

# Housing Bureau awards second operation and management contract of Light Public Housing projects (with photo)

The Housing Bureau (HB) today (October 21) awarded the second operation and management contract of the Light Public Housing (LPH) projects (Contract No. LPH20240002) to Easy Living Consultant Limited and Yan Chai Hospital Joint Venture at a tender sum of about \$168 million.

The contract includes operation and management of two LPH projects at Choi Hing Road and Choi Shek Lane, Ngau Tau Kok (i.e. the former St Joseph's Anglo-Chinese School), providing about 2 290 and 148 LPH units respectively. The intake is expected in the second quarter of next year and the first quarter of 2026 respectively. Under the steer and supervision of the HB, the operating organisation will need to work at full capacity to carry out the pre-management works effectively to ensure the smooth handling of LPH application and intake matters, and to provide various services and ancillary facilities for the residents and local community immediately upon intake.

The Secretary for Housing, Ms Winnie Ho, said, "With the appointment of the second operating organisation for LPH today, this social project has taken another significant step forward. Under this contract, the operation and management of two LPH projects in proximity is taken up by one organisation. This arrangement will create synergy, enhance the flexibility in operation and management, as well as utilisation of resources, thereby increasing the efficiency and expanding the scope of service. I aspire to work closely with various operating organisations in the coming years to ensure effective operation and management, hence allowing the residents and nearby community to benefit from the projects' ancillary facilities and community services. I would also like to appeal to other organisations that are interested in operating LPH to actively participate in the tenders of other projects, thereby working together with the Government to improve the living environment of grassroots people and help them in their pursuit towards happiness."

In addition to providing accommodation, the LPH projects will also offer various services and facilities for the residents and local community. Therefore, the requirements for LPH's operation and management services differ from general property management contracts, which not only include occupant management, property management and daily maintenance, but also a range of social services as well as the management and operation of ancillary facilities including a minibus stand, convenience store, launderettes and study/activity rooms.

To ensure service quality, the HB has, in the assessment process, carried out a technical assessment based on a series of criteria including the management capability and relevant experience of the tenderers, as well

as the proposed modes of operation and management, social services and ancillary facilities to be provided, an exit plan and the use of innovation and information technology. The tender price was then comprehensively evaluated to decide on the most suitable operating organisation.

The Chief Executive has announced the construction of about 30 000 LPH units by 2027-28, and the HB and the Architectural Services Department have been working at full steam to take forward the related works. Construction of the projects has been gradually launched and will be completed successively. Moreover, the LPH Phase 1 Application for about 4 400 units has received an overwhelming response, with close to 10 900 applications received by the end of September 2024.

