


Plan Reference
URA / DC PLAN
RELEASE 5 / 2004E



Legend

 Boundary of Control Area

STREET BLOCK PLAN:

AREA BOUNDED BY
 UPPER THOMSON ROAD /
 THOMSON RIDGE / JALAN PELATINA
 [BISHAN PLANNING AREA]

The purpose of this release is to inform the public of an approved control plan for regulating the shophouses along Upper Thomson Road / Thomson Ridge / Jalan Pelatina

 Note:
 This streetblock plan is updated on 2 Dec 2015

GUIDELINES	
Planning Parameter	Requirement
Land Use	Commercial
Height	Maximum 2 storeys
Building Form	Party-wall development with pitched roof fronting Upper Thomson Road
Setback Requirements	Front: To abut Road Reserve or service road along Upper Thomson Road
	Side: To abut common boundary
	Rear of House No. 1-9 and 229-237 (highlighted in yellow): 3m (min.) setback from the common boundary for the 1 st and 2 nd storey
	Rear of House No. 185-227: Allowed to abut common boundary for 1 st storey; 3m (min.) setback from the common boundary for the 2 nd storey
Covered Walkway	Provision of a continuous covered walkway; the platform level and width of the proposed walkway shall match that of the existing covered walkway
Vehicular Access	Access to be taken from the service road along Upper Thomson Road
Other Requirements	If basement is proposed, it shall be for car parking only and will be subject to LTA's technical requirements at detailed design stage.