

Comments received by Cambodian NGOs working on housing rights

The guidelines basically cover every issue in current global housing system, but

1. They presume private ownership, there is not much about other form of housing – community or collective housing (land trust).
2. The role of the State should be to regulate various forms of the housing market through an agency (it-s partly there in Draft Guideline No.8, however, it should be stressed).
3. What is missing is social housing and its promotion as housing outside the market by state (there are some inclinations in the guidelines, but not really, for instance the word social housing is not there).
4. Missing are also land rights, which can be incorporated into Draft Guideline No 12. Basically people should receive land titles (private or community) when the on-site development is finished. Again, partly it_s there, but there is no mention of land rights.
5. Rental housing should deserve its own chapter, state should guarantee rental housing rights, freeze rents in case of market fluctuation (rent more than 30% of household income)- its partly there but not really, also guarantee of minimal rental housing standards by state would be welcome.