



LEGEND

- SITE BOUNDARY
- AREA TO BE DEDICATED AS RIGHT OF WAY
- GREEN NOISE BARRIER
- LAWN
- DECKING
- PAVING PATTERN 1
- PAVING PATTERN 2
- PAVING PATTERN 3
- PAVING PATTERN 4
- WATER FEATURE
- FEATURE WALL
- PROPOSED SHRUB
- PROPOSED TREE
- TREE PROPOSED TO BE RETAINED

*For Indicative Use Only



ADDRESS: 2/F & 3/F TUNG HUP COMMERCIAL BUILDING
244 DES VOEUX ROAD CENTRAL HONG KONG
TEL: 2507 8333
FAX: 2268 6576

JOB TITLE:

Amendment of Plan to Rezone from "Residential (Group D)" ("R(D)", "Residential (Group E)" ("R(E)") and an area shown as "Road" to "Residential (Group C)" ("R(C)" ("R(C)3") on the Approved Ho Chung Outline Zoning Plan No. S/SK-HC/11 at Various Lots in Demarcation District 210 and Demarcation District 244 and Adjoining Government land, Ho Chung, Sai Kung, New Territories, Hong Kong

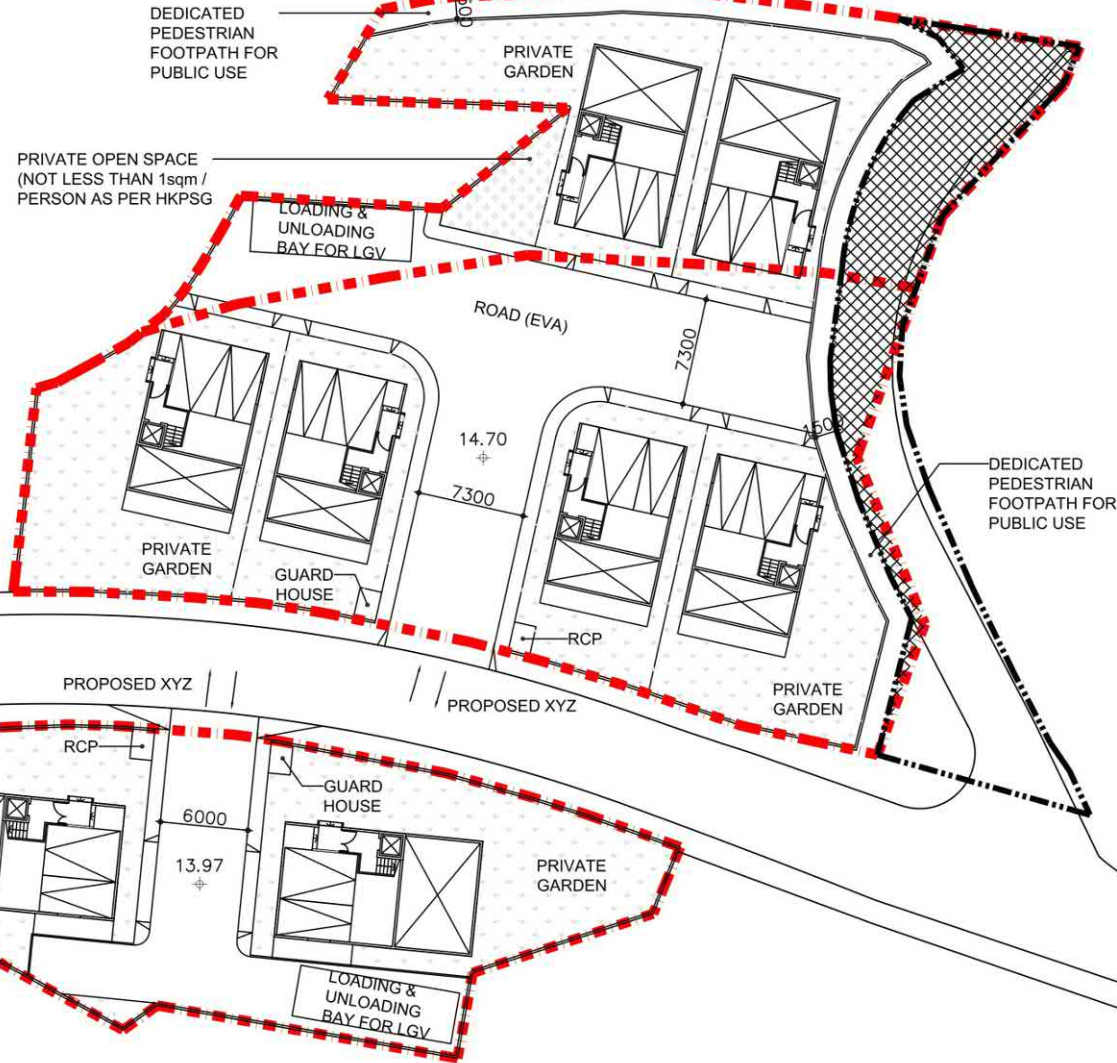
Drawing Title

CONCEPTUAL LANDSCAPE PLAN

1	Layout Updated	9/12/23	Drawn	CN	Date	19/12/2023	Drawing No.	FIGURE 3.1
			Checked	RT	Approved	RT		
Rev	Description	Date	Scale				Rev.	1

參考編號
REFERENCE No.
M/SK/24/46

繪圖
DRAWING
1a



File Name :
Source :



ADDRESS: 2/F & 3/F TUNG HUP COMMERCIAL BUILDING
244 DES VOEUX ROAD CENTRAL HONG KONG
TEL: 2507 8333
FAX: 2598 8576

JOB TITLE:

Amendment of Plan to Rezone from "Residential (Group D)" ("R(D)", "Residential (Group E)" ("R(E)") and an area shown as "Road" to "Residential (Group C3)" ("R(C3)") on the Approved Ho Chung Outline Zoning Plan No. S/SK-HC/11 at Various Lots in Demarcation District 210 and Demarcation District 244 and Adjoining Government land, Ho Chung, Sai Kung, New Territories, Hong Kong

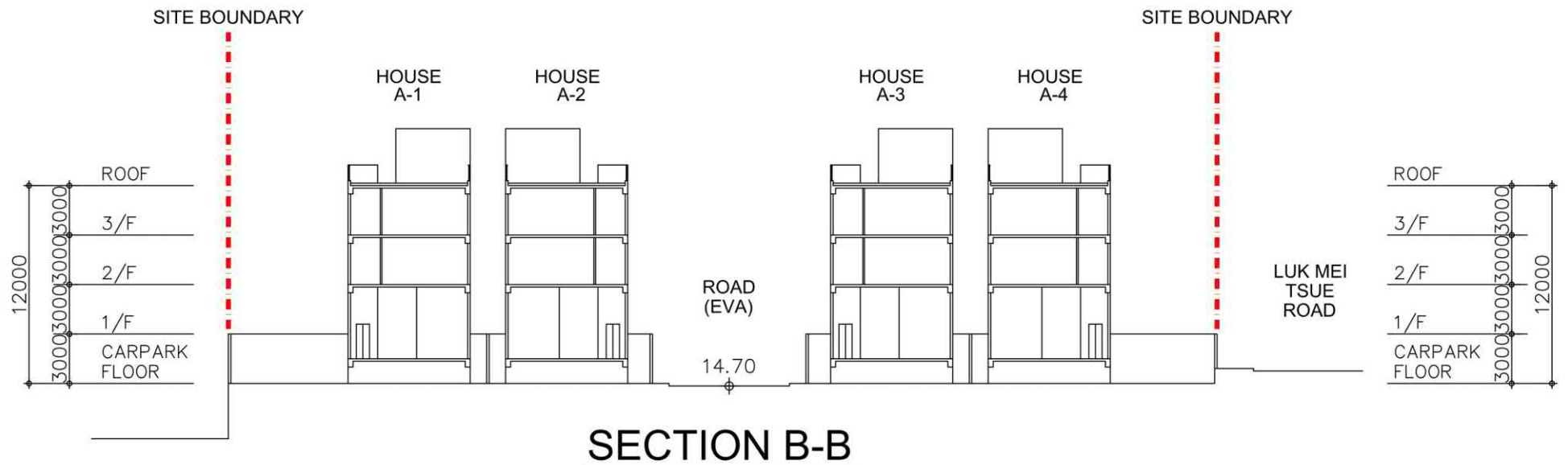
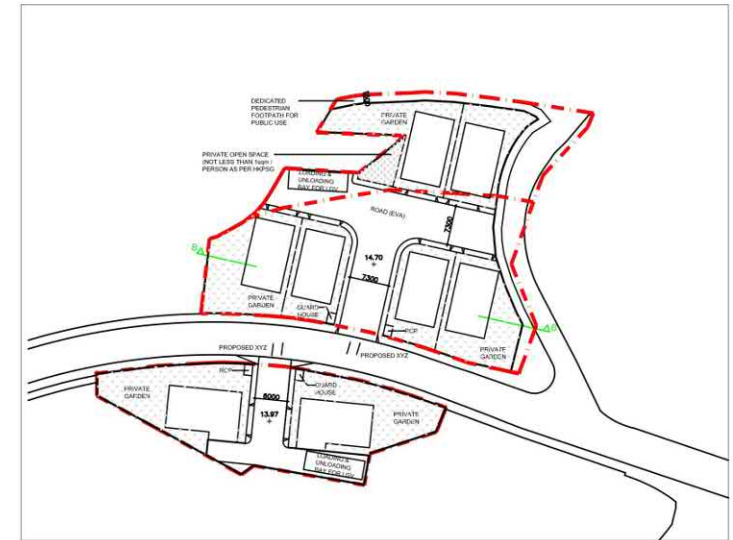
Drawing Title

CARPARK FLOOR LAYOUT PLAN

1	Road Layout Update	18/12/23	Drawn	CN	Date	18/12/2023	Drawing No.
			Checked	RT	Approved	RT	Fig. 1
Rev	Description	Date	Scale				Rev.
							1

參考編號
REFERENCE No.
M/SK/24/46

繪圖
DRAWING
1b



File Name :
Source :



ADDRESS: 2/F & 3/F TUNG HUP COMMERCIAL BUILDING
244 DES VOEUX ROAD CENTRAL HONG KONG
TEL: 2507 8333
FAX: 2598 8576

JOB TITLE:

Amendment of Plan to Rezone from "Residential (Group D)" ("R(D)", "Residential (Group E)" ("R(E)") and an area shown as "Road" to "Residential (Group C3)" ("R(C3)") on the Approved Ho Chung Outline Zoning Plan No. S/SK-HC/11 at Various Lots in Demarcation District 210 and Demarcation District 244 and Adjoining Government land, Ho Chung, Sai Kung, New Territories, Hong Kong

Drawing Title

SECTION B-B

1	Key Plan Update	18/12/23	Drawn	CN	Date	18/12/2023	Drawing No.
			Checked	RT	Approved	RT	Fig. 6
Rev	Description	Date	Scale				Rev.
							1

參考編號
REFERENCE No.
M/SK/24/46

繪圖
DRAWING
1c



Application for Amendment of Plan under Section 12A of the Town Planning Ordinance (Cap. 131) to Rezone the Application Site from "Green Belt" to "Residential (Group C)1" for Proposed House Development at Various Lots in D.D. 244 and Adjoining Government Land, Nam Pin Wai, Sai Kung

Landscape Master Plan

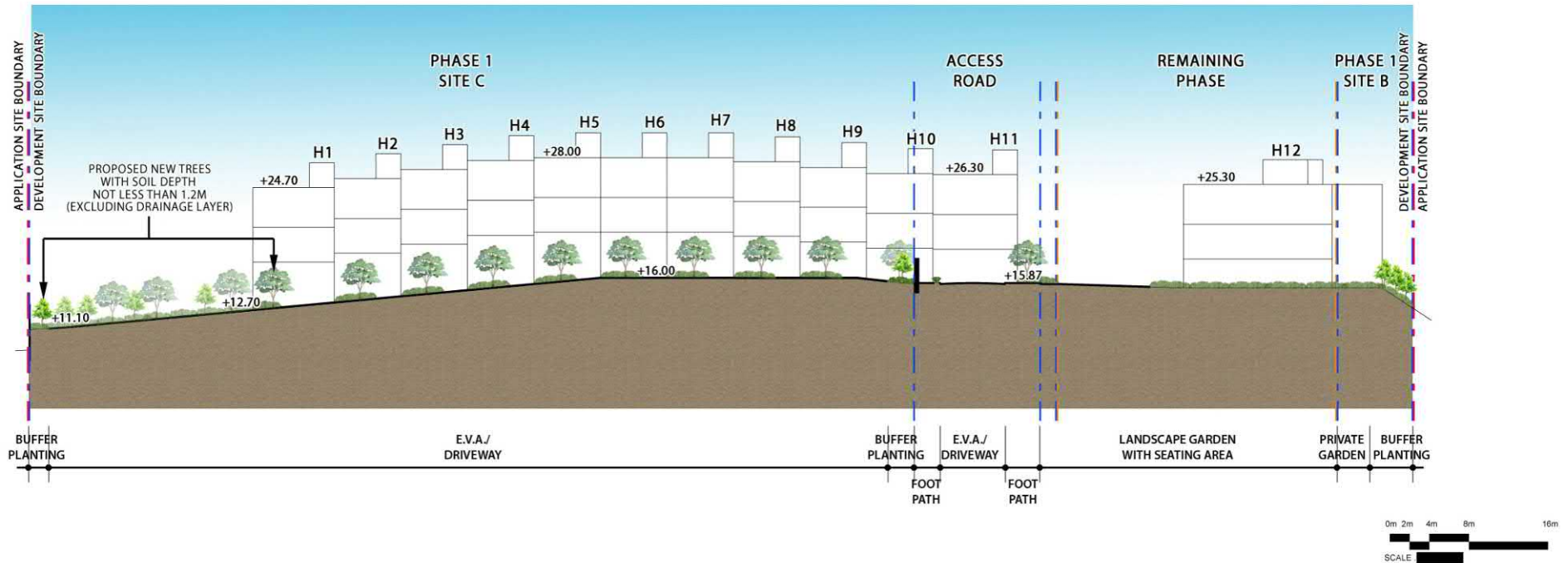
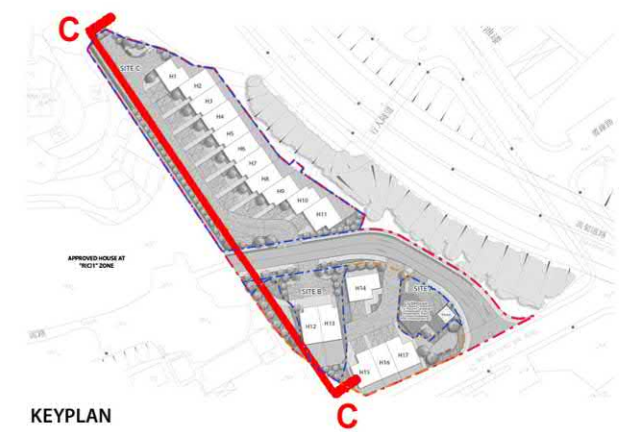
Dwg. No. : 2020209-S12A-LMP-01c

Date : APR 2024
(A3-size)



參考編號
REFERENCE No.
M/SK/24/46

繪圖
DRAWING
2a



Application for Amendment of Plan under Section 12A of the Town Planning Ordinance (Cap. 131) to Rezone the Application Site from “Green Belt” to “Residential (Group C)1” for Proposed House Development at Various Lots in D.D. 244 and Adjoining Government Land, Nam Pin Wai, Sai Kung

Landscape Section C-C

Dwg. No. : 2020209-S12A-SEC-03c

Date : APR 2024

(A3+copy)

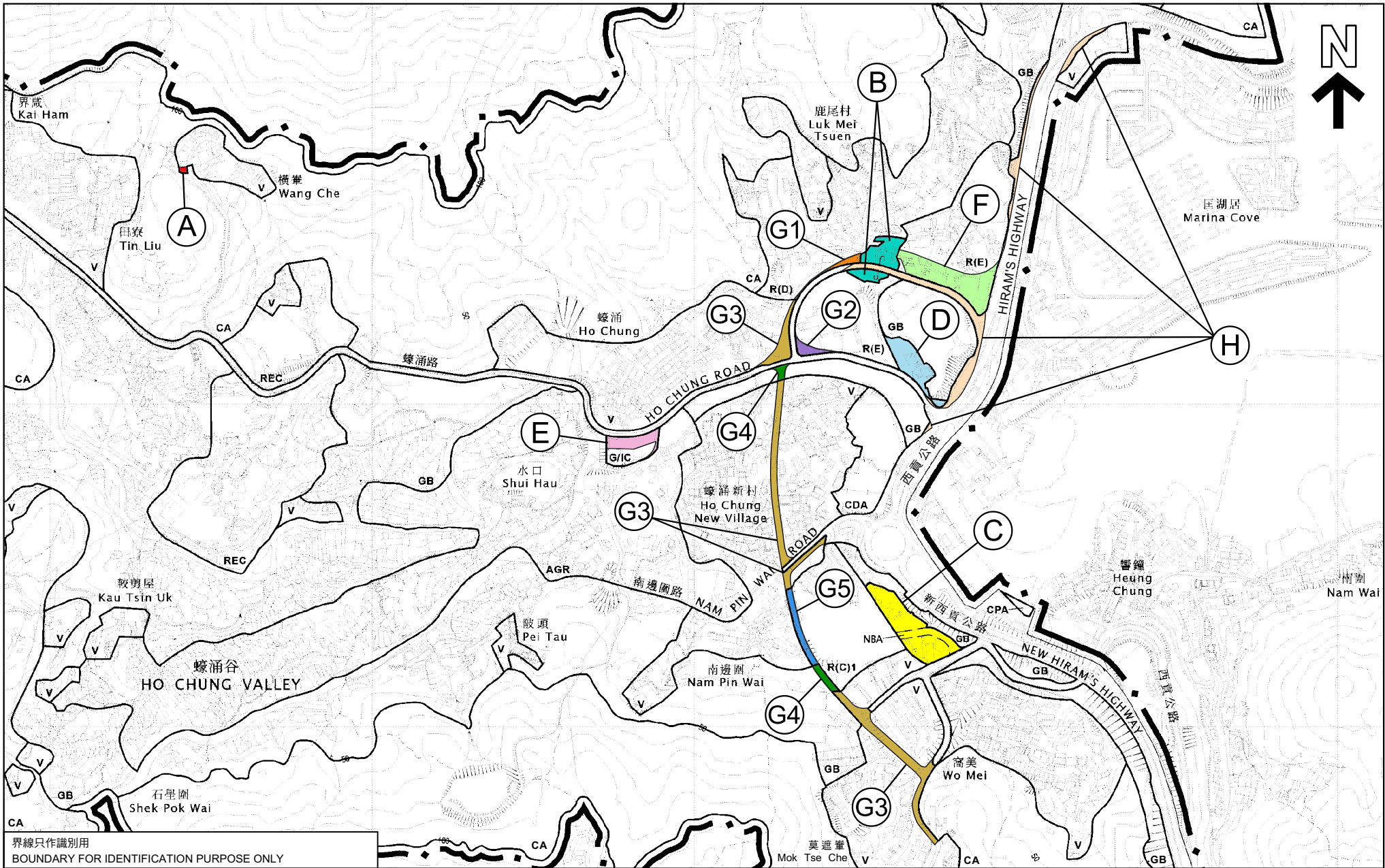


參考編號
REFERENCE No.
M/SK/24/46

繪圖
DRAWING
2c



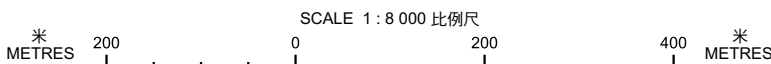
蠔涌分區計劃大綱核准圖編號S/SK-HC/11
THE APPROVED HO CHUNG OUTLINE ZONING PLAN No. S/SK-HC/11



蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG OUTLINE ZONING PLAN No. S/SK-HC/11

位置圖 LOCATION PLAN

蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11



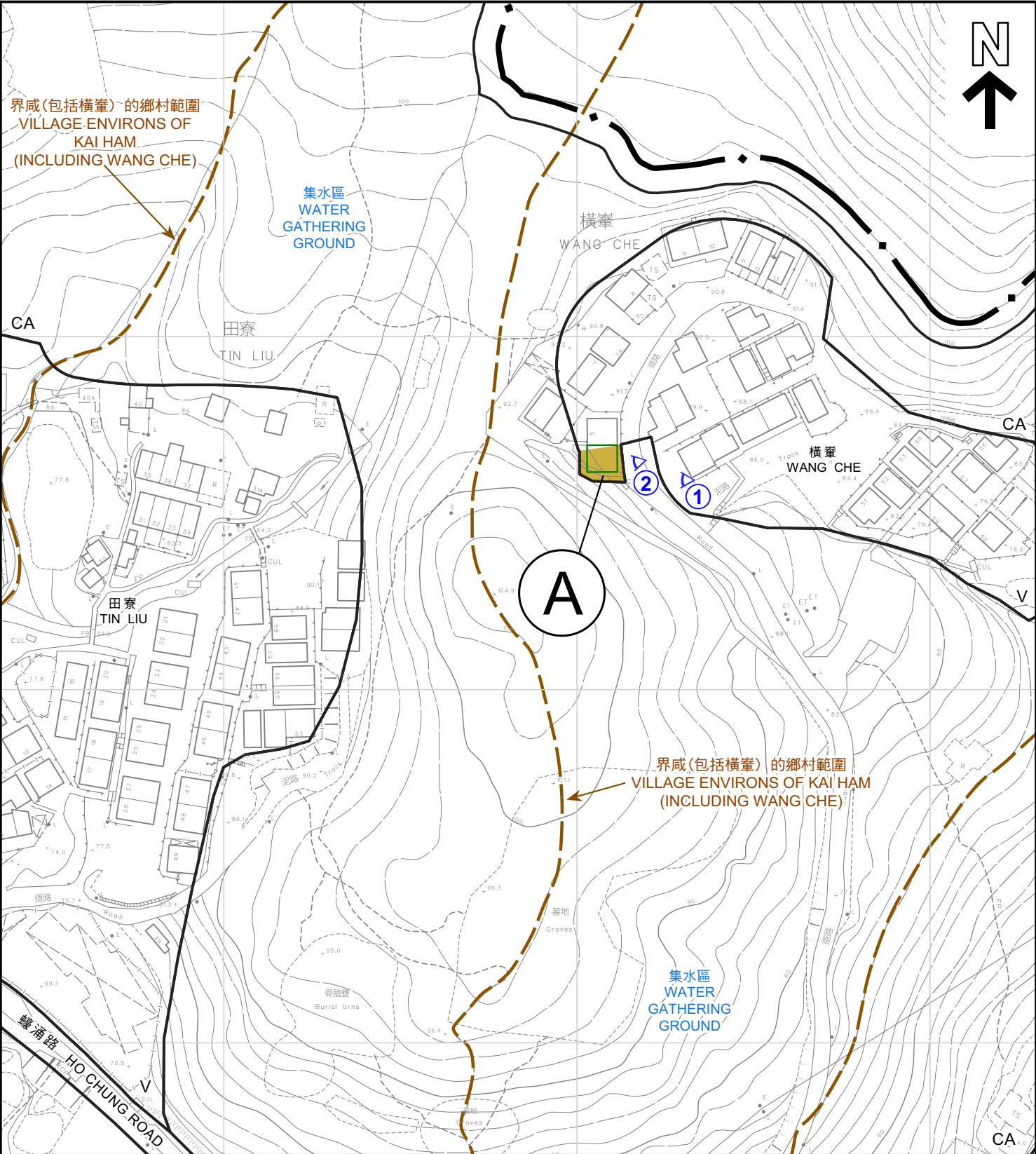
規劃署
PLANNING
DEPARTMENT




參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
1

本摘要圖於2024年10月16日擬備，
所根據的資料為於2014年3月11日核准的
分區計劃大綱圖編號S/SK-HC/11
EXTRACT PLAN PREPARED ON 16.10.2024
BASED ON OUTLINE ZONING PLAN
No. S/SK-HC/11 APPROVED ON 11.3.2014



擬議修訂項目 PROPOSED AMENDMENT ITEM		圖例 LEGEND	
	由「自然保育區」改劃為「鄉村式發展」地帶 REZONING FROM "CONSERVATION AREA" TO "VILLAGE TYPE DEVELOPMENT"	CA	自然保育區 CONSERVATION AREA
	界線只作識別用 BOUNDARY FOR IDENTIFICATION PURPOSE ONLY	V	鄉村式發展 VILLAGE TYPE DEVELOPMENT
			實地照片的觀景點 VIEWING POINT OF SITE PHOTO
			私人土地 PRIVATE LOT

本摘要圖於2024年10月10日擬備 EXTRACT PLAN PREPARED ON 10.10.2024	<div>平面圖 SITE PLAN</div> <div>蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂 PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG OUTLINE ZONING PLAN No. S/SK-HC/11</div> <div><div>SCALE 1:1 500 比例尺</div><div><div>米 30 0 30 60 米</div><div>METRES</div></div></div>		<div>規劃署 PLANNING DEPARTMENT</div> <div></div>	
			<div>參考編號 REFERENCE No. M/SK/24/46</div>	<div>圖 PLAN 2a</div>



擬議修訂項目 PROPOSED AMENDMENT ITEM

A 由「自然保育區」改制為「鄉村式發展」地帶
REZONING FROM "CONSERVATION AREA" TO
"VILLAGE TYPE DEVELOPMENT"

界線只作識別用
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

圖例 LEGEND

- | | | | |
|-----|----------------------------|---|-----------------------------------|
| CA | 自然保育區
CONSERVATION AREA | V | 鄉村式發展
VILLAGE TYPE DEVELOPMENT |
| GB | 綠化地帶
GREEN BELT | | |
| REC | 康樂
RECREATION | | |

航攝照片 AERIAL PHOTO

蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

規劃署
PLANNING
DEPARTMENT



本摘要圖於2024年10月8日擬備
EXTRACT PLAN PREPARED ON 8.10.2024

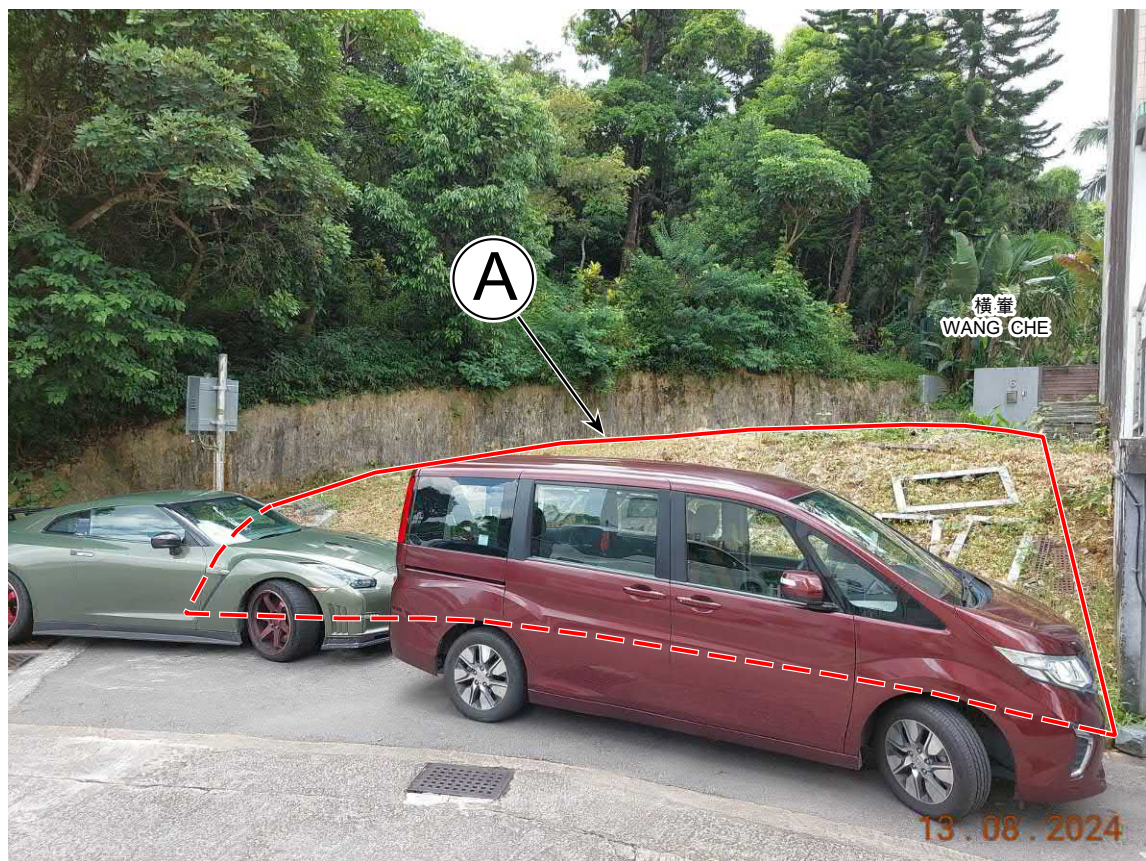
參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
2b

1



2



界線只作識別用
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

實地照片 SITE PHOTO

蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

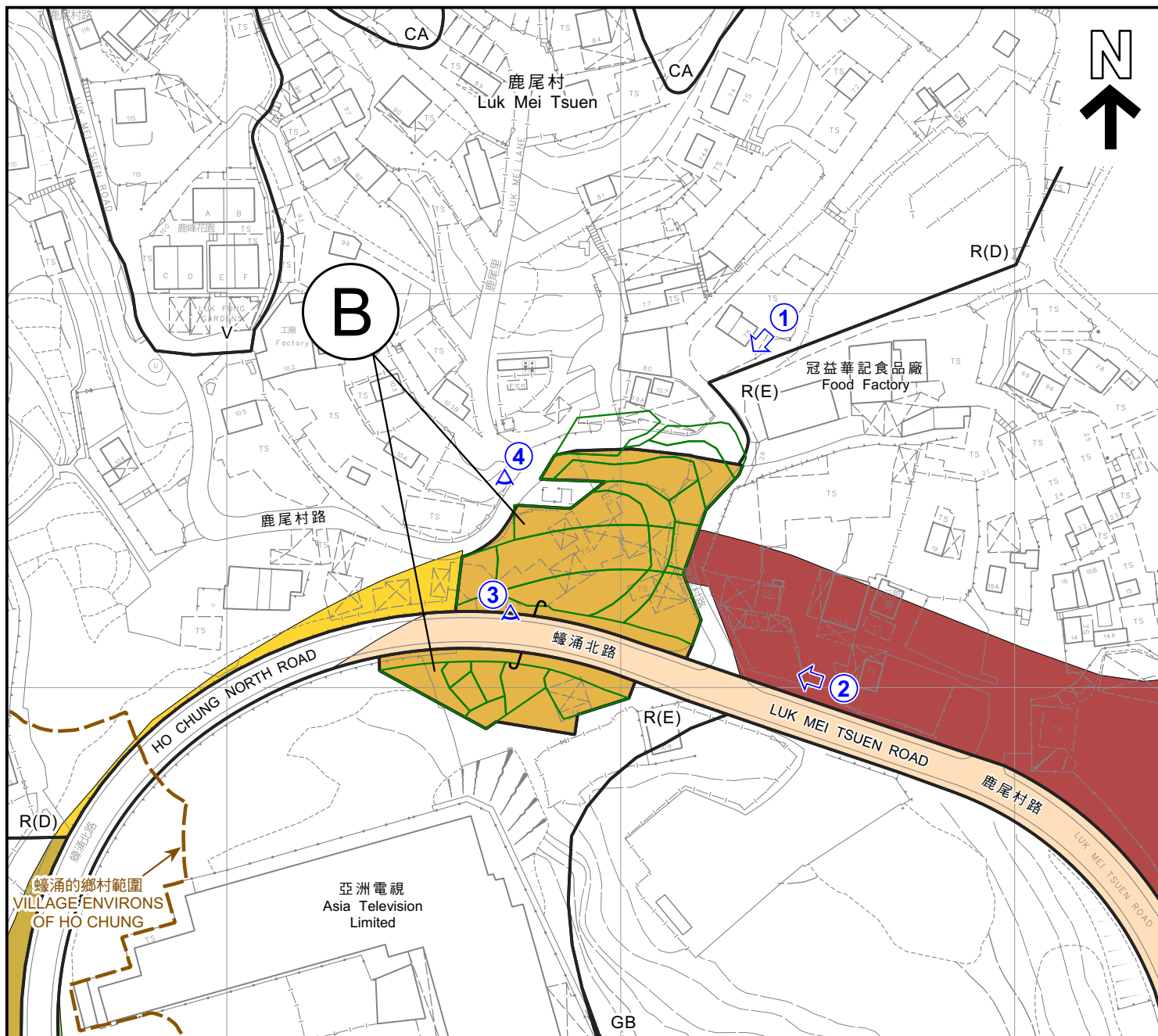
規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
2c

本圖於2024年10月4日擬備，所根據的資料
為攝於2024年8月13日的實地照片
PLAN PREPARED ON 4.10.2024
BASED ON SITE PHOTOS
TAKEN ON 13.8.2024



擬議修訂項目 PROPOSED AMENDMENT ITEMS

- B** 由「住宅(丁類)」地帶、「住宅(戊類)」地帶及顯示為「道路」的地方改劃為「住宅(丙類)3」地帶
REZONING FROM "RESIDENTIAL (GROUP D)", "RESIDENTIAL (GROUP E)" AND AREA SHOWN AS 'ROAD' TO "RESIDENTIAL (GROUP C)3"
- F** 由「綠化地帶」及顯示為「道路」的地方改劃為「住宅(戊類)」地帶
REZONING FROM "GREEN BELT" AND AREA SHOWN AS 'ROAD' TO "RESIDENTIAL (GROUP E)"
- G1** 由顯示為「道路」的地方改劃為「住宅(丁類)」地帶
REZONING FROM AREA SHOWN AS 'ROAD' TO "RESIDENTIAL (GROUP D)"
- H** 由「綠化地帶」、「住宅(戊類)」地帶及「鄉村式發展」地帶改劃為顯示為「道路」的地方
REZONING FROM "GREEN BELT", "RESIDENTIAL (GROUP E)" AND "VILLAGE TYPE DEVELOPMENT" TO AREA SHOWN AS 'ROAD'

界線只作識別用
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

圖例 LEGEND

- CA** 自然保育區
CONSERVATION AREA
- R(D)** 住宅(丁類)
RESIDENTIAL (GROUP D)
- R(E)** 住宅(戊類)
RESIDENTIAL (GROUP E)
- V** 鄉村式發展
VILLAGE TYPE DEVELOPMENT
- GB** 綠化地帶
GREEN BELT
- ①** → 無人駕駛航拍的拍攝方向
VIEWING DIRECTION FROM UNMANNED AERIAL VEHICLE (UAV)
- ①** < 實地照片的觀景點
VIEWING POINT OF SITE PHOTO
- 私人土地
PRIVATE LOT

平面圖 SITE PLAN

蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

本摘要圖於2024年10月16日擬備
EXTRACT PLAN PREPARED ON 16.10.2024

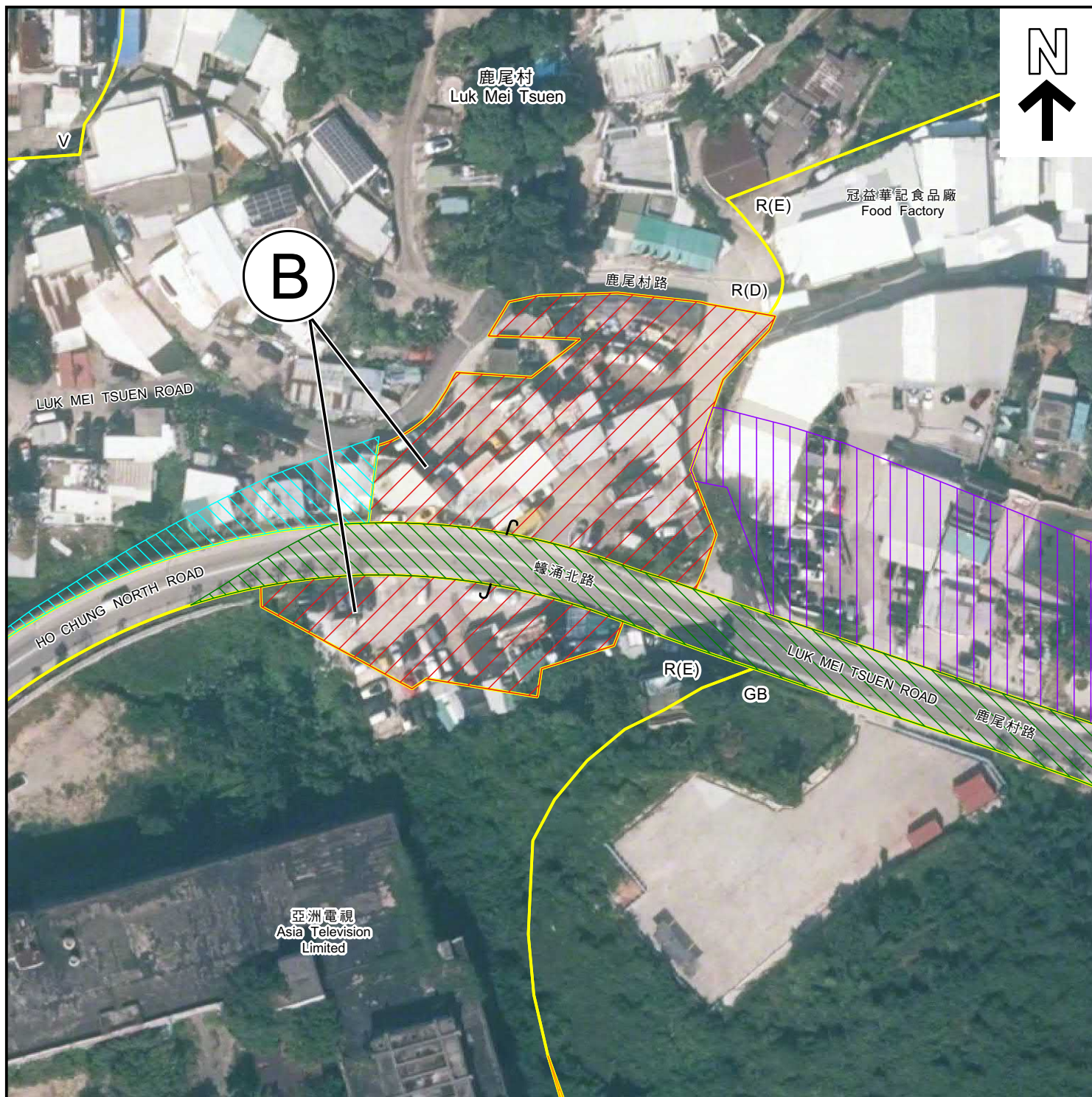
SCALE 1:1 500 比例尺
米 30 0 30 60 米
METRES

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
3a



擬議修訂項目 PROPOSED AMENDMENT ITEMS

- B** 由「住宅(丁類)」地帶、「住宅(戊類)」地帶及顯示為「道路」的地方改劃為「住宅(丙類)3」地帶
REZONING FROM "RESIDENTIAL (GROUP D)", "RESIDENTIAL (GROUP E)" AND AREA SHOWN AS 'ROAD'
TO "RESIDENTIAL (GROUP C)3"
- F** 由「綠化地帶」及顯示為「道路」的地方改劃為「住宅(戊類)」地帶
REZONING FROM "GREEN BELT" AND AREA SHOWN AS 'ROAD' TO "RESIDENTIAL (GROUP E)"
- G1** 由顯示為「道路」的地方改劃為「住宅(丁類)」地帶
REZONING FROM AREA SHOWN AS 'ROAD' TO "RESIDENTIAL (GROUP D)"
- H** 由「綠化地帶」、「住宅(戊類)」地帶及「鄉村式發展」地帶改劃為顯示為「道路」的地方
REZONING FROM "GREEN BELT", "RESIDENTIAL (GROUP E)" AND
"VILLAGE TYPE DEVELOPMENT" TO AREA SHOWN AS 'ROAD'

界線只作識別用
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

圖例 LEGEND

- R(D)** 住宅(丁類)
RESIDENTIAL (GROUP D)
- R(E)** 住宅(戊類)
RESIDENTIAL (GROUP E)
- V** 鄉村式發展
VILLAGE TYPE DEVELOPMENT
- GB** 綠化地帶
GREEN BELT

航攝照片 AERIAL PHOTO

蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

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PLANNING
DEPARTMENT

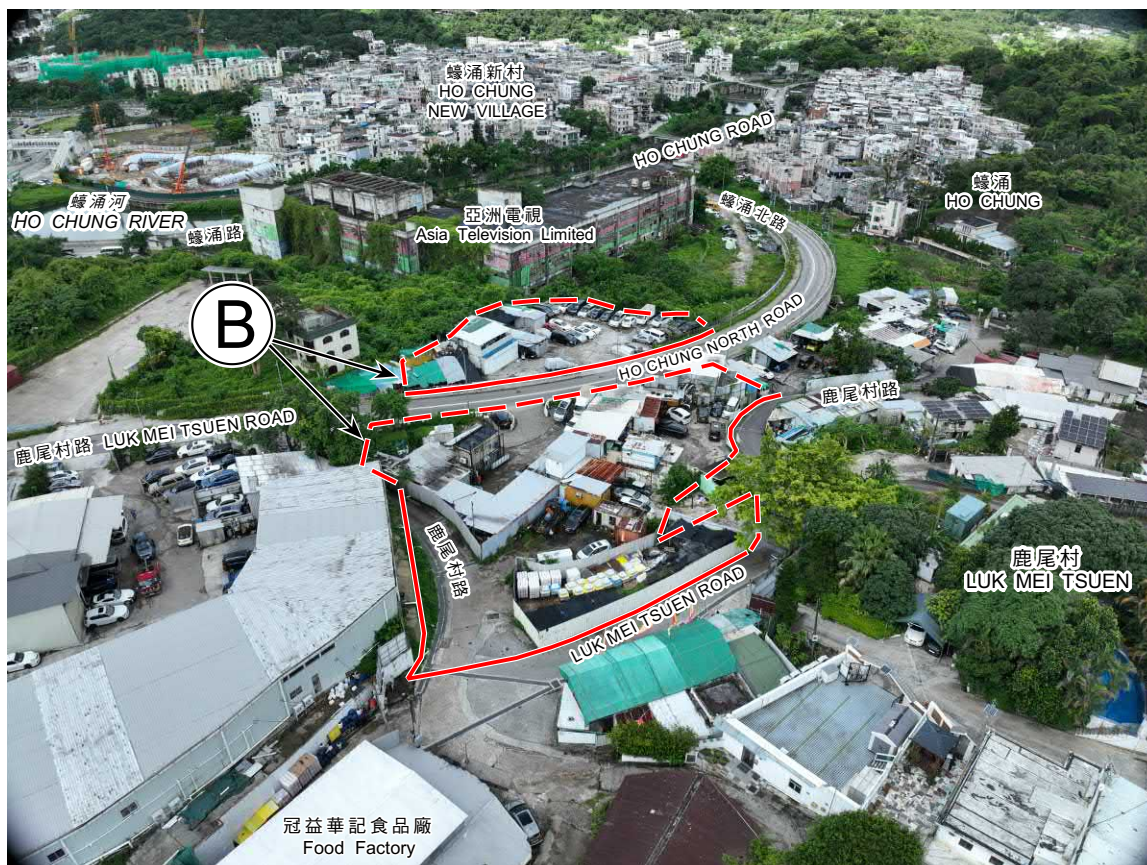


參考編號
REFERENCE No.
M/SK/24/46

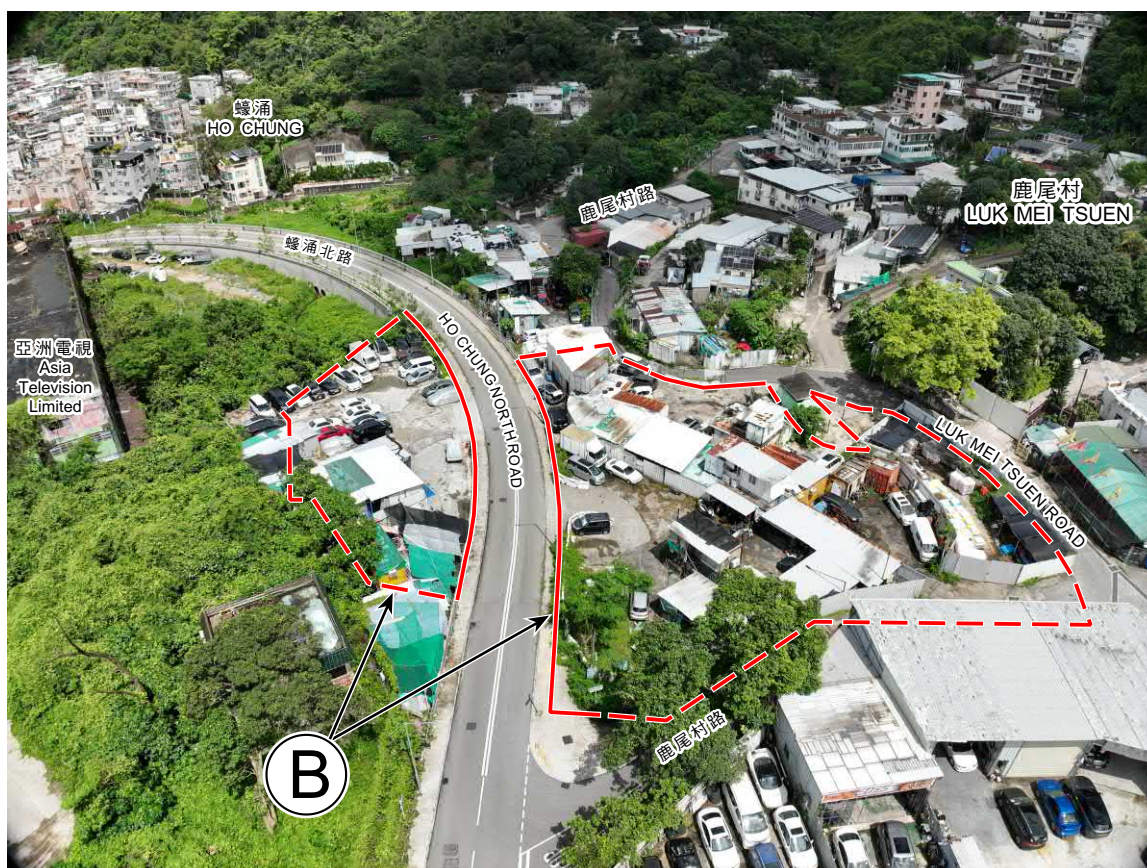
圖 PLAN
3b

本摘要圖於2024年10月4日擬備
EXTRACT PLAN PREPARED ON 4.10.2024

1



2



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實地照片 SITE PHOTO

蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

規劃署
PLANNING
DEPARTMENT



本圖於2024年10月16日擬備，所根據的資料
為攝於2024年6月24日的無人駕駛航拍照片
PLAN PREPARED ON 16.10.2024 BASED ON
UNMANNED AERIAL VEHICLE (UAV) PHOTO
TAKEN ON 13.8.2024

參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
3c

3

B



4

B



界線只作識別用
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

實地照片 SITE PHOTO

本圖於2024年10月16日擬備，所根據的資料
為攝於2024年6月24日的實地照片
PLAN PREPARED ON 16.10.2024 BASED ON
SITE PHOTOS TAKEN ON 24.6.2024

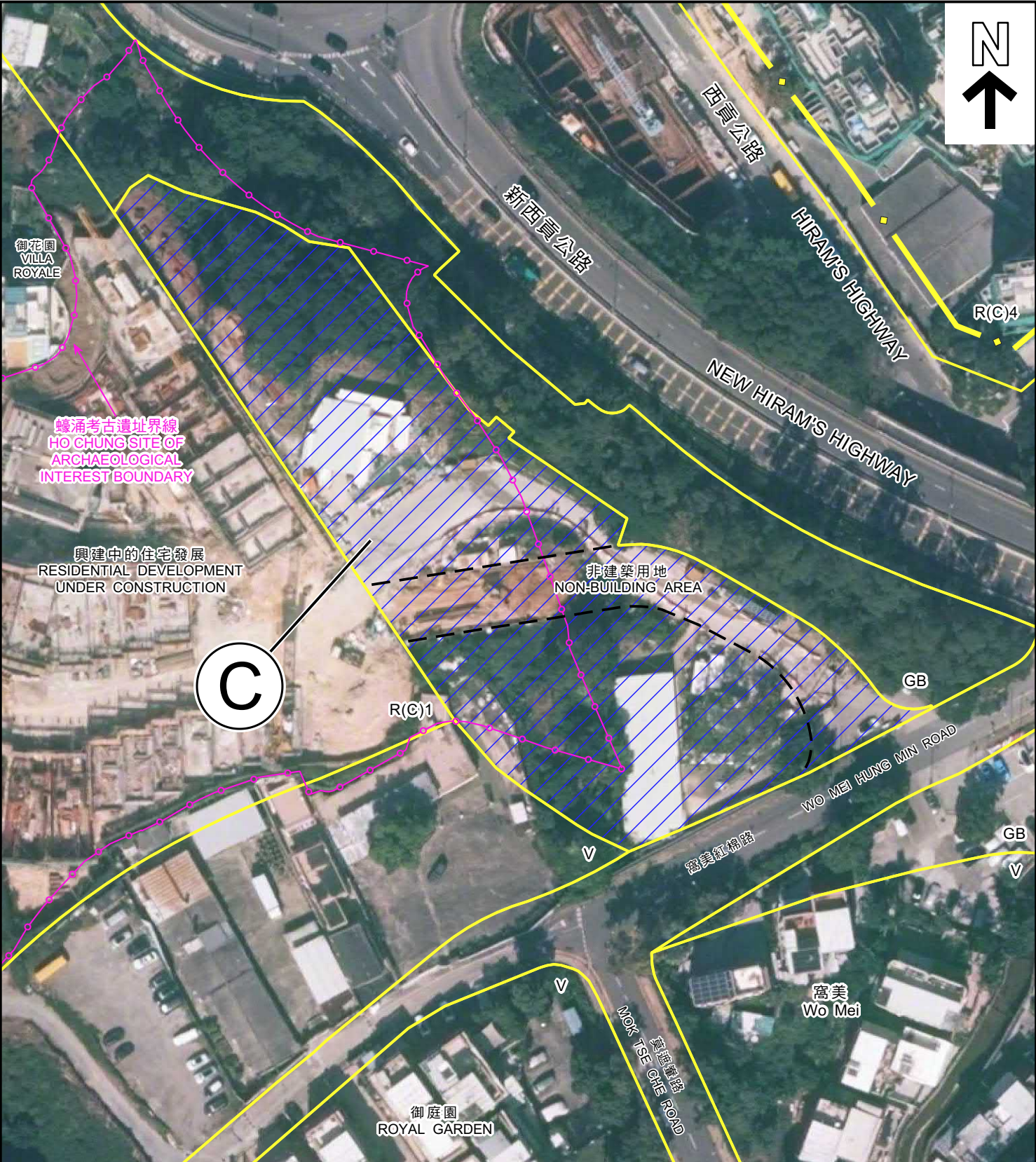
蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

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DEPARTMENT



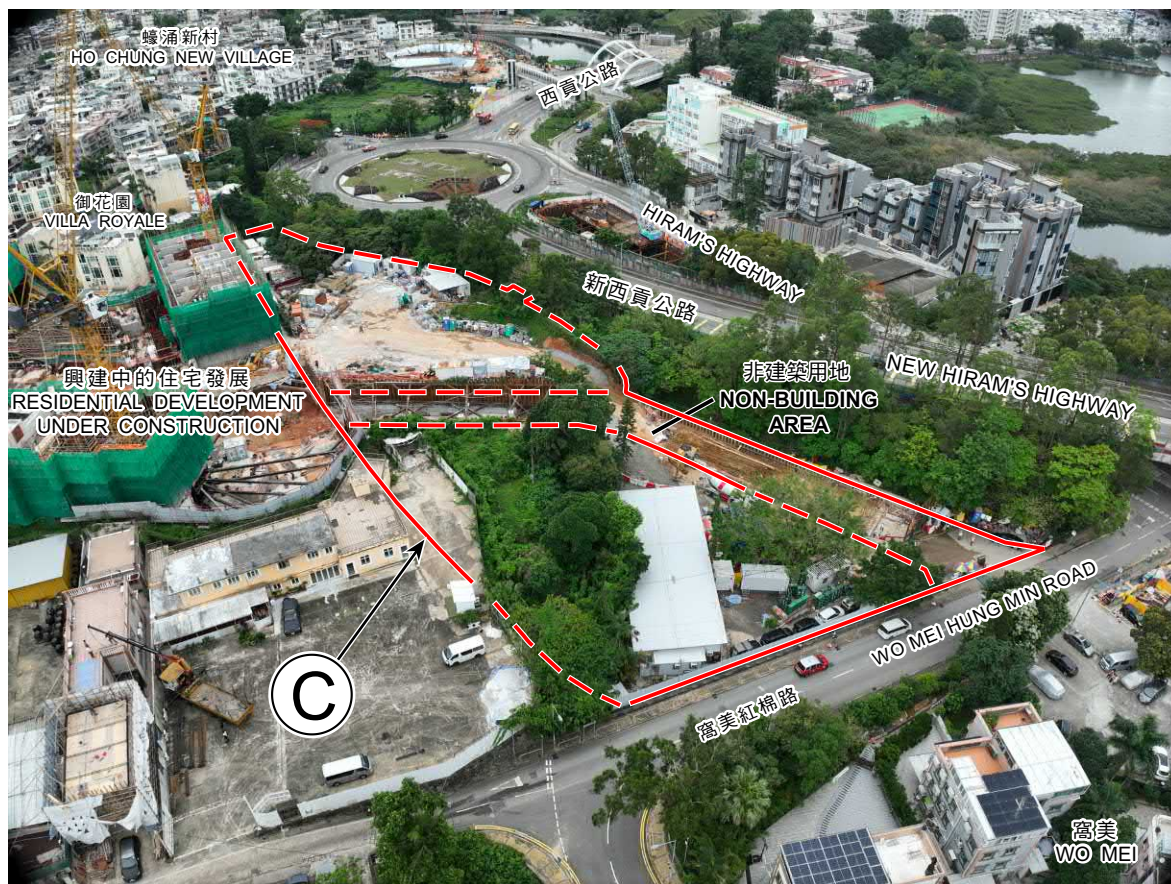
參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
3d

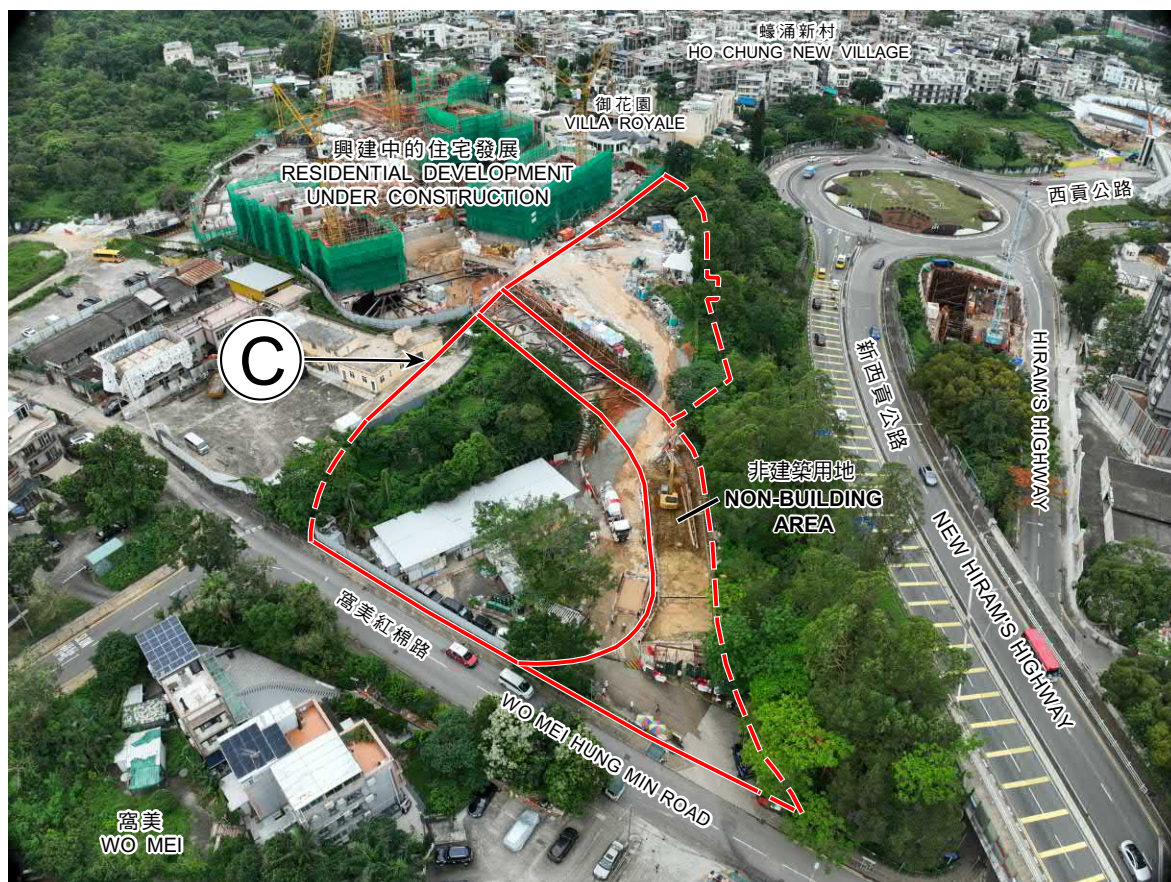


<div>擬議修訂項目 PROPOSED AMENDMENT ITEM</div> <div><div><div><div>C</div></div><div>由「綠化地帶」改劃為「住宅(丙類)4」地帶 REZONING FROM "GREEN BELT" TO "RESIDENTIAL (GROUP C)4"</div></div><div>界線只作識別用 BOUNDARY FOR IDENTIFICATION PURPOSE ONLY</div></div>		<div>圖例 LEGEND</div> <div><div><div>R(C)</div><div>住宅(丙類) RESIDENTIAL (GROUP C)</div></div><div><div>V</div><div>鄉村式發展 VILLAGE TYPE DEVELOPMENT</div></div><div><div>GB</div><div>綠化地帶 GREEN BELT</div></div></div>	
<div>本摘要圖於2024年10月4日擬備 EXTRACT PLAN PREPARED ON 4.10.2024</div>	<div>航攝照片 AERIAL PHOTO</div> <div>蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂 PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG OUTLINE ZONING PLAN No. S/SK-HC/11</div>	<div>規 劃 署 PLANNING DEPARTMENT</div> <div><div><div></div></div></div>	
		<div>參考編號 REFERENCE No. M/SK/24/46</div>	<div>圖 PLAN 4b</div>

1



2



界線只作識別用 BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

實地照片 SITE PHOTO

本圖於2024年10月8日擬備，所根據的資料為攝於2024年5月10日的無人駕駛航拍照片
PLAN PREPARED ON 8.10.2024 BASED ON UNMANNED AERIAL VEHICLE (UAV) PHOTOS TAKEN ON 10.5.2024

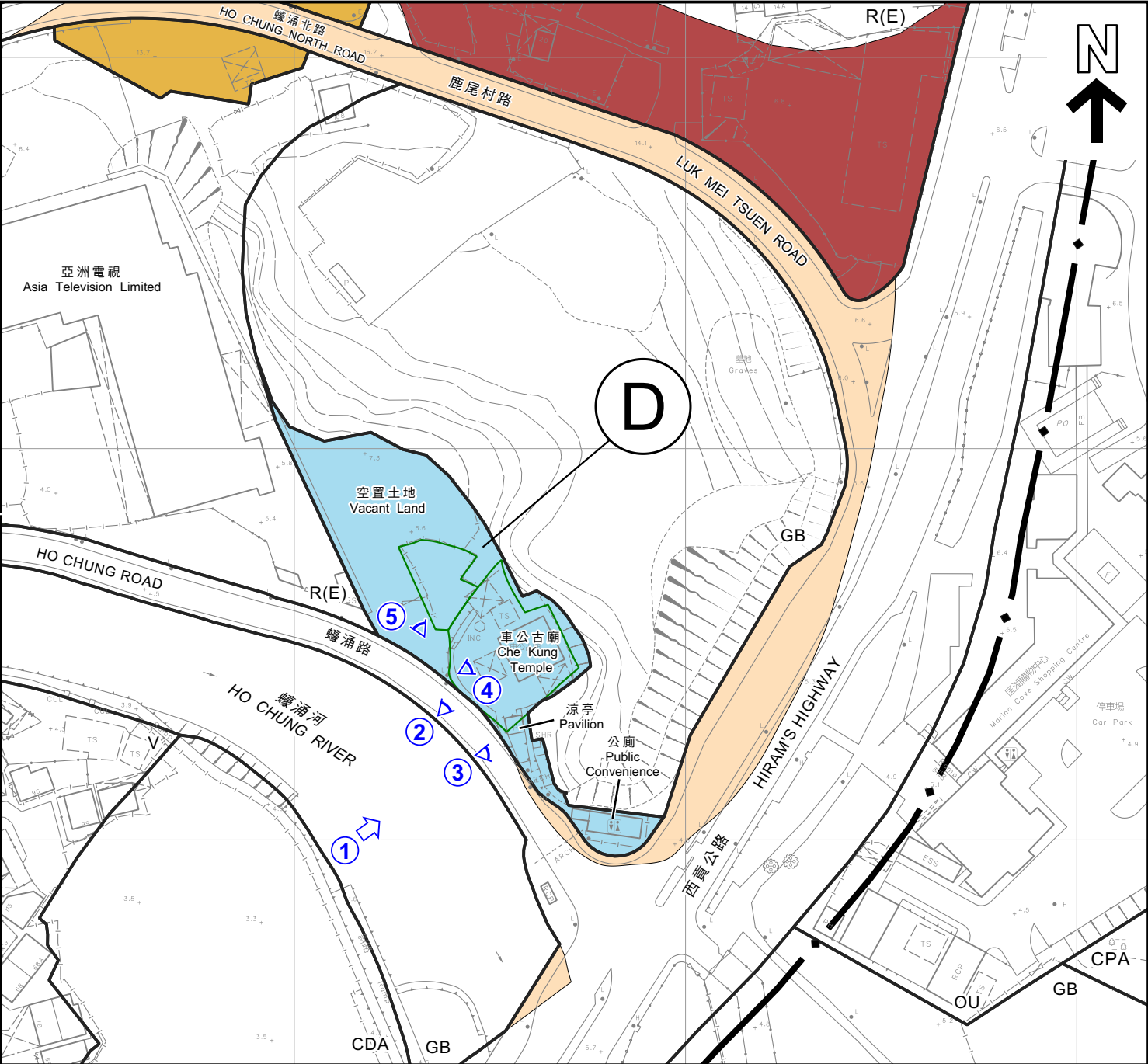
蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG OUTLINE ZONING PLAN No. S/SK-HC/11

規劃署
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DEPARTMENT



參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
4c



擬議修訂項目 PROPOSED AMENDMENT ITEMS

- D** 由「住宅(戊類)」地帶及「綠化地帶」改劃為「政府、機構或社區」地帶
REZONING FROM "RESIDENTIAL (GROUP E)" AND "GREEN BELT" TO "GOVERNMENT, INSTITUTION OR COMMUNITY"
- H** 由「綠化地帶」、「住宅(戊類)」地帶及「鄉村式發展」地帶改劃為顯示為「道路」的地方
REZONING FROM "GREEN BELT", "RESIDENTIAL (GROUP E)" AND "VILLAGE TYPE DEVELOPMENT" TO AREA SHOWN AS 'ROAD'
- B** 由「住宅(丁類)」地帶、「住宅(戊類)」地帶及顯示為「道路」的地方改劃為「住宅(丙類)3」地帶
REZONING FROM "RESIDENTIAL (GROUP D)", "RESIDENTIAL (GROUP E)" AND AREA SHOWN AS 'ROAD' TO "RESIDENTIAL (GROUP C)3"
- F** 由「綠化地帶」及顯示為「道路」的地方改劃為「住宅(戊類)」地帶
REZONING FROM "GREEN BELT" AND AREA SHOWN AS 'ROAD' TO "RESIDENTIAL (GROUP E)"

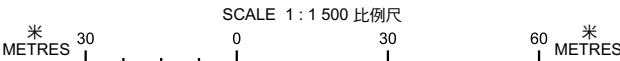
圖例 LEGEND

- 私人土地** PRIVATE LOT
- CDA** 綜合發展區 COMPREHENSIVE DEVELOPMENT AREA
- GB** 綠化地帶 GREEN BELT
- R(E)** 住宅(戊類) RESIDENTIAL (GROUP E)
- V** 鄉村式發展 VILLAGE TYPE DEVELOPMENT
- CPA** 海岸保護區 COASTAL PROTECTION AREA
- OU** 其他指定用途 OTHER SPECIFIED USES
- ①➡ 無人駕駛航拍的拍攝方向 VIEWING DIRECTION FROM UNMANNED AERIAL VEHICLE (UAV)
- ①< 實地照片的觀景點 VIEWING POINT OF SITE PHOTO
- 界線只作識別用
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

平面圖 SITE PLAN

蠡涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

本摘要圖於2024年10月9日擬備
EXTRACT PLAN PREPARED ON 9.10.2024



規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
5a



擬議修訂項目 PROPOSED AMENDMENT ITEMS

-  由「住宅(戊類)」地帶及「綠化地帶」改劃為「政府、機構或社區」地帶
REZONING FROM "RESIDENTIAL (GROUP E)" AND "GREEN BELT" TO "GOVERNMENT, INSTITUTION OR COMMUNITY"
-  由「綠化地帶」、「住宅(戊類)」地帶及「鄉村式發展」地帶改劃為
顯示為「道路」的地方
REZONING FROM "GREEN BELT", "RESIDENTIAL (GROUP E)" AND "VILLAGE TYPE DEVELOPMENT" TO AREA SHOWN AS 'ROAD'

圖例 LEGEND

- CDA** 綜合發展區
COMPREHENSIVE DEVELOPMENT AREA
- R(E)** 住宅(戊類)
RESIDENTIAL (GROUP E)
- V** 鄉村式發展
VILLAGE TYPE DEVELOPMENT
- GB** 綠化地帶
GREEN BELT
- OU** 其他指定用途
OTHER SPECIFIED USES

航攝照片 AERIAL PHOTO

本摘要圖於2024年10月8日擬備
EXTRACT PLAN PREPARED ON 8.10.2024

蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

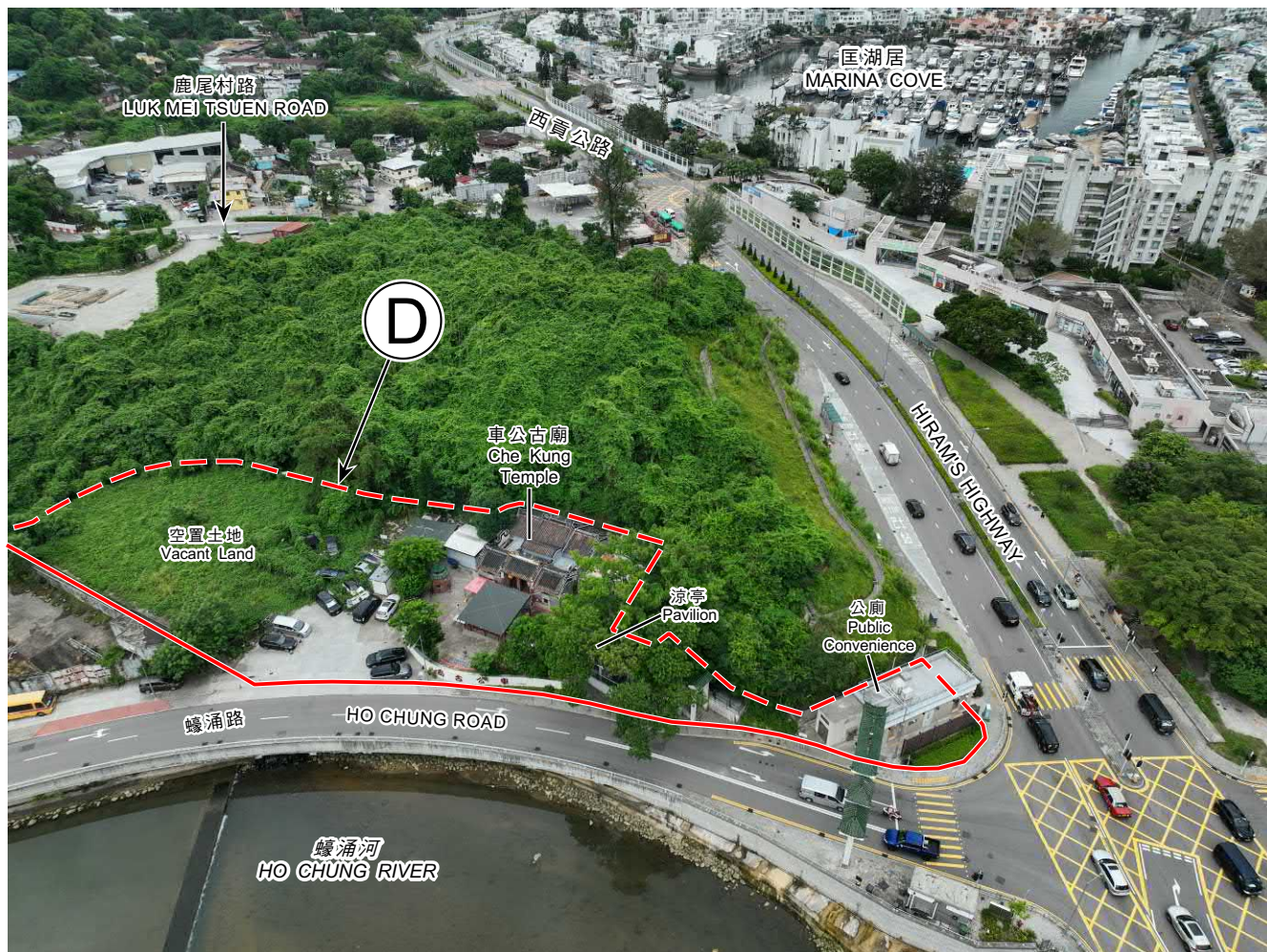
規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
5b

1



2



界線只作識別用
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實地照片 SITE PHOTO

蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

規劃署
PLANNING
DEPARTMENT

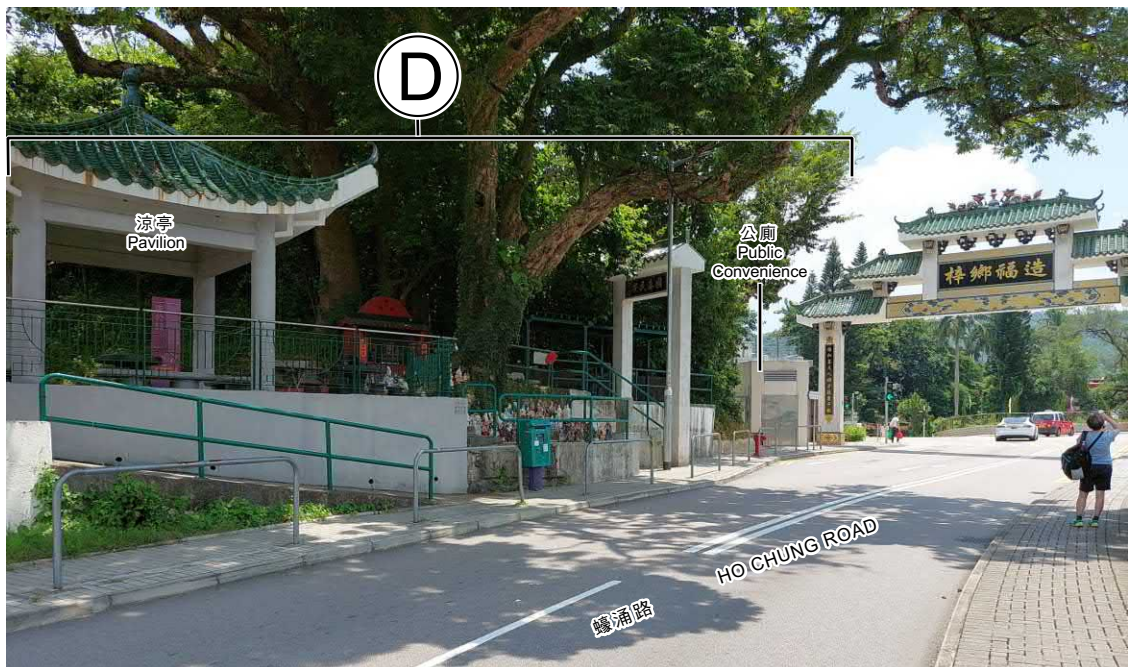


參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
5c

本圖於2024年10月9日擬備，所根據的資料
為攝於2024年8月13日的無人駕駛航拍照片
(上圖)及攝於2024年8月30日的實地照片(下圖)
PLAN PREPARED ON 9.10.2024 BASED ON
UNMANNED AERIAL VEHICLE (UAV) PHOTO
TAKEN ON 13.8.2024 (UPPER PHOTO)
AND SITE PHOTO TAKEN ON 30.8.2024
(LOWER PHOTO)

3



4



5



界線只作識別用
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

實地照片 SITE PHOTO

蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

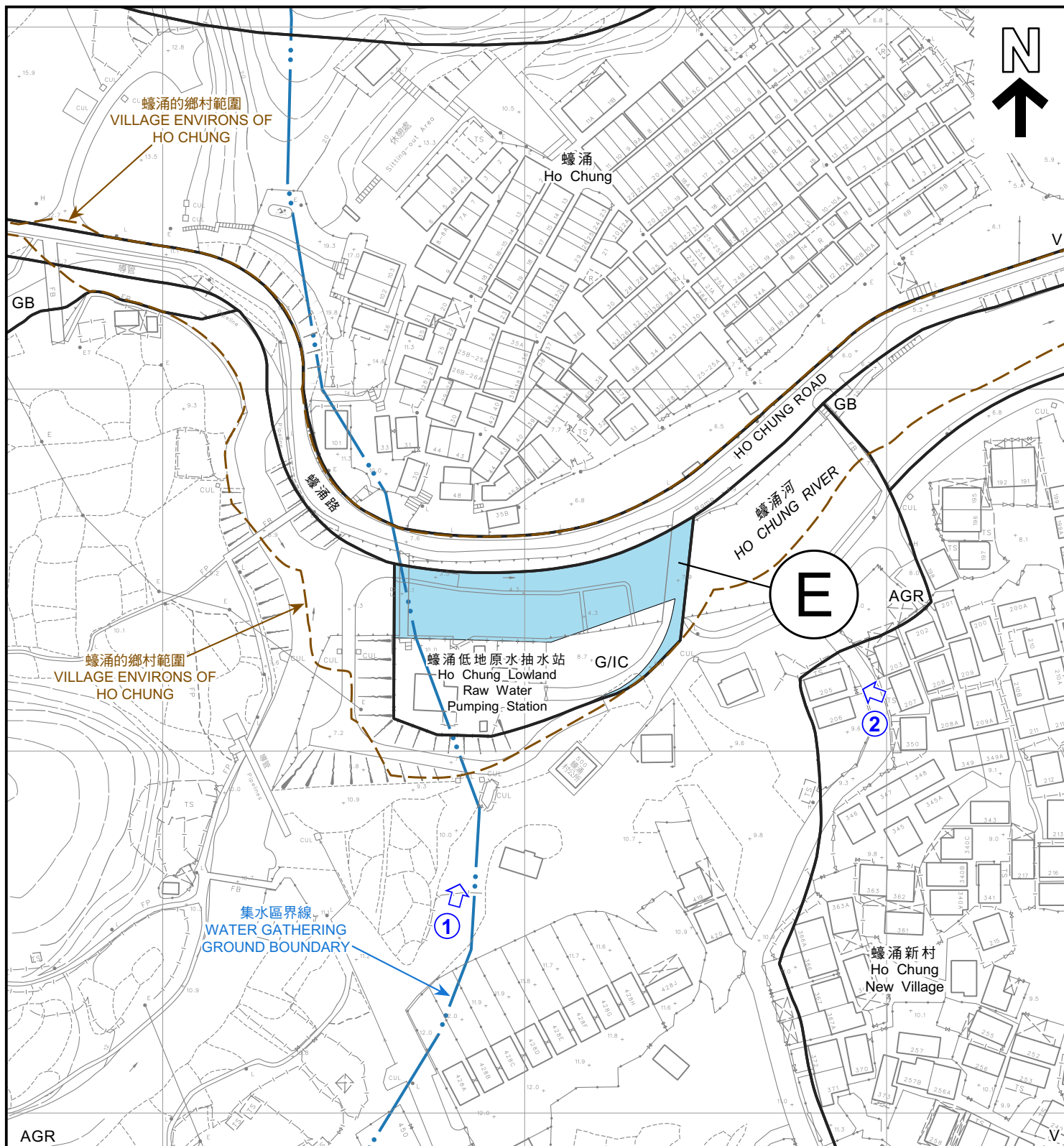
規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
5d

本圖於2024年10月16日擬備，所根據的資料
為攝於2024年8月30日的實地照片
PLAN PREPARED ON 16.10.2024 BASED ON
SITE PHOTO TAKEN ON 30.8.2024



擬議修訂項目 PROPOSED AMENDMENT ITEM

E 由「農業」地帶改劃為「政府、機構或社區」地帶
REZONING FROM "AGRICULTURE" TO
"GOVERNMENT, INSTITUTION OR COMMUNITY"

界線只作識別用
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

圖例 LEGEND

AGR 農業
AGRICULTURE

GB 綠化地帶
GREEN BELT

G/IC 政府、機構或社區
GOVERNMENT, INSTITUTION OR
COMMUNITY

V 鄉村式發展
VILLAGE TYPE DEVELOPMENT

① ➡ 無人駕駛航拍的拍攝方向
VIEWING DIRECTION FROM
UNMANNED AERIAL VEHICLE (UAV)

平面圖 SITE PLAN

蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

SCALE 1 : 1 500 比例尺
米 20 0 20 40 米
METRES

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/SK/24/46

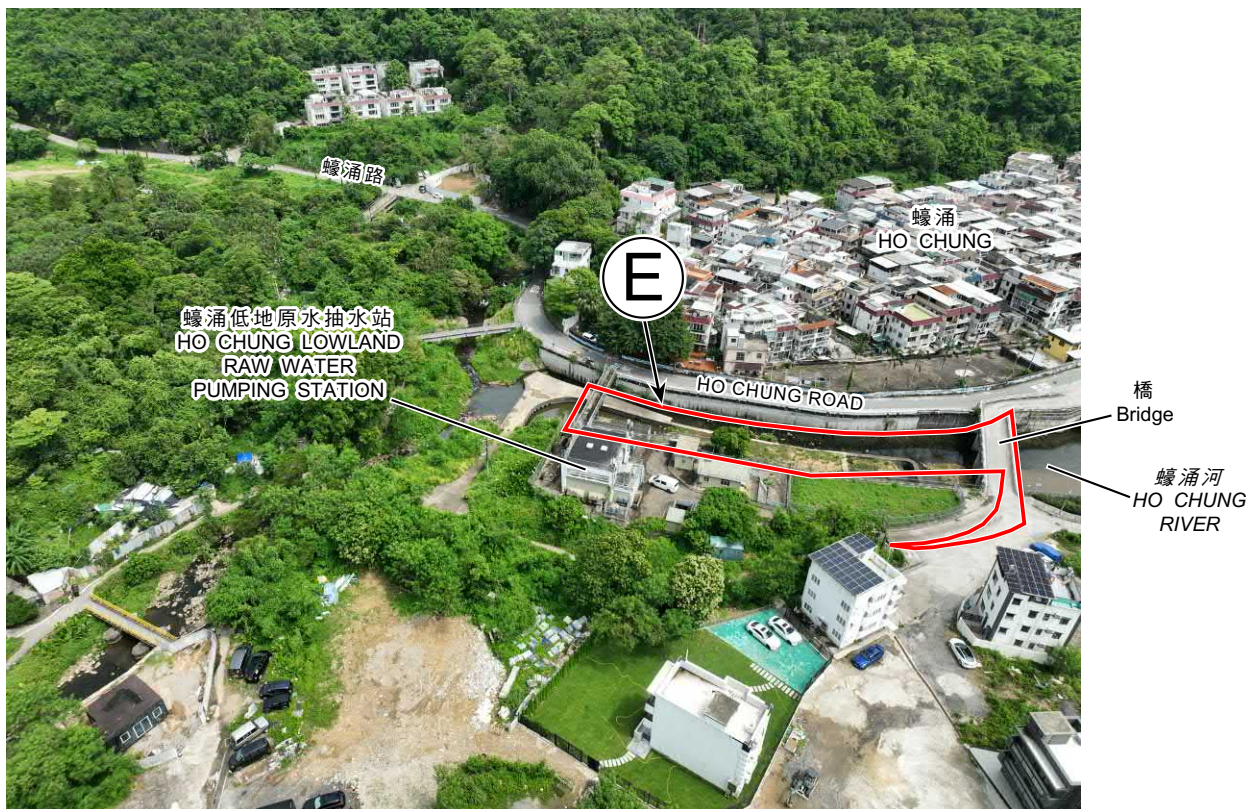
圖 PLAN
6a

本摘要圖於2024年10月16日擬備
EXTRACT PLAN PREPARED ON 16.10.2024

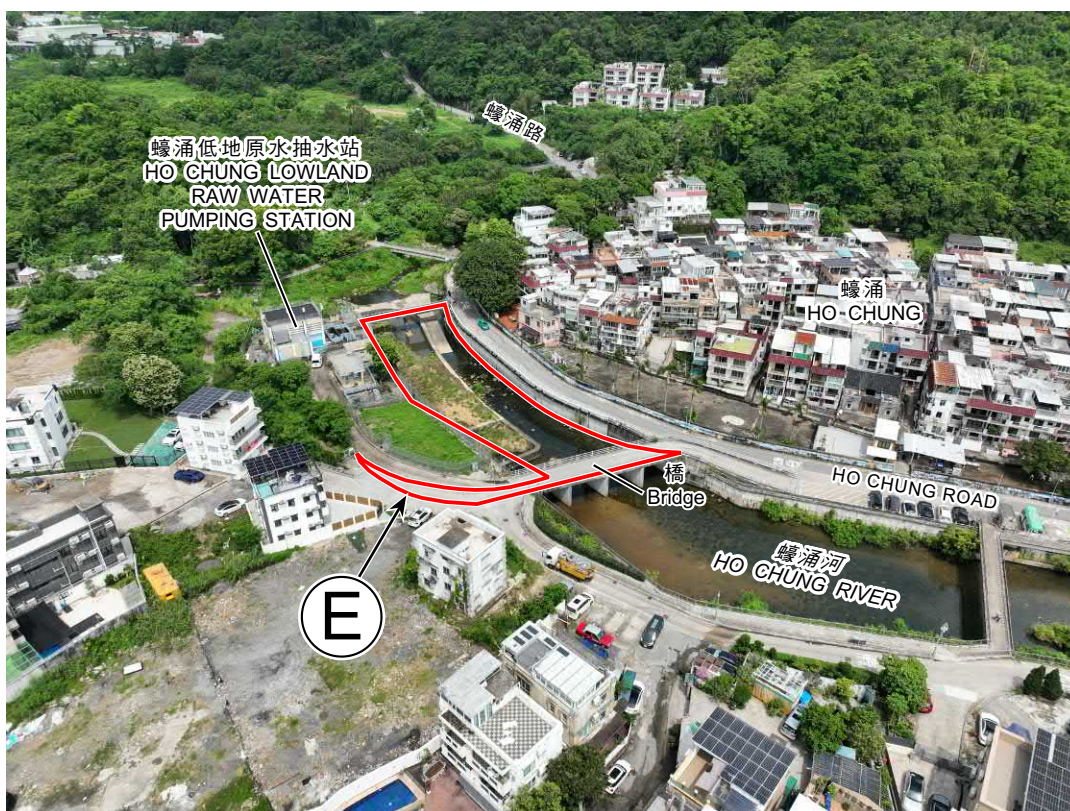


<p>擬議修訂項目 PROPOSED AMENDMENT ITEM</p> <div><div>E</div><div>由「農業」地帶改劃為「政府、機構或社區」地帶 REZONING FROM "AGRICULTURE" TO "GOVERNMENT, INSTITUTION OR COMMUNITY"</div></div> <p>界線只作識別用 BOUNDARY FOR IDENTIFICATION PURPOSE ONLY</p>		<p>圖例 LEGEND</p> <div><div>AGR</div><div>農業 AGRICULTURE</div></div> <div><div>GB</div><div>綠化地帶 GREEN BELT</div></div> <div><div>G/IC</div><div>政府、機構或社區 GOVERNMENT, INSTITUTION OR COMMUNITY</div></div> <div><div>V</div><div>鄉村式發展 VILLAGE TYPE DEVELOPMENT</div></div>	
<p>本摘要圖於2024年10月8日擬備 EXTRACT PLAN PREPARED ON 8.10.2024</p>	<p>航攝照片 AERIAL PHOTO</p> <p>蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂 PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG OUTLINE ZONING PLAN No. S/SK-HC/11</p>		<p>規劃署 PLANNING DEPARTMENT</p> <div></div>
	<p>參考編號 REFERENCE No. M/SK/24/46</p>		<p>圖 PLAN 6b</p>

1



2



界線只作識別用
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

實地照片 SITE PHOTO

本圖於2024年10月16日擬備，所根據的資料
為攝於2024年8月13日的無人駕駛航拍照片
PLAN PREPARED ON 16.10.2024 BASED ON
UNMANNED AERIAL VEHICLE (UAV) PHOTOS
TAKEN ON 13.8.2024

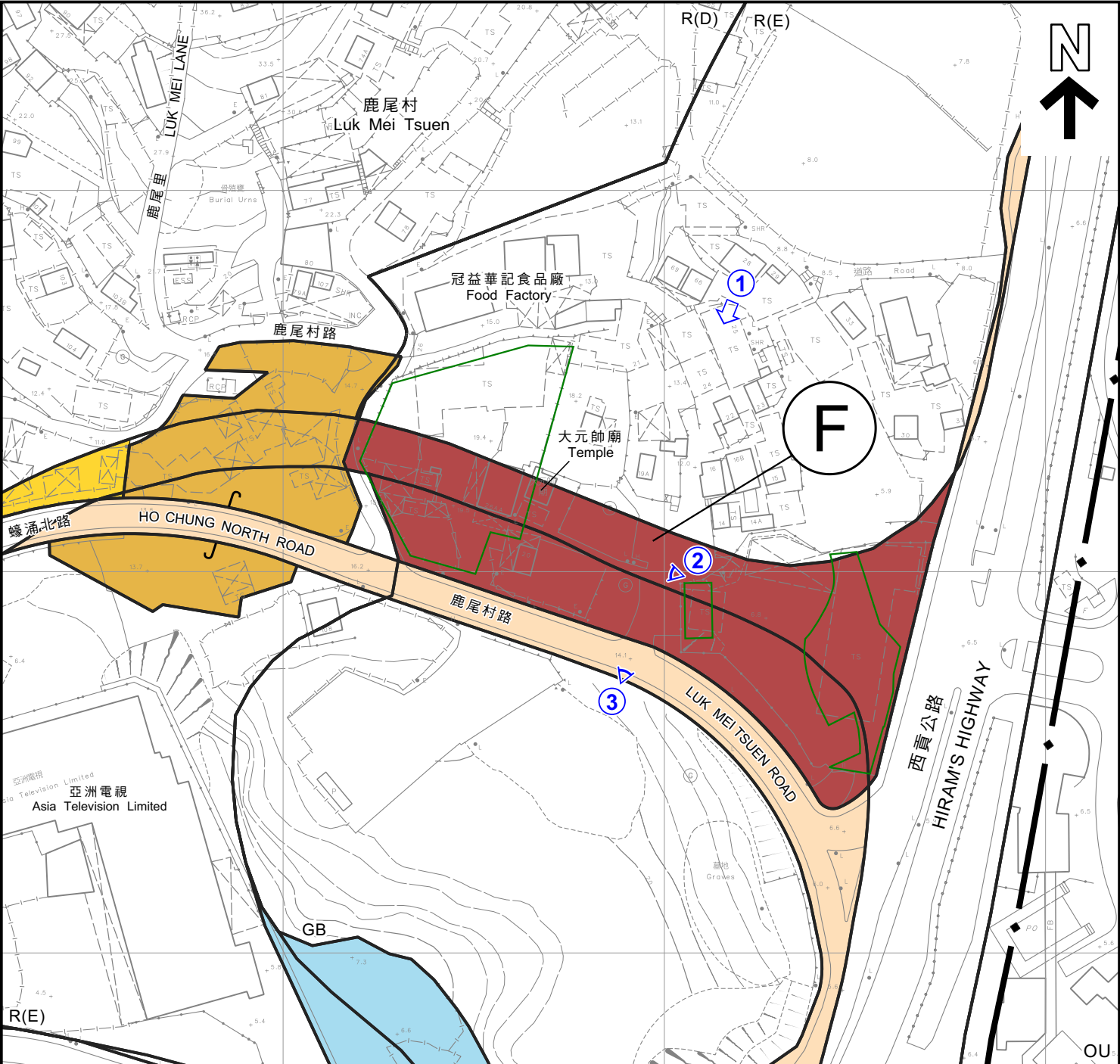
蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
6c



擬議修訂項目 PROPOSED AMENDMENT ITEMS

- B** 由「住宅(丁類)」地帶、「住宅(戊類)」地帶及顯示為「道路」的地方改劃為「住宅(丙類)3」地帶
REZONING FROM "RESIDENTIAL (GROUP D)", "RESIDENTIAL (GROUP E)" AND AREA SHOWN AS 'ROAD' TO "RESIDENTIAL (GROUP C)3"
- D** 由「住宅(戊類)」地帶及「綠化地帶」改劃為「政府、機構或社區」地帶
REZONING FROM "RESIDENTIAL (GROUP E)" AND "GREEN BELT" TO "GOVERNMENT, INSTITUTION OR COMMUNITY"

- F** 由「綠化地帶」及顯示為「道路」的地方改劃為「住宅(戊類)」地帶
REZONING FROM "GREEN BELT" AND AREA SHOWN AS 'ROAD' TO "RESIDENTIAL (GROUP E)"
- G1** 由顯示為「道路」的地方改劃為「住宅(丁類)」地帶
REZONING FROM AREA SHOWN AS 'ROAD' TO "RESIDENTIAL (GROUP D)"
- H** 由「綠化地帶」、「住宅(戊類)」地帶及「鄉村式發展」地帶改劃為顯示為「道路」的地方
REZONING FROM "GREEN BELT", "RESIDENTIAL (GROUP E)" AND "VILLAGE TYPE DEVELOPMENT" TO AREA SHOWN AS 'ROAD'

圖例 LEGEND

- 私人土地
PRIVATE LOT
- GB** 綠化地帶
GREEN BELT
- OU** 其他指定用途
OTHER SPECIFIED USES
- R(D)** 住宅(丁類)
RESIDENTIAL (GROUP D)
- R(E)** 住宅(戊類)
RESIDENTIAL (GROUP E)
- 無人駕駛航拍的拍攝方向
VIEWING DIRECTION FROM UNMANNED AERIAL VEHICLE (UAV)
- 實地照片的觀景點
VIEWING POINT OF SITE PHOTO

界線只作識別用
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

本摘要圖於2024年10月16日擬備
EXTRACT PLAN PREPARED ON 16.10.2024

平面圖 SITE PLAN

蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

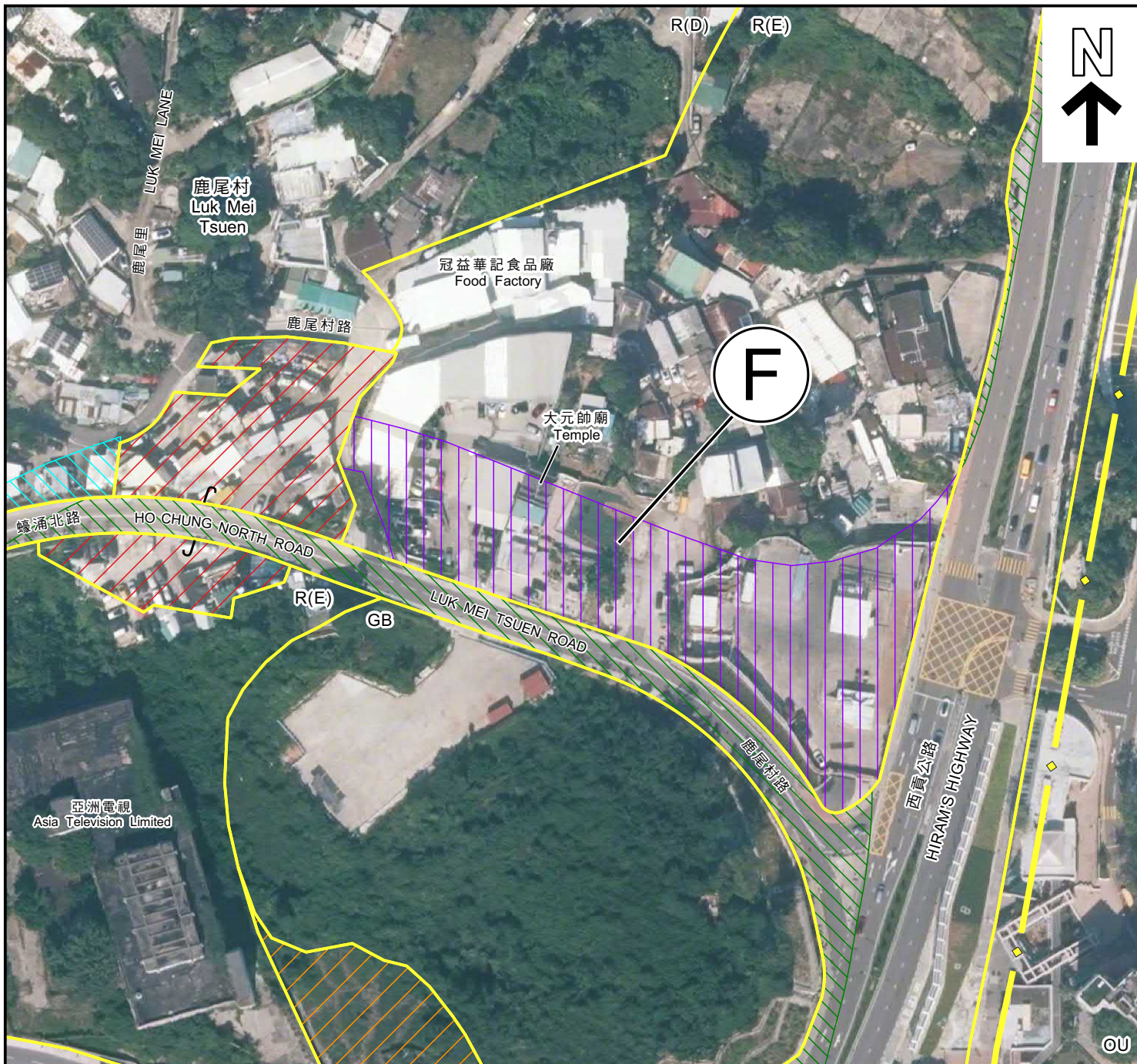
SCALE 1:1 500 比例尺
米 20 0 20 40 米
METRES

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
7a



擬議修訂項目 PROPOSED AMENDMENT ITEMS

- B** 由「住宅(丁類)」地帶、「住宅(戊類)」地帶及顯示為「道路」的地方改劃為「住宅(丙類)3」地帶
REZONING FROM "RESIDENTIAL (GROUP D)", "RESIDENTIAL (GROUP E)" AND AREA SHOWN AS 'ROAD' TO "RESIDENTIAL (GROUP C)3"
- D** 由「住宅(戊類)」地帶及「綠化地帶」改劃為「政府、機構或社區」地帶
REZONING FROM "RESIDENTIAL (GROUP E)" AND "GREEN BELT" TO "GOVERNMENT, INSTITUTION OR COMMUNITY"
- F** 由「綠化地帶」及顯示為「道路」的地方改劃為「住宅(戊類)」地帶
REZONING FROM "GREEN BELT" AND AREA SHOWN AS 'ROAD' TO "RESIDENTIAL (GROUP E)"
- G1** 由顯示為「道路」的地方改劃為「住宅(丁類)」地帶
REZONING FROM AREA SHOWN AS 'ROAD' TO "RESIDENTIAL (GROUP D)"
- H** 由「綠化地帶」、「住宅(戊類)」地帶及「鄉村式發展」地帶改劃為顯示為「道路」的地方
REZONING FROM "GREEN BELT", "RESIDENTIAL (GROUP E)" AND "VILLAGE TYPE DEVELOPMENT" TO AREA SHOWN AS 'ROAD'

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BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

圖例 LEGEND

- R(D)** 住宅(丁類)
RESIDENTIAL (GROUP D)
- R(E)** 住宅(戊類)
RESIDENTIAL (GROUP E)
- GB** 綠化地帶
GREEN BELT
- OU** 其他指定用途
OTHER SPECIFIED USES

航攝照片 AERIAL PHOTO

本摘要圖於2024年10月16日擬備
EXTRACT PLAN PREPARED ON 16.10.2024

蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

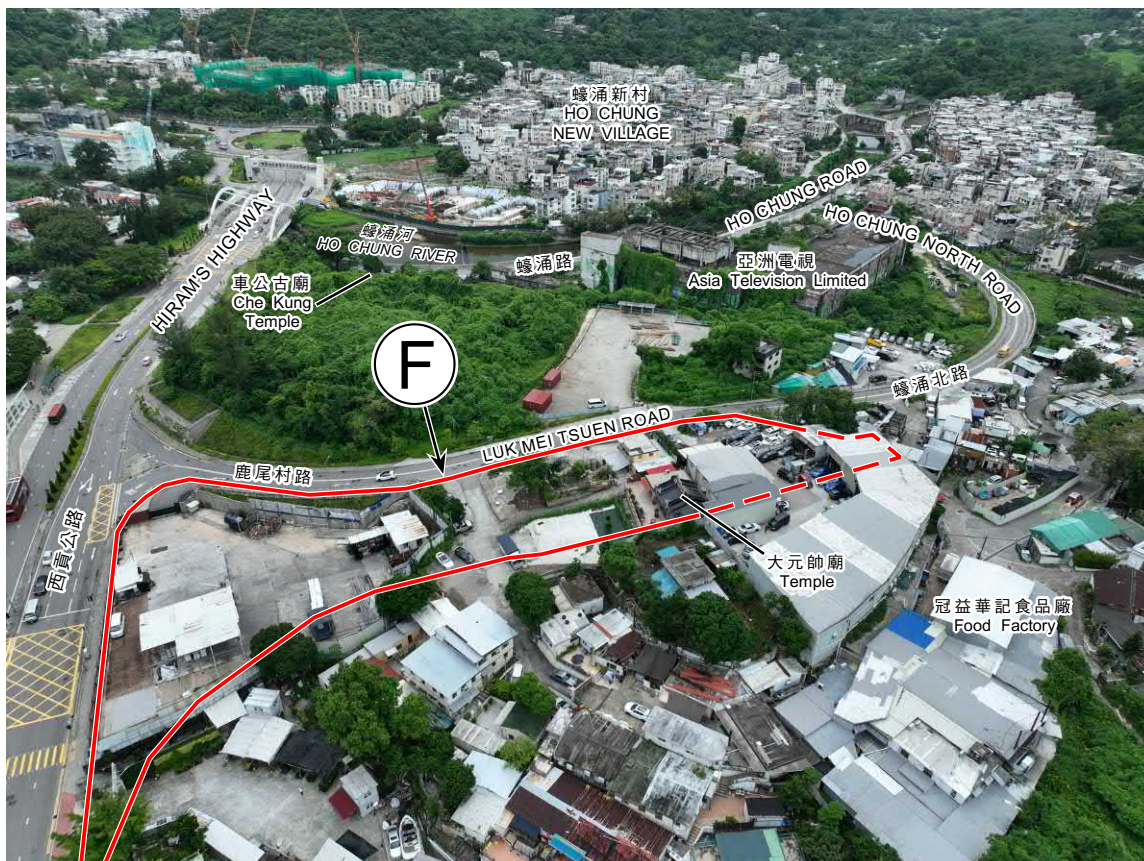
規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
7b

1



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實地照片 SITE PHOTO

本圖於2024年10月10日擬備，所根據的資料
為攝於2024年8月13日的無人駕駛航拍照片
PLAN PREPARED ON 10.10.2024 BASED ON
UNMANNED AERIAL VEHICLE (UAV) PHOTO
TAKEN ON 13.8.2024

蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

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DEPARTMENT



參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
7c

2

F



3

F



實地照片 SITE PHOTO

蟻涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

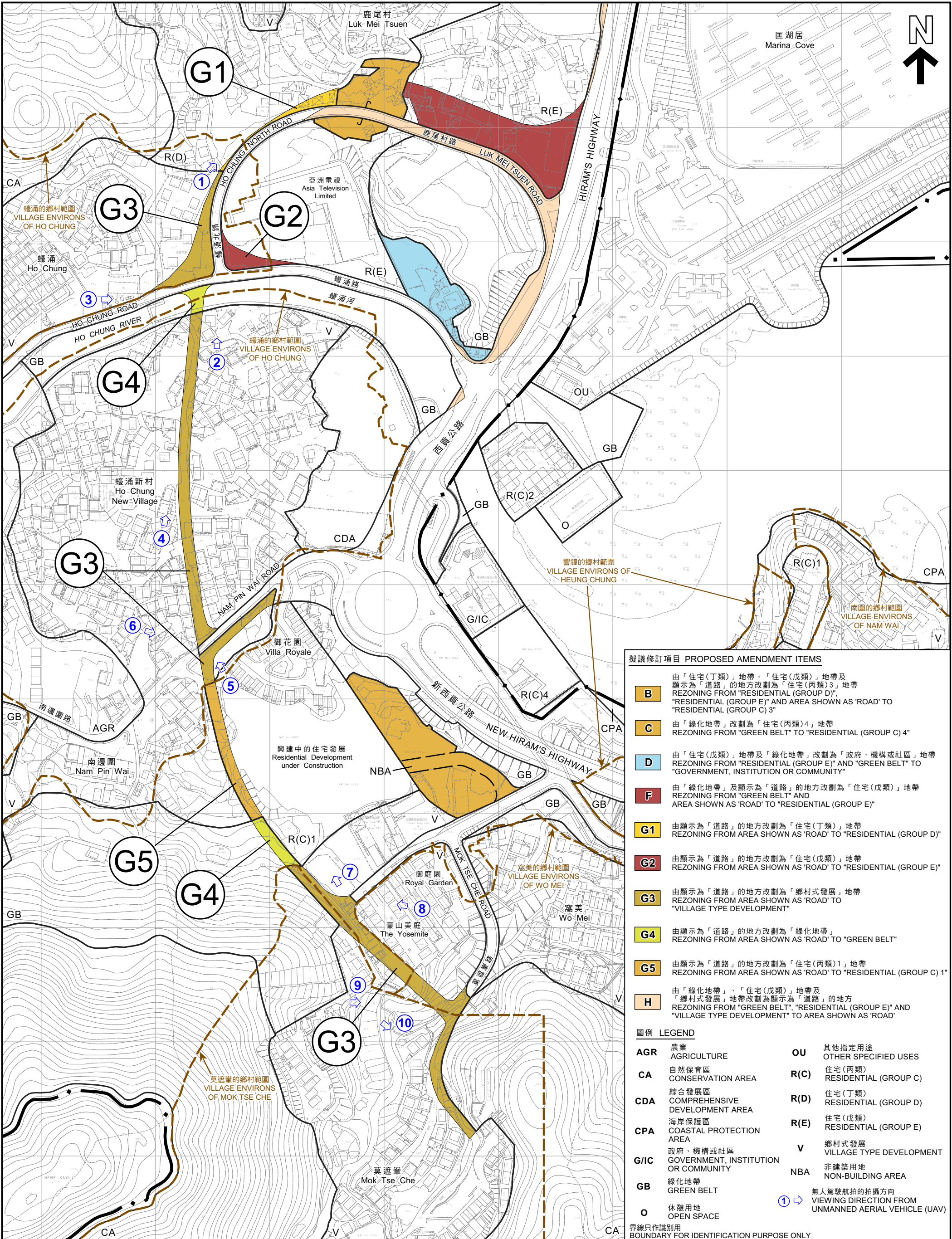
規 劃 署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
7d

本圖於2024年10月10日擬備，所根據的資料
為攝於2024年9月26日的實地照片
PLAN PREPARED ON 10.10.2024 BASED ON
SITE PHOTOS TAKEN ON 26.9.2024



擬議修訂項目 PROPOSED AMENDMENT ITEMS

B

由「住宅(丁類)」地帶、「住宅(戊類)」地帶及顯示為「道路」的地方改劃為「住宅(丙類)3」地帶
REZONING FROM "RESIDENTIAL (GROUP E)" AND AREA SHOWN AS "ROAD" TO "RESIDENTIAL (GROUP C) 3"

C

由「綠化地帶」改劃為「住宅(丙類)4」地帶
REZONING FROM "GREEN BELT" TO "RESIDENTIAL (GROUP C) 4"

D

由「住宅(戊類)」地帶及「綠化地帶」改劃為「政府、機構或社區」地帶
REZONING FROM "RESIDENTIAL (GROUP E)" AND "GREEN BELT" TO "GOVERNMENT, INSTITUTION OR COMMUNITY"

F

由「綠化地帶」及顯示為「道路」的地方改劃為「住宅(戊類)」地帶
REZONING FROM "GREEN BELT" AND AREA SHOWN AS "ROAD" TO "RESIDENTIAL (GROUP E)"

G1

由顯示為「道路」的地方改劃為「住宅(丁類)」地帶
REZONING FROM AREA SHOWN AS "ROAD" TO "RESIDENTIAL (GROUP D)"

G2

由顯示為「道路」的地方改劃為「住宅(戊類)」地帶
REZONING FROM AREA SHOWN AS "ROAD" TO "RESIDENTIAL (GROUP E)"

G3

由顯示為「道路」的地方改劃為「鄉村式發展」地帶
REZONING FROM AREA SHOWN AS "ROAD" TO "VILLAGE TYPE DEVELOPMENT"

G4

由顯示為「道路」的地方改劃為「綠化地帶」
REZONING FROM AREA SHOWN AS "ROAD" TO "GREEN BELT"

G5

由顯示為「道路」的地方改劃為「住宅(丙類)1」地帶
REZONING FROM AREA SHOWN AS "ROAD" TO "RESIDENTIAL (GROUP C) 1"

H

由「綠化地帶」、「住宅(戊類)」地帶及「鄉村式發展」地帶改劃為顯示為「道路」的地方
REZONING FROM "GREEN BELT", "RESIDENTIAL (GROUP E)" AND "VILLAGE TYPE DEVELOPMENT" TO AREA SHOWN AS "ROAD"

圖例 LEGEND

AGR	農業 AGRICULTURE	OU	其他指定用途 OTHER SPECIFIED USES
CA	自然保育區 CONSERVATION AREA	R(C)	住宅(丙類) RESIDENTIAL (GROUP C)
CDA	綜合發展區 COMPREHENSIVE DEVELOPMENT AREA	R(D)	住宅(丁類) RESIDENTIAL (GROUP D)
CPA	海岸保護區 COASTAL PROTECTION AREA	R(E)	住宅(戊類) RESIDENTIAL (GROUP E)
G/IC	政府、機構或社區 GOVERNMENT, INSTITUTION OR COMMUNITY	V	鄉村式發展 VILLAGE TYPE DEVELOPMENT
GB	綠化地帶 GREEN BELT	NBA	非建築用地 NON-BUILDING AREA
O	休憩用地 OPEN SPACE		

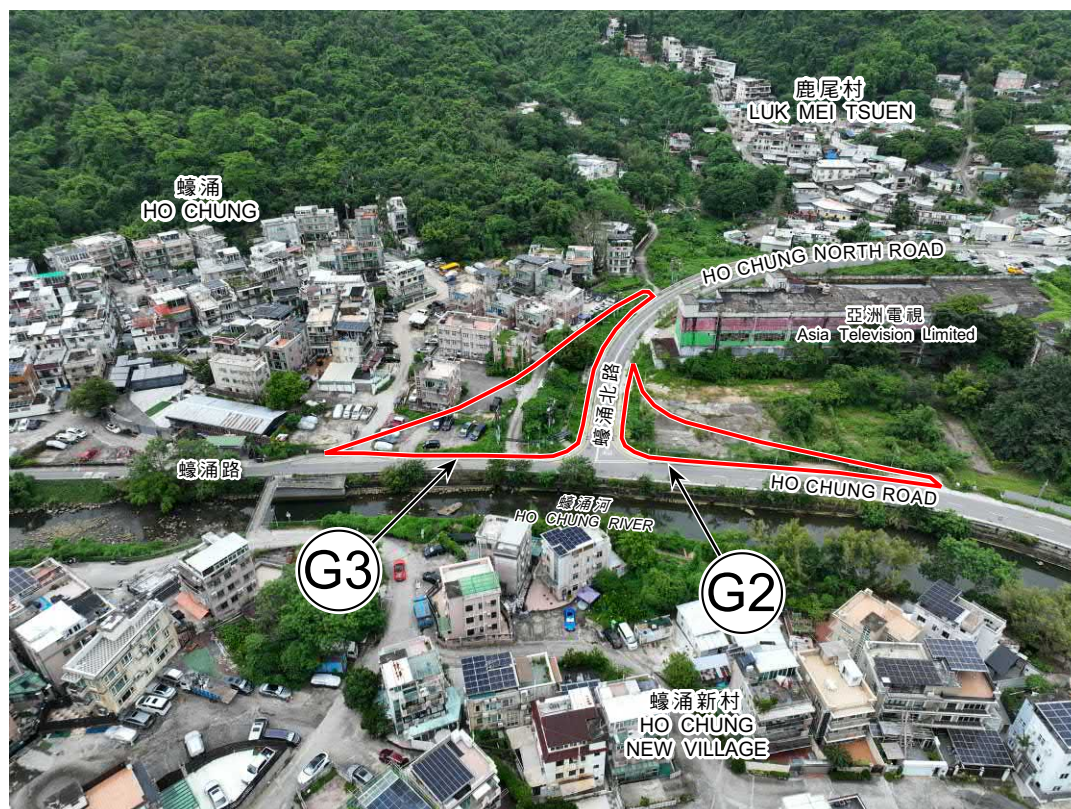
① ↗ 無人駕駛航拍的拍攝方向
VIEWING DIRECTION FROM UNMANNED AERIAL VEHICLE (UAV)

界線只作識別用
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1



2



界線只作識別用
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

實地照片 SITE PHOTO

鵝涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

規劃署
PLANNING
DEPARTMENT



本圖於2024年10月16日擬備，所根據的資料
為攝於2024年8月13日的無人駕駛航拍照片
PLAN PREPARED ON 16.10.2024 BASED ON
UNMANNED AERIAL VEHICLE (UAV)
PHOTOS TAKEN ON 13.8.2024

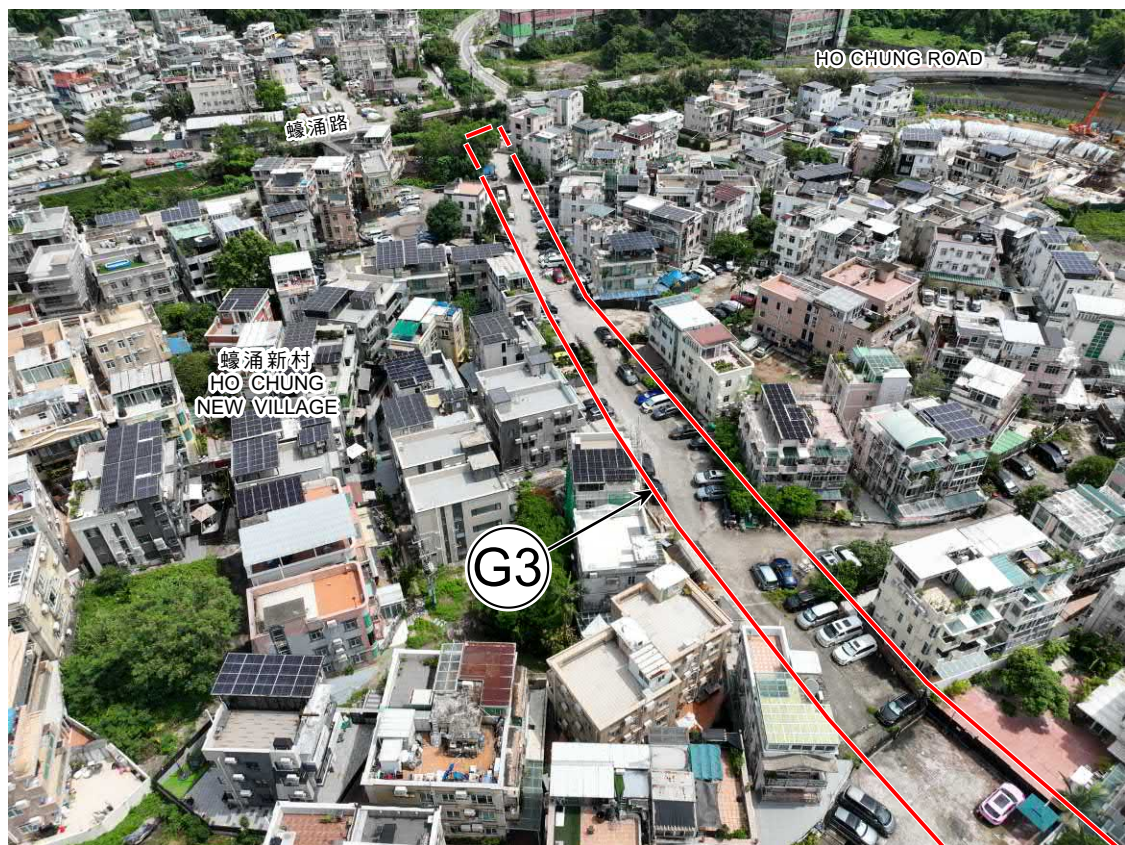
參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
8c

3



4



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實地照片 SITE PHOTO

蟻涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

規劃署
PLANNING
DEPARTMENT

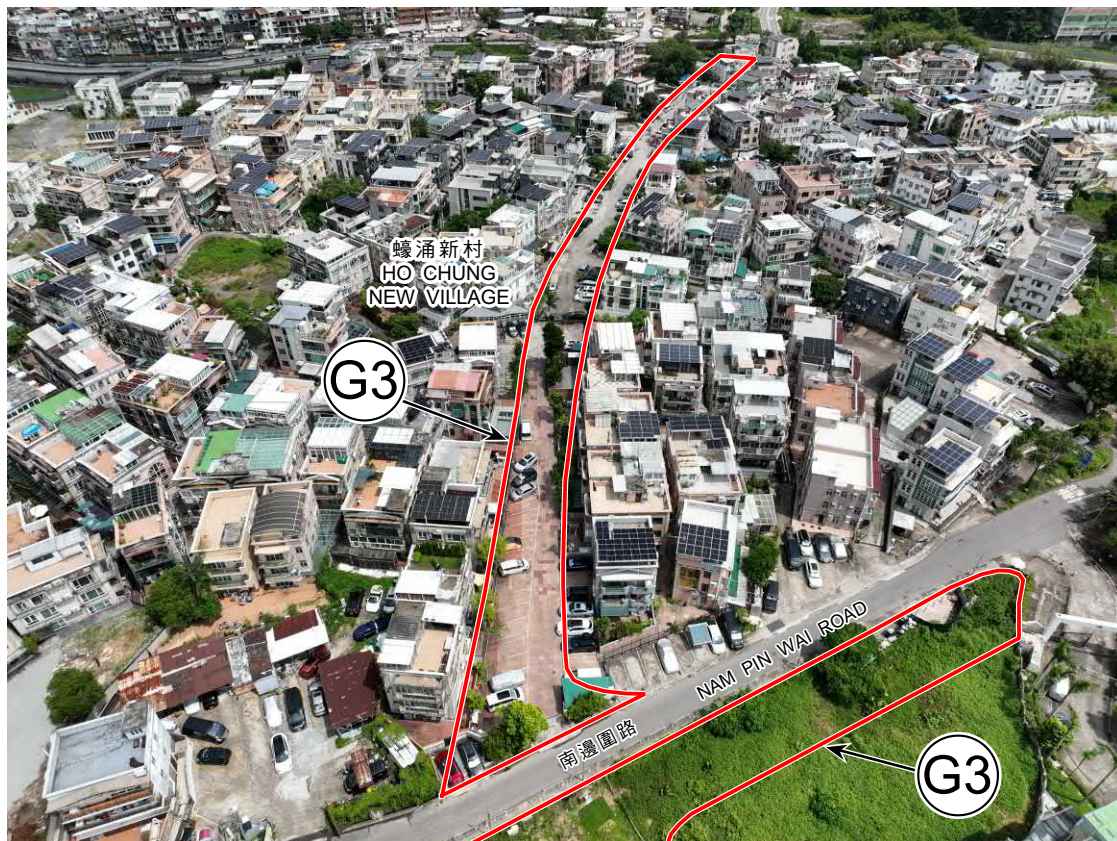


參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
8d

本圖於2024年10月16日擬備，所根據的資料
為攝於2024年8月13日的無人駕駛航拍照片
PLAN PREPARED ON 16.10.2024 BASED ON
UNMANNED AERIAL VEHICLE (UAV)
PHOTOS TAKEN ON 13.8.2024

5



興建中的住宅發展
RESIDENTIAL DEVELOPMENT
UNDER CONSTRUCTION

6



界線只作識別用
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實地照片 SITE PHOTO

蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

規劃署
PLANNING
DEPARTMENT

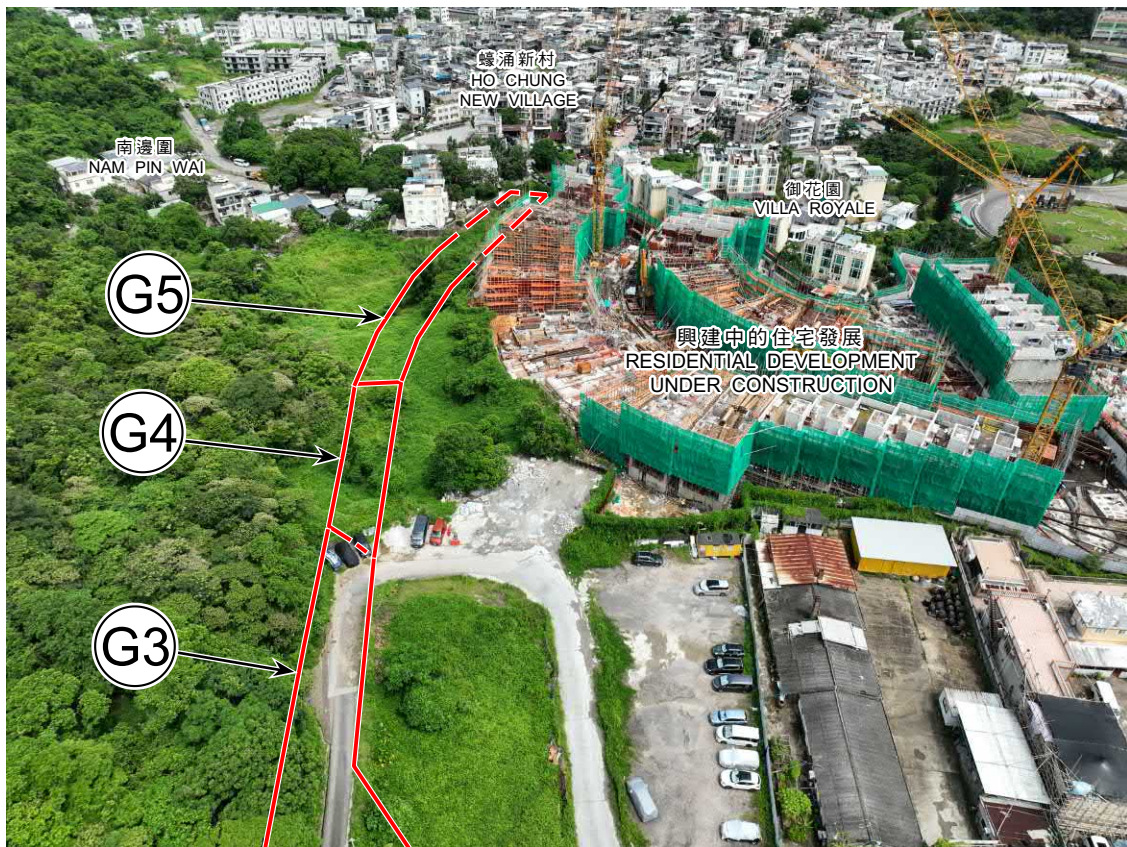


參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
8e

本圖於2024年10月16日擬備，所根據的資料
為攝於2024年8月13日的無人駕駛航拍照片
PLAN PREPARED ON 16.10.2024 BASED ON
UNMANNED AERIAL VEHICLE (UAV) PHOTO
TAKEN ON 13.8.2024

7



8



界線只作識別用
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

實地照片 SITE PHOTO

蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

規劃署
PLANNING
DEPARTMENT



本圖於2024年10月16日擬備，所根據的資料
為攝於2024年8月13日的無人駕駛航拍照片
PLAN PREPARED ON 16.10.2024 BASED ON
UNMANNED AERIAL VEHICLE (UAV) PHOTO
TAKEN ON 13.8.2024

參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
8f

9



10



界線只作識別用
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

實地照片 SITE PHOTO

蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

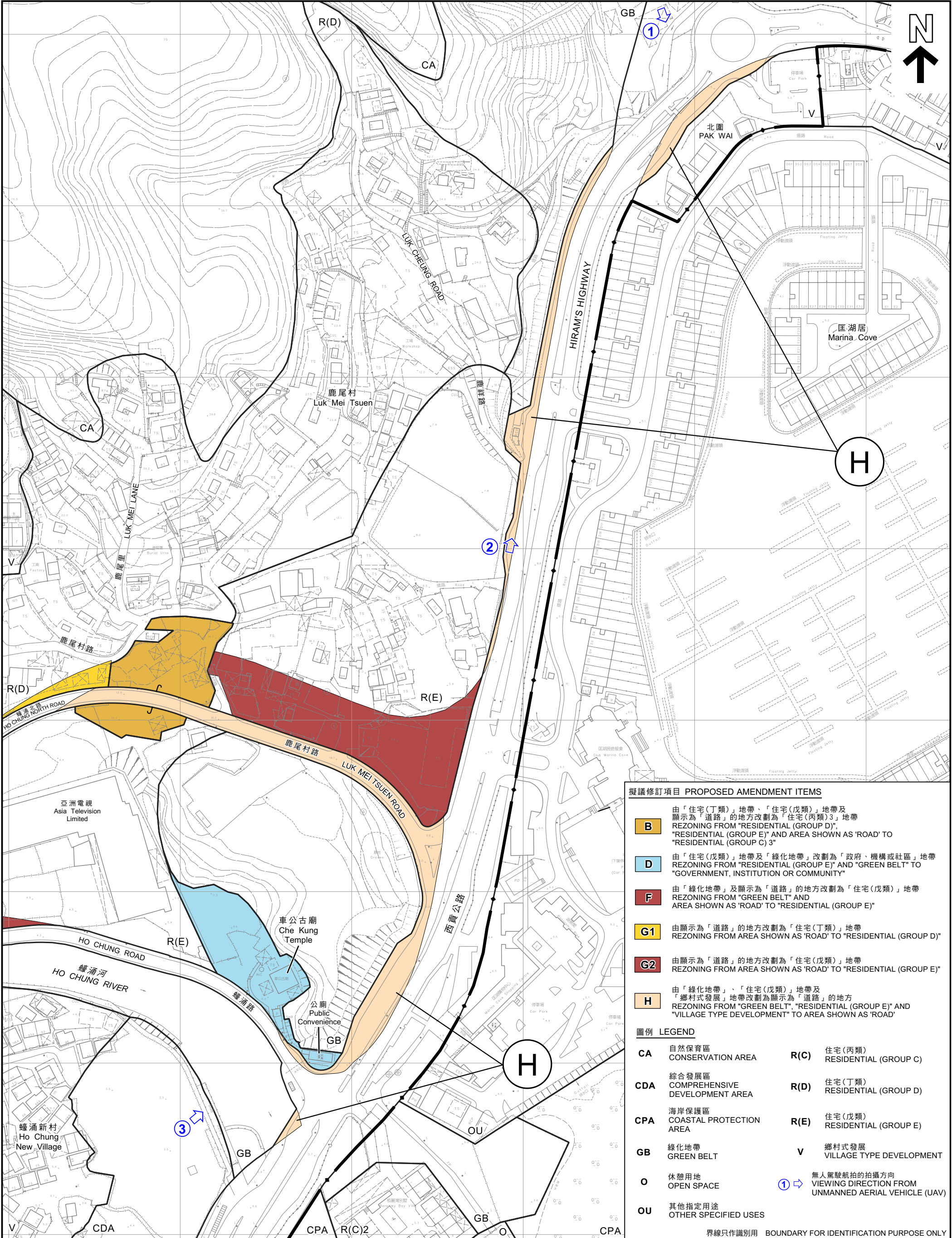
規劃署
PLANNING
DEPARTMENT

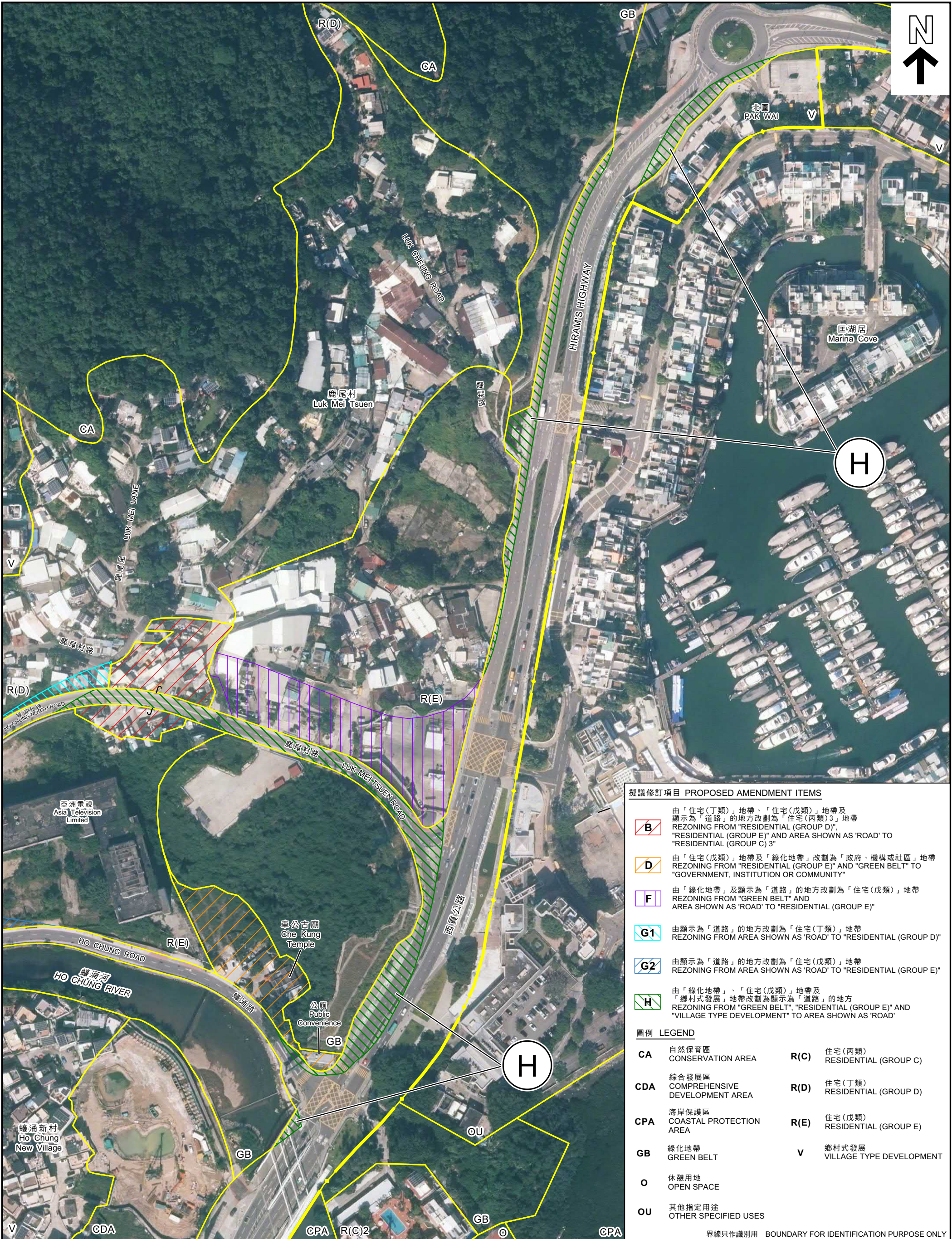


本圖於2024年10月16日擬備，所根據的資料
為攝於2024年8月13日的無人駕駛航拍照片
PLAN PREPARED ON 16.10.2024 BASED ON
UNMANNED AERIAL VEHICLE (UAV) PHOTO
TAKEN ON 13.8.2024

參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
8g





擬議修訂項目 PROPOSED AMENDMENT ITEMS

B

由「住宅(丁類)」地帶、「住宅(戊類)」地帶及顯示為「道路」的地方改劃為「住宅(丙類)3」地帶
REZONING FROM "RESIDENTIAL (GROUP D)", "RESIDENTIAL (GROUP E)" AND AREA SHOWN AS 'ROAD' TO "RESIDENTIAL (GROUP C) 3"

D

由「住宅(戊類)」地帶及「綠化地帶」改劃為「政府、機構或社區」地帶
REZONING FROM "RESIDENTIAL (GROUP E)" AND "GREEN BELT" TO "GOVERNMENT, INSTITUTION OR COMMUNITY"

F

由「綠化地帶」及顯示為「道路」的地方改劃為「住宅(戊類)」地帶
REZONING FROM "GREEN BELT" AND AREA SHOWN AS 'ROAD' TO "RESIDENTIAL (GROUP E)"

G1

由顯示為「道路」的地方改劃為「住宅(丁類)」地帶
REZONING FROM AREA SHOWN AS 'ROAD' TO "RESIDENTIAL (GROUP D)"

G2

由顯示為「道路」的地方改劃為「住宅(戊類)」地帶
REZONING FROM AREA SHOWN AS 'ROAD' TO "RESIDENTIAL (GROUP E)"

H

由「綠化地帶」、「住宅(戊類)」地帶及「鄉村式發展」地帶改劃為顯示為「道路」的地方
REZONING FROM "GREEN BELT", "RESIDENTIAL (GROUP E)" AND "VILLAGE TYPE DEVELOPMENT" TO AREA SHOWN AS 'ROAD'

圖例 LEGEND

CA	自然保育區 CONSERVATION AREA	R(C)	住宅(丙類) RESIDENTIAL (GROUP C)
CDA	綜合發展區 COMPREHENSIVE DEVELOPMENT AREA	R(D)	住宅(丁類) RESIDENTIAL (GROUP D)
CPA	海岸保護區 COASTAL PROTECTION AREA	R(E)	住宅(戊類) RESIDENTIAL (GROUP E)
GB	綠化地帶 GREEN BELT	V	鄉村式發展 VILLAGE TYPE DEVELOPMENT
O	休憩用地 OPEN SPACE		
OU	其他指定用途 OTHER SPECIFIED USES		

界線只作識別用 BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

航攝照片 AERIAL PHOTO

蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

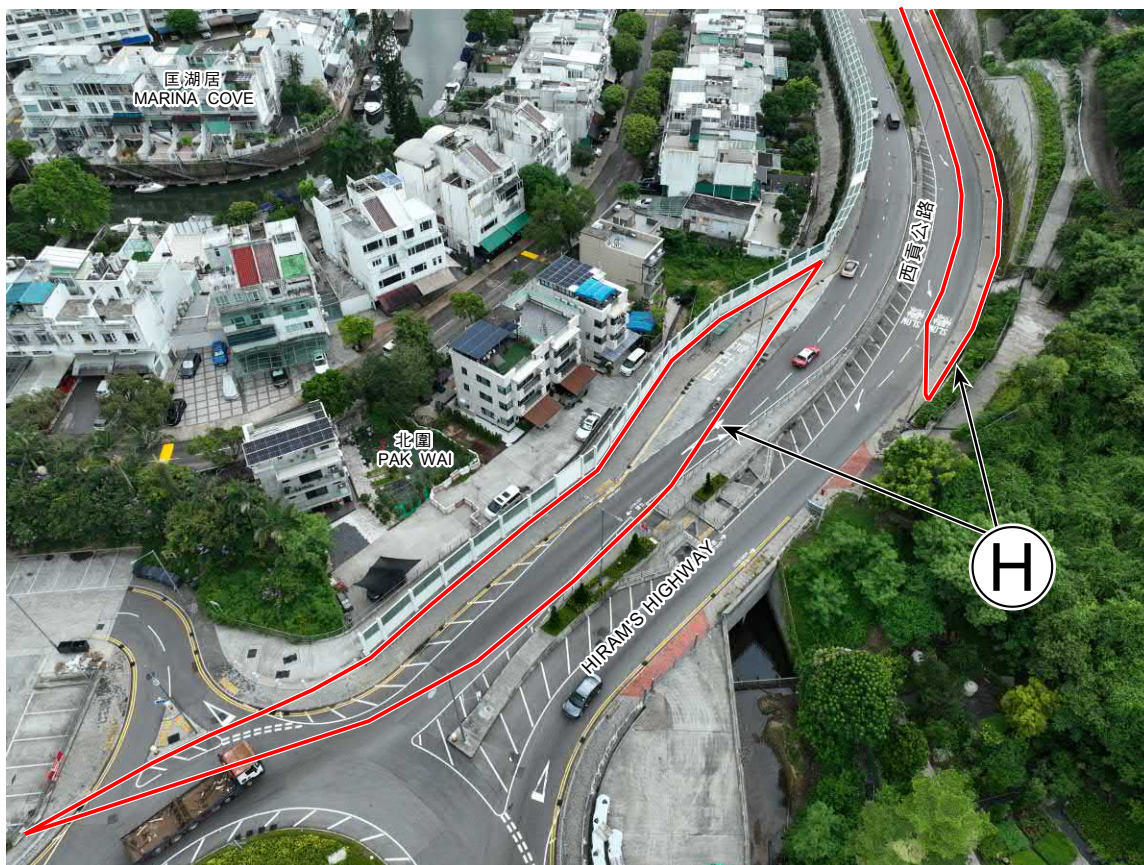
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參考編號
REFERENCE No.
M/SK/24/46

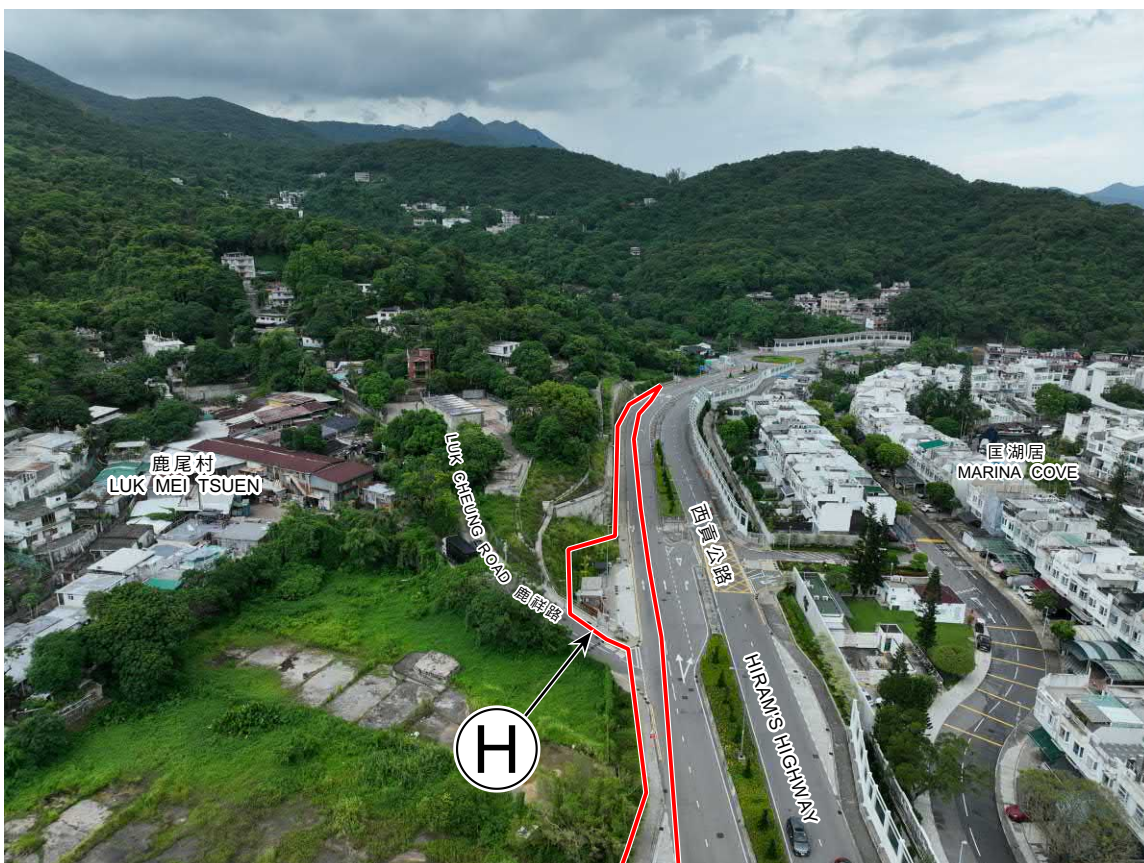
圖 PLAN
9b

本摘要圖於2024年10月8日擬備
EXTRACT PLAN PREPARED ON 8.10.2024

1



2



界線只作識別用
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

實地照片 SITE PHOTO

蟻涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

規劃署
PLANNING
DEPARTMENT

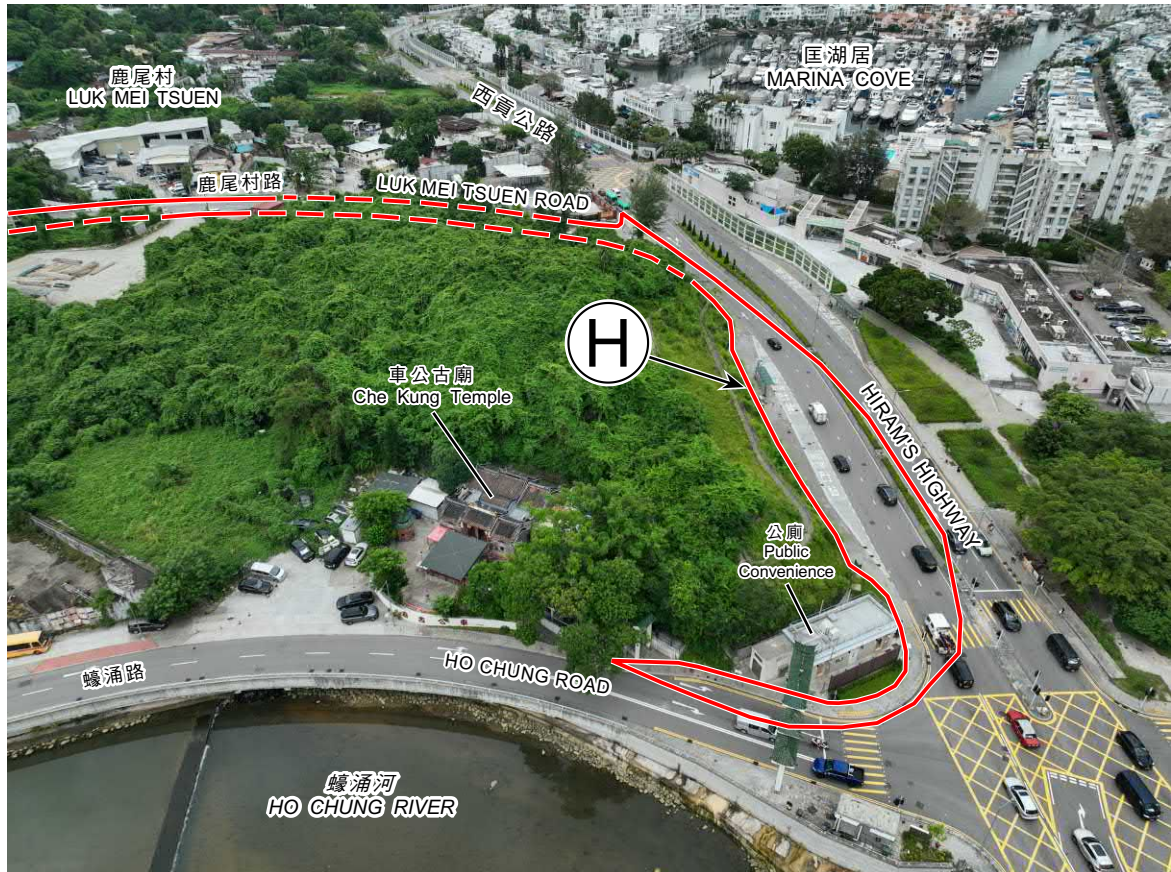


本圖於2024年10月3日擬備，所根據的資料
為攝於2024年8月13日的無人駕駛航拍照片
PLAN PREPARED ON 3.10.2024 BASED ON
UNMANNED AERIAL VEHICLE (UAV)
PHOTOS TAKEN ON 13.8.2024

參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
9c

3



界線只作識別用
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

實地照片 SITE PHOTO

本圖於2024年10月9日擬備，所根據的資料
為攝於2024年8月13日的無人駕駛航拍照片
PLAN PREPARED ON 9.10.2024 BASED ON
UNMANNED AERIAL VEHICLE (UAV) PHOTO
TAKEN ON 13.8.2024

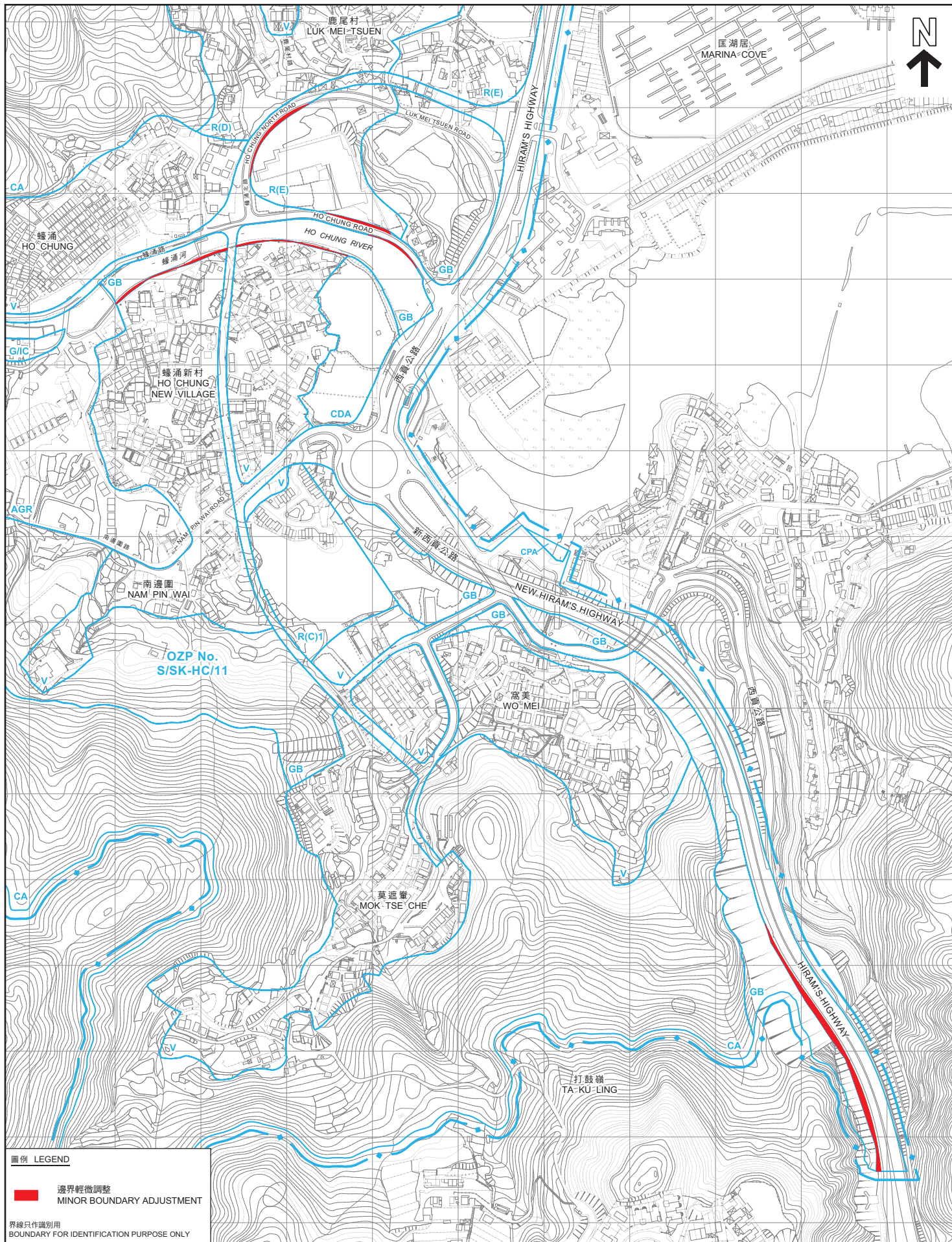
蠔涌分區計劃大綱核准圖編號S/SK-HC/11的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED HO CHUNG
OUTLINE ZONING PLAN No. S/SK-HC/11

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
9d



圖例 LEGEND

邊界輕微調整
MINOR BOUNDARY ADJUSTMENT

界線只作識別用
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

平面圖 SITE PLAN

邊界輕微調整圖
MINOR BOUNDARY ADJUSTMENT PLAN

本摘要圖於2024年10月16日擬備
EXTRACT PLAN PREPARED ON 16.10.2024

SCALE 1:4 000 比例尺
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規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/SK/24/46

圖 PLAN
10