



圖例 NOTATION

ZONES	地帶	COMMUNICATIONS	交通
COMMERCIAL	C	RAILWAY AND STATION (ELEVATED)	鐵路及車站 (高架)
COMPREHENSIVE DEVELOPMENT AREA	CDA	MAJOR ROAD AND JUNCTION	主要道路及路口
RESIDENTIAL (GROUP A)	RIA	ELEVATED ROAD	高架道路
RESIDENTIAL (GROUP B)	RI(B)	MISCELLANEOUS	其他
RESIDENTIAL (GROUP C)	RI(C)	BOUNDARY OF PLANNING SCHEME	規劃範圍界線
VILLAGE TYPE DEVELOPMENT	V	PLANNING AREA NUMBER	規劃區編號
GOVERNMENT, INSTITUTION OR COMMUNITY	GIC	BUILDING HEIGHT CONTROL ZONE BOUNDARY	建築物高度管制區界線
OPEN SPACE	O	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)
RECREATION	REC	MAXIMUM BUILDING HEIGHT (IN NUMBER OF STOREYS)	最高建築物高度 (樓層數目)
OTHER SPECIFIED USES	OU	PETROL FILLING STATION	加油站
GREEN BELT	GB	NON-BUILDING AREA	非建築用地
CONSERVATION AREA	CA		
SITE OF SPECIAL SCIENTIFIC INTEREST	SSSI		
COUNTRY PARK	CP		

土地用途及面積一覽表 SCHEDULE OF USES AND AREAS

USES	大約面積及百分比 APPROXIMATE AREA & %	用途	
	公頃 HECTARES	% 百分比	
COMMERCIAL	0.50	0.06	商業
COMPREHENSIVE DEVELOPMENT AREA	12.74	1.56	綜合發展區
RESIDENTIAL (GROUP A)	90.57	11.11	住宅(甲類)
RESIDENTIAL (GROUP B)	20.77	2.55	住宅(乙類)
RESIDENTIAL (GROUP C)	17.17	2.11	住宅(丙類)
VILLAGE TYPE DEVELOPMENT	30.88	3.79	鄉村式發展
GOVERNMENT, INSTITUTION OR COMMUNITY	65.61	8.05	政府、機構或社區
OPEN SPACE	38.71	4.75	休憩用地
RECREATION	14.95	1.83	康樂
OTHER SPECIFIED USES	12.59	1.54	其他指定用途
GREEN BELT	398.63	48.86	綠化地帶
CONSERVATION AREA	11.86	1.45	自然保育區
SITE OF SPECIAL SCIENTIFIC INTEREST	2.48	0.30	具特殊科學價值地點
COUNTRY PARK	0.60	0.07	郊野公園
RIVER CHANNEL	1.12	0.14	河道
MAJOR ROAD ETC.	96.30	11.81	主要道路等
TOTAL PLANNING SCHEME AREA	815.48	100.00	規劃範圍總面積

夾附的《註釋》屬這份圖則的一部分，現經修訂並按照城市規劃條例第5條展示。
THE ATTACHED NOTES ALSO FORM PART OF THIS PLAN AND HAVE BEEN AMENDED FOR EXHIBITION UNDER SECTION 5 OF THE TOWN PLANNING ORDINANCE

核准圖編號 S/MOS/26 的修訂
AMENDMENT TO APPROVED PLAN No. S/MOS/26

AMENDMENT EXHIBITED UNDER SECTION 5 OF THE TOWN PLANNING ORDINANCE

AMENDMENT ITEM A

(參看附表)
(SEE ATTACHED SCHEDULE)

2023年9月15日 按照城市規劃條例第5條展示的修訂圖則 S/MOS/26 的修訂
AMENDMENT TO APPROVED PLAN No. S/MOS/26 EXHIBITED UNDER SECTION 5 OF THE TOWN PLANNING ORDINANCE ON 15 SEPTEMBER 2023

C. K. Yip 葉子季
SECRETARY
TOWN PLANNING BOARD

香港城市規劃委員會依據城市規劃條例擬備的馬鞍山分區計劃大綱圖
TOWN PLANNING ORDINANCE, HONG KONG TOWN PLANNING BOARD
MA ON SHAN - OUTLINE ZONING PLAN

SCALE 1:7500 比例尺

4 METRES 200 0 200 400 600 800 1000 METRES

規劃署遵照城市規劃委員會指示製備
PREPARED BY THE PLANNING DEPARTMENT UNDER THE DIRECTION OF THE TOWN PLANNING BOARD

圖則編號
PLAN No. S/MOS/27