

有關租金援助計劃常見問題



1. 我沒有固定收入，在申請租援時須遞交什麼證明文件？並且如何計算我的收入？

答：申請人須填妥「租金援助申請申報書」，連同戶主及各家庭成員過去三個月的薪金證明書、銀行存摺/月結單、稅單等，交回所屬屋邨辦事處。如戶主及各家庭成員在過去三個月沒有受僱/自僱，須出示離職證明。每月平均薪金應根據填妥及交回「租金援助申請申報書」的月份之前三個月的按月支取薪金或非固定收入的每月平均數填報。如參加公積金計劃，可扣除有關月份的供款額。而按年發放的報酬/款項（如花紅、雙糧、佣金等），則以過去一年的平均數計算。有關申請資格及計算方法的詳情，請與屋邨辦事處職員聯絡。

2. 我在搬入公屋單位後，即因經濟困難未能交租，可否即時申請租援？

答：居住在1992年前落成大廈的住戶，如有短暫經濟困難，可即時申請租援。而居於1992年或以後落成大廈的住戶，必須居住滿兩年，方可申請租援。但期間若整體租金向上調整，兩年的居住規定可獲豁免，有短暫經濟困難的住戶可即時申請租援。

3. 我的家庭為長者家庭/有殘疾成員，在連續四年接受租金援助後仍需援助，是否須要搬遷至租金較廉宜的單位？

答：無需要。長者家庭及家有殘疾成員的住戶可獲豁免搬遷至租金較廉宜的單位。居住在1992年前落成大廈的住戶亦可獲得豁免，但寬敞戶除外。

Frequently Asked Questions on the Rent Assistance Scheme



1. I do not have regular income, what kind of document should I produce when applying for rent assistance and how to compute my earnings?

4: Applicant is required to return the completed "Requisition Form-Application for Rent Assistance" together with the Employer's Return of Remuneration for the past three months, bank passbook/bank statements and Demand for Tax, etc of the tenant and his/her family members to the respective estate office. For the tenant/family members who is/are neither employed nor self-employed in the past three months, proofs of termination of service should be provided. The average monthly income should be based on the income received monthly or irregular earnings in the three months preceding the month in which the "Requisition Form-Application for Rent Assistance" is completed and returned. Contributions to the provident fund in the corresponding months are deductible. For rewards/payments issued yearly (e.g. bonus, double pay and commission), the monthly average should be based on the amount received in the past year. Please contact estate staff for detailed eligibility criteria and computation methods.

2. I have encountered financial difficulties after moving in the public rental housing flat. Can I apply for rent assistance immediately?

4: Households living in blocks completed before 1992 can apply for rent assistance immediately if they have temporary financial hardship, while households living in blocks completed in or after 1992 have to live in the flat for two years before they are eligible for rent assistance. However, upon upward adjustment of rent, the two-year residence requirement can be waived and the households with temporary financial hardship can apply for rent assistance immediately.

3. My family is an elderly household/One of my family members is a disabled person. My family has received rent assistance for four consecutive years but is still in need of further assistance, are we required to move to cheaper accommodation?

4: Not required. Elderly households/Households with disabled members are exempted from the requirement of moving to cheaper accommodation. Households living in blocks completed before 1992 are also exempted except for under-occupation cases.

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租金援助計劃 Rent Assistance Scheme



合資格租戶可獲減四分之一或一半租金

房屋委員會設有租金援助計劃，協助有短暫經濟困難的公屋租戶渡過困境。歡迎向所屬屋邨辦事處查詢詳情。

25% or 50% Rent Reduction for Eligible Tenants

The Housing Authority has put in place the Rent Assistance Scheme to help public rental housing tenants facing temporary financial difficulties.

Please contact your estate office for more details.

房委會熱線

Housing Authority Hotline

2712 2712

租金援助計劃申請資格

1. 入息限額^{註一及二}：

- (I) 非長者家庭(可獲減租一半)
 - (i) 家庭入息低於公共租住房屋入息限額50%；或
 - (ii) 租金與入息比例超過25%；或
 - (iii) 家庭入息介乎公共租住房屋入息限額50%至70%之間及租金與入息比例超過15%。
- (II) 非長者家庭(可獲減租四分之一)
 - (i) 家庭入息低於公共租住房屋入息限額70%，但不低於50%；或
 - (ii) 租金與入息比例超過18.5%，但不超過25%。
- (III) 長者家庭^{註三}(可獲減租一半)
 - (i) 家庭入息低於公共租住房屋入息限額70%；或
 - (ii) 租金與入息比例超過18.5%。

2. 家庭成員在香港並無擁有任何住宅物業。

3. 租住單位的面積並沒有超過最高編配標準。

4. 申請住戶必須沒有領取包括租金津貼的綜合社會保障援助(綜援)。

5. 居住於新大廈類別(和諧式大廈及在1992年或之後落成的大廈)的住戶，須入住單位滿兩年後方可申請租金援助計劃(租援)。

6. 受重建影響的住戶，在調遷後可即時申請租援。

其他要求

- 1. 房屋委員會(房委會)每兩年覆檢租援戶的資格，以決定是否繼續批出租援，而當租援戶的家庭收入有所改善，或家庭人數有變動時，須主動通知房委會，以便覆核是否仍然符合資格。為防止濫用，房委會亦會作隨機抽查。
- 2. 租援獲得批准後，當租援戶獲發放包括租金津貼的綜援，須主動通知房委會終止租援。
- 3. 非長者租援戶在連續四年接受租金援助後仍需援助，如有合適單位，須遷至租金較廉宜的單位。合適單位指位於同一區議會範圍內，而月租比租援戶所居住單位全額月租(即倘無租金援助的應繳租金)至少低20%的單位。長者家庭、家有殘疾成員的住戶會獲豁免遷至租金較廉宜的單位。居於舊型大廈^{註四}的租援戶亦可獲得豁免，但寬敞戶除外。

註一：房委會按年修訂公共租住房屋入息限額，請留意最新公布。有關詳情，可向屋邨辦事處職員或致電房委會熱線2712 2712查詢，或瀏覽房委會/房屋署網站www.housingauthority.gov.hk。

註二：若申請人或家庭成員參加了「強制性公積金」或「公積金」計劃，有關法定供款可於申報入息時扣除。

註三：長者家庭指所有家庭成員均年滿60歲的家庭。

註四：舊型大廈指1992年之前落成而不包括所有和諧式大廈，以及由居者有其屋計劃/私人參建居屋計劃/可租可買計劃轉作租住公屋用途的單位。

Eligibility Criteria

1. Income Limits^{Note 1 & 2}:

- (I) Non-elderly households (eligible for a 50% rent reduction)
 - (i) Household income falls below 50% of the respective Income Limit for Public Rental Housing; or
 - (ii) Rent-to-income ratio (RIR) exceeds 25%; or
 - (iii) Household income lies between 50% and 70% of the respective Income Limit for Public Rental Housing and RIR exceeds 15%.
- (II) Non-elderly households (eligible for a 25% rent reduction)
 - (i) Household income falls below 70% but not lower than 50% of the respective Income Limit for Public Rental Housing; or
 - (ii) RIR exceeds 18.5% but not exceeding 25%.
- (III) Elderly households^{Note 3} (eligible for a 50% rent reduction)
 - (i) Household income falls below 70% of the respective Income Limit for Public Rental Housing; or
 - (ii) RIR exceeds 18.5%.

2. Neither the tenant nor any family member owns any domestic property in Hong Kong.

3. The size of the rental flat currently occupied by the applicant does not exceed the respective maximum allocation standard.

4. Households who apply for rent assistance must not be recipients of Comprehensive Social Security Assistance (CSSA) with rent allowance.

5. Households of newer block types (Harmony blocks and blocks completed in or after 1992) must fulfil the two-year residence requirement before they can apply for Rent Assistance Scheme (RAS).

6. Tenants affected by redevelopment may apply for RAS immediately upon rehousing.

Other Requirements

- 1. The eligibility of all RAS beneficiaries is reviewed biennially to determine whether rent assistance should continue to be granted to them. RAS beneficiaries should take the initiative to inform the Housing Authority (HA) for a review of their eligibility when there is an increase in their household income or a change in number of family members. The HA will also conduct random checking to guard against possible abuse.
- 2. After RAS has been granted, RAS beneficiaries should also take the initiative to inform the HA to stop the rent assistance when they become recipients of CSSA with rent allowance.
- 3. Non-elderly households in need of further rent assistance after they have received the rent assistance for a continuous period of four years are required to move to cheaper accommodation if suitable flats are available. Suitable flats refer to those in the same District Council district with the monthly rent at least 20% lower than the full monthly rent (i.e. the rent payable if rent assistance is not available) of the flats occupied by the RAS beneficiaries concerned. Elderly households and households with disabled members are exempted from the requirement of moving to cheaper accommodation. RAS beneficiaries living in older block types^{Note 4} are also exempted except for under-occupation cases.

Note 1: The Income Limits for Public Rental Housing are subject to review annually. Please contact the estate staff, call the Housing Authority Hotline 2712 2712, or browse the website of the Housing Authority/Housing Department (www.housingauthority.gov.hk) for the latest information on Income Limits for Public Rental Housing.

Note 2: Statutory contributions made by the applicant or his/her family members under the Mandatory Provident Fund or Provident Fund Scheme are deductible from the income to be declared.

Note 3: Elderly households are households with all members aged 60 or above.

Note 4: Older block types cover those completed before 1992 and exclude all Harmony blocks and rental flats converted from the Home Ownership Scheme / Private Sector Participation Scheme / Buy-or-Rent Option.