



VICTORIA ROAD

LAND GRANT BOUNDARY  
(SUBJECT SITE)

PLANNING APPLICATION  
AREA

MAIN  
ENTRANCE

I(R)

NEW BLDG

EXISTING  
BLK B

heritage  
courtyard

SERVICE  
ENTRY

EXISTING  
BLK A

J(R)

landscape  
deck

MEP  
BLK

PLANNING APPLICATION  
AREA

- PEDESTRAIN ZONE GREENERY (WITHIN 15M FROM MEAN STREET LEVEL)
- GREENERY BELOW PEDESTRAIN ZONE
- GREENERY ON ROOF
- COVERED LANDSCAPE AREA (NOT ACCOUNTABLE FOR SITE COVERAGE OF GREENERY)

SITE COVERAGE OF GREENERY CALCULATION

| GREENERY BELOW PEDESTRIAN ZONE (below mean street level) |          |
|--|----------|
| NUMBER   | AREA(m2) |
| R  | 6.455    |
| N1   | 84.346   |
| N2   | 101.818  |
| O1   | 248.325  |
| O2   | 96.111   |
| I  | 36.889   |
| G(LG)  | 0.360    |
| P  | 286.302  |
| Q  | 189.943  |
| T  | 56.390   |
| W  | 91.699   |
| X  | 78.987   |
| Y  | 72.812   |
| ② TOTAL  | 1350.44  |

| GREENERY ON ROOF (above 15m from mean street level) |          |
|---|----------|
| NUMBER  | AREA(m2) |
| I(R)  | 129.622  |
| ③ TOTAL   | 129.622  |

| GREENERY AT PEDESTRIAN ZONE (15m from mean street level) |          |
|--|----------|
| NUMBER   | AREA(m2) |
| A  | 17.511   |
| B  | 52.314   |
| C  | 59.899   |
| D  | 17.554   |
| E1   | 1.956    |
| E2   | 2.474    |
| E3   | 0.704    |
| E4   | 1.008    |
| E5   | 0.759    |
| F1   | 8.370    |
|  |          |
| F3   | 0.898    |
| F4   | 0.736    |
| F5   | 3.150    |
| G  | 4.095    |
| H1   | 1.539    |
| H2   | 0.204    |
| H3   | 0.203    |
| H4   | 0.202    |
| J(R)   | 26.942   |
| U1   | 3.822    |
| U2   | 6.268    |
| V1   | 5.275    |
| V2   | 1.560    |
| Z  | 10.779   |
| S1   | 2.014    |
| S2   | 2.014    |
| ① TOTAL  | 232.250  |

SITE COVERAGE OF GREENERY AT PEDESTRIAN ZONE (15m from mean street level)

SITE COVERAGE OF GREENERY (15m from mean street level + existing greenery on natural slope with visual connection to public)

= ① /6430 X 100%  
= 232.250m2/ 6430 X 100%  
= 3.61% < 20%

= ( ① + ② ) /6430 x 100%  
=1582.69m2 /6430 x 100%  
= 24.614%

SITE COVERAGE OF GREENERY AT ALL LEVELS

= ( ① + ② + ③ ) /6430 x 100%  
= 1712.312m2 /6430 x 100%  
= 26.630% >20%

SITE COVERAGE OF GREENERY AT ALL LEVELS IN S16 AREA (NOT FOR BD APPROVAL)

= ( ① + ② + ③ - Y ) /6157 x 100%  
= 1639.5m2 /6157 x 100%  
= 26.628%

- PEDESTRAIN ZONE GREENERY (WITHIN 15M FROM MEAN STREET LEVEL)
- GREENERY BELOW PEDESTRIAN ZONE
- GREENERY ON ROOF
- COVERED LANDSCAPE AREA (NOT ACCOUNTABLE FOR SITE COVERAGE OF GREENERY)

1 BLOCK PLAN  
N.T.S

