

# **Central Provident Fund (Approved Housing Schemes) Regulations**

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#### CENTRAL PROVIDENT FUND ACT (CHAPTER 36, SECTION 77(1)(h))

#### CENTRAL PROVIDENT FUND (APPROVED HOUSING SCHEMES) REGULATIONS

Rg 12

G.N. No. S 335/1986

REVISED EDITION 2006

(30th November 2006)

[1st January 1987]

#### Citation and commencement

1.—(1) These Regulations may be cited as the Central Provident Fund (Approved Housing Schemes) Regulations.

(2) Regulation 6 shall be deemed to have come into operation on 1st March 1986.

(3) Regulation 7 shall be deemed to have come into operation on 2nd June 1984.

#### Definitions

2.—(1) In these Regulations, unless the context otherwise requires —

*[Deleted by S 654/2016 wef 01/01/2017]*

*[Deleted by S 654/2016 wef 01/01/2017]*

“approved developer” has the same meaning as in Part IVB of the Housing and Development Act (Cap. 129);

“approved housing scheme” means any scheme approved by the Minister for the purchase or acquisition of houses or flats by members of the Fund;

*[S 706/2007 wef 01/01/2008]*

“deferred resale levy” means any resale levy imposed by the Housing and Development Board in respect of the sale, transfer, assignment or disposition of an HDB flat or executive condominium, the payment of which is deferred by the Housing and Development Board until the person on whom the resale levy is imposed makes a subsequent purchase of an HDB flat, in a particular case or class of cases allowed by the Housing and Development Board;

*[S 718/2017 wef 01/01/2018]*

“executive condominium” means any housing accommodation under the executive condominium scheme established under the Executive Condominium Housing Scheme Act (Cap. 99A);

*[S 718/2017 wef 01/01/2018]*

*[Deleted by S 654/2016 wef 01/01/2017]*

“flat” includes a studio apartment, and any land adjacent to a flat that the Housing and Development Board has approved for purchase or acquisition as part of the flat;

*[S 690/2012 wef 01/01/2013]*

“HDB flat” means a house or flat sold, transferred, assigned or otherwise disposed of under an approved housing scheme by the Housing and Development Board, an approved developer under Part IVB of the Housing and Development Act, or a lessee of the Housing and Development Board;

*[S 189/2009 wef 01/05/2009]*

“house or flat” means a house or flat sold, transferred, assigned or otherwise disposed of under an approved housing scheme, by —

- (a) the Housing and Development Board;
- (b) an approved developer under Part IVB of the Housing and Development Act;
- (c) the Jurong Town Corporation; or
- (d) a lessee of the Housing and Development Board or the Jurong Town Corporation;

*[S 706/2007 wef 01/01/2008]*

*[Deleted by S 447/2009 wef 01/10/2009]*

“housing loan” means a loan obtained by a member from the Housing and Development Board, the Jurong Town Corporation or a private lender as defined in regulation 14A(9) to finance or re-finance the purchase or acquisition of a house or flat;

*[S 706/2007 wef 01/01/2008]*

*[Deleted by S 654/2016 wef 01/01/2017]*

“Jurong Town Corporation” means the Jurong Town Corporation constituted under section 3 of the Jurong Town Corporation Act (Cap. 150);

“Lease Buyback Scheme” means a scheme administered by the Housing and Development Board, under which a lessee of an HDB flat who has been approved by the Housing and Development Board to take part in the scheme enters into an agreement with the Housing and Development Board to reduce the term of the lease, in consideration of a sum of money —

- (a) which is to be paid in accordance with the terms and conditions of the scheme; and
- (b) the whole or part of which may be used for the payment of a premium for an annuity plan under the Lifelong Income Scheme established and maintained by the Board under section 27K of the Act;

*[S 480/2013 wef 01/08/2013]*

“Town Council” means a Town Council established under the Town Councils Act (Cap. 329A).

(2) A reference in these Regulations to the purchase of a house or flat includes a purchase made under an agreement for the sale and purchase of the house or flat where title to the house or flat will be conveyed, transferred or assigned to the purchaser on payment of the full purchase price.

(3) A reference in these Regulations to the purchase price of an HDB flat includes the amount of any deferred resale levy, and any interest accrued on the deferred resale levy, that the Housing and Development Board approves to be added to the purchase price of the HDB flat, in any particular case or class of cases approved by the Board.

*[S 718/2017 wef 01/01/2018]*

### **Withdrawal as deposit for or towards purchase or acquisition of house or flat**

3.—(1) Subject to regulation 4D, where a member has made an application to the Housing and Development Board, an approved developer or the Jurong Town Corporation to purchase or acquire a house or flat (other than a studio apartment), the Board may, on the application of the member and subject to such terms and conditions as the Board may impose, authorise the whole or part of the amount standing to his credit in the Fund, to be withdrawn from the Fund and paid to the Housing and Development Board, the approved developer, the Jurong Town Corporation or such other person as may be determined by the Board as a deposit for the purchase or acquisition of the house or flat or for the payment of the purchase price or part thereof of the house or flat.

*[S 706/2007 wef 01/01/2008]*

*[S 239/2015 wef 24/04/2015]*

(2) Subject to regulation 4D, where a member has attained such age as the Board may