

DEVELOPMENT AT RIVER VALLEY ROAD

LAND PARCEL

SITE AREA

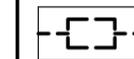
Plot 1: 10,237.7 m²

Plot 2: 1,069.7 m² (Optional Airspace Stratum)

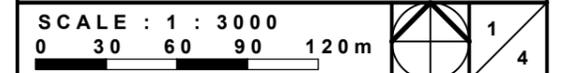
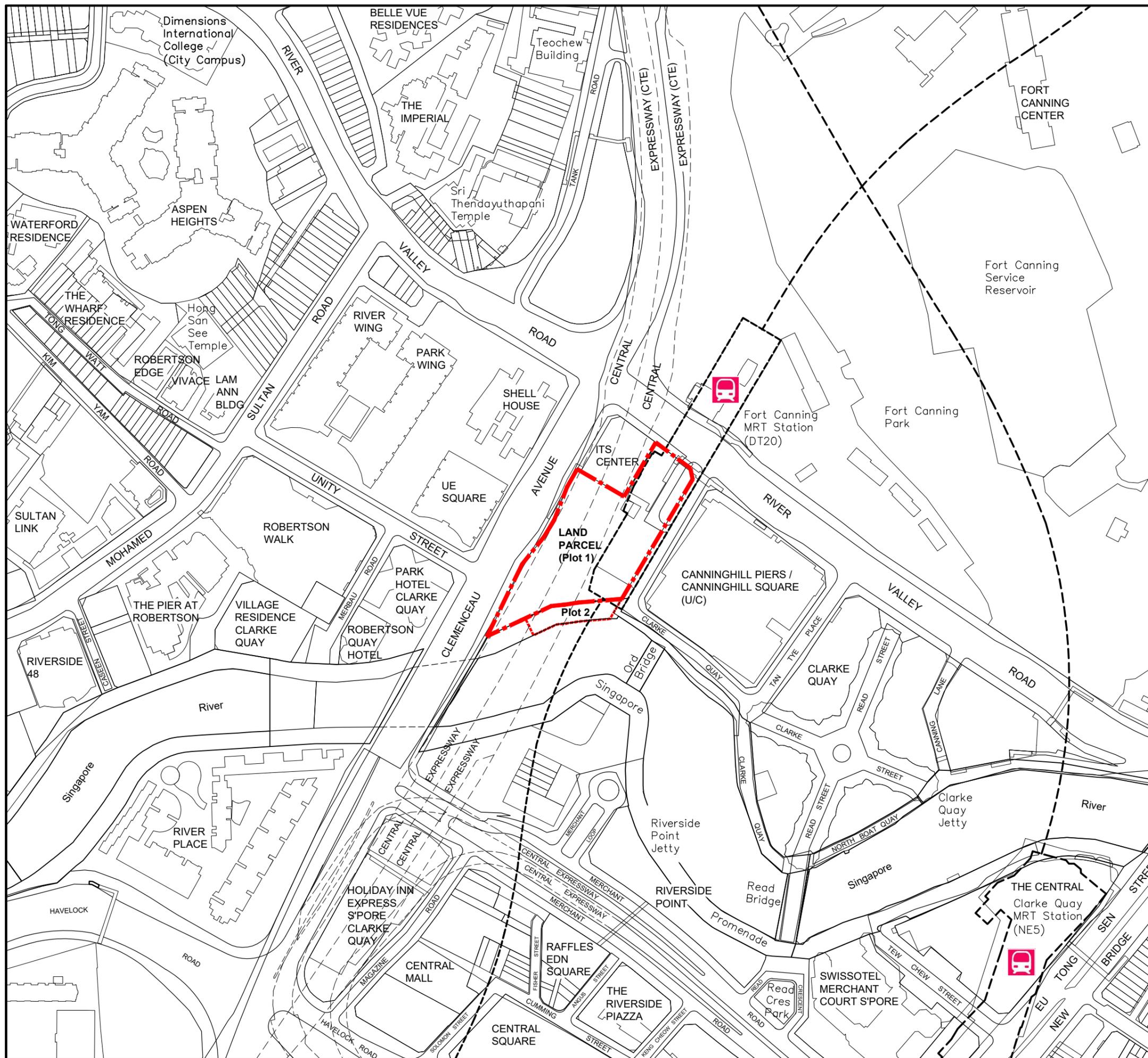
LOCATION PLAN



SALES PARCEL



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



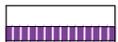
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LAND PARCEL

SITE AREA :-
Plot 1 : 10,237.7 m²
Plot 2 : 1,069.7 m² (Optional Airspace Stratum)

BASEMENT PLAN

-  Boundary Line
-  Central Expressway Tunnels System (Alignment & profile indicative only)
-  Existing MRT Station and Rapid Transit System alignment (Location & profile indicative only)
-  Existing 6.2m wide knock-out panel for connections to MRT Station / Pedestrian underpass (Location indicative only)
-  Existing Underground Pedestrian Link at concourse level of Fort Canning (DTL) MRT Station (Location indicative only)
-  Minimum 6.0m wide Underground Pedestrian Link from knock-out panel at concourse level of Fort Canning (DTL) MRT Station (Location & profile indicative only)
-  Proposed barrier free vertical circulation point (Location indicative only)
-  Existing column stumps (Location & profile indicative only)

NOTES :

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

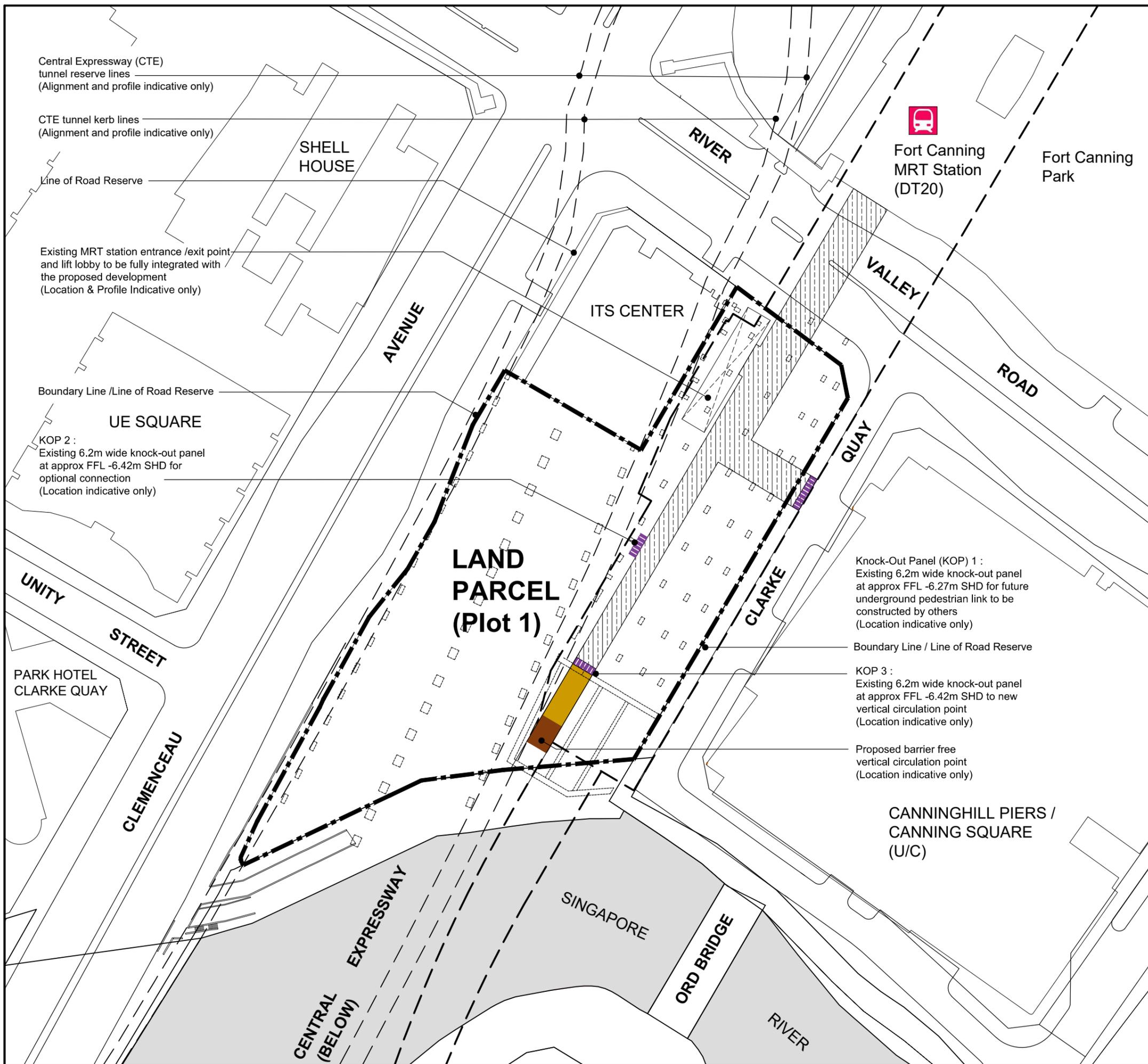
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SCALE: 1:1000
0 10 20 30 40 m



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Central Expressway (CTE) tunnel reserve lines (Alignment and profile indicative only)

CTE tunnel kerb lines (Alignment and profile indicative only)

Line of Road Reserve

Existing MRT station entrance /exit point and lift lobby to be fully integrated with the proposed development (Location & Profile Indicative only)

Boundary Line /Line of Road Reserve

KOP 2 : Existing 6.2m wide knock-out panel at approx FFL -6.42m SHD for optional connection (Location indicative only)

LAND PARCEL (Plot 1)

Knock-Out Panel (KOP) 1 : Existing 6.2m wide knock-out panel at approx FFL -6.27m SHD for future underground pedestrian link to be constructed by others (Location indicative only)

Boundary Line / Line of Road Reserve

KOP 3 : Existing 6.2m wide knock-out panel at approx FFL -6.42m SHD to new vertical circulation point (Location indicative only)

Proposed barrier free vertical circulation point (Location indicative only)

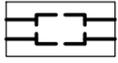
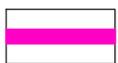
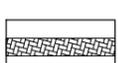
CANNINGHILL PIERS / CANNING SQUARE (U/C)

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LAND PARCEL

SITE AREA :-
 Plot 1 : 10,237.7 m²
 Plot 2 : 1,069.7 m² (Optional Airspace Stratum)

CONTROL PLAN

-  **Boundary Line**
-  **Proposed vehicular ingress / egress is allowed along this stretch of road**
-  **Existing MRT Station and Rapid Transit System alignment (Location & profile indicative only)**
-  **Minimum 3.6m wide (and 3.0m clear) covered walkway**
-  **Minimum 3.6m wide (and 3.0m clear) covered walkway /linkway (Alignment indicative only)**
-  **Road frontage Improvement works to be carried out by the successful tenderer (ST) (Area indicative only)**
-  **Proposed 2.0m wide cycling path to be constructed by the ST (Indicative only)**
-  **Proposed 1.8m / 2.0m wide footpath to be constructed by the ST (Indicative only)**
-  **Proposed Promenade Improvement works to be carried out by the ST (Indicative only)**
-  **Proposed Promenade (by others) (Alignment indicative only)**
-  **MRT Entrance Plaza (Alignment and profile indicative only)**
-  **Waterfront Public Space fronting river promenade (Location indicative only)**
-  **Existing trees to be retained (Indicative only)**

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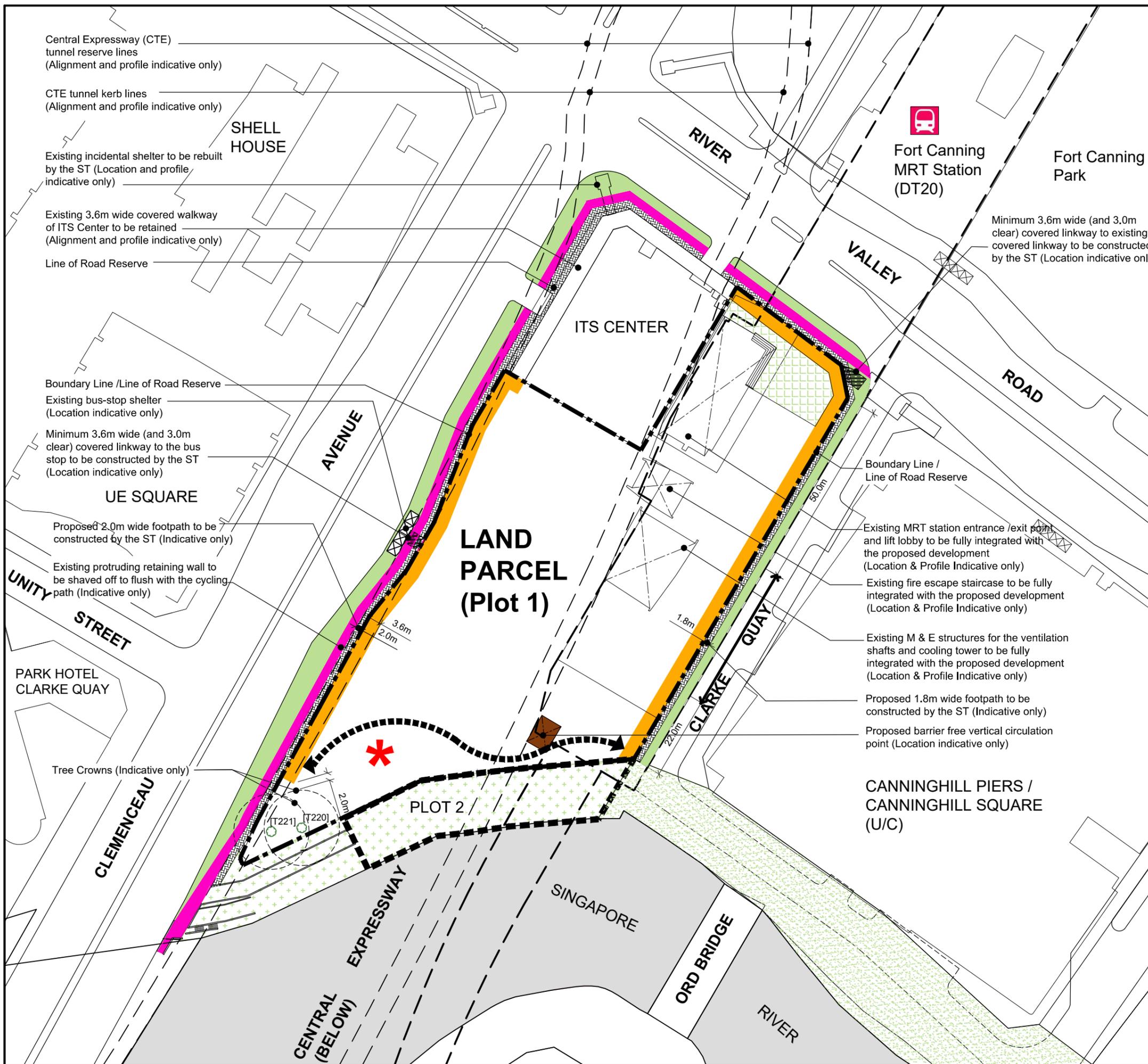
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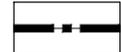


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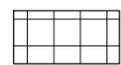
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BUILDING HEIGHT PLAN

 Boundary Line

BUILDING HEIGHT

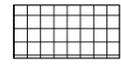
Low-Rise Zone

 Maximum 4 storeys and subject to LTA's loading provisions (Profile indicative only)

Mid-Rise Zone

 Maximum 7 storeys and subject to LTA's loading provisions (Profile indicative only)

High-Rise Zone

 Maximum 16 storeys and subject to LTA's loading provisions (Profile indicative only)

BUILDING EDGE

 Maximum 4 storeys up to the height of ITS Center

 Maximum 7 storeys up to the height of ITS Center

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