

Republic of the Philippines  
**HOUSE OF REPRESENTATIVES**  
Quezon City

**SEVENTEENTH CONGRESS**  
1<sup>st</sup> Regular Session

HOUSE BILL NO. 1390

<b>HOUSE OF REPRESENTATIVES</b>	
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REGISTRATION UNIT BILLS AND INDEX SERVICE	

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Introduced by **Congressman Alfredo D. Vargas III**

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**EXPLANATORY NOTE**


The State has a duty, an obligation, a responsibility and thus, a policy to ensure accessible education for all citizens, especially the youth. It is thus imperative for the State to provide and make available, facilities which are necessary in the pursuance of studies or learning. Among these facilities are dormitories and residence halls.

It is crucial that for the State to create and ensure an environment conducive to education or learning, it must make student accommodation a top priority.

The government, so far, has not been responsive to the necessity for suitable accommodation in higher public institutions. This is because of our lack of public funds for such endeavor.

This proposed measure shall encourage and urge the private sector to invest in student housing through tax exemptions and financing schemes.

This bill will also provide students of low-income families, free accommodation in student housing facilities, thus ascertaining that they can concentrate on their education, free from financial worries due to "board and lodging" costs.

  
ALFREDO D. VARGAS III

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**AN ACT**  
**PROVIDING FOR STUDENT HOUSING FINANCING SCHEME**

*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 “Student Housing Act”

SECTION 2. *Declaration of Policy.* – It is the policy of the State to promote the welfare of students by ensuring availability and accessibility of student housing facilities

SECTION 3. *Definition of Terms.* – As used in the Act, “student housing” means the use or development of land for accommodation of bona fide students while studying at tertiary institutions.

SECTION 4. *Financing of Student Housing.* – The National Housing Authority (NHA) is hereby authorized to finance under liberalized credit terms student housing under any of the following schemes:

- a. affordable interest rates and long-term payment schemes;
- b. graduated amortization scheme that will ensure smaller amortization during the initial period of payment; and
- c. subsidy of a portion of the interest payments, or of the capital cost of construction

SECTION 5. *Powers and Functions.* – The NHA shall have the power to:

- a. regulate the reasonable margin of profit of any entity investing in student housing under this Act; and
- b. ensure the habitability of the student housing facilities financed under this Act.

SECTION 6. *Exemption from Tax.* – All lands, buildings, and improvements, actually, directly, and exclusively used pursuant to this Act, and all incomes

derived therefrom shall be exempt from all kinds of taxes, duties, fees, charges, and other assessments for five years from the actual use of the student housing facilities.

SECTION 7. *Free Accommodation.* - The NHA shall, in coordination with the Commission on Higher Education (CHED), establish a program whereby at least five percent of the occupancy spaces of the student housing constructed pursuant to this Act, shall be furnished for free in favor of students belonging to low-income families. This provision shall be made an integral part of the credit arrangement granted by the NHA.

SECTION 8. - *Implementing Agencies.* - The NHA, in coordination with CHED, shall promulgate the rules and regulations necessary to implement this Act.

SECTION 9. *Appropriations.* - To carry out the provisions of this Act, such amount as may be necessary is hereby authorized to be appropriated from the National Treasury. Thereafter, the amount necessary for the continuous operation of this program shall be included in the annual appropriation of the NHA.

SECTION 10. *Separability Clause.* - If any part or provision of this Act shall be held unconstitutional or invalid, other provisions, which are not affected thereby, shall continue to be in full force and effect.

SECTION 11. *Repealing Clause.* - All laws, presidential decrees, executive order, rules and regulations or parts thereof which are inconsistent with the provisions of this Act are hereby repealed, amended or modified accordingly.

SECTION 12. *Effectivity.* - This Act shall take effect after 15 days following its publication in two newspapers of general circulation.

Approved,