



焦點專欄 / Focal columns



配合政府推動檳榔防治政策，協助輔導承租人檳榔廢園及轉作

為協助農業部推動檳榔廢園及轉作政策，本署 112 年 5 月 30 日訂定「國有非公用土地承租人申請檳榔廢園及轉作作業方式」供本署各分署依循辦理，適時向國有農牧用地承租人宣導，並就是類出（放）租土地定期續租換約案件，地上種植檳榔者，於訂約時一併告知承租人得申請檳榔廢園及轉作。截至 114 年 6 月，核發土地申請檳榔廢園/轉作同意書 50 件，面積 37.36 餘公頃，積極協助推動檳榔轉作，保護國土生態永續。

Supporting Government Betel Nut Control Policy by Assisting Lessees in Betel Nut Elimination and Crop Conversion

To assist the Ministry of Agriculture in promoting its betel nut elimination and crop conversion policy, the National Property Administration (NPA) established the "Procedures for Lessees of National Non-public Use Land to Apply for Betel Nut Elimination and Crop Conversion" on May 30, 2023, as a guideline for its branches. The NPA has proactively promoted this policy to lessees of national agricultural and grazing land, and for periodic lease renewal cases involving lands for lease used for growing betel nut, lessees are informed at the time of signing that they may apply for betel nut elimination and crop conversion. As of June 2025, the NPA has issued 50 approvals for applications for betel nut elimination and crop conversion, covering an area of over 37.36 hectares, actively supporting crop conversion and contributing to sustainable national land and ecological protection.



積極調配機關辦公廳舍，世紀鑫城國產活化

為協助中央機關取得自有辦公廳舍，本署已調查中央各機關進駐新竹市世紀鑫城國有辦公廳舍意願，並彙整各機關廳舍需求，將於近期召開會議邀集相關機關研議進駐事宜。希望透過調配國有辦公廳舍，解決中央機關辦公空間不足問題，促進國產有效運用，提升政府機關效能，並節省國庫租金負擔。

Proactively Allocating Government Office Space – Revitalizing National Property at Shi-Ji Xin-Cheng

To assist central government agencies in acquiring self-owned office space, the National Property Administration (NPA) has surveyed agencies' willingness to move into the national office building at Shi-Ji Xin-Cheng in Hsinchu City and compiled their office space requirements. A coordination meeting will be held soon with relevant agencies to discuss relocation plans. Through the allocation of national office buildings, the NPA aims to address the shortage of office space for central agencies, enhance the effective use of national property, improve government efficiency, and reduce rental expenditures from the national treasury.





擁海而生，與灣共榮 - 翡翠灣新視界，開啟向海生活美好篇章

翡翠灣原為北海岸熱門遊憩景點，105 年以後，逐漸走向沒落，為呼應永續發展與向海生活願景，本署北區分署除了持續辦理海岸清理作業，落實「向海致敬」政策外，另積極媒合北海岸及觀音山國家風景管理處接手景觀美化，以期翻轉翡翠灣的空間價值，賦予海岸新風貌。翡翠灣後續將結合民間業者力量，盼能共同打造共享、共榮新視界，開啟濱海生活美好篇章，邁向永續向海生活新典範。

Living by the Sea, Thriving with the Bay – A New Vision for Green Bay in a Beautiful Chapter of Oceanfront Living

Once a popular recreational destination on Taiwan's North Coast, Green Bay began to decline after 2016. In response to sustainable development goals and the vision of living with the sea, the Northern Regional Branch of the National Property Administration has not only continued coastal cleanup efforts in line with the "Salute to the Sea" policy, but also actively coordinated with the North Coast and Guanyinshan National Scenic Area Administration to take over landscape beautification. These efforts aim to revitalize Green Bay, enhance its value, and give the coastline a renewed image. Looking ahead, Green Bay will integrate the strength of private sector partners to jointly create a new vision of shared prosperity, and launch a vibrant chapter of coastal living, setting a new benchmark for sustainable, sea-oriented lifestyles.



「袋走好美」齊淨灘，候鳥棲地永留傳

交通部觀光署雲嘉南濱海國家風景區管理處於114年5月3日（星期六）上午9時於嘉義縣布袋鎮好美里防風林舉辦淨灘活動，本署南區分署嘉義辦事處亦於該日派員配合出席淨灘活動，積極參與相關單位辦理之海洋管理維護相關活動。

“Bag the Beauty” Beach Cleanup – Preserving Habitats for Migratory Birds

On Saturday, May 3, 2025, at 9:00 a.m., the Southwest Coast National Scenic Area Administration under the Tourism Administration of the Ministry of Transportation and Communications held a beach cleanup event in the coastal windbreak forest of Haomei Village, Budai Township, Chiayi County. The Chiayi Office of the Southern Regional Branch of the National Property Administration also dispatched personnel to participate in the event, demonstrating active engagement in marine conservation activities organized by relevant agencies.



法令宣導 / Announcement of legal amendments

114.03.13 修正「國有非公用不動產出租管理辦法（第 8 條之 2）」

為活化閒置國有非公用土地及響應政府淨零轉型政策，增訂國有非公用土地標租作造林使用機制，釋出適宜的國有土地標租與具林業專業之公司法人執行造林及相關經營工作，如依氣候變遷因應法等相關規定，執行溫室氣體自願減量專案，取得減量額度等，以增加森林覆蓋面積，提升森林碳匯量。

Revision of Article 8-2 of the Regulations for Leasing of National Non-public Use Real Estate

To activate idle national non-public use land and respond to the government's net-zero transformation policy, we propose the addition of a mechanism for leasing national non-public use land for afforestation purposes. This will involve releasing suitable national land for lease to corporate entities with forestry expertise, to carry out afforestation and related management tasks. In accordance with relevant regulations, such as the Climate Change Response Act, these entities may implement voluntary greenhouse gas reduction projects to obtain reduction credits, thereby increasing forest coverage and enhancing forest carbon sinks.

114.01.08 修正「國有非公用土地設定地上權作業要點」

放寬指定產業公開招標案屬舉辦社會、文化、教育等公共福利或慈善救濟事業使用，適用權利金占土地市價二成至七成規定之投標人資格；增訂執行機關公開招標案之無償委託管理契約受託人符合一定條件下，得向執行機關申請終止契約，並繳交履約管理費用。

Amended the "Operation Directions for Establishment of Superficies on National Non-public Use Land"

Relax The eligibility requirements for bidders have been relaxed in public tender cases involving designated industries for social, cultural, educational, and other public welfare or charitable uses to allow the application of a superficies royalty rate of 20% to 70% of the land's market value. Furthermore, a provision was added stipulating that the trustee of a gratuitous entrusted management contract in a public tender case conducted by the executing agency may, under certain conditions, apply to the enforcement agency to terminate the contract and pay performance management fees.

113.10.28 修正「國有非公用不動產租賃作業程序」

簡化出租機關驗證立書人親自到場應備文件，達到簡政便民效果；另配合國有非公用不動產出租管理辦法第 18 條第 2 項、第 20 條第 2 項本文後段規定，原承租人可簽訂適用農業發展條例之農作地、畜牧地或養殖地租約，免再經查註及公告與受理申請程序，大幅簡化申租作業流程，保障原農民權益，並促進國有耕地有效利用。至國有出租造林地租金計收基準，配合中央林業主管機關為一致性規範，依林木採伐施業方法，按核准面積定額計收，簡化計價流程，以加速租地造林人申請採伐林木之作業流程。

Amendments to the "Operation Directions for Leaseholds of National Non-public Use Real Estate"

The amendments simplify the documentation required for verifying the presence of lease signatories, achieving the goal of streamlined and user-friendly processes. In alignment with Paragraph 2 of Article 18, and Paragraph 2 of Article 20 of the "Regulations for Leasing of National Non-public Use Real Estate," the original lessees can renew leases for agricultural, livestock, or aquaculture lands under the Agricultural Development Act without undergoing re-inspection, public announcements, or application procedures. These revisions significantly simplify the leasing process, protect the rights of original farmers, and enhance the effective utilization of national farmlands. Regarding the rental calculation standards for leased national afforestation lands, the amendments ensure consistency with the central forestry authority's guidelines. Rent is now calculated on a fixed rate based on the approved area and the prescribed silvicultural logging enforcement regulations, streamlining the evaluation process and accelerating the application procedures for afforestation leaseholders seeking silvicultural logging approvals.



招標訊息 / ITT (Invitation to tender) related information



標售不動產

Sale of real estate by tender



標租不動產

Lease of real estate by tender



招標設定地上權

ITT for the establishment of superficies

政令宣導 / Announcement of decrees



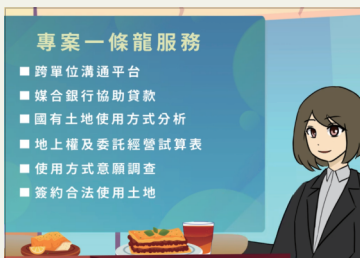
本署防範詐騙宣導專區官網網址

Webpage for the specialized anti-fraud education zone on the NPA's official website
<https://www.fnp.gov.tw/multiplehtml/a4918260e376415c8cf1ad59c8f487e8>



攜手承租人共同防治登革熱

Working Together with Tenants to Prevent Dengue Fever



公私協力打造臺北行義路溫泉區新風貌

Public-Private Partnership to Create a New Look for the Xingyi Road Hot Springs Area in Taipei



國有土地招標設定地上權推動長照產業

Promoting the Long-Term Care Industry through Public Tendering for the Establishment of Superficies Rights on National Land