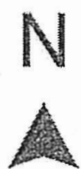


<p>Project 項目名稱:</p> <p>Proposed Temporary Vehicle Repair Workshop &amp; Warehouse for Storage of Vehicle, Vehicle Parts and Electronic Goods for a Period of 3 Years at Lot 1198 S.A (Part), 1198 S.B (Part), 1228 (Part) &amp; 1231 S.A ss.1 (Part) in D.D. 119, Tong Yan San Tsuen, Yuen Long, N.T.</p>	<p>Drawing Title 圖目:</p> <p>Location Plan</p> <p>Drawing No. 圖號:</p> <p>Figure 2</p>	<p>Remarks 備註:</p> <p>● ● ● Vehicular access leading from Kung Um Road</p> <p>Scale 比例:</p> <p>1:7500</p>
--	--	---

(摘錄自申請人於 4.1.2023 呈交的申請書)  
(Extract from Applicant's Submission of 4.1.2023)

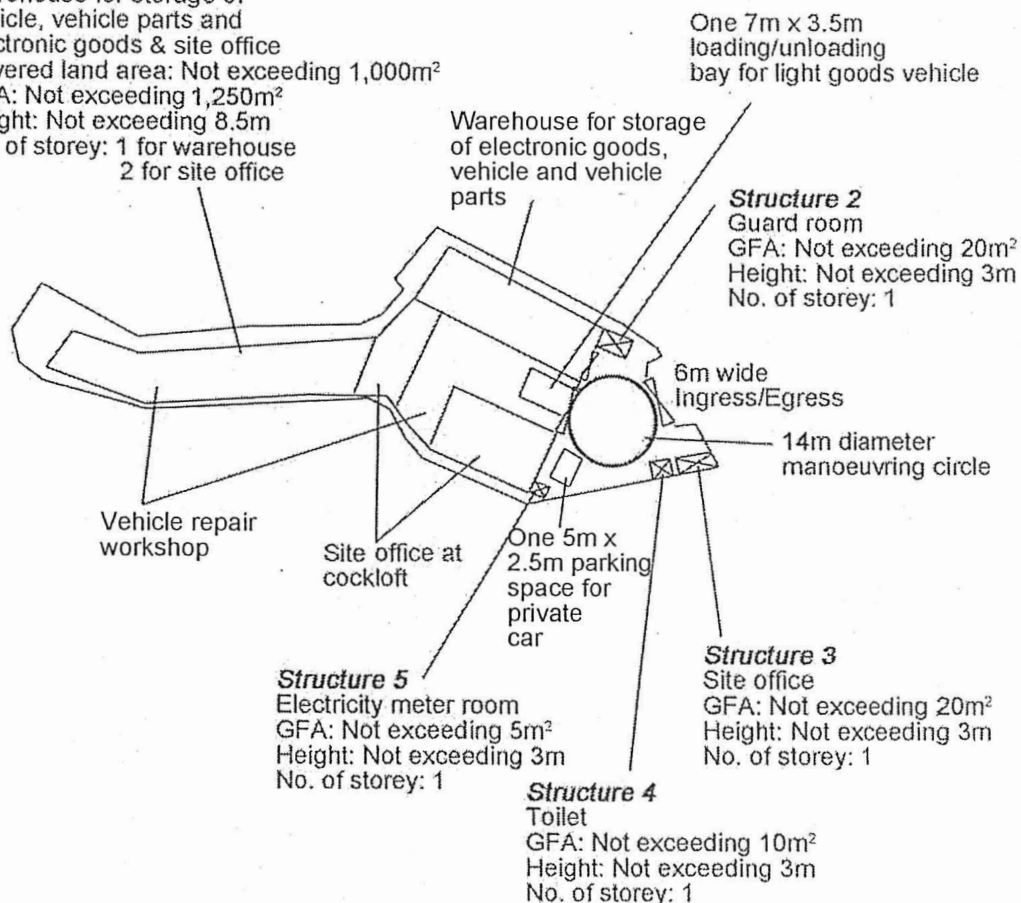
參考編號  
REFERENCE No.  
AYL-TYST/1197

繪圖 DRAWING  
A-1

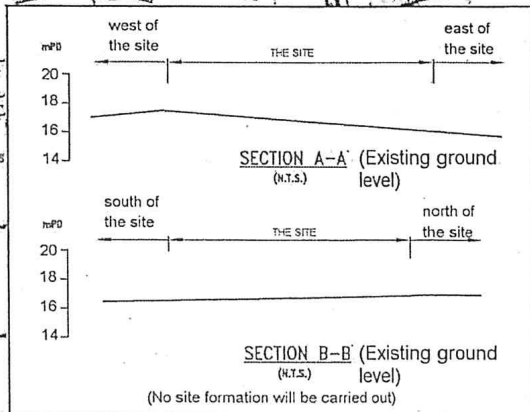
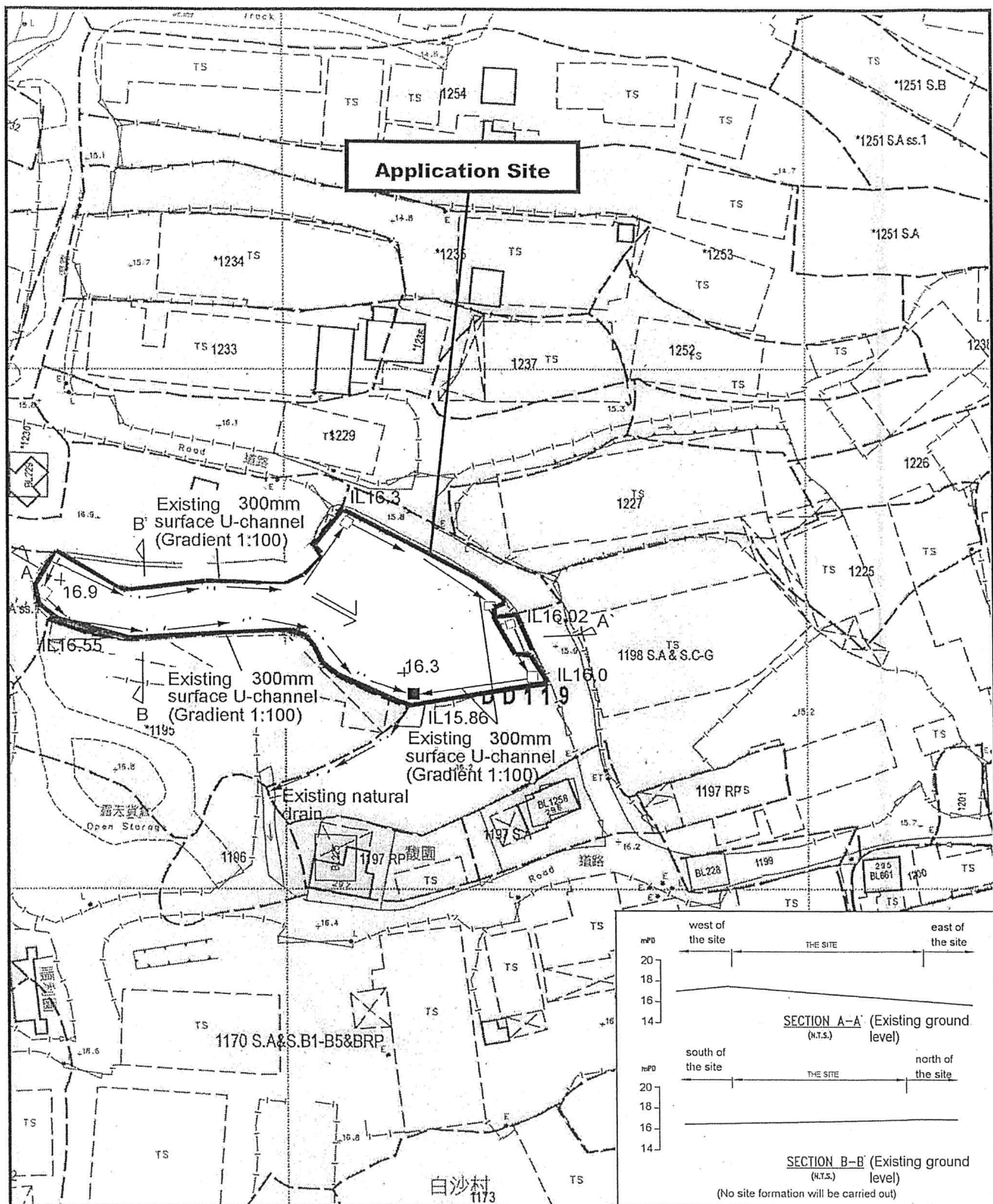


**Structure 1**

Vehicle repair workshop &  
Warehouse for storage of  
vehicle, vehicle parts and  
electronic goods & site office  
Covered land area: Not exceeding 1,000m<sup>2</sup>  
GFA: Not exceeding 1,250m<sup>2</sup>  
Height: Not exceeding 8.5m  
No. of storey: 1 for warehouse  
2 for site office



<p>Project 項目名稱:</p> <p>Proposed Temporary Vehicle Repair Workshop &amp; Warehouse for Storage of Vehicle, Vehicle Parts and Electronic Goods for a Period of 3 Years at Lot 1198 S.A (Part), 1198 S.B (Part), 1228 (Part) &amp; 1231 S.A ss.1 (Part) in D.D. 119, Tong Yan San Tsuen, Yuen Long, N.T.</p>	<p>Drawing Title 圖目:</p> <p>Proposed Layout Plan</p> <p>Drawing No. 圖號:</p> <p>Figure 3</p>	<p>Remarks 備註:</p> <p>Scale 比例:</p> <p>1:1000</p>
--	---	---



<p>Project 項目名稱:</p> <p>Proposed Temporary Vehicle Repair Workshop &amp; Warehouse for Storage of Vehicle, Vehicle Parts and Electronic Goods for a Period of 3 Years at Lot 1198 S.A (Part), 1198 S.B (Part), 1228 (Part) &amp; 1231 S.A ss.1 (Part) in D.D. 119, Tong Yan San Tsuen, Yuen Long, N.T.</p>	<p>Drawing Title 圖目:</p> <p>As-built Drainage Plan</p> <p>Drawing No. 圖號:</p> <p>Figure 4</p>	<p>Remarks 備註:</p> <p>□ Catchpit</p> <p>■ Catchpit with sand trap</p> <p>⇐ Flow of surface runoff</p> <p>+<sub>16.9</sub> Level (in mPD)</p> <p>IL Invert level (in mPD)</p> <p>Scale 比例:</p> <p>1:4000</p>
--	---	---

(摘錄自申請人於 4.1.2023 呈交的申請書)  
(Extract from Applicant's Submission of 4.1.2023)

<p>參考編號 REFERENCE No. AYL-TYST/1197</p>	<p>繪圖 DRAWING A-3</p>
---	---------------------------

APPENDIX I  
Proposed Temporary Warehouse for Storage of Vehicle, Vehicle Parts and Electronic Goods for a Period of 3 Years at Lots 1198 S.A (Part),  
1198 S.B (Park), 1228 (Part) & 1231 S.A ss.1 (Part) in D.D.119 Pak Sha Tsuen, Yuen Long, N.T.

F.S. NOTES:

1. GENERAL

- 1.1 FIRE SERVICE INSTALLATIONS SHALL BE PROVIDED IN ACCORDANCE WITH THE CODES OF PRACTICE FOR MINIMUM FIRE SERVICE INSTALLATIONS AND EQUIPMENT AND INSPECTION, TESTING AND MAINTENANCE OF INSTALLATIONS AND EQUIPMENT 2012 (COP 2012), FSD CIRCULAR LETTERS AND THE HONG KONG WATERWORKS STANDARD REQUIREMENTS.
- 1.2 ALL TUBES AND FITTINGS SHALL BE G.M.S. TO BS1387 MEDIUM GRADE WHERE PIPEWORK UP TO #150mm.
- 1.3 ALL TUBES AND FITTINGS SHALL BE DUCTILE IRON TO BS EN545 K12 WHERE PIPEWORK ABOVE #150mm.
- 1.4 ALL DRAIN PIPES SHALL BE DISCHARGED TO A CONSPICUOUS POSITION WITHOUT THE POSSIBILITY OF BEING SUBMERGED.
- 1.5 ALL PUDDLE FLANGES SHALL BE MADE OF DUCTILE IRON
- 1.6 THE AGGREGATE AREA OF OPENABLE WINDOWS NOT LESS THAN 6.25% OF THE FLOOR AREA OF THE STRUCTURE
- 1.7 VENTILATION/AIR CONDITIONING SYSTEM NOT TO BE PROVIDED.

2. HOSE REEL SYSTEM

- 2.1 NEW FIRE HOSE REEL SHALL BE PROVIDED AS INDICATED ON PLAN TO ENSURE THAT EVERY PART OF THE BUILDING CAN BE REACHED BY A LENGTH OF NOT MORE THAN 30m HOSE REEL TUBING.
- 2.2 THE WATER SUPPLY FOR HOSE REEL SYSTEM WILL BE FED FROM A NEW 2m<sup>3</sup> F.S. FIBREGLASS WATER TANK VIA TWO HOSE REEL PUMPS (DUTY/STANDBY) LOCATED INSIDE FS PUMP ROOM AT EXTERNAL AREA.
- 2.3 HOSE REEL PUMPS SHALL BE STARTED BY ACTUATION OF ANY BREAKGLASS UNIT FITTED ASIDE EACH HOSE REEL SETS
- 2.4 ALL FIRE HOSE REEL OUTLETS SHOULD BE HOUSED IN GLASS FRONTED CABINET SECURED UNDER LOCK & KEY.
- 2.5 ALL FIRE HOSE REEL SHOULD BE PROVIDED WITH FSD APPROVED TYPE INSTRUCTION PLATE & WSD WARNING PLATE
- 2.6 SECONDARY ELECTRICITY SUPPLY DIRECTLY TEE OFF BEFORE CLP'S INCOMING MAIN SWITCH SHALL BE PROVIDED FOR THE FH/HR PUMPS.

3. AUTOMATIC SPRINKLER SYSTEM

- 3.1 NEW AUTOMATIC SPRINKLER SYSTEM SHALL BE PROVIDED AND INSTALLED IN ACCORDANCE WITH LPC RULES FOR AUTOMATIC SPRINKLER INSTALLATIONS INCORPORATING BS EN 12845: 2003 (INCLUDING TECHNICAL BULLETINS, NOTES, COMMENTARY AND RECOMMENDATIONS) AND FSD CIRCULAR LETTER NOTES, COMMENTARY AND RECOMMENDATIONS) AND FSD CIRCULAR LETTER NO. 3/2006 AND 3/2012. THE CLASSIFICATION OF THE OCCUPANCIES WILL BE ORDINARY HAZARD GROUP III.
- 3.2 ONE NEW 135m<sup>3</sup> SPRINKLER WATER TANK WILL BE PROVIDED AS INDICATED ON PLAN. THE TOWN MAIN WATER SUPPLY WILL BE FED FROM SINGLE END.
- 3.3 TWO NEW SPRINKLER PUMPS (DUTY/STANDBY) AND ONE JOCKEY PUMP SHALL BE PROVIDED IN FS PUMP ROOM LOCATED AT EXTERNAL AREA.
- 3.4 NEW SPRINKLER CONTROL VALVE SET AND SPRINKLER INLET SHALL BE PROVIDED AS INDICATED ON PLAN.
- 3.5 A TEST VALVE SHALL BE PROVIDED FOR EACH ZONE OF SPRINKLER PIPE. THIS VALVE SHALL BE AT A CONSPICUOUS POSITION THAT WATER CAN BE DRAINED AWAY EASILY.
- 3.6 ALL SUBSIDIARY STOP VALVES TO BE ELECTRIC MONITORING TYPE.
- 3.7 ALL ELECTRIC TYPE VALVES SHOULD GIVE VISUAL SIGNALS TO FIRE SERVICE MAIN SUPERVISORY CONTROL PANEL TO INDICATE THE STATUS (OPEN/CLOSE) OF THE VALVES.
- 3.8 SECONDARY ELECTRICITY SUPPLY DIRECTLY TEE OFF BEFORE CLP'S INCOMING MAIN SWITCH SHALL BE PROVIDED FOR THE SPRINKLER PUMPS.
- 3.9 THE SPRINKLER SYSTEM DESIGN IS BASED ON THE FOLLOWINGS:  
HAZARD CLASS : ORDINARY HAZARD GROUP III  
TYPE OF STORAGE : FREE STANDING  
STORAGE CATEGORY : CATEGORY I  
MAXIMUM STORAGE HEIGHT : 4.0m  
SPRINKLER PROTECTION : CEILING PROTECTION ONLY

4. FIRE ALARM SYSTEM

- 4.1 NEW FIRE ALARM SYSTEM SHALL BE PROVIDED IN ACCORDANCE WITH BS 5839-1:2002 +A2:2008 AND FSD CIRCULAR LETTERS NO. 1/2009 & 3/2010.
- 4.2 NEW BREAKGLASS UNITS AND FIRE ALARM BELLS SHALL BE PROVIDED AT ALL NEW FIRE HOSE REEL POINTS. THE FIRE ALARM INTALLATION WILL BE INTEGRATED WITH THE HOSE REEL SYSTEM.

5. EMERGENCY LIGHTING

- 5.1 EMERGENCY LIGHTING SHALL BE PROVIDED IN ACCORDANCE WITH 'BS 5228-PART 1 :2011 AND BS EN 1838 :2013', COVERING ALL AREA. EMERGENCY LIGHTINGS SHALL BE BACKED UP BY BUILT-IN BATTERY AND CAPABLE OF MAINTAINING FUNCTION OF NOT LESS THAN 2 HOURS IN CASE OF POWER FAILURE

6. EXIT SIGN

- 6.1 ALL EXIT SIGNS/DIRECTIONAL EXIT SIGNS SHALL BE PROVIDED IN ACCORDANCE WITH SECTION 5.10 OF COP 2012 AND FSD CIRCULAR LETTER NO. 5/2008. FOR THE BUILDING. EXIT SIGNS/DIRECTIONAL EXIT SIGNS SHALL BE BACKED UP BY BUILT-IN BATTERY AND CAPABLE OF MAINTAINING FUNCTION OF NOT LESS THAN 2 HOURS IN CASE OF POWER FAILURE.

7. PORTABLE APPLIANCES

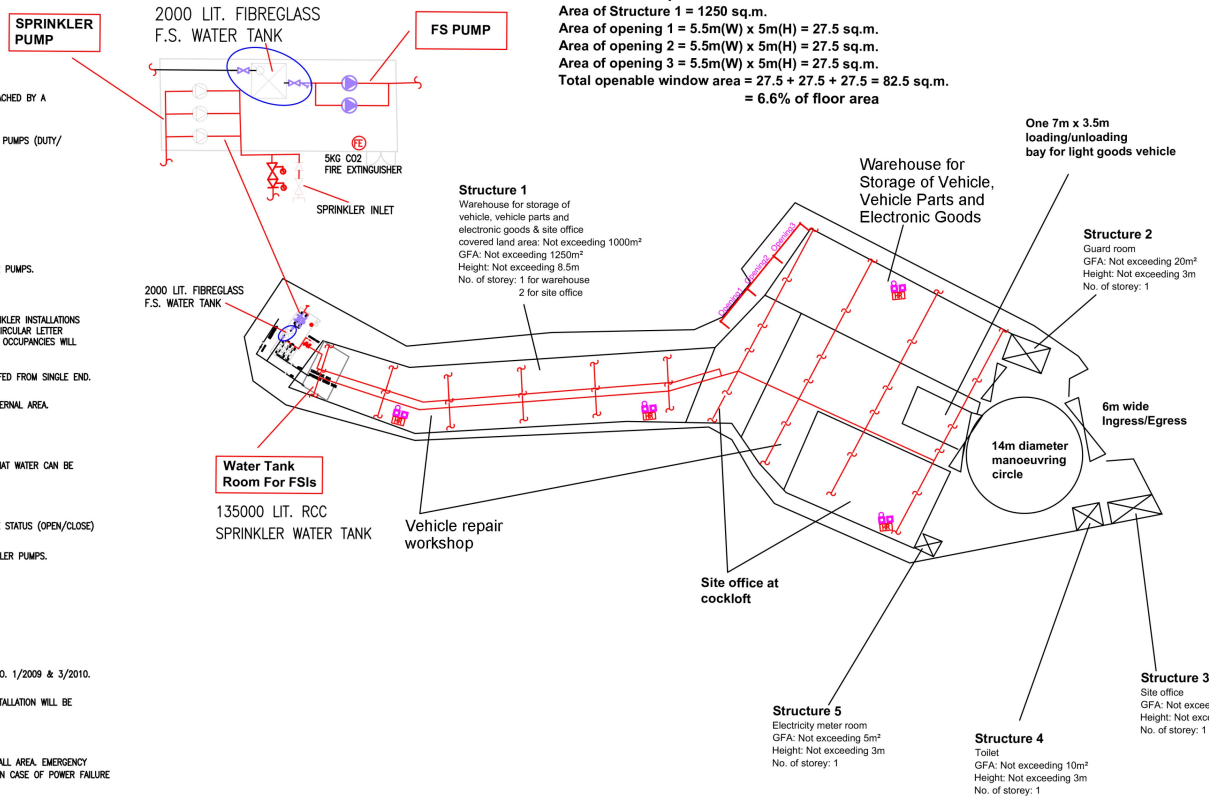
- 7.1 PORTABLE HAND OPERATED APPLIANCES SHALL BE PROVIDED AS INDICATED ON PLAN.

LEGEND

HOSE REEL	EMERGENCY LIGHT	SKG CO2 FIRE EXTINGUISHER	PUMP SET
BREAK GLASS UNIT	EXIT SIGN	SPRINKLER HEAD (ON PLAN)	Y-TYPE STRAINER
FIRE ALARM BELL	NON-RETURN VALVE	SUBSIDIARY VALVE / FLOW SWITCH	SPRINKLER INLET

Structure 1 Openable Windows Calculation

Area of Structure 1 = 1250 sq.m.  
Area of opening 1 = 5.5m(W) x 5m(H) = 27.5 sq.m.  
Area of opening 2 = 5.5m(W) x 5m(H) = 27.5 sq.m.  
Area of opening 3 = 5.5m(W) x 5m(H) = 27.5 sq.m.  
Total openable window area = 27.5 + 27.5 + 27.5 = 82.5 sq.m.  
= 6.6% of floor area

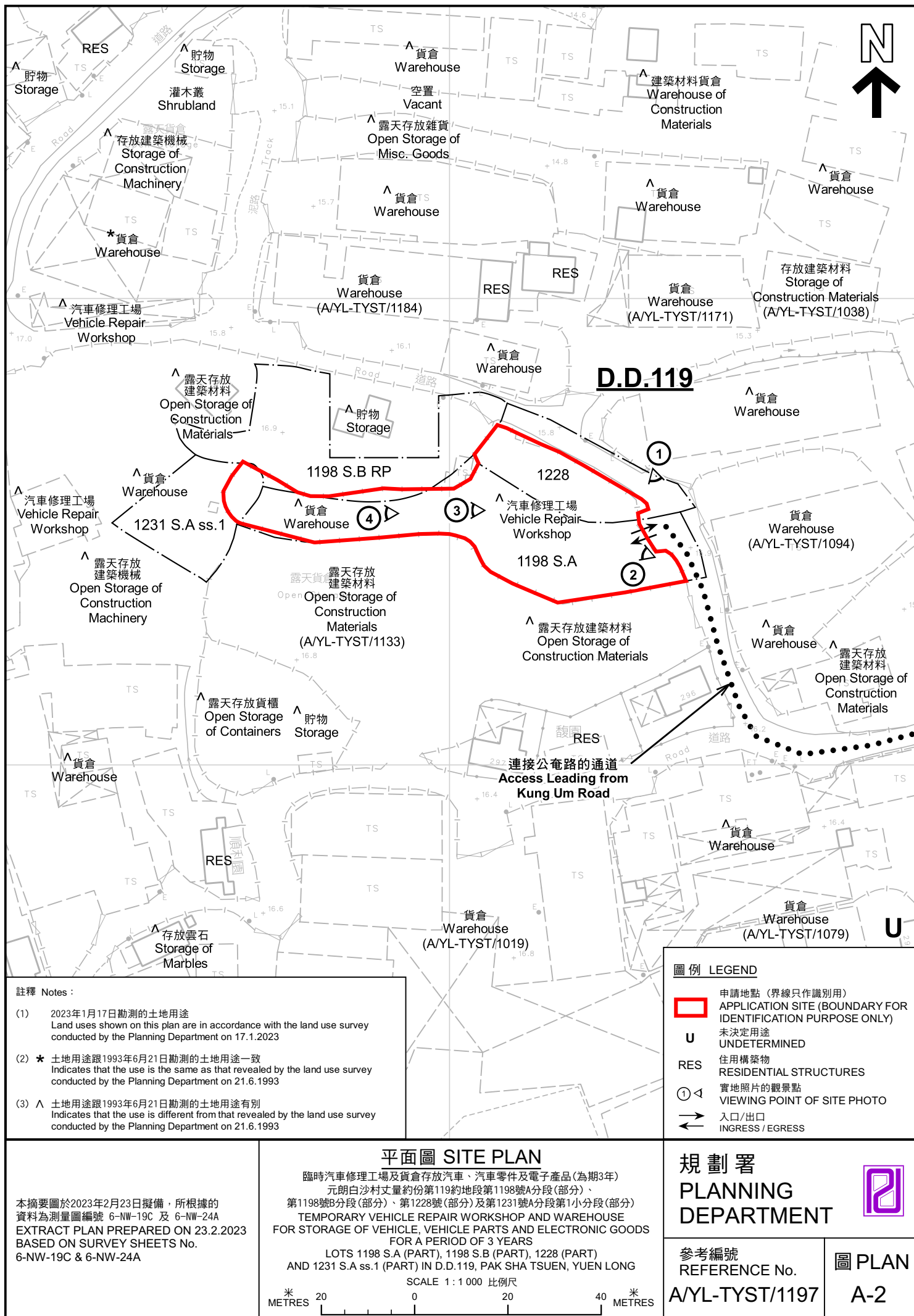


PROJECT : Proposed Temporary Vehicle Repair Workshop & Warehouse for Storage of Vehicle, Vehicle Parts and Electronic Goods for a Period of 3 Years at Lots 1198 S.A (Part), 1198 S.B (Park), 1228 (Part) & 1231 S.A ss.1 (Part) in D.D.119, Tong Yan San Tsuen, Yuen Long, N.T.	DRAWING TITLE : F.S. Notes, Legend, Fire Service Installation Layout Plan	ARCHITECT :     REV DESCRIPTION DATE	CONSULTANT :     Century Fire Service Engineering Co., Ltd.	FIRE SERVICE CONTRACTOR :     NAME DATE C.K.NG 23 Dec 2022 DRAWN BY CHECKED BY APPROVED BY	DRAWING NO : FS-01 SCALE : 1:100 (A3) SOURCE : B.O.O. Ref. F.S.D. Ref.	REV. 0
---	--	---	---	---	--	-----------

(摘錄自申請人於 9. 2. 2023 呈交的進一步資料)  
(Extract from Applicant's Further  
Information Submitted on 9.2.2023)

參考編號 REFERENCE No. A/YL-TYST/1197	繪圖 DRAWING A-4
---	-------------------







#### 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

臨時汽車修理工場及貨倉存放汽車、汽車零件及電子產品(為期3年)  
元朗白沙村丈量約份第119約地段第1198號A分段(部分)、  
第1198號B分段(部分)、第1228號(部分)及第1231號A分段第1小分段(部分)  
TEMPORARY VEHICLE REPAIR WORKSHOP AND WAREHOUSE  
FOR STORAGE OF VEHICLE, VEHICLE PARTS AND ELECTRONIC GOODS  
FOR A PERIOD OF 3 YEARS  
LOTS 1198 S.A (PART), 1198 S.B (PART), 1228 (PART)  
AND 1231 S.A ss.1 (PART) IN D.D.119, PAK SHA TSUEN, YUEN LONG

規劃署  
PLANNING  
DEPARTMENT



本摘要圖於2023年2月10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 E148399C  
EXTRACT PLAN PREPARED ON 10.2.2023  
BASED ON AERIAL PHOTO No.  
E148399C TAKEN ON 14.2.2022 BY  
LANDS DEPARTMENT

參考編號  
REFERENCE No.  
AYL-TYST/1197

圖 PLAN  
A-3

1



2



3



4



### 實地照片 SITE PHOTOS

臨時汽車修理工場及貨倉存放汽車、汽車零件及電子產品(為期3年)  
元朗白沙村丈量約份第119約地段第1198號A分段(部分)、  
第1198號B分段(部分)、第1228號(部分)及第1231號A分段第1小分段(部分)  
TEMPORARY VEHICLE REPAIR WORKSHOP AND WAREHOUSE  
FOR STORAGE OF VEHICLE, VEHICLE PARTS AND ELECTRONIC GOODS  
FOR A PERIOD OF 3 YEARS  
LOTS 1198 S.A (PART), 1198 S.B (PART), 1228 (PART)  
AND 1231 S.A ss.1 (PART) IN D.D.119, PAK SHA TSUEN, YUEN LONG

規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.  
A/YL-TYST/1197

圖 PLAN  
A-4

本圖於2023年2月6日擬備，所根據的資料為攝於2023年1月17日的實地照片  
PLAN PREPARED ON 6.2.2023  
BASED ON SITE PHOTOS  
TAKEN ON 17.1.2023