



EASE (Private) in a Conserved Home: Check Before Drilling

Description

EASE support does not remove conservation controls. Confirm the household's programme eligibility, identify the conserved elements affected, and have the contractor document a heritage-safe fixing method before any drilling or removal begins.

A private-home owner planning senior-friendly fittings in a conserved property needs one outcome: separate EASE eligibility from URA conservation requirements before authorising installation.

Match the home and the work

Situation	Practical next step
The home is not conserved	Use the EASE programme route, then check ordinary building and estate controls
The address is conserved	Open URA's Conservation Portal and the EASE Do-It-Right guide before scoping work
A fitting touches a façade or historic element	Pause and obtain the required conservation advice or approval before work
Eligibility or subsidy is uncertain	Confirm it through the programme channel; do not treat URA guidance as subsidy approval

The home is not conserved: Use the EASE programme route, then check ordinary building and estate controls. **The address is conserved:** Open URA's Conservation Portal and the EASE Do-It-Right guide before scoping work.

Keep eligibility and conservation separate

[URA circular on conserved-building guides](#): The 2 June 2026 launch, EASE eligibility context, stakeholder responsibilities and need to consult the EASE Do-It-Right guide. [URA conservation best-](#)

[practices library](#): The current EASE Private Do-It-Right resource and conservation practice context.

Two rulebooks apply to one job

URA's June 2026 circular makes the distinction explicit: EASE (Private) supports eligible households with Singapore citizen seniors, while conservation requirements protect the historic character of the building. A subsidy decision answers who may receive support; it does not decide whether a particular fixing, position or alteration is acceptable in a conserved property. [URA circular on conserved-building guides](#).

Start with the building, not the product

Record the address, conservation status, facade type and the exact surface to be touched. Photograph the existing condition for the contractor's file, but do not present those photographs as LBRD fieldwork. The official guide's visual examples should be used to compare placement, reversible fixing and likely impact before a quotation is accepted. [URA conservation best-practices library](#).

Turn a quotation into an installation method

Ask the installer to identify every proposed grab bar, ramp, slip-resistant treatment or other improvement item, its dimensions, substrate, anchor method and whether original fabric will be cut or concealed. A lump-sum quotation is not enough for a conserved home because two visually similar placements can have very different heritage effects. [URA conservation best-practices library](#).

Know when to stop the work

If the contractor discovers hidden timber, decorative tiles, old masonry or another condition that changes the method, the homeowner should stop and re-check. Like for like language on a quotation is not proof that the conservation position is unchanged. Written clarification is cheaper than undoing unauthorised work. [URA circular on conserved-building guides](#).

Keep one approval-and-maintenance file

Save eligibility confirmation, the URA guide version, conservation correspondence, marked-up placement plan, product specifications, installer details, before-and-after photographs and maintenance instructions. That file lets a future owner distinguish an authorised accessibility installation from an unexplained alteration. [URA conservation best-practices library](#).

Classify the conservation work before appointing the submitter

URA separates conserved-building work into three categories. Category 1 proposals affect key elements significantly and require a registered architect; Category 2 has a lesser impact but still

requires a registered architect or professional engineer. Category 3 covers minimal, localised repair or maintenance and can be submitted by an owner or contractor, although URA may require reclassification. Addition or removal of ramps or steps appears among Category 3 examples. The EASE quotation should therefore identify the proposed category and the person responsible for any Conservation Permission, rather than leaving it as an unnamed allowance. [URA conserved-building A&A process](#).

Do not confuse the URA and BCA approval tracks

URA states that Conservation Permission is independent of whether plans must also be submitted to BCA. A homeowner should ask two separate questions: who is handling the conservation submission, and whether building-control approval or another authority's clearance is also required. For Category 1 and 2 works, URA describes a CORENET process involving the qualified person and supporting plans; Category 3 has its own conserved-building service. Put each authority, submission reference and decision in a small register. One approval email should never be treated as proof that every regulatory track is complete. [URA conserved-building A&A process](#).

A conserved-home example

A household wants two grab bars beside a bathroom entrance in a conserved shophouse. Its decision sheet records the senior's programme route, marks the tiled and masonry surfaces on a plan, asks the installer to show the anchor points, and escalates any fixing that would cut historic material. This is a planning example; URA and the programme administrator decide the real case.

A fitting touches a façade or historic element: Pause and obtain the required conservation advice or approval before work. **Eligibility or subsidy is uncertain:** Confirm it through the programme channel; do not treat URA guidance as subsidy approval.

Brief the installer

1. Confirm the address's conservation status
2. Check EASE (Private) eligibility separately
3. Mark every affected surface on a plan
4. Request product and fixing specifications
5. Resolve conservation questions before work
6. Retain approvals and maintenance records

Where conserved-home work goes wrong

- Assuming subsidy equals planning approval
- Letting work start from a verbal scope
- Drilling historic fabric without escalation
- Using a generic condo method in a conserved home
- Keeping no record for future repairs

Related property checks

After EASE (Private) in a Conserved Home: Check Before Drilling, [map approval layers for another home alteration](#). Then [verify a property representative independently](#). Both resolve a different task from EASE Private conserved property Singapore.

Questions readers ask about EASE Private conserved property Singapore

Does EASE approval authorise the physical works?

No. Programme support and conservation compliance answer different questions. [URA circular on conserved-building guides](#).

Should the contractor read the URA guide?

Yes; URA specifically developed it for owners and installers working in conserved properties. [URA conservation best-practices library](#).

What if site conditions differ from the quotation?

Stop and re-check the method before altering original fabric. [URA circular on conserved-building guides](#).

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