

**Broad Development Parameters of the Indicative
Development Proposal in Respect of Application No. Y/NE-LYT/15**
关于申请编号 Y/NE-LYT/15 而只作指示用途的拟议发展计划的概括发展规范

| | | | |
|--|---|--|--------------------------------------|
| Application No. 申请编号 | Y/NE-LYT/15 | | |
| Location/address 位置/地址 | Lots 926, 934, 936 S.B, 937 RP, 947 RP, 948 RP, 949, 950, 951, 952, 955 S.A and 2435 in D.D. 83 and Adjoining Government Land, Lung Yeuk Tau, Fanling, N.T. 新界粉岭龙跃头丈量约份第 83 约地段第 926 号、第 934 号、第 936 号 B 分段、第 937 号余段、第 947 号余段、第 948 号余段、第 949 号、第 950 号、第 951 号、第 952 号、第 955 号 A 分段及第 2435 号和毗连政府土地 | | |
| Site area 地盘面积 | About 约 36,806.4 sq. m 平方米 (Includes Government Land of about 包括政府土地约 1,302.4 sq. m 平方米) | | |
| Plan 图则 | Approved Lung Yeuk Tau & Kwan Tei South Outline Zoning Plan No. S/NE-LYT/19 龙跃头及军地南分区计划大纲核准图编号 S/NE-LYT/19 | | |
| Zoning 地带 | "Agriculture" and "Residential (Group C)" 「农业」及「住宅(丙类)」 | | |
| Proposed Amendment(s) 拟议修订 | To rezone the application site from "Agriculture" and "Residential (Group C)" to "Residential (Group A) 2" and Amend the Notes of the zone applicable to the site 把申请地点由「农业」及「住宅(丙类)」地带改划为「住宅(甲类)2」地带及修订适用于申请地点土地用途地带的《注释》 | | |
| Gross floor area and/or plot ratio 总楼面面积及/或地积比率 | | sq. m 平方米 | Plot ratio 地积比率 |
| | Domestic 住用 | Not more than 不多於 184,032 | Not more than 不多於 5 |
| | Non-domestic 非住用 | Not more than 不多於 18,403.2 ⁽¹⁾ | Not more than 不多於 0.5 ⁽¹⁾ |
| No. of block 幢数 | Domestic 住用 | 3 | |
| | Non-domestic 非住用 | - | |
| | Composite 综合用途 | 2 | |

(1) 非住用樓面面積包括擬議六間課室幼稚園、100 個服務名額幼兒中心、100 個服務名額老人日間護理中心及安老院舍的樓面面積。
GFA of the proposed 6-classrooms kindergarten, 100-places Child Care Centre, 100-places Day Care Centre for the Elderly and Residential Care Home for the Elderly are included into non-domestic GFA calculation.

| | | | |
|--|--|--|------|
| Building height/No. of storeys 建筑物高度/层数 | Domestic 住用 | Not more than 不多於 125.4 - 128.55 m 米 | |
| | | Not more than 不多於 139.4 - 141.05 mPD 米(主水平基准上) | |
| | | 38 - 39 2 Storey(s) 层 Exclude 不包括 Basement 地库 | |
| | Non-domestic 非住用 | - m 米 | |
| | | - mPD 米(主水平基准上) | |
| | | - Storey(s) 层 | |
| | Composite 综合用途 | Not more than 不多於 136.5 m 米 | |
| | | Not more than 不多於 149 mPD 米(主水平基准上) | |
| | | Not more than 不多於 37 2 3 Storey(s) 层 Exclude 不包括 Basement 地库 Podium 平台 | |
| Site coverage 上盖面积 | 33 % | | |
| No. of units 单位数目 | 4,091 Flats 住宅单位 100 Beds in Residential Care Home for the Elderly 安老院舍床位 | | |
| Open space 休憩用地 | Private 私人 | Not less than 不少於 11,455 sq. m 平方米 | |
| | Public 公众 | - sq. m 平方米 | |
| No. of parking spaces and loading / unloading spaces 停车位及上落客货车位数目 | Total no. of vehicle spaces 停车位总数 | | 1348 |
| | Private Car Parking Spaces 私家车车位 | | 1153 |
| | Motorcycle Parking Spaces 电单车车位 | | 55 |
| | Bicycle Parking Space 单车位 | | 137 |
| | Light Bus Parking Space 小型巴士泊车位 | | 3 |
| | Total no. of vehicle loading/unloading bays/lay-bys 上落客货车位/停车处总数 | | 35 |
| | Taxi Spaces 的士车位 | | 1 |
| Heavy Goods Vehicle Spaces 重型货车车位 | | 31 | |
| School Bus Lay-by 学校巴士停车处 | | 2 | |
| Ambulance Lay-by 救护车停车处 | | 1 | |

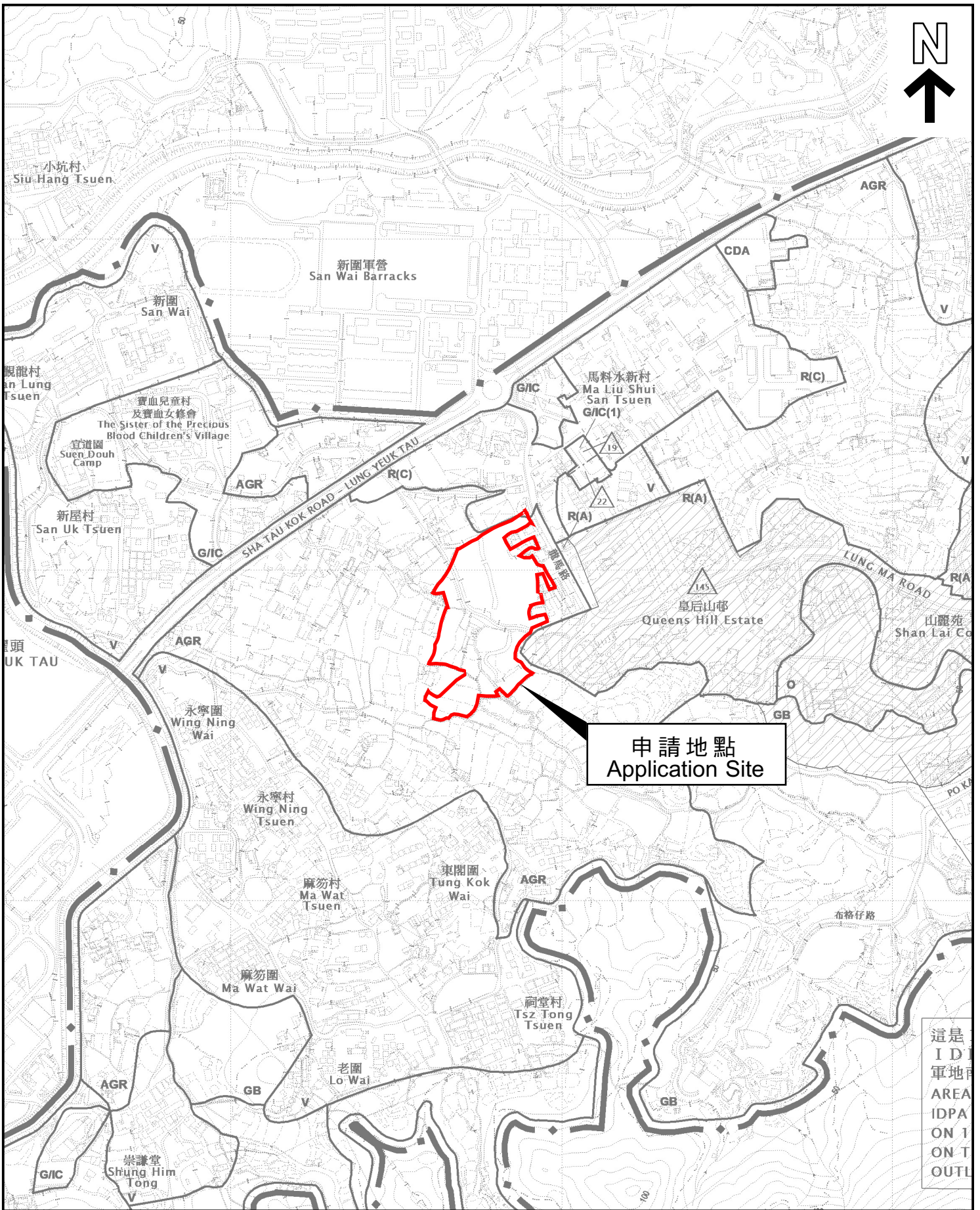
* 有关资料是为方便市民大众参考而提供。对于所载资料在使用上的问题及文义上的歧异，城市规划委员会概不负责。若有任何疑问，应查阅申请人提交的文件。

The information is provided for easy reference of the general public. Under no circumstances will the Town Planning Board accept any liabilities for the use of the information nor any inaccuracies or discrepancies of the information provided. In case of doubt, reference should always be made to the submission of the applicant.

| Submitted Plans, Drawings and Documents 提交的图则、绘图及文件 | | |
|---|--------------------------|-------------------------------------|
| | <u>Chinese</u> 中文 | <u>English</u> 英文 |
| <u>Plans and Drawings 图则及绘图</u> | | |
| Master layout plan(s)/Layout plan(s) 总纲发展蓝图／布局设计图 | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Block plan(s) 楼宇位置图 | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Floor plan(s) 楼宇平面图 | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Sectional plan(s) 截视图 | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Elevation(s) 立视图 | <input type="checkbox"/> | <input type="checkbox"/> |
| Photomontage(s) showing the proposed development 显示拟议发展的合成照片 | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Master landscape plan(s)/Landscape plan(s) 园境设计总图／园境设计图 | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Others (please specify) 其他（请注明） | <input type="checkbox"/> | <input type="checkbox"/> |
| <u>Reports 报告书</u> | | |
| Planning Statement / Justifications 规划纲领 / 理据 | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Environmental assessment (noise, air and/or water pollutions) 环境评估（噪音、空气及／或水的污染） | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Traffic impact assessment (on vehicles) 就车辆的交通影响评估 | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Traffic impact assessment (on pedestrians) 就行人的交通影响评估 | <input type="checkbox"/> | <input type="checkbox"/> |
| Visual impact assessment 视觉影响评估 | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Landscape impact assessment 景观影响评估 | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Tree Survey 树木调查 | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Geotechnical impact assessment 土力影响评估 | <input type="checkbox"/> | <input type="checkbox"/> |
| Drainage impact assessment 排水影响评估 | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Sewerage impact assessment 排污影响评估 | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| Risk Assessment 风险评估 | <input type="checkbox"/> | <input type="checkbox"/> |
| Others (please specify) 其他（请注明） | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| <u>Air Ventilation Impact Assessment and Water Supply Impact Assessment.</u> 空气流通评估及供水影响评估 | | |
| Note: May insert more than one 「✓」. 注：可在多於一个方格内加上「✓」号 | | |

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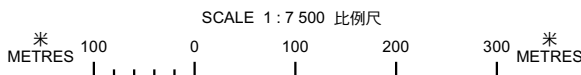


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Application Site

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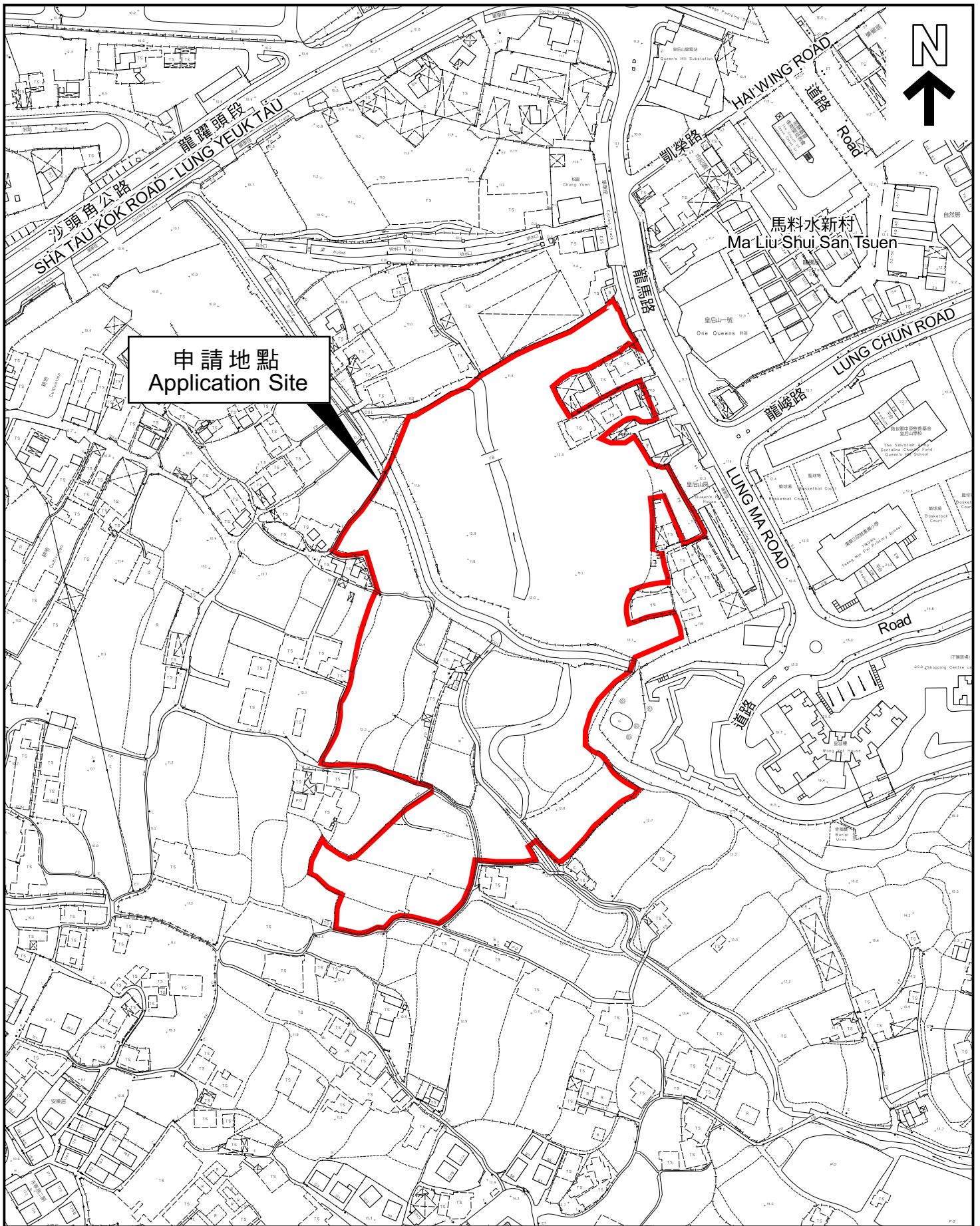
位置圖 LOCATION PLAN

本摘要圖於2023年2月2日擬備，
所根據的資料為於2022年12月6日
核准的分區計劃大綱圖編號S/NE-LYT/19
EXTRACT PLAN PREPARED ON 2.2.2023
BASED ON OUTLINE ZONING PLAN No.
S/NE-LYT/19 APPROVED ON 6.12.2022



申請地點界線只作識別用
APPLICATION SITE BOUNDARY
FOR IDENTIFICATION PURPOSE ONLY

參考編號
REFERENCE No.
Y/NE-LYT/15



申請地點
Application Site

平面圖 SITE PLAN

本摘要圖於2023年2月3日擬備，
所根據的資料為測量圖編號
3-SW-8A、8B、8C及8D
EXTRACT PLAN PREPARED ON 3.2.2023
BASED ON SURVEY SHEETS No.
3-SW-8A, 8B, 8C & 8D

申請地點界線只作識別用
APPLICATION SITE BOUNDARY
FOR IDENTIFICATION PURPOSE ONLY

參考編號
REFERENCE No.
Y/NE-LYT/15

Executive Summary

This Planning Application is prepared and submitted on behalf of Good Smart Consultants Limited (the "Applicant") to seek approval from the Town Planning Board ("TPB"/the "Board") under section 12A of the Town Planning Ordinance for the rezoning of the Site from "Agriculture" ("AGR") and "Residential (Group C)" to "Residential (Group A)2" ("R(A)2") in the Approved Lung Yeuk Tau and Kwan Tei South Outline Zoning Plan No. S/NE-LYT/19 ("the Approved OZP") to enable the proposed residential development and social welfare facilities ("Proposed Development") at various Lots in DD83 and Adjoining Government Land, Lung Yeuk Tau, Fanling ("Application Site"/ "the Site").

The Government has put forward the Northern Metropolis Development Strategy in the 2021 Policy Address with a view to driving Hong Kong's economic as well as Innovation and Technology development, increasing housing supply, and at the same time formulating and implementing a conservation policy in the Northern Metropolis with a total land area of about 30,000 hectares. The Site is strategically located within the Northern Metropolis and the eastern portion of the Site falls within the boundary of New Territories North New Town. The Proposed Development will contribute to the provision of about 4,091 nos. of flats for a population of about 11,455 within a much shorter time frame to help address the acute demand for housing land. Various social welfare facilities will also be provided at the Proposed Development.

The proposal is fully justified based on the following reasons:

- The proposed rezoning is in-line with Government's policies on increasing housing land supply.
- The rezoning proposal is totally in-line with the Government's long term strategic planning framework i.e. Northern Metropolis and policy to increase housing land supply and optimizing the utilization of scarce land resources where infrastructure capacity permits.
- The Proposed Development is readily implementable and will help to achieve a balanced housing mix in an earlier timeframe.
- The intensity of the Proposed Development is appropriate and no adverse visual impact will be anticipated.
- The Site is conveniently accessible and highly suitable for residential development.
- The Proposed Development aims to create a quality and green living environment which has incorporated various design features to respond positively to the setting of the Lung Yeuk Tau area.

申請編號 Application No. : _____ Y / NE-LYT / 15

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- The Proposed Development would provide much needed social welfare facilities to serve the future residents and the neighbourhood.
- Various technical assessments have been carried out and the findings concluded that there is no insurmountable technical impact posed by the Proposed Development.

In light of the above, support on this Planning Application from the members of the TPB is respectfully requested.

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行政摘要

(內文如有差異，應以英文版本為準)

本規劃申請書是代表 Good Smart Consultants Limited (下稱「申請人」) 根據城市規劃條例第 12A 條，向城市規劃委員會(下稱「城規會」)申請修訂龍躍頭及軍地分區計劃大綱核准圖編號 S/NE-LYT/19 (下稱「大綱核准圖」)，把位於丈量約份第 83 約地段多個地段及毗連政府土地的用地 (下稱「申請地點」)，由「農業」及「住宅(丙類)」地帶改劃為「住宅(甲類)2」地帶，以作住宅發展及社會福利設施用途(下稱「擬議發展」)。

政府在 2021 施政報告中提出了北部都會區發展策略，以推動香港的經濟、創新和技術發展，增加房屋供應，同時在總土地面積約 30,000 公頃的北部都會區制定和實施保育政策。申請地點位於北部都會區內的戰略性位置，東面的部份更座落於新界北新市鎮的範圍內。擬議發展將在短時間內提供約 4,091 個單位，供約 11,455 人居住，以應付房屋土地供應的迫切需求。擬議發展項目亦提供各種社會福利設施。

擬議發展計劃理據如下：

- 擬議發展與政府現時推行的增加房屋土地供應的政策相符。
- 擬議改劃方案完全符合政府發展北部都會區的政策。在基礎設施容量許可的情況下，積極增加房屋土地供應和有效地利用珍貴土地資源。
- 擬議發展可以迅速落實發展，將有助於龍躍頭在較早的時間內達至均衡的房屋組合。
- 擬議方案的發展密度合適，並不會產生不良的視覺影響。
- 申請地點交通便利，非常適合用作住宅發展。
- 建議發展旨在創造優質及綠色的生活環境，將採納多項設計優點以能與龍躍頭周邊環境融合。
- 擬議發展將提供有迫切需要的社會福利設施，以滿足未來居民和附近社區的需要。
- 申請人已進行了各種技術評估，結果均證明該發展方案將不會對附近環境帶來不良影響。

根據以上各點，申請人希望是次的修訂圖則申請能獲得城規會支持。

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- Legend:
- REZONING SITE BOUNDARY
 - RESIDENTIAL TOWER +149mPD HEIGHT
 - RESIDENTIAL TOWER +141.05mPD HEIGHT
 - RESIDENTIAL TOWER +139.4mPD HEIGHT
 - RETAIL / GIC / CLUBHOUSE
 - LANDSCAPE AREA
 - INTERNAL ROAD / EVA / TRANSPORT INTERCHANGE
 - ACCESS ROAD
 - ▲ SITE ENTRANCE
 - ▲ BASEMENT ENTRANCE

PROPOSED
ACCESS ROAD

T1
35 RESIDENTIAL FLOORS
1 STOREY LOBBY
1 REFUGE FLOOR
+149.0 mPD

T2
35 RESIDENTIAL FLOORS
1 STOREY LOBBY
1 REFUGE FLOOR
+149.0 mPD

T3
38 RESIDENTIAL FLOORS
1 STOREY LOBBY
+141.05 mPD

T4
38 RESIDENTIAL FLOORS
1 STOREY LOBBY
+141.05 mPD

T5
37 RESIDENTIAL FLOORS
1 STOREY LOBBY
+139.4 mPD

+12.6 mPD

+26.75 mPD

+22.00 mPD

+17.25 mPD

+12.6 mPD

+14.0 mPD



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REZONING APPLICATION FOR DD83 LUNG YEUK TAU

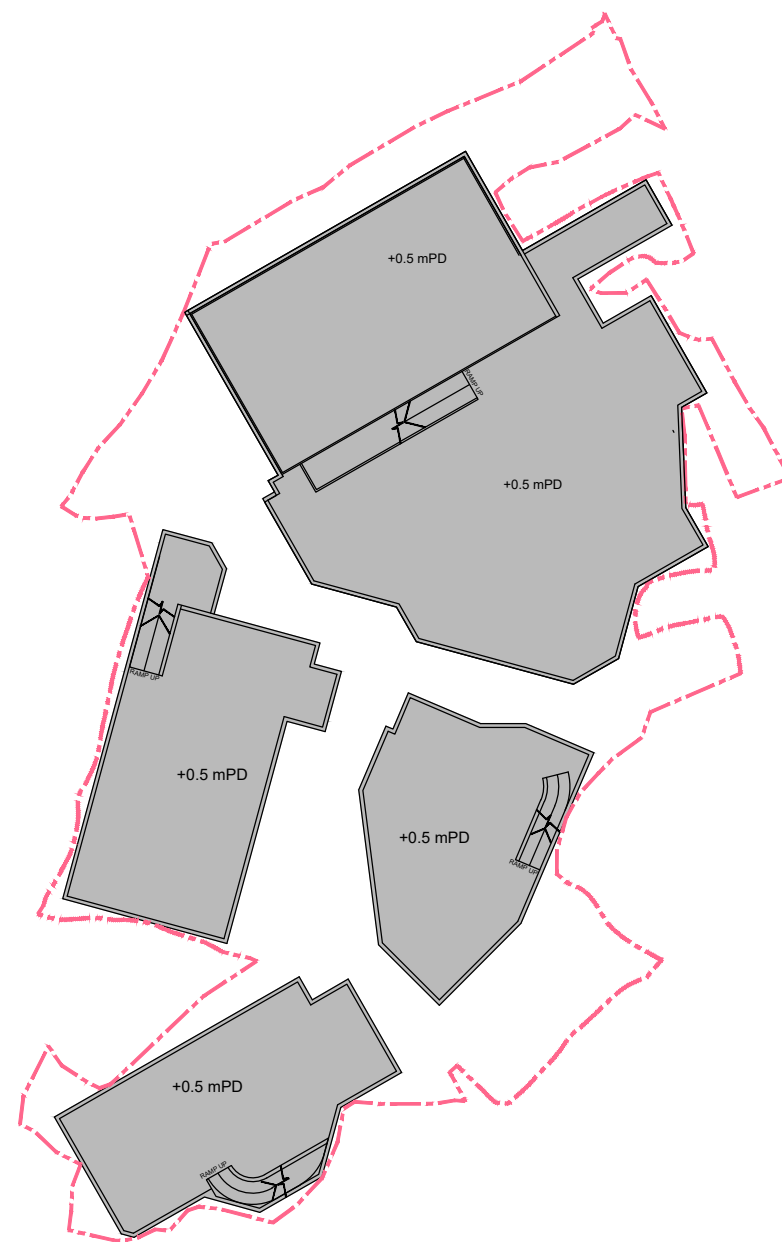
SCHMATIC DESIGN MLP

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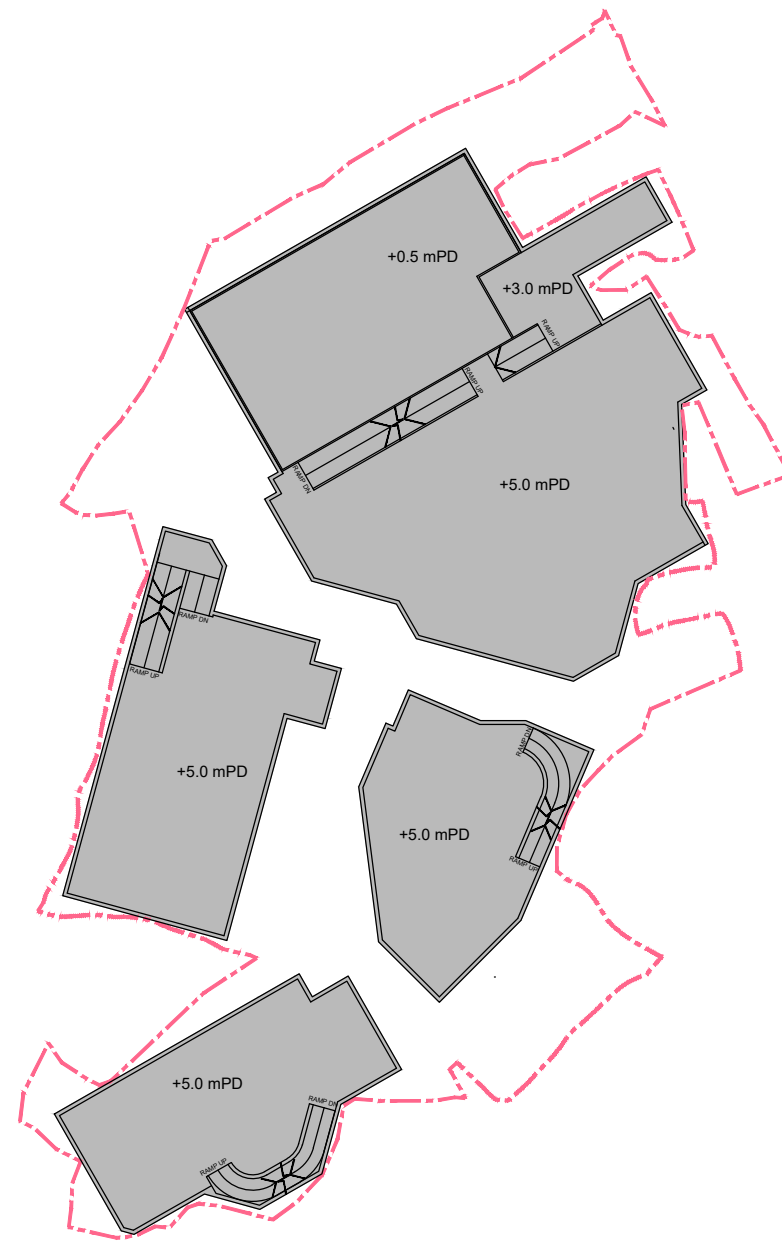
- REZONING SITE BOUNDARY
- BASEMENT CARPARK AND E&M



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- REZONING SITE BOUNDARY
- BASEMENT CARPARK AND E&M



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REZONING APPLICATION FOR DD83 LUNG YEUK TAU

SCHEMATIC DESIGN B1/F

Dec 2022





Legend:

| | |
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| | REZONING SITE BOUNDARY |
| | RESIDENTIAL TOWER LOBBY |
| | RETAIL / CLUBHOUSE |
| | GIC |
| | CARRIAGE WAY (EVA) |
| | CARRIAGE WAY (NON-EVA) |
| | SITE ENTRANCE |
| | BASEMENT ENTRANCE |
| | SITE ENTRANCE |
| | BASEMENT ENTRANCE |










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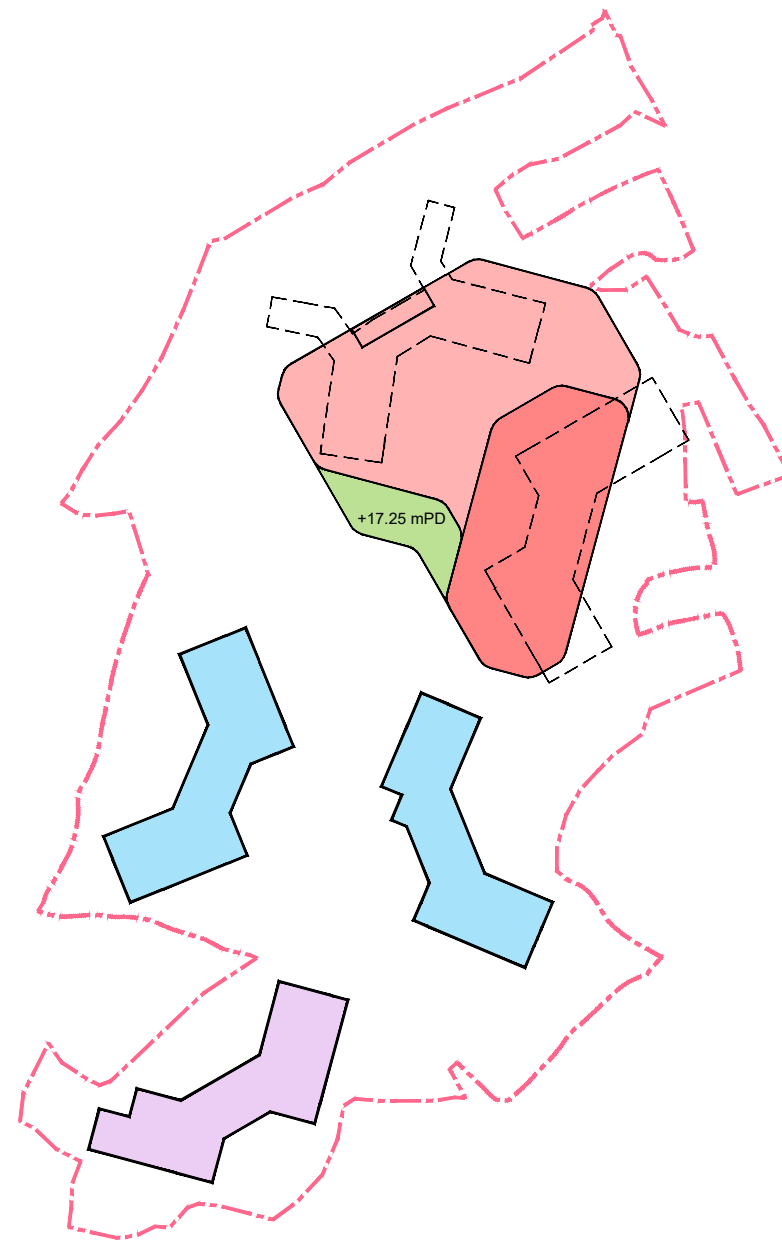
REZONING APPLICATION FOR DD83 LUNG YEUK TAU

SCHEMATIC DESIGN G/F








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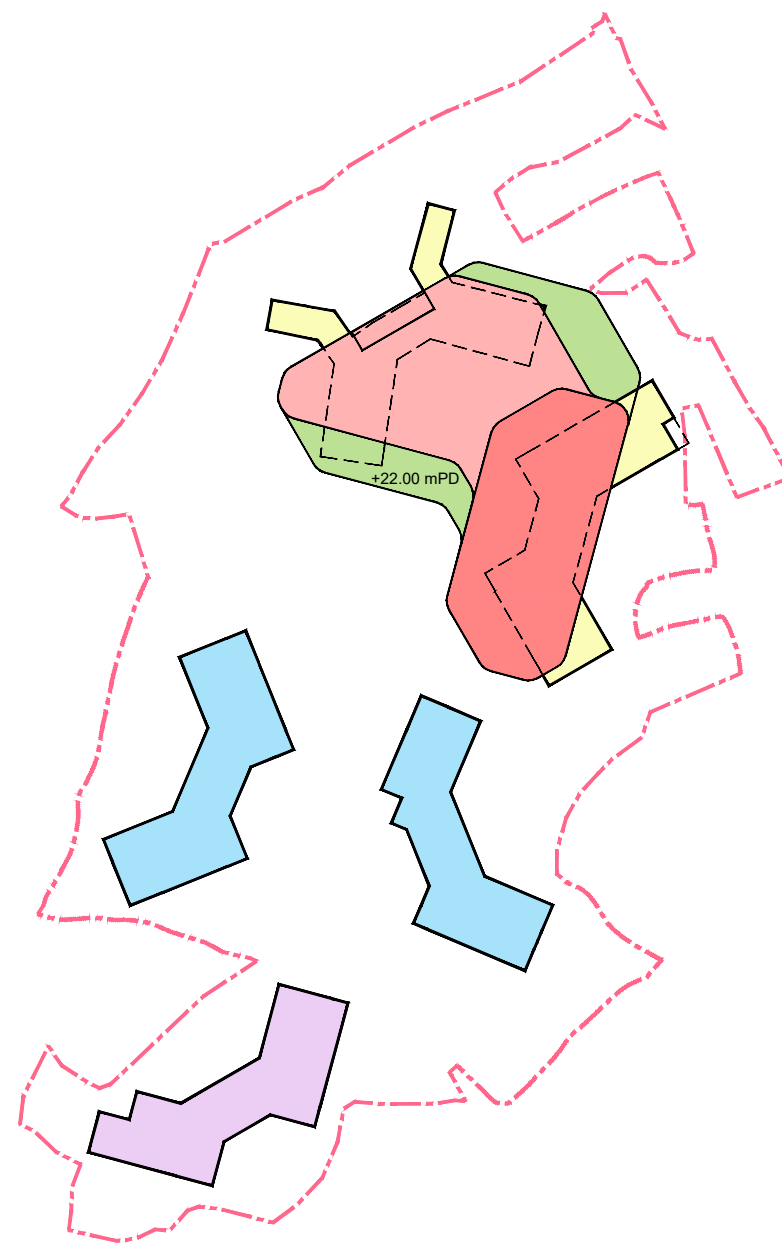


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|  | RESIDENTIAL TOWER +137.4mPD HEIGHT |
|  | RETAIL / CLUBHOUSE |
|  | GIC |
|  | LANDSCAPE AREA |









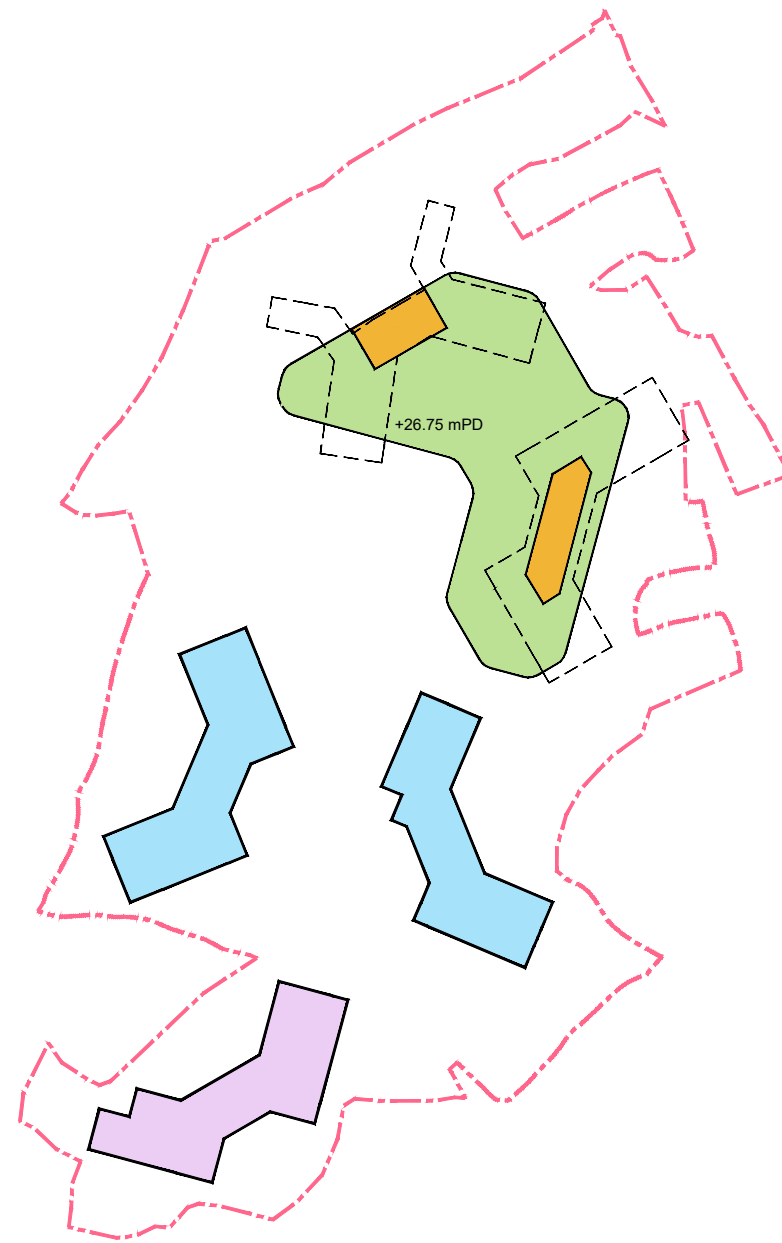
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|  | GIC |
|  | LANDSCAPE AREA |










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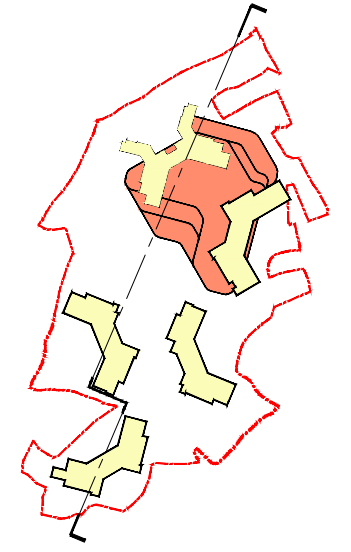
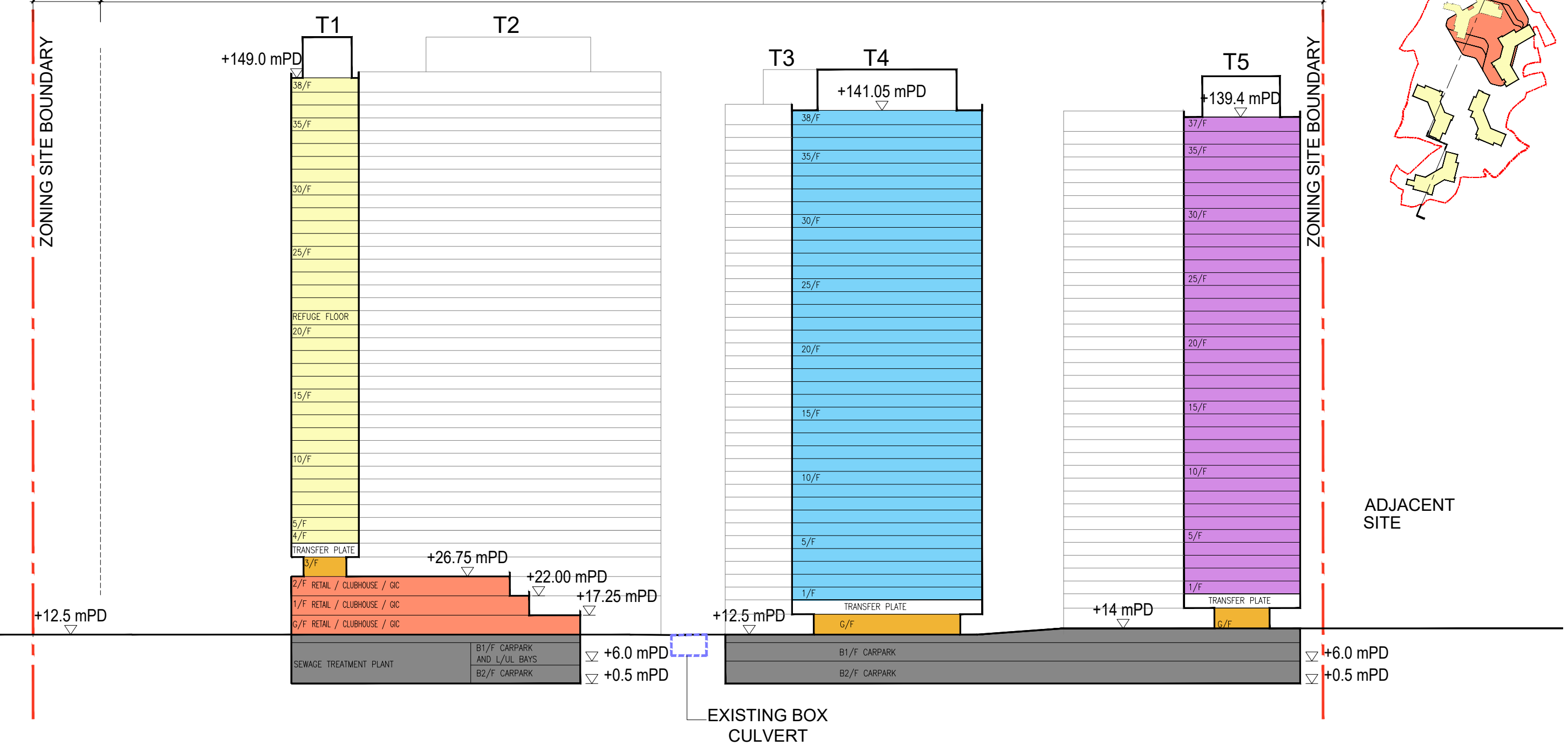
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|  | REZONING SITE BOUNDARY |  | RESIDENTIAL TOWER +149mPD HEIGHT |  | CLUBHOUSE / LOBBY |
|  | RESIDENTIAL TOWER +141.05mPD HEIGHT |  | RESIDENTIAL TOWER +139.4mPD HEIGHT |  | CARPARK / EM |
|  | | | | | |

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PROPOSED
ACCESS ROAD

REZONING SITE



REZONING APPLICATION FOR DD83 LUNG YEUK TAU

SCHEMATIC SECTION

LWK
+PARTNERS

Nov 2022



| Rev. | Date | Amendment | Purpose |
|--|------|-----------|---------|
| LEGEND | | | |
| - - - - - SITE BOUNDARY | | | |
| - - - - - FENCE WALL (METAL FENCING) | | | |
| - - - - - SOLID FENCE WALL | | | |
| - - - - - BOX COLVERT | | | |
| - - - - - DRAINAGE RESERVED AREA | | | |
| XX.XX PROPOSED LEVEL | | | |
| [Tree Icon] PROPOSED NEW TREES | | | |
| [Green Area Icon] PLANTING AREA | | | |
| [Light Green Area Icon] LAWN AREA | | | |
| [Grey Area Icon] EVA / VEHICLE ACCESS | | | |
| [Blue Area Icon] SAFETY MAT | | | |
| [Blue Area Icon] SWIMMING POOL | | | |
| [Light Brown Area Icon] HARD PAVED AREA | | | |
| [Orange Arrow Icon] RESIDENTIAL ENTRANCE | | | |
| [Blue Arrow Icon] CARPARK ENTRANCE | | | |
| [Star Icon] WATER POINT (20M RADIUS) | | | |

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Developer
GOOD SMART CONSULTANTS LIMITED

Project
 PROPOSED REZONING OF THE SITE FROM 'AGRICULTURE' AND 'RESIDENTIAL (GROUP C) TO' RESIDENTIAL (GROUP A)2' AT VARIOUS LOTS IN DD 83 AND ADJONING GOVERNMENT LAND, LUNG YEUK TAU, FANLING, NEW TERRITORIES S12A
 PLANNING APPLICATION

Drawing Title
LANDSCAPE MASTER PLAN 01

| Job No. | Drawing No. | Revision No. |
|-------------------------------|-------------|--------------|
| HKA-1047 | LMP_001 | - |
| Scale | Date | CAD Ref. |
| AS | DEC 2022 | LMP_001 |
| Drawn | Checked | Approved |
| NN | SL | SL |
| Authorized Person - Architect | | |

Consultant Logo
SLSL

- LEGEND**
- 1 CHILDREN PLAY AREA**
It is framed and shaded by new tree plantings that would provide passive recreational facilities and sitting-out area for the enjoyment of future residents.
 - 2 BBQ AREA**
It is framed and shaded by new tree plantings that would provide passive recreational facilities for the enjoyment of future residents.
 - 3 SITTING-OUT AREA**
It is framed and shaded by new tree plantings that would provide passive recreational facilities for the enjoyment of future residents.
 - 4 URBAN FARMING AREA**
It is framed and shaded by new tree plantings that would provide passive recreational facilities and sitting-out area for the enjoyment of future residents.
 - 5 ELDERLY FITNESS AREA**
It is framed and shaded by new tree plantings that would provide passive recreational facilities for the enjoyment of future residents.
 - 6 LAWN AREA**
It is framed and surrounded by new tree plantings that would provide a natural and harmony environment for the enjoyment of the future residents.
 - 7 SWIMMING POOL**
It is provided as a passive recreational facilities for the enjoyment of the future residents.

1 LANDSCAPE MASTER PLAN 01
 1:600 (A1) / 1:1200 (A3)

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Rev. Date Amendment Purpose

LEGEND

TOTAL SITE COVERAGE OF GREENERY
= NOT LESS THAN 11,042 SQM

PLANTING AREA
MIN. 1200MM SOIL DEPTH
EXCLUDING DRAINAGE LAYER

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'AGRICULTURE' AND 'RESIDENTIAL (GROUP C) TO'
RESIDENTIAL (GROUP A)2' AT VARIOUS LOTS IN
DD 83 AND ADJOINING GOVERNMENT LAND, LUNG
YEUK TAU, FANLING, NEW TERRITORIES S12A
PLANNING APPLICATION

Drawing Title
**SITE COVERAGE OF
GREENERY FIGURE**

| Job No. | Drawing No. | Revision No. |
|----------|-------------|--------------|
| HKA-1047 | LMP_004 | - |
| Scale | Date | CAD Ref. |
| AS | DEC 2022 | LMP_004 |
| Drawn | Checked | Approved |
| NN | SL | SL |

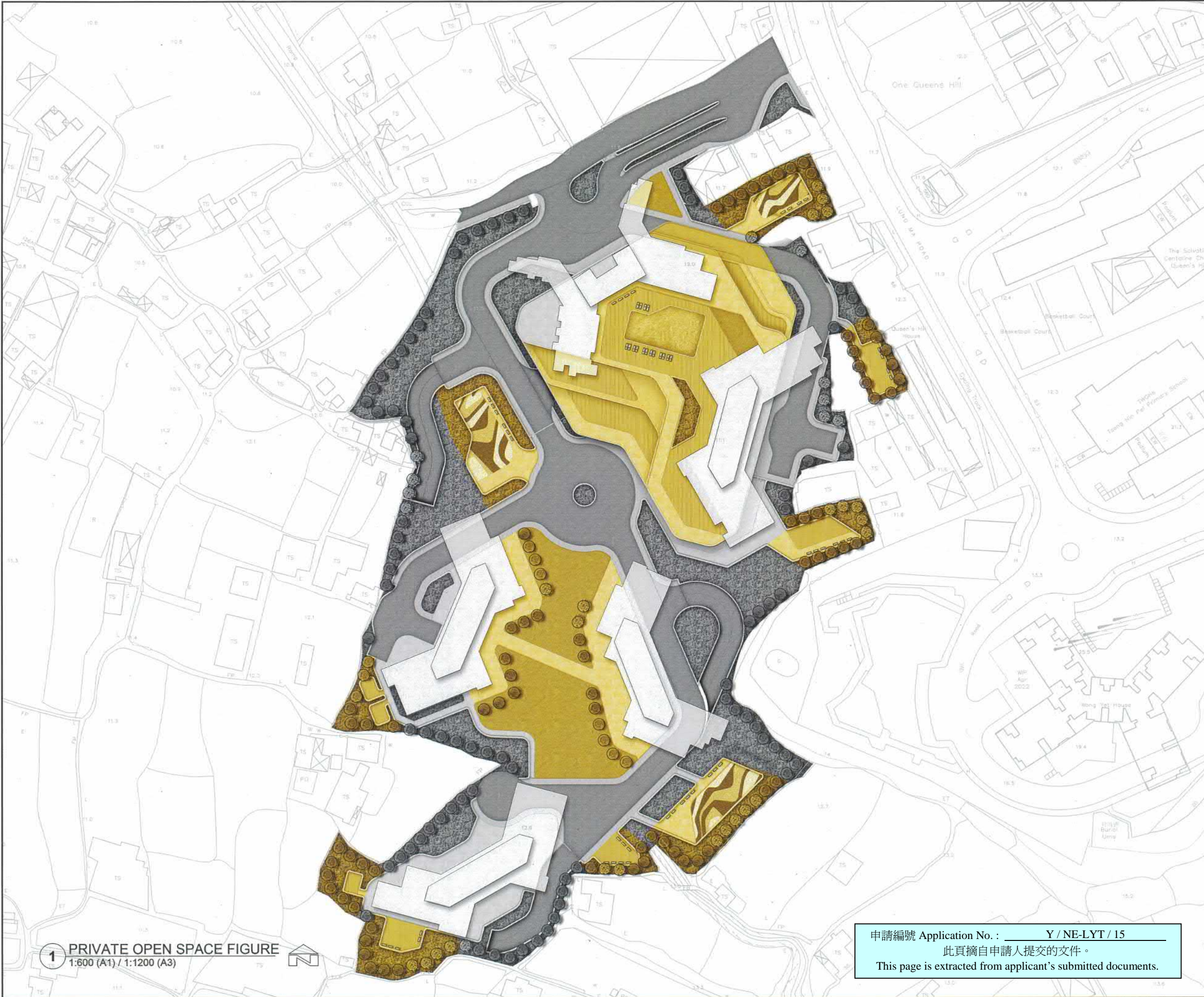
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SITE COVERAGE OF GREENERY FIGURE
1:600 (A1) / 1:1200 (A3)

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| Rev. Date | Amendment | Purpose |
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|-----------|-----------|---------|

LEGEND

PRIVATE OPEN SPACE
NOT LESS THAN 11,455 SQM

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PROPOSED REZONING OF THE SITE FROM 'AGRICULTURE' AND 'RESIDENTIAL (GROUP C) TO' RESIDENTIAL (GROUP A)2' AT VARIOUS LOTS IN DD 83 AND ADJONING GOVERNMENT LAND, LUNG YEUK TAU, FANLING, NEW TERRITORIES S12A PLANNING APPLICATION

Drawing Title
PRIVATE OPEN SPACE FIGURE

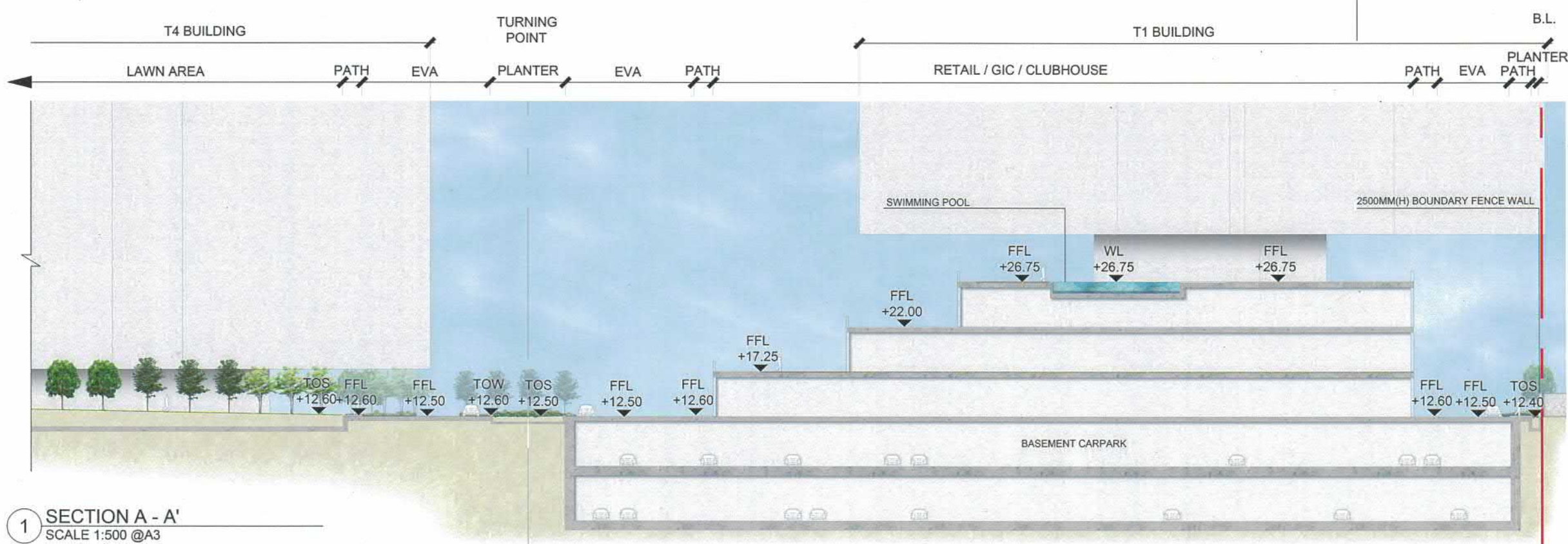
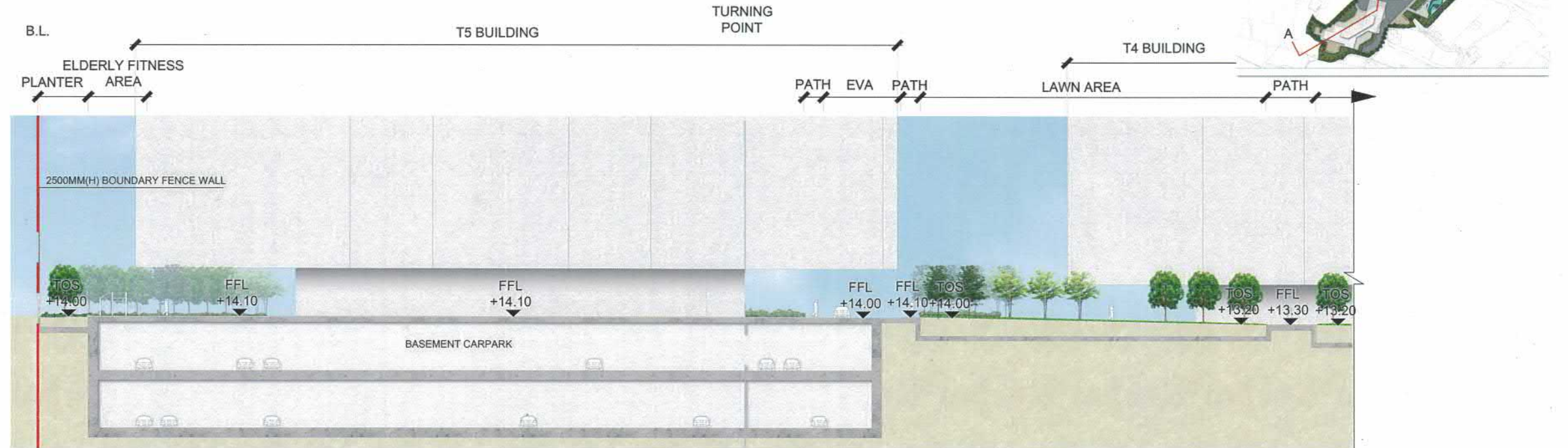
| Job No. | Drawing No. | Revision No. |
|----------|-------------|--------------|
| HKA-1047 | LMP_005 | - |
| Scale | Date | CAD Ref. |
| AS | DEC 2022 | LMP_005 |
| Drawn | Checked | Approved |
| NN | SL | SL |

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1 PRIVATE OPEN SPACE FIGURE
1:600 (A1) / 1:1200 (A3)

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1 SECTION A - A'
SCALE 1:500 @A3

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| | | | |

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Drawing Title
LANDSCAPE SECTIONS 01

| Job No. | Drawing No. | Revision No. |
|-----------|-------------|--------------|
| HKA-01047 | LMP_006 | - |

| Scale | Date | CAD Ref. |
|-------|----------|----------|
| AS | DEC 2022 | LMP_006 |

| Drawn | Checked | Approved |
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| NN | SL | SL |

Authorized Person - Architect

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Existing Condition



Key Plan



Proposed Development

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Viewpoint 1 – Viewing Deck at Lung Shan Temple

Proposed Rezoning of the Site from "AGR" and "R(C)" to "R(A)2" at Various Lots in DD83 and Adjoining Government Land, Lung Yeuk Tau, Fanling, New Territories

Figure 6.1

Visual Impact Assessment

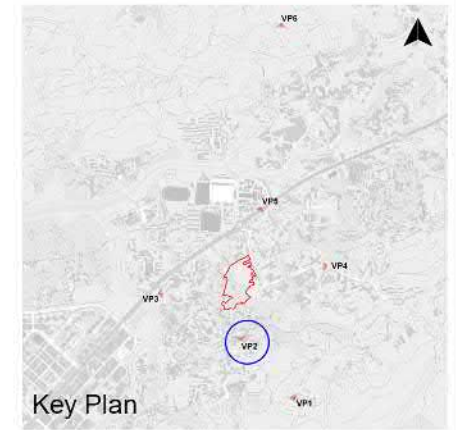
Date: 14 December 2022



Existing Condition



Proposed Development



Key Plan

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Viewpoint 2– Tung Kok Wai Children's Playground

Proposed Rezoning of the Site from "AGR" and "R(C)" to "R(A)2" at Various Lots in DD83 and Adjoining Government Land, Lung Yeuk Tau, Fanling, New Territories

Figure 6.2

Visual Impact Assessment

Date: 14 December 2022



Existing Condition



Key Plan



Proposed Development

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Viewpoint 3 – Pavilion at Sui Wan Road

Proposed Rezoning of the Site from "AGR" and "R(C)" to "R(A)2" at Various Lots in DD83 and Adjoining Government Land, Lung Yeuk Tau, Fanling, New Territories

Figure 6.3

Visual Impact Assessment

Date: 14 December 2022



Existing Condition



Proposed Development

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Viewpoint 4 – Footpath along Lung Ma Road near Wong Sheng House

Proposed Rezoning of the Site from "AGR" and "R(C)" to "R(A)2" at Various Lots in DD83 and Adjoining Government Land, Lung Yeuk Tau, Fanling, New Territories

Figure 6.4

Visual Impact Assessment

Date: 14 December 2022



Existing Condition



Key Plan



Proposed Development

申請編號 Application No. : Y / NE-LYT / 15

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Viewpoint 5 – Bus Stop outside San Wai Barracks

Proposed Rezoning of the Site from "AGR" and "R(C)" to "R(A)2" at Various Lots in DD83 and Adjoining Government Land, Lung Yeuk Tau, Fanling, New Territories

Figure 6.5

Visual Impact Assessment

Date: 14 December 2022



Existing Condition



Key Plan



Proposed Development

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Viewpoint 6 – Tsung Shan

Proposed Rezoning of the Site from "AGR" and "R(C)" to "R(A)2" at Various Lots in DD83 and Adjoining Government Land, Lung Yeuk Tau, Fanling, New Territories

Figure 6.6

Visual Impact Assessment

Date: 14 December 2022