

**PROPOSED CDA SITE (PROPOSED SCHEME)**

| SITE   |                      | SITE AREA ( m <sup>2</sup> )   |                      |
|--|----------------------|--|----------------------|
| 1  | MIU KANG TER.        | 342.0  |                      |
| 2  | NAM KOO TER. ( NKT ) | 685.0  | 1,785.9              |
| 3  | HILLSIDE TER.        | 1100.9   |                      |
| 4  | SLOPE                | 258.0 (APPROX.)  |                      |
| 5  | SLOPE                | 42.0 (APPROX.)   |                      |
| <b>TOTAL</b>   |                      | <b>2,427.9 (APPROX.)</b><br>(SUBJECT TO DETAILED TOPOGRAPHIC SURVEY) |                      |
| * ZONED OPEN SPACE ( m <sup>2</sup> )                  |                      | 1,785.9  |                      |
| OPEN SPACE PROVIDED ( m <sup>2</sup> )                 |                      |  |                      |
| UNCOVERED  |                      | 1,700.0  | 2,292.0              |
| COVERED<br>(NOT MORE THAN 5% OF DOM. GFA)              |                      | 592.0  |                      |
| * TOWER COVERED AREA = 700 m <sup>2</sup>              |                      |  |                      |
| STAIR HOOD AREA = 27.9 m <sup>2</sup>                  |                      |  |                      |
| NAM KOO TER. COVERED AREA = 192 m <sup>2</sup> APPROX. |                      |  |                      |
| GFA PROVIDED ( m <sup>2</sup> )                        |                      |  |                      |
| NAM KOO TER.   | 2 STOREYS            | X 192.0 =  | 384.0 (APPROX.)      |
| FLATS  | 17 STOREYS           | X 690.7 =  | 11,741.9             |
| G/F  |                      | 55.6 =   | 55.6                 |
| L1   |                      | 46.0 =   | 46.0                 |
| SHOP   | 1 STOREY             | X 296.0 =  | 296.0                |
| <b>TOTAL</b>   |                      | <b>12,523.5 (APPROX.)</b>  |                      |
| PROPOSED PLOT RATIO :                                  |                      | 12,523.5 / 2,427.9 =   | 5.16 (APPROX.)       |
| RESIDENTIAL RECREATIONAL FACILITIES<br>(GFA EXEMPTED)  |                      | = 592.0 m <sup>2</sup>   |                      |
| 6  | STEPS                | SITE AREA =  | 130.0 m <sup>2</sup> |
| 7  | I.L. 9048            | SITE AREA =  | 270.0 m <sup>2</sup> |

OPEN SPACE  
 ( INCLUDING NKT HISTORICAL BLDG. )  
 = 1,700 m<sup>2</sup>

COVERED LANDSCAPE AREA  
 = 592 m<sup>2</sup>

CDA BOUNDARY LINE

**PROPOSED SCHEME**

PROPOSED COMPREHENSIVE DEVELOPMENT AT MIU KANG, NAM KOO AND HILLSIDE TERRACE, WAN CHAI, HONG KONG

**OVERALL LAYOUT PLAN**

0 5 10m  
SCALE : 1:300 @ A3

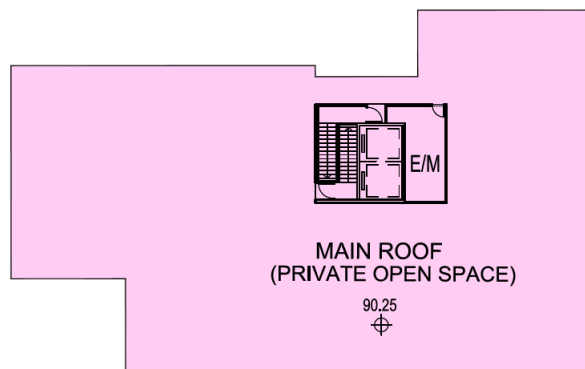
DWG. NO : TPB-0C1  
DATE : 14/08/2019

HOPEWELL CONSTRUCTION COMPANY LIMITED  
合和建築有限公司

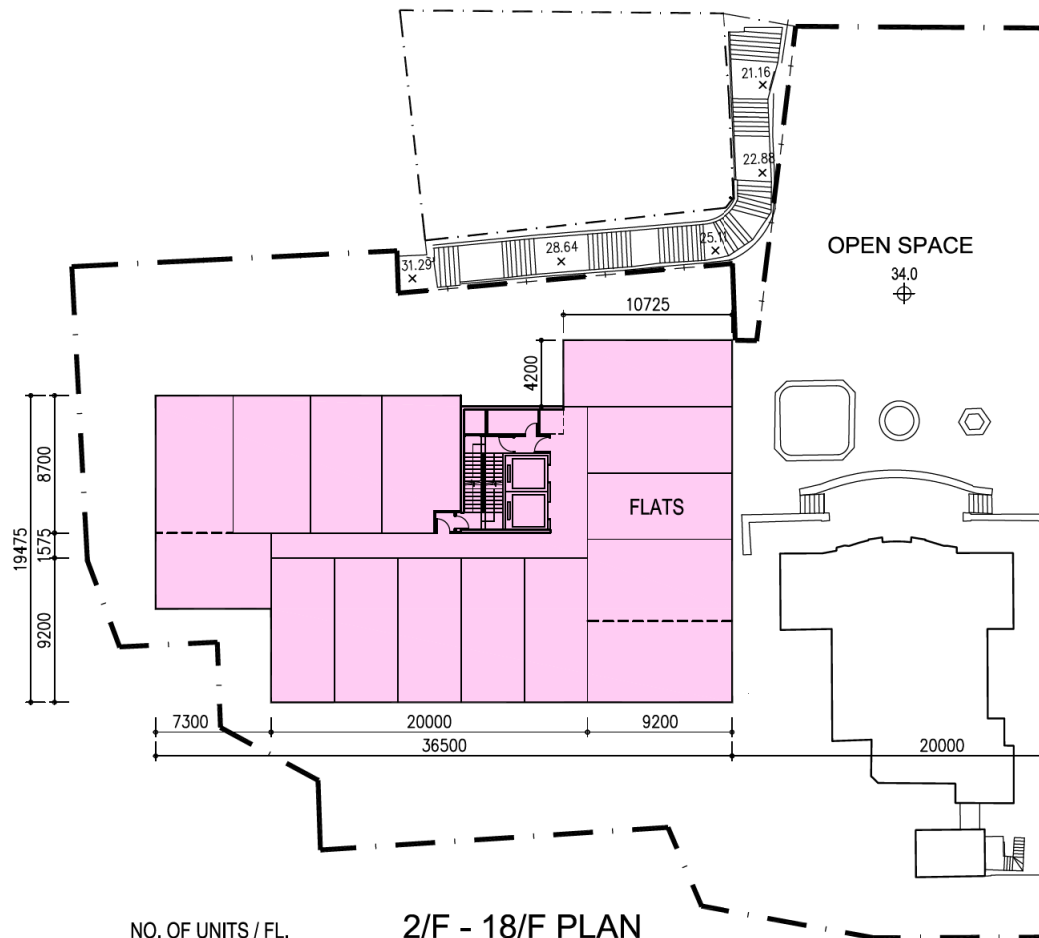
資料來源：由申請人提供  
SOURCE : SUBMITTED BY THE APPLICANT

參考編號  
REFERENCE No.  
**Y/H5/5**

繪圖  
DRAWING  
**Z - 1**



**ROOF PLAN**



**NO. OF UNITS / FL.**  
 = 13 NOS.  
**TOTAL NO. OF UNITS**  
 = 17 STOREYS X 13 NOS.  
 = 221 NOS.

**2/F - 18/F PLAN**

**LEGEND:**  
 - - - - - CDA BOUNDARY LINE  
**NOTE:**  
 FLOOR NO. 1/F IS NOT APPLICABLE IN THIS DEVELOPMENT.

**PROPOSED SCHEME**

Y:\Hopewell\_Project\Nam Koo Terrace\EN 1089 - NKT & 1-3 Hillside Terrace\Architectural\Cad\TPB\SK\2019-08-14 (Proposed Scheme)\EN1089\_L1T\_SCH\_Sub\_Plane-2019-08-14.dwg

**PROPOSED COMPREHENSIVE DEVELOPMENT AT MIU KANG ,  
 NAM KOO AND HILLSIDE TERRACE, WAN CHAI, HONG KONG**

0 5 10m  
**SCALE : 1:300 @ A3**

DWG. NO : TPB - 002  
 DATE : 14/08/2019

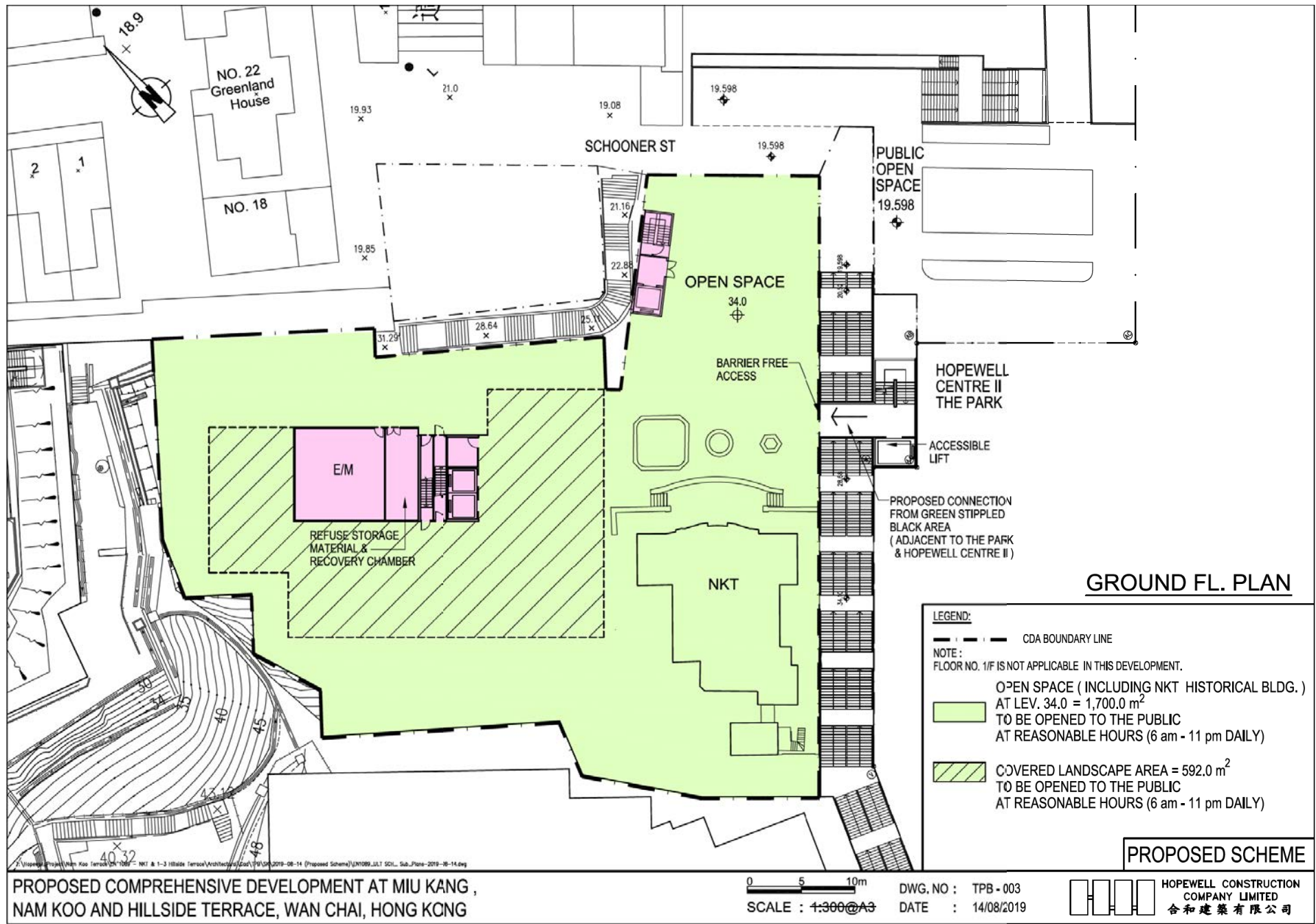


**HOPEWELL CONSTRUCTION  
 COMPANY LIMITED**  
 合和建築有限公司

資料來源：由申請人提供  
 SOURCE : SUBMITTED BY THE APPLICANT

參考編號  
 REFERENCE No.  
**Y/H5/5**

繪圖  
 DRAWING  
**Z - 2**



PROPOSED COMPREHENSIVE DEVELOPMENT AT MIU KANG ,  
NAM KOO AND HILLSIDE TERRACE, WAN CHAI, HONG KONG

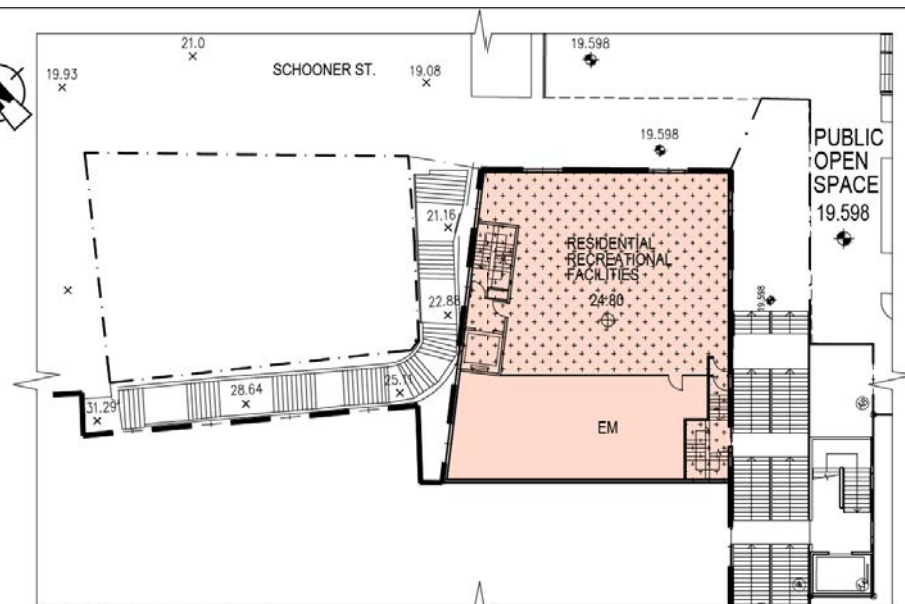
資料來源：由申請人提供  
SOURCE : SUBMITTED BY THE APPLICANT

參考編號  
REFERENCE No.  
**Y/H5/5**

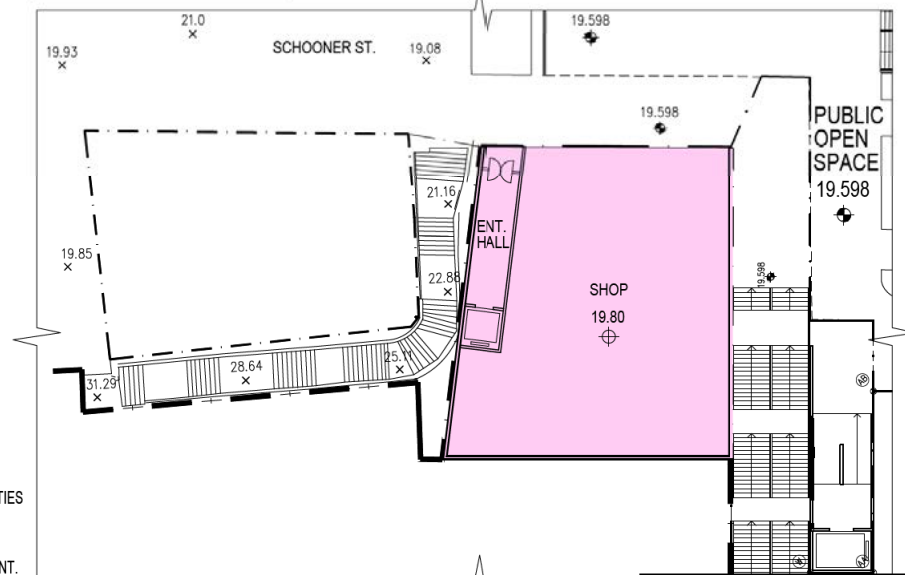
繪圖  
DRAWING  
**Z - 3**



**L3 FLOOR PLAN**



**L2 FLOOR PLAN**



**L1 FLOOR PLAN**

**PROPOSED SCHEME**

**SCHEDULE OF AREAS (m<sup>2</sup>)**

| FLOOR        | AREA           | ENT. HALL   | SHOP         | *RES. REC REATION | *E/M        |
|--------------|----------------|-------------|--------------|-------------------|-------------|
| L3           | 342.0          | -           | -            | 342.0             | -           |
| L2           | 342.0          | -           | -            | 250.0             | 92.0        |
| L1           | 342.0          | 46.0        | 296.0        | -                 | -           |
| <b>TOTAL</b> | <b>1,026.0</b> | <b>46.0</b> | <b>296.0</b> | <b>592.0</b>      | <b>92.0</b> |

\* GFA EXEMPTED UNDER BUILDINGS ORDINANCE

**LEGEND:**

--- CDA BOUNDARY LINE

RESIDENTIAL RECREATIONAL FACILITIES

NOTE:  
FLOOR NO. 1/F IS NOT APPLICABLE IN THIS DEVELOPMENT.

T:\Hepwell\Project\Nam Koo Terrace\EN 1089 - NK1 & 1-3 Hillside Terrace\Architectural\CD\TPB\SK\2019-08-14 (Proposed Scheme)\EN1089\_L1T\_SCH\_Sub\_Plans-2019-08-14.dwg

**PROPOSED COMPREHENSIVE DEVELOPMENT AT MIU KANG ,  
NAM KOO AND HILLSIDE TERRACE, WAN CHAI, HONG KONG**

0 5 10m  
SCALE : 1:300 @ A3

DWG. NO : TPB - 004  
DATE : 14/08/2019

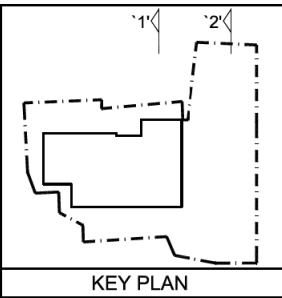


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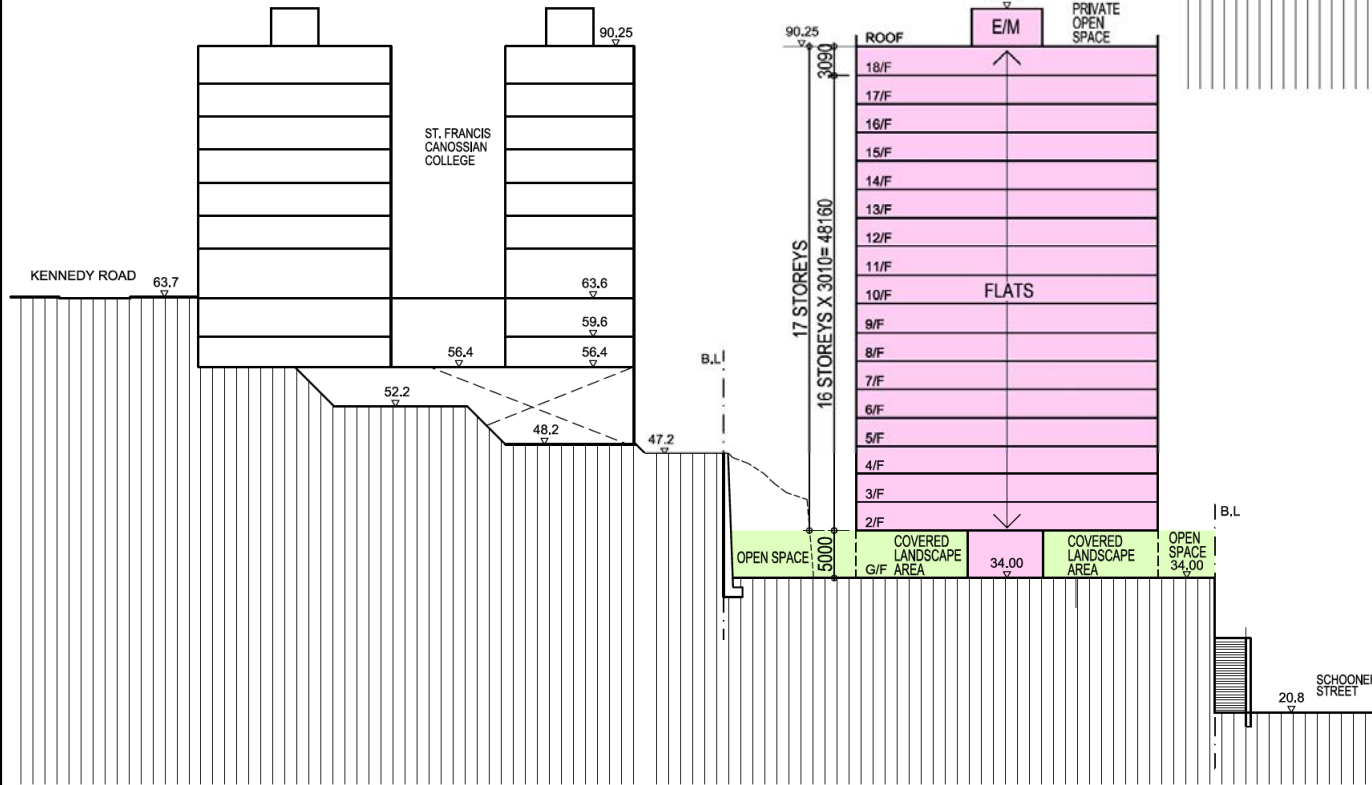
資料來源：由申請人提供  
SOURCE : SUBMITTED BY THE APPLICANT

參考編號  
REFERENCE No.  
**Y/H5/5**

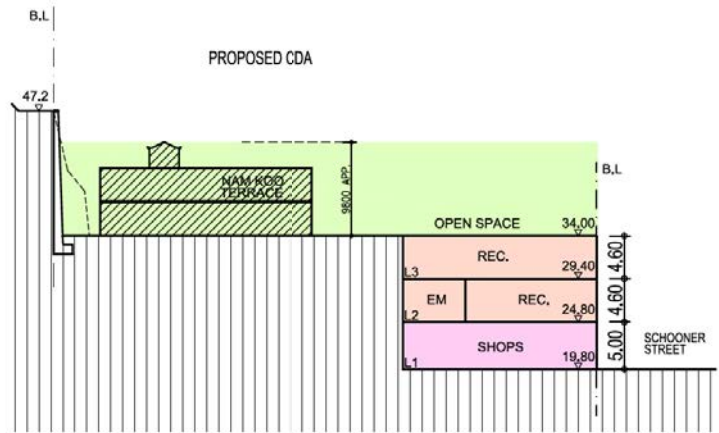
繪圖  
DRAWING  
Z - 4



KEY PLAN



SECTION '1'

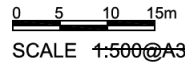


SECTION '2'

NOTE:  
FLOOR NO. 1/F IS NOT APPLICABLE IN THIS DEVELOPMENT.

T:\Hopewell\_Project\Nam Koo Terrace\EN 1089 - NKT & 1-3 Hillside Terrace\Architectural\Cad\TPB\SK\2019-08-22 (Proposed Scheme)\EN1089\_LULI\_SK\_Sk\_Sec-2019-08-22.dwg

PROPOSED COMPREHENSIVE DEVELOPMENT AT MIU KANG,  
NAM KOO AND HILLSIDE TERRACE, WAN CHAI, HONG KONG



DWG. NO : TPB - 005  
DATE : 22/08/2019

PROPOSED SCHEME

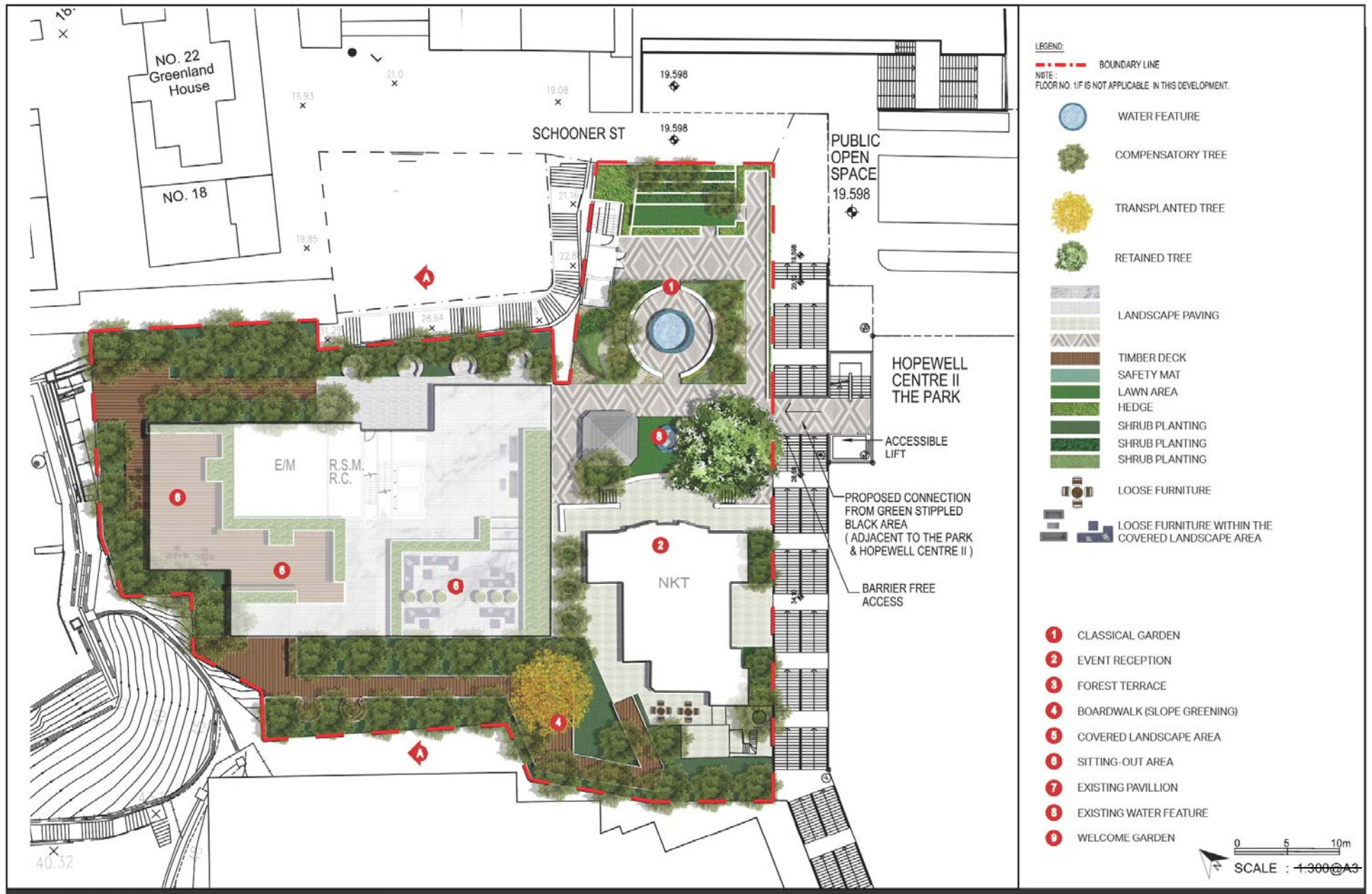


HOPWELL CONSTRUCTION  
COMPANY LIMITED  
合和建築有限公司

參考編號  
REFERENCE No.  
Y/H5/5

繪圖  
DRAWING  
Z - 5

資料來源：由申請人提供  
SOURCE : SUBMITTED BY THE APPLICANT



Proposed Comprehensive Development at  
 Nos. 1, 1A, 2 and 3 Hill Side Terrace, No. 55 Ship Street (aka. Nam Koo Terrace),  
 Nos. 1-5 Schooner Street, No. 53 Ship Street (aka. Miu Kang Terrace)  
 and the adjoining Government Land

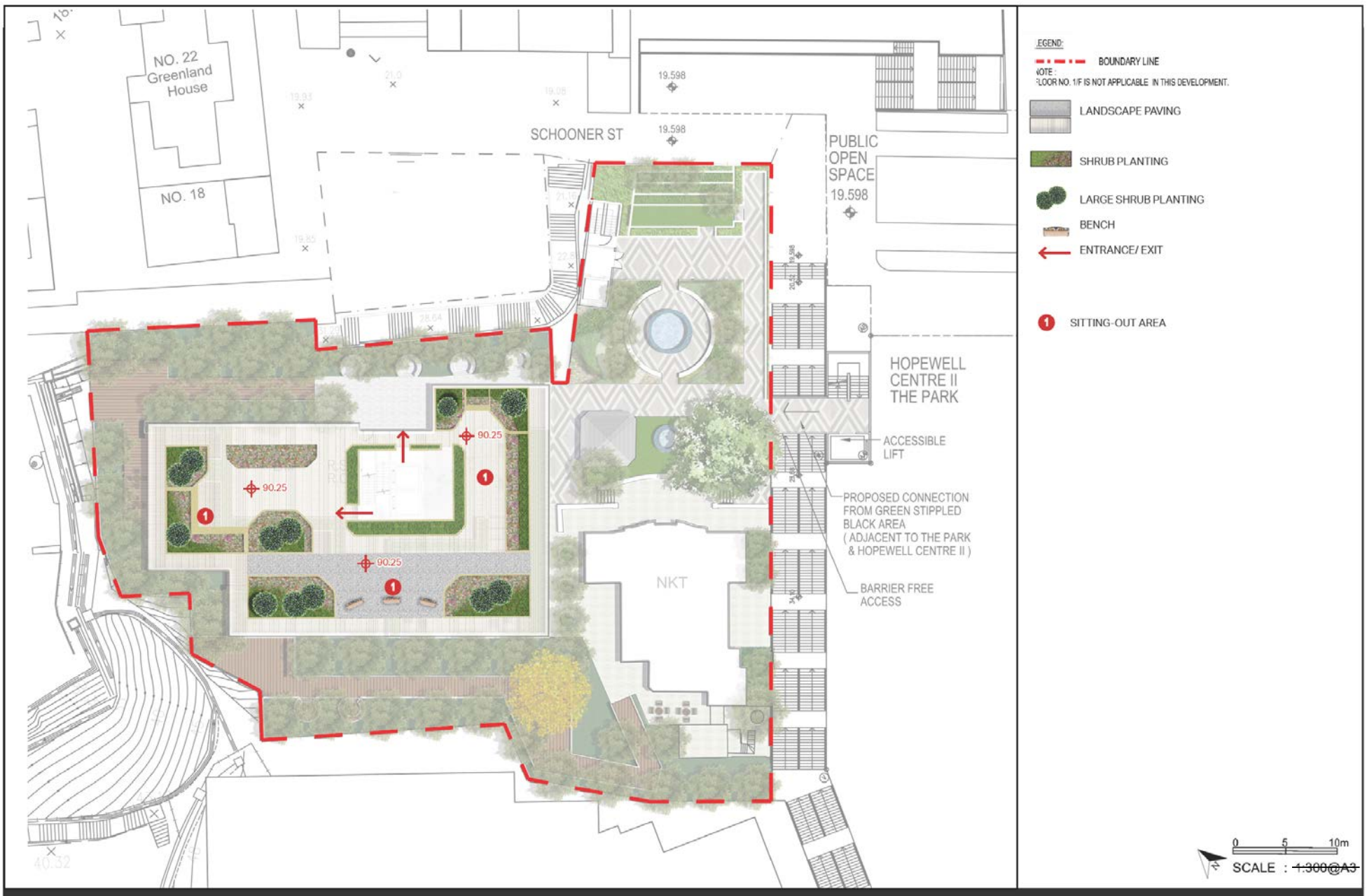
Figure 1.1 Landscape Master Plan - GF



資料來源：由申請人提供  
 SOURCE : SUBMITTED BY THE APPLICANT

參考編號  
 REFERENCE No.  
 Y/H5/5

繪圖  
 DRAWING  
 Z - 6



Proposed Comprehensive Development at Nos. 1, 1A, 2 and 3 Hill Side Terrace, No. 55 Ship Street (aka. Nam Koo Terrace), Nos. 1-5 Schooner Street, No. 53 Ship Street (aka. Miu Kang Terrace) and the adjoining Government Land

Figure 1.2. Landscape Master Plan - Roof



|  |                               |
|--|-------------------------------|
| 參考編號<br>REFERENCE No.<br><b>Y/H5/5</b> | 繪圖<br>DRAWING<br><b>Z - 7</b> |
|--|-------------------------------|

資料來源：由申請人提供  
 SOURCE : SUBMITTED BY THE APPLICANT

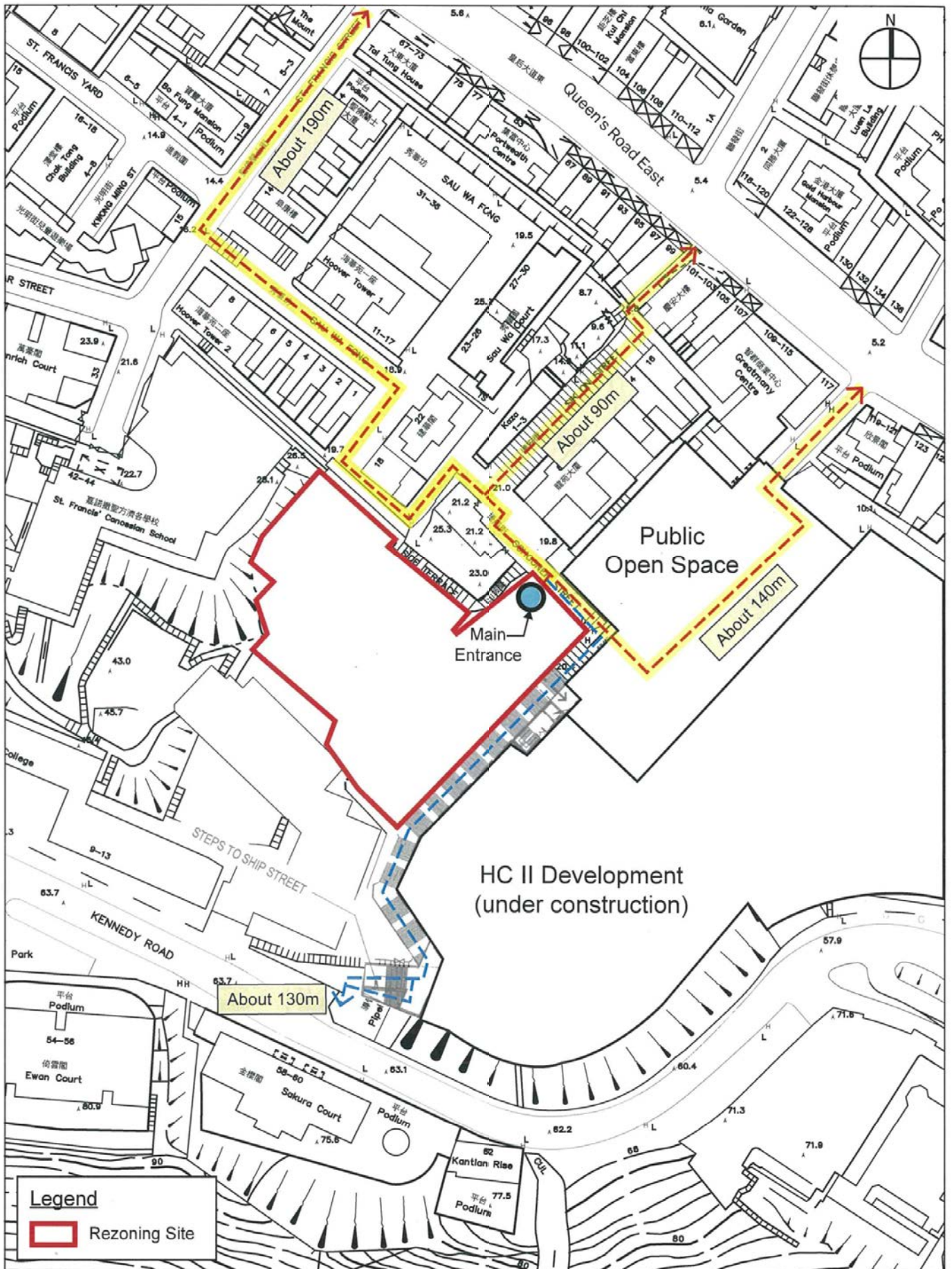


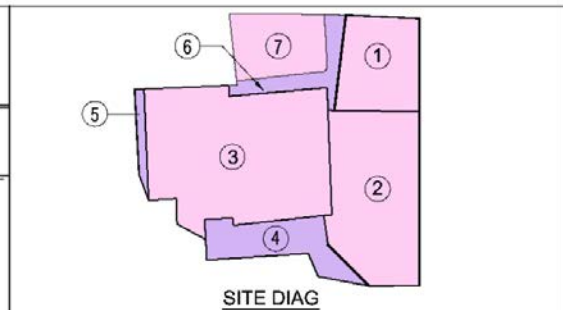
Figure 3.4 - Four Primary & Well-established Access Routes

Scale: 1:1000

資料來源：由申請人提供  
SOURCE : SUBMITTED BY THE APPLICANT

|  |                               |
|--|-------------------------------|
| 參考編號<br>REFERENCE No.<br><b>Y/H5/5</b> | 繪圖<br>DRAWING<br><b>Z - 8</b> |
|--|-------------------------------|





PROPOSED CDA SITE ( ULTIMATE SCHEME )

| SITE         | SITE AREA ( m <sup>2</sup> ) | PLOT RATIO | GFA PERMITTED / INTENDED ( m <sup>2</sup> ) |
|--------------|------------------------------|------------|---|
| 1            | MIU KAN <sup>3</sup> TER.    |            |   |
| 2            | NAM KOO TER.                 | 685.0      |   |
| 3            | HILLSIDE TER.                | 1,100.9    |   |
| 4            | SLOPE                        | 258.0      |   |
| 5            | SLOPE                        | 42.0       |   |
| 6            | STEPS                        | 130.0      |   |
| 7            | I.L. 9/48                    | 270.0      |   |
| <b>TOTAL</b> | <b>2,827.9</b>               |            |   |

|  |                    |                      |
|--|--------------------|----------------------|
| * ZONED OPEN SPACE ( m <sup>2</sup> )              |                    | 1,785.9              |
| OPEN SPACE PROVIDED ( m <sup>2</sup> )             |                    |                      |
| UNCOVERED  | 1,997.9            | 2,777.9              |
| COVERED  | 780.0              |                      |
| * TOWER COVERED AREA =                             | 830 m <sup>2</sup> |                      |
| GFA PROVIDED                                       |                    |                      |
| NAM KOO TER. (GFA EXEMPTED)                        | =                  | 0.0                  |
| FLATS 17 STOREYS X                                 | 805.50             | = 13,693.5           |
| SHOP 1 STOREY X                                    | 407.0              | = 407.0              |
| G/F  | 39.0               | = 39.0               |
| RESIDENTIAL RECREATIONAL FACILITIES (GFA EXEMPTED) | =                  | 687.0 m <sup>2</sup> |

OPEN SPACE ( INCLUDING NKT HISTORICAL BLDG. ) = 1,997.9 m<sup>2</sup>  
 COVERED LANDSCAPE AREA = 780 m<sup>2</sup>  
 CDA BOUNDARY LINE

**ULTIMATE SCHEME**

PROPOSED COMPREHENSIVE DEVELOPMENT AT HILLSIDE & NAM KOO TERRACE, WAN CHAI, HONG KONG

**OVERALL LAYOUT PLAN**

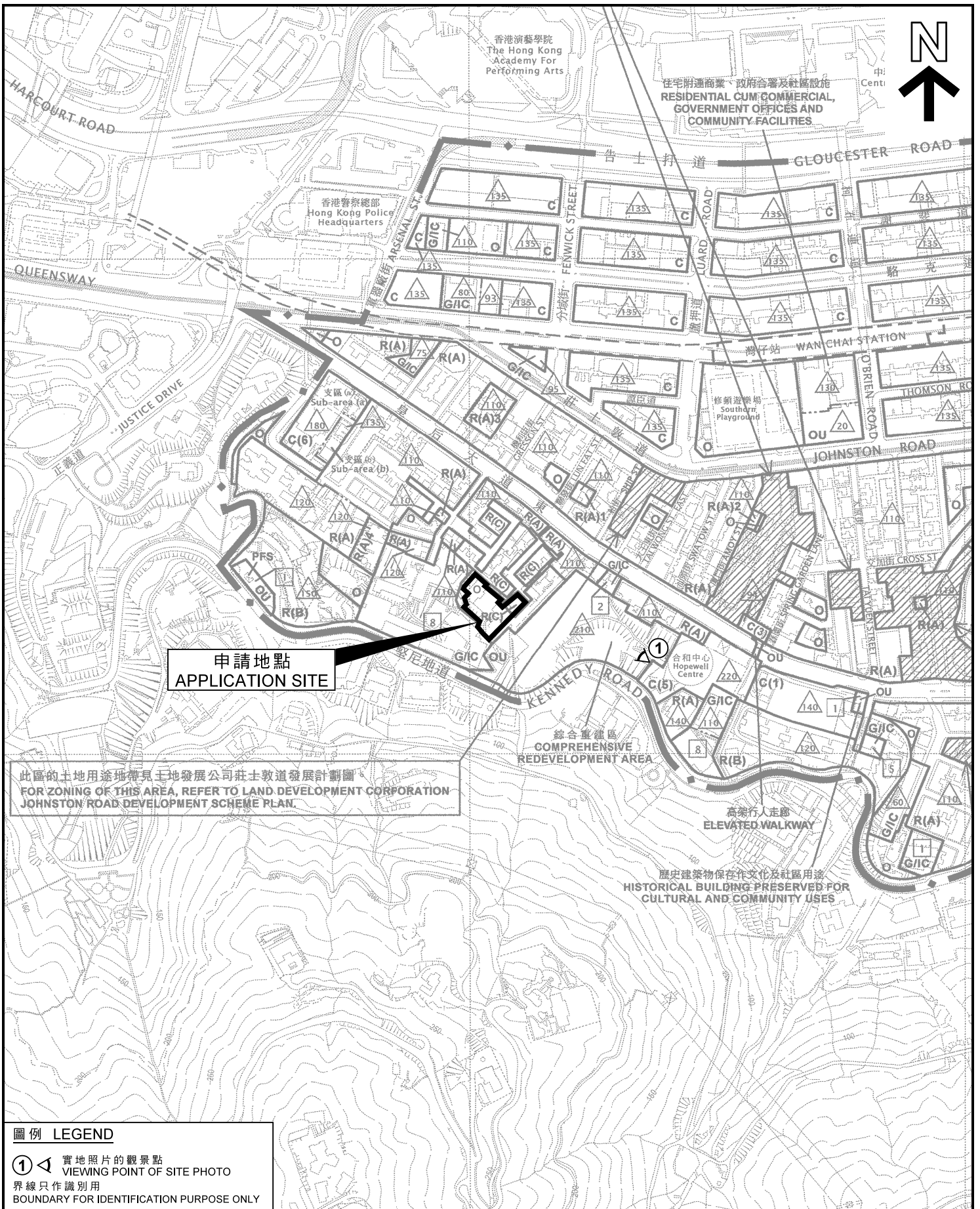
SCALE : 1:300@A3

DWG. NO : TPB - U - 001  
 DATE : 14/03/2018

HOPEWELL CONSTRUCTION COMPANY LIMITED  
 合和建築有限公司

資料來源：由申請人提供  
 SOURCE : SUBMITTED BY THE APPLICANT

|  |                               |
|--|-------------------------------|
| 參考編號<br>REFERENCE No.<br><b>Y/H5/5</b> | 繪圖<br>DRAWING<br><b>Z - 9</b> |
|--|-------------------------------|



申請地點  
APPLICATION SITE

此區的土地用途地帶見土地發展公司莊士敦道發展計劃圖  
FOR ZONING OF THIS AREA, REFER TO LAND DEVELOPMENT CORPORATION JOHNSTON ROAD DEVELOPMENT SCHEME PLAN.

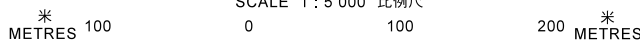
圖例 LEGEND

- 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

位置圖 LOCATION PLAN

把申請地點由「休憩用地」、「住宅(丙類)」、「政府、機構或社區」地帶改劃為「綜合發展區」地帶  
香港灣仔山坡臺1、1A、2和3號、船街55號(南固臺)、  
捷船街1-5號、船街53號(妙鏡臺)和毗連政府土地  
TO REZONE THE APPLICATION SITE FROM "OPEN SPACE", "RESIDENTIAL (GROUP C)",  
"GOVERNMENT, INSTITUTION OR COMMUNITY" TO "COMPREHENSIVE DEVELOPMENT AREA"  
1, 1A, 2 AND 3 HILL SIDE TERRACE, 55 SHIP STREET (NAM KOO TERRACE),  
1-5 SCHOONER STREET, 53 SHIP STREET (MIU KANG TERRACE) AND  
ADJOINING GOVERNMENT LAND, WAN CHAI, HONG KONG

SCALE 1:5 000 比例尺



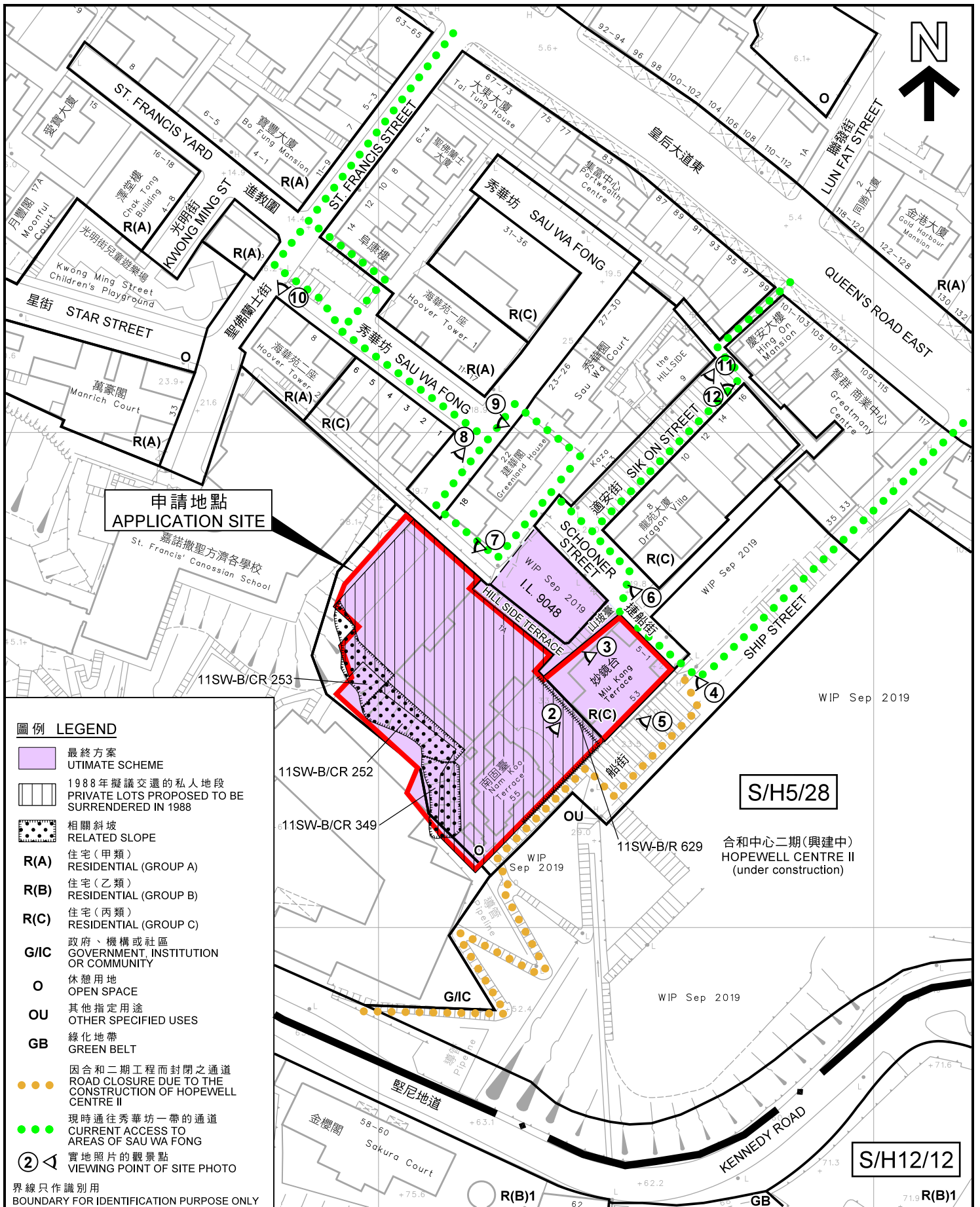
規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.  
Y/H5/5

圖 PLAN  
Z - 1

本摘要圖於2019年11月15日擬備，  
所根據的資料為於2018年5月4日  
展示的分區計劃大綱圖編號S/H5/28  
EXTRACT PLAN PREPARED ON 15.11.2019  
BASED ON OUTLINE ZONING PLAN No.  
S/H5/28 EXHIBITED ON 4.5.2018



申請地點  
APPLICATION SITE

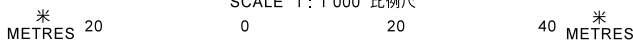
**圖例 LEGEND**

- 最終方案  
ULTIMATE SCHEME
- 1988年擬議交還的私人地段  
PRIVATE LOTS PROPOSED TO BE SURRENDERED IN 1988
- 相關斜坡  
RELATED SLOPE
- R(A)** 住宅(甲類)  
RESIDENTIAL (GROUP A)
- R(B)** 住宅(乙類)  
RESIDENTIAL (GROUP B)
- R(C)** 住宅(丙類)  
RESIDENTIAL (GROUP C)
- G/C** 政府、機構或社區  
GOVERNMENT, INSTITUTION OR COMMUNITY
- O** 休憩用地  
OPEN SPACE
- OU** 其他指定用途  
OTHER SPECIFIED USES
- GB** 綠化地帶  
GREEN BELT
- 因合和二期工程而封閉之通道  
ROAD CLOSURE DUE TO THE CONSTRUCTION OF HOPEWELL CENTRE II
- 現時通往秀華坊一帶的通道  
CURRENT ACCESS TO AREAS OF SAU WA FONG
- 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**

把申請地點由「休憩用地」、「住宅(丙類)」、「政府、機構或社區」地帶改劃為「綜合發展區」地帶  
香港灣仔山坡臺1、1A、2和3號、船街55號(南園臺)、  
捷船街1-5號、船街53號(妙鏡臺)和毗連政府土地  
TO REZONE THE APPLICATION SITE FROM "OPEN SPACE", "RESIDENTIAL (GROUP C)",  
"GOVERNMENT, INSTITUTION OR COMMUNITY" TO "COMPREHENSIVE DEVELOPMENT AREA"  
1, 1A, 2 AND 3 HILL SIDE TERRACE, 55 SHIP STREET (NAM KOO TERRACE),  
1-5 SCHOONER STREET, 53 SHIP STREET (MIU KANG TERRACE) AND  
ADJOINING GOVERNMENT LAND, WAN CHAI, HONG KONG

SCALE 1:1 000 比例尺



規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.  
Y/H5/5

圖 PLAN  
Z - 2

本摘要圖於2019年11月25日擬備，  
所根據的資料為測量圖編號  
11-SW-14B

EXTRACT PLAN PREPARED ON 25.11.2019  
BASED ON SURVEY SHEET No.  
11-SW-14B

S/H5/28  
合和中心二期(興建中)  
HOPEWELL CENTRE II  
(under construction)

S/H12/12



界線只作識別用  
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

本圖於2019年11月15日擬備，  
所根據的資料為地政總署於  
2019年1月25日拍得的  
航攝照片編號E056766C

PLAN PREPARED ON 15.11.2019  
BASED ON AERIAL PHOTO No.  
E056766C TAKEN ON 25.1.2019  
BY LANDS DEPARTMENT

### 航攝照片 AERIAL PHOTO

把申請地點由「休憩用地」、「住宅(丙類)」、  
「政府、機構或社區」地帶改劃為「綜合發展區」地帶  
香港灣仔山坡臺1、1A、2和3號、船街55號(南園臺)、  
掃船街1-5號、船街53號(妙鏡臺)和毗連政府土地

TO REZONE THE APPLICATION SITE FROM "OPEN SPACE", "RESIDENTIAL (GROUP C)",  
"GOVERNMENT, INSTITUTION OR COMMUNITY" TO "COMPREHENSIVE DEVELOPMENT AREA"  
1, 1A, 2 AND 3 HILL SIDE TERRACE, 55 SHIP STREET (NAM KOO TERRACE),  
1-5 SCHOONER STREET, 53 SHIP STREET (MIU KANG TERRACE) AND  
ADJOINING GOVERNMENT LAND, WAN CHAI, HONG KONG

規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.

Y/H5/5

圖 PLAN

Z - 3



界線只作識別用  
BOUNDARY FOR IDENTIFICATION PURPOSES ONLY

本圖於2019年11月15日擬備，  
所根據的資料為攝於2019年10月18日  
的實地照片

PLAN PREPARED ON 15.11.2019  
BASED ON SITE PHOTO  
TAKEN ON 18.10.2019

### 實地照片 SITE PHOTO

把申請地點由「休憩用地」、「住宅(丙類)」、  
「政府、機構或社區」地帶改劃為「綜合發展區」地帶  
香港灣仔山坡臺1、1A、2和3號、船街55號(南固臺)、  
捷船街1-5號、船街53號(妙鏡臺)和毗連政府土地  
TO REZONE THE APPLICATION SITE FROM "OPEN SPACE", "RESIDENTIAL (GROUP C)",  
"GOVERNMENT, INSTITUTION OR COMMUNITY" TO "COMPREHENSIVE DEVELOPMENT AREA"  
1, 1A, 2 AND 3 HILL SIDE TERRACE, 55 SHIP STREET (NAM KOO TERRACE),  
1-5 SCHOONER STREET, 53 SHIP STREET (MIU KANG TERRACE) AND  
ADJOINING GOVERNMENT LAND, WAN CHAI, HONG KONG

規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.  
Y/H5/5

圖 PLAN  
Z - 4



界線只作識別用  
BOUNDARY FOR IDENTIFICATION PURPOSES ONLY

本圖於2019年11月15日擬備，  
所根據的資料為攝於2018年9月27日  
的實地照片

PLAN PREPARED ON 15.11.2019  
BASED ON SITE PHOTOS  
TAKEN ON 27.9.2018

**實地照片 SITE PHOTO**

把申請地點由「休憩用地」、「住宅(丙類)」、  
「政府、機構或社區」地帶改劃為「綜合發展區」地帶  
香港灣仔山坡臺1、1A、2和3號、船街55號(南固臺)、  
捷船街1-5號、船街53號(妙鏡臺)和毗連政府土地  
TO REZONE THE APPLICATION SITE FROM "OPEN SPACE", "RESIDENTIAL (GROUP C)",  
"GOVERNMENT, INSTITUTION OR COMMUNITY" TO "COMPREHENSIVE DEVELOPMENT AREA"  
1, 1A, 2 AND 3 HILL SIDE TERRACE, 55 SHIP STREET (NAM KOO TERRACE),  
1-5 SCHOONER STREET, 53 SHIP STREET (MIU KANG TERRACE) AND  
ADJOINING GOVERNMENT LAND, WAN CHAI, HONG KONG

規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.  
Y/H5/5

圖 PLAN  
Z - 5



界線只作識別用  
BOUNDARY FOR IDENTIFICATION PURPOSES ONLY

**實地照片 SITE PHOTO**

本圖於2019年11月15日擬備，  
所根據的資料為攝於2019年10月18日  
的實地照片

PLAN PREPARED ON 15.11.2019  
BASED ON SITE PHOTOS  
TAKEN ON 18.10.2019

把申請地點由「休憩用地」、「住宅(丙類)」、  
「政府、機構或社區」地帶改劃為「綜合發展區」地帶  
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1, 1A, 2 AND 3 HILL SIDE TERRACE, 55 SHIP STREET (NAM KOO TERRACE),  
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規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.  
Y/H5/5

圖 PLAN  
Z - 6



界線只作識別用  
BOUNDARY FOR IDENTIFICATION PURPOSES ONLY

本圖於2019年11月15日擬備，  
所根據的資料為攝於2019年10月21日  
的實地照片

PLAN PREPARED ON 15.11.2019  
BASED ON SITE PHOTO  
TAKEN ON 21.10.2019

**實地照片 SITE PHOTO**

把申請地點由「休憩用地」、「住宅(丙類)」、  
「政府、機構或社區」地帶改劃為「綜合發展區」地帶  
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TO REZONE THE APPLICATION SITE FROM "OPEN SPACE", "RESIDENTIAL (GROUP C)",  
"GOVERNMENT, INSTITUTION OR COMMUNITY" TO "COMPREHENSIVE DEVELOPMENT AREA"  
1, 1A, 2 AND 3 HILL SIDE TERRACE, 55 SHIP STREET (NAM KOO TERRACE),  
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ADJOINING GOVERNMENT LAND, WAN CHAI, HONG KONG

規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.  
Y/H5/5

圖 PLAN  
Z - 7





界線只作識別用  
BOUNDARY FOR IDENTIFICATION PURPOSES ONLY

**實地照片 SITE PHOTO**

本圖於2019年11月15日擬備，  
所根據的資料為攝於2019年10月18日  
的實地照片

PLAN PREPARED ON 15.11.2019  
BASED ON SITE PHOTOS  
TAKEN ON 18.10.2019

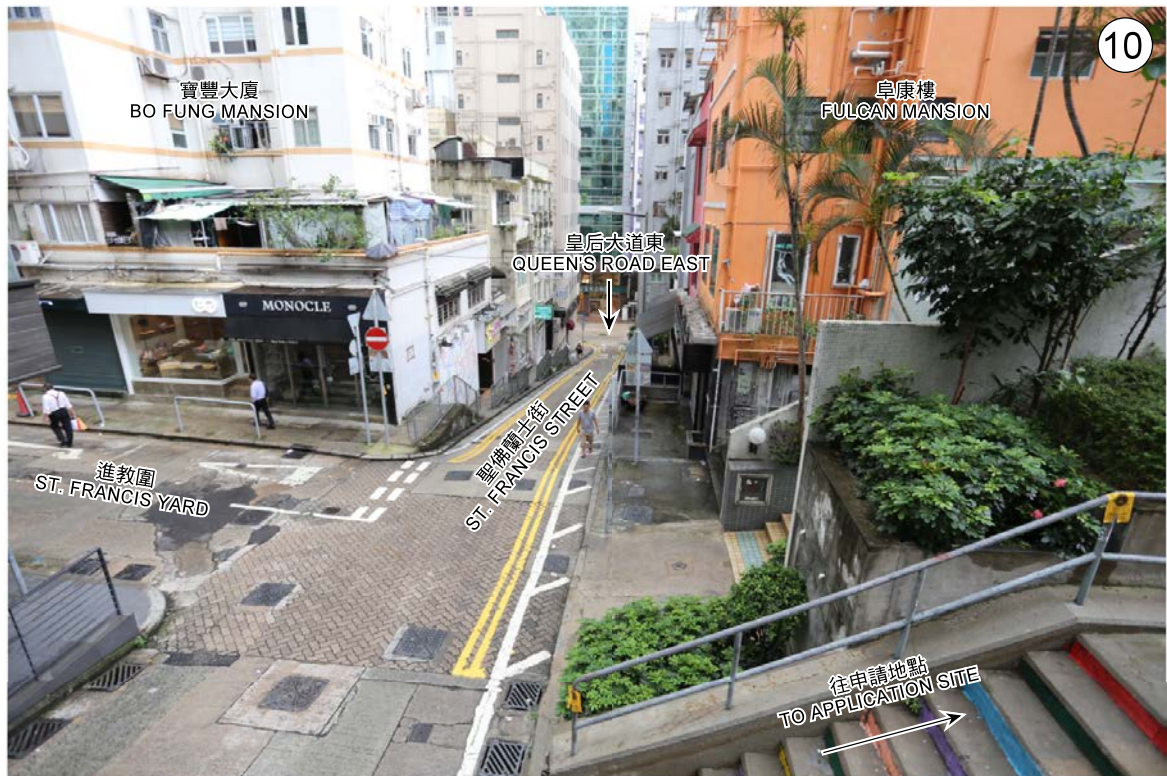
把申請地點由「休憩用地」、「住宅(丙類)」、  
「政府、機構或社區」地帶改制為「綜合發展區」地帶  
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捷船街1-5號、船街53號(妙鏡臺)和毗連政府土地  
TO REZONE THE APPLICATION SITE FROM "OPEN SPACE", "RESIDENTIAL (GROUP C)",  
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**規劃署  
PLANNING  
DEPARTMENT**



參考編號  
REFERENCE No.  
Y/H5/5

圖 PLAN  
Z - 8



**實地照片 SITE PHOTO**

本圖於2019年11月15日擬備，  
所根據的資料為攝於2019年10月18日  
的實地照片

PLAN PREPARED ON 15.11.2019  
BASED ON SITE PHOTOS  
TAKEN ON 18.10.2019

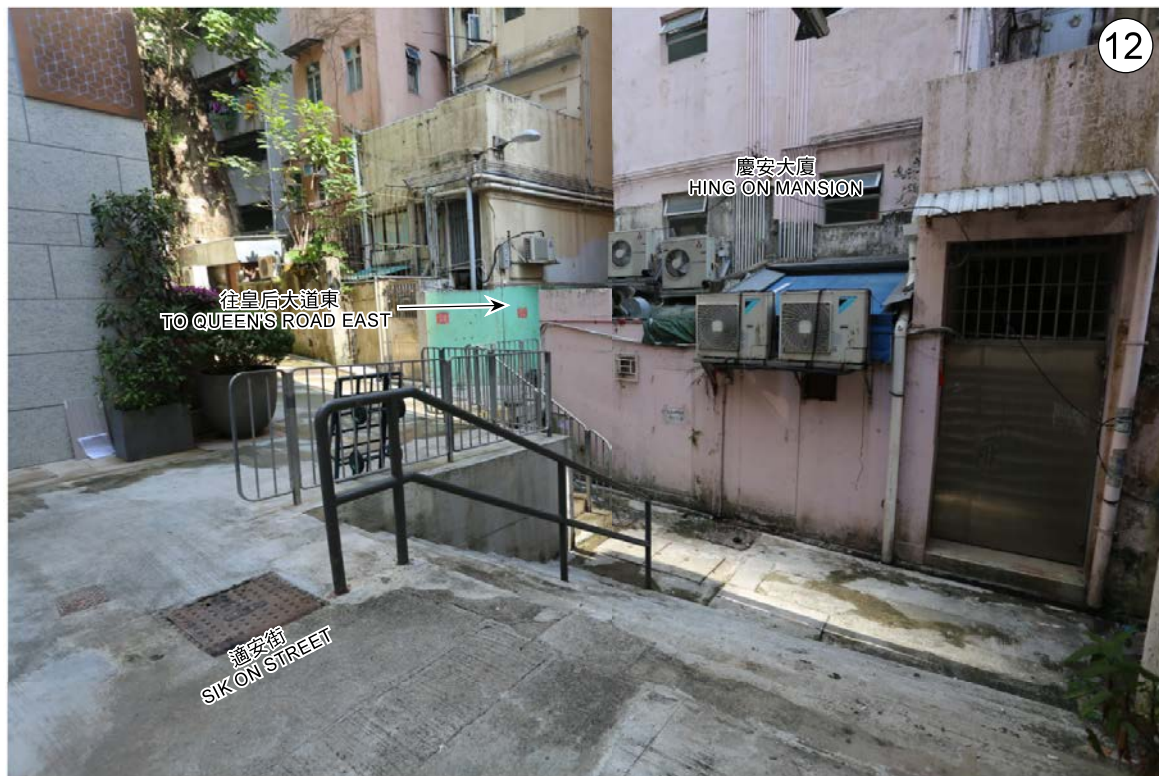
把申請地點由「休憩用地」、「住宅(丙類)」、  
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TO REZONE THE APPLICATION SITE FROM "OPEN SPACE", "RESIDENTIAL (GROUP C)",  
"GOVERNMENT, INSTITUTION OR COMMUNITY" TO "COMPREHENSIVE DEVELOPMENT AREA"  
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ADJOINING GOVERNMENT LAND, WAN CHAI, HONG KONG

**規劃署  
PLANNING  
DEPARTMENT**



參考編號  
REFERENCE No.  
Y/H5/5

圖 PLAN  
Z - 9



**實地照片 SITE PHOTO**

本圖於2019年11月15日擬備，  
所根據的資料為攝於2019年9月6日及  
2019年10月18日的實地照片

PLAN PREPARED ON 15.11.2019  
BASED ON SITE PHOTOS  
TAKEN ON 6.9.2019 AND 18.10.2019

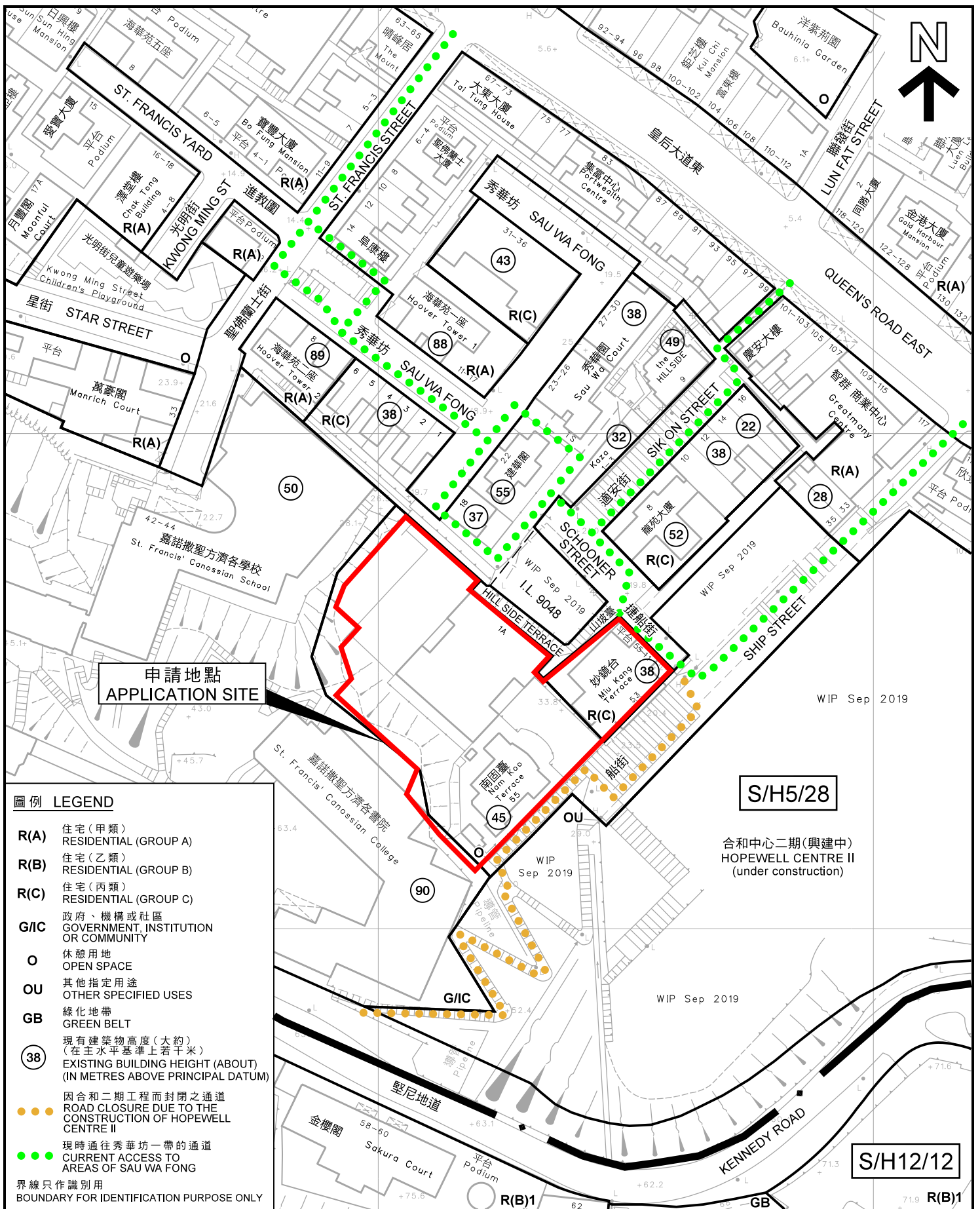
把申請地點由「休憩用地」、「住宅(丙類)」、  
「政府、機構或社區」地帶改劃為「綜合發展區」地帶  
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ADJOINING GOVERNMENT LAND, WAN CHAI, HONG KONG

**規劃署  
PLANNING  
DEPARTMENT**



參考編號  
REFERENCE No.  
Y/H5/5

圖 PLAN  
Z - 10



申請地點  
APPLICATION SITE

S/H5/28

合和中心二期(興建中)  
HOPEWELL CENTRE II  
(under construction)

S/H12/12

圖例 LEGEND

- R(A) 住宅(甲類)  
RESIDENTIAL (GROUP A)
- R(B) 住宅(乙類)  
RESIDENTIAL (GROUP B)
- R(C) 住宅(丙類)  
RESIDENTIAL (GROUP C)
- G/C 政府、機構或社區  
GOVERNMENT, INSTITUTION OR COMMUNITY
- O 休憩用地  
OPEN SPACE
- OU 其他指定用途  
OTHER SPECIFIED USES
- GB 綠化地帶  
GREEN BELT
- (38) 現有建築物高度(大約)  
(在主水平基準上若干米)  
EXISTING BUILDING HEIGHT (ABOUT)  
(IN METRES ABOVE PRINCIPAL DATUM)
- 因合和二期工程而封閉之通道  
ROAD CLOSURE DUE TO THE  
CONSTRUCTION OF HOPEWELL  
CENTRE II
- 現時通往秀華坊一帶的通道  
CURRENT ACCESS TO  
AREAS OF SAU WA FONG
- 界線只作識別用  
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

平面圖 SITE PLAN

把申請地點由「休憩用地」、「住宅(丙類)」、  
「政府、機構或社區」地帶改劃為「綜合發展區」地帶  
香港灣仔山坡臺1、1A、2和3號、船街55號(南園臺)、  
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ADJOINING GOVERNMENT LAND, WAN CHAI, HONG KONG

SCALE 1:1 000 比例尺

米 20 0 20 40 米  
METRES

規劃署  
PLANNING  
DEPARTMENT

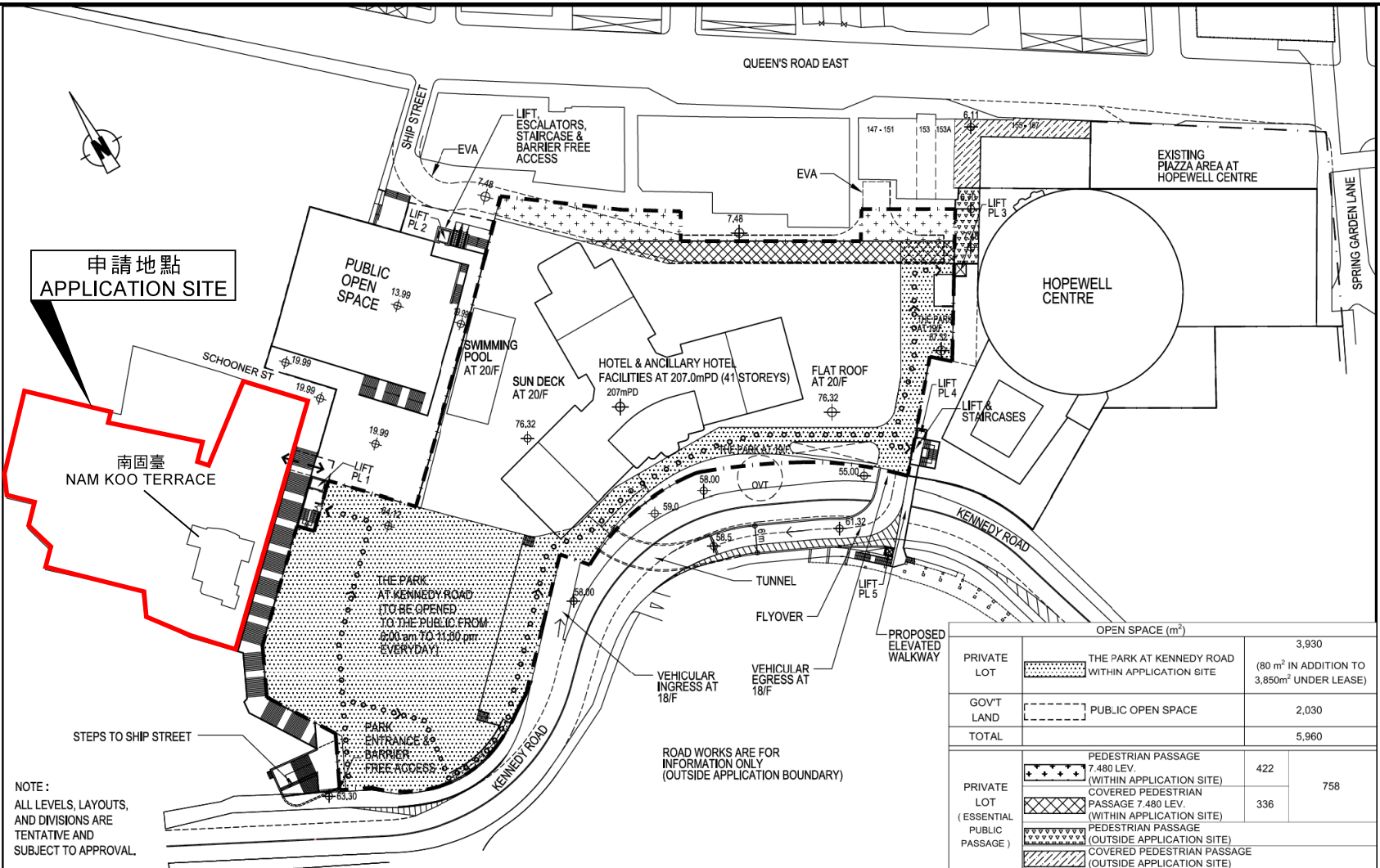


參考編號  
REFERENCE No.  
Y/H5/5

圖 PLAN  
Z - 11

本摘要圖於2019年11月15日擬備，  
所根據的資料為測量圖編號  
11-SW-14B

EXTRACT PLAN PREPARED ON 15.11.2019  
BASED ON SURVEY SHEET No.  
11-SW-14B



申請地點  
APPLICATION SITE

南固臺  
NAM KOO TERRACE

NOTE:  
ALL LEVELS, LAYOUTS,  
AND DIVISIONS ARE  
TENTATIVE AND  
SUBJECT TO APPROVAL.

LEGEND :

|  |                           |
|--|---------------------------|
|  | APPLICATION SITE BOUNDARY |
|  | PUBLIC OPEN SPACE         |
|  | PEDESTRIAN CIRCULATION    |

MINOR REFINEMENTS AND ENHANCEMENTS TO THE APPROVED HOTEL PROJECT (HOPEWELL CENTRE II) AT INLAND LOT NO. 8715 ON KENNEDY ROAD AND SHIP STREET, WAN CHAI

PROJECT :  
**HOPEWELL CENTRE II (2017 SCHEME)**

0 10 20m

DWG. NO. : 2017 SCH\_TPB001  
DATE : 19 / 06 / 2017

|  |  | OPEN SPACE (m <sup>2</sup> )                                    |       |
|--|--|---|-------|
| PRIVATE LOT                            |  | THE PARK AT KENNEDY ROAD WITHIN APPLICATION SITE                | 3,930 |
| GOV'T LAND                             |  | PUBLIC OPEN SPACE   | 2,030 |
| TOTAL                                  |  |   | 5,960 |
| PRIVATE LOT (ESSENTIAL PUBLIC PASSAGE) |  | PEDESTRIAN PASSAGE 7.480 LEV. (WITHIN APPLICATION SITE)         | 422   |
|  |  | COVERED PEDESTRIAN PASSAGE 7.480 LEV. (WITHIN APPLICATION SITE) | 336   |
|  |  | PEDESTRIAN PASSAGE (OUTSIDE APPLICATION SITE)                   | 758   |
|  |  | COVERED PEDESTRIAN PASSAGE (OUTSIDE APPLICATION SITE)           |       |

(80 m<sup>2</sup> IN ADDITION TO 3,850m<sup>2</sup> UNDER LEASE)

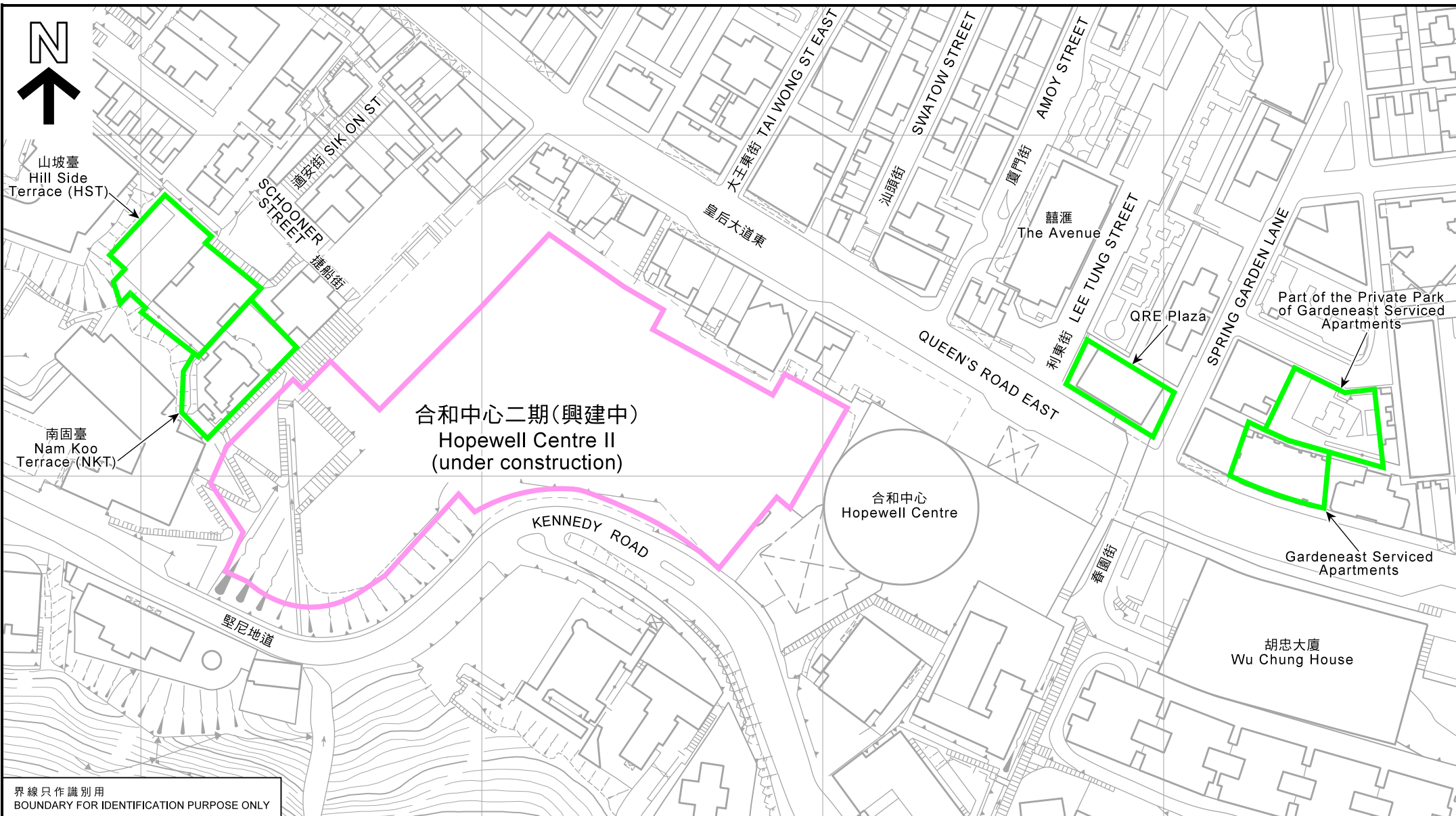
本摘要圖於2019年11月25日擬備，  
摘自合和二期的申請編號A/H5/408  
EXTRACT PLAN PREPARED ON 25.11.2019  
EXTRACTED FROM HOPEWELL CENTRE II's  
APPLICATION No. A/H5/408

規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.  
Y/H5/5

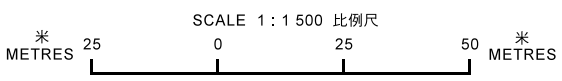
圖 PLAN  
Z - 12



界線只作識別用  
BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

平面圖 SITE PLAN

有關合和中心二期發展曾建議交出的土地  
COMMITTED SURRENDER AREAS RELATED TO HOPEWELL CENTRE II IN THE PAST



本摘要圖於2019年12月3日擬備，  
所根據的資料為測量圖編號  
11-SW-14B  
EXTRACT PLAN PREPARED ON 3.12.2019  
BASED ON SURVEY SHEET No.  
11-SW-14B

規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.  
Y/H/5/5

圖 PLAN  
Z - 13