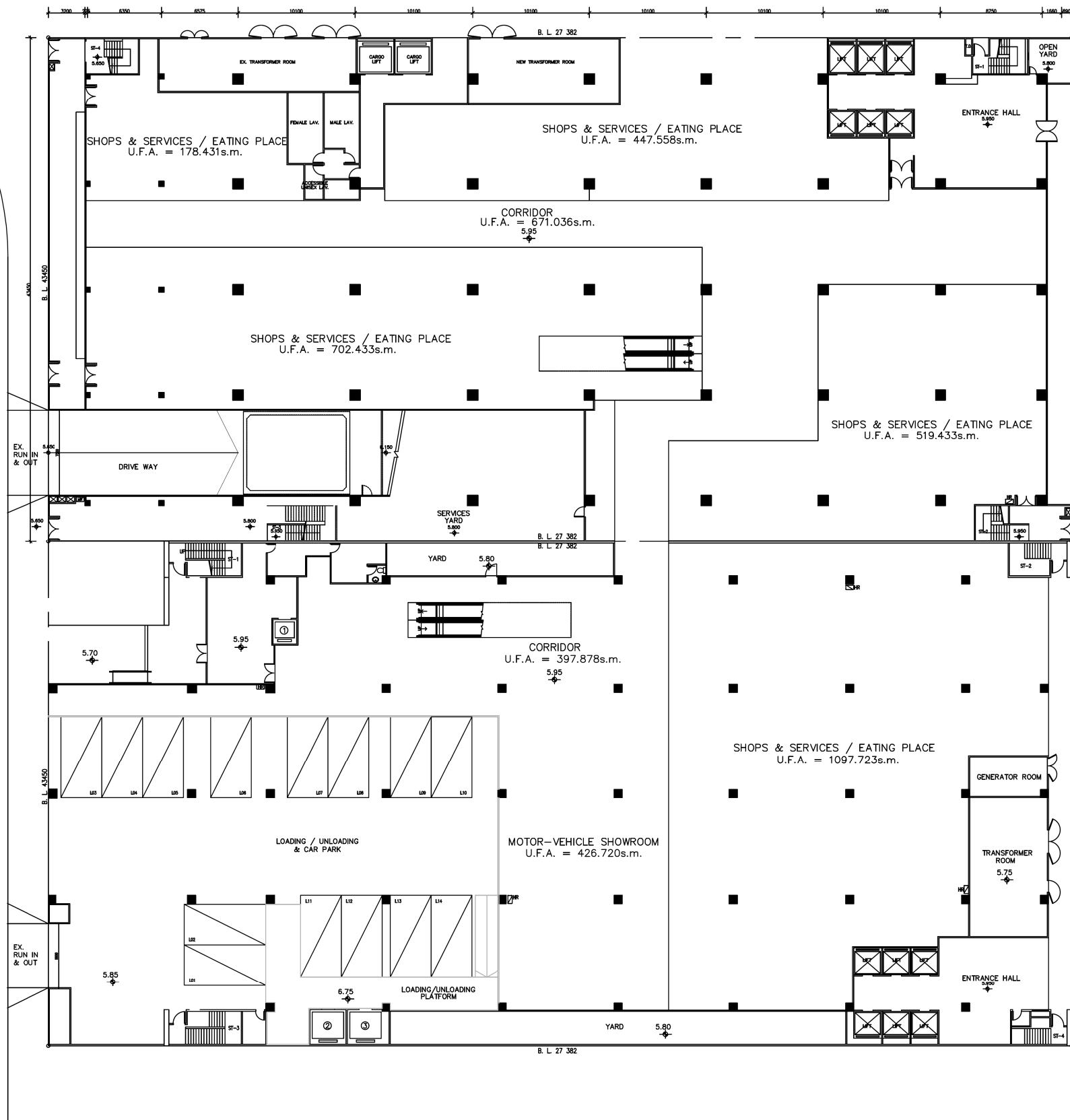


YUEN SHUN CIRCUIT



GRD. FLOOR PLAN

SIU LEK YUEN STREET (35.0m WIDTH)

B.D. REF. NO. ---
 F.P.B. NO. ---

FIGURED DIMENSIONS ARE TO BE TAKEN IN PREFERENCE TO SCALED ONES IN ALL CASES.

BEFORE COMMENCING ANY WORK OR ORDERING ANY MATERIALS THE CONTRACTOR MUST VERIFY ALL MEASUREMENTS OF THE BUILDING. IF ANY DISCREPANCIES ARE FOUND THEY MUST BE BROUGHT TO THE NOTICE OF THE ARCHITECT IMMEDIATELY.

IN ACCORDANCE WITH THE PROVISIONS OF THE COPYRIGHT ACT 1956, AND THE COPYRIGHT (HONG KONG) ORDER 1972, COPYRIGHT IN ALL DRAWINGS AND IN THE WORK EXECUTED FROM THEM, EXCEPT DRAWINGS AND WORKS FOR THE CROWN, WILL REMAIN THE PROPERTY OF THE ARCHITECT UNLESS OTHERWISE AGREED.

REV.	DATE	DESCRIPTION	CHK.

PROJECT
 PROPOSED ADDITION & ALTERATIONS WORKS FOR NOS. 8-14 SIU LEK YUEN ROAD
 N.T.

PLAN
 FLOOR PLAN

SCALE
 1:200

T.K.TSUI & ASSOCIATES LTD.
 CHARTERED ENGINEERS & AUTHORIZED PERSONS
 PROPERTY DEVELOPMENT CONSULTANT



T. K. TSUI
 REG. STRUCTURAL ENG. & AUTHORIZED PERSON

DRAWN
 RICKY

CHECKED
 C.K. PAT

DRAWING NO.	FIRST APPROVAL:	
	A	B
AA-1		

參考編號 REFERENCE No. A/ST/982 繪圖 DRAWING A-1

(來源：申請人於2020年12月1日提交的進一步資料內的繪圖)
 (SOURCE: DRAWING IN THE APPLICANT'S SUBMITTED FURTHER INFORMATION ON 1.12.2020)

B.D. REF. NO. ---
F.P.B. NO. ---

FIGURED DIMENSIONS ARE TO BE TAKEN IN PREFERENCE TO SCALED ONES IN ALL CASES.

BEFORE COMMENCING ANY WORK OR ORDERING ANY MATERIALS THE CONTRACTOR MUST VERIFY ALL MEASUREMENTS OF THE BUILDING. IF ANY DISCREPANCIES ARE FOUND THEY MUST BE BROUGHT TO THE NOTICE OF THE ARCHITECT IMMEDIATELY.

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REV.	DATE	DESCRIPTION	CHK.

PROJECT
PROPOSED ADDITION & ALTERATIONS WORKS FOR NOS. 8-14 SIU LEK YUEN ROAD
N.T.

PLAN
FLOOR PLAN

SCALE
1:200

T.K.TSUI & ASSOCIATES LTD.
CHARTERED ENGINEERS & AUTHORIZED PERSONS
PROPERTY DEVELOPMENT CONSULTANT

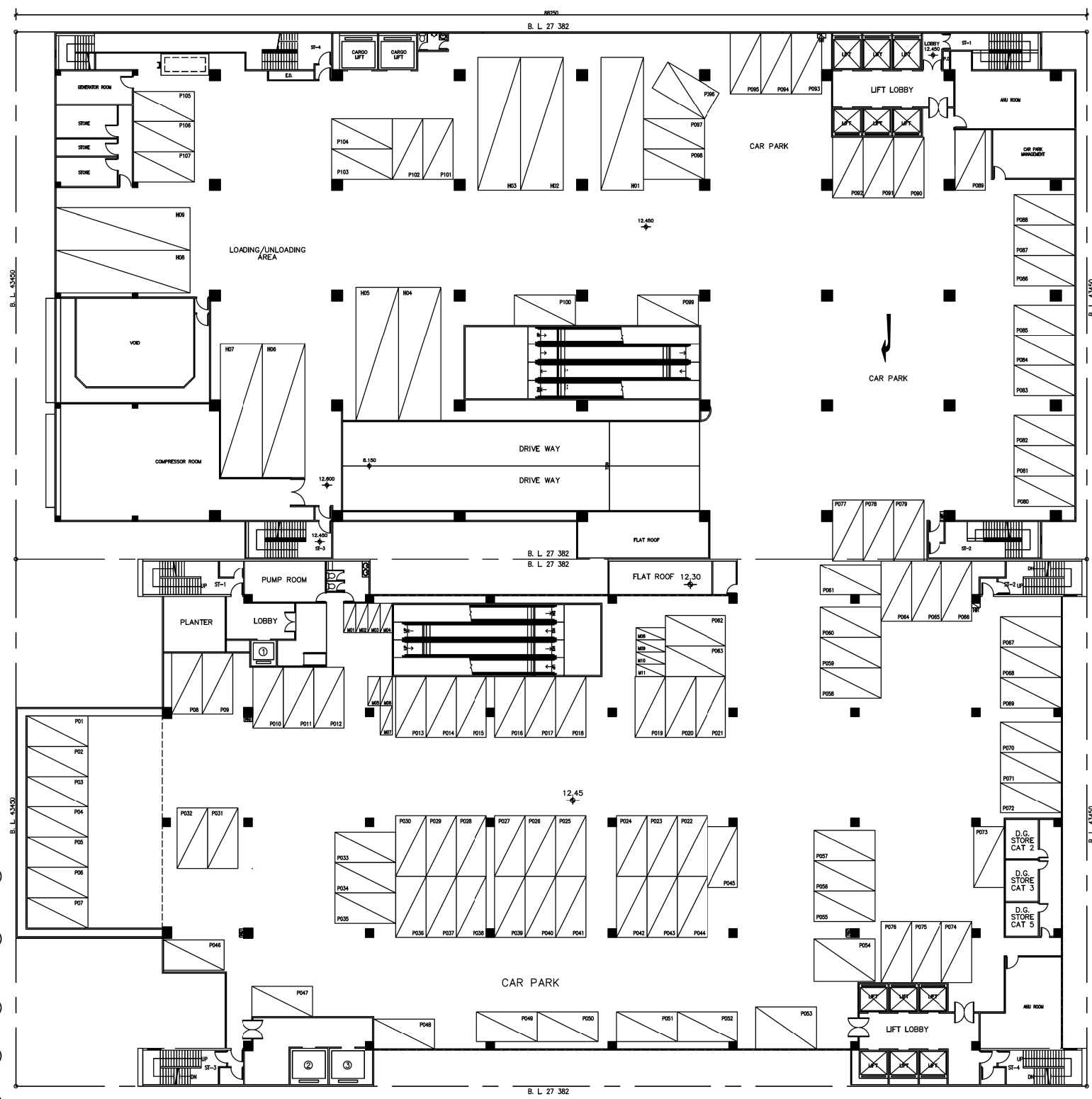
崔德剛
 註冊工程師
 物業發展顧問

T. K. TSUI
REG. STRUCTURAL ENG. & AUTHORIZED PERSON

DRAWN
RICKY

CHECKED
C.K. PAT

DRAWING NO.	FIRST APPROVAL:	
	A	B
AA-2		

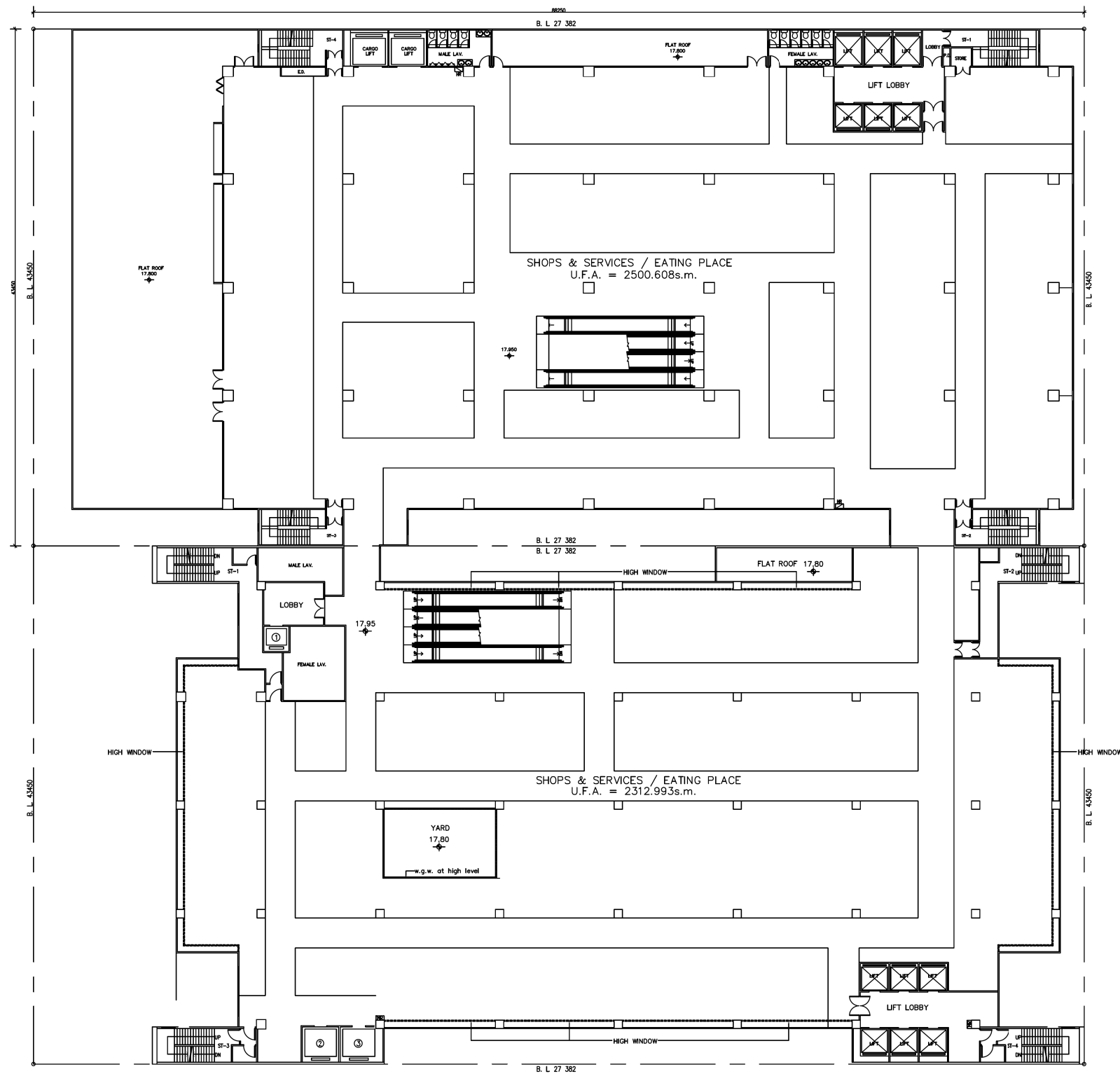


- LEGEND:**
- Heavy Goods Vehicle Loading / Unloading Bay
11.0m (L) x 3.5m (W) x Min. 4.7m (H) (9 NOS.)
 - Light Goods Vehicle Loading / Unloading Bay
7.0m (L) x 3.5m (W) x Min. 3.6m (H) (14 NOS. AT G/F)
 - Accessible Car Parking Space
5.0m (L) x 3.5m (W) x Min. 2.4m (H) (2 NOS.)
 - Regular Car Parking Space
5.0m (L) x 2.5m (W) x Min. 2.4m (H) (107 NOS.)
 - Motorcycle Parking Space
2.4m (L) x 1.0m (W) x Min. 2.4m (H) (11 NOS.)

1ST FLOOR PLAN

參考編號 REFERENCE No. A/ST/982 繪圖 DRAWING A-2

(來源: 申請人於2020年12月1日提交的進一步資料內的繪圖)
(SOURCE: DRAWING IN THE APPLICANT'S SUBMITTED FURTHER INFORMATION ON 1.12.2020)



2ND FLOOR PLAN

B.D. REF. NO. --
 F.P.B. NO. --

FIGURED DIMENSIONS ARE TO BE TAKEN IN PREFERENCE TO SCALED ONES IN ALL CASES.
 BEFORE COMMENCING ANY WORK OR ORDERING ANY MATERIALS THE CONTRACTOR MUST VERIFY ALL MEASUREMENTS OF THE BUILDING. IF ANY DISCREPANCIES ARE FOUND THEY MUST BE BROUGHT TO THE NOTICE OF THE ARCHITECT IMMEDIATELY.
 IN ACCORDANCE WITH THE PROVISIONS OF THE COPYRIGHT ACT 1956, AND THE COPYRIGHT (HONG KONG) ORDER 1972, COPYRIGHT IN ALL DRAWINGS AND IN THE WORK EXECUTED FROM THEM, EXCEPT DRAWINGS AND WORKS FOR THE CROWN, WILL REMAIN THE PROPERTY OF THE ARCHITECT UNLESS OTHERWISE AGREED.

REV.	DATE	DESCRIPTION	CHK.

PROJECT
 PROPOSED ADDITION & ALTERATIONS WORKS FOR NOS. 8-14 SIU LEK YUEN ROAD
 N.T.

PLAN
 FLOOR PLAN

SCALE
 1:200

T.K.TSUI & ASSOCIATES LTD.
 CHARTERED ENGINEERS & AUTHORIZED PERSONS
 PROPERTY DEVELOPMENT CONSULTANT



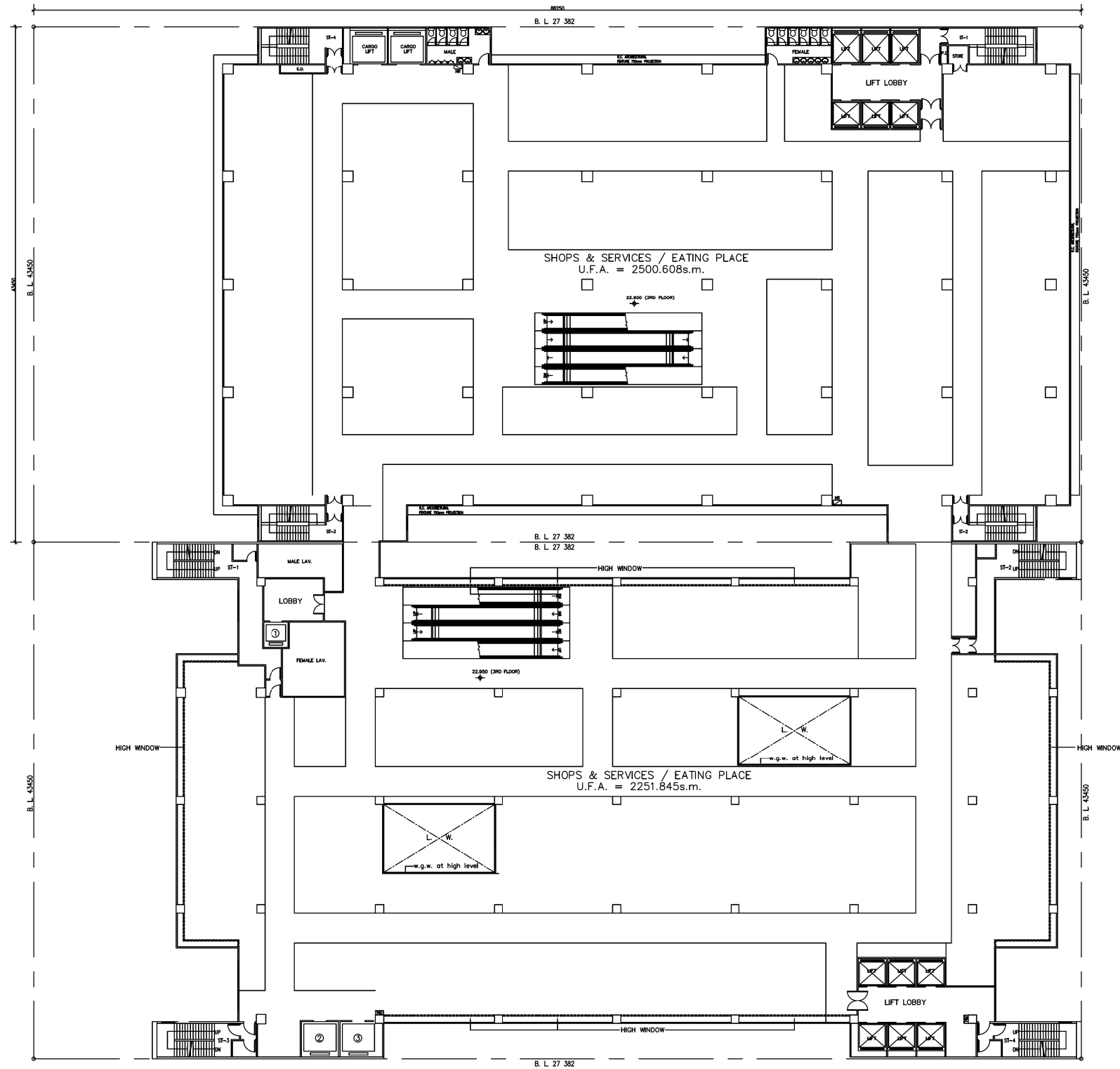
T. K. TSUI
 REG. STRUCTURAL ENG. & AUTHORIZED PERSON

DRAWN: RICKY
 CHECKED: C.K. PAT

DRAWING NO.	FIRST APPROVAL:	
	A	B
AA-3		

參考編號 REFERENCE No. A/ST/982 繪圖 DRAWING A-3

(來源: 申請人於2020年12月1日提交的進一步資料內的繪圖)
 (SOURCE: DRAWING IN THE APPLICANT'S SUBMITTED FURTHER INFORMATION ON 1.12.2020)



3RD FLOOR PLAN

B.D. REF. NO. --
 F.P.B. NO. --

FIGURED DIMENSIONS ARE TO BE TAKEN IN PREFERENCE TO SCALED ONES IN ALL CASES.
 BEFORE COMMENCING ANY WORK OR ORDERING ANY MATERIALS THE CONTRACTOR MUST VERIFY ALL MEASUREMENTS OF THE BUILDING. IF ANY DISCREPANCIES ARE FOUND THEY MUST BE BROUGHT TO THE NOTICE OF THE ARCHITECT IMMEDIATELY.
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REV.	DATE	DESCRIPTION	CHK.

PROJECT
 PROPOSED ADDITION & ALTERATIONS WORKS FOR NOS. 8-14 SIU LEK YUEN ROAD
 N.T.

PLAN
 FLOOR PLAN

SCALE
 1:200

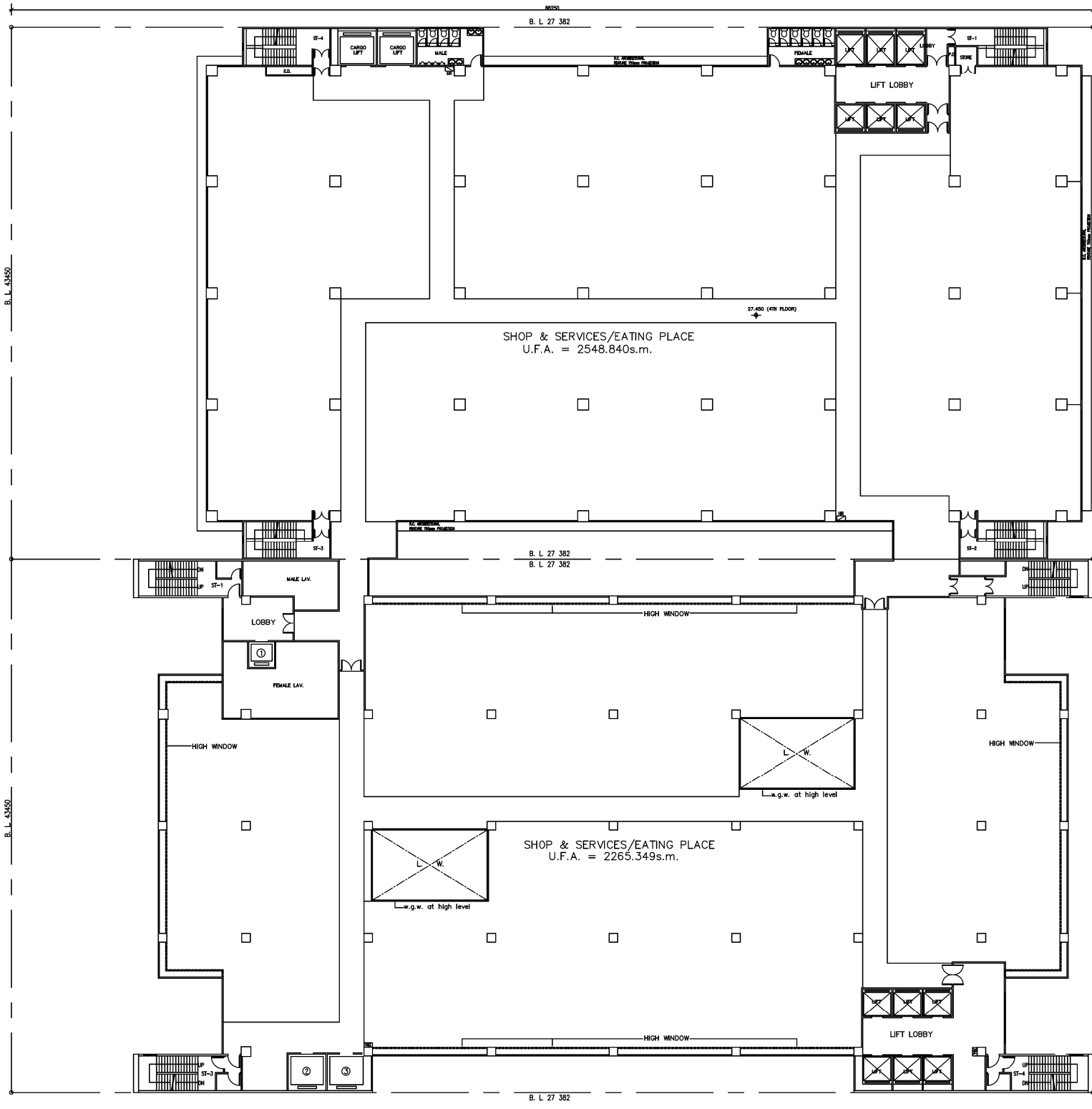
T.K.TSUI & ASSOCIATES LTD.
 CHARTERED ENGINEERS & AUTHORIZED PERSONS
 PROPERTY DEVELOPMENT CONSULTANT


T. K. TSUI
 REG. STRUCTURAL ENG. & AUTHORIZED PERSON

DRAWN CHECKED
 RICKY C.K. PAT

DRAWING NO.	FIRST APPROVAL:	
	A	B
AA-4		

參考編號 REFERENCE No. A/ST/982 繪圖 DRAWING A-4
 (來源: 申請人於2020年12月1日提交的進一步資料內的繪圖)
 (SOURCE: DRAWING IN THE APPLICANT'S SUBMITTED FURTHER INFORMATION ON 1.12.2020)



4TH FLOOR PLAN

B.D. REF. NO. ---
 F.P.B. NO. ---

FIGURED DIMENSIONS ARE TO BE TAKEN IN PREFERENCE TO SCALED ONES IN ALL CASES.
 BEFORE COMMENCING ANY WORK OR ORDERING ANY MATERIALS THE CONTRACTOR MUST VERIFY ALL MEASUREMENTS OF THE BUILDING. IF ANY DISCREPANCIES ARE FOUND THEY MUST BE BROUGHT TO THE NOTICE OF THE ARCHITECT IMMEDIATELY.
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REV.	DATE	DESCRIPTION	CHK.

PROJECT
 PROPOSED ADDITION & ALTERATIONS WORKS FOR NOS. 8-14 SIU LEK YUEN ROAD
 N.T.

PLAN
 FLOOR PLAN

SCALE
 1:200

T.K.TSUI & ASSOCIATES LTD.
 CHARTERED ENGINEERS & AUTHORIZED PERSONS
 PROPERTY DEVELOPMENT CONSULTANT

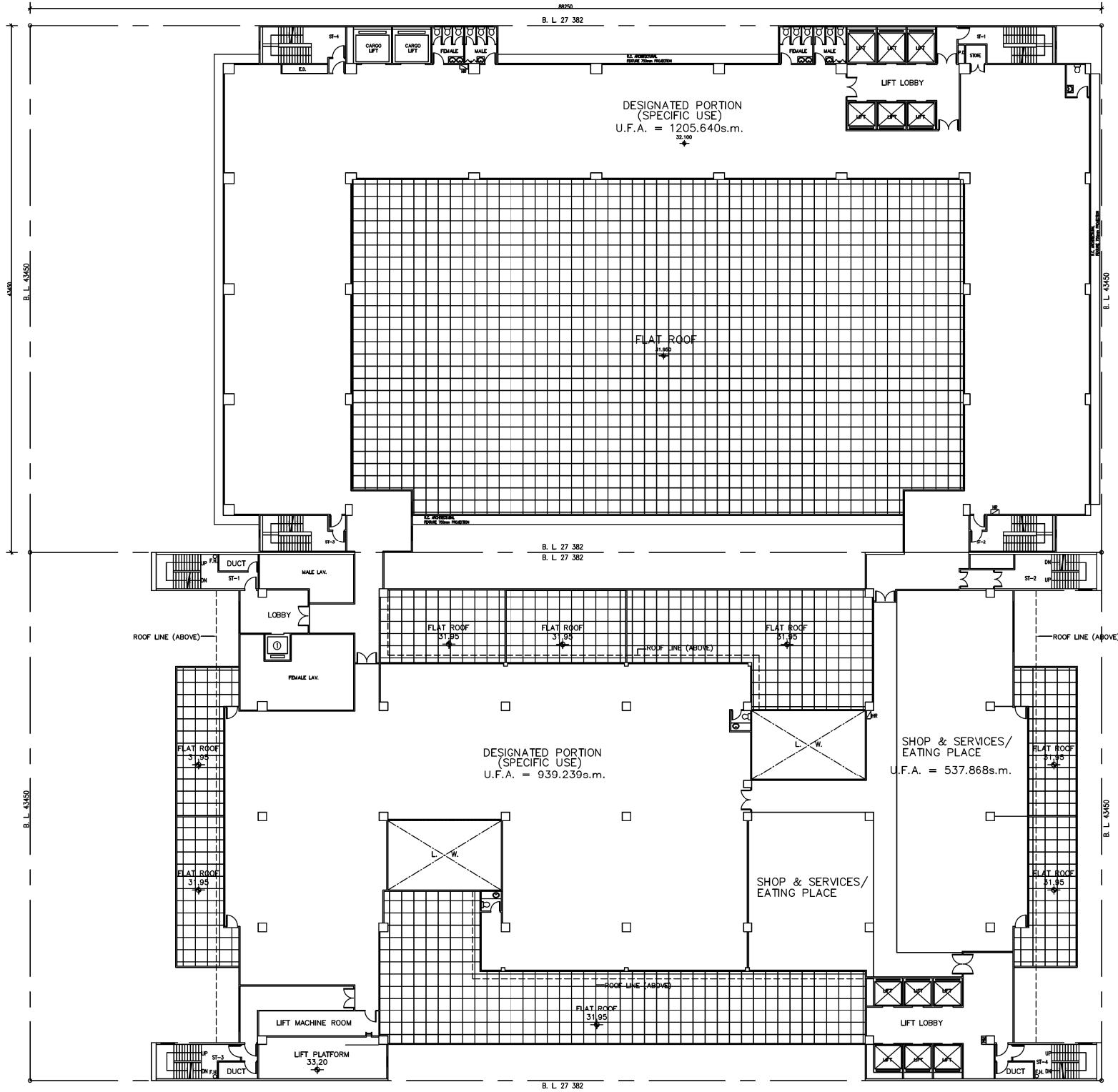
T. K. TSUI
 REG. STRUCTURAL ENG. & AUTHORIZED PERSON

DRAWN
 RICKY

CHECKED
 C.K. PAT

DRAWING NO.
 AA-5

FIRST APPROVAL:	
A	
B	
C	
B	
E	



DESIGNATED PORTION (SPECIFIC USE) -
ART AND CULTURAL SECTORS, CREATIVE INDUSTRIES, INNOVATION AND TECHNOLOGY INDUSTRIAL,
SOCIAL SERVICES OR COMMUNITY HEALTHCARE FACILITIES, SPORTS AND RECREATIONAL USES.

5TH FLOOR PLAN

B.D. REF. NO. --
F.P.B. NO. --

FIGURED DIMENSIONS ARE TO BE TAKEN IN PREFERENCE TO SCALED ONES IN ALL CASES.
BEFORE COMMENCING ANY WORK OR ORDERING ANY MATERIALS THE CONTRACTOR MUST VERIFY ALL MEASUREMENTS OF THE BUILDING. IF ANY DISCREPANCIES ARE FOUND THEY MUST BE BROUGHT TO THE NOTICE OF THE ARCHITECT IMMEDIATELY.
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REV.	DATE	DESCRIPTION	CHK.

PROJECT
PROPOSED ADDITION & ALTERATIONS WORKS FOR NOS. 8-14 SIU LEK YUEN ROAD
N.T.

PLAN
FLOOR PLAN

SCALE
1:200

T.K.TSUI & ASSOCIATES LTD.
CHARTERED ENGINEERS & AUTHORIZED PERSONS
PROPERTY DEVELOPMENT CONSULTANT
崔德剛
建築師有限公司

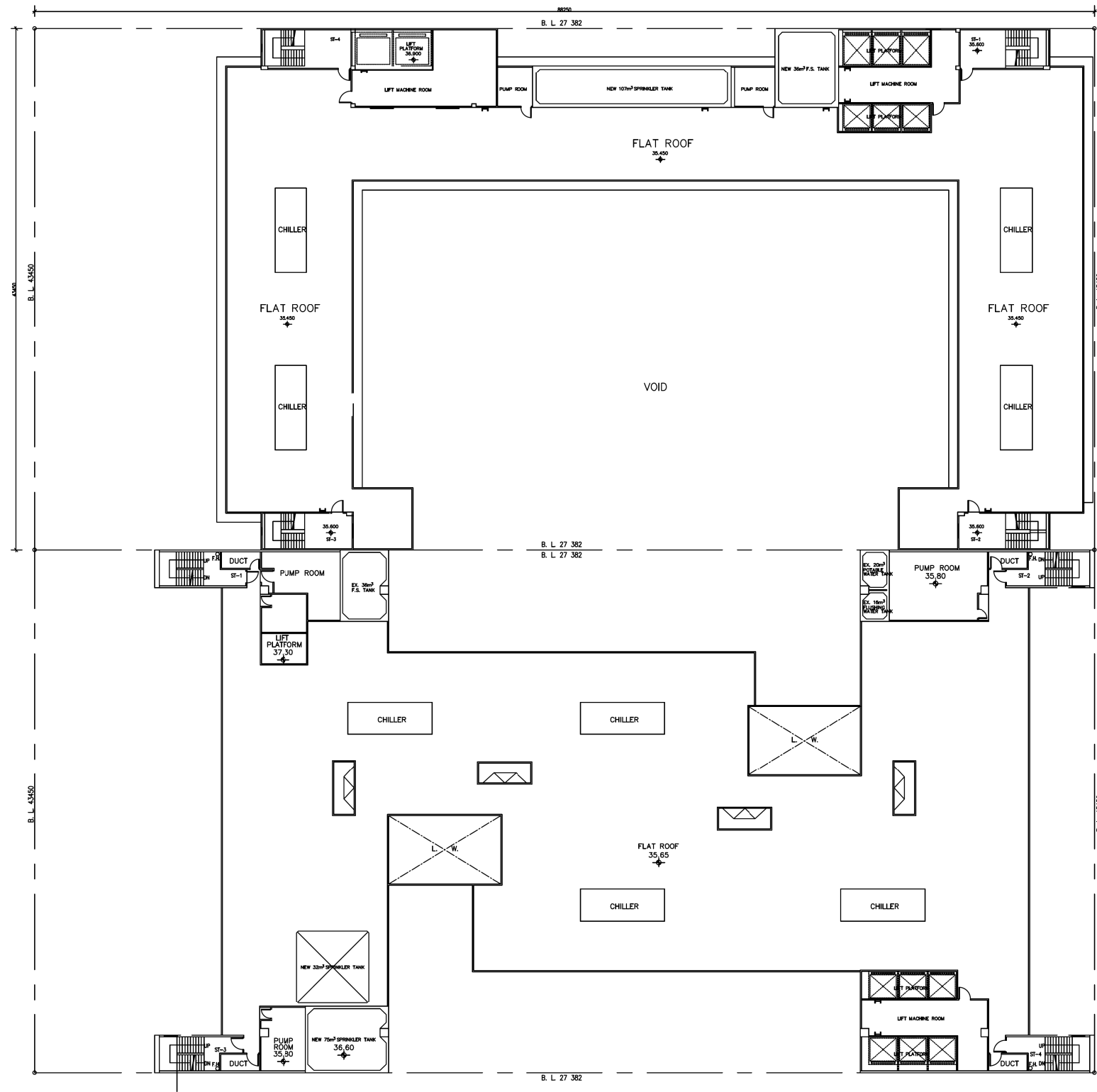
T. K. TSUI
REG. STRUCTURAL ENG. & AUTHORIZED PERSON

DRAWN CHECKED
RICKY C.K. PAT

DRAWING NO.	FIRST APPROVAL	
	A	B
AA-6		

參考編號 REFERENCE No. **A/ST/982** 繪圖 DRAWING **A-6**

(來源: 申請人於2020年12月1日提交的進一步資料內的繪圖)
(SOURCE: DRAWING IN THE APPLICANT'S SUBMITTED FURTHER INFORMATION ON 1.12.2020)



ROOF PLAN

B.D. REF. NO. --
F.P.B. NO. --

FIGURED DIMENSIONS ARE TO BE TAKEN IN PREFERENCE TO SCALED ONES IN ALL CASES.

BEFORE COMMENCING ANY WORK OR ORDERING ANY MATERIALS THE CONTRACTOR MUST VERIFY ALL MEASUREMENTS OF THE BUILDING. IF ANY DISCREPANCIES ARE FOUND THEY MUST BE BROUGHT TO THE NOTICE OF THE ARCHITECT IMMEDIATELY.

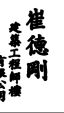
IN ACCORDANCE WITH THE PROVISIONS OF THE COPYRIGHT ACT 1956, AND THE COPYRIGHT (HONG KONG) ORDER 1972, COPYRIGHT IN ALL DRAWINGS AND IN THE WORK EXECUTED FROM THEM, EXCEPT DRAWINGS AND WORKS FOR THE CROWN, WILL REMAIN THE PROPERTY OF THE ARCHITECT UNLESS OTHERWISE AGREED.

REV.	DATE	DESCRIPTION	CHK.

PROJECT
PROPOSED ADDITION & ALTERATIONS WORKS FOR NOS. 8-14 SIU LEK YUEN ROAD N.T.

PLAN
FLOOR PLAN

SCALE
1:200

T.K.TSUI & ASSOCIATES LTD.
CHARTERED ENGINEERS & AUTHORIZED PERSONS
PROPERTY DEVELOPMENT CONSULTANT


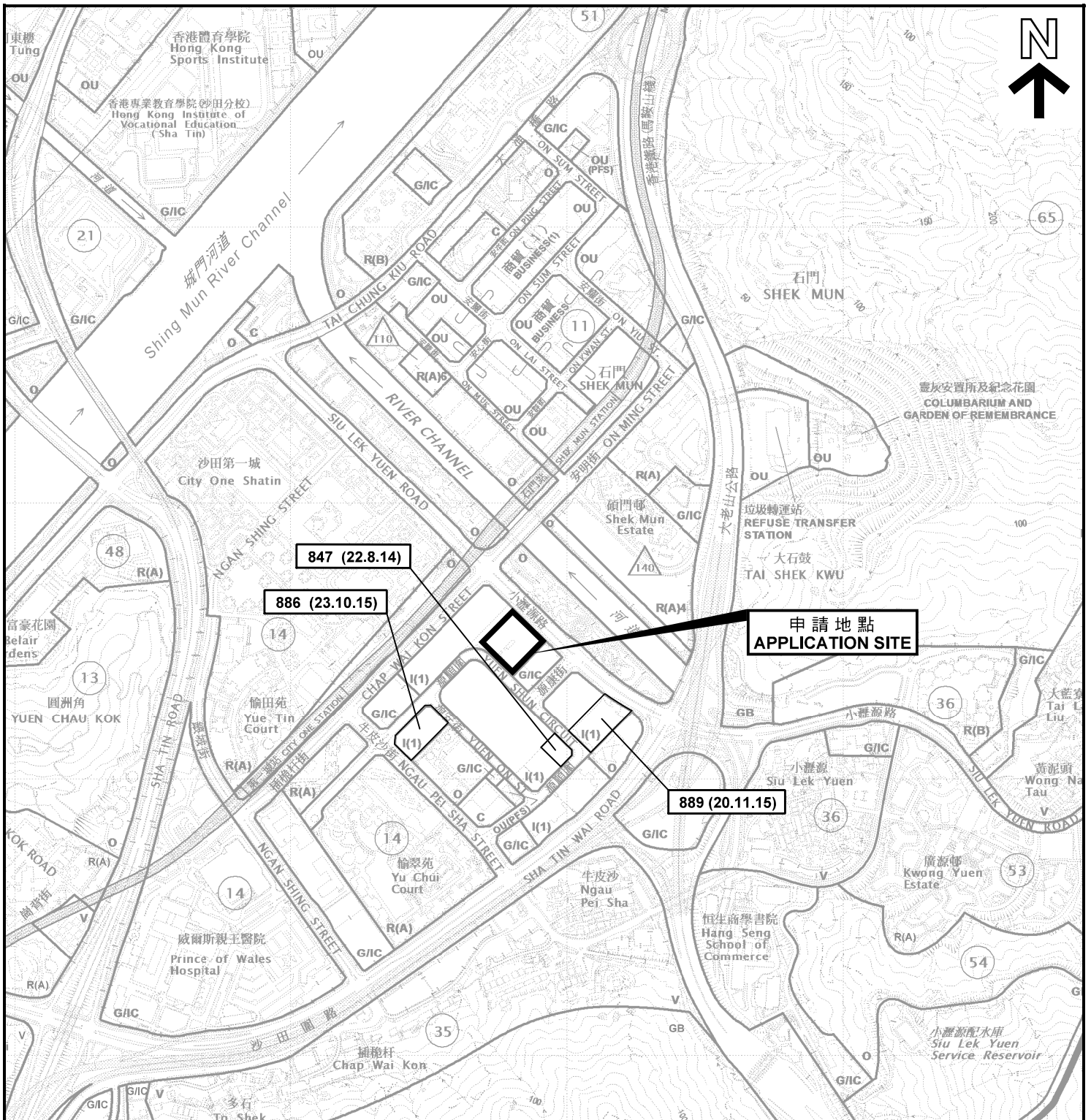
T. K. TSUI (CP. (HONG KONG), C. ENGR., F.I. STRUCT. E., F.A.M.S.E., M.A.S.C.E.)
REG. STRUCTURAL ENG. & AUTHORIZED PERSON

DRAWN CHECKED
RICKY C.K. PAT

DRAWING NO.	FIRST APPROVAL:	
	A	
AA-7	B	
	C	
	D	
	E	

參考編號 REFERENCE No. A/ST/982 繪圖 DRAWING A-7

(來源: 申請人於2020年12月1日提交的進一步資料內的繪圖)
(SOURCE: DRAWING IN THE APPLICANT'S SUBMITTED FURTHER INFORMATION ON 1.12.2020)



圖例 LEGEND

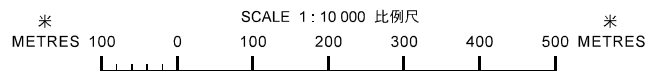
- 847 (22.8.14) 獲批准的申請
APPROVED APPLICATION
- 847 (22.8.14) 會議日期
DATE OF MEETING
- 847 (22.8.14) 申請編號
APPLICATION NUMBER
- 申請地點界線只作識別用
APPLICATION SITE BOUNDARY
FOR IDENTIFICATION PURPOSE ONLY

沒有分區計劃大綱圖覆蓋的範圍
AREA NOT COVERED BY
OUTLINE ZONING PLAN

位置圖 LOCATION PLAN

擬議商店及服務行業\食肆\地下一層的汽車陳列室\藝術工作室\
資訊科技及電訊業\辦公室\研究所、設計及發展中心(改裝整幢現有工業大廈)
新界沙田小瀝源路8號至14號(沙田市地段第196號及第276號)
PROPOSED SHOP AND SERVICES\ EATING PLACE\
MOTOR-VEHICLE SHOWROOM ON GROUND FLOOR\ ART STUDIO\
INFORMATION TECHNOLOGY AND TELECOMMUNICATIONS INDUSTRIES\
OFFICE\ RESEARCH, DESIGN AND DEVELOPMENT CENTRE
(WHOLESALE CONVERSION OF EXISTING INDUSTRIAL BUILDING)
Nos. 8-14 SIU LEK YUEN ROAD, SHA TIN, NEW TERRITORIES (SHA TIN TOWN LOT Nos. 196 & 276)

SCALE 1: 10 000 比例尺



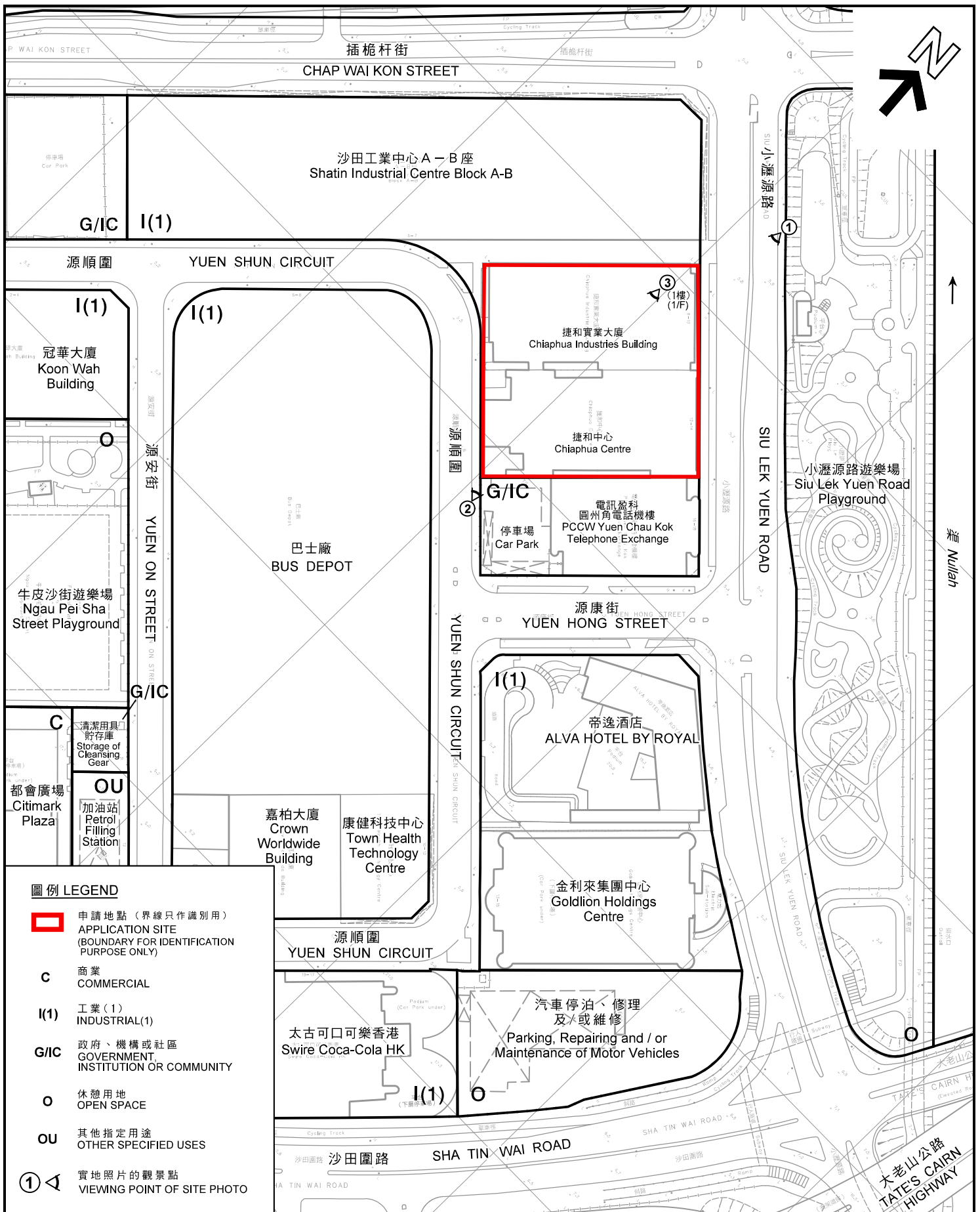
**規劃署
PLANNING
DEPARTMENT**



參考編號
REFERENCE No.
A/ST/982

**圖 PLAN
A-1**

本摘要圖於2020年12月24日擬備，
所根據的資料為於2018年5月29日
核准的分區計劃大綱圖編號S/ST/34
EXTRACT PLAN PREPARED ON 24.12.2020
BASED ON OUTLINE ZONING PLAN No.
S/ST/34 APPROVED ON 29.5.2018



圖例 LEGEND

- 申請地點 (界線只作識別用)
APPLICATION SITE (BOUNDARY FOR IDENTIFICATION PURPOSE ONLY)
- C** 商業
COMMERCIAL
- I(1)** 工業 (1)
INDUSTRIAL(1)
- G/IC** 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
- ①** 實地照片的觀景點
VIEWING POINT OF SITE PHOTO

平面圖 SITE PLAN

擬議商店及服務行業\食肆\地下一層的汽車陳列室\藝術工作室\
資訊科技及電訊業\辦公室\研究所、設計及發展中心 (改裝整幢現有工業大廈)
新界沙田小瀝源路8號至14號 (沙田市地段第196號及第276號)
PROPOSED SHOP AND SERVICES \ EATING PLACE \
MOTOR-VEHICLE SHOWROOM ON GROUND FLOOR \ ART STUDIO \
INFORMATION TECHNOLOGY AND TELECOMMUNICATIONS INDUSTRIES \
OFFICE \ RESEARCH, DESIGN AND DEVELOPMENT CENTRE
(WHOLESALE CONVERSION OF EXISTING INDUSTRIAL BUILDING)
Nos. 8-14 SIU LEK YUEN ROAD, SHA TIN, NEW TERRITORIES (SHA TIN TOWN LOT Nos. 196 & 276)

米 METRES 40 0 40 80 METRES
SCALE 1 : 2 000 比例尺

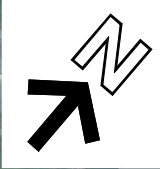
規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/ST/982

圖 PLAN
A-2

本圖於2021年1月15日擬備，
所根據的資料為測量圖編號
7-SE-12A及7-SE-12C
PLAN PREPARED ON 15.1.2021
BASED ON SURVEY SHEETS No.
7-SE-12A & 7-SE-12C



插桅杆街
CHAP WAI KON STREET

沙田工業中心 A-B 座
Shatin Industrial Centre Block A-B

源順圍
YUEN SHUN CIRCUIT

小瀝源路
SIU LEK YUEN ROAD

冠華大廈
Koon Wah Building



捷和實業大廈
Chiaphua Industries Building

捷和中心
Chiaphua Centre

小瀝源路遊樂場
Siu Lek Yuen Road Playground

牛皮沙街遊樂場
Ngau Pei Sha Street Playground

源安街
YUEN ON STREET

巴士廠
BUS DEPOT

停車場
Car Park

電訊盈科
圓州角電話機樓
PCCW Yuen Chau Kok Telephone Exchange

源康街
YUEN HONG STREET

源順圍
YUEN SHUN CIRCUIT

帝逸酒店
ALVA HOTEL BY ROYAL

清潔用具
貯存庫
Storage of
Cleansing
Gear

加油站
Petrol
Filling
Station

嘉柏大廈
Crown
Worldwide
Building

康健科技中心
Town Health
Technology
Centre

金利來集團中心
Goldlion Holdings
Centre

源順圍
YUEN SHUN CIRCUIT

永得利大廈
Ever Gain Building

太古可口可樂香港
Swire Coca-Cola HK

汽車停泊、修理
及/或維修
Parking, Repairing and / or
Maintenance of Motor Vehicles

沙田圍路
SHA TIN WAI ROAD

圖例 LEGEND

 申請地點
APPLICATION SITE

界線只作識別用
BOUNDARY FOR
IDENTIFICATION PURPOSE ONLY

航攝照片 AERIAL PHOTO

本圖於2020年12月24日擬備，
所根據的資料為地政總署
於2019年9月27日
拍得的航攝照片編號
E065979C及E065980C
PLAN PREPARED ON 24.12.2020
BASED ON AERIAL PHOTOS No.
E065979C AND E065980C
TAKEN ON 27.9.2019
BY LANDS DEPARTMENT

擬議商店及服務行業\食肆\地下一層的汽車陳列室\藝術工作室\
資訊科技及電訊業\辦公室\研究所、設計及發展中心(改裝整幢現有工業大廈)
新界沙田小瀝源路8號至14號(沙田市地段第196號及第276號)
PROPOSED SHOP AND SERVICES \ EATING PLACE \
MOTOR-VEHICLE SHOWROOM GROUND FLOOR \ ART STUDIO \
INFORMATION TECHNOLOGY AND TELECOMMUNICATIONS INDUSTRIES \
OFFICE \ RESEARCH, DESIGN AND DEVELOPMENT CENTRE
(WHOLESALE CONVERSION OF EXISTING INDUSTRIAL BUILDING)
Nos. 8-14 SIU LEK YUEN ROAD, SHA TIN, NEW TERRITORIES (SHA TIN TOWN LOT Nos. 196 & 276)

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/ST/982

圖 PLAN
A-3



申請地點只作識別用
APPLICATION SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY

本摘要圖於2021年1月7日擬備，
所根據的資料為
攝於2020年3月20日的實地照片
PLAN PREPARED ON 7.1.2021
BASED ON SITE PHOTO TAKEN ON
20.3.2020

實地照片 SITE PHOTO

擬議商店及服務行業\食肆\地下一層的汽車陳列室\藝術工作室\
資訊科技及電訊業\辦公室\研究所、設計及發展中心 (改装整幢現有工業大廈)
新界沙田小瀝源路8號至14號 (沙田市地段第196號及第276號)
PROPOSED SHOP AND SERVICES \ EATING PLACE \
MOTOR-VEHICLE SHOWROOM ON GROUND FLOOR \ ART STUDIO \
INFORMATION TECHNOLOGY AND TELECOMMUNICATIONS INDUSTRIES \
OFFICE \ RESEARCH, DESIGN AND DEVELOPMENT CENTRE \
(WHOLESALE CONVERSION OF EXISTING INDUSTRIAL BUILDING)
Nos. 8-14 SIU LEK YUEN ROAD, SHA TIN, NEW TERRITORIES (SHA TIN TOWN LOT Nos. 196 & 276)

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/ST/982

圖 PLAN
A-4a



地下 G/F



1樓 1/F

本摘要圖於2020年12月24日擬備，
所根據的資料為
攝於2020年3月20日的實地照片
PLAN PREPARED ON 24.12.2020
BASED ON SITE PHOTO TAKEN ON
20.3.2020

實地照片 SITE PHOTOS

擬議商店及服務行業\食肆\地下一層的汽車陳列室\藝術工作室\
資訊科技及電訊業\辦公室\研究所、設計及發展中心 (改裝整幢現有工業大廈)
新界沙田小瀝源路8號至14號 (沙田市地段第196號及第276號)
PROPOSED SHOP AND SERVICES \ EATING PLACE \
MOTOR-VEHICLE SHOWROOM ON GROUND FLOOR \ ART STUDIO \
INFORMATION TECHNOLOGY AND TELECOMMUNICATIONS INDUSTRIES \
OFFICE \ RESEARCH, DESIGN AND DEVELOPMENT CENTRE \
(WHOLESALE CONVERSION OF EXISTING INDUSTRIAL BUILDING)
Nos. 8-14 SIU LEK YUEN ROAD, SHA TIN, NEW TERRITORIES (SHA TIN TOWN LOT Nos. 196 & 276)

規劃署
PLANNING
DEPARTMENT



參考編號
REFERENCE No.
A/ST/982

圖 PLAN
A-4b