

**Summary of Decisions of the Building Committee
Building Committee I 50/2014 held on 16.12.2014**

(a) MAI 1 50/2014

Issue : Exclusion of architectural features from GFA and SC calculations.

Decision : Having considered that the architectural features were genuine design features and there was no objection from relevant departments, the committee agreed to exclude the architectural features from GFA and SC calculations.

(b) MAI 2 50/2014

Issue : Existing open space to be built over, upon and under and included in site area.

Decision : Having regard to the circumstances of the case, the committee had no objection that the existing open space be built over, upon and under and included in site area subject to further substantiation.

(c) MAI 3 50/2014

Issue : Validity period of modification / exemption.

Decision : Having considered the AP's justifications and the progress of site works, the committee agreed to extend the validity period.

(d) BCI 1 50/2014

Issue : Application for hotel concession.

Decision : Noting that the proposal generally met the criteria set out in PNAP APP-40 and that there was no objection from concerned departments, the committee had no in-principle objection to the granting of hotel concession under B(P)R 23A.

(e) BCI 2 50/2014

Issue : Exclusion of rainwater recycling plant room from GFA calculations.

Decision : Having considered the design and the function of the proposed rainwater recycling system, the committee agreed to exclude the plant room from GFA calculations subject to further substantiation.

(f) BCI 3 50/2014

- Issues : (i) Exclusion of vertical greenery from SC and GFA calculations.
- (ii) Exclusion of rainwater recycling plant room from GFA calculations.
- Decisions : (i) Having studied the design, the committee agreed to exclude the vertical greenery from SC and GFA calculations.
- (ii) Having considered the design and the function of the proposed rainwater recycling system, the committee agreed to exclude the plant room from GFA calculations.

(g) BCI 4 50/2014

- Issue : Exclusion of vertical greenery from SC and GFA calculations.
- Decision : Having studied the design, the committee agreed to exclude the vertical greenery from SC and GFA calculations.

(h) BCI 5 50/2014

- Issue : Building set back requirement for a site abutting a partly public and partly private street.
- Decision : Having regard to the circumstances of the case, the committee agreed that the building setback for the subject site should be measured from the center line of the existing street.