


**AMENDMENT NO. MPA20260024  
TO MASTER PLAN**

 RESIDENTIAL WITH COMMERCIAL AT  
1ST STOREY ZONE

**WRITTEN STATEMENT**

This amendment involves the rezoning of the site, shown coloured on this plan, from Residential Zone at a plot ratio of 1.4 (gross) to Residential with Commercial at 1st Storey Zone at a maximum permissible plot ratio of 1.4 (gross).

Note:

*This Amendment Plan is to be read in conjunction with the Master Plan Written Statement.*

*The Plot Ratio indicated in this Amendment Plan only prescribes the maximum permissible intensity for the development of the land. The actual intensity to be permitted shall be determined by the Competent Authority and may be below the maximum permissible intensity.*

*The plot ratio indicated in this Amendment Plan shall not be used as basis for the calculation and payment of land betterment charge.*

**CERTIFIED PROPOSED AMENDMENT**

**SOON MIN HAU**  
for Chief Planner  
Urban Redevelopment Authority



**SCALE : 1:400**

**MPA REF : MPA20260024**

**DATE : 01 JUN 2026**

**GROUP : DEVELOPMENT CONTROL GROUP**



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