

Summary of GFA Concessions

(PNAP ADM-2)

BD Ref: BD2/4018/10

Building Name and Address	Total Approved Domestic & Non-domestic Gross Floor Area (GFA) including bonus GFA	Disregarded GFA (Carpark and loading / unloading areas excluding PTT)		Disregarded GFA other than carpark and loading / unloading areas (e.g. plant rooms and similar services)		Disregarded GFA in hotel under Building (Planning) Regulations 23A(3)		Exempted GFA of green features under Joint Practice Note No.1 & 2		Exempted GFA of amenity features and other exempted items		Bonus GFA	
		Area (m ²)	%	Area (m ²)	%	Area (m ²)	%	Area (m ²)	%	Area (m ²)	%	Area (m ²)	%
		(A)	(C)=(B/A)	(D)	(E)=(D/A)	(F)	(G)=(F/A)	(H)	(I)=(H/A)	(J)	(K)=(J/A)	(L)	(M)=(L/A)
339 Lai Chi Kok Road (Tower 1 and 2); 213 Yee Kuk Street (Tower 3)	29720.689 m ²			2.2 Area of plant rooms and similar services which are NOT limited by any PNAPs or regulations such as transformer room, switch room, pump room, etc. 1256.335m ²	4,227								
				2.3 Non-mandatory/ non-essential plant room such as A/C plant room, AHU room, etc. 267.748 m ²	0.900		3. Area for picking up and setting down persons departing from or arriving at the hotel by vehicle	Nil					

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339 Lai Chi Kok Road (Tower 1 and 2); 213 Yee Kuk Street (Tower 3)	29720.689 m ²							4. Supporting facilities for a hotel Nil					
								5. Balcony 660 m ² 2.220					
								6. Wider common corridor and lift lobby 136.884 m ² 0.460					
								7. Communal sky garden 802.603 m ² 2.700					
								8. Communal podium garden Nil					
								9. Acoustic fin 73.953 m ² 0.248					
								10. Wing Wall, wind catcher and funnel Nil					

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339 Lai Chi Kok Road (Tower 1 and 2); 213 Yee Kuk Street (Tower 3)	29720.689 m ²							11. Non-structural prefabricated external wall 1464.771m ² 4.928					
								12. Utility platform 603 m ² 2.028					
								13.Noise Barrier Nil					
										14. Counter office, store, guard room and lavatory 82.549 m ² 0.277			
										15. Residential recreational facilities 1218.819 m ² 4.100			
										16. Covered landscape and play area 200.009 m ² 0.672			

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339 Lai Chi Kok Road (Tower 1 and 2); 213 Yee Kuk Street (Tower 3)	29720.689 m ²									17. Horizontal screens/ covered walkways Nil 18. large lift shaft 187.928m ² 0.632 19. Chimney shaft Nil 20. Other non-mandatory or non-essential plant room 315.16m ² 1.060 21. Pipe duct, air duct for mandatory feature 400.272m ² 1.346 22. Pipe duct, air duct for non-mandatory feature 57.229m ² 0.192			

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339 Lai Chi Kok Road (Tower 1 and 2); 213 Yee Kuk Street (Tower 3)	29720.689 m ²									23. Pipe duct 24. Void in front of cinema 25. Void over main common entrances 26. Void in duplex domestic 27. Over projections 28. Refuge floor 393.219 m ² 29. Other projection 30. Public transport terminus (PTT)	Nil Nil Nil Nil 1.323 Nil Nil		

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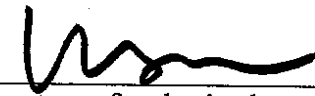
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339 Lai Chi Kok Road (Tower 1 and 2); 213 Yee Kuk Street (Tower 3)	29720.689 m ²									31. Party Structure 32. Horizontal area 33. Public passage 34. Covered set back area	Nil Nil Nil Nil	35. Bonus GFA	Nil

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I, Ng Kwok Fai, authorized person, confirm that for the purpose of Building (Administration) Regulations 44, the GFA concessions in respect of the captioned development site are summarized in the above summary.



Signature of authorized person

Certificate of Registration No.:

AP(A)2/99

Date of expiry of registration:

6 April 2015