

**Summary of Decisions of the Building Committee**  
**Building Committee I 33/2017 held on 3.10.2017**

(a) BCI 1 33/2017

Issue : Flexible application of site coverage.

Decision : Noting that the proposal generally met the criteria set out in PNAP APP-132, the committee agreed to grant a modification to permit the flexible application of site coverage.

(b) BCI 2 33/2017

Issue : Exclusion of covered roof areas from GFA calculations.

Decision : Having regard to the circumstances of the case, the committee had no objection in principle to the exclusion of covered areas from accountable GFA subject to AP's further justifications.

(c) BCI 3 33/2017

Issues : (i) Non-provision of service lane.  
(ii) Exclusion of covered areas under railway structures from GFA calculations.

Decisions : (i) The committee noted that there was no existing lane in the vicinity and a lane pattern would unlikely be created in future. Having also considered the layout of the subject building in the site and those in the vicinity, the committee had no objection to the non-provision of service lane.  
(ii) Having regard to the special circumstances of the case and the proposed use of the covered areas, the committee had no objection to exclude the covered areas from GFA calculations.

(d) BCI 4 33/2017

Issue : Exclusion of acoustic fins from GFA and SC calculations.

Decision : Having studied the design, the committee had no objection in principle to exclude the acoustic fins from GFA and SC calculations subject to further justifications.

(e) BCI 5 33/2017

Issue : Application for hotel concession.

Decision : Noting that the proposal generally met the criteria set out in PNAP APP-40 and no adverse comments had been received from other relevant departments, the committee had no objection to grant hotel concession under B(P)R 23A.