

Residential Property Bill

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Bill No: 33/1975

Read the first time: 29th July 1975

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Residential Property Bill

Bill No. 33/1975

Read the first time on 29th July 1975.

An Act to restrict the purchase or transfer of residential properties (including vacant land) to citizens of Singapore and approved purchasers, and to provide for matters connected therewith, and to make consequential amendments to the Conveyancing and Law of Property Act (Chapter 268 of the Revised Edition), the Land Titles Act (Chapter 276 of the Revised Edition) and the Registration of Deeds Act (Chapter 281 of the Revised Edition).

Be it enacted by the President with the advice and consent of the Parliament of Singapore, as follows: —

PART I

PRELIMINARY

Short title and commencement

1. This Act may be cited as the Residential Property Act, 1975, and shall be deemed to have come into operation on the 11th day of September 1973.

Interpretation

2.—(1) In this Act, unless the context otherwise requires —

“approved purchaser” means —

- (a) a local company;
- (b) a local society;
- (c) a foreign person to whom approval has been granted under section 16 of this Act; or
- (d) any person, foreign company, society, association or other organisation or body who or which has been exempted by the Minister under the provisions of section 22 of this Act;

“citizen” or “citizen of Singapore” means any person who, under the provisions of the Constitution of Singapore, has the status of a citizen of Singapore;

[RS (A) 14/66.]

“Committee” means the Residential Property Advisory Committee established under section 16 of this Act;

“Controller” means the Controller of Residential Property and includes a Deputy and an Assistant Controller of Residential Property appointed under section 19 of this Act;

“Controller of Housing” means the Controller of Housing appointed under section 3 of the Housing Developers (Control and Licensing) Act (Cap. 250);

“court” means the High Court;

“dwelling-house” includes any building or tenement, or any part thereof, which is used, constructed or adapted for use for human habitation;

“foreign company”, whether a holding company or otherwise, means —

- (a) a company, body corporate, association or other body incorporated outside Singapore;
- (b) any body corporate formed or incorporated in Singapore, some or all of whose members or directors are not citizens, or in the case of a member being another company, where some or all of the members or directors of such other company are not citizens; or
- (c) an unincorporated society, association or other body which under the law of its place of origin may sue or be sued, or hold property in the name of the secretary or other officer of the body or association duly appointed for that purpose (whether or not its head office or principal place of business is in Singapore), some or all of whose members or directors are not citizens, or in the case of a member being another company, where some or all of the members or directors of such other company are not citizens;

“foreign person” means —

- (a) any person who is not a citizen;
- (b) any permanent resident;
- (c) any foreign company; or
- (d) any society,

who or which has not been granted approval under section 16 of this Act or has not been exempted by the Minister under section 22 of this Act, but does not include —

- (i) any local company;
- (ii) any local society; or
- (iii) any body, corporate or otherwise, declared by the Minister by notification in the *Gazette* to be a public authority or an instrumentality or agency of the Government;

“land” includes land, freehold and leasehold, or of whatever tenure, whether or not held apart from the surface, and buildings or parts thereof (whether completed or otherwise and whether divided horizontally, vertically or in any other manner), and tenements and hereditaments, corporeal or incorporeal;

“local company” means a company formed or incorporated in Singapore, all of whose members and directors are citizens, or in the case of a member being