

**Summary of Decisions of the Building Committee
Building Committee I 41/2010 held on 19.10.2010**

(a) MAI 1 41/2010

Issue : Horizontal planes of prescribed windows protruding onto the adjoining government land.

Decision : Noting the configuration of the site and that that there was no objection from relevant outside departments, the committee accepted the rectangular horizontal planes to protrude outside lot boundary over the adjoining government land.

(b) MAI 2 41/2010

Issue : Inclusion of the area occupied by existing staircase into site area.

Decision : The committee noted that the existing staircase was to be relocated to tie in with the lease plans. Having studied the site circumstances and noted that there was no objection from relevant outside departments, the committee raised no objection to inclusion of the portion of land being occupied by the staircase to be included in site area.

(c) MAI 3 41/2010

Issue : Increase of GFA on a site not abutting a street of 4.5m wide.

Decision : The committee noted that the proposed development parameter 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).

(d) BCI 1 41/2010

Issue : Proposed surrender and setbacks for street widening in return for bonus PR & SC.

Decision : The committee noted that the proposed setbacks were required for road widening by government and that there was no objection from relevant outside departments. Hence, the committee agreed to the granting of bonus PR and SC in return for the surrender.

(e) BCI 2 41/2010

Issue : Shop Extension to the yard area of the existing building.

Decision : Noting that the PR and SC would not exceed the permissible limits under the First Schedule of the B(P)Regs, the committee raised no objection to the proposed shop extension.