

Circular No : URA/PB/2016/12-DCG
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CIRCULAR TO PROFESSIONAL INSTITUTES

Who Should Know

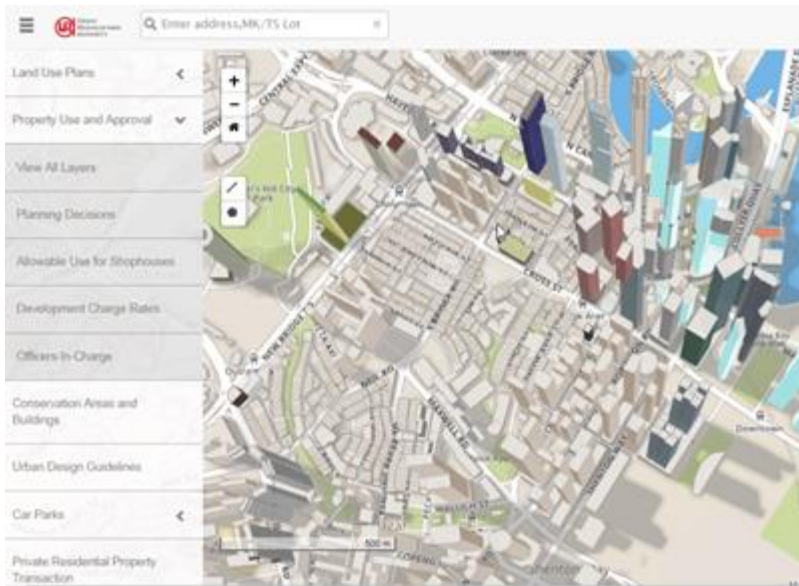
Building owners, developers, architects, engineers and real estate agents

NEW ONLINE PORTAL FOR MORE ACCESSIBLE INFORMATION

1. URA is pleased to announce that we have launched an online portal named *URA SPACE* (Service Portal and Community E-Services) for easier access to information and smoother online transactions. It consolidates detailed land use information and private property-related information onto a one-stop platform presented on geospatial maps. These maps are embedded with data so that users can easily view and search for information relating to the master plan, urban design guidelines, private property use and previous related development application approval, car park locations and availability, private residential property transactions, and conservation areas and buildings.

Hassle-free access to change of use information

2. One new function of *URA SPACE* is "Allowable Use For Shophouses". With this, users can readily check the allowable and last approved uses for private shophouses in Singapore and where necessary, will be guided to submit applications for the intended use.
3. For instance, if a business operator wants to set up a restaurant on premises where approval was already granted, the system will show that further planning permission from URA is not required. In a different scenario, if a business operator wants to change the use from a restaurant to an office at a location where it can be allowed, he/she will be advised that this can be approved immediately but he/she may be prompted to make an online lodgement [where applicable]. On the other hand, if a business operator wishes to open a new restaurant at a location where new restaurants cannot be supported, he/she will be advised accordingly.
4. Such instant online replies will be of great help to business operators in their decision making on whether to buy or rent shophouse premises for their intended use. This new function, on trial for six months, provides the information instantaneously and at no charge. Previously, a search fee of \$53.50 (inclusive of GST) would apply to enquiries for approved uses of shophouse premises.



Property Use & Approval information at your fingertips

XXX GEYLANG ROAD

Date: 5 May 2016




✕

Legend:

✔ -Allowed
The use is allowed without planning permission from URA. A lodgement application may be required for certain premises.

? -Subject to evaluation
A planning application must be submitted to URA for evaluation. Permission is not guaranteed or automatically granted.

✕ -Not supported
The use is not supported. The non-allowable uses are based on common enquiries, the list is not exhaustive

Shop		✔ Subject to conditions >
Office		✔ Subject to conditions >
Massage establishment / Spa		✕ Find out why >

Allowable uses & advisory details at a glance

5. *URA SPACE* is accessible on multiple devices, including Apple and Android tablet devices, enabling users to search and access information on the go. We will continue to enhance *URA SPACE* in phases, with plans to add on more information and features in the future. Visit *URA SPACE* at <https://www.ura.gov.sg/maps/>. We welcome suggestions to help us enhance this service further.
6. I would appreciate it if you could convey the contents of this circular to the relevant members of your organisation. If you or your members have any queries concerning this circular, please call our Development Control Group (DCG) Enquiry Line at Tel: 6223 4811 or e-mail us. For your information, past circulars and guidelines are available at our website <http://www.ura.gov.sg>.

Thank you.

HAN YONG HOE
GROUP DIRECTOR (DEVELOPMENT CONTROL)
for CHIEF EXECUTIVE OFFICER
URBAN REDEVELOPMENT AUTHORITY