

**ENVIRONMENT PROTECTION MANAGEMENT SYSTEM**  
**USER GUIDE – PAYMENT FOR BUILDING PLAN SUBMISSION FEES**  
**REV-1.0**

---

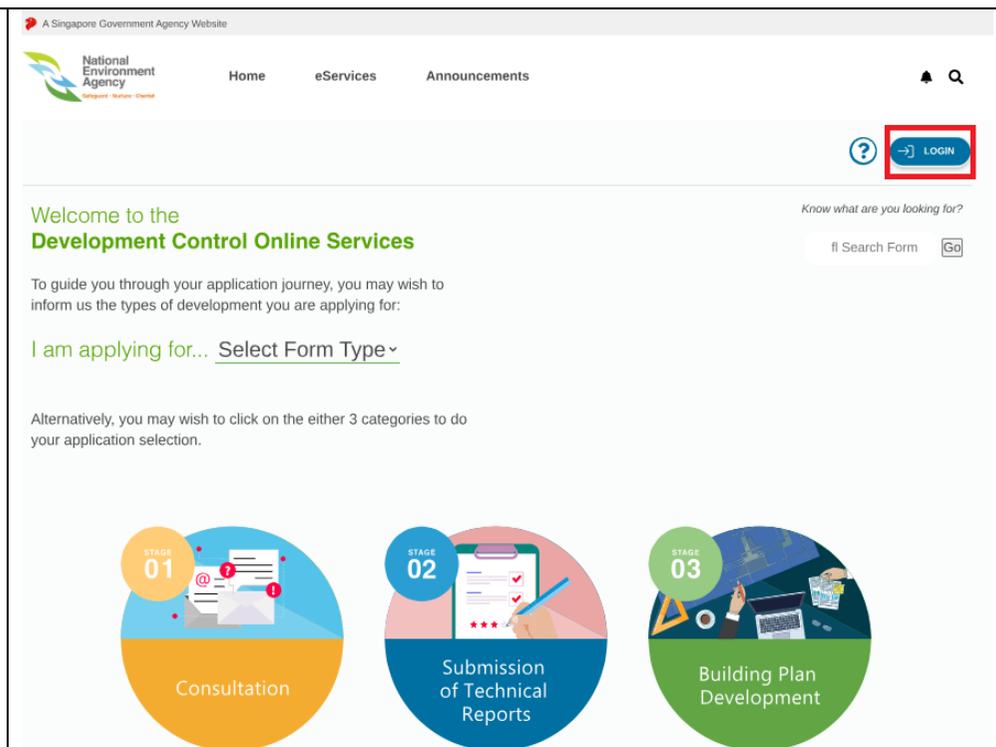
## Table of Contents

<b>1. GETTING STARTED .....</b>	<b>3</b>
1.1 Login.....	3
1.2 Logout .....	6
<b>2. MAKE PAYMENT.....</b>	<b>7</b>
2.1 First payment for a project .....	7
2.2 Subsequent additional payment for a project .....	16
<b>3. VIEW PAYMENT HISTORY .....</b>	<b>22</b>

## 1. GETTING STARTED

### 1.1 Login

- 1) Access EPMS Online Service Portal at <https://epms.nea.gov.sg/>
- 2) Click "Login". You will be directed to the Login Page.



A Singapore Government Agency Website

National Environment Agency  
Safeguard - Nurture - Cherish

Home eServices Announcements

Know what are you looking for?

Search Form Go

Welcome to the **Development Control Online Services**

To guide you through your application journey, you may wish to inform us the types of development you are applying for:

I am applying for... Select Form Type

Alternatively, you may wish to click on the either 3 categories to do your application selection.

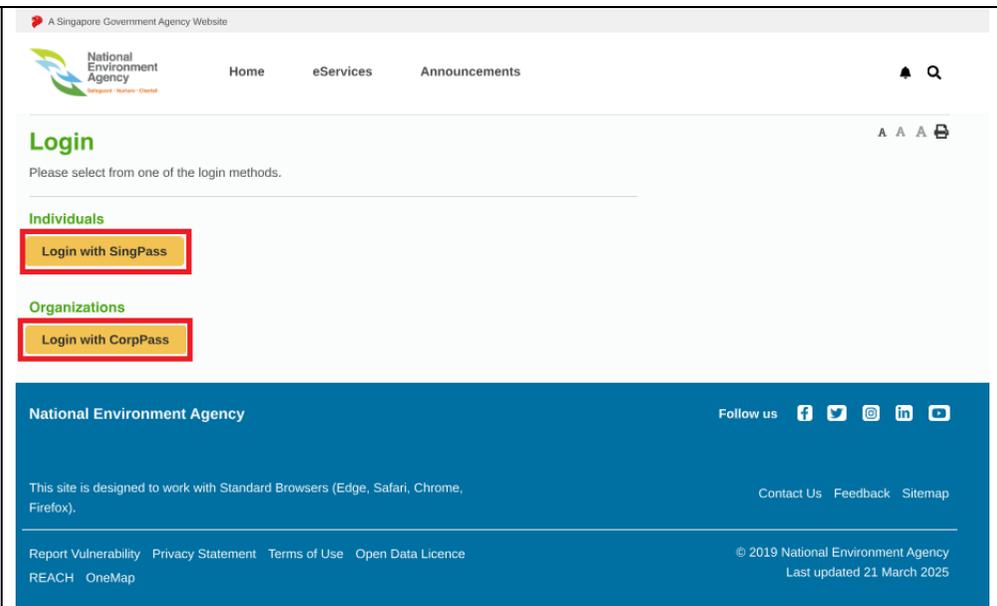
STAGE 01 Consultation

STAGE 02 Submission of Technical Reports

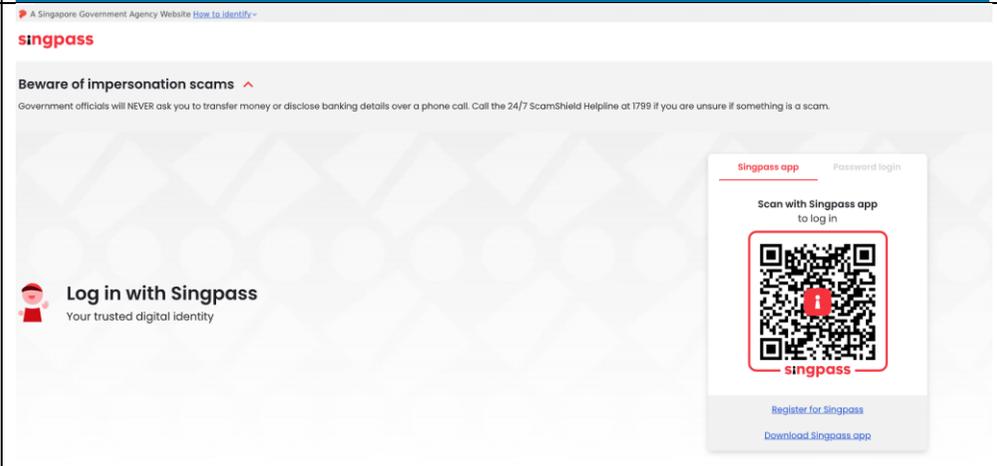
STAGE 03 Building Plan Development

3) If you are making payment as an Individual, click [Login with SingPass](#) .

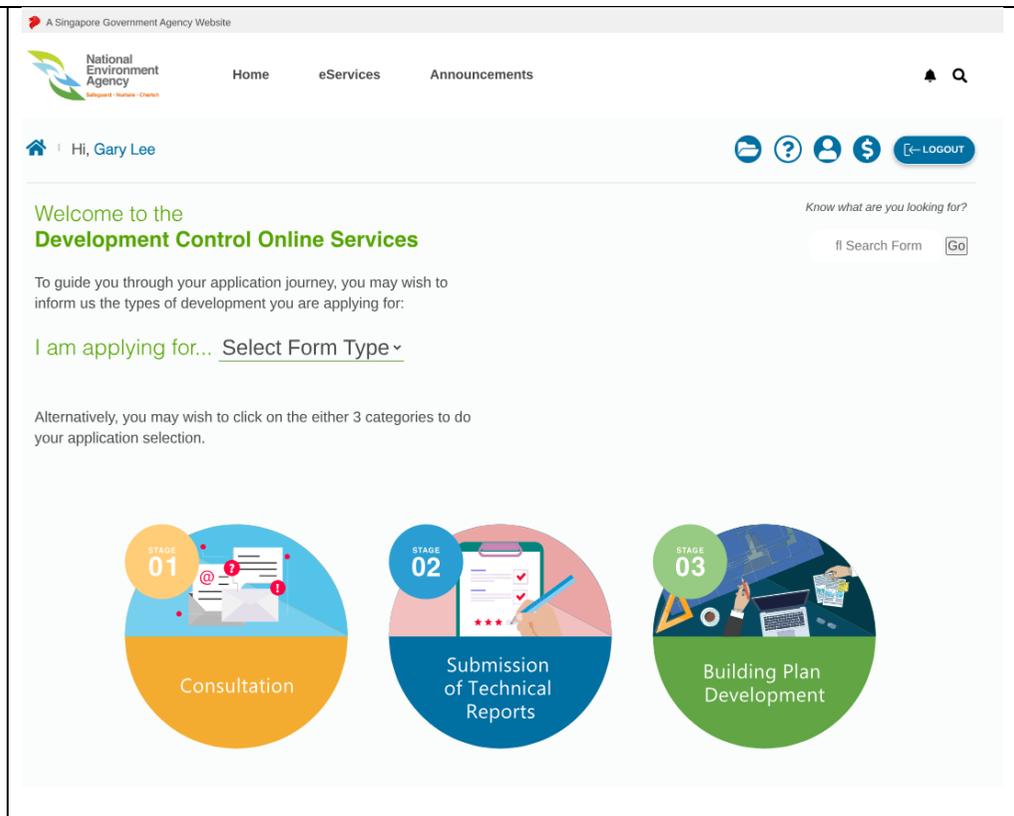
If you are making payment as a Company/Organisation, click [Login with CorpPass](#) .



4) You will be directed to the SingPass/CorpPass Login Page. For more information on how to login via Singpass/Corppass, you may refer to the following websites:  
SingPass – <https://portal.singpass.gov.sg/home/ui/login>  
CorpPass – <https://www.corppass.gov.sg/portal>



5) After successful login, you will be directed to the EPMS Home Page.



A Singapore Government Agency Website

National Environment Agency Home eServices Announcements

Hi, Gary Lee

Welcome to the **Development Control Online Services**

To guide you through your application journey, you may wish to inform us the types of development you are applying for:

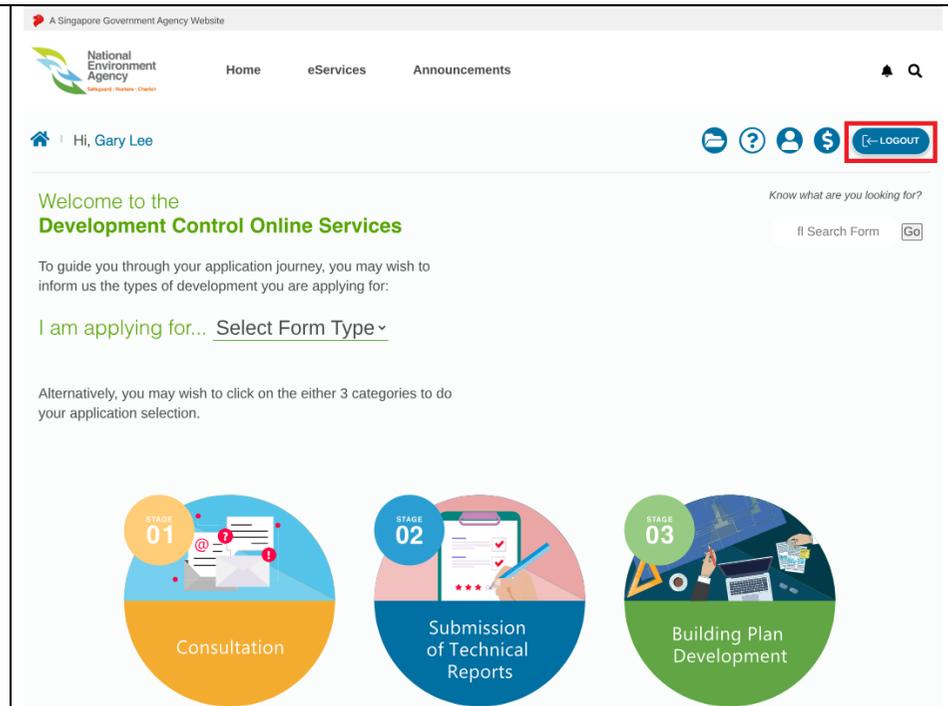
I am applying for... Select Form Type

Alternatively, you may wish to click on the either 3 categories to do your application selection.

- STAGE 01 Consultation
- STAGE 02 Submission of Technical Reports
- STAGE 03 Building Plan Development

## 1.2 Logout

- 1) After you have completed your payment, please click on the  button to logout from EPMS Online Service Portal.



A Singapore Government Agency Website

National Environment Agency  
Safeguard - Nurture - Cherish

Home eServices Announcements

Hi, Gary Lee

Know what are you looking for?

Search Form Go

Welcome to the **Development Control Online Services**

To guide you through your application journey, you may wish to inform us the types of development you are applying for:

I am applying for... [Select Form Type](#)

Alternatively, you may wish to click on the either 3 categories to do your application selection.

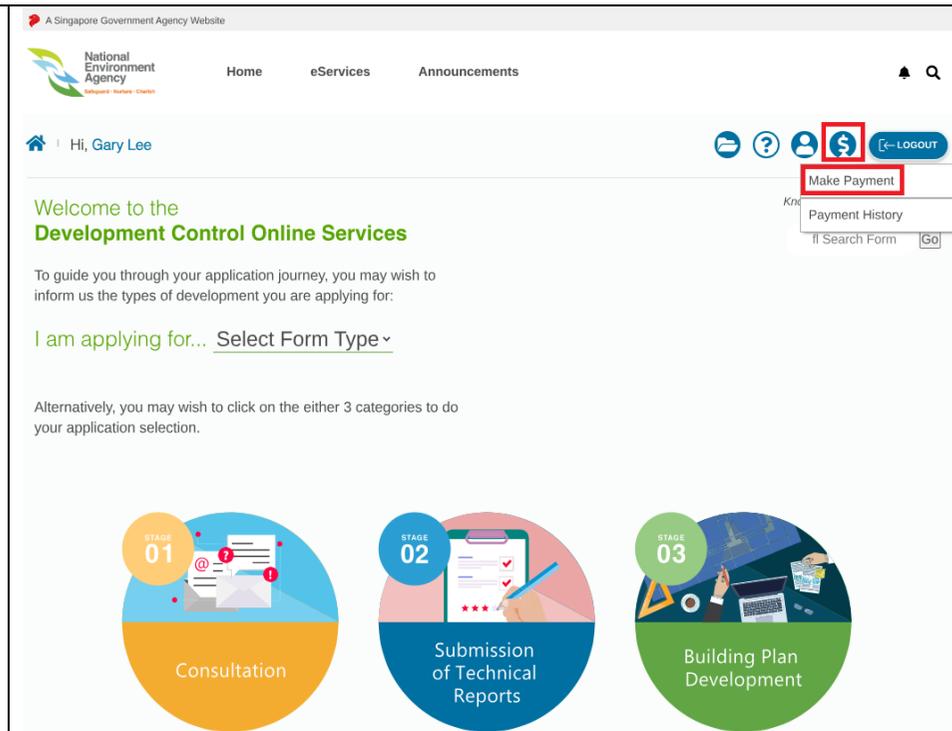
- STAGE 01 Consultation
- STAGE 02 Submission of Technical Reports
- STAGE 03 Building Plan Development

## 2. MAKE PAYMENT

### 2.1 First payment for a project

1) After you have successfully logged in, click on Payment

icon  and select “Make Payment”.



A Singapore Government Agency Website

National Environment Agency  
Safeguard • Nurture • Cherish

Home eServices Announcements

Hi, Gary Lee

[- LOGOUT]

Make Payment

Payment History

Search Form [Go]

Welcome to the  
**Development Control Online Services**

To guide you through your application journey, you may wish to inform us the types of development you are applying for:

I am applying for... [Select Form Type](#)

Alternatively, you may wish to click on the either 3 categories to do your application selection.

STAGE 01  
Consultation

STAGE 02  
Submission of Technical Reports

STAGE 03  
Building Plan Development

2) You may select any of the following options to make payment:

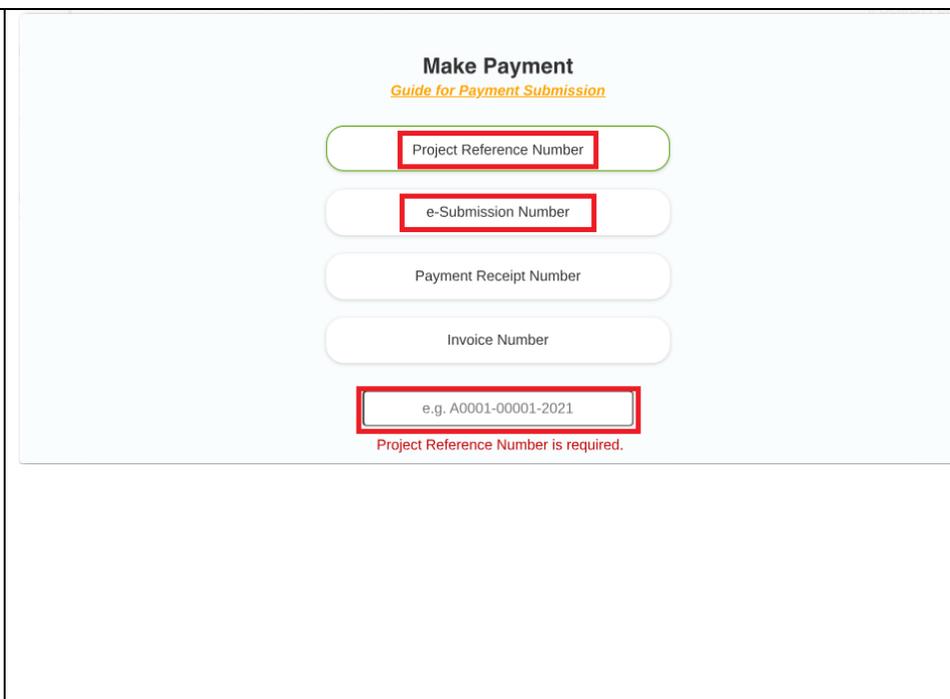
- a) Project Reference Number
- b) e-Submission Number

Note:

- Payment Receipt Number is only available if you have made an earlier payment and wish to make additional payment for the same project.
- Payment using “Invoice Number” is currently not available.

3) Please key in a valid Project Reference Number/ e-Submission number and click “Next”. Please ensure there are no spaces at the beginning and end when keying in the Project Reference Number/e-Submission number.

4) You will be directed to the Make Payment page



**Make Payment**  
*Guide for Payment Submission*

Project Reference Number

e-Submission Number

Payment Receipt Number

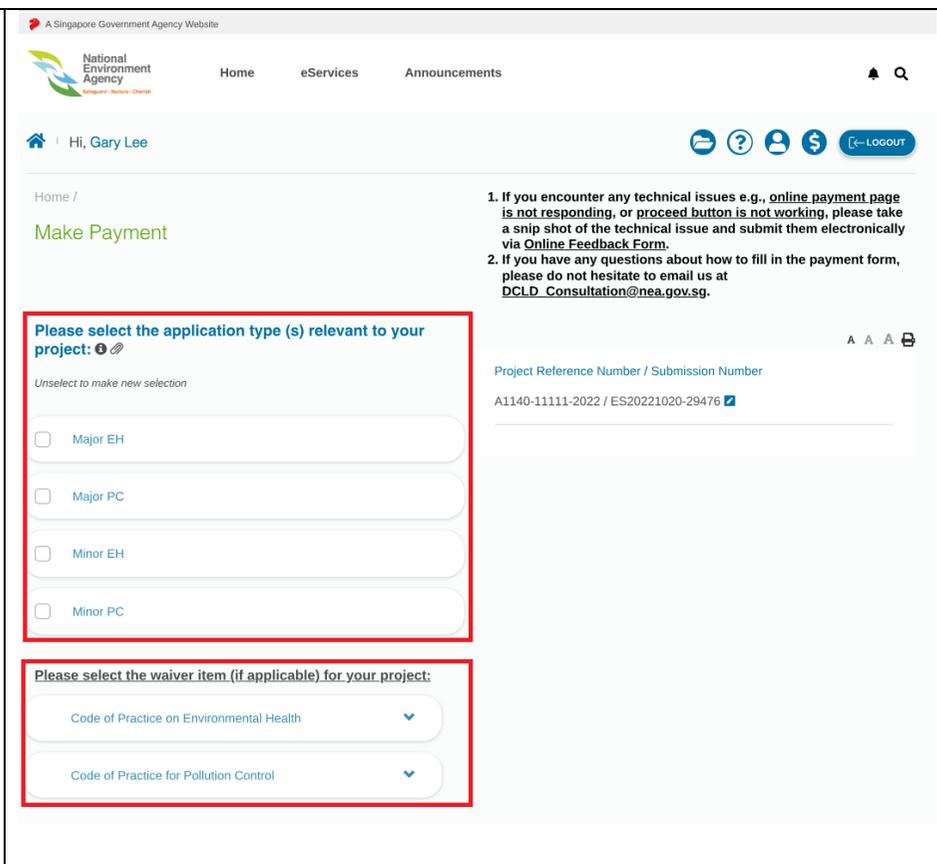
Invoice Number

e.g. A0001-00001-2021

Project Reference Number is required.

If you have keyed in a Project Reference Number/e-Submission number related to a **building plan application** in Step 3, please refer to steps 5 to 7 below.

- 5) Select the application type(s) relevant to your project. You may refer to the circular on “Introduction of Application Fees for Building Plan Submissions” (  icon) to determine the application type(s) relevant to your project.
- 6) In addition, you may also make payment for waiver(s). Please select the waiver item(s) relevant to your project.
- 7) Click on “Proceed With Payment”. You will be directed to the Payment Confirmation Page.



A Singapore Government Agency Website

National Environment Agency  
Home eServices Announcements

Hi, Gary Lee

Home /

Make Payment

Please select the application type (s) relevant to your project:

Unselect to make new selection

Major EH

Major PC

Minor EH

Minor PC

Please select the waiver item (if applicable) for your project:

Code of Practice on Environmental Health

Code of Practice for Pollution Control

1. If you encounter any technical issues e.g., online payment page is not responding, or proceed button is not working, please take a snip shot of the technical issue and submit them electronically via [Online Feedback Form](#).

2. If you have any questions about how to fill in the payment form, please do not hesitate to email us at [DCLD\\_Consultation@nea.gov.sg](mailto:DCLD_Consultation@nea.gov.sg).

Project Reference Number / Submission Number

A1140-11111-2022 / ES20221020-29476

1. If you encounter any technical issues e.g., online payment page is not responding, or proceed button is not working, please take a snip shot of the technical issue and submit them electronically via Online Feedback Form.
2. If you have any questions about how to fill in the payment form, please do not hesitate to email us at DCLD\_Consultation@nea.gov.sg.

Home /

## Make Payment

Please select the application type (s) relevant to your project:  

*Unselect to make new selection*

Major EH

Major PC

Minor EH

Minor PC

Please select the waiver item (if applicable) for your project:

Code of Practice on Environmental Health 

1. Refuse Storage and Collection System 

1.3 Refuse Chute 

1.4 Refuse Chute Chamber 

1.6 Refuse Bin Point and Refuse Bin Centre 

Clause 1.6 para 1 - Bin centre provision

Clause 1.6 para 1 - Refuse collection within premises

A A A 

Project Reference Number / Submission Number

A1140-11111-2022 / ES20221020-29476 

### Total Payment

#### Building Application Type

Major EH	\$ 1200.00
Minor PC	\$ 900.00
<b>Sub-total:</b>	<b>\$ 2100.00</b>

#### Waiver Type

Code of Practice on Environmental Health

1. Refuse Storage and Collection System

1.6 Refuse Bin Point and Refuse Bin Centre

Clause 1.6 para 1 - Refuse collection within premises	\$ 600.00
---	-----------

**Sub-total: \$ 600.00**

<b>Sub-total:</b>	<b>\$ 2700.00</b>
-------------------	-------------------

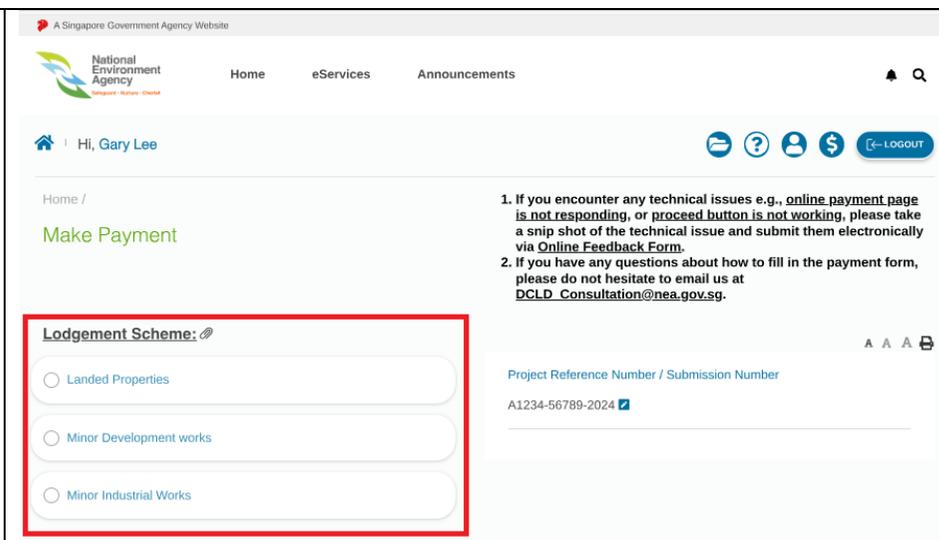
<b>TOTAL</b>	<b>\$ 2700.00</b>
--------------	-------------------

Proceed With Payment

If you have keyed in a Project Reference Number/e-Submission number related to a **lodgement application** in Step 3, please refer to steps 8 and 9 below.

8) Select the development type relevant to your project.

9) Click “Proceed With Payment”. You will be directed to the Payment Confirmation Page.



A Singapore Government Agency Website

National Environment Agency  
Safeguard - Nurture - Cherish

Home eServices Announcements

Hi, Gary Lee

Home /  
Make Payment

**Lodgement Scheme:**

- Landed Properties
- Minor Development works
- Minor Industrial Works

1. If you encounter any technical issues e.g., online payment page is not responding, or proceed button is not working, please take a snip shot of the technical issue and submit them electronically via Online Feedback Form.

2. If you have any questions about how to fill in the payment form, please do not hesitate to email us at [DCLD\\_Consultation@nea.gov.sg](mailto:DCLD_Consultation@nea.gov.sg).

Project Reference Number / Submission Number  
A1234-56789-2024

A Singapore Government Agency Website



[Home](#)
[eServices](#)
[Announcements](#)

▲
🔍

🏠 | Hi, Gary Lee

📧
?
👤
💰
← LOGOUT

---

Home /

## Make Payment

**Lodgement Scheme:** 

Landed Properties

Minor Development works

Minor Industrial Works

1. If you encounter any technical issues e.g., online payment page is not responding, or proceed button is not working, please take a snip shot of the technical issue and submit them electronically via [Online Feedback Form](#).

2. If you have any questions about how to fill in the payment form, please do not hesitate to email us at [DCLD\\_Consultation@nea.gov.sg](mailto:DCLD_Consultation@nea.gov.sg).

Project Reference Number / Submission Number

A1234-56789-2024 

---

**Total Payment**

**Lodgement Scheme**

Landed Properties	
(a) Lodgement EH	\$ 300.00
(b) Lodgement PC	\$ 300.00
	<b>Sub-total: \$ 600.00</b>
<b>Sub-total:</b>	<b>\$ 600.00</b>

TOTAL

\$ 600.00

Proceed With Payment

10) Please verify payment details and click on "Proceed With Payment". You will be directed to the payment mode page.

Hi, Gary Lee





Logout

Home / Payment / Confirmation

Payment Confirmation

Date: 25 March 2025

**Amount Payable**

<b>Building Application Type</b>	
Major EH	\$ 1200.00
Minor PC	\$ 900.00
	<b>Sub-total: \$ 2100.00</b>
<b>Waiver Type</b>	
Code of Practice on Environmental Health	
1. Refuse Storage and Collection System	
1.6 Refuse Bin Point and Refuse Bin Centre	
Clause 1.6 para 1 - Refuse collection within premises	\$ 600.00
	<b>Sub-total: \$ 600.00</b>
<b>Sub-total:</b>	<b>\$ 2700.00</b>
<b>TOTAL</b> <span style="font-size: 1.2em; color: green;">\$ 2700.00</span>	

Proceed With Payment

1. If you encounter any technical issues e.g., online payment page is not responding, or proceed button is not working, please take a snip shot of the technical issue and submit them electronically via [Online Feedback Form](#).

2. If you have any questions about how to fill in the payment form, please do not hesitate to email us at [DCLD\\_Consultation@nea.gov.sg](mailto:DCLD_Consultation@nea.gov.sg).

11) Please select your preferred payment mode:

- a) Visa/Mastercard Credit and Debit Cards
- b) eNETS

12) Key in the system generated code and click "Proceed".

13) If you would like to cancel this transaction, click "Cancel".

▲ Payment Mode

**Total Amount Payable : \$ 2700.00**

Please select your preferred payment mode and click the "Proceed" button.

Payment Mode	Description
<input type="radio"/> 	For VISA/MASTER Card Credit and Debit Cards
<input type="radio"/> 	For Customers with Internet Banking Accounts



Enter Above Code

CANCEL
PROCEED

- 14) Upon successful payment, you will be directed to the Payment Details page. Please click on “Save” to download a copy of the payment details before closing the webpage.
- 15) Thereafter, you may click on “Home” to return to the EPMS home page.

## Payment Details

Date: 25 March 2025

### PAYMENT DESCRIPTION

**Transaction ID** EPMS2025032500004

**Receipt Number** PAY2025-00010

### Amount Paid

#### Building Application Type

Major EH	\$ 1200.00
Minor PC	\$ 900.00
<b>Sub-total:</b>	<b>\$ 2100.00</b>

#### Waiver Type

Code of Practice on Environmental Health	
1. Refuse Storage and Collection System	
1.6 Refuse Bin Point and Refuse Bin Centre	
Clause 1.6 para 1 - Refuse collection within premises	\$ 600.00
<b>Sub-total:</b>	<b>\$ 600.00</b>

**Sub-total:** **\$ 2700.00**

<b>Payment Type</b>	<b>TOTAL</b>
Credit Card	<b>\$ 2700.00</b>

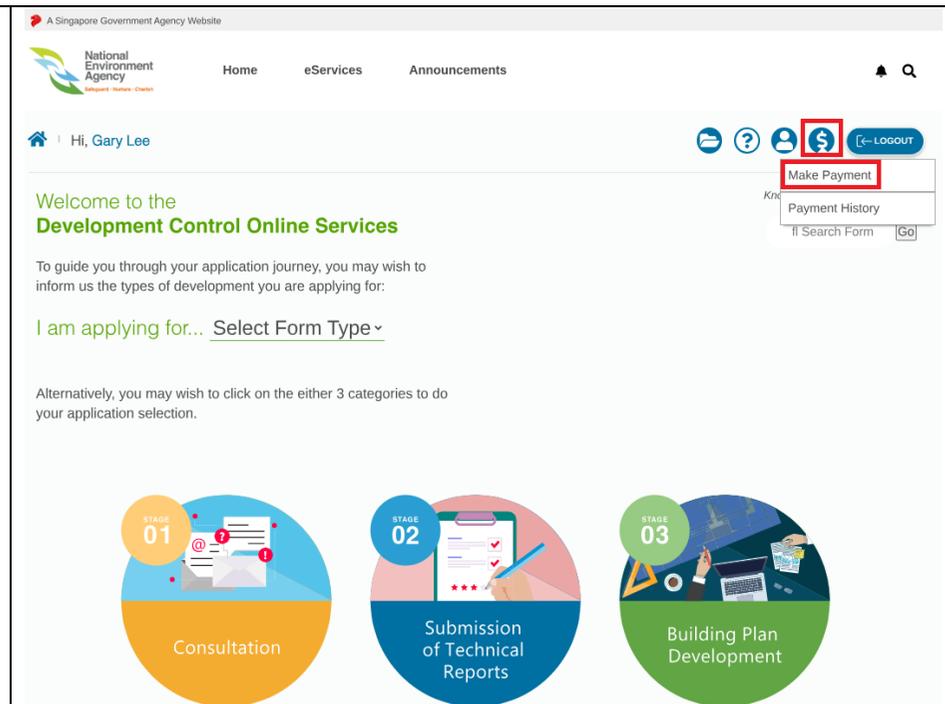
Please remember to save this e-invoice for reference before closing this page

Save

Home

## 2.2 Subsequent additional payment for a project

- 1) After you have successfully logged in, click on Payment Icon  and select "Make Payment".



A Singapore Government Agency Website

National Environment Agency  
Safeguard - Nurture - Cherish

Home eServices Announcements

Hi, Gary Lee

Make Payment

Welcome to the **Development Control Online Services**

To guide you through your application journey, you may wish to inform us the types of development you are applying for:

I am applying for... [Select Form Type](#)

Alternatively, you may wish to click on the either 3 categories to do your application selection.

STAGE 01 Consultation

STAGE 02 Submission of Technical Reports

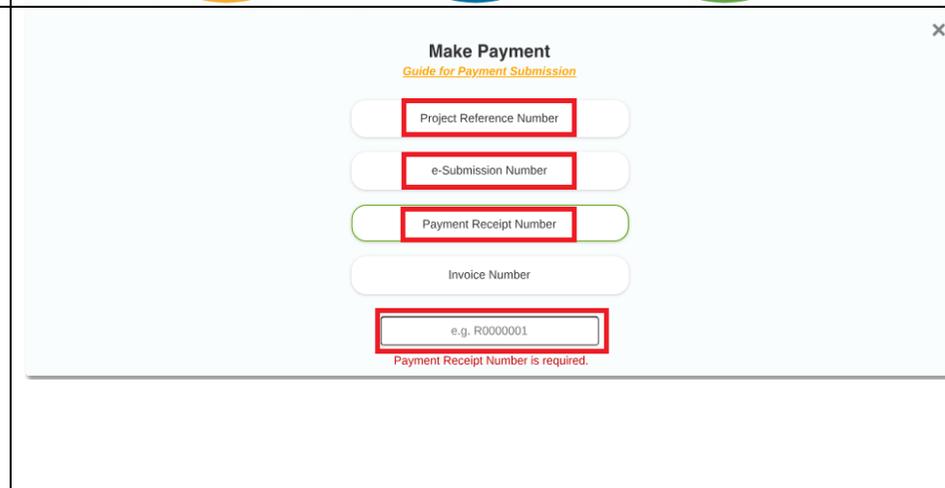
STAGE 03 Building Plan Development

- 2) You may select any of the following options to make payment:

- c) Project Reference Number
- d) e-Submission Number
- e) Payment Receipt Number

Note: Payment using "Invoice Number" is currently not available.

- 3) Please key in a valid Project Reference Number/ e-Submission number/Payment Receipt Number and click "Next". Please ensure there are no spaces at the beginning and end when inputting the Project Reference Number/e-Submission number/ Payment Receipt Number.



**Make Payment**

[Guide for Payment Submission](#)

Project Reference Number

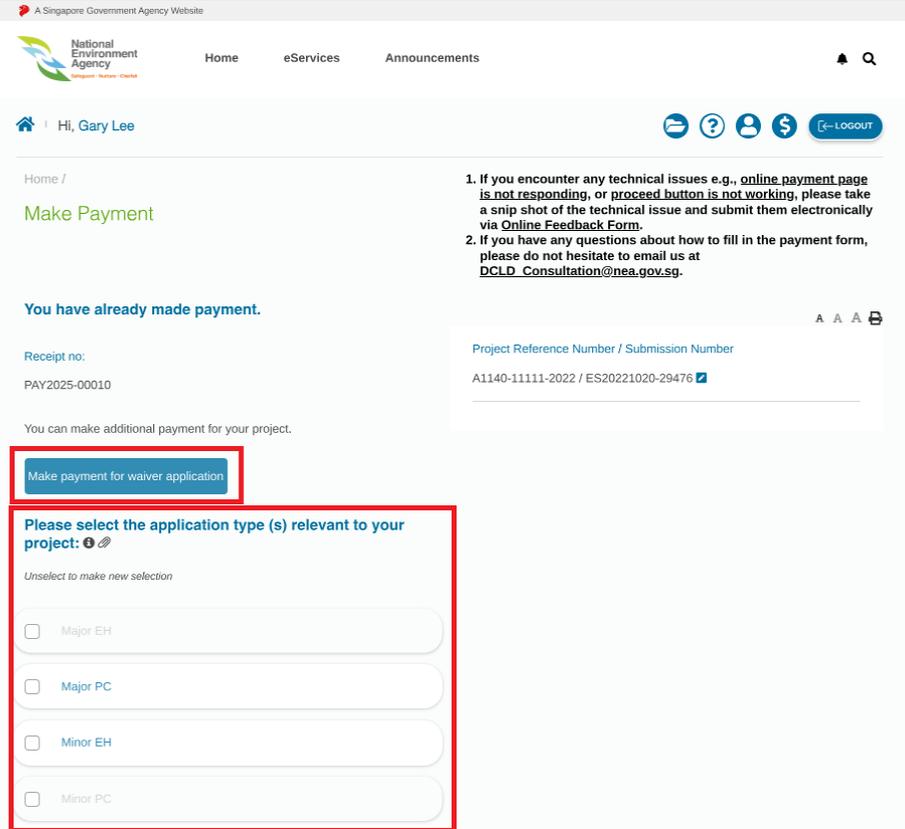
e-Submission Number

Payment Receipt Number

Invoice Number

e.g. R0000001

Payment Receipt Number is required.

<p>4) You will be directed to the Make Payment page.</p>	
<p>5) You may make payment for additional application type(s). Please select the additional application type(s) relevant to your project. You may refer to the circular on “Introduction of Application Fees for Building Plan Submissions” (  icon) to determine the application type(s) relevant to your project. If not applicable, please skip this step.</p> <p>6) In addition, you may also make payment for additional waiver(s). Click on “Make payment for waiver application”. Select the additional waiver item(s) relevant to your project. If not applicable, please skip this step.</p> <p>Note:</p> <ul style="list-style-type: none"> <li>You will not be able to make payment for the same application type(s)/waiver(s) which you have already paid for under this project.</li> <li>Building plan application(s) and waiver(s) are not applicable for lodgement application. Therefore, you will not be able to make additional payment for lodgement application.</li> </ul>	

7) Click "Proceed With Payment". You will be directed to the Payment Confirmation Page.

Home /

## Make Payment

You have already made payment.

Receipt no:

PAY2025-00010

You can make additional payment for your project.

Make payment for waiver application

Please select the application type (s) relevant to your project:  

Unselect to make new selection

Major EH

Major PC

Minor EH

Minor PC

Please select the waiver item (if applicable) for your project:

Code of Practice on Environmental Health 

1. If you encounter any technical issues e.g., online payment page is not responding, or proceed button is not working, please take a snip shot of the technical issue and submit them electronically via [Online Feedback Form](#).
2. If you have any questions about how to fill in the payment form, please do not hesitate to email us at [DCLD.Consultation@nea.gov.sg](mailto:DCLD.Consultation@nea.gov.sg).

A A A 

Project Reference Number / Submission Number

A1140-11111-2022 / ES20221020-29476 

### Total Payment

#### Building Application Type

Major PC	\$ 1000.00
<b>Sub-total:</b>	<b>\$ 1000.00</b>

#### Waiver Type

Code of Practice on Environmental Health	
7. Anti-Mosquito Breeding	
7.2 Roof Gutter	
Clause 7.2	\$ 600.00
<b>Sub-total:</b>	<b>\$ 600.00</b>

**Sub-total:** \$ 1600.00

TOTAL  
**\$ 1600.00**

Proceed With Payment

8) Please verify payment details and click on "Proceed With Payment". You will be directed to the payment mode page

Home / Payment / Confirmation

### Payment Confirmation

1. If you encounter any technical issues e.g., online payment page is not responding, or proceed button is not working, please take a snip shot of the technical issue and submit them electronically via [Online Feedback Form](#).
2. If you have any questions about how to fill in the payment form, please do not hesitate to email us at [DCLD\\_Consultation@nea.gov.sg](mailto:DCLD_Consultation@nea.gov.sg).

A A A 

Date: 25 March 2025

#### Amount Payable

##### Building Application Type

Major PC

\$ 1000.00

Sub-total: \$ 1000.00

##### Waiver Type

Code of Practice on Environmental Health

7. Anti-Mosquito Breeding

7.2 Roof Gutter

Clause 7.2

\$ 600.00

Sub-total: \$ 600.00

Sub-total:

\$ 1600.00

TOTAL

\$ 1600.00

Proceed With Payment

9) Please select your preferred payment mode:

- a) Visa/Mastercard Credit and Debit Cards
- b) eNETS

10) Key in the system generated code and click "Proceed".

11) If you would like to cancel this transaction, click "Cancel".

▲ Payment Mode

**Total Amount Payable : \$ 1600.00**

Please select your preferred payment moded and click the "Proceed" button.

Payment Mode	Description
<input type="radio"/> 	For VISA/MASTER Card Credit and Debit Cards
<input type="radio"/> 	For Customers with Internet Banking Accounts



Enter Above Code

CANCEL
PROCEED

- 12) Upon successful payment, you will be directed to the Payment Details page. Please click on “Save” to download a copy of the payment details before closing the webpage.
- 13) Thereafter, you may click on “Home” to return to the EPMS home page.

## Payment Details

Date: 25 March 2025

### PAYMENT DESCRIPTION

Transaction ID EPMS2025032500005

Receipt Number PAY2025-00012

### Amount Paid

#### Building Application Type

Major PC

\$ 1000.00  
Sub-total: \$ 1000.00

#### Waiver Type

Code of Practice on Environmental Health

7. Anti-Mosquito Breeding

7.2 Roof Gutter

Clause 7.2

\$ 600.00  
Sub-total: \$ 600.00

Sub-total:

\$ 1600.00

Payment Type  
Credit Card

TOTAL  
\$ 1600.00

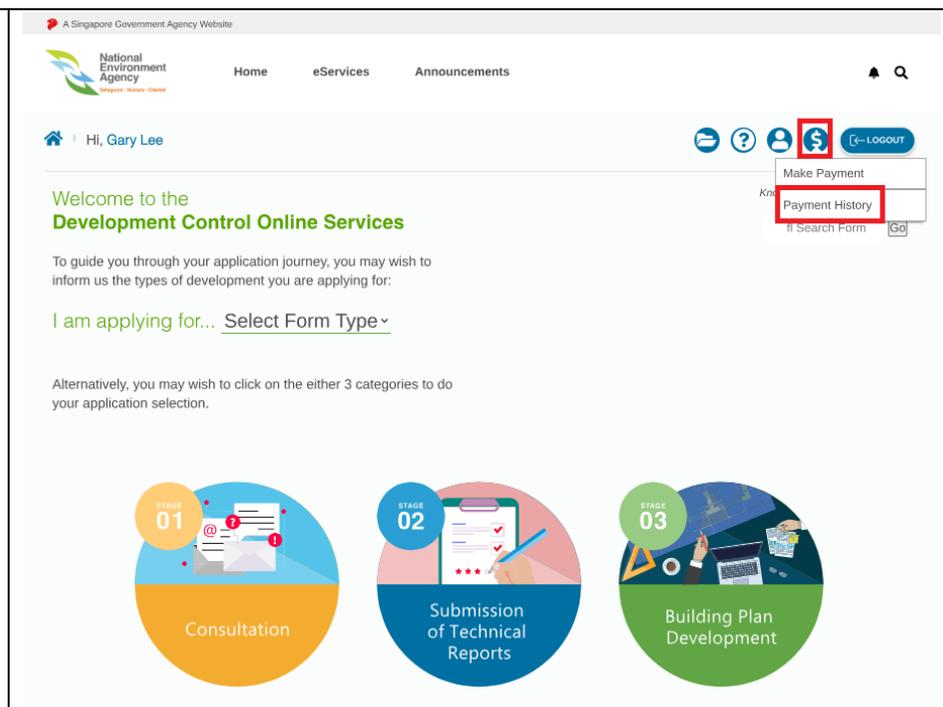
Please remember to save this e-invoice for reference before closing this page

Save

Home

### 3. VIEW PAYMENT HISTORY

- 1) After you have successfully logged in, click on Payment icon  and select "Payment History".
- 2) You will be directed to the Payment History page, which displays a list of your earlier payments.



- 3) You may download a copy of the payment details for the respective projects by clicking on Download icon  .
- 4) You may also search for a specific payment receipt via the search box  .

