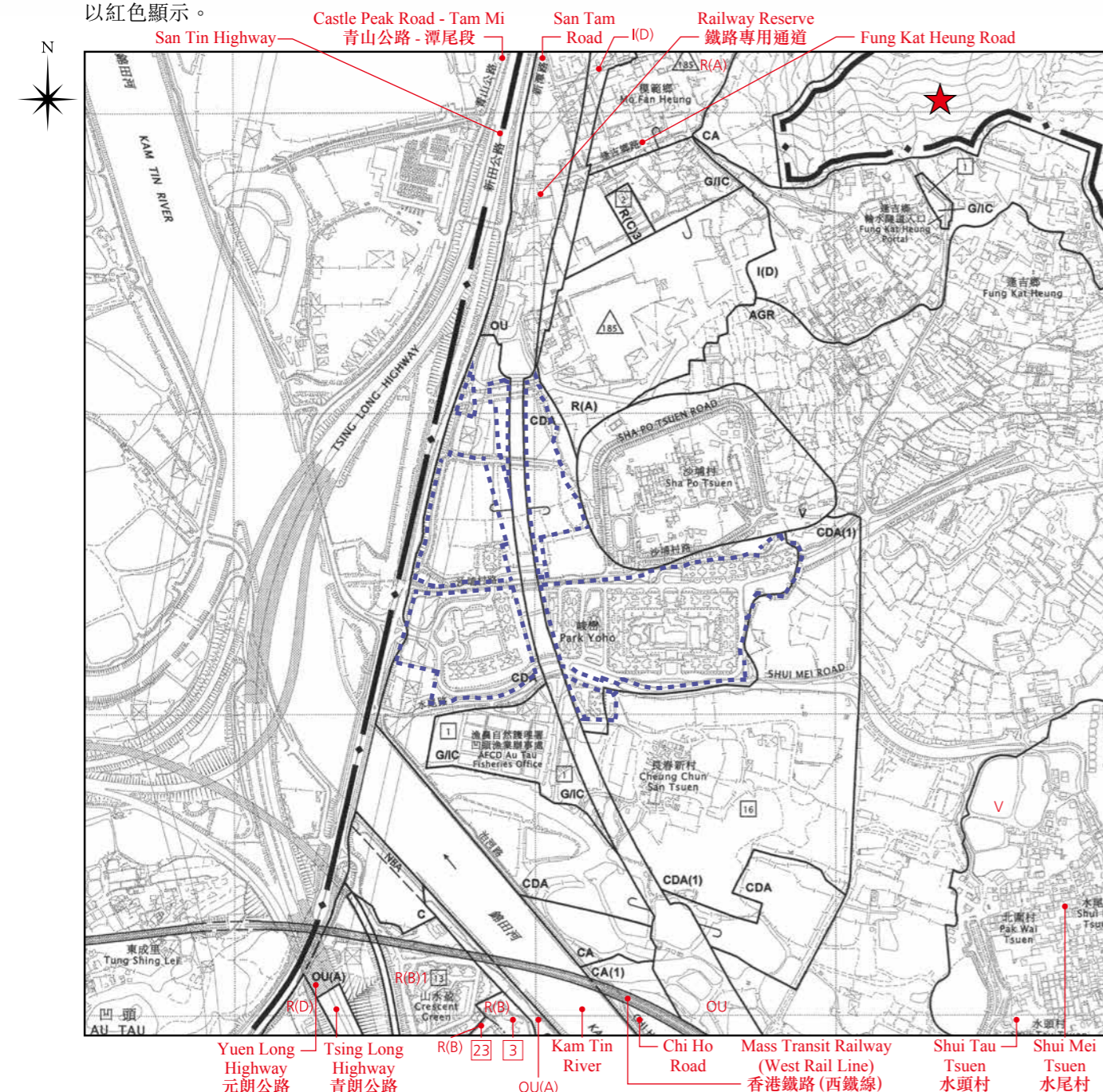


OUTLINE ZONING PLAN ETC. RELATING TO THE DEVELOPMENT 關於發展項目的分區計劃大綱圖等

Adopted from part of the approved Kam Tin North Outline Zoning Plan No. S/YL-KTN/11, gazetted on 15 December 2023, with adjustments where necessary as shown in red.

摘錄自2023年12月15日刊憲之錦田北分區計劃大綱核准圖，圖則編號為S/YL-KTN/11，有需要處經修正處理，以紅色顯示。



NOTATION 圖例

| ZONES 地帶 | | |
|-------------------|--|-----------------|
| C | COMMERCIAL | 商業 |
| CDA | COMPREHENSIVE DEVELOPMENT AREA | 綜合發展區 |
| R(A) | RESIDENTIAL (GROUP A) | 住宅 (甲類) |
| R(B) | RESIDENTIAL (GROUP B) | 住宅 (乙類) |
| R(D) | RESIDENTIAL (GROUP D) | 住宅 (丁類) |
| I(D) | INDUSTRIAL (GROUP D) | 工業 (丁類) |
| G/I/C | GOVERNMENT, INSTITUTION OR COMMUNITY | 政府、機構或社區 |
| V | VILLAGE TYPE DEVELOPMENT | 鄉村式發展 |
| OU | OTHER SPECIFIED USES | 其他指定用途 |
| OU(A) | OTHER SPECIFIED USES (AMENITY AREA) | 其他指定用途 (美化市容地帶) |
| AGR | AGRICULTURE | 農業 |
| CA | CONSERVATION AREA | 自然保育區 |
| COMMUNICATIONS 交通 | | |
| | MAJOR ROAD AND JUNCTION | 主要道路及路口 |
| | ELEVATED ROAD | 高架道路 |
| | RAILWAY AND STATION | 鐵路及車站 |
| | RAILWAY AND STATION (UNDERGROUND) | 鐵路及車站 (地下) |
| | RAILWAY AND STATION (ELEVATED) | 鐵路及車站 (高架) |
| MISCELLANEOUS 其他 | | |
| | BOUNDARY OF PLANNING SCHEME | 規劃範圍界線 |
| | DRAINAGE RESERVE | 排水專用範圍 |
| | NON-BUILDING AREA | 非建築用地 |
| | BUILDING HEIGHT CONTROL ZONE BOUNDARY | 建築物高度管制區界線 |
| | MAXIMUM BUILDING HEIGHT (IN NUMBER OF STOREYS) | 最高建築物高度 (樓層數目) |

Location of the Development 發展項目的位置

This area is not covered under Outline Zoning Plan or Development Permission Area Plan, or the plan deemed to be a draft plan. 此地帶並不被納入於分區計劃大綱圖或發展審批地區圖，或被當作草圖的圖則。

Note:

- The last updated Outline Zoning Plan and the attached schedule as at the date of printing of the sales brochure are available for free inspection at the sales office during opening hours.
- The vendor advises prospective purchasers to conduct on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.
- The plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance due to technical reasons that the boundary of the Development is irregular.
- The plan, prepared by the Planning Department under the direction of the Town Planning Board, is reproduced with the permission of the Director of Lands. © The Government of the Hong Kong SAR.

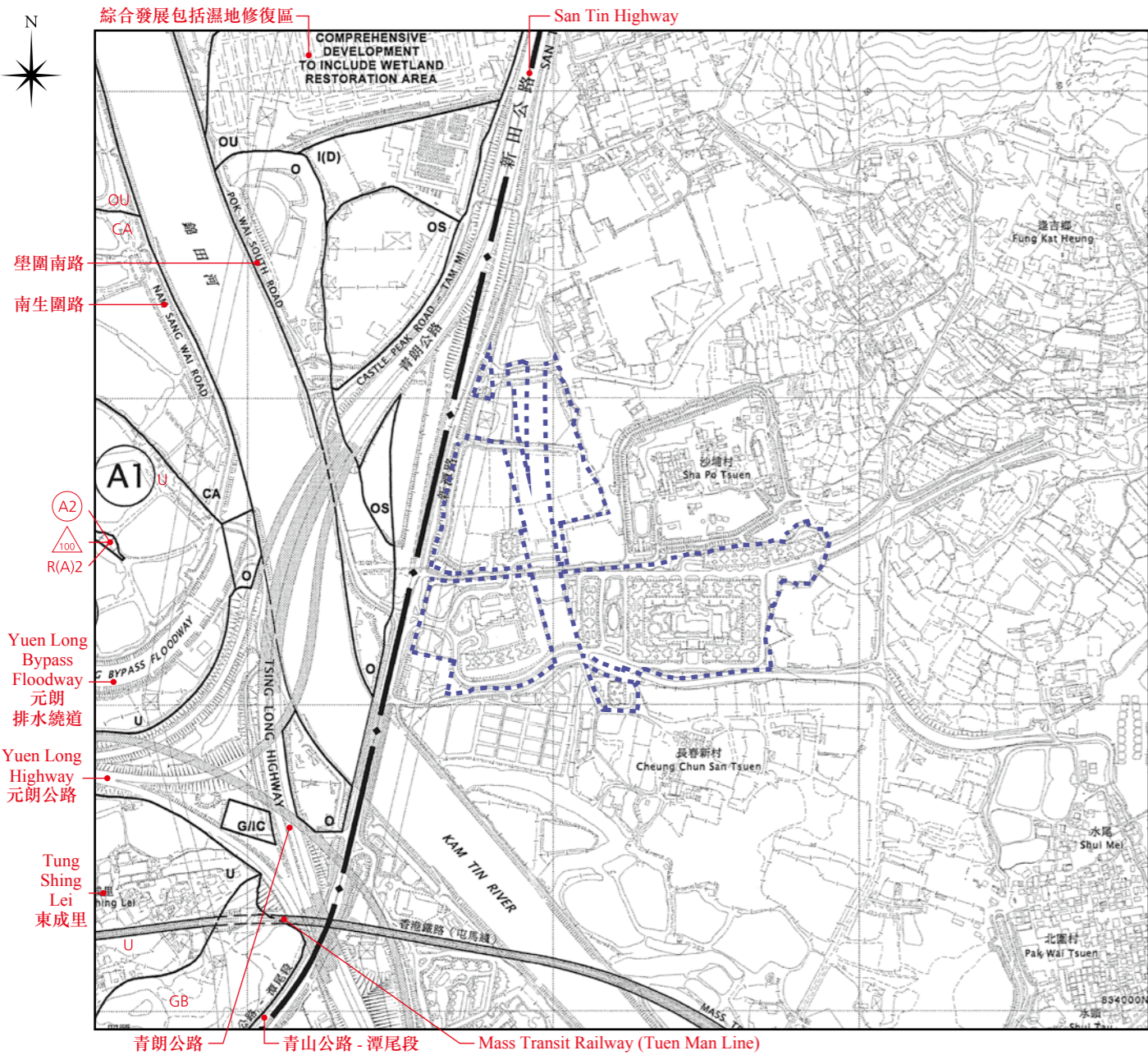
備註：

- 在印刷售樓說明書當日所適用的最近期分區計劃大綱圖及其附表，可於售樓處開放時間內免費查閱。
- 賣方建議準買家到該發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
- 由於發展項目的邊界不規則的技術原因，此大綱圖所顯示的範圍可能超過《一手住宅物業銷售條例》所規定的範圍。
- 此大綱圖為規劃署遵照城市規劃委員會指示擬備，版權屬香港特別行政區政府，經地政總署准許複印。

Scale比例：100 0 100 200 300 400 500M(米)

Adopted from part of the draft Nam Sang Wai Outline Zoning Plan No. S/YL-NSW/9, gazetted on 12 July 2024, with adjustments where necessary as shown in red.

摘錄自2024年7月12日刊憲之南生圍分區計劃大綱草圖，圖則編號為S/YL-NSW/9，有需要處經修正處理，以紅色顯示。



NOTATION 圖例

| ZONES 地帶 | | |
|-------------------|--------------------------------------|------------|
| | RESIDENTIAL (GROUP D) | 住宅 (丁類) |
| | INDUSTRIAL (GROUP D) | 工業 (丁類) |
| | OPEN STORGE | 露天貯物 |
| | GOVERNMENT, INSTITUTION OR COMMUNITY | 政府、機構或社區 |
| | OPEN SPACE | 休憩用地 |
| | OTHER SPECIFIED USES | 其他指定用途 |
| | UNDETERMINED | 未決定用途 |
| | GREEN BELT | 綠化地帶 |
| | CONSERVATION AREA | 自然保育區 |
| COMMUNICATIONS 交通 | | |
| | MAJOR ROAD AND JUNCTION | 主要道路及路口 |
| | ELEVATED ROAD | 高架道路 |
| | WEST RAIL AND STATION (UNDERGROUND) | 西鐵及車站 (地下) |
| | WEST RAIL AND STATION (ELEVATED) | 西鐵及車站 (高架) |
| MISCELLANEOUS 其他 | | |
| | BOUNDARY OF PLANNING SCHEME | 規劃範圍界線 |
| | DRAINAGE RESERVE | 排水專用範圍 |

Location of the Development
發展項目的位置

Amendments to Approved Plan No. S/YL-NSW/8
核准圖編號S/YL-NSW/8的修訂

Amendment Item A2
修訂項目A2項

Rezoning of a site to the north of Ho Chau Road from “R(D)” to “Residential (Group A)2” with stipulation of building height restriction.
把位於蠔洲路北面的一幅用地，由「住宅(丁類)」地帶改劃為「住宅(甲類)2」地帶，並訂明建築物高度限制。

Note:

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- 賣方建議準買家到該發展地盤作實地考察，以對該發展地盤、其周邊地區環境及附近的公共設施有較佳了解。
- 由於發展項目的邊界不規則的技術原因，此大綱圖所顯示的範圍可能超過《一手住宅物業銷售條例》所規定的範圍。
- 此大綱圖為規劃署遵照城市規劃委員會指示擬備，版權屬香港特別行政區政府，經地政總署准許複印。

Scale比例：100 0 100 200 300 400 500M(米)