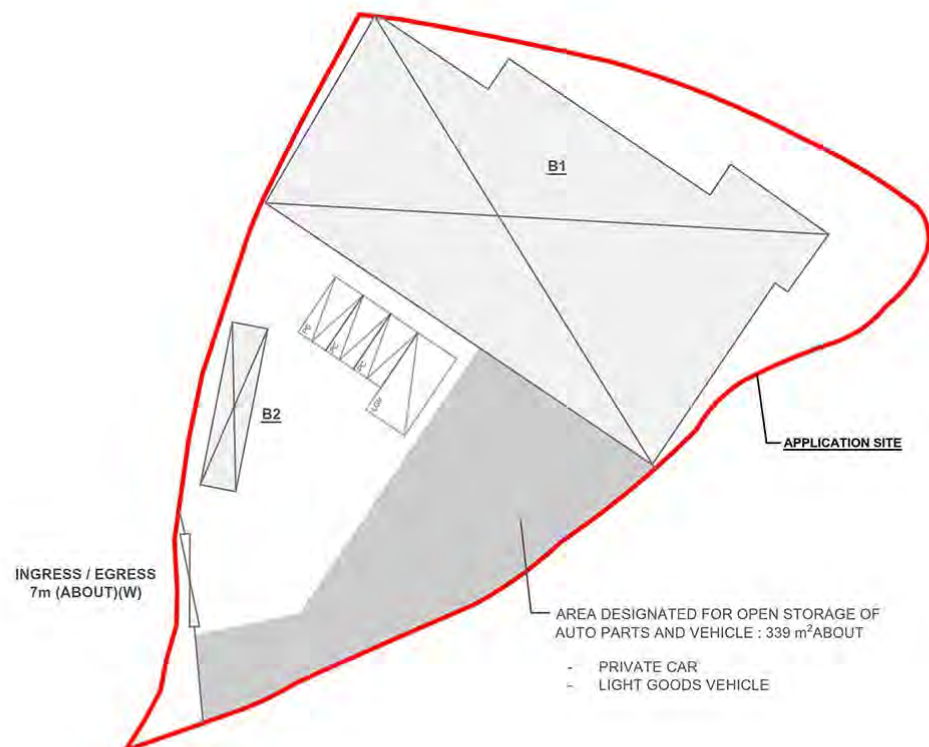


# DEVELOPMENT PARAMETERS

APPLICATION SITE AREA	: 1,757 m <sup>2</sup>	(ABOUT)
COVERED AREA	: 721 m <sup>2</sup>	(ABOUT)
UNCOVERED AREA	: 1,036 m <sup>2</sup>	(ABOUT)
PLOT RATIO	: 0.43	(ABOUT)
SITE COVERAGE	: 41 %	(ABOUT)
NO. OF STRUCTURE	: 2	
DOMESTIC GFA	: NOT APPLICABLE	
NON-DOMESTIC GFA	: 755 m <sup>2</sup>	(ABOUT)
TOTAL GFA	: 755 m <sup>2</sup>	(ABOUT)
BUILDING HEIGHT	: 6 m - 7 m	(ABOUT)
NO. OF STOREY	: 1 - 2	

STRUCTURE	USE	COVERED AREA	GFA	BUILDING HEIGHT
B1	STORAGE OF VEHICLE STORAGE OF AUTO PARTS ANCILLARY VEHICLE REPAIR WORKSHOP	687 m <sup>2</sup> (ABOUT)	687 m <sup>2</sup> (ABOUT)	7 m (ABOUT)(1-STOREY)
B2	SITE OFFICE	34 m <sup>2</sup> (ABOUT)	68 m <sup>2</sup> (ABOUT)	6 m (ABOUT)(2-STOREY)
TOTAL		721 m <sup>2</sup> (ABOUT)	755 m <sup>2</sup> (ABOUT)	



## PARKING AND LOADING/UNLOADING PROVISION

NO. OF PRIVATE CAR PARKING SPACE	: 3
DIMENSION OF PARKING SPACE	: 5 m (L) X 2.5 m (W)
NO. OF LOADING/UNLOADING SPACE FOR LIGHT GOODS VEHICLE	: 1
DIMENSION OF LOADING/UNLOADING SPACE	: 11 m (L) X 3.5 m (W)

## LEGEND

	APPLICATION SITE
	STRUCTURE
	LOADING / UNLOADING SPACE (LGV)
	PARKING SPACE (PC)
	INGRESS / EGRESS

## PLANNING CONSULTANT



## PROJECT

PROPOSED TEMPORARY OPEN STORAGE OF VEHICLES AND AUTO PARTS WITH ANCILLARY VEHICLE REPAIR WORKSHOP FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

## SITE LOCATION

LOT 115 IN D.D. 108, FAN KAM ROAD, PAT HEUNG, YUEN LONG, NEW TERRITORIES

## SCALE

1:500 @ A1

DRAWN BY	DATE
MN	21.6.2023
REVISED BY	DATE
OL	15.8.2023
APPROVED BY	DATE
DWG. TITLE	
LAYOUT PLAN	
DWG. NO.	VER.
PLAN 1	001

(摘錄自申請人於21. 8. 2023呈交的進一步資料)  
(Extract from Applicant's Further  
Information Submitted on 21.8.2023)

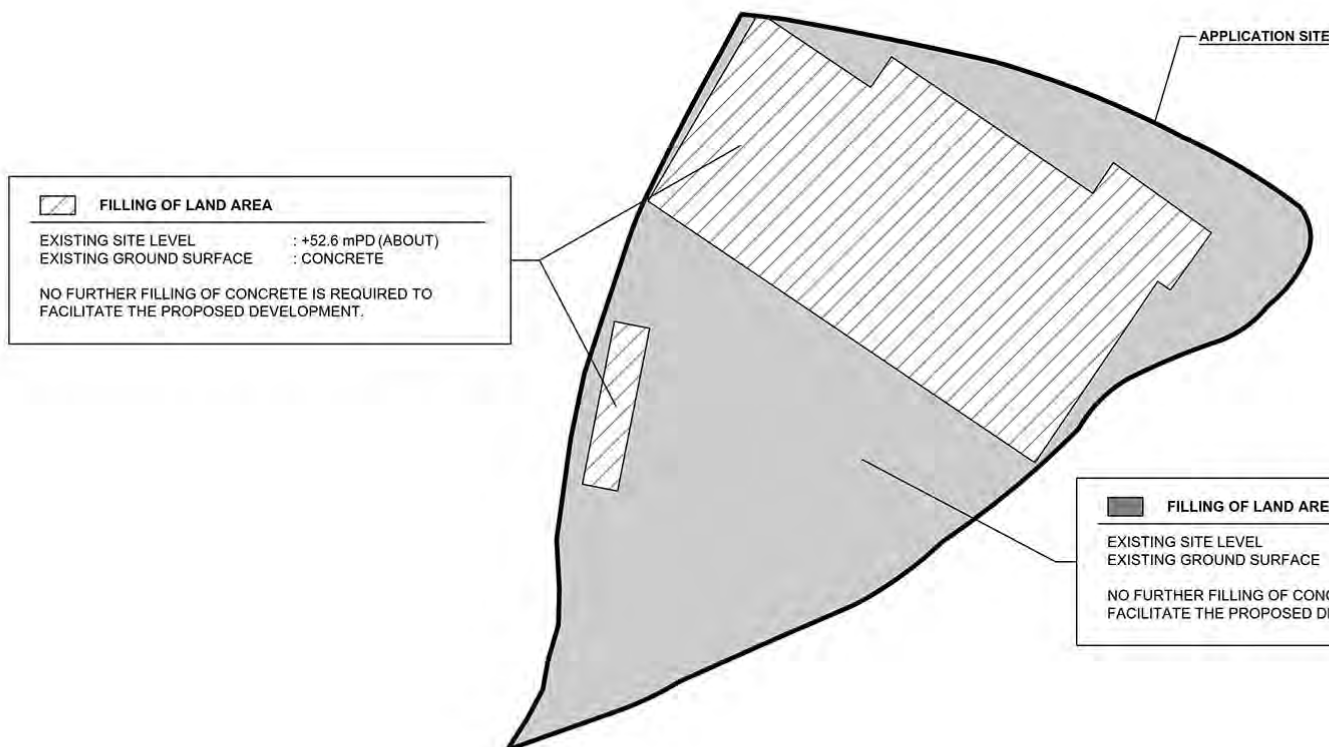
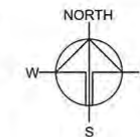
參考編號  
REFERENCE No.  
A/YL-PH/962

繪圖  
DRAWING  
A - 1

# PAVED RATIO OF THE APPLICATION SITE

APPLICATION SITE AREA	: 1,757 m <sup>2</sup>	(ABOUT)
EXISTING SITE LEVEL	: +52.5 mPD to +52.6 mPD	(ABOUT)
LAND FILLING AREA	: 1,757 m <sup>2</sup> , 100%	(ABOUT)
MATERIAL OF LAND FILLING	: CONCRETE	
PURPOSE OF LAND FILLING	: SITE FORMATION OF STRUCTURES AND CIRCULATION SPACE	

ALL SITE LEVELS ARE FOR REFERENCE ONLY. THE APPLICATION SITE HAS BEEN PAVED WITH CONCRETE, NO FURTHER FILLING OF LAND WILL BE CARRIED OUT TO FACILITATE THE PROPOSED DEVELOPMENT.



PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY STORAGE OF VEHICLES AND AUTO PARTS WITH ANCILLARY FACILITIES AND VEHICLE REPAIR WORKSHOP FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION

LOT 115 IN D.D. 108, FAN KAM ROAD, PAT HEUNG, YUEN LONG, NEW TERRITORIES

SCALE

1:500 @ A4

DRAWN BY

MN

DATE

21.6.2023

CHECKED BY

DATE

APPROVED BY

DATE

DWG. TITLE

FILLING OF LAND AREA

DWG. NO.

PLAN 5

VER

001

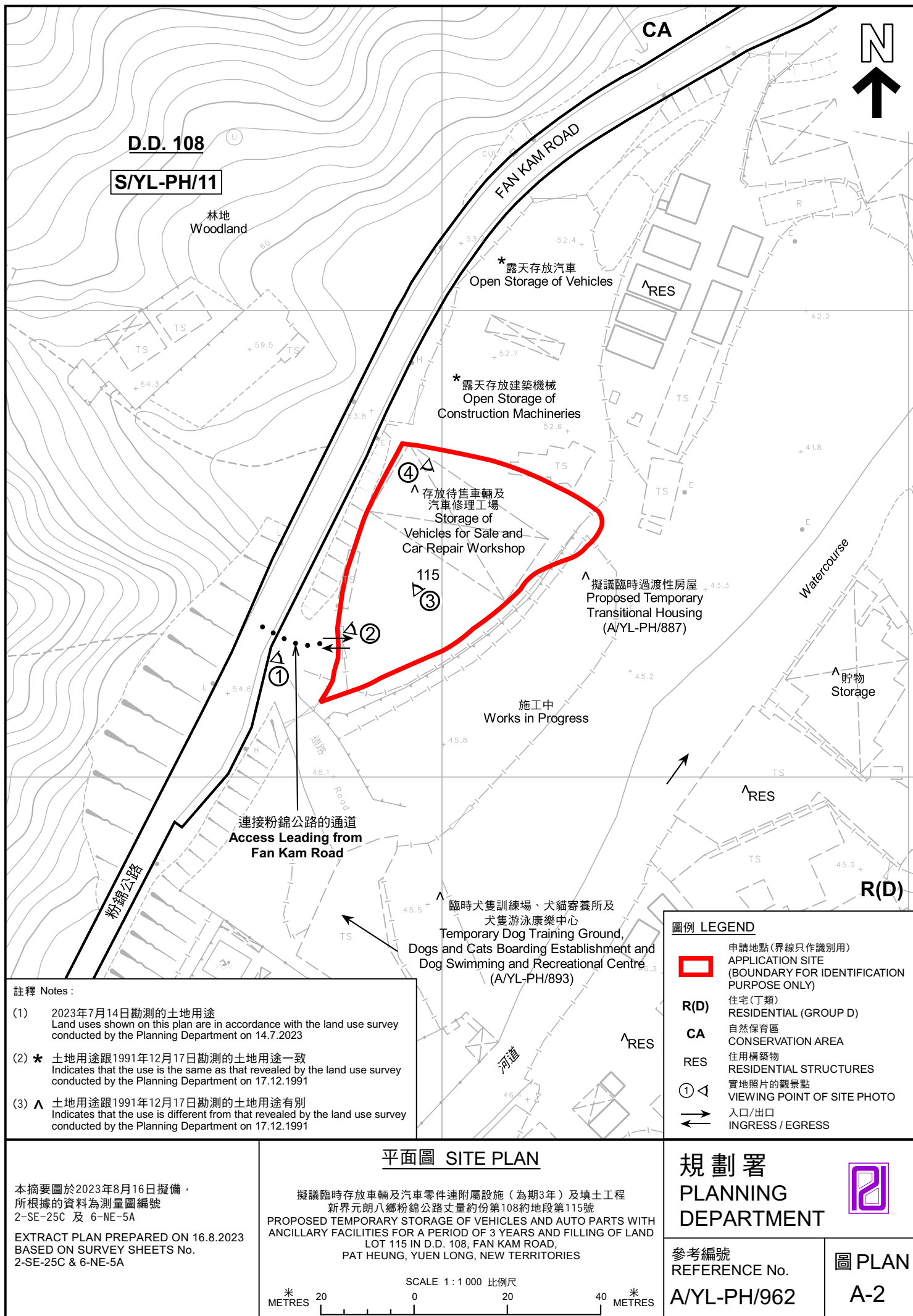
(摘錄自申請人於 30.6.2023 呈交的申請書)  
(Extract from Applicant's  
Submission of 30.6.2023)

參考編號  
REFERENCE No.  
A/YL-PH/962

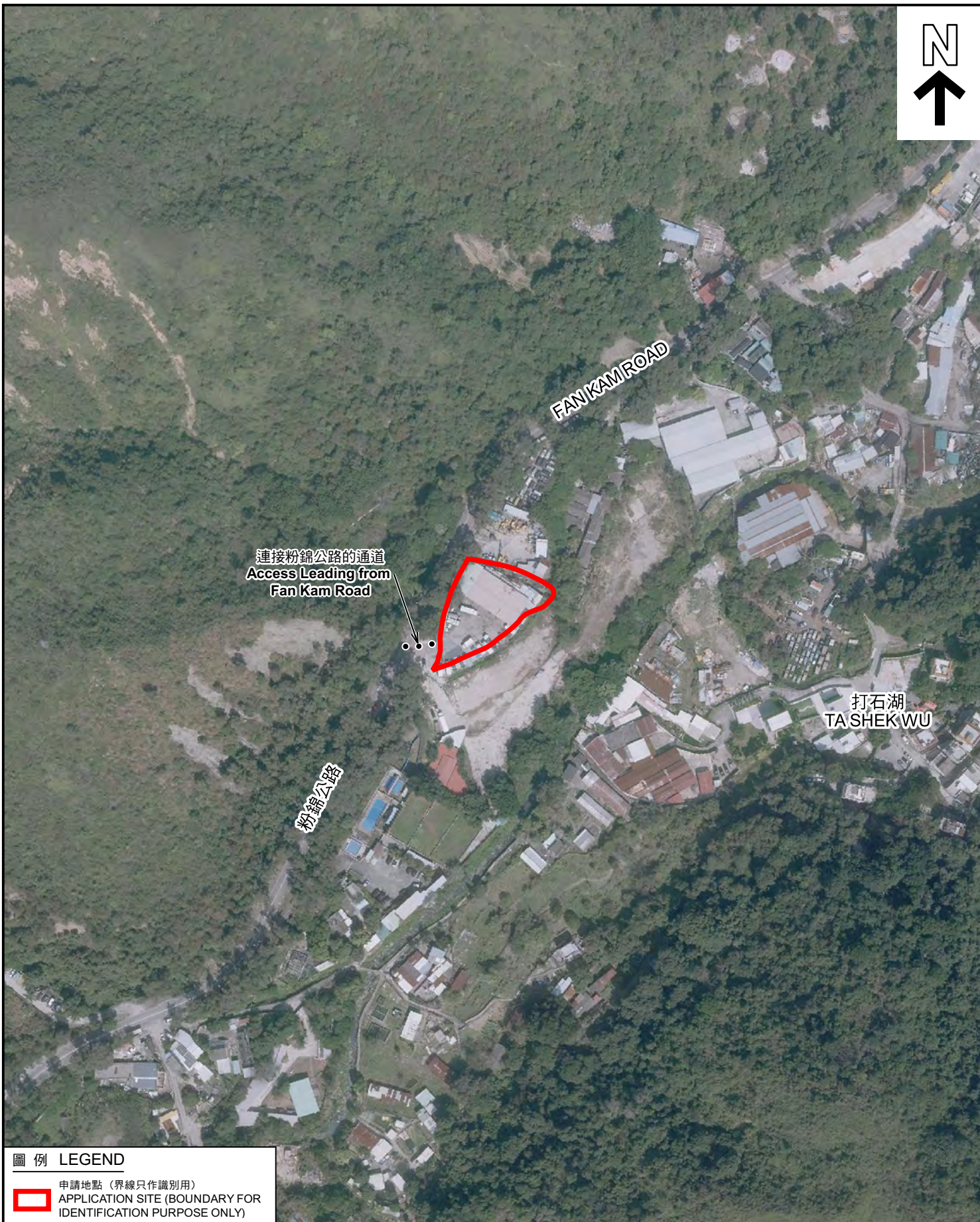
繪圖  
DRAWING  
A - 2











#### 圖例 LEGEND



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

#### 航攝照片 AERIAL PHOTO

本摘要圖於2023年8月22日擬備，  
所根據的資料為地政總署於2022年2月14日  
拍得的航攝照片編號 E147614C  
EXTRACT PLAN PREPARED ON 22.8.2023  
BASED ON AERIAL PHOTO No.  
E147614C TAKEN ON 14.2.2022  
BY LANDS DEPARTMENT

擬議臨時存放車輛及汽車零件連附屬設施（為期3年）及填土工程  
新界元朗八鄉粉錦公路丈量約份第108約地段第115號  
PROPOSED TEMPORARY STORAGE OF VEHICLES AND AUTO PARTS WITH  
ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND FILLING OF LAND  
LOT 115 IN D.D. 108, FAN KAM ROAD,  
PAT HEUNG, YUEN LONG, NEW TERRITORIES

規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.  
A/YL-PH/962

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

本圖於2023年8月22日擬備，所根據的資料為攝於2023年7月14日的實地照片  
 PLAN PREPARED ON 22.8.2023  
 BASED ON SITE PHOTOS  
 TAKEN ON 14.7.2023

擬議臨時存放車輛及汽車零件連附屬設施（為期3年）及填土工程  
 新界元朗八鄉粉錦公路丈量約份第108約地段第115號  
 PROPOSED TEMPORARY STORAGE OF VEHICLES AND AUTO PARTS WITH  
 ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND FILLING OF LAND  
 LOT 115 IN D.D. 108, FAN KAM ROAD,  
 PAT HEUNG, YUEN LONG, NEW TERRITORIES

規劃署  
 PLANNING  
 DEPARTMENT



參考編號  
 REFERENCE No.  
 A/YL-PH/962

圖 PLAN  
 A-4