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No. S 508

PLANNING ACT (CHAPTER 232)

PLANNING (FEES) (AMENDMENT) RULES 2016

In exercise of the powers conferred by section 61(1) of the Planning Act, the Minister for National Development makes the following Rules:

Citation and commencement

1. These Rules are the Planning (Fees) (Amendment) Rules 2016 and come into operation on 17 October 2016.

Amendment of rule 2

2. Rule 2(1) of the Planning (Fees) Rules 2014 (G.N. No. S 537/2014) (called in these Rules the principal Rules) is amended —

(a) by inserting, immediately after the definition of “application with multiple proposals”, the following definition:

““approved plans” means the plans of a development, works within a conservation area or subdivision of land submitted together with an application for written permission made to the competent authority under section 13 of the Act for which the competent authority has granted the written permission;”;

(b) by deleting the word “numbered” wherever it appears in the definition of “Broad Land-Use Group” and substituting in each case the word “lettered”;

(c) by inserting, immediately after the definition of “Category 2 Works”, the following definition:

““Category 3 Works” means any works of a type specified in Part 3 of the Fourth Schedule;”;

(d) by deleting the definition of “extensive open area development”;

(e) by deleting the definition of “land extensive development” and substituting the following definition:

““land extensive development” means a development comprised wholly or mainly of open spaces with no or little built up areas and includes a development set out in the Second Schedule;”;

(f) by deleting the words “an extensive open area development,” in the definition of “land intensive development”; and

(g) by deleting the definition of “Repair and Maintenance Works”.

Amendment of rule 3

3. Rule 3 of the principal Rules is amended —

(a) by deleting the word “and” at the end of paragraph (1)(a);

(b) by deleting the full-stop at the end of sub-paragraph (b) of paragraph (1) and substituting a semi-colon, and by inserting immediately thereafter the following sub-paragraphs:

“(c) in respect of the second or subsequent application for an amendment to plans already submitted for approval but for which written permission has yet to be granted by the competent authority, half of the appropriate fee specified in the second column of the First Schedule for the application to which the plans relate; and

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- (d) in respect of an application that includes obtaining written permission for development, works in a conservation area or subdivision that was started without prior written permission or authorisation under section 21(6) of the Act, other than an application for an amendment to approved plans made before the completion of the development, works or subdivision in the approved plans, a fee of \$2,675 in addition to the appropriate fee under this paragraph.”;
- (c) by deleting the words “Repair and Maintenance Works” in paragraph (2) and substituting the words “Category 3 Works”; and
- (d) by deleting paragraph (3).

Amendment of rule 4

4. Rule 4 of the principal Rules is amended —

- (a) by deleting paragraph (1) and substituting the following paragraph:
- “(1) The fee for an application for outline permission under section 18(1) of the Act is half of the fee specified in the second column of the First Schedule.”; and
- (b) by deleting paragraphs (5) and (6).

Deletion of rule 5

5. Rule 5 of the principal Rules is deleted.

Amendment of First Schedule

6. The First Schedule to the principal Rules is amended —

- (a) by deleting items 1 to 6 and substituting the following items:

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1.—(1) Subject to paragraph (2), fee for an application for planning permission or conservation permission under section 13 of the Act to develop land if the development is for the erection of a new building or buildings for a land extensive development —

(a) for the first 1,000 square metres of the development area or part thereof \$3,745

(b) for every subsequent 1,000 square metres of the development area or part thereof \$107

(2) Paragraph (1) does not apply to an application in relation to the erection of a new building or buildings on land that was approved in a planning permission or conservation permission granted at any time before the application, to be used as a land extensive development

(3) Where an application mentioned in paragraph (1) includes works carried out on one or more conserved buildings located within any conservation area other than a historic conservation area, no additional fee is payable for the application in respect of the works on the conserved building or buildings

(4) Where an application mentioned in paragraph (1) includes additions and alterations to a monument or works for the preservation of a monument, no additional fee is payable for the application in respect of the additions and alterations to the monument or works for the preservation of the monument

2.—(1) Fee for an application for planning permission or conservation permission under section 13 of the Act to develop land if the development is for the erection of a new

building or buildings for a land intensive development or which form part of a land intensive development, or on land that was approved, in a planning permission or conservation permission granted at any time before the application, to be used as a land extensive development —

(a) for the first 1,000 square metres of floor area of the proposed development or part thereof \$3,745

(b) for every additional 100 square metres of floor area of the proposed development or part thereof beyond the first 1,000 square metres, where the proposed use for the new building or buildings and, where applicable, the approved use of the existing building or buildings to be retained for the land intensive development is or are permissible under —

(i) Broad Land-Use Group A \$214

(ii) Broad Land-Use Group B \$107

(2) Where an application mentioned in paragraph (1) includes works carried out on one or more conserved buildings located within any conservation area other than a historic conservation area, no additional fee is payable for the application in respect of the works on the conserved building or buildings

(3) Where an application mentioned in paragraph (1) includes additions and alterations to a monument or works for the preservation of a monument, no additional fee is payable for the application in respect of the additions and alterations to the monument or works for the preservation of the monument