

Annex C1

Supporting Information for
Identification of Noise
Sensitive Receivers (NSRs)



博愛醫院 Pok Oi Hospital

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13 October 2008

Environmental Resources Management
21/F Lincoln House
979 King's Road
Taikoo Place
Island East
Hong Kong

(Attn: Ms Natalie NG)

Dear Ms Ng,

**Agreement No. WD 6/2007
Improvement to Pok Oi Interchange --
Environmental Impact Assessment Study
Use of Central Air-conditioning System**

I refer to your fax dated 10 October 2008 (Ref/Project number 0072252_Fax Pok Oi Hospital_20081010.doc).

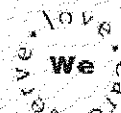
2. We would like to confirm that central air-conditioning system is provided for Pok Oi Hospital and that we are not relying on openable windows for ventilation.
3. Should you have any queries, please feel free to contact me at 2486 8906 or Ms Gina WAI at 2486 8913.

(Mr Antony LUI)
Senior Hospital Manager (Administrative Services)
Pok Oi Hospital

AL/GW/yl



博愛精神



醫護市民

MEMO

By fax



From: DLCS	To: Chief Highway Engineer/ Works, HyD
Ref: (59) in LCS 1/HQ 752/04(9)	Ann.: Mr. C K WAN
Tel No: 2601 8685 Fax No: 2695 3886	Yr Ref: in HCW/798TH/EIA
Date: 15 October, 2008	Dated: 9.10.2008 Fax No. 3188 3418
	Total Pages: 1

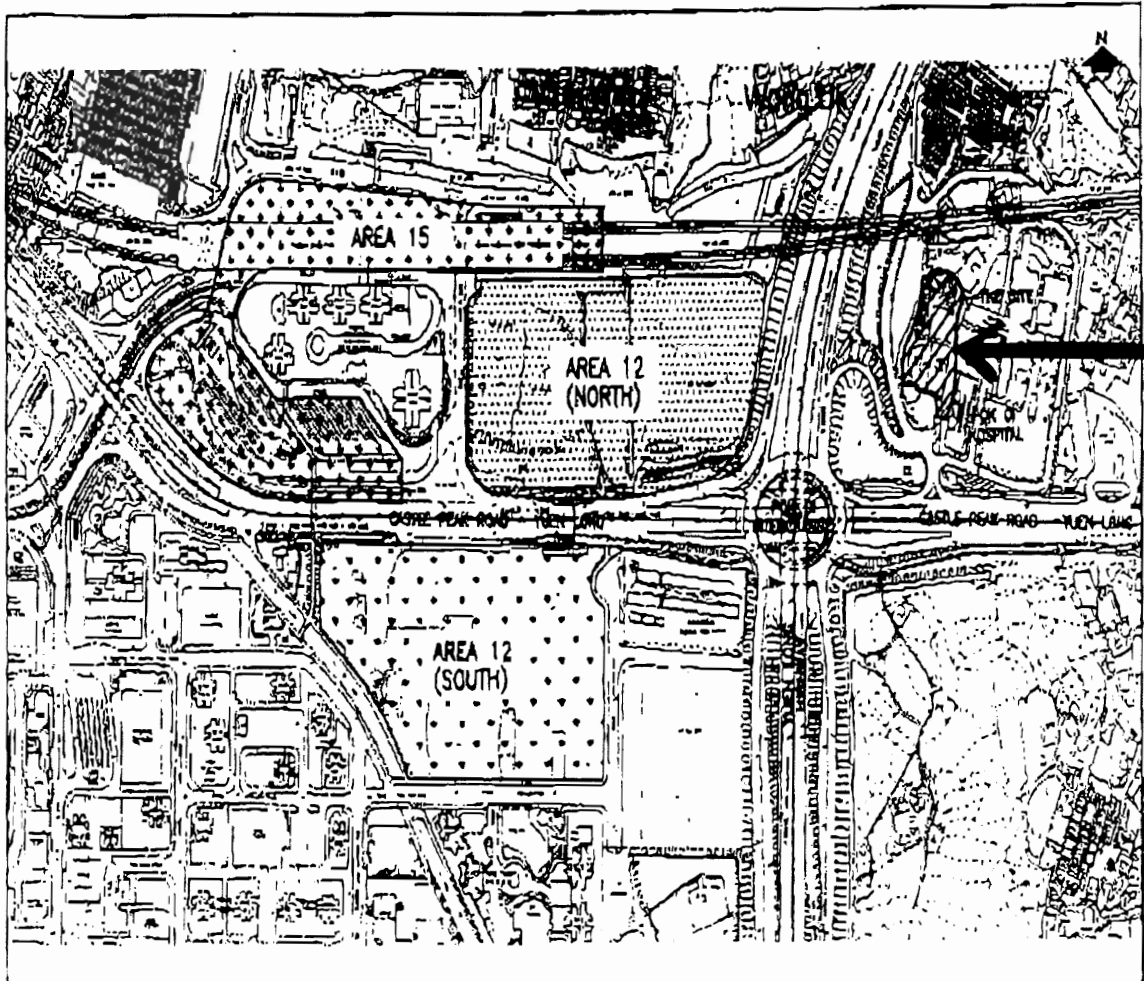
**PWP Item No. 798TH
Improvement to Pok Oi Interchange
Typical Arrangement of Indoor Recreation Centre**

I refer to your memo under reference.

2. Please note that the said site has not been accorded high priority for development by Yuen Long District Council and there is no development programme for the site at present. Furthermore, the sports centre in Tin Shui Wai which is now under construction and the sports centres in Area 3, Yuen Long and Area 101, Tin Shui Wai which are now under active planning will be equipped with centralised air-conditioning system and fixing glazing.

(Ms Caroline HO)
for Director of Leisure and Cultural Services

Figure 2 Site Context



* Not to Scale

Table 2 Schedule of Accommodation

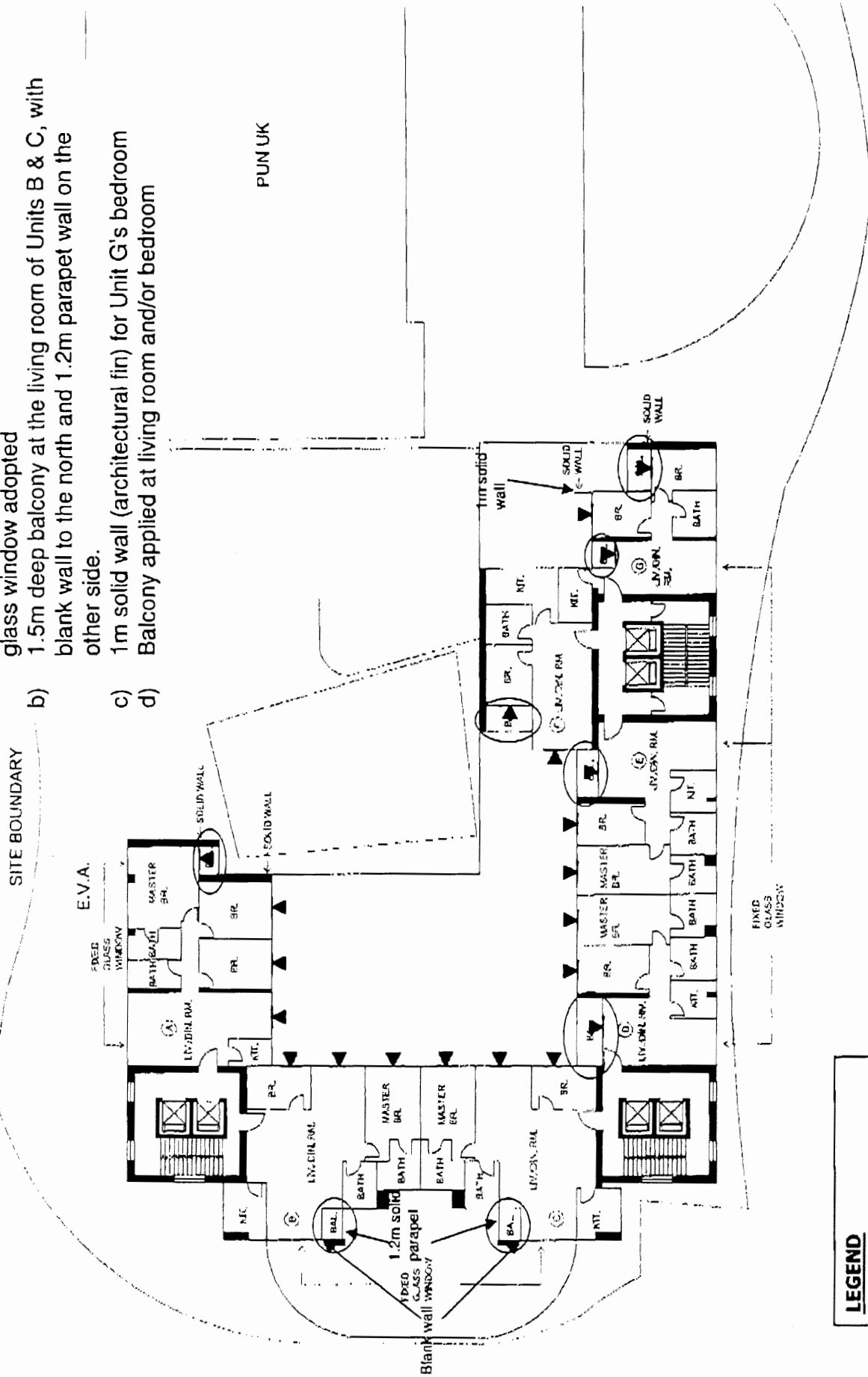
	Previously Approved Scheme 1996	Third Scheme	Second Scheme	First Scheme
Application Site Area	3,600m ²	3,660m ²	3,660m ²	3,168m ²
Proposed Domestic Plot Ratio (excluding Pun Uk)	2.66	2.66	3.0	5
Proposed Domestic Site Coverage (excluding Pun Uk)	16.69%	16.69%	29.9%	29.7%
Proposed Total GFA	9,735.5m ²	9,735.5m ²	10,965m ²	15,837m ²
Proposed Building Height (main roof)	58.5mPD	58.5mPD	44.4mPD	63.1mPD
Proposed Number of Flats	95	95	118	187
Average Flat Size	102.5m ²	102.5m ²	71.4m ²	84.63m ²
Design Population	238 persons	295 persons	295 persons	468 persons
Proposed Number of Carparking Spaces	84	38	118	172
Proposed Number of Residential Blocks	3	3	5	4

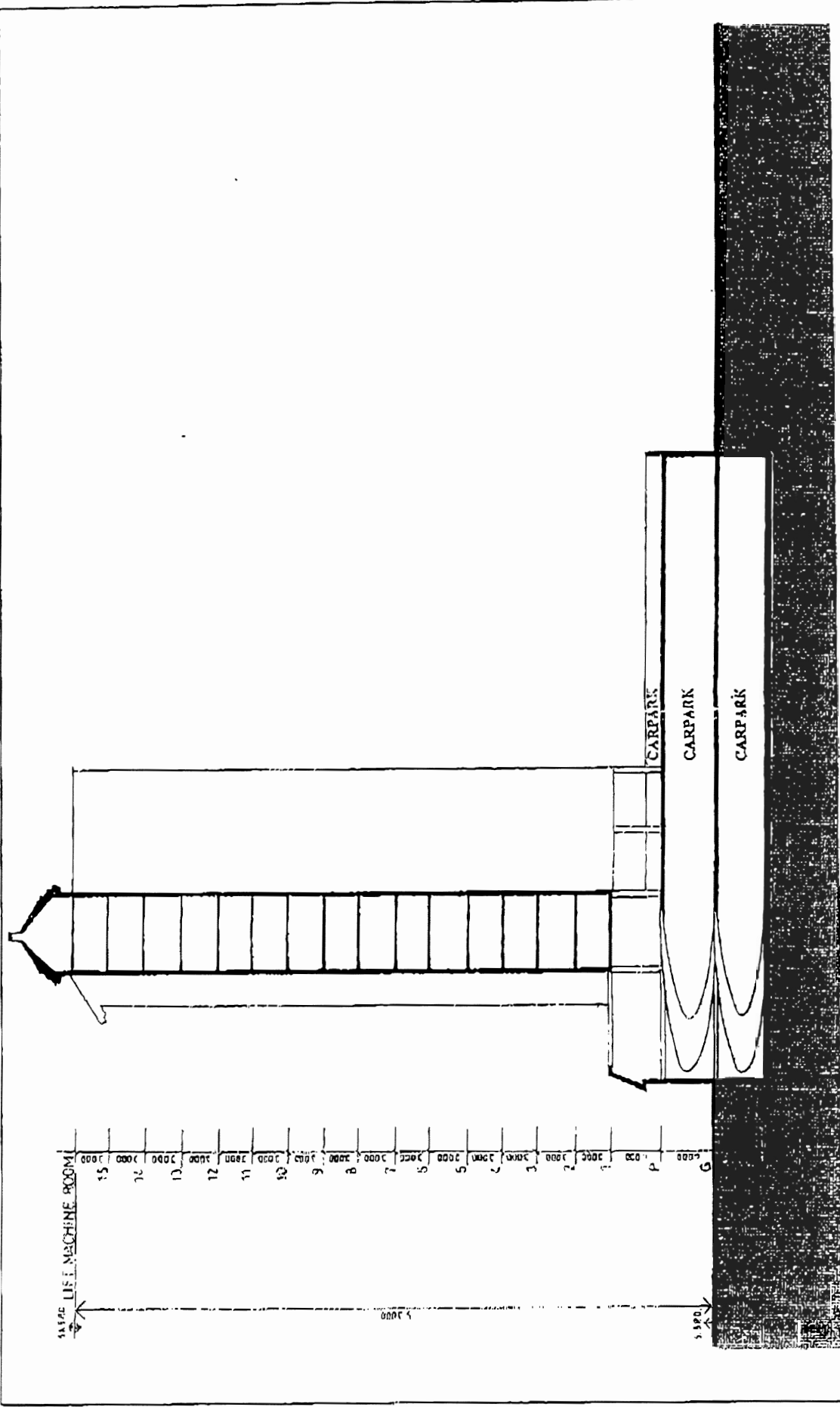
Proposed Number of Storeys (excluding podium and basement)		12-15	12-15	10-11	7
Proposed Number of Basement Levels		2	1	1	1
Public Open Space (including Pun Uk)		1400m ² Approx.	1400m ² Approx.	169m ² Approx.	Nil


Master Layout Plan

- 5.3 The Master Layout Plan is shown in Figure 5, which is essentially the same as of the previously approved scheme. The proposed development comprises a total of three residential blocks on top of 2 podium levels and 1 level of basement. The heights of these blocks vary from 12 to 15 storeys. The podium and basement levels are mainly allocated for carparking facilities (Figures 6 and 8). An area of about 190m² located to the south of Pun Uk is proposed for children's play area, landscaped open space and a buffer to Pun Uk (Figure 8). Typical floor plan and diagrammatic section of the proposal are shown on Figures 10.
- 5.4 To ease the technical issues of protecting the structural stability of the adjacent historical building (i.e. Pun Uk) during construction, the present scheme proposes deletion of one level of basement carpark. A total of 59 carparking spaces (i.e. 1 carparking space per 1.6 flats) is provided, in compliance with the current parking standard.
- 5.5 To mitigate the potential noise impact from Castle Peak Road, Yuen Long Highway and the West Rail, a "Self Protective" building design is adopted. The facades of building facing the said roads and the rail will adopt appropriate noise mitigation measures, such as the use of black facade, fixed window and non habitable window, balconies with acoustic treatment and architectural fins, and the building blocks are oriented in such a manner that all noise sensitive areas within a flat will be inward facing, i.e. towards the landscaped podium and Pok Oi Hospital.

- a) Single aspect building design adopted – no openable window for habitable room on N, E and W sides. Fixed glass window adopted
- b) 1.5m deep balcony at the living room of Units B & C, with blank wall to the north and 1.2m parapet wall on the other side.
- c) 1m solid wall (architectural fin) for Unit G's bedroom
- d) Balcony applied at living room and/or bedroom






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Scale: NA
 Date: Nov 2007

Figure 10: Diagrammatic Section



By Fax

MEMO

From Secretary for Education
 Ref () in EDB(SB) 32/7029/06
 Tel No. 2892 5928
 Fax No. 3104 0224
 Date 25 March 2008

To Chief Highway Engineer/Works, HyD
 (Attn: Mr. C K WAN)
 Your ref (C607) in HCW/798TH/EIA
 Dated 13.3.2008 Fax No. 3188 3418
 No. of pages 1

**Ex-Yuen Long Small Traders New Village Public School
 at Small Traders New Village, DD115, Yuen Long**

Your MUR refers.

2. Please be advised that the subject premises is planned for non-school educational use and the necessary planning application is planned to be submitted in mid-2008, tentatively.
3. Should you require further information, please feel free to contact me at 2892 5928.

(Jackey HO)
 for Secretary for Education

