SUSTAINABLE BUILDING DESIGN GUIDELINES (SBDG)

SUSTAINABLE BUILDING DESIGN GUIDELINES (SBDG)

SITE AREA (SITE IV) = 68379.324 m^2 > 20000m^2
HEIGHT OF BUILDING = 53.890 m
LEVEL ZERO = 6.21mPD

SBDG (PNAP APP-152)			DWG NO. DEMONSTRATING COMPLIANCE
BUILDING SEPARATION			
PARA.7	SITE AREA ≥ 20,000m^2 AND H < 60m	MIN. P = 20% ; 25%	A_GBP_4-1A_28 TO A_GBP_4-1A_29
PARA.8	THE BUILDING SEPARATION REQUIREMENT AT THE LOW ZONE TO BE WAIVED	YES	A_GBP_4-1A_26
BUILDING SET BACK			
PARA.13	BUILDING ABUTTING A NARROW STREET LESS THAN 15m WIDE	YES	A_GBP_4-1A_25
SITE COVERAGE OF GREENERY			
PARA.18	SITE AREA ≥ 20,000m	MIN. S.C. OF GREENERY = 30% (MIN. 15% AT PEDESTRIAN ZONE)	A_GBP_4-1A_24

SITE IV PHASE 1A NET SITE AREA CALCULATION

SITE IV PHASE 1A SITE AREA = 14672.158 m^2
DEDUCT AREA
PRIVATE STREET ON GRADE = 346.620 m^2
DIVERTED TRACK = -- m^2
PLANTER AREA = 36.049 m^2
SITE IV PHASE 1A NET SITE AREA = 14289.489 m^2

PHASE 1A GREENERY AREA

PEDESTRIAN ZONE GREENERY AREA

PLANTING AREA

①	= 351.415 m^2	⑩	= 158.783 m^2
②	= 18.752 m^2	⑪	= 96.947 m^2
③	= 167.186 m^2	⑫	= 60.122 m^2
④	= 206.209 m^2	⑬	= 597.028 m^2
⑤	= 195.267 m^2	⑭	= 21.741 m^2
⑥	= 5.667 m^2	⑮	= 46.179 m^2
~~⑦~~	~~= 6.091 m^2~~	⑯	= 97.809 m^2
⑧	= 21.057 m^2	⑰	= 53.535 m^2
⑨	= 6.523 m^2	⑱	= 590.356 m^2
⑩	= 1.635 m^2	⑲	= 101.268 m^2
⑪	= 2.890 m^2	~~⑳~~	~~= 13.440 m^2~~
⑫	= 1.680 m^2	㉑	= 6.621 m^2
⑬	= 2.313 m^2	㉒	= 13.814 m^2
⑭	= 4.719 m^2	㉓	= 3.720 m^2
⑮	= 9.845 m^2	㉔	= 8.120 m^2
⑯	= 2.363 m^2	㉕	= 3.080 m^2
⑰	= 22.319 m^2	㉖	= 7.099 m^2
⑱	= 0.742 m^2	㉗	= 15.578 m^2
⑲	= 8.761 m^2	㉘	= 8.866 m^2
⑳	= 6.842 m^2	㉙	= 2.250 m^2
㉑	= 11.382 m^2	㉚	= 7.232 m^2
㉒	= 4.905 m^2	㉛	= 2.250 m^2
㉓	= 2.580 m^2	㉜	= 2.250 m^2
㉔	= 307.389 m^2	㉝	= 151.095 m^2
㉕	= 79.868 m^2	㉞	= 5.191 m^2
㉖	= 12.857 m^2	㉟	= 6.453 m^2
㉗	= 3.714 m^2	㊱	= 7.606 m^2
㉘	= 2.748 m^2	㊲	= 14.141 m^2
㉙	= 49.112 m^2	㊳	= 706.775 m^2
㉚	= 49.247 m^2	㊴	= 5.283 m^2
㉛	= 5.167 m^2	㊵	= 19.804 m^2
㉜	= 7.269 m^2		
㉝	= 5.546 m^2		
㉞	= 3.913 m^2		
㉟	= 5.852 m^2		
㊱	= 6.787 m^2		
㊲	= 15.851 m^2		
㊳	= 109.713 m^2		
㊴	= 177.586 m^2		
㊵	= 50.315 m^2		

SUB TOTAL = 4768.982 m^2 — Ⓐ

DEDUCTED AREA FOR PEDESTRIAN ZONE (PLANTING AREA)

㊶ 0.769 x4 = 3.076 m^2

SUB TOTAL = 3.076 m^2 — Ⓑ

SUB TOTAL OF PLANTING AREA = Ⓐ - Ⓑ = 4765.906 m^2 — Ⓒ

WATER FEATURE

㊷ 80.965 x0.5 = 40.483 m^2 — Ⓓ

TOTAL GREENERY AREA AT PEDESTRIAN ZONE = Ⓒ+Ⓓ = 4806.389 m^2 - Ⓔ

SITE COVERAGE OF GREENERY AT PEDESTRIAN ZONE

= GREENERY AREA AT PEDESTRIAN ZONE Ⓔ / SITE AREA (PHASE 1A)

= 4806.389 m^2 / 14289.489 m^2 x 100%

= 33.6% (PROPOSED) > 15% (REQUIRED) i.e. OK

TOTAL SITE COVERAGE OF GREENERY

= TOTAL GREENERY AREA Ⓔ / SITE AREA (PHASE 1A) X 100%

= 4806.389 m^2 / 14289.489 m^2 X 100%

= 33.6% (PROPOSED) > 30% (REQUIRED) i.e. OK

GREENING FEATURES CALCULATION

= WATER FEATURE Ⓓ / TOTAL GREENERY AREA Ⓔ X 100%

= 40.483 m^2 / 4765.906 m^2 x 100%

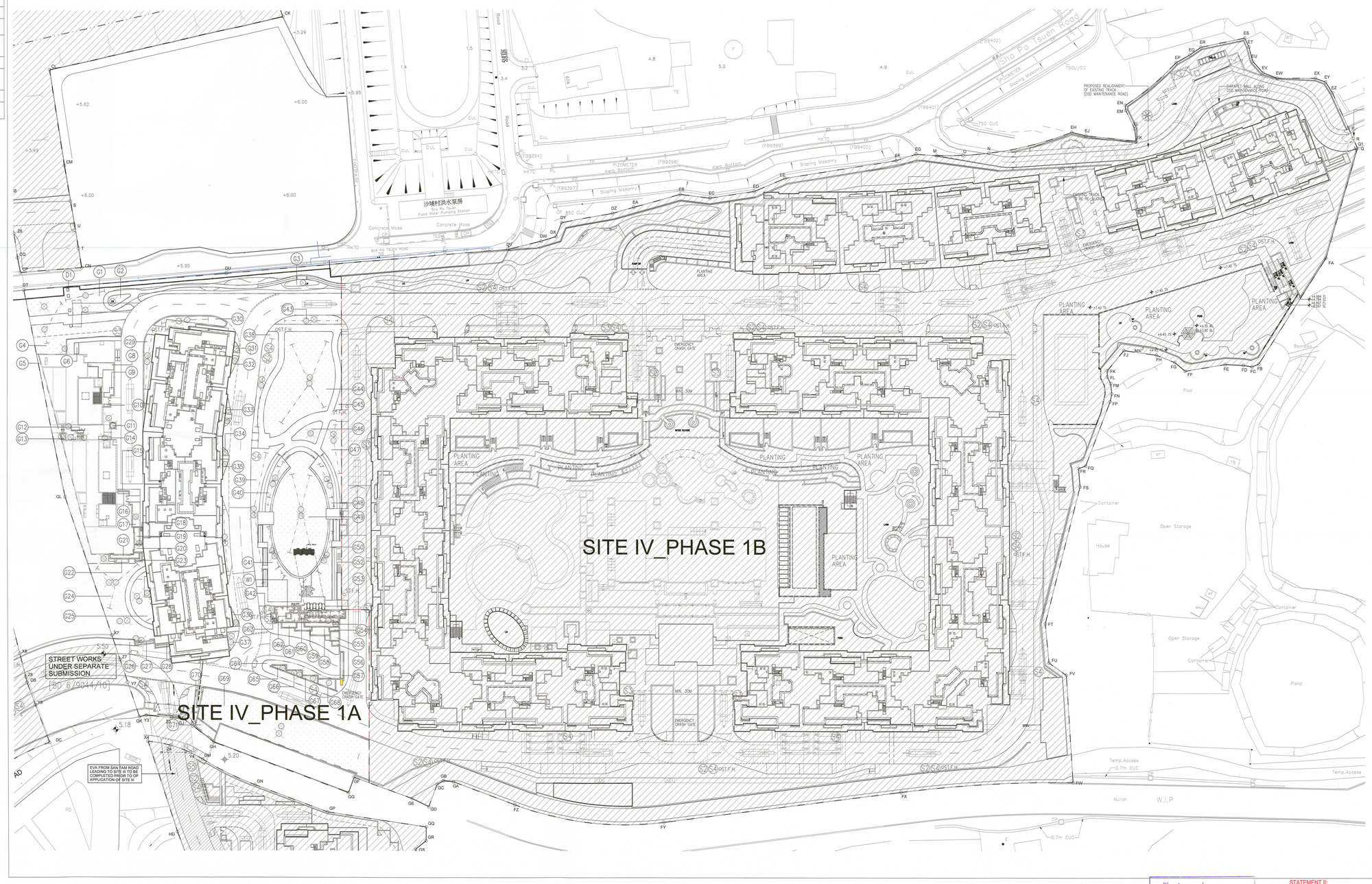
= 0.8 % (PROPOSED) < 30% (REQUIRED) i.e. OK

RECEIVED 15 MAY 2014 R.L.D. BUILDINGS DEPARTMENT

SITE COVERAGE OF GREENERY

SCALE 1 : 500

LEGEND:
= GREENERY AT PEDESTRIAN ZONE
= WATER FEATURE AT PEDESTRIAN ZONE
= GREENERY AT NON-PEDESTRIAN ZONE
IRRIGATION POINT
PLANTER DRAIN



Record Drawing

Note: This plan has been processed on a curtailed check basis under the centralized processing system as promulgated in PNAP ADM-19. The duties of the authorized person, registered structural engineer and/or registered geotechnical engineer concerned as specified under section 4(3)(b) and the provision of section 14(2)(c) of the Buildings Ordinance are of particular relevance in this regard.

Plan Approved
K.W.Chu-on Angus
Senior Building Surveyor
for BUILDING AUTHORITY
16 JUN 2015

STATEMENT II:
THE WORKS SHOWN ON THESE PLANS ARE TYPE II WORKS (BUILDING AMENDMENT)
in respect of which the Building Authority's consent is applied for

Amended Plan

Buildings Department

Rev.	Description	Drawn	Checked	Approved	Date
–	1ST SUBMISSION	SZO	CSC	CMC	20/03/10
A	RE-SUBMISSION	SZO	CSC	CMC	21/06/10
B	RE-SUBMISSION 1	SZO	CSC	CMC	10/08/10
C	1ST AMENDMENT	SZO	CSC	CMC	29/01/11
D	MAJOR AMENDMENT	SZO	CSC	CMC	20/03/11
E	GENERAL REVISION	SZO	STC	KW	03/11/11
–	MAJOR AMENDMENT	SZO	THF	KW	26/09/12
A	GENERAL REVISION	SZO	THF	KW	18/01/13
B	GENERAL REVISION	SZO	THF	KW	12/09/13
C	GENERAL REVISION	SZO	THF	KW	23/12/13
D	GENERAL REVISION	HK	THF	KW	20/03/15
E	GENERAL REVISION	HK	THF	KW	26/05/15

Check all measurements on site. Do not scale off drawings.

This drawing is to be read in conjunction with the specification and any discrepancies shall be immediately reported to the Architect.

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B.D. REF :	2/9044/10(4)		
F.S.D. REF :	FP 8/29272C>		
D.L.O. REF :	DLOYL 494/YLT/96B		
Drawn By	SZO	SZO	30/03/10
Checked By	CSC	CSC	30/03/10
Approved By	CMC	CMC	30/03/10

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Project Title :
PROPOSED RESIDENTIAL DEVELOPMENT AT SHA PO, YUEN LONG (LOT NO. 1927 IN DD 107)

Drawing Title :
SBDG CALCULATION (1)
SITE COVERAGE OF GREENERY

SITE IV (PHASE 1A-1)

Project No. 1104BNT
Issue Date. MAR 2010
Cad File No. (dwg) U:...\1104BNT\SUB\A_GBP_4-1A_24.DWG
SCALE. 1 : 500
Drawing No. A/GBP/4-1A/24

Authorised Person's Signature
LEUNG Ka Man, Andy
Authorized Person (Architect)

Authority's / Client's Approval