

Safety builds trust



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AT A GLANCE FROM THE EDITOR

It is encouraging to see the growing awareness on safety among our shop operators. With more attention revolving around public safety, let us share with you some useful safety tips on proper house-keeping, gas installations and fire prevention.

More than just providing a product, retailers are coming forward to collaborate with HDB to integrate commercial and community spaces. Read more about our Kitchener Complex and the newly built Blossom Spring Commune. Also, do visit these locations to find out more!

Here's to a great and prosperous 2020! Now sit back, relax and enjoy our newly redesigned newsletter series!

Peggy Chia

Director
Commercial Properties
Management Department

编辑前言

随着越来越多人开始关注安全措施，商店业者的安全意识也有所提高。我们将在这一期与大家分享一些安全提示，如店面打理、煤气安装和火灾预防。

现代商家除了为大家提供产品、服务之外，也积极与建屋发展局合作，结合商业与社区空间。在接下来的几页，我们将重点介绍吉真那大厦和刚落成的Blossom Spring Commune。欢迎大家到访这些新设施，一窥它们的崭新面貌。

2020年来到了，在此预祝大家新年快乐，繁荣昌盛！希望您会喜欢我们精心设计的全新通讯！

谢佩丽

商用产业管理处处长

COMMON CAUSES OF Fires in Shops/ Eating Establishments

Do you know that improper electrical installations are the top causes of shop fires? These are the **top five causes** of fires in commercial units. You can stay safe by doing your part.

商店起火的常见原因

您是否知道，不妥当的电力安装是导致商店火患的主要原因？以下是引起商店失火的五大常见因素。希望您能妥善处理，确保安全。



Engage a Licenced Electrical worker to install and check all electrical wiring

聘请合格持证电工来安装和检查所有电线



Ensure proper loading of electrical appliances / load

确保正确装载电器以及避免电力超载



Service your kitchen exhaust duct regularly

定期维修和保养厨房排气管



Ensure that all cooking activities are attended to

确保所有烹饪活动时时刻有人看守，以防火患



Dispose all discarded items & no overnight storage at common area

将废弃物品妥善处理，避免将它们堆放在公共区



Safety Guidelines for Outdoor Display Area (ODA)

The ODA can attract customers to your shop. Having a well-organised ODA is the first step towards a more welcoming shopfront. Make sure:

店外展示区的安全指南

店外展示区可以帮助吸引顾客，精心打造的店外摆设，是吸引顾客的第一步。店外的摆设一定要注意以下几点：

ROW OF GOODS SHALL NOT EXCEED

3m

IN LENGTH

货品的摆设不能超过3米长

MINIMUM

1m

WIDE BETWEEN ROWS OF GOODS

货架之间要保持至少1米的宽度，作为防火逃生道

MINIMUM

1.5m

CLEAR WALKWAY

店门前至少要保持1.5米宽的通畅走道



KEEP EXIT STAIRCASES CLEAR FROM OBSTRUCTION

保持楼梯出口畅通无阻



NO ENCLOSURE OF ODA

开放式的店外展示区



NO OVERNIGHT STORAGE AT THE COMMON AREA

不可将货品过夜放在公共区

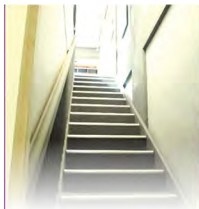
SPACIOUS SHOP AND Living Quarters (LQ)

Regular housekeeping reduces clutter and gives customers a welcoming ambience. Here are **three useful tips** to kick-start your journey!

宽敞的商店及住宿空间

定期的店面打理可减少杂乱，也会给顾客带来良好与安全的购物环境。以下是三个有效的打理贴士，助您一臂之力！

TRADING / SHOP AREA 商业 / 店面区



Keep internal fire escape staircase clutter-free

确保店内防火梯无杂物



Maintain a 0.5m ceiling clearance

店内使用空间与天花板之间要保持至少0.5米的距离



Provide 1m wide internal escape path to shop exits

店内逃生道要保持至少1米的宽度

LIVING Quarters

Our LQs are for residential use and not meant for storage. Remember, good housekeeping is essential for you and your neighbours' safety.

店屋住宿空间

店屋住宿空间是提供给住宅使用的，不能当成储存库。请记得，良好的店面打理对您以及您的顾客与邻居的安全至关重要。



INSPECTING YOUR Gas Installation

If you have piped gas installation(s), keep reading to find out what you need to do!

Energy Market Authority (EMA) requires shopkeepers or tenants to conduct annual inspections to certify that their gas installations are safe and free from gas leaks. These inspections must be carried out by a **Licensed Gas Service Worker (LGSW)** or a **Professional Engineer (PE)** and a **Certificate of Fitness ("COF")** has to be submitted to Powergas Ltd.

煤气装置检查

如果您店内安装了煤气管，
请您注意以下资讯。

新加坡能源市场管理局规定所有店主和租户每年必须检查煤气管设施是否安全、无气体泄漏。这样的检查必须由持有合格准证的服务人员或是专业工程师进行，并且在检查结束后，必须向新加坡煤气有限公司提交合格证书。



You can scan the QR codes below for a list of LGSWs and PEs offering gas inspection services:

您可以扫描以下的二维码，获取持有合格准证的服务人员及专业工程师的名单：



ELISE.EMA.GOV.SG
Energy Market Authority
新加坡能源市场管理局



WWW.PEB.GOV.SG
Professional Engineers Board Singapore
新加坡专业工程师委员会

ENGAGING OUR Merchants' Associations & Shop Retailers



The huddles with our Merchants' Associations (MAs) and shop retailers are networking platforms to share and learn about the latest trends and developments affecting our HDB MAs and retailers. This year we have had 3 successful huddles with 45 MAs from various estates. **Do join your local MA and we will see you at our Huddles in 2020!**

与商会及零售商交流

交流会是商联会与零售商家的交流平台。通过交流会，商联会可以与零售商相互分享及学习最新的潮流趋势和商业发展。2019年，我们成功的举办了三场交流会，吸引了来自各区多达45个商联会的积极参与。2020年，我们将再接再厉，举办更多交流会，我们欢迎您与所属区的商联会一同参加。





REIMAGINING COMMUNITY Spaces @Yishun Blossom Spring

HDB has partnered our master tenant Prime Mart Investments Pte Ltd, at Yishun Blossom Spring to reimagine how the provision of both commercial and community spaces can better serve the community.

As a result, Prime curated the Blossom Spring Commune, a space for community activities that encourage bonding among residents. Officially opened on 6 Sep 2019, it even has its very own 'Living Room'.

Open daily from 7.30am to 9.30pm, the 'Living Room' offers free WiFi, air-conditioning, induction cookers, microwaves, sinks and water dispenser. Daily newspapers are also available for the residents' reading pleasure. Thus far, the weekly activities like health talks and cooking classes were well received by residents of all demographics.

重塑 COMMUNITY SPACES @ YISHUN BLOSSOM SPRING

建屋发展局与主租户百美集团协作，以结合商用及社区空间为目标，在 Yishun Blossom Spring 打造多元邻里商区，旨在为居民提供更好的服务。名为“Blossom Spring Commune”的商区便应运而生。这个商区内有多元化的商店和设施，也增设了社区活动空间，是增强社区凝聚力的好地方。于 2019 年 9 月 6 日正式开幕的“Blossom Spring Commune”，还有自己的“生活室”，供居民举办各类活动。

“生活室”每日从早上 7 时 30 分开放至晚上 9 时 30 分，除了提供免费无线网络，“生活室”内还设有冷气、电磁炉、微波炉、水槽和饮水机。居民也可以在此免费阅读报章。至目前为止，“生活室”每周举办的健康讲座和烹饪班广受各阶层居民的喜爱。



HOBBIES & LIFESTYLE MALL: Kitchener Complex



To support our residents' journey towards a healthier lifestyle. Our very own Kitchener Complex (Blocks 808 and 809 French Road) has been endorsed by HPB as a Health Promoting Mall.

This endorsement reinforces Kitchener Complex's position as a lifestyle and hobbies mall.

Free Zumba workouts are held on every 1st and 3rd Tuesdays of the month; roadshows and free health talks are also available. Through these, HPB engages the local community to improve their health and well-being, which in turn brings vibrancy and increases footfall to our retailers.

集休闲与养生为一体的吉真那大厦

为了让居民迈向更健康的生活，位于法兰西路第808和809座的吉真那大厦，已成功获得保健促进局的认证，成为保健商场之一。这项认证奠定了吉真那大厦作为休闲、养生集于一体的地位。

除了每个月的首个和第三个星期二的免费尊巴健身操，吉真那大厦也会定期举办路演和免费健康讲座供居民参与。通过这些活动，保健促进局鼓励居民积极增强体质。这不但对居民有益，同时也能为社区带来活力，为零售商家提高客流量。



T-HALL.SG@ Crawford Lane

Opened in May 2019, T-Hall.sg located at Blk 464 Crawford is the largest indoor rock climbing facility in Singapore. In this interview, our shop tenant Mr Jeffrey Chua shares his journey of turning vision into reality.

商店特色： 哥罗福巷的 T-HALL.SG

2019年5月开幕的T-Hall.sg位于哥罗福巷第464座，是本地最大的室内攀岩设施。我们访问了租户蔡添城先生，了解他如何将梦想转化为现实。



HOW DID IT ALL BEGIN?

Having experience in building rock-climbing walls for many years, we were happy to hear that HDB was marketing this huge retail space at Crawford Lane. As this premises comes with high ceilings and is the right size for rock-climbing, we were very keen to set up this new facility and hope to inject vibrancy to the surrounding community, enthusiasts as well as families.

THIS SPACE IS HUGE! HOW DO YOU UTILISE THE UNIT?

T-Hall.sg caters to friends of all demographics. The ground level offers fun climbs for families and younger climbers while level 3 has bouldering and advanced climbs for novice to advanced climbers. Aside from organising national competitions, T-Hall.sg also conducts certification courses, climb programs for schools, companies and the public. For non-climbers, T-Hall.sg has a lifestyle gym for them to stay active. There is also a retail shop on Level 2 for patrons to purchase their climbing gear.

HOW WAS THE INITIAL RENOVATION?

This was an old building and we took over the premises in its existing state. As safety is our top priority, we had to ensure that the premises was safe for rock-climbing. Thus, substantial A&A works were done before we started fitting up our equipment – we even engaged engineers to assess the structural loading and fire safety! One of the major works done was to replace the entire unit's old windows with new shatter-proof glass front to spruce up the unit.

HOW DO YOU ENSURE SAFETY OF THE CLIMBERS?

Our climbing walls & equipment are produced in Germany & rigorously tested and conform to European standards to ensure the highest safety assurance for our customers. All these do come with a price! Nevertheless, we believe in investing in safety and our business reputation, which is far more important in the long term.

这一切是怎么始的?

我们拥有多年建造攀岩墙的经验。当时听说建屋发展局有意在哥罗福巷推出大型零售空间，我们感到非常开心。由于该空间的天花板很高，非常适合攀岩，因此激起了我们的兴趣，想在这个全新的空间内设立攀岩活动，同时也能为附近的社区注入活力。

这个空间非常大！你们是如何妥善安排它的用途？

T-Hall.sg是专为各个阶层的朋友而设的。地面层为一家大小和年轻攀岩爱好者提供了轻松好玩的攀岩活动；三楼则设有巨石，为初级到高级攀岩爱好者提供挑战。除了举办全国性攀岩比赛，T-Hall.sg也会为学校、公司和民众策划团队合作活动。T-Hall.sg可没忽略那些不热衷攀岩的人士，特地为他们开设了时尚生活健身房，确保大家都能保持活跃。二楼则设有零售店，让顾客购买攀岩装备。

最初的装修进行得如何？

我们接手过来的是一座旧建筑。在翻新和改建工程中，安全是我们的第一考量，因此必须确保建筑完全适合作为攀岩活动。因此，我们在旧建筑的基础上，进行了大规模的增建和改建工程，才可以开始引进攀岩设施。我们专门聘请了工程师来评估结构荷载和消防安全。其中一项装修工作便是将整个单位的窗户改成防碎玻璃窗。

你们是如何确保攀岩者的安全？

我们所有的攀岩器具和设备都经过严格的测试，完全符合欧盟标准，确保我们的顾客得到最高的安全保障。虽然这样做的造价很高，但我们坚信，从长远来看，这些用在安全方面和保持商誉的投资，是非常重要的和值得的。



**HOUSING &
DEVELOPMENT
BOARD**

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