

Such units should be available to other individuals as well. However, local government requirements on unit sizes and parking bays will not make this feasible.

These are the requirements that must be adhered to by TOD projects, where the development is built around access to public transport.

Parking bay requirements clash with the essence of TOD projects because tenants should have less need for personal transport.

As a solution, car parks can be built, but sold separately from housing units, with taxes imposed on parking bay owners.

Issues may arise when many cars are parked outside an area.

Those from other areas who need to drive to train or bus stations may park their vehicles near or around TOD projects.

This can be addressed through enforcement, as well as ensuring public transport is reliable and has a good network.

The proposals by the two ministers should be commended, though both ministries need to work together to implement the plans.

The government should ensure that homes near TOD projects are affordable to avoid profiteering by developers and landowners.

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