

# SUSTAINABLE BUILDING DESIGN DEMONSTRATION

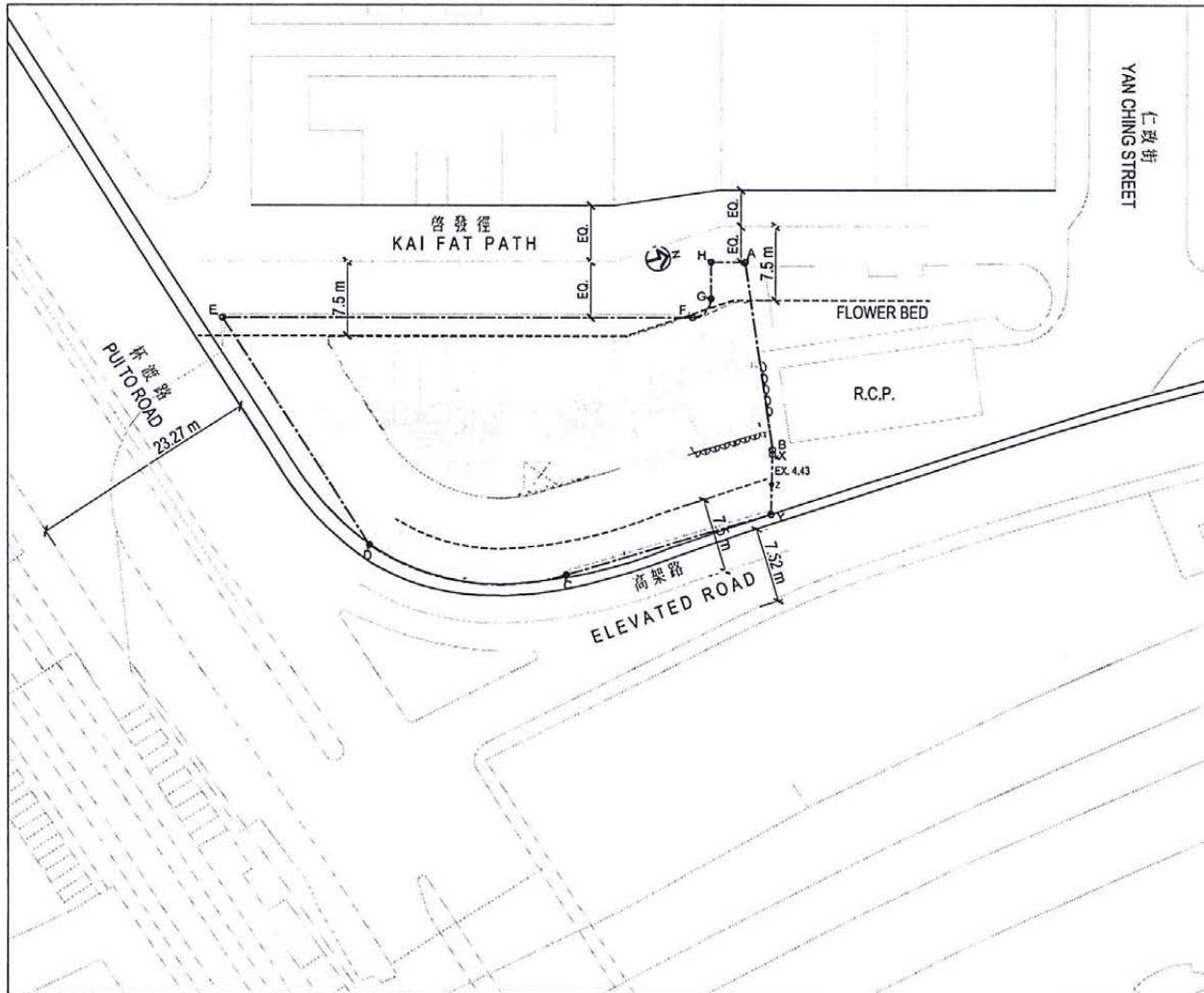
## BUILDING SET BACK

(SHALL COMPLY WITH PNAP APP-152)

IN ORDER TO IMPROVE AIR VENTILATION, ENHANCE THE ENVIRONMENTAL QUALITY AT PEDESTRIAN LEVEL AND MITIGATE DEEP STREET CANYON EFFECT, BUILDINGS ABUTTING A NARROW STREET LESS THAN 15M WIDE SHALL BE SET BACK

### LEGEND :

- SITE BOUNDARY
- CENTRE LINE OF STREET



E.D. Ref: BD 2 / 9167 / 14  
 F.S.D. Ref: FP 8 / 30602 <S>  
 Rev. Date: 21-05-2019  
 Amendment: PRELIMINARY  
 Purpose: FOR O.P. SUBMISSION

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 Check the technical instructions of any contractor's hand book.  
 Client:

Hoyden Holdings Limited

Project:  
 Proposed Composite Development at  
 TMTL 513, Yan Ching Street, Area 10,  
 Tuen Mun, New Territories

Drawing Title:  
 SUSTAINABLE BUILDING DESIGN  
 DEMONSTRATION

Job No.	Drawing No.	Revision No.
8123	ASK-01	-
Scale	Date	CAD Ref.
1:500	MAY 2019	812308002H
Drawn	Checked	Approved
JL	AC	PN

**IWK & Partners**  
 architects

114, Austin Road, 11/F, Prince's Building, 114, Austin Road, Tsim Sha Tsui, Kowloon  
 114, Austin Road, 11/F, Prince's Building, 114, Austin Road, Tsim Sha Tsui, Kowloon  
 香港新界沙田(香港)新界沙田沙田  
 九龍尖沙咀彌敦道114號11樓

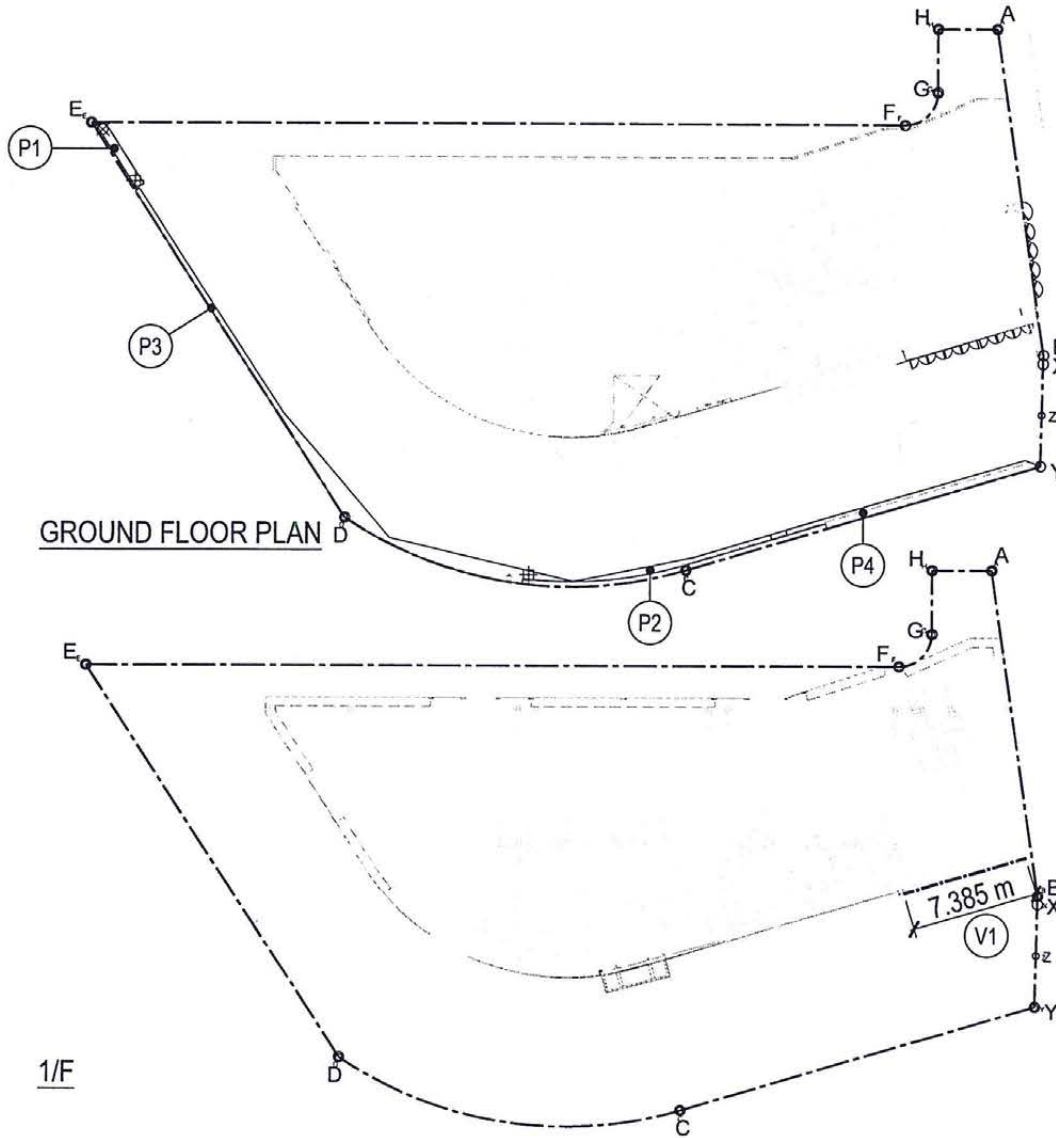


# SUSTAINABLE BUILDING DESIGN DEMONSTRATION

## SITE COVERAGE OF GREENERY

(SHALL COMPLY WITH PNAP APP-152)

- LEGENDS:**
- GREENERY FOR PRIMARY ZONE
  - SITE COVERAGE OF GREENERY
  - VERTICAL GREENING
  - ⊗ DRAINAGE OUTLET POINT
  - ⊕ IRRIGATION POINT
  - STREET LEVEL = 4.45mPD



### GREENERY AREA CALCULATION :

P1 = 2.137 s.m.	} GREENERY ON G/F = 34.205 s.m.
P2 = 3.744 s.m.	
P3 = 19.718 s.m.	
P4 = 8.606 s.m.	
V1 = 7.385m x 5.00m(H) = 36.925 s.m.	GREENERY ON 1/F = 36.925 s.m.
V2 = 7.385m x 4.50m(H) = 33.233 s.m.	GREENERY ON 2/F (E&M/F) = 33.233 s.m.
P6 = 3.296 s.m.	} GREENERY ON 3/F (CLUBHOUSE) = 14.154 s.m.
P7a = 5.466 s.m.	
P7b = 0.172 s.m.	
P9 = 5.220 s.m.	
<b>TOTAL = 118.517 s.m.</b>	

### TOTAL SITE COVERAGE OF GREENERY AREA CALCULATION :

TOTAL GREENERY ON PRIMARY ZONE	= 118.517 s.m.	
GREENERY ON R/F	G1 = 123.760 s.m.	} TOTAL GREENERY EXCEPT PRIMARY ZONE = 135.604 s.m.
	G2 = 7.450 s.m.	
	G3a = 3.891 s.m.	
	G3b = 0.503 s.m.	
<b>TOTAL</b>	= 254.121 s.m.	

### GREENERY AREA OF THE LOT (UNDER LEASE)

(SHALL BE COMPLIED WITH APP-152)

SITE AREA	=	1174 sq m	<	2000 sq m
REQUIRED COVERAGE ON PEDESTRIAN ZONE	=	10% (MIN) (UNDER APP-152)		
REQUIRED TOTAL GREENERY AREA OF THE LOT	=	20% (MIN) (UNDER APP-152)		

### VERTICAL GREENING CALCULATION FOR PRIMARY ZONE :

MAX SITE COVERAGE OF VERTICAL GREENING

$$= (1174 \text{ sq m} \times 20\%) \times 30\% = 70.440 \text{ sq m}$$

V1 = 7.385 m (L) x 5.000 m (H)	=	36.925 sq m	VERTICAL GREENING ON 1/F
V2 = 7.385 m (L) x 4.500 m (H)	=	33.233 sq m	VERTICAL GREENING ON 2/F
	=	70.158 sq m	< 70.440 sq m

### TOTAL SITE COVERAGE OF GREENERY FOR PRIMARY ZONE:

ACTUAL SITE COVERAGE OF GREENERY AREA FOR PRIMARY ZONE  
(CAL. REFER DWG NO. GB062)

(AT G/F)	=	34.205 sq m	
(AT 1/F)	=	36.925 sq m	
(AT 2/F (M/F))	=	33.233 sq m	
(AT 3/F (R/F))	=	14.154 sq m	
	=	118.517 sq m	/
		GREENERY AREA ON PRIMARY ZONE	
		1174 sq m	x 100%
	=	10.10%	>
		10% (REQUIRED COVERAGE ON PRIMARY ZONE)	

### TOTAL SITE COVERAGE OF GREENERY:

TOTAL GREENERY ON PRIMARY ZONE	=	118.517 sq m	
TOTAL GREENERY EXCEPT PRIMARY ZONE	=	135.604 sq m	
	=	254.121 sq m	/
		TOTAL SITE COVERAGE OF GREENERY	
		1174 sq m	x 100%
	=	21.65%	>
		20% (REQUIRED TOTAL SITE COVERAGE OF GREENERY)	

RD Ref  
BD 2/9167/14  
F&O Ref  
FP B/30602 <5>  
Rev. Date  
27-05-2019  
Amendment  
P&E ISSUE  
Purpose  
FOR O.P. SUBMISSION

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Client  
Hoyden Holdings Limited

Project  
Proposed Composite Development at  
TMTL 513, Yan Ching Street, Area 10,  
Tuen Mun, New Territories

Drawing Title  
SUSTAINABLE BUILDING DESIGN  
DEMONSTRATION

Job No.	Drawing No.	Revision No.
8123	ASK-03	
Scale	Date	DAO Ref
1:300	MAY 2019	8123GB062H
Drawn	Checked	Approved
JL	AC	PH

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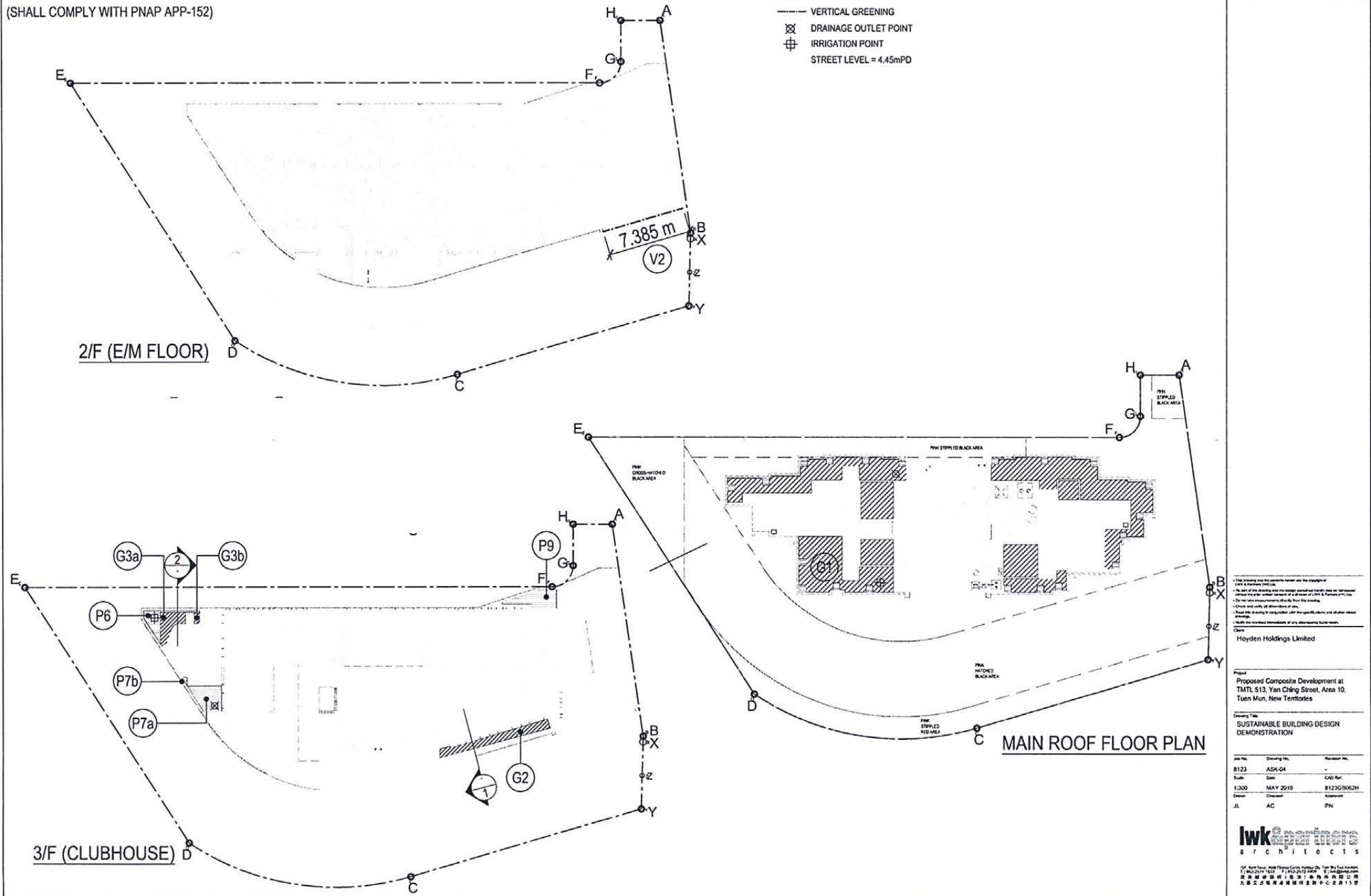
# SUSTAINABLE BUILDING DESIGN DEMONSTRATION

## SITE COVERAGE OF GREENERY

(SHALL COMPLY WITH PNAP APP-152)

### LEGENDS :

-  GREENERY FOR PRIMARY ZONE
-  SITE COVERAGE OF GREENERY
-  VERTICAL GREENING
-  DRAINAGE OUTLET POINT
-  IRRIGATION POINT
- STREET LEVEL = 4.45mPD



S.D. No.  
 BD 2/9187/14  
 F.A.D. No.  
 FP 8/30602 <S>  
 Rev. Date Amendment Purpose  
 1 21/04/2018 PNAP 152/17 FOR O.P. SUBMITTAL

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 \* Mark the location immediately of any discrepancies found herein.  
 Check  
 Hayden Holdings Limited

Project  
 Proposed Composite Development at  
 TMTL 513, Yan Ching Street, Area 10,  
 Tuen Mun, New Territories

Drawing Title  
 SUSTAINABLE BUILDING DESIGN  
 DEMONSTRATION

Job No.	Drawing No.	Revision No.
8123	ASK-04	-
Scale	Date	CAD No.
1:300	MAY 2019	8123G/062H
Drawn	Checked	Approved
JL	AC	PN

**lwk** & partners  
 architects

10/F, 100-100A, 100-100B, 100-100C, 100-100D, 100-100E, 100-100F, 100-100G, 100-100H, 100-100I, 100-100J, 100-100K, 100-100L, 100-100M, 100-100N, 100-100O, 100-100P, 100-100Q, 100-100R, 100-100S, 100-100T, 100-100U, 100-100V, 100-100W, 100-100X, 100-100Y, 100-100Z

Job No.	B173	ASCO5	
Client	City of Vancouver		
Project Name	1150 MAIN 2015	8123082H	
Phase	Design		
Scale	1:150		
Date	11/15/2015		
Drawn By	AC		
Checked By	PN		

Project Title  
 SUSTAINABLE BUILDINGS DESIGN  
 DEMONSTRATION  
 1150 MAIN 2015, VAN CANG STREET, AREA 10  
 TOWN PLAN, NEW TOWN

Prepared for  
 Pigeon Composite Development at  
 1150 Main Street, Vancouver, BC  
 Prepared by  
 Hoyden Holdings Limited

Notes:  
 1. This drawing is for the building envelope and the building envelope is not to be used for any other purpose.  
 2. The building envelope is shown in solid lines and the building envelope is not to be used for any other purpose.  
 3. The building envelope is shown in solid lines and the building envelope is not to be used for any other purpose.  
 4. The building envelope is shown in solid lines and the building envelope is not to be used for any other purpose.

Scale  
 1:150

Section  
 SECTION 1  
 GREENERY AT 3/F CLUBHOUSE

Level  
 4.45 MAIN STREET LEVEL  
 14.20 2/F (E/M)  
 18.20 3/F  
 24.10 5/F (SKY GARDEN)  
 30.10 TRANSFER PLATE  
 31.20 PLAT ZONE  
 32.25 LIVING ROOM

Room  
 EM ROOM  
 GYM  
 PLANTER  
 TRANSFER PLATE  
 PLAT ZONE  
 LIVING ROOM

Dimensions  
 15.80m > 15m

1:150

Job No.	B173	ASCO5	
Client	City of Vancouver		
Project Name	1150 MAIN 2015	8123082H	
Phase	Design		
Scale	1:150		
Date	11/15/2015		
Drawn By	AC		
Checked By	PN		

Project Title  
 SUSTAINABLE BUILDINGS DESIGN  
 DEMONSTRATION  
 1150 MAIN 2015, VAN CANG STREET, AREA 10  
 TOWN PLAN, NEW TOWN

Prepared for  
 Pigeon Composite Development at  
 1150 Main Street, Vancouver, BC  
 Prepared by  
 Hoyden Holdings Limited

Notes:  
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Scale  
 1:150

Section  
 SECTION 2  
 GREENERY AT 3/F CLUBHOUSE

Level  
 4.45 MAIN STREET LEVEL  
 14.20 2/F (E/M)  
 18.20 3/F  
 24.10 5/F (SKY GARDEN)  
 30.10 TRANSFER PLATE  
 31.20 EM ZONE  
 32.25 LIVING ROOM

Room  
 EM ROOM  
 GYM  
 PLANTER  
 TRANSFER PLATE  
 EM ZONE  
 LIVING ROOM

Dimensions  
 15m (NOT MORE THAN 15m)

1:150