

## 監管局與地產代理業界出席「簡樸房」規管制度諮詢會

### The EAA and the estate agency trade attended briefing sessions on “Basic Housing Units” regulatory regime

監管局及地產代理業界代表分別於2025年1月14日及2月21日出席由房屋局舉辦、有關「簡樸房」規管制度建議方案的持份者諮詢會。

在兩場會議中，房屋局局長何永賢女士JP率領其他房屋局官員向監管局及業界代表簡介了有關政府就「簡樸房」規管制度的建議方案，並聆聽了監管局及業界代表的意見。

政府現建議以立法方式制訂「簡樸房」的規管制度，規定日後分間單位須滿足相關的最低標準，並獲認證為「簡樸房」方可合法租賃，而相關人士亦會受新條例監管。地產代理業界於諮詢會後亦向房屋局表達意見。

監管局主席蕭澤宇先生表示，局方十分支持政府長遠徹底解決劣質「劏房」問題。監管局將會密切留意「簡樸房」條例草案的立法進程，並會與政府及地產代理業界保持緊密溝通，有需要時會適當地優化現行有關地產代理處理分間單位租賃的指引。

監管局再次呼籲業界緊記要遵守監管局指引，切勿協助分間單位業主作出違反租住權保障的要求，及切勿協助業主濫收公用設施及服務的費用。

The EAA and estate agency trade representatives attended two stakeholder consultation sessions on the proposed regulatory regime for Basic Housing Unit (“BHU”), hosted by the Housing Bureau (“HB”), on 14 January and 21 February 2025 respectively.

In both sessions, the Secretary for Housing Ms Winnie HO Wing-yin, JP, led other senior HB officials to brief the EAA and estate agency trade representatives on the Government’s proposal on the BHU regulatory regime, and listened to the opinions of the EAA and trade representatives.

The Government has now proposed to formulate a BHU regulatory regime through legislation. In the future, substandard subdivided units (“SDUs”) are required to meet the stipulated minimum standards and be certified as BHUs before they can be legally rentable, and the concerned parties will be subject to regulations. The estate agency trade representatives also provided feedbacks to the HB after the sessions.

The EAA’s Chairman Mr Simon SIU Chak-yu said that the EAA fully supports the Government’s efforts to find a long-term solution to the problem of SDUs. The EAA will pay close attention to the legislative process of the Bill on BHUs, maintain close communication with the Government and the estate agency trade, and update the guidelines on estate agent’s handling of subdivided unit leasing if necessary.

The EAA once again called on the trade to comply with the guidelines and not to provide assistance to landlords to contravene the security of tenure requirements or overcharging public utilities and services.



監管局及地產代理業界代表出席房屋局就「簡樸房」規管制度建議方案舉辦的諮詢會。

Representatives of the EAA and the estate agency trade attend the consultation session on the proposed regulatory regime for Basic Housing Unit hosted by the Housing Bureau.