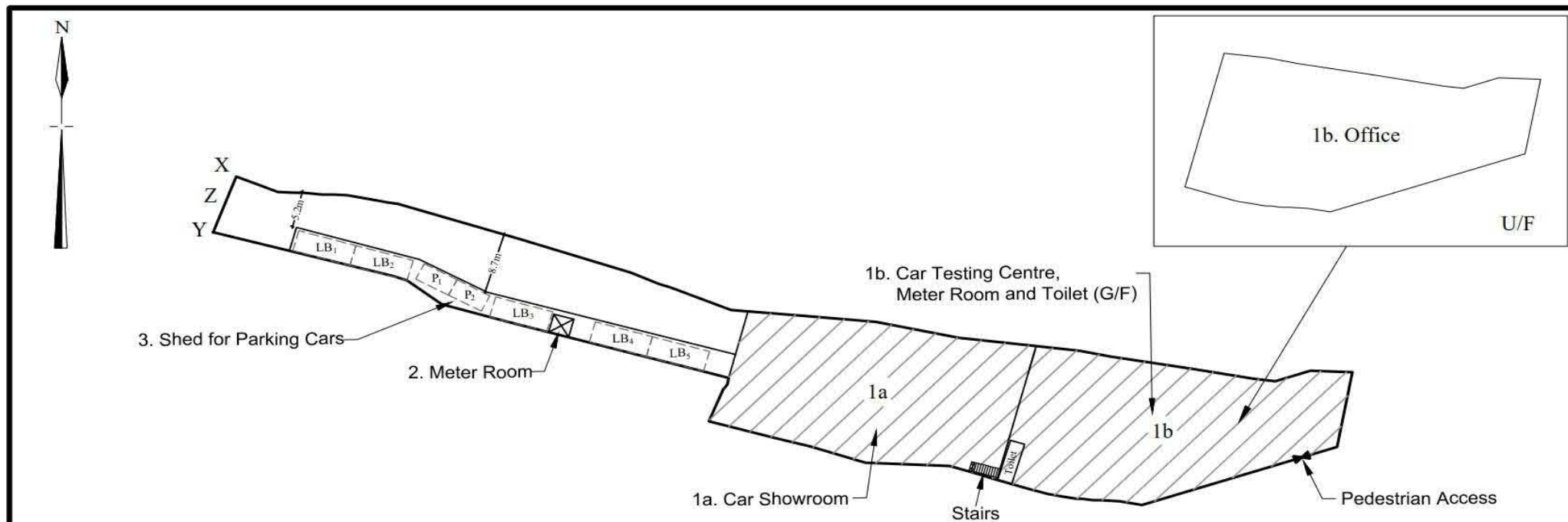


Extracted from Approved Ping Shan Outline Zoning Plan No. S/YL-PS/20

Not to Scale	Location Plan Lot 31 R.P. and 32 R.P. in D.D. 121 Ping Shan, Yuen Long, New Territories	Goldrich Planners & Surveyors Ltd.
April 2024		Plan 1 (P 15065)

(摘錄自申請人於 4.6.2024 呈交的申請書)
(Extract from Applicant's
Submission of 4.6.2024)

參考編號 REFERENCE No. A/YL-PS/720	繪圖 DRAWING A-1
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Legend

Ingress/ egress: x and y though z (about 9m wide)



Parking Space for Private Cars
(2.5m(W) x 5m(L) x 2nos.)



Parking Space for Light Buses
(3m(W) x 8m(L) x 5nos.)



Staff Only Pedestrian Access
(about 2m wide)

* Floor Area of Meter Room is excluded to avoid double counting

No.	Uses	Floor Area	Covered Area	No. of Storeys	Height
1a	Car Showroom	741 m ²	741 m ²	1	8m
1b	G/F: Car Testing Centre (Vehicle Examination), Meter Room and Toilet	764 m ²	764 m ²	2	8m
	U/F: Ancillary Office	764 m ²			
2	Meter Room (under structure 3)	8 m ² *	--	1	3m
3	Shed for Parking Cars	218m ²	218m ²	1	5m
	Total	2,487 m ²	1,723 m ²		

1 : 750

April 2024

Layout Plan

Lot 31 R.P. and 32 R.P. in D.D. 121
Ping Shan, Yuen Long, New Territories

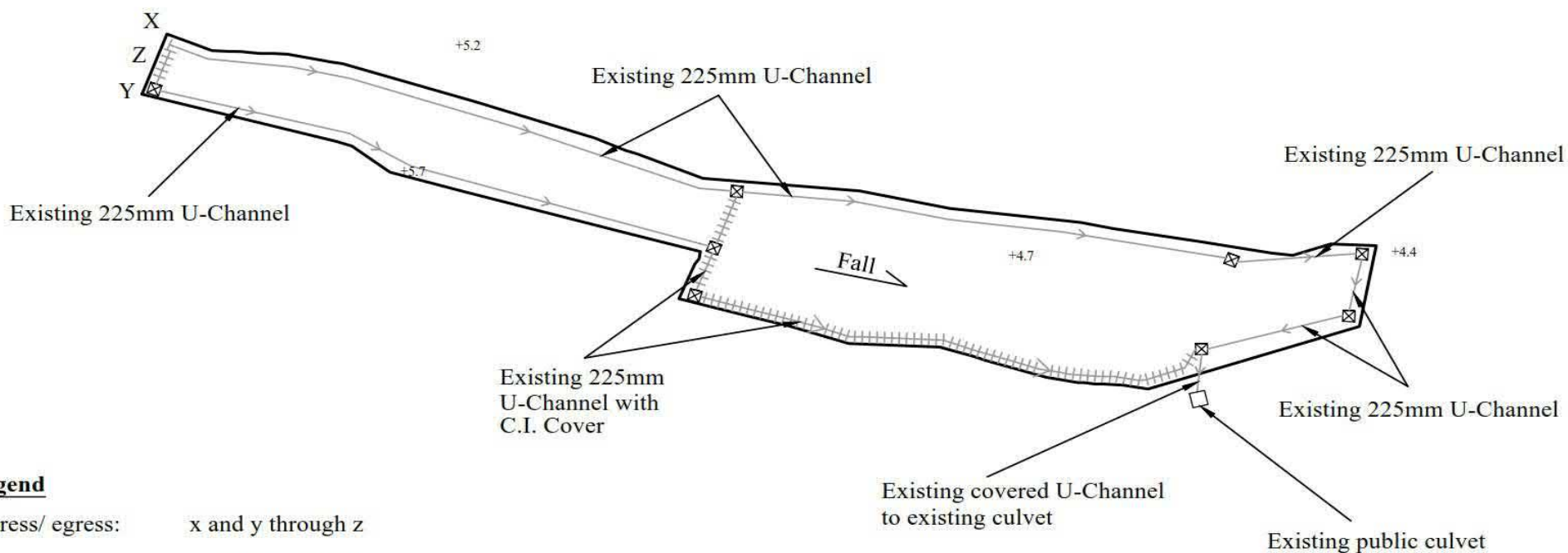
**Goldrich Planners &
Surveyors Ltd.**

**Plan 3
(P 15065)**

(摘錄自申請人於 4.6.2024 呈交的申請書)
(Extract from Applicant's
Submission of 4.6.2024)

參考編號
REFERENCE No.
A/YL-PS/720

繪圖 DRAWING
A-2



Legend

Ingress/ egress:

x and y through z



Existing Catchpit



Existing U-Channel



Existing U-Channel with C.I. Cover

Site Area: about 2259m²

1:750

Drainage Proposal

Goldrich Planners &
Surveyors Ltd.

April 2024

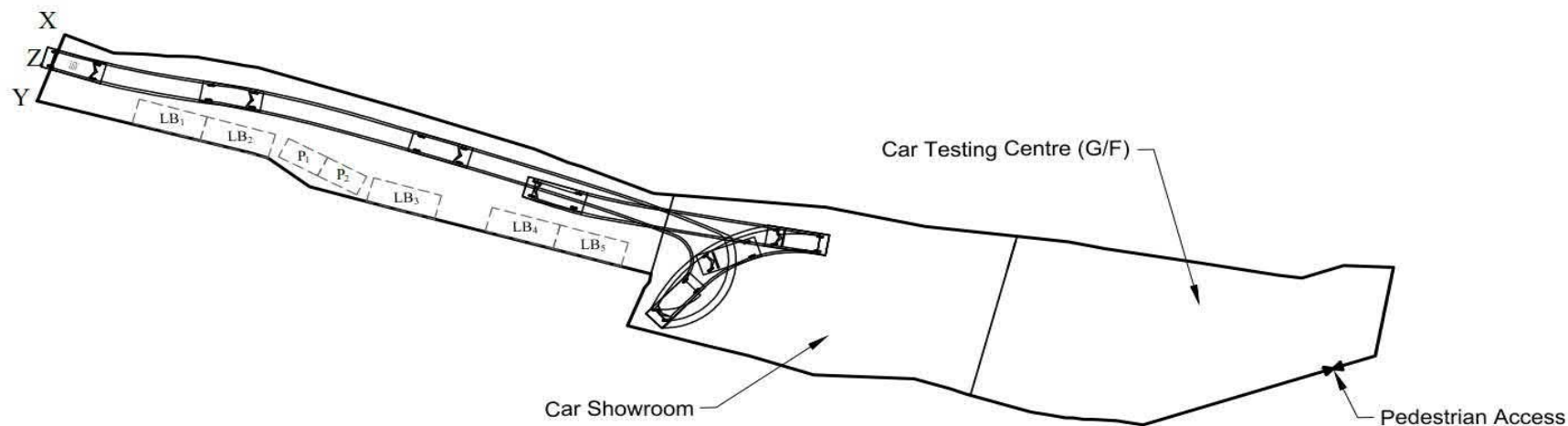
Lot 31 R.P. and 32 R.P. in D.D. 121
Ping Shan, Yuen Long, New Territories

Plan 4
(P 15065)

(摘錄自申請人於 4. 6. 2024 呈交的申請書)
(Extract from Applicant's
Submission of 4.6.2024)

參考編號
REFERENCE No.
A/YL-PS/720

繪圖 DRAWING
A-3



Legend

Ingress / Egress : X and Y through Z



Light Bus
(7m(L) x 2.5m(W))

1 : 750

April 2024

Swept Path Analysis

Lots 31 R.P. and 32 R.P. in D.D. 121
Ping Shan, Yuen Long, New Territories

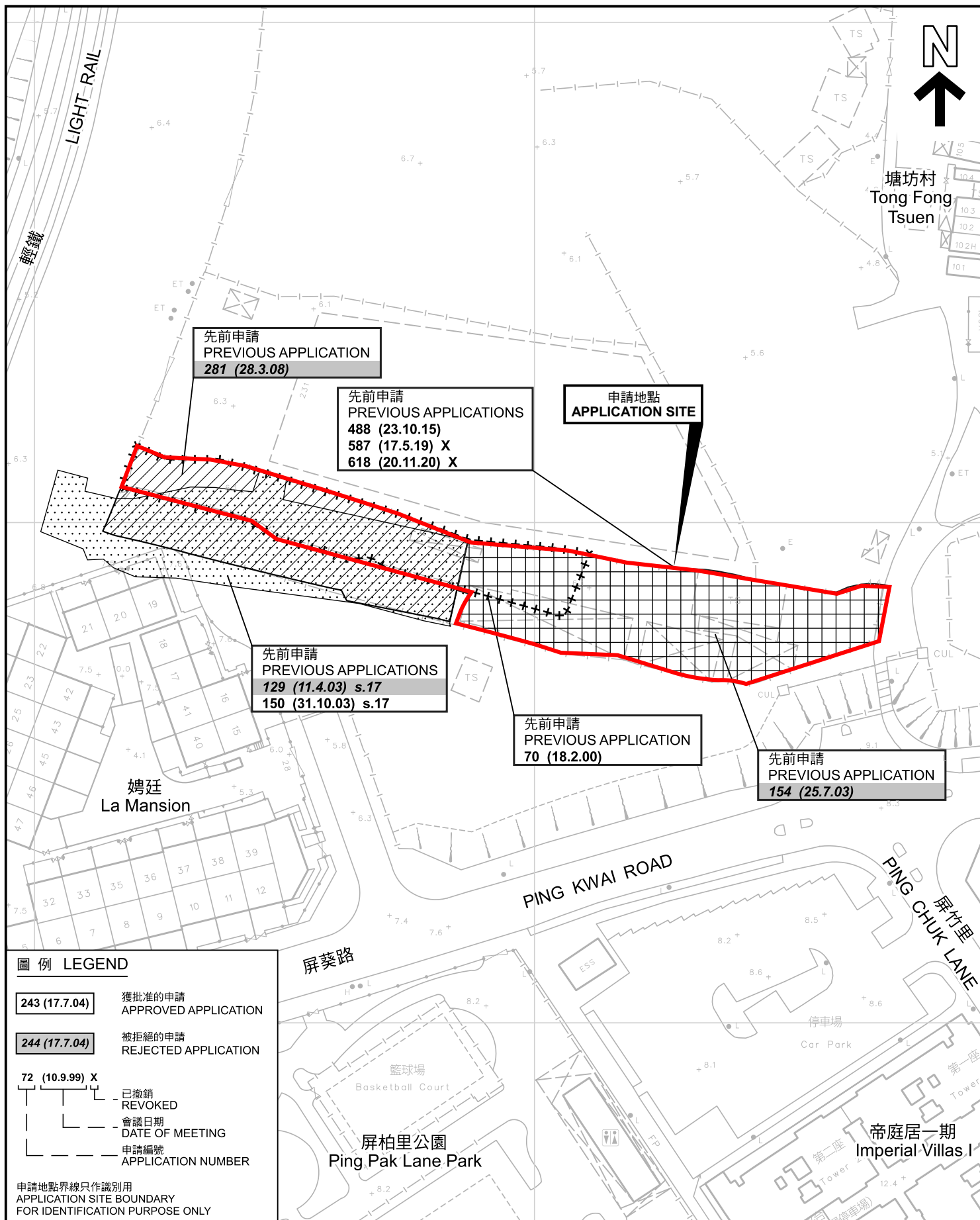
Goldrich Planners &
Surveyors Ltd.

Plan 5
(P 15065)

(摘錄自申請人於 4. 6. 2024 呈交的申請書)
(Extract from Applicant's
Submission of 4.6.2024)

參考編號
REFERENCE No.
A/YL-PS/720

繪圖 DRAWING
A-4



先前申請圖 PREVIOUS APPLICATIONS PLAN

擬議臨時商店及服務行業(車輛陳列室)及車輛測試中心連附屬辦公室(為期3年)
新界元朗屏山丈量約份第121約地段第31號餘段及第32號餘段
PROPOSED TEMPORARY SHOP AND SERVICES (CAR SHOWROOM)
AND CAR TESTING CENTRE WITH ANCILLARY OFFICE
FOR A PERIOD OF 3 YEARS
LOTS 31 RP AND 32 RP IN D.D.121,
PING SHAN, YUEN LONG, NEW TERRITORIES

SCALE 1:1 000 比例尺

米 METRES 0 20 40 米 METRES

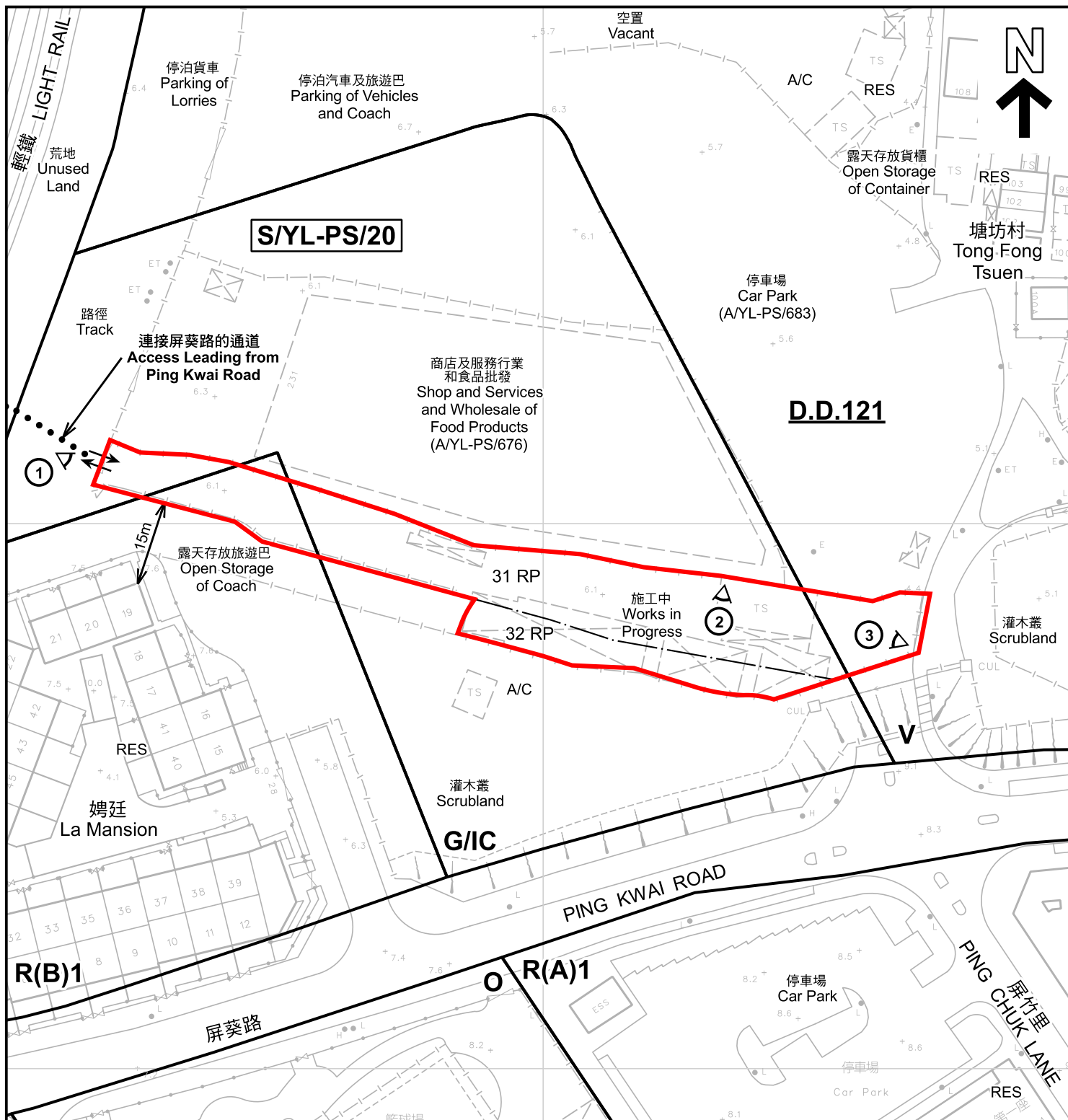
規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/YL-PS/720

圖 PLAN
A-1b

本摘要圖於2024年7月2日擬備，所根據的資料為測量圖編號 6-NW-13A及B 和 6-NW-8C及D
EXTRACT PLAN PREPARED ON 2.7.2024
BASED ON SURVEY SHEETS No.
6-NW-13A&B and 6-NW-8C&D



註釋 Note:

2024年6月14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 14.6.2024

圖例 LEGEND

- 申請地點 (界線只作識別用)
APPLICATION SITE (BOUNDARY FOR IDENTIFICATION PURPOSE ONLY)
- R(A) 住宅(甲類)
RESIDENTIAL (GROUP A)
- R(B) 住宅(乙類)
RESIDENTIAL (GROUP B)
- 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
- RES 住用構築物
RESIDENTIAL STRUCTURES
- 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

平面圖 SITE PLAN

擬議臨時商店及服務行業(車輛陳列室)及車輛測試中心連附屬辦公室(為期3年)
PROPOSED TEMPORARY SHOP AND SERVICES (CAR SHOWROOM) AND CAR TESTING CENTRE WITH ANCILLARY OFFICE FOR A PERIOD OF 3 YEARS

LOTS 31 RP AND 32 RP IN D.D.121,
PING SHAN, YUEN LONG, NEW TERRITORIES

SCALE 1:1 000 比例尺

米 20 0 20 40 米
METRES

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/YL-PS/720

圖 PLAN
A-2

本摘要圖於2024年7月15日擬備，所根據的資料為測量圖編號 6-NW-13A及B 和 6-NW-8C及D
EXTRACT PLAN PREPARED ON 15.7.2024 BASED ON SURVEY SHEETS No. 6-NW-13A&B and 6-NW-8C&D



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7月2日擬備，所根據的資料為地政總署於2023年2月24日拍得的航攝照片編號 E188275C
EXTRACT PLAN PREPARED ON 2.7.2024
BASED ON AERIAL PHOTO No.
E188275C TAKEN ON 24.2.2023
BY LANDS DEPARTMENT

航攝照片 AERIAL PHOTO

擬議臨時商店及服務行業(車輛陳列室)及車輛測試中心連附屬辦公室(為期3年)
新界元朗屏山丈量約份第121約地段第31號餘段及第32號餘段
PROPOSED TEMPORARY SHOP AND SERVICES (CAR SHOWROOM)
AND CAR TESTING CENTRE WITH ANCILLARY OFFICE
FOR A PERIOD OF 3 YEARS
LOTS 31 RP AND 32 RP IN D.D.121,
PING SHAN, YUEN LONG, NEW TERRITORIES

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/YL-PS/720

圖 PLAN
A-3



實地照片 SITE PHOTOS

擬議臨時商店及服務行業(車輛陳列室)及車輛測試中心連附屬辦公室(為期3年)
新界元朗屏山丈量約份第121約地段第31號餘段及第32號餘段
PROPOSED TEMPORARY SHOP AND SERVICES (CAR SHOWROOM)
AND CAR TESTING CENTRE WITH ANCILLARY OFFICE
FOR A PERIOD OF 3 YEARS
LOTS 31 RP AND 32 RP IN D.D.121,
PING SHAN, YUEN LONG, NEW TERRITORIES

規 劃 署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/YL-PS/720

圖 PLAN
A-4

本圖於2024年7月2日擬備，所根據的
資料為攝於2024年6月14日的實地照片
PLAN PREPARED ON 2.7.2024
BASED ON SITE PHOTOS
TAKEN ON 14.6.2024