

# *Northern Metropolis: San Tin Technopole*

*Perspective from an indigenous person*

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# A word about the claim of indigenous inhabitant 原居民 (1)

- ❖ My family have a detailed family tree book( 族譜).
- ❖ My lineage can be traced back to Tang dynasty (唐朝) and the first ancestor (885-926) lived in Chengdu (成都). He was recognized as the 1<sup>st</sup> generation of the SiChuan Gutang branch (四川固塘支派).
- ❖ His great grandson (the 4<sup>th</sup> generation) moved to JianXi (江西) in Sung dynasty (宋朝960-1279). They stayed since.
- ❖ At the 13<sup>th</sup> generation, during the Yuen dynasty (元朝 1279-1368), we had Man Tin Cheung 文天祥 (1236-1284) and Man Tin Shui 文天瑞 (1240-1297) and other cousins etc.
- ❖ Man Tin Shui 文天瑞 moved to Guangdong Huizhou (廣東惠州) in early Ming dynasty (明朝 1368-1644) and started the Guangdong branch (廣東支派).-→my branch
- ❖ Man Tin Shui was taken as our 1st generation in this Guangdong branch.

# A word about the claim of indigenous inhabitant (2)

- ❖ I am the 24<sup>th</sup> generation of the family starting from Man Tin Shui (1240-1297) as the 1<sup>st</sup> generation.
- ❖ Our 5<sup>th</sup> generation ancestors moved to HK from BaoAn(寶安) in the middle of Ming dynasty (approx 1400)
- ❖ Our 7<sup>th</sup> generation ancestor (1390-1457) settled in San Tin (新田) in 1400 (approx), 600 years ago
- ❖ Our 9<sup>th</sup> generation ancestor settled in Chau Tau village (洲頭村) about 500 years ago.

# A word about the claim of indigenous inhabitant (3)

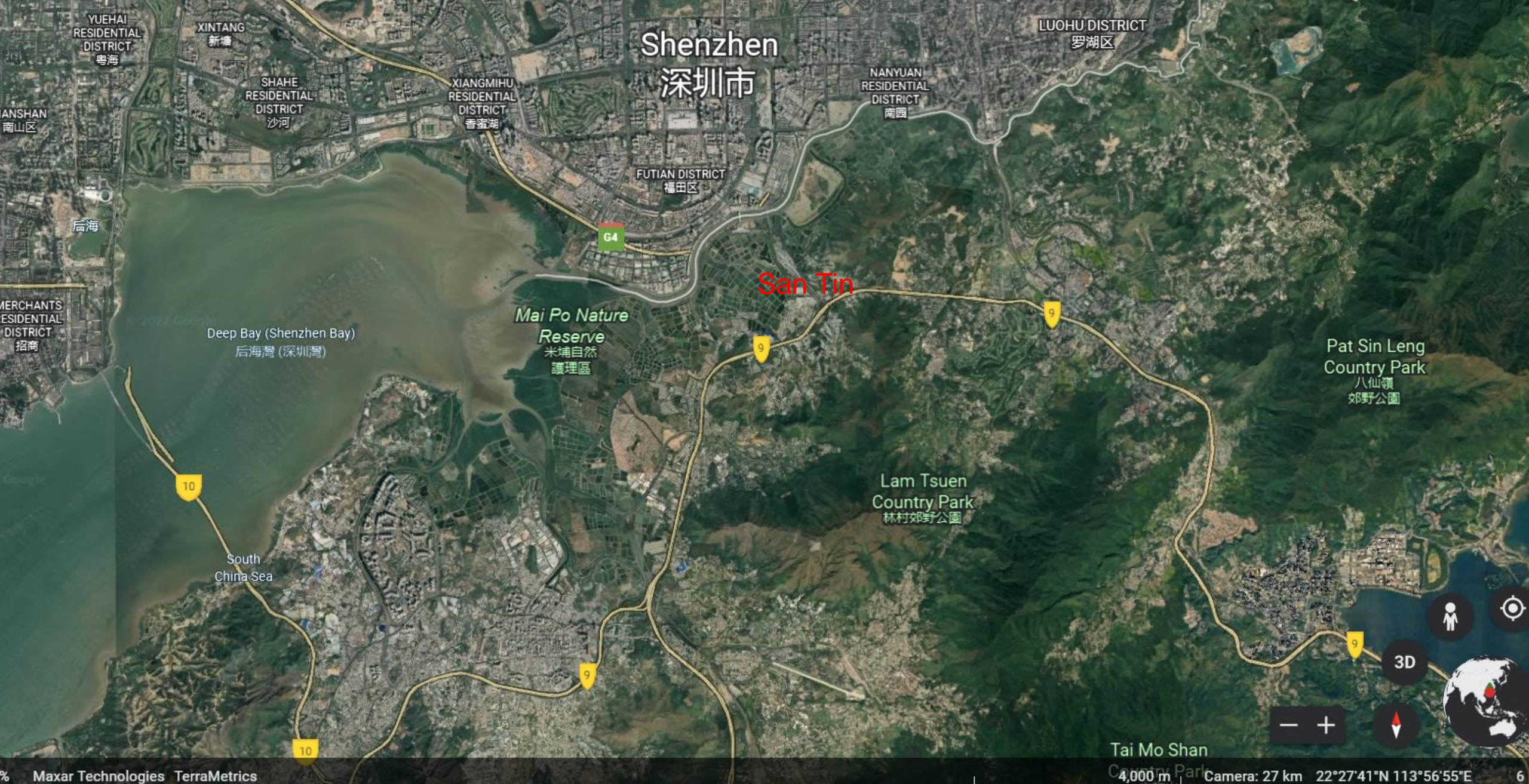
- ❖ I was born and grown up in the village.
- ❖ I was elected to be the village representative from 1996-2018 (5 terms) as Indigenous inhabitants representative (原居民村代表)
- ❖ I have my family house and a bit of land in the village (declaration of conflict of interest?!)
- ❖ I can speak my village dialect.
- ❖ Am I qualified to be an indigenous inhabitant?
- ❖ Government definition: Villages existed before 1898 (British leased NT) are indigenous villages.



NM and the  
distribution of the Five  
Indigenous families  
(clans)















# Hong Kong-Shenzhen Close Interaction Circle



Areas from San Tin/Lok Ma Chau to Lo Wu

45. The central part of the Northern Metropolis falls within the Hong Kong-Shenzhen Close Interaction Circle, which mainly encompasses the ST/LMC DN, the HSITP, the KTN and FLN NDAs, the Fanling/Sheung Shui New Town and the NTN New Town on the Hong Kong side. Interfacing with the city centre in Luohu and Futian of Shenzhen, it is an area with the highest concentration of Hong Kong-Shenzhen BCPs
46. The Circle can serve as the core region for Hong Kong and Shenzhen to jointly advance I&T industry development and co-operation. The HSITP and the areas around San Tin/Lok Ma Chau should be expanded in terms of development capacity and upgraded into a comprehensive San Tin Technopole. Through the agglomeration of I&T enterprises and supporting facilities, a complete I&T industry ecosystem comprising a range of industries in I&T, financial technologies, scientific research and education, talent training and comprehensive support services can be established to build up innovation capital and an atmosphere for I&T development.
47. In addition, Hong Kong can capitalise on the strategic industrial development in Shenzhen, including the developments of the Xiangmihu New Financial Centre, the Luohu Hongling Innovative Financial Industrial Belt, the Dawutong Emerging Industrial Belt, the Liantang Internet Industrial Cluster, etc., to encourage more exchanges of talents, enterprises and innovative technology and enhance industrial chain co-operation. Greater impetus for

innovation and development in the Circle can then be provided, and technology upgrading of traditional industries can be pressed ahead, thus creating more job opportunities of the new economy.

48. Hong Kong and Shenzhen may focus on joint efforts to optimise, strengthen and provide more cross-boundary transport infrastructure in the Circle to develop a cross-boundary transport network which is seamless, convenient and diversified. With the implementation of Co-location Arrangement at the new Huanggang BCP, Hong Kong and Shenzhen may work together to build a cross-boundary rail link between San Tin/Lok Ma Chau and Huanggang. Besides, seizing the opportunities arising from the possible East Rail Line extension to Luohu, Shenzhen and the provision of Co-location Arrangement at the BCP on the Shenzhen side, the development potential of the railway-related sites on Hong Kong side can be unleashed. Moreover, in reviewing the functions of the Man Kam To Control Point and its neighbouring areas, it would provide a chance to expand the development capacity of the Northern Metropolis.
49. Hong Kong has an extensive stretch of fish ponds and wetlands with high ecological value inside the Circle. This can allow for creation of environmental capacity with enhanced value, development of an ecological habitat network and co-operation with Shenzhen to enhance the urban-rural landscape and the quality of life in the Circle.



(4) Developing Lo Wu/Man Kam To Comprehensive Development Node

(5) Implementing Proactive Conservation Policy to Create Environmental Capacity

(6) Creating Outdoor Eco-recreation/tourism Space with High Landscape Value

(7) Taking Proactive Steps to Redress Home-Job Imbalance

(8) Making of Sustainable Community Suitable for Living in and Working

(9) Re-engineering Administrative Mechanism and Operation Process

(10) Strengthening Radiation of HK with Comprehensive Footholds in Greater Bay Area

Station not for boundary crossing

- Eastward extension of NOL from Kwu Tung Station, connecting Lo Wu/Man Kam To/Heung Yuen Wai/Ping Che/Ta Kwu Ling/Queen's Hill to Fanling
- Examining Tsim Bei Tsui/Lau Fau Shan/Pak Nai automated people mover system

4

## Large-scale Housing Land Expansion Projects

- Expanding HSK/HT NDA to areas in Lau Fau Shan and Tsim Bei Tsui
- Examining development potential in areas from Lau Fau Shan to Pak Nai
- Expanding Kwu Tung North NDA to Ma Tso Lung area
- Developing Lo Wu/Man Kam To Comprehensive Development Node

2

## Outdoor Eco-recreation/tourism Space Projects

- NTN Urban-Rural Greenway that traverses the countryside and penetrates into urban areas
- Coastal Protection Park and waterfront promenade from Tsim Bei Tsui to Pak Nai

1

## San Tin Technopole

- With an area of 1 110 hectares, it is an integrated community that attracts I&T talents to settle there for working and living, and can provide land for I&T use with a total gross floor area equivalent to 16.5 Hong Kong Science Park in number

## Summary of Development Strategy

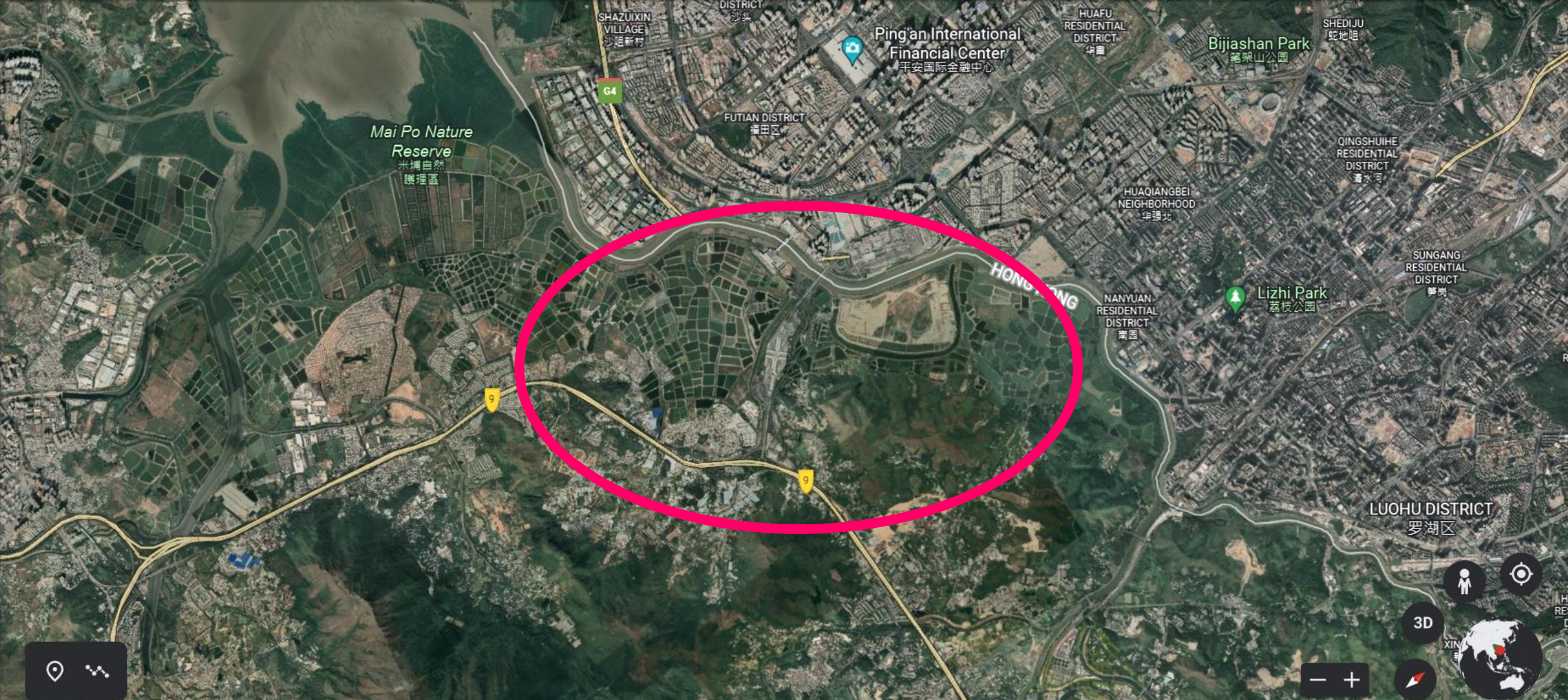
- Further increase about **66 000** to **68 000** I&T jobs



The Northern Metropolis can eventually accommodate a residential population of about **2.5** million and provide about

es Department  
s Department  
Region Government  
ink on recycled paper)

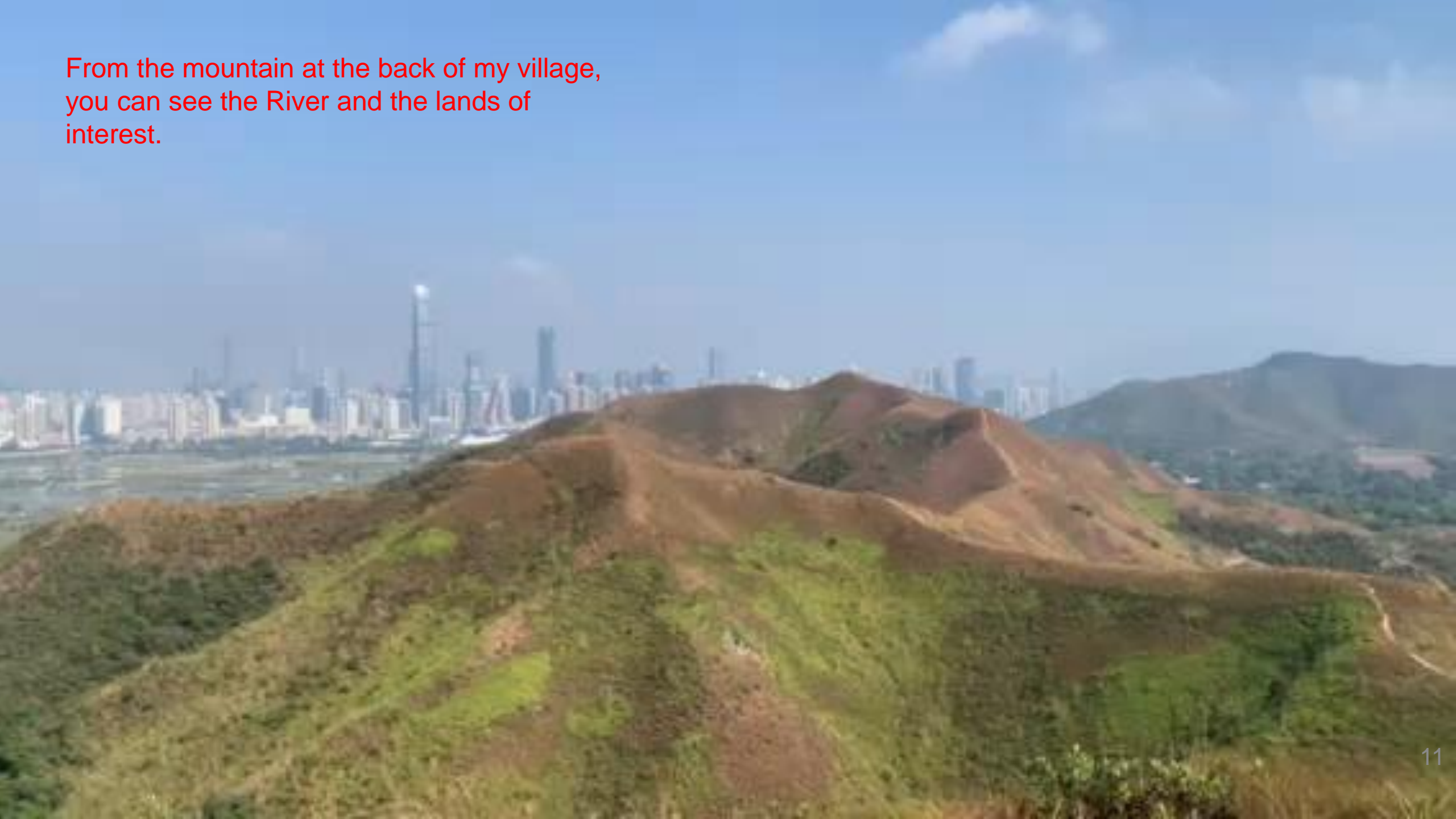




<https://earth.google.com/web/@22.50564,114.07870597,1.59122523a,7756.59240956d,35y,-0h,0t,0r>



From the mountain at the back of my village,  
you can see the River and the lands of  
interest.







My home -  
Chau Tau  
village 洲頭村



San Tin 新田  
(有八條村)

Poon Uk  
Village  
潘屋村



Lok Ma Chau Loop at  
the end of 2021 河套区







Lok Ma Chau Loop now 河套  
区現狀



# Perspectives from an Engineering Dean / Chair Professor



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## Currently, what do we have in our innovation ecosystem in HK ?

- ❖ Population 7.5 million (<14 yrs old, 10.6%; 14-59 yrs old, 60.1%; >60 yrs old 29.4%) → **not enough consumers**
- ❖ 5 main universities with Sci&Tech research + HKSTP + cyberport + Innohubs + a few research institutes such as ASTRI..... → **not big enough to be a key industry yet**
- ❖ Innovation ecosystem is still at an infant stage → **we still have a chance to shape it**
- ❖ No MNC (manufacturing) , only a few advanced manufacturing factories → **lack of buyers of innovation**
- ❖ Financial centre → **can support start ups**
- ❖ Research funding is mainly from the government → **hence not industry/market driven**



# What do Shenzhen have in their innovation ecosystem?

- ❖ Biggest manufacturing base of the world
- ❖ Many Multinational companies, (mainly manufacturing, buyers of innovation)
- ❖ Leading Innovation hub of Mainland
- ❖ Gateway for national high speed train network
- ❖ 17.7 million population (<14 years old, 15.11%; 15-59 yrs old, 79.53%; >60 yrs old, 5.36%)
- ❖ 2 main universities and many small campuses of other universities
- ❖ Lots of startups

## Limitation to grow our innovation ecosystem into a key industry to support HK:

- ❖ We have brains in HK to innovate but we don't have consumers/buyers for these results
- ❖ Hong Kong innovation hub is not quite an integral part of the Shenzhen manufacturing base yet. **Why?**.....Distance? Seller-Buyer mismatch? Not aware of each other?
- ❖ Research funding in HK is mainly from the government. → Lack of driving force from the industry (buyers of the research results) for industrial innovation.

# Brilliant idea to build a San Tin Technopole - an innovation hub

- ❖ Its location facilitates easy access for the sellers and buyers—(new policy needed to allow easy access)
- ❖ It will easily become an integral part of the manufacturing ecosystem in Southern China
- ❖ Access to industrial funding for results orientated projects (We have no problems with mainland government funded projects now)
- ❖ Can attract talents from both sides of the river and abroad (1 country 2 systems)
- ❖ Logistics hub for Information, talent, prototypes, goods, finance and IP

# Key issues: how to attract talents to the San TinTechnopole

*IF I were a young talent, in addition to a good job with good prospects, I would also look for:*

- ❖ A nice and affordable accommodation for my young family with lots of playgrounds for the kids
- ❖ Easy access to international /local kindergarten/primary school/secondary school
- ❖ A garden city where I can live in a relaxed environment with lots of trees and tracks
- ❖ Arts and cultural centres, sport facilities, entertainments , nice restaurants, shopping centre
- ❖ Easy access to the city centres and transportation hubs of both HK and Shenzhen



# Change my hat now: Perspectives from an indigenous villager:



# What do we have in the San Tin district?

- ❖ Shenzhen River
- ❖ Small rivers
- ❖ Fish ponds
- ❖ Hills/Mountains
- ❖ Agricultural fields
- ❖ Not much “brown” sites yet
- ❖ Villages + villagers
- ❖ Heritage + Chinese tradition culture



# 元朗新田 落馬洲 一帶鄉村及古蹟



灼見名家  
MASTER-INSIGHT.COM

製圖：灼見名家  
底圖來源：Google Earth  
資料來源：  
古物古蹟辦事處網站  
(2021年12月下旬)

# What are the implicit meaning behind our heritage?

- ❖ How can we integrate the heritage to our education / leisure activities / tourism?
- ❖ How can we blend the rural and village style environment into a new city with an atmosphere of tranquility to facilitate innovation?





Local Temple of  
heroes/God



Give you confidence that  
you are taken care of .

Don't panic! Keep Cool  
and calm. More solutions  
than problems.



Ancestors halls:



This is how the sense of belonging to the family, clan and country is infused to the offspring.

No need to do extra national education to love our country – we have it since birth!









Within the ancestors hall, names of our ancestors were crafted and we can see our lineage by evidence.



Enhance the sense of belonging and loyalty to the family and country.





Every new born boy of the village goes through a ceremony in the new year to officiate his “membership” status, his name is entered into the family tree book.



Again, enhance your sense of belonging and love to the land you live.









A smaller ancestors hall  
for a more intimate  
branch of the family.

This is how the lineage  
can be traced easily.



You can't be a black  
sheep of the family. You  
are being watched by all  
those guys up there.





The graveyard of my 12<sup>th</sup> generation ancestor.

During the Ching Ming or Chung Yeung festival, villagers from USA, UK, Germany, Canada, Netherlands and home in HK gather together to pay tribute to the ancestors.



The sense of belonging to a family is one of the cornerstones of the Chinese culture 民族文化

→ United—we win.....

Need an anthropologist to explain and research





After the visit to the graveyard, we distribute a bit of pork to each participant.



Sharing is caring

We unite,  
and we share the  
sweet and sour.





In the evening, a big dinner in a pot



Most issues can be solved over a meal. Communication is important.

An occasion to unite the clan members

Individualism? ? ?  
Never heard of this term in the village.





Artistic  
activity also



Unique in  
Chinese  
culture , we  
shall  
promote this





Under this big tree, a  
lot of stories were  
told.



Peace and tranquility  
can be found in the  
village.

→help you  
think/dream/innovate





# From an indigenous resident's view:

- ❖ How will the NM affect the structures of villages?
- ❖ Will this major operation affect the villagers' rights such as building a house (丁屋) and burial (土葬) at the nearby hillside?
- ❖ Will the government seriously look into the cultural treasures of the NT?
- ❖ How can the villages and the villagers play a role in the NM? How can we keep our heritage?
- ❖ How can tradition Chinese culture be an integral part of the NM?

# From an indigenous resident's view:

- ❖ Chinese history is the basis of our culture
- ❖ Our culture shapes us what we are
- ❖ An innovative scientist, engineer, designer, author, artist without culture is just a robot, no soul. Robot with AI can do the job to a certain extent anyway.
- ❖ How can we enrich the environment of the San Tin Technopole with Chinese culture?



- ❖ The traditions in the villages are important components of our culture—(city dwellers gradually forget about these) .
- ❖ To the Chinese historians and anthropologists, the villages in the NT and their traditions are treasures of HK---we have not made full use of it for the benefit / education of HK.

# Nightmare if :

- ❖ It is just another residential property project
- ❖ It is an industrial town encircling the villages (village in a city)
- ❖ The villages are forced to deteriorate by ugly policies such as development restrictions
- ❖ The ponds and wetlands are landfilled to become industrial estates or mere buildings (just another Science park?)



# My dream of the San Tin Technopole:

- ❖ A garden city type innovation hub, Sustainable, environmentally friendly
- ❖ An innovation hub for Information, Science and Technology
- ❖ A cultural hub for artists, designers
- ❖ A pleasant home for young talents and their families
- ❖ A hub for high value-added industry and start ups
- ❖ Research and higher education institutes talent hub
- ❖ A platform for Mainland industrial giants and our innovators to exchange and interact

# My dream of the San Tin Technopole:

- ❖ Interdisciplinary approach
- ❖ Facilities to allow brainstorming
- ❖ Facilities to allow easy interactions
- ❖ Facilities to relax and enjoy life
- ❖ Facilities to provide urban culture

*A hub where local/indigenous residents are happy to live together with the scientists and artists.*



**Lots  
of  
trees**





**Tacks to  
walk  
and  
think**





**Space for  
the kids  
and co-  
existence  
with the  
birds from  
Mei Po**





**Space  
to allow  
you to  
think  
from  
another  
angle**





# With urban agriculture for relaxation



<https://borgenproject.org/urban-farming-can-help-reduce-poverty/>



<https://foodtank.com/news/2015/07/urban-farms-and-gardens-are-feeding-cities-around-the-world/>



# My dream San Tin Technopole:



<https://thefifthstate.com.au/urbanism/planning/how-to-build-a-garden-city-part-1/>



# What types of technologies clusters shall we build in this beautiful technopole ?

- ❖ What does the brand “ Made in HK” stand for?  
Quality, reliability, trustworthy,.....
- ❖ What is the uniqueness of HK’s law system?  
Common law, matching a large portion of the world’s law system,  
ideal for international arbitration.
- ❖ What is the strongest industry we have so far?  
Electronic consumer products



# 1. Standards, Certification, consultation, arbitration

- ❖ Shenzhen / Guangdong is a major manufacturing exporter
- ❖ Our country as a whole is also a huge importer for all sorts of goods
- ❖ How do we make sure the products are up to standards?
  - What standards?
  - How to measure and certify?

In addition to testing engineers and institutes, experts / Consultants / Lawyers for lawsuits / arbitration are also needed.



## 2. Testing, measurement, analytical equipment and devices

- ❖ Sensors
- ❖ Chemistry, biochemistry, physics, materials science, electronics research
- ❖ Food science and safety
- ❖ Health technology and informatics
- ❖ Medical science
- ❖ Safety and security monitoring
- ❖ Instrumentation
- ❖ Equipment and systems design
- ❖ Product design
- ❖ AI, Data analytics and Image analysis
- ❖ Blockchain
- ❖ IoT
- ❖ Software development

**3. Wearable electronics**

**4. Fashions and Art Technologies**

**All these 4 industries are dependent upon each other and have synergistic effects with the industries in Shenzhen.**

**Let us work for an Innovative “Innovative hub”.**



# Thank you