

**Summary of Decisions of the Building Committee
Building Committee I 16/2006 held on 19.4.2006**

(a) MAI 1 16/2006

- Issue : (i) Site classification for a site abutting a stepped street of width less than 4.5m wide.
- (ii) Inclusion of the area of an existing lane in site area.
- Decision : (i) Having studied the proposal, the committee did not consider either the setback by the adjoining lot nor the setback proposed by the AP was part of the street hence the site could not be regarded as a Class A site.
- (ii) Having considered the existing situation and no objection from the relevant departments, the committee accepted the inclusion of the service lane in site area pursuant to PNAP 179

(b) BCI 1 16/2006

- Issue : Non-compliance with ODP on setting back of the building.
- Decision : The committee noted that TD would not insist the building to be setback in accordance with the ODP and PlanD would raise no objection. Hence the committee considered the proposal acceptable.

(c) BCI 2 16/2006

- Issue : Exclusion of a proposed Incorporated Owner's committee office in an existing building from GFA calculation.
- Decision : The committee, having considered its design, agreed to exclude the office from GFA calculation.

(d) BCI 3 16/2006

- Issue : Proposed surrender of corner splay for public passage in return for bonus PR and SC.
- Decision : The committee noted that TD had positively supported the surrender and there was no objection from relevant departments. Hence the committee agreed to accept the surrender of corner splay in return for bonus PR and SC.