

## **Appendix II**

### Details of Alternative Sites for Relocation



**Appendix II – Alternative Sites for the Relocation of the Applicant’s Original Premises in Hung Shui Kiu**

Alternative Sites/ Application Site	Site 1	Site 2	Site 3	Site 4	Site 5	Application Site
<b>Location</b>	Various Lots in D.D. 99, Chau Tau, San Tin, New Territories	Various Lots in D.D. 130, Lam Tei, Tuen Mun, New Territories	Various Lots in D.D. 104, Ngau Tam Mei, Yuen Long, New Territories	Various Lots in D.D. 103, Kam Tin, Yuen Long, New Territories	Various Lots in D.D. 129, Lau Fau Shan, Yuen Long, New Territories	Various Lots in D.D. 114, Shek Kong, Yuen Long, New Territories
<b>Site Area</b>	4,242m <sup>2</sup> (about)	7,130 m <sup>2</sup> (about)	530 m <sup>2</sup> (about)	2,230 m <sup>2</sup> (about)	10,740 m <sup>2</sup> (about)	4,411 m <sup>2</sup> (about)
<b>Accessibility</b>	Accessible from Lok Ma Chau Road via a local access	Accessible from Fuk Hang Tsuen Road via a local access	Accessible from Ngau Tam Mei Road via a local access	Accessible from Kam Tin Road via a local access	Accessible from Deep Bay Road via a local access	Accessible from Kam Tin Road via a local access
<b>Distance from Original Premises</b>	19.8 km (about)	5.3 km (about)	15.2 km (about)	12.5 km (about)	9.1 km (about)	16.7 km (about)
<b>Outline Zoning Plan</b>	Approved San Tin Technopole OZP No. S/STT/2	Approved Lam Tei and Yick Yuen OZP No. S/TM-LTY/12	Approved Ngau Tam Mei OZP No. S/YL-NTM/14	Approved Kam Tin South OZP No. S/YL-KTS/15	Approved Lau Fau Shan and Tsim Bei Tsui OZP No.: S/YL- LFS/11	Approved Shek Kong OZP No. S/YL-SK/9
<b>Zoning</b>	"Other Specified Uses" annotated "Innovation and Technology"	"Comprehensive Development Area"	"Green Belt"	"Agriculture"	"Green Belt"	"Industrial (Group D)"
<b>Existing Condition</b>	Generally flat, partially covered with vegetation and occupied by vacant temporary structures	Hard-paved and occupied by temporary structures	Hard paved and occupied by temporary structures	Vacant and covered with vegetation	Covered with vegetation and woodland	Vacant, formed and generally flat
<b>Surrounding Area</b>	Surrounded by vehicle park, temporary structures for storage, workshop and agricultural uses; and vacant land covered with vegetation and hard-paving	Surrounded by warehouse, workshop, logistic centre and land covered by residential use	Surrounded by greenhouse and agricultural use	Surrounded by open storage, some GIC uses, woodland and residential use	Surrounded by tree groups, temporary structures for open storage and residential use	Surrounded by open storage yards and temporary structures for brownfield operations
<b>Suitability for Relocation</b>	<u>Not suitable</u> for relocation: - 12% smaller than the original premises - in close proximity to existing fish ponds - not compatible with the surrounding area	<u>Not suitable</u> for relocation: - 47% larger than the original premises - in close proximity to residential developments - not compatible with the surrounding area	<u>Not suitable</u> for relocation: - 89% smaller than the original premises - active agricultural activities in the vicinity - not compatible with the surrounding area	<u>Not suitable</u> for relocation: - 54% smaller than the original premises - in close proximity to residential developments - not compatible with the surrounding area	<u>Not suitable</u> for relocation: - 122% larger than the original premises - tree felling is required - not compatible with the surrounding area - remote location	<u>Comparatively Suitable</u> for relocation: - similar site area - already formed, relatively flat and vacant - in close proximity to NDAs - easily accessible - no agricultural activity