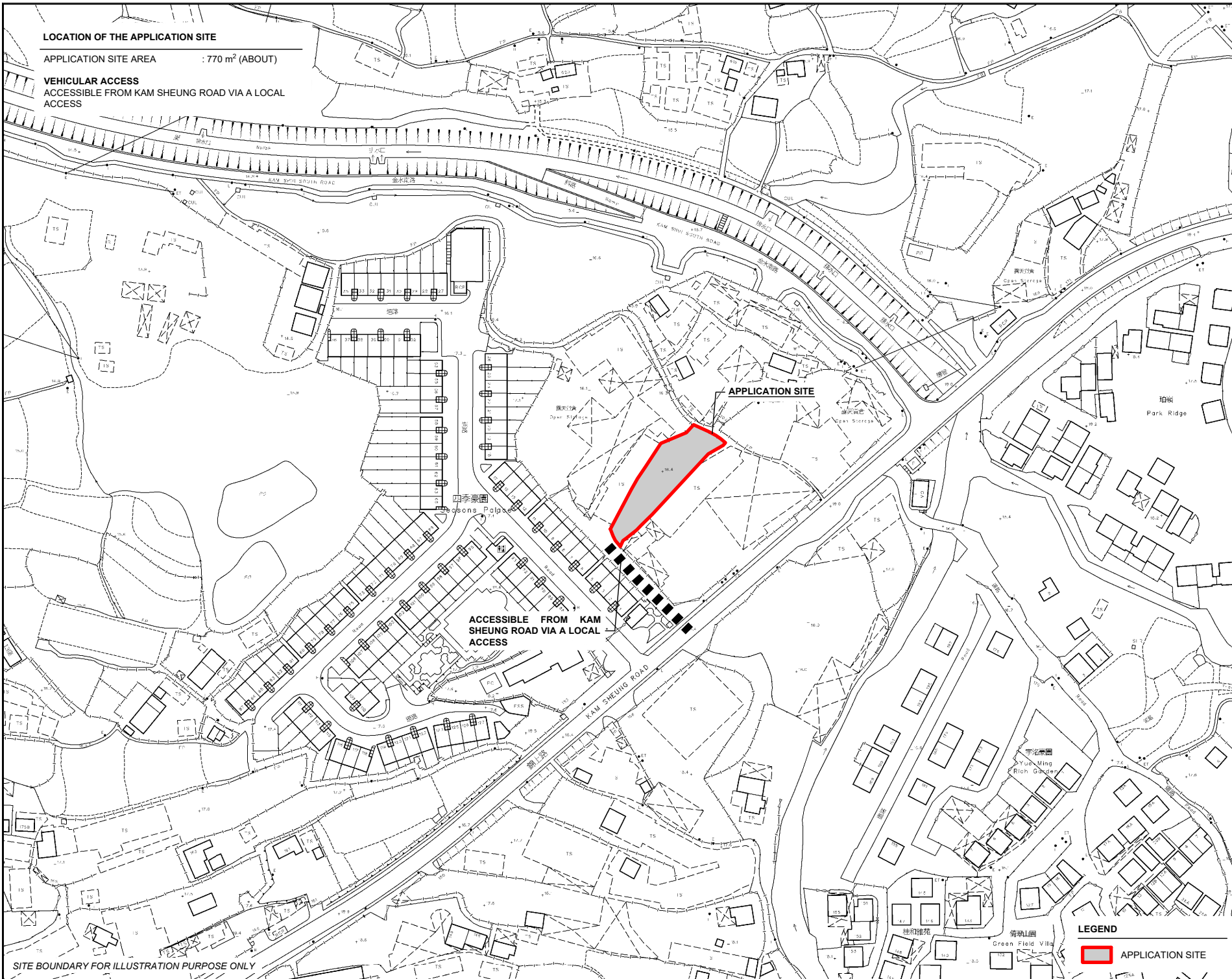
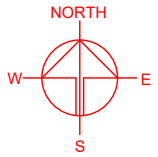


**LOCATION OF THE APPLICATION SITE**

APPLICATION SITE AREA : 770 m<sup>2</sup> (ABOUT)

**VEHICULAR ACCESS**


ACCESSIBLE FROM KAM SHEUNG ROAD VIA A LOCAL ACCESS




APPLICATION SITE

ACCESSIBLE FROM KAM SHEUNG ROAD VIA A LOCAL ACCESS

**LEGEND**

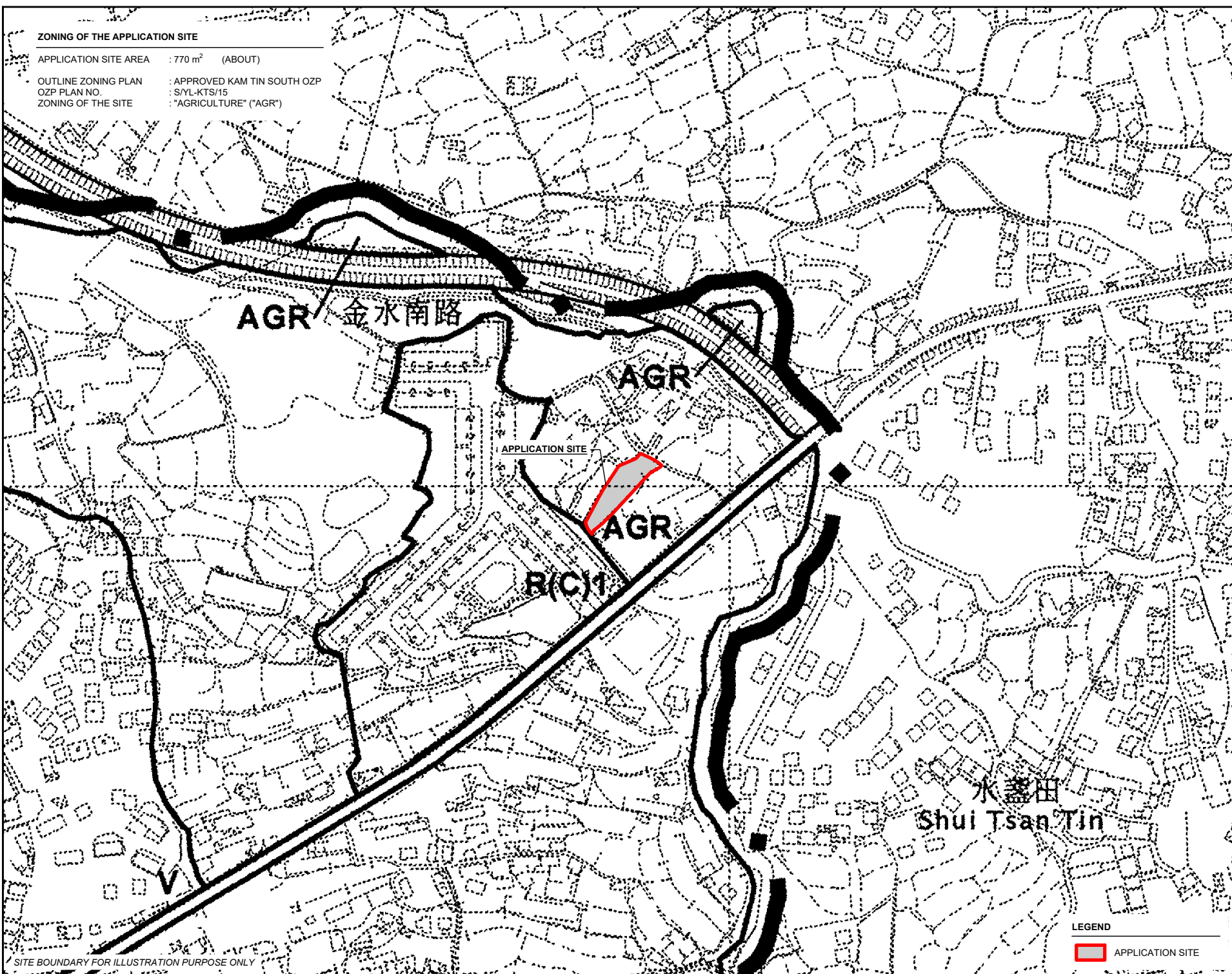
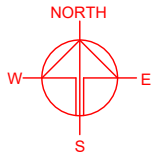
 APPLICATION SITE

SITE BOUNDARY FOR ILLUSTRATION PURPOSE ONLY

PLANNING CONSULTANT	
	
PROJECT	
PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND	
SITE LOCATION	
LOT 1165 (PART) IN D.D. 106, PAT HEUNG, YUEN LONG, NEW TERRITORIES	
SCALE	
1 : 2000 @ A4	
DRAWN BY	DATE
MN	14.8.2024
CHECKED BY	DATE
APPROVED BY	DATE
DWG. TITLE	
LOCATION PLAN	
DWG. NO.	VER.
PLAN 1	001

**ZONING OF THE APPLICATION SITE**

APPLICATION SITE AREA : 770 m<sup>2</sup> (ABOUT)  
 OUTLINE ZONING PLAN : APPROVED KAM TIN SOUTH OZP  
 OZP PLAN NO. : S/YL-KTS/15  
 ZONING OF THE SITE : "AGRICULTURE" ("AGR")



SITE BOUNDARY FOR ILLUSTRATION PURPOSE ONLY

**LEGEND**

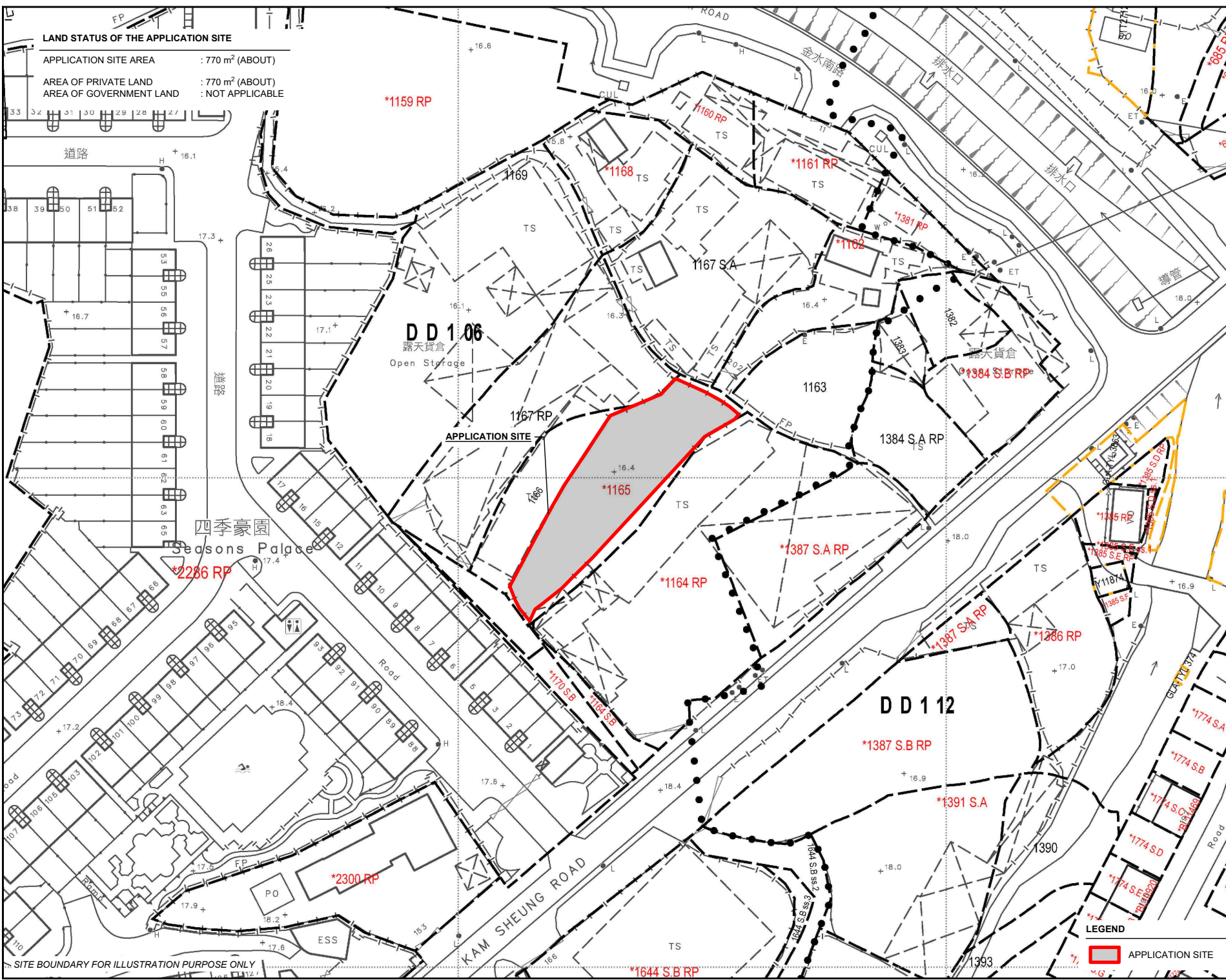
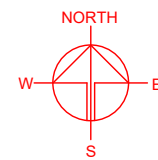
APPLICATION SITE

PLANNING CONSULTANT	
PROJECT	
PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND	TEMPORARY WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND
SITE LOCATION	
LOT 1165 (PART) IN D.D. 106, PAT HEUNG, YUEN LONG, NEW TERRITORIES	
SCALE	
1 : 3000 @ A4	
DRAWN BY	DATE
MN	14.8.2024
CHECKED BY	DATE
APPROVED BY	DATE
DWG. TITLE	
ZONING OF THE SITE	
DWG. NO.	VER.
PLAN 2	001



**LAND STATUS OF THE APPLICATION SITE**

APPLICATION SITE AREA : 770 m<sup>2</sup> (ABOUT)  
 AREA OF PRIVATE LAND : 770 m<sup>2</sup> (ABOUT)  
 AREA OF GOVERNMENT LAND : NOT APPLICABLE



PLANNING CONSULTANT

PROJECT

PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

TEMPORARY WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION

LOT 1165 (PART) IN D.D. 106, PAT HEUNG, YUEN LONG, NEW TERRITORIES

SCALE

1: 1000 @ A4

DRAWN BY	DATE
MN	14.8.2024
CHECKED BY	DATE
APPROVED BY	DATE

DWG. TITLE

LAND STATUS OF THE SITE

DWG. NO.	VER.
PLAN 3	001

LEGEND

APPLICATION SITE

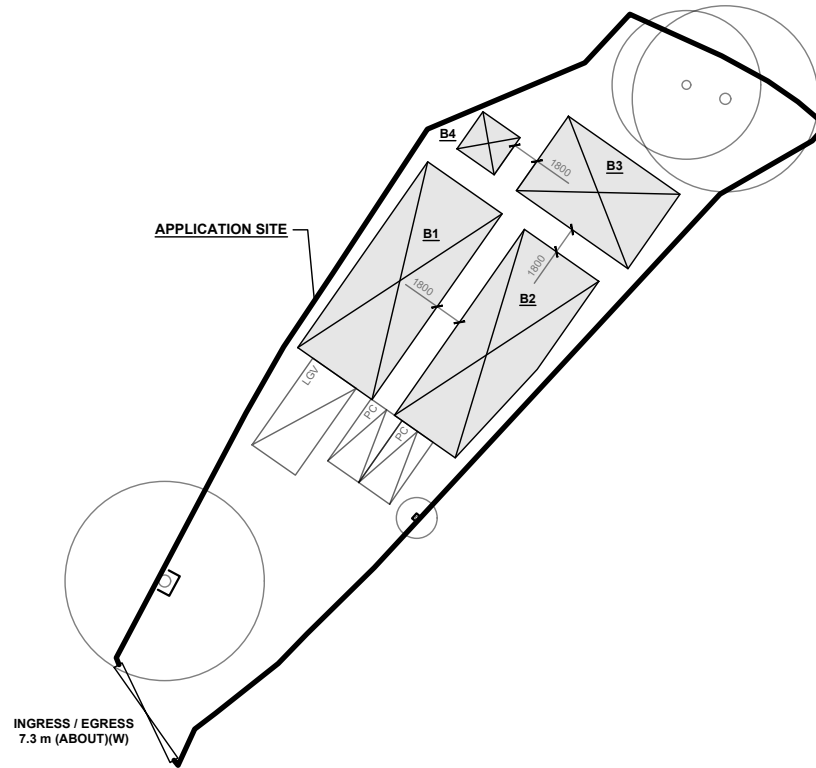
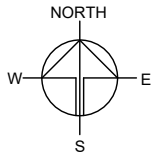
SITE BOUNDARY FOR ILLUSTRATION PURPOSE ONLY

**DEVELOPMENT PARAMETERS**

APPLICATION SITE AREA	: 770 m <sup>2</sup>	(ABOUT)
COVERED AREA	: 239 m <sup>2</sup>	(ABOUT)
UNCOVERED AREA	: 531 m <sup>2</sup>	(ABOUT)
PLOT RATIO	: 0.5	(ABOUT)
SITE COVERAGE	: 31 %	(ABOUT)
NO. OF STRUCTURE	: 4	
DOMESTIC GFA	: NOT APPLICABLE	
NON-DOMESTIC GFA	: 383 m <sup>2</sup>	(ABOUT)
TOTAL GFA	: 383 m <sup>2</sup>	(ABOUT)
BUILDING HEIGHT	: 3 m - 7 m	(ABOUT)
NO. OF STOREY	: 1 - 2	

ALL EXISTING TREES WILL BE WELL PRESERVED BY THE APPLICANT DURING THE PLANNING APPROVAL PERIOD.

STRUCTURE	USE	COVERED AREA	GFA	BUILDING HEIGHT
B1	WAREHOUSE (EXCLUDING D.G.G.) AND SITE OFFICE	90 m <sup>2</sup> (ABOUT)	180 m <sup>2</sup> (ABOUT)	7 m (ABOUT)(2-STOREY)
B2	WAREHOUSE (EXCLUDING D.G.G.)	86 m <sup>2</sup> (ABOUT)	86 m <sup>2</sup> (ABOUT)	7 m (ABOUT)(1-STOREY)
B3	WAREHOUSE (EXCLUDING D.G.G.)	54 m <sup>2</sup> (ABOUT)	108 m <sup>2</sup> (ABOUT)	7 m (ABOUT)(2-STOREY)
B4	WASHROOM	9 m <sup>2</sup> (ABOUT)	9 m <sup>2</sup> (ABOUT)	3 m (ABOUT)(1-STOREY)
<b>TOTAL</b>		<b>239 m<sup>2</sup> (ABOUT)</b>	<b>383 m<sup>2</sup> (ABOUT)</b>	



**PARKING AND LOADING/UNLOADING PROVISION**

NO. OF PRIVATE CAR PARKING SPACE	: 2
DIMENSION OF PARKING SPACE	: 5 m (L) X 2.5 m (W)
NO. OF LIGHT GOODS VEHICLE PARKING SPACE	: 1
DIMENSION OF LOADING/UNLOADING SPACE	: 7 m (L) X 3.5 m (W)

**LEGEND**

- APPLICATION SITE
- STRUCTURE
- PARKING SPACE
- LOADING / UNLOADING SPACE (LGV)
- INGRESS / EGRESS
- EXISTING TREE

PLANNING CONSULTANT



PROJECT

PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION

LOT 1165 (PART) IN D.D. 106, PAT HEUNG, YUEN LONG, NEW TERRITORIES

SCALE

1 : 500 @ A4

DRAWN BY	DATE
MN	14.8.2024

CHECKED BY	DATE

APPROVED BY	DATE

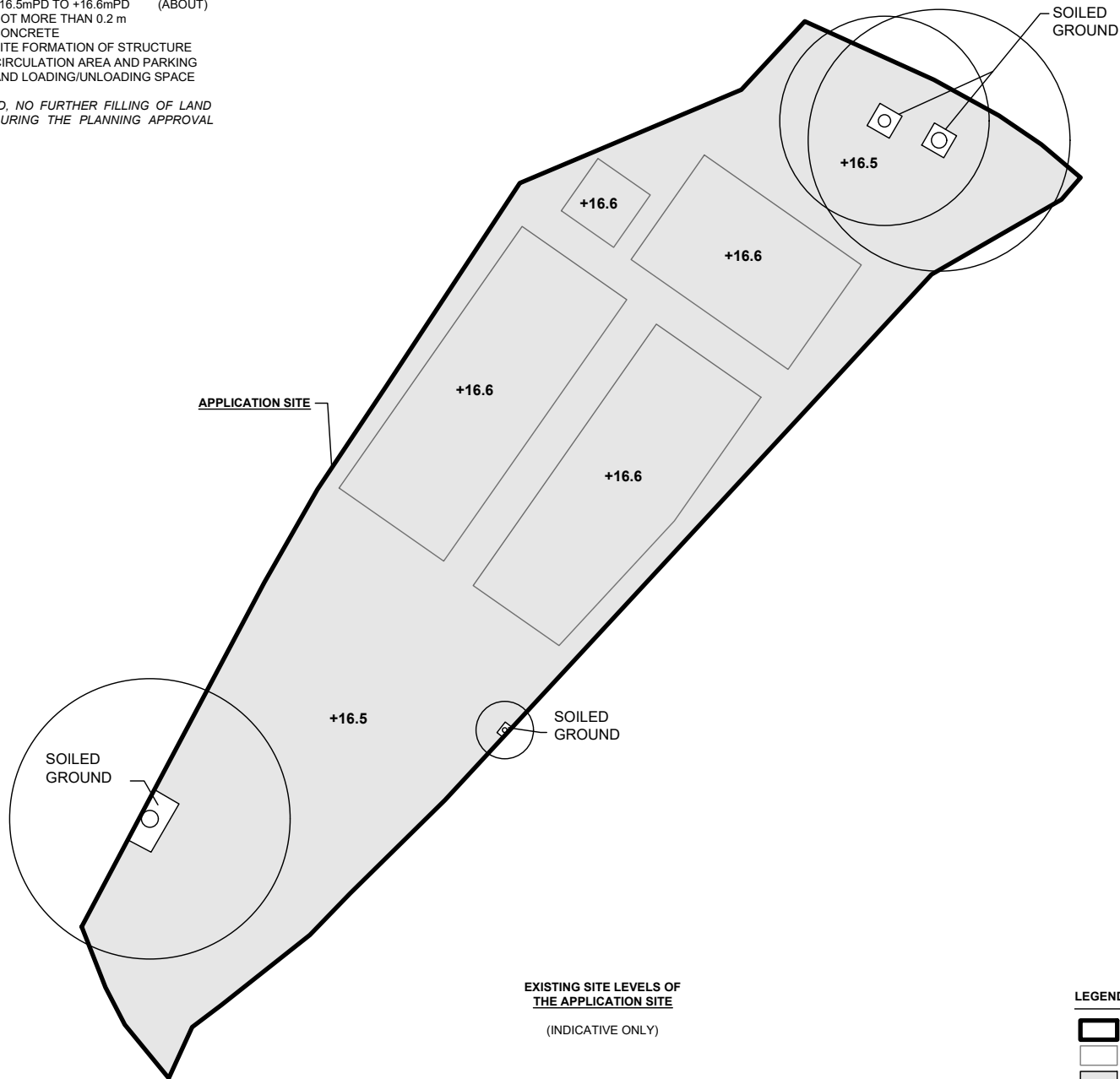
DWG. TITLE  
LAYOUT PLAN

DWG NO.	VER.
PLAN 4	001

**FILLING OF LAND AREA OF THE APPLICATION SITE**






APPLICATION SITE AREA	: 770 m <sup>2</sup>	(ABOUT)
EXISTING FILLED AREA	: 763 m <sup>2</sup>	(ABOUT)
EXISTING SITE LEVEL	: +16.5mPD TO +16.6mPD	(ABOUT)
DEPTH OF LAND FILLING	: NOT MORE THAN 0.2 m	
MATERIAL OF FILLING OF LAND	: CONCRETE	
PURPOSE OF FILLING OF LAND	: SITE FORMATION OF STRUCTURE CIRCULATION AREA AND PARKING AND LOADING/UNLOADING SPACE	

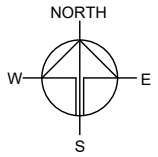
THE APPLICATION SITE HAS BEEN FILLED, NO FURTHER FILLING OF LAND WILL BE CARRIED OUT AT THE SITE DURING THE PLANNING APPROVAL PERIOD.



EXISTING SITE LEVELS OF THE APPLICATION SITE  
(INDICATIVE ONLY)

**LEGEND**

-  APPLICATION SITE
-  LOCATION OF STRUCTURE
-  LAND FILLING AREA
-  INGRESS / EGRESS
-  EXISTING TREE



PLANNING CONSULTANT



PROJECT

PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION

LOT 1165 (PART) IN D.D. 106, PAT HEUNG, YUEN LONG, NEW TERRITORIES

SCALE

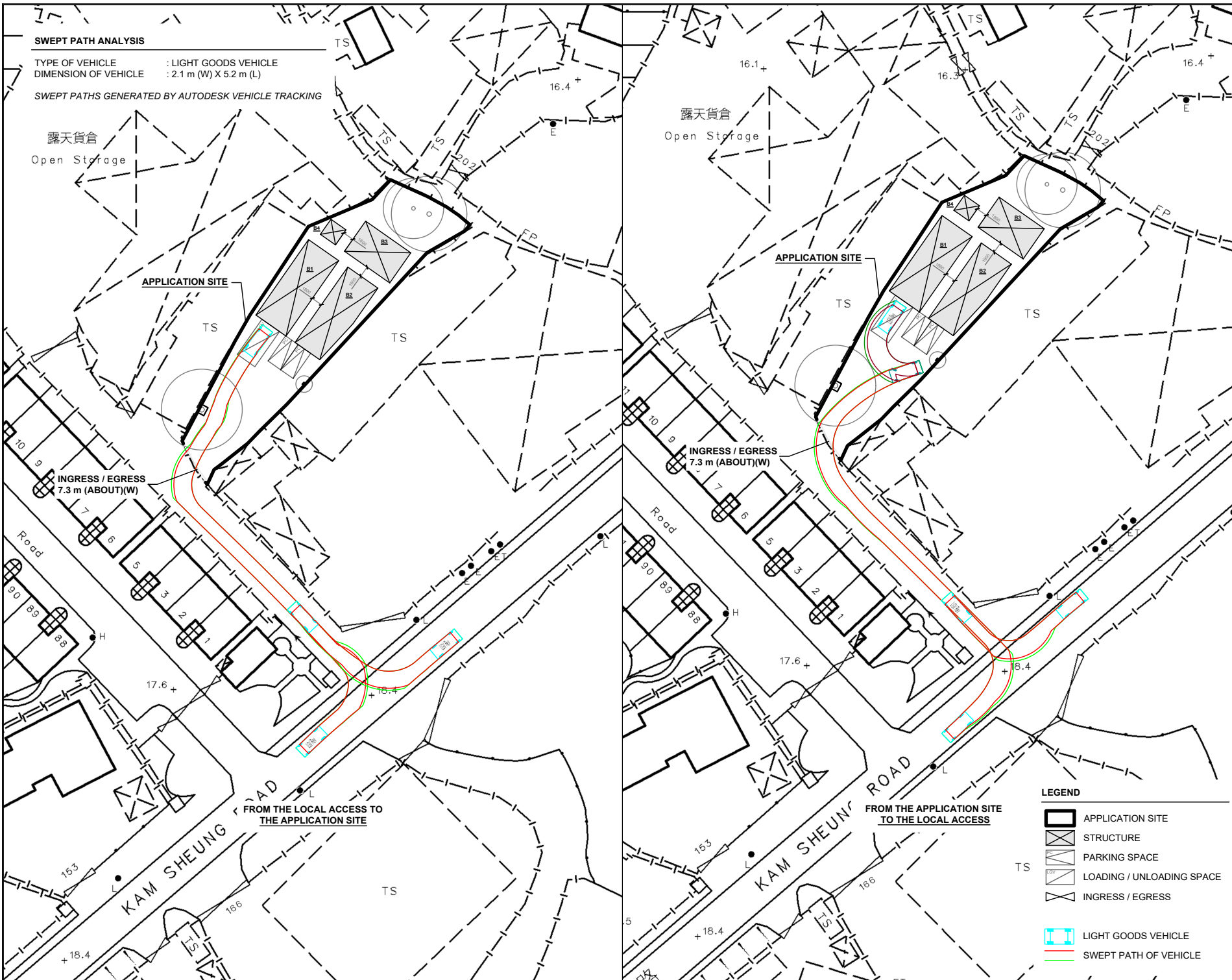
1 : 300 @ A4

DRAWN BY MN	DATE 14.8.2024
CHECKED BY	DATE
APPROVED BY	DATE

DWG. TITLE  
FILLING OF LAND AREA

DWG NO. PLAN 5	VER. 001
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**SWEPT PATH ANALYSIS**

TYPE OF VEHICLE : LIGHT GOODS VEHICLE  
 DIMENSION OF VEHICLE : 2.1 m (W) X 5.2 m (L)

SWEPT PATHS GENERATED BY AUTODESK VEHICLE TRACKING

露天貨倉  
Open Storage

APPLICATION SITE

APPLICATION SITE

露天貨倉  
Open Storage

INGRESS / EGRESS  
7.3 m (ABOUT) (W)

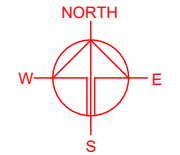
INGRESS / EGRESS  
7.3 m (ABOUT) (W)

FROM THE LOCAL ACCESS  
TO THE APPLICATION SITE

FROM THE APPLICATION SITE  
TO THE LOCAL ACCESS

**LEGEND**

- APPLICATION SITE
- STRUCTURE
- PARKING SPACE
- LOADING / UNLOADING SPACE
- INGRESS / EGRESS
- LIGHT GOODS VEHICLE
- SWEEP PATH OF VEHICLE



PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION

LOT 1165 (PART) IN D.D. 106, PAT HEUNG, YUEN LONG, NEW TERRITORIES

SCALE  
1 : 800 @ A4

DRAWN BY: MN DATE: 14.8.2024

CHECKED BY: DATE:

APPROVED BY: DATE:

DWG. TITLE  
SWEPT PATH ANALYSIS (LGV)

DWG. NO. PLAN 6 VER. 001