DEVELOPMENT
AT JALAN TEMBUSU

LAND PARCEL

SITE AREA : 20,572.1 m²
(Subject to Cadastral Survey)

LOCATION PLAN

SALES PARCEL

Amenities

MRT Station and Rapid Transit System alignment (Location & profile indicative only)

Existing Drainage Reserve (DR)

Existing buildings to be demolished by the successful tenderer (ST) (Indicative only)

SCALE: 1 : 5000
50 100 150 200m

1 / 3

URBAN REDEVELOPMENT AUTHORITY
To make Singapore a great city to live, work and play

DEVELOPMENT
AT JALAN TEMBUSU

LAND PARCEL

SITE AREA : 20.572.1 m²
(Subject to Cadastral Survey)

CONTROL PLAN

- **Boundary Line**
- **Proposed vehicular ingress / egress is allowed along this stretch of road**
- **Existing Drainage Reserve (DR) (Indicative only)**
- **Existing buildings to be demolished by the successful tenderer (ST) (indicative only)**
- **Proposed 4.0m wide open walkway comprising of 2.0m wide footpath and 1.0m wide planting strip on both sides, by the ST (Subject to LTA's requirement) (Indicative only)**
- **The ST shall widen the existing 1.8m slab to a width of 3.5m for the construction of 2.0m wide cycling path and a 1.5m wide footpath, complete with lane markings, signages etc to LTA's requirements (Indicative only)**
- **Site frontage improvement by the ST (Indicative only)**
- **Site frontage improvement, including cycling path by others (Indicative only)**
- **Proposed Park to be constructed by the ST (Indicative only)**
- [Txxx] TPZ=1.0m — **Trees required to be protected and retained (Location & profile indicative only) (TPZ - Tree protection zone, subject to arborist's assessment)**

NOTES:

The Control Plan of the proposed development is intended as a guide on the requirements of the Urban Redevelopment Authority.

The successful tenderer shall confirm and comply with the requirements of the relevant Competent Authorities before submission of plans for formal consideration.

The Control Plan is to be read in conjunction with the Conditions of Tender and Technical Conditions of Tender.

All site areas are estimated and location of existing structures are indicative only and are subject to final survey.

SCALE: 1:1500
0 15 30 45 60m

2/3

URBAN REDEVELOPMENT AUTHORITY
To make Singapore a great city to live, work and play

DEVELOPMENT
AT JALAN TEMBUSU

LAND PARCEL

SITE AREA : 20.572.1 m²
(Subject to Cadastral Survey)

BUILDING HEIGHT PLAN

Boundary Line

Up to Maximum Technical Building Height

NOTES:

The Control Plan of the proposed development is intended as a guide on the requirements of the Urban Redevelopment Authority.

The successful tenderer shall confirm and comply with the requirements of the relevant Competent Authorities before submission of plans for formal consideration.

The Control Plan is to be read in conjunction with the Conditions of Tender and Technical Conditions of Tender.

All site areas are estimated and location of existing structures are indicative only and are subject to final survey.

SCALE: 1:1500
0 15 30 45 60m

3
3

URBAN REDEVELOPMENT AUTHORITY
To make Singapore a great city to live, work and play