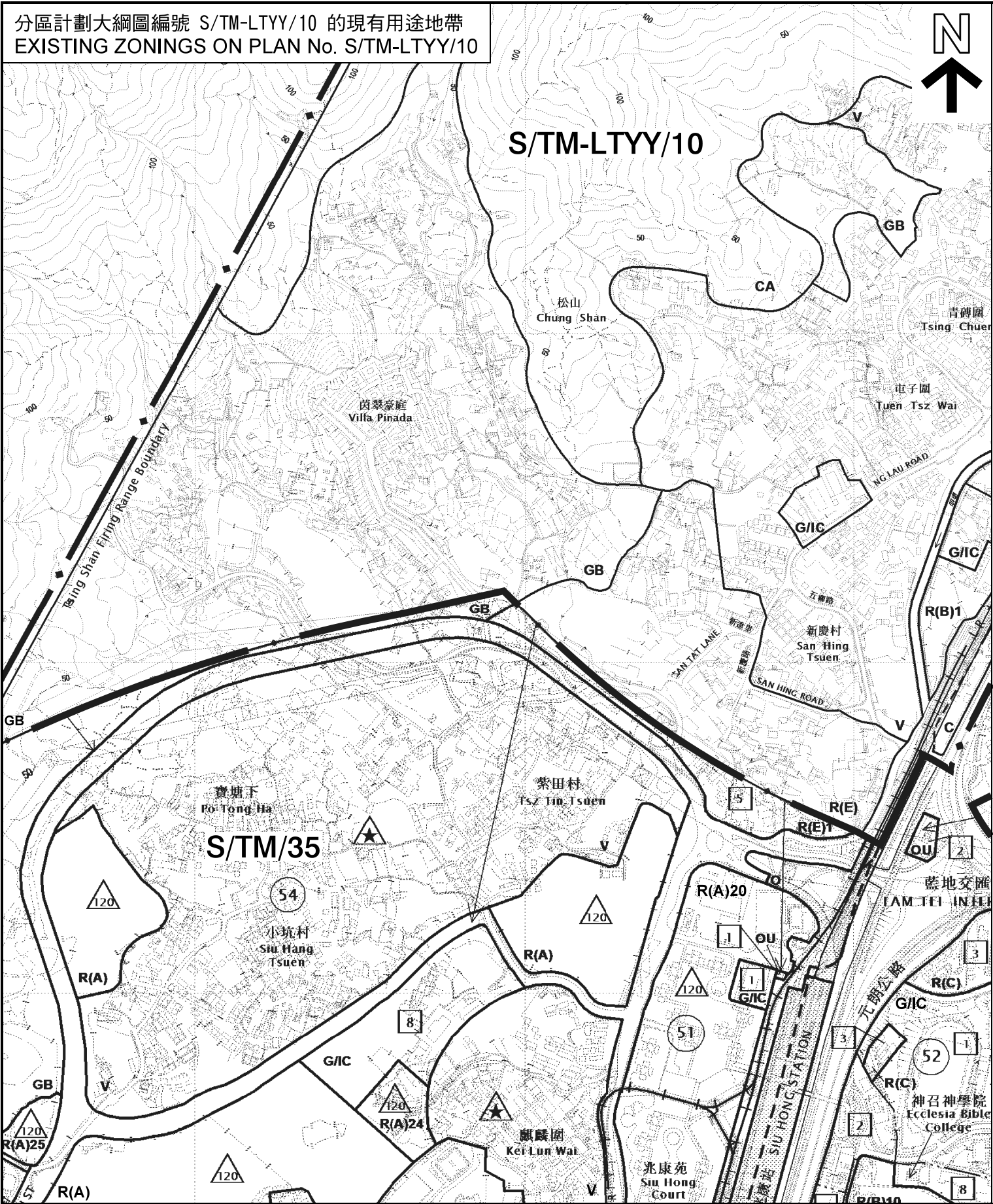
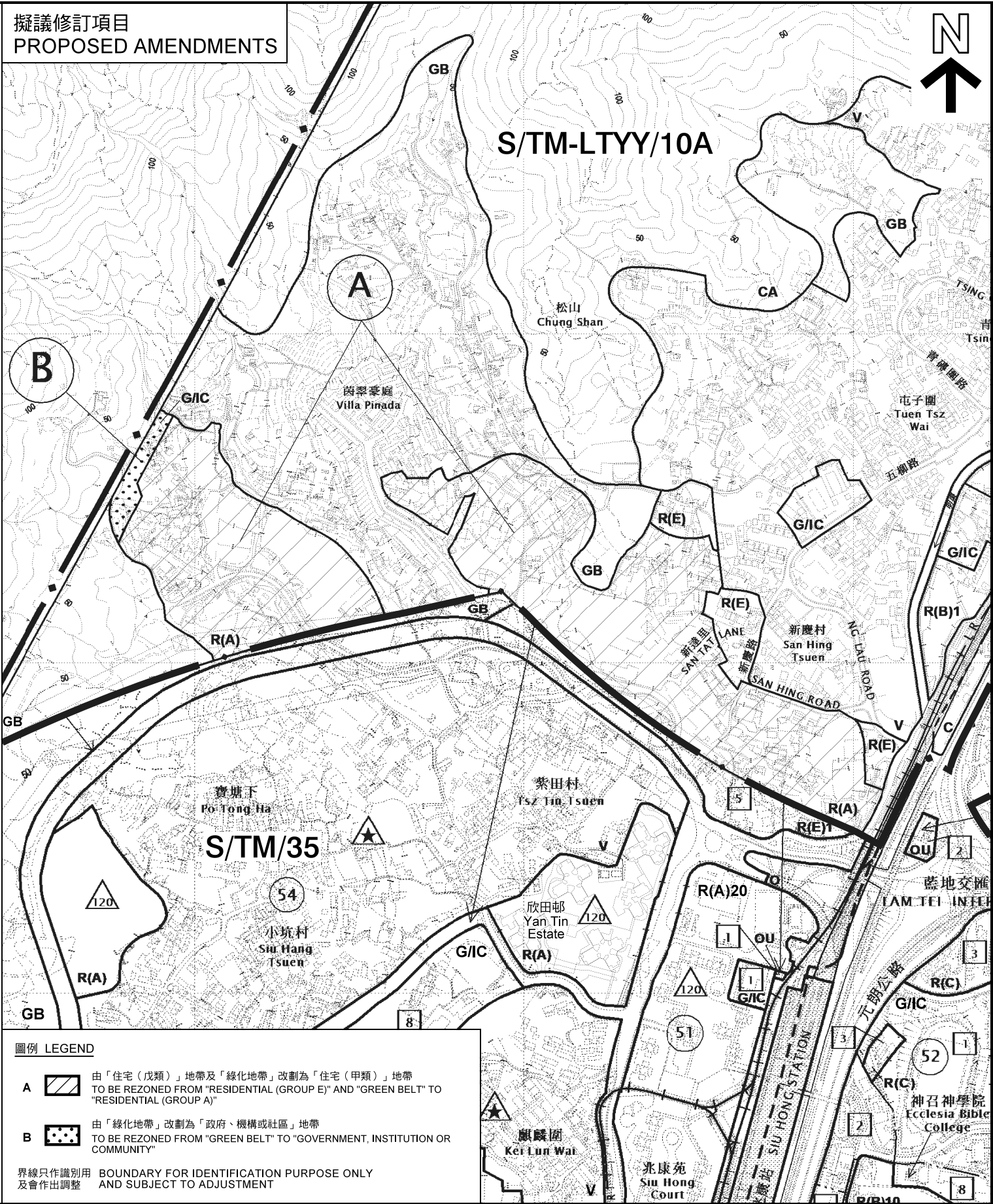



分區計劃大綱圖編號 S/TM-LTYT/10 的現有用途地帶
EXISTING ZONINGS ON PLAN No. S/TM-LTYT/10




擬議修訂項目
PROPOSED AMENDMENTS



圖例 LEGEND

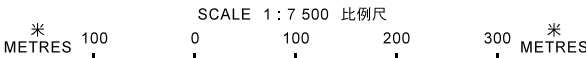
A  由「住宅（戊類）」地帶及「綠化地帶」改劃為「住宅（甲類）」地帶
TO BE REZONED FROM "RESIDENTIAL (GROUP E)" AND "GREEN BELT" TO "RESIDENTIAL (GROUP A)"

B  由「綠化地帶」改劃為「政府、機構或社區」地帶
TO BE REZONED FROM "GREEN BELT" TO "GOVERNMENT, INSTITUTION OR COMMUNITY"

界線只作識別用 及會作出調整
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY AND SUBJECT TO ADJUSTMENT

位置圖 LOCATION PLAN

藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTYT/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTYT/10



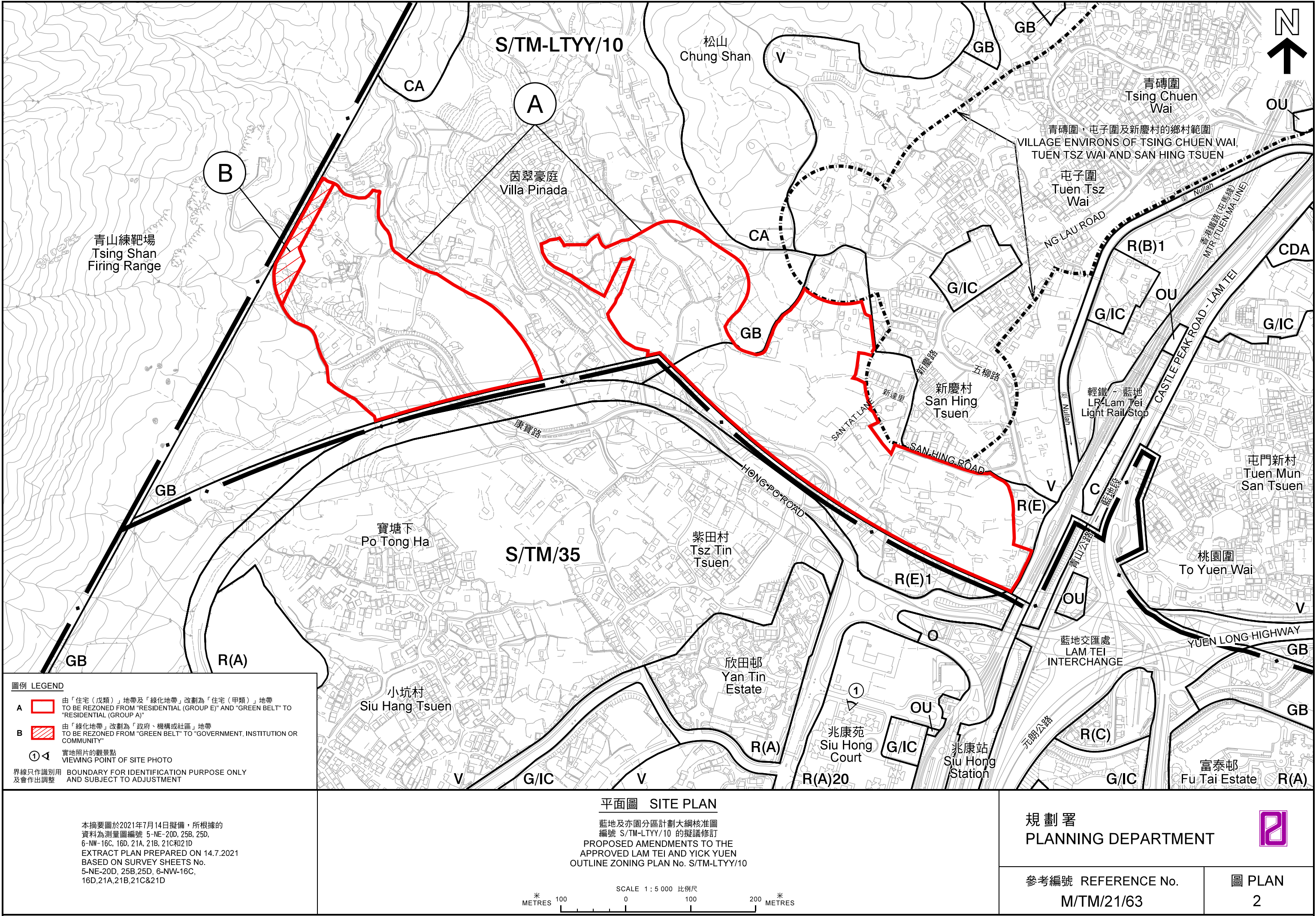
本摘要圖於2021年7月15日擬備，
所根據的資料為於2018年10月16日
核准的分區計劃大綱圖編號 S/TM-LTYT/10
EXTRACT PLAN PREPARED ON 15.7.2021
BASED ON OUTLINE ZONING PLAN No.
S/TM-LTYT/10 APPROVED ON 16.10.2018

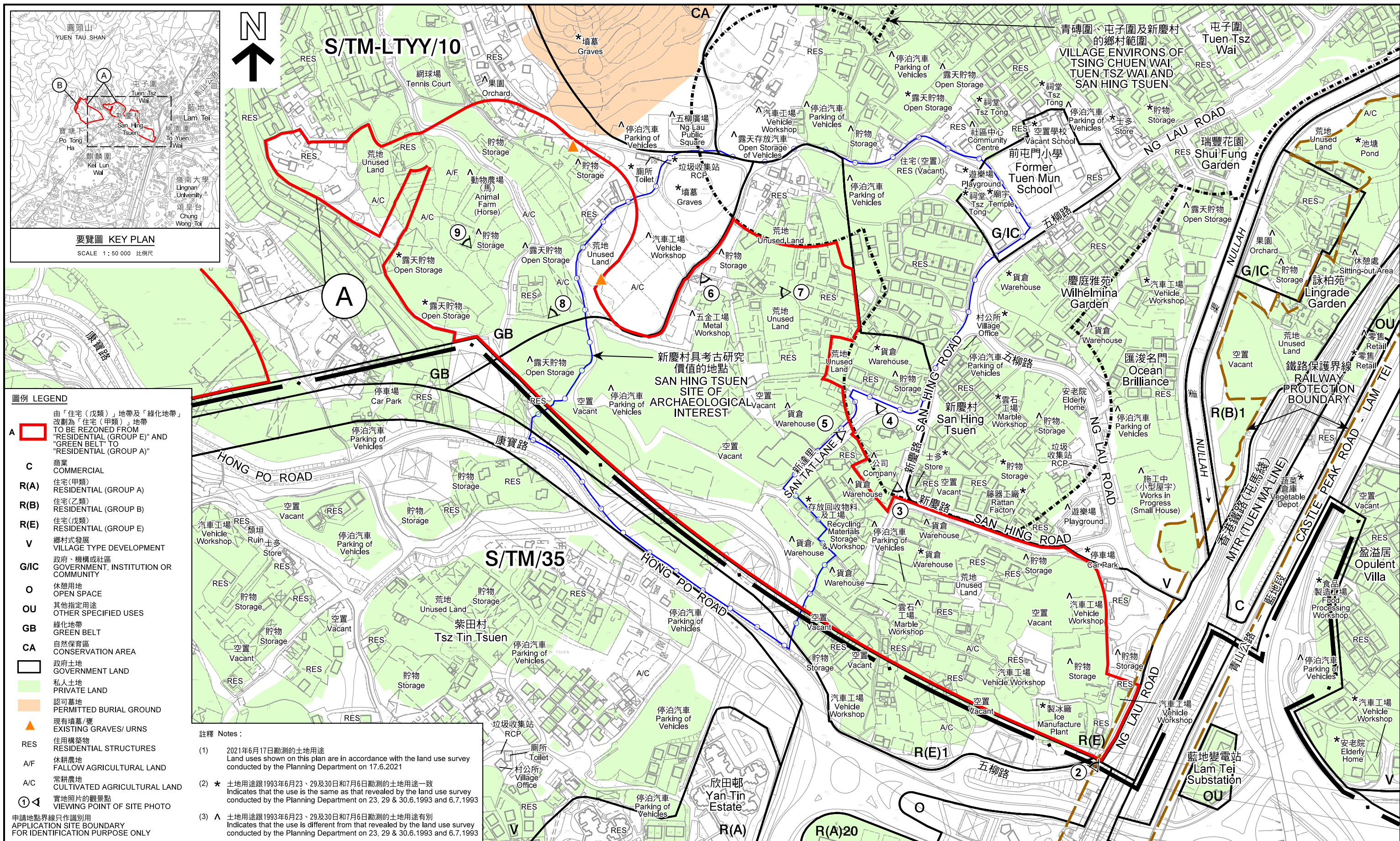
規劃署
PLANNING DEPARTMENT



參考編號 REFERENCE No.
M/TM/21/63

圖 PLAN
1

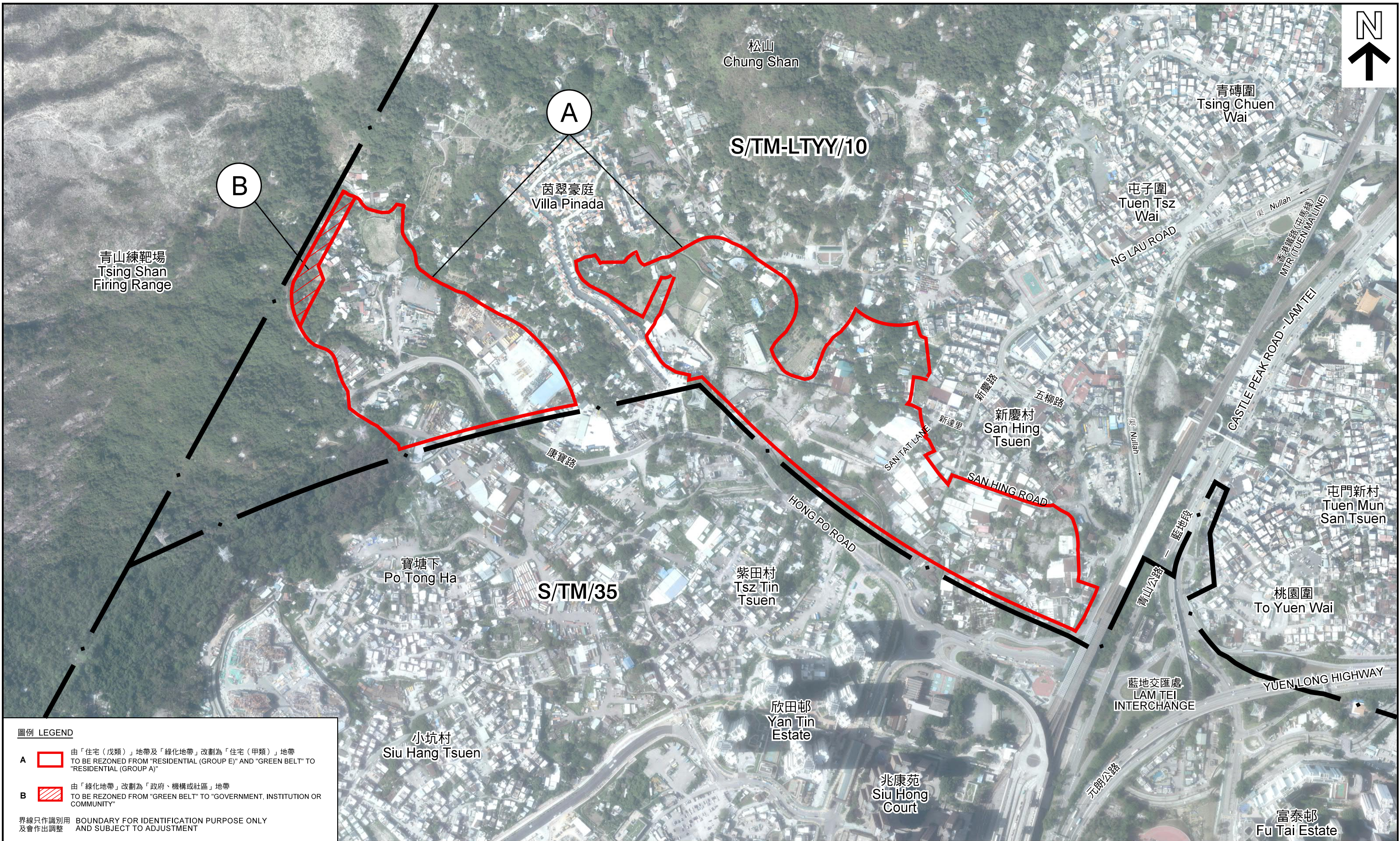






註釋 Notes :

平面圖 SITE PLAN

規劃署
PLANNING DEPARTMENT



圖例 LEGEND

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

界線只作識別用
及會作出調整

BOUNDARY FOR IDENTIFICATION PURPOSE ONLY
AND SUBJECT TO ADJUSTMENT

本摘要圖於2021年7月14日擬備，所根據的資料為地政總署於2020年2月18日拍得的航攝照片編號 E088602C-E088611C 及於2020年4月28日拍得的航攝照片編號 E095725C-E095734C
EXTRACT PLAN PREPARED ON 14.7.2021
BASED ON AERIAL PHOTOS No.
E088602C-E088611C TAKEN ON 18.2.2020 &
E095725C-E095734C TAKEN ON 28.4.2020
BY LANDS DEPARTMENT

航攝照片 AERIAL PHOTO

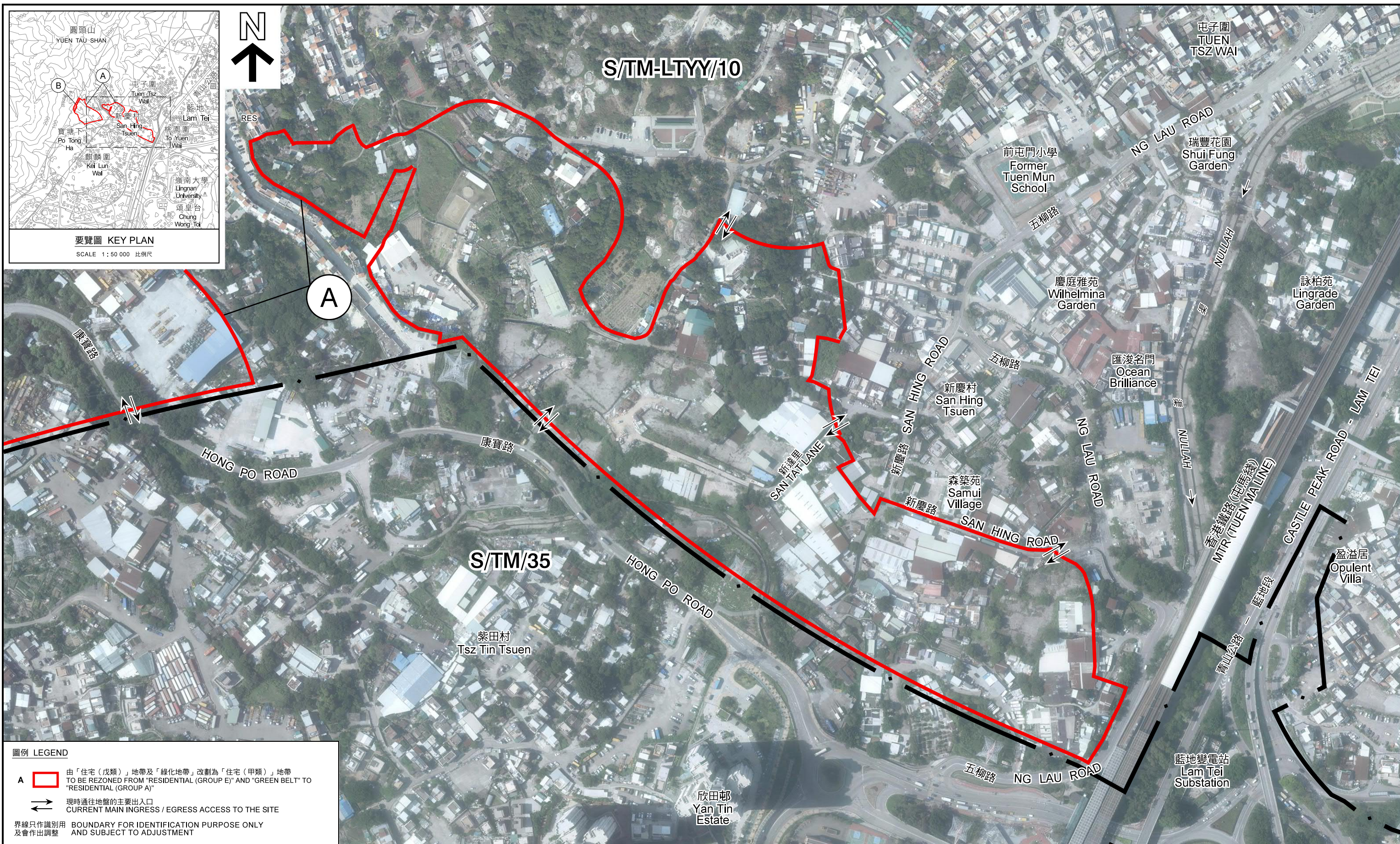
藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTYT/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTYT/10

規 劃 署
PLANNING DEPARTMENT



參考編號 REFERENCE No.
M/TM/21/63

圖 PLAN
3



本摘要圖於2021年7月14日擬備，所根據的資料為地政總署於2020年2月18日拍得的航攝照片編號 E088602C-E088611C 及於2020年4月28日拍得的航攝照片編號 E095725C-E095734C
EXTRACT PLAN PREPARED ON 14.7.2021
BASED ON AERIAL PHOTOS No.
E088602C-E088611C TAKEN ON 18.2.2020 &
E095725C-E095734C TAKEN ON 28.4.2020
BY LANDS DEPARTMENT

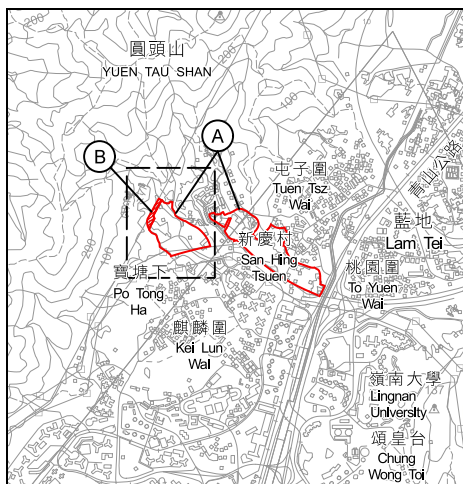
航攝照片 AERIAL PHOTO

藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTY/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTY/10

規劃署
PLANNING DEPARTMENT

參考編號 REFERENCE No.
M/TM/21/63

圖 PLAN
3a



要覽圖 KEY PLAN

SCALE 1: 50 000 比例尺



S/TM-LTYT/10

茵翠豪庭
Villa Pinada

A

B

青山練靶場
Tsing Shan
Firing Range

康寶路

HONG PO ROAD

S/TM/35

圖例 LEGEND

A 由「住宅（戊類）」地帶及「綠化地帶」改劃為「住宅（甲類）」地帶
TO BE REZONED FROM "RESIDENTIAL (GROUP E)" AND "GREEN BELT" TO "RESIDENTIAL (GROUP A)"

B 由「綠化地帶」改劃為「政府、機構或社區」地帶
TO BE REZONED FROM "GREEN BELT" TO "GOVERNMENT, INSTITUTION OR COMMUNITY"

現時通往地盤的主要出入口
CURRENT MAIN INGRESS / EGRESS ACCESS TO THE SITE

界線只作識別用 邊界只作識別用
及會作出調整 AND SUBJECT TO ADJUSTMENT

本摘要圖於2021年7月14日擬備，所根據的資料為地政總署於2020年2月18日拍得的航攝照片編號 E088602C-E088611C 及於2020年4月28日拍得的航攝照片編號 E095725C-E095734C
EXTRACT PLAN PREPARED ON 14.7.2021 BASED ON AERIAL PHOTOS No. E088602C-E088611C TAKEN ON 18.2.2020 & E095725C-E095734C TAKEN ON 28.4.2020 BY LANDS DEPARTMENT

航攝照片 AERIAL PHOTO

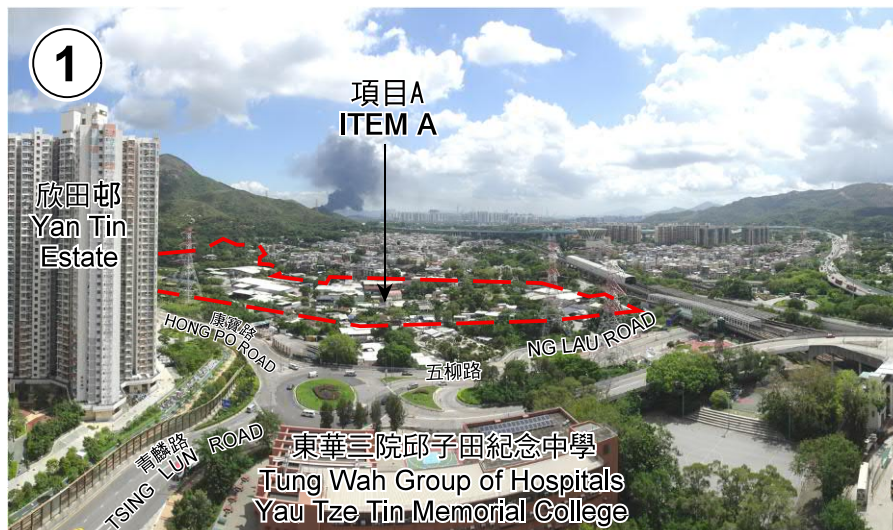
藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTYT/10 的擬議修訂
PROPOSED AMENDMENTS TO THE APPROVED LAM TEI AND YICK YUEN OUTLINE ZONING PLAN No. S/TM-LTYT/10

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/TM/21/63

圖 PLAN
3b



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

實地照片 SITE PHOTO

本圖於2021年7月16日擬備，所根據的資料為攝於2021年6月18日的實地照片
PLAN PREPARED ON 16.7.2021
BASED ON SITE PHOTOS
TAKEN ON 18.6.2021

藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTY/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTY/10

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/TM/21/63

圖 PLAN
4a



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

實地照片 SITE PHOTO

藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTTY/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTTY/10

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/TM/21/63

圖 PLAN
4b

本圖於2021年7月14日擬備，所根據的
資料為攝於2021年6月18日的實地照片
PLAN PREPARED ON 14.7.2021
BASED ON SITE PHOTOS
TAKEN ON 18.6.2021



實地照片 SITE PHOTO

藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTTY/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTTY/10

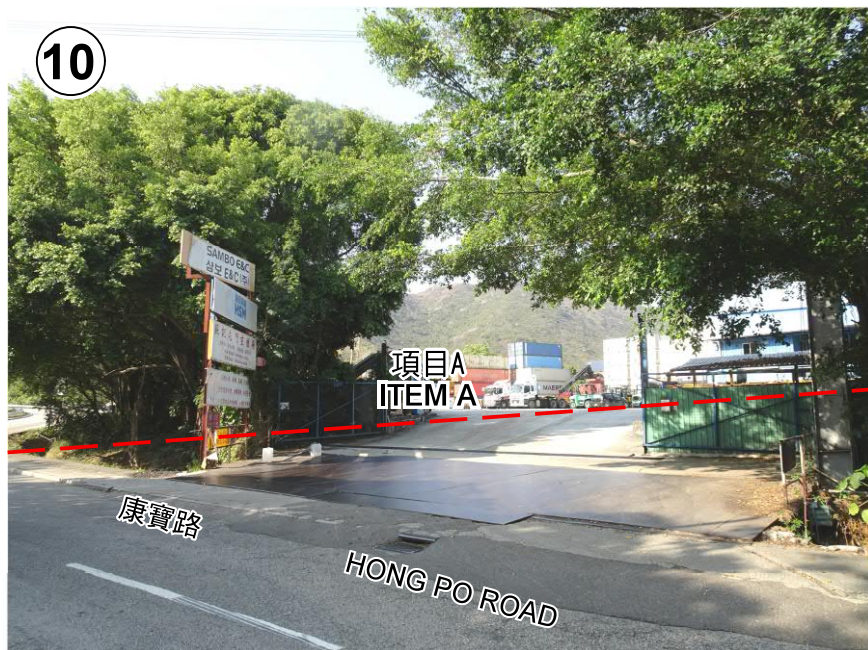
規 劃 署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/TM/21/63

圖 PLAN
4c

本圖於2021年7月14日擬備，所根據的
資料為攝於2021年6月18日的實地照片
PLAN PREPARED ON 14.7.2021
BASED ON SITE PHOTOS
TAKEN ON 18.6.2021



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

實地照片 SITE PHOTO

藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTY/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTY/10

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/TM/21/63

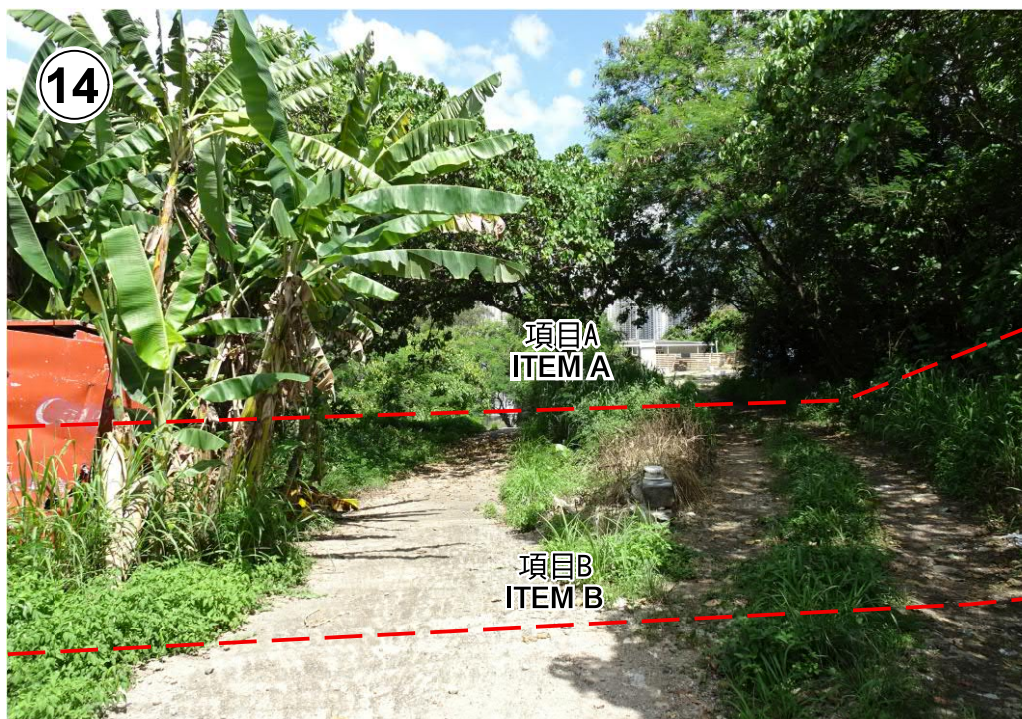
圖 PLAN
4d

本圖於2021年7月14日擬備，所根據的
資料為攝於2021年6月18日的實地照片
PLAN PREPARED ON 14.7.2021
BASED ON SITE PHOTOS
TAKEN ON 18.6.2021

13



14



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

實地照片 SITE PHOTO

藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTY/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTY/10

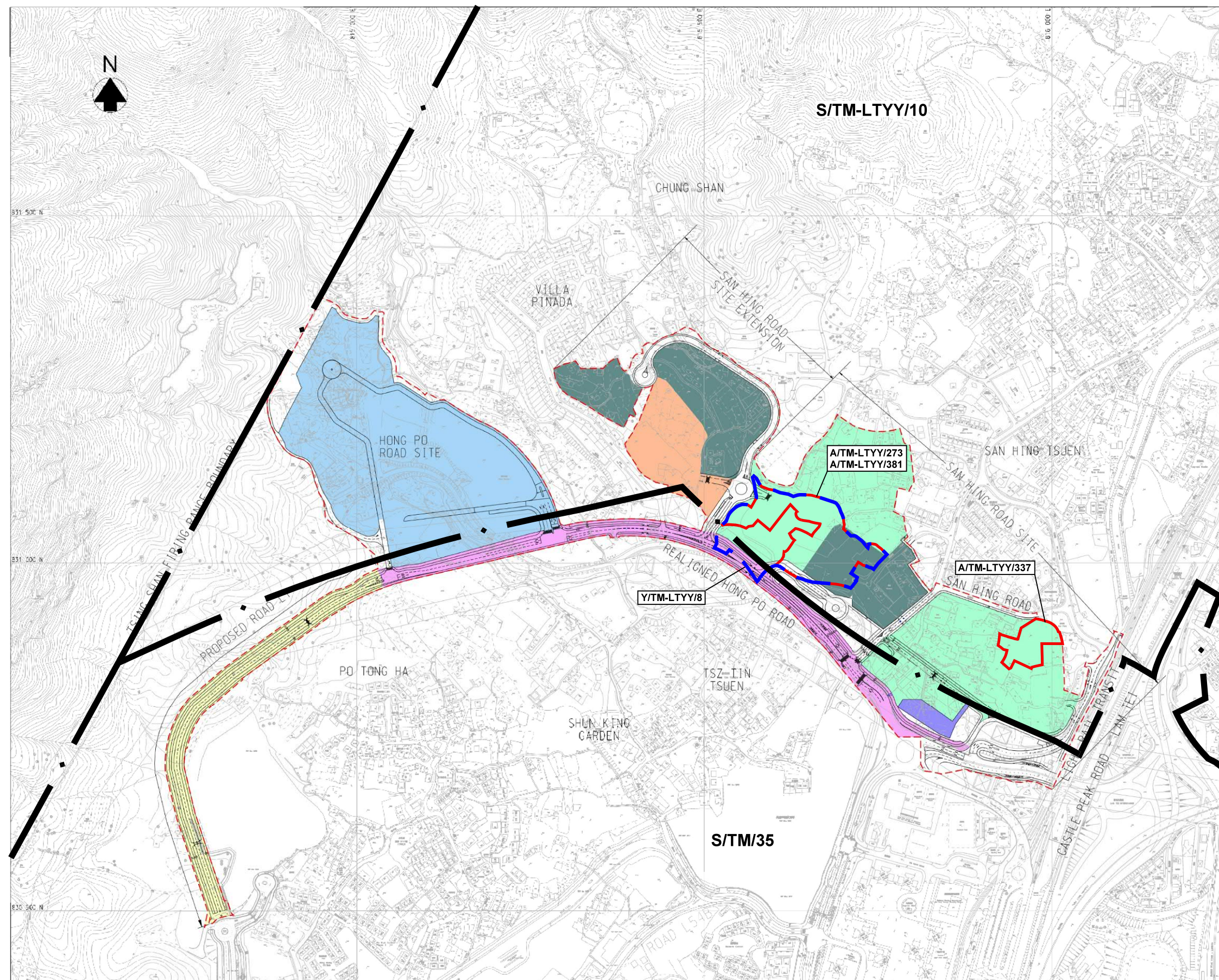
規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/TM/21/63

圖 PLAN
4e

本圖於2021年7月14日擬備，所根據的
資料為攝於2021年6月18日的實地照片
PLAN PREPARED ON 14.7.2021
BASED ON SITE PHOTOS
TAKEN ON 18.6.2021



LEGEND:

- PROPOSED DEVELOPMENT AREA BOUNDARY
- PROPOSED HOUSING DEVELOPMENT SITE (HONG PO ROAD SITE) (INDICATIVE)
- PROPOSED HOUSING DEVELOPMENT SITE (SAN HING ROAD SITE EXTENSION) (INDICATIVE)
- PROPOSED HOUSING DEVELOPMENT SITE (SAN HING ROAD SITE) (INDICATIVE)
- PROPOSED SCHOOL SITES (INDICATIVE)
- PROPOSED SEWAGE PUMPING STATION (INDICATIVE)
- PROPOSED ROAD L7 (INDICATIVE)
- PROPOSED REALIGNED HONG PO ROAD (INDICATIVE)
- PROPOSED ROADWORKS
- PLANNING SCHEME BOUNDARY

擬議發展的發展概念圖
CONCEPTUAL DEVELOPMENT PLAN OF THE PROPOSED DEVELOPMENT

藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTTY/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTTY/10

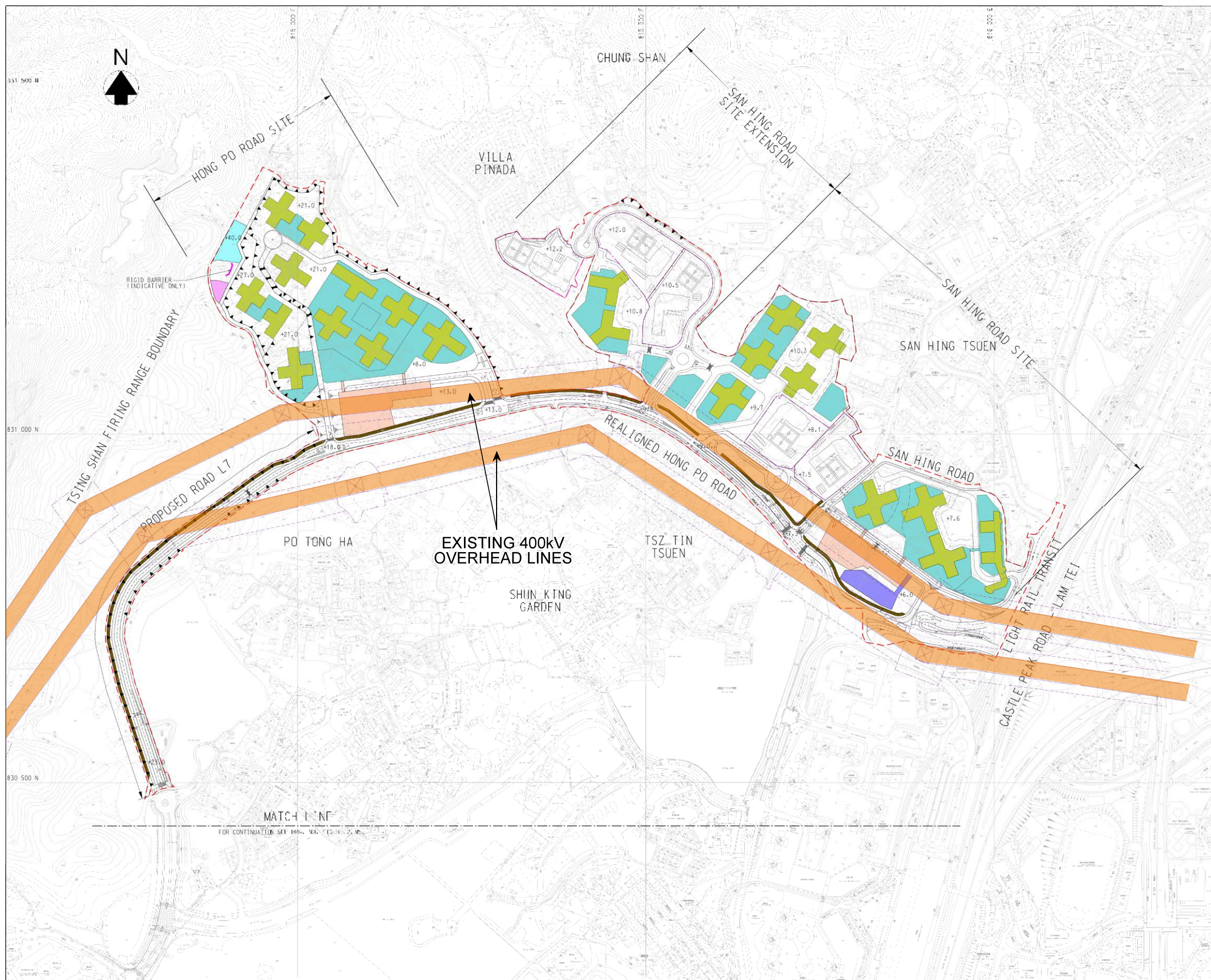
本摘要圖於2021年7月14日擬備
EXTRACT PLAN PREPARED ON 14.7.2021

規劃署
PLANNING DEPARTMENT



參考編號 REFERENCE No.
M/TM/21/63

圖 PLAN
5



LEGEND:

- PROPOSED DEVELOPMENT AREA BOUNDARY
- POTENTIAL SCHOOL SITE
- PROPOSED ROADWORKS
- RESIDENTIAL USE (INDICATIVE)
- RETAIL/SOCIAL FACILITIES / CARPARK (INDICATIVE)
- CYCLE TRACK (INDICATIVE)
- PROPOSED FRESH WATER SERVICE RESERVOIR (INDICATIVE)
- PROPOSED SALT WATER SERVICE RESERVOIR (INDICATIVE)
- PROPOSED COVERED PUBLIC TRANSPORT INTERCHANGE (PTI) (INDICATIVE)
- PROPOSED SEWAGE PUMPING STATION (INDICATIVE)
- PROPOSED FORMATION LEVEL (INDICATIVE ONLY)
- PROPOSED RETAINING STRUCTURE (INDICATIVE)
- PROPOSED SLOPE (INDICATIVE)
- PROPOSED RIGID BARRIER (INDICATIVE)
- EXISTING C/P PYLON AND 400kV OVERHEAD LINES

初步發展藍圖 PRELIMINARY SITE LAYOUT PLAN

本圖於2021年7月14日擬備
PLAN PREPARED ON 14.7.2021

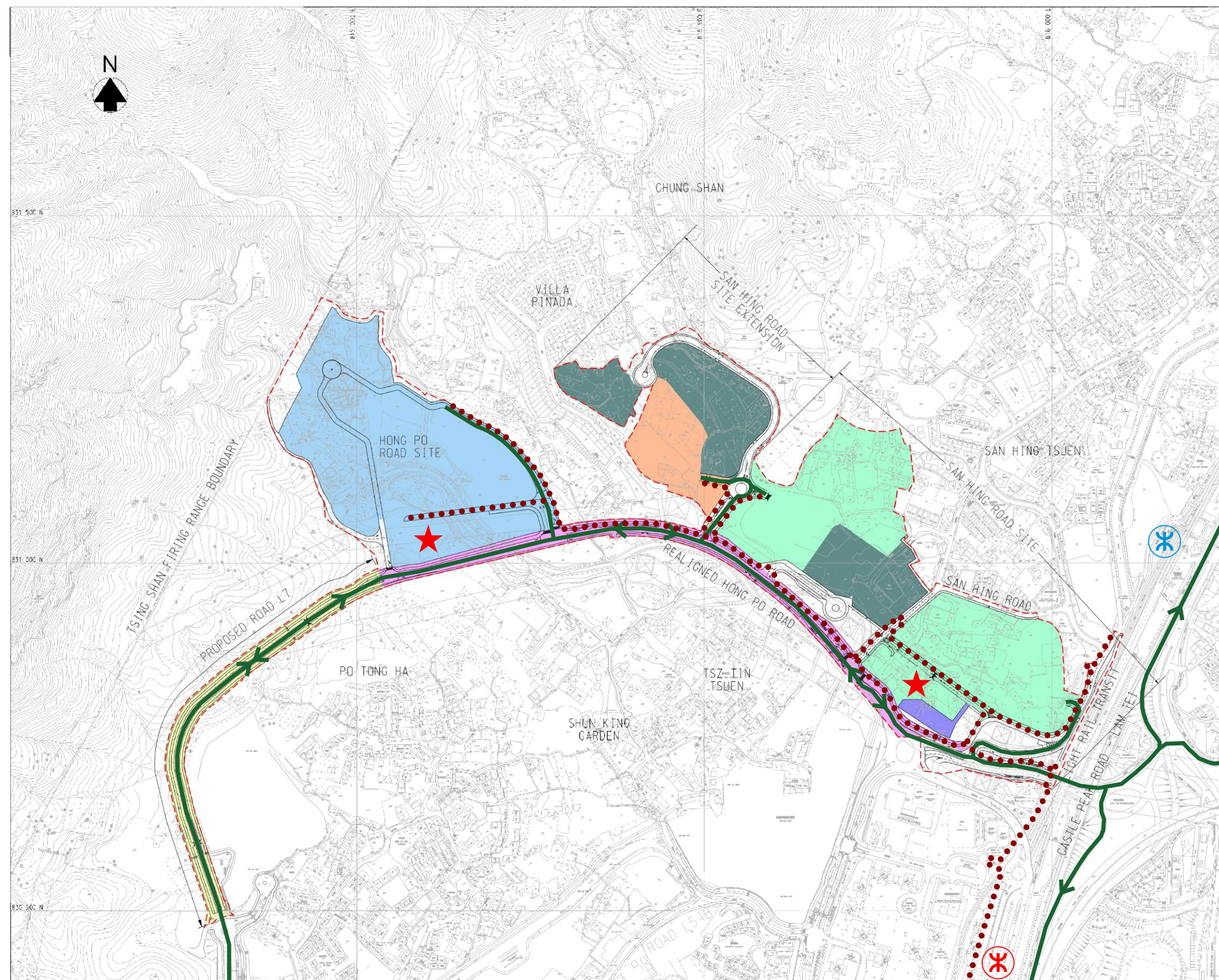
藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTY/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTY/10

規劃署
PLANNING DEPARTMENT



參考編號 REFERENCE No.
M/TM/21/63

圖 PLAN
6



LEGEND:

- PROPOSED DEVELOPMENT AREA BOUNDARY
- PROPOSED HOUSING DEVELOPMENT SITE (HONG PO ROAD SITE) (INDICATIVE)
- PROPOSED HOUSING DEVELOPMENT SITE (SAN HING ROAD SITE EXTENSION) (INDICATIVE)
- PROPOSED HOUSING DEVELOPMENT SITE (SAN HING ROAD SITE) (INDICATIVE)
- PROPOSED SCHOOL SITES (INDICATIVE)
- PROPOSED SEWAGE PUMPING STATION (INDICATIVE)
- PROPOSED ROAD L7 (INDICATIVE)
- PROPOSED REALIGNED HONG PO ROAD (INDICATIVE)
- ★ PROPOSED PUBLIC TRANSPORT INTERCHANGES
- ANTICIPATED VEHICULAR ACCESS
- ANTICIPATED PEDESTRIAN ROUTE
- ⊗ SIU HONG STATION
- ⊗ LAM TEI LIGHT RAIL STOP

預計行車及行人路線
ANTICIPATED VEHICULAR ACCESS AND PEDESTRIAN ROUTE

藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTY/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTY/10

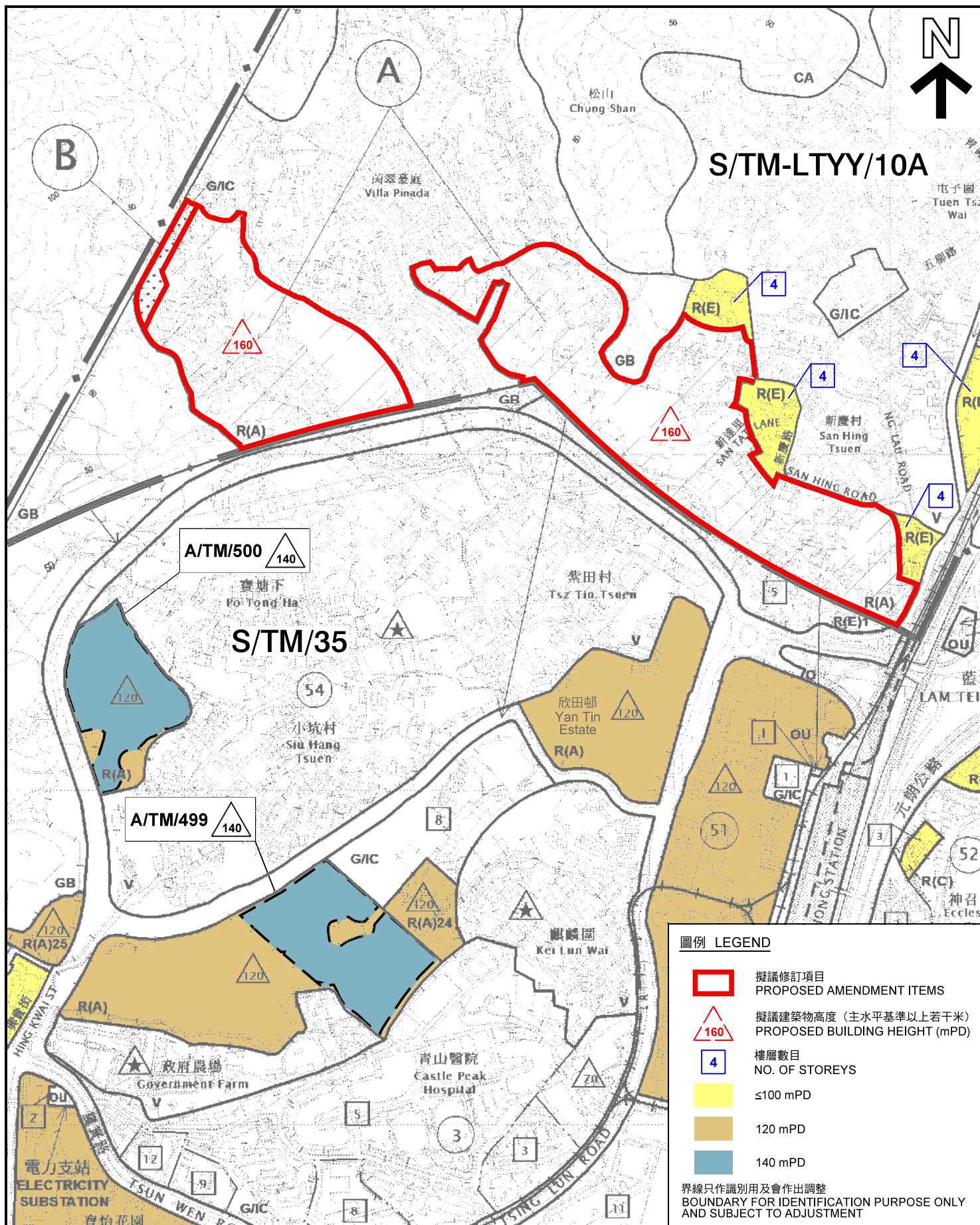
本摘要圖於2021年7月14日擬備
EXTRACT PLAN PREPARED ON 14.7.2021

規劃署
PLANNING DEPARTMENT



參考編號 REFERENCE No.
M/TM/21/63

圖 PLAN
7



本摘要圖於2021年7月16日擬備，
所根據的資料為分區計劃大綱圖草圖編號
S/TM-LTTY/10A 及於2018年12月11日
核准的分區計劃大綱圖編號 S/TM/35
EXTRACT PLAN PREPARED ON 16.7.2021
BASED ON DRAFT OUTLINE ZONING
PLAN No. S/TM-LTTY/10A &
OUTLINE ZONING PLAN No. S/TM/35
APPROVED ON 11.12.2018

在擬議公營房屋發展週邊的住宅用地的高度輪廓
BUILDING HEIGHT PROFILE FOR RESIDENTIAL SITES
IN THE VICINITY OF THE PROPOSED PUBLIC HOUSING DEVELOPMENT

藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTTY/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTTY/10

SCALE 1 : 7 500 比例尺
米 100 0 100 200 300 米
METRES

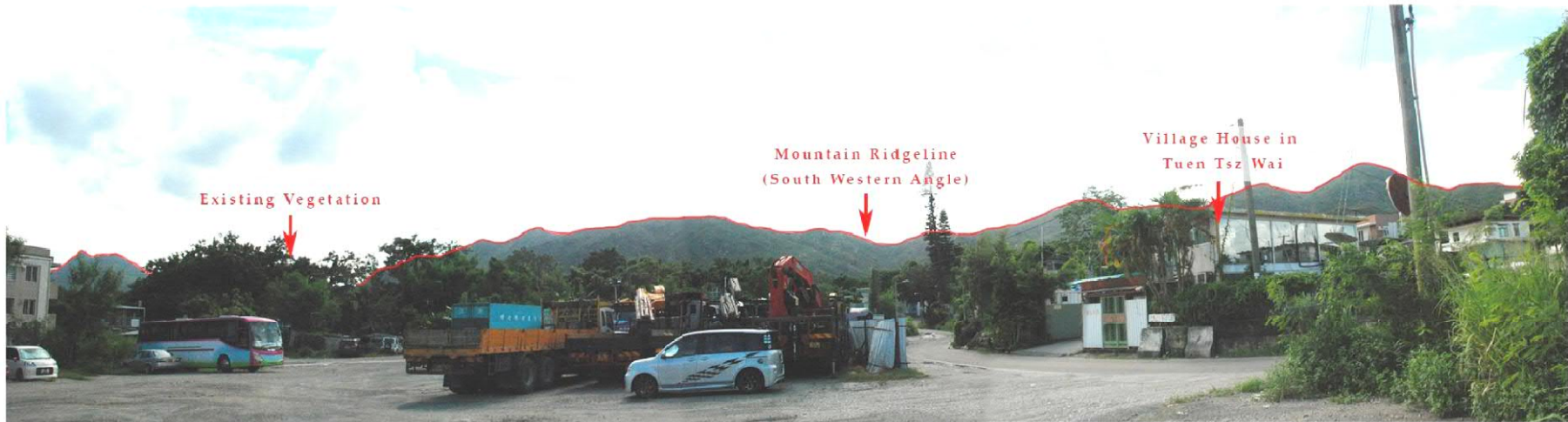
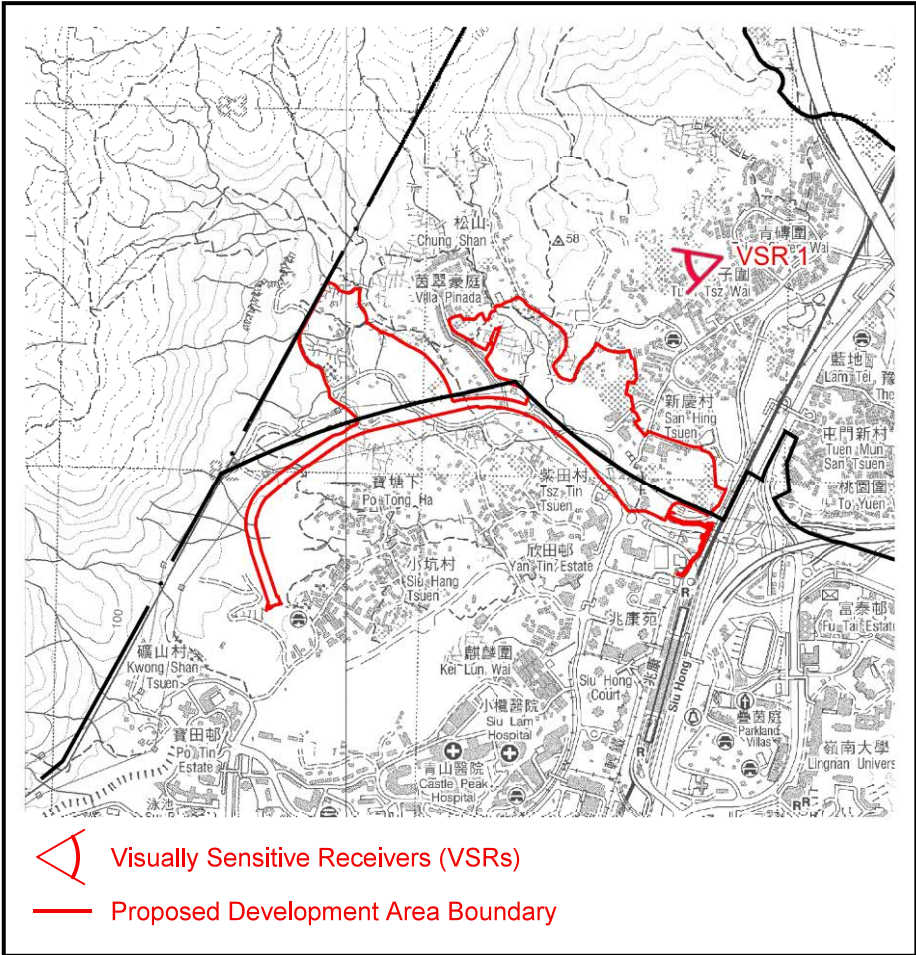
規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
M/TM/21/63

圖 PLAN
8

合成照片的觀景點的位置圖
LOCATION PLAN OF VIEWPOINT OF PHOTOMONTAGE



VSR1 Existing view from Car Park, Tuen Tsz Wai



VSR1 Photomontage - With Mitigation in Year 10

地點界線只作識別用
SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

Photomontage VSR1 Car Park, Tuen Tsz Wai

合成照片 PHOTOMONTAGE

藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTY/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTY/10

規劃署
PLANNING DEPARTMENT

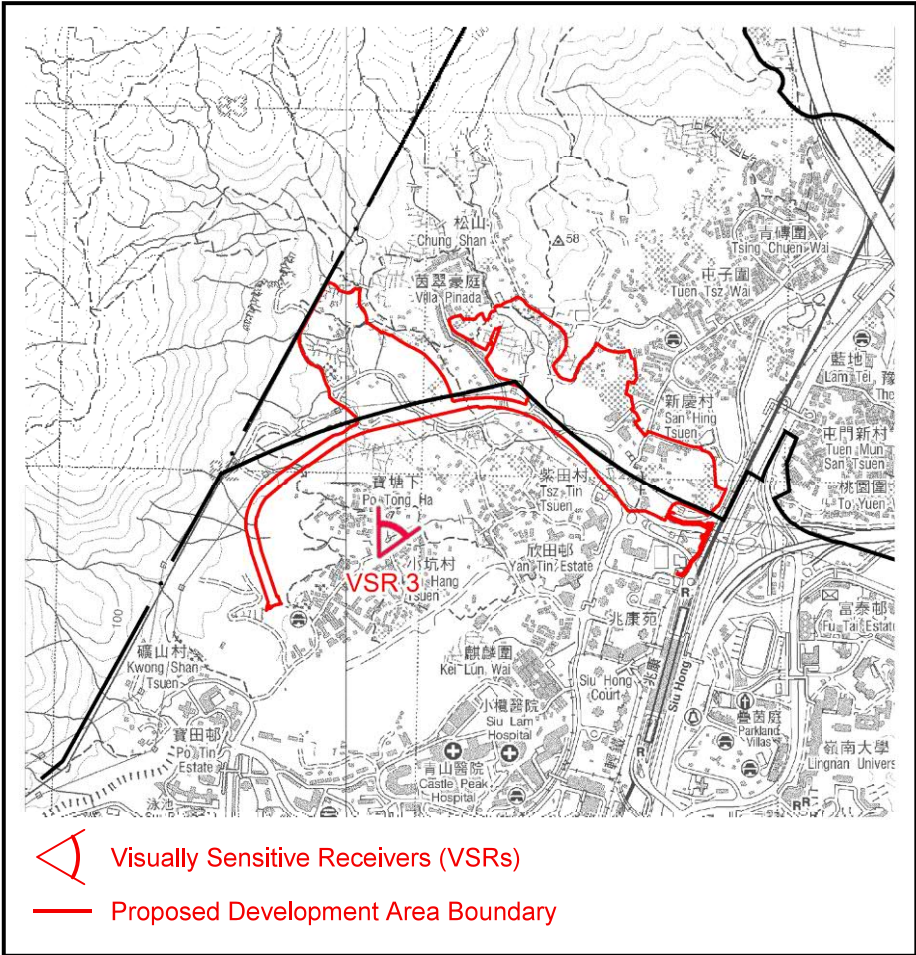


參考編號 REFERENCE No.
M/TM/21/63

圖 PLAN
9a

本圖於2021年7月14日擬備
PLAN PREPARED ON 14.7.2021

合成照片的觀景點的位置圖
LOCATION PLAN OF VIEWPOINT OF PHOTOMONTAGE



VSR3 Existing view from Pui Lin Garden, Siu Hang Tsuen



VSR3 Photomontage – With Mitigation in Year 10

地點界線只作識別用
SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

Photomontage VSR3 from Pui Lin Garden, Siu Hang Tsuen

合成照片 PHOTOMONTAGE

藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTY/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTY/10

規劃署
PLANNING DEPARTMENT

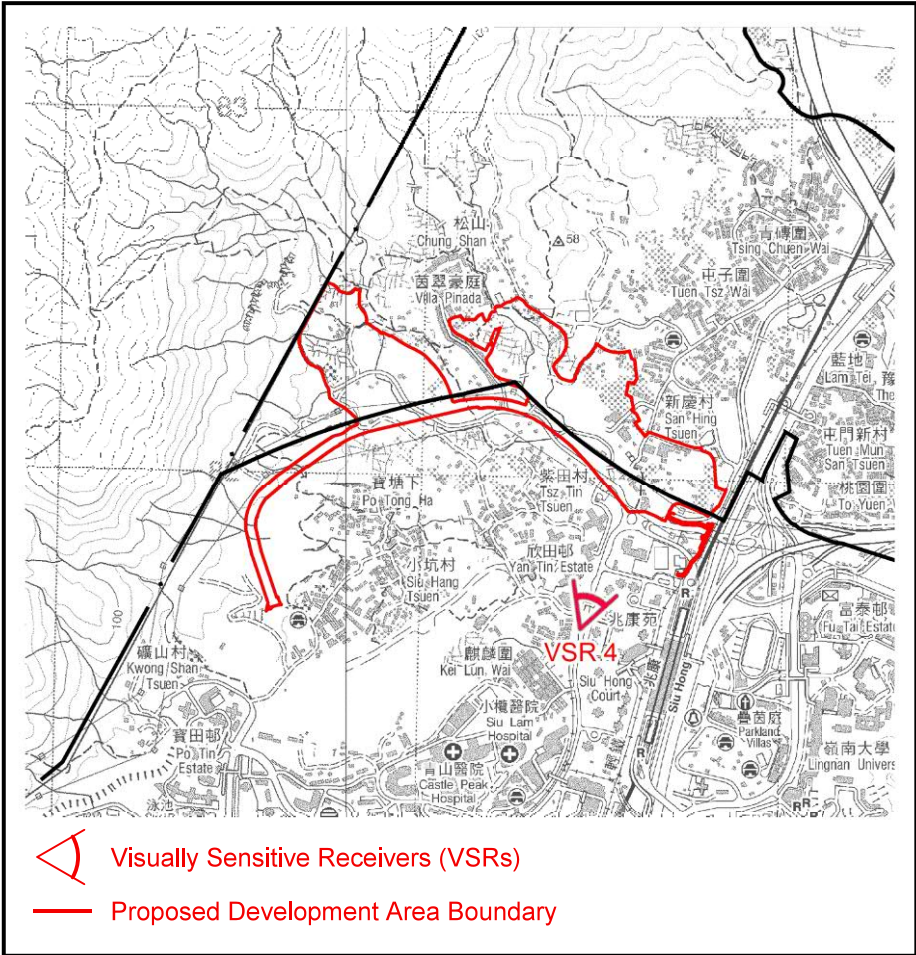


參考編號 REFERENCE No.
M/TM/21/63

圖 PLAN
9b

本圖於2021年7月14日擬備
PLAN PREPARED ON 14.7.2021

合成照片的觀景點的位置圖
LOCATION PLAN OF VIEWPOINT OF PHOTOMONTAGE



VSR4 Existing view from Tsing Lun Road Footbridge



VSR4 Photomontage – With Mitigation in Year 10

地點界線只作識別用
SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

Photomontage VSR4 from Tsing Lun Road Footbridge

合成照片 PHOTOMONTAGE

藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTY/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTY/10

規劃署
PLANNING DEPARTMENT

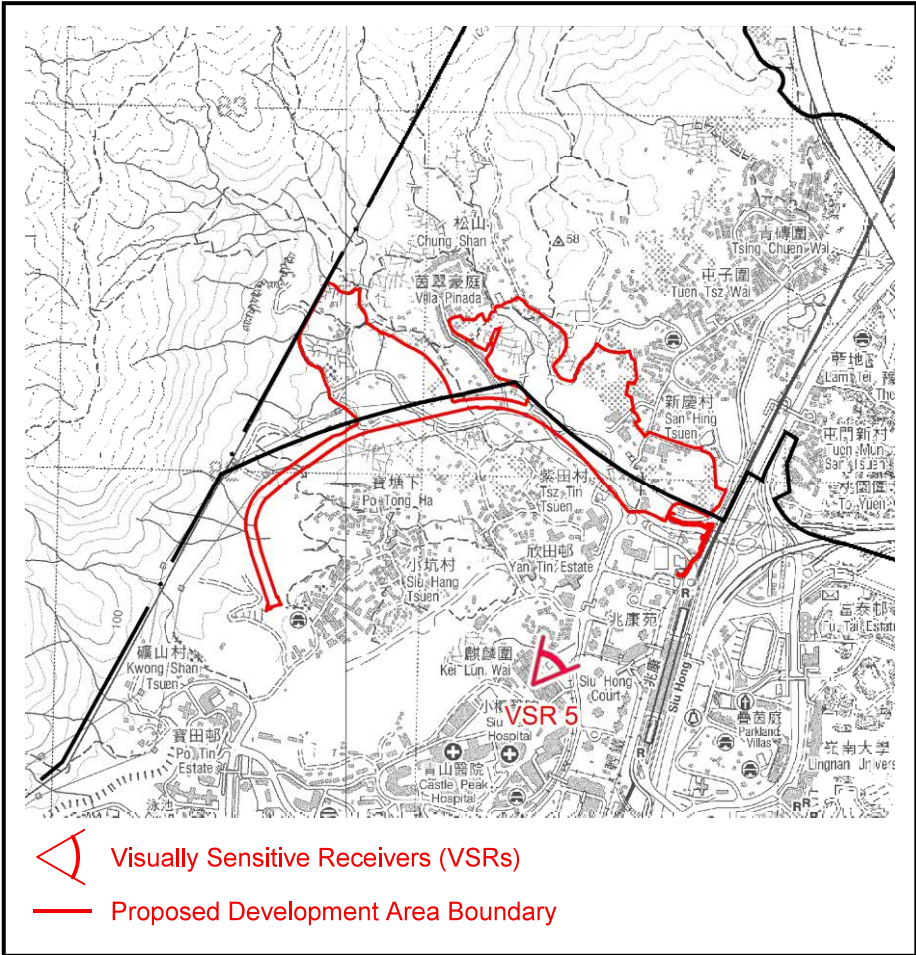


參考編號 REFERENCE No.
M/TM/21/63

圖 PLAN
9c

本圖於2021年7月14日擬備
PLAN PREPARED ON 14.7.2021

合成照片的觀景點的位置圖
LOCATION PLAN OF VIEWPOINT OF PHOTOMONTAGE



VSR5 Existing View from Kei Lun Wai Children's Playground



VSR5 Photomontage – With Mitigation in Year 10

地點界線只作識別用
SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

Photomontage VSR5 from Kei Lun Wai Children's Playground

合成照片 PHOTOMONTAGE

藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTY/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTY/10

規劃署
PLANNING DEPARTMENT

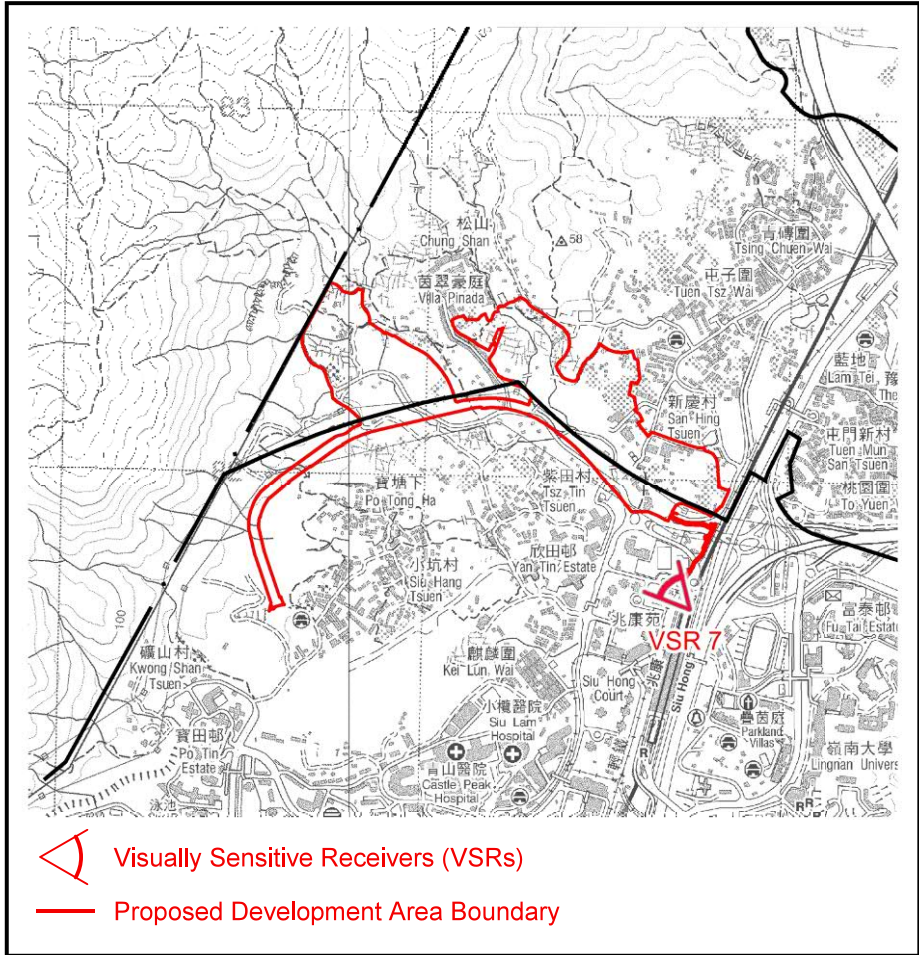


參考編號 REFERENCE No.
M/TM/21/63

圖 PLAN
9d

本圖於2021年7月14日擬備
PLAN PREPARED ON 14.7.2021

合成照片的觀景點的位置圖
LOCATION PLAN OF VIEWPOINT OF PHOTOMONTAGE



VSR7 Existing View from Raised Public Road Outside Siu Hong MTR Station



VSR7 Photomontage – With Mitigation in Year 10

地點界線只作識別用
SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

Photomontage VSR7 from Raised Public Road Outside Siu Hong MTR Station

合成照片 PHOTOMONTAGE

藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTY/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTY/10

規劃署
PLANNING DEPARTMENT

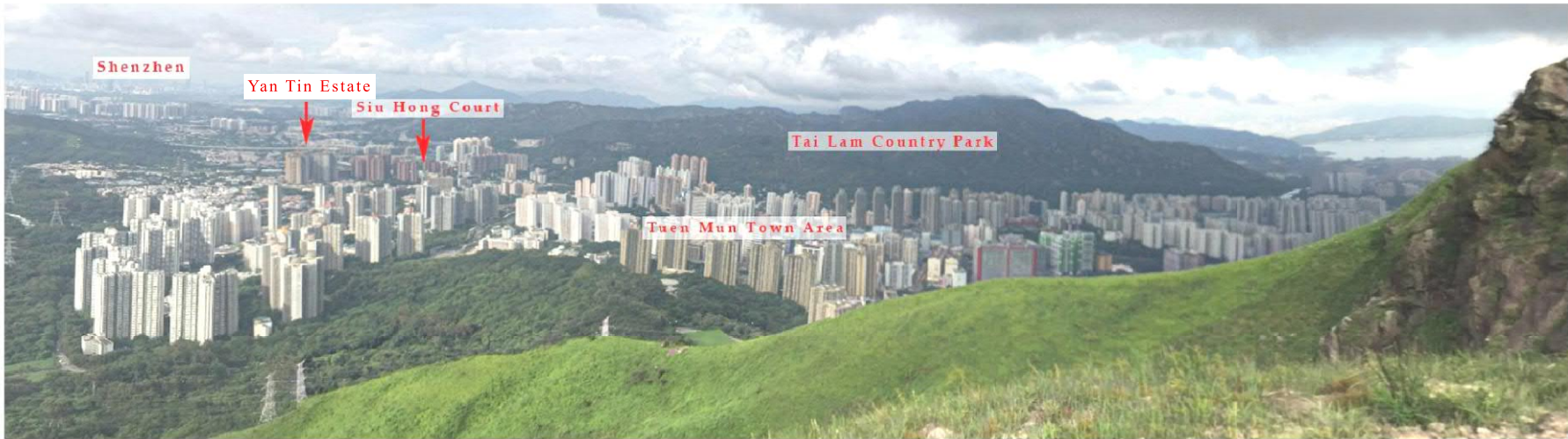
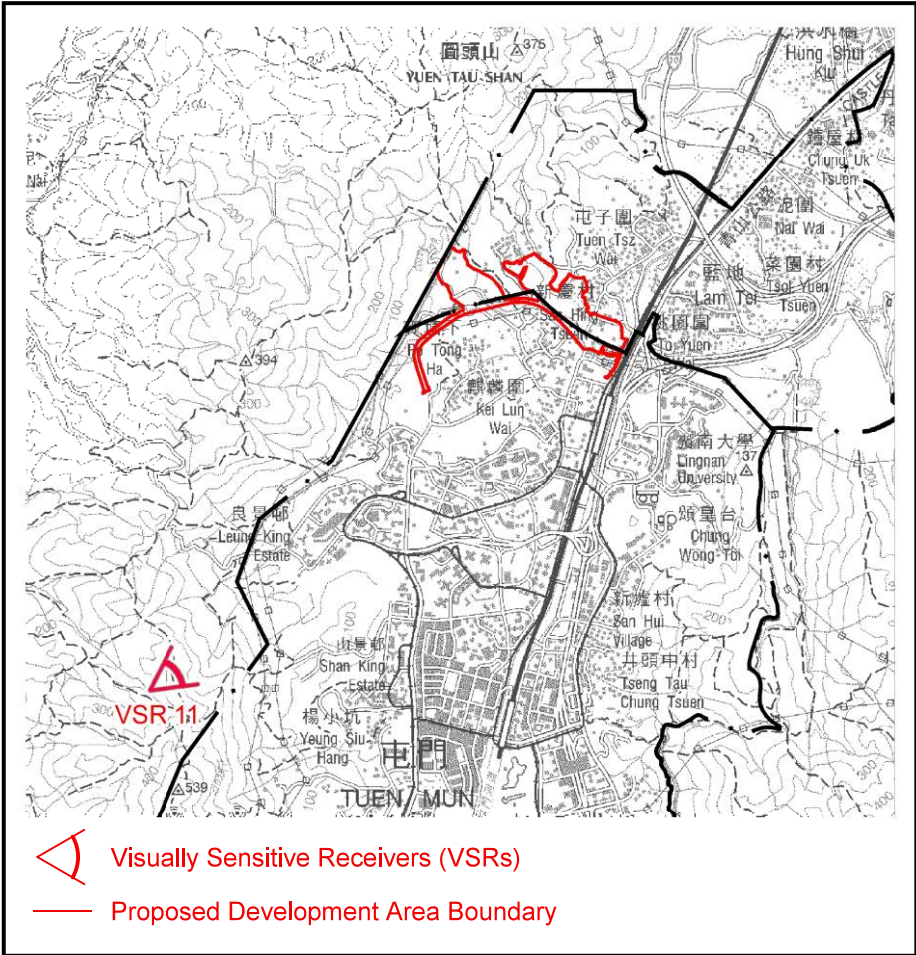


參考編號 REFERENCE No.
M/TM/21/63

圖 PLAN
9e

本圖於2021年7月14日擬備
PLAN PREPARED ON 14.7.2021

合成照片的觀景點的位置圖
LOCATION PLAN OF VIEWPOINT OF PHOTOMONTAGE



VSR11 Existing View from between Castle Peak Trail and Por Lo Shan



VSR11 Photomontage – With Mitigation in Year 10

地點界線只作識別用
SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

Photomontage VSR11 from between Castle Peak Trail and Por Lo Shan

合成照片 PHOTOMONTAGE

藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTYT/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTYT/10

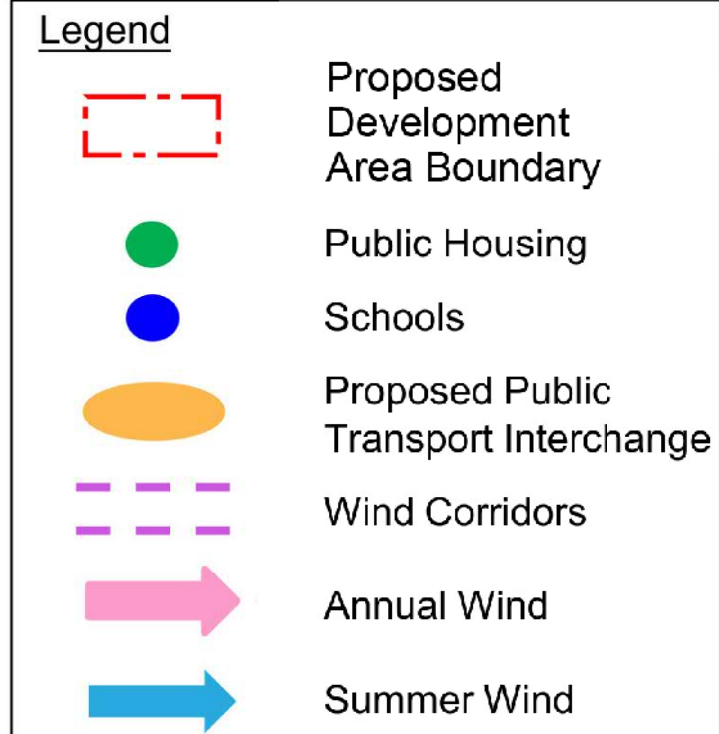
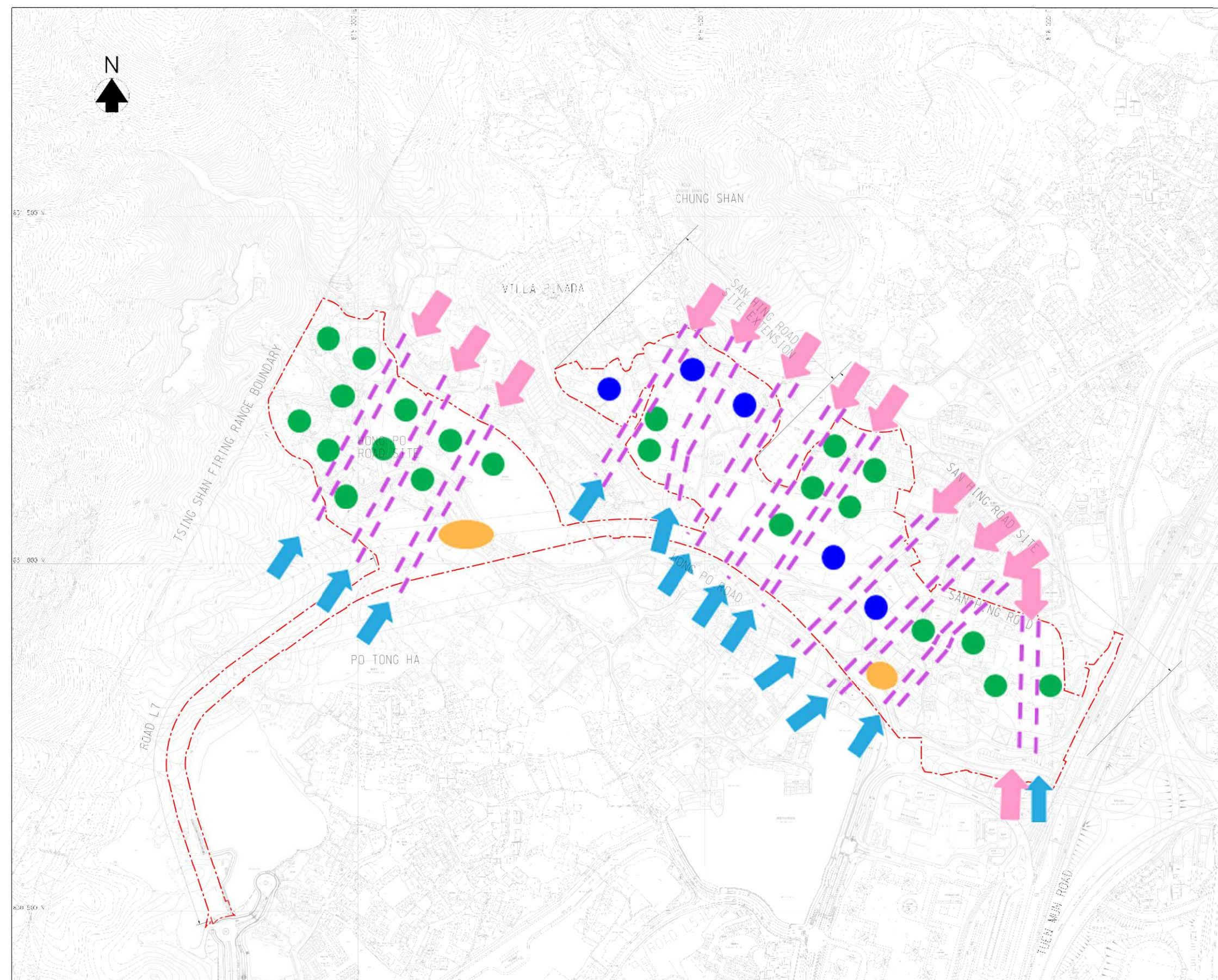
規劃署
PLANNING DEPARTMENT



參考編號 REFERENCE No.
M/TM/21/63

圖 PLAN
9f

本圖於2021年7月14日擬備
PLAN PREPARED ON 14.7.2021



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PLAN PREPARED ON 14.7.2021

通風走廊 WIND CORRIDORS

藍地及亦園分區計劃大綱核准圖
編號 S/TM-LTTY/10 的擬議修訂
PROPOSED AMENDMENTS TO THE
APPROVED LAM TEI AND YICK YUEN
OUTLINE ZONING PLAN No. S/TM-LTTY/10

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圖 PLAN
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