

## Historic Building Appraisal

### No. 120 Wellington Street, Central, Hong Kong

Wellington Street was named after Duke of Wellington (1769 – 1852), British Prime Minister 1828-30.<sup>1</sup> The land, on which the building at No. 120 Wellington Street is situated, formed part of a larger plot “IL No. 173”, which was first sold under a government lease at public auction in 1844. Three houses were built on IL No. 173 and their addresses underwent several changes in the late nineteenth century, i.e. before 1883, as Nos. 66, 68 and 70 Wellington Street; in 1883, renumbered as Nos. 100, 102 and 104; and in 1887 further renumbered as Nos. 116, 118 and 120 respectively.

In 1858, Thomas Ash Lane and Ninian Crawford (founders of Lane, Crawford & Co.)<sup>2</sup> bought the three houses.<sup>3</sup> On Christmas 1878, a great fire broke out in Central. It entirely swept away “Cochrane Street, Gutzlaff Street, Graham Street... and portions of Stanley Street, Wellington Street, Gage Street, Lyndhurst Terrace and Hollywood Road” (*The China Mail*, 26 December 1878), making the area “a mass of tottering walls and crumbling ruins”. The whole blocks of houses at Nos. 66, 68 and 70 (No. 120 since 1887) were described as “Burnt 25/26 Dec 78” in the Rates Book for 1879 and were exempted from payment of rates for the whole year of 1879.

In 1879, the whole IL 173 site was bought by Ho Chung-shang and Ho U-shang. In 1880, rates collection for the three houses, i.e. Nos. 66, 68 and 70 (No. 120 since 1887) Wellington Street was resumed;<sup>4</sup> moreover, an additional house was erected at the rear of the site (No. 2E Graham Street, which formed the remainder of IL173) in the same year. In 1881, Nos. 66, 68 and 70 were purchased by the same owner, while No. 2E Graham Street was sold separately.

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<sup>1</sup> Duke of Wellington was remembered as a war hero and conqueror due to his role as the commanding officer at the Battle of Waterloo in 1815 when Napoleon, Emperor of France, was defeated.

<sup>2</sup> Lane, Crawford & Co., now Lane Crawford Ltd., is one of the oldest department stores in Hong Kong. It was established in Hong Kong in 1850 by Thomas Ash Lane, reputed as a Scottish master of sailing ship trading in China from 1848, and Ninian Crawford, a London merchant. Lane, Crawford & Co. was first set up as ships’ chandler and store-keeper. It began to evolve into a department store in the 1890s.

<sup>3</sup> According to the Land Registry records, the three houses were bought by Thomas Ash Lane and Ninian Crawford, founders of Lane, Crawford & Co., in 1858. The three houses were later owned by Ninian Crawford, John Wingate MC Laren and William Frederick Lewis in 1871. According to Rates Books, however, the three houses were simply described as owned by Lane, Crawford & Co until 1879.

<sup>4</sup> Rates were collected for No. 70 Wellington Street in 1880, but without occupant. It was not until 1881 that No. 70 was occupied by Chan Nam Watches.

In 1882, the ownership of Nos. 66, 68 and 70 became divided: No. 66 was sold to Li Aki, whereas Nos. 68 and 70 were sold to Chan A-lam and Lam Mi-kin. According to land records, Chan A-lam owned Nos. 68 and 70 until 1903. During that period of time, a gold and silversmith shop “Chan Nam” was housed at No. 70 (renumbered No. 104 in 1883 and then No. 120 in 1887).<sup>5</sup>

From a photo taken near the junction of Graham and Wellington Streets in 1894<sup>6</sup>, it shows a signboard with “Chan Nam Gold and Silver Smith, Watch Maker & Engraver 鎮南” at the side elevation (facing Graham Street) of the building at No. 120 Wellington Street. It also shows that the building had an L-shaped metal balcony on the second floor running through the elevations facing Wellington Street and Graham Street. Another photo taken at the same location in 1906 depicting the corner of the building at the junction of Graham and Wellington Streets from the ground floor to the roof<sup>7</sup> shows not only the L-shaped balcony on the second floor (demolished), but also the pitched tiled roof (still remains). Traces of the fixing of the metal balcony and the windows of the building are still identifiable today.

From 1939 until 2008, a Lee family owned the premises until it was finally acquired by Urban Renewal Authority as part of a proposed redevelopment scheme. Wing Woo Grocery Shop (永和海味雜貨), which occupied the ground floor of No. 120 Wellington Street, was established by Kwan Kam-ming around the 1930s and continued as a grocery shop until 2009 (apart from the Japanese Occupation (1941 – 1945) when it was taken over by the Japanese and used as a salt and sugar depot).<sup>8</sup> It has been vacant since 2009.

<sup>5</sup> The history of this gold and silversmith can be traced back to the year 1876 when it was recorded in the Rates Book that “Chai Nam, S. Smith” was the occupant and Lane Crawford & Co. the owner of the present No. 120 Wellington Street. The shop was re-opened in around 1881 after the building was reconstructed after the fire. Rates records for the years 1896/97 to 1904/05 are missing.

<sup>6</sup> The photo was taken in about 1894 after the outbreak of the bubonic plague. It captures a team of plague inspectors in white uniforms. Source of photo: Wue, Roberta. *Picturing Hong Kong: photography 1855-1910*, New York, N.Y.: Asia Society Galleries in association with South China Printing Company, Hong Kong, 1997, p. 89.

<sup>7</sup> Chui, Jack and Wing Woo Concern Group, ‘120 Wellington Street, Former Wing Woo Grocery Shop: A Historic Building Appraisal and Recommendations’, Revision 1 on 2 March 2017, p. 3-4. The photo dated 1906 featuring on page 4 is from Mr KO Tim-keung as acknowledged by author.

<sup>8</sup> Tong, Wai-yan, Christine, ‘Documenting the historical and spatial significance of Wing Woo grocery and provisional shop’, Thesis (M. Sc), The University of Hong Kong, 2008, p. 9.

The building is a typical example of Hong Kong shophouse (*Tong Lau*) **Architectural Merit** of early period. It is 3-storey high with a narrow frontage to Wellington Street and was a corner building. Its main walls were built of grey bricks and rendered in lime plaster. It has a pitched double pan-and-roll tiled roof as main roof with a small flat concrete roof at the rear. An access with steps for maintenance is still retained on the tiled roof, which is rarely found in urban areas nowadays. The building originally had projecting cantilevered balconies on the first and second floors but they were demolished. Its elevation facing Wellington Street has two tall windows with semi-circular arches and fanlights on each of the first and second floors. There was an access to the upper floors from the entrance on the side facing Graham Street. The old folding steel shutter of the grocery shop still remains on the ground floor.

Internally, the building housed Wing Woo Grocery Shop on the ground floor with a cockloft for storing merchandise and a kitchen at the rear part. No toilet accommodation was provided. The floors of the upper storeys were built of timber boarding which was laid on to square timber joists (with some older round fir joists still remain). Cement floor tiles<sup>9</sup> of simple floral patterns still exist on the first and second floors. The battens, purlins and underside of the tiles of the pitched roof still remain. The first and second floors were leased out separately for use as family living accommodation, which could be accessed directly from the ground floor on Graham Street by a flight of wooden stairs which were flanked by brick wall on the one side and wooden panels on the other. Since 2008, both the exterior and interior of the building had been supporting by heavy steel shoring.

No. 120 Wellington Street is now probably one of the oldest surviving examples of early Hong Kong shophouses, approximately built between 1880 and 1894. It bears witness to the bubonic plague which broke out in 1894 and provides evidence to illustrate the way of living of common Chinese people. Its exterior had been altered by the demolition of the projecting balconies at the first and second floors. Internally, there were no major alterations apart from repairs.

The building holds considerable social value, particularly amongst its **Social Value &**

**Rarity, Built Heritage Value & Authenticity**

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<sup>9</sup> The cement floor tiles in the building were always mistakenly referred as ceramic floor tiles. Cement floor tiles are made by coloured cement pressed in a mould under great pressure. No firing is required.

immediate neighbourhood, mainly due to the well-known grocery shop, Wing **Local Interest** Woo Grocery Shop where people purchased daily commodities as well as to socialise there. No. 120 Wellington Street had been a local land mark and a rare example of typical *Tong Lau* of the late nineteenth century. The building also illustrates the history of a typical early local grocery business: from its creation, through the Japanese Occupation, to its prosperous times in the 1960s, then to the era with competitions from supermarkets since the 1980s, until its eventual closure in 2009.

This building has lost some of its former group value due to the **Group Value** re-development of its adjoining areas, leaving it a unique example of old *Tong Lau* in the area. Nevertheless, it still shares a common heritage grouping with other shophouses nearby, namely No. 99F Wellington Street (Proposed Grade 2), and Nos. 123, 125 and 127 Wellington Street (all proposed Grade 1). It is also within walking distance of the former Central Police Station Compound, Central Magistracy and Victoria Prison (Declared Monuments) and No. 20 Hollywood Road (Proposed Grade 3).

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**Historic Building Appraisal**  
**Old Dairy Farm in Pok Fu Lam, Hong Kong**  
**– Cowsheds, Bull Pen and Paddocks**

The Old Dairy Farm in Pok Fu Lam was once an extensive complex of farm buildings erected by the Dairy Farm Company. The Dairy Farm was founded in 1886 when Dr Patrick Manson (a Scottish surgeon and a pioneer in the fields of hygiene and tropical medicine) persuaded five influential businessmen in the city, including Paul Chater, to invest in a local dairy farm. While in Hong Kong, Manson also spearheaded the founding of the Hong Kong College of Medicine, which in turn evolved into Faculty of Medicine of The University of Hong Kong. He was also a distinguished parasitologist and the first to state the hypothesis that the mosquito is the host of the malarial parasite and thus an active agent in diffusing the disease. The Dairy Farm Company's declared purposes were threefold: (i) to provide a regular supply of hygienic fresh milk for Hong Kong people; (ii) to reduce the price of cow's milk so as to make it affordable by the city's growing population; and (iii) to realize a profit for the company shareholders.

***Historical  
Interest***

The Old Dairy Farm occupied a 120-hectare hilly site in Pok Fu Lam, with an initial capital of \$30,000 and a herd of 80 dairy cows imported from America (and later from Australia, Scotland and Holland).<sup>1</sup> In spite of the hilly nature of the land, Pok Fu Lam was selected as the site for dairy farming for a number of reasons. First of all, Pok Fu Lam was isolated from the disease-ridden slums in Sheung Wan, but was only four miles away from the central district of Hong Kong Island. It was sloping seaward on a piece of land rising to 500 feet above sea level, making the site receive cool breezes which were especially important for dairy farming during the sub-tropical summer in Hong Kong.

The cows had to be kept as cool as possible if they were to stay healthy and produce the maximum quantity of milk. Heat, together with humidity, described by a farm manager of the Old Dairy Farm as "discomfort index", could adversely affect milk yield and breeding cycle. Furthermore, the location had a reliable water supply and good drainage. The site condition was good for the cows because cows consumed a lot of water every day; water was also required, for cleaning the cowsheds and the related buildings as well as dairy utensils.

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<sup>1</sup> Native buffaloes were poor milk providers. Their milk was very rich in fats and thus difficult to be digested. Ayrshires from Scotland and Holsteins (or Holstein-Friesians) from Holland, however, could produce a large yield of milk with a high percentage of butter fat. The milk from Holsteins was most easily digested and Holsteins was also a good butcher's animal.

In 1899, to prevent the spread of disease from one part of the herd to another, Granville Sharp, who had served on the Board of Directors of the Dairy Farm Company since 1886, initiated the idea of dividing the herd, instead of having it all in one group. By 1899, four octagonal cowsheds were in operation, and it was proposed to erect more. Following Sharp's initiative, the construction of segregated cowsheds in Sassoon Road commenced. In addition, each cowshed had its own separate team of workers, in order to reduce the risk of carrying diseases from one shed to another, and to facilitate isolation during any outbreak of disease. The farm was mainly composed of cowsheds, paddocks, silos, manure pits, living quarters for cowboys, etc. Silos were used to store surplus fodder during the summer and supplied as silage in the winter to the herd; whereas manure pits were for collecting cow manure for use as fertilizer. Manure was kept in the pits until it was ready to spread on the surrounding grassland as fertilizer. By 1910, there were 35 cowsheds on the Pok Fu Lam farm; and by 1955, the number had risen to 47. According to a study of the farm in 1957, about 50 cowsheds at the time were separated from each other by at least 100 yards. The business of the Dairy Farm was so prosperous that in 1936 it was reported to be the fifth or the sixth in the size of the herd in the world.

The outbreak of the Pacific War in 1941 paralyzed the Dairy Farm Company along with the rest of Hong Kong. During the Japanese Occupation (1941 – 1945), the farm was taken over by the Japanese troops; only several key staff members, including the farm manager and his assistant, the company's veterinary surgeon and an engineer remained on the farm. Milk was reserved for Japanese consumption, mainly for the military hospital; also to internment camps. 1,312 out of the 1,900 animals of the farm were shipped to various parts of Mainland China, including 200 cows to Guangzhou between 29 December 1944 and 12 July 1945, for providing fresh milk to the Japanese troops. By the end of the Japanese Occupation, the herd at Pok Fu Lam had only about 300 cows; many of them were in very poor condition as a result of malnutrition. After the war, farm buildings were repaired and dairy farming at Pok Fu Lam was revived. By the 1950s, Europeans and Indians were still the main consumers of fresh milk, although the number of Chinese customers was gradually increasing, among the wealthier and middle-class families. Schools, particularly army schools, The University of Hong Kong and hotels, all ordered for fresh milk.

In the post-war years, the government needed land for vast new housing projects in order to meet the drastic and huge increase in population. By the early 1960s, a large amount of farmland had been resumed by the government,

and residential developments began. Vast new housing estates, such as Baguio Villa, Wah Fu Estate, and Chi Fu Fa Yuen, were built on the original farmlands of some 300 acres. As a result, many Dairy Farm premises were abandoned or demolished. To meet the demand for milk, the supply was supplemented with the milk delivered by Dairy Farm's tankers from Kwong Ming Farm in Shenzhen every day. In 1981, a new business policy was established: core businesses were defined as retailing, wholesaling, food and ice manufacturing, and catering. It was for the first time in the company's history that dairy farming was excluded from mainstream business. In 1983, the Dairy Farm Company sold off the herd and more farmland was redeveloped for residential use.<sup>2</sup> The Old Dairy Farm buildings which still exist include a Senior Staff Quarters (Grade 1), a Main Office Building (Grade 2), a Cowshed (Grade 2) and other structures such as silos, manure pits, piggeries and paddocks.

Today, the existing structures of the Old Dairy Farm, which include structures, buildings, together with those graded historic buildings, are located near the Bethanie, Vocational Training Council (VTC), Pok Fu Lam Village, Baguio Villa, Chi Fu Fa Yuen, Wah Fu Estate, Queen Mary Hospital and Ebenezer School & Home for the Visually Impaired (心光盲人院暨學校).

The cowsheds were basically in two different shapes: (a) octagonal,<sup>3</sup> which was the earliest, or (b) rectangular which was built at a later stage. They were built of brick walls with reinforced concrete roofs as protection against fires, termites and typhoons. The rectangular-shaped cowshed was built to replace the octagonal cowshed as the latter required more space per cow and the former was more adaptable to the limited flat areas available on the hilly sites. The roofs of the cowsheds were constructed either (a) of a thin concrete skin which was reinforced with metal rods, and was of convex shape or (b) of a conventional pitched roof with iron sheet covering and including a "Jack Roof" above to provide additional lighting and ventilation. Both types overlapped the external wall for several feet on each side, so as to protect the animals from both sun and rain.

Inside the cowsheds, cows were kept in stalls facing the walls, with a ventilation hole in front of each. There were also windows in the long walls,

<sup>2</sup> The old farm lots roughly cover the present land bounded by Bisney Road and Sassoon Road as well as its adjoining piece of land bounded by Sassoon Road and Victoria Road, both below Queen Mary Hospital (Lot D.F.L No. 1); Baguio Villa and the land near Ebenezer School (Lot D.F.L. No. 2); the slope near the Vocational Training Council Pokfulam Complex and the land where Wah Fu Estate, Chi Fu Fa Yuen, Pokfulam Gardens and Bel-Air on the Peak (Lot D.F.L. No. 3) are now located, and the slopes near Pok Fu Lam Village (Lot D.F.L. No. 4).

<sup>3</sup> The octagonal form of cowshed was in use in the United States before the Dairy Farm was founded, and company's first herd of cows was imported from the United States.

which opened outwards and were fastened so as to allow easy opening from the outside, without disturbing the animals. Usually there were two rows of stalls in each cowshed. Each stall contained a trough for fresh water and the cowsheds were designed to enable frequent and convenient washing down, including a shallow gutter for collecting the excreta along the aisle of the stalls. The brick walls were cement-rendered internally, for easier scrubbing and washing down.

Cowsheds and paddocks were integral to each other. In the winter, cows were left in the paddock during the day for exercise and brought inside at night; in the summer, the reverse arrangement was made. To safeguard the sanitary conditions of the farm and the purity of the milk, cowboys had to observe strict instructions from the farm manager.<sup>4</sup> Additional instructions had to be observed before milking the cows.<sup>5</sup> The milk was regularly tested by both the Government Analyst and the Colonial Surgeon to ensure the quality was up to standard.

Today, only three intact or almost intact cowsheds (one of them has already been graded as Grade 2 historic building) have been found on the area of the Old Dairy Farm complex. The situation of paddocks is better, with some ten paddocks, although not in complete state, were found in the site.

The paddocks were located as close as possible to the cowsheds, in order to save the cows from walking too far, for fear of tripping, crushing or panicking; and the paving of any sloping paths leading to the paddocks was cut into grooves to prevent the cows from slipping. The sites for paddocks were reasonably levelled, if not, then the sloping sections needed to be levelled. The majority of trees on the selected site had to be removed to provide sufficient exercise space for the cows, although a few trees were retained to provide shade.

The perimeter walls of the paddocks was constructed of volcanic rock (fine to coarse ash tuff), laid in either a “random rubble” style or a higher quality and stronger (and more time consuming) “coursed rubble” style; the individual blocks were cut to a rough square shape and bedded in lime mortar. The height was normally not less than 1.5 metres. Where possible, the walls were built against an existing natural slope in the form of a “retaining wall”; otherwise they were built as freestanding structures and square stone piers were constructed for wide entrance gates into the paddock. There are narrow vertical openings in most of

<sup>4</sup> Instructions to the cowboys were written in Chinese and hung at every stall. Cowboys were also instructed orally.

<sup>5</sup> For instance, all cowboys had to wash their hands and change into clean white clothes upon entering dairy premises and before proceeding to work; cowsheds were washed three times a day, once a week with disinfectant and once a month with lime wash; cowsheds had to be cleaned out and all manure removed to manure pits before milking started.

the enclosing walls, probably for ventilation or to allow for easy erection of a temporary timber fence to segregate the cows (e.g. for examination, vaccination, etc.).<sup>6</sup> The walls of the paddocks were regularly maintained while the paddocks were in use, as witnessed by the repairs on the brickwork and cement mortar. Often concrete troughs for fresh water were usually located near the entrances of the paddocks.

### **Paddocks near Pok Fu Lam Village**

#### Paddock C3S (Serial No. 267)

Built before 1941, its enclosing wall was made of volcanic rock, squared and laid to courses. There are narrow vertical openings in the wall. A stone pier and low brick wall with rounded cement top in a corner of the Paddock still remain.

#### Paddock C15 (Serial No. 268)

Built before 1941, its enclosing wall, constructed of volcanic rock laid in “random rubble” style, is filled with greenery. Cement floor with shallow grooves still exists.

#### Paddock C7 (Serial No. N269)

Built before 1931, it paired up with cowshed “C7”; but the cowshed had been demolished. The volcanic rock rubble wall, with narrow vertical openings in it, is partially intact. A circular concrete water trough for animals still remains.

#### Cowshed with Paddock C34 (Serial No. N270)

This cowshed with paddock was built before 1932. Only the concrete stalls of the cowshed and the perimeter wall of the paddock constructed of volcanic rock laid in uncoursed random stones and, with some later repairs in cement mortar, still remain.

### **Paddocks and Bull Pen near Chi Fu Fa Yuen**

#### Paddock C31 (Serial No. N271)

Built before 1931, its enclosing wall is constructed of volcanic rock laid in “random rubble” style. Later repairs made in cement mortar can be seen. Concrete steps, on the exterior of the enclosing wall, which are still intact, gave access for cowboys to provide cow feed and for cleaning the area. The steps are necessary due to the height of the enclosing retaining wall.

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<sup>6</sup> Some people think that the vertical opening of the kind may be a “smoot” constructed to permit the passage of water through the wall, and in this case the smoot is located at the foot of the wall. Please see “Surviving Physical Heritage of Dairy Farm”, dated 19 July 2016, submitted by Chi Fu Fa Yuen Residents’ Association” via a letter dated 25 July 2016, p. 11.

Paddock C38 (Serial No. N272)

It was probably built between 1931 and 1941. A stone pier at the entrance gateway to the paddock still exists. The enclosing wall of the paddock, with narrow vertical openings in it, is built of volcanic rock laid in “coursed rubble” style, with a rounded top of cement mortar.

Paddock C20 (Serial No. N273)

Built before 1931, it adjoins a ramped passageway for the cows to go up to the paddock. The cement surface of the passageway was grooved to prevent the animals from slipping. The enclosing wall of the paddock, with narrow vertical openings in it, was built with large boulders of volcanic rock laid in “random rubble” style. Some stone steps to assist access over the wall by cowboys still remain. There is a doorway opening in the other section of the wall.

Paddock C15 (Serial No. N274)

Probably built between 1931 and 1941, the gateway with stone piers still exists. Its enclosing wall is of volcanic rock laid in “coursed rubble” style. There is evidence of later repair work by cement mortar. A cement skirting had also been made at the base of the wall.

Bull Pen with Paddock (Serial No. N275)

Probably built between 1931 and 1941 for cows to rest at night, in hot or rainy weather, the remains of the bull pen show that it comprised a large open paddock, approx. 300 sq. m., surrounded by a stone perimeter wall approx. 2m high; together with a small stone-built shed in one corner. The shed of the paddock had walls of volcanic rock (in large boulders laid in “random-rubble” style and was rendered in cement mortar), with stone steps for cowboys, a large window opening for ventilation (shutters are now missing), and protected by vertical steel security bars. But unfortunately there is little evidence of the original roof construction, apart from some large remnants of smooth pieces of cement, which indicates that the roof was likely constructed of thin curved reinforced concrete, as per the cowsheds. The perimeter walls had to be steep and solid enough to ensure cows could not jump out and injure themselves on the top of the wall. Some sections of the walls were even made sloping outwards and all tops of the wall had rounded cement copings.

Paddock C18 (Serial No. N276)

Built before 1931, its remains of the entrance with the stone piers still exist. Its entrance adjoins a track for cows leading up to the paddock. The cement surface of the track had been grooved to prevent cows from slipping. Near the entrance

is a small enclosure, which could have been used as a temporary bull pen. The enclosing wall is built of volcanic rock laid in “coursed rubble” style, with narrow vertical openings and a rounded top of cement mortar. A concrete water tank is still intact.

#### Paddock C32 (Serial No. N277)

Built before 1933, it is now in ruinous state, with only part of a volcanic rock perimeter wall, laid in regular courses, remains. There are also ruins of a red brick structure nearby, possibly a cowshed.

#### Paddock C17 (Serial No. N278)

Built before 1941, it once served Cowshed C17. No vertical opening in the wall is noticed; but a stone pier to the entrance gateway and the remains of two iron rings for fastening the gate (now missing) still remain, leaving traces of the paddock. The cowshed had gone, whereas a silo (Serial No. N289) still exists in close proximity.

#### Paddock C42 (Serial No. N279)

Probably built between 1931 and 1941, it is one of the largest remaining paddocks found in the old farm site. There are narrow vertical openings in the enclosing wall. A retaining wall made by large blocks of volcanic rock laid in ‘uncoursed random rubble’ style and sections of cut slopes form part of the paddock walls.

### **Paddocks near VTC**

#### Paddock 43 (Serial No. N280)

From a map printed during the Japanese Occupation, it shows a senior staff quarters. However, from a map of 1963, the same location was marked a cowshed with the number “43”. The paddock was, therefore, likely built between 1945 and 1963. Its perimeter (retaining) wall was built of volcanic stones which had been roughly “squared” and the outer surface smoothed, then laid into courses. A concrete water trough for cows runs along the wall. There are remains of an entrance to the Paddock.

#### Paddock C9 (Serial No. N281) and Cowshed 9B (Serial No. N282)

Paddock C9 was built before 1931. The number “C9” was marked on a map prepared by the Japanese to denote the location of this paddock during the Japanese Occupation. On the other hand, a cowshed is indicated on another map of the early 1940s (without cowshed number) and a map of the year 1963 (No. “9B”), at the same location but with different “footprints”. The existing

remains match with the layout of the structure shown on the 1963 map. It is, therefore, believed that Cowshed 9B is a reconstruction between 1945 and 1963.

Cowshed 9B was rectangular in shape and constructed of brickwork with cement rendering. The roof had collapsed and windows are missing; the other external wall is in a more dilapidated condition. A remaining corner of the building was built into a curved shape to avoid sharp angles as to prevent cows from scraping their skins when they moved around. Fresh air ventilators were provided at low level, with one of the metal covers (for rain protection) still exists. Inside the cowshed, only a single row of cow pens on one side wall, with the cow stall dividers made of pre-cast cement units, still survives. The long horizontal windows had metal frames and opened in an outward direction.

### **Cowsheds near Bisney Road, west of Queen Mary Hospital**

Cowshed and Paddock C12 (Serial No. N283) and Cowshed C11 (Serial No. N284)

These two rectangular design cowsheds, built before 1941, are in reasonable condition. They had pitched roofs, rather than curved roofs as the other cowsheds. Also, a “Jack Roof” (also known as “lantern light”), constructed above the main roof, was a later variant to provide additional ventilation and day light. But the original open long sides of the “Jack Roof” have now been blocked off. Remains of the paddock, with a stone pier to the entrance gateway, of Cowshed C12 (Serial No. N283) can still be seen. The three sliding metal shutters on the horizontal metal rails on the back elevation of Cowshed C11 (Serial No. N284) still exist.

### **Cowsheds near Ebenezer New Hope School**

Cowshed C10 (Serial No. 285) and Cowshed C11 (Serial No. 286)

The two cowsheds, built before 1941, are in ruinous state. Remains of red bricks, leaving marks of the rectangular design of the cowsheds, are identified. The remains exist on a foundation made by large blocks of volcanic rock laid in “coursed rubble” style.

### Ramp and Enclosing Wall to Cowshed C12 (Serial No. 287)

Cowshed C12, built before 1941, had been demolished. Only the ramp, with an enclosing wall along it and leading to Cowshed C12 remains. The wall was built of volcanic rock laid in “random rubble” style, with rounded cement top. A stone pier for the entrance to Cowshed C12 can be seen.

In the mid-1950s, there were 19 dairy farms, mostly run by Chinese and one ***Rarity and***

by Indian, mainly in Kowloon and two in Tsuen Wan, New Territories. They **Authenticity** were much smaller in scale than the Dairy Farm. Among them, The Kowloon Dairy Farm (九龍維記牛奶有限公司), established on Boundary Street in 1904 and relocated to Clear Water Bay in 1930, was the only dairy farm operated on a scientific basis comparable to the Dairy Farm in Pok Fu Lam.<sup>7</sup> In 1972, The Kowloon Dairy Farm was relocated to Yuen Long; and in 1984 it further moved to Guangzhou.

Trappist Dairy (十字牌鮮奶) is another well-known brand of fresh milk in Hong Kong but is much shorter in history than the Old Dairy Farm. It was firstly a small dairy farm operating under Trappist Monastery (神樂院) on Lantau Island in the early 1960s. It later expanded and moved to Yuen Long in the early 1980s and has then been running by Trappist Dairy Limited (神樂院牛奶有限公司).

The remains of cowsheds, a bull pen and paddocks at the Old Dairy Farm complex are examples of specialized structures to tell the development of dairy farming history, although they are in derelict states.

Dairy Farm was an important part of Hong Kong's history. It is a tale of **Social Value & Local Interest** men who developed a company not with the sole intent of making money, but with a commitment to help establish a thriving community in this part of the world. Today, more than 130 years since 1886, "Dairy Farm" is still a well-known brand of fresh milk for Hong Kong. The cowsheds, together with their adjoining paddocks, were important structures on the estate, because they housed and supported the company's greatest asset for milk production, which was the dairy herd and these animals relied upon the availability of large areas for healthy exercise.

The Old Dairy Farm provided jobs for villagers from nearby, like Pok Fu Lam Village.<sup>8</sup> Villagers worked as cowboys, watchmen and so on.

The surviving structures of the Old Dairy Farm at Pok Fu Lam include **Group Value** cowsheds, paddocks, silos, manure pits, piggeries, stream crossings, staff quarters and ancillary structures, although some of them are in poor condition. The farm site provides an example to show the agricultural industry in Hong Kong.

<sup>7</sup> Most of these farms were located in Diamond Hill and two in Tsuen Wan. Each of the farms at Diamond Hill owned only one or two cowsheds and kept an average of 40 cows. The two farms in Tsuen Wan had only one and two cowsheds respectively.

<sup>8</sup> The growth of the population of the village had led to the scarcity of cultivated land by the 1950s and subsistence farming could no longer be relied on as a means of living.

Other heritage buildings near the Old Dairy Farm include the Bethanie (Declared Monument), University Hall of The University of Hong Kong (the exterior is a Declared Monument), Jessville at No. 128 Pok Fu Lam Road (Grade 3), waterworks structures of Pok Fu Lam Reservoir (Declared Monument/ Grade 2/ Grade 3) and No. 97 Pok Fu Lam Village (Grade 3).

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