

Singapore Standard Classification of Type of Dwelling

The Singapore Department of Statistics released the standard statistical classification of 'Type of Dwelling' in January 2012.

Key characteristics of the standard classification are highlighted in this article.

Definition

A dwelling refers to a building or part of a building used or intended to be used by one or more persons as living quarters.

Each dwelling type has its own separate entrance(s) with direct access to a public road or pathway.

A dwelling may be a residential building by itself or a unit in a residential building, or part of a non-residential building such as a shop or factory with space used as living quarters.

Structure and Principles of the Classification

The structure of the standard classification of type of dwelling makes reference to the recommendations outlined in the *Principles and Recommendations for Population and Housing Censuses (Revision 2)* by the United Nations (UN).

Appropriate modifications were made to take into account the characteristics of Singapore's housing landscape.

The standard classification is a hierarchical structure with three broad categories at the highest level (Chart 1).

Reported or known dwelling types are categorised as either housing units or collective dwellings.

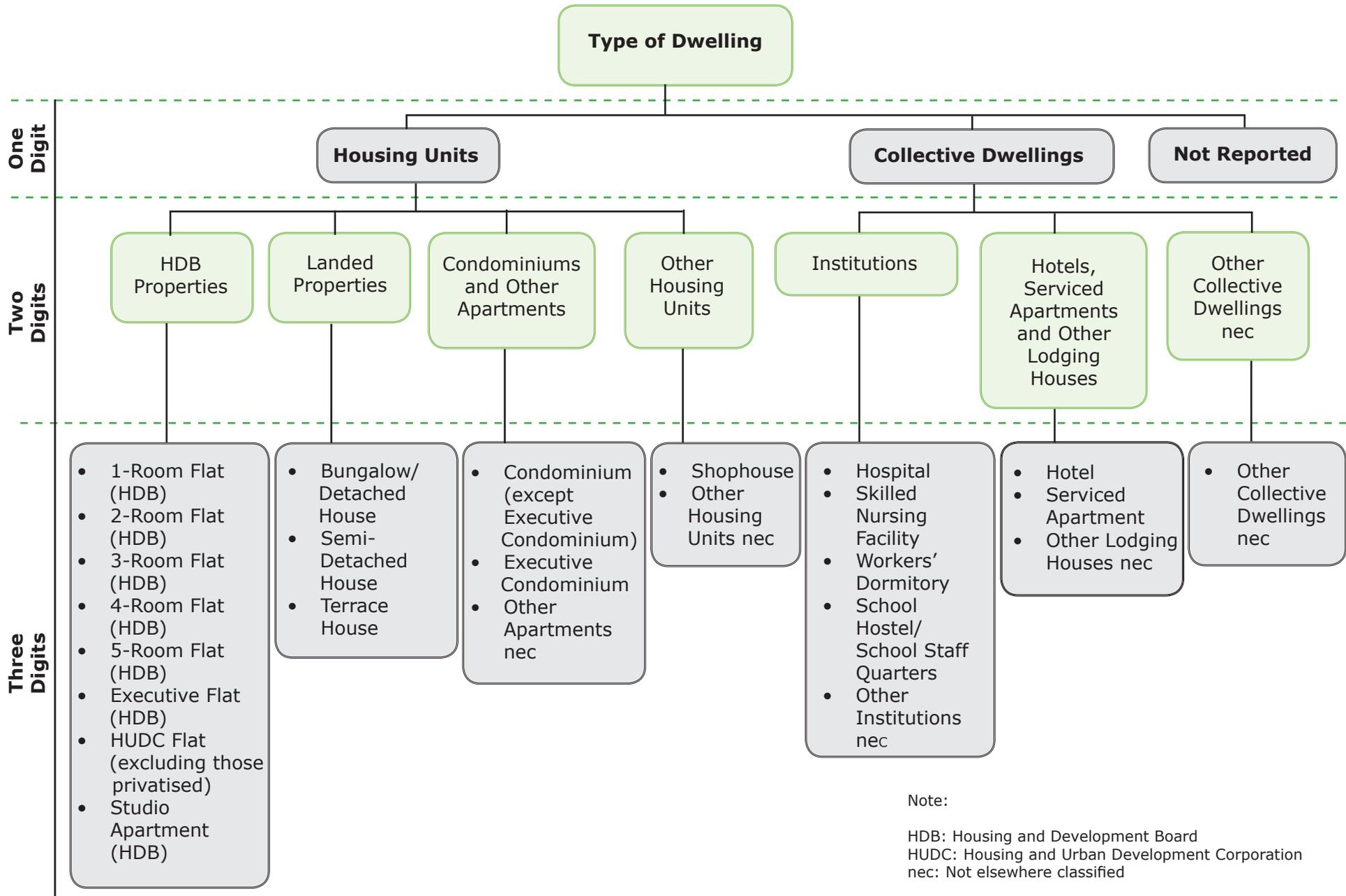
Housing units comprise Housing and Development Board (HDB) properties, landed properties, condominiums and other apartments, and other housing units which are less commonly found (e.g. housing units with mixed purposes and structures unique to the local context).

Landed properties and condominiums and other apartments are grouped by their structure at the detailed level.

HDB properties generally follow the category assigned by the HDB.

Collective dwellings include institutions (e.g. hospitals and school hostels), hotels, serviced apartments and other lodging houses. They are grouped by their respective purpose or function.

CHART 1 OVERVIEW OF TYPE OF DWELLING



Classification of Specific Dwelling Types

To better reflect the characteristics of Singapore's housing landscape, unique codes are assigned for specific dwelling types.

Housing and Urban Development Corporation (HUDC) Flats

Housing and Urban Development Corporation (HUDC) flats were developed in the 1970s and 1980s, but their development has since ceased in 1987. Subject to voting by residents, HUDC estates may be privatised to allow residents more control over the management of their estates.

Privatised estates are no longer under the management of the HDB and are classified as 'Other Apartments nec' under 'Condominiums and Other Apartments'. HUDC estates that are not privatised are classified as 'HUDC Flat' under 'HDB Properties'.

Executive Condominiums

The Executive Condominiums (ECs) housing scheme was launched by the HDB in 1996.

ECs are developed and sold by private developers.

They have facilities and designs comparable to private condominiums, with some restrictions imposed by the HDB for a period of time.

All ECs are classified as 'Executive Condominium' under 'Condominiums and Other Apartments'.

Flats Built under the Design, Build and Sell Scheme

To enable HDB housing to be more responsive and meet the needs and aspirations of Singaporeans, the Design, Build and Sell Scheme (DBSS) was introduced to bring about greater innovation in building and design and to offer more housing choices to the public by involving the private sector in the development and design of public housing.

Flats built under this scheme are subject to the HDB's rules and are classified based on their underlying structures (e.g. 4-room, 5-room HDB flat) under 'HDB Properties'.

More information on the
Singapore Standard Classification of Type of Dwelling
is available on the SingStat website at:

<http://www.singstat.gov.sg/statsres/ssc/sctd.pdf>