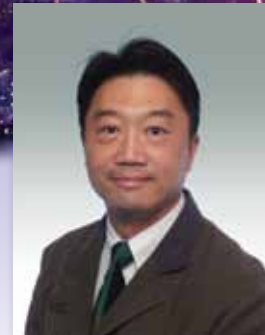




President Message

Dear Members,

Charles Chang
President



It is a great honour for me to be elected as President of The Hong Kong Institute of Clerks of Works (2013-2014). I would like to express my gratitude to every one of our members for their kind support and my sincere thanks to our Immediate Past President, Mr. HF Ng and all those who have served to the Institute before.

Having presented my Presidential Address in AGM 2013, I mentioned that, during my presidency, our Institution would focus on exploring ways of driving for advancement of our professionalism and raising the awareness of Clerk of Works duties throughout the daily operations within the construction industry in order to cater for the increasingly requests of competent site supervisory personnel as one of crucial factors for delivery of construction project. Furthermore, we would also emphasis on the promoting of the HKICW to the community as well as maintaining the relationships with other professional institutions/bodies.

On the other hand, we are very pleased to inform you that our HKICW has been appointed as an Advisor for Information Service Centre of Professional Studies (ISCOPS) for a term of two years from December 2013.



It is now my pleasure to wish you and yours a healthy & successful in 2014 as well as the upcoming of "Year of the HORSE".

Thank you.

Charles Chang
President





A.G.M.



Two days factory visit as jointly organized by : HKICW ,CASA & AIOB



Supporting organisation for CPD Seminar as organized by : AIB(HK) and BRE of HK PolyU



香港工程監督學會

THE HONG KONG INSTITUTE OF CLERKS OF WORKS

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Mr Lau Man Shing
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Editor of Journal

Thomas Hui

Public Relations Officer

Hok Lin

9 January 2014

Dear all HKICW members,

Re: New Council of Session 2013 to 2014

Please be informed that our AGM 2013 was successfully held on 12 December 2013 and the following members have been elected for session of 2013-2014.

President**	Chang Chung Tin, Charles	BAppSc MSc FHKICW
Past President	Liu Chow Wai, Rick	PdD CPM(HK) FHKICW
Immediate Past President	Ng Hung Fat	FHKICW
Senior Vice President**	Lai Chi Fung	BALT MSc MACLL MHKICW
Vice President**	Li Tak Hong, Dick	BSc(Hons) MBA MHKICW
Honorary Secretary**	Cheng Yiu Wing	MHKICW
Honorary Treasurer**	Yeung Wai Hung, Clement	MEM MHKICW
Editor of Journal**	Hui Tim Leung, Thomas	FHKICW
Public Relations Officer**	Liu Chow Wai, Rick	PdD CPM(HK) FHKICW
Exam. Board Chairmen*	Chan Tak Wah, Victory	BSc MSc MHKICW
Exam. Board Honorary Secretary*	Kwok Chun Kaung, Samuel	BAL PGDipSurveying MSc MHKICW
Council Member	Chan Man Kwong	MHKICW
Council Member	Cheung Ho Yin, Vincent	MHKICW
Council Member	Cheung Yuk To, Steve	MHKICW
Council Member	Cheung Yung Chi, Michael	FHKICW
Council Member	Fok Tak Hung, Tony	MHKICW
Council Member	Hung Po Lung, Ken	MHKICW
Council Member	Kung Hung Kwong	MHKICW
Council Member	Lee Siu Man, Simon	MHKICW
Council Member	Ng Hung Fat	FHKICW
Council Member	Shin Tze Shun, Jason	Honorary Member
Co-opted Member	Kwok Chai Chun, Teddy	MHKICW
Co-opted Member	Tam Siu Hung	MHKICW

Thank you for your contribution and we look forward to your continuing support to our new council in the coming year.

Yours sincerely,

Charles Chang
HKICW President



* Key Officers as held in 2013-2015
** Key Officers for the Council in 2013-2014

The Secretariat: Room 1409, 14/F., King's Commercial Building, 2-4 Chaffin Court, Tsimshatsui, Kowloon
Tel: 2845 7010 Fax: 2775 1261 Web site: www.hkicw.org Email: admin@hkicw.org

Date	Institution events and CPD activities
29 November 2013	Two days factory visit to manufacturers of ironmongery in Zhongshan and PVD coating factory in ShunDe as jointly organized by CASA & AIOB
6 December 2013	Supporting organization for CPD seminar on " What is the high-end properties development? What is the future prospect of the environmental tiles? 高端地產項目如何利用環保創意磁磚提升價值? " as organized by AIB(HK) and BRE of HK PolyU
12 December 2013	AGM 2013 & Annual Dinner cum Christmas Party
18 December 2013	Supporting organization for programme of " Heritage Practitioners Roundtable rising above Project Challenges " as organized by Construction Industry Council (CIC)
4 January 2014	Forum on Manpower Outlook of Hong Kong as organized by The Council of Hong Kong Professional Associations (COPA)





Assuring the Quality of the Increasing Volume of Heritage Projects – the Key Role for Clerks of Works

Lai Chi Pong

- Senior Vice President
BALMSc MACLL MHKICW

Hong Kong is the world's 9th largest trading economy and also one of the fastest growing cities in Asia. However, its heritage conservation achievements are far behind the pioneers in the world. In fact, there has been no dedicated policy for heritage conservation until the incidents of Star Ferry Pier and Queen's Pier in 2007.

Before that year, there was no comprehensive legal framework to administer heritage conservation. Though the Antiquities and Monuments Ordinance (Cap.53) was enforced in 1976, it is mostly intended to protect the archaeological objects and monuments. Moreover, there was no proper governmental organization with adequate statutory authority and technical expertise to plan, coordinate, execute and implement heritage-conservation tasks. In addition, there were no incentives to property developers to co-operate in heritage conservation. The worst were the lacking of proper attitude and expertise among professionals in heritage conservation work. Hence, conservation work has deserved very low government funding priority.

Nevertheless, in 2008, subsequent to the controversy around Star Ferry Pier and Queen's Pier, the government pronounced a comprehensive policy and set up the Commissioner for Heritage Office (CHO) under the Development Bureau. The Office sets forth to bringing forward a series of new initiatives on heritage conservation. One big step is to set out for practical revitalisation of a number of historic buildings in Hong Kong under a Partnership Scheme. Through the Revitalization Scheme is initiated by the Development Bureau, the industry is beginning to become aware of the financial and marketing potential of development projects of such nature. It follows that the field of architectural conservation becomes maturing as new initiatives to revitalize heritage buildings and sites are gradually introduced. In recent years, quite a number of successful adaptive re-use projects were completed, say for example, the Lui Seng Chun, North Kowloon Magistracy, Lai Chi Kok Hospital, Old Tai O Police Station and Mei Ho House. The Comix Home Base at Mallory Street was another adaptive re-use project which was executed by URA opened in July, 2013. The conservation and revitalization works for Central Police Station Compound and Former Police Married Quarters on Hollywood Road have commenced in early 2012 and the site work for planned projects such as the Central Market are due to commence soon. Besides, CHO is now inviting proposals from non-profit-making organizations to revitalize another four historic buildings namely the Old Dairy Farm Senior Staff Quarters, Lady Ho Tung Welfare Centre, King Yin Lei and No. 12 School Street under the Batch IV of the Revitalising Historic Buildings Through Partnership Scheme.

In the face of such continuously increasing workload and our important heritage being in need of proper repair and maintenance work, a workforce properly trained in the skills necessary to do it, as well as the experienced supervisory personnel who have the relevant knowledge to ensure the delivery of quality products after revitalization are critically in demand.





Managing and executing revitalization projects or adaptive re-use of heritage buildings are distinctly different from carrying out ordinary architectural construction or alteration and addition projects. Apart from conforming to the current building statutory regulations, heritage architectural projects require the project manager's and the architect's attentions to the conservation principles, in addition to the consideration of the intended new use of the buildings. The authenticity and value of the heritage site should be conserved which decide the degree of intervention and restrictions to any alteration, addition and demolition works as required by fulfilling the intended adaptive re-use. As such, the owners of these projects should possess the proper attitude while the project management, the architects and engineering team should have the relevant knowledge and expertise with regard to conservation. Repairs and reinstatement of dilapidated character-defining-element features of a historic building need special traditional skills and materials as well as remedial methods and materials of modern or innovative technology. The following pictures serve to illustrate some of the examples/cases which demand special skills and technology which are distinguished from the traditional ones.

Replacement of damaged tinted glazing. (Kam Tong Hall 甘棠第) Gold foil coated balustrading pattern. (Kam Tong Hall 甘棠第)



Steel-members reinforced roof structure with matching cover-tiles. (Comix Homebase 動漫基地)

Reinstatement of timber floor after casting the the new concrete slab structure. (Comix Homebase 動漫基地)



Casting replacement feature tiles on site (King Yin Lei 景賢里)



Reinstatement of stone foundation and repair of timber structural post. (Shaxi, Yunnan 雲南沙溪興教寺)

In fact, at working level, we in Hong Kong (same as in the Mainland, though less critical there) are in danger of losing our traditional skills and knowledge, and with these the ability to be able to properly carry out repairs, maintenance, restorations and conservation to the trivially remained fabulous heritage buildings that form the very fabric of our city identity. If no positive actions are taken now, our existing still practicing skilled artisans (rapidly shrinking in numbers as they are) will pass out of the workforce soon. Without inheriting skills and knowledge from them and without their mentoring, the industry will face a vacuum in the future construction industry where appropriate people simply will not be available to undertake the precision work needed for the care of our heritage buildings.

As a matter of fact, in the meantime, there are not many site supervisory personnel such as Clerks of Works who are knowledgeable and experienced in architectural conservation projects. Without proper and appropriate monitoring and control by site supervisory staff, quality and timely delivery of a conservation project might not be achieved readily. Importantly, qualified supervisory staff or Clerks of Works should bear the knowledge and capability to supervise and guide the craftsmen who might be trained or practice in ordinary traditional contemporary trades of the industry. The Clerks of Works must tell them what to do and what should not be done so that the specified task can be completed without jeopardizing the requirements of the conservation guidelines and the project conservation management plan. To achieve this, Clerks of Works got to possess well knowledge of conservation practices adopted internationally and relevant requirements which comply with current statutory regulations. The followings are the six major principles for conserving architectural heritage building sites – (a) understanding significance of the building/site, (b) introducing minimum intervention, (c) adopting reversible alteration to avoid causing unnecessary damage to heritage, (d) carrying out honest repairs which stop at the point where conjecture begins, (e) using like-for-like materials and techniques so as to maintain the structural integrity, and (f) recording what to do. Last but not least as the aforementioned, records of conservation works are the signposts of the future and structured recording and documentation are one expertise for Clerks of Works.

So, to avoid running the risk of undermining in future the quality and integrity of our historic legacy which we cherished we need the right levels of training today. In the meantime, the Construction Industry Council (CIC) has been launching craft courses for training skilled labors for various trades. Higher education programmes which are pertinent to architectural conservation are provided by various universities in Hong Kong and their respective community colleges at tertiary level ranging from short-term certificates, part-time diplomas, undergraduate degrees to postgraduate degrees.

To assure delivering quality building products is the key role of Clerks of Works. Act now to grasp the opportunities and join the construction team to save the city's historic past and its place in our future.





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