

完善房屋階梯 提升居住質素

Enhancement of the Housing Ladder, Betterment of Living Quality

香港房屋委員會(房委會)為不同收入家庭提供可負擔的優質居所，由提供公共租住房屋(公屋)以至推出多項資助自置居所計劃，務求令房屋階梯更臻完善。房委會本年度年報因此以「完善房屋階梯」為主題之一。

本年度年報的重點，是房委會為完善香港房屋階梯所採取並持續推行的各項措施。2018/19年度房委會興建約17 700個新公屋單位，以及約9 100個資助出售單位，當中包括約2 500個綠表置居計劃單位和約6 600個居者有其屋計劃單位。推出資助出售單位既可回應中低收入家庭的置業訴求，亦可讓公屋租戶循房屋階梯拾級而上，置業安居，從而騰出公屋資源予住屋需要更迫切的人士。

年報主題的前半部分，環繞市民對可負擔優質居所的需求，後半部分「提升居住質素」則着眼於房委會負責營造和管理的基礎設施與建築環境。簡而言之，不論市民身處房屋階梯哪一層級，房委會的宗旨是確保他們的樓房可持續發展、綠色環保、清潔安全、出入暢達、保養得宜。本年報也聚焦房委會如何提升居住質素，闡述由規劃設計開始，以至採購、建造、維修保養、環保綠化、鄰舍支援和屋邨管理各個層面的工作。

By providing affordable quality homes to families in different income brackets, the Hong Kong Housing Authority (HA) strives to enhance the housing ladder for Hong Kong, from providing public rental housing (PRH) to implementing various subsidised home ownership schemes. This year's HA Annual Report therefore takes *Enhancement of the Housing Ladder* as part of its theme.

A major focus of this year's report is on those initiatives that the HA has taken – and is continuing to take – to enhance Hong Kong's housing ladder. In 2018/19, around 17 700 new PRH units were constructed. In addition, approximately 9 100 subsidised sale flats were built, made up of around 2 500 Green Form Subsidised Home Ownership Scheme flats and around 6 600 Home Ownership Scheme flats. Not only are these subsidised sale flats addressing the home ownership aspirations of low to middle-income families, but also enabling PRH tenants to move up the housing ladder to achieve home ownership, thereby releasing PRH resources for those with more pressing housing needs.

While the first part of this year's theme focuses on people's aspirations for affordable quality housing, the second half – *Betterment of Living Quality* – turns the spotlight on the infrastructure and built environments that the HA is responsible for creating and maintaining. In short, wherever individuals may be on the housing ladder, the HA's goal is to ensure they get to live in flats that are sustainable, green, clean, safe, accessible and well-maintained. This year's report therefore places a special focus on the HA's efforts towards betterment of living quality, beginning at the planning and design levels, and extending all the way through procurement, construction, refurbishment and maintenance, greening, neighbourhood support, and estate management.