

LIST OF PLANS

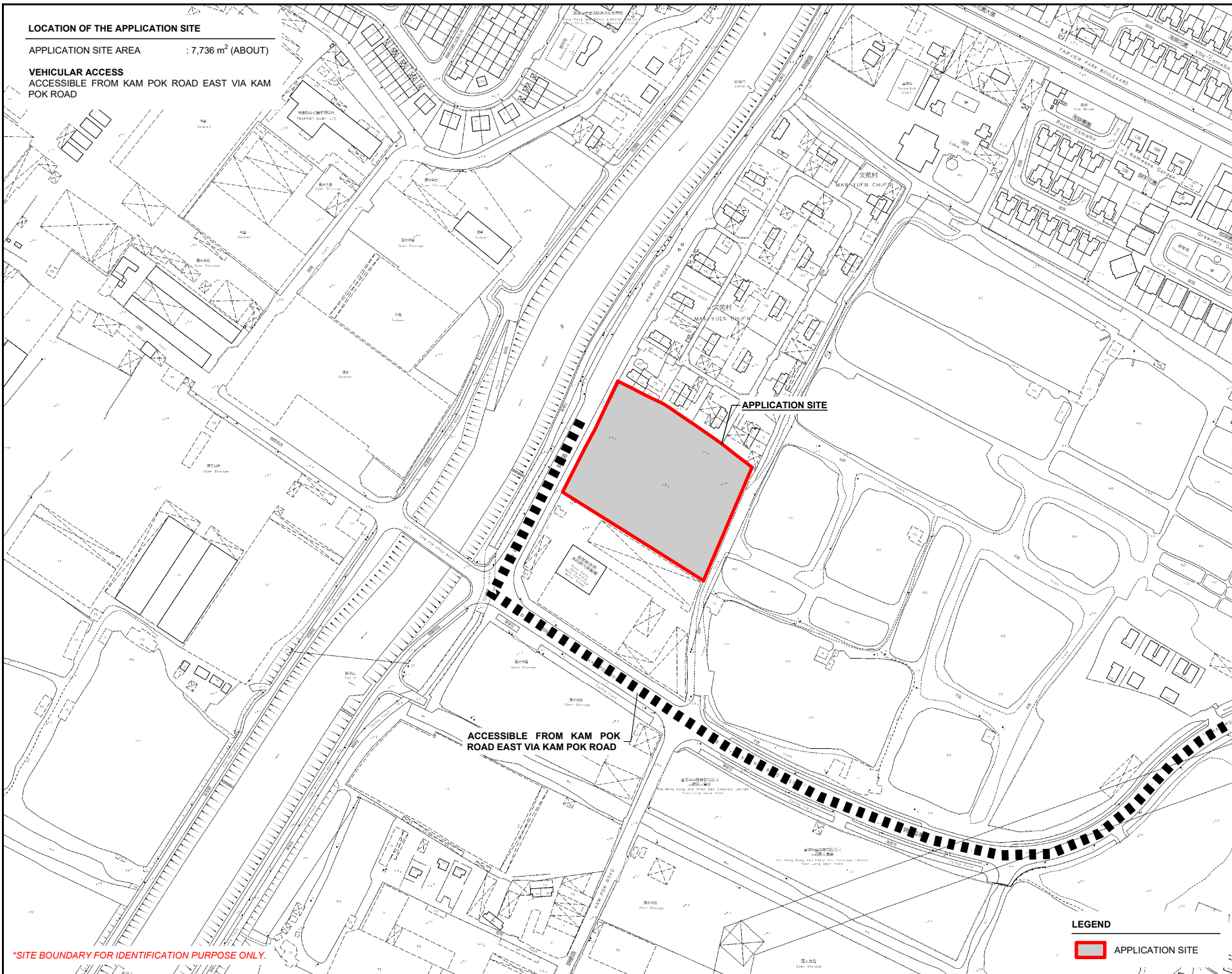
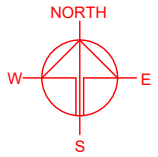
Plan 1	Location Plan
Plan 2	Plan showing the Zoning of the Site
Plan 3	Plan showing the Land Status of the Site
Plan 4	Original Premises – Location
Plan 5	Original Premises – Zoning
Plan 6	HSK/HT NDA Land Resumption Plan
Plan 7	Plan showing Alternative Sites for Relocation
Plan 8	Aerial Photos
Plan 9	Layout Plan
Plan 10	Plan showing Filling of Land at the Site
Plan 11	Swept Path Analysis

LOCATION OF THE APPLICATION SITE

APPLICATION SITE AREA : 7,736 m² (ABOUT)

VEHICULAR ACCESS

ACCESSIBLE FROM KAM POK ROAD EAST VIA KAM POK ROAD



PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY WAREHOUSE FOR STORAGE OF NEW VEHICLES WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION

LOT 3719 S.C.R.P. (PART) IN D.D. 104, POK WAI, YUEN LONG, NEW TERRITORIES

SCALE

1 : 3000 @ A4

DRAWN BY

MN

DATE

28.10.2024

REVISED BY

DATE

APPROVED BY

DATE

DWG. TITLE

LOCATION PLAN

DWG. NO.

PLAN 1

VER.

001

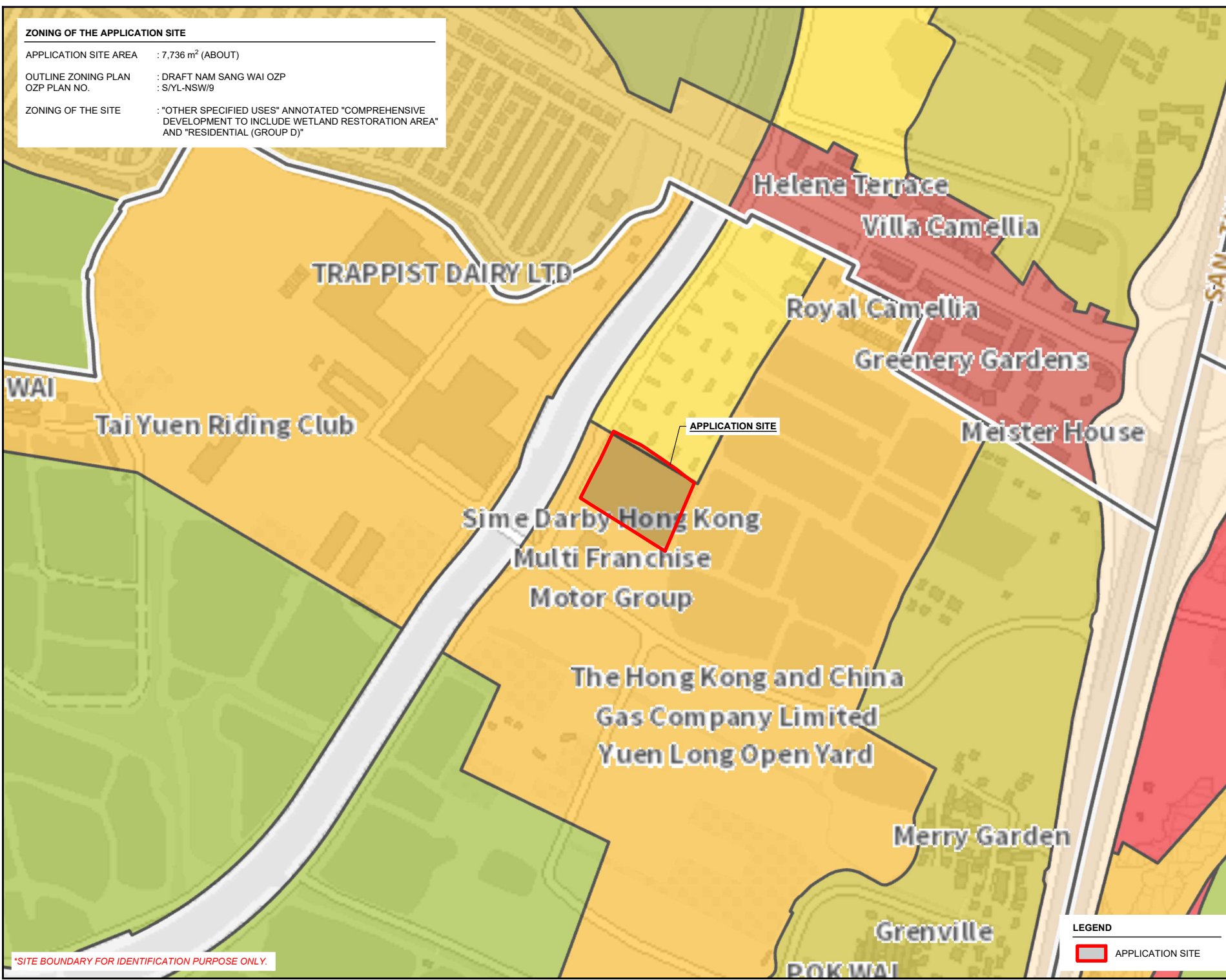
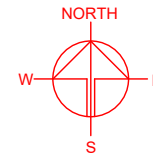
LEGEND

 APPLICATION SITE

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

ZONING OF THE APPLICATION SITE

APPLICATION SITE AREA : 7,736 m² (ABOUT)
 OUTLINE ZONING PLAN : DRAFT NAM SANG WAI OZP
 OZP PLAN NO. : S/YL-NSW/9
 ZONING OF THE SITE : "OTHER SPECIFIED USES" ANNOTATED "COMPREHENSIVE DEVELOPMENT TO INCLUDE WETLAND RESTORATION AREA" AND "RESIDENTIAL (GROUP D)"



*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

LEGEND

APPLICATION SITE

PLANNING CONSULTANT

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 PROPOSED TEMPORARY WAREHOUSE FOR STORAGE OF NEW VEHICLES WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION
 LOT 3719 S.C.R.P. (PART) IN D.D. 104, POK WAI, YUEN LONG, NEW TERRITORIES

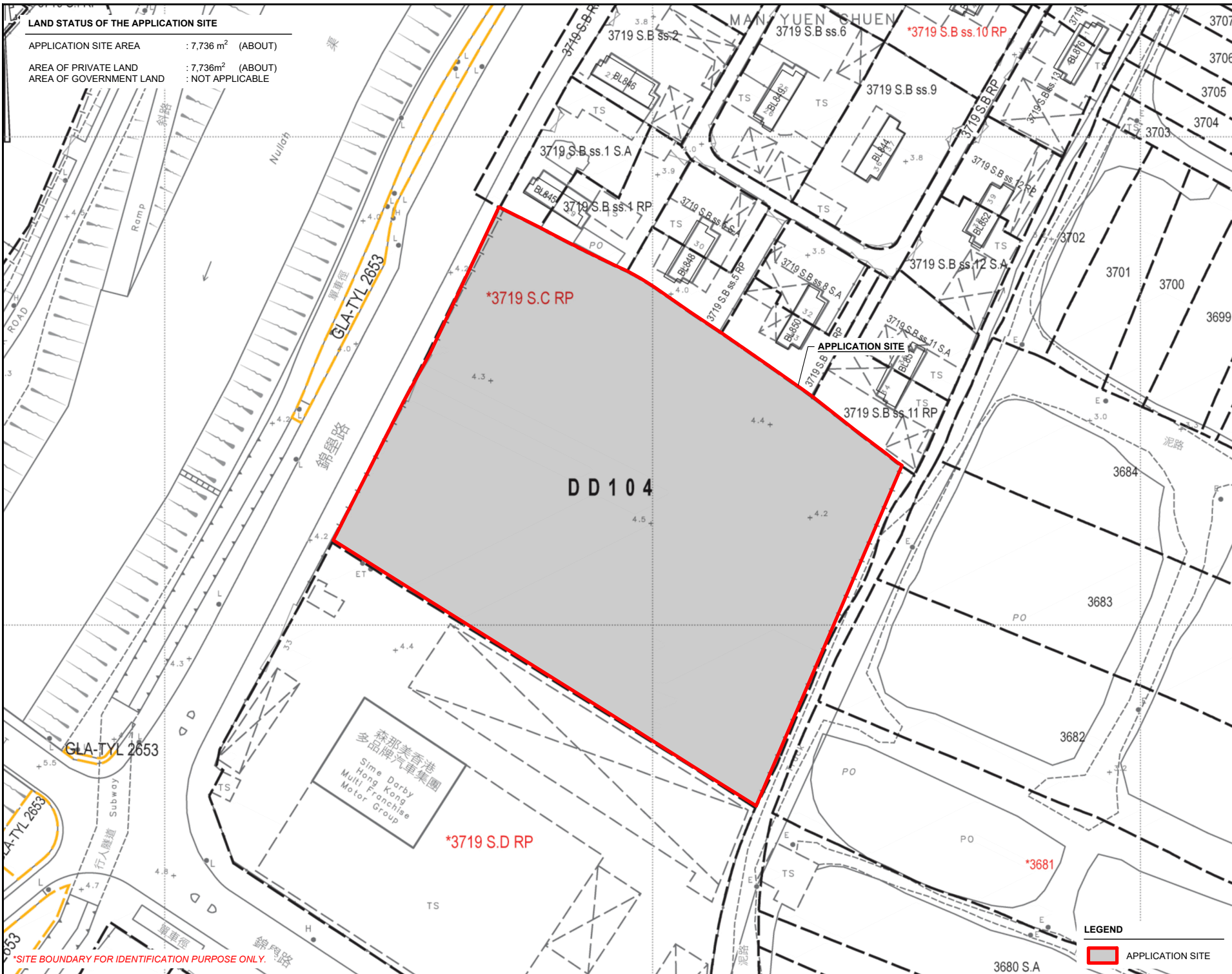
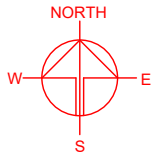
SCALE
 1 : 5000 @ A4

DRAWN BY MN	DATE 28.10.2024
REVISED BY	DATE
APPROVED BY	DATE

DWG. TITLE ZONING OF THE SITE	
DWG. NO. PLAN 2	VER. 001

LAND STATUS OF THE APPLICATION SITE

APPLICATION SITE AREA : 7,736 m² (ABOUT)
 AREA OF PRIVATE LAND : 7,736m² (ABOUT)
 AREA OF GOVERNMENT LAND : NOT APPLICABLE



*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

PLANNING CONSULTANT
 R-Riches
 Property Consultants Ltd.

PROJECT
 PROPOSED TEMPORARY WAREHOUSE FOR STORAGE OF NEW VEHICLES WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION
 LOT 3719 S.C RP (PART) IN D.D. 104, POK WAI, YUEN LONG, NEW TERRITORIES

SCALE
 1 : 1000 @ A4

DRAWN BY MN	DATE 28.10.2024
REVISED BY	DATE

APPROVED BY	DATE
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DWG. TITLE
 LAND STATUS OF THE SITE

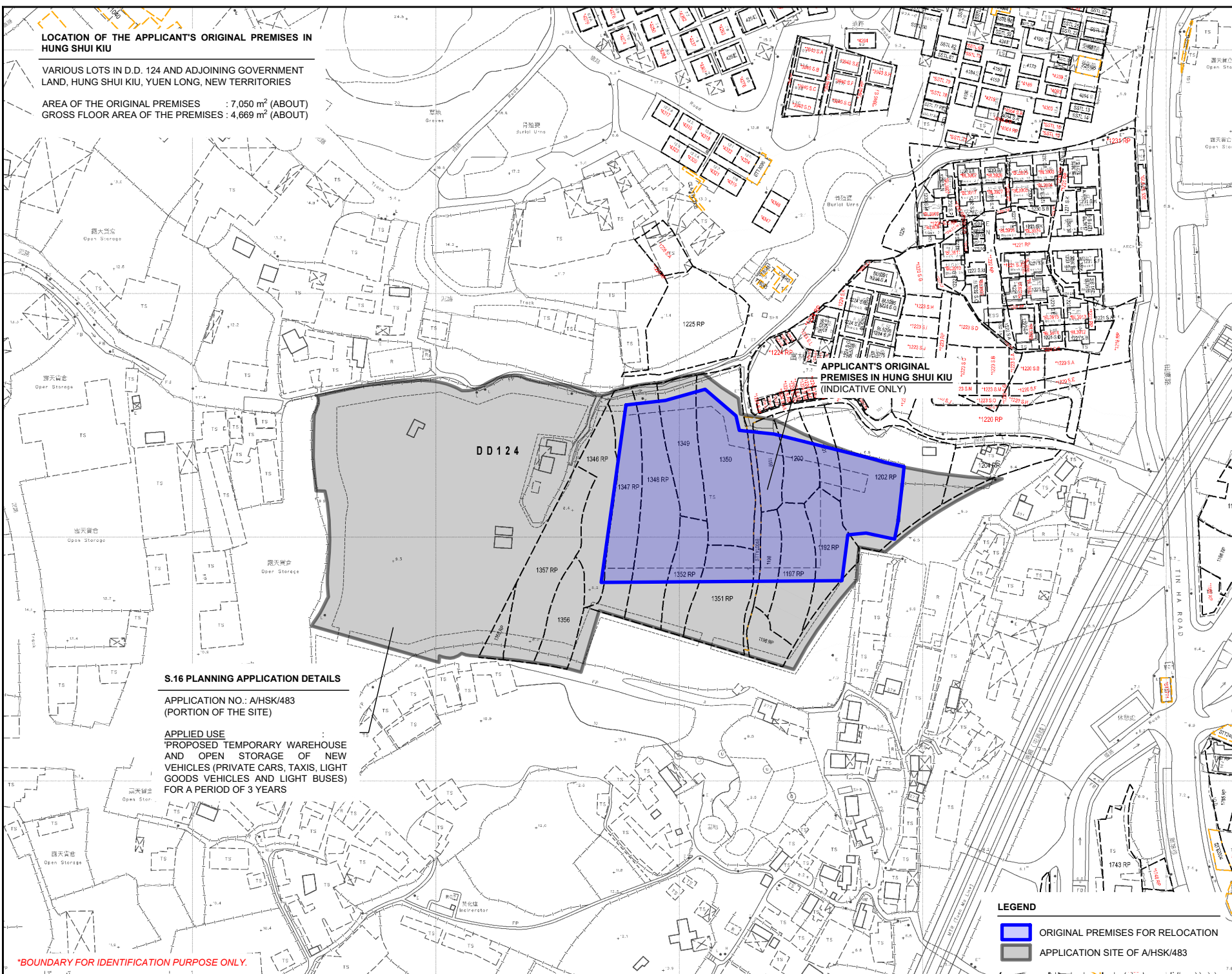
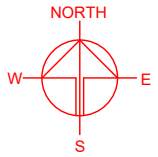
DWG NO. PLAN 3	VER. 001
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LEGEND
 APPLICATION SITE

LOCATION OF THE APPLICANT'S ORIGINAL PREMISES IN HUNG SHUI KIU

VARIOUS LOTS IN D.D. 124 AND ADJOINING GOVERNMENT LAND, HUNG SHUI KIU, YUEN LONG, NEW TERRITORIES

AREA OF THE ORIGINAL PREMISES : 7,050 m² (ABOUT)
GROSS FLOOR AREA OF THE PREMISES : 4,669 m² (ABOUT)



APPLICANT'S ORIGINAL PREMISES IN HUNG SHUI KIU (INDICATIVE ONLY)

DD 124

S.16 PLANNING APPLICATION DETAILS

APPLICATION NO.: A/HSK/483
(PORTION OF THE SITE)

APPLIED USE
PROPOSED TEMPORARY WAREHOUSE
AND OPEN STORAGE OF NEW
VEHICLES (PRIVATE CARS, TAXIS, LIGHT
GOODS VEHICLES AND LIGHT BUSES)
FOR A PERIOD OF 3 YEARS

LEGEND

- ORIGINAL PREMISES FOR RELOCATION
- APPLICATION SITE OF A/HSK/483

*BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY WAREHOUSE FOR STORAGE OF NEW VEHICLES WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION

LOT 3719 S.C RP (PART) IN D.D. 104, POK WAI, YUEN LONG, NEW TERRITORIES

SCALE

1 : 1000 @ A4

DRAWN BY

MN

DATE

28.10.2024

CHECKED BY

DATE

APPROVED BY

DATE

DWG. TITLE

OP (LOCATION PLAN)

DWG NO.

PLAN 4

VER.

001

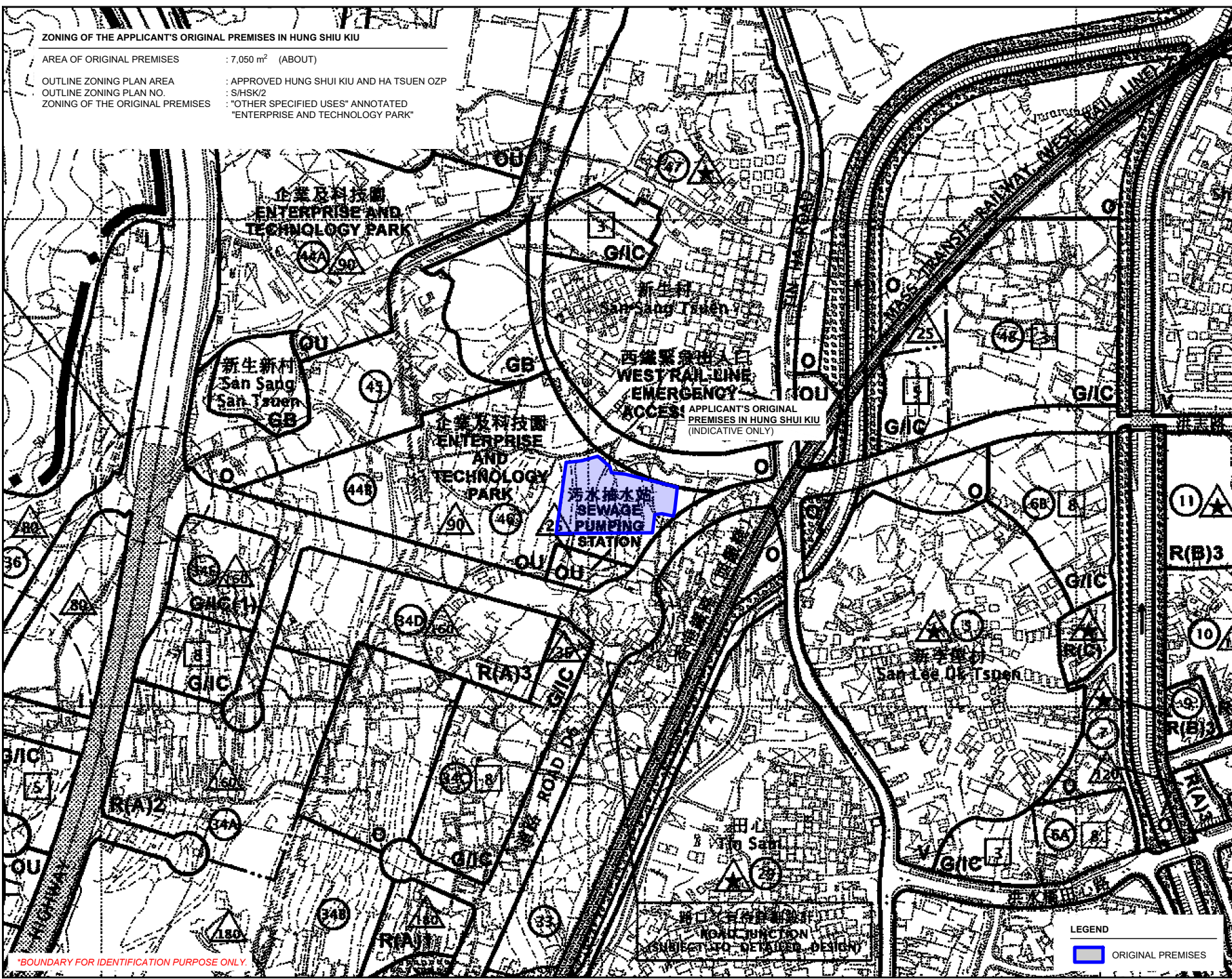
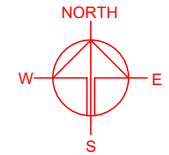
ZONING OF THE APPLICANT'S ORIGINAL PREMISES IN HUNG SHUI KIU

AREA OF ORIGINAL PREMISES : 7,050 m² (ABOUT)

OUTLINE ZONING PLAN AREA : APPROVED HUNG SHUI KIU AND HA TSUEN OZP

OUTLINE ZONING PLAN NO. : SHSK2

ZONING OF THE ORIGINAL PREMISES : "OTHER SPECIFIED USES" ANNOTATED
"ENTERPRISE AND TECHNOLOGY PARK"



*BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

路口交通改善工程
ROAD JUNCTION
SUBJECT TO DETAILED DESIGN

LEGEND
[Blue Box] ORIGINAL PREMISES

PLANNING CONSULTANT
R-Riches
Property Consultants Ltd.

PROJECT
PROPOSED TEMPORARY WAREHOUSE FOR STORAGE OF NEW VEHICLES WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

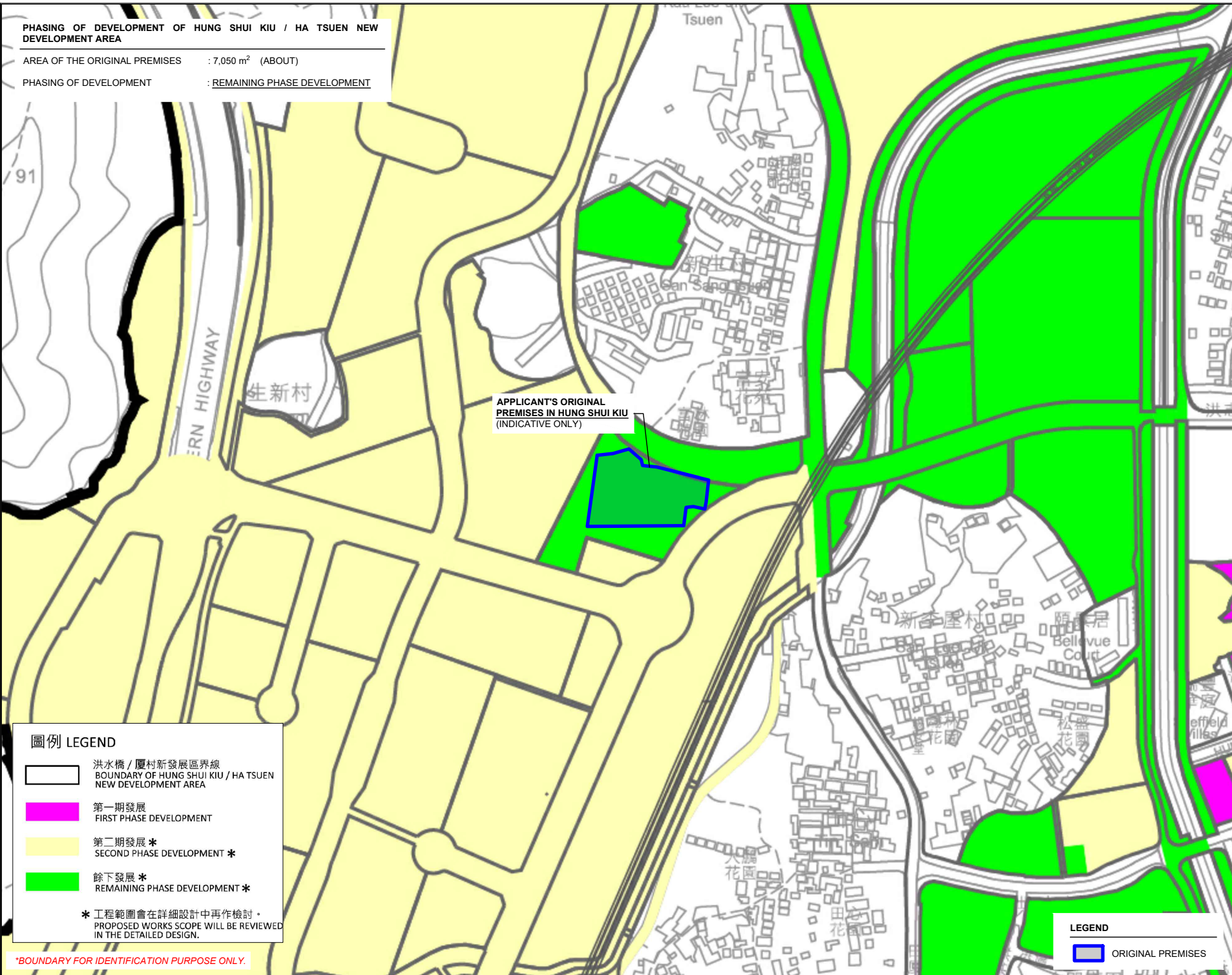
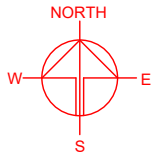
SITE LOCATION
LOT 3719 S.C RP (PART) IN D.D. 104, POK WAI, YUEN LONG, NEW TERRITORIES

SCALE 1: 5000 @ A4	
DRAWN BY MN	DATE 7.11.2024
CHECKED BY	DATE
APPROVED BY	DATE
DWG. TITLE OP (LOCATION PLAN)	
DWG NO. PLAN 5	VER. 001

PHASING OF DEVELOPMENT OF HUNG SHUI KIU / HA TSUEN NEW DEVELOPMENT AREA

AREA OF THE ORIGINAL PREMISES : 7,050 m² (ABOUT)

PHASING OF DEVELOPMENT : REMAINING PHASE DEVELOPMENT



圖例 LEGEND

-  洪水橋 / 厦村新發展區界線
BOUNDARY OF HUNG SHUI KIU / HA TSUEN NEW DEVELOPMENT AREA
-  第一期發展
FIRST PHASE DEVELOPMENT
-  第二期發展 *
SECOND PHASE DEVELOPMENT *
-  餘下發展 *
REMAINING PHASE DEVELOPMENT *

* 工程範圍會在詳細設計中再作檢討。
PROPOSED WORKS SCOPE WILL BE REVIEWED IN THE DETAILED DESIGN.

*BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

LEGEND

-  ORIGINAL PREMISES

PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY WAREHOUSE FOR STORAGE OF NEW VEHICLES WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION

LOT 3719 S.C RP (PART) IN D.D. 104, POK WAI, YUEN LONG, NEW TERRITORIES

SCALE

1 : 5000 @ A4

DRAWN BY

MN

DATE

7.11.2024

CHECKED BY

DATE

APPROVED BY

DATE

DWG. TITLE

LAND RESUMPTION PLAN

DWG NO.

PLAN 6

VER.

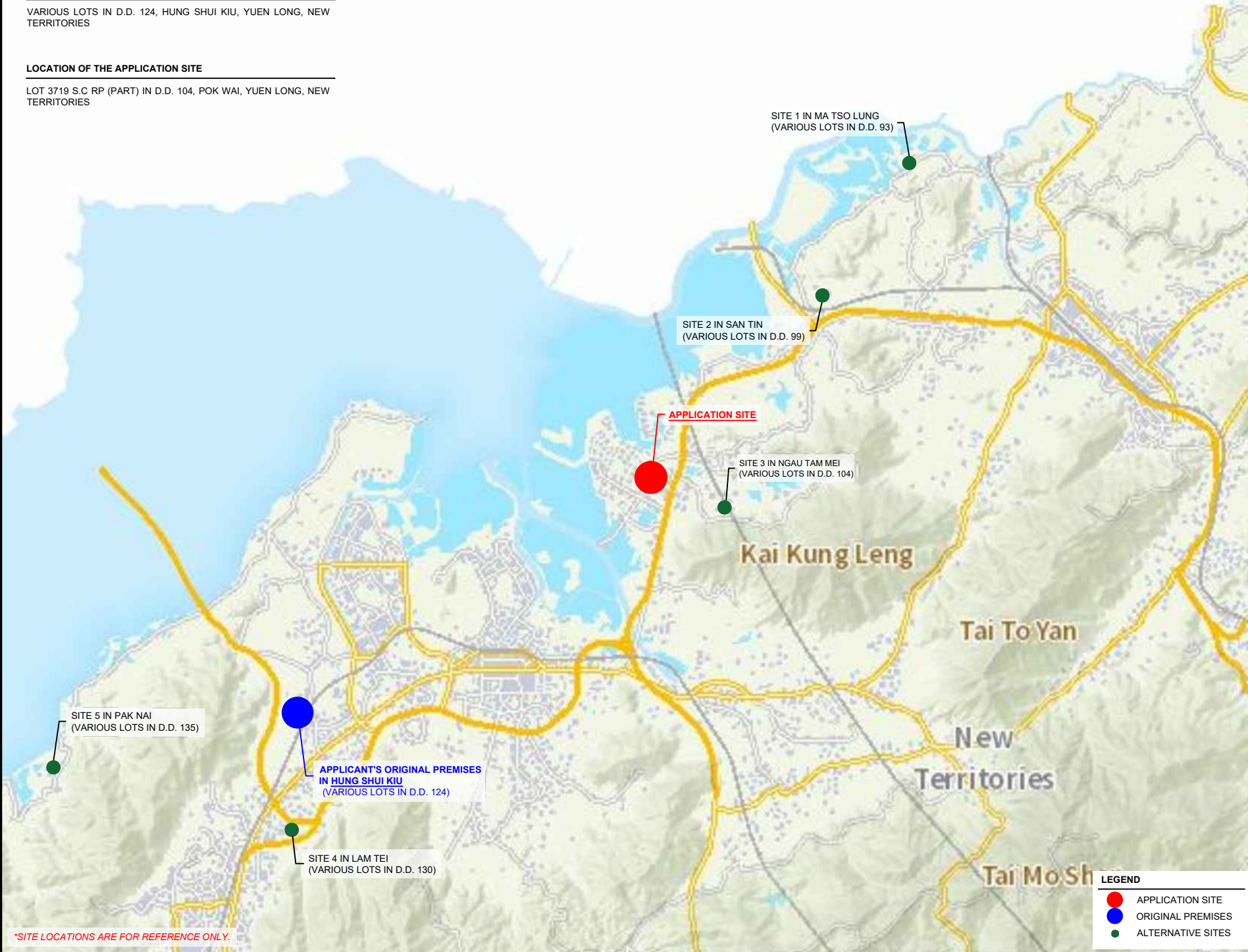
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LOCATION OF THE APPLICANT'S ORIGINAL PREMISES

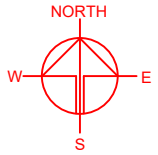
VARIOUS LOTS IN D.D. 124, HUNG SHUI KIU, YUEN LONG, NEW TERRITORIES

LOCATION OF THE APPLICATION SITE

LOT 3719 S.C RP (PART) IN D.D. 104, POK WAI, YUEN LONG, NEW TERRITORIES



*SITE LOCATIONS ARE FOR REFERENCE ONLY.



PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY WAREHOUSE FOR STORAGE OF NEW VEHICLES WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION

LOT 3719 S.C RP (PART) IN D.D. 104, POK WAI, YUEN LONG, NEW TERRITORIES

SCALE
INDICATIVE ONLY

DRAWN BY: LT DATE: 21.11.2024

CHECKED BY: DATE:

APPROVED BY: DATE:

LEGEND

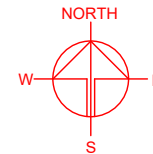
- APPLICATION SITE
- ORIGINAL PREMISES
- ALTERNATIVE SITES

DWG. TITLE
ALTERNATIVE SITES

DWG NO.: PLAN 7 VER.: 001

EXISTING CONDITION OF THE APPLICATION SITE

APPLICATION SITE AREA : 7,736 m² (ABOUT)
 AERIAL PHOTO NO. : E218050C
 DATE OF PHOTO : 25/2/2024
 SOURCE OF AERIAL PHOTO : SURVEY & MAPPING OFFICE, LANDSD



APPLICATION SITE

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

LEGEND

APPLICATION SITE

PLANNING CONSULTANT

PROJECT

PROPOSED TEMPORARY WAREHOUSE FOR STORAGE OF NEW VEHICLES WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION

LOT 3719 S.C RP (PART) IN D.D. 104, POK WAI, YUEN LONG, NEW TERRITORIES

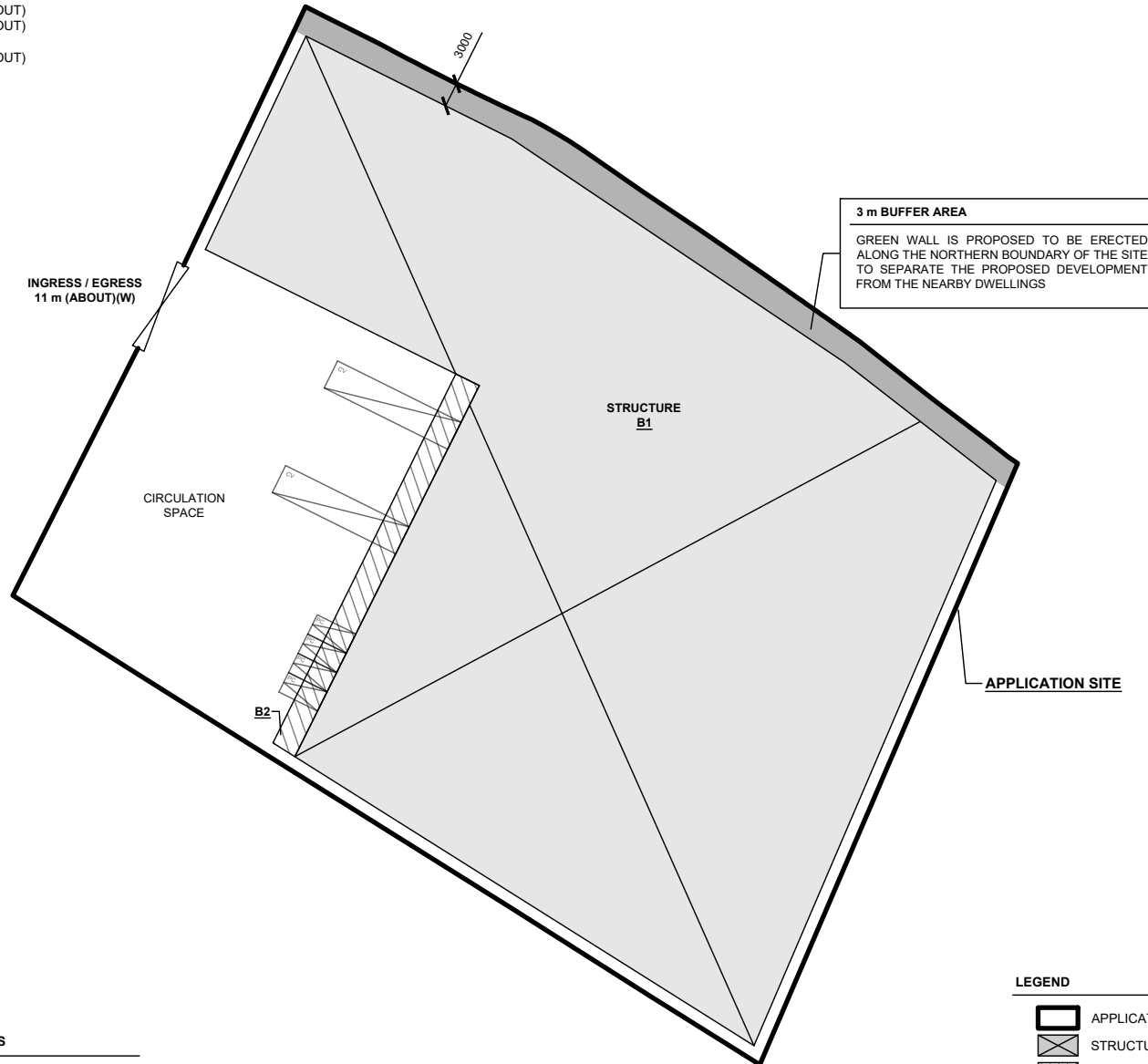
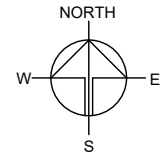
SCALE	
1 : 1500 @ A4	
DRAWN BY	DATE
MN	7.11.2024
CHECKED BY	DATE
APPROVED BY	DATE

DWG. TITLE	
AERIAL PHOTO OF THE SITE	
DWG NO.	VER.
PLAN 8	001

DEVELOPMENT PARAMETERS

APPLICATION SITE AREA	: 7,736 m ²	(ABOUT)
COVERED AREA	: 5,538 m ²	(ABOUT)
UNCOVERED AREA	: 2,198 m ²	(ABOUT)
PLOT RATIO	: 1.4	(ABOUT)
SITE COVERAGE	: 72 %	(ABOUT)
NO. OF STRUCTURE	: 2	
DOMESTIC GFA	: N/A	
NON-DOMESTIC GFA	: 10,931 m ²	(ABOUT)
TOTAL GFA	: 10,931 m ²	(ABOUT)
BUILDING HEIGHT	: 7 m - 13 m	(ABOUT)
NO. OF STOREY	: 1 - 2	

STRUCTURE	USE	COVERED AREA	GFA	BUILDING HEIGHT
B1	WAREHOUSE FOR STORAGE OF VEHICLES	5,393m ² (ABOUT)	10,786 m ² (ABOUT)	13 m (ABOUT)(2-STOREY)
B2	SITE OFFICE, WASHROOM RAIN SHELTER FOR L/UL ACTIVITIES	145 m ² (ABOUT)	145 m ² (ABOUT)	7 m (ABOUT)(1-STOREY)
TOTAL		5,538 m² (ABOUT)	10,931 m² (ABOUT)	



PARKING AND LOADING / UNLOADING PROVISIONS

NO. OF PRIVATE CAR PARKING SPACE	: 4
DIMENSION OF PARKING SPACE	: 5 m (L) x 2.5 m (W)
NO. OF L/UL SPACE FOR CONTAINER VEHICLE	: 2
DIMENSION OF L/UL SPACE	: 16 m (L) x 3.5 m (W)

LEGEND

- APPLICATION SITE
- STRUCTURE (ENCLOSED)
- STRUCTURE (CANOPY)
- PARKING SPACE (PRIVATE CAR)
- L/UL SPACE (CONTAINER VEHICLE)
- INGRESS / EGRESS

PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY WAREHOUSE FOR STORAGE OF NEW VEHICLES WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION

LOT 3719 S.C.RP (PART) IN D.D. 104, POK WAI, YUEN LONG, NEW TERRITORIES

SCALE

1 : 800 @ A4

DRAWN BY: MN DATE: 28.10.2024

CHECKED BY: DATE:

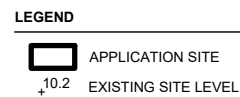
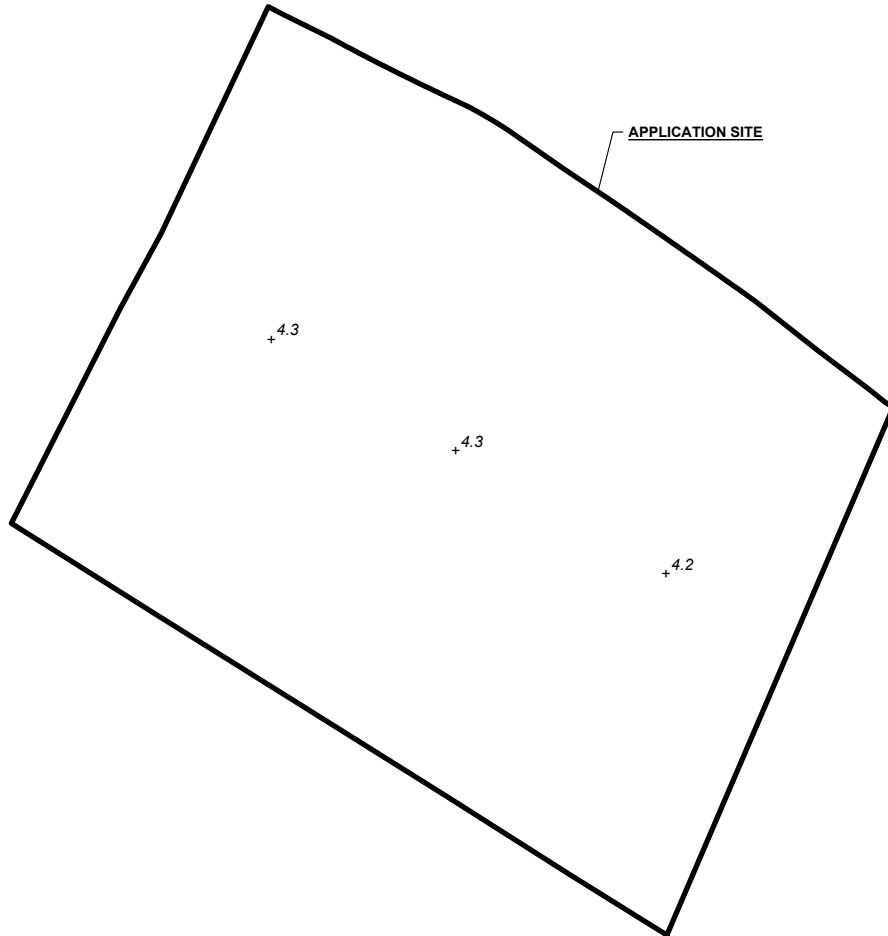
APPROVED BY: DATE:

DWG. TITLE
LAYOUT PLAN

DWG NO.: PLAN 9 VER.: 001

EXISTING CONDITION OF THE APPLICATION SITE

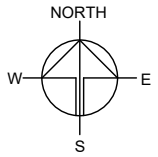
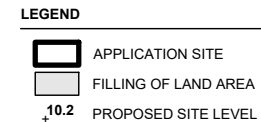
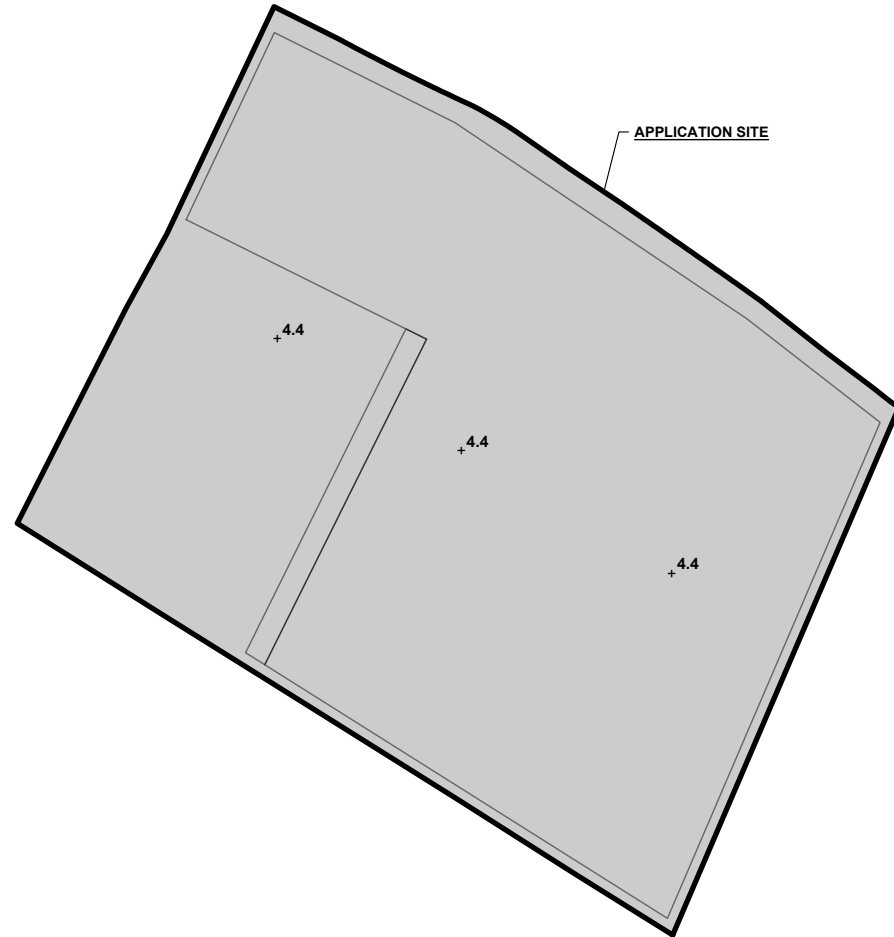
APPLICATION SITE AREA : 7,736 m² (ABOUT)
 EXISTING GROUND SURFACE : SOILED GROUND AND PARTIALLY HARD-PAVED
 EXISTING SITE LEVELS : +4.2 mPD TO +4.3 mPD (ABOUT)



*SITE LEVELS ARE FOR REFERENCE ONLY.
 EXACT SITE LEVELS ARE SUBJECT TO DETAILED SURVEY.

PROPOSED FILLING OF LAND AREA

APPLICATION SITE AREA : 7,736 m² (ABOUT)
 COVERED BY STRUCTURE : NOT APPLICABLE (ABOUT)
 PROPOSED FILLING AREA : 7,736 m² (ABOUT)
 DEPTH OF LAND FILLING : NOT MORE THAN 0.2 m
 PROPOSED SITE LEVELS : +4.4 mPD (ABOUT)
 MATERIAL OF LAND FILLING : CONCRETE
 USE : PARKING AND LOADING / UNLOADING SPACE,
 SITE FORMATION OF STRUCTURE
 AND CIRCULATION AREA



PLANNING CONSULTANT



PROJECT

PROPOSED TEMPORARY WAREHOUSE FOR STORAGE OF NEW VEHICLES WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION

LOT 3719 S.C.RP (PART) IN D.D. 104, POK WAI, YUEN LONG, NEW TERRITORIES

SCALE

1 : 1000 @ A4

DRAWN BY	DATE
MN	28.10.2024

REVISED BY	DATE

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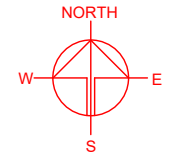
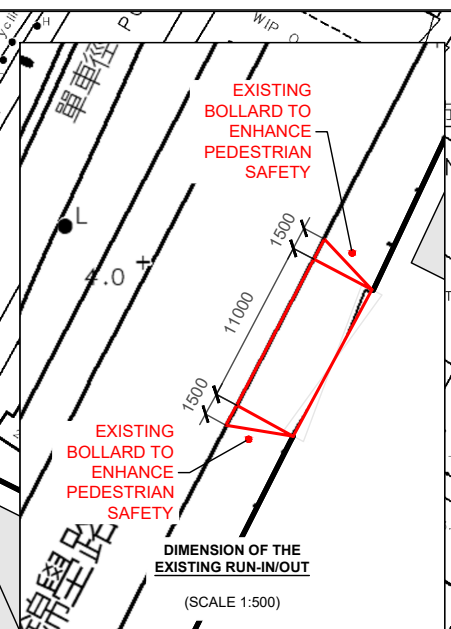
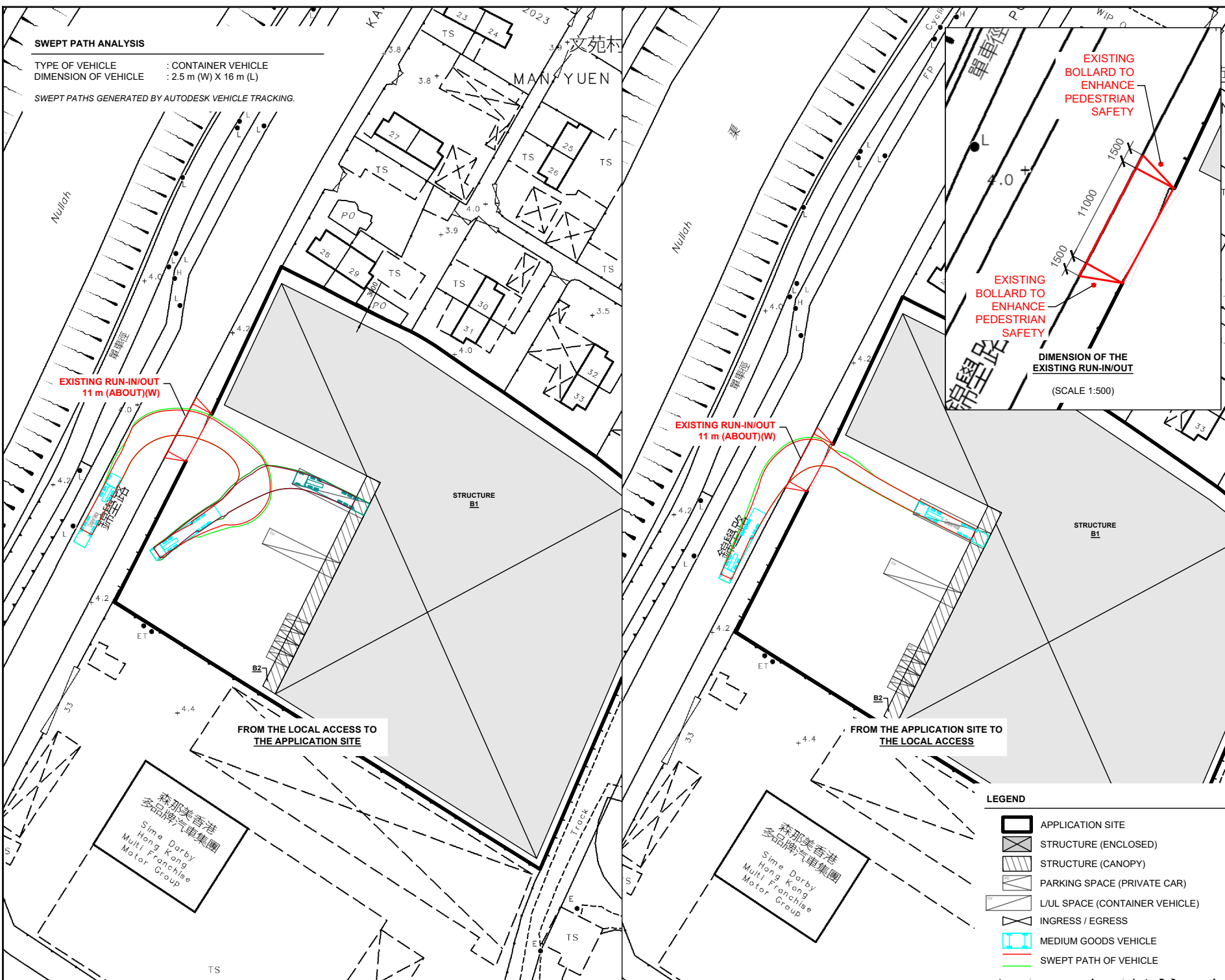
DWG. TITLE
 FILLING OF LAND

DWG NO. PLAN 10	VER. 001
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SWEPT PATH ANALYSIS

TYPE OF VEHICLE : CONTAINER VEHICLE
 DIMENSION OF VEHICLE : 2.5 m (W) X 16 m (L)

SWEPT PATHS GENERATED BY AUTODESK VEHICLE TRACKING.



PLANNING CONSULTANT
R-Riches
 Property Consultants Ltd.

PROJECT
 PROPOSED TEMPORARY WAREHOUSE FOR STORAGE OF NEW VEHICLES WITH ANCILLARY FACILITIES FOR A PERIOD OF 3 YEARS AND ASSOCIATED FILLING OF LAND

SITE LOCATION
 LOT 3719 S.C.RP (PART) IN D.D. 104, POK WAI, YUEN LONG, NEW TERRITORIES

SCALE 1: 1000 @ A4	
DRAWN BY MN	DATE 28.10.2024
CHECKED BY	DATE
APPROVED BY	DATE
DWG. TITLE SWEPT PATH ANALYSIS	
DWG. NO. PLAN 11	VER. 001

- LEGEND**
- APPLICATION SITE
 - STRUCTURE (ENCLOSED)
 - STRUCTURE (CANOPY)
 - PARKING SPACE (PRIVATE CAR)
 - L/UL SPACE (CONTAINER VEHICLE)
 - INGRESS / EGRESS
 - MEDIUM GOODS VEHICLE
 - SWEEP PATH OF VEHICLE

森那美香港
 Sime Darby
 Hong Kong
 Multi Franchise
 Motor Group

森那美香港
 Sime Darby
 Hong Kong
 Multi Franchise
 Motor Group