

## List of Approval Conditions

### Application No. A/H8/417

- Application Site : 14-30 King Wah Road, North Point
- Subject of Application : Proposed Office Development with Eating Place, Shops and Services in "Comprehensive Development Area (1)" zone
- Date of Approval : 15.3.2013
- Approval Conditions :
- (a) the submission and implementation of a revised Master Layout Plan to take into account the approval conditions (b) to (d), (f) and (g) below to the satisfaction of the Director of Planning or of the Town Planning Board (TPB);
  - (b) the provision of non-building areas with a minimum width of 15m, 10m and 9.4m along the north-western, south-western and south-eastern boundaries of the site respectively, and a further setback of the proposed development on the ground level with a minimum width of 3.6m and a minimum height of 12.375m from the non-building area along the south-western boundary of the site;
  - (c) the provision of a setback of at least 3m from the lot boundary of the adjacent Harbour Grand Hong Kong hotel;
  - (d) the design and provision of a 10m-wide at-grade public landscaped walkway along the south-western boundary of the site to the satisfaction of the Commissioner for Transport or of the TPB;
  - (e) the public landscaped walkway should be open to the public 24 hours a day;
  - (f) the submission and implementation of a revised Landscape Master Plan to the satisfaction of the Director of Planning or of the TPB;
  - (g) the design and provision of ingress/egress point, parking facilities, loading/unloading spaces and lay-bys for the proposed development to the satisfaction of the Commissioner for Transport or of the TPB;
  - (h) the provision of water supplies for fire fighting and fire service installations to the satisfaction of the Director of Fire Services or of the TPB; and
  - (i) the implementation of the local sewerage upgrading works identified in the Sewerage Impact Assessment to the satisfaction of the Director of Drainage Services or of the TPB.

茲證明城市規劃委員會已根據城市規劃條例第4A(3)條的規定而於二零一三年三月十五日批准本總綱發展藍圖。  
I hereby certify, as required under S.4A(3) of the Town Planning Ordinance, that this Master Layout Plan was approved by the Town Planning Board on 15. 3. 2013.

signed Thomas CHOW

Chairman, Town Planning Board

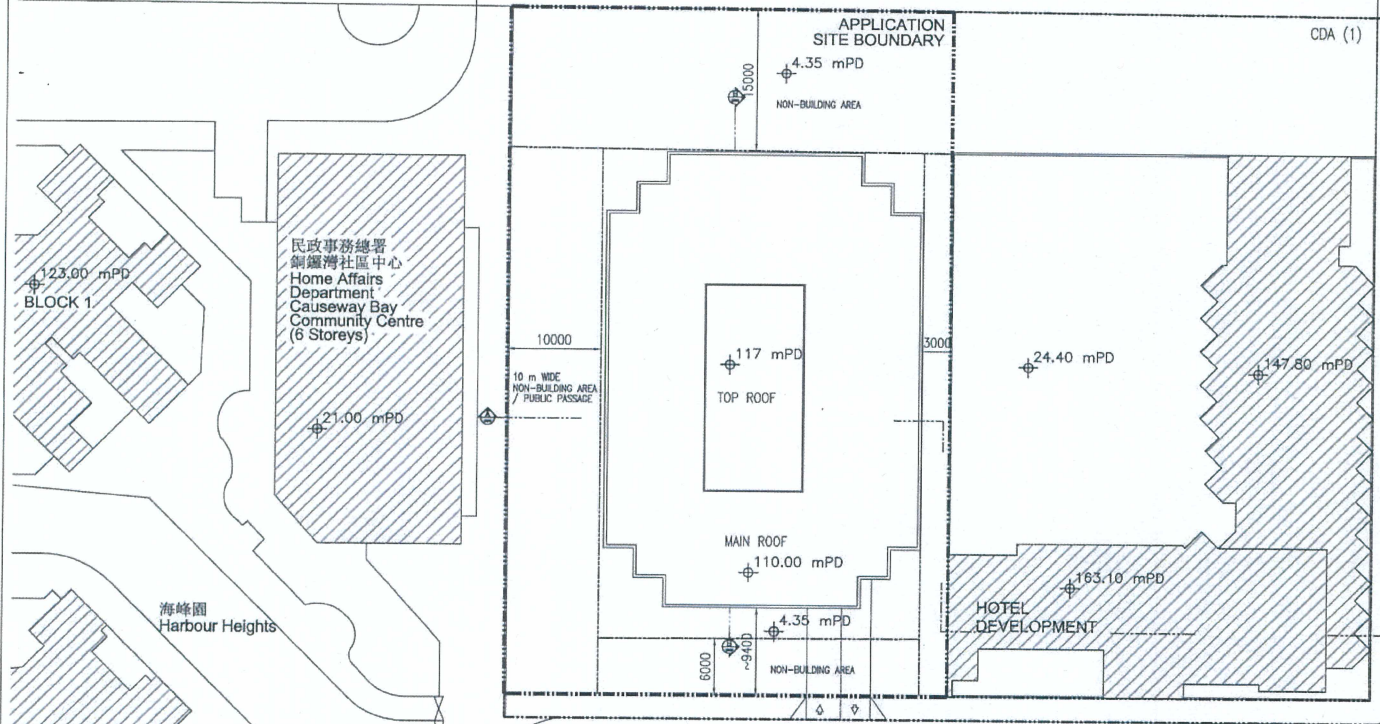
周達明

城市規劃委員會主席 簽署

THE MLP WILL BE SUBJECT TO CHANGE TO  
INCORPORATE THE REQUIREMENTS OF  
THE APPROVAL CONDITIONS

ISLAND EASTERN CORRIDOR WESTBOUND &  
(PUBLIC OPEN SPACE UNDER)

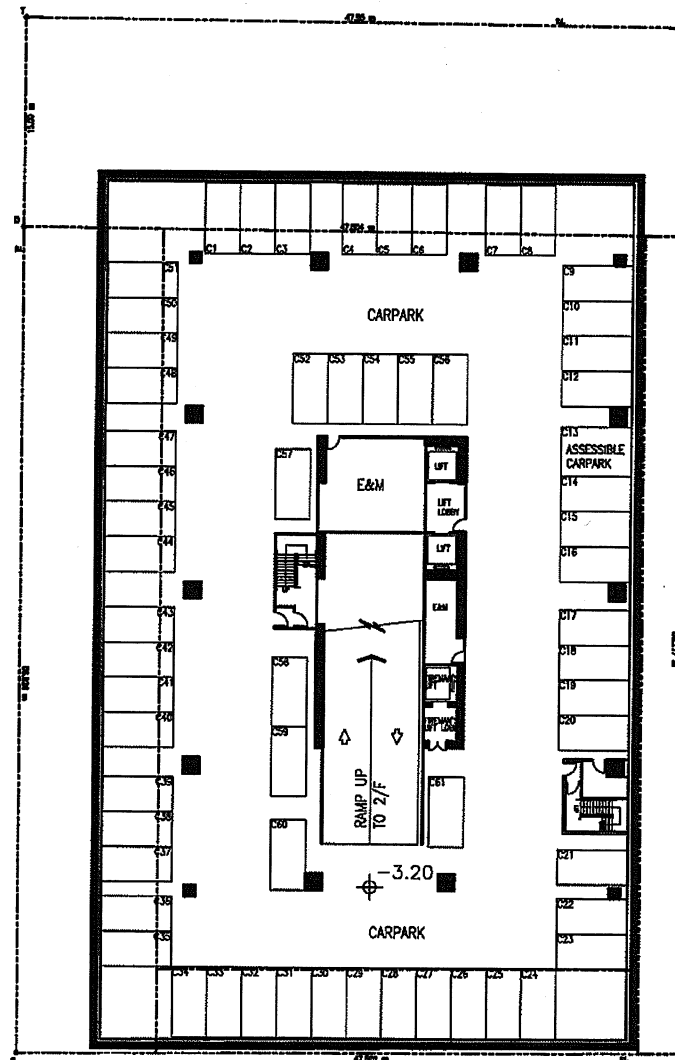
CDA (1)



## BLOCK PLAN

|                                                                                                                                                                                                                                                                                                       |                   |                                  |           |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------|----------------------------------|-----------|
| B.D. REFERENCE                                                                                                                                                                                                                                                                                        |                   | 原字樣檔案                            |           |
| F.S.D. REFERENCE                                                                                                                                                                                                                                                                                      |                   | 消防處檔案                            |           |
| W.W.O. REFERENCE                                                                                                                                                                                                                                                                                      |                   | 水務署檔案                            |           |
| CAD FILE NAME                                                                                                                                                                                                                                                                                         |                   | 檔案編號                             |           |
| NOTES                                                                                                                                                                                                                                                                                                 |                   | 注釋                               |           |
| NO.<br>修定號                                                                                                                                                                                                                                                                                            | REVISIONS<br>修定內容 | DATE<br>日期                       | BY<br>經手人 |
|                                                                                                                                                                                                                    |                   |                                  |           |
| Dennis Lau & Ng Chun Man Architects & Engineers (HK) Ltd<br>劉國強建築師樓<br>辦事處：香港中環皇后大道中48-49樓<br>電話：(852) 2576 4378<br>傳真：(852) 2576 4379<br>email: general@dlm.com.hk www.dlm.com.hk                                                                                                                    |                   |                                  |           |
| Dennis Lau Wing-kwong 劉國強 JP<br>(Architect, F.R.I.A., R.I.A., F.R.A., AP 8.31 of Architects), Registered Architect                                                                                                                                                                                    |                   |                                  |           |
| Alexia Wong Ming-yim 王明熾<br>(Architect, F.R.I.A., R.I.A., F.R.A., AP 8.31 of Architects), Registered Architect, LEED AP, BICAM Professional                                                                                                                                                           |                   |                                  |           |
| Henry Lau King-chiu 劉國釗<br>(Architect, F.R.I.A., R.I.A., F.R.A., AP 8.31 of Architects), Registered Architect                                                                                                                                                                                         |                   |                                  |           |
| Cheung Kwong-wing 張光顯<br>(Architect, F.R.I.A., R.I.A., F.R.A., AP 8.31 of Architects), Registered Architect, BICAM Professional                                                                                                                                                                       |                   |                                  |           |
| Arthur Au Kin-tung 歐建雄<br>(Architect, F.R.I.A., R.I.A., F.R.A., AP 8.31 of Architects), Registered Architect, BICAM Professional                                                                                                                                                                      |                   |                                  |           |
| David Chan Chi-keung 陳智強<br>(Architect, F.R.I.A., R.I.A., F.R.A., AP 8.31 of Architects), Registered Architect, BICAM Professional                                                                                                                                                                    |                   |                                  |           |
| Joseph Tang Chun-sing 鄧振聲<br>(Architect, F.R.I.A., R.I.A., F.R.A., AP 8.31 of Architects), Registered Architect                                                                                                                                                                                       |                   |                                  |           |
| Ivan Ng Yau-man 吳傑文<br>(Architect, F.R.I.A., R.I.A., F.R.A., AP 8.31 of Architects), Registered Architect, LEED AP, BICAM Professional                                                                                                                                                                |                   |                                  |           |
| Phyllis Au Young Ming-see 歐陽明詩<br>(Architect, F.R.I.A., R.I.A., F.R.A., AP 8.31 of Architects), Registered Architect, LEED AP, BICAM Professional                                                                                                                                                     |                   |                                  |           |
| Carolyn Fong Suet-yuen 方雪源<br>(Architect, F.R.I.A., R.I.A., F.R.A., AP 8.31 of Architects), Registered Architect, LEED AP, BICAM Professional                                                                                                                                                         |                   |                                  |           |
| Jackson Pang Yat-hong 彭一康<br>(Architect, F.R.I.A., R.I.A., F.R.A., AP 8.31 of Architects), Registered Architect, LEED AP, BICAM Professional                                                                                                                                                          |                   |                                  |           |
| Daniel Chan Yiu-yung 陳耀揚<br>(Architect, F.R.I.A., R.I.A., F.R.A., AP 8.31 of Architects), Registered Architect, LEED AP, BICAM Professional                                                                                                                                                           |                   |                                  |           |
| ALL MEASUREMENTS MUST BE CHECKED AT THE WORK BY THE CONTRACTOR<br>所有尺寸應由承建商於工地核實<br>DO NOT SCALE FROM DRAWINGS 尺寸不准由圖紙量度<br>ALL PRINTS, SPECIFICATIONS AND THEIR COPYRIGHT ARE THE PROPERTY OF THE ARCHITECT AND SHALL BE RETURNED AT THE COMPLETION OF THE WORK<br>所有印圖、規格說明及所有版權均為建築師所有，工程完竣後須交還建築師 |                   |                                  |           |
| PROJECT<br>Office development with<br>Eating Place, Shops & Services<br>at 14-30 King Wah Road<br>I.L. 7106 S.B.S.C. and<br>R.P. & Ext. (part)<br>North Point                                                                                                                                         |                   | 項目名稱                             |           |
| TITLE<br>MASTER LAYOUT PLAN                                                                                                                                                                                                                                                                           |                   | 標題                               |           |
| SCALE<br>1 : 750                                                                                                                                                                                                                                                                                      | 比例                | DATE<br>2012-09-12               | 日期        |
| DRAWN BY<br>PT                                                                                                                                                                                                                                                                                        | 製作人               | CHECKED BY<br>KTK                | 檢查        |
| JOB NO.<br>N1475-H                                                                                                                                                                                                                                                                                    | 工程項目              | DRAWING NO.<br>SK15A-OFFICE-M101 | 圖號        |

# **BASEMENT 2 FLOOR PLAN**



| NO. OF CARPARKING SPACE |              |               |
|-------------------------|--------------|---------------|
|                         | PRIVATE CARS | MOTOR VEHICLE |
| B2                      | 61           | 0             |
| B1                      | 56           | 12            |
| G/F                     | 1            | 0             |
| <b>TOTAL</b>            | <b>118</b>   | <b>12</b>     |

|                  |                  |         |        |
|------------------|------------------|---------|--------|
| B.O. REFERENCE   | 圖字樣號             |         |        |
| F.S.D. REFERENCE | 消防處檔案            |         |        |
| W.M.O. REFERENCE | 水務署檔案            |         |        |
| CAD FILE NAME    | 樓宇編號             |         |        |
| NOTES            | 註釋               |         |        |
| NO. 修改號          | REVISIONS 修改內容   | DATE 日期 | BY 經手人 |
| A                | GENERAL REVISION | JAN 13  | PT     |
| B                | GENERAL REVISION | JAN 13  | PT     |

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 Registered Architect (P.R.C. Mainland China), (S.A. Washington State)  
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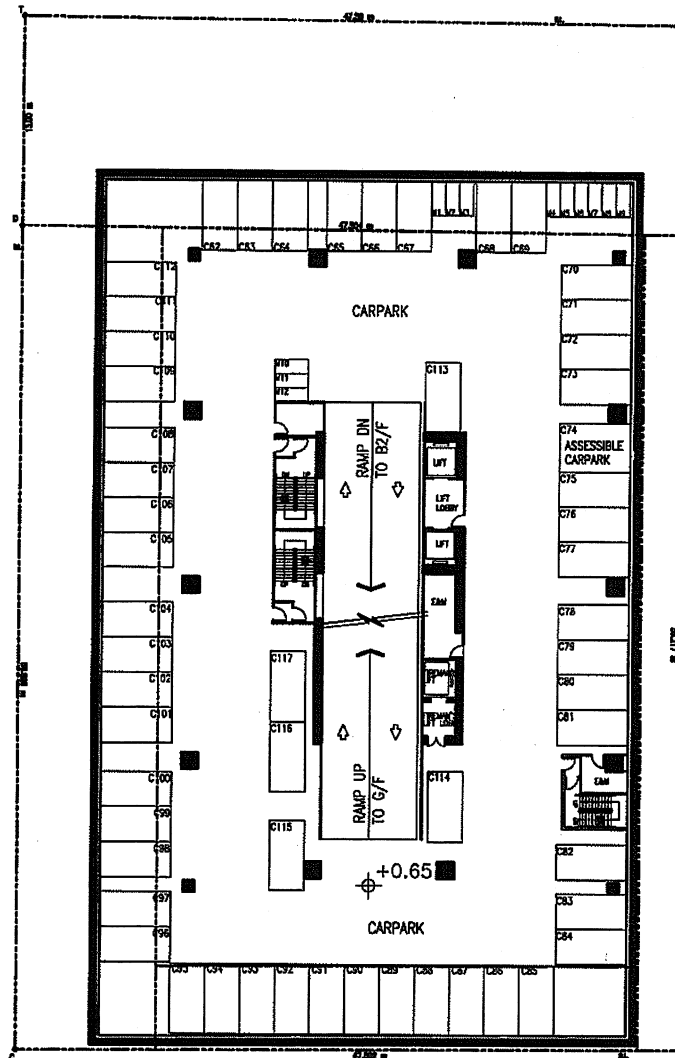
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|                                                                                                                                      |                    |
|--------------------------------------------------------------------------------------------------------------------------------------|--------------------|
| PROJECT                                                                                                                              | 項目名稱               |
| Office development with Eating Place, Shops & Services at 14-30 King Wah Road J.L. 7106 S.B. S.C. and R.P. & Ext. (part) North Point |                    |
| TITLE                                                                                                                                | 樓層                 |
| BASEMENT 2 FLOOR PLAN                                                                                                                |                    |
| SCALE 1:500                                                                                                                          | 比例                 |
| DATE 2012-09-12                                                                                                                      | 日期                 |
| DRAWN BY PT                                                                                                                          | 製作人                |
| CHECKED BY KTK                                                                                                                       | 校核                 |
| JOB NO. 工程項目                                                                                                                         | 圖號                 |
| N1475-H                                                                                                                              | SK15A-OFFICE-M102B |

# BASEMENT 1 FLOOR PLAN



## NO. OF CARPARKING SPACE

|              | PRIVATE CARS | MOTOR VEHICLE |
|--------------|--------------|---------------|
| B2           | 61           | 0             |
| B1           | 56           | 12            |
| G/F          | 1            | 0             |
| <b>TOTAL</b> | <b>118</b>   | <b>12</b>     |

|                  |                  |        |     |
|------------------|------------------|--------|-----|
| B.D. REFERENCE   | 屋宇署樓案            |        |     |
| F.S.D. REFERENCE | 消防處樓案            |        |     |
| W.W.O. REFERENCE | 水務署樓案            |        |     |
| CAD FILE NAME    | 樓案編號             |        |     |
| NOTES            | 注釋               |        |     |
| NO.              | REVISIONS        | DATE   | BY  |
| 修改號              | 修改內容             | 日期     | 經手人 |
| A                | GENERAL REVISION | JAN 13 | PT  |
| B                | GENERAL REVISION | JAN 13 | PT  |



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ALL MEASUREMENTS MUST BE CHECKED AT THE WORK BY THE CONTRACTOR  
 所有尺寸必須由建築師及工程人員在工地校核  
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 所有圖紙、規格及所有圖紙副本均歸建築師所有，並應在工程完工後交還建築師

|                                                                                                                                                 |      |
|-------------------------------------------------------------------------------------------------------------------------------------------------|------|
| PROJECT                                                                                                                                         | 項目名稱 |
| Office development with<br>Eating Place, Shops & Services<br>at 14-15 King Wah Road<br>LL 7106 S.B.S.C and<br>R.P. & Ext. (part)<br>North Point |      |

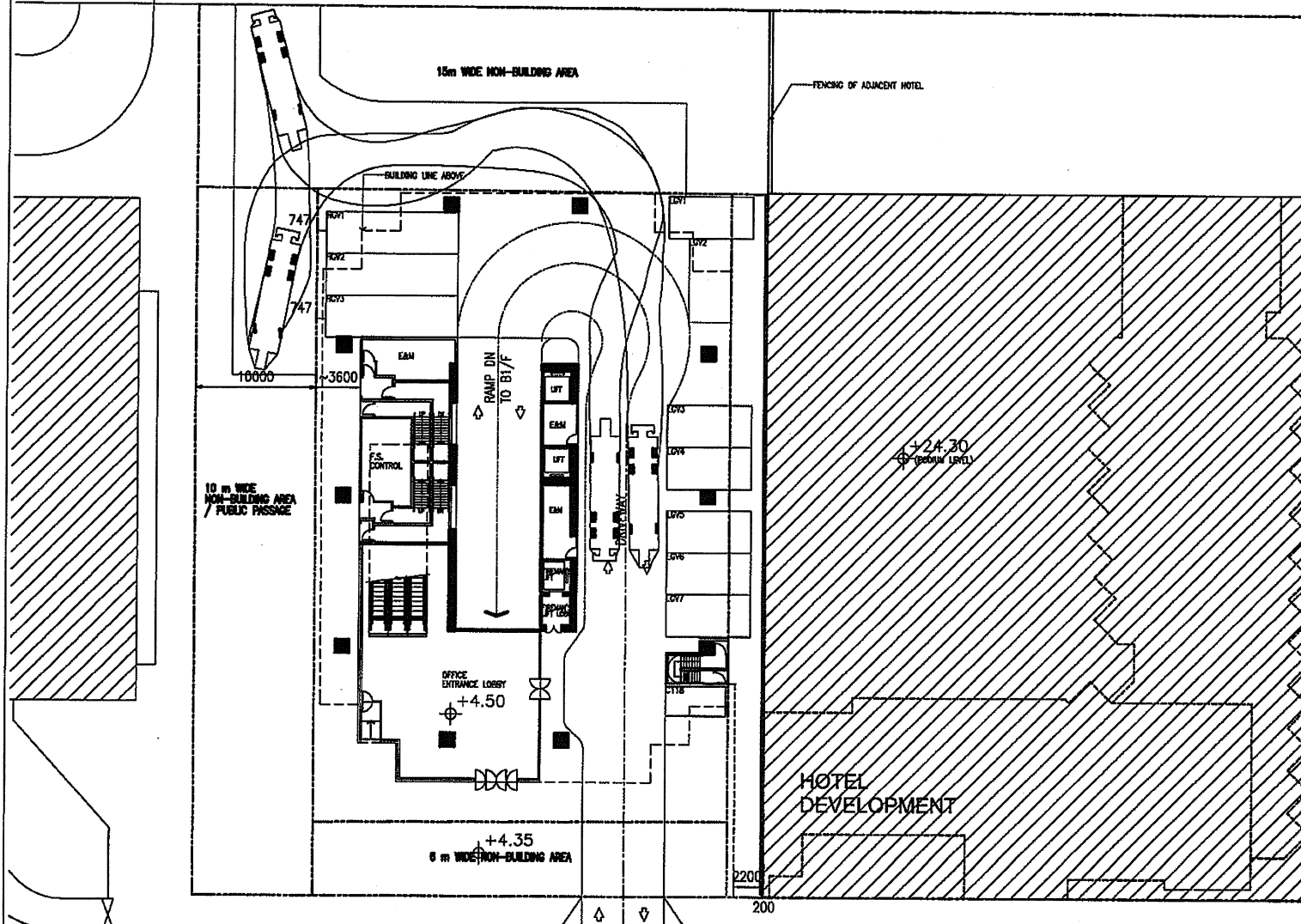
|                              |    |
|------------------------------|----|
| TITLE                        | 樓層 |
| <b>BASEMENT 1 FLOOR PLAN</b> |    |

|       |    |            |    |
|-------|----|------------|----|
| SCALE | 比例 | DATE       | 日期 |
| 1:500 |    | 2012-08-12 |    |

|          |     |            |    |
|----------|-----|------------|----|
| DRAWN BY | 設計人 | CHECKED BY | 繪圖 |
| PT       |     | KTK        |    |

|         |      |                    |    |
|---------|------|--------------------|----|
| JOB NO. | 工程項目 | DRAWING NO.        | 圖號 |
| N1475-H |      | SK15A-OFFICE-M103B |    |

# ISLAND EASTERN CORRIDOR WESTBOUND & (PUBLIC OPEN SPACE UNDER)



**GROUND FLOOR PLAN (+4.50)**

|                  |                  |        |    |       |
|------------------|------------------|--------|----|-------|
| D.D. REFERENCE   |                  |        |    | 屋宇署核准 |
| F.S.D. REFERENCE |                  |        |    | 消防處核准 |
| W.W.O. REFERENCE |                  |        |    | 水務署核准 |
| C.A.D. FILE NAME |                  |        |    | 樓宇編號  |
| NOTES            |                  |        |    | 註釋    |
| NO.              | REVISIONS        | DATE   | BY |       |
| 1                | 修訂號              | 修訂內容   | 日期 | 經手人   |
| B                | GENERAL REVISION | JAN 13 | PT |       |
| C                | GENERAL REVISION | JAN 13 | PT |       |

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LEED® AP, BICAM Professional

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PROJECT 項目名稱  
**Office development with Eating Place, Shops & Services at 14-30 King Wah Road I.L. 7106 S.B. S.C. and R.P. & Ext. (part) North Point**

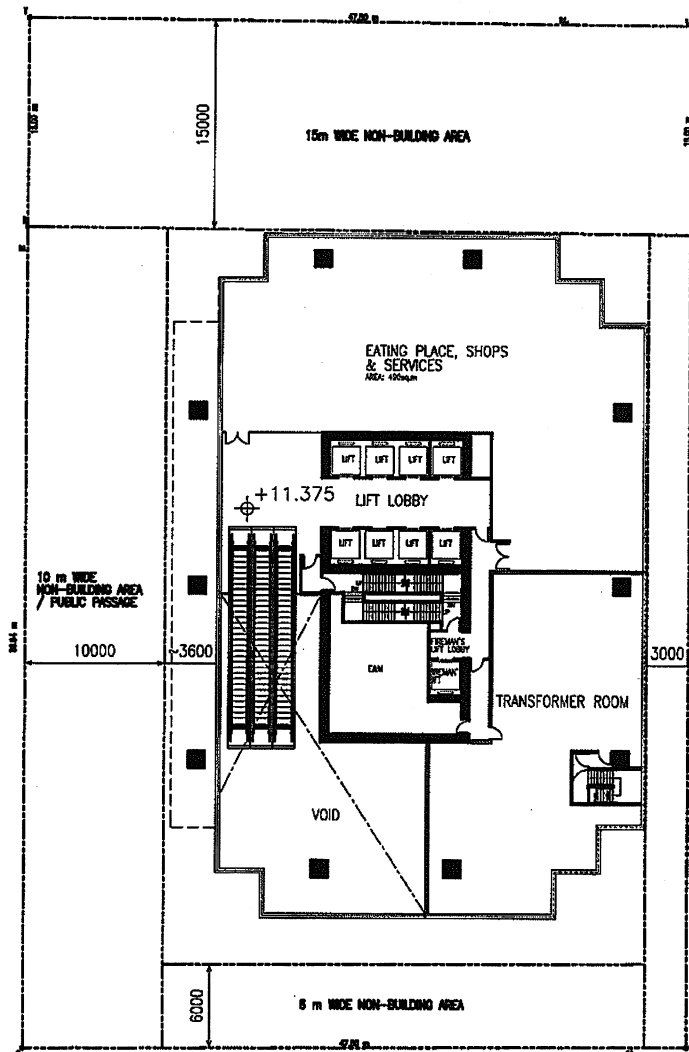
TITLE 標題  
**GROUND FLOOR PLAN**

SCALE 比例 DATE 日期  
**1 : 500 2012-06-29**

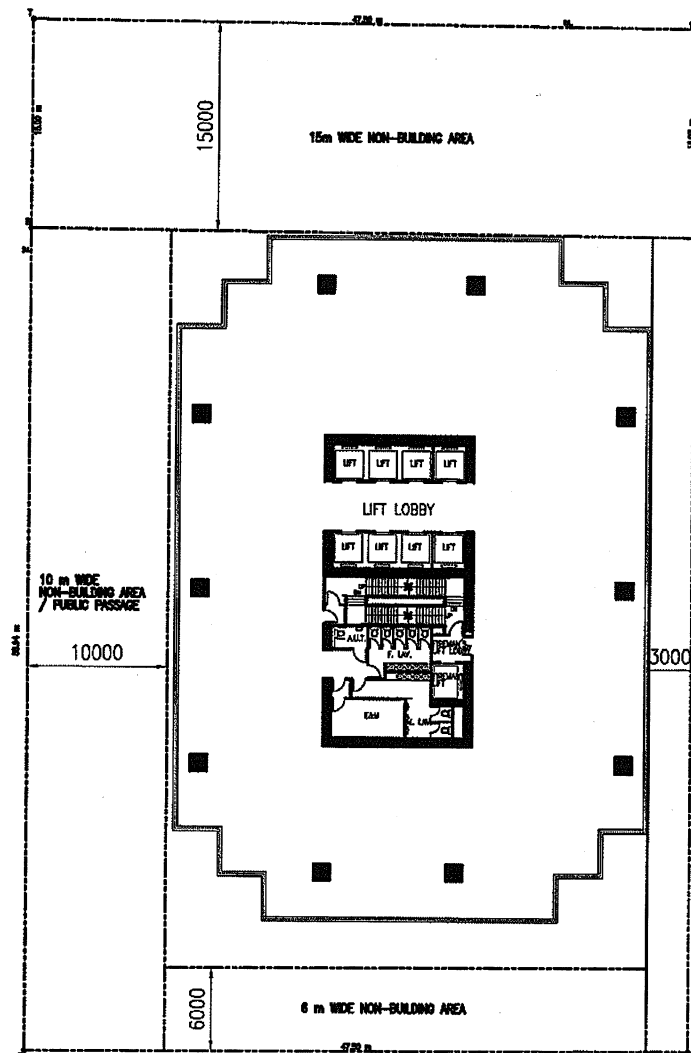
DRAWN BY 製圖人 CHECKED BY 校核  
**PT KTK**

JOB NO. 工程項目 DRAWING NO. 圖號  
**N1475-H SKT5A-OFFICE-M104C**

# FIRST FLOOR PLAN

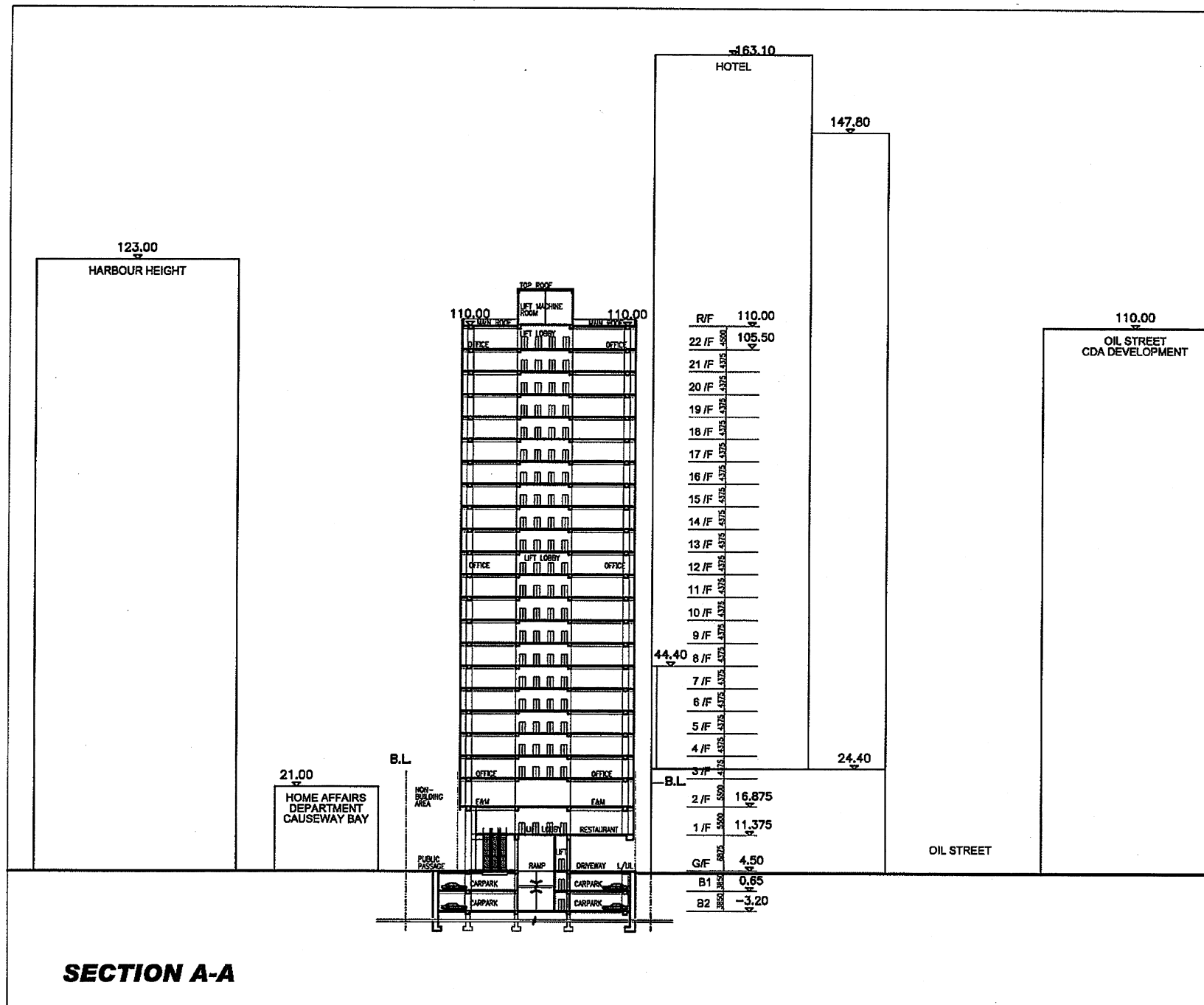


|                                                                                                                                                                                                                                                                                                               |                   |                                   |           |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------|-----------------------------------|-----------|
| B.I.D. REFERENCE                                                                                                                                                                                                                                                                                              | 屋宇署批案             |                                   |           |
| F.A.D. REFERENCE                                                                                                                                                                                                                                                                                              | 消防處核准             |                                   |           |
| W.W.O. REFERENCE                                                                                                                                                                                                                                                                                              | 水務署批案             |                                   |           |
| CAD FILE NAME                                                                                                                                                                                                                                                                                                 | 樓宇編號              |                                   |           |
| NOTES                                                                                                                                                                                                                                                                                                         | 註釋                |                                   |           |
| NO.<br>修改號                                                                                                                                                                                                                                                                                                    | REVISIONS<br>修改內容 | DATE<br>日期                        | BY<br>經手人 |
|                                                                                                                                                                                                                                                                                                               |                   |                                   |           |
| <h1>DLN</h1>                                                                                                                                                                                                                                                                                                  |                   |                                   |           |
| Daniels Lau & Ng Chan Inc.<br>Architects & Engineers (Pty) Ltd.<br>羅傑斯建築師(香港)有限公司<br>1 + 602 2005 8808 1 + 602 2579 4021 email: gerald@dlc.com.hk www.dln.com.hk                                                                                                                                              |                   |                                   |           |
| 45-47 Floor, Tower One, Times Square<br>45-47樓, 第一座, 時代廣場<br>45-47樓, 第一座, 時代廣場                                                                                                                                                                                                                                |                   |                                   |           |
| Daniels Lau Wing-kwong 劉振輝 JP<br>BArch (H.K.), F.R.I.B.A., RIBA, AIA<br>AP (List of Architects), Registered Architect                                                                                                                                                                                         |                   |                                   |           |
| Albert Wong Ming-yim 王明熹<br>BArch (H.K.), BArch (U.K.), F.R.I.B.A., AIA<br>AP (List of Architects), Registered Architect, LEED AP, BCAM Professional                                                                                                                                                          |                   |                                   |           |
| Henry Lau King-chiu 劉國鈞<br>BArch (H.K.), BArch (U.K.), F.R.I.B.A., AIA<br>AP (List of Architects), Registered Architect, LEED AP, BCAM Professional                                                                                                                                                           |                   |                                   |           |
| Cheung Kwong-wing 張光榮<br>BArch (H.K.), BArch (U.K.), F.R.I.B.A., AIA<br>PRC Class 1 Registered Architect Qualification<br>AP (List of Architects), Registered Architect, BCAM Professional                                                                                                                    |                   |                                   |           |
| Arthur Au Kin-hung 歐建雄<br>BArch (H.K.), BArch (U.K.), F.R.I.B.A., AIA<br>AP (List of Architects), Registered Architect, BCAM Professional                                                                                                                                                                     |                   |                                   |           |
| David Chan Chik-keung 陳智強<br>BArch (H.K.), BArch (U.K.), F.R.I.B.A., AIA<br>PRC Class 1 Registered Architect Qualification<br>AP (List of Architects), Registered Architect, BCAM Professional                                                                                                                |                   |                                   |           |
| Joseph Tang Chun-sing 鄧振榮<br>BArch (H.K.), BArch (U.K.), F.R.I.B.A., AIA<br>AP (List of Architects), Registered Architect                                                                                                                                                                                     |                   |                                   |           |
| Ivan Ng Yau-man 吳耀文<br>BArch (H.K.), BArch (U.K.), F.R.I.B.A., AIA<br>RIBA, Registered Architect, LEED AP, BCAM Professional                                                                                                                                                                                  |                   |                                   |           |
| Phyllene Au Yung Ming-ze 歐陽明詩<br>AIA, RIBA, PRC Class 1 Registered Architect Qualification<br>Registered Architect (P.R.C.), Washington State<br>Registered Architect (H.K.), Malaysia, Singapore, Hong Kong<br>LEED AP, BCAM Professional                                                                    |                   |                                   |           |
| Caroline Fong Suk-yuen 方慧嫻<br>BArch (H.K.), BArch (U.K.), F.R.I.B.A., AIA<br>PRC Class 1 Registered Architect Qualification<br>AP (List of Architects), Registered Architect<br>CCIB: Design and Construction Management<br>LEED AP, BCAM Professional                                                        |                   |                                   |           |
| Jackson Pang Yeh-hong 彭一風<br>BArch (H.K.), BArch (U.K.), F.R.I.B.A., AIA<br>PRC Class 1 Registered Architect Qualification<br>AP (List of Architects), Registered Architect, LEED AP, BCAM Professional                                                                                                       |                   |                                   |           |
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| ALL MEASUREMENTS MUST BE CHECKED AT THE WORK BY THE CONTRACTOR<br>所有尺寸必須由承建商於工地核實<br>DO NOT SCALE FROM DRAWINGS 尺寸不能由圖紙直接量取<br>ALL PRINTS, SPECIFICATIONS AND THEIR COPYRIGHT ARE THE PROPERTY OF<br>THE ARCHITECT AND SHALL BE RETURNED AT THE COMPLETION OF THE WORK<br>所有印圖、規格說明及圖紙之版權均為建築師所有，在工程完竣後須交還建築師 |                   |                                   |           |
| PROJECT<br>Office development with<br>Eating Place, Shops & Services<br>at 14-30 King Wah Road<br>I.L. 7106 S.B.S.C. and<br>R.P. & Ext. (part)<br>North Point                                                                                                                                                 |                   |                                   |           |
| TITLE<br>FIRST FLOOR PLAN                                                                                                                                                                                                                                                                                     |                   |                                   |           |
| SCALE<br>1:500                                                                                                                                                                                                                                                                                                | 比例                | DATE<br>2012-09-12                | 日期        |
| DRAWN BY<br>PT                                                                                                                                                                                                                                                                                                | 製作人               | CHECKED BY<br>KTK                 | 檢核        |
| JOB NO.<br>N1475-H                                                                                                                                                                                                                                                                                            | 工程項目              | DRAWING NO.<br>SK15A-OFFICE-N105- | 圖號        |

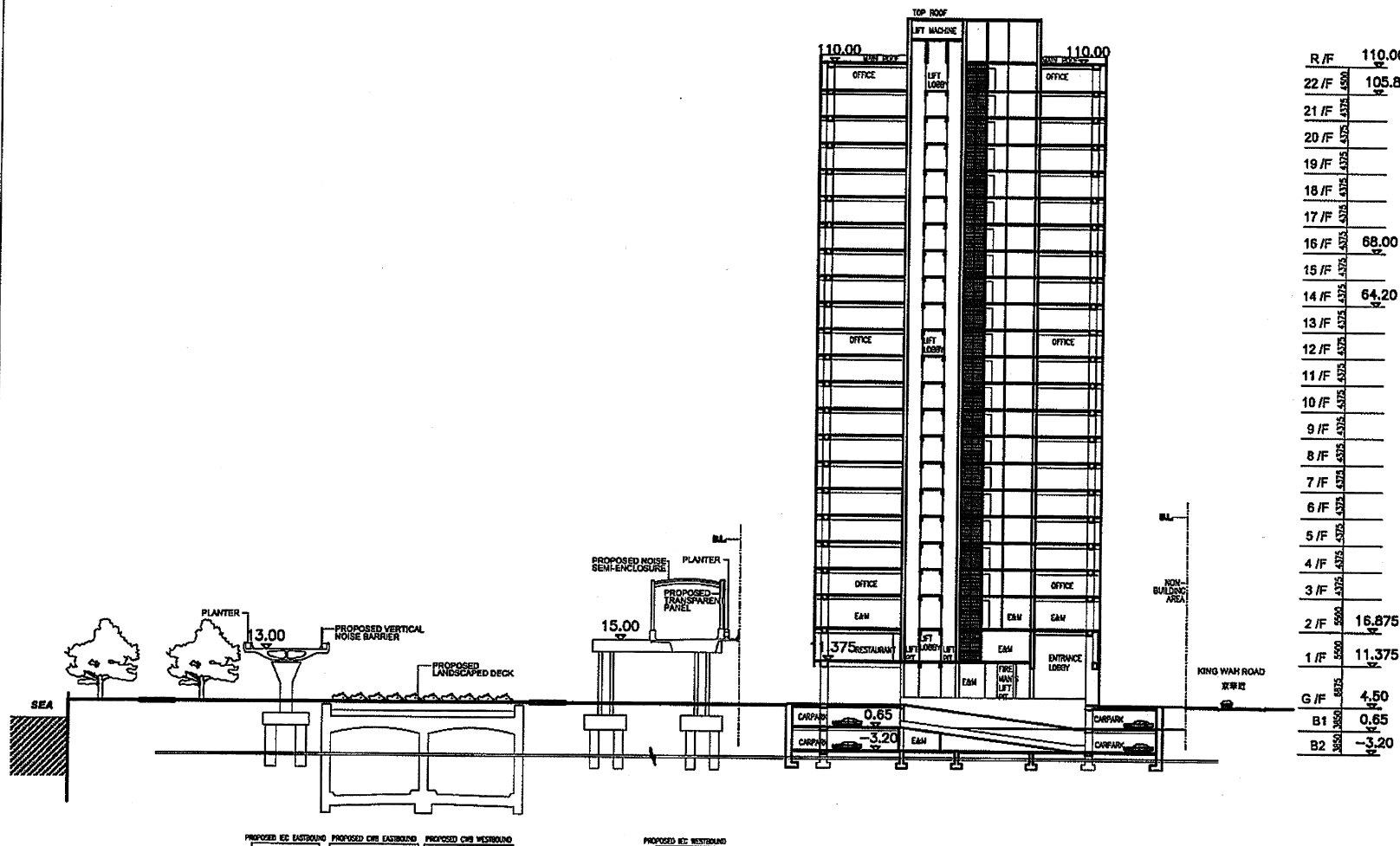


**TYPICAL FLOOR PLAN**

| O.D. REFERENCE                                                                                                                                                                                                                                                                                                  |           | 屋宇署檔案             |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|-------------------|-----|-----|-----------|------|----|-----|------|----|-----|--|--|--|--|--|--|--|--|
| F.S.D. REFERENCE                                                                                                                                                                                                                                                                                                |           | 消防處檔案             |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| W.W.O. REFERENCE                                                                                                                                                                                                                                                                                                |           | 水務署檔案             |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| C/O FILE NAME                                                                                                                                                                                                                                                                                                   |           | 建築編號              |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| NOTES                                                                                                                                                                                                                                                                                                           |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| <table border="1"> <thead> <tr> <th>NO.</th> <th>REVISIONS</th> <th>DATE</th> <th>BY</th> </tr> <tr> <th>修定號</th> <th>修定內容</th> <th>日期</th> <th>經手人</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table> |           |                   |     | NO. | REVISIONS | DATE | BY | 修定號 | 修定內容 | 日期 | 經手人 |  |  |  |  |  |  |  |  |
| NO.                                                                                                                                                                                                                                                                                                             | REVISIONS | DATE              | BY  |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| 修定號                                                                                                                                                                                                                                                                                                             | 修定內容      | 日期                | 經手人 |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
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|                                                                                                                                                                                                                              |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| Daniel Lee & Ng Chan Man Architects & Engineers (Pty) Ltd<br>謝國雄建築師(律師)有限公司<br>1 + 852 2805 0888 1 + 852 2576 4276 email: general@dln.com.hk www.dln.com.hk                                                                                                                                                     |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| 48-47 Floor, Tower One, Three Square Midtown Drive, Causeway Bay, Hong Kong<br>香港銅鑼灣道133號<br>時代廣場一座46及47樓                                                                                                                                                                                                       |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| Denzelle Lee Wing-kuong 劉煥廣 JP<br>BArch(US), FIDA, RIBA, FRAA<br>AP (List of Architects), Registered Architect, LEED® AP, BCAM Professional                                                                                                                                                                     |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| Alinda Wong Ming-yin 王明艷<br>BArch(US), BArch(US), FIDA, FRAA, AIAA<br>AP (List of Architects), Registered Architect, LEED® AP, BCAM Professional                                                                                                                                                                |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| Henry Lau King-shiu 劉國利<br>BArch(US), BArch(US), FIDA, RIBA, FRAA<br>AIAA, AP (List of Architects), Registered Architect                                                                                                                                                                                        |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| Cheung Kwong-wing 張永賢<br>BArch(US), BArch(US), FIDA, FRAA<br>PRC Class 1 Registered Architect Qualification<br>AP (List of Architects), Registered Architect, BCAM Professional                                                                                                                                 |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| Arthur Au Kin-kung 歐健強<br>BArch(US), BArch(US), FIDA<br>AP (List of Architects), Registered Architect, BCAM Professional                                                                                                                                                                                        |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| David Chen Chi-keung 陳智強<br>BArch(US), BArch(US), FIDA, FRAA<br>PRC Class 1 Registered Architect Qualification<br>AP (List of Architects), Registered Architect, BCAM Professional                                                                                                                              |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| Joseph Tang Chun-sing 鄧健輝<br>BArch(US), BArch(US), FIDA<br>AP (List of Architects), Registered Architect                                                                                                                                                                                                        |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| Ivan Ng Yau-man 吳傑文<br>BArch(US), BArch(US), BArch(US), FIDA<br>RIBA, Registered Architect, LEED® AP, BCAM Professional                                                                                                                                                                                         |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| Phylane Au Yung Ming-ze 歐陽明詩<br>AIA, PRC Class 1 Registered Architect Qualification<br>Registered Architect (PRC), BArch(US), BArch(US), BArch(US), BArch(US)<br>LEED® AP, BCAM Professional                                                                                                                    |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| Carolyn Fong Suk-yan 方麗珊<br>BArch(US), BArch(US), BArch(US), FIDA<br>RIBA, PRC Class 1 Registered Architect Qualification<br>AP (List of Architects), Registered Architect<br>CBM Expert on Green Building Assessment<br>LEED® AP, BCAM Professional                                                            |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| Jackson Pang Yat-hong 彭一廣<br>BArch(US), BArch(US), BArch(US), FIDA<br>PRC Class 1 Registered Architect Qualification<br>AP (List of Architects), Registered Architect, LEED® AP, BCAM Professional                                                                                                              |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| Daniel Chen Yiu-yung 陳耀揚<br>BArch(US), BArch(US), BArch(US), FIDA<br>PRC Class 1 Registered Architect Qualification<br>Registered Architect, LEED® AP, BCAM Professional                                                                                                                                        |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| ALL DIMENSIONS MUST BE CHECKED AT THE WORK BY THE CONTRACTOR<br>所有尺寸必須由建築商於工地核實<br>DO NOT SCALE FROM DRAWINGS 尺寸不准由圖紙量取<br>ALL PRINTS, SPECIFICATIONS AND THEIR COPYRIGHT ARE THE PROPERTY OF<br>THE ARCHITECT AND SHALL BE RETURNED AT THE COMPLETION OF THE WORK<br>所有圖紙、規格及圖紙版權均為建築師所有，並於工程完成時交還建築師          |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| PROJECT                                                                                                                                                                                                                                                                                                         |           | 項目名稱              |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| Office development with Eating Place, Shops & Services at 14-30 King Wah Road I.L. 7106 S.B. S.C. and R.P. & Ext. (part) North Point                                                                                                                                                                            |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| TITLE                                                                                                                                                                                                                                                                                                           |           | 圖名                |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| TYPICAL FLOOR PLAN                                                                                                                                                                                                                                                                                              |           |                   |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| SCALE                                                                                                                                                                                                                                                                                                           | 比例        | DATE              | 日期  |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| 1 : 500                                                                                                                                                                                                                                                                                                         |           | 2012-09-12        |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| DRAWN BY                                                                                                                                                                                                                                                                                                        | 製圖人       | CHECKED BY        | 檢查  |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| PT                                                                                                                                                                                                                                                                                                              |           | KTK               |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| JOB NO.                                                                                                                                                                                                                                                                                                         | 工程項目      | DRAWING NO.       | 圖號  |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |
| N1475-H                                                                                                                                                                                                                                                                                                         |           | SK15A-OFFICE-N106 |     |     |           |      |    |     |      |    |     |  |  |  |  |  |  |  |  |

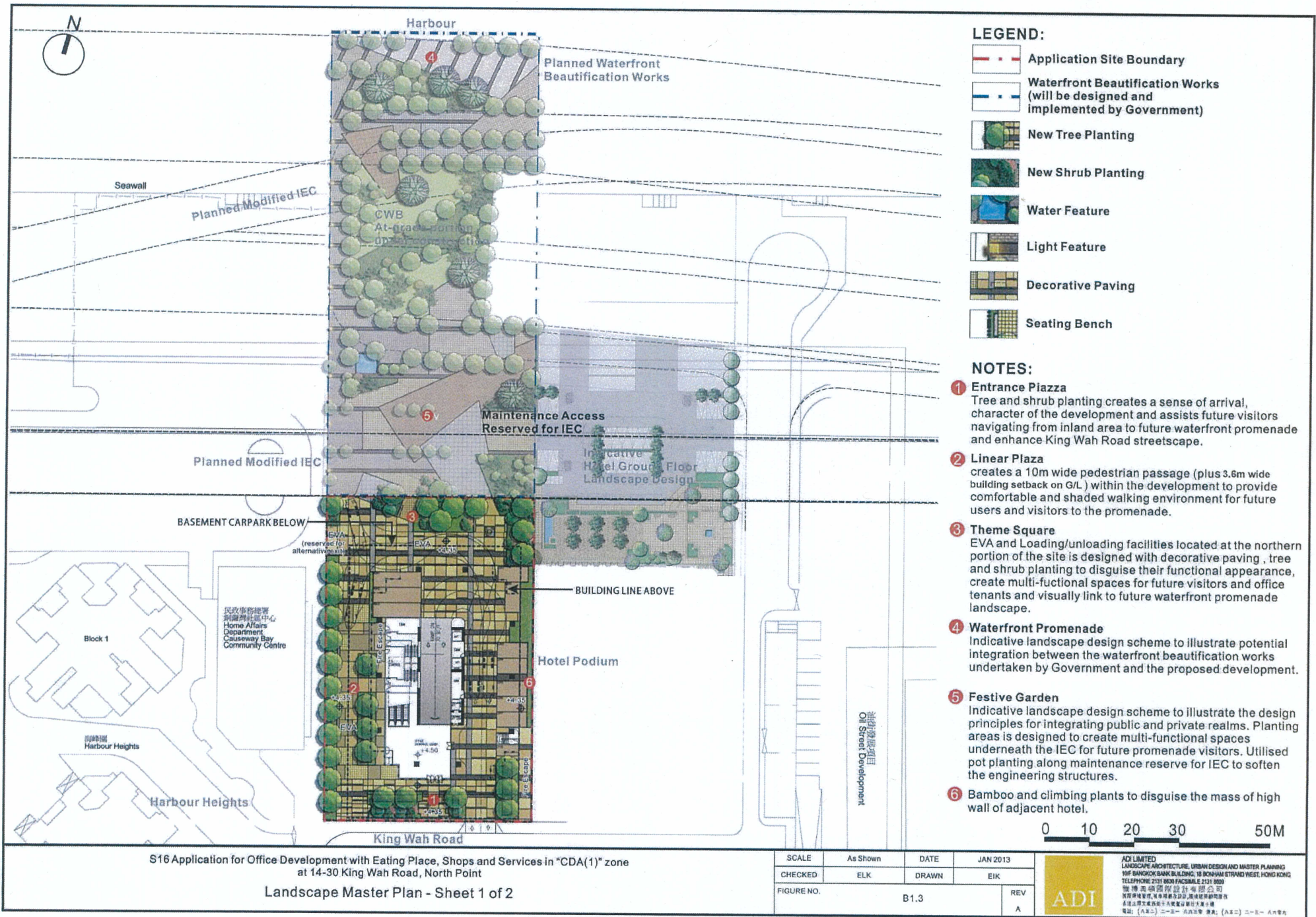


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| U.D. REFERENCE                                                                                                                                                                                                                                                                                                         |           | 原字樣樣式             |     |
| F.S.D. REFERENCE                                                                                                                                                                                                                                                                                                       |           | 消防處樣式             |     |
| W.W.G. REFERENCE                                                                                                                                                                                                                                                                                                       |           | 水務署樣式             |     |
| CAD FILE NAME                                                                                                                                                                                                                                                                                                          |           | 檔案編號              |     |
| NOTES                                                                                                                                                                                                                                                                                                                  |           | 註釋                |     |
| NO.                                                                                                                                                                                                                                                                                                                    | REVISIONS | DATE              | BY  |
| 修定號                                                                                                                                                                                                                                                                                                                    | 修定內容      | 日期                | 修定人 |
|                                                                                                                                                                                                                                                                                                                        |           |                   |     |
|                                                                                                                                                                                                                                                                                                                        |           |                   |     |
|                                                                                                                                                                                                                                                                                                                        |           |                   |     |
| Denola Lau & Ng Chun Man<br>Architects & Engineers (Hong Kong)<br>劉麗英及吳振華建築師及工程師有限公司<br>46-47 Floor, Tower One, Three Square<br>Northview Street, Causeway Bay, Hong Kong<br>電話: 2825 0000 傳真: 2825 0001<br>1 + 852 2825 0000 1 + 852 2825 0001 email: denola@denola.com.hk www.denola.com.hk                          |           |                   |     |
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| Angela Wang Ming-yim 王明儀<br>BArch(HK), BArch(Can), RIBA, RPA, ARPA<br>AP (List of Architects), Registered Architect, LEED® AP, DEAM Professional                                                                                                                                                                       |           |                   |     |
| Henry Lau King-chiu 劉國輝<br>BArch(HK), BArch(Can), RIBA, RPA, ARPA<br>AP (List of Architects), Registered Architect                                                                                                                                                                                                     |           |                   |     |
| Cheung Kwong-wing 張光基<br>BArch(HK), BArch(Can), RIBA, RPA, ARPA<br>PRC Class 1 Registered Architect Qualification<br>AP (List of Architects), Registered Architect, DEAM Professional                                                                                                                                  |           |                   |     |
| Arthur Au Kin-ting 歐建強<br>BArch(HK), BArch(Can), RIBA<br>AP (List of Architects), Registered Architect, RCPM Professional                                                                                                                                                                                              |           |                   |     |
| David Chan Chi-keung 陳智強<br>BArch(HK), BArch(Can), RIBA, RPA<br>PRC Class 1 Registered Architect Qualification<br>AP (List of Architects), Registered Architect, DEAM Professional                                                                                                                                     |           |                   |     |
| Joseph Yang Chun-ming 鄧振鳴<br>BArch(HK), BArch(Can), RIBA<br>AP (List of Architects), Registered Architect                                                                                                                                                                                                              |           |                   |     |
| Ivan Ng Tai-man 吳國文<br>BArch(HK), BArch(Can), RIBA, RPA, ARPA<br>RIBA, Registered Architect, LEED® AP, DEAM Professional                                                                                                                                                                                               |           |                   |     |
| Patsy Au Young Ming-see 歐陽明詩<br>AA, RIBA, PRC Class 1 Registered Architect Qualification<br>Registered Architect (RPA, Hong Kong)<br>Registered Architect (RPA, Mainland China)<br>LEED® AP, DEAM Professional                                                                                                         |           |                   |     |
| Carolyn Fong Suk-yuen 方麗源<br>BArch(HK), BArch(Can), RIBA, RPA, ARPA<br>PRC Class 1 Registered Architect Qualification<br>AP (List of Architects), Registered Architect<br>CBRE Director on Green Building Assessment<br>LEED® AP, RCPM Professional                                                                    |           |                   |     |
| Jackson Pang Yik-hong 彭一興<br>BArch(HK), BArch(Can), RIBA, RPA<br>PRC Class 1 Registered Architect Qualification<br>AP (List of Architects), Registered Architect, LEED® AP, RCPM Professional                                                                                                                          |           |                   |     |
| Daniel Chan Yiu-ting 陳耀揚<br>BArch(HK), BArch(Can), RIBA, RPA<br>PRC Class 1 Registered Architect Qualification<br>Registered Architect, LEED® AP, DEAM Professional                                                                                                                                                    |           |                   |     |
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| PROJECT                                                                                                                                                                                                                                                                                                                |           | 項目名稱              |     |
| Office development with<br>Eating Place, Shops & Services<br>at 14-30 King Wah Road<br>I.L. 7106 S.B.S.C. and<br>R.P. & Ext. (part)<br>North Point                                                                                                                                                                     |           |                   |     |
| TITLE                                                                                                                                                                                                                                                                                                                  |           | 標題                |     |
| SECTION A-A                                                                                                                                                                                                                                                                                                            |           |                   |     |
| SCALE                                                                                                                                                                                                                                                                                                                  | 比例        | DATE              | 日期  |
| 1 : 1000                                                                                                                                                                                                                                                                                                               |           | 2012-09-12        |     |
| DRAWN BY                                                                                                                                                                                                                                                                                                               | 製作人       | CHECKED BY        | 檢查  |
| PT                                                                                                                                                                                                                                                                                                                     |           | KTK               |     |
| JOB NO.                                                                                                                                                                                                                                                                                                                | 工程項目      | DRAWING NO.       | 圖號  |
| N1475-H                                                                                                                                                                                                                                                                                                                |           | SK15A-OFFICE-M201 |     |



**SECTION B-B**

|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                   |                   |           |
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| B.D. REFERENCE                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |                   | 屋宇署核准             |           |
| F.S.D. REFERENCE                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |                   | 消防處核准             |           |
| W.W.O. REFERENCE                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |                   | 水務署核准             |           |
| CAD FILE NAME                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                   | 樓宇編號              |           |
| NOTES                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                   | 注釋                |           |
| NO.<br>修改號                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        | REVISIONS<br>修改內容 | DATE<br>日期        | BY<br>經手人 |
| <div>LN</div> <div>David Lau &amp; Ng Chan Yuen<br/>Architects &amp; Engineers (Pty) Ltd<br/>48-47 Floor, Tower One, Times Square<br/>Matheson Street, Causeway Bay, Hong Kong<br/>電話: 2825 0088 (香港) 402 4021<br/>傳真: 2825 0088 (香港) 402 4021<br/>e-mail: davidlau@dn.com.hk www.dn.com.hk</div> <div>David Lau Wing-sung 劉敬康 JP<br/>Bachelor of Architecture, Registered Architect<br/>AP (List of Architects), Registered Architect, LEED AP, BCAM Professional</div> <div>Alexis Wang Ming-yin 王明恩<br/>Bachelor of Architecture, Registered Architect, LEED AP, BCAM Professional<br/>AP (List of Architects), Registered Architect, LEED AP, BCAM Professional</div> <div>Henry Lau King-chiu 劉敬賢<br/>Bachelor of Architecture, Registered Architect, LEED AP, BCAM Professional<br/>AP (List of Architects), Registered Architect, LEED AP, BCAM Professional</div> <div>Chung Kwong-ying 鍾國榮<br/>Bachelor of Architecture, Registered Architect, LEED AP, BCAM Professional<br/>AP (List of Architects), Registered Architect, LEED AP, BCAM Professional</div> <div>Anthony Au Kin-tang 歐達傑<br/>Bachelor of Architecture, Registered Architect, LEED AP, BCAM Professional<br/>AP (List of Architects), Registered Architect, LEED AP, BCAM Professional</div> <div>David Chan Chi-keung 陳智強<br/>Bachelor of Architecture, Registered Architect, LEED AP, BCAM Professional<br/>AP (List of Architects), Registered Architect, LEED AP, BCAM Professional</div> <div>Joseph Tang Chun-ying 鄧國英<br/>Bachelor of Architecture, Registered Architect, LEED AP, BCAM Professional<br/>AP (List of Architects), Registered Architect, LEED AP, BCAM Professional</div> <div>Ivan Ng Yau-man 吳亞光<br/>Bachelor of Architecture, Registered Architect, LEED AP, BCAM Professional<br/>AP (List of Architects), Registered Architect, LEED AP, BCAM Professional</div> <div>Phyllis Au Young Ming-see 歐陽明詩<br/>Bachelor of Architecture, Registered Architect, LEED AP, BCAM Professional<br/>AP (List of Architects), Registered Architect, LEED AP, BCAM Professional</div> <div>Carolin Fong Suet-yuen 方慧嫻<br/>Bachelor of Architecture, Registered Architect, LEED AP, BCAM Professional<br/>AP (List of Architects), Registered Architect, LEED AP, BCAM Professional</div> <div>Jackson Pang Yat-hong 彭一洪<br/>Bachelor of Architecture, Registered Architect, LEED AP, BCAM Professional<br/>AP (List of Architects), Registered Architect, LEED AP, BCAM Professional</div> <div>David Chan Yiu-wang 陳耀鴻<br/>Bachelor of Architecture, Registered Architect, LEED AP, BCAM Professional<br/>AP (List of Architects), Registered Architect, LEED AP, BCAM Professional</div> |                   |                   |           |
| ALL MEASUREMENTS MUST BE CHECKED AT THE WORK BY THE CONTRACTOR<br>所有尺寸必須由承建商於工地校實                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |                   |                   |           |
| DO NOT SCALE FROM DRAWINGS 尺寸不得由圖紙直接量度                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                   |                   |           |
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| PROJECT                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                   | 項目名稱              |           |
| Office development with<br>Eating Place, Shops & Services<br>at 14-30 King Wah Road<br>I.L. 7106 S.B S.C and<br>R.P. & Ext. (part)<br>North Point                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |                   |                   |           |
| TITLE                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                   | 圖名                |           |
| SECTION B-B                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |                   |                   |           |
| SCALE                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | 比例                | DATE              | 日期        |
| 1 : 1000                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |                   | 2012-09-12        |           |
| DRAWN BY                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | 製作人               | CHECKED BY        | 校核        |
| PY                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |                   | KYK               |           |
| JOB NO.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           | 工程項目              | DRAWING NO.       | 圖號        |
| N1475-H                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                   | SK15A-OFFICE-M202 |           |



S16 Application for Office Development with Eating Place, Shops and Services in "CDA(1)" zone  
at 14-30 King Wah Road, North Point

Landscape Master Plan - Sheet 1 of 2



Planned Modified IEC

BASEMENT CARPARK BELOW

EVA  
(reserved for  
alternative exit)

民政事務總署  
銅鑼灣社區中心  
Home Affairs  
Department  
Causeway Bay  
Community Centre

Harbour Heights



BUILDING LINE ABOVE

KING WAH ROAD

### LEGEND:

- Application Site Boundary
- Waterfront Beautification Works  
(will be designed and  
implemented by Government)
- New Tree Planting
- New Shrub Planting
- Light Feature
- Decorative Paving

### NOTES:

- 1 Entrance Piazza**  
Tree and shrub planting creates a sense of arrival, character of the development and assists future visitors navigating from inland area to future waterfront promenade and enhance King Wah Road streetscape.
- 2 Linear Plaza**  
creates a 10m wide pedestrian passage (plus 3.6m wide building setback on G/L) within the development to provide comfortable and shaded walking environment for future users and visitors to the promenade.
- 3 Theme Square**  
EVA and Loading/unloading facilities located at the northern portion of the site is designed with decorative paving, tree and shrub planting to disguise their functional appearance, create multi-functional spaces for future visitors and office tenants and visually link to future waterfront promenade landscape.
- 5 Festive Garden**  
Indicative landscape design scheme to illustrate the design principles for integrating public and private realms. Planting areas is designed to create multi-functional spaces underneath the IEC for future promenade visitors. Utilised pot planting along maintenance reserve for IEC to soften the engineering structures.
- 6** Bamboo and climbing plants to disguise the mass of high wall of adjacent hotel.

0 5 10 15 25M

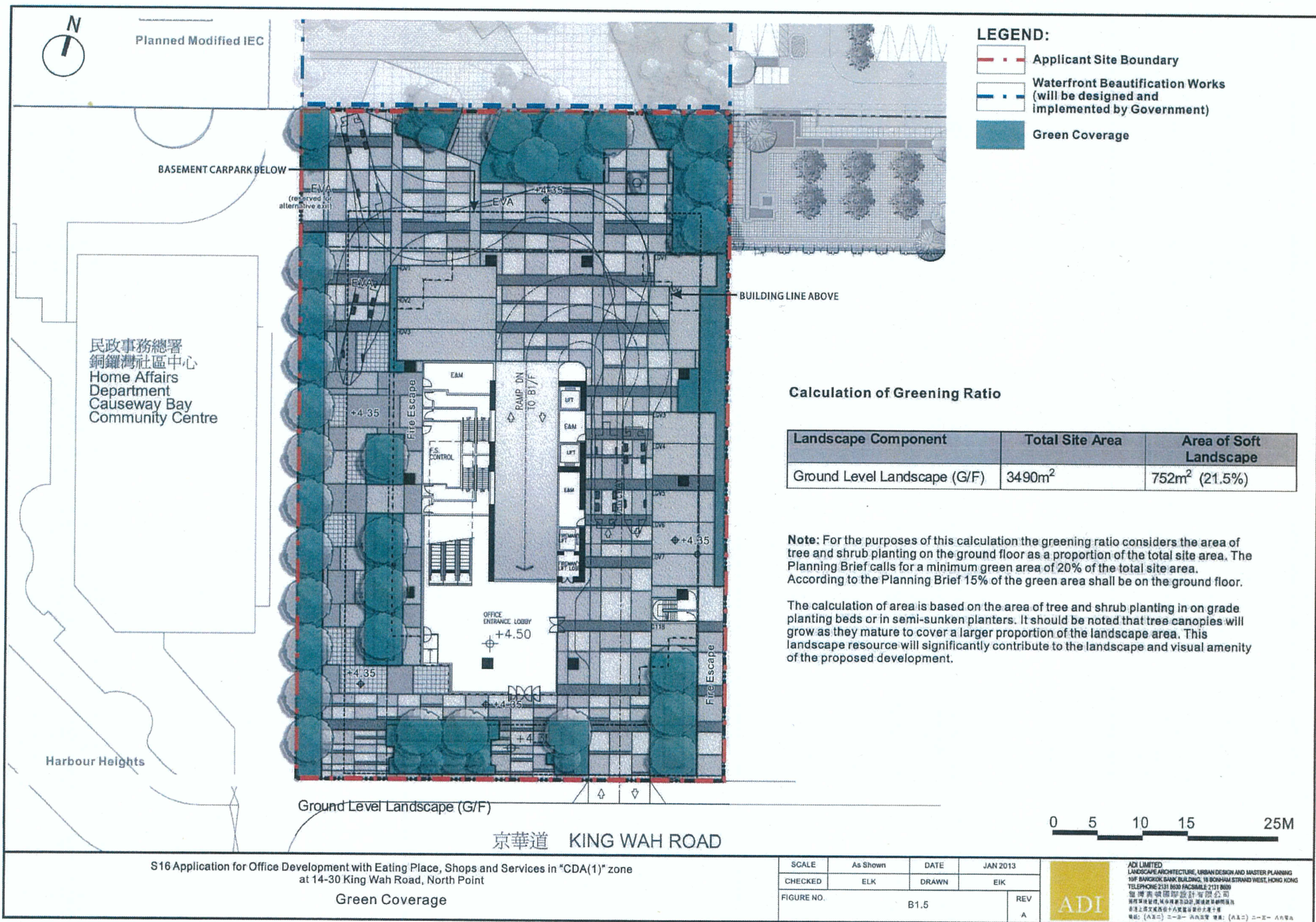
S16 Application for Office Development with Eating Place, Shops and Services in "CDA(1)" zone  
at 14-30 King Wah Road, North Point

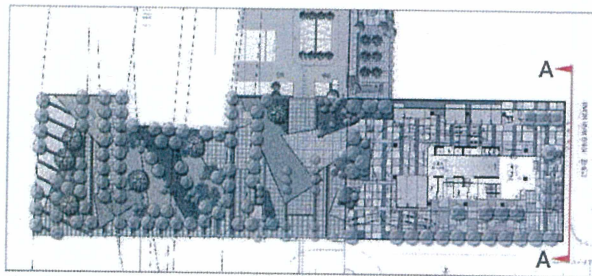
Landscape Master Plan - Sheet 2 of 2 (Ground Floor)

|            |          |       |          |
|------------|----------|-------|----------|
| SCALE      | As Shown | DATE  | JAN 2013 |
| CHECKED    | ELK      | DRAWN | EIK      |
| FIGURE NO. | B1.4     |       | REV<br>A |

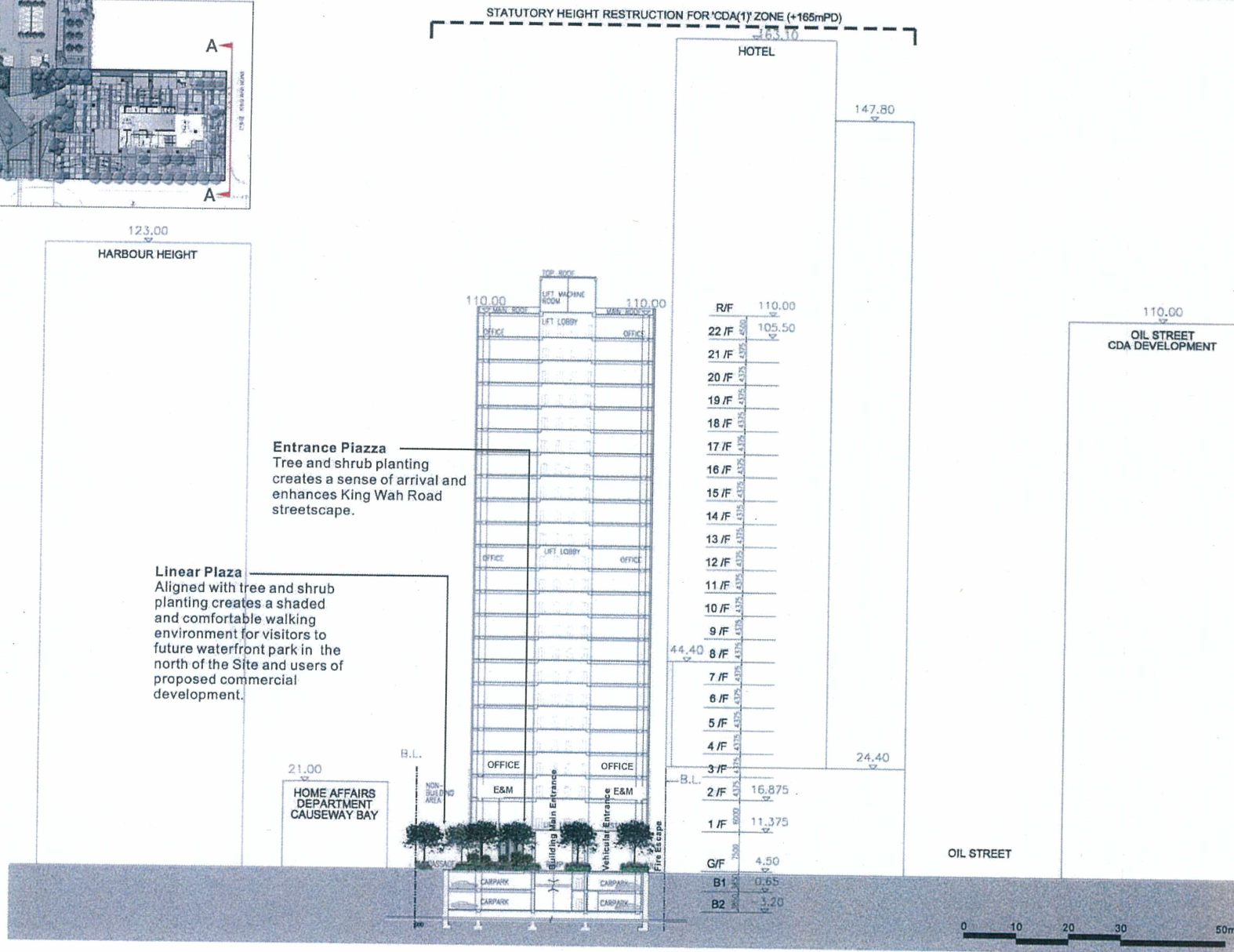


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Key Plan



S16 Application for Office Development with Eating Place, Shops and Services in "CDA(1)" zone at 14-30 King Wah Road, North Point

Section A-A

|            |          |       |          |
|------------|----------|-------|----------|
| SCALE      | As Shown | DATE  | JAN 2013 |
| CHECKED    | ELK      | DRAWN | EIK      |
| FIGURE NO. | B1.7     | REV   |          |



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**Planned CWB Tunnel with  
North Point Waterfront Park and  
Modification of IEC  
(Indicative scheme only)**

Section B-B

|                 |          |       |          |
|-----------------|----------|-------|----------|
| SCALE           | As Shown | DATE  | JAN 2013 |
| CHECKED         | ELK      | DRAWN | EIK      |
| FIGURE NO. B1.6 |          |       | REV      |

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國際標準化, 城市規劃及設計, 園林建築師服務  
多倫多市西區士巴丹拿道大都會中心  
電話: (A 區) 二一三一 八六三零 傳真: (A 區) 二一三一 八六零〇

|                                                 | Southern Site                                                                                                                                                                                            | Northern Site | Total       |
|-------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------|-------------|
| Development Site Area                           | ~2,785 sq.m                                                                                                                                                                                              | ~705 sq.m     | ~3,490 sq.m |
| Plot Ratio                                      | 11                                                                                                                                                                                                       | 0             | 8.78        |
| Gross Floor Area                                | 30,635 sq.m                                                                                                                                                                                              | 0 sq.m        | 30,635 sq.m |
| Office Block Site Coverage                      | <60%                                                                                                                                                                                                     | 0%            | 47.9%       |
| Use                                             | Office                                                                                                                                                                                                   |               |             |
| No. of Storeys                                  | 20 storeys for office<br>1 storey for M&E services<br>1 storey for lift lobby & restaurant<br>1 storey for entrance lobby & loading / unloading<br>2 basement carpark<br>(Total 23 storeys above ground) |               |             |
| Maximum Building Height                         | 110 mPD at main roof                                                                                                                                                                                     |               |             |
| Floor to Floor Height for Typical Office Floors | 4.375 m                                                                                                                                                                                                  |               |             |
| Office Floor Area (Typical)                     | approx.1475 sq.m.                                                                                                                                                                                        |               |             |
| No. of Carparking                               | 118 nos.                                                                                                                                                                                                 |               |             |
| Loading & Unloading                             | 10 nos. (including 3 HGV & 7 LGV)                                                                                                                                                                        |               |             |
| Motorcycle                                      | 12 nos.                                                                                                                                                                                                  |               |             |
| Expected Completion Year                        | 2016                                                                                                                                                                                                     |               |             |

## DEVELOPMENT DATA

|                  |                  |        |    |
|------------------|------------------|--------|----|
| S.D. REFERENCE   |                  | 圖中參照   |    |
| F.S.D. REFERENCE |                  | 附圖參照   |    |
| W.W.O. REFERENCE |                  | 水務署圖   |    |
| C.O.H.C. REF.    |                  | 地政總局   |    |
| NOTE             |                  |        |    |
| NO. OF SHEETS    | REVISED          | DATE   | BY |
| 1                | GENERAL REVISION | JAN 13 | PT |
| 2                | GENERAL REVISION | JAN 13 | PT |

DLN

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1407 PING KONG T. 1407 PING KONG T.  
 1407 PING KONG T. 1407 PING KONG T.

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Daniel Chen Yung-wing BSCS  
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ALL INFORMATION MUST BE CHECKED BY THE CONTRACTOR  
 BEFORE COMMENCING WORK. THE CONTRACTOR  
 SHALL BE RESPONSIBLE FOR THE ACCURACY OF  
 THE INFORMATION AND SHALL BE RESPONSIBLE FOR  
 THE INFORMATION.

PROJECT  
 Office development with  
 Existing Place, Shops & Services  
 at 14-20 King Wan Road  
 I.L. 7106 S.B. S.C. and  
 R.P. & Ext. (part)  
 North Point

DEVELOPMENT DATA

|               |            |    |
|---------------|------------|----|
| SCALE         | DATE       | BY |
| N/A           | 2012-09-12 | PT |
| DESIGN        | DATE       | BY |
| PT            | 2012-09-12 | PT |
| NO. OF SHEETS | DATE       | BY |
| 1             | 2012-09-12 | PT |