

# 01

## 市建局加強三項樓宇復修資助計劃

### URA Enhances Three Subsidy Schemes on Building Rehabilitation

市區重建局（市建局）落實加強三項樓宇復修資助計劃。除於2020年7月起接受第二輪「樓宇更新大行動2.0」及「消防安全改善工程資助計劃」的申請外，亦同步推出「有需要人士維修自住物業津貼計劃」，以全面協助更多有需要的業主妥善維修及保養其樓宇，提升樓宇安全水平，改善居住環境。

政府於2019年12月委託市建局，接手由香港房屋協會管理的「長者維修自住物業津貼計劃」，並將計劃優化至涵蓋長者及領取綜合社會保障援助及傷殘津貼的有需要之自住業主；同時上調每位合資格業主的津貼上限，以及放寬長者申請人的資產上限。市建局與發展局於今年6月底為重新定名的「有需要人士維修自住物業津貼計劃」簽訂合作備忘錄，以落實計劃的執行框架。

第二輪「2.0行動」亦放寬目標樓宇的申請資格，在新安排下，所有樓齡達50年或以上的合資格樓宇，毋需接獲強制驗樓通知書亦可申請；而樓齡介乎40至49年的合資格樓宇，若已接到強制驗樓通知書但仍未遵辦，同樣亦可以申請。至於第二輪「消防資助計劃」的申請條件及資助，則與上一輪相同。兩項計劃的截止申請日期為今年10月30日，如因疫情以至未能及時舉行業主大會以表決參加兩項計劃，合資格業主可先於截止日期前提交申請表，其後才召開業主大會討論有關事項，並於2021年4月30日前向市建局提交相關會議記錄。市建局預計於2020年年底公布該兩項計劃的申請結果。

詳情請瀏覽「樓宇復修平台」網頁 (<http://www.brplatform.org.hk>)，或致電熱線31881188查詢。



The Urban Renewal Authority (URA) enhances three subsidy schemes on building rehabilitation. In addition to the second round of Operation Building Bright 2.0 Scheme (OBB 2.0 Scheme) and Fire Safety Improvement Works Subsidy Scheme (FSW Scheme) being open for application in early July 2020, the URA also launched the Building Maintenance Grant Scheme for Needy Owners (BMGSNO) on the same day, providing comprehensive assistance to more needy owners to properly maintain and repair their buildings.

As regards BMGSNO, apart from extending the scheme coverage to include owner-occupiers who are recipients of the Comprehensive Social Security Assistance Scheme and Disability Allowance alongside elderly owners, the maximum amount of grant will be increased, while the asset limit for elderly singleton and couple applicants will be relaxed. The URA signed a Memorandum of Understanding (MOU) with the Development Bureau in June this year, stipulating the implementation framework of BMGSNO.

Application criteria for the second round of OBB2.0 Scheme will be relaxed to allow all eligible buildings aged 50 years or above to apply for the subsidy, irrespective of whether they have received any Mandatory Building Inspection Scheme (MBIS) notices, and to include eligible buildings aged between 40 and 49 years which have received MBIS notice(s) but have yet to comply, to apply the scheme. For the second round of FSW Scheme, the application requirements and subsidy are the same as the previous round. Application for the two schemes will close on 30 October 2020. If the organisation of owners meeting to deliberate the application of the schemes is delayed due to the COVID-19 epidemic, eligible building owners could convene the meeting after the submission of their application

by the deadline and furnish the meeting minutes to URA not later than 30 April 2021. The URA will notify all applicants of the application results of the two schemes by the end of this year.

For more details or enquiries please visit the Building Rehabilitation Platform (<http://www.brplatform.org.hk>) or call the Hotline at 3188 1188.



## 02

### 市建局推動年輕人發揮創意 助舊區長者居家安老 URA Encourages Young People to Unleash Innovative Spirit to Help Achieve Ageing In Place for Elderly in Old Districts

市建局連續第三年夥拍職業訓練局（VTC）旗下的香港專業教育學院（IVE）及香港知專設計學院（HKDI），合辦創意工程及建築設計比賽2019/20。

今年結果由剛畢業於IVE青衣分校土木工程高級文憑的周偉強、曾琮淞、陳亮均，憑着作品「U-trap Refill Automator」（U型隔氣彎管自動補水器），奪得比賽的金獎、最佳智能設計獎及最佳展品或數碼展品暨簡報設計獎。該「自動補水器」裝置，為用家監測隔氣彎管的貯水水平，並可以在貯水量不足時自動補水，幫助長者提升家居衛生水平，切合「新耆智安居」的比賽主題。

為鼓勵學生團隊進一步改良「U-trap Refill Automator」的設計，以便在實際家居環境中應用，市建局將借出轄下發展項目的空置單位，交由學生團隊為裝置樣品進行實地測試。視乎學生的研發成果，市建局將研究未來在轄下的物業單位採用此項裝置，甚或作為重建項目的標準設計，利用科技提升居住質素。



The URA has been collaborating with the Hong Kong Institute of Vocational Education (IVE) and Hong Kong Design Institute (HKDI), both under the Vocational Training Council (VTC), to co-organise the Innovative Design Competition for three years.

At the competition this year under the theme of "Smart Living for Elderly", new graduates of Higher Diploma in Civil Engineering programme of IVE (Tsing Yi), Chow Wai-keung, Tsang Chung-chung and Chan Leung-kwan, were awarded the "Gold Award", "Smartest Design Award" and "Best Model/Digital Presentation Award" by their entry "U-trap Refill Automator". The students assisted the elderly to enhance home hygiene by creating a device that could monitor the water level in the U-traps and refill water automatically when the contained water is insufficient.

To encourage the student team to further improve the design of the "U-trap Refill Automator" for application in actual home environment, the URA will provide flat units from its properties for them to conduct field tests for the prototypic device. Depending on the research and development outcome, the URA would study the feasibility of adopting the device in its properties or becoming a standard provision of future redevelopment projects to enhance living quality through the use of technology.

## 03

### 政府委任潘信榮為市建局執行董事 Government Appoints Eric Poon as URA's Executive Director

政府委任潘信榮為市建局執行董事，任期三年，由2020年7月15日起生效，接替退休的馬昭智，負責制定及推行有關規劃及設計、物業及土地，以及企業事務等政策和措施。

潘信榮是專業工料測量師，自市建局在2001年成立以來，參與多個大型重建及保育活化項目的工作，並於2017年晉升為市建局工程及合約總監。

The Government has appointed Eric Poon as Executive Director of the URA, effective 15 July 2020, to succeed Michael Ma who retired in July. Eric Poon is responsible for formulating and implementing policies and initiatives on matters relating to planning and design, property and land, and corporate services.

Eric Poon is a professional quantity surveyor and has been involved in a number of major redevelopment and preservation projects since the establishment of the URA in 2001. In 2017, he was promoted to Director, Works & Contracts.

# 04

## 社區空間「H6 CONET」榮獲國際殊榮

### URA Receives International Accolade for its Revitalisation of Community Space H6 CONET

市建局位於中環中心地下的社區空間「H6 CONET」，以新思維進行大型翻新及改造重置，於2017年10月開放予公眾享用。市建局應用「地方營造」(Place-making)概念，持續美化「H6 CONET」與毗鄰的街道，加強地區的独特形象，在繁囂鬧市中創造仿如綠洲的共享空間。項目憑藉其創新的規劃及設計，在今年4月公布的 2020年度繆斯設計大獎 (Muse Design Awards) 中，榮獲「室內設計—公民/公眾空間」類別的最高白金級別，成為此類別中全球三個獲獎項目之一，亦是唯一一家香港機構奪取此國際性獎項。



The URA adopted a new place-making concept in creating H6 CONET, the community space located on the ground floor of The Center, for public enjoyment when it was opened in October 2017. Following this major facelift and retrofitting of the venue, the URA has been extending its place-making effort to beautify the adjacent streets to enhance the unique local characteristics of the surrounding district. With its innovative planning and design, the project received the highest rank of Platinum in

the category of "Interior Design Civic / Public" in the 2020 Muse Design Awards announced in April this year, becoming one of the three winners in the world, as well as the sole organisation in Hong Kong receiving this award in the category.

# 05

## 市建局延長轄下租戶的租金寬減措施

### URA Extends Rent Relief Period for Tenants

因應2019新冠肺炎疫情對香港經濟做成嚴重打擊，市建局於今年8月中宣佈，為轄下持有物業內的住宅租戶和商舖租戶，以及與發展商合作項目商場的商舖租戶所提供的租金寬減措施，由原來至2020年9月底結束，延長多三個月至2020年12月底，以協助租戶應對當前經濟的挑戰，保住就業，共渡時艱。

市建局將繼續抱著同舟共濟精神，視乎疫情的發展及其對轄下物業內住宅租戶和商舖租戶的影響，再檢視是否需要再延長有關措施，幫助商戶繼續經營。

In view of the severe impact brought by COVID-19 pandemic to the economy of Hong Kong, the URA announced in mid-August this year to extend the rent relief for its domestic and commercial tenants in its properties, as well as the commercial tenants in its joint ventured shopping malls, for another three months. The URA's rent relief measures announced earlier for the months from April 2020 till the end of September, will be continued until the end of December 2020 in a bid to assist URA's tenants in the face of current economic challenges and support employment over difficult times.

Subject to the development of the pandemic and the impact on the domestic and commercial tenants in its projects, the URA will review the need for a further extension of the relief measures, if necessary, to help the tenants sustain their businesses.