

Summary of Decisions of the Building Committee
Building Committee I 33/2007 held on 4.9.2007

(a) MAI 1 33/2007

Issue : Exclusion of voids over G/F formal living room from GFA calculation for single-family houses.

Decision : Having heard the AP's presentation and having agreed that the proposed voids were genuine design, the committee agreed to accept the exclusion of voids from GFA calculation.

(b) BCI 1 33/2007

Issue : Location of vent pipes at a level of 1.1m above roof.

Decision : Having noted that the proposal was to comply with the height restriction under OZP and that the B(SSFPDW&L)R 31(1) was complied with, the committee accepted the arrangement of the proposed vent pipe.

(c) BCI 2 33/2007

Issue : Access of site via an access road on unleased government land.

Decision : Having noted the advice from LandsD that access to the site could be made through the existing unleased government land in the form of an access road, the committee accepted the development proposal under B(P)R 5.

(d) BCI 3 33/2007

Issue : (i) Proposed run-in/out arrangement for a hotel proposal.

(ii) Application of hotel concession for a hotel proposal.

Decision : (i) Having noted TD's advice that the proposed vehicular access would cause hazard to traffic safety, the committee agreed to invoke Section 16(1)(h) of the BO.

(ii) Having noted that the provision of vehicular access would cause traffic hazard and that the proposal did not comply with the criteria set out in PNAP 111 including, inter alia, the provision of on-site transport facilities, the committee did not agree to the granting of hotel concession under B(P)Reg 23A.