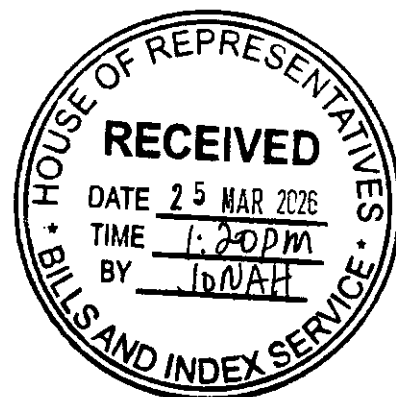




Republic of the Philippines
HOUSE OF REPRESENTATIVES
Quezon City, Metro Manila

TWENTIETH CONGRESS
First Regular Session

House Bill No. 8775



Introduced by **Representative KATRINA REIKO CHUA - TAI**
1st District, Zamboanga City

AN ACT

MANDATING ALL NATIONAL GOVERNMENT AGENCIES OF THE REPUBLIC OF THE PHILIPPINES TO ALLOCATE AT LEAST ONE PERCENT (1%) OF THEIR LAND AREA, COMPOUNDS, OR UNUSED OFFICE ROOMS OR FLOORS FOR THE ESTABLISHMENT OF STAFF HOUSES IN ALL THEIR OFFICES NATIONWIDE, PROVIDING FOR THEIR MANAGEMENT, UTILIZATION, AND DEVELOPMENT, WITH THE SUPPORT OF PUBLIC-PRIVATE PARTNERSHIPS FACILITATED BY THE DEPARTMENT OF HUMAN SETTLEMENTS AND URBAN DEVELOPMENT (DHSUD), AND FOR OTHER PURPOSES

EXPLANATORY NOTE

Public service often sends government personnel far from home. Whether attending inter-agency meetings, training, or conferences across the country, these travels are not just routine. They are the lifeblood of effective governance, weaving together policy, coordination, and service delivery for the people.

Yet, despite the necessity of official travel, government employees face a stubborn challenge. They must find safe, affordable, and accessible places to stay. Without institutional lodging, they turn to commercial options, which often come at personal cost and inconvenience. They wait for reimbursements, adding to their burden. This system slows down administrative processes and erodes public service efficiency and quality.

In practice, a night in a modest, government-approved hotel in most Philippine cities costs between ₱1,800 and ₱3,500. For a typical week-long assignment, each employee may spend between ₱9,000 and ₱24,500, excluding incidental expenses. Conservative estimates indicate national government agencies collectively spend ₱8 billion to ₱12 billion annually on travel accommodations, trainings, and official functions outside permanent stations. A substantial portion of this goes to lodging expenses alone.

This proposal offers a forward-looking solution. It requires agencies to dedicate at least 1% of their land, compounds, or unused office space to staff housing. Through this, the bill creates a reliable network of government-run accommodations for employees on official duty.

The measure is firmly anchored in the Constitution. Article IX-B, Section 3 of the 1987 Constitution ordains that the State shall promote morale, efficiency, integrity, responsiveness, and courtesy in the civil service. Article XIII mandates that the State protect labor and promote workers' welfare. Providing accessible and adequate temporary housing for government personnel is consistent with these constitutional imperatives.

Financially, this system is both wise and sustainable. By reducing dependence on commercial hotels, the government could save billions. Shifting even half of the current lodging expenses could free up ₱4 billion to ₱6 billion each year. These funds could be invested in vital services, infrastructure, or staff development.

Beyond savings, the bill turns idle government properties into productive spaces. It breathes new life into dormant assets. It also fosters collaboration by enabling agencies to share accommodations, especially in key administrative and regional centers.

To ensure quality and sustainability, the measure empowers the Department of Human Settlements and Urban Development. It may forge partnerships with the private sector to build, upgrade, and manage these housing facilities. This taps into private expertise while keeping government in charge.

In fine, the proposed measure strengthens institutions. It bolsters support for public servants and sharpens managerial efficiency. It champions the responsible use of public funds. The measure is a thoughtful, constitutionally sound answer to a persistent challenge in government operations.

IN VIEW OF THE FOREGOING, immediate passage of this bill is earnestly sought.



KATRINA REIKO CHUA - TAI



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Be it enacted by the Senate and House of Representatives of the Philippines in Congress assembled:

SECTION 1. *Short Title.* - This Act shall be known as the “**National Government Staff Housing Allocation Act.**”

SECTION 2. *Declaration of Policy.* - It is hereby declared the policy of the State to promote the welfare, efficiency, and productivity of government employees by ensuring access to safe, adequate, and affordable temporary housing when performing official duties away from their permanent stations, consistent with the constitutional mandate to enhance morale and efficiency in the civil service and to uphold the well-being of workers.

SECTION 3. *Mandatory Allocation for Staff Housing.* - All national government agencies, including their regional, provincial, and field offices, are hereby mandated to allocate at least one percent (1%) of their total land area, compound space, or existing office infrastructure, including unused rooms or floors, for the establishment of staff houses. Where land or space is limited, agencies shall adopt space-efficient and innovative solutions, including vertical development or shared facilities with nearby government offices.

SECTION 4. *Establishment of Staff Housing.* - Each covered agency shall establish and maintain staff houses within their compounds or in proximate and accessible locations, in accordance with the allocation requirement provided under this Act, ensuring that such facilities meet minimum standards of safety, sanitation, and habitability..

SECTION 5. *Coverage and Beneficiaries.* - The staff houses established under this Act shall be made available to government employees on official travel, personnel temporarily reassigned or relocated, officials attending conferences, trainings, seminars, or other official functions, and such other authorized personnel as may be determined by the agency, subject to applicable guidelines.

SECTION 6. *Utilization of Existing Government Properties.* - To ensure cost-effectiveness and sustainability, agencies shall prioritize the conversion of vacant, idle, or underutilized spaces, the adaptive reuse of existing government structures, the integration of staff housing in future infrastructure planning, and the establishment of shared or cluster-based housing among agencies within the same locality.

SECTION 7. *Public-Private Partnership Support through DHSUD.* - The Department of Human Settlements and Urban Development (DHSUD) is hereby mandated to facilitate, coordinate, and oversee public-private partnership (PPP) arrangements for the planning, design, construction, upgrading, and maintenance of staff housing facilities. Such partnerships shall ensure transparency, accountability, cost-efficiency, and adherence to government standards, while leveraging private sector expertise and resources.

SECTION 8. *Management and Administration.* - Each agency shall establish or designate a Staff Housing Management Unit responsible for the administration, maintenance, and upkeep of facilities, the implementation of reservation systems and occupancy monitoring, the enforcement of fair, transparent, and efficient utilization, and the submission of periodic utilization and audit reports. Minimal and reasonable user fees may be imposed solely for maintenance and operational sustainability.

SECTION 9. *Guidelines.* - The Civil Service Commission (CSC), in coordination with the Department of Budget and Management (DBM), the Department of Human Settlements and Urban Development (DHSUD), and other relevant agencies, shall promulgate uniform guidelines governing eligibility and prioritization of users, maximum duration of stay, fee structures if any, standards for safety, habitability, and sanitation, and the code of conduct including disciplinary measures for violations.

SECTION 10. *Appropriations.* - The funding requirements for the implementation of this Act shall be sourced from existing appropriations of concerned agencies, public-private partnership arrangements facilitated by DHSUD, and such amounts as may be included in the annual General Appropriations Act.

SECTION 11. *Inter-Agency Coordination.* - Government agencies are encouraged to coordinate with one another to maximize utilization of staff housing facilities, develop shared or centralized accommodations, and avoid duplication of infrastructure and expenditures.

SECTION 12. *Implementing Rules and Regulations (IRR).* - Within ninety (90) days from the effectivity of this Act, the Civil Service Commission, in coordination with the Department of Budget and Management, the Department of Human Settlements and Urban Development, and other relevant agencies, shall promulgate the necessary rules and regulations for its effective implementation.

SECTION 13. *Separability Clause.* - If any provision of this Act is declared unconstitutional, the remainder shall continue to be in full force and effect.

SECTION 14. *Repealing Clause.* - All laws inconsistent with this Act are hereby amended or repealed accordingly.

SECTION 15. *Effectivity.* - This Act shall take effect fifteen (15) days after its publication in the Official Gazette or in a newspaper of general circulation.

Approved,