

# 'Affordable housing to be tailored to community needs'

**THE** government will ensure that future affordable housing developments, particularly in the Federal Territories, take local demand into account based on each locality's needs.

Minister in the Prime Minister's Department (Federal Territories) Dr Zaliha Mustafa said this was crucial since the three Federal Territories have different needs.

"I have always believed that development should provide meaningful benefits to the people, not just adding buildings as an opportunity for developers to profit.

"The management of development in the Federal Territories requires a balance between the welfare of the people and the livelihood of developers.

"The CHASE City Vision (Clean, Healthy, Advanced, Safe and Eco-Friendly City), which is often mentioned, is not just rhetoric but is integrated into policies for developments in Kuala Lumpur, Putrajaya and Labuan."

She said this in response to a question from Datuk Seri Dr Wan Azizah Wan Ismail (PH-Bandar Tun Razak) during the question-and-answer session in the Dewan Rakyat yesterday.

Zaliha said that the government has achieved 91 per cent of its targets in providing affordable housing for citizens in the Federal Territories over the past

10 years.

She said she believed the remaining nine per cent, or about 7,000 out of 80,000 residential units under the Residensi Wilayah and Residensi Madani programmes, would be completed within the next three years.



*Dr Zaliha Mustafa*

"This success is due to careful planning by the Federal Territories Department and local authorities, supported by incentives and facilities for developers working with the government to build affordable housing," she said.

Up to Jan 31, 72,864 units, involving 101 affordable housing

projects in the Federal Territories, were completed, under construction or have received development orders.

Additionally, Zaliha said 139 sites, covering 1,228.96 hectares, have been identified as potential areas for redevelopment, through the Kuala Lumpur 2040 Structure Plan and the Kuala Lumpur 2040 Local Plan Draft.

"Up to Jan 31, City Hall received 28 applications from developers involving the redevelopment of old housing in Kuala Lumpur," she said.

"Through this redevelopment, the government will not only provide replacement housing for the affected residents, but will also involve the addition of affordable housing in the Federal Territories."