

**Summary of Decisions of the Building Committee
Building Committee II 10/2011 held on 7.3.2011**

(a) MAII 1 10/2011

- Issue : (i) Plans submitted by two APs in respect of building works at the same site.
- (ii) Non-provision of EVA for a composite building.
- Decision : (i) Having considered the submission history of the site and the circumstances, the committee agreed not to refuse the plans under B(A)R 15.
- (ii) The committee, having noted the site constraint, accepted the non-provision of EVA subject to the provision of enhanced fire safety measures and acceptance of the same by FSD.

(b) BCII 1 10/2011

- Issue : Proof of ownership or realistic prospect of control of the land forming the site.
- Decision : Noting from the authorization letters and LR record submitted by the AP that the applicant had acquired a portion of undivided shares of the land forming the site and had been authorized by the owners of the remaining undivided shares for redeveloping the subject site, the committee accepted the proof of realistic prospect of control of the land forming the site.

(c) BCII 2 10/2011

- Issue : Proof of ownership or realistic prospect of control of the land forming the site.
- Decision : Noting from the LR record submitted by the AP that the applicant had acquired 100% ownership of the site, and that the name of the owner tallied with that shown on Form BA4, the committee accepted the proof of ownership of the site.

(d) BCII 3 10/2011

- Issue : Proof of ownership or realistic prospect of control of the land forming the site.
- Decision : For a development site comprising 2 private lots, the committee noted that the applicant had acquired 100% ownership for 1 of the lots, and not more than 87% of the undivided shares of ownership of the other lot, and that the submitted document did not demonstrate the applicant had realistic prospect of control of the land forming the site to support the proposed development for compliance with the BO. Noting that

the applicant did not have 100% ownership of or realistic prospect of control of the land forming the site, the committee did not accept the proof of realistic prospect of control of the land forming the site, and agreed that the plans be disapproved.

(e) BCII 4 10/2011

Issue : Proof of ownership or realistic prospect of control of the land forming the site.

Decision : For a school erected on land owned by the government, the committee noted from the tenancy agreement that the applicant was the tenant of the land, and that the school was in the process of negotiation with the government on the proposed additional works, the committee accepted the proof of realistic prospect of control of the land forming the site

(f) BCII 5 10/2011

Issue : Proof of ownership or realistic prospect of control of the land forming the site.

Decision : Noting that the AP did not submit any documentary proof to demonstrate that the applicant had the ownership of or realistic prospect of control of the land forming the site, the committee did not accept the proof of ownership and realistic prospect of control of the land forming the site, and agreed that the plans be disapproved.

(g) BCII 6 10/2011

Issue : Proof of ownership or realistic prospect of control of the land forming the site.

Decision : From the document and authorization letters submitted by the AP, the committee noted the applicant did not have 100% ownership of or authorization of all the owners of the site, and that the submitted document did not demonstrate that the applicant had realistic prospect of control of the land forming the site to support the proposed development for compliance with the BO. The committee did not accept the proof of realistic prospect of control of the land forming the site, and agreed that the plans be disapproved.

(h) BCII 7 10/2011

Issue : Proof of ownership or realistic prospect of control of the land forming the site.

Decision : Noting from the LR record submitted by the AP that the applicant had acquired 100% ownership of the site, and that the name of the owner tallied with that shown on Form BA4, the committee accepted the proof of ownership of the site.

(i) BCII 8 10/2011

Issue : Proof of ownership or realistic prospect of control of the land forming the site.

Decision : From the document submitted by the AP, the committee noted that the applicant did not have 100% ownership of the site, and that the submitted document did not demonstrate the applicant had realistic prospect of control of the land forming the site to support the proposed development for compliance with the BO. Noting that the applicant did not have 100% ownership of or realistic prospect of control of the land forming the site, the committee did not accept the proof of realistic prospect of control of the land forming the site, and agreed that the plans be disapproved.

(j) BCII 9 10/2011

Issue : Proof of ownership or realistic prospect of control of the land forming the site.

Decision : Noting from the LR record submitted by the AP that the applicant had 100% ownership of the site, and that the name of the owner tallied with that shown on Form BA4 and Form BA5, the committee accepted the proof of ownership of the site.

(k) BCII 10 10/2011

Issue : Proof of ownership or realistic prospect of control of the land forming the site.

Decision : Noting from the LR record submitted by the AP that the applicant had acquired 100% ownership of the site, the committee accepted the proof of ownership of the site.

(l) BCII 11 10/2011

Issue : Proof of ownership or realistic prospect of control of the land forming the site.

Decision : Noting from the LR record submitted by the AP that the applicant had acquired 100% ownership of the site, the committee accepted the proof of ownership of the site.

(m) BCII 12 10/2011

Issue : Proof of ownership or realistic prospect of control of the land forming the site.

Decision : Noting from the LR record submitted by the AP that the applicant had acquired 100% ownership of the site, and that the name of the owner tallied with that shown on Form BA4 and Form BA5, the committee agreed in principle to accept the proof of ownership of the site.

(n) BCII 13 10/2011

Issue : Proof of ownership or realistic prospect of control of the land forming the site.

Decision : Noting from the LR record submitted by the AP that the applicant had acquired 100% ownership of the site, and that the name of the owner tallied with that shown on Form BA5, the committee accepted the proof of ownership of the site.

(o) BCII 14 10/2011

Issue : Proof of ownership or realistic prospect of control of the land forming the site.

Decision : The committee noted that the AP did not submit further information to prove the applicant had acquired 100% ownership of the site, and that the submitted document did not demonstrate the applicant had realistic prospect of control of the land forming the site to support the proposed development for compliance with the BO. Noting that the applicant did not have 100% ownership of or realistic prospect of control of the land forming the site, the committee did not accept the proof of realistic prospect of control of the land forming the site, and agreed that the plans be disapproved.

(p) BCII 15 10/2011

Issue : Proof of ownership or realistic prospect of control of the land forming the site.

Decision : For a development site comprising a number of private lots, the committee noted from the document submitted by the AP that the applicant had acquired 100% ownership of some of the lots only, and that the submitted document did not demonstrate the applicant had realistic prospect of control of the land forming the site to support the proposed development for compliance with the BO. Noting that the applicant did not have 100% ownership of or realistic prospect of control of the land forming the site, the committee did not accept the proof of realistic prospect of control of the land forming the site, and agreed that the plans be disapproved.

