


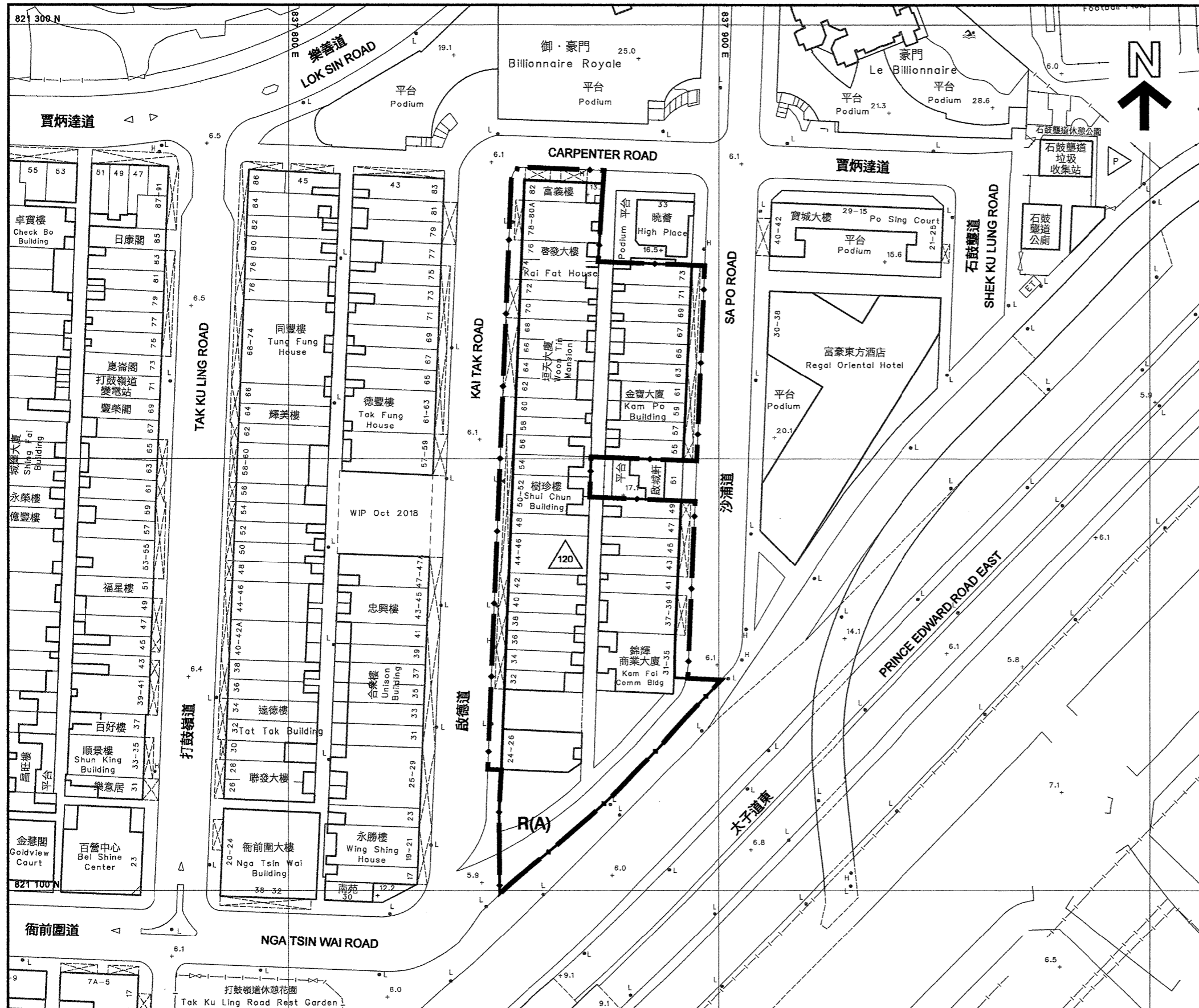


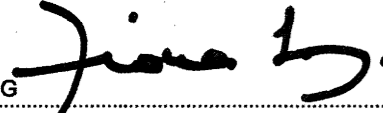
圖例 NOTATION

- BOUNDARY OF DEVELOPMENT SCHEME  發展計劃範圍界線
- RESIDENTIAL (GROUP A)  住宅(甲類)
- MAXIMUM BUILDING HEIGHT (IN METRES ABOVE PRINCIPAL DATUM)  最高建築物高度 (在主水平基準上若干米)



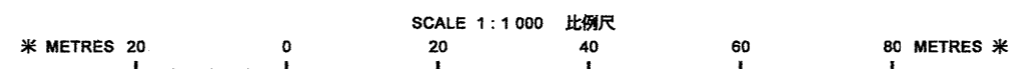
夾附的《註釋》屬這份圖則的一部分
THE ATTACHED NOTES
ALSO FORM PART OF THIS PLAN

2019年6月14日城市規劃委員會根據市區重建局條例第25(6)(b)條認為圖則適宜公布，並於2019年7月5日按照城市規劃條例第5條展示
PLAN DEEMED SUITABLE BY THE TOWN PLANNING BOARD FOR PUBLICATION UNDER SECTION 25(6)(b) OF THE URBAN RENEWAL AUTHORITY ORDINANCE ON 14 JUNE 2019 AND EXHIBITED UNDER SECTION 5 OF THE TOWN PLANNING ORDINANCE ON 5 JULY 2019


Fiona LUNG 龍小玉
SECRETARY, TOWN PLANNING BOARD 城市規劃委員會秘書

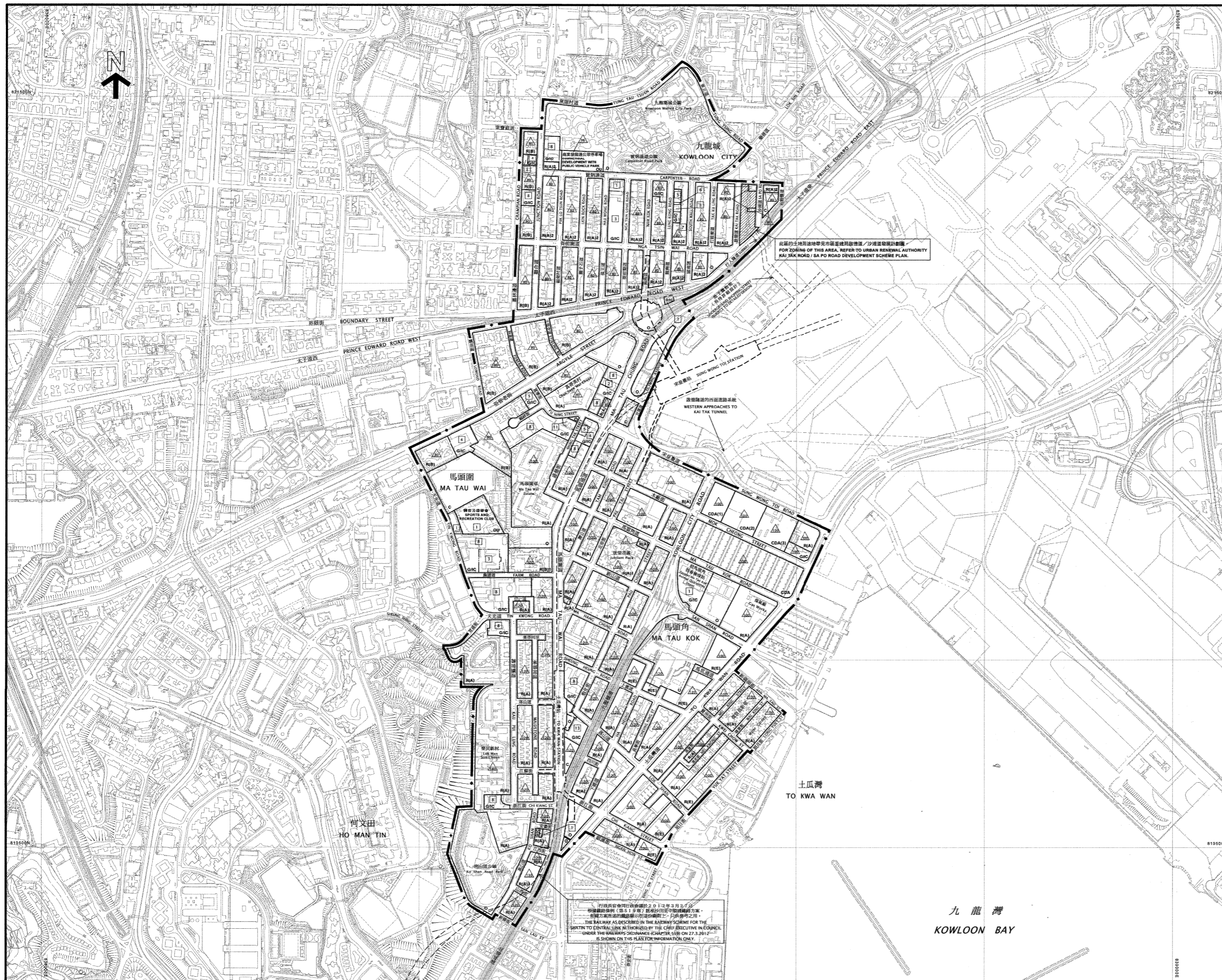
香港城市規劃委員會依據城市規劃條例擬備的市區重建局啟德道 / 沙浦道發展計劃圖

TOWN PLANNING ORDINANCE, HONG KONG TOWN PLANNING BOARD URBAN RENEWAL AUTHORITY KAI TAK ROAD / SA PO ROAD DEVELOPMENT SCHEME PLAN



依據市區重建局條例第25(3)(a)條擬備
PREPARED UNDER SECTION 25(3)(a) OF THE URBAN RENEWAL AUTHORITY ORDINANCE

圖則編號
PLAN No. S/K10/URA1/1



圖例 NOTATION

ZONES		地帶
COMMERCIAL	G	商業
COMPREHENSIVE DEVELOPMENT AREA	CDA	綜合發展區
RESIDENTIAL (GROUP A)	R(A)	住宅(甲類)
RESIDENTIAL (GROUP B)	R(B)	住宅(乙類)
RESIDENTIAL (GROUP E)	R(E)	住宅(戊類)
GOVERNMENT, INSTITUTION OR COMMUNITY	GIC	政府、機構或社區
OPEN SPACE	O	休憩用地
OTHER SPECIFIED USES	OU	其他指定用途
COMMUNICATIONS		交通
RAILWAY AND STATION (UNDERGROUND)	[Symbol]	鐵路及車站(地下)
MAJOR ROAD AND JUNCTION	[Symbol]	主要道路及路口
ELEVATED ROAD	[Symbol]	高架道路
MISCELLANEOUS		其他
BOUNDARY OF PLANNING SCHEME	[Symbol]	規劃範圍界線
URBAN RENEWAL AUTHORITY DEVELOPMENT SCHEME PLAN AREA	[Symbol]	市區重建局發展計劃範圍
BUILDING HEIGHT CONTROL ZONE BOUNDARY	[Symbol]	建築物高度管制區界線
MAXIMUM BUILDING HEIGHT (IN METRES ABOVE PRINCIPAL DATUM)	[Symbol]	最高建築物高度(在主水平基準面上方米)
MAXIMUM BUILDING HEIGHT (IN NUMBER OF STOREYS)	[Symbol]	最高建築物高度(樓層數目)

土地用途及面積一覽表 SCHEDULE OF USES AND AREAS

USES	大約面積及百分比 APPROXIMATE AREA & %		用途
	公頃 HECTARES	% 百分比	
COMMERCIAL	0.40	0.29	商業
COMPREHENSIVE DEVELOPMENT AREA	5.05	3.65	綜合發展區
RESIDENTIAL (GROUP A)	44.45	32.08	住宅(甲類)
RESIDENTIAL (GROUP B)	8.93	6.45	住宅(乙類)
RESIDENTIAL (GROUP E)	3.20	2.31	住宅(戊類)
GOVERNMENT, INSTITUTION OR COMMUNITY	8.83	6.37	政府、機構或社區
OPEN SPACE	21.84	15.76	休憩用地
OTHER SPECIFIED USES	1.46	1.05	其他指定用途
MAJOR ROAD ETC.	43.85	31.66	主要道路等
URBAN RENEWAL AUTHORITY DEVELOPMENT SCHEME PLAN AREA	0.53	0.38	市區重建局發展計劃範圍
TOTAL PLANNING SCHEME AREA	136.54	100.00	規劃範圍總面積

夾附的《註釋》屬這份圖則的一部分，現經修訂並按照城市規劃條例第5條展示。
 THE ATTACHED NOTES ALSO FORM PART OF THIS PLAN AND HAVE BEEN AMENDED FOR EXHIBITION UNDER SECTION 5 OF THE TOWN PLANNING ORDINANCE

(參看附表)
 (SEE ATTACHED SCHEDULE)

2019年7月5日 按照城市規劃條例第5條展示的核准圖編號 S/K10/24 的修訂
 AMENDMENT TO APPROVED PLAN No. S/K10/24 EXHIBITED UNDER SECTION 5 OF THE TOWN PLANNING ORDINANCE ON 5 JULY 2019

Fiona LUNG 龍小玉
 SECRETARY 城市規劃委員會秘書

香港城市規劃委員會依據城市規劃條例擬備的馬頭角(九龍規劃區第10區)分區計劃大綱圖
TOWN PLANNING ORDINANCE, HONG KONG TOWN PLANNING BOARD
KOWLOON PLANNING AREA No. 10 - MA TAU KOK - OUTLINE ZONING PLAN



規劃署遵照城市規劃委員會指示擬備
 PREPARED BY THE PLANNING DEPARTMENT UNDER THE DIRECTION OF THE TOWN PLANNING BOARD

圖則編號
 PLAN No. **S/K10/25**

**SCHEDULE OF AMENDMENTS TO THE
APPROVED MA TAU KOK OUTLINE ZONING PLAN NO. S/K10/24
MADE BY THE TOWN PLANNING BOARD
UNDER THE TOWN PLANNING ORDINANCE (Chapter 131)**

I. Amendments to the Notes of the Plan

Deletion of 'Market' from Column 1 of the Notes for the "Commercial" and "Other Specified Uses" annotated "Commercial Development with Public Vehicle Park" zones, and from Column 2 of the Notes for the "Comprehensive Development Area" zone, "Residential (Group B)" zone and Schedule I of "Residential (Group E)" zone, and revision of 'Shop and Services' to 'Shop and Services (not elsewhere specified)' in Column 2 of the Notes for the "Residential (Group A)" and "Government, Institution or Community" zones.

Town Planning Board

5 July 2019