

**Amenity Provision Guidelines for Workers' Dormitories**

<p><b>Basic facilities</b></p>	<p>Basic amenities such as living quarters, common toilets and dining areas are required to be provided. The design, construction and provision of such basic facilities and amenities for the workers' dormitory shall meet the relevant authorities' requirements. (PUB, NEA, SCDF and MOM etc.).</p> <p>The developer is strongly encouraged to construct and provide additional amenities such as sickbay, laundry washing, drying area and collection point within the development.</p>															
<p><b>Recreational amenities</b></p>	<p>In addition to the basic amenities, the developer is also required to provide recreational amenities within the development. The minimum GFA for the recreational amenities, which depends on the number of workers housed in a dormitory, is as follows:</p> <table border="1" data-bbox="411 831 1374 1413"> <thead> <tr> <th data-bbox="416 837 730 965">No. of workers housed in a dormitory</th> <th data-bbox="730 837 1050 965">a) Minimum GFA dedicated for indoor recreational amenities<sup>5</sup></th> <th data-bbox="1050 837 1369 965">b) Minimum land area dedicated for outdoor recreational facilities</th> </tr> </thead> <tbody> <tr> <td data-bbox="416 965 730 1003">50 to 300</td> <td data-bbox="730 965 1050 1003">50 sqm</td> <td data-bbox="1050 965 1369 1003">Encouraged<sup>6</sup></td> </tr> <tr> <td data-bbox="416 1003 730 1041">301 to 500</td> <td data-bbox="730 1003 1050 1041">75 sqm</td> <td data-bbox="1050 1003 1369 1041">Encouraged<sup>6</sup></td> </tr> <tr> <td data-bbox="416 1041 730 1079">501 to 1000</td> <td data-bbox="730 1041 1050 1079">100 sqm</td> <td data-bbox="1050 1041 1369 1079">Encouraged<sup>6</sup></td> </tr> <tr> <td data-bbox="416 1079 730 1406">1001 to 5000</td> <td data-bbox="730 1079 1050 1406">0.10 sqm per worker<sup>7</sup> (min. of one 100 sqm multi-purpose room for the first 1,000 workers)</td> <td data-bbox="1050 1079 1369 1406">0.30 sqm per worker (min. of one 240 sqm hard court for the first 1,000 workers)  Only recreational spaces are to be counted towards this provision requirement</td> </tr> </tbody> </table>	No. of workers housed in a dormitory	a) Minimum GFA dedicated for indoor recreational amenities <sup>5</sup>	b) Minimum land area dedicated for outdoor recreational facilities	50 to 300	50 sqm	Encouraged <sup>6</sup>	301 to 500	75 sqm	Encouraged <sup>6</sup>	501 to 1000	100 sqm	Encouraged <sup>6</sup>	1001 to 5000	0.10 sqm per worker <sup>7</sup> (min. of one 100 sqm multi-purpose room for the first 1,000 workers)	0.30 sqm per worker (min. of one 240 sqm hard court for the first 1,000 workers)  Only recreational spaces are to be counted towards this provision requirement
No. of workers housed in a dormitory	a) Minimum GFA dedicated for indoor recreational amenities <sup>5</sup>	b) Minimum land area dedicated for outdoor recreational facilities														
50 to 300	50 sqm	Encouraged <sup>6</sup>														
301 to 500	75 sqm	Encouraged <sup>6</sup>														
501 to 1000	100 sqm	Encouraged <sup>6</sup>														
1001 to 5000	0.10 sqm per worker <sup>7</sup> (min. of one 100 sqm multi-purpose room for the first 1,000 workers)	0.30 sqm per worker (min. of one 240 sqm hard court for the first 1,000 workers)  Only recreational spaces are to be counted towards this provision requirement														
<p><b>Commercial amenities</b></p>	<p>The developer is allowed to provide up to 20 sqm of GFA in the development for commercial amenities if there are more than 100 workers and up to 500 workers housed in the dormitory.</p> <p>The developer is required to provide a minimum of 0.05 sqm per worker up to a maximum of 0.10 sqm per worker, if there are more than 500 workers and up to 5000 workers housed in the dormitory. The commercial quantum is subject to evaluation for workers' dormitory housing more than 5000 workers.</p>															

<sup>5</sup> Examples of indoor recreational amenities are multi-purpose room, gymnasium, reading room, TV rooms and basketball court. The reasonable sizes of a TV room and a gymnasium are 24 sqm and 40 sqm respectively.

<sup>6</sup> The developer is strongly encouraged to construct and provide outdoor games court, recreation and socializing area within the development.

<sup>7</sup> Where the site is subject to higher provision standards stipulated under the site's tender conditions, the higher standards shall apply.

	<p>For foreign workers' dormitories in industrial/warehouse developments, the commercial amenities shall form part of the ancillary quantum control within industrial developments.</p> <p>Examples of commercial amenities are mini-mart, barber shop, bicycle repair shop, telecommunications shop, internet shop, remittance shop, postal service shop and ATM.</p>
<p><b>Living space standards</b></p>	<p>The developer is required to provide a minimum of 4.5 sqm GFA per worker for the living space. These should include the basic living facilities, such as the sleeping quarters, kitchen, dining and toilet areas as well. This would serve the purpose of improving dormitory living standards and help to reduce likelihood of amenity issues.</p>
<p><b>Applicable DC rate for Recreational and Commercial amenities</b></p>	<p>The relevant Development Charge (DC) rates for Temporary Development Levy (TDL) or Differential Premium (DP) by SLA are as follows:</p> <p><u>Recreational amenities</u> Recreational amenities are to be computed under Industrial use rate.</p> <p><u>Commercial amenities</u> Commercial amenities are to be computed under Commercial use rate, i.e. Group A.</p>