

4

## 主要成效指標

KEY PERFORMANCE INDICATORS



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### KEY PERFORMANCE INDICATORS

4.1 為評估和監察主要工作的成效，我們參考了委員於制定機構計劃時所提出的意見及《2025年施政報告》，在2026/27年度採用了17項主要成效指標<sup>[2]</sup>。這些主要成效指標的2025/26年度目標和2026/27年度目標臚列如下：

4.1 In order to help evaluate and monitor our performance in implementing the KAs, having taken into account Members' views in the course of the Corporate Planning exercise and the 2025 Policy Address, we have adopted 17 Key Performance Indicators (KPIs) <sup>[2]</sup> for 2026/27. The target for 2025/26 and 2026/27 of the KPIs are set out below –

|                                                                                                                                                                                                          | 2025/26年度目標<br>Target for 2025/26       | 2026/27年度目標<br>Target for 2026/27       |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------|-----------------------------------------|
| (1) 提供的新單位數目(個) <sup>[3]</sup><br>No. of new flats to be provided <sup>[3]</sup><br><br>– 公屋／綠置居單位<br>– PRH/GSH flats<br>– 其他資助出售單位<br>– Other SSF                                                       | <br><br><br><br>15,500<br><br><br>8,200 | <br><br><br><br>21,700<br><br><br>4,800 |
| (2) 公屋申請的平均輪候時間(年) <sup>[4]</sup><br>Average waiting time for PRH applications (years) <sup>[4]</sup><br>– 一般申請者<br>– General applicants<br>– 當中：長者一人申請者<br>– Among which, elderly one-person applicants | <br><br><br><br>3<br><br><br>2          | <br><br><br><br>3<br><br><br>2          |

註[2] 同時適用於房屋署員工提供的服務，以及物業管理服務公司／承辦商提供的服務。

Note [2] Applicable to both in-house services and services provided by property services agents/contractors.

註[3] 四捨五入至最接近的百位數。

Note [3] Figures rounded to the nearest hundred.

註[4] 長遠而言，我們仍會致力達至一般申請者平均約三年獲首次編配單位的目標。政府亦已推出「公屋綜合輪候時間」指數，反映一般申請者輪候傳統公屋或「簡約公屋」的綜合輪候時間。

Note [4] We strive to achieve the target of providing general applicants with the first offer at around three years on average in the long run. The Government also introduced the index of Composite Waiting Time for Subsidised Rental Housing to reflect general applicants' composite waiting time for PRH or Light Public Housing.

|                                                                                                                                                                                                                                                       | 2025/26年度目標<br>Target for 2025/26                                                                        | 2026/27年度目標<br>Target for 2026/27                                                                        |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------|
| (3) 採用「裝配式設計」(包括「組裝合成」建築法)及其他先進建築技術為主要建築方法的招標房屋項目數目 <sup>[5]</sup><br>Number of housing projects to be tendered out to adopt DfMA (MiC approach included) and other advanced construction technologies as the main construction method <sup>[5]</sup> | 「裝配式設計」<br>— 所有項目<br>「組裝合成」建築法<br>— 17個項目<br><br>DfMA<br>— All projects<br>MiC approach<br>— 17 projects | 「裝配式設計」<br>— 所有項目<br>「組裝合成」建築法<br>— 17個項目<br><br>DfMA<br>— All projects<br>MiC approach<br>— 17 projects |
| (4) 採用「設計及建造」採購模式招標的公營房屋單位數目(個) <sup>[6]</sup><br>Number of public housing units to be tendered out adopting D&B procurement model <sup>[6]</sup>                                                                                                     | 20,000                                                                                                   | 34,000                                                                                                   |

註[5] 《2022年施政報告》公佈，所有在第一個五年期(2023/24至2027/28年度)的公營房屋項目必須採用「裝配式設計」，當中包括在合適的項目採用「組裝合成」建築法。此外，在第二個五年期(2028/29至2032/33年度)須有不少於一半的公營房屋項目採用「組裝合成」建築法；其餘項目亦必須採用「裝配式設計」。根據最新的招標計劃，在2025/26年度將會有多過17個項目招標採用「組裝合成」建築法及2026/27年度已選定了17個項目招標採用「組裝合成」建築法。房屋署會繼續由2027/28年度起進一步選定更多「組裝合成」建築法項目，以達致《施政報告》所訂的目標。

Note [5] As announced in the 2022 Policy Address, all public housing projects under HA which are scheduled for completion in the first five-year period (2023/24 to 2027/28) will adopt DfMA, including MiC approach in suitable projects. No less than half of the public housing projects scheduled for completion in the second five-year period (2028/29 to 2032/33) will adopt the MiC approach, and DfMA for the remaining projects. Based on the latest tender programme, more than 17 MiC projects will be tendered out in 2025/26 and 17 MiC projects have been identified to be tendered out in 2026/27. HD continues to identify more MiC projects in 2027/28 onwards to achieve the target set in the Policy Address.

註[6] 《2022年施政報告》公佈，房委會預計於第二個五年期(即2028/29至2032/33年度)落成的至少一半單位中採用「設計及建造」合約模式。根據最新的招標計劃，在2025/26年度約有9 600個單位會以「設計及建造」模式招標；2026/27年度已選定了34 000個單位招標採用「設計及建造」模式。房屋署會繼續由2027/28年度起進一步選定更多「設計及建造」項目，以達致《施政報告》所訂的目標。

Note [6] As announced in the 2022 Policy Address, HA will adopt the D&B contract model for at least half of the flats scheduled for completion in the second five-year period (i.e. from 2028/29 to 2032/33). Based on the latest tender programme, about 9 600 flats will be tendered out under the D&B model in 2025/26; whereas about 34 000 flats have been identified for tendering out under the D&B model in 2026/27. HD continues to identify more D&B projects from 2027/28 onwards to achieve the target set in the Policy Address.

|                                                                                                                                                                                                     | 2025/26年度目標<br>Target for 2025/26 | 2026/27年度目標<br>Target for 2026/27 |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------|-----------------------------------|
| (5) 擠迫戶 <sup>[7]</sup> 佔公屋家庭總數的百分率(%)<br>Percentage of overcrowded families <sup>[7]</sup> against total PRH families (%)                                                                           | 低於0.55<br>Below 0.55              | 低於0.55<br>Below 0.55              |
| (6) 空置率(%)<br>Vacancy rate (%)                                                                                                                                                                      |                                   |                                   |
| – 公屋                                                                                                                                                                                                | 低於1.3<br>Below 1.3                | 低於1.3<br>Below 1.3                |
| – PRH                                                                                                                                                                                               |                                   |                                   |
| – 零售單位(商舖)                                                                                                                                                                                          | 低於5.0<br>Below 5.0                | 低於5.0<br>Below 5.0                |
| – Retail Premises (shops)                                                                                                                                                                           |                                   |                                   |
| (7) 翻新空置單位平均所需時間(日)<br>Average turnaround time for vacant flat refurbishment (days)                                                                                                                 | 不超過44<br>Not exceeding 44         | 不超過44<br>Not exceeding 44         |
| (8) 為有40個住宅樓層的公營房屋項目進行地基和上層結構工程的平均施工時間(月) <sup>[8]</sup><br>Average construction time for foundation and superstructure of public housing projects with 40 domestic storeys (months) <sup>[8]</sup> | 56                                | 56                                |

註[7] 擠迫戶為居住密度每人少於5.5平方米室內樓面面積的家庭。

Note [7] Overcrowded families are families with living density below 5.5 m<sup>2</sup> internal floor area per person.

註[8] 這成效指標是所有公營房屋項目進行地基和上層結構工程所需的平均施工時間，當中包括性質複雜的項目（例如在基座平台或地庫提供大量福利、停車場及其他公共設施、土地和地質狀況複雜、深樁地基等），但不包括涉及拆卸、工地平整或淨化工程的項目；或樓高超過40層的住宅大廈。

Note [8] This KPI is the average construction time for foundation and superstructure of all public housing projects, including those which are complex in nature (e.g. with substantial welfare, car parking and other public facilities in podium or basement, complicated ground and geological conditions, deep piled foundation, etc.) but excluding those projects which entails demolition, site formation or decontamination; or where the domestic block exceeds 40 storeys.

|                                                                                                                                                                                                                                                                                                         | 2025/26年度目標<br>Target for 2025/26 | 2026/27年度目標<br>Target for 2026/27 |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------|-----------------------------------|
| (9) 在10天內審理已完成佔用許可證前期視察的新建築項目快速佔用許可證申請<br>Processing applications for fast-track occupation permit of new construction projects (with pre-OP inspection completed) within 10 days                                                                                                                       | 100%                              | 100%                              |
| (10) 在10天內審理新建築項目的快速臨時佔用許可證申請<br>Processing applications for fast-track temporary occupation permit of new construction projects within 10 days                                                                                                                                                         | 100%                              | 100%                              |
| (11) 審理全面採用預先認可標準設計／細節的新建築項目計劃時：<br>Processing plans for new construction projects wholly adopting pre-accepted typical design/details: <ul style="list-style-type: none"> <li>– 在15天內審理首次呈交的計劃<br/>– first submission within 15 days</li> <li>– 在10天內審理修訂的計劃<br/>– amendment within 10 days</li> </ul> | 90%<br><br>90%                    | 90%<br><br>90%                    |
| (12) 與房委會轄下公共屋邨持份者進行聯合清潔行動次數<br>No. of joint environmental hygiene operations with stakeholders in PRH estates under HA                                                                                                                                                                                 | 不少於500<br>Not less than 500       | 不少於500<br>Not less than 500       |

|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | 2025/26年度目標<br>Target for 2025/26                                                   | 2026/27年度目標<br>Target for 2026/27                                                   |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------|
| <p>(13) 意外率<br/>Accident rate</p> <ul style="list-style-type: none"> <li>- 新工程合約每年每1,000名工人的平均意外數目</li> <li>- Average number of accidents per 1,000 workers per year for new works contract</li> <li>- 維修保養及改善工程合約每年每1,000名工人的平均意外數目</li> <li>- Average number of accidents per 1,000 workers per year for maintenance and improvement works contract</li> <li>- 新工程合約的致命意外數目</li> <li>- Number of fatal accident for new works contract</li> <li>- 維修保養及改善工程合約的致命意外數目</li> <li>- Number of fatal accident for maintenance and improvement works contract</li> </ul> | <p>不多於八宗<br/>Not more than 8</p> <p>不多於八宗<br/>Not more than 8</p> <p>0</p> <p>0</p> | <p>不多於八宗<br/>Not more than 8</p> <p>不多於八宗<br/>Not more than 8</p> <p>0</p> <p>0</p> |
| <p>(14) 合理運用公屋資源<br/>Rationalise PRH resources</p> <ul style="list-style-type: none"> <li>- 在富戶政策下的兩年周期內審核入息及資產申報表(份)</li> <li>- Vetting of Income and Assets Declaration Forms under the Well-off Tenants Policies within a two-year cycle (nos.)</li> <li>- 每年深入調查個案(戶)</li> <li>- In-depth investigation per year (households)</li> </ul>                                                                                                                                                                                                                         | <p>不少於<br/>No less than</p> <p>450,000</p> <p>10,000</p>                            | <p>不少於<br/>No less than</p> <p>450,000</p> <p>10,000</p>                            |

|                                                                    | 2025/26年度目標<br>Target for 2025/26                                                            | 2026/27年度目標<br>Target for 2026/27                                                                                            |
|--------------------------------------------------------------------|----------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------|
| (15) 為每名員工所作的培訓投資 (元)<br>Training investment per staff member (\$) | 2,300                                                                                        | 2,300                                                                                                                        |
| (16) 耗紙量<br>Paper consumption                                      | 每名員工的耗紙量維持在與2024/25年度相若的水平<br><br>Maintain consumption per staff comparable to 2024/25 level | 每名員工的耗紙量維持在與2025/26年度相若的水平 <sup>[9]</sup><br><br>Maintain consumption per staff comparable to 2025/26 level <sup>[9]</sup>   |
| (17) 房委會總部耗水量<br>Water consumption in HA Headquarters              | 每名員工的耗水量維持在與2024/25年度相若的水平<br><br>Maintain consumption per staff comparable to 2024/25 level | 每名員工的耗水量維持在與2025/26年度相若的水平 <sup>[10]</sup><br><br>Maintain consumption per staff comparable to 2025/26 level <sup>[10]</sup> |

註[9] 政府現時並無就各部門的辦公室耗紙量訂定節省目標。在2026/27年度，我們的目標是把每名員工的耗紙量維持在與2025/26年度每名員工的實際耗紙量相若的水平。

Note [9] At present, there is no Government's service-wide saving target for paper consumption in office. For 2026/27, we target to maintain paper consumption per staff comparable to 2025/26 level, which is the actual consumption per staff.

註[10] 政府現時並無就各部門的辦公室耗水量訂定節省目標。在2026/27年度，我們的目標是把每名員工的耗水量維持在與2025/26年度每名員工的實際耗水量相若的水平。

Note [10] At present, there is no Government's service-wide saving target for water consumption in office. For 2026/27, we target to maintain water consumption per staff comparable to 2025/26 level, which is the actual consumption per staff.