

Summary of Decisions of the Building Committee
Building Committee I 8/2012 held on 28.2.2012

(a) MAI 1 8/2012

Issue : Formal appeal against disapproval of plans.

Decision : Having considered the case, the committee agreed to contest the appeal.

(b) MAI 2 8/2012

Issue : Formal appeal against disapproval of plans.

Decision : Having considered the case, the committee agreed to contest the appeal.

(c) BCI 1 8/2012

Issue : Exclusion of area for public passage from GFA calculation.

Decision : Noting that the area for public passage was required under lease and there was no objection from relevant outside departments, the committee agreed to exclude the portion of passage not adjoining to any commercial premises from GFA calculation.

(d) BCI 2 8/2012

Issue : (i) Exclusion of refuge floor cum sky garden from GFA calculation.
(ii) Underground carpark for GFA concession.

Decision : (i) The committee noted the design was in line with the promulgation under PNAP APP-122, and agreed to exclude the proposed refuge floor cum sky garden from GFA calculation.
(ii) Noting the criteria for underground carpark under PNAP APP-2 were met, the committee accepted the proposed carpark to be regarded as underground for the granting of GFA concession.

(e) BCI 3 8/2012

Issue : Exclusion of covered landscaped area on G/F from GFA calculation.

Decision : Noting that the proposal was not in line with the acceptance criteria under PNAP APP-42 and APP-104, the committee did not agree to the exclusion of the area from GFA calculation.

(f) BCI 4 8/2012

Issue : Private street for site classification.

Decision : Having noted the site circumstances, the committee accepted that the setback area formed part of a specified street for the purpose of site classification.

(g) BCI 5 8/2012

Issue : (i) Exclusion of covered landscaped area from GFA calculation.

(ii) Exclusion of owners' corporation office from GFA calculation.

Decision : (i) Having studied the design, the committee did not agree to exclude the proposed covered landscaped area from GFA calculation under PNAP APP-42 and APP-104 in view of its linkage with a shop for commercial purpose.

(ii) Having studied the design, the committee did not agree to exclude the proposed owners' corporation office from GFA calculation.