

**Comparison between the Current Application No. Y/YL-MP/9 and Application No. A/YL-MP/394**

	<b>Application No. A/YL-MP/394 [A]</b>	<b>Current Application No. Y/YL-MP/9 [B]</b>	<b>Difference [B-A]</b>
<b>Application Site Area (about)</b>	207, 408 m <sup>2</sup>	207, 408 m <sup>2</sup>	Nil
<b>Areas of the Site (about)</b>			
Wetland Restoration Area	47,400 m <sup>2</sup>	47,400 m <sup>2</sup>	Nil
Communal Open Space	13,938 m <sup>2</sup>	21,203 m <sup>2</sup>	+7,265 m <sup>2</sup>
Communal Landscape and Communal Perimeter Landscape	16,465 m <sup>2</sup>	38,761 m <sup>2</sup>	+22,296 m <sup>2</sup>
Communal Streetside Landscape	2,901 m <sup>2</sup>	Nil	-2,901 m <sup>2</sup>
Private Garden (of Houses)	50,209 m <sup>2</sup>	15,444 m <sup>2</sup>	-34,765 m <sup>2</sup>
<b>Residential Portion</b>			
Total Plot Ratio (about)	0.4	1.30	+0.9
Domestic Plot Ratio (about)		1.28	+1.28
Non-Domestic Plot Ratio (about)	Nil	0.02	+0.02
Total GFA (about)	82,963 m <sup>2</sup>	269,879 m <sup>2</sup>	+186,916
Maximum Domestic GFA (about)	82,963 m <sup>2</sup>	266,079 m <sup>2</sup>	+183,116
Maximum Non-Domestic GFA (about) <sup>1</sup>	Nil	3,800 m <sup>2</sup>	+3,800
Site Coverage (not more than)	25%	25%	Nil
Total Number of Units (about)	649	3,562	+2,913
Average Unit Size (Approx.)	127.8 m <sup>2</sup>	74.7 m <sup>2</sup>	-53.1 m <sup>2</sup>
Ancillary Recreational Facilities (Clubhouse GFA) (about)	3,000 m <sup>2</sup>	11,581 m <sup>2</sup>	+8,581
Estimated Population (about)	1,817*	9,974*	+8,157
<b>Building Height and No. of Buildings (about)<sup>2</sup></b>			
2-storey House	+16.8 mPD (473 nos.)	Nil	-473 nos.
3-storey House	+21.3 mPD (176 nos.)	+21 mPD (128 nos.)	-0.3 mPD -48 nos.
6-storey Residential Tower	Nil	+28 mPD (12 nos.)	+12 nos.

<sup>1</sup> Non-domestic GFA includes RCHE only, and excludes clubhouse and E&M.

<sup>2</sup> Rounded up to the nearest integer. Please refer to Appendix 1 for the exact figures.

8-storey Residential Tower	NIL	+35 mPD (16 nos.)	+16 nos.
10-storey Residential Tower	NIL	+42 mPD (19 nos.)	+19 nos.
Clubhouse (2-storey)	+17 mPD (1 no.)	+16 mPD (4 nos.)	-1 mPD +3 nos.
Residential Care Home for Elderly cum E&M Building (4- storey)	Nil	+25 mPD (1 no.)	+1 no.
E&M Building (TSTP)	+12 mPD (1 nos.)	+12 mPD (1 no.)	Nil
<b>Residential Car Parking Provisions</b>			
Residential	1,298	1,514	+216
Visitors'	5	200	+195
Accessible Parking Space	1	6	+5
Motorcycle Parking Space	37	42	+5
Loading / Unloading Bay for Heavy Good Vehicles	1	47	+46
Bicycle Parking Space	Nil	764	+764
<b>RCHE (100-places) Car Parking Provisions</b>			
Ancillary Private Car Parking Space	Nil	3	+3
Loading Bay for Light Good Vehicles	Nil	1	+1
Ambulance Lay-by	Nil	1	+1
Taxi/Private Car Pick-up/Drop-off Space	Nil	1	+1

Remarks:

\* Based on person per flat-ratio of 2.8.