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**No. S 830**

**TOWN COUNCILS ACT 1988**

**TOWN COUNCIL OF PUNGGOL  
(COMMON PROPERTY AND OPEN SPACES)  
BY-LAWS 2025**

**ARRANGEMENT OF BY-LAWS**

**By-law**

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In exercise of the powers conferred by section 28 of the Town Councils Act 1988, the Town Council for Punggol makes the following By-laws:

### **Citation and commencement**

1. These By-laws are the Town Council of Punggol (Common Property and Open Spaces) By-laws 2025 and come into operation on 23 December 2025.

### **Definitions**

2. In these By-laws —

“building” means a building in a housing estate of the Board in the Town;

“common property” means any common property in the Town;

“mobility vehicle” means any of the following designed to carry an individual who is unable to walk or has difficulty in walking:

(a) a motorised wheelchair within the meaning given by section 2(1) of the Active Mobility Act 2017;

(b) a mobility scooter within the meaning given by section 2(1) of the Active Mobility Act 2017;

“object” includes any article, pot, plant, ornament, material, substance (whether liquid or solid) or other thing;

“open space” means an open space in the Town that is common property;

“park” means to bring a vehicle to a stationary position and cause the vehicle to remain in that position for any purpose;

“parking place” has the meaning given by section 2 of the Parking Places Act 1974;

“public path” means a path declared under section 6 of the Active Mobility Act 2017 as a public path;

“public waste receptacle” means a receptacle that a public waste collector licensee (within the meaning given by section 2 of

the Environmental Public Health Act 1987) has provided for refuse;

“sign” includes a signal, warning sign post, direction post, banner, notice or an advertisement;

“Town” means the Town of Punggol;

“Town Council” means the Town Council of the Town;

“vehicle” means a vehicle, whether mechanically propelled or not, intended or adapted for use on a public path or road, such as (but not limited to) a bicycle, power-assisted bicycle or personal mobility device within the meaning given by the Active Mobility Act 2017, but excludes any mobility vehicle.

### **Littering and transporting renovation debris**

#### **3. A person must not —**

- (a) place or deposit, or cause or permit to be placed or deposited, any object on any common property or in an open space except —
  - (i) in a place or receptacle designated by the Town Council for that purpose; or
  - (ii) in a public waste receptacle; or
- (b) transport renovation debris or other building material in any lift in a building, or over any other common property or open space, without the prior written permission of the Town Council.

### **Keeping animal or bird from soiling common property and open space**

#### **4. A person who keeps an animal or bird must —**

- (a) supervise the animal or bird when it is on any common property or open space; and
- (b) take any action that is necessary to clean all areas of the common property or open space that are soiled by the animal or bird.

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**Obstruction of common property**

5. A person must not obstruct, or cause or permit the obstruction of, the lawful use of any common property by any object or fixture.

**Drying of laundry in manner that causes nuisance, etc.**

6.—(1) A person must not hang or place, or cause the hanging or placement of, any laundry on any common property or in any open space in a manner that causes or is likely to cause —

- (a) nuisance, annoyance or inconvenience to another person;  
or
- (b) damage to any common property or the property of another person.

(2) In paragraph (1), “laundry” means any washing, towel, bedding, clothing or other article.

**Damage to common property**

7.—(1) A person must not remove, destroy, damage or deface any common property or any fixture that forms part of the common property.

(2) A person must not remove any earth, soil or property from any common property.

(3) If a person contravenes paragraph (1) or (2), the Town Council may recover from the person, as a debt due to the Town Council, the costs and expenses (including administrative costs) reasonably incurred by the Town Council —

- (a) in replacing or restoring the common property to its condition before the removal, destruction, damage or defacement; or
- (b) in replacing the earth, soil or property removed from the common property.

**Damage to turf, plant, shrub or tree**

8. A person must not, without the prior written permission of the Town Council —

- (a) remove, cut, damage or dispose of any turf, plant, shrub or tree (or a part of it) situated on any common property or in an open space; or
- (b) pick a shrub or plant (or a part of it) situated on any common property or in an open space.

**Throwing objects from buildings and dangerously positioned objects**

**9.—**(1) A person (*A*) must not —

- (a) endanger the life of, or cause injury to, another person;
- (b) cause damage to any property in the Town; or
- (c) cause any nuisance, annoyance or inconvenience to another person,

by throwing an object, or allowing an object to fall, from *A*'s flat or any part of a building onto any common property or an open space.

(2) A person must not place an object on or at a window-sill, corridor or other part of the common property in a manner that, in the opinion of the Town Council, is likely to —

- (a) endanger the life of any person;
- (b) cause injury to any person; or
- (c) cause damage to any common property or the property of another person.

**Unlawful parking, etc.**

**10.—**(1) A person must not, without the prior written permission of the Town Council —

- (a) park a vehicle on any common property or in an open space that is not a parking place or designated by the Town Council for parking that vehicle; or
- (b) subject to paragraph (2), use, ride or drive a vehicle on any common property or in an open space.

(2) Paragraph (1)(b) does not apply to any common property or open space that is a public path within the Town, on which the vehicle is permitted by written law to be used, ridden or driven.

(3) To avoid doubt, paragraph (1)(b) does not prevent the use, riding or driving on any common property or in an open space of —

- (a) a pram or stroller;
- (b) a wheeled toy (within the meaning given by section 2(1) of the Active Mobility Act 2017); or
- (c) a non-motorised wheelchair or a mobility vehicle.

### **Repairing, painting, etc., of vehicles**

11.—(1) A person must not repair, paint, spray, test or service, or cause or permit to be repaired, painted, sprayed, tested or serviced, a vehicle on any common property or in an open space.

(2) Paragraph (1) does not apply to repairs that are reasonably necessary for the removal of the vehicle from the common property or open space.

### **Playing of games, etc.**

12.—(1) The Town Council may designate a part of any common property or an open space (called the designated area), as described in a notice placed in a conspicuous place in the designated area, as an area where a person may —

- (a) roller skate;
- (b) ride a skateboard; or
- (c) play or take part in a game specified in the notice.

(2) A person must not roller skate, ride a skateboard, or play or take part in any game, on or in any common property or open space, except in the designated area for that activity.

### **Entertainment and sale of goods or services on common property and open spaces**

13. A person must not, without the prior written permission of the Town Council —

- (a) hold or stage, or cause the holding or staging, of any show, play, wayang or other entertainment, or any reception or formal party on any common property or in an open space; or
- (b) sell, or offer or exhibit for sale, goods or services on any common property or in an open space.

### **Display of signs**

**14.—**(1) A person must not, without the prior written permission of the Town Council, display, or cause or permit to be displayed, a sign on any common property or in an open space.

(2) A person who displays a sign, or causes or permits a sign to be displayed, in contravention of paragraph (1) must, at the person's expense and within 7 days after the Town Council has served a written notice on the person —

- (a) remove the sign; and
- (b) repair any damage caused to the common property or open space as a result of the display or removal of the sign.

(3) If the person does not comply with paragraph (2), the Town Council may —

- (a) remove the sign;
- (b) repair any damage to the common property or open space caused by the display or removal of the sign; and
- (c) recover from the person the expenses reasonably incurred by the Town Council under this by-law as a debt due to the Town Council.

### **Unauthorised fixtures or structures**

**15.—**(1) A person must not, without the prior written permission of the Town Council, erect or install a fixture or structure on any common property or in an open space.

(2) A person who erects or installs a fixture or structure in contravention of paragraph (1) must, at the person's expense and

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within the time specified by the Town Council in a written notice the Town Council serves on the person —

- (a) remove the fixture or structure; and
- (b) repair any damage caused to the common property or open space as a result of the erection or installation.

(3) If the person does not comply with paragraph (2)(b), the Town Council may repair any damage caused to the common property or open space as a result of the erection or installation.

(4) If a person contravenes this by-law, the Town Council may recover the costs and expenses (including administrative costs) reasonably incurred by the Town Council under paragraph (3) from the person as a debt due to the Town Council.

### **Diversion of water or electricity**

**16.** A person must not, without the prior written permission of the Town Council, draw, divert or take —

- (a) water from a tap, pipe or water service installation for the supply of water, situated on any common property; or
- (b) electricity from a socket or an electrical supply line or electrical installation for the supply of electricity, situated on any common property.

### **Obstruction of refuse chutes**

**17.** A person must not throw or deposit, or cause or permit to be thrown or deposited, into a refuse chute in a building any object that will or is likely to —

- (a) choke or clog the refuse chute;
- (b) obstruct the free fall of refuse in the refuse chute; or
- (c) cause nuisance, annoyance or inconvenience to other occupiers of the building.

### **Trespassing onto lift motor rooms, etc.**

**18.** A person must not, without the prior written permission of the Town Council, enter —



- (a) any lift motor room, pump room, switch room or roof top;  
or
- (b) any common property that —
  - (i) is a fenced enclosure, building or room; and
  - (ii) contains an installation for the use or supply of water or electricity.

### **Compoundable offences**

**19.** Any offence under these By-laws (read with section 28(9) of the Act) is prescribed as a compoundable offence that may be compounded in accordance with section 72 of the Act.

### **By-laws not to prevent officers of Town Council, etc., from enforcing By-laws**

**20.** These By-laws do not prevent an officer or employee of the Town Council, or a person authorised by the Town Council, from doing an act that is reasonably necessary or expedient to enforce these By-laws.

### **Public paths not affected**

**21.** To avoid doubt, these By-laws do not affect the rights of the public to pass along a public path within the Town in accordance with the Active Mobility Act 2017.

### **Cessation**

**22.** The Town Council of Pasir Ris-Punggol (Common Property and Open Spaces) By-laws 2016 (G.N. No. S 211/2016) cease to apply to the transferred area described in item 11 of the Second Schedule to the Town Councils (Declaration) Order 2025 (G.N. No. S 336/2025) at the end of 22 December 2025.

Made on 19 December 2025.

SUN XUELING  
*Chairperson,  
Town Council for Punggol,  
Singapore.*

[AG/LEGIS/SL/329A/2025/13]