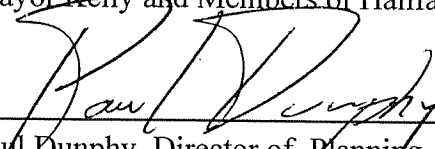
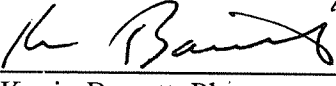


Halifax Regional Council
January 8, 2002

TO: Mayor Kelly and Members of Halifax Regional Council

SUBMITTED BY:


Paul Dunphy, Director of Planning & Development Services


Kevin Barrett, Planner

DATE: December 11, 2001

SUBJECT: Consideration of Heritage Registration - Chocolate Lake Dam and the Purcell's Cove Railway

INFORMATION REPORT

ORIGIN

Council question of March 28, 2000 concerning potential Heritage registration of Chocolate Lake Dam and the Purcell's Cove Railway - Status sheet item #11.1.3.

BACKGROUND

At the March 28, 2000 meeting of Council, Councillor Read suggested that the Chocolate Lake Dam and the Purcell's Cove Railway be considered for registration under HRM's Heritage Property Program. Following some discussion, Council passed a motion directing staff to refer the consideration to the Heritage Advisory Committee (HAC) for further study.

The Halifax Regional Municipality has policy concerning the consideration of properties for municipal heritage registration. Once an application is made, each property is researched by an external source, and then evaluated by the HAC using a point system. Factors which are considered are age, historical associations, compatibility with surroundings, and architecture. If a property attains a certain score, it qualifies for recommendation by the HAC to Regional Council.

DISCUSSION

In August, 2000 research reports were commissioned for both the Chocolate Lake Dam and the Purcell's Cove Railway, and were forwarded to the HAC on October 25, 2000 for consideration.

During the October 25, 2000 session of the Heritage Advisory Committee, the two reports were reviewed and it was found that more information was required on the Chocolate Lake Dam. Specifically, the HAC wanted to verify if the dam structure was original. At that time, the HAC did make a recommendation that the Purcell's Cove Railway be considered for registration (see Attachment 2).

On September 26, 2001, staff provided the HAC the requested information and found that the dam structure was not original and has been substantially altered. In addition, staff found that the Purcell's Cove Railway has also been substantially altered. Based on this new information, the HAC rescinded the previous recommendation regarding the Purcell's Cove Railway. In addition, since neither site contained any original features, the HAC referred both the Chocolate Lake Dam and the Purcell's Cove Railway applications to the HRM Monument Program as they felt both sites should be recognized but not registered (see Attachment 3).

In November, 2001, staff provided the necessary background material to the Grant's Office which oversees the Monument Program.

ATTACHMENTS

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| Attachment 1 | Minute extract - Regional Council, March 28, 2000. |
| Attachment 2 | Minute extract - Heritage Advisory Committee, October 25, 2000. |
| Attachment 3 | Minute extract - Heritage Advisory Committee, September 26, 2001. |

Further information regarding the contents of this report may be obtained by contacting Kevin Barrett, Planner, at 490-4419. For additional copies or for information on the report's status, please contact the Office of the Municipal Clerk at 490-4210 (tel) or 490-4208 (fax)

11.1.3 Councillor Read - Heritage Designation - Chocolate Lake Dam and Purcell's Cove Railway

MOVED by Councillors Read and Uteck that the Heritage Advisory Committee consider the designation of the Chocolate Lake Dam as a heritage structure and the Purcell's Cove Railway as a heritage site. MOTION PUT AND PASSED UNANIMOUSLY.

5.2 Heritage Case H00031 - Chocolate Lake Dam and Purcell's Cove Railway - Application to consider registration of these properties as heritage sites

- A staff report prepared for Paul Dunphy, Director, Planning and Development Services, regarding the above was before the Committee for its consideration.
- Copies of revised location maps were circulated to the Committee.

After a brief discussion as to how to address the Chocolate Lake Dam, the Committee agreed to proceed with the evaluation of this site for possible heritage registration.

With respect to the Relationship to Important Occasions, Institutions, Personages, and Eras, Mr. MacLeod expressed concern that this dam may not be 100 years old, as it could have recently been repaired. Councillor Harvey suggested that Mrs. Phyllis Fenerty may be able to provide some information with respect to the date of the dam. Ms. Raymond stated the dam would have been in existence at least as of 1880, with a rebuilding most likely taken place at some time. Ms. Miller noted recorded activity has taken place on this site for over 100 years, and suggested this may be more important than whether or not the stones are original.

Ms. Raymond suggested this site would have provincial importance, as it is well documented that the dam powered a paint factory which supplied paints to most of the Province.

Responding to a comment of Mr. MacLeod, Mr. Barrett advised the Committee that this site can be registered as a heritage site under the Heritage Act. If the site is registered, alterations to it would have to come to staff, and possibly the Committee, depending on the level of review, for approval.

Councillor Uteck suggested the matter should be referred to the Province due to the provincial significance of the site as described by Ms. Raymond. The Councillor also suggested the matter could be referred to Tourism, Culture and Heritage for an opinion.

Mr. MacLellan questioned the tangible benefits of spending time and effort to make this a heritage site, unless the Committee is willing to provide more detail and history at the site rather than just a plaque.

Councillor Uteck suggested the Millennium Committee or the Halifax Foundation may consider placing a plaque at the entrance to Chocolate Lake to make it more visible.

MOVED by Kate Carmichael and Michelle Raymond that the consideration of registration of the Chocolate Lake Dam be deferred to provide opportunity to obtain input and suggestions from Tourism, Culture and Heritage and the Halifax

Foundation as to how this site can be recognized.

Mr. Brannen disagreed with passing this on to the Province simply because the Committee does not want to make a decision, but stated he could support a deferral based on not having sufficient information at this time.

Since this is a municipal site, Councillor Harvey suggested the municipal engineering records should be checked as they may provide some information on any major rebuilds of the dam.

Ms. Miller stated this matter should come back to the Committee as soon as possible. Mr. Barrett responded that staff could follow up on the suggestions made where additional information could be obtained, and the matter can be brought back to the Committee within two months. Ms. Raymond agreed to assist staff with looking for additional information regarding firmer dates relative to the dam.

MOTION PUT AND PASSED UNANIMOUSLY.

Ms. Alfreda Withrow presented the background information regarding the Purcell's Cove Railway. Mr. Barrett advised the Committee if the site qualifies for registration, the next step would be to contact the property owners to see if they are comfortable with it. The Committee then proceeded with the evaluation of the site.

With respect to the Relationship to Important Occasions, Institutions, Personages, and Eras, following a brief discussion, the consensus was to score it 15 points for Provincial due to the historical connection to the quarry, the fact that it was one of the first, if not the first, small industrial railways in Nova Scotia, as well as 3 bonus points.

With regards to Relationship to Surrounding Area, it was agreed that this site should be scored 10 points for excellent, as the site is a definite asset to the surrounding area.

MOVED by Beverly Miller and Terry McLaughlin that the Heritage Advisory Committee recommend to Council that the Purcell's Cove Railway be designated as a registered heritage site under the HRM Heritage Property Program, based on its evaluation of this property which scored a total of 28 points. MOTION PUT AND PASSED.

4.1 Update - Heritage Case H00031 Chocolate Lake Dam and Purcell's Cove Railway - Application to Consider Registration of these Properties as Heritage Sites

- A memorandum from Kevin Barrett to the Heritage Advisory Committee, dated September 17, 2001, regarding the above, was before the Committee for its consideration.

Mr. Barrett presented the memorandum to the Committee. With respect to the Chocolate Lake Dam, he advised that it has been determined that the dam structure is not original and was substantially altered approximately 10-15 years ago. Mr. Barrett noted it was indicated at the October 25, 2000 meeting of the Committee that if the dam was not original, it would not be considered for registration.

With regard to the Purcell's Cove Railway, Mr. Barrett stated that, given the discovery regarding the dam, the Committee may want to reconsider its recommendation to register the railway. He noted there are other methods to recognize the site such as through the monument program which is under the HRM Grants Program.

Ms. Raymond stated a monument would be appropriate since it is a significant site. She suggested the monument could provide more information about the site than a heritage property plaque. Mr. Barrett suggested perhaps Ms. Raymond could help staff identify a non-profit group to sponsor the monument.

Mr. Barrett advised the Committee its original recommendation to register the Purcell's Cove Railway should be rescinded.

MOVED by Councillor Uteck, seconded by Jim Trites, that the Heritage Advisory Committee rescind its October 25, 2000 motion to recommend heritage registration of the Purcell's Cove Railway, on the understanding that recognition of the property be pursued through the monument program. MOTION PUT AND PASSED UNANIMOUSLY.