

Panel on Housing

List of outstanding items for discussion (Position as at 14 November 2016)

- | | Proposed timing
for discussion |
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| <p>1. Head 711 projects no. B778CL-1 – Site formation and infrastructure works for public housing developments at Chung Nga Road and Area 9, Tai Po – Phase 1; no. B781CL – Infrastructure works for public housing development at Area 54, Tung Chung; and no. B186GK – Ancillary facilities block at Tseung Kwan O Area 65C2</p> | 5 December 2016 |

The Administration would like to seek the Panel's support to seek endorsement from the Public Works Subcommittee in January 2017 and obtain funds from the Finance Committee in February 2017 for upgrading the site formation, infrastructure works, and community and welfare facilities to Category A to tie in with the public housing developments at Chung Nga Road and Area 9, Tai Po, Area 54, Tung Chung, and Area 65C2, Tseung Kwan O.

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| <p>2. "Excessive lead in drinking water in public rental housing estates" incident</p> | 5 December 2016 |
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The Administration would like to brief members on the latest developments of the follow-up actions arising from the "excess-lead-in-water" incident, including the progress of rectification works in the 11 affected public rental housing developments and the measures taken to enhance the Hong Kong Housing Authority's quality assurance mechanism.

At the Panel meeting on 18 October 2016, Dr Hon Helena WONG Pik-wan requested for a briefing on the follow-up work in relation to the excessive lead content in tap water samples taken from public rental housing estates, including the Administration's position in respect of the concern on the contents of heavy metals contained in individual components of water supply systems.

**Proposed timing
for discussion**

At the work plan meeting held on 27 October 2016, the Administration advised that members could follow up the issues relating to heavy metals contained in individual components of water supply systems at the Panel on Development as water supply systems fell under the purview of the Development Bureau and Water Supplies Department.

- 3. Further measure to address the overheated residential property market** 5 December 2016

The Administration would like to brief members on the further measures to address the overheated residential property market.

- 4. Review on the Long Term Housing Strategy Annual Progress Report 2016** January 2017
See Note (1)

The Administration would like to brief members on the latest implementation of key aspects of the Long Term Housing Strategy as at December 2016.

- 5. Demand for public rental housing** January 2017
See Note (1)

The Administration would like to brief members on measures to focus efforts in allocating limited public rental housing resources to applicants with more pressing need.

- 6. Briefing by the Secretary of Transport and Housing on the Chief Executive's 2017 Policy Address** February 2017
(tentative)

**Proposed timing
for discussion**

7. Head 711 project no. B868TH – Road improvement works at Ma On Shan, Sha Tin

February 2017

The Administration would like to seek the Panel's support to seek endorsement from the Public Works Subcommittee in March 2017 and obtain funds from the Finance Committee in May 2017 for upgrading the road improvement works project to Category A to provide formed land and infrastructures for the public housing developments at Hang Tai Road and Ma On Shan Road.

8. Review of income and asset limits for public rental housing for 2017-18

March 2017

The Hong Kong Housing Authority ("HA") reviews the income and asset limits for public rental housing every year in accordance with the established mechanism to keep abreast with the prevailing socio-economic circumstances. Following the established practice, the Administration will report the review findings to the Panel and then reflect members' comments to the Subsidised Housing Committee of the HA.

9. Measures to facilitate the mobility needs of elderly residents by the Hong Kong Housing Authority

March 2017

The Administration would like to brief members on measures by HA to facilitate the mobility needs of elderly residents.

At the work plan meeting on 28 October 2015, members requested the Administration to give a combined introduction on the ways in which the above measures could facilitate the indoor and outdoor activities of the elderly who were infirm or with disabilities. Members also wished to be briefed on the latest progress on handling the Housing for Senior Citizens Type 1 design.

**Proposed timing
for discussion**

10. Construction materials used for public rental housing

March 2017

The Administration would like to brief members on the above subject.

At the Panel meeting on 18 October 2016, Hon CHAN Chi-chuen requested to discuss with the Administration issues relating to poor quality construction materials used for public housing production.

11. Head 711 projects no. B440RO – District open space adjoining public housing development at Anderson Road, and no. B286RS and B779CL – Re-provisioning of recreational facilities and Site formation works for public housing development at Hiu Ming Street, Kwun Tong

April 2017

The Administration would like to seek the Panel's support to seek endorsement from the Public Works Subcommittee in May 2017 and obtain funds from the Finance Committee in June 2017 for upgrading infrastructure works to Category A to tie in with the public housing development at Anderson Road and Hiu Ming Street, Kwun Tong.

12. The work of the Sales of First-hand Residential Properties Authority

April 2017

The Administration would like to update members on the implementation of the Residential Properties (First-hand Sales) Ordinance and the work of the Sales of First-hand Residential Properties Authority.

13. Development of bazaars in public housing estates

May 2017

The Administration would like to brief members on the development of bazaars in public housing estates.

At the Panel meeting on 18 October 2016, Hon LEUNG Che-cheung requested to receive a briefing on the subject.

**Proposed timing
for discussion**

14. Marking Scheme for Estate Management Enforcement in Public Housing Estates

May 2017

The Administration would like to brief members on the latest progress and effectiveness of the Marking Scheme.

15. Head 711 project no. B202SC - Community hall cum social welfare facilities at Queen's Hill

June 2017

The Administration would like to seek the Panel's support to seek endorsement from the Public Works Subcommittee in November 2017 and obtain funds from the Finance Committee in December 2017 for upgrading the community hall cum social welfare facilities to Category A to tie in with the public housing development at Queen's Hill.

16. Letting/contracting out of markets under the Hong Kong Housing Authority

June 2017

The Administration would like to brief members on the above subject.

At the Panel meeting on 18 October 2016, Dr Hon KWOK Ka-ki requested to be briefed on the letting/contracting out arrangements for the markets under HA.

17. Performance of the environmental targets and initiatives of the Hong Kong Housing Authority in 2016-17

July 2017
See Note (2)

The Administration would like to update members on the performance of HA in respect of its environmental targets and initiatives in 2016-17.

18. Progress of the Total Maintenance Scheme

July 2017
See Note (2)

The Administration would like to brief members on the latest progress of the Total Maintenance Scheme.

**Proposed timing
for discussion**

19. Policies on tackling under-occupation in public rental housing estates and overcrowding relief measures

See Note (3)

At the work plan meeting on 27 November 2014, members requested the Administration to review the policies, standards and measures of under-occupation in public rental housing estates, and the enforcement of which may lead to overcrowding in cases of changes in family circumstances, and to report to the Panel.

At the Panel meeting on 18 October 2016, Hon Wilson OR Chong-shing requested to discuss the review of the policies on tackling under-occupation in public rental housing estates and overcrowding relief measures. At the same meeting, Hon LUK Chung-hung requested for a briefing on the policy in the provision of overcrowding relief.

20. Income and net assets declarations by public rental housing tenants

See Note (3)

At the Panel meeting on 18 October 2016, Hon Wilson OR Chong-shing requested to discuss with the Administration a review of the arrangements with respect to income declarations by public rental housing tenants.

21. Review of the "Well-off Tenants Policies"

See Note (3)

Arising from the discussion at the Panel meeting on 1 November 2010 on "Stepped-up checking of household income and assets of public rental housing tenants", members considered that the Administration should review the policy on Safeguarding Rational Allocation of Public Housing Resources lest this might force grown-up children to move out from their parents' public rental housing units.

**Proposed timing
for discussion**

At the Panel meeting on 10 October 2013, members expressed the view that the income and asset limits under the "Well-off Tenants Policies" should be reviewed to ensure that they were in step with current situation in the market and society, and to safeguard the rational allocation of public housing resources.

22. Briefing on various housing schemes

See Note (3)

At the Panel meeting on 15 October 2015, Hon Albert CHAN Wai-yip requested to be briefed on the latest development of and application figures for various housing schemes, including express flat allocation, overcrowding relief, transfer, etc.

23. Re-launch of the Tenant Purchase Scheme

To be confirmed

See Note (4)

At the Panel meeting on 18 October 2016, Hon LAU Kwok-fan requested to discuss with the Administration the re-launching of the Tenant Purchase Scheme.

24. Policy on the redevelopment of old public rental housing estates

To be confirmed

See Note (4)

At the work plan meeting on 25 October 2012, members requested the Administration to consider formulating a policy on redeveloping old public rental housing estates.

In her letter dated 3 April 2014, Hon Alice MAK Mei-kuen requested the Administration to brief the Panel on the progress made in studying the redevelopment potential of Kwai Shing West Estate and related matters, such as the redevelopment proposal and rehousing arrangements (LC Paper No. CB(1)1206/13-14(01) issued on 4 April 2014).

**Proposed timing
for discussion**

25. Sale of public rental housing

To be confirmed
See Note (4)

At the Panel meeting on 15 October 2015, Hon LEUNG Che-cheung requested to receive a briefing on the Government's policy direction as well as the management issues encountered in implementing the existing public rental housing flat sale schemes.

26. Rent adjustment mechanism for public rental housing

To be confirmed

At the Panel meeting on 18 October 2016, Hon Wilson OR Chong-shing requested to discuss with the Administration a review of the rent adjustment mechanism for public rental housing.

27. Public housing development at San Hing Road, Tuen Mun

To be confirmed

At the Panel meeting on 18 October 2016, Hon Andrew WAN Siu-kin requested to discuss with the Administration issues relating to the public housing development at San Hing Road, Tuen Mun.

At the work plan meeting held on 27 October 2016, the Administration agreed to provide a paper on the subject.

28. Home Ownership Scheme Secondary Market

To be confirmed

At the Panel meeting on 18 October 2016, Hon LAU Kwok-fan requested to discuss with the Administration the enhancement measures for the Home Ownership Scheme Secondary Market.

**Proposed timing
for discussion**

- 29. Update on the implementation of the Quota and Points System** To be confirmed

In his letter dated 18 December 2015, Hon WONG Kwok-hing suggested the Panel to follow up on the implementation of the Quota and Points System following the refinements introduced in February 2015, including the impact of the refinements on applicants who had been registered before the refinements were introduced, and the relevant relief measures to be put in place (LC Paper No. CB(1)345/15-16(01) issued on 21 December 2015).

- 30. Rent adjustment mechanism for rental units and rent relief measures of the Hong Kong Housing Society** To be confirmed

In his letter dated 4 November 2016, Hon KWOK Wai-keung requested to discuss the rent adjustment mechanism for rental units and rent relief measures of the Hong Kong Housing Society (LC Paper No. CB(1)79/16-17(01) issued on 7 November 2016).

- 31. Proposal to increase the total number of flats in Kai Tak Development** *See Note
for this item*

At the Panel meeting on 18 October 2016, Hon Andrew WAN Siu-kin requested to be briefed on the Administration's proposal to increase the total number of flats in Kai Tak Development ("KTD") by 28%, and the impact of the proposal on the public-private housing ratio in KTD.

(Note: At the work plan meeting held on 27 October 2016, the Administration advised that the subject was under the purview of the Development Bureau and suggested that members follow up the matter at the Panel on Development.)

**Proposed timing
for discussion**

32. Social work teams and social services facilities in public housing estates

*See Note
for this item*

At the Panel meeting on 18 October 2016, Hon SHIU Ka-chun requested to discuss with the Administration issues relating to social work teams and social services facilities in public housing estates.

(Note: At the work plan meeting held on 27 October 2016, the Administration advised that HA/the Housing Department did not have social work teams in public housing estates. The Administration also suggested that issues relating to social services facilities in public housing estates be discussed at the Panel on Welfare Services, given that such facilities were under the purview of the Social Welfare Department.)

33. Design of new public rental housing flats

*See Note
for this item*

At the Panel meeting on 15 October 2015, Hon Frederick FUNG Kin-kee requested to be briefed on the Administration's latest position in respect of the concern on the general reduction in the size of new and redeveloped public rental housing flats.

(Note: It was agreed at the work plan meetings on 27 October 2016 that this item be deleted.)

**Proposed timing
for discussion**

Note (1): At the work plan meeting held on 27 October 2016, the Administration agreed to the Panel Chairman's proposal to combine the discussion of item 4 and item 5 when the two items are discussed at the relevant meeting.

Note (2): At the work plan meeting held on 27 October 2016, the Panel Chairman proposed that subject to members' views, the Administration would provide a paper each on items no. 17 and 18 for circulation to members for them to consider whether it was necessary to discuss the items in a meeting.

Note (3): At the work plan meeting held on 27 October 2016, the Administration proposed that the discussion on subject matters of items no. 19 to 22 be subsumed under item 4 on "Demand for public rental housing".

Note (4): At the work plan meeting held on 27 October 2016, the Administration agreed to provide a paper on the Administration's positions in respect of the subject matters of items no. 23 to 25.