PIA4954: HOUSING MANAGEMENT AND PRACTICE

Effective Term

Semester B 2022/23

Part I Course Overview

Course Title

Housing Management and Practice

Subject Code

PIA - Public and International Affairs

Course Number

4954

Academic Unit

Public and International Affairs (PIA)

College/School

College of Liberal Arts and Social Sciences (CH)

Credit Units

3

Level

B1, B2, B3, B4 - Bachelor's Degree

Medium of Instruction

English

Medium of Assessment

English

Prerequisites

Nil

Precursors

Nil

Equivalent Courses

Part II of SA4502 Housing Policy and Administration/ SA/POL3233 Managing the Housing System/ SA4954 Housing Management and Practice / POL4954 Housing Management and Practice

Exclusive Courses

Nil

Part II Course Details

Abstract

This course aims to equip students with the knowledge of the conceptual frameworks for examining how housing systems are managed in the context of a rapidly changing economic, political and social environment, and also the skills to integrate the theories and practices of housing governance.

Course Intended Learning Outcomes (CILOs)

	CILOs	Weighting (if app.)	DEC-A1	DEC-A2	DEC-A3
1	Identify and explain existing and emerging institutional and organizational arrangement of the housing system in Hong Kong.			x	
2	Outline the existing and emerging operations and development of housing governance in the private sector.				x
3	Analyse, differentiate and discover the existing and emerging operations and management practice of the housing systems in both the public and private sectors.			x	
4	Apply theories and techniques acquired from this and other courses in the programme to analyze and discover contemporary issues in housing management.		x		x
5	Appraise the existing and emerging theories and techniques of housing management in the light of the local socio-political and policy context and to derive new approaches in practice.			x	x

A1: Attitude
Develop an attitude of discovery/innovation/creativity, as demonstrated by students possessing a strong sense of curiosity, asking questions actively, challenging assumptions or engaging in inquiry together with teachers.

A2: Ability
Develop the ability/skill needed to discover/innovate/create, as demonstrated by students possessing critical thinking skills to assess ideas, acquiring research skills, synthesizing knowledge across disciplines or applying academic knowledge to real-life problems.

A3: Accomplishments
Demonstrate accomplishment of discovery/innovation/creativity through producing /constructing creative works/new artefacts, effective solutions to real-life problems or new processes.

Teaching and Learning Activities (TLAs)

	TLAs	Brief Description	CILO No.	Hours/week (if applicable)
1	Lectures	Lectures will summarize and explain the existing and emerging institutional and organization arrangements of the housing system in Hong Kong. Student-teacher interactions will frequently take place in form of class discussion. Guest lectures will also be offered by visiting scholars or senior housing management practitioners on related topics when appropriate.	1, 2, 3	2 hours (class contact)
2	Group presentation And Discussion	Essential readings on topical themes will be assigned for students for self-study and follow-up in class discussion. Students form into small groups for an in-depth study of assigned topics, to analyze and discover new perspectives. Group presentation will be conducted in the tutorial session.	3, 4	1 hour (class contact)
3	Group Paper	After the group presentation, discussion among the students will be conducted. Students will apply communication and specific skills and knowledge relevant to housing management career. An analytic paper is required after the tutorial presentation and discussion.	4, 5	3-4.5 (private study)

| 4 | An individual essay | Students will prepare an individual essay on a housing management related issue. After that, they are encouraged to include at least some of the following subject items in their assignments: site visit; questionnaire survey, web search of government plans and/or housing management documents; summary of academic articles; summary of interviews with concerned parties; critical reflection. | 1, 2, 3, 4 | |

Assessment Tasks / Activities (ATs)

	ATs	CILO No.	Weighting (%)	Remarks (e.g. Parameter for GenAI use)
1	Participation	1, 2, 3, 4, 5	10	Students will participate and discuss their topics in lectures and tutorials, comment critically on assignment presentations of other students; and participate in a debate at the end of the course designed to provide an opportunity to reflect on material and issues covered in lectures.
2	Group presentation		10	Students will present their discussion topics in tutorials, answer questions and comments raised by other classmates; They could present a better presentation skills as well as debates to reflect on material and issues covered in lectures.

3	Group paper	1, 2, 3, 4, 5	30	Students are able to employ concepts and theories relating to housing management to examine housing management issues in Hong Kong or elsewhere. They are also able to critically examine the concepts and theories being employed in the analysis. Finally, they are able to present ideas in written form with clarity.
4	Individual Essay	1, 2, 3, 4	50	

Continuous Assessment (%)

100

Examination (%)

0

Assessment Rubrics (AR)

Assessment Task

Participation

Criterion

Quality of students' feedbacks and participation degree

Excellent (A+, A, A-)

1. Students have an excellent knowledge of institutional and organisational arrangement of the housing system in Hong Kong
2. Students could proactively evaluate new and emerging operation and management of the housing system in both the public and private sector
3. Students could proactively and critically discover new perspectives in analysing issues in
the housing system with theories and techniques acquired from this and other courses in the programme.
4. Students could proactively devise possible solutions for the problems in the housing system.

Good (B+, B, B-)

1 Students have a good knowledge of institutional and organizational arrangement of the
housing system in Hong Kong
2. Students could evaluate new and emerging operation and management of the housing system in both the public and private sector;
3. Students could discover some perspectives in analysing issues in the housing system
with theories and techniques acquired from this and other courses in the programme

Fair (C+, C, C-)

1. Students have a rudimentary knowledge of the institutional and organizational arrangement of the housing system in Hong Kong
2. Students could identify new and emerging operation and management of the housing system in both the public and private sector;

3. Students could identify and analyse emerging issues in the housing system with theories and techniques acquired from this and other courses in the programme.

Marginal (D)

1. Students have obvious limitations in his/her knowledge of the institutional and organizational arrangement of the housing system in Hong Kong
2. Students could basically understand the new and emerging operation and management of the housing system in both the public and private sector;

Failure (F)

1. Students have known nothing about the institutional and organizational arrangement of the housing system in Hong Kong;
2. Students could not understand the new and emerging operation and management of the housing system in both the public and private sector;

Assessment Task

Group presentation

Criterion

Students' presentation performance

Excellent (A+, A, A-)

1.Students' presentation have shown an excellent knowledge of institutional and organisational arrangement of the housing system in Hong Kong
2. Students could proactively evaluate new and emerging operation and management of the housing system in both the public and private sector.
3. Students could proactively and critically discover new perspectives in analysing issues in
the housing system with theories and techniques acquired from this and other courses in the programme.
4 Students could proactively devise possible solutions for the problems in the housing system.

Good (B+, B, B-)

1. Student's presentation has shown a good knowledge of the institutional and organizational arrangement of the housing system in Hong Kong.
2. Students could evaluate new and emerging operation and management of the housing system in both the public and private sector.
3. Students' presentation could discover some perspectives in analysing issues in the housing system with theories and techniques acquired from this and other courses in the programme.

Fair (C+, C, C-)

1. Student's presentation has shown rudimentary knowledge of the institutional and organizational arrangement of the housing system in Hong Kong.
2. Students' presentation could identify new and emerging operation and management of the housing system in both the public and private sector.
3. Students' presentation could identify and analyse emerging issues in the housing system with theories and techniques acquired from this and other courses in the programme.

Marginal (D)

1. Student's presentation have shown obvious limitations in his/her knowledge of
the institutional and organizational arrangement of the housing system in Hong Kong.
2. Students could basically understand the new and emerging operation and management of the housing system in both the public and private sector.

Failure (F)
1. The student's presentation reflects almost nothing about the institutional and organizational arrangement of the housing system in Hong Kong.
2. Students could not understand the new and emerging operation and management of the housing system in both the public and private sector.

Assessment Task
Group paper

Criterion
Group report's quality

Excellent (A+, A, A-)
1. Students' group paper have shown an excellent knowledge of institutional and organisational arrangement of the housing system in Hong Kong.
2. Students could proactively evaluate new and emerging operation and management of the housing system in both the public and private sector.
3. Students could proactively and critically discover new perspectives in analysing issues in the housing system with theories and techniques acquired from this and other courses in the programme.
4 Students could proactively devise possible solutions for the problems in the housing system.

Good (B+, B, B-)
1. Student's group paper has shown a good knowledge of the institutional and organizational arrangement of the housing system in Hong Kong.
2. Students could evaluate new and emerging operation and management of the housing system in both the public and private sector.
3. Students' group paper could discover some perspectives in analysing issues in the housing system with theories and techniques acquired from this and other courses in the programme.

Fair (C+, C, C-)
1. Student's group paper has shown rudimentary knowledge of the institutional and organizational arrangement of the housing system in Hong Kong.
2. Students' group paper could identify new and emerging operation and management of the housing system in both the public and private sector.
3. Students' group paper could identify and analyse emerging issues in the housing system with theories and techniques acquired from this and other courses in the programme.

Marginal (D)
1. Student's group paper have shown obvious limitations in his/her knowledge of
the institutional and organizational arrangement of the housing system in Hong Kong
2. Students could basically understand the new and emerging operation and management of the housing system in both the public and private sector.

Failure (F)
1. The student's group paper reflects almost nothing about the institutional and organizational arrangement of the housing system in Hong Kong.

2. Students could not understand the new and emerging operation and management of the housing system in both the public and private sector.

Assessment Task
Individual Essay

Criterion

Quality of students' academic works

Excellent (A+, A, A-)

1. Students have an excellent knowledge of institutional and organisational arrangement of the housing system in Hong Kong.
2. Students could proactively evaluate new and emerging operation and management of the housing system in both the public and private sector.
3. Students could proactively and critically discover new perspectives in analysing issues in the housing system with theories and techniques acquired from this and other courses in the programme.
4 Students could proactively devise possible solutions for the problems in the housing system.

Good (B+, B, B-)

1. Students have a good knowledge of institutional and organizational arrangement of the housing system in Hong Kong.
2. Students could evaluate new and emerging operation and management of the housing system in both the public and private sector.
3. Students could discover some perspectives in analysing issues in the housing system with theories and techniques acquired from this and other courses in the programme.

Fair (C+, C, C-)

1. Students have a rudimentary knowledge of the institutional and organizational arrangement of the housing system in Hong Kong.
2. Students could identify new and emerging operation and management of the housing system in both the public and private sector;
3. Students could identify and analyse emerging issues in the housing system with theories and techniques acquired from this and other courses in the programme.

Marginal (D)

1. Students have obvious limitations in his/her knowledge of the institutional and organizational arrangement of the housing system in Hong Kong.
2. Students could basically understand the new and emerging operation and management of the housing system in both the public and private sector.

Failure (F)

1. Students have known nothing about the institutional and organizational arrangement of the housing system in Hong Kong;
2. Students could not understand the new and emerging operation and management of the housing system in both the public and private sector.

Additional Information for AR

Grading of student achievements is based on student performance in assessment tasks/activities with the rubrics defined and be in accordance with the Academic Regulations for Bachelor's Degrees, where appropriate

Part III Other Information

Keyword Syllabus

Governance of housing system; existing and emerging institutional arrangements and organizational structures; collective actions; principal-agent relations; gated communities; tenant participation; professionalisation of housing management practitioners; privatisation of public housing and housing finance; housing allocation; housing management and practice for persons with disabilities; new approaches in improving housing quality.

Reading List

Compulsory Readings

	Title
1	Balchin, P. N. (2002) Housing policy : an introduction (4th ed). London ; New York : Routledge.
2	Chiu, R.L.H. (ed.) (2006) Professional Housing Management Practice in Hong Kong. Hong Kong: Hong Kong University Press.
3	Chung P L (2014) Building Management – 100 Questions and Answers in issues relating to legal aspects, Hong Kong: Enlighten & Fish Limite (in Chinese) 鍾沛林 (2004)《大廈管理法律百答》 亮光文化有限公司
4	Forrest, R and Lee, J (ed.) (2003) Housing and Social Change: East-West Perspectives, London; New York: Routledge
5	Hong Kong Government Department of Justice, Building Management Ordinance, Chapter 344.
6	Malpass, P. and Murie, A. (1999) Housing Policy and Practice. London: Macmillan Press.
7	Reeves, Paul (2005) An introduction to social housing (2nd ed). Amsterdam ; Oxford : Elsevier Butterworth-Heinemann.
8	Somerville, Peter with Sprigings, Nigel (2005) Housing and social policy : contemporary themes and critical perspectives (ed) London : Routledge.
9	Yeung Y.M. and Wong T.K.Y. (eds.) (2003) Fifty Years of Public Housing in Hong Kong: A Golden Jubilee Review and Appraisal. Hong Kong: Chinese University Press.
10	King, Peter (2016) The Principles of Housing. London and New York: Routledge, Ch. 6, 7, 8 and 18 (Available in Semi-closed Collection of CityU library).
11	Kromhout, S. and van Ham, M. (2012) "Social Housing: Allocation" In International Encyclopedia of Housing and Home, pp.384-388.
12	Clarke, A. (2012) "Housing Need in the United Kingdom" In International Encyclopedia of Housing and Home, pp. 538-543.
13	Spicker, Paul (1987) "Concept of Need in Housing Allocation" Policy and Politics 15(1): 17-27
14	Cowan, Dave and Marsh, Alex (2005) "From Need to Choice, Welfarism to Advanced Liberalism? Problematics of Social Housing Allocation" Legal Studies 25(1), pp.22-48.
15	Housing Department (2018) General Housing Policies on Application for Public Housing, Subsidised Home Ownership Schemes and Estate Management Hong Kong : Housing Department

Additional Readings

	Title
1	Bailey, N. and Robertson, D. (1997) Management of Flats in Multiple Ownership: Learning from Other Countries. Bristol: Policy Press.
2	Cairncross, L., Clapham, D. and Goodlad, R. (1997) Housing Management, Consumers and Citizens. London: Routledge.
3	Franklin, B. (1998) "Constructing a Service, Context and Discourse in Housing Management", Housing Studies, 13(2): 201-216.
4	Franklin, B. and Clapham, D. (1997) "The Social Construction of Housing Management", Housing Studies, 12(1): 7-26.
5	Hong Kong Government Department of Justice, Building Management-related Ordinances. (http://www.buildingmgt.gov.hk/en/legislation/3_5.htm)
6	Malpass, P. (1997) Ownership, Control and Accountability: The New Governance of Housing. Coventry: Chartered Institute of Housing.
7	Kent, P., Merry, M. and Walters, M. (2002) Building Management in Hong Kong. Hong Kong: LexisNexis.
8	Malpass, P. and Murie, A. (1999) Housing Policy and Practice. London: Macmillan Press.
9	Pearl, M. (ed.) (1997) Social Housing Management: A Critical Appraisal of Housing Practice. Hampshire: Macmillan.
10	Online Resources:

11	Chartered Institute of Housing www.cih.org
12	Home Affairs Department Website on Building Management www.had.gov.hk
13	Hong Kong Housing Authority www.housingauthority.gov.hk
14	Hong Kong Housing Home Page www.cityu.edu.hk/hkhousing
15	Hong Kong Housing Society www.hkhs.com
16	Hong Kong Institute of Housing http://www.housing.org.hk/