

**Summary of Decisions of the Building Committee
Building Committee I 51/2009 held on 29.12.2009**

(a) MAI 1 51/2009

Issue : Proposed single family house on a site not abutting a street of not less than 4.5m wide.

Decision : The committee noted that the proposed development parameter, with a plot ratio less than 1, was in line with the OZP and that there was no objection from relevant outside departments. Having studied all the relevant factors, the committee accepted the proposed development intensity under B(P)Reg 19(3).

(b) MAI 2 51/2009

Issue : (i) Proposed residential development on a site not provided with an access from a street.

(ii) Development intensity for a site not abutting a street.

Decision : (i) & (ii) Having studied the case, the committee asked for additional information on the right of access for further consideration.

(c) BCI 1 51/2009

Issue : (i) Inclusion of lanes cum right of ways into site area.

(ii) Proposed composite development with a footbridge built over portion of a lane.

Decision : (i) Having noted that the existing lanes were not required lanes under the BO and that there was no objection from relevant departments, the committee agreed to the inclusion of the lanes into site area.

(ii) Having studied the design and that there was no objection from relevant departments, the committee accepted the projection of the footbridge over the lane under BO sec 31(1).

(d) BCI 2 51/2009

Issue : (i) Inclusion of lanes cum right of ways into site area.

(ii) Proposed composite development with a footbridge built over portion of a lane.

Decision : (i) Having noted that the existing lanes were not required lanes under the BO and that there was no objection from relevant departments, the committee agreed to the inclusion of the lanes into site area.

- (ii) Having studied the design and that there was no objection from relevant departments, the committee accepted the projection of the footbridge over the lane under BO sec 31(1).

(e) BCI 3 51/2009

- Issue : (i) Disapproval of plan under BO s16(1)(g).
- (ii) Exclusion of sky gardens from GFA calculation.
- (iii) Exclusion of residents' recreational facilities from GFA calculation.
- Decision : (i) - (iii) Having studied the case, the committee asked for additional information and deferred a decision.