

**Summary of Decisions of the Building Committee
Building Committee I 1/2008 held on 8.1.2008**

(a) MAI 1 1/2008

Issue : Proposed development on a site subject to two different zonings.

Decision : Having considered PlanD's advice, the committee agreed to disapprove the plans under BO s16(1)(d) for contravention of the town plan. Having noted the comments of TD on the provision of carparks, the committee sought views from PlanD on the subject and deferred a decision on whether the carparks should count for GFA.

(b) BCI 1 1/2008

Issue : Application for hotel concession.

Decision : The committee, having noted that the proposal was generally in compliance with the criteria set out in PNAP 111 and that TD had no objection to the non-provision of on site transport facilities, agreed to grant hotel concession under B(P)Reg 23A.

(c) BCI 2 1/2008

Issue : (i) Exclusion of filtration plant rooms for private swimming pool from GFA calculation.

(ii) Proposed architectural feature wall on roof level.

Decision : (i) The committee had no in-principle objection to the exclusion of the filtration plant room for private swimming pool from GFA calculation under the BO. However, their sizes and location should be justified.

(ii) The committee, having considered the design and members' advice, requested the AP to provide further information on the design of the feature walls and the measures to guard against abuse.

(d) BCI 3 1/2008

Issue : (a)(i) & (ii) Proposed architectural feature walls on podium.

(a)(iii) Proposed architectural features on roof.

(b)(i) Exclusion of void over entrance foyer of clubhouse.

(b)(ii) Exclusion of void over living rooms of duplex units.

- Decision : (a)(i) & (ii) The committee noted that the architectural feature walls were to shield off the water cooling tower and to enhance the treatment of the entrance of the building. Having studied the design, the committee accepted the proposal.
- (a)(iii) Having considered the design of the architectural features were genuine features, the committee accepted the proposed features subject to inclusion of the same into SC calculation.
- (b)(i) Having considered the design, the committee agreed to the exclusion of the void over the entrance foyer of the clubhouse from GFA calculation under the BO.
- (b)(ii) The committee, having considered the design, agreed to the exclusion of the voids from GFA calculations.