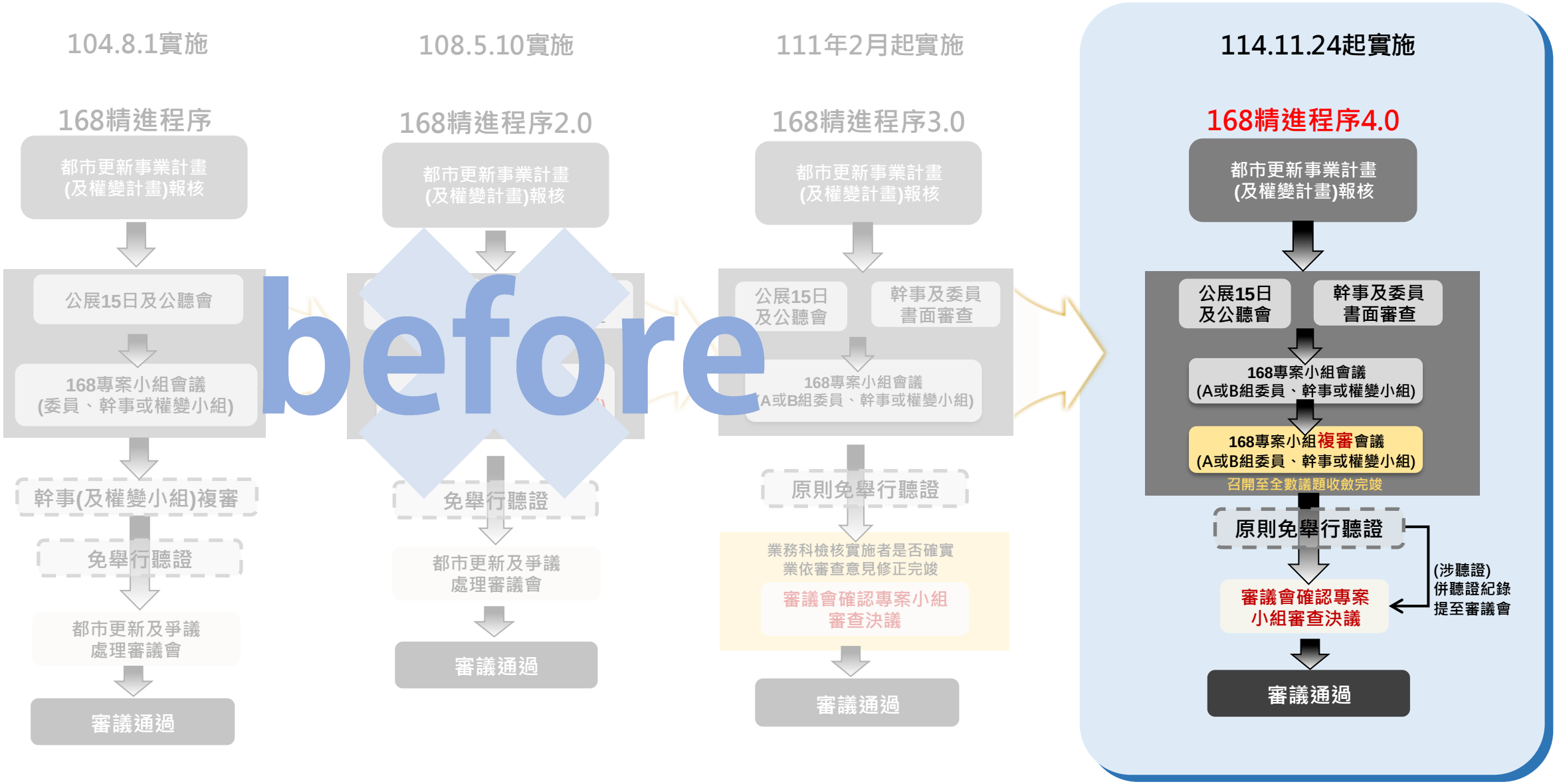都市更新168專案審議流程