

ANTIQUITIES ADVISORY BOARD

Minutes of the 201st Meeting
on Thursday, 8 June 2023 at 2:30 pm
at Conference Room, Hong Kong Heritage Discovery Centre
Kowloon Park, Haiphong Road, Tsim Sha Tsui, Kowloon

Present: Prof SO Cheung-tak, Douglas, BBS, JP (Chairman)
Prof CHAN Ching, Selina
Prof CHEUNG Sui-wai
Ms CHEUNG Tih-lin, Vanessa
Prof CHU Hoi-shan
Mr FU Chin-shing, Ivan, MH, JP
Mr HO Kui-yip, MH, JP
Mr IP Chung-man, Tony, MH
Prof LAM Weng-cheong
Dr LEE Ching-yee, Jane, JP
Prof LI Chi-miu, Phyllis, BBS
Ms SEE Sau-mei, Salome
Mr SHUM Ho-kit, BBS, JP
Mr SU Yau-on, Albert, MH, JP
Miss YEUNG Wing-shan, Theresa
Ms YIP Ka-ming, Alice

Ms Shirley YEUNG (Secretary)
Senior Executive Officer (Antiquities and Monuments) 2
Antiquities and Monuments Office

Absent with Apologies: Mr CHAN Chun-hung, Vincent
Mr TSANG Chiu-tong, Brian
Dr YEUNG Wai-shing, Frankie, BBS, MH, JP
Mr YUEN Siu-bun, Edward

In Attendance: Development Bureau

Ms Angela LEE, JP
Deputy Secretary for Development (Works) 1 [DS(W)1]

Mr Ivanhoe CHANG
Commissioner for Heritage [C for H]

Mr Ben LO
Chief Assistant Secretary (Works) 2 [CAS(W)2]

Miss Clarissa WAN
Assistant Secretary (Heritage Conservation) 3 [AS(HC)3]

Mr Eddie WONG
Senior Executive Manager (Heritage Conservation)
[SEM(HC)]

Ms Josephine YU
Secretariat Press Officer (Development) [SPO(DEV)]

Antiquities and Monuments Office

Ms Fione LO
Executive Secretary (Antiquities and Monuments)
[ES(AM)]

Ms Susanna SIU, MH
Chief Heritage Executive (Antiquities & Monuments)
[CHE(AM)]

Mr Albert YUE
Senior Architect (Antiquities & Monuments) 1 [SA(AM)1]

Ms Teresa LEUNG
Senior Architect (Antiquities & Monuments) 2 [SA(AM)2]

Ms Teresa LO
Curator (Historical Buildings) 2 [C(HB)2]

Miss Beatrice WONG
Curator (Historical Buildings) 3 [C(HB)3]

Architectural Services Department

Mr Alan SIN

Assistant Director (Property Services) [AD(PS)]

Planning Department

Miss Winnie LAU

Assistant Director of Planning / Metro [AD/M]

Opening Remarks

The Chairman welcomed Members and government representatives to the meeting.

**Item 1 Confirmation of Minutes of the 200th Meeting held on 9 March 2023
(Board Minutes AAB/1/2023-24)**

2. The minutes of the 200th Meeting held on 9 March 2023 were confirmed without amendment.

**Item 2 Matters Arising and Progress Report
(Board Paper AAB/6/2023-24)**

3. ES(AM) briefed Members on the progress of the major heritage conservation projects from 1 February 2023 to 15 May 2023 as detailed in the Board Paper, including major preservation, restoration and maintenance of historic buildings projects, and CHE(AM), with the aid of powerpoint, briefed Members on those regarding archaeological work and educational and publicity activities.

4. CHE(AM) took the opportunity to share with Members the follow up actions taken by the Antiquities and Monuments Office (“AMO”) in response to Members’ suggestions on the promotional work given in the last meeting. For instance, AMO had established a direct communication channel with the Hong Kong Tourism Board (“HKTB”) on promoting built heritage: the promotional trailer of the “In Virtual of Heritage” which was currently staged at the Hong Kong Heritage Discovery Centre would be shown at the Kowloon Visitor Centre of

HKTB for promoting to visitors; AMO would provide the media / social media posts and information to HKTB for further promotion. Regarding promotion of local heritage, AMO had partnered with the Hong Kong Cable Television Limited for production of heritage stories concerning Causeway Bay and Tai Hang which had been broadcast in March and April 2023. Besides, AMO had invited three experts from the National Centre for Archaeology to present a series of talks on “The Maritime Trade of the Song-Yuan Period” for enhancing public knowledge on heritage.

5. C for H supplemented that Haw Par Mansion (Grade 1) would be reopened on 9 June 2023 for the public to visit by appointment through guided tours to be held from Fridays to Sundays and on public holidays. Since the announcement of the reopening, overwhelming interest in the guided tours had been received.

Item 3 Declaration of Two Historic Buildings as Monuments (Board Paper AAB/7/2023-24)

6. The Chairman said that the following two items were proposed for declaration as monuments, among which item (ii) was visited by Members on 2 June 2023:

- (i) Tin Hau Temple, Joss House Bay, Sai Kung, New Territories, Grade 1 (Serial No. 70); and
- (ii) No. 51 Bridges Street, Sheung Wan, Hong Kong, also known as Chinese YMCA of Hong Kong, Grade 1 (Serial No. 85).

He thanked the Chinese Temples Committee (the management organisation of the Tin Hau Temple) and the Chinese YMCA of Hong Kong (the tenant of No. 51 Bridges Street, Sheung Wan (the “Chinese YMCA Building”)), for their support for the intended declaration of the two historic buildings.

7. C(HB)2 briefed Members on the heritage values of the Tin Hau Temple and the Chinese YMCA Building with the aid of videos and powerpoint.

Tin Hau Temple, Joss House Bay, Sai Kung, New Territories, Grade 1 (Serial No. 70)

8. In response to the Chairman's enquiry on the means of transport to the Tin Hau Temple, C(HB)2 replied that public transportations were available, for example, the public could take minibus from Po Lam Station to Po Toi O to get to the temple while waterborne transport was only available during Tin Hau Festival.

9. Mr HO Kui-yip supported the proposed declaration in view of the high heritage value and well-preserved condition of the Tin Hau Temple. He enquired about the colour difference of the temple's incense pavilion as noticed from the photos taken in 1984 and 2003 respectively. Besides, he asked whether the proposed monument boundary could be expanded to include the podium in front of the temple, considering the interrelationship between the surrounding and the temple.

10. C(HB)2 replied that a paint analysis could be conducted in order to trace its original colours. As for the proposed monument boundary, the podium in front of the temple had not been included as it was built at a later stage.

11. Mr HO Kui-yip further commented that the expansion of the proposed monument boundary to the podium of the Tin Hau Temple might help protecting the environs for better management.

12. Prof Phyllis LI supported the proposed declaration. However, she wondered if the podium in front of the Tin Hau Temple, including the two green joss-paper burners thereat, formed part of the temple compound.

13. Prof LAM Weng-cheong supported the proposed declaration considering the importance of the Tin Hau Temple in telling the early development of Hong Kong. He highlighted that the temple itself and the rock inscription at Joss House Bay (a declared monument) situated behind the temple were interrelated in the historical context. In addition, he was of the view that the historical significance of South Fat Tong Mun should also be recognised.

14. ES(AM) responded that the research on the Tin Hau Temple had covered the rock inscription at Joss House Bay, and the historical association of the rock inscription and the temple. With regard to the proposed monument boundary, the podium in front of the temple was not included as it was expanded in 1972 and 1973. Moreover, the materials used for building the podium had been later

replaced as seen in the photo of 1980. The two green joss-paper burners on the podium were also not the original ones. Nevertheless, given that under the established heritage impact assessment (“HIA”) mechanism, all new capital works projects were subject to the requirement to undergo HIA for assessing impacts arising from the implementation of such projects on heritage sites located within the project boundary or in its vicinity, the temple and its immediate environs would be duly protected under the HIA mechanism.

15. Prof CHU Hoi-shan supported the proposed declaration. He remarked that the front podium was considered curtilage of the Tin Hau Temple in architectural term. Notwithstanding the protection available under the HIA mechanism, he wished to explore ways for protecting the curtilage of declared monuments in the long run considering that development thereat might block some of their character-defining elements, e.g. the front elevation of the Tin Hau Temple for this case. He also suggested planning for the provision of ancillary facilities (e.g. a covered rampway) for ease of access by visitors with disabilities.

16. Mr Ivan FU opined that the architectural components of the building part of the Tin Hau Temple were much more impressive than those on the podium in front of the temple. He wished that the latter could be refurbished upon declaration of the temple as monument to enhance its overall appearance.

17. Mr Albert SU supported the proposed declaration as well as the proposed monument boundary. He remarked that from his experience in operating temples, the management of the temple’s podium, particularly the two joss-paper burners thereat, would be difficult if they were included in the monument boundary. For example, whether the two joss-paper burners could still be used during festive occasions as burning would cause damage to them, and the extent of preservation of them would be hard to be determined. He therefore considered that the proposed monument boundary was appropriate. Besides, he pointed out that the management party should have the responsibility and awareness to preserve well the declared monuments including their surroundings. It would be ideal to strike a balance between preservation and daily management of the temple.

18. With no further view, the intended declaration of the Tin Hau Temple as monument under section 3(1) of the Antiquities and Monuments Ordinance (Cap. 53) was recommended by the Board.

No. 51 Bridges Street, Sheung Wan, Hong Kong, also known as Chinese YMCA of Hong Kong, Grade 1 (Serial No. 85)

19. Mr SHUM Ho-kit supported the proposed declaration, adding that he was particularly impressed by the authenticity of the Chinese YMCA Building of which its general appearance, wok-shaped running track and indoor heated swimming pool were all retained or in use until now since its establishment over 100 years ago. The Chairman echoed that wok-shaped running track was indeed a pioneering design in that period.

20. Mr Tony IP, being the Director of YMCA of Hong Kong, wished to make note that he had no direct conflict of interest in this discussion item as YMCA of Hong Kong and Chinese YMCA of Hong Kong were two individual associations although they were both part of the YMCA movement. He supported the proposed declaration. However, considering that the wok-shaped running track was currently not suitable for use given the addition of certain air duct and fire safety provisions as well as its non-compliance with prevailing standard of railing height and structural condition of the running track, he raised that it would be worth considering whether the running track should be maintained as-is or restored so as to allow public enjoyment and appreciation of its historical value. He also opined that the current usage of the Chinese YMCA Building as sheltered workshop and hostel services should be continued after it was declared a monument.

21. In response to the Chairman's enquiry, C(HB)2 said that the Chinese YMCA Building was open to the public for visits during specified opening hours. Its current usage would not be affected upon its declaration as monument.

22. Ms Alice YIP supported the proposed declaration. She was impressed by the dual function design concept for the indoor gymnasium with the presence of wok-shaped running track. Regarding the current use of the gymnasium as a storage area and sheltered workshop, she expressed that appropriate planning could be explored for making better use of it. In addition, she suggested that the gymnasium could be the starting point of guided tours.

23. C(HB)2 remarked that the design concept of the indoor wok-shaped running track originated from western countries with an aim to facilitate physical training in cold and snowy weather. It had once been used as a venue for training athletes in the past.

24. Prof Phyllis LI commented that the architecture and facilities of the Chinese YMCA Building were special. It used to serve as a community hub in the Tai Ping Shan area providing different sports facilities. Other facilities in its vicinity such as hospital and market were also considered modern facilities at that time. The provision of such community facilities reflected the historical development of the Chinese community a hundred years ago and such contributions were commendable. She supported making better use of the facilities of the Chinese YMCA Building for manifesting its historical value to the public and enhancing the ambience of the Tai Ping Shan area.

25. Ms Vanessa CHEUNG supported the proposed declaration. She suggested organising thematic heritage tours to arouse the community's interest. For example, a sports- and wellness-themed heritage tour might be explored. Besides, she wished that the Chinese YMCA of Hong Kong could be encouraged and empowered through the declaration of the Chinese YMCA Building as monument to further promote the missions of the YMCA. The Chairman echoed, sharing that Confucius Hall in Causeway Bay (Grade 1) and the Chinese YMCA Building had similar historical background. The idea of grouping historic buildings which bore some resemblance into thematic tours was worth exploring further.

26. Mr HO Kui-yip appreciated the design and very well-preserved condition of the Chinese YMCA Building. He wished that the Government could explore how the building could be better used to enhance the functions or values inside for appreciation by the public.

27. Prof CHEUNG Sui-wai considered that the provision of sheltered workshop at the Chinese YMCA Building should be continued after its declaration as monument in order to demonstrate how people from all walks of life could enjoy historic buildings and thus reflect its social value.

28. In response to Members' comments, ES(AM) remarked that monument declaration would not affect the ownership, usage and management of the historic buildings concerned. Besides, she said that it would require considerable upgrading works in order to restore the original function of the wok-shaped running track to the prevailing standards for sports facilities, hence it had to be considered carefully. Notwithstanding this, AMO would continue to collaborate with the Chinese YMCA of Hong Kong to organise more in-depth guided tours upon monument declaration with a view to enhancing public understanding of the monument as far as practicable.

29. With no further view, the intended declaration of the Chinese YMCA Building as monument under section 3(1) of the Antiquities and Monuments Ordinance (Cap. 53) was recommended by the Board.

**Item 4 Heritage Impact Assessment in respect of Activity Centre for the Promotion of Chinese History and Culture in Kowloon Park
(Board Paper AAB/8/2023-24)**

30. The Chairman welcomed the following representatives of the Leisure and Cultural Services Department (“LCSD”), the Architectural Services Department (“ArchSD”), and the project and heritage consultant (the “Project Team”) to the meeting to present the HIA of the proposed works to convert Block 58 of Former Whitfield Barracks (“Block 58”), a Grade 1 historic building, into an activity centre (the “Activity Centre”) for the promotion of Chinese history and culture in Kowloon Park of Tsim Sha Tsui (the “Project”):

- (i) Mr NG Chi-wo
Museum Director (Museum of History), LCSD
- (ii) Mr Donald LEUNG
Senior Architect / 11, ArchSD
- (iii) Ms Fanny ANG
Director of ANG Studio Limited

31. With the aid of powerpoint, Mr NG Chi-wo introduced to Members the background and objectives of the Project. Ms Fanny ANG showed Members the location as well as the historical, contextual and architectural significances of the Project. Mr Donald LEUNG elaborated on the design proposal of the Project. Ms Fanny ANG further explained the scope of the proposed works, the possible impacts on Block 58 and the proposed mitigation measures.

32. Mr HO Kui-yip commented that Block 58 was surrounded by vegetation which had blocked the views of most of the building and was glad to note that the elevation of the building would be better revealed after the proposed works was carried out. Nevertheless, he noted that the proposed new annex building, with provision of building services installations (e.g. water tanks and pump rooms) and a connecting pathway to Block 58, to be added to the northwest of Block 58 might block a large part of the rear portion of the building visually when viewing from

the courtyard perspective. He wondered if the area for housing those building services could be adjusted so as to leave more space for the connecting pathway and reveal Block 58 more for appreciation by the public. Besides, he understood the need to cover up the existing timber floor system for fulfilling the prevailing fire safety requirements. He wished the salvaged materials could be appropriately reused somewhere in the Activity Centre.

33. Mr Ivan FU said that the design proposal of the Project blending old and new elements looked good. He suggested making use of low carbon materials and energy efficient technologies in the proposed works to enrich the stories of the Project in the future.

34. Miss Theresa YEUNG supported the design proposal of the Project. She said that it would be great to have a fuller view of Block 58 revealed and the history of Hong Kong with the Chinese history and culture linked up through the Project. She suggested engaging the public through object-based learning at the Activity Centre (e.g. by organising interactive activities and docent tours) capitalising on the prime location of Block 58 on Canton Road where many locals and tourists would pass by. She also suggested monitoring the health condition of the trees in the vicinity.

35. Prof Phyllis LI appreciated the design proposal of the Project. However, she suggested simplifying the design of the proposed new annex building to avoid diverting the attention from the horizontality of Block 58 and minimise the heritage impact.

36. Prof CHU Hoi-shan considered that Block 58 formed a totality with other buildings of the Former Whitfield Barracks. He commented that the design proposal of the Project was thoughtful as it would create an axis to link up Block 58 and Blocks S61 and S62 by the proposed connecting pathway. He suggested that the flooring of the connecting pathway to be made wider for enhancing the visual clues on these buildings. Also, he suggested enhancing the entry path on Kowloon Park Drive to guide visitors to the compound as well as exploring the feasibility of unlocking the gate at Haiphong Road for accessing to the Activity Centre so that the public could appreciate the façades of Block 58 in the future.

37. In response to Members' comments and enquiries above, Mr Donald LEUNG replied that the Project Team would try its best to handle the vegetation problem in consultation with green groups and tree concern groups. With regard to the proposed new annex building, its volume would be reviewed upon finalising

the layout of housing the building services installations with a view to setting the building back from Block 58 as far as practicable for allowing more exposure of the latter. As for the building materials, those removed would be salvaged as far as practicable and the Project Team would explore ways for displaying them for heritage interpretation. Regarding the suggestion on widening the connecting pathway when linking up Block 58 and Blocks S61 and S62, the Project Team would take this into account, notwithstanding the tree restriction, and explore feasibility to this end. He further explained that the ground and first floors of the Activity Centre connecting to those of the proposed new annex building could facilitate the visitor flow to HDC.

38. In response to Dr Jane LEE's enquiry on the operation mode of the Activity Centre, Mr NG Chi-wo said that there would be heritage interpretation areas in the Activity Centre for interpreting the stories of Block 58 (e.g. the restoration of historic relics and artefacts) and the linkage between Block 58, Blocks S61 and S62, and Block S4 of the Former Whitfield Barracks (i.e. currently Health Education Exhibition and Resource Centre) (Grade 1), as well as demonstrating the Chinese history and culture by means of object-based learning (e.g. through exhibition of collections of historical objects). Docent tours would be organised for the public and schools. Activities would be explored to be held during specific festive occasions to tie in with the Chinese culture.

39. Ms Salome SEE supported the design proposal of the Project, opining that the modern design of the proposed new annex building would make a good contrast with Block 58 and Blocks S61 and S62, while at the same time blend well with the old architectures.

40. The Chairman enquired about the timeline for completion of the Project. Mr Donald LEUNG said that the Project would commence in 2024 with an aim to complete by 2027.

41. With no further views from Members, the Chairman concluded that the Board endorsed the HIA report and the proposed mitigation measures. He wished that the Project Team would take Members' comments into account. Further consultation with the Board regarding the Project was not required.

Item 5 Assessment of Historic Buildings (Board Paper AAB/9/2023-24)

Confirmation of Proposed Grading Endorsed at the Last Meeting

42. ES(AM) recapped that the Board had endorsed the proposed grading or no grading of the following seven items at the meeting on 9 March 2023:

- (i) No. 190 Nathan Road, Tsim Sha Tsui, Kowloon, Proposed Grade 2 (Serial No. 653);
- (ii) Wan Chai Fire Station, No. 435 Hennessy Road, Wan Chai, Hong Kong, Proposed Grade 2 (Serial No. N396);
- (iii) Ex-Office Building of Sha Tin Rural Committee, No. 248 Pai Tau, Sha Tin, New Territories, Proposed Grade 3 (Serial No. N397);
- (iv) No. 113 Bonham Strand, Sheung Wan, Hong Kong, Proposed Grade 3 (Serial No. N333);
- (v) No. 20 High Street, Sai Ying Pun, Hong Kong, Proposed Grade 3 (Serial No. N355);
- (vi) Chung Chi College, Staff Quarters E, The Chinese University of Hong Kong, Sha Tin, New Territories, Proposed No Grading (Serial No. N424);
and
- (vii) Chung Chi College, Staff Quarters F (Inter-University Hall), The Chinese University of Hong Kong, Sha Tin, New Territories, Proposed No Grading (Serial No. N425).

43. ES(AM) reported that a one-month public consultation on the proposed grading or no grading of the above seven items had been conducted from 29 March to 29 April 2023. A total of 17 written submissions had been received during the public consultation period, among which one supported the grading of all the seven items whereas the other 16 considered that No. 190 Nathan Road deserved preservation and some opined that it should be given a Grade 1 status. These 16 submissions mainly expressed that (i) No. 190 Nathan Road was of historical value as it was related to Hong Kong's resistance against Japanese aggression; (ii) the architecture of No. 190 Nathan Road with verandahs and rounded ends at each floor level was rare and of significance for Tsim Sha Tsui; (iii) the alterations of No. 190 Nathan Road were unavoidable given its long history, but some architectural features (e.g. verandahs) were still retained notwithstanding, yet the

assessment of the heritage value of No. 190 Nathan Road had placed emphasis on its authenticity; and (iv) No. 190 Nathan Road was of group value with other historic buildings of the Japanese occupation period in Tsim Sha Tsui. All 17 written submissions had been provided to Members before the meeting.

44. ES(AM) recapped that the Board had thorough discussions on the proposed grading of No. 190 Nathan Road with regard to the established six assessment criteria, i.e. (i) historical interest; (ii) architectural merit; (iii) social value and local interest; (iv) group value; (v) authenticity; and (vi) rarity, at its meetings on 8 December 2022 and 9 March 2023. The Board deliberated at the last meeting that No. 190 Nathan Road was of relatively low authenticity but with high historical value, and thus endorsed adjusting its grading from Grade 3 to proposed Grade 2.

45. ES(AM) briefed that the independent Historic Buildings Assessment Panel (“HBAP”), after reviewing all the 17 written submissions, maintained the proposed grading of No. 190 Nathan Road as proposed Grade 2 as the submissions did not provide any new information on its heritage value.

46. The Chairman said that he had gone through all the written submissions and thanked for the public views. He asked if Members had any further comments after reviewing all the submissions.

47. Mr Ivan FU, having reviewed the case on No. 190 Nathan Road, supported maintaining the proposed grading of the building as proposed Grade 2 in accordance with the prevailing assessment criteria. However, he viewed that the written submissions might pose an impetus to explore future enhancement of the grading assessment criteria.

48. Mr HO Kui-yip, after reviewing all the written submissions, appreciated the public for pointing out the historical values of No. 190 Nathan Road of which the Board shared the same views. However, given that the building had gone through extensive alterations over the years, he considered that the proposed Grade 2 status for No. 190 Nathan Road, being benchmarked against the six assessment criteria which were applied to the assessment of heritage value of all historic buildings in Hong Kong, was appropriate and a prudent assessment. He remarked that the grading system was administrative in nature, and wished that the owner would preserve No. 190 Nathan Road as far as possible. Prof CHU Hoi-shan echoed.

49. The Chairman remarked that No. 190 Nathan Road was of heritage values to a certain extent. The Board paid a site visit to the building on 5 December 2022, and both the Board and HBAP had gone through all written submissions and undergone thorough and prudent discussions when assessing the heritage values of the building. He emphasised that the heritage values of the building were considered based on the overall assessment of all the six established assessment criteria, same as that for other historic buildings in Hong Kong. Also, he stressed that the grading system was administrative in nature aiming to provide an objective basis for assessing the heritage value of historic buildings. Regardless of the grading status (Grade 1, 2 or 3) of No. 190 Nathan Road, it would not affect the ownership, usage, management and development rights of the building. In this connection, he wished that the owner of No. 190 Nathan Road would preserve the building as far as possible, and consider “preservation-cum-development” options.

50. After deliberation, Members unanimously supported the confirmation of the proposed Grade 2 status for No. 190 Nathan Road (Serial No. 653), as well as the proposed grading or no grading for the other six items listed in paragraph 42 above.

Review of Grading

The Residence of Tang Pak Kau, No. 20 Tsz Tong Tsuen, Kam Tin, Yuen Long, New Territories, Proposed Grade 1 (Serial No. 612)

51. C(HB)2 reported that the Residence of Tang Pak Kau (the “Residence”) was accorded Grade 3 by the Board on 21 December 2010. In March 2023, the owner of the Residence submitted a written request to AMO, appealing for a review of the grading of the building as he considered that the coexistence of Chinese and western architectural styles of the building had not been taken into account when assessing the heritage values of the Residence and the assessment thus could not reflect the building’s architectural values. After scrutinising the information provided by the owner, AMO considered the information reliable and had not been taken into account when the Residence was graded previously. Thus, AMO had carried out further research on the Residence in accordance with the established grading mechanism and reported the findings to HBAP. After inspecting the building and reviewing its heritage value, HBAP recommended upgrading the grading of the Residence from Grade 3 to proposed Grade 1.

52. With the aid of video and powerpoint, C(HB)2 briefed Members on the heritage values, the current condition and the proposed grading of the Residence.

53. Mr SHUM Ho-kit shared with Members that he was grown up in Tsz Tong Tsuen of Kam Tin and thus he was very familiar with the place. Based on his memory and the photos of the Residence, he opined that the building was very authentic as its current appearance was almost the same as in the old days. He commented that TANG Pak-kau was one of the key leaders and the first appointee as Justice of the Peace in the New Territories when the place was under the British rule. TANG Pak-kau also represented the Tangs of Kam Tin in petitioning the British government to return the seized iron gates of Kat Hing Wai, a historic place in the vicinity of the Residence. Besides, the interior of the Residence had distinctive characteristics and the watchtower for defence purpose was also a special architectural feature at the Residence. All in all, he supported upgrading the grading of the Residence to proposed Grade 1. The Chairman echoed, adding that Members visited the Residence as well as Kat Hing Wai on 2 June 2023. He recalled that Members and he were also impressed by the coexistence of Chinese and western architectural elements inside the Residence and they had been retained in a very good condition since the 1930s until today.

54. Mr Tony IP supported upgrading the grading of the Residence to proposed Grade 1. Apart from the significance of TANG Pak-kau's contributions to the community, the well-retained fine details of building fabric and finishes inside the Residence, such as the red and green terrazzo and the decorative carvings in the bedroom, had displayed fine workmanship and high level of authenticity. All these proved worthwhile to upgrade the grading of the Residence.

55. Dr Jane LEE supported the proposed grading adjustment, and suggested exploring feasibility to organise docent tours for the public to visit the Residence. ES(AM) explained that the building was currently being used as a private residence. However, she understood from the owner that he was pleased to share the historical information about the Residence with AMO. Hence, AMO would explore ways to collaborate with the owner in promoting the Residence.

56. Prof Phyllis LI supported the proposed grading adjustment. She viewed that it was meaningful to see the Residence still being preserved in Kam Tin which allowed the public to understand the history of the Tang clan, one of the four great clans of the New Territories. Also, the historic places nearby, the significant historical incidents and the significant achievements of TANG Pak-kau had all enriched the history of Kam Tin. In addition, the inclusion of western

architectural features into the Chinese ones inside the Residence might represent a living style of the upper class in the old times.

57. Ms Salome SEE supported upgrading the grading of the Residence to proposed Grade 1, considering that the building had a lot of characteristics. She was also very impressed by the contribution of TANG Pak-kau in getting back the iron gates of Kat Hing Wai from the British government. The Chairman echoed, adding that the iron gates of Kat Hing Wai might add merit to the group value of the Residence.

58. With no further view, the Board endorsed the grading of the Residence as proposed Grade 1.

New Item for Grading Assessment

Battery Path Steps and Balustrades, Central, Hong Kong, Proposed Grade 2 (Serial No. N4)

59. With the aid of video and powerpoint, C(HB)3 briefed Members on the heritage values, the current condition and the proposed grading of the Battery Path steps and balustrades.

60. Ms Alice YIP said that the steps and balustrades of Battery Path had many unique architectural features and suggested installing QR code check-points thereat, similar to those installed at Duddell Street Steps and Gas Lamps in Central (a declared monument), so that the public could better appreciate their heritage values.

(Ms Vanessa CHEUNG left the meeting at 17:48)

61. Dr Jane LEE and Prof CHU Hoi-shan supported the proposed grading for the Battery Path steps and balustrades. Prof CHU Hoi-shan wished that the lighting at Battery Path could be improved especially at night time in order to highlight the profile of the steps for appreciation by the public.

62. With no further view, the Board endorsed the grading of the Battery Path steps and balustrades as proposed Grade 2.

Item 6 Any Other Business

63. There being no other business, the meeting was adjourned at 6:01 p.m.

Antiquities and Monuments Office

September 2023

Ref: AMO/22-3/1