
Attachment 2 –
Refined Development Schedule, Plans and Sections

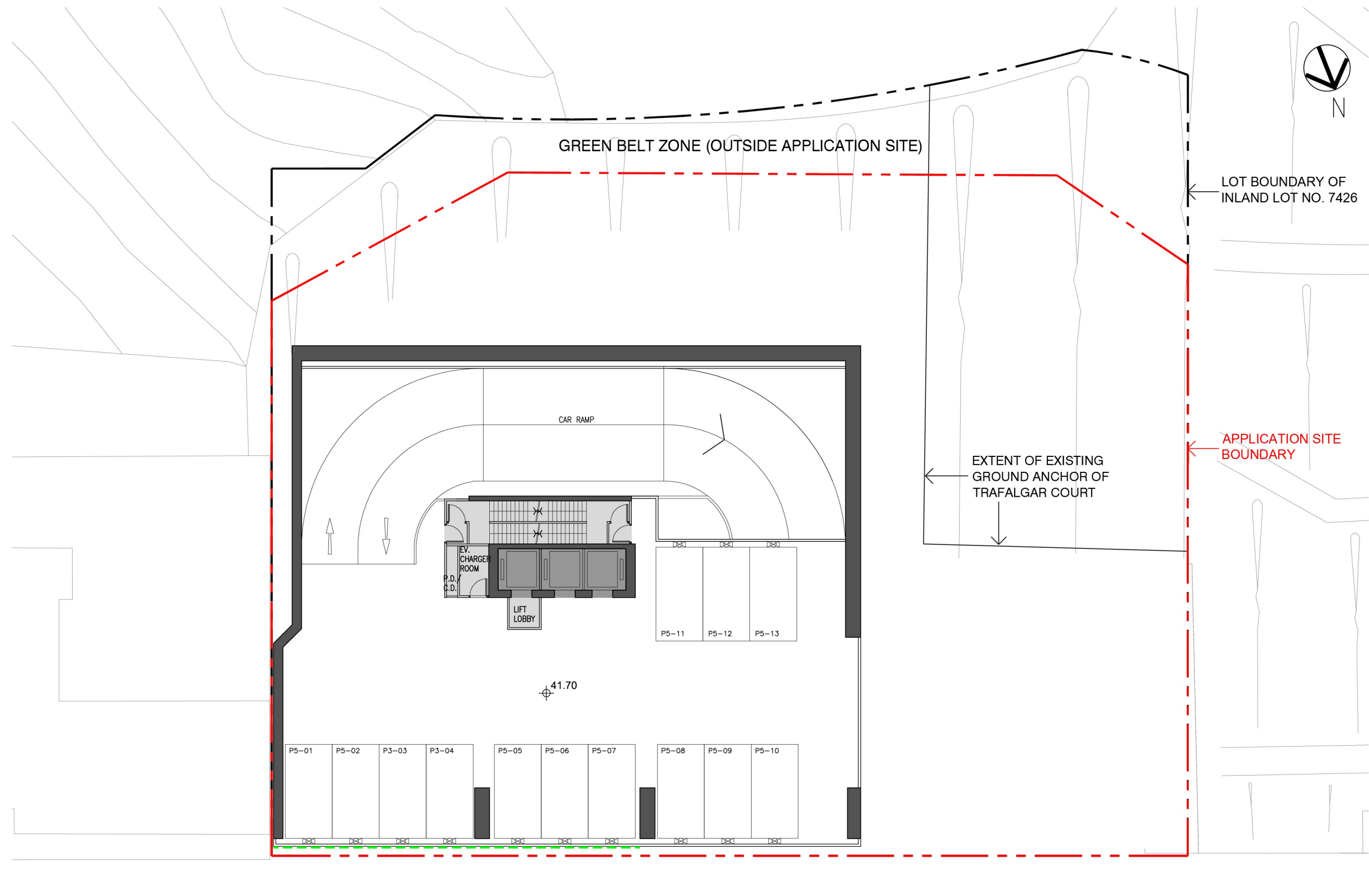
2 INDICATIVE DEVELOPMENT PROPOSAL

2.1 Indicative Development Scheme and Development Schedule

2.1.1 The Proposed Development is planned with a GFA of about 9,730.12m² (equivalent to a PR of about 5.687) comprising a 30-storey residential building (including 3 levels of carports). There is no change in GFA, PR and number of storeys as compared with the Approved Scheme. The differences are mainly attributed to the increase in number of units from 61 to 176. **Table 2.1** below shows the indicative development schedule of the Proposed Scheme as compared with the Approved Scheme. The Indicative Block Plan, Floor Plans, Sections and Landscape Plans of the Proposed Scheme are shown in **Figures 2.1 to 2.18**.

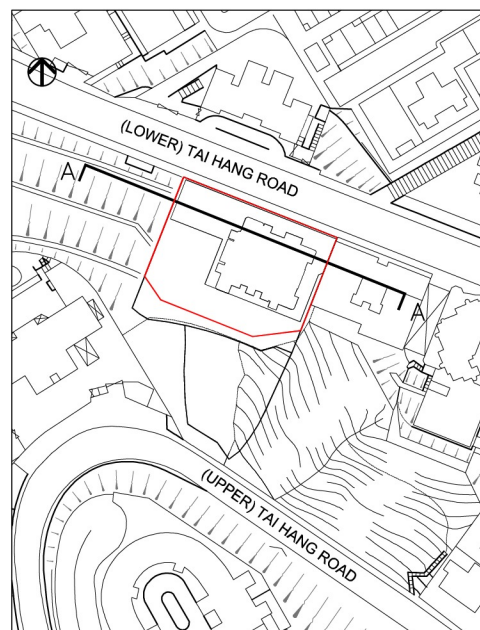
Table 2.1 Indicative Development Schedule of the Proposed Development

	Approved Scheme (No. A/H6/91)	Proposed Scheme	Difference
Site Area (about)	1,711m ²	1,711m ²	-
GFA (about)	9,730.12m ²	9,730.12m ²	-
Plot Ratio (about)	5.687	5.687	-
No. of Block	1	1	-
No. of Storeys ⁽¹⁾	30 (including 4 levels of carports)	30 (including 3 levels of carports)	-
Maximum Site Coverage			
• Podium	Not more than 60% (G/F to 6/F)	Not more than 61.6% (G/F to 2/F) Not more than 53.1% (3/F to 6/F)	+1.6% -6.9%
• Residential Tower above Podium	Not more than 30.5%	Not more than 30.5%	-
No. of Flats	61	176	+115 (+188.5%)
Average Flat Size (about)	159.5m ²	55.3m ²	-104.2m ² (-65.3%)
Anticipated Population (about)	165 ⁽²⁾	458 ⁽³⁾	+293 (+177.6%)
Private Open Space (not less than) ⁽⁴⁾	165m ²	458m ²	+293m ² (+177.6%)
Major Ancillary Facilities	- E&M Facilities - Clubhouse	- E&M Facilities - Clubhouse (about 462m²) ⁽⁵⁾	-

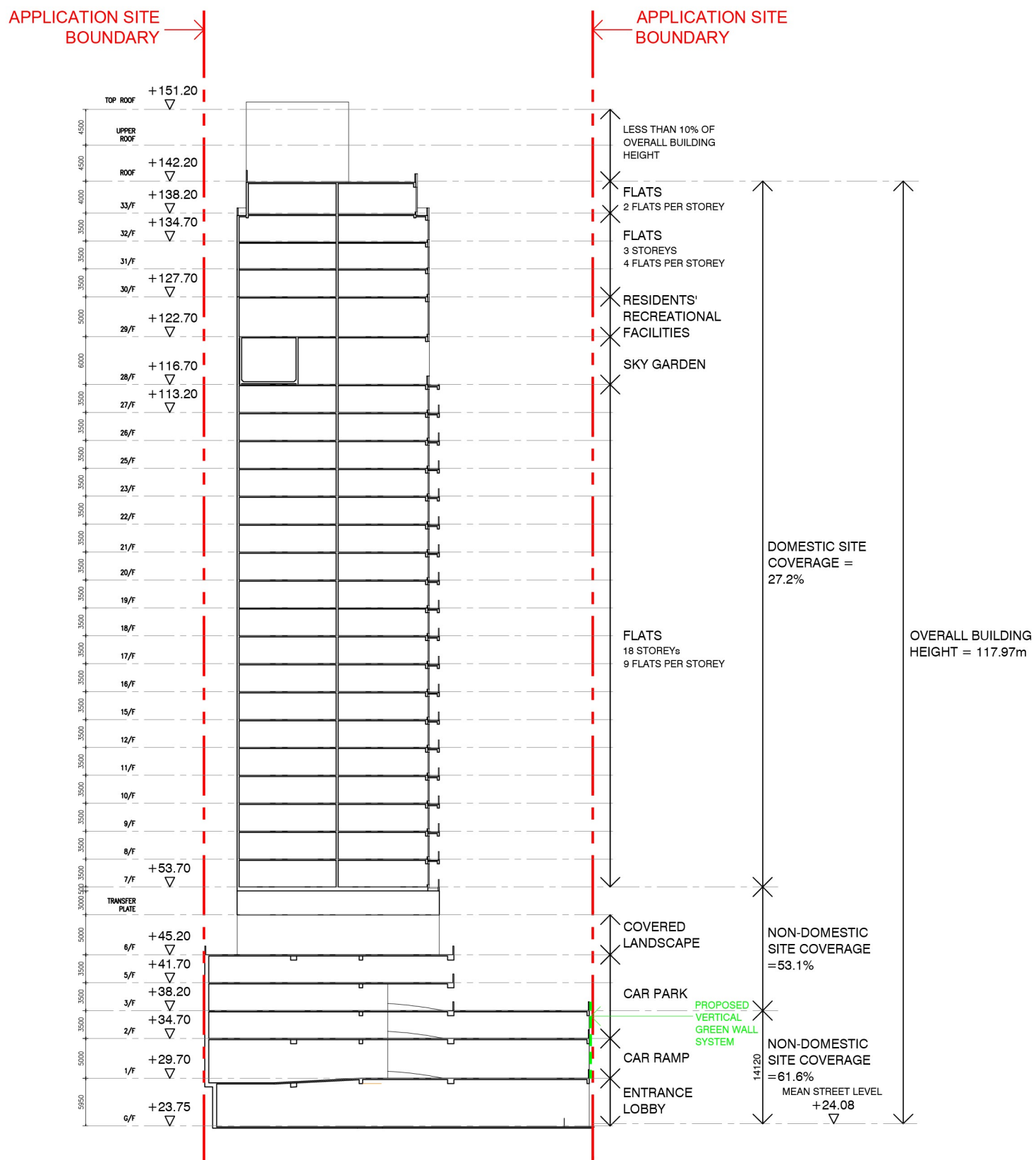


LEGEND

- APPLICATION SITE
- PROPOSED LIFT CORE
- PROPOSED ANCILLARY FACILITIES
- PROPOSED VERTICAL GREEN WALL SYSTEM



KEY PLAN



SECTION A-A
(DESIGNATION OF 4TH,
13TH, 14TH AND 24TH
FLOOR ARE OMITTED)

LEGEND

APPLICATION SITE

