

# SMALL HOUSE PROPOSAL OF LOT 3090 S.B IN D.D.120



Lot 3090 S.B  
 About 150.1m<sup>2</sup>  
 (About 51.8m<sup>2</sup> on V-Zone)  
 (About 13.2m<sup>2</sup> on AGR)

Lot 3090 S.A


V-Zone  
 AGR

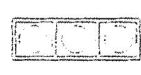
Proposal  
 Small House

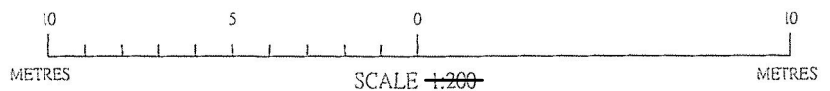
V-Zone  
 AGR

Lot 3090 S.C

Lot 3090 RP

 Balcony

 Septic Tank  
 (3.66m x 1.22m)



馬容江測量有限公司  
 HELICON MA SURVEYING LTD.

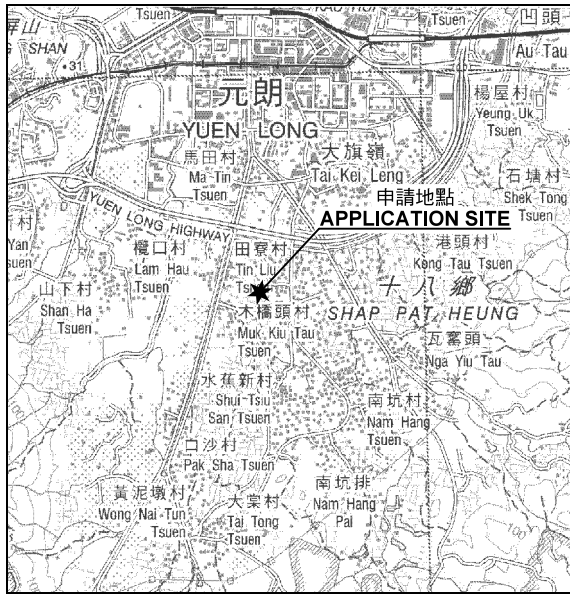
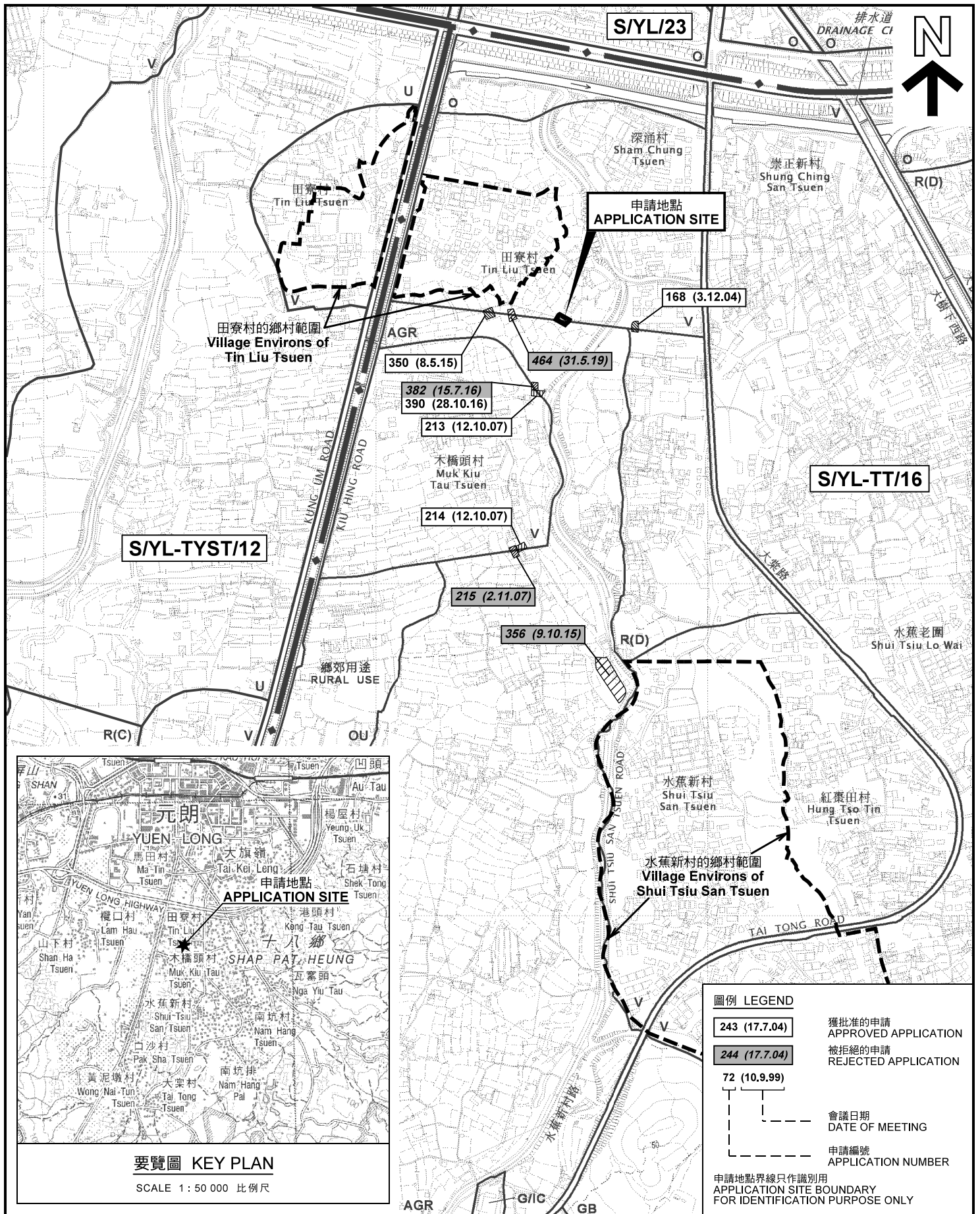
新界元朗青山道150-160號 元朗匯豐大廈8樓801室  
 Rm. 801, 8/F, HSBC Building Yuen Long, 150-160 Castle Peak, Y.L., N.T.  
 TEL: 2449 3536 FAX: 2449 3540 MOBILE: 9435 4898

Plan No. : P2A  
 Date: 14 May 2019

(摘錄自申請人於 4.9.2019 呈交的申請書)  
 (Extract from Applicant's  
 Submission of 4.9.2019)

參考編號  
 REFERENCE No.  
 A/YL-TT/484

繪圖 DRAWING  
 A-1



要覽圖 KEY PLAN

SCALE 1 : 50 000 比例尺

圖例 LEGEND

- 243 (17.7.04) 獲批准的申請 APPROVED APPLICATION
- 244 (17.7.04) 被拒絕的申請 REJECTED APPLICATION
- 72 (10.9.99)
- 會議日期 DATE OF MEETING
- 申請編號 APPLICATION NUMBER

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

位置圖及同類申請 LOCATION PLAN WITH SIMILAR APPLICATIONS

擬議屋宇 (新界豁免管制屋宇 - 小型屋宇)  
元朗田寮村丈量約份第120約地段第3090號B分  
PROPOSED HOUSE  
(NEW TERRITORIES EXEMPTED HOUSE - SMALL HOUSE)  
LOT 3090 S.B IN D.D.120,  
TIN LIU TSUEN, YUEN LONG

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

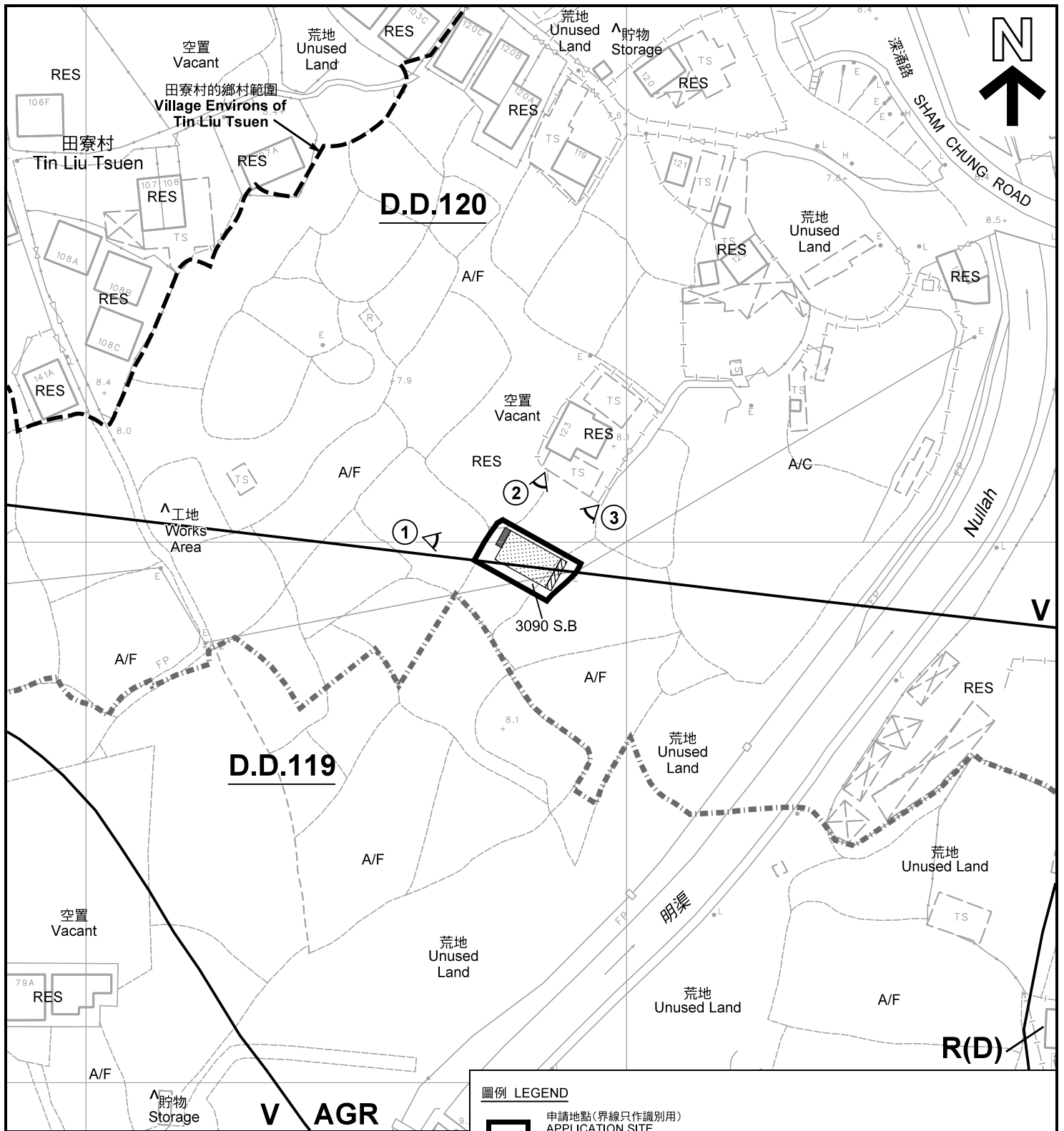
本摘要圖於2019年10月3日擬備，  
所根據的資料為於2012年3月13日  
核准的分區計劃大綱圖編號 S/YL-TT/16  
EXTRACT PLAN PREPARED ON 3.10.2019  
BASED ON OUTLINE ZONING PLAN No.  
S/YL-TT/16 APPROVED ON 13.3.2012

規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.  
A/YL-TT/484

圖 PLAN  
A-1



註釋 Notes :

- (1) 2019年9月13日勘測的土地用途  
Land uses shown on this plan are in accordance with the land use survey conducted by the Planning Department on 13.9.2019
- (2) \* 土地用途跟1991年10月及11月勘測的土地用途一致  
Indicates that the use is the same as that revealed by the land use survey conducted by the Planning Department in Oct 1991 & Nov 1991
- (3) ^ 土地用途跟1991年10月及11月勘測的土地用途有別  
Indicates that the use is different from that revealed by the land use survey conducted by the Planning Department in Oct 1991 & Nov 1991

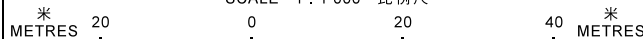
圖例 LEGEND

- 申請地點(界線只作識別用)  
APPLICATION SITE  
(BOUNDARY FOR IDENTIFICATION  
PURPOSE ONLY)
- 擬議小型屋宇  
PROPOSED SMALL HOUSE
- 擬議露台  
PROPOSED BALCONY
- 擬議化糞池  
PROPOSED SEPTIC TANK
- R(D)** 住宅(丁類)  
RESIDENTIAL (GROUP D)
- V** 鄉村式發展  
VILLAGE TYPE DEVELOPMENT
- AGR** 農業  
AGRICULTURE
- RES** 住用構築物  
RESIDENTIAL STRUCTURES
- A/F** 休耕農地  
FALLOW AGRICULTURAL LAND
- A/C** 常耕農地  
CULTIVATED AGRICULTURAL LAND
- 實地照片的觀景點  
VIEWING POINT OF SITE PHOTO
- 丈量約界線  
D.D. BOUNDARY

平面圖 SITE PLAN

擬議屋宇(新界豁免管制屋宇 - 小型屋宇)  
元朗田寮村丈量約份第120約地段第3090號B分段  
PROPOSED HOUSE  
(NEW TERRITORIES EXEMPTED HOUSE - SMALL HOUSE)  
LOT 3090 S.B IN D.D.120,  
TIN LIU TSUEN, YUEN LONG

SCALE 1 : 1 000 比例尺



規劃署  
PLANNING  
DEPARTMENT

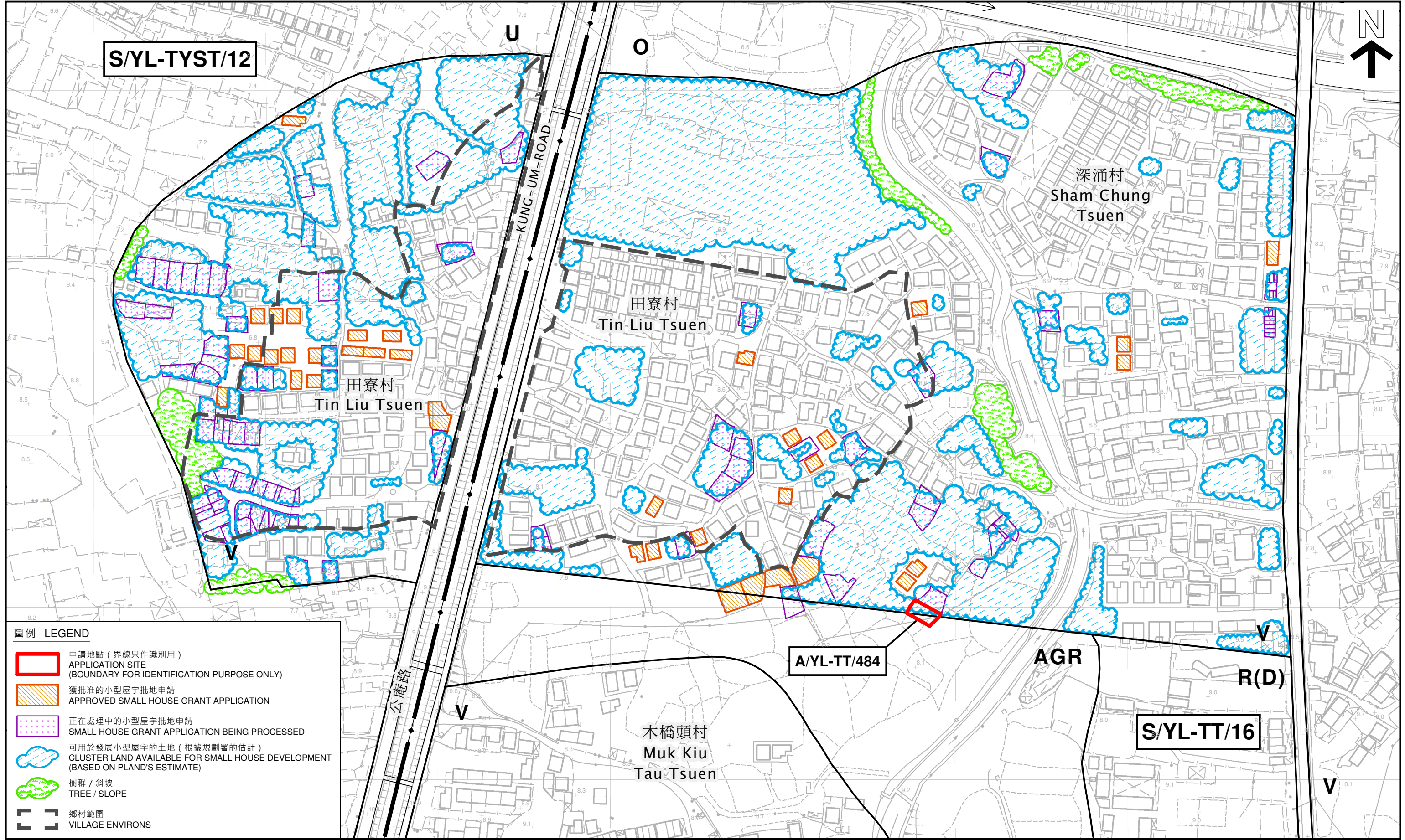


參考編號  
REFERENCE No.  
A/YL-TT/484

圖 PLAN  
A-2a

本摘要圖於2019年10月15日擬備，所根據的資料為測量圖編號 6-NW-14D 及 6-NW-19B  
EXTRACT PLAN PREPARED ON 15.10.2019  
BASED ON SURVEY SHEETS No.  
6-NW-14D & 6-NW-19B

S/YL-TYST/12

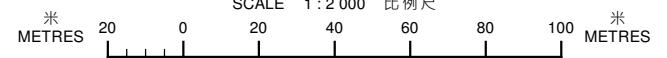


**圖例 LEGEND**

-  申請地點 (界線只作識別用)  
APPLICATION SITE (BOUNDARY FOR IDENTIFICATION PURPOSE ONLY)
-  獲批准的小型屋宇批地申請  
APPROVED SMALL HOUSE GRANT APPLICATION
-  正在處理中的小型屋宇批地申請  
SMALL HOUSE GRANT APPLICATION BEING PROCESSED
-  可用於發展小型屋宇的土地 (根據規劃署的估計)  
CLUSTER LAND AVAILABLE FOR SMALL HOUSE DEVELOPMENT (BASED ON PLAND'S ESTIMATE)
-  樹群 / 斜坡  
TREE / SLOPE
-  鄉村範圍  
VILLAGE ENVIRONS

本摘要圖於2019年10月28日擬備，  
所根據的資料為測量圖編號  
6-NW-14D、15C、19B及20A  
EXTRACT PLAN PREPARED ON 28.10.2019  
BASED ON SURVEY SHEETS No.  
6-NW-14D, 15C, 19B & 20A

在「鄉村式發展」地帶內預計可供發展小型屋宇的土地數量  
ESTIMATED AMOUNT OF LAND AVAILABLE FOR  
SMALL HOUSE DEVELOPMENT WITHIN THE "V" ZONE  
擬議屋宇 (新界豁免管制屋宇 - 小型屋宇)  
元朗田寮村丈量約份第120約地段第3090號B分段  
PROPOSED HOUSE  
(NEW TERRITORIES EXEMPTED HOUSE - SMALL HOUSE)  
LOT 3090 S.B IN D.D. 120,  
TIN LIU TSUEN, YUEN LONG  
SCALE 1:2 000 比例尺



規劃署  
PLANNING DEPARTMENT



參考編號 REFERENCE No.  
A/YL-TT/484

圖 PLAN  
A-2b



圖例 LEGEND



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

本摘要圖於2019年10月15日擬備，所根據的資料為地政總署於2018年3月13日拍得的航攝照片編號 E034881C  
EXTRACT PLAN PREPARED ON 15.10.2019  
BASED ON AERIAL PHOTO No.  
E034881C TAKEN ON 13.3.2018  
BY LANDS DEPARTMENT

航攝照片 AERIAL PHOTO

擬議屋宇 (新界豁免管制屋宇 - 小型屋宇)  
元朗田寮村丈量約份第120約地段第3090號B分段  
PROPOSED HOUSE  
(NEW TERRITORIES EXEMPTED HOUSE - SMALL HOUSE)  
LOT 3090 S.B IN D.D.120,  
TIN LIU TSUEN, YUEN LONG

規劃署  
PLANNING  
DEPARTMENT



參考編號  
REFERENCE No.  
A/YL-TT/484

圖 PLAN  
A-3



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

**實地照片 SITE PHOTOS**

擬議屋宇 (新界豁免管制屋宇 - 小型屋宇)  
 元朗田寮村丈量約份第120約地段第3090號B分段  
 PROPOSED HOUSE  
 (NEW TERRITORIES EXEMPTED HOUSE - SMALL HOUSE)  
 LOT 3090 S.B IN D.D.120,  
 TIN LIU TSUEN, YUEN LONG

規 劃 署  
 PLANNING  
 DEPARTMENT



參考編號  
 REFERENCE No.  
 A/YL-TT/484

圖 PLAN  
 A-4

本圖於2019年10月15日擬備，所根據的資料為攝於2019年9月13日的實地照片  
 PLAN PREPARED ON 15.10.2019  
 BASED ON SITE PHOTOS TAKEN  
 ON 13.9.2019