

Note: The conceptual layout is indicative only and is subject to changes in detailed design
 * 'Land' denotes possible theme areas

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Title: **The Proposed Development (Theme Park Plan)**

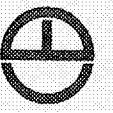
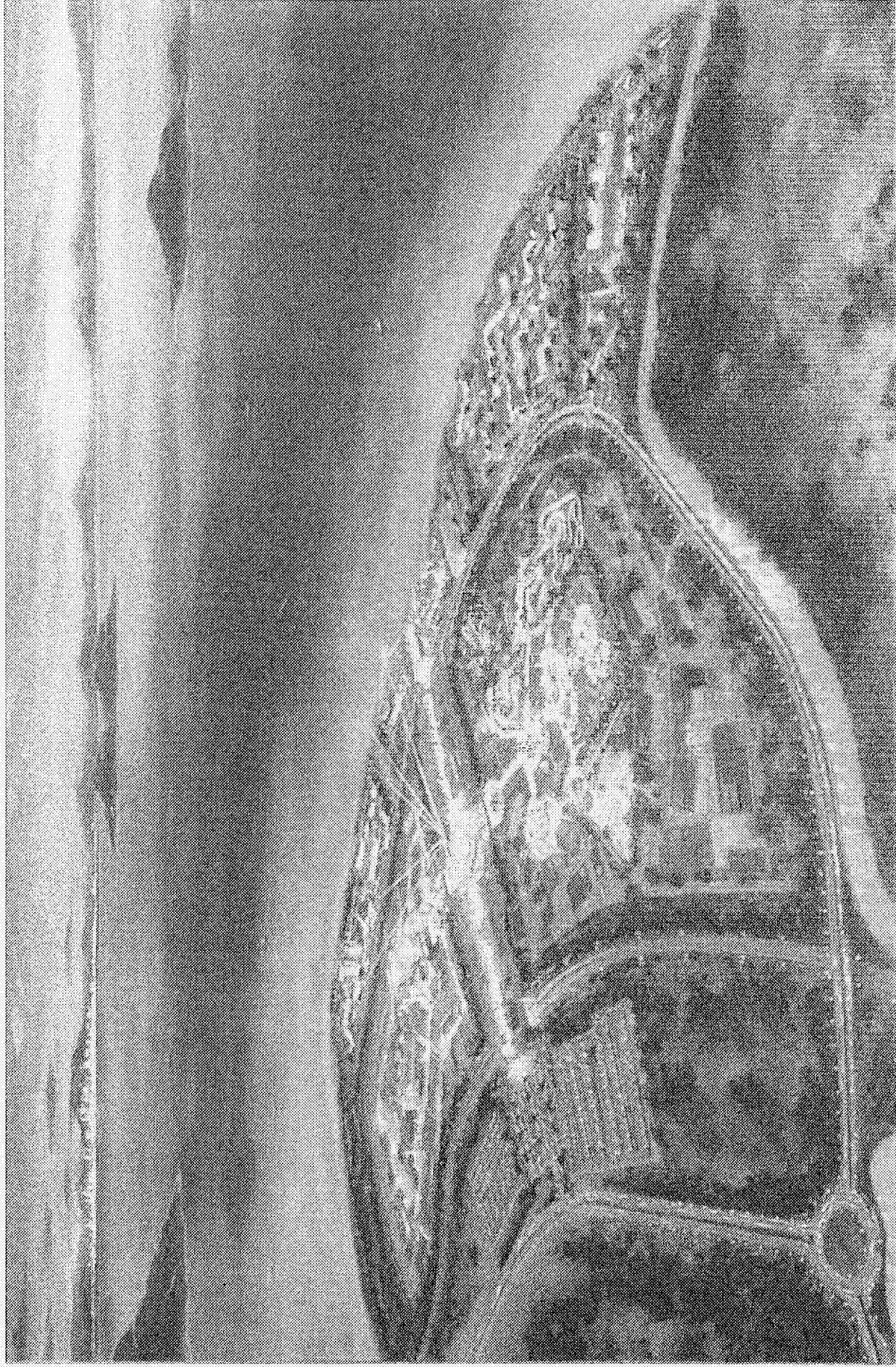
Figure No. **K.5.1**

209-5-1

AGREEMENT NO. CE 60 / 96
NORTHSHORE LANTAU DEVELOPMENT
FEASIBILITY STUDY

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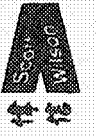
AGREEMENT NO. CE 60 / 96
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FEASIBILITY STUDY

Title
Artist Impression of
Theme Park

Figure No.

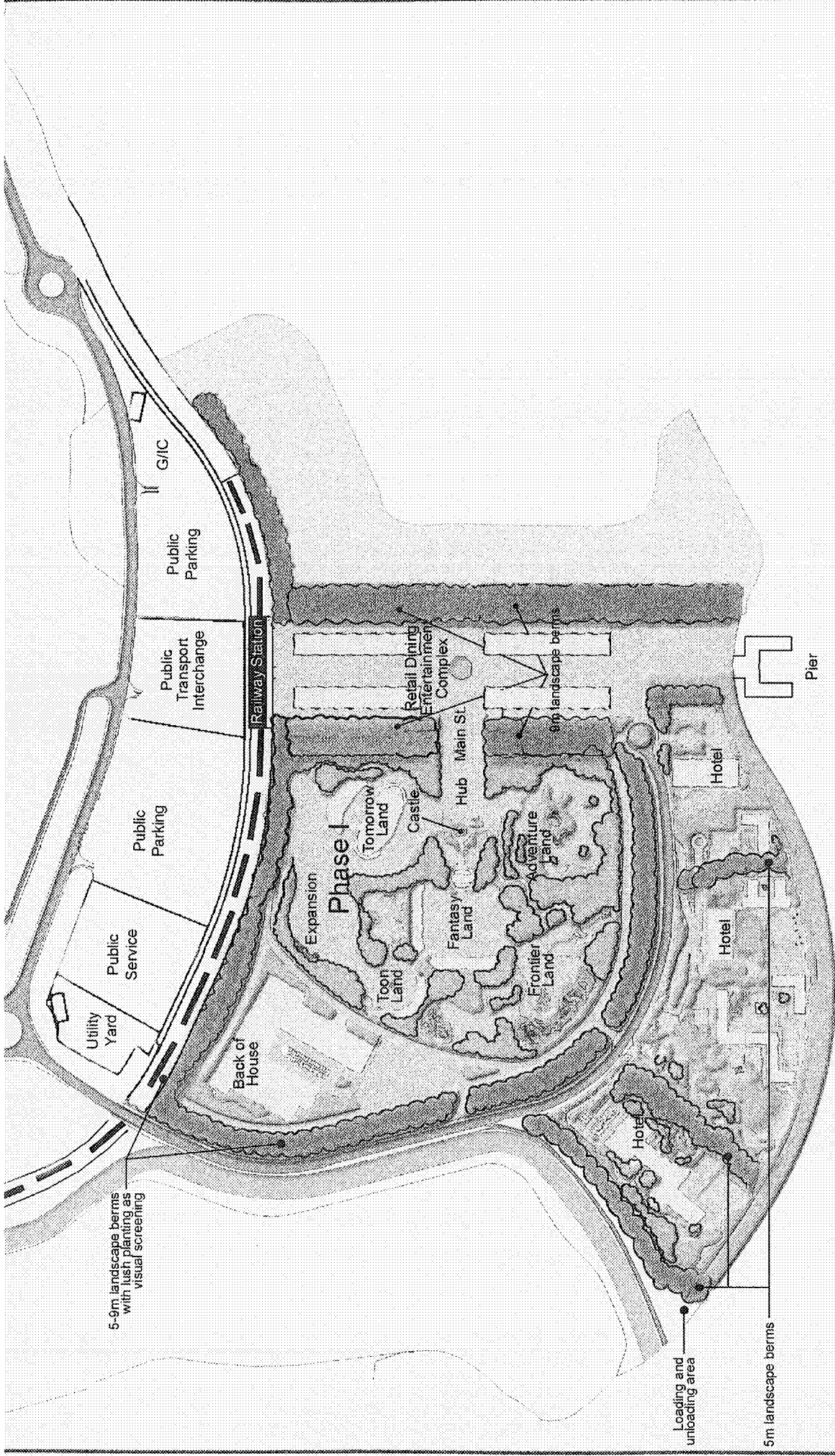
K.5.2

209-S-2



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Note: The conceptual layout is indicative only and is subject to changes in detailed design

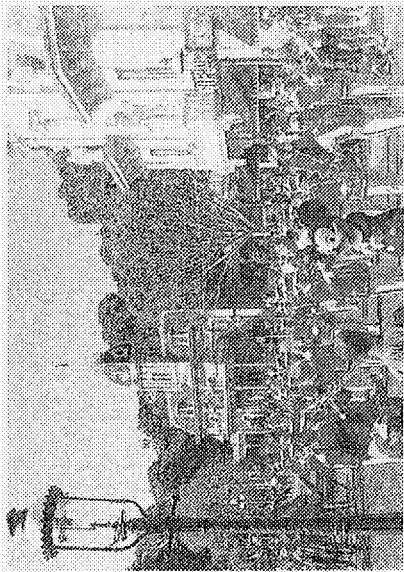
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Title: **The Proposed Development (Theme Park Plan Phase I)**
 Figure No.: **K.5.3**
 209-5_3

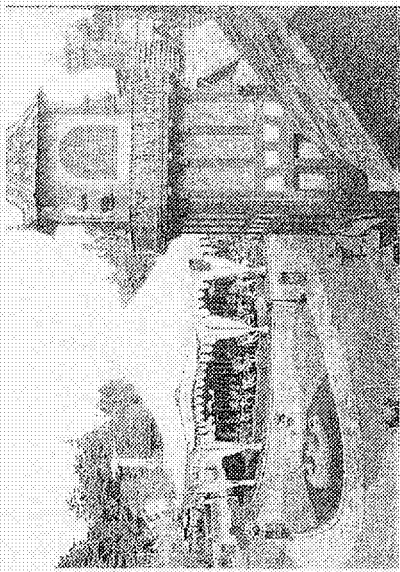
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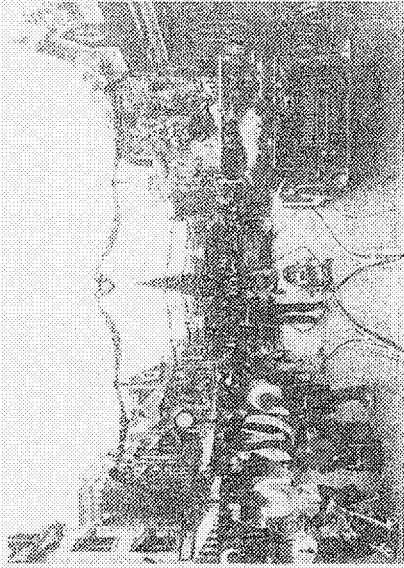




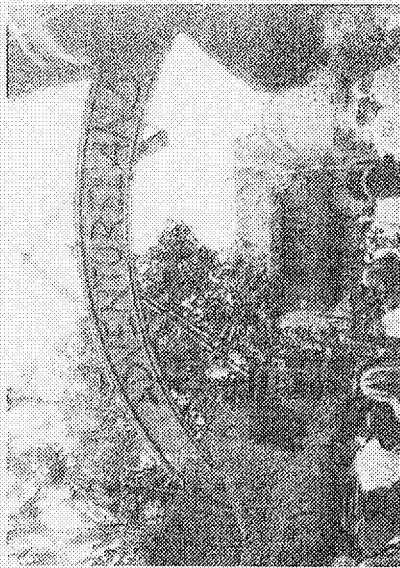
Main Street



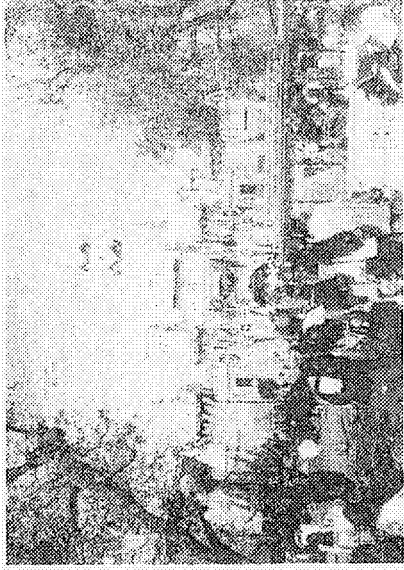
Fantasyland



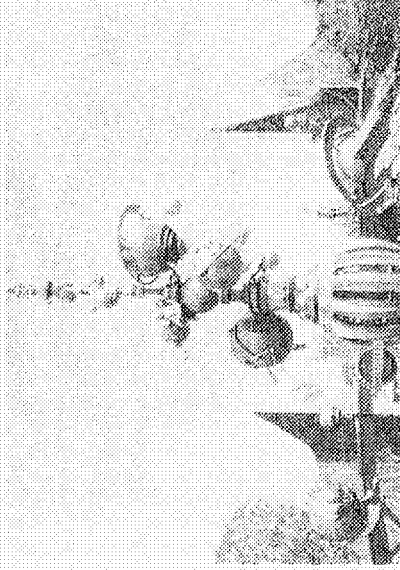
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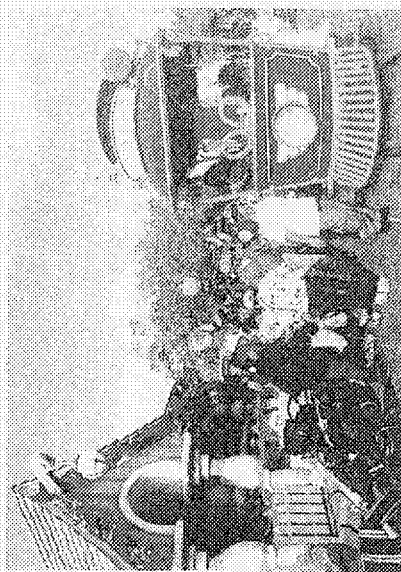
Adventureland



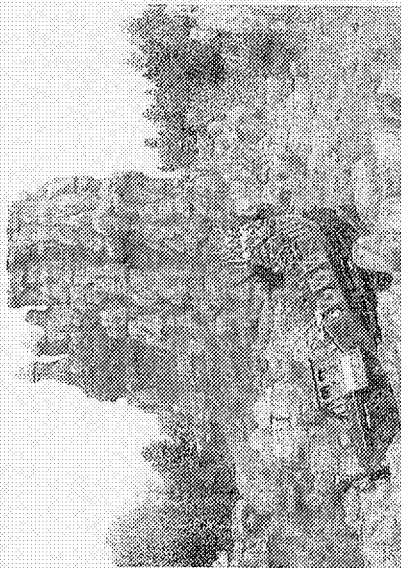
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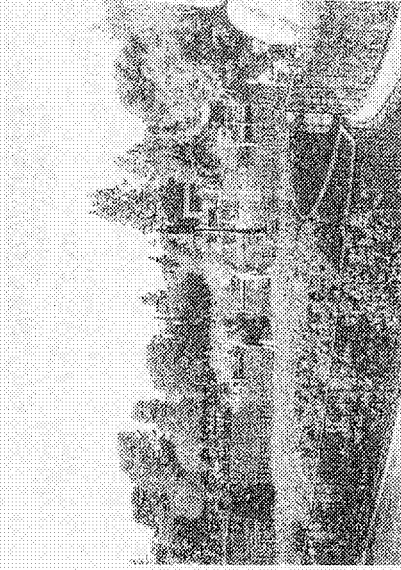
Tomorrowland



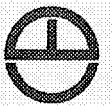
Toontown



Frontierland



Frontierland



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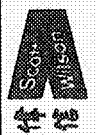
AGREEMENT NO. CE 60 / 96
NORTHSHORE LANTAU DEVELOPMENT
FEASIBILITY STUDY

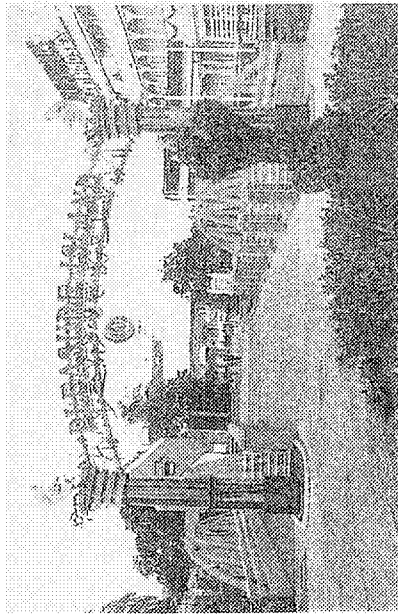
Title
The Proposed Development
(Theme Park Images)

Figure No.
K.5.4

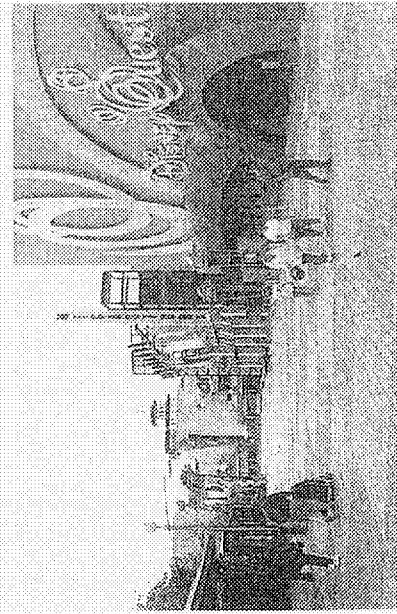
209-5.4

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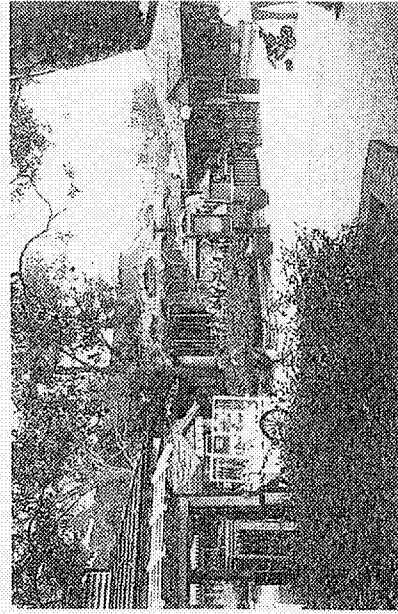




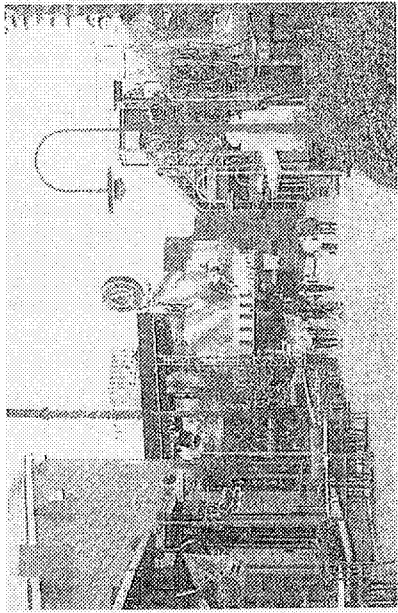
RD&E



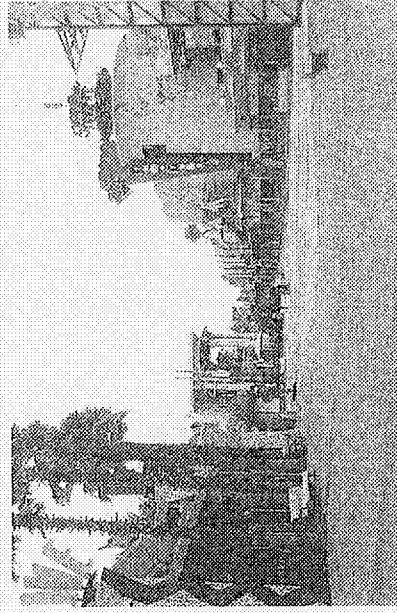
RD&E



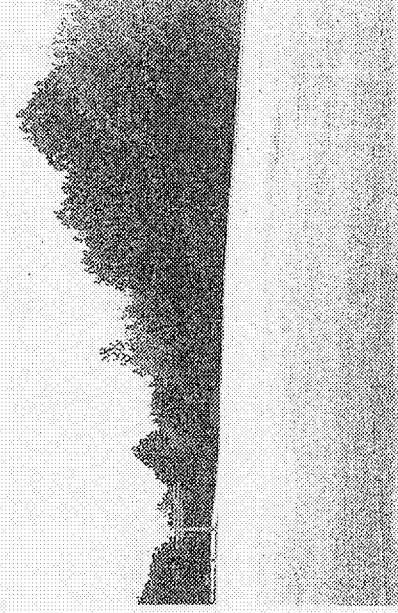
RD&E



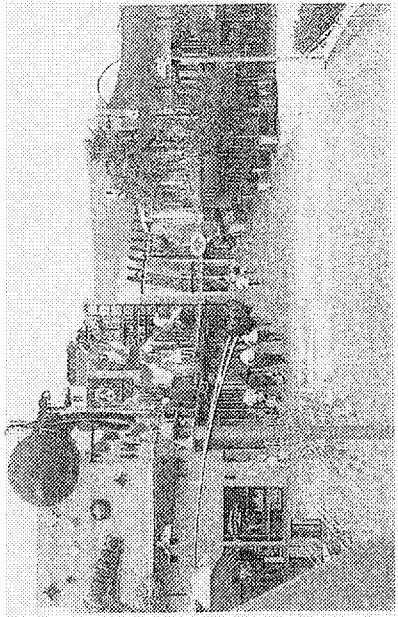
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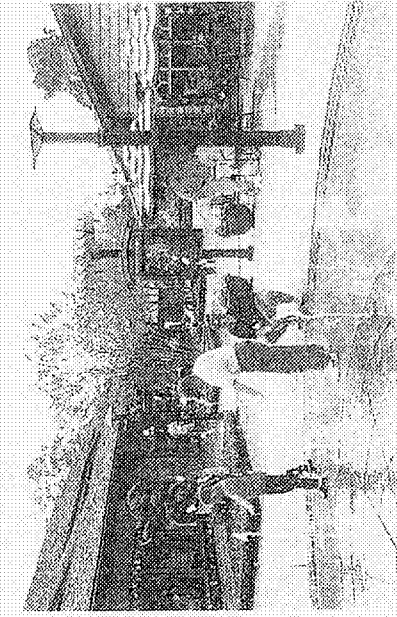
RD&E



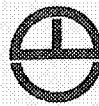
Parking



RD&E



RD&E



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NORTHSHORE LANTAU DEVELOPMENT
FEASIBILITY STUDY

Title

The Proposed Development
(Theme Park Images)

Figure No.

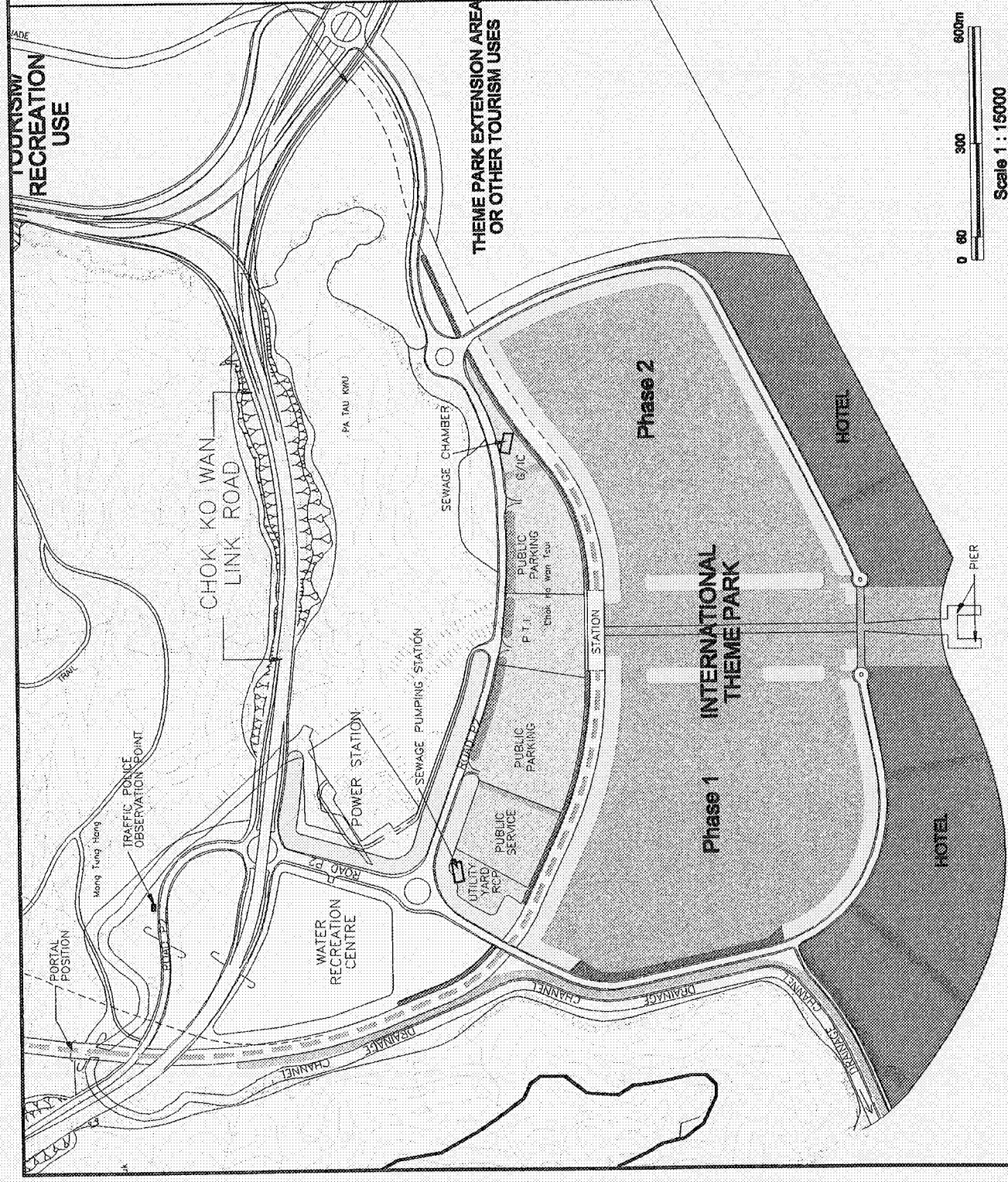
K.5.5

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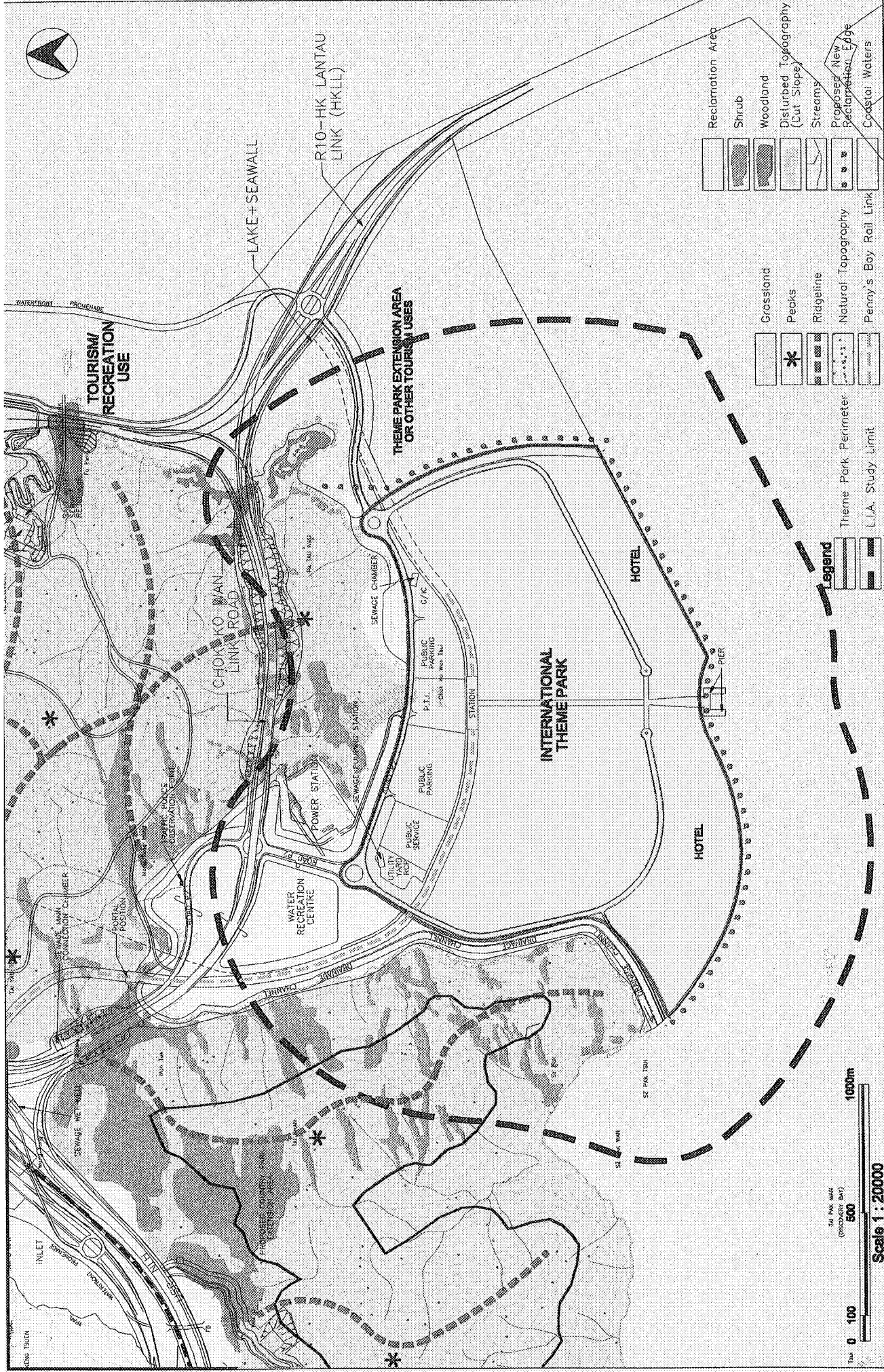
- Legend**
- Hotel Area
20m to 35m building height envisioned by operator. Maximum building height should not exceed 40m according to OZP.
 - Road
6m to 9m building height envisioned by operator. Maximum building height should not exceed 100m according to OZP.
 - Theme Park
30m to 60m building height with icons of approximately 70m envisioned by operator. Maximum building height should not exceed 100m according to OZP.
 - G/IC
Maximum building height should not exceed 15m according to OZP.
 - 9m Berm
 - 5m Berm
 - 3m Berm
 - 2.5m Berm
 - Flat Area
 - Rockcatched Berm
 - Penny's Bay Rail Link

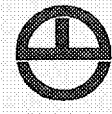
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 ERM Hong Kong - Shanghai Cox Asia Ltd. - Wilbur Smith Associates

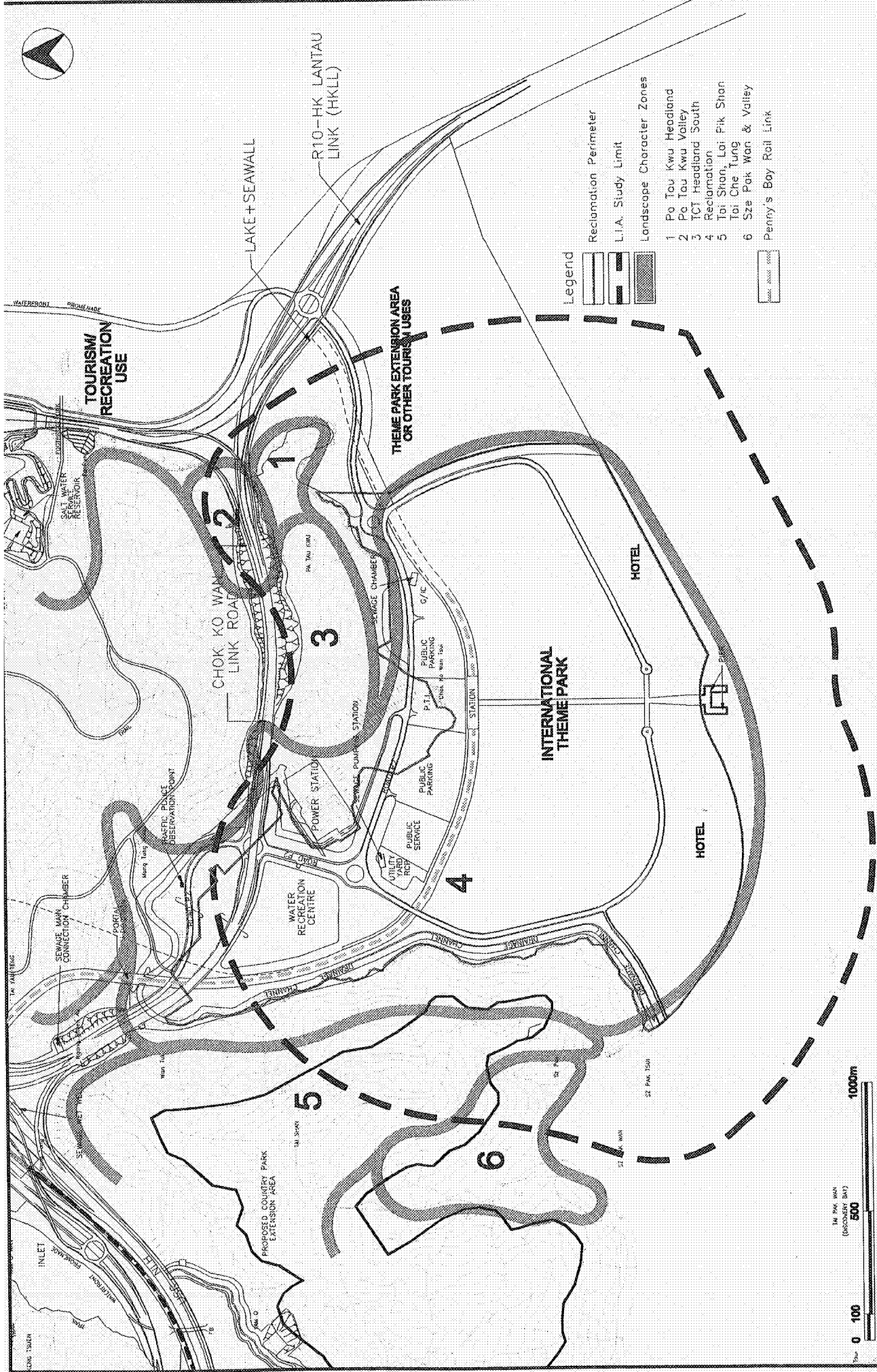
Title: Development Height Concept Plan
 Figure No. **K.5.6**
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AGREEMENT NO. CE 60 / 96
 NORTHSORE LANTAU DEVELOPMENT
 FEASIBILITY STUDY

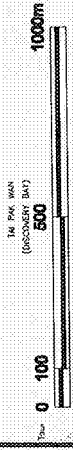
CIVIL ENGINEERING DEPARTMENT
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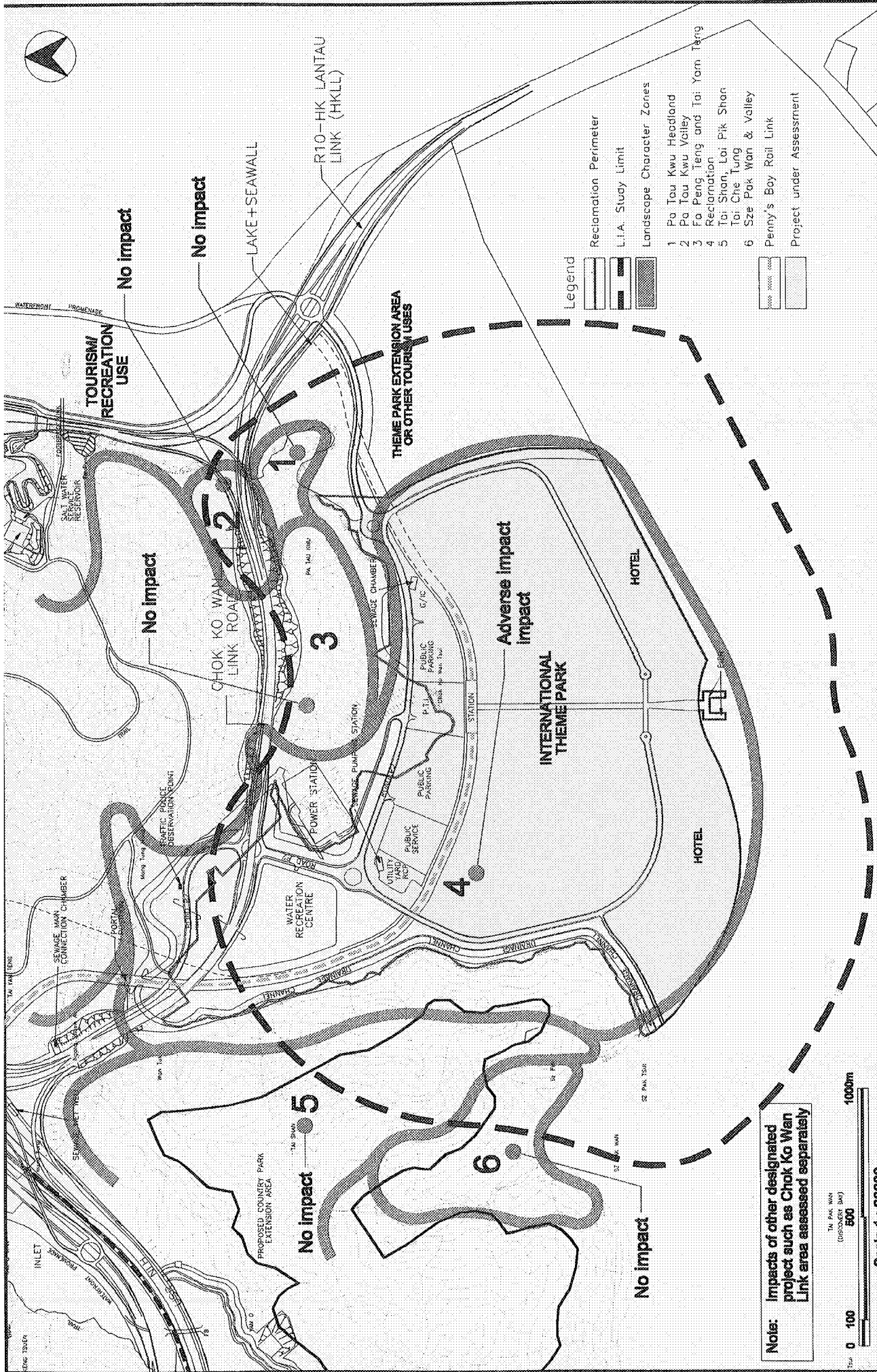
 <p>CIVIL ENGINEERING DEPARTMENT 土木工程署</p>	<p>AGREEMENT NO. CE 60 / 96 NORTHSHORE LANTAU DEVELOPMENT FEASIBILITY STUDY</p>	<p>This Landscape Baseline Conditions (Landscape Elements)</p>	<p>Scott Wilson (Hong Kong) Ltd 偉信顧問(香港)有限公司</p> <p><small>In association with City Planning Consultants - HRM Hong Kong - Sasaki& Cox Asia Ltd. - Wilbur Smith Associates</small></p>
	<p>Figure No. K.5.7 (CAD Ref. D:\Dwg\2209\209-311A)</p>	<p>Scale 1 : 20000</p> <p>0 100 500 1000m</p>	<p>Legend</p> <ul style="list-style-type: none"> Theme Park Perimeter L.I.A. Study Limit Reclamation Area Shrub Woodland Disturbed Topography (Cut Slope) Streams Proposer's New Reclamation Edge Coastal Waters Grassland Pecks Ridgeline Natural Topography Penny's Bay Rail Link



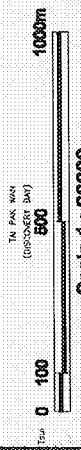
- Legend**
- Reclamation Perimeter
 - L.I.A. Study Limit
 - Landscape Character Zones**
 - 1 Po Tau Kwu Headland
 - 2 Po Tau Kwu Valley
 - 3 TCT Headland South
 - 4 Reclamation
 - 5 Tai Shau, Lai Fik Shan
 - 6 Sze Pak Wan & Valley
 - Penny's Bay Rail Link



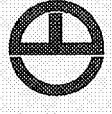
<p>CIVIL ENGINEERING DEPARTMENT 土木工程署</p>	<p>AGREEMENT NO. CE 60 / 96 NORTHSHORE LANTAU DEVELOPMENT FEASIBILITY STUDY</p>	<p>Scott Wilson (Hong Kong) Ltd 信信顧問(香港)有限公司</p> <p><small>in association with City Planning Consultants - ERM Hong Kong - Shumland Cox Atala Ltd. - Wilbur Smith Associates</small></p>
	<p>Title Landscape Baseline Conditions (Landscape Character Zones)</p>	<p>Figure No. K.5.8</p> <p><small>(CAD Ref: D:\DWG\1229\1209-511A)</small></p>



Notes:
 Impacts of other designated project such as Chok Ko Wan Link area assessed separately



- Legend**
- Reclamation Perimeter
 - L.I.A. Study Limit
 - Landscape Character Zones
- 1 Pa Tau Kwu Headland
 - 2 Pa Tau Kwu Valley
 - 3 Fo Peng Teng and Tai Yarn Teng
 - 4 Reclamation
 - 5 Tai Shan, Lai Pik Shan
 - 6 Size Pak Wan & Valley
- Penny's Bay Rail Link
 - Project under Assessment



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AGREEMENT NO. CE 60 / 96
NORTHSHORE LANTAU DEVELOPMENT
FEASIBILITY STUDY

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Figure No. K.5.9

(CAD Ref. D:\Dwg\2209\209-511A)

Theme Park

Landscape Character Impact :

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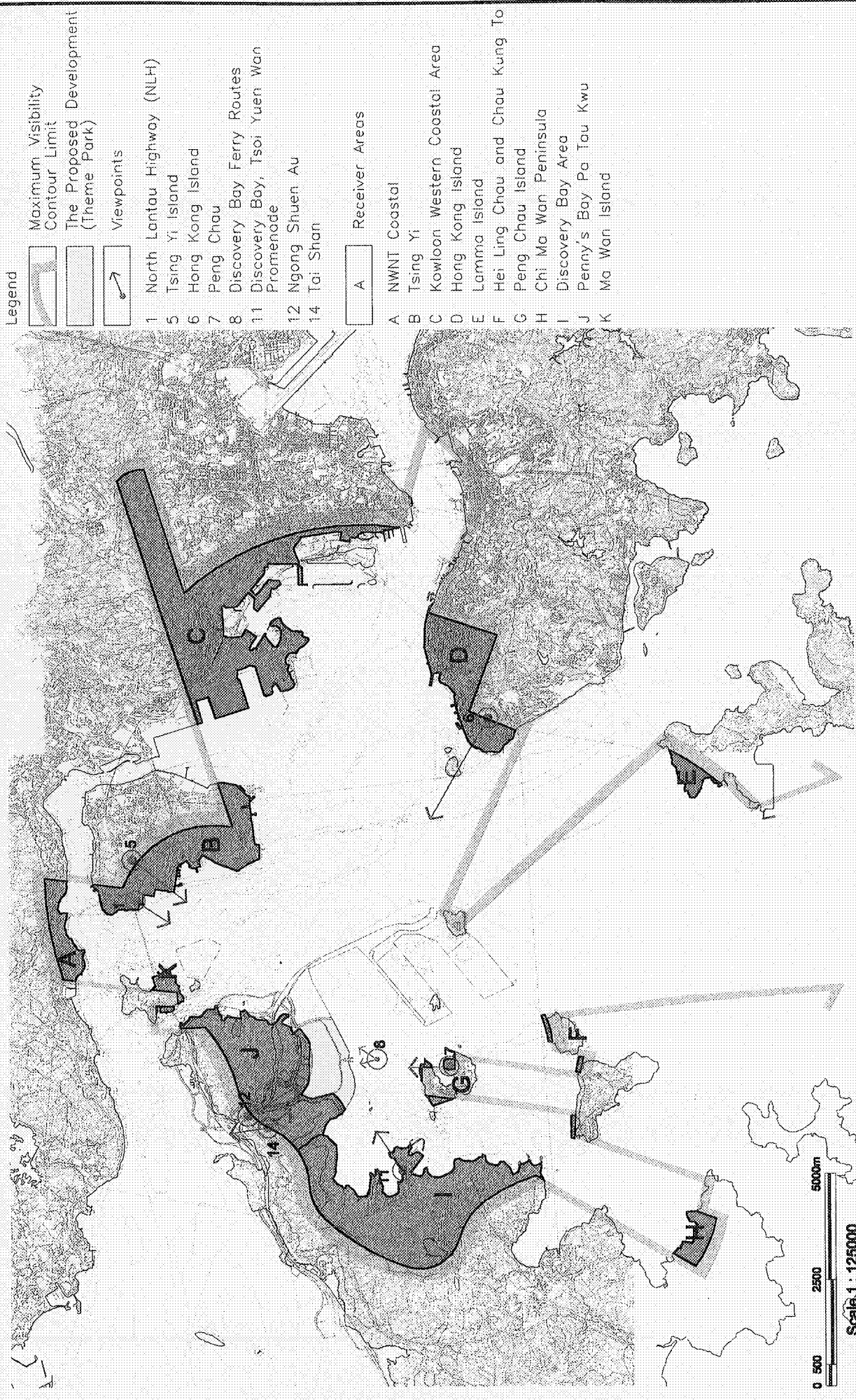
Theme Park

Landscape Character Impact :

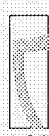
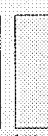

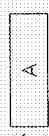
Theme Park

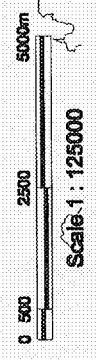
Landscape Character Impact :


Scale 1 : 20000

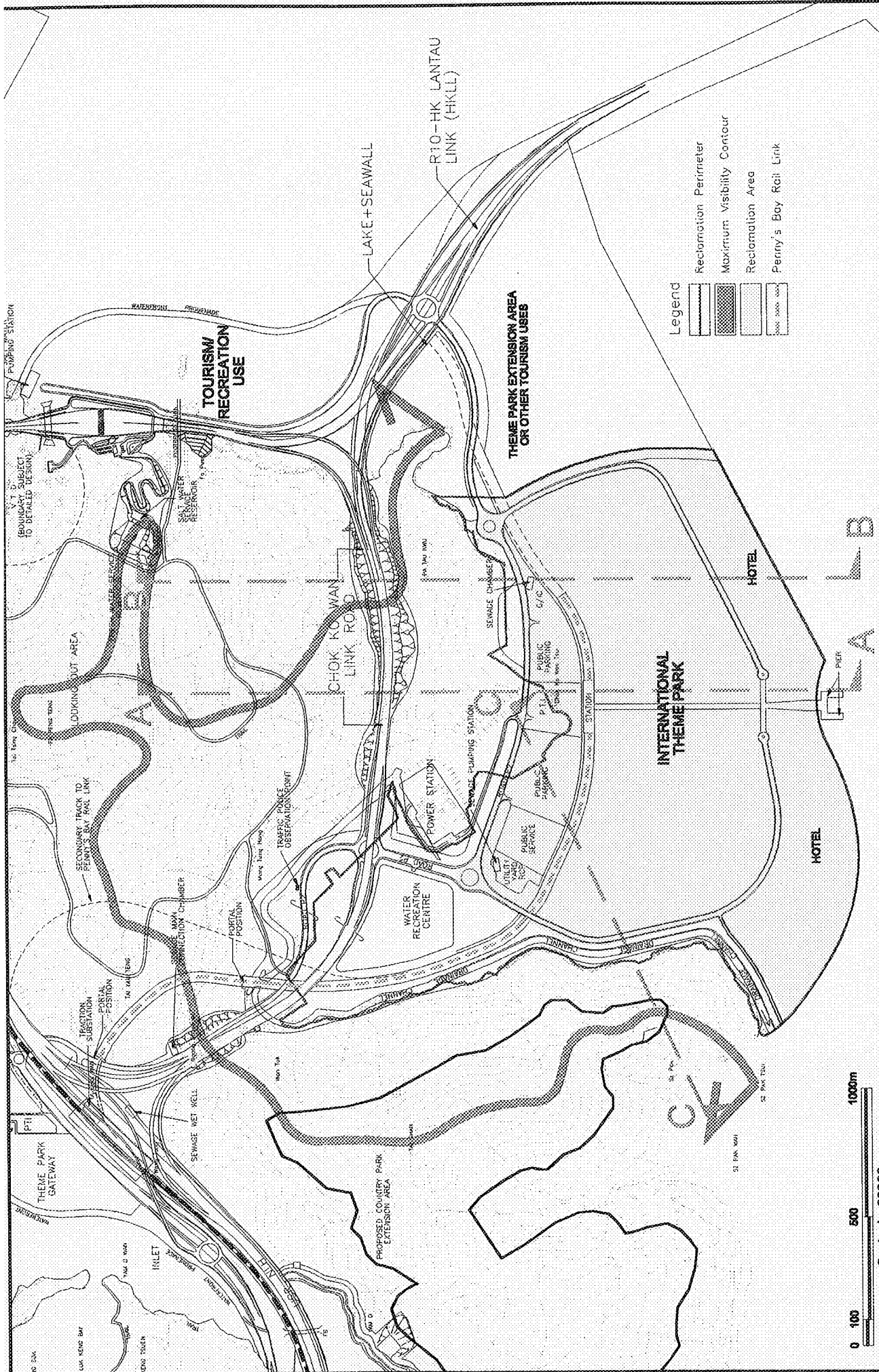


Legend

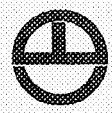
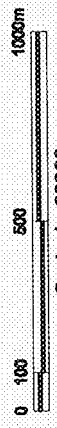
-  Maximum Visibility Contour Limit
-  The Proposed Development (Theme Park)
-  Viewpoints
- 1 North Lantau Highway (NLH)
- 5 Tsing Yi Island
- 6 Hong Kong Island
- 7 Peng Chau
- 8 Discovery Bay Ferry Routes
- 11 Discovery Bay, Tsai Yuen Wan Promenade
- 12 Ngong Shuen Au
- 14 Tai Shan
-  Receiver Areas
- A NWNT Coastal
- B Tsing Yi
- C Kowloon Western Coastal Area
- D Hong Kong Island
- E Lamma Island
- F Hei Ling Chau and Chau Kung To
- G Peng Chau Island
- H Chi Ma Wan Peninsula
- I Discovery Bay Area
- J Penny's Bay Pa Tou Kwu
- K Ma Wan Island



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Figure No. K.5.10		(D:\eng\p209\209-56)
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- Legend**
- Reclamation Perimeter
 - Maximum Visibility Contour
 - Reclamation Area
 - Penny's Bay Rail Link

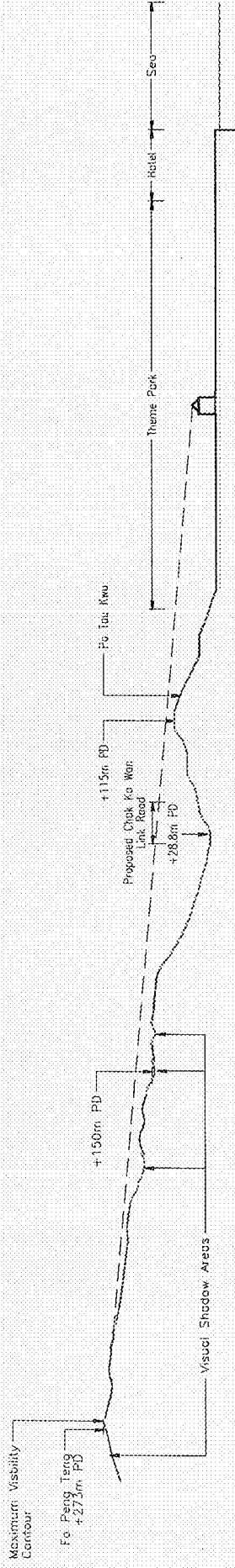


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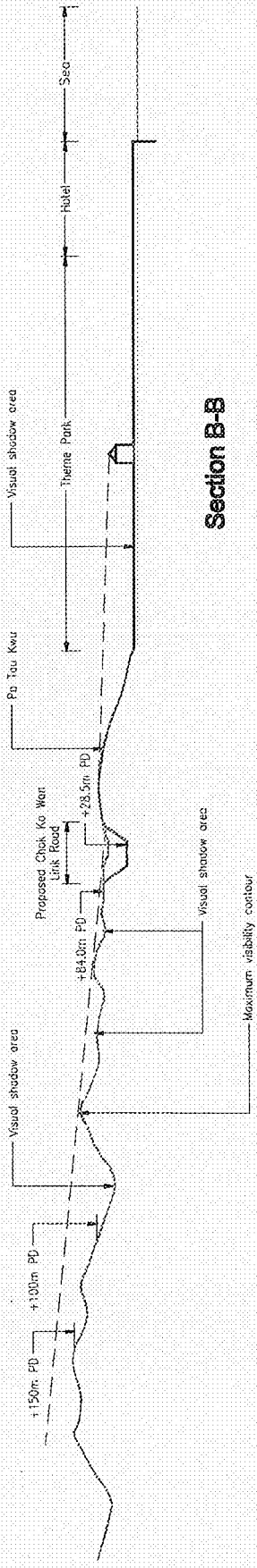
AGREEMENT NO. CE 60 / 96
NORTHSHORE LANTAU DEVELOPMENT
FEASIBILITY STUDY

Title **Detail of Visibility Contour (Theme Park)**
Figure No. **K.5.11**
(CAD Ref. D:\Dwg\2209208-511A)

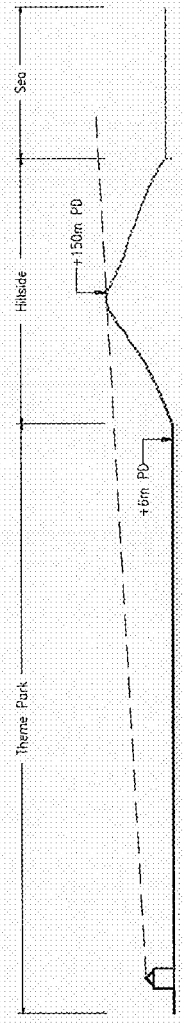
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Section A-A

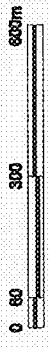


Section B-B



Section C-C

- Legend**
- Theme Park Area
 - Areas intervisible under section
 - Existing Topography
 - Areas in Visual shadow
 - Maximum sightline



Scale 1 : 16000



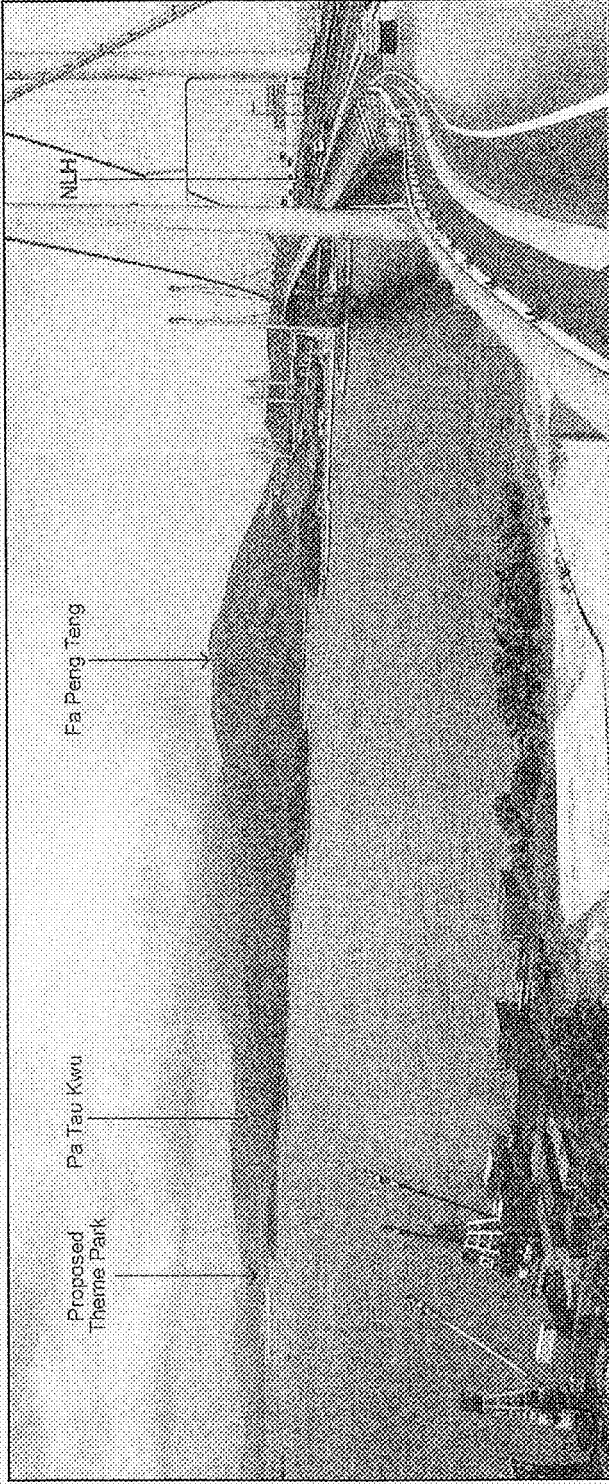
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AGREEMENT NO. CE 60 / 96
NORTHSHORE LANTAU DEVELOPMENT
FEASIBILITY STUDY

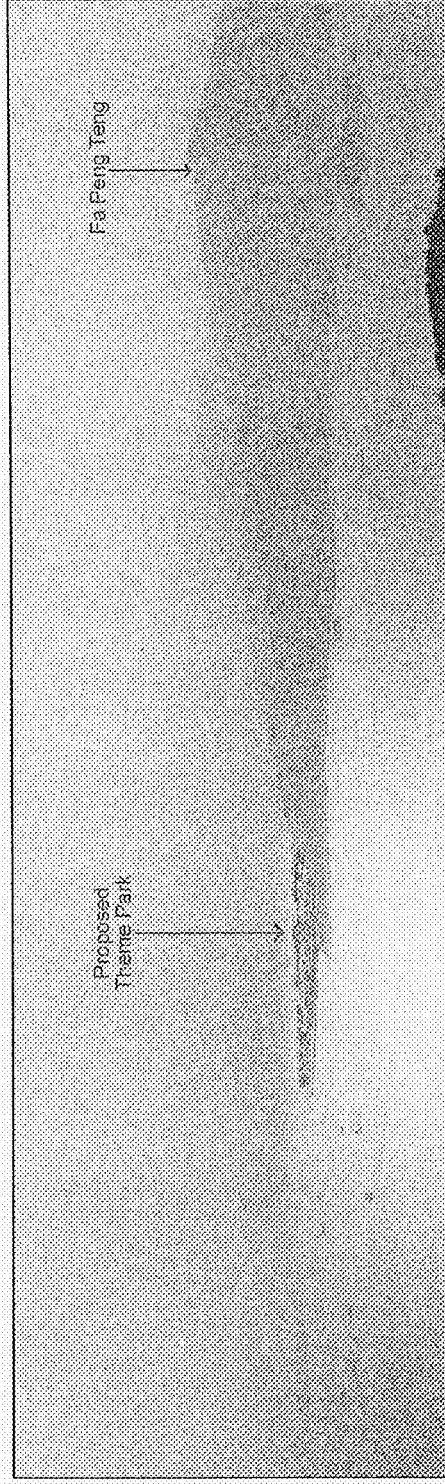
Title **Section A-A, B-B & C-C**
(Theme Park)

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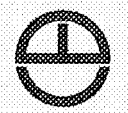
Figure No. **K.5.12** (CAD Ref: D:\Dwg\2299\209-511A-2)



Photomontage of Proposed Theme Park at Construction Stage from NLH (Viewpoint 1)



Photomontage of Proposed Theme Park Phase 1 & 2 Operation Phase from Tsing Yi (Viewpoint 5)



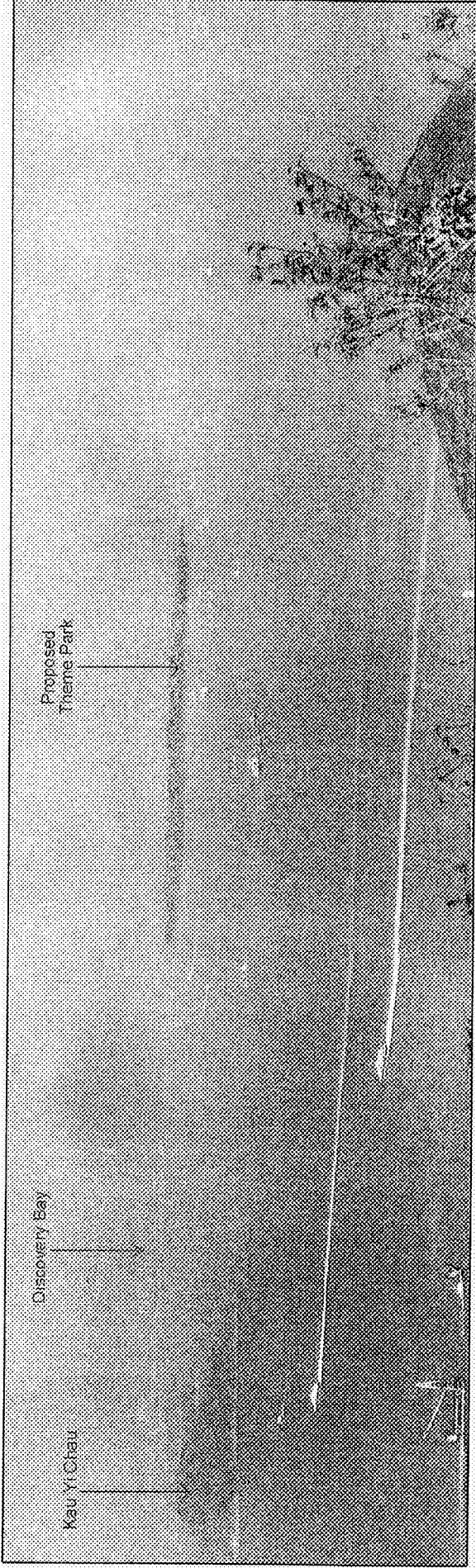
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NORTHSHORE LANTAU DEVELOPMENT
FEASIBILITY STUDY

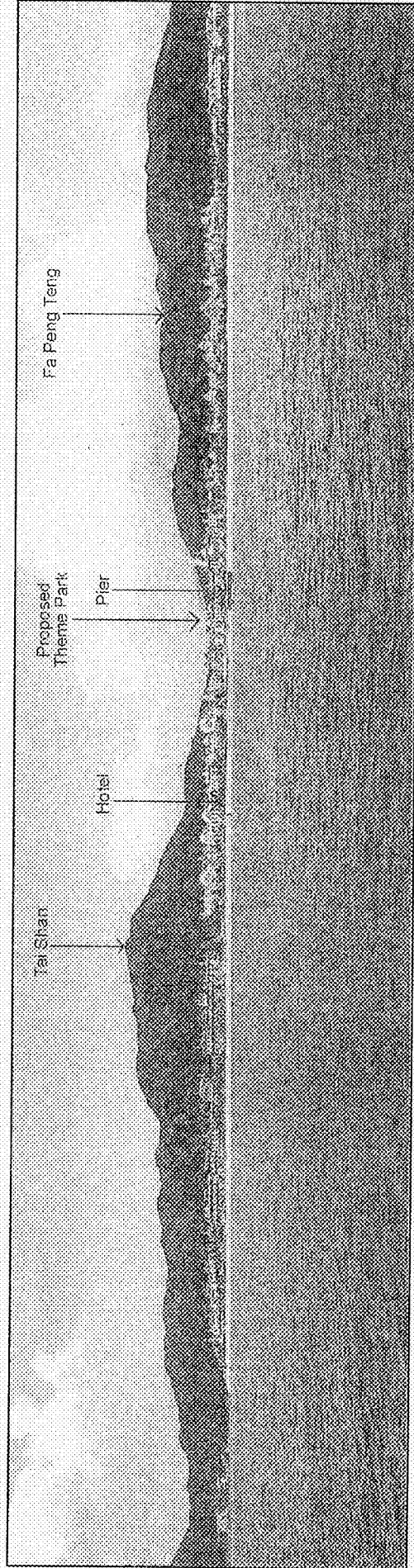
Title
Photomontages of
Viewpoint 1 & 5 (Theme Park)

Figure No.
K.5.13

209-5_13



Photomontage of Proposed Theme Park from Mount Davis (Viewpoint Nr.6)



Photomontage from off the coast of Peng Chau (Viewpoint Nr.7)



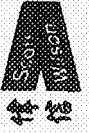
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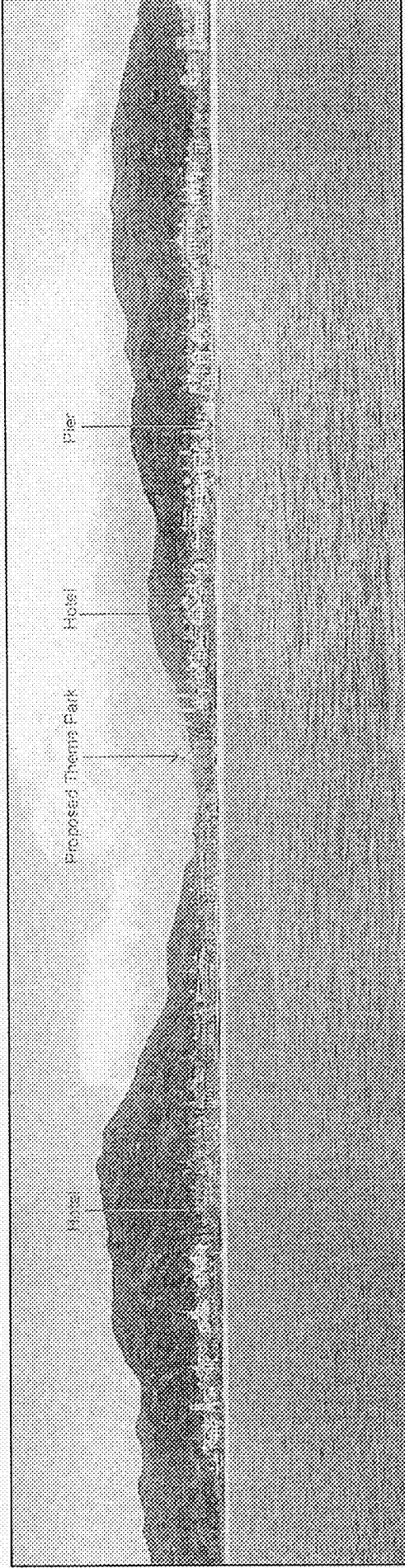
Title
Photomontages of Viewpoint 6 & 7
(Theme Park)

Figure No.
K.5.14
209-5_14

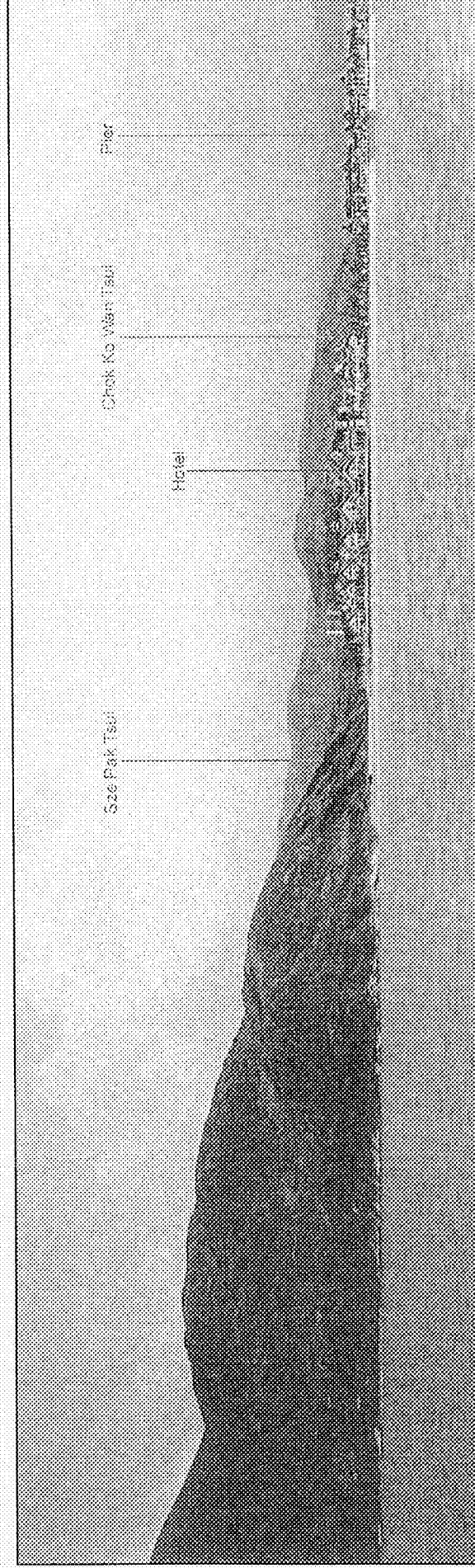
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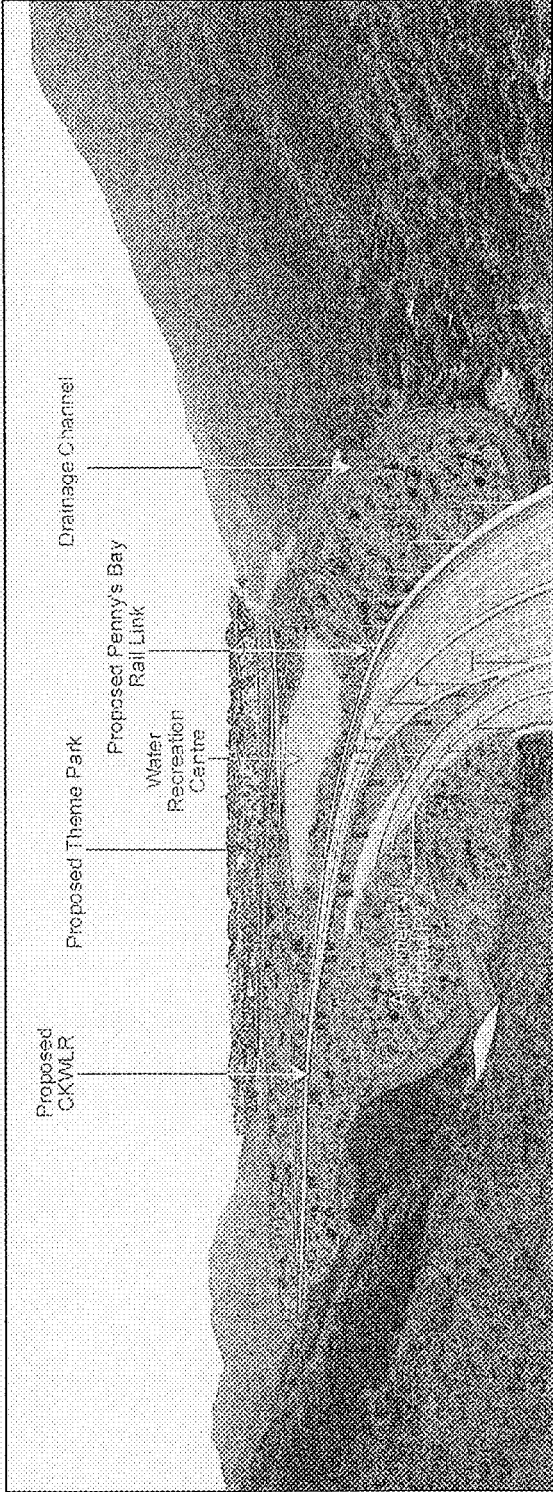


Photomontage of Proposed Theme Park from Discovery Bay Ferry

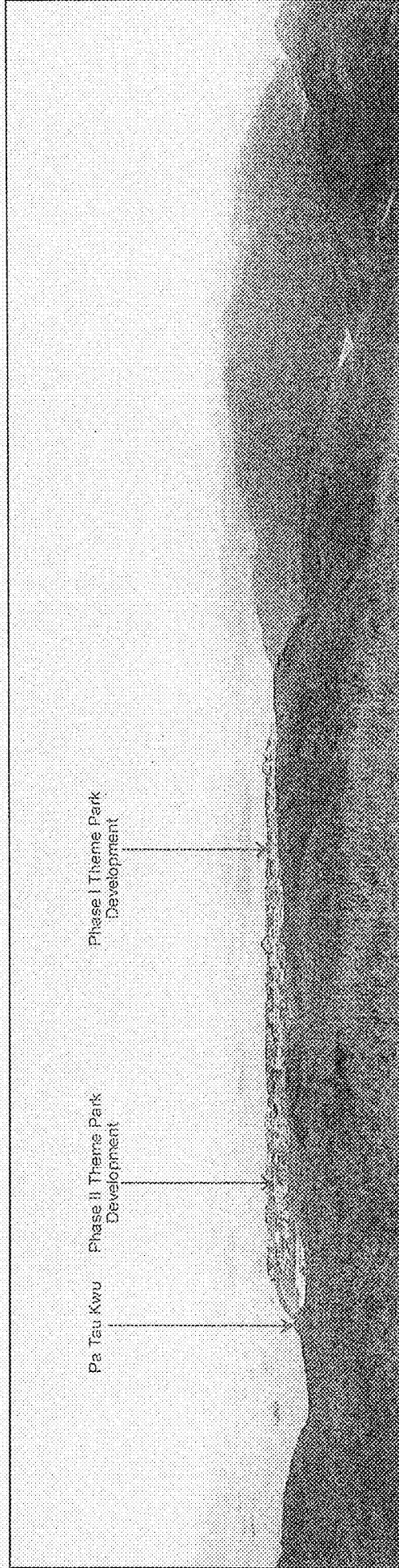


Photomontage of Proposed Theme Park from Discovery Bay Tsui Yuen Wau Promenade

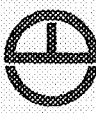
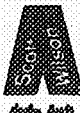
 <p>CIVIL ENGINEERING DEPARTMENT 土木工程署</p>	<p>AGREEMENT NO. CE 60 / 96 NORTHSHORE LANTAU DEVELOPMENT FEASIBILITY STUDY</p>	<p>Title Photomontages of Viewpoint 8 & 11 (Theme Park)</p> <p>Figure No. K.5.15</p>	 <p>Scott Wilson (Hong Kong) Ltd 偉信顧問(香港)有限公司 in association with City Planning Consultants - ERM Hong Kong - Shumbland Cox Asia Ltd. - Wilbur Smith Associates</p>
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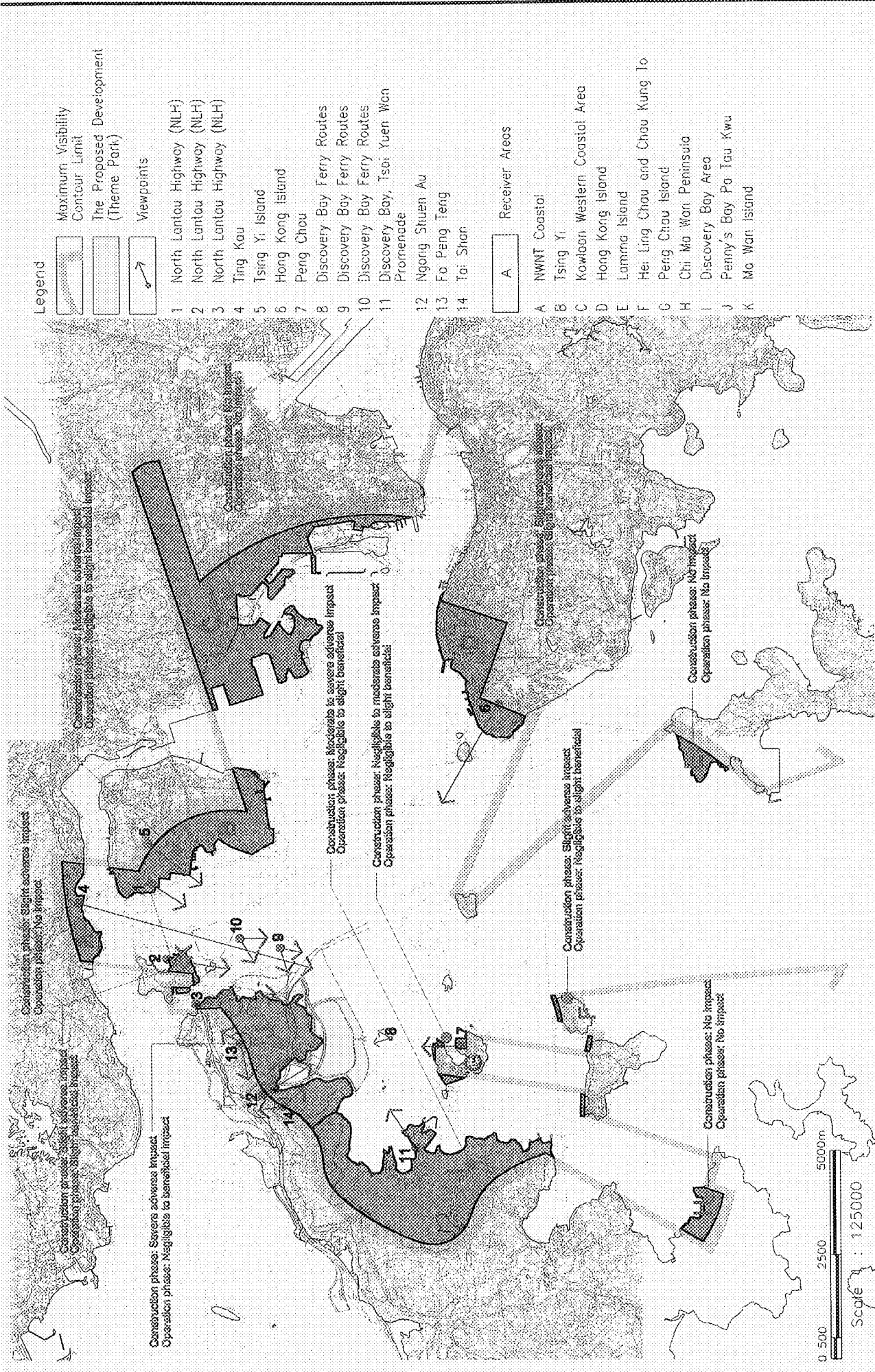


Viewpoint NR. 12 Photomontage of Proposed Development from Ngong Shuen Au



Viewpoint NR. 13 Photomontage of Proposed Development from Fa Peng Teng toward Penny's Bay

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- Legend**
- Maximum Visibility Contour Limit
 - The Proposed Development (Theme Park)
 - Viewpoints

- 1 North Lantau Highway (NLH)
- 2 North Lantau Highway (NLH)
- 3 North Lantau Highway (NLH)
- 4 Ting Kau
- 5 Tsing Yi Island
- 6 Hong Kong Island
- 7 Peng Chau
- 8 Discovery Bay Ferry Routes
- 9 Discovery Bay Ferry Routes
- 10 Discovery Bay Ferry Routes
- 11 Discovery Bay, Tsai Yuen Wan Promenade
- 12 Ngong Shuen Au
- 13 Fo Peng Teng
- 14 Tai Shan

- Receiver Areas**
- A NWINT Coastal
 - B Tsing Yi
 - C Kowloon Western Coastal Area
 - D Hong Kong Island
 - E Lamna Island
 - F Hei Ling Chau and Chau Kung To
 - G Peng Chau Island
 - H Chi Ma Wan Peninsula
 - I Discovery Bay Area
 - J Penny's Bay Pa Tau Kwu
 - K Mo Wan Island

Visual Impact : Theme Park
(Construction & Operation Phase)

Title

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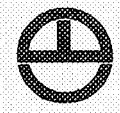
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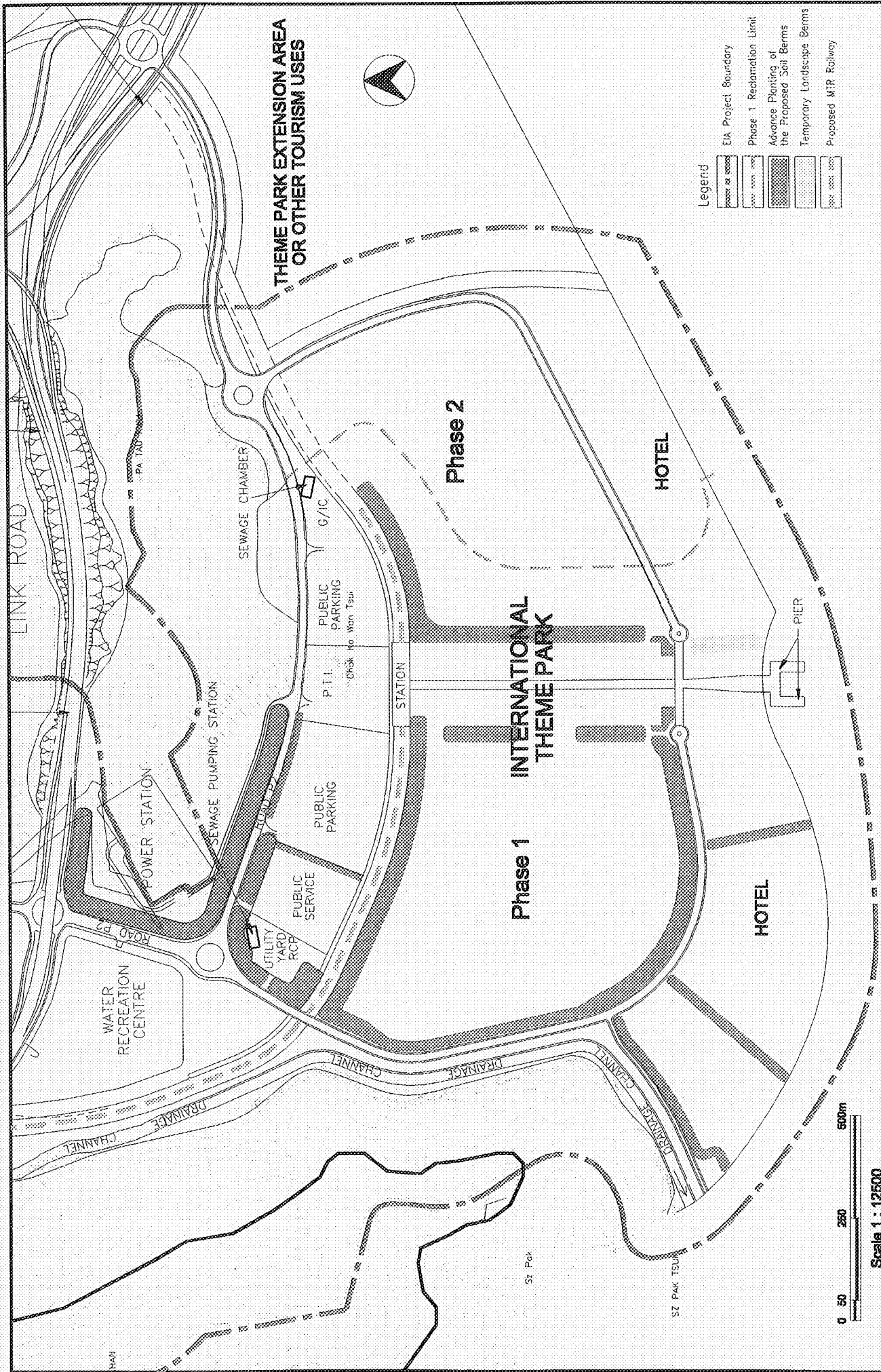
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Figure No. **K.5.17**
(D:\Dwg\209\209-517)





- Legend
- EIA Project Boundary
 - Phase 1 Reclamation Limit
 - Advance Planting of the Proposed Soil Berms
 - Temporary Landscape Berms
 - Proposed MTR Railway

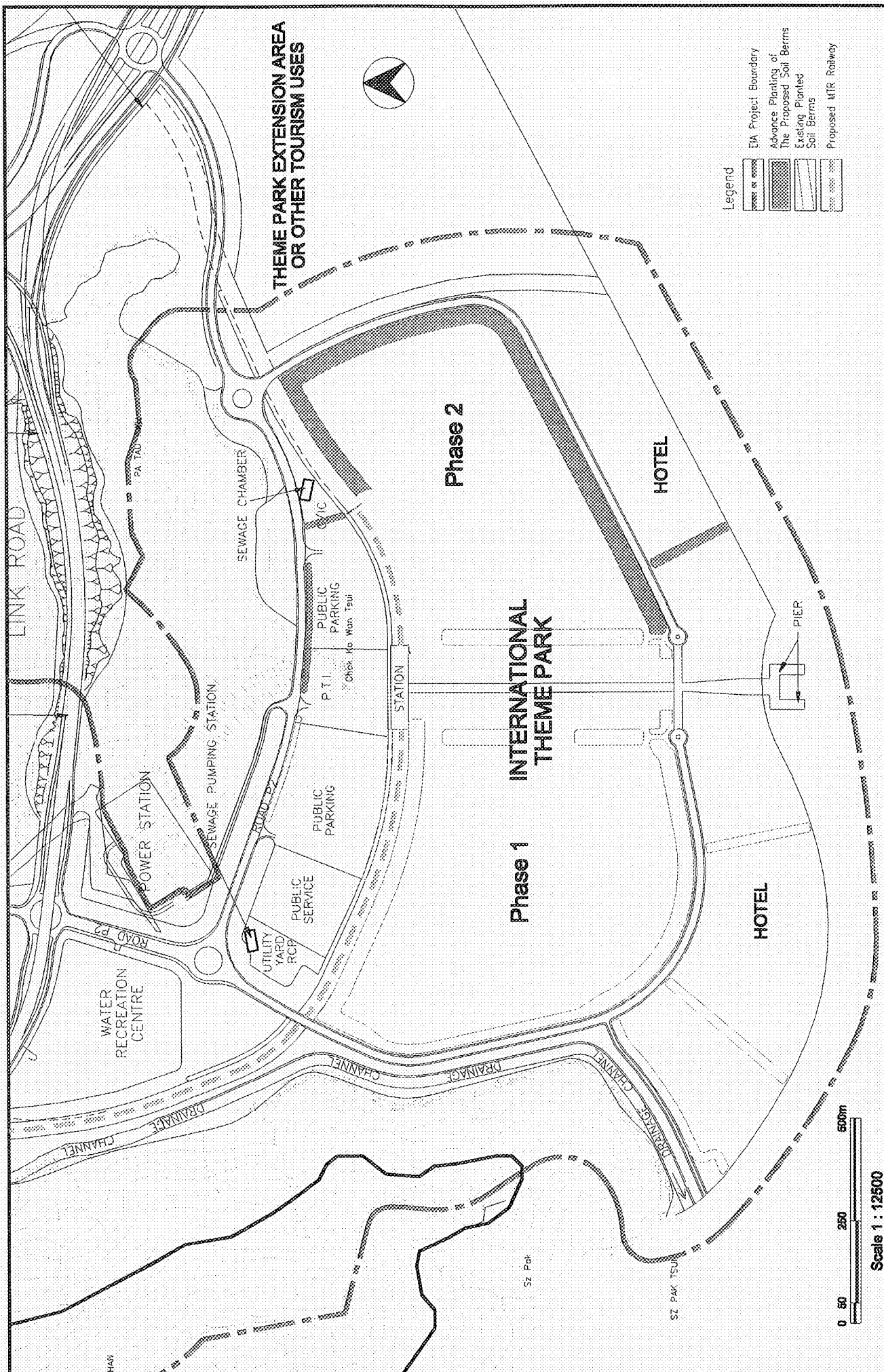
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This Mitigation Proposals Phase I
 (Construction Phase)
 Figure No. **K.5.18**
 (D:\Dwg\2209\209-513A)

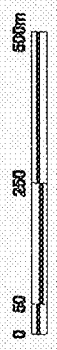
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 FEASIBILITY STUDY

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Scale 1 : 12500



- Legend**
- EIA Project Boundary
 - Advance Planting of The Proposed Soil Berms
 - Existing Planted Soil Berms
 - Proposed MTR Railway



Scale 1 : 12500

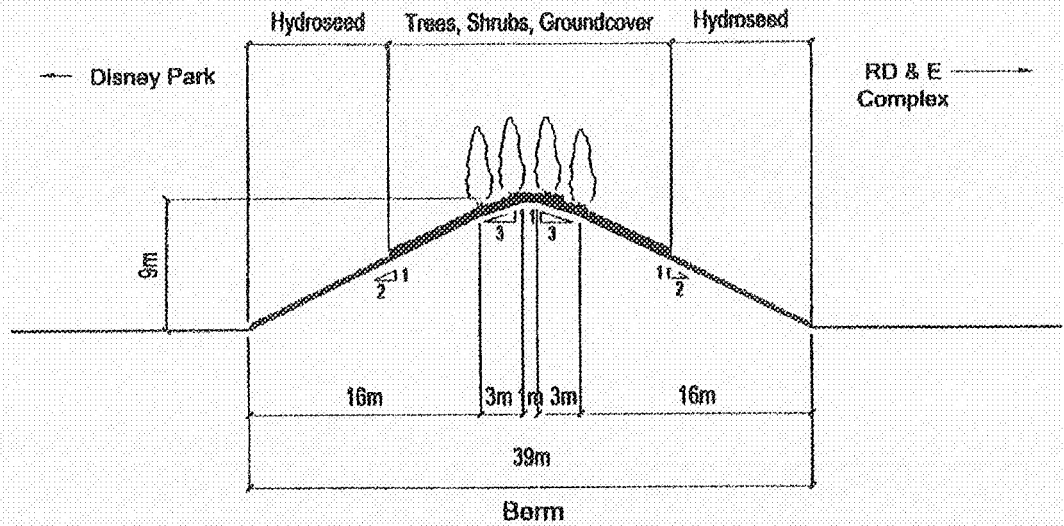


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FEASIBILITY STUDY

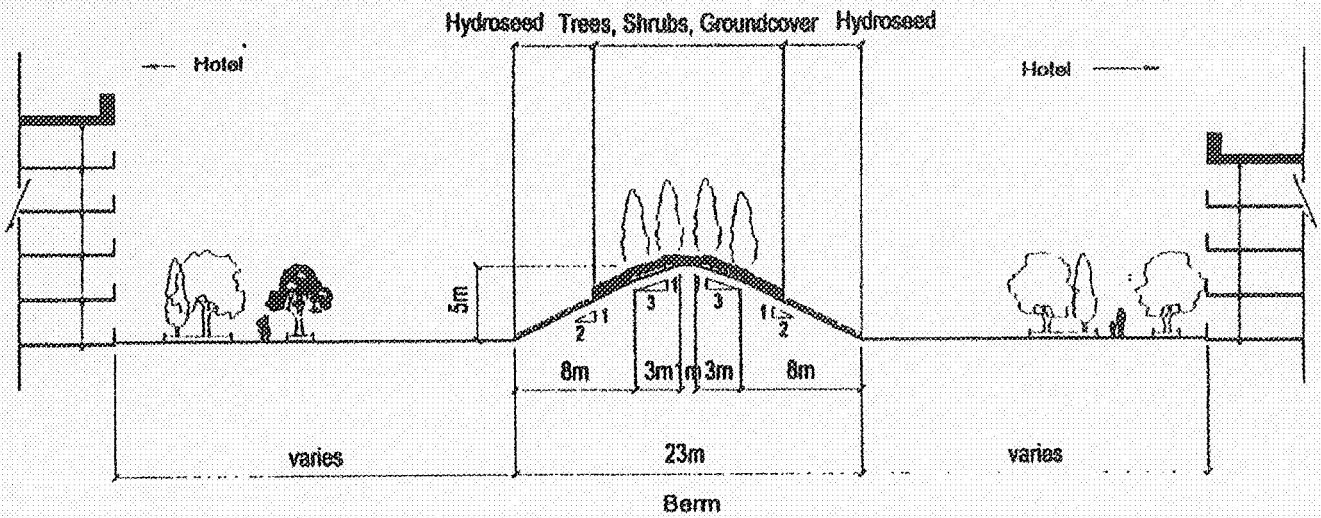
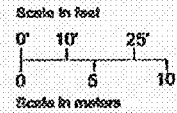
Title
Mitigation Proposals Phase II
(Construction Phase)

Figure No. K.5.19
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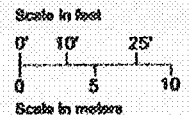
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Typical Section at Disney Park Berm



Typical Berm/Screen section between hotels



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NORTHSHORE LANTAU DEVELOPMENT FEASIBILITY STUDY

Title Typical Sections of Proposed Berms



Figure No.
 K.5.20