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Dear Sir/Madam

IMPLEMENTATION OF STREAMLINED PROCESSING BY PUBLIC AGENCIES FOR NEW ERECTION OF WAREHOUSES NOT EXCEEDING 2 STOREYS

Introduction

1 This Circular is to inform the industry on the implementation of streamlined processing for simple proposals related to new erection of warehouses not exceeding 2 storeys used for storage of non-hazardous and non-perishable goods. This new initiative aims to facilitate fast track approvals for applications by developers and building professionals.

Details of Streamlined Processing

2 With efforts from URA, BCA, NEA, PUB, SCDF, MOM and LTA, building proposals satisfying all the following criteria may apply for concurrent approval and consent from the various agencies.

Submission fee

a. Plan fee shall be made upon the submission to the respective agencies.

Land use pre-requisites

b. The land plot is zoned Business 2 (B2) in URA's Master Plan and does not exceed 1,000 square metres in size. The proposed Gross Plot Ratio (GPR) shall not exceed 1.4 and does not involve any proposed workers' dormitory.

Drainage and sewerage pre-requisites

c. The land plot does not fall within drainage reserve, and the minimum platform level and crest level shall be in accordance to PUB's code of practice on Surface Water Drainage. There shall not have any existing public sewer/manhole within the development lot. The peak used water discharge from the lot to public sewer must not exceed 2 litres per second.

Other pre-requisites

d. The proposal is not affected by DSTA's or CAAS's technical height controls. The general storage warehouse shall not be more than two storeys and has no basement; not of pre-stressed or post-tensioned construction and shall comply with the relevant standards and codes of practice as required by the agencies. The development plot shall be using the existing vehicular access and there are no proposed works within the road reserve.

3 With immediate effect, for proposals satisfying the criteria in paragraph 2 above, URA, BCA, NEA, PUB, SCDF, MOM and LTA will process the applications concurrently. Additionally, respective agencies will endeavour to grant approvals within five working days from the date of submission to the respective agencies.
For any clarifications or for projects that qualify for fast track processing, please contact the following officers of the respective agencies upon plan submissions.

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Thank you.

(Ms) Chang Bek Mei
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Joint effort from MOM, URA, SCDF, LTA, PUB & NEA
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