

**Major Development Parameters of the Indicative Scheme of
the agreed s.12A application No. Y/YL-SK/1**

The key development parameters of the indicative development proposal as proposed by the applicant under s.12A application No. Y/YL-SK/1 are as follows:

	Indicative Development Scheme Parameters
Site Area	41,290 m ² (including about 415 m ² of GL)
Maximum PR	About 0.8
Maximum Total Domestic GFA	About 33,032 m ² *
BH	
Residential Towers	6 storeys (<i>about 44.2mPD</i>)
Clubhouse	1 storey (<i>about 30.6mPD</i>)
Car Park Building	3 storeys (<i>about 37.5mPD</i>)
Site Coverage	About 30%
Number of Blocks	
Residential Towers	19
Clubhouse	2
Car Park Building	2
Number of Residential Units	850
Average Unit Size	About 38.9 m ²
Estimated Population	2,380
Car Parking Provision	
Residential Private car	216
Visitor Private Car	38
Motorcycle	11
Loading/Unloading Bay (L/UL) for Heavy Goods Vehicles (HGV)	21
Bicycle Parking Spaces	51
Private Open Space	Not less than 2,380 m ²
Tentative Completion Year	2031

**excluding the GFA of the clubhouse and carpark blocks which could be exempted from GFA calculation as proposed by the applicant, subject to the consideration by relevant authorities.*