

# 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 the approved Yau Ma Tei Outline Zoning Plan (Plan No. S/K2/26), gazetted on 26 July 2024, with adjustments where necessary.

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摘錄自2024年7月26日刊憲之油麻地分區計劃大綱核准圖，圖則編號為S/K2/26，有需要處經修正處理。

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。

### NOTATION 圖例

#### ZONES 地帶

- C Commercial 商業
- R(A) Residential (Group A) 住宅 (甲類)
- R(B) Residential (Group B) 住宅 (乙類)
- G/IC Government, Institution or Community 政府、機構或社區
- O Open Space 休憩用地
- OU Other Specified Uses 其他指定用途

#### COMMUNICATIONS 交通

- Railway and Station (Underground) 鐵路及車站(地下)
- Major Road and Junction 主要道路及路口
- Elevated Road 高架道路

#### MISCELLANEOUS 其他

- Boundary of Planning Scheme 規劃範圍界線
- Building Height Control Zone Boundary 建築物高度管制區界線
- Maximum Building Height (in metres above Principal Datum) 最高建築物高度 (在主水平基準上若干米)
- Maximum Building Height (in number of storeys) 最高建築物高度 (樓層數目)
- Non-building Area 非建築用地

#### Notes:

- 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 an on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.
- The outline zoning plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance due to the technical reason that the boundary of the Development is irregular.

#### 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。
- 賣方建議準買家到有關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，此分區計劃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。



Boundary of the Development  
發展項目的界線



# 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 the approved South West Kowloon Outline Zoning Plan (Plan No. S/K20/30), gazetted on 3 October 2014, with adjustments where necessary.

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 Hong Kong SAR.

摘錄自2014年10月3日刊憲之西南九龍分區計劃大綱核准圖，圖則編號為S/K20/30，有需要處經修正處理。

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。

### NOTATION 圖例

#### ZONES 地帶

- R(A) Residential (Group A) 住宅 (甲類)
- G/IC Government, Institution or Community 政府、機構或社區
- O Open Space 休憩用地

#### COMMUNICATIONS 交通

- Railway and Station (Underground) 鐵路及車站(地下)
- Major Road and Junction 主要道路及路口
- Elevated Road 高架道路

#### MISCELLANEOUS 其他

- Boundary of Planning Scheme 規劃範圍界線
- Building Height Control Zone 建築物高度管制區界線

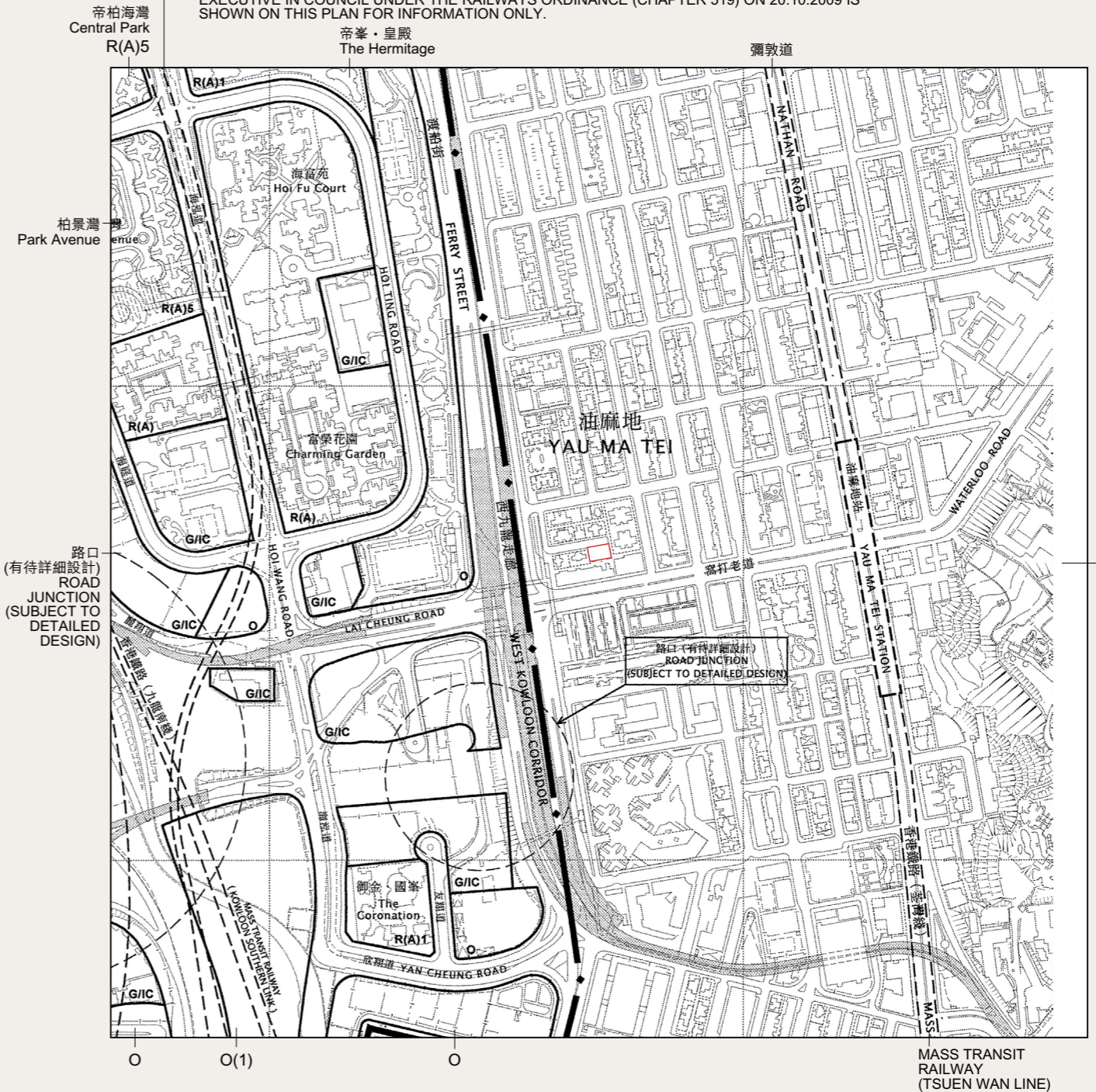
#### Notes:

- 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 an on-site visit for a better understanding of the development site, its surrounding environment and the public facilities nearby.
- The outline zoning plan may show more than the area required under the Residential Properties (First-hand Sales) Ordinance due to the technical reason that the boundary of the Development is irregular.

#### 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。
- 賣方建議準買家到有關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，此分區計劃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。

行政長官會同行政會議於2009年10月20日根據鐵路條例(第519章)批准廣深港高速鐵路香港段方案，有關方案的鐵路顯示在這份圖則上，只供參考之用。  
THE RAILWAY AS DESCRIBED IN THE RAILWAY SCHEME FOR THE HONG KONG SECTION OF THE GUANGZHOU - SHENZHEN - HONG KONG EXPRESS RAIL LINK AUTHORIZED BY THE CHIEF EXECUTIVE IN COUNCIL UNDER THE RAILWAYS ORDINANCE (CHAPTER 519) ON 20.10.2009 IS SHOWN ON THIS PLAN FOR INFORMATION ONLY.



路口 (有待詳細設計) ROAD JUNCTION (SUBJECT TO DETAILED DESIGN)

路口 (有待詳細設計) ROAD JUNCTION (SUBJECT TO DETAILED DESIGN)

Boundary of the Development 發展項目的界線



This blank area falls outside the coverage of the relevant outline zoning plan. 當區分區計劃大綱圖並不覆蓋本空白範圍



# 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 the approved Mong Kok Outline Zoning Plan (Plan No. S/K3/38), gazetted on 8 November 2024, with adjustments where necessary.

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 Hong Kong SAR.

摘錄自2024年11月8日刊憲之旺角分區計劃大綱核准圖，圖則編號為S/K3/38，有需要處經修正處理。

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。

### NOTATION 圖例

#### ZONES 地帶

- C Commercial 商業
- R(A) Residential (Group A) 住宅 (甲類)
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- OU Other Specified Uses 其他指定用途

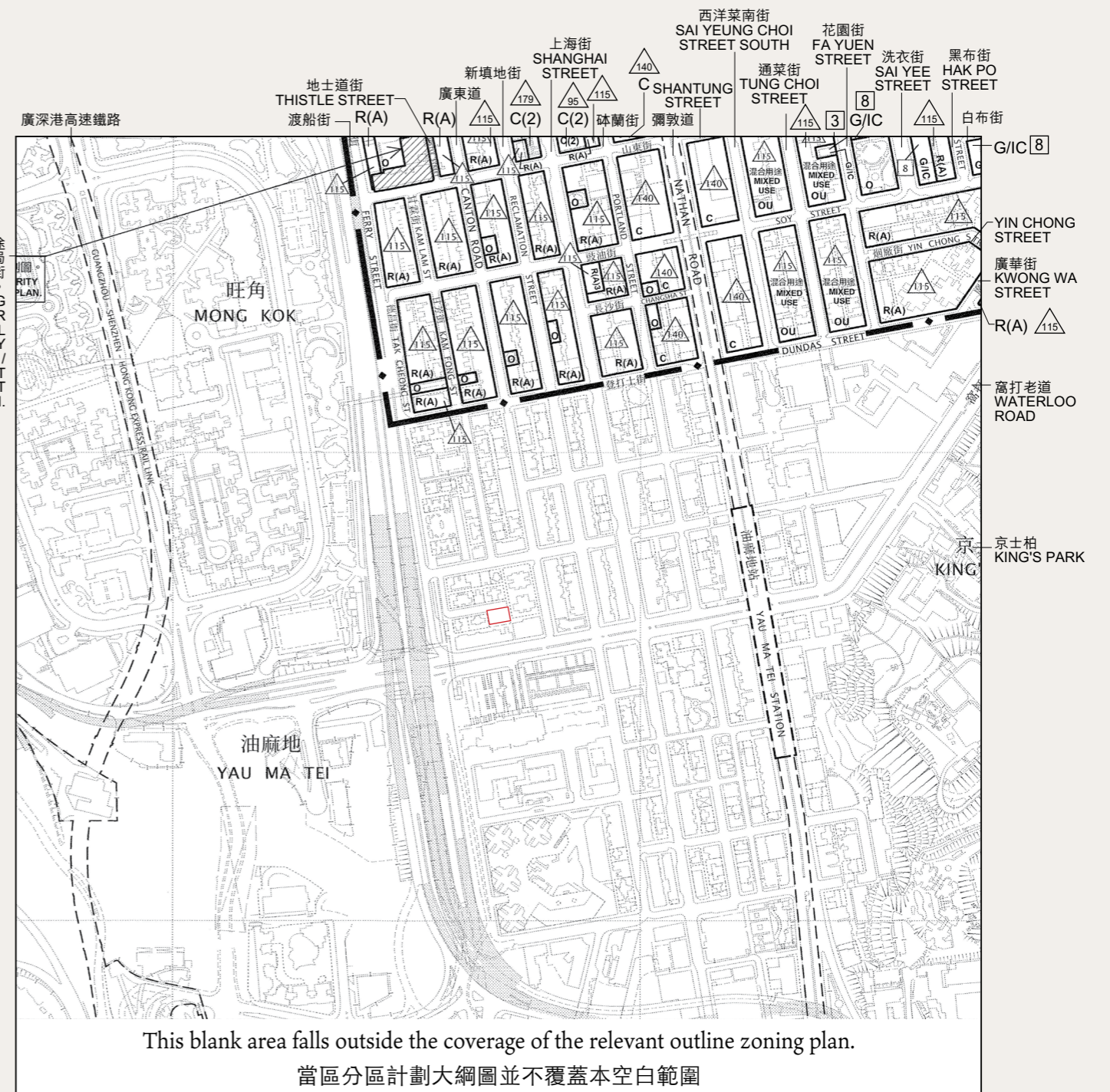
#### COMMUNICATIONS 交通

- Railway and Station (Underground) 鐵路及車站(地下)
- Major Road and Junction 主要道路及路口
- Elevated Road 高架道路

#### MISCELLANEOUS 其他

- Boundary of Planning Scheme 規劃範圍界線
- Urban Renewal Authority Development Scheme Plan Area 市區重建局發展計劃圖範圍
- Building Height Control Zone Boundary 建築物高度管制區界線
- Maximum Building Height (in metres above Principal Datum) 最高建築物高度 (在主水平基準上若干米)
- Maximum Building Height (in number of storeys) 最高建築物高度 (樓層數目)

此區的土地用途地帶見市區重建局山東街/地土道街發展計劃圖。FOR ZONING OF THIS AREA, REFER TO URBAN RENEWAL AUTHORITY SHANTUNG STREET / THISTLE STREET DEVELOPMENT SCHEME PLAN.



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#### 備註：

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- 賣方建議準買家到有關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，此分區計劃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。

Boundary of the Development 發展項目的界線



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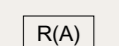


Adopted from the Urban Renewal Authority Shantung Street / Thistle Street Development Scheme Plan No. S/K3/URA4/2 prepared by the Town Planning Board under Section 25(3)(a) of the Urban Renewal Authority Ordinance and approved by the Chief Executive in Council under Section 9(1)(a) of the Town Planning Ordinance on 8 February 2022.

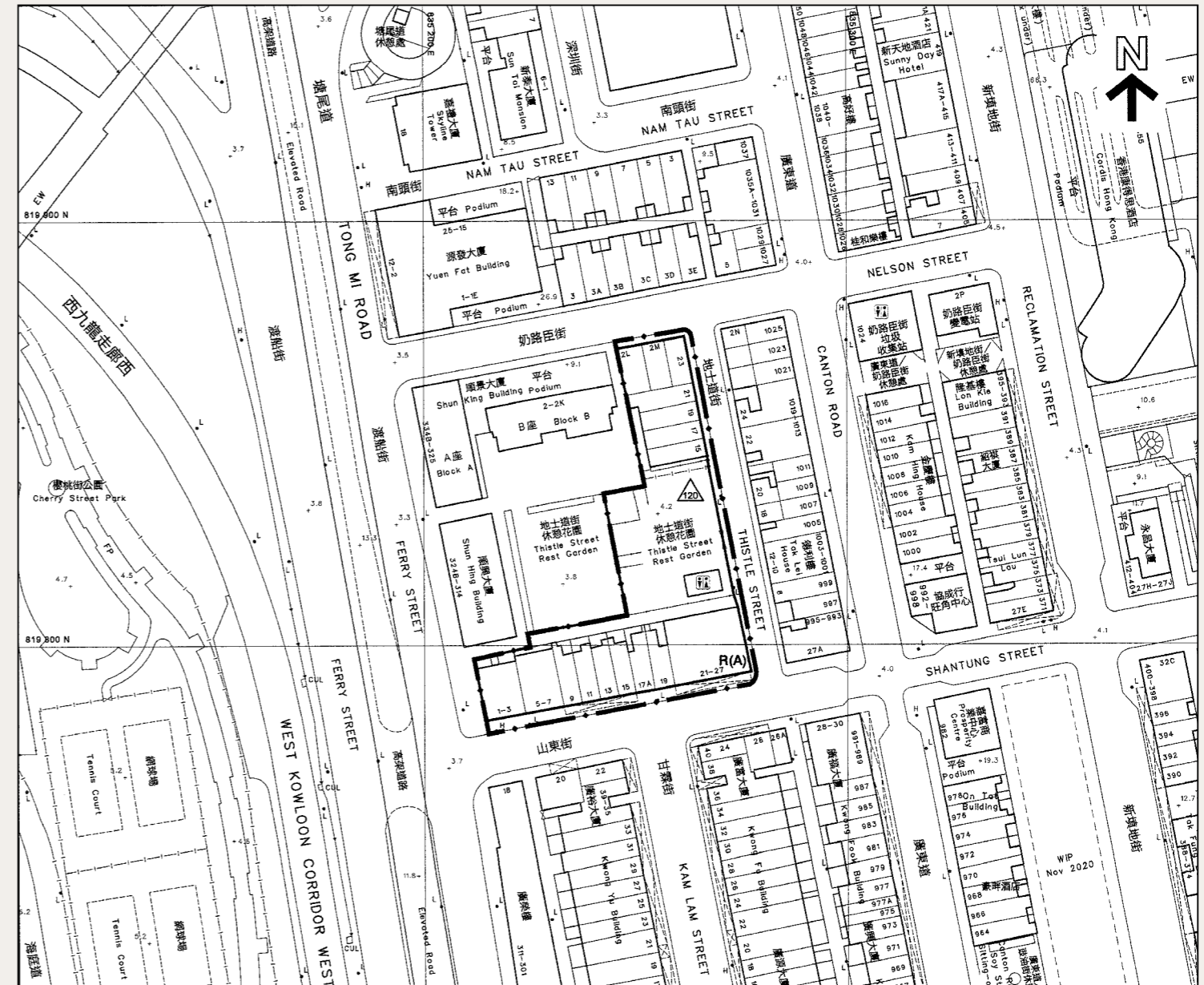
The plan, prepared by the Planning Department under the direction of the Town Planning Board, is reproduced with the permission of the Director of Lands. © The Government of Hong Kong SAR.

摘錄自城市規劃委員會根據市區重建局條例第25(3)(a)條擬備，並由行政長官會同行政會議於2022年2月8日按照城市規劃條例第9(1)(a)條核准之市區重建局山東街／地士道街發展計劃圖則編號S/K3/URA4/2。

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。

### NOTATION 圖例

-  Boundary of Development Scheme  
發展計劃範圍界線
-  Residential (Group A)  
住宅（甲類）
-  Major Road and Junction  
主要道路及路口
-  Maximum Building Height  
(in metres above Principal Datum)  
最高建築物高度（在主水平基準上若干米）



### Notes:

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### 備註：

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2. 賣方建議準買家到有關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。
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0 20 40 60 80 100 Metres 米  
Scale 比例

