

Islands District Council
Paper No. IDC 25/2025
The Housing Department's Programme of Activities for
Estate Management in the Islands District in 2025/26

This paper aims to brief Members on the Housing Department (HD)'s Programme of Activities and action items devised in the light of circumstances in the management of public rental housing (PRH) estates in the Islands District (the District) in 2025/26. During the year, HD will continue to provide quality homes for tenants, promote sustainable living, optimise and rationalise the use of public resources. The following are the action items.

Key Activities	Action Items
1 Provision of quality homes	<p>1.1 To implement maintenance and improvement programmes and upgrading works to enhance existing PRH stock</p> <ul style="list-style-type: none"> ● The "Responsive In-flat Maintenance Services" will continue to be implemented in all public rental housing estates in order to provide improved and responsive in-flat maintenance services for all tenants. ● We will continue to carry out estate enhancement and improvement work to enhance the living environment of residents
2 Promotion of sustainable living	<p>2.1 To maintain estate cleanliness and environmental hygiene for healthy and harmonious living</p> <p>2.1.1 To implement the “Marking Scheme for Estate Management Enforcement”</p> <ul style="list-style-type: none"> ● We will continue to promote and implement the “Marking Scheme for Estate Management Enforcement” in PRH estates to monitor misdeeds that affect environmental hygiene and estate management. <p>2.1.2 To keep PRH estates clean and hygienic</p> <ul style="list-style-type: none"> ● We will continue to step up cleansing and disinfecting hygiene black spots and public places in PRH estates to prevent mosquito breeding, rodent infestation and the spread of diseases like influenza. <p>2.1.3 Hawker control</p> <ul style="list-style-type: none"> ● The “Mobile Operations Unit” of HD will carry out enforcement actions against hawkers in PRH estates within the District when necessary. Joint operations with other government departments and relevant stakeholders will also be carried out to combat illegal hawking activities in the District.

Key Activities	Action Items
2 Promotion of sustainable living	<p>2.1.4 Anti-smoking</p> <ul style="list-style-type: none"> ● Fixed Penalty Notices will be issued to offenders who smoke in statutory non-smoking areas of PRH estates in the District as an ongoing effort to support the Government’s anti-smoking policy. If the offender is a resident of the subject Estate, apart from levying fixed penalty, we will allot points to the subject households under the “Marking Scheme for Estate Management Enforcement”. <p>2.1.5 To monitor throwing objects from height</p> <ul style="list-style-type: none"> ● The “Mobile Surveillance System” will be in place to monitor black spots of falling objects. “Special Operation Teams” (SOTs) will also be deployed to PRH estates in the district at least once a month for detecting misdeeds of throwing objects from height. <p>2.1.6 To detect unauthorised dog keeping in PRH estates</p> <ul style="list-style-type: none"> ● We will continue to deploy SOTs to patrol PRH estates in the District on average once a month to detect unauthorised dog keeping. <p>2.1.7 To participate in “Quality Water Supply Scheme for Buildings – Fresh Water (Management System)”</p> <ul style="list-style-type: none"> ● We will continue to participate in the Water Supplies Department 'Quality Water Supply Scheme for Buildings – Fresh Water (Management System)' to ensure the quality of drinking water meets the standards. <p>2.2 To enhance the environmental protection standard of PRH estates</p> <p>2.2.1 To continue implementing ISO14001 and ISO50001</p> <ul style="list-style-type: none"> ● ISO 14001 Environmental Management System certification and ISO 50001 Energy Management System certification will be maintained in all PRH estates.

Key Activities	Action Items
2 Promotion of sustainable living	<p>2.2.2 To raise residents’ awareness and to strengthen protection of the environment</p> <ul style="list-style-type: none"> ● We will continue to promote residents’ awareness and participation relating to the waste separation at source, waste reduction, food waste recycling and green management initiatives at PRH estates. ● Encourage residents to participate in various recycling activities in PRH estates. <p>2.3 Greening in PRH estates and enhanced tree management</p> <ul style="list-style-type: none"> ● Tree risk assessments will be conducted and necessary improvement measures will be taken. “Estate Tree Ambassadors” will be recruited in PRH estates to assist in tree risk management through community-wide surveillance. <p>2.4 To develop a tighter bond in the community and cater for tenants’ needs</p> <p>2.4.1 To facilitate community engagement and building through community building activities organised by NGOs</p> <ul style="list-style-type: none"> ● HD would invite district NGOs to provide supporting services for the elderly, families, women, and children as well as outreaching services, training and learning programmes for the youth and to organise environmental and greening activities. ● To further enhance the channels of communications with PRH tenants, HD would expand both traditional and electronic means including using E-survey and placing suggestion boxes at the ground floor lobbies of domestic blocks, etc. so as to collect views on estate management matters from PRH tenants.

Key Activities	Action Items
3 Optimisation and rationalisation of the use of public housing resources	<p>3.1 To rationalise the allocation of public housing resources and expedite the turnover of PRH flats</p> <ul style="list-style-type: none"> ● Transfer opportunities will be offered to sitting tenants under various transfer schemes. ● We will continuously carry out the enhanced “Housing Subsidy Policy” and the “Policy on Safeguarding Rational Allocation of Public Housing Resources” (Well-off Tenants Policies). Tenants who own a private residential property in Hong Kong are required to surrender their flats. <p>3.2 To combat the abuse of public housing resources</p> <ul style="list-style-type: none"> ● Home visits to tenants’ flats will be made and tenancy management will be strengthened. The public will be reminded through publicity and education to cherish public housing resources. ● The “Public Housing Resources Management Sub-section” of HD will conduct in-depth investigation and comprehensive surveillance of suspicious cases to prevent the abuse of public housing resources.

**Housing Department
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