

**AMENDMENT NO. MPA20260015
TO MASTER PLAN**

- 2.1 SITE FOR MAXIMUM PERMISSIBLE PLOT RATIO OF 2.1 (GROSS)
- 2.4 SITE FOR MAXIMUM PERMISSIBLE PLOT RATIO OF 2.4 (GROSS)
- RESIDENTIAL ZONE
- WATERBODY ZONE
- ROAD ZONE

WRITTEN STATEMENT

This amendment involves the (a) Rezoning of the site shown coloured on this plan, from (i) Residential (Subject to Detailed Planning) Zone to Waterbody Zone; (ii) Residential (Subject to Detailed Planning) / Park Zone to Road Zone; (iii) Road Zone to Residential Zone at a maximum permissible plot ratio of 2.4 (gross); (b) Assigning of plot ratio for the site, shown verged in red on this plan, from Residential (Subject to Detailed Planning) Zone to Residential Zone at a maximum permissible plot ratio of 2.1 (gross) / Residential Zone at a maximum permissible plot ratio of 2.4 (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

CLAIRE CHAN
for Chief Planner
Urban Redevelopment Authority



SCALE : 1:2,500

MPA REF : MPA20260015

DATE : 16 MARCH 2026

GROUP : PHYSICAL PLANNING GROUP



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