

30 RELEVANT INFORMATION

有關資料

I. Placement of outdoor air-conditioning units on air-conditioner plinths and platforms

Some outdoor air-conditioning units (either served for its own residential unit or served for other residential units) are placed on the air-conditioner plinths on the flat roofs of Flats H, J and K on 3/F and on the air-conditioner platforms outside Flats H, J and K on 5/F to 12/F, 15/F to 23/F and 25/F to 31/F of the development. The placement of outdoor air-conditioning units may affect the enjoyment of these residential units in terms of heat and noise or other aspects. For the locations of the air-conditioning units, please refer to "Floor Plans of Residential Properties in the Development".

II. Operation of gondola

During the regular and specially arranged inspection, cleaning, maintenance, repairing, altering, renewing, rebuilding, painting or decorating of the external walls (including the curtain wall structures, glass of curtain walls, windows and balconies forming part of a residential unit) and the Common Areas and Facilities (particularly the common pipes and the exposed pipes located on the external walls of or adjacent to the flat roofs of Flats A, B, E, F, G, H, J, K and L on 3/F, and on the external walls adjacent to the balconies of Flats E, F, G, H, K and L on 5/F to 12/F, 15/F to 23/F and 25/F to 31/F) of the development as arranged by the DMC Manager, gondola(s) will be operated in air space directly above the flat roofs and the roofs as well as outside the windows and the balconies of the residential units.

III. Greenery areas

Some greenery areas on 2/F of the development are designated as the common areas accessible by all occupants of the development under the Practice Note for Authorized Persons, Registered Structural Engineers and Registered Geotechnical Engineers (APP-152) issued by the Buildings Department in January 2011. Under the Deed of Mutual Covenant of the development, such greenery areas form part of the Estate Common Areas. Thus, all owners of the development are obliged to contribute towards the cost of management and maintenance of the greenery areas.

IV. Right of way

Under the general building plans Ref. No. BD/2/4006/11 as revised and approved by the Building Authority on 3rd June 2016, an area on G/F of the development is marked as a right of way for owners/users/occupants of adjoining buildings and free from any permanent obstruction. Under the Deed of Mutual Covenant of the development, such right of way forms part of the Estate Common Areas and part of the Commercial Development. Thus, all owners of the development are obliged to contribute towards the cost of management and maintenance of the portion of such right of way which forms part of the Estate Common Areas.

For the purpose of identification only, the location of the right of way is shown and coloured yellow cross-hatched black and red cross-hatched black on the plan at the end of this Section.

I. 冷氣機基座上及冷氣機平台上放置室外冷氣機

部分室外冷氣機（不論是為該住宅單位而設或是為其他住宅單位而設）放置在 3 樓 H 室、J 室及 K 室的平台的冷氣機基座上及 5 樓至 12 樓、15 樓至 23 樓及 25 樓至 31 樓 H 室、J 室及 K 室外的冷氣機平台上。室外冷氣機的放置可能對該等住宅單位的享用，諸如熱氣及噪音或其他方面造成影響。有關室外冷氣機的位置，請參閱「發展項目的住宅物業的樓面平面圖」。

II. 吊船操作

在公契管理人安排為發展項目的外牆（包括構成住宅單位一部分的玻璃幕牆結構、玻璃幕牆玻璃、窗戶及露台）及「公用地方與設施」（尤其是位於 3 樓 A 室、B 室、E 室、F 室、G 室、H 室、J 室、K 室及 L 室的平台外牆上或毗鄰平台的外牆上的公用喉管及外露喉管，以及 5 樓至 12 樓、15 樓至 23 樓及 25 樓至 31 樓 E 室、F 室、G 室、H 室、K 室及 L 室毗鄰露台的外牆上的公用喉管及外露喉管）進行定期及特別安排的檢查、清潔、保養、維修、改動、翻新、重建、油漆或裝飾期間，吊船會在住宅單位的窗外和露台外，以及住宅單位的平台及天台上空操作。

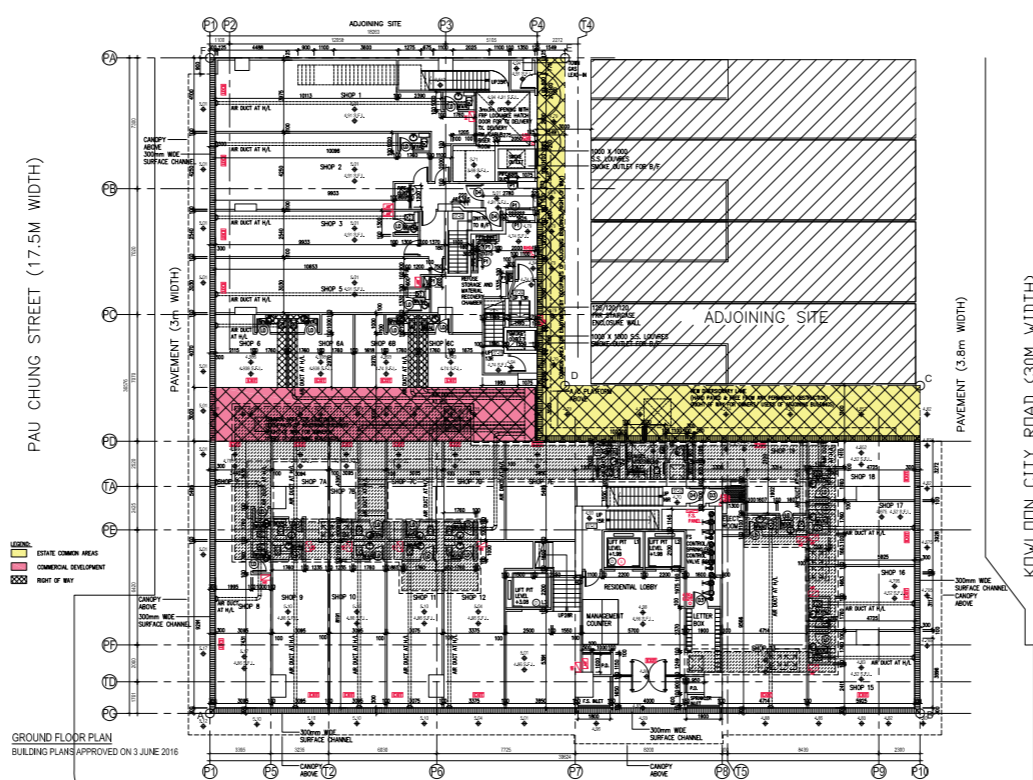
III. 綠化面積

根據由屋宇署於 2011 年 1 月發出的「認可人士、註冊結構工程師及註冊岩土工程師作業備考」(APP-152)，部分位於發展項目 2 樓的綠化面積須指定為公用地方，並須讓發展項目的所有佔用人通行至綠化面積。根據發展項目的公契，綠化面積構成「屋苑公用地方」一部分。因此，發展項目的所有擁有人均須分擔管理及維修綠化面積的費用。

IV. 通行權

根據屋宇署於 2016 年 6 月 3 日批准的經修訂一般建築圖則（參考編號 BD/2/4006/11），發展項目地下某部分面積標記為供毗鄰建築物的擁有人/使用者/佔用人通行而不得永久阻塞該部分。根據發展項目的公契，該通行權構成「屋苑公用地方」及「商業發展」一部分。因此，發展項目的所有擁有人均須分擔管理及維修構成「屋苑公用地方」的該部分通行權的費用。

僅為識別目的，該通行權的位置以黃底色黑交叉斜線及紅底色黑交叉斜線顯示在本部分最後的圖則上。



Remark:
This plan is for showing the location of the right of way concerned only. Other matters shown on this plan may not reflect their latest conditions.

備註:
此圖則僅作為顯示相關通行權的位置，圖中所顯示之其他事項未必能反映其最新狀況。

The Address Of The Website Designated By The Vendor For The Development:
賣方就該項目指定的互聯網網站的網址：

www.thezutton.com.hk

1. There may be future changes to the development and the surrounding areas.
2. Date of printing of this Sales Brochure: 4th November 2015

1. 發展項目及其周邊地區日後可能出現改變
2. 本售樓說明書印製日期：2015年11月4日

Examination/Revision Date 檢視/修改日期	Revision Made 所作修改	
	Page Number 頁次	Revision Made 所作修改
14 November 2015 2015年11月14日	P. 19-23	Update FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT 更新發展項目的住宅物業的樓面平面圖
2 February 2016 2016年2月2日	P. 11	Update LOCATION PLAN OF THE DEVELOPMENT 更新發展項目的所在位置圖
29 April 2016 2016年4月29日	P. 11	Update LOCATION PLAN OF THE DEVELOPMENT 更新發展項目的所在位置圖
	P. 12-13	Update AERIAL PHOTOGRAPH OF THE DEVELOPMENT 更新發展項目的鳥瞰照片
	P. 16	Update OUTLINE ZONING PLAN RELATING TO THE DEVELOPMENT 更新關乎發展項目的分區計劃大綱圖
29 July 2016 2016年7月29日	P. 11	Update LOCATION PLAN OF THE DEVELOPMENT 更新發展項目的所在位置圖
	P. 17	Update LAYOUT PLAN OF THE DEVELOPMENT 更新發展項目布局圖
	P. 19-22	Update FLOOR PLANS OF RESIDENTIAL PROPERTIES IN THE DEVELOPMENT 更新發展項目的住宅物業的樓面平面圖
	P. 36-37	Update ELEVATION PLAN and revise its remarks 更新立面圖及修訂立面圖的備註
	P. 42, 46	Update FITTINGS, FINISHES AND APPLIANCES 更新裝置、裝修物料及設備
	P. 53, 55	Update INFORMATION IN APPLICATION FOR CONCESSION ON GROSS FLOOR AREA OF BUILDING 更新申請建築物總樓面面積寬免的資料
	P. 57	Update RELEVANT INFORMATION 更新有關資料
28 October 2016 2016年10月28日	P. 11	Update LOCATION PLAN OF THE DEVELOPMENT 更新發展項目的所在位置圖
26 January 2017 2017年1月26日	P. 11	Update LOCATION PLAN OF THE DEVELOPMENT 更新發展項目的所在位置圖
	P. 17	Update LAYOUT PLAN OF THE DEVELOPMENT 更新發展項目布局圖
	P. 36-37	Update ELEVATION PLAN and revise its remarks 更新立面圖及修訂立面圖的備註
26 April 2017 2017年4月26日	P. 11	Update LOCATION PLAN OF THE DEVELOPMENT 更新發展項目的所在位置圖
	P. 15	Update OUTLINE ZONING PLAN RELATING TO THE DEVELOPMENT 更新關乎發展項目的分區計劃大綱圖
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	Page Number 頁次	Revision Made 所作修改
26 July 2017 2017年7月26日	P. 6	Update INFORMATION ON VENDOR AND OTHERS INVOLVED IN THE DEVELOPMENT 更新賣方及有參與發展項目的其他人的資料
	P. 11	Update LOCATION PLAN OF THE DEVELOPMENT 更新發展項目的所在位置圖
	P. 12	Update AERIAL PHOTOGRAPH OF THE DEVELOPMENT 更新發展項目的鳥瞰照片