

房屋事務委員會

在 2021 年 1 月 14 日的會議上就議程項目 IV "現金津貼試行計劃"通過的議案

本事務委員會要求政府當局在 2021 年中推行 "現金津貼試行計劃" ("計劃") 時，密切監察計劃對劏房等不適切住房的租金和租務市場影響，並採取措施以免無良業主借計劃推行而加租，其中包括盡快為劏房推行租金管制，從而保障基層租客。此外，當局也應盡快修訂法例及加強執法，以杜絕無良業主違法向租客濫收水、電費。

動議人：麥美娟議員, BBS, JP
和議人：郭偉強議員, JP

(Translation)

Panel on Housing

Motion passed under agenda item IV at the meeting on 14 January 2021 on "Cash Allowance Trial Scheme"

This Panel requests the Administration, when launching the Cash Allowance Trial Scheme ("the Scheme") in mid-2021, to closely monitor the impact of the Scheme on the rent of inadequate housing (e.g. subdivided units ("SDUs")) and the rental market, as well as put in place measures, including expeditiously implementing rent control of SDUs, to prevent unscrupulous landlords from increasing rent on the pretext of launching the Scheme, so as to protect grass-roots tenants. In addition, the authorities should expeditiously amend legislation and strengthen law enforcement, with a view to eradicating the unscrupulous landlords' practice of illegally overcharging tenants for use of water and electricity.

Moved by : Hon Alice MAK Mei-kuen, BBS, JP
Seconded by : Hon KWOK Wai-keung, JP

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鑒於部分劏房租金在經濟環境持續惡化的情況下，依然逆市加租，令基層住戶百上加斤；雖然當局建議在今年年中推出現金津貼試行計劃，以紓緩基層租戶的經濟壓力，但若政府無法監管劏房租金，現金津貼可能迅速被租金加幅蠶食，令租戶無法受惠。為此，本事務委員會促請當局盡力壓縮"劏房租管"的籌備工作，並在本屆立法會會期內提交"劏房租管"的條例草案，以爭取"劏房租管"及現金津貼試行計劃能於短時間內一併落實，使現金津貼試行計劃能真正讓基層租戶受惠。

動議人：鄭泳舜議員, MH, JP
和議人：柯創盛議員, MH

(Translation)

Panel on Housing

Motion passed under agenda item IV at the meeting on 14 January 2021 on "Cash Allowance Trial Scheme"

As the rent of some subdivided units ("SDUs") are rising against the market trend amid the deteriorating economic environment, the burden of grass-roots households is becoming increasingly heavy. Although the authorities propose launching the Cash Allowance Trial Scheme in the middle of this year to alleviate the financial pressure on grass-roots tenants, there is a possibility that the cash allowance will be quickly "gnawed away" by rent increases if the Government fails to control the rent of SDUs, and as a result, tenants will not be benefited. In this connection, this Panel urges the authorities to compress as far as possible the preparatory work for tenancy control of SDUs, and introduce the bill on tenancy control of SDUs within the current legislative session, so as to strive for implementing in parallel tenancy control of SDUs and the Cash Allowance Trial Scheme within a short time and enable grass-root tenants to be truly benefited from the Cash Allowance Trial Scheme.

Moved by : Hon Vincent CHENG Wing-shun, MH, JP
Seconded by : Hon Wilson OR Chong-shing, MH

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有鑒於政府當局早前表明，在今年年中推出現金津貼試行計劃後，關愛基金短期內不會再推出"非公屋、非綜援的低收入住戶一次過生活津貼"，而輪候公屋非長者一人申請人、輪候公屋未夠 3 年及非輪候公屋住戶都未能受惠於現金津貼計劃。故此，本事務委員會促請當局延續"非公屋、非綜援的低收入住戶一次過生活津貼"計劃，以補漏拾遺方式支援基層住戶。

動議人：柯創盛議員, MH

和議人：鄭泳舜議員, MH, JP

(Translation)

Panel on Housing

Motion passed under agenda item IV at the meeting on 14 January 2021 on "Cash Allowance Trial Scheme"

As the Administration has indicated earlier that shortly after the launch of the Cash Allowance Trial Scheme in the middle of this year, the Community Care Fund will no longer launch the one-off living subsidy for low-income households not living in public rental housing ("PRH") and not receiving Comprehensive Social Security Assistance ("CSSA"), while non-elderly one-person applicants waiting for PRH as well as households who have been waiting for PRH for less than three years and who are not waiting for PRH cannot benefit from the Cash Allowance Trial Scheme, this Panel urges the authorities to continue launching the one-off living subsidy scheme for low-income households not living in PRH and not receiving CSSA, so as to plug the gaps in the Scheme and provide support for grass-roots households.

Moved by : Hon Wilson OR Chong-shing, MH

Seconded by : Hon Vincent CHENG Wing-shun, MH, JP