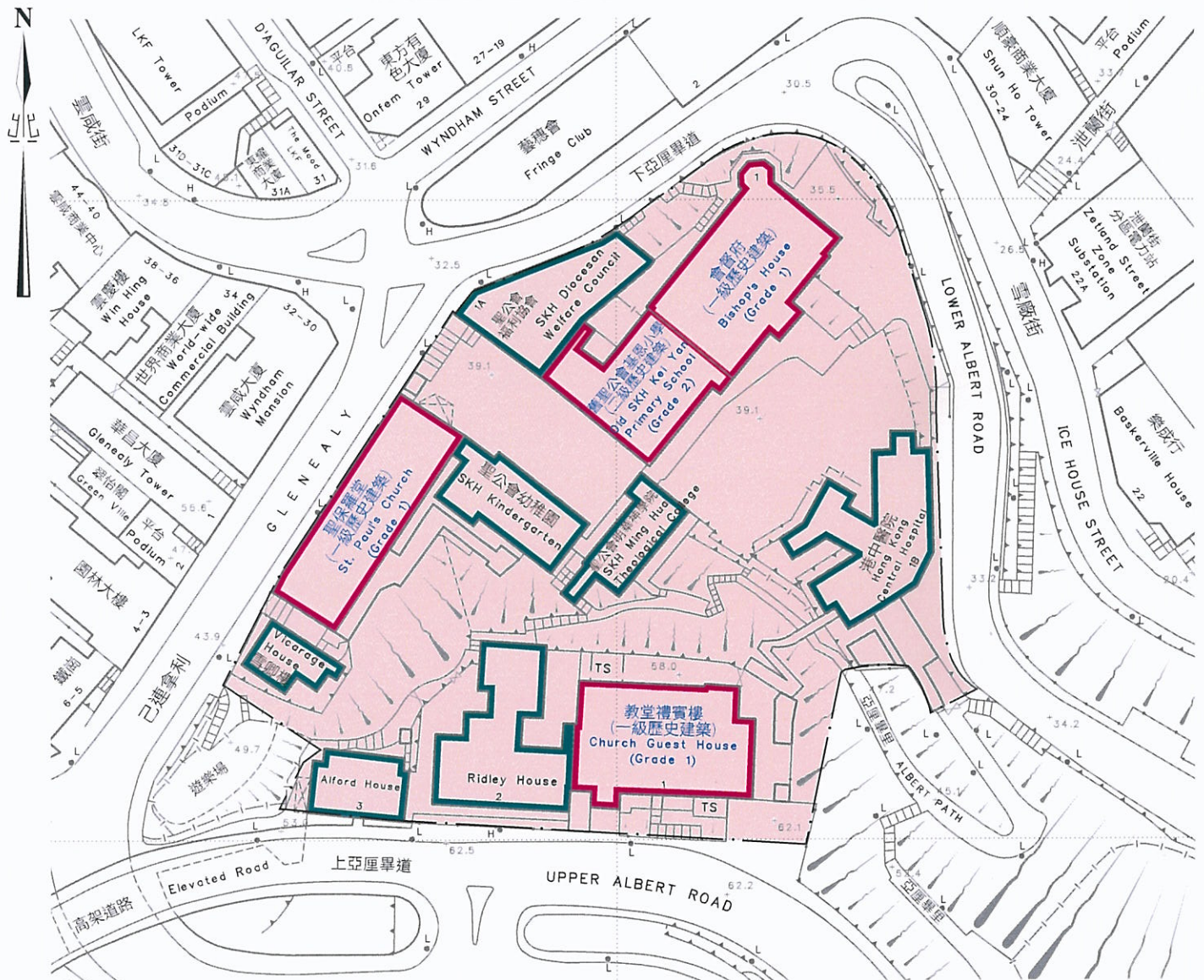


內地段第 7360 號 INLAND LOT No. 7360

附件 A
Annex A



位置 LOCATION



比例 SCALE 1:20 000

圖例 LEGEND

-  予以保留的四幢歷史建築物
FOUR HISTORIC BUILDINGS TO BE PRESERVED
-  將會拆除的現存建築物
EXISTING BUILDINGS TO BE DEMOLISHED

只作識別用 FOR IDENTIFICATION PURPOSES ONLY

地政總署 港島西及南區地政處
District Lands Office, Hong Kong West and South
Lands Department
圖則由港島測量處繪製
Plan Prepared by District Survey Office, Hong Kong

檔案編號 File No. DLO/HW L/M 2069/47

測量圖編號 Survey Sheet No. 11-SW-8D/13B

發展藍圖編號 Layout Plan No. ---

參考圖編號 Reference Plan No. ---

圖則編號 PLAN No. HKM8711-X

日期 Date: 23/05/2011

**Lease Modification
Inland Lot No. 7360
at No. 1 Lower Albert Road, Hong Kong**

BASIC TERMS AND CONDITIONS

I. Particulars of the site

- (a) Site Area : 94 260 square feet (about 8 757 m²)
- (b) Lease Term : For a term of 999 years from 19 April 1850

II. The basic terms and conditions of the lease modification are:

- (a) Premium : Nominal premium
- (b) Administrative : Nil
fee
- (c) User : A church and religious purposes with ancillary accommodation; a kindergarten; medical facilities; social welfare facilities; and environmental protection facilities.
- (d) Type of building : Upon development or redevelopment, the Lessee unless the prior written consent of the Director of Lands is obtained shall erect and maintain upon the lot a building or buildings comprising each and all of the uses subject to the GFA limits to be specified in the land lease.
- (e) Commence to operate : The Grantee shall within 66 months from the date of the first consent letter for demolition of the buildings existing on the lot open and commence to operate all the uses.
- (f) Development conditions : (i) The maximum total GFA shall be 36 000 m² and the minimum total GFA shall be 21 600 m²;

- (ii) Design and disposition of the building shall be subject to approval of the Director of Lands; and
 - (iii) Building height of Community Complex and Lodge Building shall not exceed 108 mPD and 103 mPD respectively.

- (g) Other conditions :
 - (i) Submission of the traffic impact assessment to the satisfaction of the Transport Department;
 - (ii) Preservation of the four historic buildings; and
 - (iii) Provision of reasonable public access to the site to enable the public to appreciate the four historic buildings.

Note: HKSKH has proposed and may further propose changes to its proposals and the Director of Lands will need to amend the basic terms accordingly. Further, the Director of Lands may introduce some refinements to the basic terms.

**Surrender and Regrant of
Inland Lot No. 7883
Clementi Road, Hong Kong
(New Lot to be known as Inland Lot No. 9035)**

BASIC TERMS AND CONDITIONS

I. Particulars of the surrendered lot

- (a) Site Area : 4 292 m² (about)
- (b) Lease Term : For a term of 75 years commencing on 17 May 1962

II. The basic terms and conditions of the land exchange are:

- (a) Area to be regranted : 4 450 m² (about)
- (b) Lease term of the regranted lot : 50 years from the date of Memorandum of Agreement
- (c) Premium : Nominal premium
- (d) Administrative fee : Nil
- (e) User : A complex for theological and other education-related uses together with ancillary religious facilities; an ancillary hostel for students, teaching staff and visitors associated with the complex; and a kindergarten.
- (f) Type of building : Upon development or redevelopment, the Grantee unless the prior written consent of the Director of Lands is obtained shall erect and maintain upon the lot a building or buildings comprising each and all of the uses subject to the GFA limits to be specified in

the land lease.

- (g) Commence to operate : The Grantee shall within 66 months from the date of the Conditions of Exchange open and commence to operate all the uses.
- (h) Development conditions : (i) The maximum total GFA shall be 12 000 m² and the minimum total GFA shall be 7 200 m²;
(ii) Design and disposition of the building shall be subject to approval of the Director of Lands; and
(iii) No part of any building erected or to be erected within the lot may exceed a height of 220 mPD.
- (i) Other conditions : Submission of the traffic impact assessment to the satisfaction of the Transport Department

Note: HKSKH may propose changes to its proposals and the Director of Lands will need to amend the basic terms accordingly. Director of Lands may introduce some refinements to the basic terms.

Photographs of the Four Historic Buildings at the HKSKH's Central Site

The Bishop House (Grade 1)



St. Paul's Church (Grade 1)

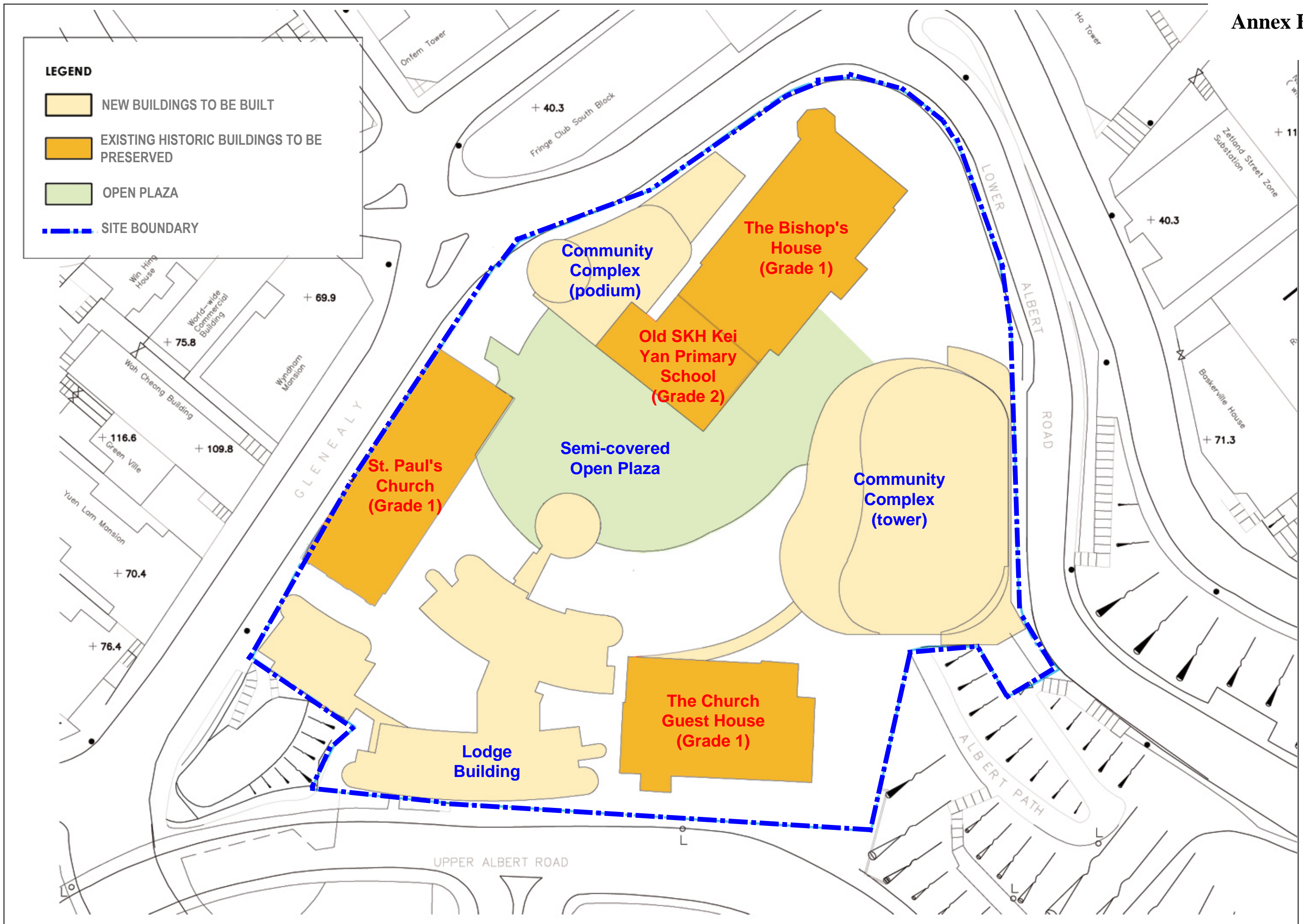


The Church Guest House (Grade 1)



Old SKH Kei Yan Primary School (Grade 2)



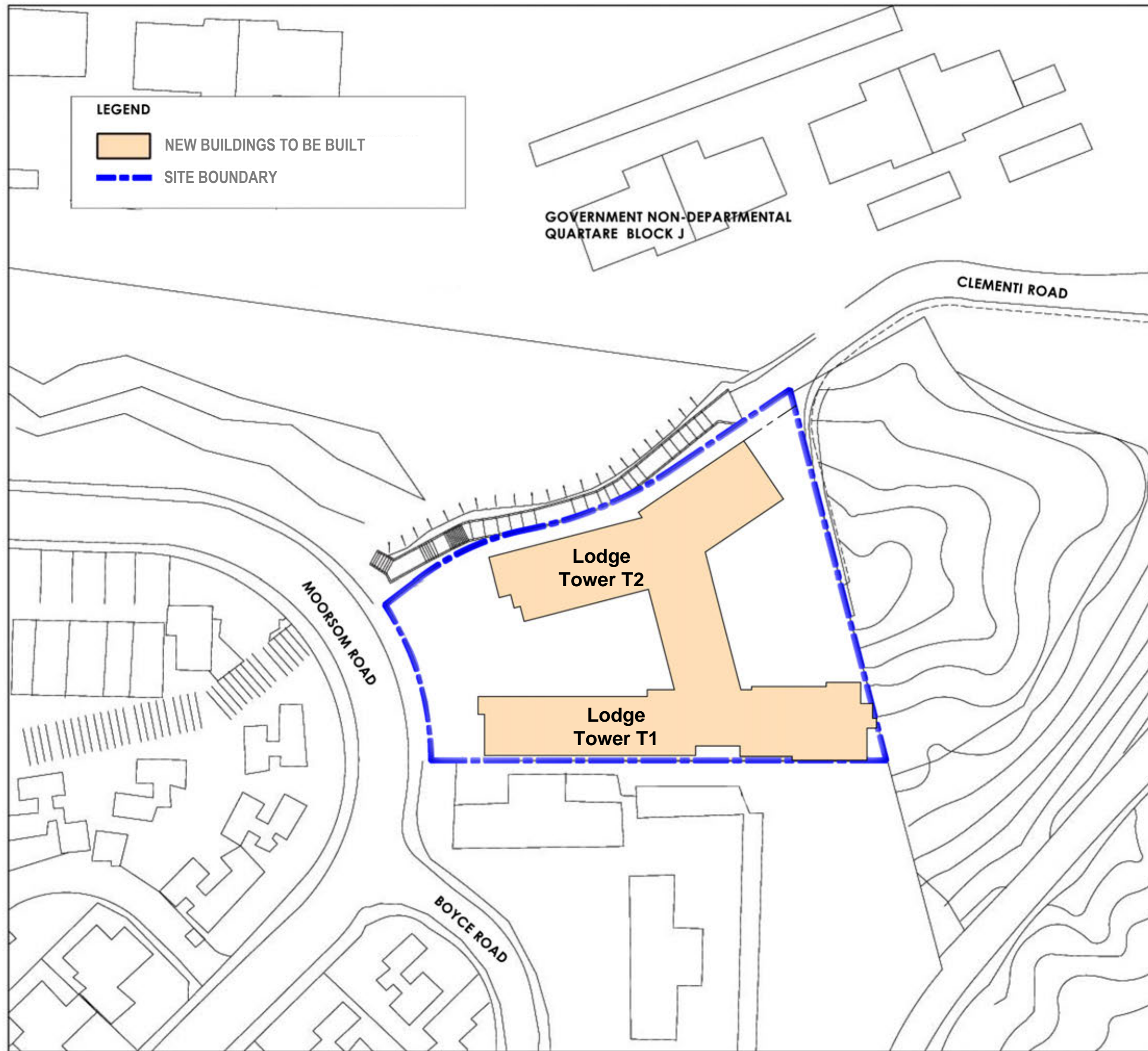


Proposed Layout Plan of the HKSKH's Central Site

Artistic Impressions of the Proposed Development at the HKSKH's Central Site



Aerial View



Proposed Layout Plan of the HKSKH's Mount Butler Site

Artistic Impressions of the Proposed Development at the HKSKH's Mount Butler Site



Aerial View