

## Information on Sales Arrangements 銷售安排資料

Name of the development: 發展項目名稱：	Hemma Amber 朗然	
Date of the Sale: 出售日期：	The second quarter of 2024 (Subject to change and to be announced) 2024 年第二季（日期或有變更，有待另行公布）	
Time of the Sale: 出售時間：	Exact time to be announced 確實時間有待公佈  (Note: The Vendor will issue or revise the relevant Information on Sales Arrangements before the actual date of the sale in accordance with the Residential Properties (First-hand Sales) Ordinance.) (註：賣方會於實際出售日期前按照《一手住宅物業銷售條例》發出或修改相關銷售安排資料。)	
Place where the sale will take place: 出售地點：	Ground Floor and Third Floor, Dragon Centre, 23 Wun Sha Street, Tai Hang, Hong Kong (“Sales Office”) 香港大坑浣紗街 23 號龍濤苑地下及三樓（下稱「售樓處」）	
Number of specified residential properties that will be offered to be sold: 將提供出售的指明住宅物業的數目：	422	
Description of the specified residential properties that will be offered to be sold: 將提供出售的指明住宅物業的描述：		
<u>Tower</u> 座	<u>Floor</u> 樓層	<u>Flat</u> 單位
1A	2/F – 12/F 2樓 – 12樓	A, B, C, D, E, F, G, H, J
1B	1/F – 12/F 1樓 – 12樓	A, B, C, D, E, F, G, H
2A	1/F – 12/F 1樓 – 12樓	A, B, C, D, E, F, G, H
2B	1/F 1樓 2/F – 12/F 2樓 – 12樓	A, C, D, E, F, G, H, J, K, L A, B, C, D, E, F, G, H, J, K, L
The method to be used to determine the order of priority in which each of the persons interested in purchasing any of the specified residential properties may select the residential property that the person wishes to purchase:  將會使用何種方法，決定有意購買該等指明住宅物業的每名人士可揀選其意欲購買的住宅物業的優先次序：		

Upon receipt of the application forms by mail or by drop in the collection box, Hong Kong Housing Society (“HKHS”) will notify the applicants in writing of their application numbers. For online application, the applicant will instantly receive an Online Application Record (with Application No.) via the webpage and email as provided by the applicant after successfully submitted the application form and paid the application fee online. The computer ballot will take place in around February 2024 (exact date to be announced later). A priority number will then be assigned to each applicant by computer balloting and HKHS will inform each applicant (including applicant who has submitted application online) his/ her priority number in writing. The priority number should be quoted in all correspondence after balloting. The ballot result will be announced around February 2024 (exact date to be announced later) and available for public inspection at HKHS Applications Section (Address: G/F, Dragon Centre, 23 Wun Sha Street, Tai Hang, Hong Kong). Applicants can also visit the website: <https://hemmaamber.hkhs.com> (Hemma Amber) for checking their priority numbers. For details of the eligibility criteria, please refer to the Application Guide for Green Form Applicants and/or Application Guide for White Form Applicants of the Hong Kong Housing Society Subsidised Sale Flats Project 2023.

### **A. Priority for Flat Selection**

1. HKHS will invite eligible applicants in writing for flat selection in accordance with their categories of application and priority numbers. Whether an applicant having been invited for flat selection in this sales scheme would successfully acquire a flat is subject to his/ her final flat selection priority and the conditions of sale.

2. Category of Application:

2.1. Each applicant will be categorized into the following 8 categories of applications:

Category of Application	
Category 1	: 2-Person or above Family Applicant affected by the Kwun Tong Garden Estate Phase II (Yin Chee Lau and Hay Cheuk Lau), Yue Kwong Chuen (Pak Sha Lau, Shun Fung Lau and Hoy Kong Lau) and Chun Seen Mei Chuen Redevelopment Project (Green Form applicant)
Category 2	: 1-Person Applicant affected by the Kwun Tong Garden Estate Phase II (Yin Chee Lau and Hay Cheuk Lau), Yue Kwong Chuen (Pak Sha Lau, Shun Fung Lau and Hoy Kong Lau) and Chun Seen Mei Chuen Redevelopment Project (Green Form applicant)
Category 3	: 2-Person or above Family Applicant affected by the Ming Wah Dai Ha Phase 3, Kwun Tong Garden Estate Phase II (Wah Mei Lau, Pak Ling Lau and Hung Cheuk Lau), Yue Kwong Chuen (Ching Hoy Lau and Hoy Au Lau), Healthy Village Phase III Redevelopment Project and 2-Person or above Family Applicant of Kwun Tong Garden Estate Phase I (Lotus Tower) (Green Form applicant)
Category 4	: 1-Person Applicant affected by the Ming Wah Dai Ha Phase 3, Kwun Tong Garden Estate Phase II (Wah Mei Lau, Pak Ling Lau and Hung Cheuk Lau), Yue Kwong Chuen (Ching Hoy Lau and Hoy Au Lau), Healthy Village Phase III Redevelopment Project and 1-Person Applicant of Kwun Tong Garden Estate Phase I (Lotus Tower) (Green Form applicant)
Category 5	: 2-Person or above Family Applicant (Green Form applicant)
Category 6	: 1-Person Applicant (Green Form applicant)
Category 7	: 2-Person or above Family Applicant (White Form applicant)
Category 8	: 1-Person Applicant (White Form applicant)

- 2.2. Applicants in Category 2, Category 4, Category 6 and Category 8 may only purchase a 1-bedroom or 2-bedroom unit that is available for sale.
- 2.3. Applicants under Category 1 to Category 4 will be allocated an additional order according to their categories of application and priority numbers under Category 5 or Category 6 for flat selection.
3. HKHS offers a priority quota of 85 flats to the applicants in Category 1 to Category 4. In case the priority quota is fully utilised, HKHS will invite those applicants for flat selection under Category 5 to Category 8 according to their priority numbers. All applicants under Category 1 to Category 2 will be invited for flat selection from the first date of sales under this sales scheme according to following arrangements:
  - 3.1. Each time a group of 5 applicants in Category 1 to Category 2 will be invited for flat selection according to the following order:
    - (i) 4 applicants from Category 1 according to their priority numbers for flat selection; and
    - (ii) 1 applicant from Category 2 according to his/ her priority number for flat selection.
  - 3.2. If applicants under Category 1 to Category 2 fail to select a flat under the priority quota arrangement, HKHS will invite those applicants for flat selection again when their order of priority under Category 5 or Category 6 arise and flat are still available for selection under the relevant category.
  - 3.3. In case the priority quota of 85 flats is not fully utilised after all applicants under Category 1 to Category 2 have been invited for flat selection, the remaining quota will be allocated under Category 3 to Category 4 of applications according to the order of priority.
4. In case the priority quota of 85 flats is not fully utilised after all applicants under Category 1 to Category 2 have been invited for flat selection specified in Paragraph 3.3 above, applicants under Category 3 to Category 4 will be invited for flat selection under this sales scheme according to following arrangements:
  - 4.1. Each time a group of 5 applicants in Category 3 to Category 4 will be invited for flat selection according to the following order:
    - (i) 4 applicants from Category 3 according to their priority numbers for flat selection; and
    - (ii) 1 applicant from Category 4 according to his/ her priority number for flat selection.
  - 4.2. If applicants under Category 3 to Category 4 fail to select a flat under the priority quota arrangement, HKHS will invite those applicants for flat selection again when their order of priority under Category 5 or Category 6 arise and flat are still available for selection under the relevant category.
  - 4.3. In case the priority quota of 85 flats is not fully utilised after all applicants under Category 3 to Category 4 have been invited for flat selection, the remaining quota will be allocated to the other categories of applications according to the order of priority and relevant quota specified in Paragraph 5.1 below.
5. Green Form and White Form Applicants:
  - 5.1. The quota and the relevant order of priority for flat selection of the eligible applicants shall be as follows:

Category of Application	Quota
Category 5 : 2-Person or above Family Applicant (Green Form applicant)	30%
Category 6 : 1-Person Applicant (Green Form applicant)	10%
Category 7 : 2-Person or above Family Applicant (White Form applicant)	50%
Category 8 : 1-Person Applicant (White Form applicant)	10%

Each time a group of 10 applicants will be invited for flat selection according to the following order:

- (i) 3 applicants from Category 5 according to their priority numbers for flat selection;
- (ii) 1 applicant from Category 6 according to his/ her priority number for flat selection;
- (iii) 5 applicants from Category 7 according to their priority numbers for flat selection;
- (iv) 1 applicant from Category 8 according to his/ her priority number for flat selection.

- 5.2. If all eligible applicants in a particular category of application have been invited for flat selection, the total number of eligible applicants to be invited for flat selection in each subsequent group will be reduced accordingly. For example: If all eligible applicants in Category 8 have been invited for flat selection, there will only be 9 applicants in each subsequent group to be invited for flat selection while the number of eligible applicants in each category of application (depends on the remaining number of applicants) will remain unchanged.
- 5.3. If the quota of a particular category of application have been fully utilised, the remaining applicants of that particular category of application would not be arranged for flat selection. For example: If the allocated quota of Category 5 has been utilised, there will only be 7 applicants in each subsequent group to be invited for flat selection while the number of eligible applicants in each category of application (depends on the remaining number of applicants) will remain unchanged.
- 5.4. If the quota is not fully utilised after all applicants in a particular category of application have been invited for flat selection, the remaining quota of that particular category of application is subject to following arrangements:
  - (i) If the allocated quota for Category 5 is not fully utilised after all applicants in Category 5 have been invited for flat selection, the remaining quota for Category 5 will be allocated to Category 7 and vice versa.
  - (ii) If the allocated quota for Category 6 is not fully utilised after all applicants in Category 6 have been invited for flat selection, the remaining quota for Category 6 will be allocated to Category 8 and vice versa.
  - (iii) If the allocated quota for Category 5 and Category 7 is not fully utilised after all applicants in Category 5 and Category 7 have been invited for flat selection, the remaining quota for Category 5 and Category 7 will be allocated to Category 6 and Category 8 and vice versa.
6. Arrangement for flat selection is subject to relevant Information on Sales Arrangements to be issued or revised by HKHS from time to time. HKHS reserves all right to decide whether, when and which of the flats are to be put up for selection under this sales scheme. HKHS reserves all right at any time to withdraw any flats from this sales scheme. No objection or claim shall be made by any person against HKHS in relation to the foregoing. In case of any disputes, the decision of HKHS shall be final and conclusive.

香港房屋協會（下稱「房協」）收到郵寄或親身遞交的申請表後，會以書面形式通知申請人其獲編配的申請編號。如經網上申請，申請人於完成申請手續及繳交申請費後會在網上及透過在申請時提供的電郵地址收到一份附有申請編號的網上申請紀錄。電腦抽籤將於 2024 年 2 月公布（以日後公布為準）進行。在房協以電腦抽籤方式為各申請人（包括網上申請人）編配優先次序號碼後，所有申請人（包括經網上申請的申請人）將個別獲書面通知其優先次序號碼，抽籤後的書信往來請註明有關優先次序號碼。抽籤結果將於 2024 年 2 月公布（以日後公布為準）及存放於房協申請組（地址：香港大坑浣紗街 23 號龍濤苑地下）供申請人查閱，申請人亦可在「朗然」網站：<https://hemmaamber.hkhs.com> 查閱其優先次序號碼。有關申請資格的詳情，請參閱《香港房屋協會「資助出售房屋項目 2023」》之申請須知（綠表申請人適用）及／或申請須知（白表申請人適用）。

## A. 選購單位次序

1. 房協將根據合資格申請人的申請類別及優先次序號碼發信邀請合資格申請人選購單位。獲邀選購單位的申請人是否有機會選購可供出售的單位須視乎其最終的選購單位次序及銷售情況。

2. 申請類別：

2.1. 每名申請人將按以下八個申請類別分類：

申請類別
第一類別：受房協觀塘花園大廈第二期（燕子樓及喜鵲樓）、漁光村（白沙樓、順風樓及海港樓）及真善美村重建計劃影響的二人或以上家庭（綠表申請人）
第二類別：受房協觀塘花園大廈第二期（燕子樓及喜鵲樓）、漁光村（白沙樓、順風樓及海港樓）及真善美村重建計劃影響的一人申請人（綠表申請人）
第三類別：受房協明華大廈第三期、觀塘花園大廈第二期（畫眉樓、百靈樓及孔雀樓）、漁光村（靜海樓及海鷗樓）、健康村第三期重建計劃影響的二人或以上家庭及觀塘花園大廈第一期玉蓮臺的二人或以上家庭（綠表申請人）
第四類別：受房協明華大廈第三期、觀塘花園大廈第二期（畫眉樓、百靈樓及孔雀樓）、漁光村（靜海樓及海鷗樓）、健康村第三期重建計劃影響的一人申請人及觀塘花園大廈第一期玉蓮臺的一人申請人（綠表申請人）
第五類別：二人或以上家庭（綠表申請人）
第六類別：一人申請人（綠表申請人）
第七類別：二人或以上家庭（白表申請人）
第八類別：一人申請人（白表申請人）

2.2. 第二類別、第四類別、第六類別及第八類別的申請人只可選購當時可供出售的一房或兩房住宅單位。

2.3. 第一類別至第四類別的合資格申請人將會於第五類別或第六類別另外獲發一個配額。

3. 房協會為第一類別至第四類別的申請人設有 85 個優先選購單位的配額。當有關配額用罄，房協會邀請第五類別至第八類別合資格申請人按優先次序號碼選購單位。所有第一類別至第二類別的申請人會在本銷售計劃開賣首天起優先獲邀選購單位，安排如下：

- 3.1. 每一組共 5 位第一類別至第二類別的合資格申請人將會優先按以下次序選購單位：
- (i) 第一類別按優先次序號碼的 4 位申請人；
  - (ii) 第二類別按優先次序號碼的 1 位申請人。
- 3.2. 如上述第一類別至第二類別的申請人在優先配額安排下，未能成功選購單位，房協會按他／她／他們於第五類別或第六類別的選購單位次序及當時銷售情況再邀請他／她／他們選購單位。
- 3.3. 若所有獲安排優先選購單位的第一類別至第二類別的申請人已完成選購單位，而預設的 85 個配額仍未用罄，剩餘的配額會撥歸第三類別至第四類別的申請人。
4. 按上述 3.3 段所述，當第一類別至第二類別的申請人已完成選購單位，而預設的 85 個配額仍未用罄，房協會邀請第三類別至第四類別合資格申請人按優先次序號碼選購單位，安排如下：
- 4.1. 每一組共 5 位第三類別至第四類別的合資格申請人將會優先按以下次序選購單位：
- (i) 第三類別按優先次序號碼的 4 位申請人；
  - (ii) 第四類別按優先次序號碼的 1 位申請人。
- 4.2. 如上述第三類別至第四類別的合資格申請人在優先配額安排下，未能成功選購單位，房協會按他／她／他們於第五類別或第六類別的選購單位次序及當時銷售情況再邀請他／她／他們選購單位。
- 4.3. 若所有獲安排優先選購單位的第三類別至第四類別的申請人已完成選購單位，而預設的 85 個配額仍未用罄，剩餘的配額會根據第 5.1 段所列的選購單位次序及配額撥歸其他類別的申請人。

5. 綠表及白表申請人：

- 5.1. 房協會邀請第五類別至第八類別合資格申請人選購單位，配額及其選購單位次序安排如下：

申請類別	配額
第五類別：二人或以上家庭（綠表申請人）	30%
第六類別：一人申請人（綠表申請人）	10%
第七類別：二人或以上家庭（白表申請人）	50%
第八類別：一人申請人（白表申請人）	10%

每一組共 10 位被邀請選購單位的合資格申請人按以下次序選購單位：

- (i) 第五類別按優先次序號碼的 3 位申請人；
  - (ii) 第六類別按優先次序號碼的 1 位申請人；
  - (iii) 第七類別按優先次序號碼的 5 位申請人；
  - (iv) 第八類別按優先次序號碼的 1 位申請人。
- 5.2. 如某一類別的所有合資格申請人已獲邀出席選購單位，此後每一組獲安排選購單位的合資格申請人將會相應減少。例如：第八類別的所有合資格申請人已獲邀出席選購單位，

其後每一組只會有 9 位合資格申請人獲邀選購單位，而各類別合資格獲邀選購單位的人數（視乎餘數）維持不變。

- 5.3. 如某一類別的配額用罄，該類別所有餘下的申請人將不會獲安排選購單位。例如：第五類別的配額用罄，其後每一組只會有 7 位合資格申請人獲邀選購單位，而各類別合資格獲邀選購單位的人數（視乎餘數）維持不變。
- 5.4. 若個別類別的申請人已完成選購單位，而該類別的配額仍未用罄，該類別的剩餘配額安排如下：
- (i) 若所有第五類別的申請人已完成選購單位，而第五類別的配額仍未用罄，第五類別的剩餘配額會撥歸第七類別的申請人，反之亦然；
  - (ii) 若所有第六類別的申請人已完成選購單位，而第六類別的配額仍未用罄，第六類別的剩餘配額會撥歸第八類別的申請人，反之亦然；
  - (iii) 若所有第五類別及第七類別的申請人已完成選購單位，而第五類別及第七類別的配額仍未用罄，第五類別及第七類別的剩餘配額會撥歸第六類別及第八類別的申請人，反之亦然。
6. 選購單位安排以房協不時發出或修改的相關銷售安排資料為準。房協保留一切權利決定住宅單位是否、何時及其中哪些住宅單位可於本銷售計劃下供選擇。房協保留一切權利於任何時間從本銷售計劃中撤回當中的任何住宅單位。任何人不得就上述事宜向房協提出任何反對或申索。如有爭議，房協的決定為最終決定。

The method to be used, where 2 or more persons are interested in purchasing a particular specified residential property, to determine the order of priority in which each of those persons may proceed with the purchase:

在有兩人或多於兩人有意購買同一個指明住宅物業的情況下，將會使用何種方法決定每名該等人士可購買該物業的優先次序：

Please refer to the above method.

請參照上述方法。

Hard copies of a document containing information on the above sales arrangements are available for collection by the general public free of charge at:

載有上述銷售安排的資料的文件印本於下列地點可供公眾免費領取：

The office of Hong Kong Housing Society at Tone King Building, 413 Castle Peak Road, Cheung Sha Wan, Kowloon

九龍長沙灣青山道 413 號東景大廈房協辦事處

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