

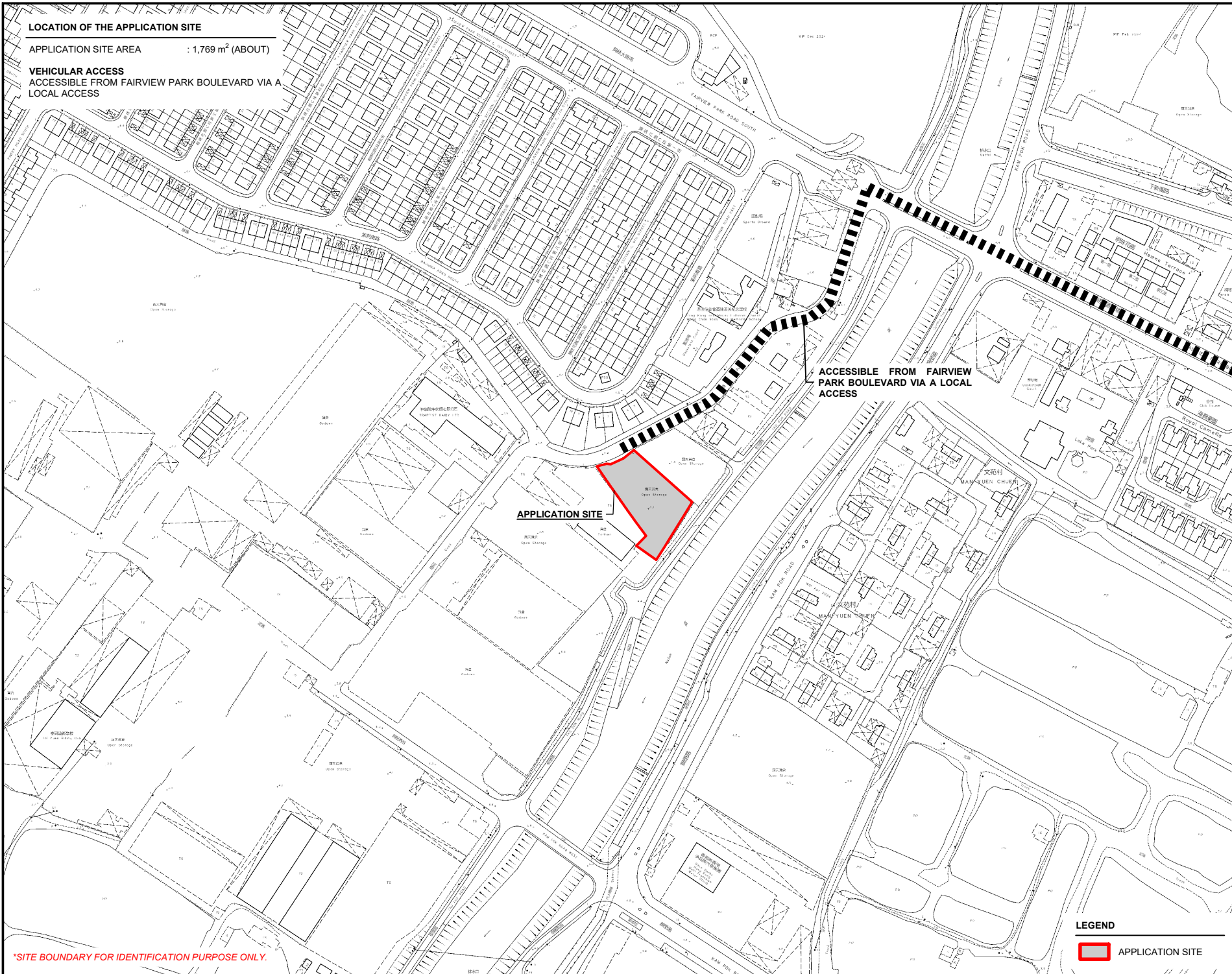
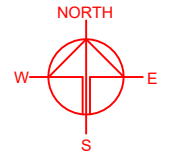
LIST OF PLANS

Plan 1	Location Plan
Plan 2	Plan Showing the Zoning of the Application Site
Plan 3	Plan Showing the Land Status of the Application Site
Plan 4	Layout Plan
Plan 5	Plan Showing the Filling of Land and Pond Area of the Application Site
Plan 6	Swept Path Analysis

LOCATION OF THE APPLICATION SITE

APPLICATION SITE AREA : 1,769 m² (ABOUT)

VEHICULAR ACCESS
ACCESSIBLE FROM FAIRVIEW PARK BOULEVARD VIA A LOCAL ACCESS



ACCESSIBLE FROM FAIRVIEW PARK BOULEVARD VIA A LOCAL ACCESS

APPLICATION SITE

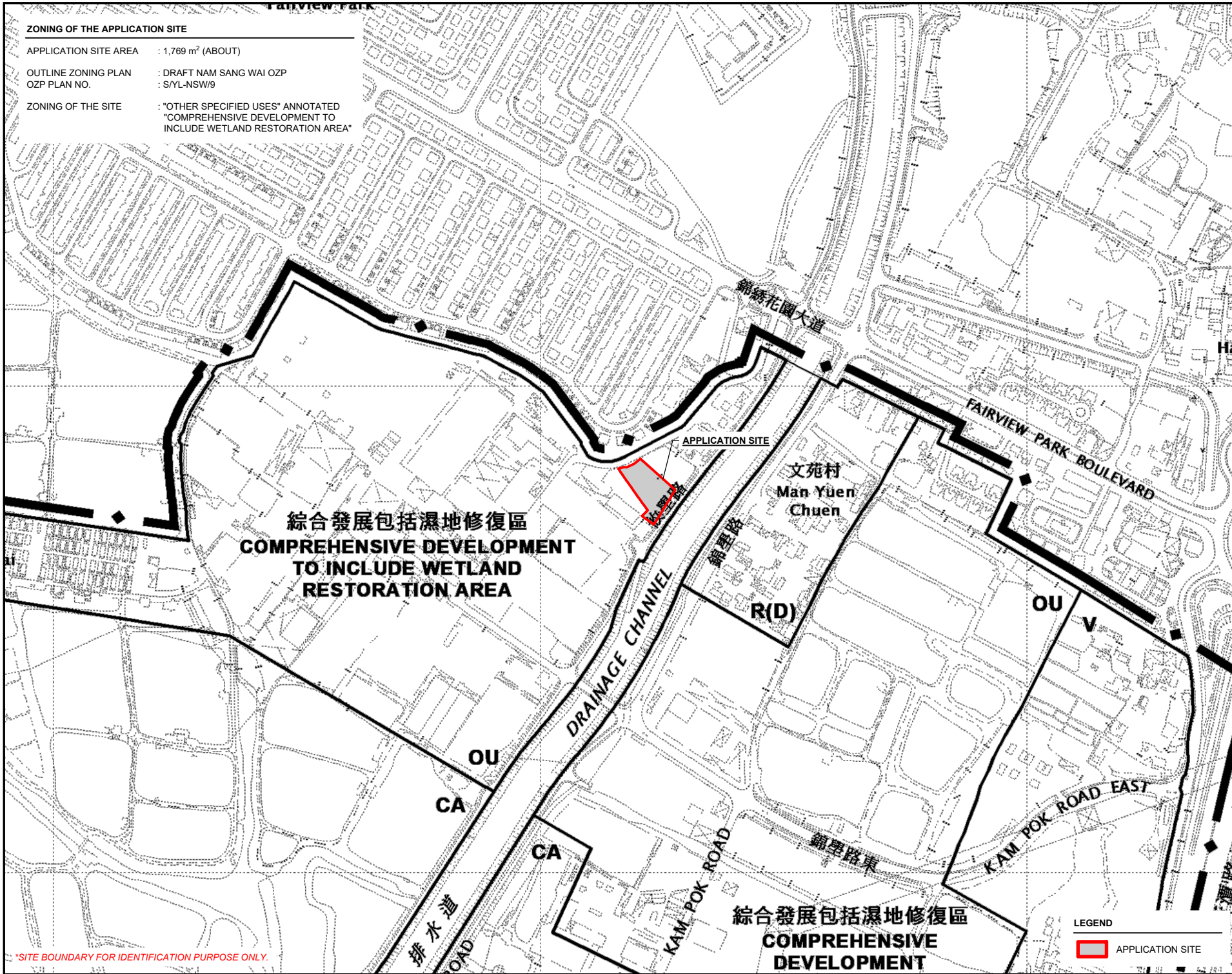
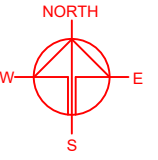
*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

LEGEND
[Red outline box] APPLICATION SITE

PLANNING CONSULTANT	
TAI WAH	DEVELOPMENT CONSULTANTS LIMITED
PROJECT	
PROPOSED WAREHOUSE (EXCLUDING DANGEROUS GOODS GODOWN) WITH ANCILLARY FACILITIES AND ASSOCIATED FILLING OF LAND AND POND FOR A PERIOD OF 3 YEARS	
TEMPORARY (EXCLUDING DANGEROUS GOODS GODOWN) AND ASSOCIATED FILLING OF LAND AND POND FOR A PERIOD OF 3 YEARS	
SITE LOCATION	
LOT 3719 S.H SS.4 (PART) IN D.D. 104, TAI SANG WAI, YUEN LONG, NEW TERRITORIES	
SCALE	
1 : 3000 @ A4	
DRAWN BY	DATE
MN	22.1.2025
REVISED BY	DATE
APPROVED BY	DATE
DWG. TITLE	
LOCATION PLAN	
DWG. NO.	VER.
PLAN 1	001

ZONING OF THE APPLICATION SITE

APPLICATION SITE AREA : 1,769 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"



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

SITE LOCATION
 LOT 3719 S.H SS.4 (PART) IN D.D. 104, TAI SANG WAI, YUEN LONG, NEW TERRITORIES

SCALE
 1 : 5000 @ A4

DRAWN BY MN	DATE 22.1.2025
REVISED BY	DATE
APPROVED BY	DATE

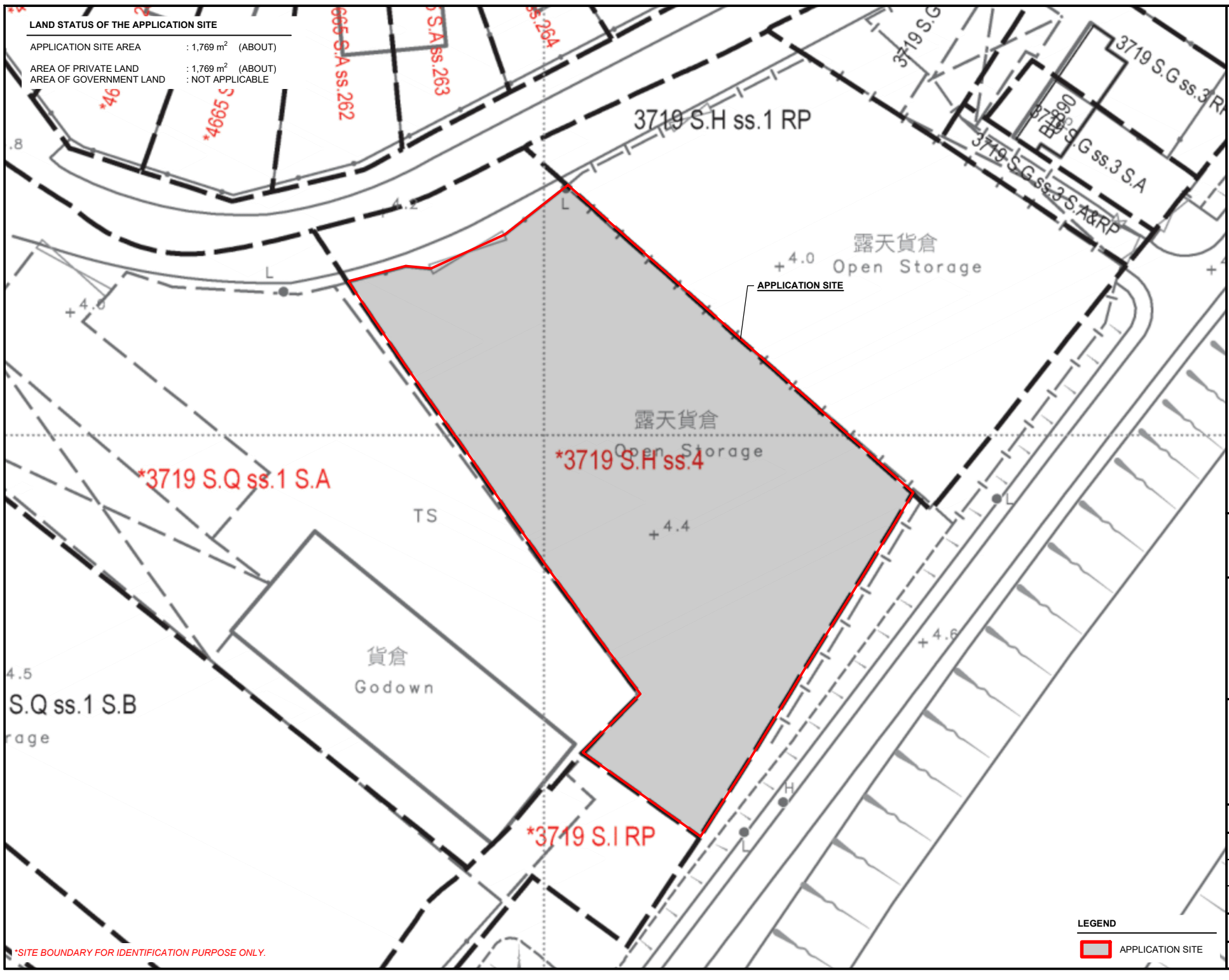
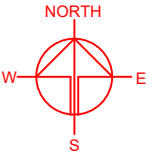
DWG. TITLE ZONING PLAN	
DWG. NO. PLAN 2	VER. 001

LEGEND
 APPLICATION SITE

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

LAND STATUS OF THE APPLICATION SITE

APPLICATION SITE AREA : 1,769 m² (ABOUT)
 AREA OF PRIVATE LAND : 1,769 m² (ABOUT)
 AREA OF GOVERNMENT LAND : NOT APPLICABLE



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

SITE LOCATION
 LOT 3719 S.H SS.4 (PART) IN D.D. 104, TAI SANG WAI, YUEN LONG, NEW TERRITORIES

SCALE
 1 : 500 @ A4

DRAWN BY MN	DATE 22.1.2025
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REVISED BY	DATE
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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

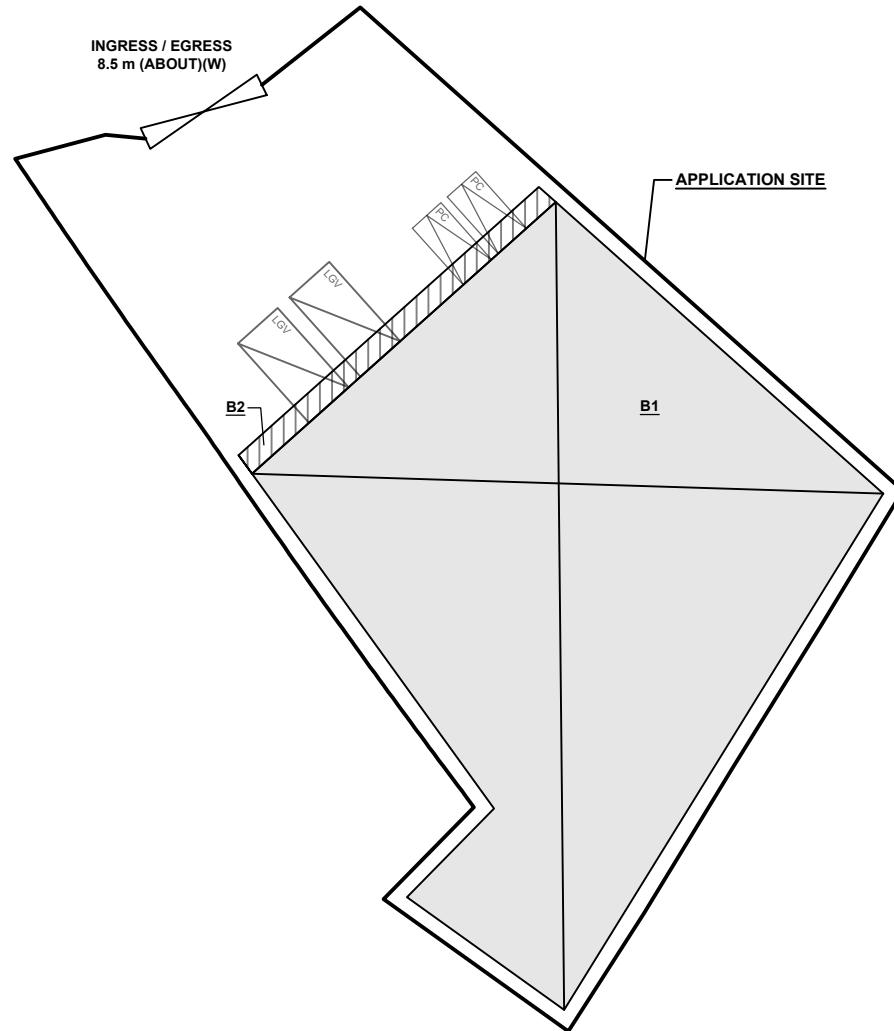
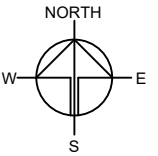
APPLICATION SITE

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

DEVELOPMENT PARAMETERS

APPLICATION SITE AREA	: 1,769 m ²	(ABOUT)
COVERED AREA	: 1,138 m ²	(ABOUT)
UNCOVERED AREA	: 631 m ²	(ABOUT)
PLOT RATIO	: 1.3	(ABOUT)
SITE COVERAGE	: 64 %	(ABOUT)
NO. OF STRUCTURE	: 2	
DOMESTIC GFA	: N/A	
NON-DOMESTIC GFA	: 2,236 m ²	(ABOUT)
TOTAL GFA	: 2,236 m ²	(ABOUT)
BUILDING HEIGHT	: 7 m - 11 m	(ABOUT)
NO. OF STOREY	: 1 - 2	

STRUCTURE	USE	COVERED AREA	GROSS FLOOR AREA	BUILDING HEIGHT
B1	WAREHOUSE FOR STORAGE OF VEHICLES	1,098 m ² (ABOUT)	2,196 m ² (ABOUT)	11 m (ABOUT)(2-STOREY)
B2	SITE OFFICE, WASHROOM RAIN SHELTER FOR L/UL ACTIVITIES	40 m ² (ABOUT)	40 m ² (ABOUT)	7 m (ABOUT)(1-STOREY)
TOTAL		1,138 m² (ABOUT)	2,236 m² (ABOUT)	



PARKING AND LOADING / UNLOADING PROVISIONS

NO. OF PRIVATE CAR PARKING SPACE	: 2
DIMENSION OF PARKING SPACE	: 5 m (L) x 2.5 m (W)
NO. OF L/UL SPACE FOR LIGHT GOODS VEHICLE	: 2
DIMENSION OF L/UL SPACE	: 7 m (L) x 3.5 m (W)

LEGEND

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

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

SITE LOCATION

LOT 3719 S.H SS.4 (PART) IN D.D. 104, TAI SANG WAI, YUEN LONG, NEW TERRITORIES

SCALE

1 : 500 @ A4

DRAWN BY: MN DATE: 22.1.2025

CHECKED BY: DATE:

APPROVED BY: DATE:

DWG. TITLE
LAYOUT PLAN

DWG NO. PLAN 4 VER. 001

CONDITION OF THE APPLICATION SITE IN 1990

APPLICATION SITE AREA : 1,769 m² (ABOUT)
 DATE OF AERIAL PHOTO : 18/8/1990
 AERIAL PHOTO NO. : A22172
 SOURCE OF AERIAL PHOTO : LANDS DEPARTMENT

DETAILS OF POND
 AREA OF POND : 1,415 m² (ABOUT)
 DEPTH OF POND : 0.5 m (ABOUT)

DETAILS OF SOILED GROUND
 AREA OF SOILED GROUND : 354 m² (ABOUT)



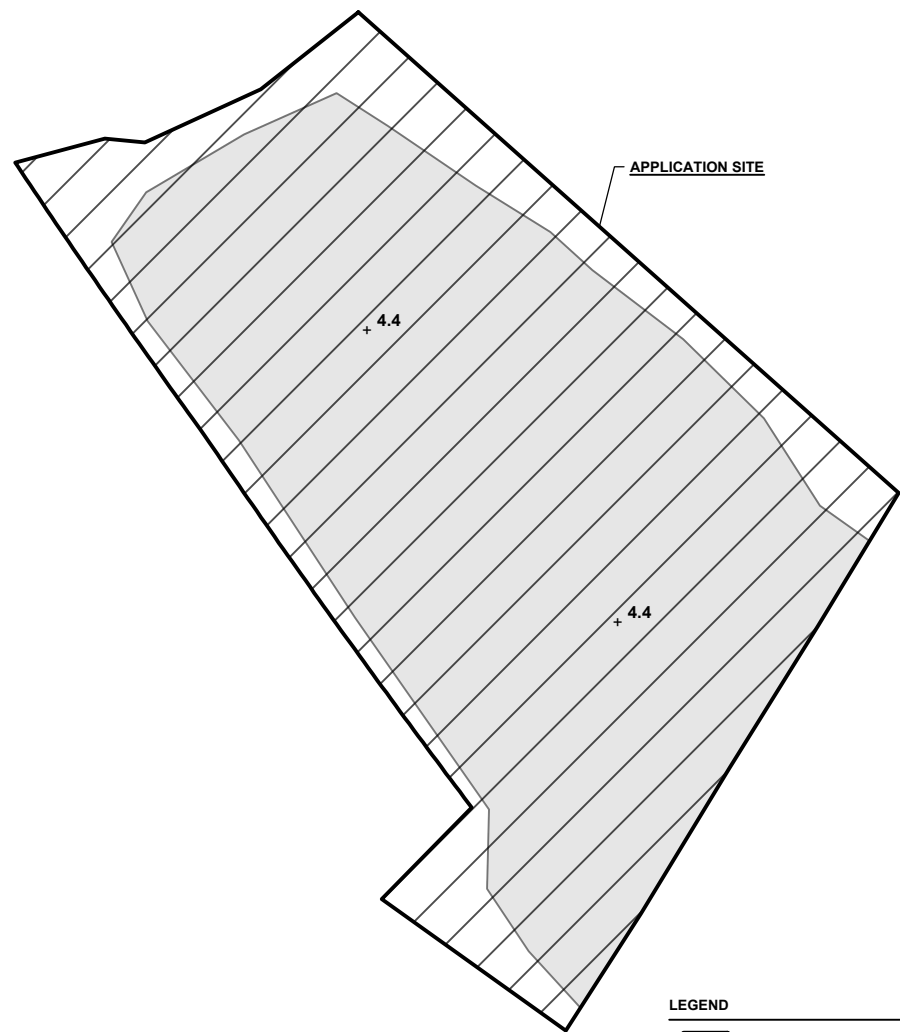
LEGEND
 APPLICATION SITE

PROPOSED FILLING OF LAND AND POND

APPLICATION SITE AREA : 1,769 m² (ABOUT)
 COVERED BY STRUCTURE : 1,138 m² (ABOUT)

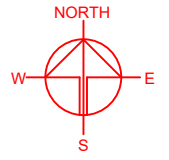
PROPOSED FILLING OF POND AREA : 1,415 m² (ABOUT)
 DEPTH OF POND FILLING : 0.5 m (ABOUT)

PROPOSED FILLING OF LAND AREA : 1,769 m² (ABOUT)
 DEPTH OF LAND FILLING AREA : NOT MORE THAN 0.2 m
 PROPOSED SITE LEVEL : +4.5 mPD (ABOUT)
 MATERIAL OF LAND FILLING : CONCRETE
 USE : PARKING AND LOADING / UNLOADING SPACE, SITE FORMATION OF STRUCTURE AND CIRCULATION AREA



LEGEND
 APPLICATION SITE
 FILLING OF POND AREA
 FILLING OF LAND AREA
 SITE LEVEL

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



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SITE LOCATION
 LOT 3719 S.H SS.4 (PART) IN D.D. 104, TAI SANG WAI, YUEN LONG, NEW TERRITORIES

SCALE
 1 : 2000 / 500 @ A4

DRAWN BY
 MN DATE
 22.1.2025

REVISED BY
 DATE

APPROVED BY
 DATE

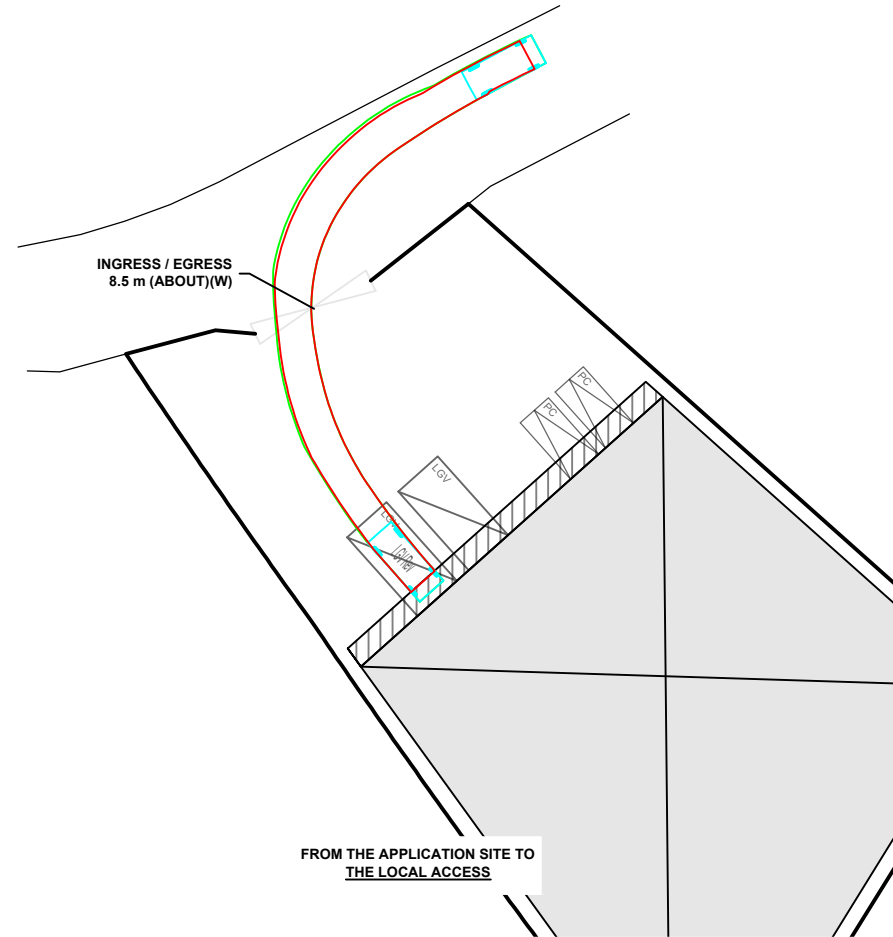
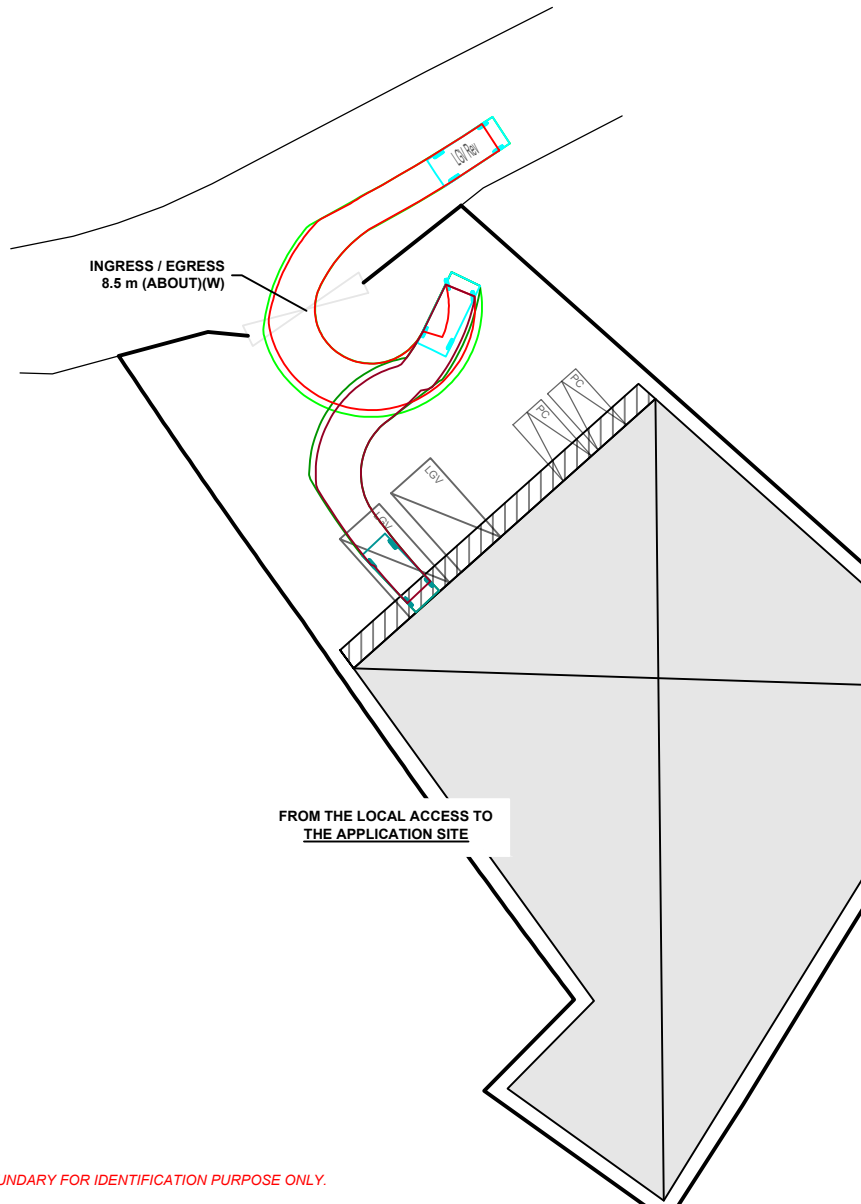
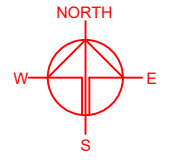
DWG. TITLE
 FILLING OF LAND AND POND

DWG. NO.
 PLAN 5 VER.
 001

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.



LEGEND

- APPLICATION SITE
- STRUCTURE (ENCLOSED)
- STRUCTURE (CANOPY)
- PARKING SPACE (PRIVATE CAR)
- L/UL SPACE (LIGHT GOODS VEHICLE)
- INGRESS / EGRESS
- LIGHT GOODS VEHICLE
- SWEPT PATH OF VEHICLE

*SITE BOUNDARY FOR IDENTIFICATION PURPOSE ONLY.

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

SITE LOCATION
 LOT 3719 S.H SS.4 (PART) IN D.D. 104, TAI SANG WAI, YUEN LONG, NEW TERRITORIES

SCALE
 1 : 500 @ A4

DRAWN BY: MN DATE: 22.1.2025

CHECKED BY: DATE:

APPROVED BY: DATE:

DWG. TITLE
 SWEEP PATH ANALYSIS

DWG NO.: PLAN 6 VER: 001