

Checklist of LRA Requirements for Private Developments

Please ensure your proposal complies with the respective landscaping requirements below. More details of these requirements are found in the 'Greenery' section of URA's Development Control handbooks [here](#).

For any non-compliances, please submit a waiver request [here](#) and provide the necessary justifications for URA's further assessment.

Requirements	Developments within LRA Strategic Areas		Developments outside LRA Strategic Areas					
	Developments with no technical height control	Developments with technical height constraint \leq 80m AMSL	Non-Landed Residential Developments			Commercial/Mixed-use/Hotel Developments		
			GPR \leq 1.4	1.4 < GPR < 2.8	GPR \geq 2.8	GPR \leq 1.4	1.4 < GPR < 2.8	GPR \geq 2.8
Landscape Replacement Area (LRA) (as % of site area)	Min 100% (inclusive of min 40% softscape)	Min 70% (inclusive of min 40% softscape)	-	-	-	-	-	-
Softscape (as % of site area)	Min 40%		Min 30% (inclusive of min 20% on-ground greenery, as % of site area)	Min 35% (inclusive of min 30% on-ground greenery, as % of site area)	Min 40% (inclusive of min 35% on-ground greenery, as % of site area)	Min 30%	Min 35%	Min 40%
Inaccessible Greenery (as % of site area)	Max 10%							
Green Plot Ratio (GnPR)	Min 4.0		Min 3.0	Min 3.5	Min 4.0	Min 3.0	Min 3.5	Min 4.0

Detailed Information to be provided to URA for assessment

1. Declaration of the overall Landscape Replacement Area (LRA), Softscape, Inaccessible Greenery and Green Plot Ratio provision for the entire development
2. Overall Green Plot Ratio computation
3. Landscaping plans, with cross sections and perspectives
4. Layout of the softscape and hardscape areas, clearly indicating all items that cannot be counted as Landscape Replacement Area, e.g. structure, key circulation, etc.
5. Proposed schedule of plant species and paving materials, as well as the layout of plant species at the softscape/ green walls/ green roofs.
6. Annotations in the landscape plans to show the proposed plant species and paving materials corresponding to the schedule, and the proposed uses e.g. Swimming Pool, BBQ Area, etc.
7. Sections showing the depth of all the proposed planting beds/vertical greenery for Landscape Replacement Areas.
8. Relevant perspectives showing the proposed plant species, as-built outcome and spatial quality.
9. Short statement on the proposed maintenance and irrigation methods for the planting.
10. Annotation of the 45-degree line, where relevant (for proposed GFA exemptions under Sky Terrace and Covered Communal Ground Garden schemes)
11. Indication of proposed system for vertical greenery/ extensive green roofs, if any.