

(摘錄自申請人於 29.8.2023 呈交的申請書)  
(Extract from Applicant's  
Submission of 29.8.2023)

參考編號  
REFERENCE No.  
A/YL-TT/612

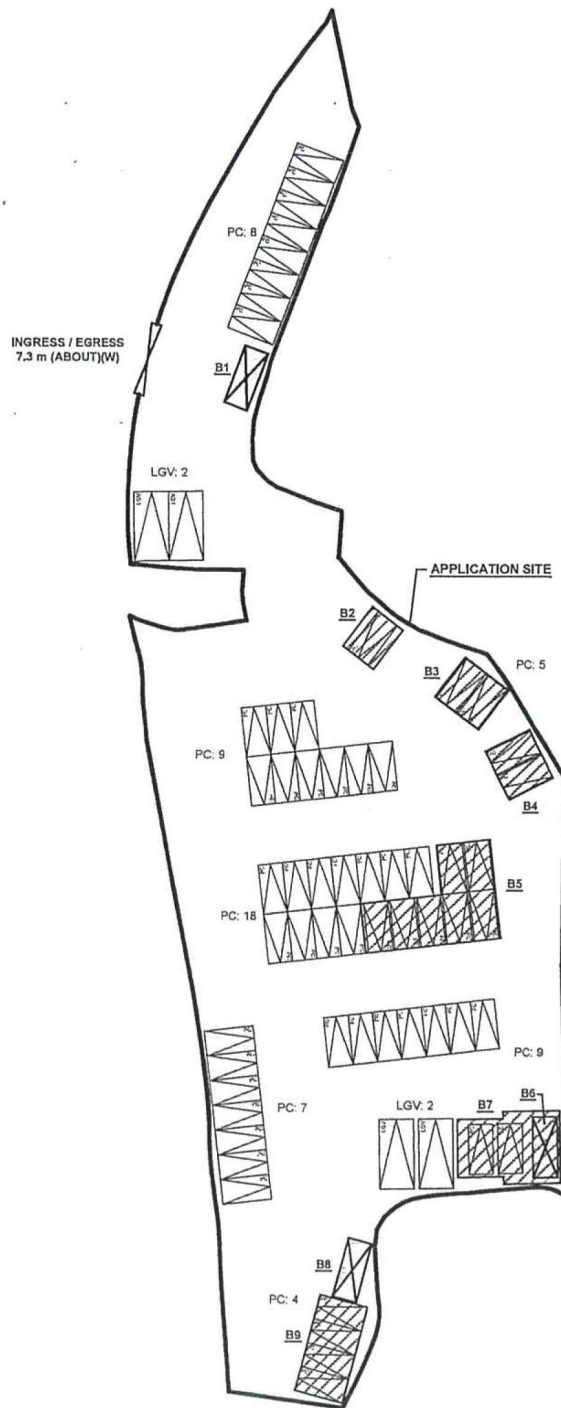
繪圖 DRAWING  
A-1



# DEVELOPMENT PARAMETERS

APPLICATION SITE AREA	: 3,274 m <sup>2</sup>	(ABOUT)
COVERED AREA	: 323 m <sup>2</sup>	(ABOUT)
UNCOVERED AREA	: 2,951 m <sup>2</sup>	(ABOUT)
PLOT RATIO	: 0.1	(ABOUT)
SITE COVERAGE	: 10 %	(ABOUT)
NO. OF STRUCTURE	: 9	
DOMESTIC GFA	: NOT APPLICABLE	
NON-DOMESTIC GFA	: 323 m <sup>2</sup>	(ABOUT)
TOTAL GFA	: 323 m <sup>2</sup>	(ABOUT)
BUILDING HEIGHT	: 2.8 m - 3.5 m	(ABOUT)
NO. OF STOREY	: 1	

STRUCTURE	USE	COVERED AREA	GFA	BUILDING HEIGHT
B1	GUARDROOM	15 m <sup>2</sup> (ABOUT)	15 m <sup>2</sup> (ABOUT)	2.8 m (ABOUT)(1-STOREY)
B2	COVERED PARKING SPACE	20 m <sup>2</sup> (ABOUT)	20 m <sup>2</sup> (ABOUT)	2.8 m (ABOUT)(1-STOREY)
B3	COVERED PARKING SPACE	28 m <sup>2</sup> (ABOUT)	28 m <sup>2</sup> (ABOUT)	2.8 m (ABOUT)(1-STOREY)
B4	COVERED PARKING SPACE	28 m <sup>2</sup> (ABOUT)	28 m <sup>2</sup> (ABOUT)	2.8 m (ABOUT)(1-STOREY)
B5	COVERED PARKING SPACE	97 m <sup>2</sup> (ABOUT)	97 m <sup>2</sup> (ABOUT)	2.8 m (ABOUT)(1-STOREY)
B6	SITE OFFICE	COVERED BY B7	COVERED BY B7	2.8 m (ABOUT)(1-STOREY)
B7	COVERED PARKING SPACE	70 m <sup>2</sup> (ABOUT)	70 m <sup>2</sup> (ABOUT)	3.5 m (ABOUT)(1-STOREY)
B8	STORAGE OF TOOLS	15 m <sup>2</sup> (ABOUT)	15 m <sup>2</sup> (ABOUT)	2.8 m (ABOUT)(1-STOREY)
B9	COVERED PARKING SPACE	50 m <sup>2</sup> (ABOUT)	50 m <sup>2</sup> (ABOUT)	2.8 m (ABOUT)(1-STOREY)
TOTAL		323 m <sup>2</sup> (ABOUT)	323 m <sup>2</sup> (ABOUT)	



## PARKING AND LOADING / UNLOADING PROVISIONS

NO. OF PRIVATE CAR PARKING SPACE	: 60
DIMENSION OF PARKING SPACE	: 5 m (L) x 2.5 m (W)
NO. OF LIGHT GOODS VEHICLE PARKING SPACE	: 4
DIMENSION OF PARKING SPACE	: 7 m (L) x 3.5 m (W)

## LEGEND

	APPLICATION SITE
	STRUCTURE (ENCLOSED)
	STRUCTURE (CANOPY)
	PARKING SPACE (PC)
	PARKING SPACE (LGV)
	INGRESS / EGRESS

PLANNING CONSULTANT

**R-Riches**  
Property Consultants Ltd.

PROJECT  
PROPOSED TEMPORARY PUBLIC VEHICLE  
PARK (EXCLUDING CONTAINER VEHICLE) FOR  
A PERIOD OF 5 YEARS

ADDRESS  
VARIOUS LOTS IN D.D. 117, SHUI TSUI SAN  
TSUEN, TAI TONG, YUEN LONG, NEW  
TERRITORIES

SCALE  
1:750 @ A1

DESIGN BY  
MN

DATE  
10.8.2023

REVISED BY

DATE

TITLE  
LAYOUT PLAN

DWG NO.  
PLAN 4

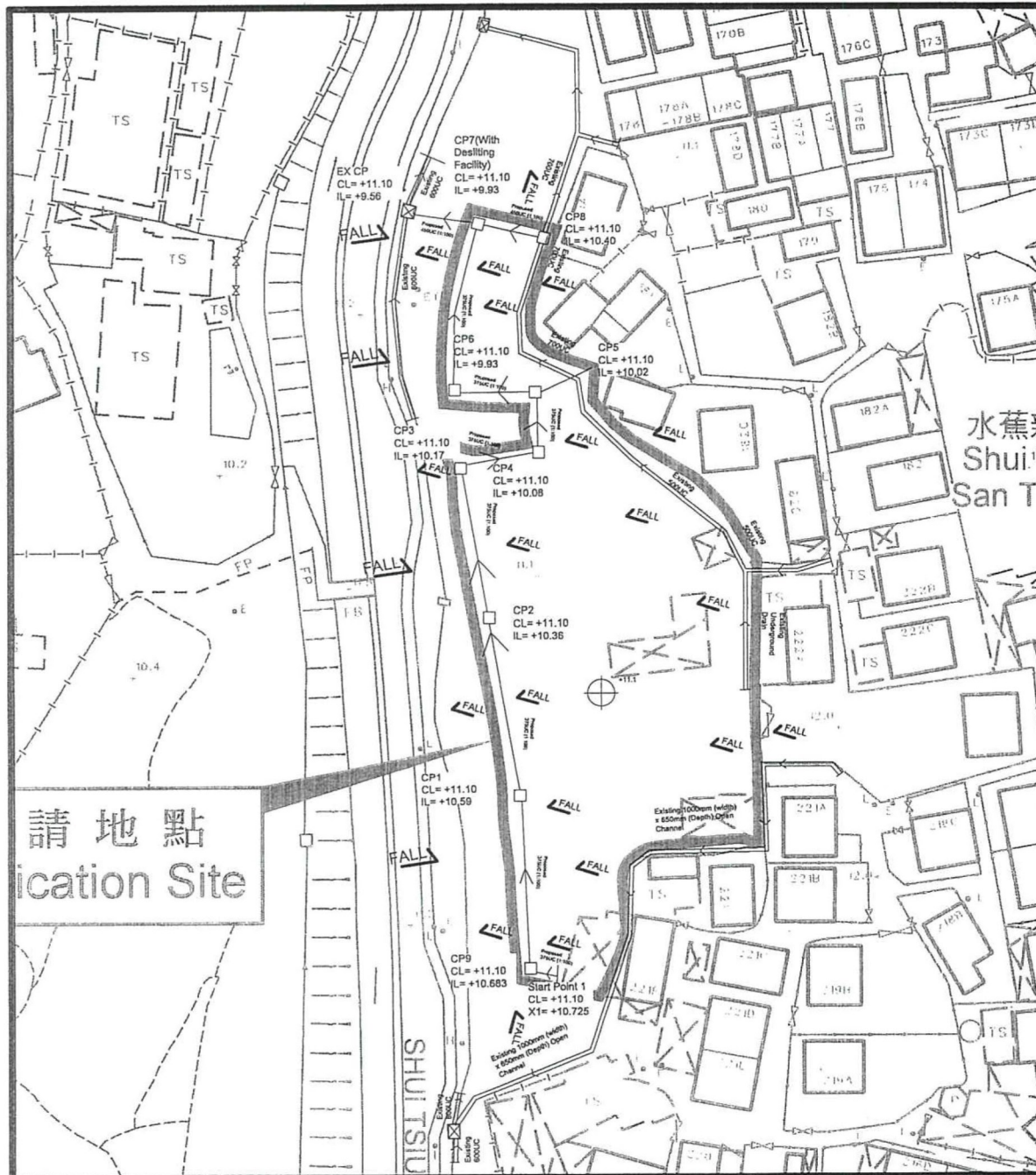
VER.  
001



(摘錄自申請人於 29.8.2023 呈交的申請書)  
(Extract from Applicant's  
Submission of 29.8.2023)

參考編號  
REFERENCE No.  
A/YL-TT/612

繪圖 DRAWING  
A-2



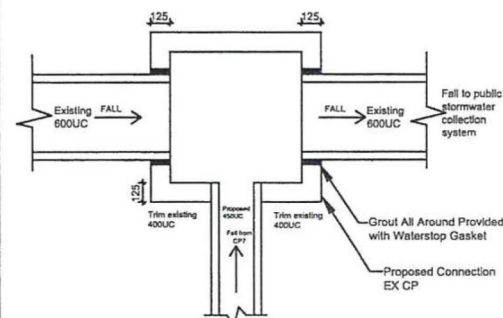
Legend:

	Proposed UC (1:100) with cast iron cover
	Existing Drainage System
	Proposed Catchpit
	Existing Catchpit
	Existing Level

Company:  
 恆協工程有限公司  
 HANDSHIP  
 ENGINEERING  
 COMPANY LIMITED

Project:  
 Proposed Temporary Public Vehicle Park (excluding container vehicle) for a Period of 5 Years at Lots 49 (Part), 417 (Part), 418, 419, 420 (Part) and 431 (Part) in D.D. 117, Tai Tong, Yuen Long, New Territories

Application No.:  
 AYL-TT/488



EXISTING CP-Connection Details

Note:

1. Catchpit (CP7) with desilting facility shall follow DSD's standard drawing No. C24061.
2. Catchpit and UC follows Typical Details of Geotechnical Manual for Slope Fig.8.10 and Fig.8.11 respectively.
3. The inverted level of the connection point shall be verified on site prior the commencement of work
4. UC are proposed as 375UC or 450UC must be covered by cast iron
5. No solid wall and hoarding is erected

Title:  
 Drainage layout

Dwg No:	File:
Fig.2	DD117 Lot49

Date:  
 1st March 2021

(摘錄自申請人於 29. 8. 2023 呈交的申請書)  
 (Extract from Applicant's  
 Submission of 29.8.2023)

參考編號 REFERENCE No. AYL-TT/612	繪圖 DRAWING A-3
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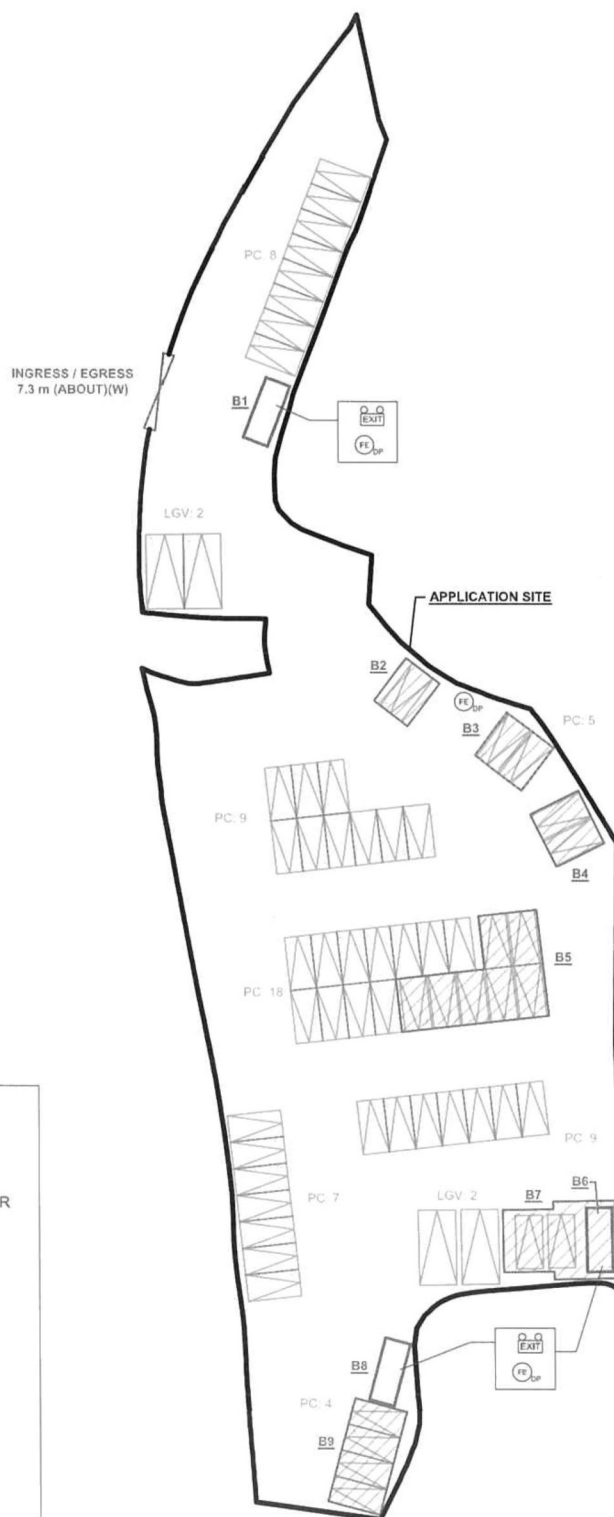
# DEVELOPMENT PARAMETERS

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TOTAL GFA	: 323 m <sup>2</sup>	(ABOUT)
BUILDING HEIGHT	: 2.8 m - 3.5 m	(ABOUT)
NO. OF STOREY	: 1	

# PARKING AND LOADING / UNLOADING PROVISIONS

NO. OF PRIVATE CAR PARKING SPACE	: 60
DIMENSION OF PARKING SPACE	: 5 m (L) x 2.5 m (W)
NO. OF LGV PARKING SPACE	: 4
DIMENSION OF PARKING SPACE	: 7 m (L) x 3.5 m (W)

STRUCTURE	USE	COVERED AREA	GFA	BUILDING HEIGHT
B1	GUARDROOM	15 m <sup>2</sup> (ABOUT)	15 m <sup>2</sup> (ABOUT)	2.8 m (ABOUT)(1-STOREY)
B2	COVERED PARKING SPACE	20 m <sup>2</sup> (ABOUT)	20 m <sup>2</sup> (ABOUT)	2.8 m (ABOUT)(1-STOREY)
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TOTAL		323 m <sup>2</sup> (ABOUT)	323 m <sup>2</sup> (ABOUT)	



# FIRE SERVICE INSTALLATIONS

- EXIT SIGN AND EMERGENCY LIGHT
- 5 KG DRY POWDER TYPE FIRE EXTINGUISHER

# FS NOTES:

- SUFFICIENT EMERGENCY LIGHTING SHALL BE PROVIDED THROUGHOUT THE ENTIRE BUILDING IN ACCORDANCE WITH BS5266-1:2016 AND BS EN1838:2013 AND FSD CIRCULAR LETTER 4/2021
- SUFFICIENT DIRECTIONAL AND EXIT SIGN SHALL BE PROVIDED IN ACCORDANCE WITH BS5266-1:2016 AND FSD CIRCULAR LETTER 5/2008.
- PORTABLE HAND-OPERATED APPROVED APPLIANCE SHALL BE PROVIDED AS REQUIRED BY OCCUPANCY.
- ACCESS IS PROVIDED FOR EMERGENCY VEHICLE TO REACH 30m OF ALL PART OF STRUCTURES.

# LEGEND

- APPLICATION SITE
- STRUCTURE (ENCLOSED)
- STRUCTURE (CANOPY)
- PARKING SPACE (PC)
- PARKING SPACE (LGV)
- INGRESS / EGRESS

PLANNING CONSULTANT

**R-Riches**  
Property Consultants Ltd.

PROJECT

PROPOSED TEMPORARY PUBLIC VEHICLE PARK (EXCLUDING CONTAINER VEHICLE) FOR A PERIOD OF 5 YEARS

ADDRESS

VARIOUS LOTS IN D.D. 117, SHUI TSUI SAN TSUEN, TAI TONG, YUEN LONG, NEW TERRITORIES

SCALE

1:700 @ A4

DRAWN BY

MN

DATE

13.10.2023

REVISED BY

DATE

TITLE

LAYOUT PLAN

DWG NO.

PLAN 1

VER.

001



(摘錄自申請人於 18.10.2023 呈交的進一步資料)  
(Extract from Applicant's Further  
Information Submitted on 18.10.2023)

參考編號

REFERENCE No.

A/YL-TT/612

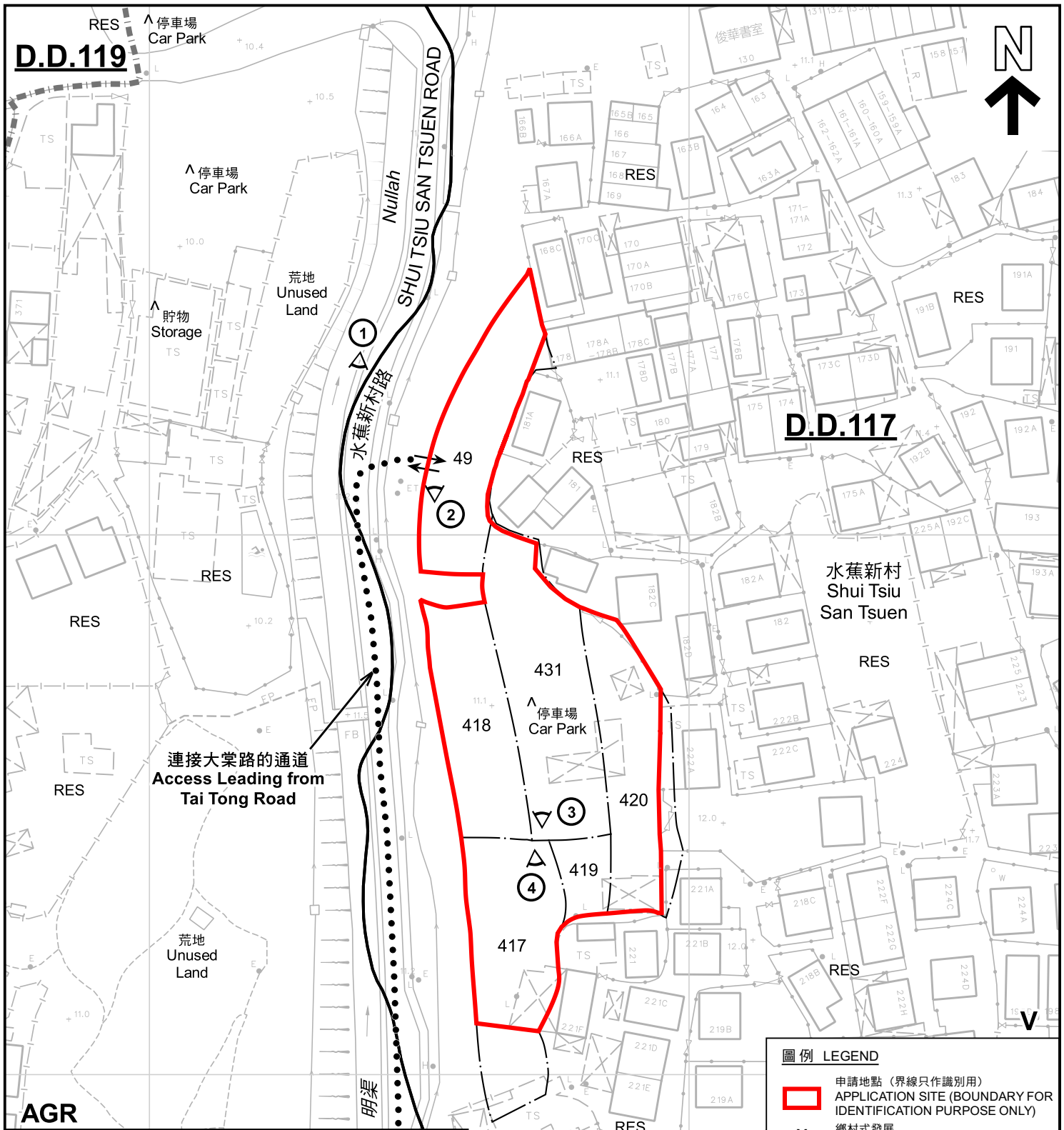
繪圖 DRAWING

A-4









註釋 Notes:

- (1) 2023年9月12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 12.9.2023
- (2) ★ 土地用途跟1991年11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 Nov 1991
- (3) ▲ 土地用途跟1991年11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 Nov 1991

圖例 LEGEND

- 申請地點 (界線只作識別用)  
APPLICATION SITE (BOUNDARY FOR IDENTIFICATION PURPOSE ONLY)
- V 鄉村式發展  
VILLAGE TYPE DEVELOPMENT
- AGR 農業  
AGRICULTURE
- RES 住用構築物  
RESIDENTIAL STRUCTURES
- ① 實地照片的觀景點  
VIEWING POINT OF SITE PHOTO
- 入口/出口  
INGRESS / EGRESS
- 量約份界線  
D.D. BOUNDARY

平面圖 SITE PLAN

臨時公眾停車場(貨櫃車除外)(為期5年)  
元朗大棠水蕉新村丈量約份第117約地段第49號(部分)、第417號(部分)、  
第418號、第419號、第420號(部分)及第431號(部分)  
TEMPORARY PUBLIC VEHICLE PARK  
(EXCLUDING CONTAINER VEHICLE) FOR A PERIOD OF 5 YEARS  
LOTS 49 (PART), 417 (PART), 418, 419, 420 (PART) AND  
431 (PART) IN D.D.117, SHUI TSIU SAN TSUEN, TAI TONG, YUEN LONG

SCALE 1:1 000 比例尺

米 20 0 20 40 米  
METRES

規劃署  
PLANNING  
DEPARTMENT

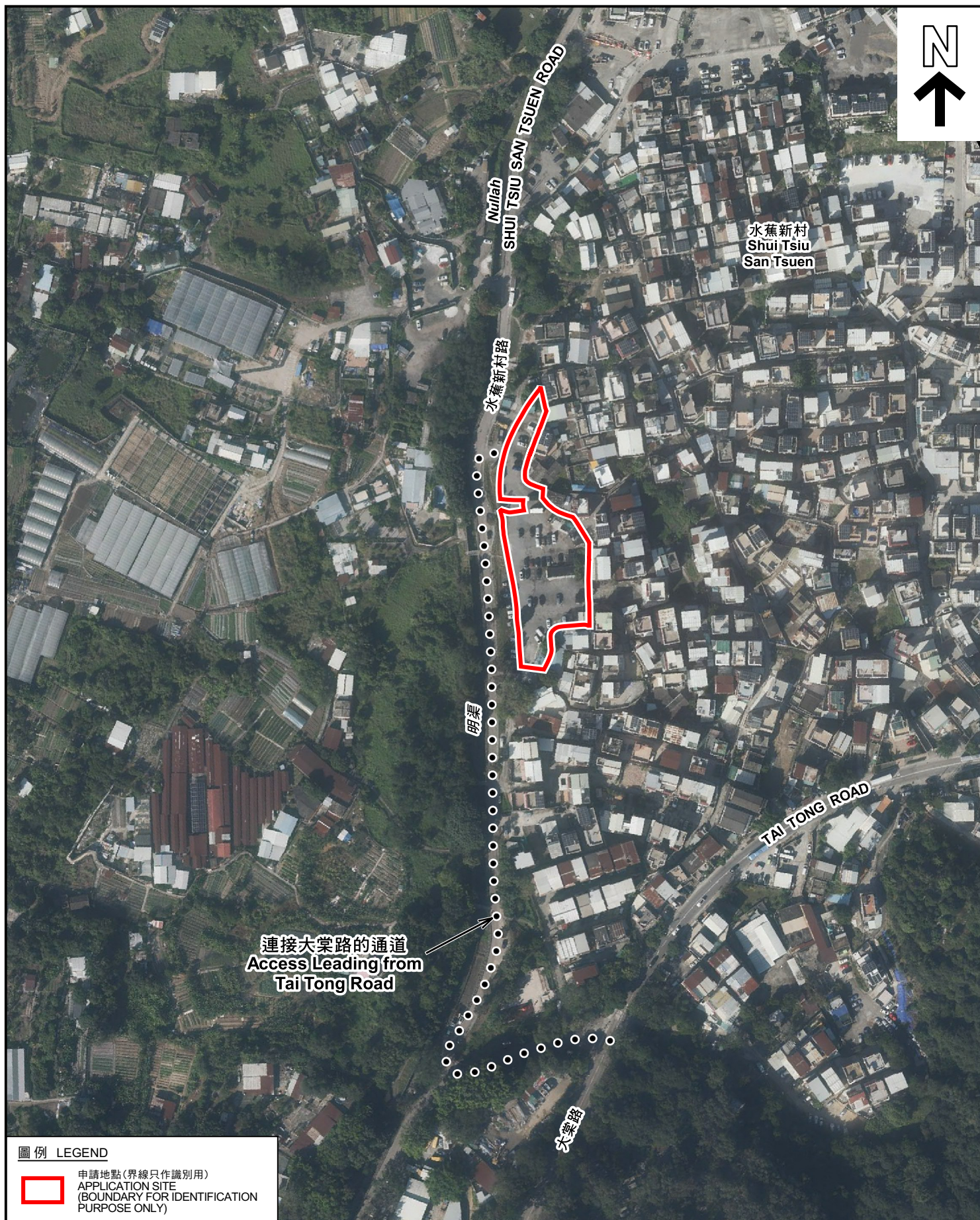


參考編號  
REFERENCE No.  
A/YL-TT/612

圖 PLAN  
A-2

本摘要圖於2023年10月10日擬備，所根據的  
資料為測量圖編號 6-NW-19D  
EXTRACT PLAN PREPARED ON 10.10.2023  
BASED ON SURVEY SHEET No. 6-NW-19D





#### 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10日擬備，所根據的資料為地政總署於2022年12月18日拍得的航攝照片編號 E173784C  
EXTRACT PLAN PREPARED ON 10.10.2023  
BASED ON AERIAL PHOTO No.  
E173784C TAKEN ON 18.12.2022  
BY LANDS DEPARTMENT

#### 航攝照片 AERIAL PHOTO

臨時公眾停車場 (貨櫃車除外) (為期5年)  
元朗大棠水蕉新村丈量約份第117約地段第49號(部分)、第417號(部分)、  
第418號、第419號、第420號(部分)及第431號(部分)  
TEMPORARY PUBLIC VEHICLE PARK  
(EXCLUDING CONTAINER VEHICLE) FOR A PERIOD OF 5 YEARS  
LOTS 49 (PART), 417 (PART), 418, 419, 420 (PART) AND  
431 (PART) IN D.D.117, SHUI TSUI SAN TSUEN, TAI TONG, YUEN LONG

規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.  
A/YL-TT/612

圖 PLAN  
A-3





### 實地照片 SITE PHOTOS

臨時公眾停車場(貨櫃車除外)(為期5年)  
元朗大棠水蕉新村丈量約份第117約地段第49號(部分)、第417號(部分)、  
第418號、第419號、第420號(部分)及第431號(部分)  
TEMPORARY PUBLIC VEHICLE PARK  
(EXCLUDING CONTAINER VEHICLE) FOR A PERIOD OF 5 YEARS  
LOTS 49 (PART), 417 (PART), 418, 419, 420 (PART) AND  
431 (PART) IN D.D.117, SHUI TSUI SAN TSUEN, TAI TONG, YUEN LONG

規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.  
A/YL-TT/612

圖 PLAN  
A-4

本圖於2023年10月11日擬備，所根據的  
資料為攝於2023年9月12日的實地照片  
PLAN PREPARED ON 11.10.2023  
BASED ON SITE PHOTOS  
TAKEN ON 12.9.2023