

**Key findings and recommendations of Heritage Impact Assessment**

Under the Heritage Impact Assessment (HIA) framework, public projects involving large-scale redevelopment that are likely to cause major impact to significant heritage sites may be required to carry out a HIA. Developing agencies will engage external consultants to conduct an independent heritage study, engage relevant stakeholders and the heritage community and publish study findings for public feedback. These findings will guide agencies as they draw up strategies to mitigate the impact of development while celebrating the distinctive character of the site.

The HIA for Bukit Timah Turf City yielded the following key findings:

- The site's heritage significance is attributed to the historical events that occurred at the racecourse and its association with the Singapore Turf Club; its association with horse racing and development as a popular recreation venue in Singapore in the past; the innovative use of modern technology at the racecourse; and the aesthetic and architectural value of the racecourse along with the clusters of associated buildings and landscapes.
- Some of the buildings identified to be of heritage significance, based on a combination of historical, social, aesthetic, architectural and contextual values, include:
  - North and South Grandstands
  - Secretary's and Assistant Secretary's Bungalows
  - Racetracks
  - Bukit Timah Saddle Club Clubhouse
  - Fairways Quarters
  - Stables
- The following heritage mitigation strategies are recommended to retain the heritage value of the site:
  - Retaining the spatial relationship between the Grandstands and the historic racetrack grounds;
  - Sensitive restoration and adaptive reuse of buildings that can be retained;

- Integrating measures into future development plans to share the heritage of the site (e.g. through storyboards and heritage trails);
- Sensitive urban design that incorporates insights from studies on traffic, visual and environmental impact; and
- A Conservation Management Plan to guide future development.