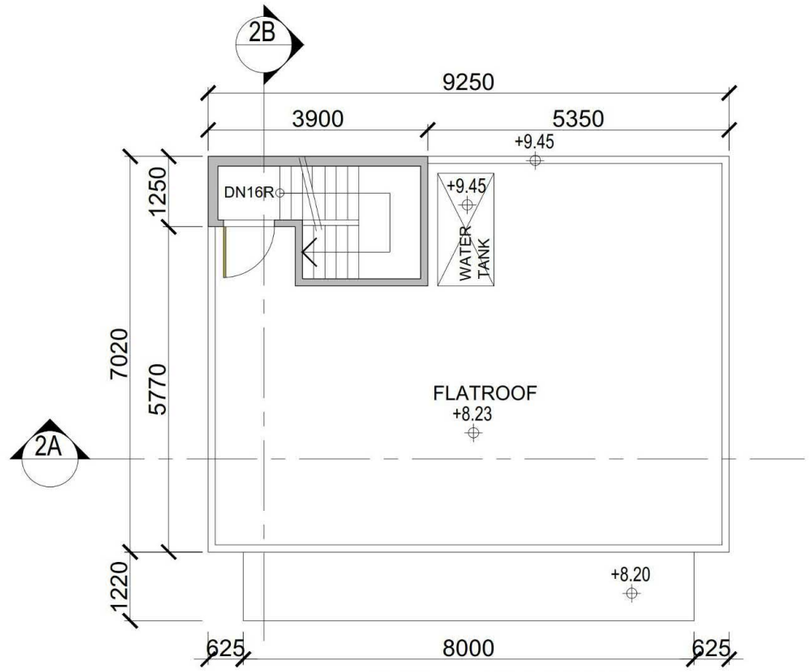
參考編號 REFERENCE No.	A/NE-KLH/608	繪圖 DRAWING A-2

（來源：申請人建議書）
(SOURCE: APPLICANT'S SUBMISSION PLAN)

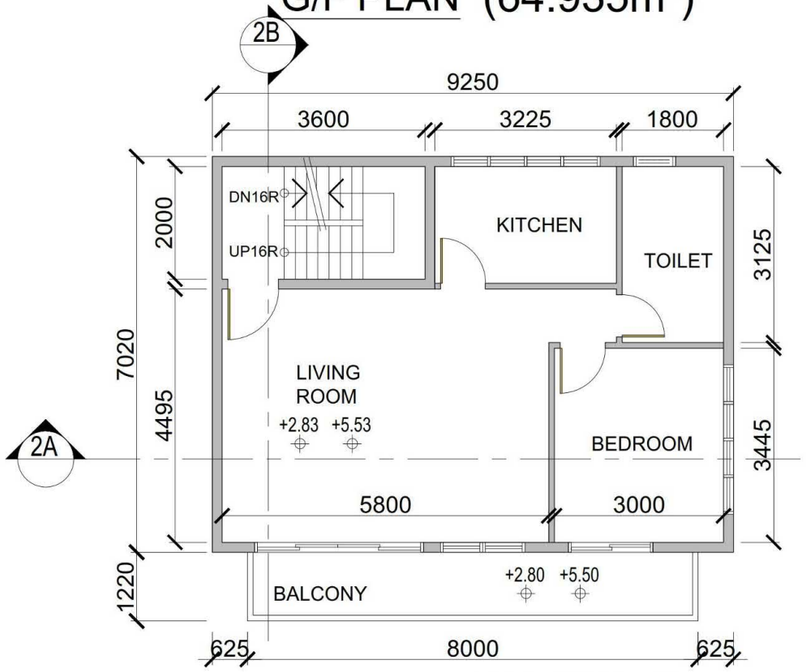
UNIT 4 AREA = 64.935m² x 3
= 194.805m² (2096.102ft²)



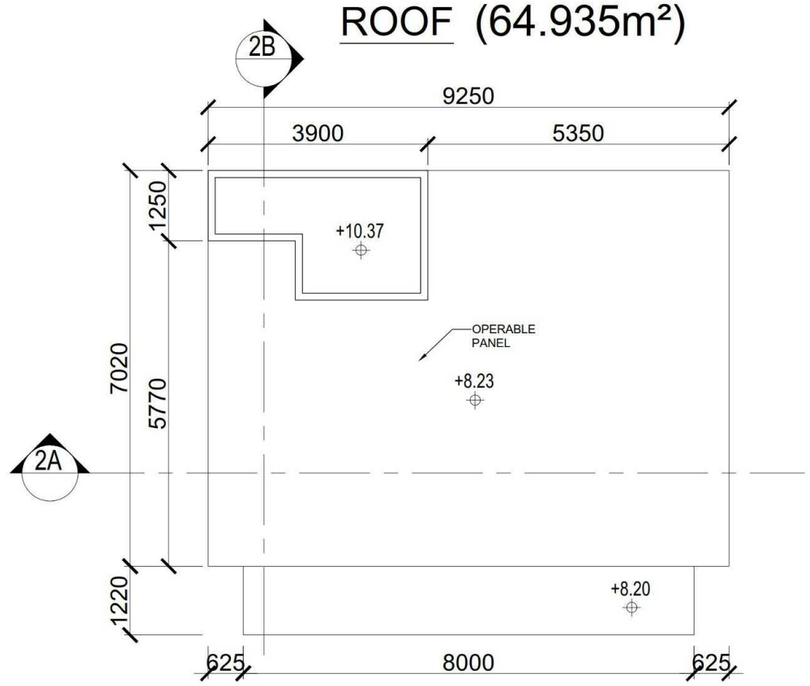
G/F PLAN (64.935m²)



ROOF (64.935m²)



1/F&2/F PLAN (64.935m²)



UPPER ROOF

BD REF. NO.:
FSD REF. NO.:
REVISIONS AND SUBMISSIONS:

NO.	DATE:	DETAILS:	CHECKED:

CLIENT/EMPLOYER:
MR. WAI TZE PONG

PROJECT ARCHITECT/AUTHORIZED PERSON:
馬海
馬海(建築顧問)有限公司
Spence Robinson Limited

PROJECT ENGINEER:

E&M CONSULTANT:

PROJECT TRAFFIC CONSULTANT:

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6. The contractor should submit shop drawings for architects for before commencement of work.

PROJECT:
PROPOSED NTEH AT
YUEN LENG VILLAGE TAI PO
LOT NO. 644 S.A., 644 S.B., 644 R.P., 643B S.A.R.P., 643B S.B., 643B R.P. IN D.D.9

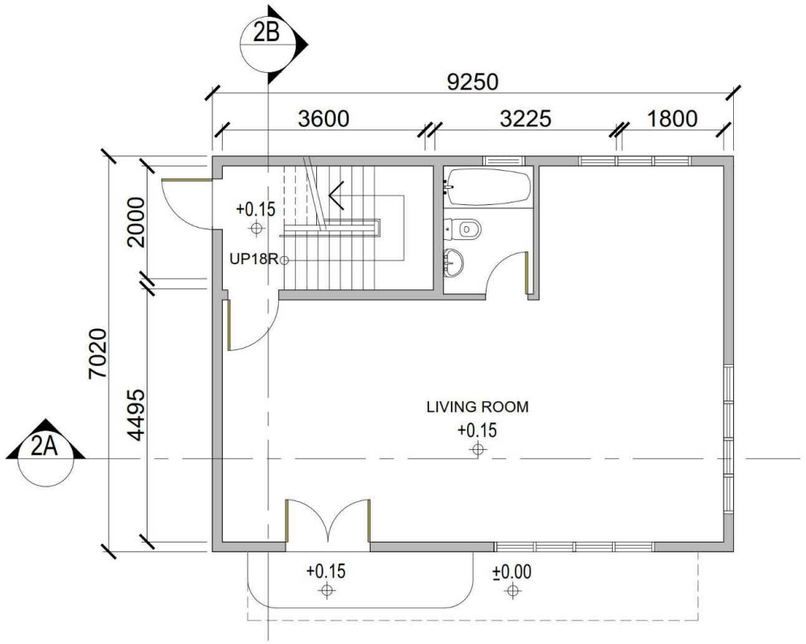
DRAWING TITLE:
TYPE 2 HOUSE PLANS
(UNIT 4)

DRAWN BY: CMD	DATE: 12-11-2021	
CHECKED BY: KC	APPROVED BY:	
SCALE: -	PAPER SIZE: A3	
PROJECT: PE 4432VF	DRAWING NO.: DWG-04	REVISION: -

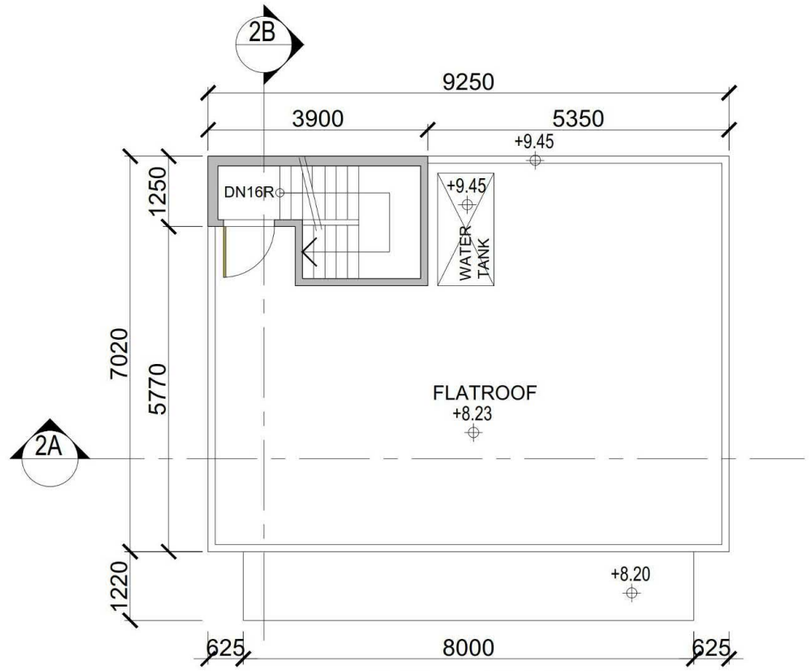
參考編號 REFERENCE No. A/NE-KLH/608	繪圖 DRAWING A-3

（來源：申請人建議書）
(SOURCE: APPLICANT'S SUBMISSION PLAN)

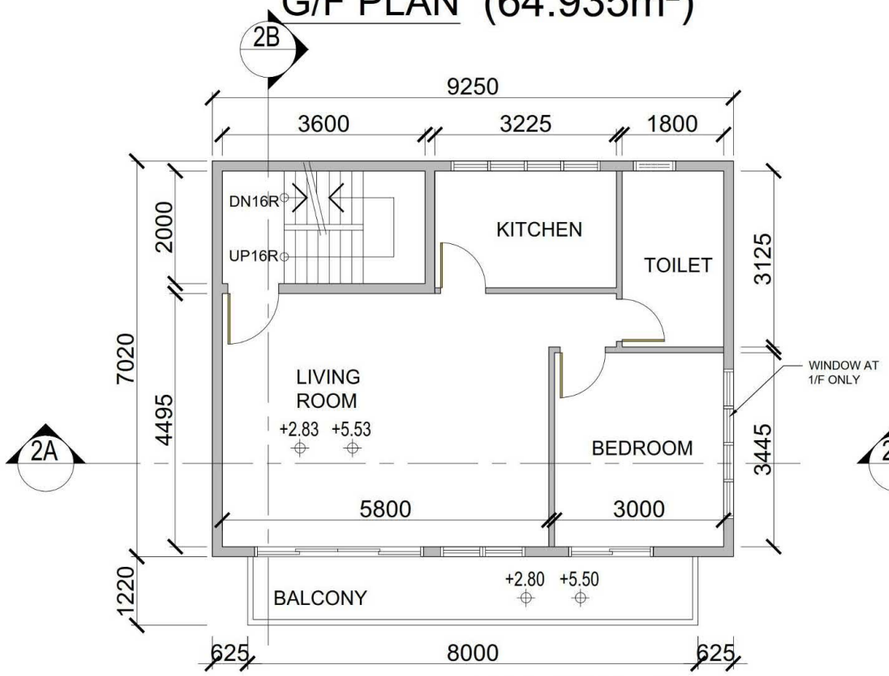
UNIT 5 AREA = 64.935m² x 3
= 194.805m² (2096.102ft²)



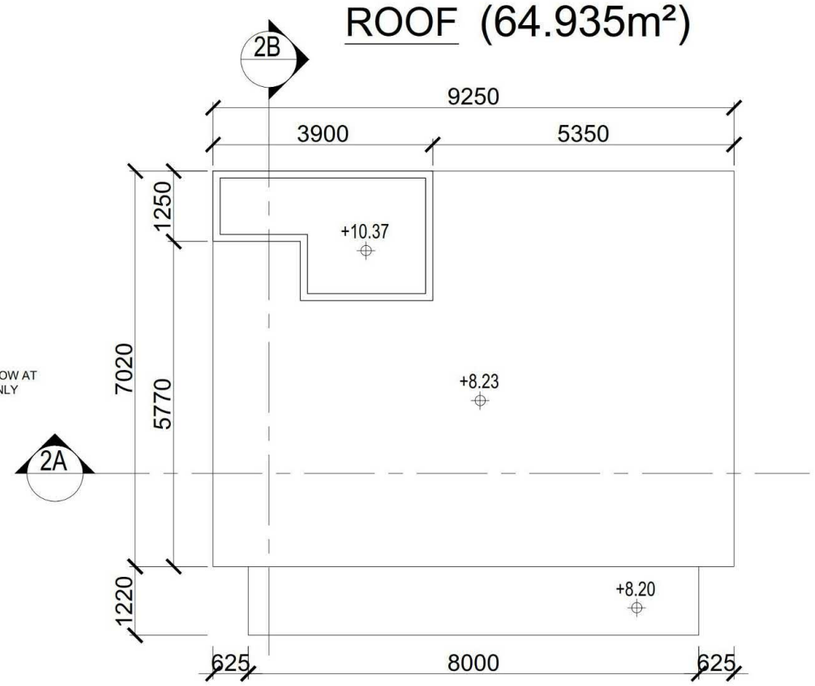
G/F PLAN (64.935m²)



ROOF (64.935m²)



1/F&2/F PLAN (64.935m²)



UPPER ROOF

BD REF. NO.:
FSD REF. NO.:
REVISIONS AND SUBMISSIONS:

NO.	DATE:	DETAILS:	CHECKED:

CLIENT/EMPLOYER:
MR. WAI TZE PONG

PROJECT ARCHITECT/AUTHORIZED PERSON:
馬海
馬海(建築顧問)有限公司
Spence Robinson Limited

PROJECT ENGINEER:

E&M CONSULTANT:

PROJECT TRAFFIC CONSULTANT:

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6. The contractor should submit shop drawings for architects for before commencement of work.

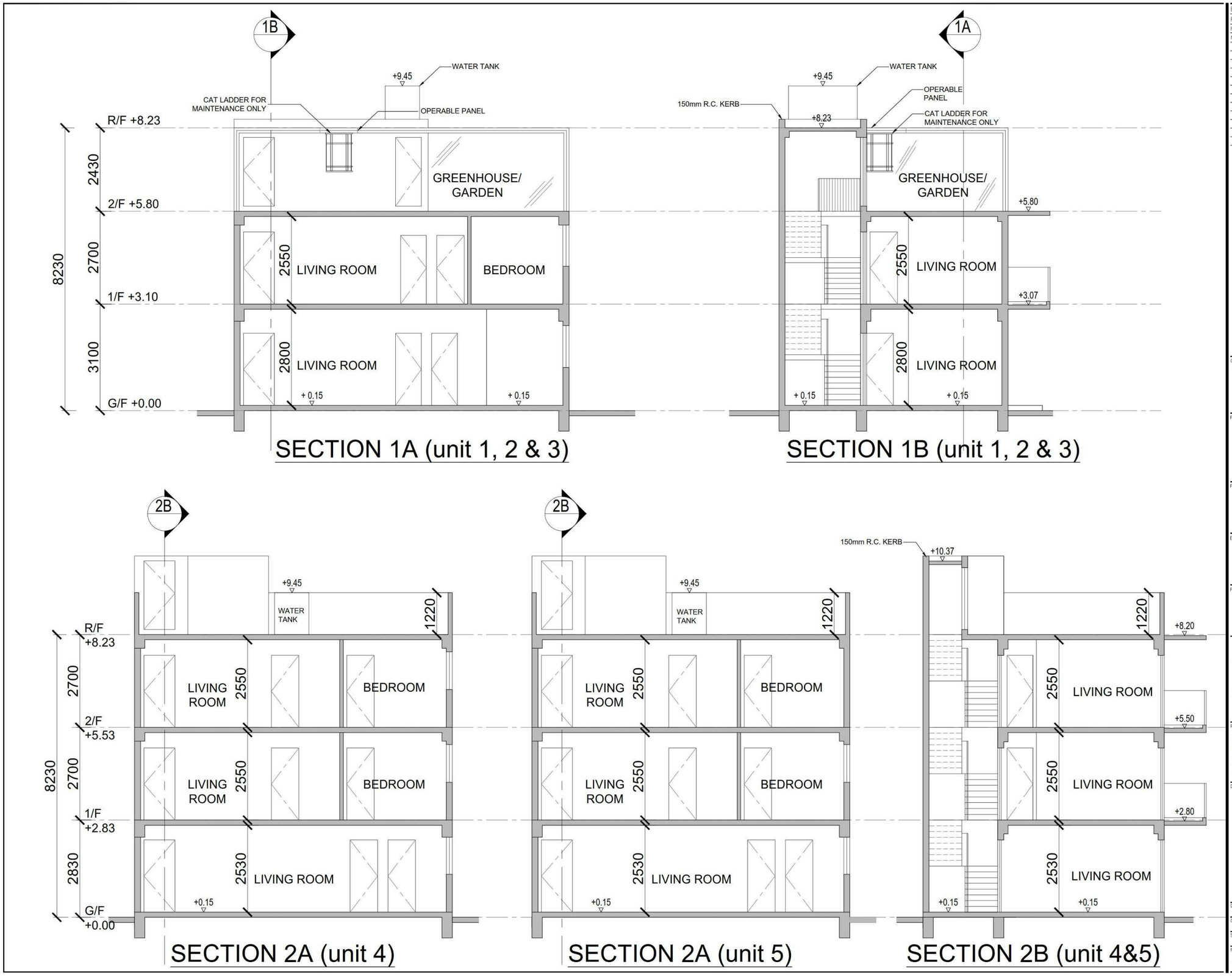
PROJECT:
PROPOSED NTEH AT
YUEN LENG VILLAGE TAI PO
LOT NO. 644 S.A., 644 S.B., 644 R.P., 643B S.A.R.P., 643B S.B., 643B R.P. IN D.D.9

DRAWING TITLE:
TYPE 3 HOUSE PLANS
(UNIT 5)

DRAWN BY:	DATE:	
CMD	12-11-2021	
CHECKED BY: KC	APPROVED BY:	
SCALE: -	PAPER SIZE: A3	
PROJECT: PE 4432VF	DRAWING NO.: DWG-04	REVISION: -

參考編號 REFERENCE No. A/NE-KLH/608	繪圖 DRAWING A-4

（來源：申請人建議書）
(SOURCE: APPLICANT'S SUBMISSION PLAN)



BD REF. NO.:
FSD REF. NO.:
REVISIONS AND SUBMISSIONS:

NO.	DATE:	DETAILS:	CHECKED:

CLIENT/EMPLOYER:
MR. WAI TZE PONG

PROJECT ARCHITECT/AUTHORIZED PERSON:
馬海
馬海(建築顧問)有限公司
Spence Robinson Limited

PROJECT ENGINEER:

E&M CONSULTANT:

PROJECT TRAFFIC CONSULTANT:

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6. The contractor should submit shop drawings for architects for before commencement of work.

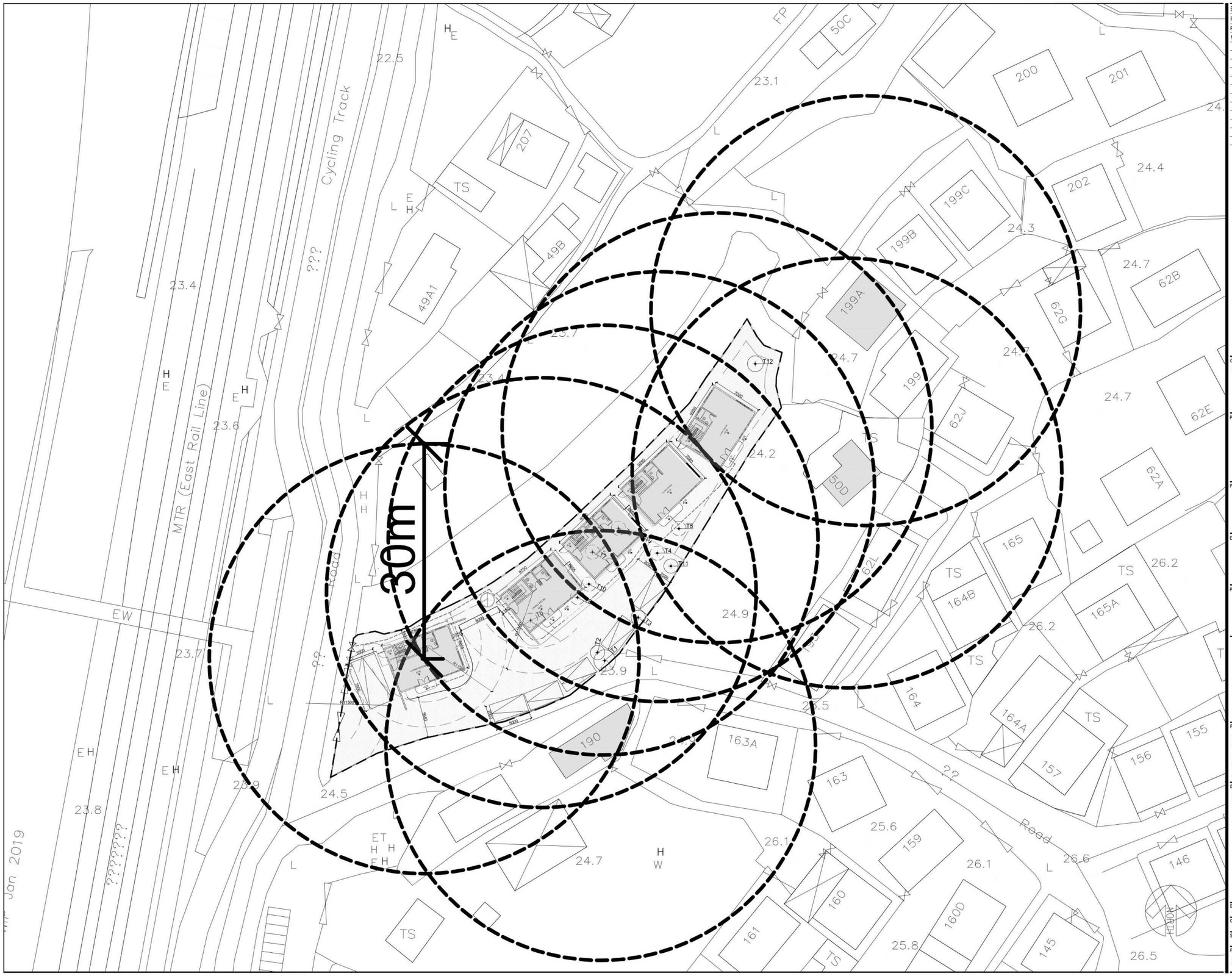
PROJECT:
PROPOSED NTEH AT
YUEN LENG VILLAGE TAI PO
LOT NO. 644 S.A., 644 S.B., 644 R.P.,
643B S.A.R.P., 643B S.B., 643B R.P. IN
D.D.9

DRAWING TITLE:
SECTION (UNITS 1 to 5)

DRAWN BY:	DATE:	
CMD	12-11-2021	
CHECKED BY: KC	APPROVED BY:	
SCALE: -	PAPER SIZE: A3	
PROJECT: PE 4432VF	DRAWING NO.: DWG-05	REVISION: -

參考編號 REFERENCE No. A/NE-KLH/608	繪圖 DRAWING A-5

（來源：申請人建議書）
(SOURCE: APPLICANT'S SUBMISSION PLAN)



BD REF. NO.:

FSD REF. NO.:

REVISIONS AND SUBMISSIONS:

NO.:	DATE:	DETAILS:	CHECKED:

CLIENT/EMPLOYER:
MR. WAI TZE PONG

PROJECT ARCHITECT/AUTHORIZED PERSON:
馬海
馬海(建築顧問)有限公司
Spence Robinson Limited

PROJECT ENGINEER:

E&M CONSULTANT:

PROJECT TRAFFIC CONSULTANT:

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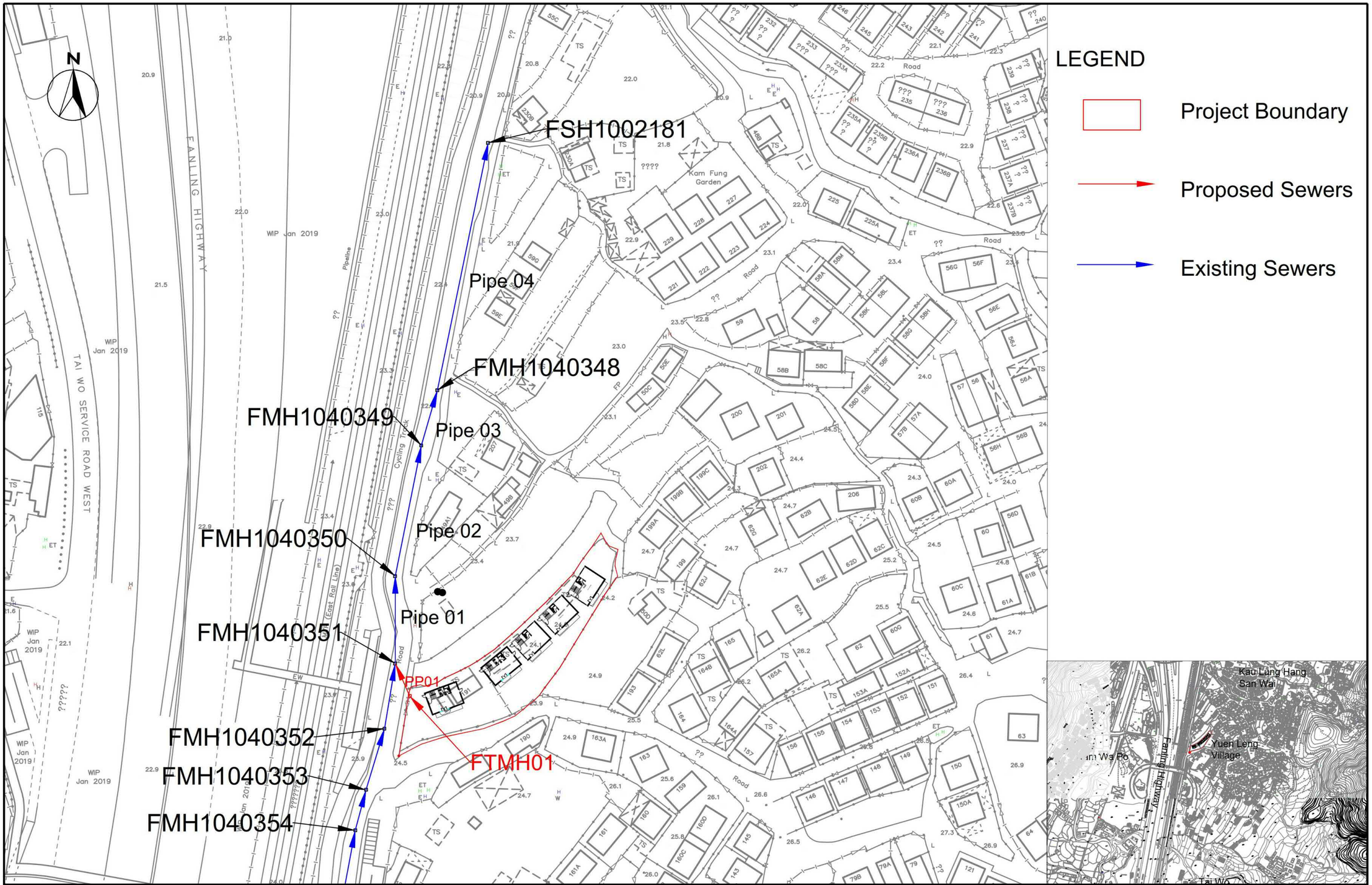
PROJECT:
PROPOSED NTEH AT
YUEN LENG VILLAGE TAI PO
LOT NO. 644 S.A., 644 S.B., 644 R.P.,
643B S.A.R.P., 643B S.B., 643B R.P. IN
D.D.9

DRAWING TITLE:
EVA EXEMPTION DIAGRAM DUE TO
LOW-DENSITY NTEH

DRAWN BY:	DATE:
CMD	03-09-2021
CHECKED BY:	APPROVED BY:
KC	\
SCALE:	PAPER SIZE:
-	A3
PROJECT:	DRAWING NO.: / REVISION:
PE 4432VF	DWG-06 / -

參考編號 REFERENCE No.	A/NE-KLH/608	繪圖 DRAWING A-6

（來源：申請人建議書）
(SOURCE: APPLICANT'S SUBMISSION PLAN)



CINOTECH
Cinotech Consultants Limited

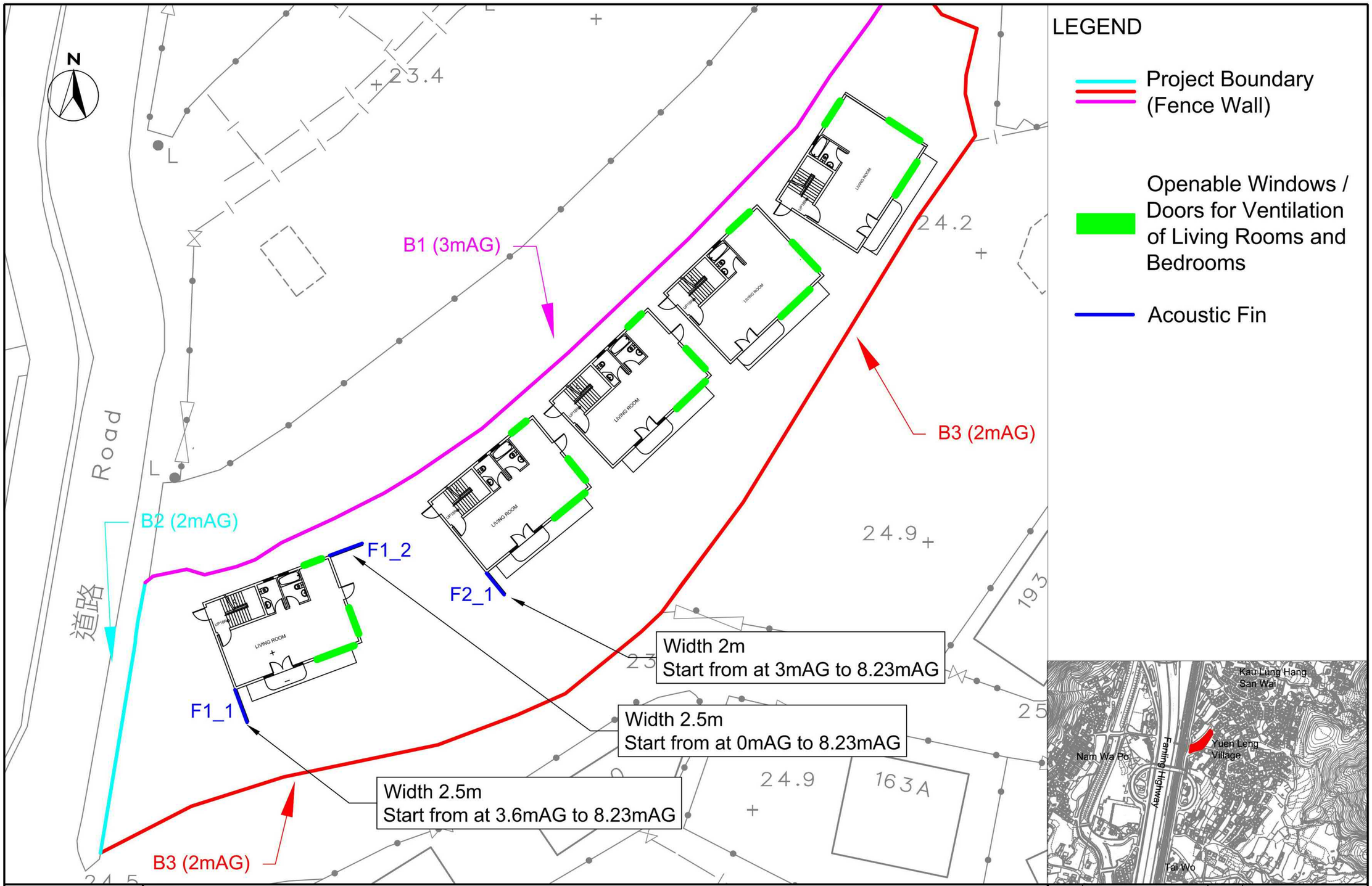
Proposed 5 Houses (New Territories Exempted Houses) in "Agriculture" Zone, Lots 644 S.A, 644 S.B, 644 RP, 643R S.A RP, 643B S.R and 643B RP in D.D. 9, Yuen Leng Village, Tai Po

Proposed Sewer

SCALE		DATE	Feb 2020
CHECK	KW	DRAWN	JM
JOB No.	IA19002	FIGURE No. 4-3	REV -

參考編號 REFERENCE No. A/NE-KLH/608	繪圖 DRAWING A-7

（來源：申請人建議書）
(SOURCE: APPLICANT'S SUBMISSION PLAN)



CINOTECH
Cinotech Consultants Limited

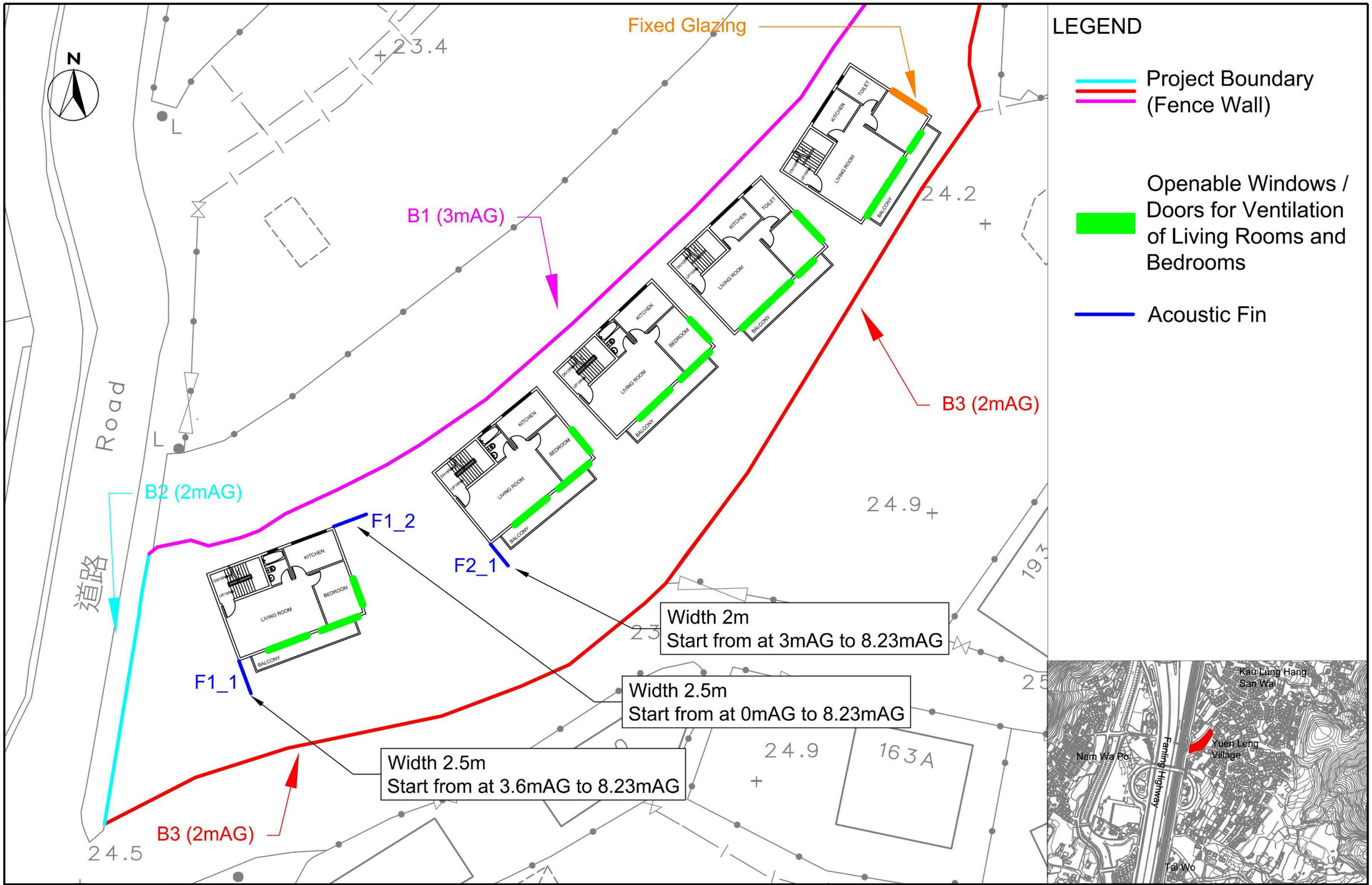
Proposed 5 Houses (New Territories Exempted Houses) in "Agriculture" Zone, Lots 644 S.A, 644 S.B, 644 RP, 643R S.A RP, 643B S.R and 643B RP in D.D. 9, Yuen Leng Village, Tai Po

Locations of the Solid Perimeter Fencewall and Acoustic Fins (G/F)

SCALE		DATE	Jun 2022
CHECK	CC	DRAWN	LL
JOB No.	IA19002	FIGURE No. 1-3a	REV -

參考編號 REFERENCE No. A/NE-KLH/608	繪圖 DRAWING A-8

（來源：申請人建議書）
(SOURCE: APPLICANT'S SUBMISSION PLAN)



CINOTECH
Cinotech Consultants Limited

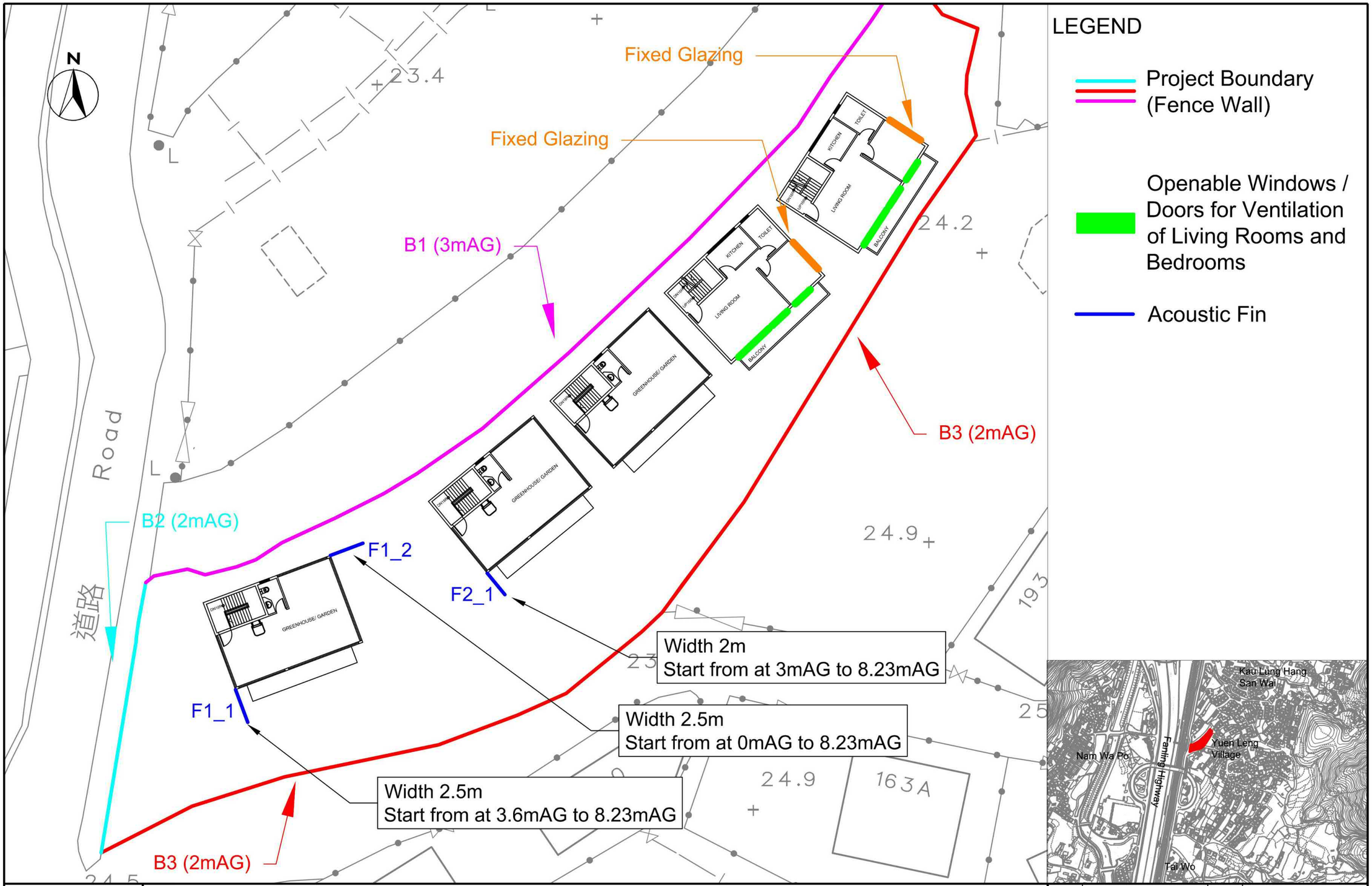
Proposed 5 Houses (New Territories Exempted Houses) in "Agriculture" Zone, Lots 644 S.A, 644 S.B, 644 RP, 643R S.A RP, 643B S.R and 643B RP in D.D. 9, Yuen Leng Village, Tai Po

Locations of the Solid Perimeter Fencewall and Acoustic Fins (1/F)

SCALE		DATE	Jun 2022
CHECK	KC	DRAWN	LL
JOB No.	IA19002	FIGURE No. 1-3b	REV -

參考編號 REFERENCE No. A/NE-KLH/608	繪圖 DRAWING A-9

（來源：申請人建議書）
(SOURCE: APPLICANT'S SUBMISSION PLAN)



CINOTECH
Cinotech Consultants Limited

Proposed 5 Houses (New Territories Exempted Houses) in "Agriculture" Zone, Lots 644 S.A, 644 S.B, 644 RP, 643R S.A RP, 643B S.R and 643B RP in D.D. 9, Yuen Leng Village, Tai Po

Locations of the Solid Perimeter Fencewall and Acoustic Fins (2/F)

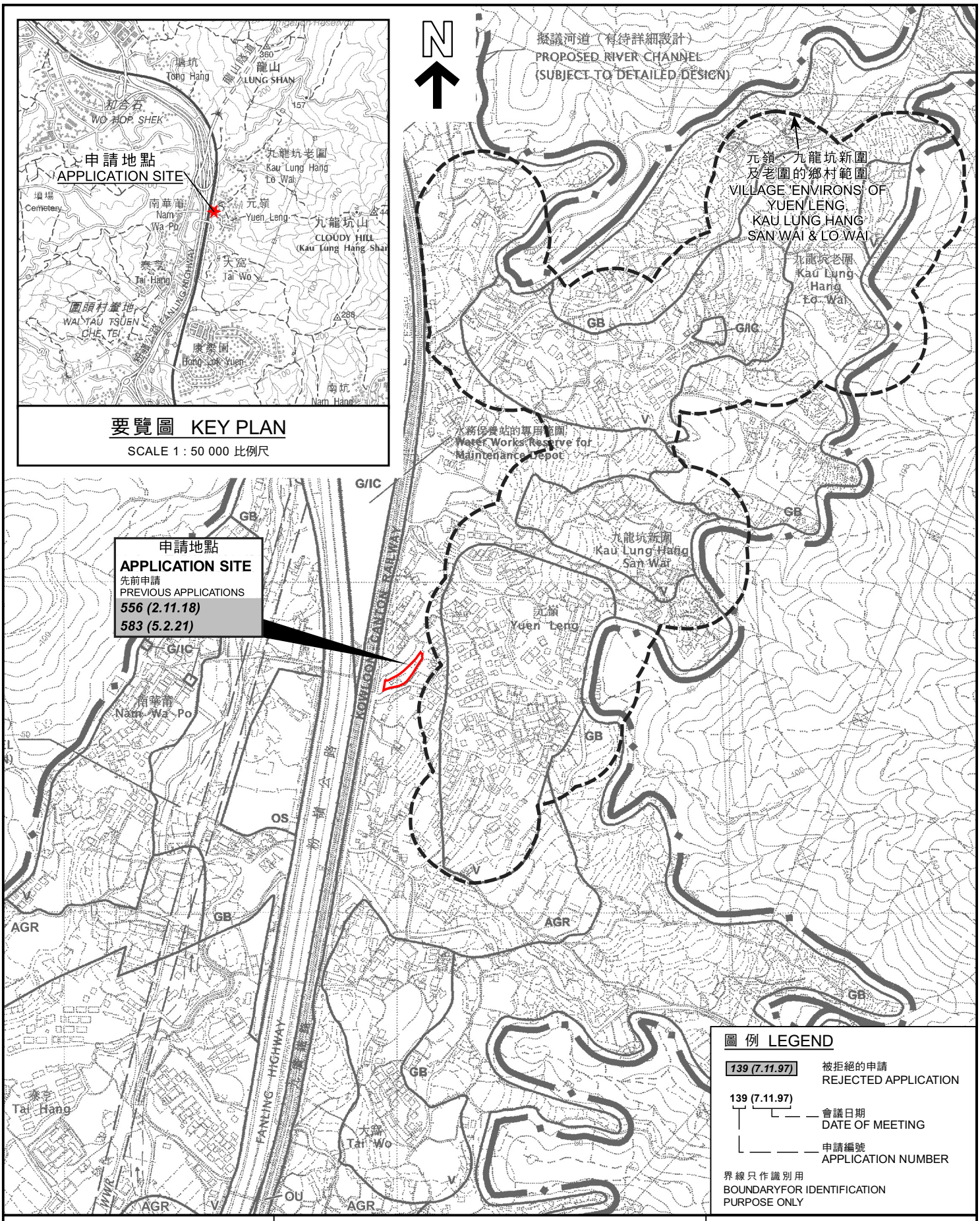
SCALE		DATE	Jun 2022
CHECK	CC	DRAWN	LL
JOB No.	IA19002	FIGURE No. 1-3c	REV -

參考編號 REFERENCE No. A/NE-KLH/608	繪圖 DRAWING A-10

（來源：申請人建議書）
(SOURCE: APPLICANT'S SUBMISSION PLAN)

要覽圖 KEY PLAN

SCALE 1 : 50 000 比例尺



本摘要圖於2022年10月6日擬備，
所根據的資料為於2006年10月17日
核准的分區計劃大綱圖編號S/NE-KLH/11
EXTRACT PLAN PREPARED ON 6.10.2022
BASED ON OUTLINE ZONING PLAN
No. S/NE-KLH/11 APPROVED ON 17.10.2006

位置圖 LOCATION PLAN

擬議5幢屋宇（新界豁免管制屋宇）
新界大埔元嶺村丈量約份第9約地段第643B號A分段餘段、第643B號B分段、第643B號餘段、第644號A分段、第644號B分段及第644號餘段
PROPOSED 5 HOUSES (NEW TERRITORIES EXEMPTED HOUSES)
LOTS 643B S.A RP, 643B S.B, 643B RP, 644 S.A, 644 S.B AND 644 RP IN D.D. 9,
YUEN LENG VILLAGE, TAI PO, NEW TERRITORIES

米 METRES 100 0 100 200 300 米 METRES

SCALE 1 : 7 500 比例尺

規劃署
PLANNING DEPARTMENT

參考編號
REFERENCE No.
A/NE-KLH/608

圖 PLAN
A-1

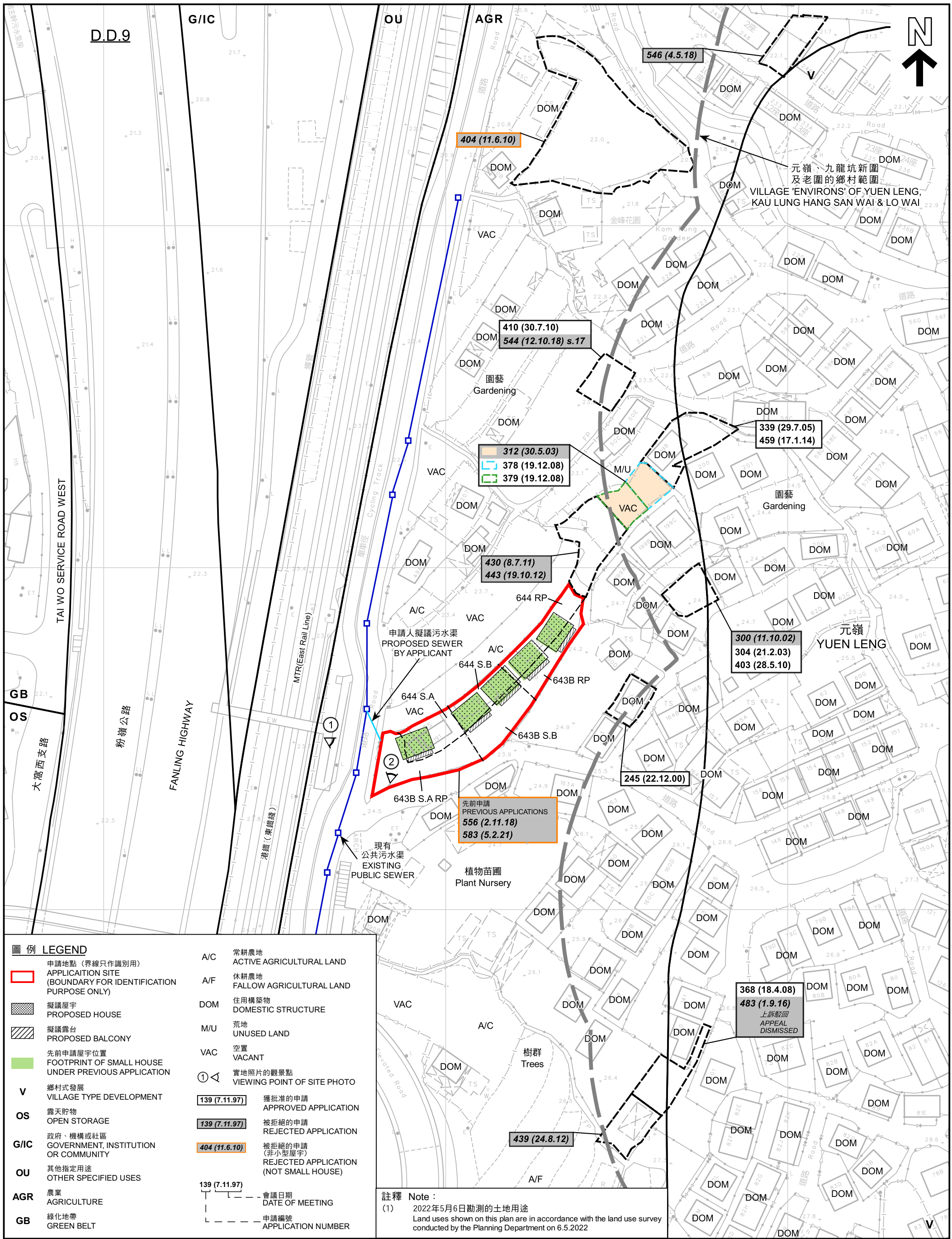


圖 例 LEGEND

- 申請地點（界線只作識別用） APPLICAITION SITE (BOUNDARY FOR IDENTIFICATION PURPOSE ONLY)
- 擬議屋宇 PROPOSED HOUSE
- 擬議露台 PROPOSED BALCONY
- 先前申請屋宇位置 FOOTPRINT OF SMALL HOUSE UNDER PREVIOUS APPLICATION
- V 鄉村式發展 VILLAGE TYPE DEVELOPMENT
- OS 露天貯物 OPEN STORAGE
- G/IC 政府、機構或社區 GOVERNMENT, INSTITUTION OR COMMUNITY
- OU 其他指定用途 OTHER SPECIFIED USES
- AGR 農業 AGRICULTURE
- GB 綠化地帶 GREEN BELT
- 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 STRUCTURE
- M/U 荒地 UNUSED LAND
- VAC 空置 VACANT
- ①◁ 實地照片的觀景點 VIEWING POINT OF SITE PHOTO
- 139 (7.11.97) 獲批准的申請 APPROVED APPLICATION
- 139 (7.11.97) 被拒絕的申請 REJECTED APPLICATION
- 404 (11.6.10) 被拒絕的申請（非小型屋宇） REJECTED APPLICATION (NOT SMALL HOUSE)
- 139 (7.11.97) 會議日期 DATE OF MEETING; 申請編號 APPLICATION NUMBER

註釋 Note：

(1) 2022年5月6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 6.5.2022

本摘要圖於2022年5月25日擬備，所根據的資料為測量圖編號 3-SW-18D
EXTRACT PLAN PREPARED ON 25.5.2022 BASED ON SURVEY SHEET No. 3-SW-18D

平面圖 SITE PLAN

擬議5幢屋宇（新界豁免管制屋宇）
新界大埔元嶺村丈量約份第9約地段第643B號A分段餘段、第643B號B分段、第643B號餘段、第644號A分段、第644號B分段及第644號餘段
PROPOSED 5 HOUSES (NEW TERRITORIES EXEMPTED HOUSES)
LOTS 643B S.A RP, 643B S.B, 643B RP, 644 S.A, 644 S.B AND 644 RP IN D.D. 9, YUEN LENG VILLAGE, TAI PO, NEW TERRITORIES

SCALE 1 : 1 000 比例尺

米 METRES 20 0 20 40 60 80 米 METRES

規劃署 PLANNING DEPARTMENT

參考編號 REFERENCE No. A/NE-KLH/608

圖 PLAN A-2

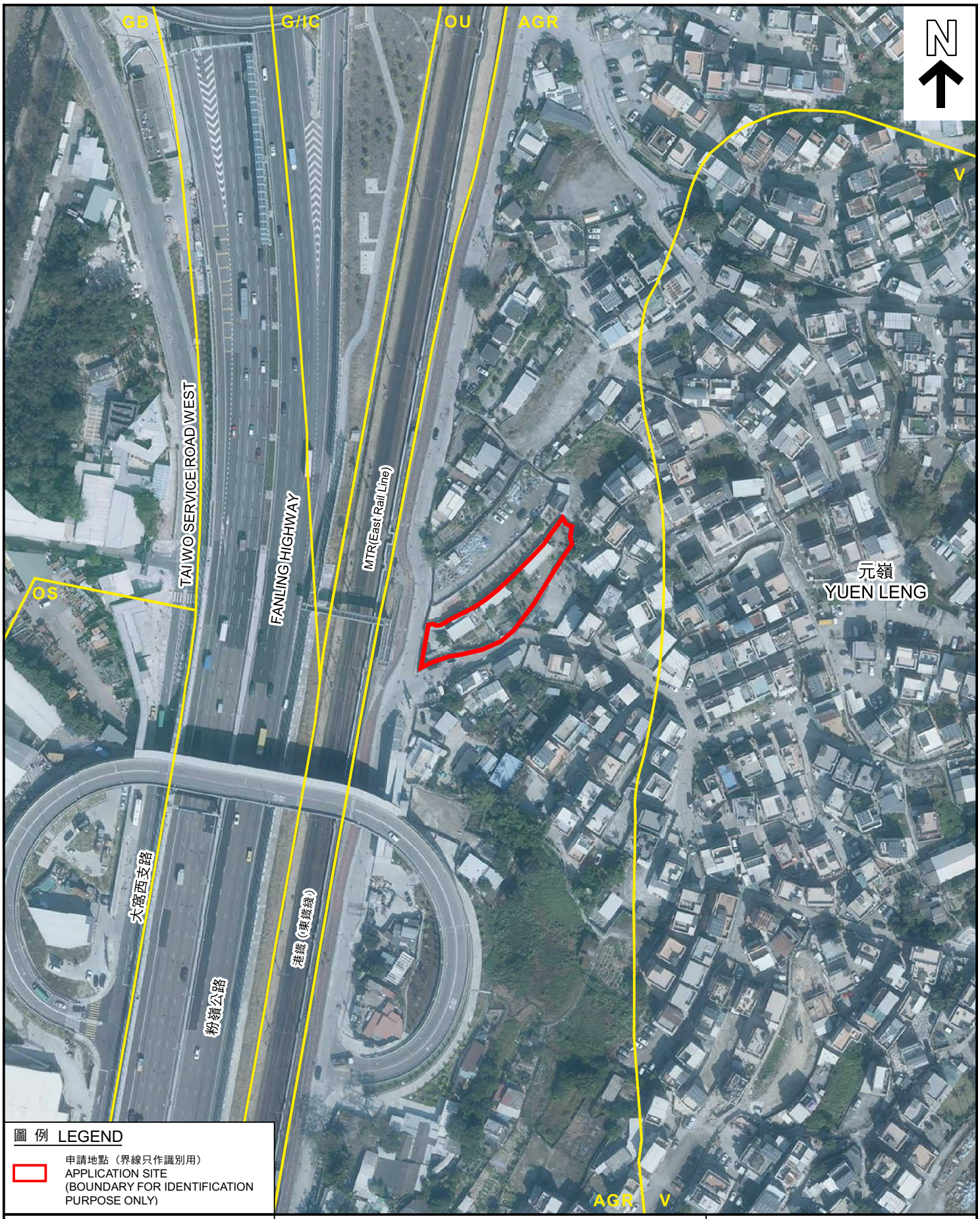


圖 例 LEGEND

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

本摘要圖於2022年5月17日擬備
所根據的資料為地政總署
於2021年1月15日拍得的航攝照片
編號E126667C
EXTRACT PLAN PREPARED ON 17.5.2022
BASED ON AERIAL PHOTO No. E126667C
TAKEN ON 15.1.2021 BY
LANDS DEPARTMENT

航攝照片 AERIAL PHOTO

擬議5幢屋宇（新界豁免管制屋宇）
新界大埔元嶺村丈量約份第9約地段第643B號A分段餘段、第643B號B分段、第643B號餘段、第644號A分段、第644號B分段及第644號餘段
PROPOSED 5 HOUSES (NEW TERRITORIES EXEMPTED HOUSES)
LOTS 643B S.A RP, 643B S.B, 643B RP, 644 S.A, 644 S.B AND 644 RP IN D.D. 9,
YUEN LENG VILLAGE, TAI PO, NEW TERRITORIES

規 劃 署
PLANNING DEPARTMENT

參考編號
REFERENCE No.
A/NE-KLH/608

圖 PLAN
A-3

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②

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

本摘要圖於2022年5月25日擬備，所根據的資料為攝於2022年5月6日的實地照片
PLAN PREPARED ON 25.5.2022 BASED ON SITE PHOTOS TAKEN ON 6.5.2022

實地照片 SITE PHOTOS

擬議5幢屋宇（新界豁免管制屋宇）
新界大埔元嶺村丈量約份第9約地段第643B號A分段餘段、第643B號B分段、第643B號餘段、第644號A分段、第644號B分段及第644號餘段
PROPOSED 5 HOUSES (NEW TERRITORIES EXEMPTED HOUSES)
LOTS 643B S.A RP, 643B S.B, 643B RP, 644 S.A, 644 S.B AND 644 RP IN D.D. 9, YUEN LENG VILLAGE, TAI PO, NEW TERRITORIES

規劃署
PLANNING DEPARTMENT

參考編號
REFERENCE No.
A/NE-KLH/608

圖 PLAN
A-4