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# Your **HDB** Living



# Topics



**1** Starting Your HDB Living



**2** Renovating & Maintaining Your Home

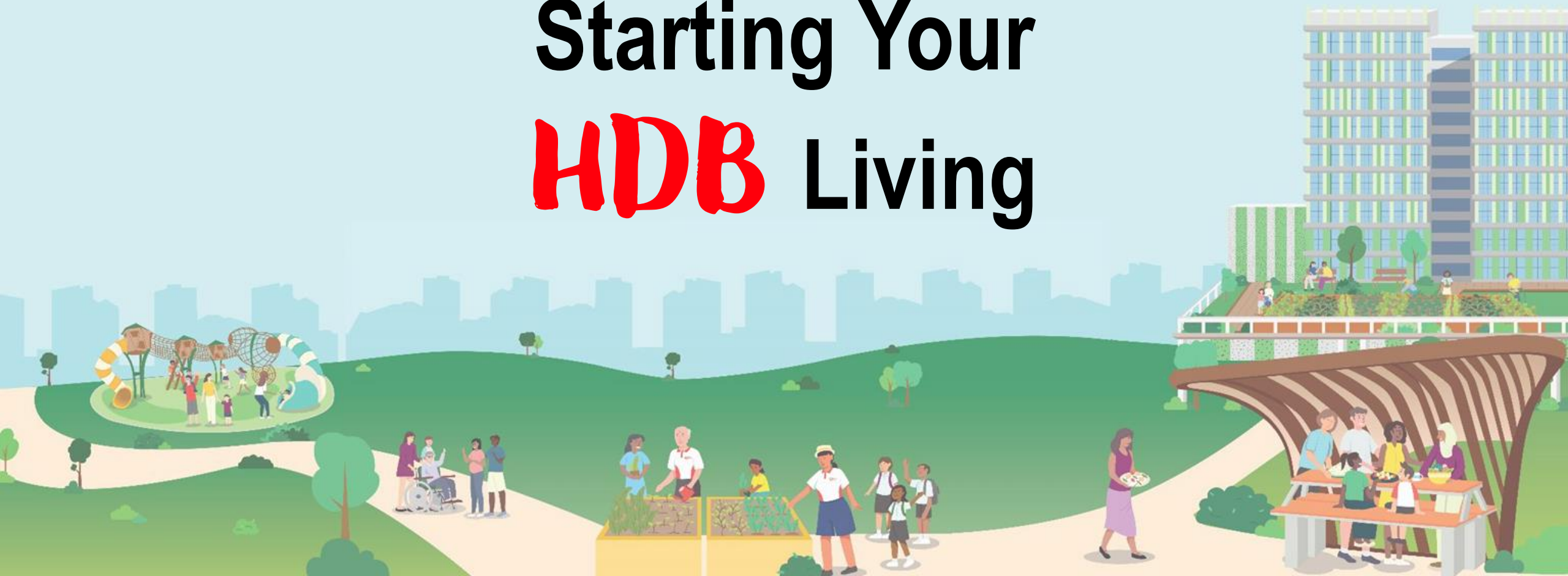


**3** Being A Good Neighbour



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# Starting Your **HDB** Living





# Minimum Occupation Period (MOP)



**What is it?**

It is the time period that you must stay in your flat

**How long?**

5 years from date of key collection or  
7 years from booking the replacement flat,  
whichever is earlier.

**How is it calculated?**

THE STRAITSTIMES Published 11 Feb 23

6 BTO and 15 resale flats acquired by HDB over minimum occupation period breaches since 2017



THE STRAITSTIMES  
Published 22 Dec 22

HDB probing cases of BTO flats listed for sale after being left 'vacant' during minimum occupation period



# Renting Out During MOP



**Renting out of  
whole flat is not  
allowed during  
MOP**

Sample floorplan of a 4-Room HDB flat

# Renting Out During MOP



**Renting out extra  
bedroom(s) is  
allowed during  
MOP**

Sample floorplan of a 4-Room HDB flat

# Renting Out During MOP



**Can I rent out the bedrooms?**

Extra bedroom(s) can be rented out if your flat is 3-room or bigger

**What is the no. of bedrooms & tenants allowed?**

Flat Type	Max. No. of Bedrooms allowed to rent out	Max. No. of Occupants allowed in each flat
3-Rm	1	6
4-Rm & bigger	2	6

# Renting Out During MOP



How do I  
proceed to  
rent out a  
bedroom?

Applications to rent out can  
be submitted online via  
HDB's e-services

## e-Service

### Change of Tenant (Renting Out of Flat)

Update changes to your tenants or their particulars.  
Approval must be obtained before new tenants move  
into the flat.

### Payment of Admin Fee

Pay the administrative fee for your application to rent out  
flat.

### Renewal (Renting Out of Flat)

Get approval to renew the renting out of your flat.  
Eligibility conditions must be met.

### Application to Rent Out Flat

Apply to rent out your flat. Eligibility conditions must be  
met.



# Renting Out During MOP



THE STRAITS TIMES  
Published 19 Apr 2016

SINGAPORE

LOG IN

## 3-room flat could be housing 17 tenants; under investigation by HDB



THE STRAITS TIMES  
Published 10 Sep 2013

SINGAPORE

LOG IN

## Short-term home rentals illegal, warn authorities

Housing rules here ban letting out of home or room for short stays



# Buy Fire Insurance!



**Compulsory to have HDB Fire Insurance so long as you have HDB loan**

Covers cost of reinstating damaged internal structures and fixtures in event of a fire



**Encouraged to buy additional Home Insurance**

Covers other home contents eg renovation and household items





# Hoardings On-site



- Completion & delivery of the flats are prioritised over the completion of precinct facilities
- Construction works for the common areas may still be on-going
- Hoardings will be put up within the site to ensure the safety of the workers & residents





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# Renovating and Maintaining Your New **HOME**





# Important Information on Renovations



**1**

**Only Contractors listed in Directory of Renovation Contractors (DRC) can renovate HDB flats**

It is an offence to not hire a contractor listed in the DRC to renovate an HDB flat

**2**

**Check for renovation permit and ensure that works comply with HDB's conditions**

Check the status of your renovation permit application by logging in to My HDBPage

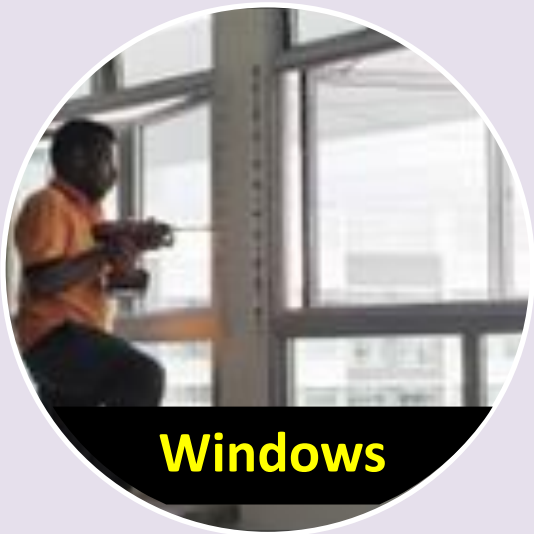


<https://go.gov.sg/hdb-reno-contractors>

# Important Information on Renovations



Engage licensed workers for the following works:



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

# Important Information on Renovations





# Important Information on Renovations



Exposed reinforcement bars







Repair works for hacked structural column



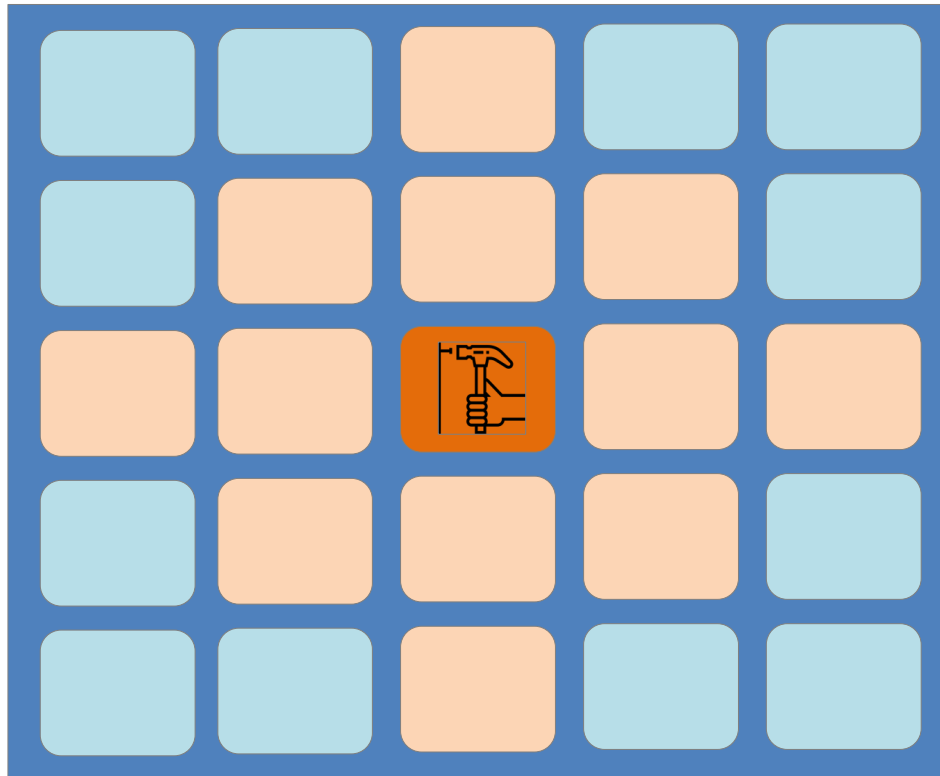
# Renovating Responsibly



	 <b>Allowed</b>	 <b>NOT allowed</b>
 <b>General renovations</b> Plastering, laying of floor screed, painting, and other works that do not generate loud noises	Monday – Saturday 9am – 6pm	Sunday and Public Holidays
 <b>Noisy renovations</b> Demolishing of walls, removing wall/ floor finishes, cutting of tiles, and any work that involves excessive drilling and hammering	Monday – Friday 9am – 5pm	Weekends, Public Holidays, and eve of major public holidays*

\* New Year's Day, Lunar New Year, Hari Raya Puasa, Deepavali and Christmas

# Renovating Responsibly



Renovation contractors should serve advanced notice to neighbours:

- 2-units all round
- 5 days in advance



Units that should receive the written notice

# Renovating Responsibly



Remind your contractors and material suppliers to:

- 1) Dispose waste materials properly
- 2) Not to jam up the lift doors



✘ Indiscriminate dumping of waste



✘ Misuse of lifts



Report via  
OneService app

# Maintaining Your New Home



## Home owner's responsibility

### Mostly within the flat

- Floor and wall finishes
- Windows
- Sanitary fittings
- Doors and gate

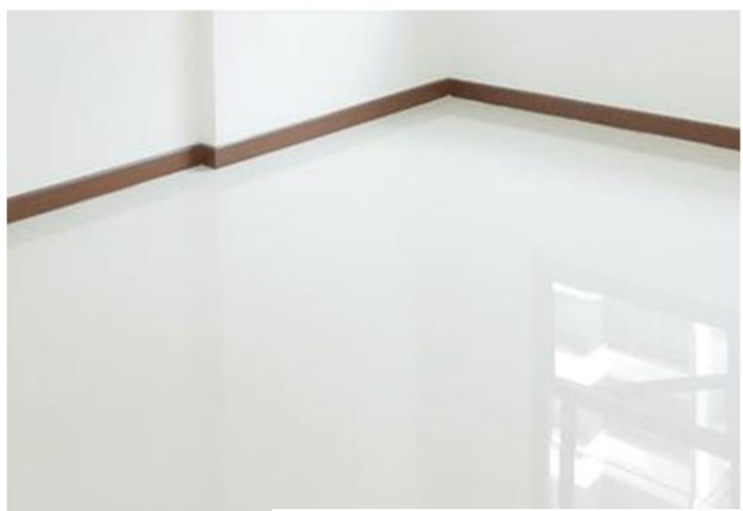
## Town Council's responsibility

### Mainly outside the flat

- Common areas and common property Corridors
- Void decks
- External façade walls



# Maintaining Your New Home



**Floor Finishes**

- Mop the floor regularly
- Use suitable tile-cleaning agents



**Windows**

- Check your windows twice a year
- **6.6 & 12.12**



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



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



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# Being a Good Neighbour



# Good Neighbours Do This!



# 5

Simple ways on how you can be a good neighbour!



## Keep the noise level down

Keep DIY works limited between 7am to 10.30pm



## Get to know your neighbours

Take the initiative to Say "Hi"!



## Keep corridors and common areas tidy and clutter-free

Arrange with Town Council for bulky waste disposal



## Lend a helping hand to neighbours in need

Offer to help with carrying of groceries



## Be a responsible pet owner

Clean up after your pets

# More Tips For Good Neighbours



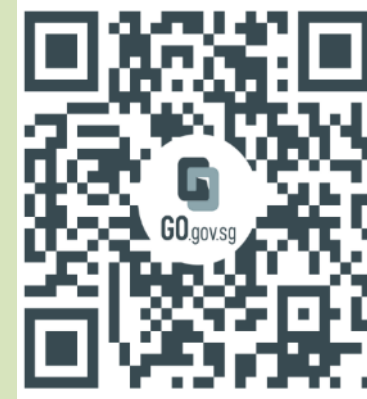
<https://go.gov.sg/hdb-neighbourliness-tips>



# Join Our Network!



Be a part of the



Good Neighbours Movement Network



Friends of Our Heartlands Network



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Thank you  
Your **HDB** Living

