



thinkCITY

# PUBLIC HOUSING PROFILES

## Kita-untuk-Kita (K2K)

Geran Komuniti K2K

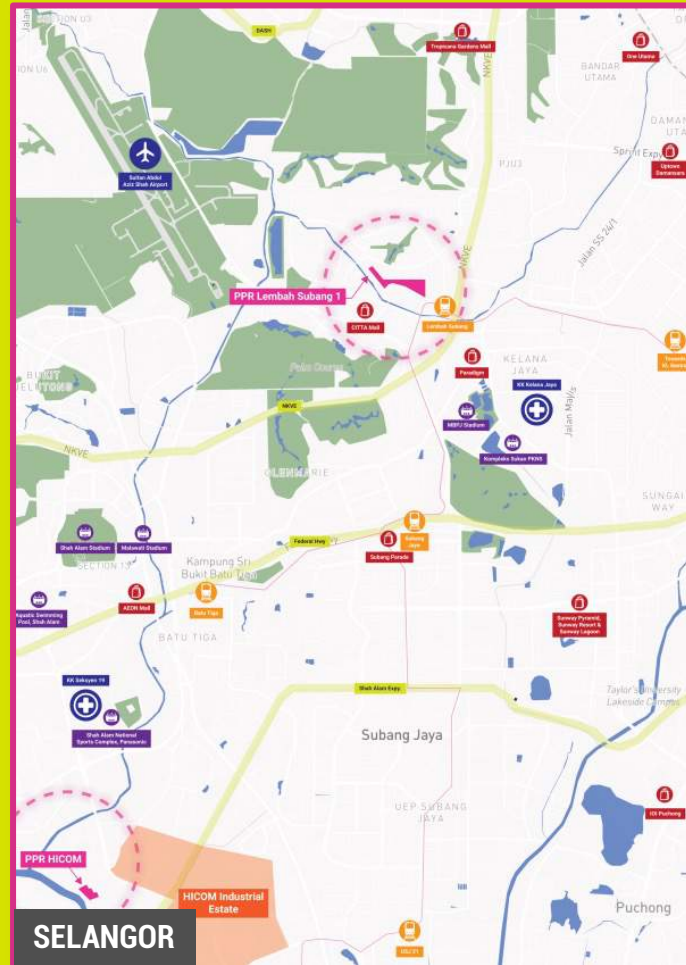
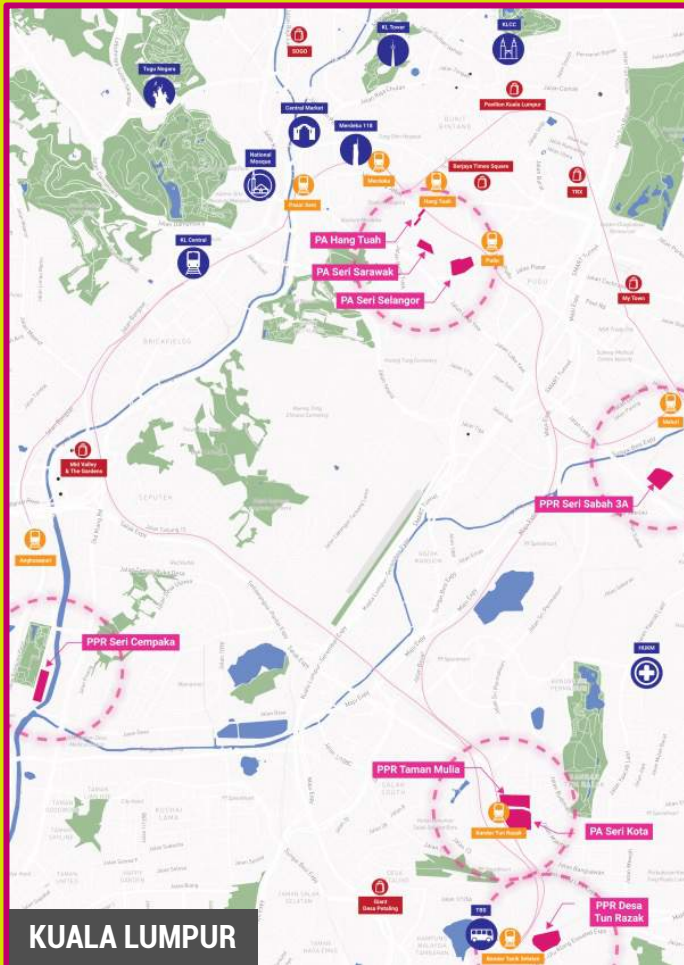


## About the Programme

The **Geran Komuniti K2K** aims to provide a platform of opportunity for those with an interest in improving liveability for public housing communities, to play a part in the transformation of K2K's 10 targeted locations.

This grant is part of [Kita-untuk-Kita \(K2K\)](#), a ground-up programme that seeks to improve the lives of public housing communities. The K2K programme aims to get communities more involved in the management of their public housing complex. This allows communities, alongside building management, solve social, economic, and physical challenges together. The K2K Programme has four critical areas: (1) Community Empowerment (2) Public housing Co-management (3) Economic and Livelihood (4) Policy Reform and Advocacy.

# Focus Areas



The programme only supports projects within the 10 selected public housing sites around Kuala Lumpur and Selangor. Applicants are required to propose projects and address issues from the selected sites only.

## KUALA LUMPUR

- 1 PA Seri Selangor
- 2 PA Seri Sarawak
- 3 PA Hang Tuah
- 4 PPR Seri Cempaka
- 5 PA Seri Kota
- 6 PPR Taman Mulia
- 7 PA Seri Sabah 3A
- 8 PPR Desa Tun Razak

## SELANGOR

- 9 PPR Lembah Subang 1
- 10 PPR Kg. Baru HICOM



# Overarching Issues

## Community Empowerment issues

- Limited community spirit and social cohesion due to underlying unresolved conflicts between community members.
- Deep pessimism and sense of helplessness due to the low community self-esteem, confidence, and mental health issues.
- Low access to educational resources and opportunities.
- Absence of inclusive infrastructure designs limiting the access and movement for
- Neglect of the needs of marginalised groups within the community, i.e. single mothers, PWDs, elderly, women-headed households, etc.
- Poor community communications or complaints mechanisms to key stakeholders results in community voices left unheard.

## Community Well-Being issues

- Safety risks amongst public housing community due to poor infrastructure maintenance and rampant social ills.
- Ineffective waste management systems and public littering results in increased risk to resident's public health and cleanliness of environment.
- Limited social spaces for varied public housing community target groups i.e. elderly, mothers, children, etc.
- Poor literacy to nutrition and health consequently damages overall well-being of the residents. Due to long working hours and traveling time to commute back home, residents tend to consume food outside their homes due to availability and cost, which are usually low in quality and has low nutritional value.



# PA Seri Selangor

thinkCITY

Population	Description
~4335	Built-in 1975 and known as San Peng Flats, most of the original tenants have aged or left, and the current community is fragmented. Compared to other public housing complexes, PA Seri Selangor hosts a significant percentage of Chinese and Indian population.
Units 1588	There is an active Residents' Association (RA) and Neighbourhood Watch ( <i>Rukun Tetangga</i> ) that runs programmes for the community, such as futsal classes for the youths. The community-based organisations also run other initiatives such as recycling and used cooking oil collection that aims to improve cleanliness and provide opportunities for side income.
Blocks 6	Facilities include two futsal courts, one open seating area, one playground, one stage area for events, two Hindu temples, one Chinese temple and one shared neighbourhood surau. There is also a local police station and business centre in PA Seri Selangor, while in close proximity to the textile hub.
Stories 16	

Location: <https://maps.app.goo.gl/tbky82KL2cNzR5vu7>



# PA Seri Sarawak

thinkCITY

Population	Description
~2882	Built in 1984, the complex shares its space with PA Loke Yew and is in close proximity to three schools, textile hubs, and public services. There is an active Residents' Association (RA) and Neighbourhood Watch ( <i>Rukun Tetangga</i> ) that runs various programmes for the community, such as health screenings and community events.
Units 776	
Blocks 3	The Malays represent a substantial majority, but also with a significant presence of the Chinese and Indian communities.
Stories 16	Facilities include one futsal court, one playground, one community garden, one open courtyard and one community hall.
	Think City has collaborated with PA Seri Sarawak since 2018, contributing to the development of a community garden, a community hall, programmes for economic livelihood enhancement, and most recently a rejuvenation of their public spaces.

Location: <https://maps.app.goo.gl/VvJJSC4DVp6rn4sy9>



# PA Hang Tuah

thinkCITY

Population	Description
~873	Built in 1969, it is one of the oldest public housing complexes in Pudu. The design still has timber components, and the location is next to LRT Hang Tuah Station. There is an active Residents' Association (RA) and Neighbourhood Watch ( <i>Rukun Tetangga</i> ) that runs various programmes for the community.
Units 783	Demographics consist of a diverse ethnic composition, with a significant presence of Persons with Disabilities (PWD) and elderly individuals.
Blocks 2	Facilities include one multipurpose park including children play area, one futsal court, one open seating space, one open gymnasium, one community room, one Buddhist temple, and one prominent Hindu temple – which is the biggest religious centre in the neighbourhood. Due to space restriction, surau is not available in PA Hang Tuah and the Muslims would usually go to Al-Bukhary Mosque located on the other side of Jalan Hang Tuah to perform their religious duties.
Stories 16	Think City has been working with PA Hang Tuah since 2021, most recently refurbishing their multipurpose park for a more welcoming and functional space.

Location: <https://maps.app.goo.gl/oPPsLwksUSKSEy9UA>



# PPR Seri Cempaka

thinkCITY

Population	Description
~2528	<p>Constructed in 2009 along Jalan Kampung Pasir, PPR Seri Cempaka comprises two blocks, each featuring two interconnected towers linked by extensive corridors. The ethnic composition is predominantly Malay, with a small proportion of Indians.</p> <p>The community within this PPR benefits from the active involvement of the many community-based organisations, such as the Residents' Association (RA), Neighbourhood Watch (<i>Rukun Tetangga</i>), the Surau Committee, Pertubuhan Komuniti dan Kebajikan Seri Cempaka (PKKSC), and a youth group named Persatuan Belia Seri Cempaka (PBSC). Facilities include one surau, one hall surau, three community gardens and two futsal courts. The site also provides a kindergarten and a nursery.</p> <p>It was observed that many are involved in small scale businesses – some are home-based, while some owns stalls along road reserves around PPR Seri Cempaka.</p>
Units	
632	
Blocks	
2	
Stories	
17	

Location: <https://maps.app.goo.gl/qLEVxg12sTbXauXq9>





# PA Seri Kota

thinkCITY

Population	Description
~6394	Constructed in 1985, the block complex is adequately maintained, featuring an inviting entrance adorned with a garden, thoughtful landscaping, and several shaded seating area.
Units 1224	There is an active Residents' Association (RA) and Neighbourhood Watch ( <i>Rukun Tetangga</i> ). The RA is noteworthy for being the first RA in Bandar Tun Razak with a female leader. Several established organisations have collaborated to offer assistance within the precincts of PA Seri Kota. It is also situated in close proximity to LRT Bandar Tun Razak and PPR Taman Mulia.
Blocks 6	Facilities include two futsal courts, three badminton courts, two playgrounds, one kindergarten, one community clinic, one outdoor stage, two community halls, and a surau. The rubbish chutes in this complex are also still operational.
Stories 17	Think City has been working with PA Seri Kota since 2021 with our Bakul K2K programme, providing nutritious food baskets at affordable prices to the community.

Location: <https://maps.app.goo.gl/ZGJuA6qnPZfJMXgP9>

# PPR Taman Mulia

thinkCITY

Population	Description
~4223	Built in 2000, the PPR comprises two blocks, each housing three towers interconnected by narrow corridors. The compact design of the PPR buildings resulted in limited open spaces.
Units 912	PPR Taman Mulia has a predominant Malay population. The complex comprises of the original tenants, buyers and renters. Activities and programmes here are being led by both the Residents' Association (RA) and Neighbourhood Watch ( <i>Rukun Tetangga</i> ) with the support of the Joint Management Body (JMB).
Blocks 2	In terms of amenities, there is a playground, multipurpose hall, prayer hall, surau, Neighbourhood Watch room, RA room, multilevel parking (with a monthly fee), badminton court (at hourly rental), futsal court (at hourly rental), and a community garden.
Stories 21	PPR Taman Mulia is located next to LRT Bandar Tun Razak, Pusat Komersial Komuniti Bandar Tun Razak, Taman Mulia commercial area, and right across PA Seri Kota.

Location: <https://maps.app.goo.gl/NhnPR1qxdFaWwoEK6>



# PA Seri Sabah 3A

thinkCITY

Population	Description
~4075	PA Seri Sabah 3A is surrounded by housing and commercial complexes and train lines are connected to major roads such as Jalan Loke Yew and Jalan Cheras. The ethnic composition of the PA is predominantly Malay, with a significant proportion of Chinese, followed by Indians, and a small proportion of other ethnic groups.
<b>Units</b> 816	
<b>Blocks</b> 4	The most prominent community based organisation at this PA is their Residents' Association (RA) and Neighbourhood Watch ( <i>Rukun Tetangga</i> ). The design of the PA features open spaces and a well-maintained Pusat Ekonomi Digital (PEDi) with computer facilities. Other amenities include one playground, one basketball court, one futsal court, one badminton court, one sepak takraw court, one volleyball court and one community hall.
<b>Stories</b> 17	

Location: <https://maps.app.goo.gl/3RePJRmZ8YEcR1p29>



# PPR Desa Tun Razak

thinkcity

Population	Description
~9000	<p>The built-up area of these apartments is 560 square feet. The residents first moved in during the Kuala Lumpur 1998's Commonwealth Games. Although the PPR was meant to be transit homes, most remain to stay until today. While there are significant presence of Chinese, Indians and other ethnicities, the residents of the PPR are predominantly of Malay ethnicity.</p> <p>PPR Desa Tun Razak used to have a huge open space but has since been replaced by a multi-storey car park (with futsal and badminton courts located on top). Other facilities include a small playground and a public library. The PPR is also located nearby amenities such as schools and a mosque.</p> <p>There are several active community-based organisations, which includes the Residents' Association (RA), Neighbourhood Watch (<i>Rukun Tetangga</i>), Kelab AADK (Agensi Antidadah Kebangsaan), Kumpulan Marhaban, Persatuan Wanita Jaya, Kelab Belia Detura, Pertubuhan Sahsiah, Persatuan Ibu Tunggal, and Pertubuhan Kebajikan dan Sosial Masyarakat Berhati Rakyat Kuala Lumpur.</p>
Units	
1800	
Blocks	
4	
Stories	
21	

Location: <https://maps.app.goo.gl/ZfXTUX2Trkkq8XiX9>



# PPR Kg. Baru HICOM

thinkCITY

Population	Description
~4900	PPR Kg. Baru HICOM is nestled near the Klang river, Kampung Baru Hicom settlement, and a light commercial area. Prior to its construction, Kampung Baru Hicom encountered severe flooding, resulting in emergency evacuations of the residents. In 2000, the government intervened with a river dam, road repairs, and elevating street levels by 3 feet.
<b>Units</b>	
980	PPR Hicom briefly housed some villagers and squatters from Padang Jawa; most returned to their original settlement, while about a third opted to stay. The Selangor State Government via the Lembaga Perumahan Hartanah Selangor (LPHS) completed HICOM's construction in 2005, with residents receiving land titles and essential amenities. Facilities here encompass a musollah, three community halls, three multipurpose courts, and two playgrounds.
<b>Blocks</b>	
3	
<b>Stories</b>	Several community-based organisations in PPR HICOM are active, this includes the Residents' Association (RA), Neighbourhood Watch ( <i>Rukun Tetangga</i> ), PERWACOM (Persatuan Wanita PPR HICOM), and collectives such as the Group Sahabat Prihatin and Youth Leader Club. Demographics wise, the community is predominantly Malay, followed by a minority of Indian and Chinese communities.
16 (Block A & C)	
17 (Block B)	

**Location:** <https://maps.app.goo.gl/ijVKCQn5dUCwayB1A>

For further reading, log on to: [PPR HICOM Case Study](#)



# PPR Lembah Subang 1

thinkCITY

Population	Description
~12016	<p>The complex is composed of eight blocks, each with two interconnected towers. Its close proximity to LRT Lembah Subang makes it a strategic location for local shops to operate. Due to the limited connectivity between the blocks, each block operates independently with their own community-based organisations, this includes Residents' Associations (RA), Neighbourhood Watch (<i>Rukun Tetangga</i>), among others.</p> <p>The facilities at PPR Lembah Subang 1 include a futsal field, two playgrounds, three community halls, three suraus, and a Hindu temple. There are numerous activities that happen on-site as there are active programmes by various NGOs that seek to improve the residents' quality of life through education, economic empowerment, etc.</p>
Units	
3004	
Blocks	
8	
Stories	
17	

Location: <https://maps.app.goo.gl/pg9EBX37vt4Sum4z6>



**Disclaimer:**

The information presented in this document is based on site observations and community interviews by the K2K Team and intended solely for the reference of potential grant applicants to grasp the historical and contemporary dynamics of the sites. Any dissemination, distribution, or unauthorised use of the content herein is strictly prohibited.

*Comprehensive data gathering of the sites are still ongoing at the publish date of this document.*

**No Quotation Policy:**

Quoting, referencing, or reproducing any part of this document without explicit written consent from Think City is strictly prohibited.

**Contact Information:**

For inquiries regarding the use or reproduction of the content within this document, please contact the K2K team at [kita2kita@thinkcity.com.my](mailto:kita2kita@thinkcity.com.my).

Published on: 31<sup>st</sup> January 2024