

2(62)

Summary of GFA Concessions 總樓面面積寬免的資料摘要

BD Ref.: 屋宇署參考編號 BD 4085/07

Building Name and Address 建築物名稱及地址	Total approved Domestic & Non-Domestic Gross Floor Area (GFA) including bonus GFA 住用和非住用部分的批准整體總樓面面積 (包括額外總樓面面積)	Disregarded GFA (Carpark and loading / unloading areas excluding PTT) 停車場及上落客貨範圍不計算的總樓面面積 (公共交通總站除外)		Disregarded GFA other than carpark and loading / unloading areas (e.g. plant rooms and similar services) 停車場及上落客貨範圍以外不計算的總樓面面積 (例如機房及類似的設施)		Disregarded GFA in hotel under Building (Planning) Regulations 23A(3) 根據《建築物(規劃)規例》第23A(3)條不計算的總樓面面積		Exempted GFA if green features under Joint Practice Note No. 1 & 2 根據《聯合作業備考》第1號及第2號提供的環保設施的獲豁免總樓面面積		Exempted GFA of amenity features and other exempted items 適意設施及其他獲豁免項目的獲豁免總樓面面積		Bonus GFA 額外總樓面面積		Feature subject to the Overall Cap [®] 須遵守整體上限的設施 [®]	
		Area (m ²) 面積 (平方米)	%	Area # (m ²) 面積# (平方米)	%	Area (m ²) 面積 (平方米)	%	Area # (m ²) 面積# (平方米)	%	Area # (m ²) 面積# (平方米)	%	Area (m ²) 面積 (平方米)	%	Area (m ²) 面積 (平方米)	%
		(A)	(C) = (B/A)	(D)	(E) = (D/A)	(F)	(G) = (F/A)	(H)	(I) = (H/A)	(J)	(K) = (J/A)	(L)	(M) = (L/A)	(N)	(O) = (N/A)

Heya Crystal 399 Castle Peak Road	Domestic 住用 19,604.711 m ²	1. Carparks and loading/unloading areas excluding public transport terminus 停車場及上落客貨範圍 (公共交通總站除外) 4,444.841 m ²	18.894%	2.1 Area of plant rooms and similar services which are limited by respective PNAPs or regulations such as A/C plant room, TBE room, refuse storage and material recovery chamber, etc. 受相關《認可人士、註冊結構工程師及註冊岩土工程師作業備考》或相關規例限制的機房及類似設施(如空調機房、電訊及廣播設備室、垃圾及物料回收房等)的面積 316.743 m ²	1.346%	3. Area for picking up and setting down persons departing from or arriving at the hotel by vehicle 供人離開或到達旅館時上落汽車之用的面積 N/A	0%	4. Supporting facilities for hotels 旅館的輔助性設施 N/A	0%	5. Balcony 露台 700.000 m ²	2.975%	6. Wider common corridor and lift lobby 加闊的公用走廊及升降機大堂 296.900 m ²	1.262%	7. Communal sky garden 公用空中花園 555.310 m ²	2.360%	8. Communal podium garden 公用平台花園 N/A	0%	9. Acoustic fin 隔聲簷 N/A	0%	16. Counters, offices, stores, guard rooms and lavatories for watchmen and management staff 供保安人員和管理處員工使用的櫃檯、辦公室、儲物室、警衛室和廁所 34.521 m ²	0.147%	17. Recreational facilities 康樂設施 979.881 m ²	4.165%	18. Miniature logistic service room 小型後勤設施用房 11.633 m ²	0.049%	31. Bonus GFA 額外總樓面面積 N/A	0%	Total = 0 m ²	N/A	0%
	Non-Domestic 非住用 3,920.855 m ²																													

Summary of GFA Concessions 總樓面面積寬免的資料摘要

BD Ref.: 屋宇 署參考編號 BD 4085/07

Appendix H 附錄 H
(Based on Appendix G of PNAP ADM-2 5/2010)

Building Name and Address 建築物名稱及地址	Total approved Domestic & Non-Domestic Gross Floor Area (GFA) including bonus GFA 住用和非住用部分的批准整體總樓面面積 (包括額外總樓面面積)	Disregarded GFA (Carpark and loading / unloading areas excluding PTT) 停車場及上落客貨範圍不計算的總樓面面積 (公共交通總站除外)		Disregarded GFA other than carpark and loading / unloading areas (e.g. plant rooms and similar services) 停車場及上落客貨範圍以外不計算的總樓面面積 (例如機房及類似的設施)		Disregarded GFA in hotel under Building (Planning) Regulations 23A(3) 根據《建築物(規劃)規例》第23A(3)條不計算的總樓面面積		Exempted GFA if green features under Joint Practice Note No. 1 & 2 根據《聯合作業備考》第1號及第2號提供的環保設施的獲豁免總樓面面積		Exempted GFA of amenity features and other exempted items 適意設施及其他獲豁免項目的獲豁免總樓面面積		Bonus GFA 額外總樓面面積		Feature subject to the Overall Cap® 須遵守整體上限的設施®	
		Area (m ²) 面積 (平方米)	%	Area # (m ²) 面積# (平方米)	%	Area (m ²) 面積 (平方米)	%	Area # (m ²) 面積# (平方米)	%	Area # (m ²) 面積# (平方米)	%	Area (m ²) 面積 (平方米)	%	Area (m ²) 面積 (平方米)	%
		(A)	(C) = (B/A)	(D)	(E) = (D/A)	(F)	(G) = (F/A)	(H)	(I) = (H/A)	(J)	(K) = (J/A)	(L)	(M) = (L/A)	(N)	(O) = (N/A)

				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. 不受相關《認可人士、註冊結構工程師及註冊岩土工程師作業備考》或相關規例限制的機房及類似設施(如空調機房、電掣房、泵房等)的面積 2,966.238 Total = 3,282.981 m ²					10. Sunshade and reflector 遮陽篷及反光罩 N/A 0%		19. Covered landscaped and play areas 有上蓋的園景區及遊樂用地 898.070 m ² 3.817%				
								11. Wing wall, wind catcher and funnel 翼牆、捕風器及風斗 N/A 0%		20. Horizontal screens / covered walkways 橫向屏障 / 有蓋人行道 N/A 0%					
								12. Non-structural prefabricated external wall 非結構性預製外牆 420.600 m ² 1.788%		21. Prestige entrance 尊貴入口 N/A 0%					
								13. Utility platform 工作平台 524.175 m ² 2.228%		22. Mail room in commercial and industrial buildings 在商業及工業樓宇內的郵件室 N/A 0%					
								14. Mail delivery room with mail boxes 設有郵件派遞室 17.495 m ² 0.074%							

Building Name and Address 建築物名稱及地址	Total approved Domestic & Non-Domestic Gross Floor Area (GFA) including bonus GFA 住用和非住用部分的批准整體總樓面面積 (包括額外總樓面面積)	Disregarded GFA (Carpark and loading / unloading areas excluding PTT) 停車場及上落客貨範圍不計算的總樓面面積 (公共交通總站除外)		Disregarded GFA other than carpark and loading / unloading areas (e.g. plant rooms and similar services) 停車場及上落客貨範圍以外不計算的總樓面面積 (例如機房及類似的設施)		Disregarded GFA in hotel under Building (Planning) Regulations 23A(3) 根據《建築物(規劃)規例》第23A(3)條不計算的總樓面面積		Exempted GFA if green features under Joint Practice Note No. 1 & 2 根據《聯合作業備考》第1號及第2號提供的環保設施的獲豁免總樓面面積		Exempted GFA of amenity features and other exempted items 適意設施及其他獲豁免項目的獲豁免總樓面面積		Bonus GFA 額外總樓面面積		Feature subject to the Overall Cap® 須遵守整體上限的設施®	
		Area (m²) 面積 (平方米)	%	Area # (m²) 面積# (平方米)	%	Area (m²) 面積 (平方米)	%	Area # (m²) 面積# (平方米)	%	Area # (m²) 面積# (平方米)	%	Area (m²) 面積 (平方米)	%	Area (m²) 面積 (平方米)	%
		(A)	(C) = (B/A)	(D)	(E) = (D/A)	(F)	(G) = (F/A)	(H)	(I) = (H/A)	(J)	(K) = (J/A)	(L)	(M) = (L/A)	(N)	(O) = (N/A)

								15. Noise barrier 隔音屏障 N/A	0%	23. Pipe duct 管槽 75.982 m²	0.323%				
								Total = 2,514.480 m²		24. Void 空間 N/A	0%				
										25. Refuge floor 庇護層 N/A	0%				
										26. Swimming pool filtration plant room 游泳池的濾 水機房 74.324 m²	0.316%				
										27. Public passage 公眾通道 N/A	0%				
										28. Public transport terminus (PTT) 公共交通總 站 N/A	0%				

