

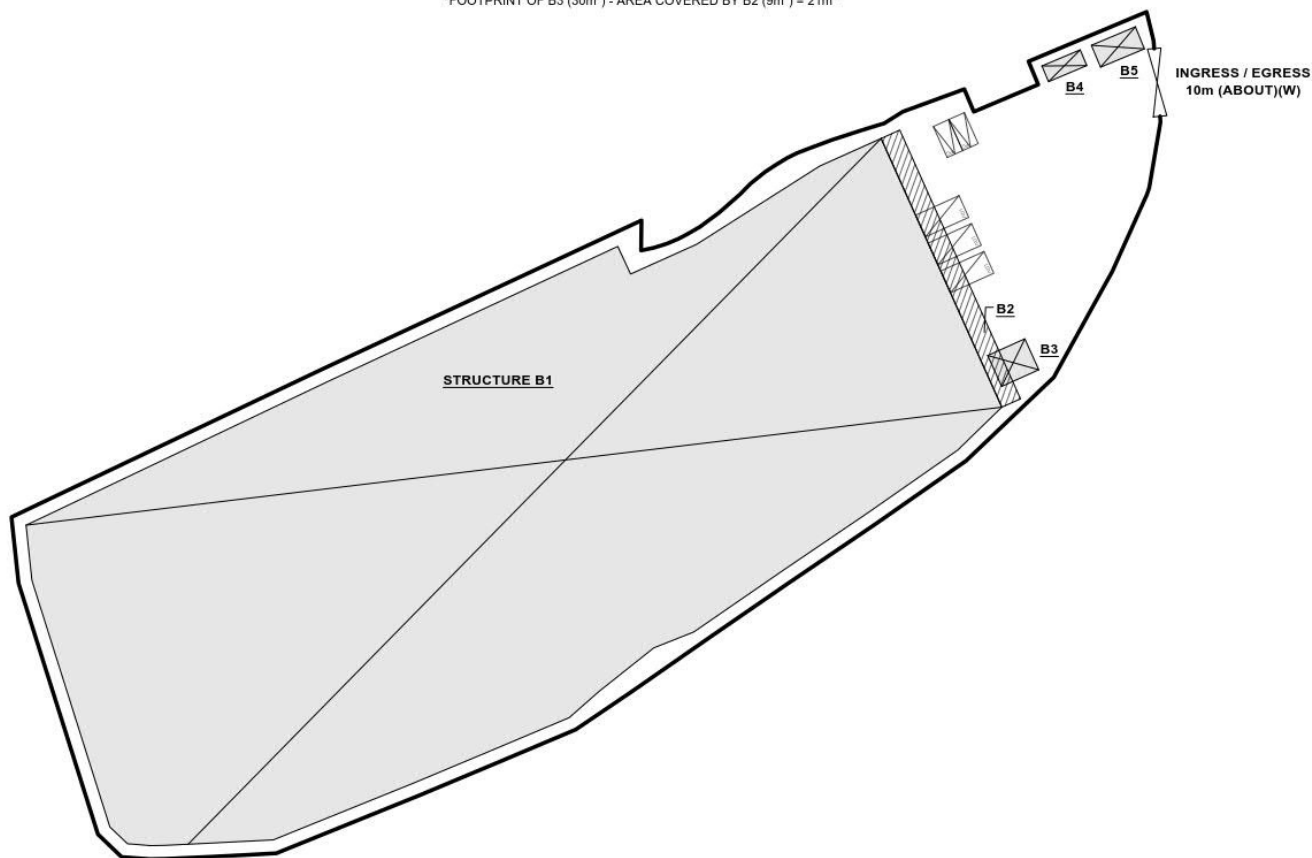
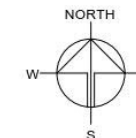
DEVELOPMENT PARAMETERS

APPLICATION SITE AREA	: 9,794 m ² (ABOUT)
COVERED AREA	: 7,891 m ² (ABOUT)
UNCOVERED AREA	: 1,903 m ² (ABOUT)
PLOT RATIO	: 1.6 (ABOUT)
SITE COVERAGE	: 81 % (ABOUT)
NO. OF STRUCTURE	: 5
DOMESTIC GFA	: NOT APPLICABLE
NON-DOMESTIC GFA	: 15,621 m ² (ABOUT)
TOTAL GFA	: 15,621 m ² (ABOUT)
BUILDING HEIGHT	: 3 m - 13 m (ABOUT)
NO. OF STOREY	: 1 - 2

STRUCTURE	USE	COVERED AREA	GFA	BUILDING HEIGHT
B1	WAREHOUSE FOR STORAGE OF MISCELLANEOUS GOODS	7,700 m ² (ABOUT)	15,400 m ² (ABOUT)	13 m (ABOUT)(2-STOREY)
B2	RAIN SHELTER FOR LOADING/UNLOADING	130 m ² (ABOUT)	130 m ² (ABOUT)	6.5 m (ABOUT)(1-STOREY)
B3	SITE OFFICE	21 m ² (ABOUT)*	51 m ² (ABOUT)*	6 m (ABOUT)(2-STOREY)
B4	WASHROOM	15 m ² (ABOUT)	15 m ² (ABOUT)	3 m (ABOUT)(1-STOREY)
B5	FIRE SERVICE PUMP ROOM	25 m ² (ABOUT)	25 m ² (ABOUT)	3.5 m (ABOUT)(1-STOREY)
TOTAL		7,891 m ² (ABOUT)	15,621 m ² (ABOUT)	

*GFA OF STRUCTURE B3
G/F (21m²) + 1/F (30m² FOOTPRINT OF B3) = 51m²

*COVERED AREA OF STRUCTURE B3
STRUCTURE B3 IS PARTIALLY COVERED BY STRUCTURE B2,
*FOOTPRINT OF B3 (30m²) - AREA COVERED BY B2 (9m²) = 21m²



PARKING AND LOADING/UNLOADING PROVISIONS

NO. OF PRIVATE CAR PARKING SPACE	: 2
DIMENSIONS OF PARKING SPACE	: 5 m (L) X 2.5 m (W)
NO. OF L/U/L SPACE FOR LIGHT GOODS VEHICLE	: 3
DIMENSION OF L/U/L SPACE	: 7 m (L) X 3.5 m (W)

LEGEND

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

PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY
WAREHOUSE FOR STORAGE OF
MISCELLANEOUS GOODS FOR A
PERIOD OF 3 YEARS AND
ASSOCIATED FILLING OF LAND

SITE LOCATION

VARIOUS LOTS IN D.D. 128, HA
TSUEN, YUEN LONG, NEW
TERRITORIES

SCALE

1:1000 @ A1

DRAWN BY	DATE
MN	17.11.2023
CHECKED BY	DATE
APPROVED BY	DATE

DWG. TITLE
LAYOUT PLAN

DWG NO.	VER.
PLAN 1	004

(摘錄自申請人於 22. 11. 2023 呈交的進一步資料)
(Extract from Applicant's Further
Information Submitted on 22.11.2023)

參考編號
REFERENCE No.
A/YL-HTF/1158

繪圖 DRAWING
A-1

PAVED RATIO OF THE APPLICATION SITE

APPLICATION SITE AREA	: 9,794 m ²	(ABOUT)
COVERED BY STRUCTURE	: 7,891 m ²	(ABOUT)
LAND FILLING AREA	: 9,794 m ²	(ABOUT)
PROPOSED SITE LEVEL	: +4.3 mPD to 4.9 mPD	(ABOUT)
DEPTH OF LAND FILLING	: NOT MORE THAN 0.2 m	
MATERIAL OF LAND FILLING	: CONCRETE	
PURPOSE OF LAND FILLING	: SITE FORMATION OF STRUCTURES, PARKING, LOADING/UNLOADING AND CIRCULATION SPACES	

SITE FORMATION OF STRUCTURE

EXISTING SITE LEVEL	: +4.2 mPD (ABOUT)
PROPOSED SITE LEVEL	: +4.4 mPD (ABOUT)
MATERIAL OF FILLING	: CONCRETE
DEPTH OF FILLING	: NOT MORE THAN 0.2m

SITE FORMATION OF STRUCTURE

EXISTING SITE LEVEL	: +4.7 mPD (ABOUT)
PROPOSED SITE LEVEL	: +4.9 mPD (ABOUT)
MATERIAL OF FILLING	: CONCRETE
DEPTH OF FILLING	: NOT MORE THAN 0.2m

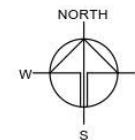
CIRCULATION SPACE

EXISTING SITE LEVEL	: +4.2 mPD (ABOUT)
PROPOSED SITE LEVEL	: +4.3 mPD (ABOUT)
MATERIAL OF FILLING	: CONCRETE
DEPTH OF FILLING	: NOT MORE THAN 0.1m

SITE FORMATION OF STRUCTURE

EXISTING SITE LEVEL	: +4.2 mPD (ABOUT)
PROPOSED SITE LEVEL	: +4.5 mPD (ABOUT)
MATERIAL OF FILLING	: CONCRETE
DEPTH OF FILLING	: NOT MORE THAN 0.2m

APPLICATION SITE



PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY
WAREHOUSE FOR STORAGE OF
MISCELLANEOUS GOODS FOR A
PERIOD OF 3 YEARS AND
ASSOCIATED FILLING OF LAND

SITE LOCATION

VARIOUS LOTS IN D.D. 128, HA
TSUEN, YUEN LONG, NEW
TERRITORIES

SCALE

1:1000 @ A4

DRAWN BY

MN

DATE

3.3.2023

CHECKED BY

DATE

APPROVED BY

DATE

DWG. TITLE

LAND FILLING AREA

DWG NO.

PLAN 10

VER.

002

LEGEND



THIS PLAN IS FOR ILLUSTRATION PURPOSE ONLY.
EXACT SITE LEVEL IS SUBJECT TO DETAIL SURVEY.

(摘錄自申請人於 27.7.2023 呈交的申請書)
(Extract from Applicant's
Submission of 27.7.2023)

參考編號
REFERENCE No.
A/YL-HTF/1158

繪圖 DRAWING
A-2

TREE PRESERVATION AND LANDSCAPE PROPOSAL

APPLICATION SITE AREA : 9,794 m² (ABOUT)

NO. OF EXISTING TREE : 10 (T1 TO T10)

SPECIES OF TREES : 9 X LEUCAENA LEUCOCEPHALA
1 X MELIA AZEDARACH

NO. OF TREES WILL BE FELLED : 10 (T1 TO T10)

NO. OF NEW TREES WILL BE PLANTED : 14 (N1 TO N14)

SPECIES OF NEW TREES : BAUHINIA BLAKEANA

HEIGHT OF NEW TREES : NO LESS THAN 2.75 m

SPACING OF NEW TREES : NOT MORE THAN 4 m

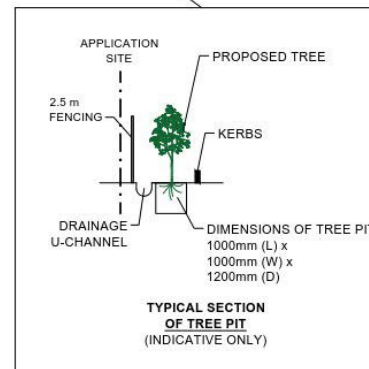
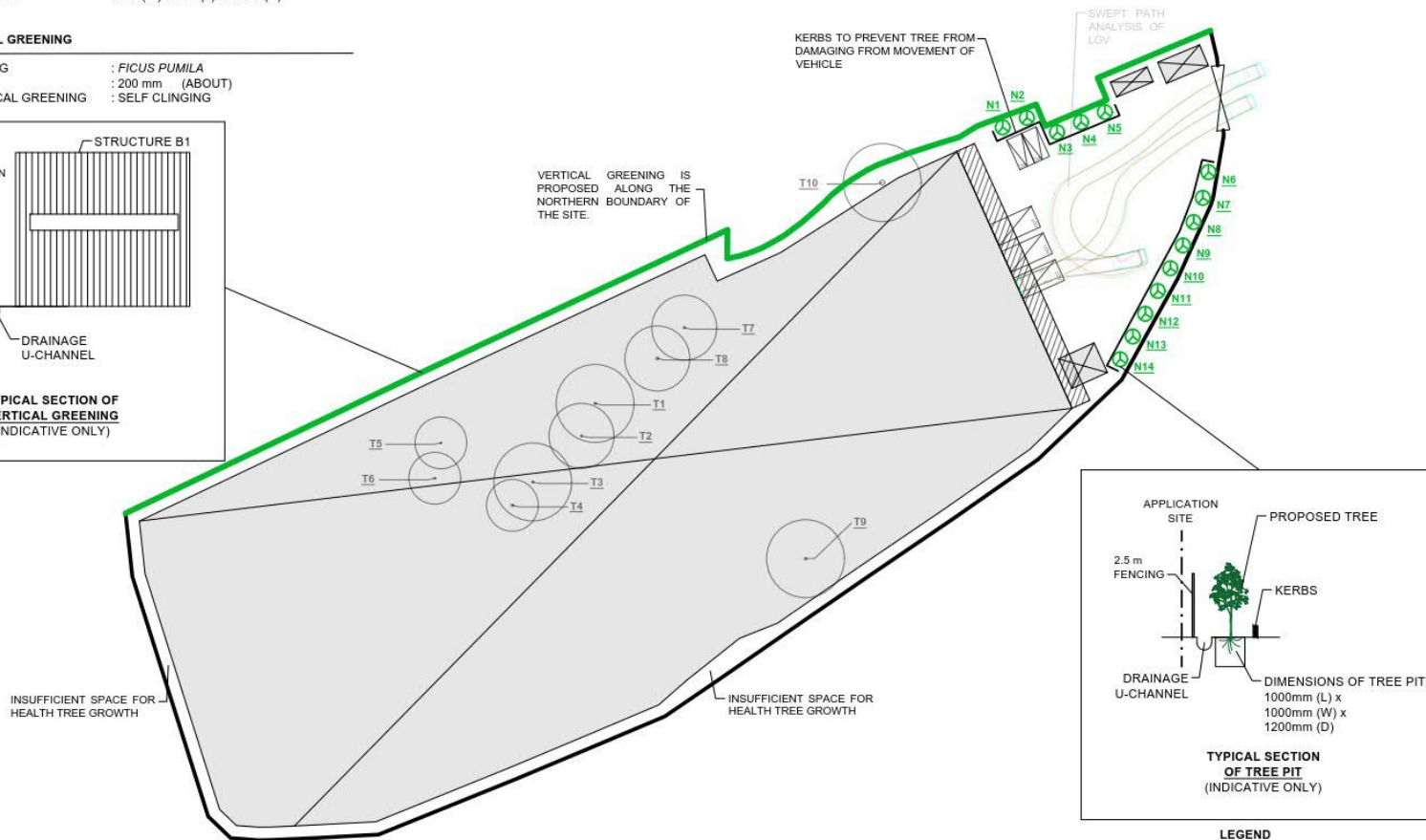
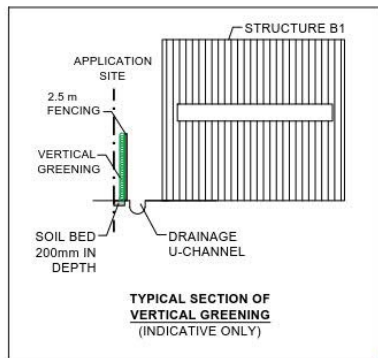
DIMENSION OF TREE PITS : 1 m (W) X 1 m (L) X 1.2 m (D)

DETAILS OF VERTICAL GREENING

SPECIES OF GREENING : FICUS PUMILA

SOIL DEPTH : 200 mm (ABOUT)

SUPPORT FOR VERTICAL GREENING : SELF CLINGING



LEGEND

- APPLICATION SITE
- STRUCTURE
- PARKING SPACE
- L/U/L SPACE
- INGRESS / EGRESS
- EXISTING TREES TO BE FELLED
- PROPOSED NEW TREES

*ALL THE PROPOSED LANDSCAPE WORKS WILL BE WELL-MAINTAINED BY THE APPLICANT DURING THE PLANNING APPROVAL PERIOD.



PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY WAREHOUSE FOR STORAGE OF MISCELLANEOUS GOODS FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION

VARIOUS LOTS IN D.D. 128, HA TSUEN, YUEN LONG, NEW TERRITORIES

SCALE

1:1000 @ A4

DRAWN BY

OL

DATE

6.10.2023

REVISED BY

MN

DATE

17.11.2023

APPROVED BY

DATE

DWG. TITLE

TREE PRESERVATION AND LANDSCAPE PROPOSAL

DWG. NO.

PLAN 3

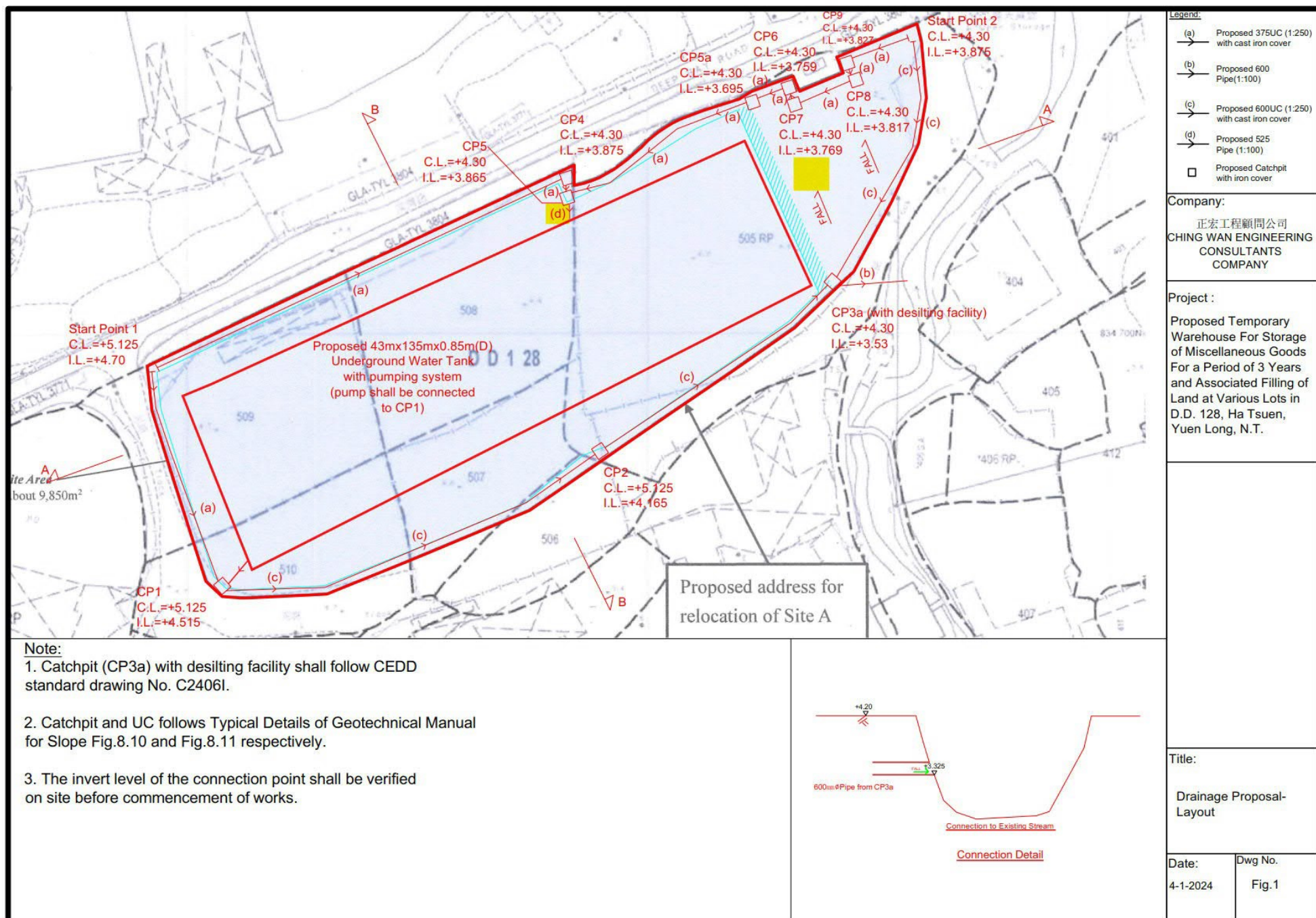
VER.

006

(摘錄自申請人於 22.11.2023 呈交的進一步資料)
(Extract from Applicant's Further Information Submitted on 22.11.2023)

參考編號
REFERENCE No.
A/YL-HTF/1158

繪圖 DRAWING
A-3

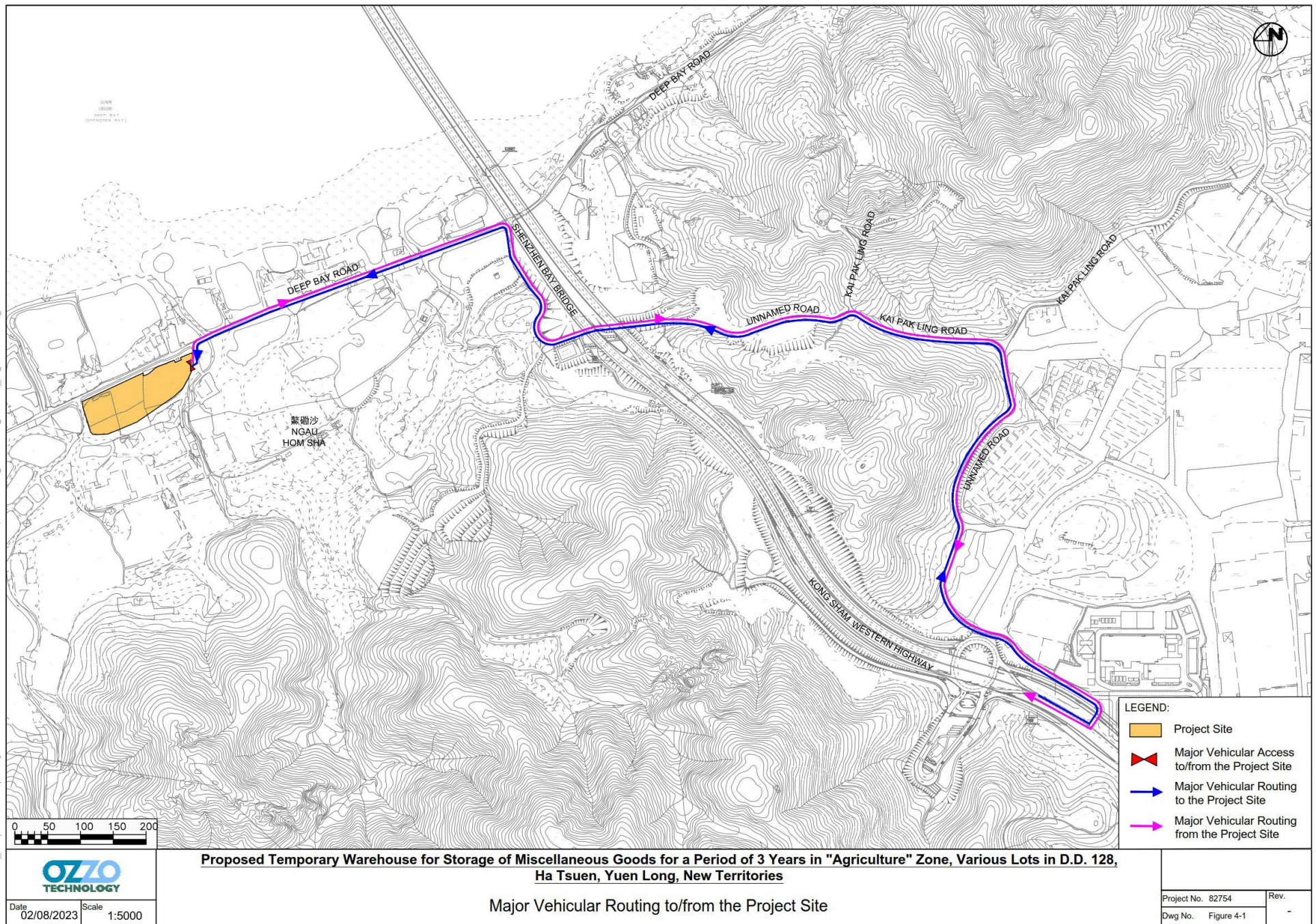


(摘錄自申請人於 1.2.2024 呈交的進一步資料)
(Extract from Applicant's Further Information Submitted on 1.2.2024)

參考編號
REFERENCE No.
A/YL-HTF/1158

繪圖 DRAWING
A-4

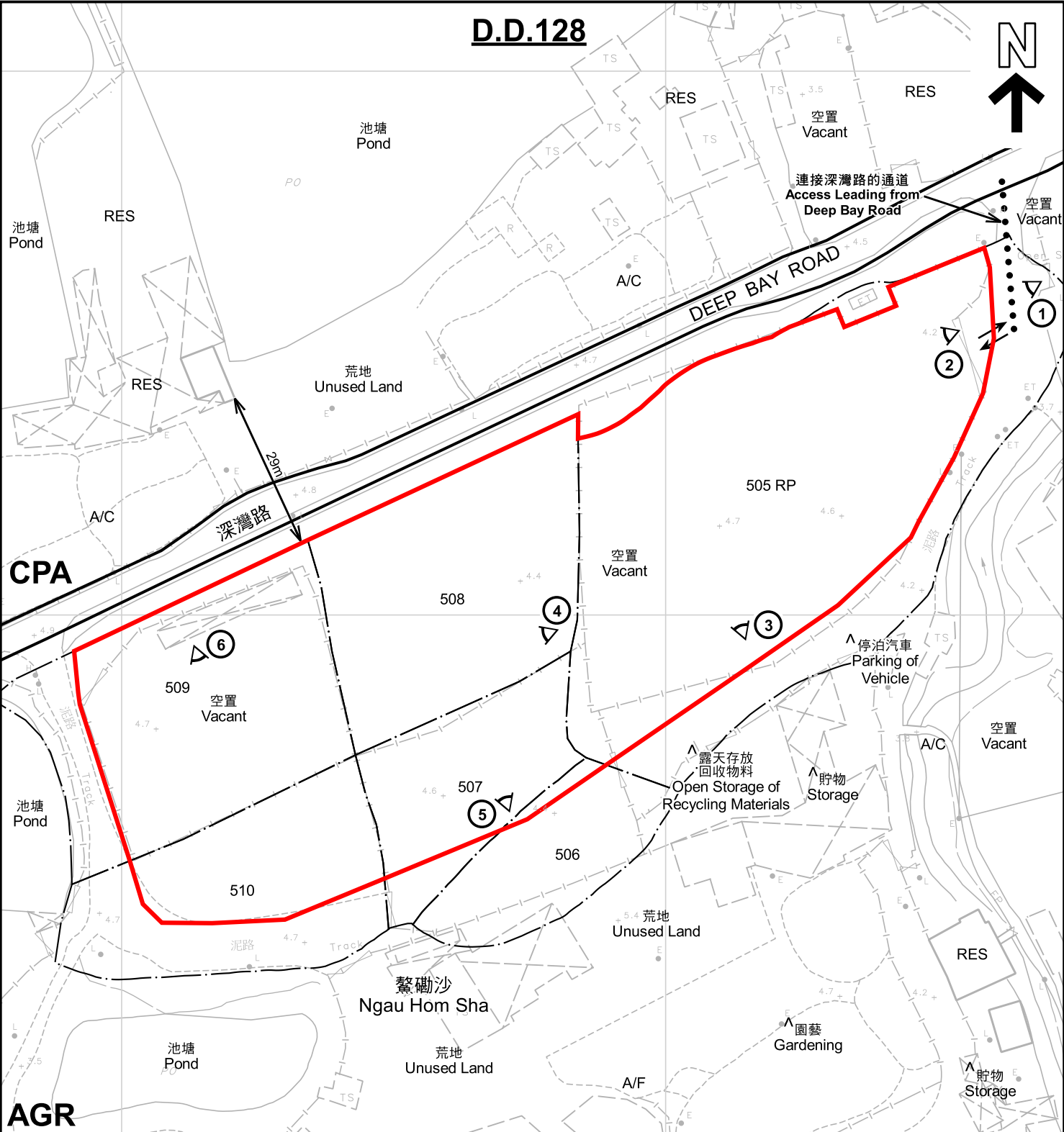
X:\Ozzo\82754_Proposed Temporary Warehouse for Various Lots in DD128 Ha Tsuen, Yuen Long\Drawings\82754_Figure 4-1.dwg 2023/08/02 18:04:30



(摘錄自申請人於 3.8.2023 呈交的補充資料)
(Extract from Applicant's Supplementary
Information Submitted on 3.8.2023)

參考編號
REFERENCE No.
A/YL-HTF/1158

繪圖 DRAWING
A-5



- 註釋 Notes :
- (1) 2023年12月29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 29.12.2023
 - (2) * 土地用途跟1992年3月勘測的土地用途一致
Indicates that the use is the same as that revealed by the land use survey conducted by the Planning Department in Mar 1992
 - (3) ^ 土地用途跟1992年3月勘測的土地用途有別
Indicates that the use is different from that revealed by the land use survey conducted by the Planning Department in Mar 1992

圖例 LEGEND	
	申請地點 (界線只作識別用) APPLICATION SITE (BOUNDARY FOR IDENTIFICATION PURPOSE ONLY)
AGR	農業 AGRICULTURE
CPA	海岸保護區 COASTAL PROTECTION AREA
RES	住用構築物 RESIDENTIAL STRUCTURES
A/F	休耕農地 FALLOW AGRICULTURAL LAND
A/C	常耕農地 CULTIVATED AGRICULTURAL LAND
① <	實地照片的觀景點 VIEWING POINT OF SITE PHOTO
↔	入口/出口 INGRESS / EGRESS

本摘要圖於2024年1月31日擬備，所根據的資料為測量圖編號 5-NE-5D 及 5-NE-10B
EXTRACT PLAN PREPARED ON 31.1.2024
BASED ON SURVEY SHEETS No. 5-NE-5D & 5-NE-10B

平面圖 SITE PLAN
擬議臨時倉庫存放雜貨 (為期3年) 及相關的填土工程
新界元朗厦村丈量約份第128約地段第505號餘段(部分)、第506號(部分)、
第507號(部分)、第508號、第509號(部分)及第510號(部分)
PROPOSED TEMPORARY WAREHOUSE
FOR STORAGE OF MISCELLANEOUS GOODS
FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND
LOTS 505 RP (PART), 506 (PART), 507 (PART), 508, 509 (PART) AND 510 (PART)
IN D.D. 128, HA TSUEN, YUEN LONG, NEW TERRITORIES
SCALE 1 : 1 000 比例尺

米 METRES 20 0 20 40 米 METRES

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/YL-HTF/1158

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2024年1月22日擬備，所根據的資料為地政總署於2022年12月25日拍得的航攝照片編號 E180119C
EXTRACT PLAN PREPARED ON 22.1.2024
BASED ON AERIAL PHOTO No.
E180119C TAKEN ON 25.12.2022
BY LANDS DEPARTMENT

航攝照片 AERIAL PHOTO

擬議臨時倉庫存放雜貨(為期3年)及相關的填土工程
新界元朗厦村丈量約份第128約地段第505號餘段(部分)、第506號(部分)、
第507號(部分)、第508號、第509號(部分)及第510號(部分)
PROPOSED TEMPORARY WAREHOUSE
FOR STORAGE OF MISCELLANEOUS GOODS
FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND
LOTS 505 RP (PART), 506 (PART), 507 (PART), 508, 509 (PART) AND 510 (PART)
IN D.D. 128, HA TSUEN, YUEN LONG, NEW TERRITORIES

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/YL-HTF/1158

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

擬議臨時倉庫存放雜貨（為期3年）及相關的填土工程
 新界元朗厦村丈量約份第128約地段第505號餘段（部分）、第506號（部分）、
 第507號（部分）、第508號、第509號（部分）及第510號（部分）
 PROPOSED TEMPORARY WAREHOUSE
 FOR STORAGE OF MISCELLANEOUS GOODS
 FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND
 LOTS 505 RP (PART), 506 (PART), 507 (PART), 508, 509 (PART) AND 510 (PART)
 IN D.D. 128, HA TSUEN, YUEN LONG, NEW TERRITORIES

規劃署
 PLANNING
 DEPARTMENT



參考編號
 REFERENCE No.
 A/YL-HTF/1158

圖 PLAN
 A-4a

本圖於2024年1月4日擬備，所根據的
 資料為攝於2023年12月29日的實地照片
 PLAN PREPARED ON 4.1.2024
 BASED ON SITE PHOTOS
 TAKEN ON 29.12.2023



實地照片 SITE PHOTOS

擬議臨時倉庫存放雜貨（為期3年）及相關的填土工程
新界元朗厦村丈量約份第128約地段第505號餘段（部分）、第506號（部分）、
第507號（部分）、第508號、第509號（部分）及第510號（部分）
PROPOSED TEMPORARY WAREHOUSE
FOR STORAGE OF MISCELLANEOUS GOODS
FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND
LOTS 505 RP (PART), 506 (PART), 507 (PART), 508, 509 (PART) AND 510 (PART)
IN D.D. 128, HA TSUEN, YUEN LONG, NEW TERRITORIES

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/YL-HTF/1158

圖 PLAN
A-4b

本圖於2024年1月4日擬備，所根據的
資料為攝於2023年12月29日的實地照片
PLAN PREPARED ON 4.1.2024
BASED ON SITE PHOTOS
TAKEN ON 29.12.2023