



*my***nice***home*  
ROADSHOW



**RENOVATING** AND  
**MAINTAINING** YOUR **NEW**  
**HOME**



# Topics

- **Renovating right, by the right person**
- **Renovating responsibly**
- **Where to find information**
- **Keeping my home in shape**



# Renovating right, by the right person

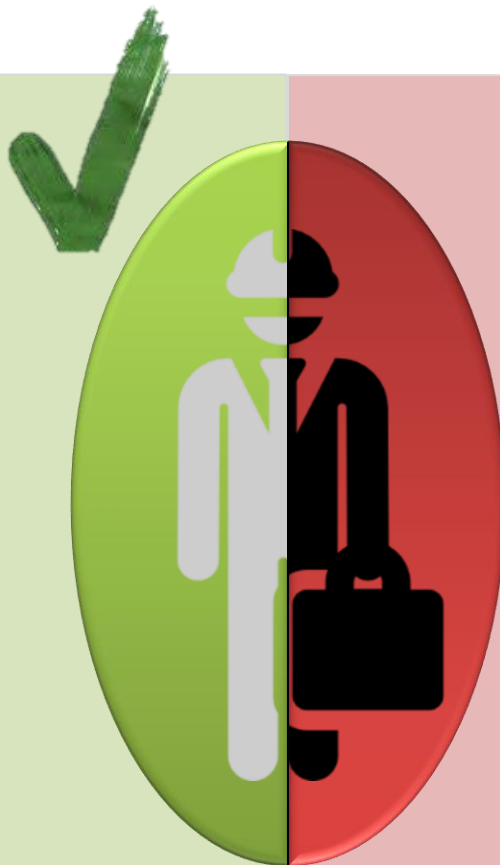


# Renovating right, by the right person

Did you know?

**Contractor listed in the  
Directory of Renovation  
Contractors**

- ✓ Trained to protect structure of building
- ✓ Updated on guidelines
- ✓ Knows what works can be done



**Unlisted contractor**

- ✗ Untrained
- ✗ Does not know guidelines
- ✗ Unsure of what works can be done

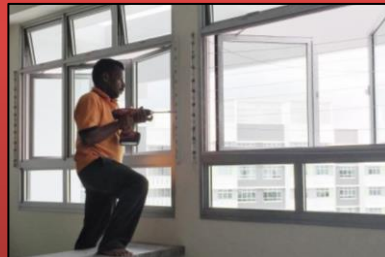


# Renovating right, by the right person

**Certified  
demolition  
workers**



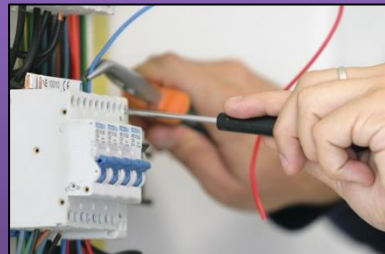
**BCA-  
Approved  
Windows  
Contractors**



**Licensed  
Gas  
Workers**



**Licensed  
Electrical  
Worker**



**BCA-  
Trained Air  
Conditioner  
Installer**

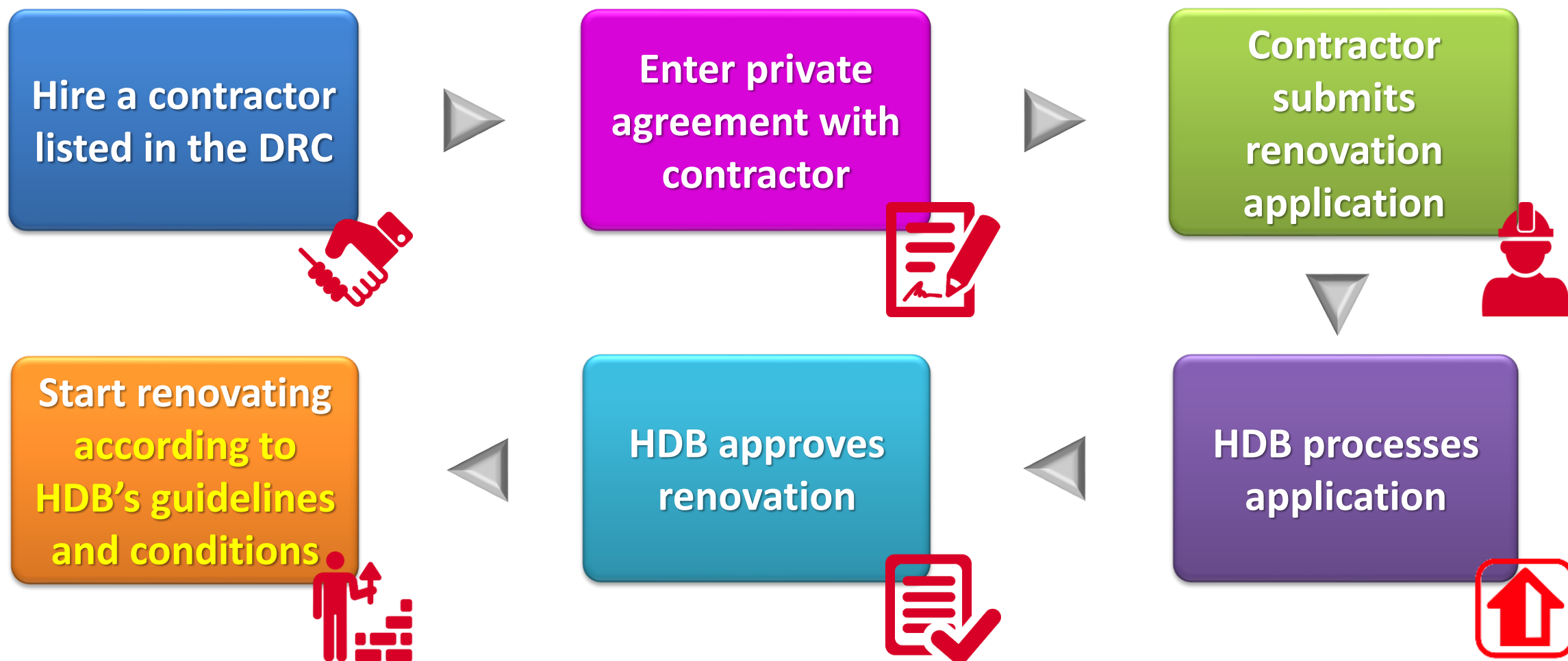


**Licensed  
Plumber**





# Renovating right, by the right person





# Renovating right, by the right person

Did you know?



Unauthorised hacking of walls

Results in loss of structural support

Raising floor level by more than 50mm (inclusive of floor tiles) with screed

Causes floor structure to be overloaded







# Renovating right, by the right person

## Around 190 HDB flats breached renovation guidelines in past 3 years' inspections

Online Article  
ST Online  
Michelle Ng

Published Date: 6 Jun 2021



There were over 60 cases of both major and minor infringements in the 10-year period from 2005 to 2014. ST PHOTO: GAVIN FOO

SINGAPORE - Around 190 home owners and contractors of Housing Board flats were found to have carried out unauthorised renovation works infringing on the HDB's guidelines in the past three years.

More than 38,000 flats were inspected by the HDB from 2018 to 2020. Of these, less than 0.5 per cent of flats were found to be in breach of the guidelines.

Unauthorised works had to be reinstated

Cost of repairs and reinstatement borne by flat owners and/ or renovation contractors





# Renovating right, by the right person



Unauthorised hacking can be dangerous!

14 cases discovered between 2019 and 2021



Flat owners and contractors were prosecuted in court



## Renovating right, by the right person

- Hire only contractors listed in the Directory of Renovation Contractors
- Read and understand HDB's guidelines and conditions stated in the permit



# Renovating responsibly



# Renovating responsibly

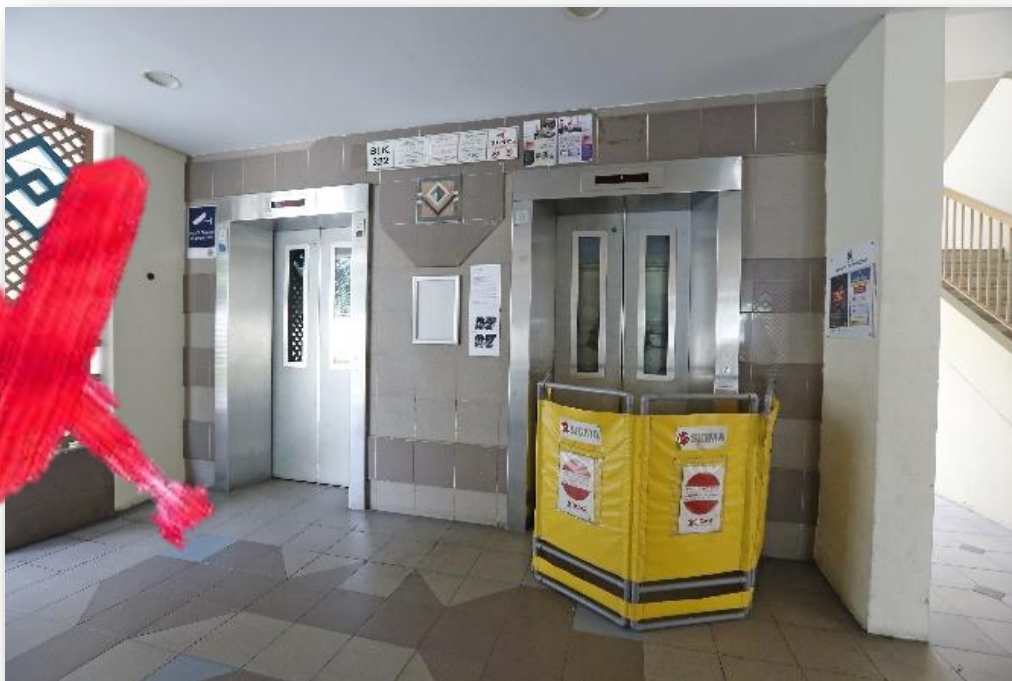


- × Inserting foreign objects into the door
- × Blocking lift door with items
- × Hogging the lifts





# Renovating responsibly



**Lift-breakdowns  
affect everyone!**





# Renovating responsibly



Potential tripping hazard!

- × Flushing debris and material waste down the toilet bowl
- × Throwing debris down the refuse chute
- × Leaving waste materials in common areas



Potential fire hazard!



Potential mosquito breeding grounds!





# Renovating responsibly

- Keep to the permitted duration and timings

	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday	Sunday
9am	<div><ul style="list-style-type: none"><li>• Painting</li><li>• Plastering</li><li>• Not-so-noisy works</li></ul></div>						
6pm							



# Renovating responsibly

- Keep to the permitted duration and timings

	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday	Sunday
9am	<ul style="list-style-type: none"><li>• Tiles cutting</li><li>• Hacking, excessive knocking</li><li>• Carpentry</li></ul>						
5pm							
6pm							



# Renovating responsibly

- Keep to the allowable days

	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday	Sunday
9am	PH?	Rest day!	Rest day!	PH?	Rest day!	Rest day!	Rest day!
5pm							
6pm							



# Renovating responsibly

- Keep to the allowable days

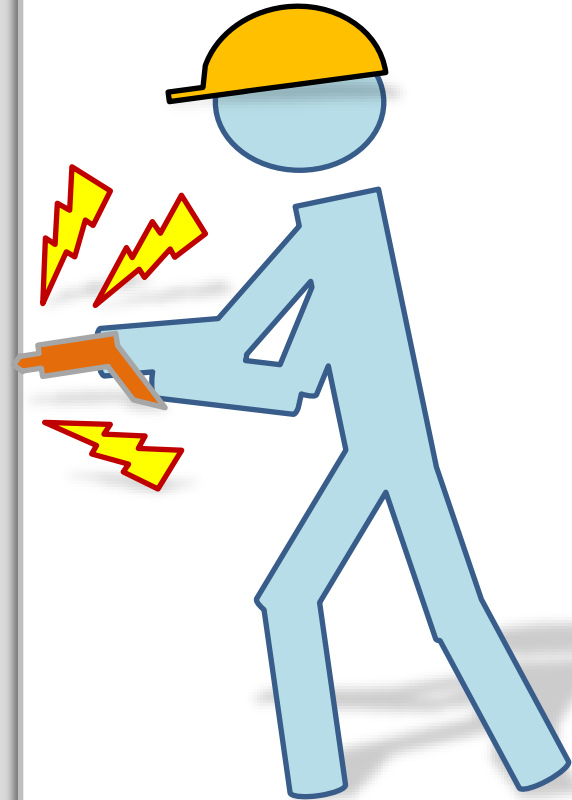
	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday	Sunday
9am			And no noisy works on eve of MAJOR PH!	PH?  Rest day!			Rest day!
5pm							
6pm							

Major Public Holidays: New Year's Day, Lunar New Year, Hari Raya Puasa, Deepavali and Christmas



# Renovating responsibly

Remind your contractors to keep to the permitted renovation timing

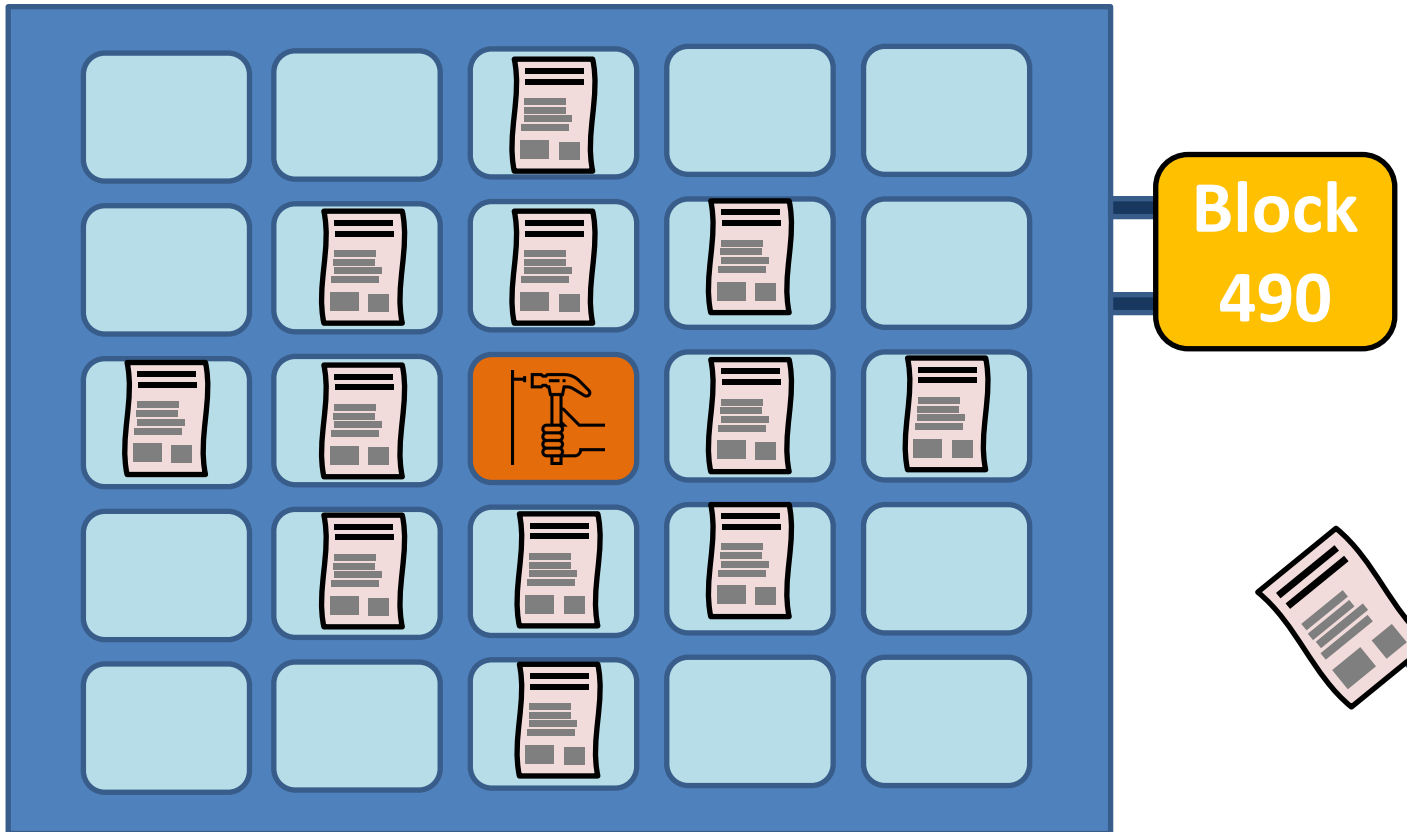




# Renovating responsibly

Remind your contractors to notify the neighbours in advance

- 2-units all round
- 5 days in advance
- Served door-to-door



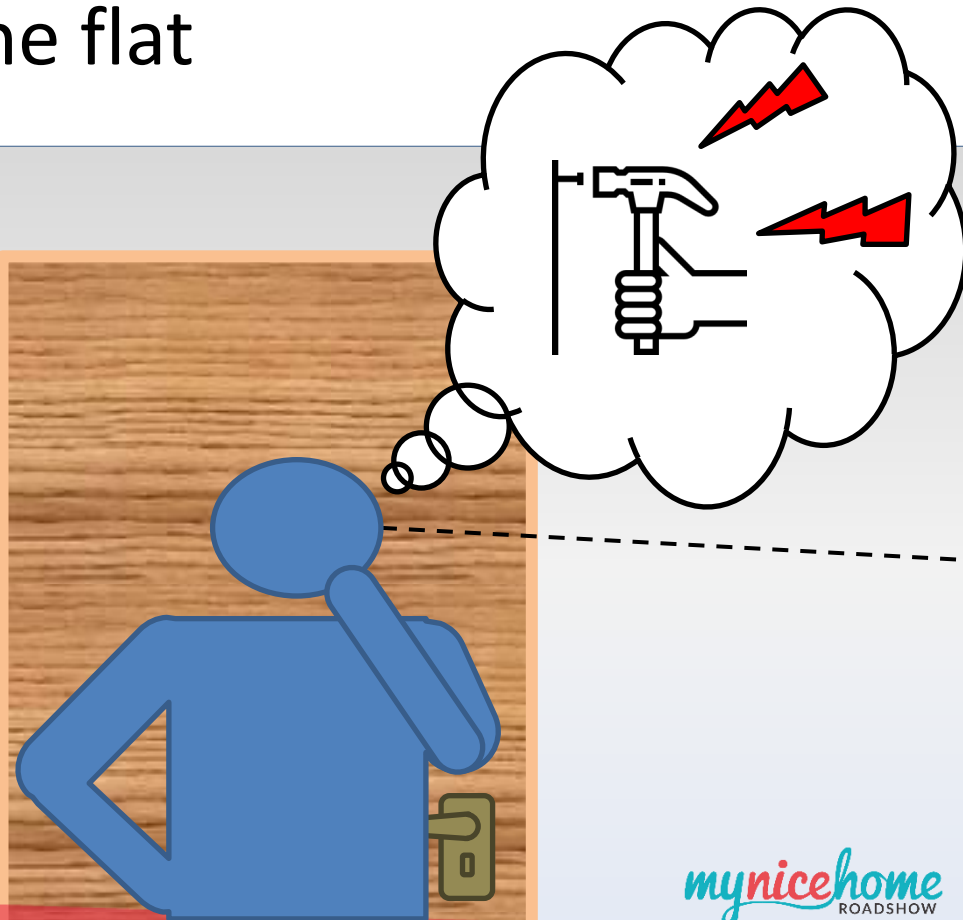




# Renovating responsibly

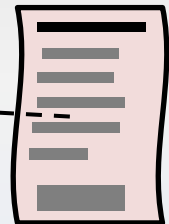
Remind your contractors to display a notice of renovation outside the flat

#15-16



Details of  
contractor,  
dates of  
renovation...

#15-17





# Renovating responsibly

How can I provide feedback about these?

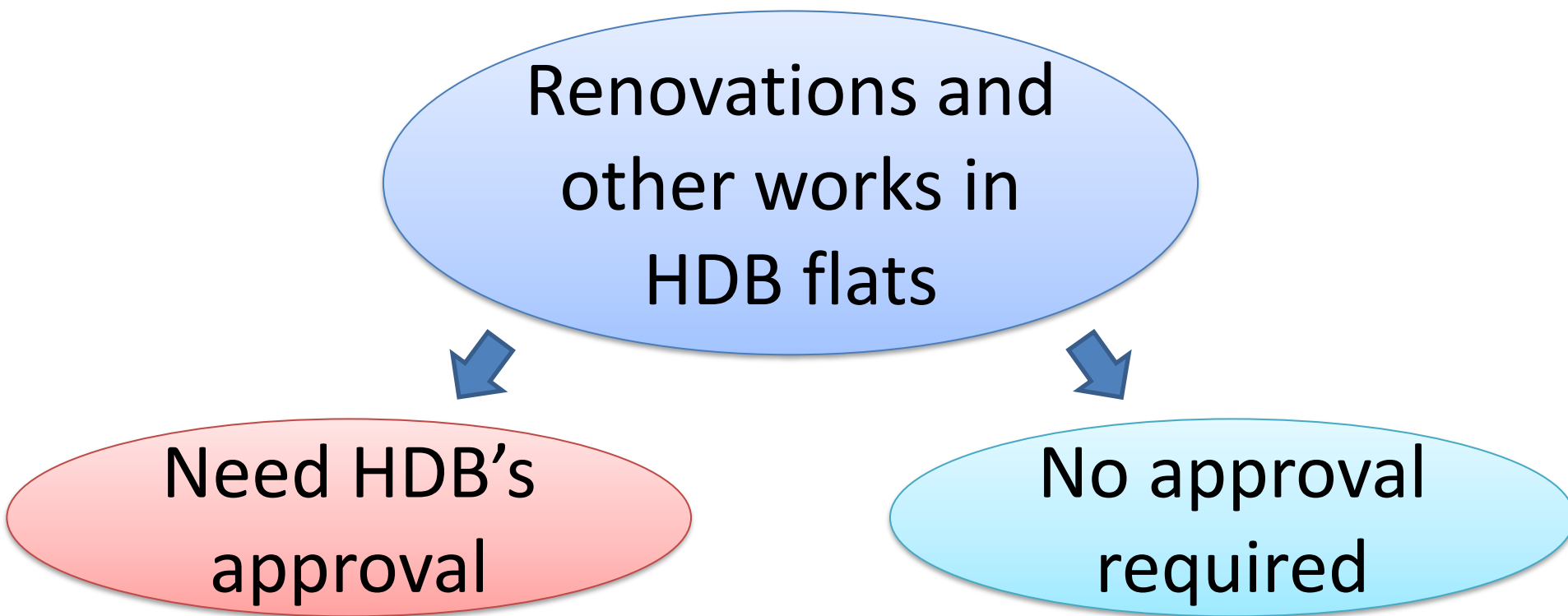


Also available  
in the app  
stores!

[OneService.sg](https://www.onservice.sg)



# Renovating responsibly





# Renovating responsibly

Check for list of works that require HDB's approval on: <https://go.gov.sg/hdb-reno>

Need HDB's approval

- Hacking of walls
- Removing floor or wall tiles

What?

No approval required

- Carpentry works
- Homeowners' DIY (e.g. hammering a nail for hanging items)



# Renovating responsibly

Check for list of works that require HDB's approval on: <https://go.gov.sg/hdb-reno>

Need HDB's approval

Affects safety and structure of flat

Why?

No approval required

Not likely to cause any danger or affect the structure of the flat



# Renovating responsibly

Check for list of works that require HDB's approval on: <https://go.gov.sg/hdb-reno>

Need HDB's approval

Only Contractors listed in the Directory of Renovation Contractors!

**Who?**

No approval required

Any contractor of your choice!





# Renovating responsibly

Any contractor of your choice!

- E.g. Carpentry installation, fixing lights and ceiling fans
- May not be aware of HDB's guidelines on working hours
- Need to be separately informed of working timings
- Be a good neighbour and do your part – inform the contractor to give advanced notice!



# Renovating responsibly

**TIP:** DIY works by flat owner

- E.g. Fixing hammering a nail, drilling holes for fittings, sawing materials
- Inform your neighbours in advance too
- Especially if carrying out the works outside of the usual renovation timings and days!



# Renovating responsibly

Remind your contractors to:

- Use the lifts properly
- Dispose of waste material at appropriate locations
- Keep all works to permitted timings
- Inform neighbours in advance of renovations
- Display notice of renovation outside the flat

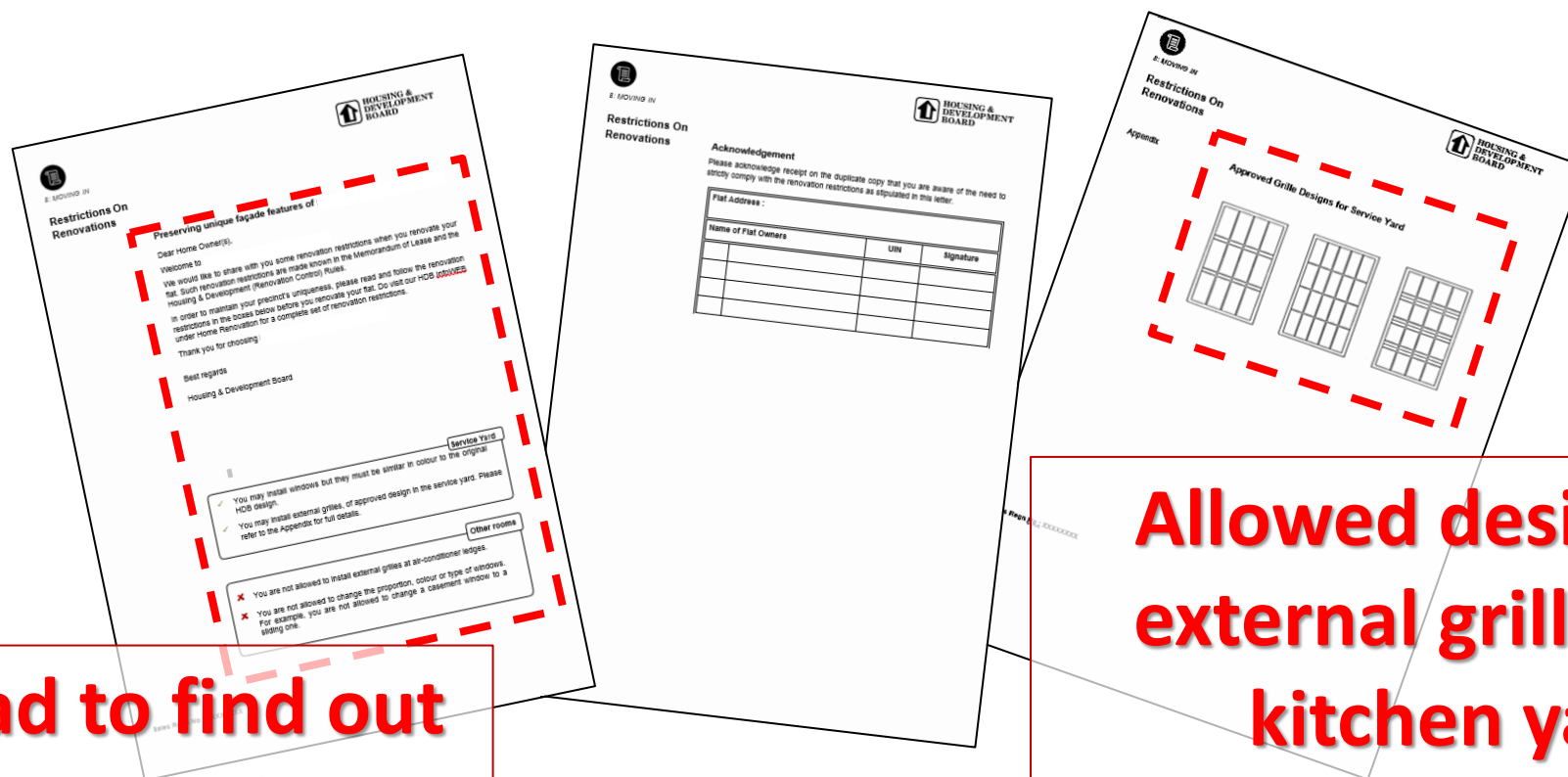


# Where to find information



# Where to find information

- Collect these along with your house keys!



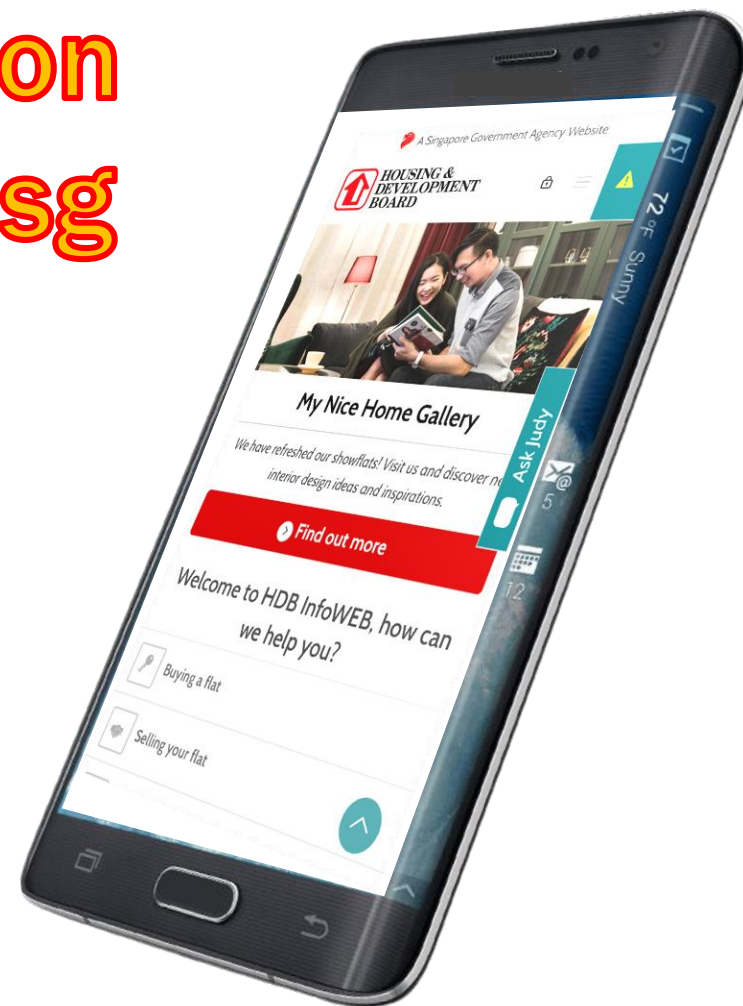
Read to find out more!

Allowed designs for external grilles (e.g. kitchen yard)



# Where to find information

Also available on  
[www.HDB.gov.sg](http://www.HDB.gov.sg)







A Singapore Government Agency Website



HOUSING &  
DEVELOPMENT  
BOARD

About Us

Residential

Community

Business

Car Parks

e-Services

Login



## My Nice Home Gallery

We have refreshed our showflats! Visit us and  
discover new interior design ideas and  
inspirations.

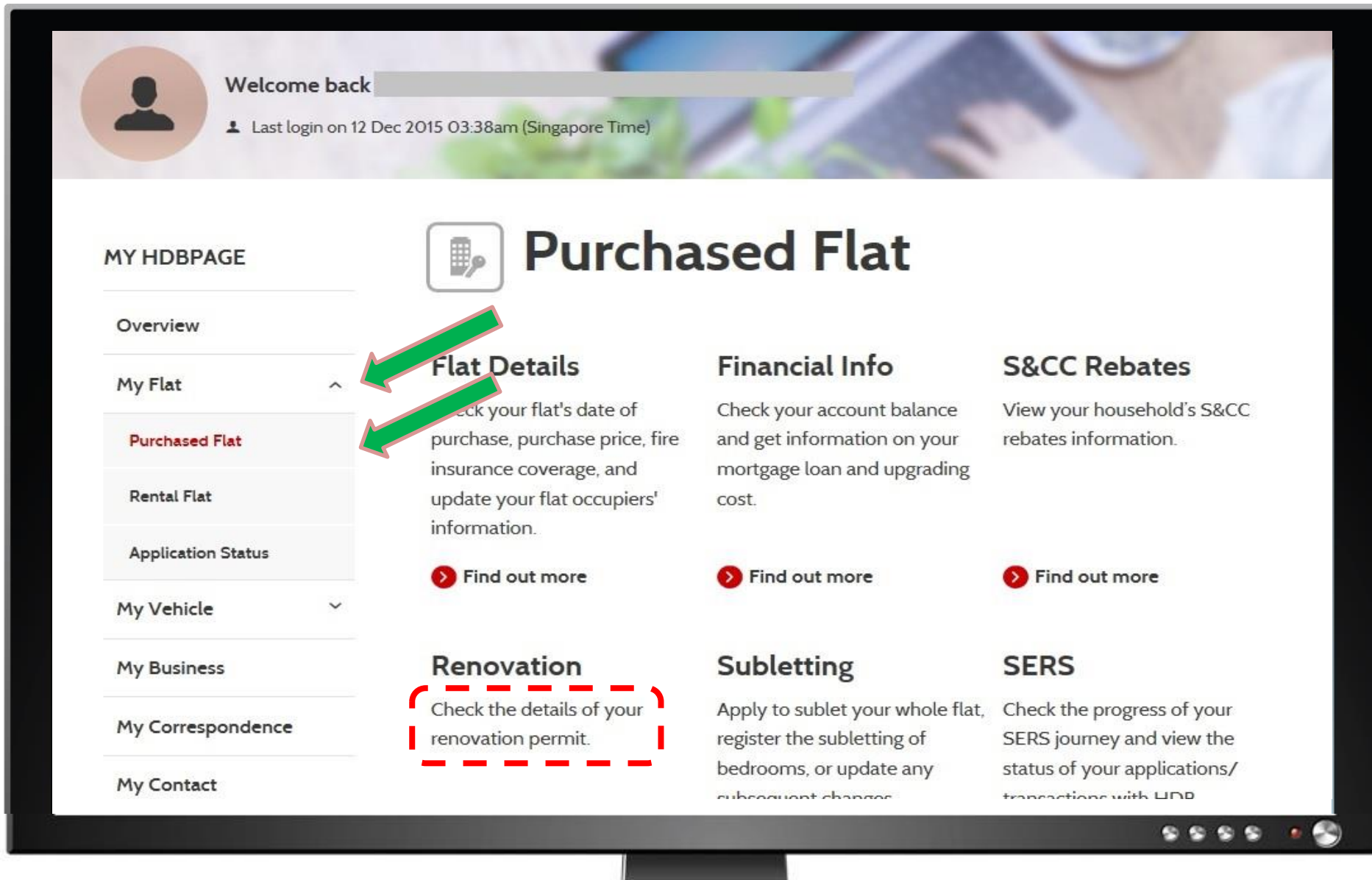
[Find out more](#)



Ask Judy

Welcome to HDB InfoWEB, how can we help you?

my nice home  
ROADSHOW





My HDBPage >

## Purchased Flat - Renovation

View Renovation Permits and Renovation Restrictions pertaining to your Unit.

You are flat

• BLK

**Status of renovation permit application!**

Permit Number*	Submitted On	Status	Approval Date
B-PG-00021-2018	3 Jan 2019	Approved	4 Jan 2019
B-PG-00038-2018	3 Jan 2019	Pending	-
B-PG-00045-2018	6 Jan 2019	Pending	-

## Renovation Restrictions

Renovation Restrictions for specific designs pertaining to BLK , # , , S()

Welcome to .

We would like to share with you some renovation restrictions when you renovate your flat. Each HDB precinct is unique in its features,



B-PG-00045-2018

6 Jan 2019

Pending

-

## Renovation Restrictions

Renovation Restrictions for specific designs pertaining to BLK [REDACTED], # [REDACTED], [REDACTED], S([REDACTED])

Welcome to [REDACTED].

We would like to share with you some renovation restrictions when you renovate your flat. Each HDB design and colour scheme. In order to maintain your precinct's uniqueness, please read and follow the below before you renovate your flat.

Specific guidelines!

Location	Renovation Restrictions
Service Yard	You may install windows but they must be similar in colour to the original HDB design. You may install external grilles, of <b>approved design</b> .
Air-conditioner Ledge	You are not allowed to install external grilles.
Other Rooms	You are not allowed to change the type of windows, the proportion or colour. For example, you are not allowed to change a casement window to a sliding one.

You can refer to the rest of our **renovation restrictions** which are applicable to all flats, for other works such as building, electrical, gas, or plumbing.

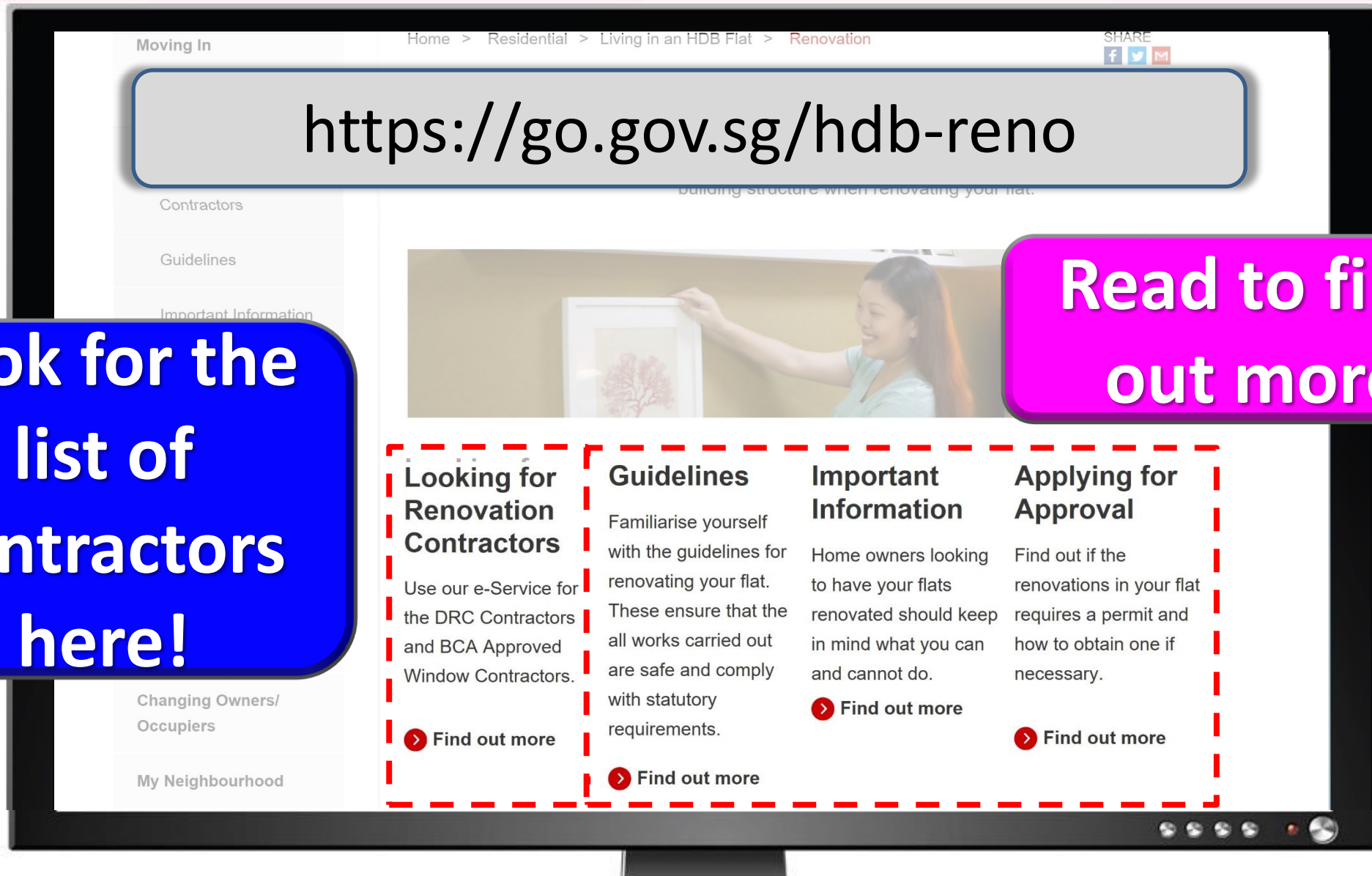




<https://go.gov.sg/hdb-reno>

Look for the  
list of  
contractors  
here!

Read to find  
out more





## Section A : Renovation Contractor's Details

Sample

Registration No.

Company Name

Registered Holder's Name

Status

Business Registration Date

Registration Expiry Date

Type of Works

Renovation only

## Section B : Company Details (as provided by the company)

Address

Telephone No.

Fax No.

Email



## Section B : Company Details (as provided by the company)

Sample

Address

Telephone No.

Fax No.

Email

## Section C : Infringement History(past 24 months)

Suspension Period

Nature

19/09/2016 - 20/09/2016

Indiscriminately dumping of renovation debris at the common areas.

22/07/2016 - 25/07/2016

Carried out renovation works for non-registered renovation contractor.

01/07/2016 - 04/07/2016

Removed arch entrance without HDB's prior approval.

29/06/2015 - 03/07/2015

Carried out renovation works for non-registered renovation contractor.



## Section A : Renovation Contractor's Details

Sample

Registration No.	12345678
Company Name	ABC Renovation Co.
Registered Holder's Name	Mr. John Doe
Status	Active
Business Registration Date	2020-01-01
Registration Expiry Date	2025-12-31
Type of Works	Renovation and Window

## Section B : Company Details (as provided by the company)

Address	123 Main Street, Singapore
Telephone No.	9123 4567





## Section B : Company Details (as provided by the company)

Sample

Address

Telephone No.

Fax No.

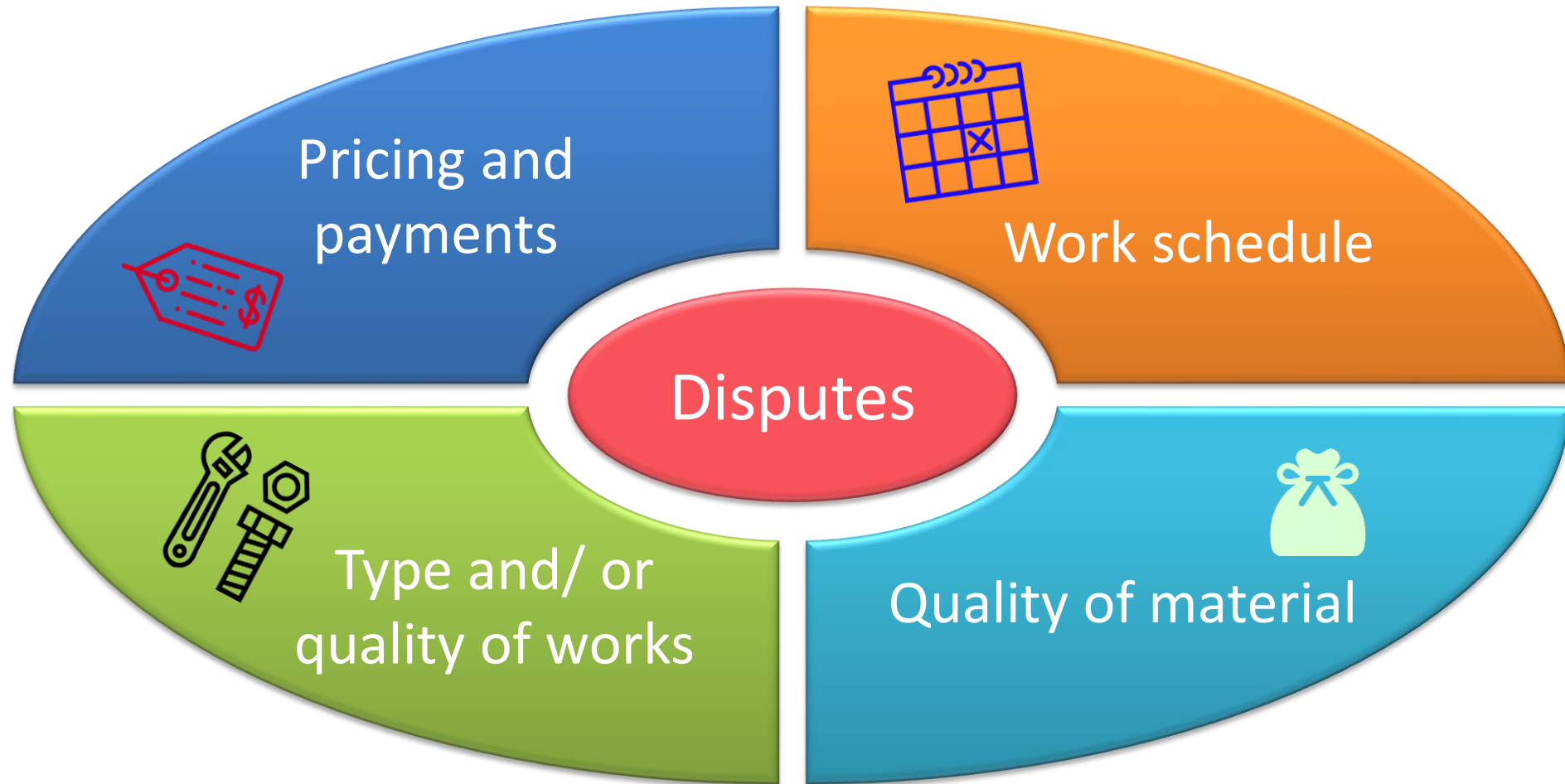
Email

## Section C : BCA Approved Window Installers

Name(s)

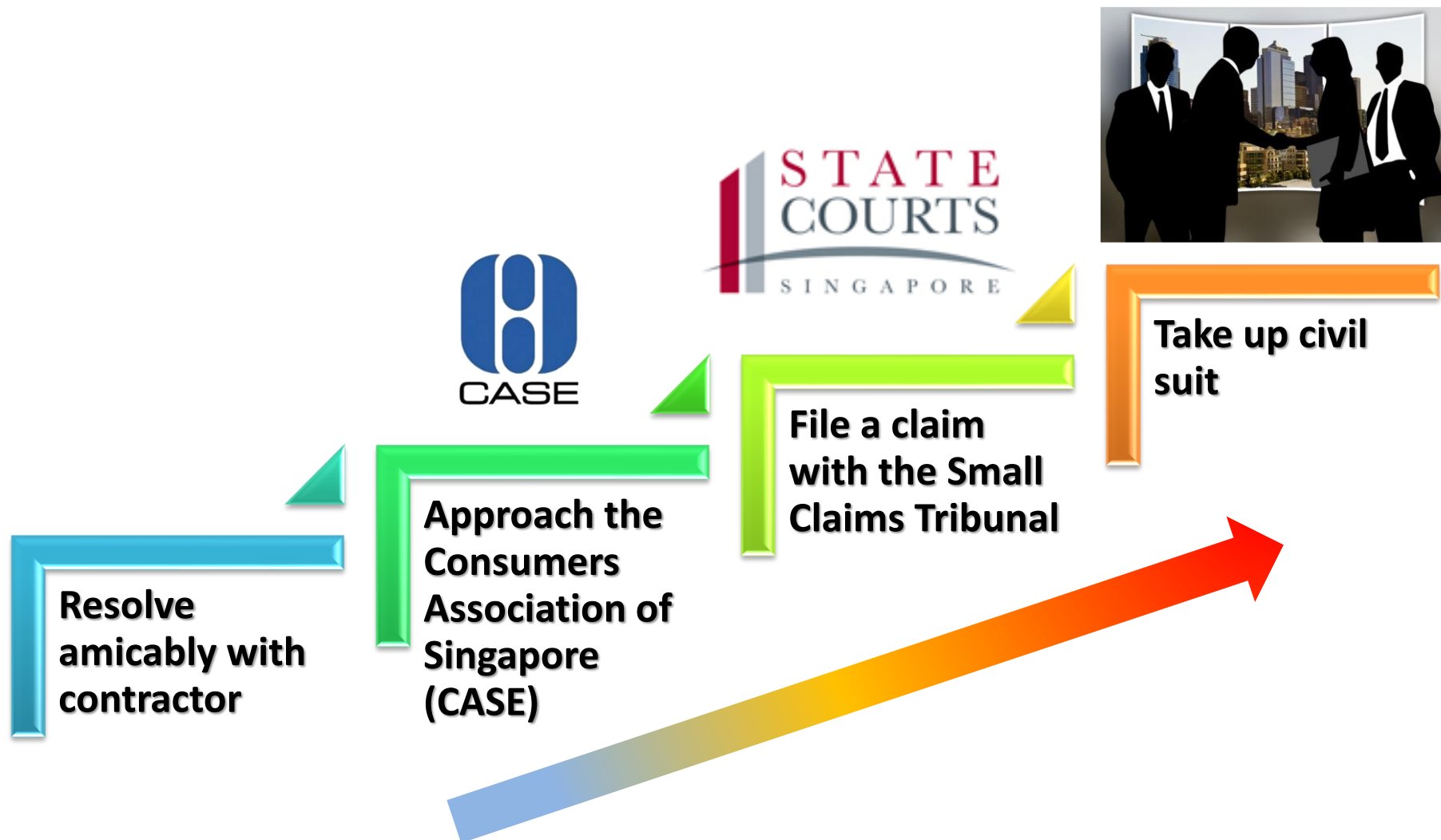


# Disagreements with renovation contractor?





# Disagreements with renovation contractor?

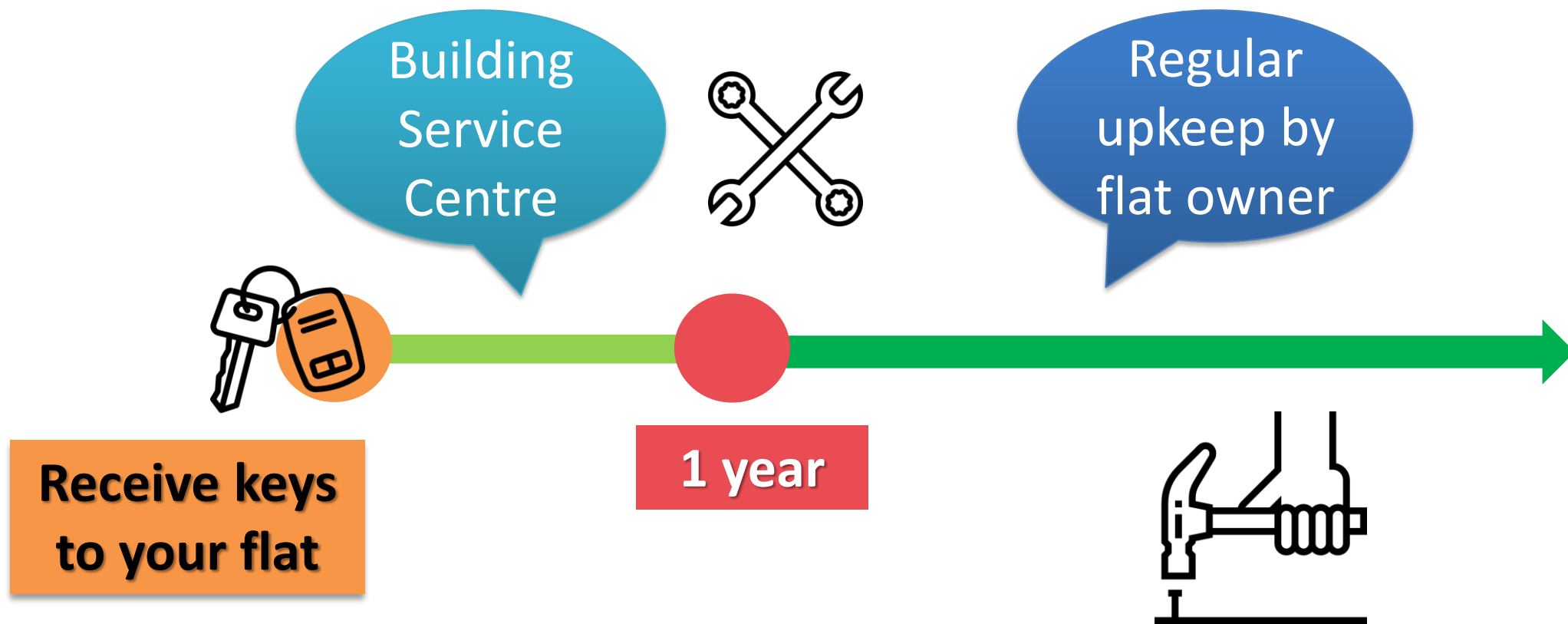




# Keeping my home in shape



# Keeping my home in shape





# Keeping my home in shape

<https://go.gov.sg/hdb-homecare-guide>

DIY  
maintenance  
tips



Professional  
service  
providers

<https://go.gov.sg/hdb-minor-repairs>



# Useful links

**Important information on renovations**

<https://go.gov.sg/hdb-reno>



**Directory of renovation contractors**

<https://go.gov.sg/hdb-reno-contractors>

**DIY home maintenance tips**

<https://go.gov.sg/hdb-homecare-guide>



**Minor repair contractors**

<https://go.gov.sg/hdb-minor-repairs>





# Useful links

- Watch videos explaining HDB's renovation guidelines here!

English



Mandarin



Malay



Tamil





# My Home, I Care!

1

*Get the right renovation contractor*

2

*Get the renovations done according to HDB's guidelines*

3

*Upkeep your home regularly*



# Special segment by RCMA



新加坡装修同业商联会  
SINGAPORE RENOVATION CONTRACTORS  
AND MATERIAL SUPPLIERS ASSOCIATION

RCMA PRESENTS:

H O M E

## **Interior Design and Renovation:**

- What to look out for when choosing an ID
- Tips and Ideas for Work from Home arrangement



# Home Renovation

Getting the key to your new HDB is a **significant milestone** and you would want to engage a **professional Interior Designer** to build up this **Dream Home**.

Engaging an Interior Designer can be a little stressful and intimidating if it's your first-time. You are unsure of the whole discussion and renovation process, and worries if it will eventually turns out to exactly what you want.

Finding the **best match** for your home renovation will require you to **spend some time** to meet with a few Interior Design firms. You should feel **comfortable** talking to and working with them.





# Good Characteristic of an Interior Designer

## 1. Listen

- ✓ Hear what their requirements are and not assuming what they want
- ✓ Understand what is their daily lifestyle
- ✓ Check what is the design concept they prefer

## 2. Knowledgeable

- ✓ Update on the current design trend
- ✓ What are the dos and don'ts according to the regulations
- ✓ How to fully make use of the space
- ✓ What are the unnecessary requirement and why

## 3. Responsive

- ✓ Answer messages and calls promptly
- ✓ Be there whenever any issues occur
- ✓ Constantly updating renovation status

## 4. Extra Value

- ✓ Providing the service that you have never thought of,  
eg. Free Moodboard Proposal, Site Viewing



# Tips and Ideas for Work from Home Arrangement

Since the start of the Covid-19 pandemic, working from home has become the new norm. Even though working from home comes with its benefit, but many feels that it's not productive enough. Mainly due to the different distractions at home and also having a cluttered workspace.

**In the next two slides, we will share on how you can improve on the productivity and efficiency with a good working environment at home.**





# Tips and Ideas for Work from Home Arrangement

## Maximizing available space

Do you have an extra space at home where you can convert into an home office? Here are some ideas that you can do:

- ✓ Create a small home office in the living area
- ✓ Set up a small area in your large walk-in wardrobe space as your home office
- ✓ Create a table space beside the storage compartment so you can reach out to your documents easier





# Tips and Ideas for Work from Home Arrangement



## Just a Table

No luxury of space? Not a problem.

What you truly need is a space that is cosy, comfortable, that will allow you to have endless inspiration flowing in.

Before buying the furniture, ensure you check on the following:

1. Confirm the area where you would like to fit your furniture in
2. Measure the area and the furniture to ensure accurate fitting
3. Get a comfortable chair as you will be seated long hours





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Associate Advisor  
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Singapore Renovation Contractors and Material Suppliers Association (or RCMA) is a non-profit organisation formed since 1980, led by a group of voluntary business owners, each driven with a passion for design and renovation and a mission to develop the industry.

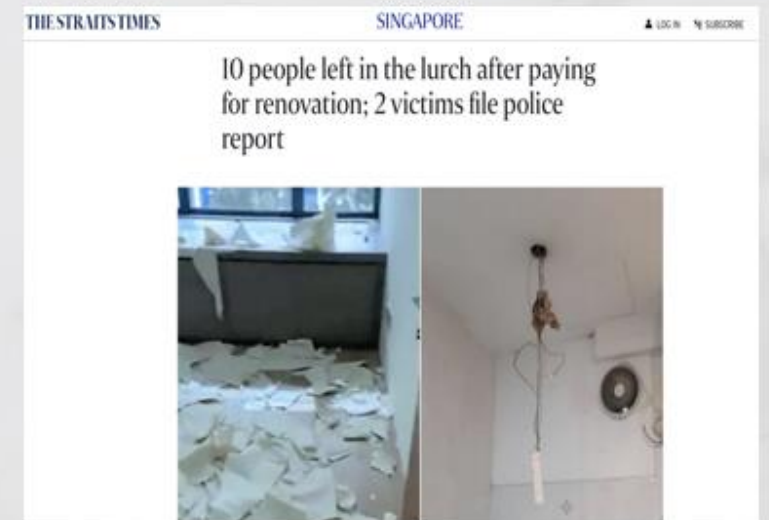
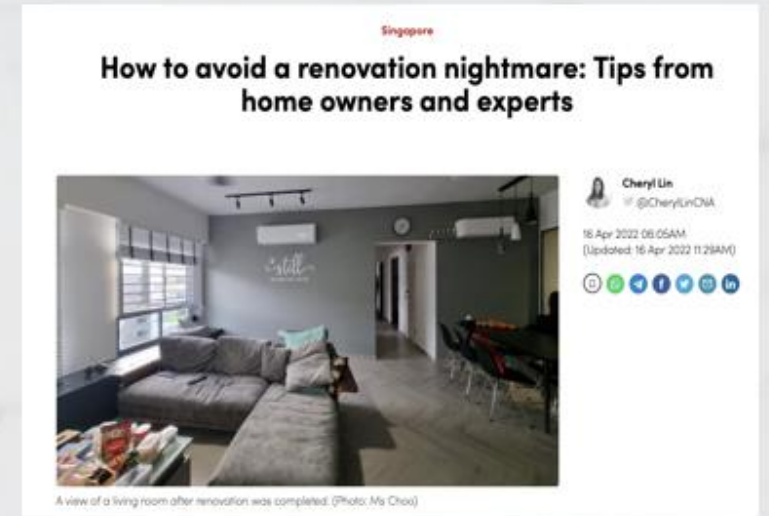
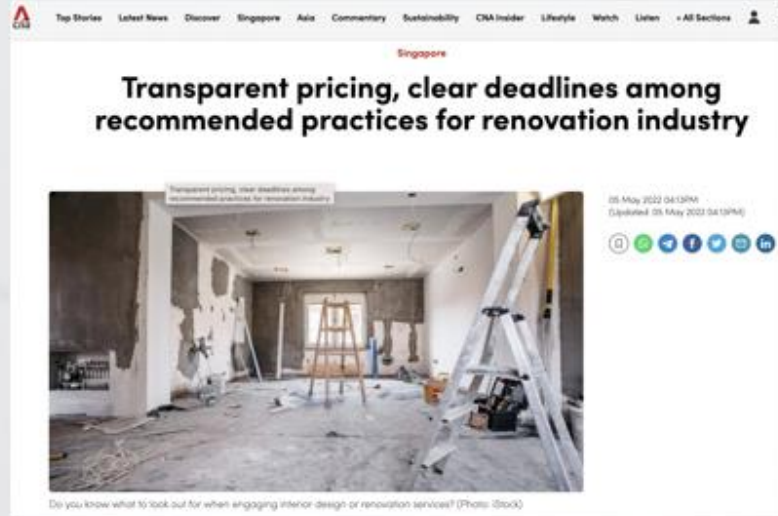
RCMA collaborated with HDB in many BTO projects, and with CASE and launched the CaseTrust-RCMA Joint Accreditation Scheme in which homeowners will be insured with an insurance bond, guaranteeing a 100% payback on their down payment.

RCMA will continue to forge ahead with more innovations and initiatives to make a positive impact to the interior renovation and design industry.



# Rogue companies plague the industry

## Consumers helpless, taken advantage and fall prey



# What homeowners should do to avoid such situations?

1. Look for **Reputable** renovation companies
  - ✓ HDB's Directory of Renovation Contractors
  - ✓ ACRA Registered
2. Conduct background checks

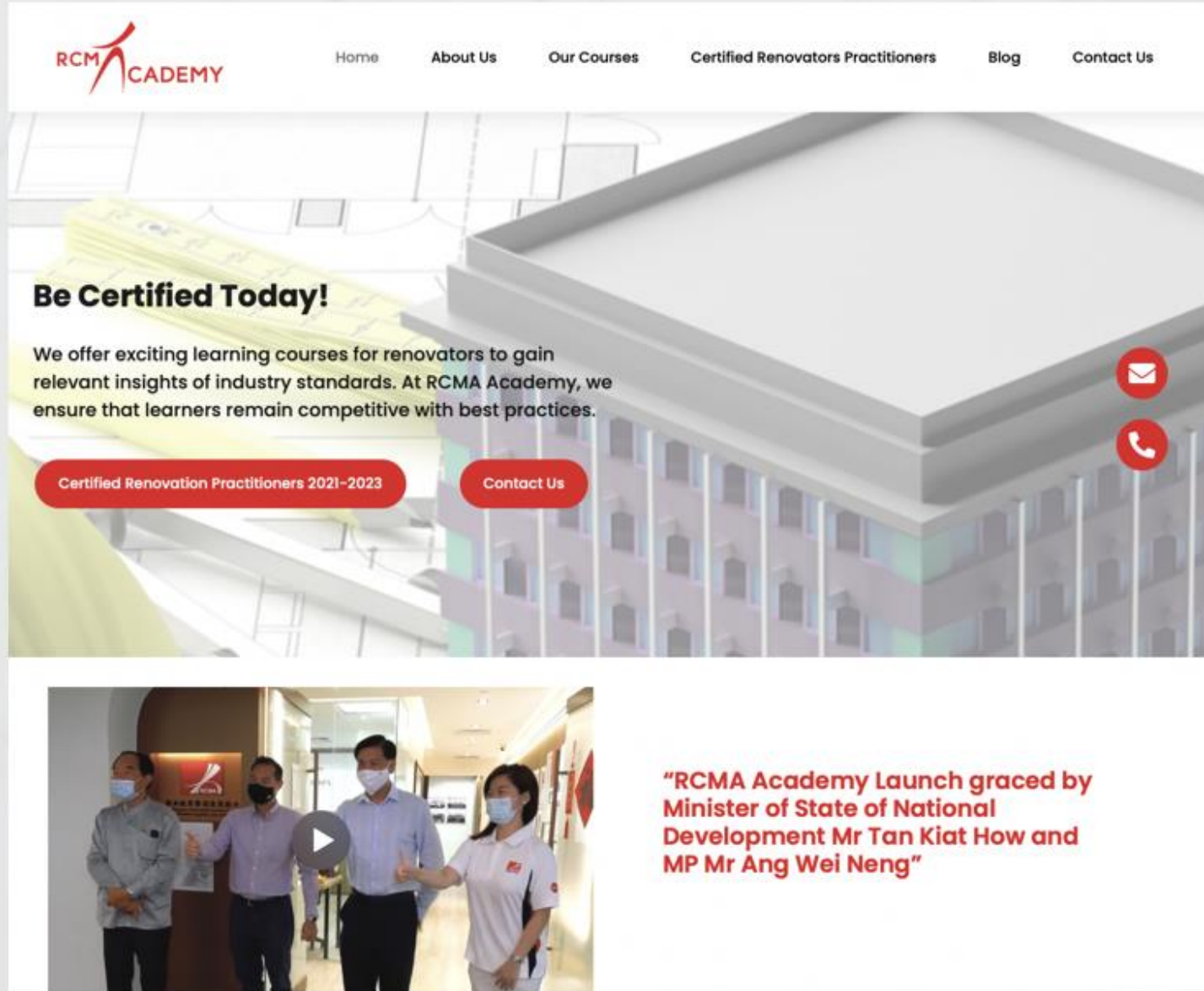
Ensure the company has a **paid-up capital** of \$50k and above. You need to exercise prudence when dealing with a low capitalised company.
3. Research on past projects done and customer reviews

Nothing's better than **actual reviews from homeowners**. Social media is one of the popular platforms where you can look at not just reviews, but also the company's recent or past project works done.
4. Be careful about **Massive Upfront** deposits

**NEVER** pay the full amount for your renovation even before any commencement of work. If it's the interior designers that requested for the upfront payment, do contact the company's management to clarify. Also, check if the company has any payment schedule.



# Government and association with industry veterans are coming together



The image displays the RCMA Academy website banner and a video thumbnail. The banner features the RCMA Academy logo, navigation links, a 'Be Certified Today!' headline, a descriptive paragraph, two red buttons, and contact icons. The video thumbnail shows four people at a launch event with a play button overlay.

**RCMA ACADEMY**

[Home](#) [About Us](#) [Our Courses](#) [Certified Renovators Practitioners](#) [Blog](#) [Contact Us](#)

## Be Certified Today!

We offer exciting learning courses for renovators to gain relevant insights of industry standards. At RCMA Academy, we ensure that learners remain competitive with best practices.

[Certified Renovation Practitioners 2021-2023](#) [Contact Us](#)

[Email](#) [Phone](#)

[Play Video](#)

**"RCMA Academy Launch graced by Minister of State of National Development Mr Tan Kiat How and MP Mr Ang Wei Neng"**





# NEED IDEAS FOR YOUR RENOVATION?



Get informed & educated  
before deciding on your  
renovation.



Scan to  
learn more!





# THANK YOU!



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our Facebook  
to get notifications of upcoming events

# Renovation Guidebook

## SINGAPORE RENOVATION CONTRACTORS AND MATERIAL SUPPLIERS ASSOCIATION RENOVATION



CLASSY.COM  
HOMEOWNERS' CHOICE

### CLASSIC GOOD LOOKS

IN THIS HOME, CLASSIC FEATURES HAVE BEEN GIVEN A SLEEK UPDATE BEFITTING A FAMILY HOME. THE DESIGNERS FROM REZY & RELAX INTERIOR ALSO ENSURED THAT THERE ARE PLENTY OF STYLISH ELEMENTS THAT ENCOURAGE A SENSE OF MODERN GLAMOUR.



RENOVATION EXPERT  
PERFORMANCE AWARD  
Certificate

RENOVATION  
DA'S A&D (DA'S)  
Prestige Development Board

STYLISH TIPS &  
THINGS TO AVOID  
UP YOUR HOME

YOUR RE  
INTERIOR  
DESIGNER



REZY & RELAX

HOME TIME  
A REZY & RELAX  
HOME TIME & RELAX

STYLE  
Modern  
Contemporary

HOME TO  
Family with Kids



In this BTZ apartment, style meets substance, wrapped in a sleek and modern package. A clean and unfettered palette gives the home its airy disposition, complemented by a white and wood combination that lightens the interior.

#### TOUCH AND FEEL

Textures play a pivotal role in the interior design, with pale wood-like materials making their presence felt throughout the home. This is paired with similarly rustic cement-like surfaces that contrast elegantly against the home's polished floors and whitewashed walls. But this home is not without its pops of colour. The bedroom in particular, features a deep-washed red that acts as the backdrop to the otherwise neutral colour palette.

FEATURE



#### LAMINATES

Laminate countertops used to be extremely popular a few decades back. It's made by compressing layers of paper and melamine resin, creating a thin yet strong material that's lightweight. Some of the biggest advantages of laminates include its price, aesthetics and simplicity of installation.

#### AT A GLANCE

- Affordable
- Low maintenance, easy to clean and waterproof
- High quality laminates are resistant to bacteria
- New technology makes some laminates resistant to scratches, burns and stains
- Difficult to repair if damaged
- Wide range of patterns and textures, including stone and wood lookalikes

#### ALTERNATIVE MATERIALS

Over the years, alternative countertop materials are making themselves known to the modern kitchen. Some might be more unconventional than others, but they all have their pros and cons.

#### KOMPACPLUS

This relatively new material is made from, essentially, paper pulp soaked with resin. Multiple layers form firm, thick panels that are lightweight but extremely durable and resistant.

#### ALUMINIUM/STEEL

Metals in the kitchen are more often seen in industrial kitchens, but can look quite at home in the home. Aluminium and steel are sleek, durable and extremely resistant to bacteria. They're also surprisingly simple to clean and maintain.

#### TILES

Although uncommon, some homeowners use large format tiles in place of the traditional kitchen countertop. This is an arguably aesthetic decision, as it may be more difficult to clean and maintain.



Scan to read up past articles

#### RENOVATION ROMA MEMBERS DIRECTORY

**3D Innovations Design Pte Ltd**  
24 Sin Ming Lane, #01-01, Singapore 570029  
Tel: 6274 7152 Fax: 6274 7080  
Email: groupinfo@3dinnovations.com.sg  
www.3dinnovations.com.sg

**3D Interior Pte Ltd**  
10 Woodlands Industrial Park E  
#01-01, Woodlands Singapore 737048  
Tel: 6744 1944 Fax: 6744 1972  
Email: enquiry@3dinterior.com.sg  
www.3dinterior.com.sg

**3 Creation Pte Ltd**  
3 Green Road  
Singapore 238542  
Tel: 6262 0000 Fax: 6262 0000  
Email: enquiry@3creation.com.sg  
www.3creation.com.sg

**3D Degree Pte Ltd**  
111 River Valley Road, #01-01  
Singapore 221101  
Tel: 6342 3344 Fax: 6342 3344  
Email: enquiry@3ddesign.com.sg  
www.3ddesign.com.sg

**3D Interior Design Pte Ltd**  
40 River Valley Road, #01-01, Singapore 221101  
Tel: 6342 3344 Fax: 6342 3344  
Email: enquiry@3ddesign.com.sg  
www.3ddesign.com.sg

**AC Vision Design Pte Ltd**  
2000 Ang Mo Kio Avenue 5  
#01-42 NorthBridge 5000  
Singapore 569648  
Tel: 6754 0808 Fax: 6754 0808  
Email: enquiry@acvision.com.sg  
www.acvision.com.sg

**2000 Ang Mo Kio Avenue 5  
#01-42 NorthBridge 5000  
Singapore 569648  
Tel: 6754 0808 Fax: 6754 0808  
Email: enquiry@acvision.com.sg  
www.acvision.com.sg**

**Are Space Design Pte Ltd**  
101A North Bridge Road  
Singapore 069101  
Tel: 6233 0888 Fax: 6233 0888  
Email: 101a@are.space.com.sg  
www.are.space.com.sg

**Are Men Renovation & Trading**  
814 Sin Ming Road, #01-01, Singapore 570029  
Tel: 6274 7152 Fax: 6274 7080  
Email: enquiry@aremen.com.sg  
www.arenmen.com.sg

**Art Design Pte Ltd**  
101 River Valley Road, #01-01, Singapore 221101  
Tel: 6342 3344 Fax: 6342 3344  
Email: enquiry@artdesign.com.sg  
www.artdesign.com.sg

**Art Design Pte Ltd**  
101 River Valley Road, #01-01, Singapore 221101  
Tel: 6342 3344 Fax: 6342 3344  
Email: enquiry@artdesign.com.sg  
www.artdesign.com.sg

**Art Design Pte Ltd**  
101 River Valley Road, #01-01, Singapore 221101  
Tel: 6342 3344 Fax: 6342 3344  
Email: enquiry@artdesign.com.sg  
www.artdesign.com.sg

**Art Design Pte Ltd**  
101 River Valley Road, #01-01, Singapore 221101  
Tel: 6342 3344 Fax: 6342 3344  
Email: enquiry@artdesign.com.sg  
www.artdesign.com.sg

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101 River Valley Road, #01-01, Singapore 221101  
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www.artdesign.com.sg

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101 River Valley Road, #01-01, Singapore 221101  
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Email: enquiry@artdesign.com.sg  
www.artdesign.com.sg

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101 River Valley Road, #01-01, Singapore 221101  
Tel: 6342 3344 Fax: 6342 3344  
Email: enquiry@artdesign.com.sg  
www.artdesign.com.sg

**Artist Management Concept**  
101 River Valley Road, #01-01, Singapore 221101  
Tel: 6342 3344 Fax: 6342 3344  
Email: enquiry@artistmanagement.com.sg  
www.artistmanagement.com.sg

**Artwork Design Pte Ltd**  
101 River Valley Road, #01-01, Singapore 221101  
Tel: 6342 3344 Fax: 6342 3344  
Email: enquiry@artworkdesign.com.sg  
www.artworkdesign.com.sg

**Artwork Design Pte Ltd**  
101 River Valley Road, #01-01, Singapore 221101  
Tel: 6342 3344 Fax: 6342 3344  
Email: enquiry@artworkdesign.com.sg  
www.artworkdesign.com.sg

**Artwork Design Pte Ltd**  
101 River Valley Road, #01-01, Singapore 221101  
Tel: 6342 3344 Fax: 6342 3344  
Email: enquiry@artworkdesign.com.sg  
www.artworkdesign.com.sg

**Artwork Design Pte Ltd**  
101 River Valley Road, #01-01, Singapore 221101  
Tel: 6342 3344 Fax: 6342 3344  
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www.artworkdesign.com.sg

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Email: enquiry@artworkdesign.com.sg  
www.artworkdesign.com.sg

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101 River Valley Road, #01-01, Singapore 221101  
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Tel: 6342 3344 Fax: 6342 3344  
Email: enquiry@artworkdesign.com.sg  
www.artworkdesign.com.sg



## Past Events





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