

SCHOOL OF ARCHITECTURE, PLANNING AND SURVEYING
DEPARTMENT OF ESTATE MANAGEMENT.

SPECIAL LOW COST HOUSING PROGRAMME (1986 - 88).
STUDY ON ITS IMPLEMENTATION AND PROBLEMS.

Dissertation submitted in partial fulfilment
of the requirements for the
Advance Diploma in Estate Management.

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PREFACE

Shelter is a necessity that can come in different form, size and price. However in relation to the provision of shelter as a basic necessity, the price element is a major factor in determining whether it is affordable or not. This is more so in the case of the low income group living in urban areas. With population growth on an upward trend, supplying adequate houses that is within the reach of this income group becomes more difficult where demand have always outstripped supply.

Housing programmes formulated in the Second, Third and Fourth Malaysia Plan have not been that successful in solving this problem. At the present time, the economic recession continue to be felt and had made matters worse. If these problems are not corrected, sooner or latter it might cause social unrest and would be detrimental to the stability of the country.

To prevent the above problems from deteriorating, the federal government have formulated the Special Low Cost Housing Programme (SLCHP). Basically it should be differentiated from previous low cost housing programme since it has a special status in that its objective is not only to provide adequate supply of affordable homes to the low income earners but also to allow the housing industry to spearhead the revival of the economy in the face of declining commodity prices.

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SYNOPSIS

Objectives of the study

1. To study the implementation and problems facing the SLCHP by considering the role and attitude of the public and private sectors towards its implementation.
2. To determine the problems that might hinder the progress of the SLCHP and steps taken to remedy it.
3. To make conclusions on the study and thereafter giving recommendations that would hopefully be of some help in the implementation of the SLCHP.

Methodology

1. Collecting and obtaining data

This is the initial stage of the study where relevant data will be collected from sources such as :

- a. public sector; ie. Ministry of Housing and Local Government, Bank Negara, Economic Planning Unit, Statistic Department etc.
- b. private sector; ie. Housing Developers' Association, private developers, financial institutions etc.
- c. books, pamphlets, magazines, seminar papers, newspaper cutting etc.

2. Analysing the data

After all the necessary data are collected, it will be analysed to obtain information with regards to the study. Data and information where possible will be shown in the form of tables and diagrams.