AMENDMENT NO. MPA20260157 TO MASTER PLAN

2.5 SITE FOR MAXIMUM PERMISSIBLE PLOT RATIO OF 2.5 (GROSS)

WRITTEN STATEMENT

Amending plot ratio
This amendment involves (a) the change in plot ratio of the site, shown verged in red on this plan, from Business 2 Zone at a plot ratio of 1.4 (gross) to Business 2 Zone at a maximum permissible plot ratio of 2.5 (gross); and (b) the change in plot ratio of the site, shown verged in red on this plan, from Business 2 Zone at a plot ratio of 1.4 (gross) to Business 2 Zone at a maximum permissible plot ratio of 2.5 (gross) (subsumed drain).

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

LIM_Teck_Leong@ura.gov.sg
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Date: 2026.11.24 11:50:52 +08'00'

Mr Lim Teck Leong
for Chief Planner
Urban Redevelopment Authority

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SCALE : 1:1,700
MPA REF :
DATE : 16 NOVEMBER 2026
GROUP : PHYSICAL PLANNING GROUP

URBAN REDEVELOPMENT AUTHORITY
To make Singapore a great city to live, work and play