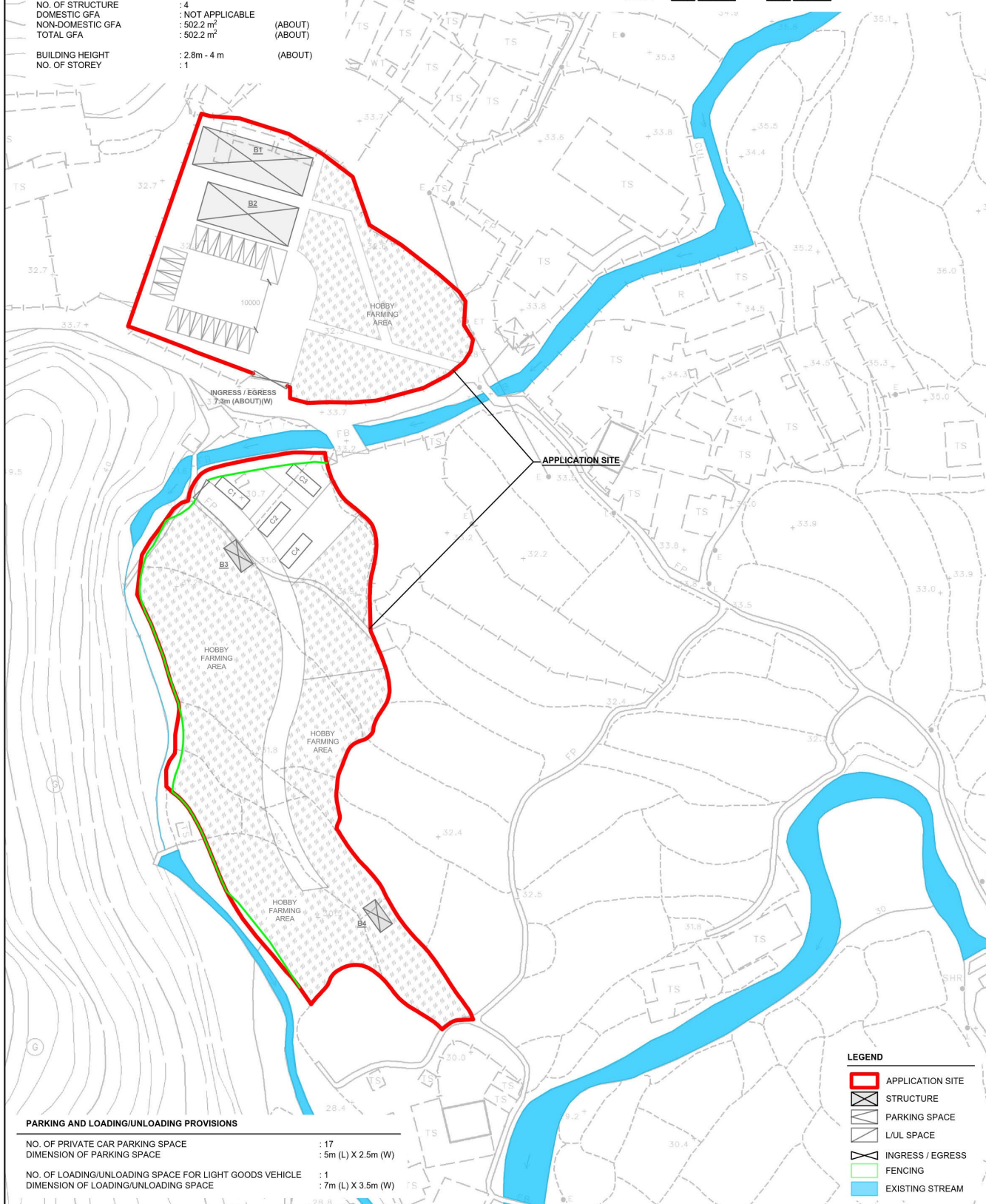









APPLICATION SITE AREA	: 6,453 m ²	(ABOUT)
COVERED AREA	: 502.2 m ²	(ABOUT)
UNCOVERED AREA	: 5,950.8 m ²	(ABOUT)
PLOT RATIO	: 0.08	(ABOUT)
SITE COVERAGE	: 7.8 %	(ABOUT)
NO. OF STRUCTURE	: 4	
DOMESTIC GFA	: NOT APPLICABLE	
NON-DOMESTIC GFA	: 502.2 m ²	(ABOUT)
TOTAL GFA	: 502.2 m ²	(ABOUT)
BUILDING HEIGHT	: 2.8m - 4 m	(ABOUT)
NO. OF STOREY	: 1	

STRUCTURE	USE	COVERED AREA	GFA	BUILDING HEIGHT
B1	AGRICULTURAL EDUCATION CENTRE	184 m ² (ABOUT)	184 m ² (ABOUT)	4m (ABOUT)(1-STOREY)
B2	STORE ROOM, METRE ROOM			
B3	SITE OFFICE AND RECEPTION	152 m ² (ABOUT)	152 m ² (ABOUT)	4m (ABOUT)(1-STOREY)
B4	WASHROOM AND CHANGING ROOM	18 m ² (ABOUT)	18 m ² (ABOUT)	3m (ABOUT)(1-STOREY)
B4	WASHROOM AND CHANGING ROOM	18 m ² (ABOUT)	18 m ² (ABOUT)	3m (ABOUT)(1-STOREY)
TOTAL		372 m² (ABOUT)	372 m² (ABOUT)	



LEGEND

	APPLICATION SITE
	STRUCTURE
	PARKING SPACE
	L/U/L SPACE
	INGRESS / EGRESS
	FENCING
	EXISTING STREAM



PROJECT

PROPOSED TEMPORARY PLACE OF RECREATION, SPORTS OR CULTURE (HOBBY FARM) AND HOLIDAY CAMP WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

ADDRESS
VARIOUS LOTS IN D.D. 37, MAN UK PIN, SHA
TAU KOK. NEW TERRITORIES

SCALE
~~1 : 1000 @ A4~~

DRAWN BY

DATE

REVISÉ BY

DATE	
------	--

TITLE	LAND STATUS

	DWG NO.
--	---------

VER.	
------	--

參考編號
REFERENCE No.

A/NE-MUP/183

繪圖 DRAWING A-1

(來源： 附件 1e)
(Source: Appendix 1e)

APPLICATION SITE AREA	: 6,453 m ²	(ABOUT)
COVERED AREA	: 502.2 m ²	(ABOUT)
UNCOVERED AREA	: 5,950.8 m ²	(ABOUT)
PLOT RATIO	: 0.08	(ABOUT)
SITE COVERAGE	: 7.8 %	(ABOUT)
NO. OF STRUCTURE	: 4	
DOMESTIC GFA	: NOT APPLICABLE	
NON-DOMESTIC GFA	: 502.2 m ²	(ABOUT)
TOTAL GFA	: 502.2 m ²	(ABOUT)
BUILDING HEIGHT	: 2.8m - 4 m	(ABOUT)
NO. OF STOREY	: 1	







STRUCTURE	USE	COVERED AREA	GFA	BUILDING HEIGHT
B1	AGRICULTURAL EDUCATION CENTRE STORE ROOM, METRE ROOM	184 m ² (ABOUT)	184 m ² (ABOUT)	4m (ABOUT)(1-STOREY)
B2	SITE OFFICE AND RECEPTION	152 m ² (ABOUT)	152 m ² (ABOUT)	4m (ABOUT)(1-STOREY)
B3	WASHROOM AND CHANGING ROOM	18 m ² (ABOUT)	18 m ² (ABOUT)	3m (ABOUT)(1-STOREY)
B4	WASHROOM AND CHANGING ROOM	18 m ² (ABOUT)	18 m ² (ABOUT)	3m (ABOUT)(1-STOREY)
TOTAL		372 m² (ABOUT)	372 m² (ABOUT)	





CARAVAN CAMPING SITE	
NO. OF CARAVAN CAMP SITE	: 4
TOTAL AREA OF CARAVAN CAMP SITE	: 74.4 m ² (ABOUT)
DIMENSION OF SITE	: 2.44 m (W) X 7.62 m (L)(ABOUT)
HEIGHT OF CARAVAN	: 2.8 m (ABOUT)
COVERED AREA	: 18.6 m ² (ABOUT) EACH

NO. OF PRIVATE CAR PARKING SPACE	: 17
DIMENSION OF PARKING SPACE	: 5m (L) X 2.5m (W)
NO. OF LOADING/UNLOADING SPACE FOR LIGHT GOODS VEHICLE	: 1
DIMENSION OF LOADING/UNLOADING SPACE	: 7m (L) X 3.5m (W)

LEGEND

	APPLICATION SITE
	STRUCTURE
	PARKING SPACE
	L/U/L SPACE
	INGRESS / EGRESS
	FENCING

<div>PLANNING CONSULTANT</div> <div></div>	<div>PROJECT</div> <div>PROPOSED TEMPORARY PLACE OF RECREATION, SPORTS OR CULTURE (HOBBY FARM) AND HOLIDAY CAMP WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND</div>	<div>ADDRESS</div> <div>VARIOUS LOTS IN D.D. 37, MAN UK PIN, SHA TAU KOK, NEW TERRITORIES</div>	<div>SCALE</div> <div>1:1000 @ A4</div>	<div>TITLE</div> <div>LAYOUT PLAN</div>		<div></div>
	<div>DRAWN BY</div> <div>MN</div>	<div>DATE</div> <div>13.12.2022</div>				
	<div>REVISED BY</div> <div>OL</div>	<div>DATE</div> <div>31.10.2023</div>	<div>DWG NO.</div> <div>PLAN 2</div>	<div>VER.</div> <div>001</div>		

參考編號
REFERENCE No.

A/NE-MUP/183

繪圖

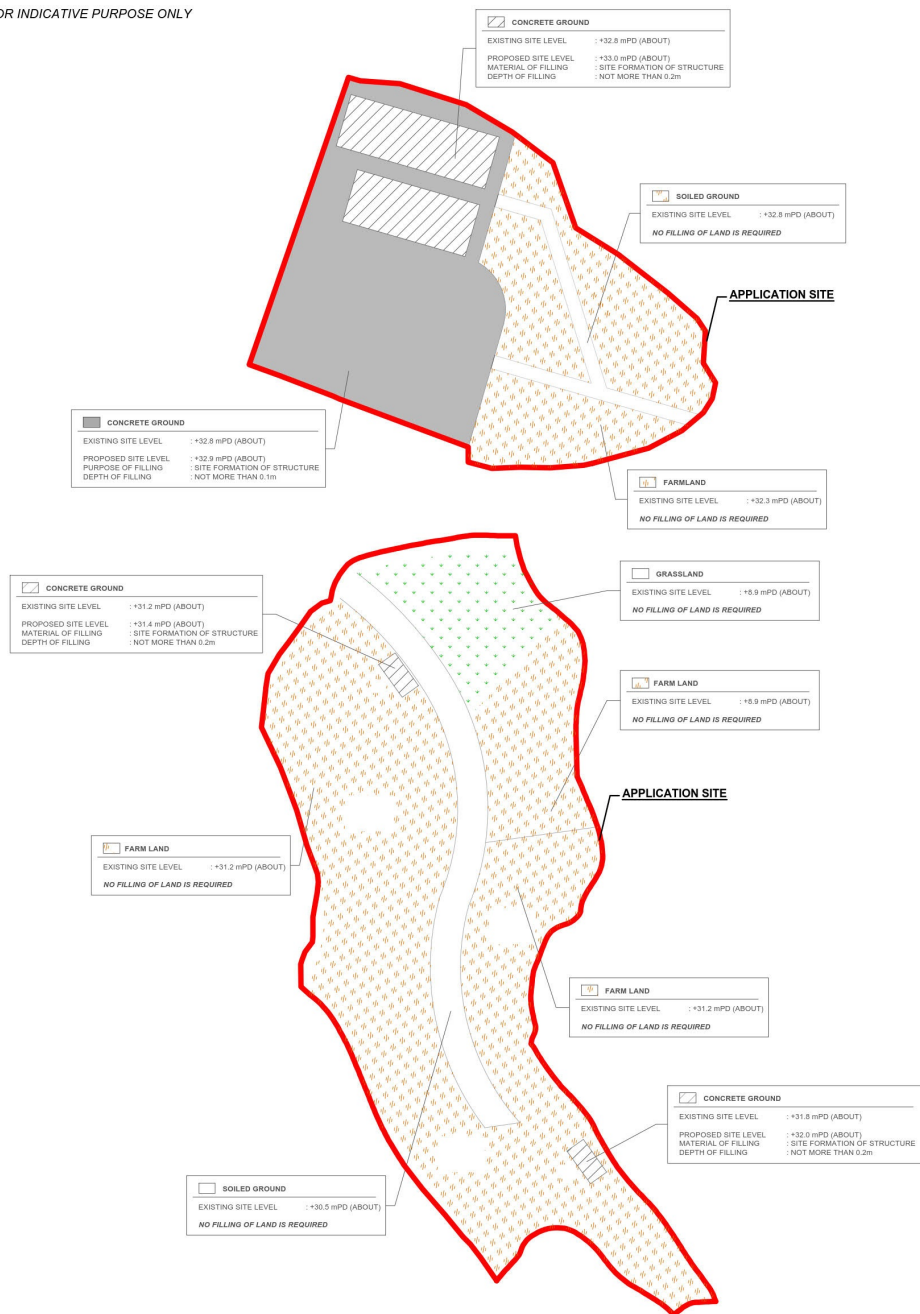
DRAWING A-2

(來源： 附件 1e)
(Source: Appendix 1e)

PAVED RATIO OF THE APPLICATION SITE



APPLICATION SITE AREA	: 6,453 m ²	(ABOUT)
LAND FILLING AREA	: 1,472 m ²	(ABOUT)
DEPTH OF LAND FILLING	: NOT MORE THAN 0.2m	(ABOUT)
MATERIAL OF LAND FILLING	: CONCRETE	
PURPOSE OF LAND FILLING	: SITE FORMATION OF STRUCTURES AND PARKING AND LOADING / UNLOADING SPACE	
LAWN / GRASSLAND AREA	: 495 m ²	(ABOUT)
USE	: TENT AND CARAVAN CAMPING AREA	
FARM AREA	: 3,947 m ²	(ABOUT)
USE	: HOBBY FARMING	
SOILED GROUND AREA	: 539 m ²	(ABOUT)
USE	: FOOTPATH AND CIRCULATION AREA	

*ALL SITE LEVELS ARE FOR INDICATIVE PURPOSE ONLY



LEGEND

	APPLICATION SITE
	STRUCTURE

<div>PLANNING CONSULTANT</div> <div><div>R-Riches Property Consultants Ltd.</div></div>	PROJECT	ADDRESS	SCALE	TITLE	<div></div>
	PROPOSED TEMPORARY PLACE OF RECREATION, SPORTS OR CULTURE (HOBBY FARM) AND HOLIDAY CAMP WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND	VARIOUS LOTS IN D.D. 37, MAN UK PIN, SHA TAU KOK, NEW TERRITORIES	<div>1:1000 @ A4</div>	PAVED RATIO	
			DRAWN BY MN	DATE 13.12.2022	
REVISED BY OL	DATE 31.10.2023				

參考編號
REFERENCE No.

A/NE-MUP/183

繪圖

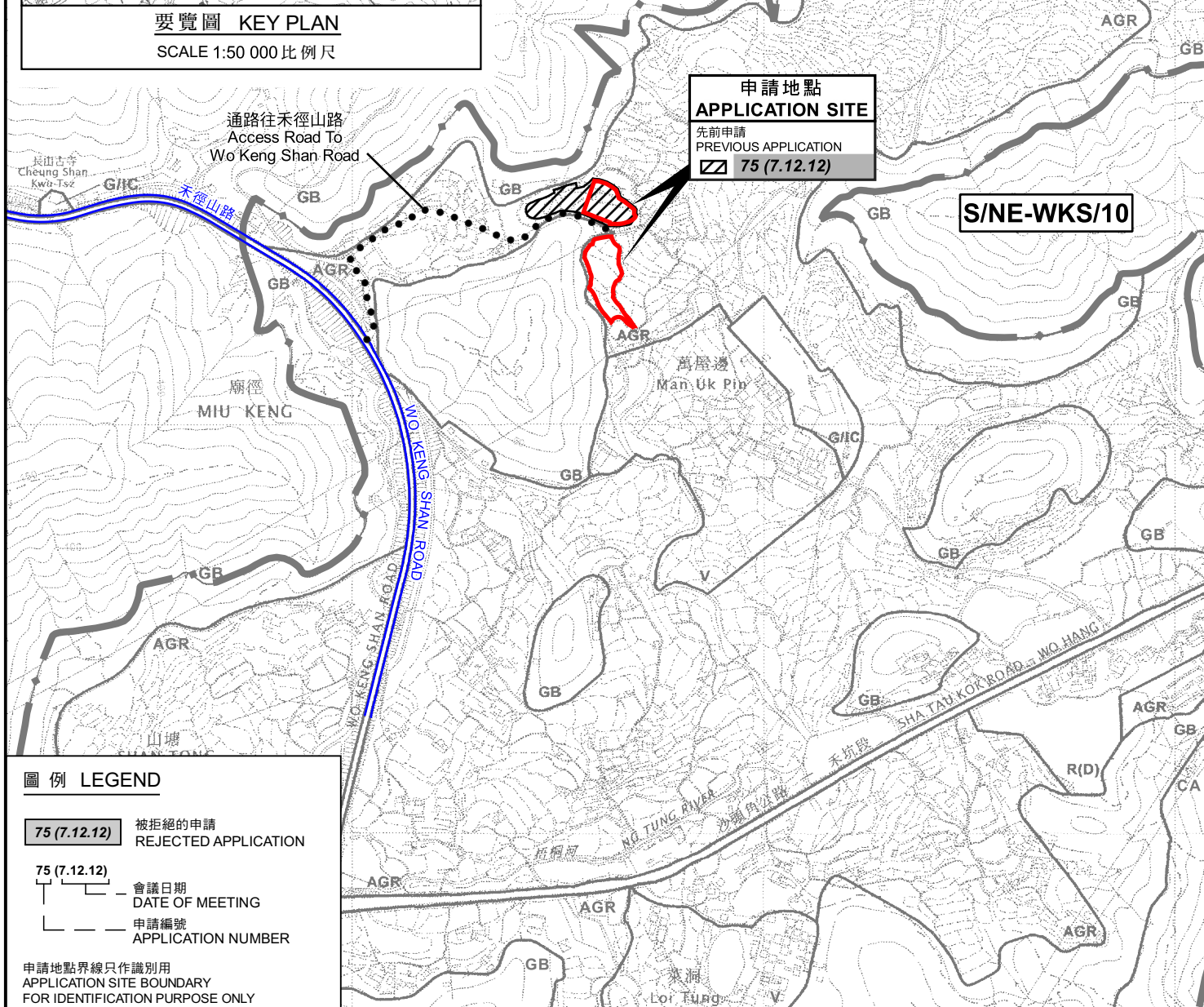
DRAWING A-3

(來源 : 附件 1e)
(Source : Appendix 1e)



要覽圖 KEY PLAN

SCALE 1:50 000 比例尺



圖例 LEGEND

- 75 (7.12.12)** 被拒絕的申請
REJECTED APPLICATION
- 75 (7.12.12)** 會議日期
DATE OF MEETING
- 申請編號
APPLICATION NUMBER

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

位置圖 LOCATION PLAN

擬議臨時康體文娛場所(休閒農莊)及
度假營(露營車)連附屬設施(為期3年)及附屬填土工程
新界沙頭角萬屋邊丈量約份第37約地段第52號A分段(部分)、第52號B分段(部分)、
第245號、第246號、第250號、第251號、第252號(部分)及第255號(部分)
PROPOSED TEMPORARY PLACE OF RECREATION, SPORTS OR CULTURE
(HOBBY FARM) AND HOLIDAY CAMP (CARAVAN) WITH ANCILLARY FACILITIES
FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND
LOTS 52 S.A (PART), 52 S.B (PART), 245, 246, 250, 251, 252 (PART) AND
255 (PART) IN D.D. 37, MAN UK PIN, SHA TAU KOK, N.T.

SCALE 1:7 500 比例尺

米 100 0 100 200 300 米
METRES

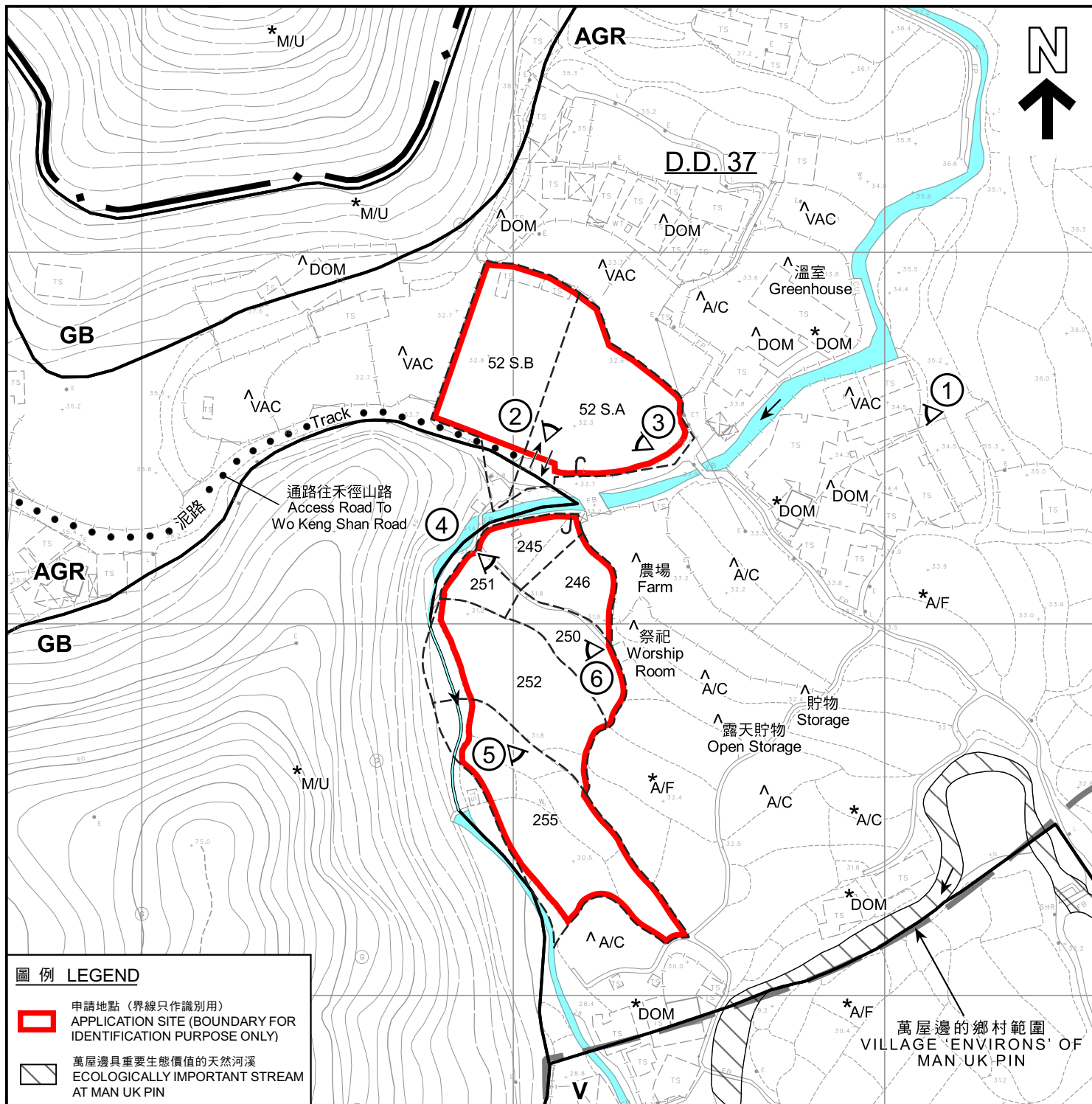
規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/NE-MUP/183

圖 PLAN
A-1

本摘要圖於2023年10月31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-MUP/11及
於2009年10月6日核准的
分區計劃大綱圖編號S/NE-WKS/10
EXTRACT PLAN PREPARED ON 31.10.2023
BASED ON OUTLINE ZONING PLANS No.
S/NE-MUP/11 APPROVED ON 17.10.2006 AND
S/NE-WKS/10 APPROVED ON 6.10.2009



圖例 LEGEND

- 申請地點 (界線只作識別用)
APPLICATION SITE (BOUNDARY FOR IDENTIFICATION PURPOSE ONLY)
- 萬屋邊具重要生態價值的天然河溪
ECOLOGICALLY IMPORTANT STREAM AT MAN UK PIN
- 萬屋邊具重要生態價值的天然河溪的上游
UPSTREAM OF THE ECOLOGICALLY IMPORTANT STREAM AT MAN UK PIN
- AGR** 農業
AGRICULTURE
- GB** 綠化地帶
GREEN BELT
- V** 鄉村式發展
VILLAGE TYPE DEVELOPMENT
- A/C** 常耕農地
CULTIVATED 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
- 入口/出口
INGRESS / EGRESS
- 實地照片的觀景點
VIEWING POINT OF SITE PHOTO

註釋 Notes :

- (1) 2023年4月3日勘测的土地用途
Land uses shown on this plan are in accordance with the land use survey conducted by the Planning Department on 3.4.2023
- (2) * 土地用途跟1991年10月3日勘测的土地用途一致
Indicates that the use is the same as that revealed by the land use survey conducted by the Planning Department on 3.10.1991
- (3) ^ 土地用途跟1991年10月3日勘测的土地用途有別
Indicates that the use is different from that revealed by the land use survey conducted by the Planning Department on 3.10.1991

平面圖 SITE PLAN

擬議臨時康體文娛場所(休閒農莊)及
度假營(露營車)連附屬設施(為期3年)及附屬填土工程
新界沙頭角萬屋邊丈量約份第37約地段第52號A分段(部分)、第52號B分段(部分)、
第245號、第246號、第250號、第251號、第252號(部分)及第255號(部分)
PROPOSED TEMPORARY PLACE OF RECREATION, SPORTS OR CULTURE
(HOBBY FARM) AND HOLIDAY CAMP (CARAVAN) WITH ANCILLARY FACILITIES
FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND
LOTS 52 S.A (PART), 52 S.B (PART), 245, 246, 250, 251, 252 (PART) AND
255 (PART) IN D.D. 37, MAN UK PIN, SHA TAU KOK, N.T.

SCALE 1:1 500 比例尺

米 25 0 25 50 米
METRES

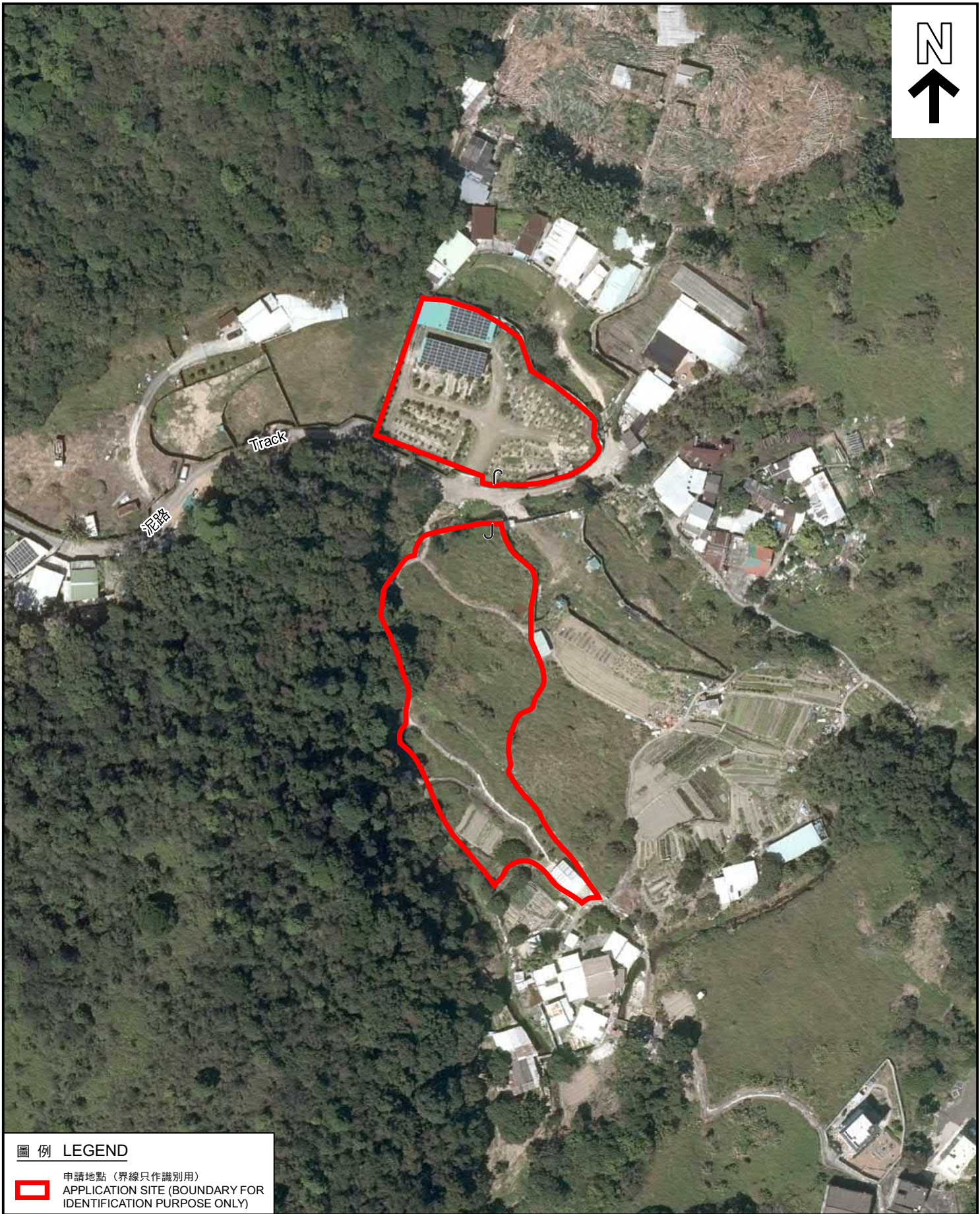
規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/NE-MUP/183

圖 PLAN
A-2

本摘要圖於2023年10月31日擬備，
所根據的資料為測量圖編號
3-NW-20C、20D、25A及25B
EXTRACT PLAN PREPARED ON 31.10.2023
BASED ON SURVEY SHEETS No.
3-NW-20C、20D、25A & 25B



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2023年10月31日擬備，
所根據的資料為地政總署於2022年3月8日
拍得的航攝照片編號E153177C
EXTRACT PLAN PREPARED ON 31.10.2023
BASED ON AERIAL PHOTO No. E153177C
TAKEN ON 8.3.2022 BY
LANDS DEPARTMENT

航攝照片 AERIAL PHOTO

擬議臨時康體文娛場所(休閒農莊)及
度假營(露營車)連附屬設施(為期3年)及附屬填土工程
新界沙頭角萬屋邊丈量約份第37約地段第52號A分段(部分)、第52號B分段(部分)、
第245號、第246號、第250號、第251號、第252號(部分)及第255號(部分)
PROPOSED TEMPORARY PLACE OF RECREATION, SPORTS OR CULTURE
(HOBBY FARM) AND HOLIDAY CAMP (CARAVAN) WITH ANCILLARY FACILITIES
FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND
LOTS 52 S.A (PART), 52 S.B (PART), 245, 246, 250, 251, 252 (PART) AND
255 (PART) IN D.D. 37, MAN UK PIN, SHA TAU KOK, N.T.

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/NE-MUP/183

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

本圖於2023年10月25日擬備，
所根據的資料為攝於2023年4月3日
的實地照片
PLAN PREPARED ON 25.10.2023
BASED ON SITE PHOTO TAKEN ON
3.4.2023

擬議臨時康體文娛場所(休閒農莊)及
度假營(露營車)連附屬設施(為期3年)及附屬填土工程
新界沙頭角萬屋邊丈量約份第37約地段第52號A分段(部分)、第52號B分段(部分)、
第245號、第246號、第250號、第251號、第252號(部分)及第255號(部分)
PROPOSED TEMPORARY PLACE OF RECREATION, SPORTS OR CULTURE
(HOBBY FARM) AND HOLIDAY CAMP (CARAVAN) WITH ANCILLARY FACILITIES
FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND
LOTS 52 S.A (PART), 52 S.B (PART), 245, 246, 250, 251, 252 (PART) AND
255 (PART) IN D.D. 37, MAN UK PIN, SHA TAU KOK, N.T.

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/NE-MUP/183

圖 PLAN
A-4a



申請地點
APPLICATION SITE



申請地點
APPLICATION SITE

實地照片 SITE PHOTOS

擬議臨時康體文娛場所(休閒農莊)及
度假營(露營車)連附屬設施(為期3年)及附屬填土工程
新界沙頭角萬屋邊丈量約份第37約地段第52號A分段(部分)、第52號B分段(部分)、
第245號、第246號、第250號、第251號、第252號(部分)及第255號(部分)
PROPOSED TEMPORARY PLACE OF RECREATION, SPORTS OR CULTURE
(HOBBY FARM) AND HOLIDAY CAMP (CARAVAN) WITH ANCILLARY FACILITIES
FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND
LOTS 52 S.A (PART), 52 S.B (PART), 245, 246, 250, 251, 252 (PART) AND
255 (PART) IN D.D. 37, MAN UK PIN, SHA TAU KOK, N.T.

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/NE-MUP/183

圖 PLAN
A-4b

本圖於2023年10月25日擬備，
所根據的資料為攝於2023年4月3日
的實地照片
PLAN PREPARED ON 25.10.2023
BASED ON SITE PHOTOS TAKEN ON
3.4.2023



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

實地照片 SITE PHOTOS

本圖於2023年10月25日擬備，
所根據的資料為攝於2023年4月3日
的實地照片
PLAN PREPARED ON 25.10.2023
BASED ON SITE PHOTOS TAKEN ON
3.4.2023

擬議臨時康體文娛場所(休閒農莊)及
度假營(露營車)連附屬設施(為期3年)及附屬填土工程
新界沙頭角萬屋邊丈量約份第37約地段第52號A分段(部分)、第52號B分段(部分)、
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PROPOSED TEMPORARY PLACE OF RECREATION, SPORTS OR CULTURE
(HOBBY FARM) AND HOLIDAY CAMP (CARAVAN) WITH ANCILLARY FACILITIES
FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND
LOTS 52 S.A (PART), 52 S.B (PART), 245, 246, 250, 251, 252 (PART) AND
255 (PART) IN D.D. 37, MAN UK PIN, SHA TAU KOK, N.T.

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/NE-MUP/183

圖 PLAN
A-4c