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11.2.1

Halifax Regional Council
May 8, 2007

TO: Mayor Kelly and Members of Halifax Regional Council

SUBMITTED BY:


Clarence Butler, Vice-Chair, Heritage Advisory Committee

DATE: March 21, 2007

SUBJECT: Case #H00197: Application to consider 76 Peregrine Crescent, Golf Links Park, Bedford, as a Municipally Registered Heritage Property

ORIGIN

A request was made by Bedford residents requesting the consideration of 76 Peregrine Crescent, Golf Links Park, Bedford, as a Municipal Heritage Property.

This matter was considered by the Heritage Advisory Committee on March 14, 2007.

RECOMMENDATION

It is recommended that Regional Council:

1. Set the date of June 19, 2007 for a Heritage Hearing to consider the registration of 76 Peregrine Crescent, Bedford (Golf Link Park) under the Heritage Property Program.
2. Approve the registration of 76 Peregrine Crescent, Bedford (Golf Link Park), under the Heritage Property Program.

BACKGROUND

See the attached staff report regarding this property dated January 18, 2007.

DISCUSSION

See the attached staff report regarding this property dated January 18, 2007.

BUDGET IMPLICATIONS

There are no budget implications associated with the registration of this property.

FINANCIAL MANAGEMENT POLICIES / BUSINESS PLAN

This report complies with the Municipality's Multi-Year Financial Strategy, the approved Operating, Capital and Reserve budgets, policies and procedures regarding withdrawals from the utilization of Capital and Operating reserves, as well as any relevant legislation.

ALTERNATIVES

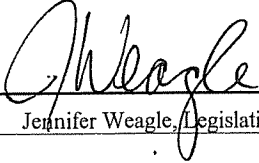
Regional Council may choose not to support the recommendations of the Heritage Advisory Committee and staff to register 76 Peregrine Crescent, Golf Links Park, Bedford, as a Municipally Registered Heritage Property. This is not recommended.

ATTACHMENTS

1. Extract of the draft minutes from the March 14, 2007 Heritage Advisory Committee meeting;
2. Staff report to the Heritage Advisory Committee dated January 18, 2007, with attached location map, heritage research report, Evaluation Criteria for Registration of Heritage Sites in HRM, present condition photos of the property and historic photos of the property.

A copy of this report can be obtained online at <http://www.halifax.ca/council/agendasc/agenda.html> then choose the appropriate meeting date, or by contacting the Office of the Municipal Clerk at 490-4210, or Fax 490-4208.

Report Prepared by:


Jennifer Weagle, Legislative Assistant, 490-6521

Extract of the draft minutes from the March 14, 2007 Heritage Advisory Committee meeting

7.1 Case #H00197: Application to consider 76 Peregrine Crescent, Golf Links Park, Bedford, as a Municipally Registered Heritage Property

- A staff report dated January 18, 2007 with regard to the above noted was before the Committee.

Ms. Maggie Holm, Heritage Planner, with the aide of a power point presentation, reviewed the staff report with the Committee, noting the following:

- A resident of Bedford brought forward a request to have this HRM owned property at 76 Peregrine Crescent considered as a Municipally registered heritage property;
- The property is the site of the former Bedford Golf and Country Club;
- The three to four acre park is mostly green space, with an informal trail allowing access;
- The only indication of the site's former use is an impressive hand laid, stone chimney from the golf course club house, which was constructed in 1922;
- The site has an impressive 360° view of the Bedford Basin;

Ms. Holm reviewed the chronology of the land ownership, history and founders of the golf club, with photos of the site and the former club house.

The Committee proceeded to evaluate the site for heritage registration with the following results:

1. Age of Site/Continuity of Use

1(a) Age of Site - 10 points

- The Bedford Golf and Country Club was founded in 1922.

OR

1(b) Continuity of Use

2. Historical Importance - 10 points

- Well known local architect, Andrew Cobb, designed the former club house.
- A local stonemason, John Stone, constructed the chimney of the former club house, which still remains on the site.
- Ten local residents were responsible for organizing the Golf Course.

3. Integrity - 5 points

Extract of the draft minutes from the March 14, 2007 Heritage Advisory Committee meeting

- The integrity of the site is moderately intact with some original features such as the stone chimney remaining.
- The green space of the Golf Course is also intact.

4. Context

4 (a) Relationship to Surrounding Area

OR

4(b) Community Value - 10 points

- The Community Value of the site is well documented in the local written and oral history, and is displayed at Scott Manor House in Bedford.

TOTAL SCORE: 35 points

The Committee commented that improvements to the site could include signage, and maintenance to the chimney base.

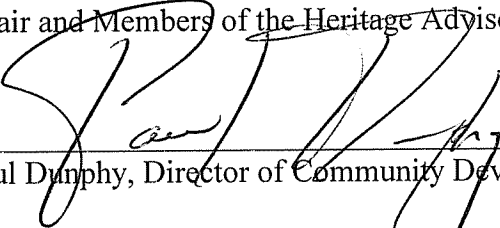
MOVED by Councillor Sloane, seconded by Councillor Harvey, that the Heritage Advisory Committee score 76 Peregrine Crescent, Bedford (Golf Links Park) a total of 35 points, and recommend to Regional Council that this site be registered under the HRM Heritage Property Program. MOTION PUT AND PASSED UNANIMOUSLY.



PO Box 1749
Halifax, Nova Scotia
B3J 3A5 Canada

Heritage Advisory Committee
February 28, 2007

To: Chair and Members of the Heritage Advisory Committee

Submitted by: 
Paul Dunphy, Director of Community Development

Date: January 18, 2007

Subject: **H00197 - Application to consider 76 Peregrine Crescent, Golf Links Park, Bedford, as a Municipally Registered Heritage Property.**

ORIGIN

A request by Bedford residents requesting the consideration of 76 Peregrine Crescent, Golf Links Park, Bedford, as a Municipal Heritage Property.

RECOMMENDATION

It is recommended that should 76 Peregrine Crescent (Golf Links Park) score more than 35 points, the Heritage Advisory Committee recommend to Regional Council that this property (Map 1) be registered under the HRM Heritage Property Program.

BACKGROUND

Mr. Jason LeRue, a resident of Bedford, brought forward a request to have 76 Peregrine Crescent, commonly known as Golf Links Park, considered as a heritage site under the HRM Heritage Property Program. The 4 acre parcel of land is owned by the Halifax Regional Municipality, and is the remnant of a larger 100 acre parcel of land ordinarily used as the Bedford Golf Club, and was designed by architect Andrew Cobb. The park is passively used, and the only indication of its former use is an impressive hand laid, stone chimney from the golf course club house.

Under the Heritage Property Program, all registration applications for heritage buildings are reviewed by the Heritage Advisory Committee (HAC). To provide a basis for the review, a Heritage Research Report (Attachment A) is developed to assist the Committee when scoring the building using *The Evaluation Criteria for Registration of Heritage Sites in Halifax Regional Municipality* (Attachment B).

Should the site score more than 35 points, a positive recommendation will be provided to Regional Council, and notice of this recommendation will be provided to the registered owners of the site at least thirty (30) days prior to its registration.¹ An opportunity for the owners to be heard is provided before Council votes on the recommendation.² If the site is scored on February 28, 2007, Council cannot consider the registration earlier than March 29th, 2007.

Additionally, this will be the first site to be evaluated with the revised Evaluation Criteria for the Registration of Heritage Sites in Halifax Regional Municipality adopted by Regional Council on October 25, 2006.

BUDGET IMPLICATIONS

There are no budget implications.

FINANCIAL MANAGEMENT POLICIES/BUSINESS PLAN

This report complies with the Municipality's Multi-year Financial Strategy, the approved operating, Capital and Reserve budgets, policies and procedures regarding withdrawals from the utilization of Capital and Operating Reserves, as well as any relevant legislation.

¹As per Section 14(2) of the Heritage Property Act

²As per Section 15(2) of the Heritage Property Act

ALTERNATIVES

There are no alternatives to be considered for Heritage Registrations.

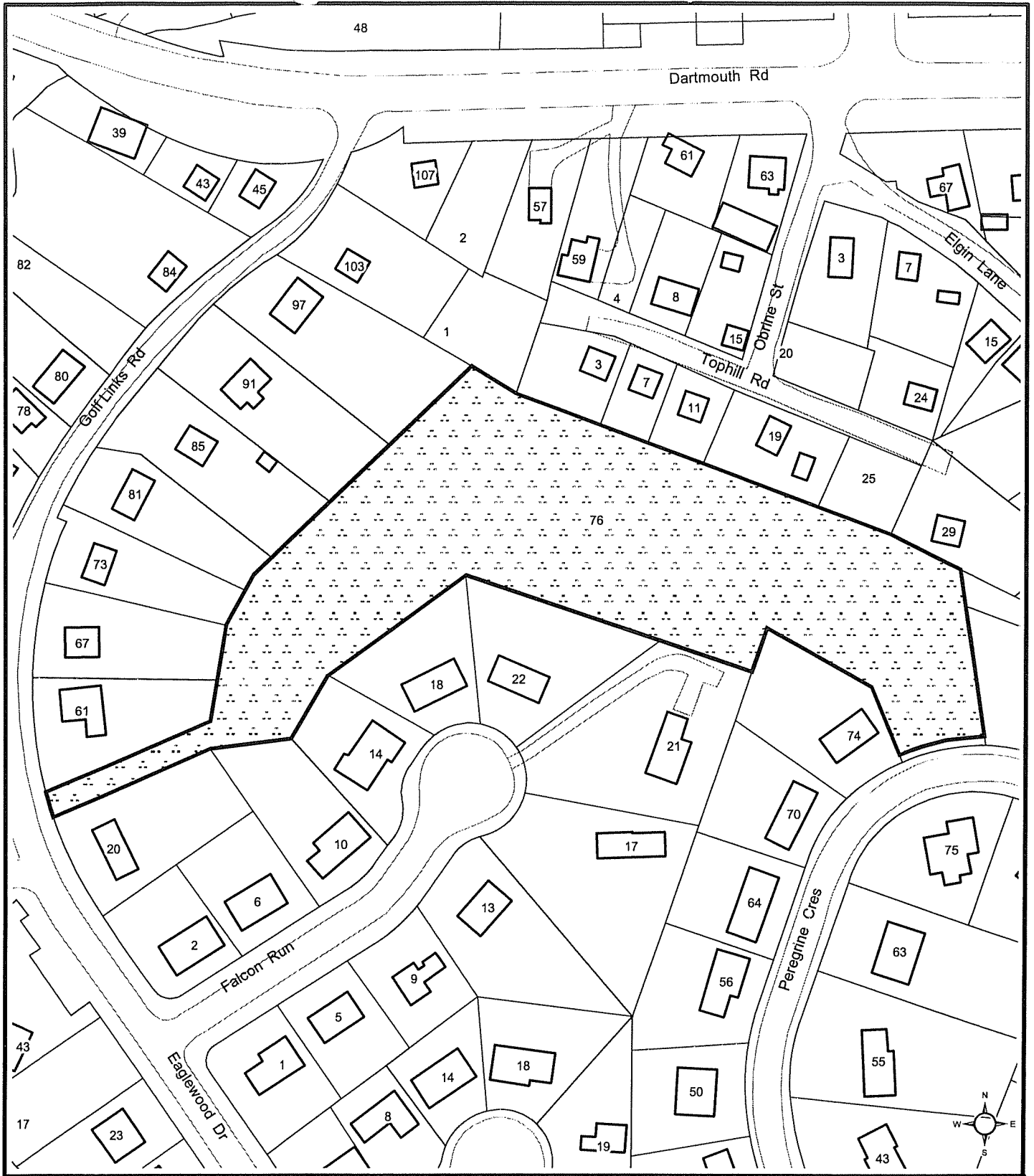
ATTACHMENTS

- Map 1: Location Map - 76 Peregrine Crescent, Golf Links Park, Bedford
Attachment A: Heritage Research Report for 76 Peregrine Crescent, Golf Links Park, Bedford
Attachment B: The Evaluation Criteria for Registration of Heritage Sites in Halifax Regional Municipality
Attachment C: Present Conditions - 76 Peregrine Crescent, Golf Links Park, Bedford
Attachment D: Historic Photos of the Bedford Golf Club


A copy of this report can be obtained online at <http://www.halifax.ca/commcoun/cc.html> then choose the appropriate Community Council and meeting date, or by contacting the Office of the Municipal Clerk at 490-4210, or Fax 490-4208.

Report Prepared by : Maggie Holm, Heritage Planner, 490-4419

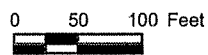
Report Approved by: Austin French, Manager of Planning Services, 490-6717



Map 1 - Location Map

 Subject property

**76 Peregrine Crescent
Bedford**



HALIFAX
REGIONAL MUNICIPALITY
PLANNING AND
DEVELOPMENT SERVICES

HRM does not guarantee the accuracy of any representation on this plan.

Attachment A

An Historical Report on:

**Golf Links Park
76 Peregrine Crescent, Bedford**

Prepared for: Maggie Holm, Heritage Planner
Halifax Regional Municipality

Prepared by: Alfreda Withrow
Research Consultant

Date: October 28, 2004

Owners of the property known as the Golf Links Park: 76 Peregrine Crescent

Golf Links Park is a beautiful “green area” located in the former town of Bedford near the head of the Bedford Basin. Off of Peregrine Crescent you walk down a steep path, and through the woods until you come to a clearing. In the clearing is very large stone chimney and fireplace. You continue pass the chimney and continue walking through the woods and down another steep hill until you come out on to Golf Links Road.

Today the property is approximately 3 acres in size. However in the mid 1700s it was part of a 506-acre parcel of land owned by Mary Magdalene How. Mary Magdalene was granted the property from Edward Cornwallis. Her husband, Edward How, had been instrumental in helping Cornwallis form his new government when he founded Halifax.

Mary Magdalene How advertised her land for sale in 1772. However, according to another plan dated 1837, Mary Magdalene How is shown as still owning the 506 acres of land situated on the east side of Parker’s Brook (formerly Pace’s Brook). However, it must have been part of her estate as she would be over 100 years old by that date.

During the early 1800s Darius Pace was known to be residing on a portion of Mrs. How’s land grant. It is not known how he acquired the property or if he was just a squatter. As late as 1930, the foundation of Pace’s home was still visible at the foot of the old golf course. In a book written by Elsie Tolson on the history of Bedford she included a copy of an old plan she had discovered at the Crown Land’s Office. It was not dated, but it shows where Pace’s house was situated, his cultivated field, and where Pace’s Cove and Brook were located.

By 1864 the Flinn family had somehow acquired the property. According to Ambrose Church’s map of Halifax County (1864), James Flinn resided in this particular area. In 1880 his property was divided into seven lots of various acreage, with each parcel of land selling for approximately \$10.00. This surveyed plan also shows where Darius Pace’s house was once located. Margaret Murphy, Mary and Elizabeth Flinn received the lots that would later make up the majority of the former Bedford Golf and Country Club property.

After the club went into a decline during the early 1940s, the land was no longer being used as a golf and country club. Portions of the original 100-acre property was sold off to developers, with the lots surrounding the present day Golf Links Park being sold to the MacCulloch family. Thus the beautiful homes surrounding the small park today were part of this new subdivision that began in the 1950’s and is continuing to the present day under the direction of a new developing company. In 1983 this 3 acre portion of the golf club was deeded to the Town of Bedford by the Eaglewood Manor Ltd. and is now known as civic number 76 Peregrine Crescent. It begins at this address and extends down two steep grassy hills to Golf Link Road.

The History of the Bedford Golf and Country Club:

Ten gentlemen residing in the area decided to establish the Bedford Golf and Country Club on the property once known as Flinn's field and hill. In 1922 an agreement was drawn up between James H. Winfield of Halifax, who was appointed the General Manager of the Club, to purchase land from those who had previously acquired the property that once belonged to the Flinn family. The funds required to purchase the land was borrowed from the Nova Scotia Trust Company.

The Club was built in the hopes of promoting the residents to have a more active interest in the Bedford community. The gentlemen who were responsible for establishing this Club decided to enlist the help of a local Bedford architect, named Andrew Cobb. He was responsible for designing numerous buildings in Bedford as well as throughout Nova Scotia and Newfoundland. He was put in charge of designing and constructing the clubhouse and chose to design a log cabin. He managed to minimize costs through careful planning and organization. According to a small brochure produced by the Scott Manor House the floor of the building consisted of joists taken from another old home referred to as the Birchdale. Local woodsmen chopped down the trees needed to construct the building from the property.

John Stone, a local stonemason who had been involved in other Cobb structures, was hired to erect the large stone chimney and fireplace. Careful craftsmanship went into building the chimney and it is evident that he was a good stone mason since it is all that remains today of the clubhouse. Upon completion of the structure, plus the cost of the clubhouse furnishings, the structure totaled approximately \$1,400.00, with only 15 acres of the 100 acres purchased being used. The 9-hole, 1240-yard course was built on Flinn's Hill, the site of Jim and Bidly Flinn's farm overlooking Bedford Basin.

The first tee off was placed just outside the clubhouse door leading down the bottom of the hill away from the clubhouse. Several of the holes were situated above the clubhouse on what was refer to as the 'second hill.' One hole had a number of trees blocking it. The ninth and last hole came down the 'second hill' to end once again at a green near the clubhouse. There were raised mounds about 2 to 3 feet high used as the places to tee off since wooden and plastic tees had not been invented yet. Sand and water were made available at each tee off, so the golfer could form a little mound in which to place their ball. Nelson Kennedy did the mowing of the greens. The male members of the Drysdale family mowed the fairways with a horse-drawn mowing machine. If you walk over the property today it is difficult to imagine that the club's members were able to actually play a game of golf and how difficult it must have been to keep it maintained.

Even though the club was formed in 1922, it was on a warm Saturday afternoon in August 1931, that the Bedford Golf Club held its official opening. All the members were in attendance plus many prominent Halifax citizens. Mrs. J. H. Winfield, along with several other female members, served tea throughout the afternoon. The club consisted of about 40 members who frequented the clubhouse daily. Caddies were paid fifteen cents a round. They would wait out on the verandah to be called to carry the golf bags. A

tournament would be held at the end of the season for the caddies. The members raised prize money with the first tournament being won by Tom Jones who was awarded \$10.00.

Recognition has been given to Andrew Cobb for his hard work in keeping the Club in operation for as long as it was. Even though he was not one of the original ten landholders the Club was often referred to as Andy's Club. He spent much of his time and effort in raising money for the upkeep and maintenance of the place. Every Saturday a coffee party was held and tea parties were even more frequent. Occasionally bridge parties were held with card tables set up on both the upper and lower levels of the building. The women were in charge of bringing sweets for the parties and washing up afterwards. They were also responsible for the difficult task of dragging water up the hill to be boiled. Unfortunately the Club was not equipped with running water. The children enjoyed the golf course during the winter months as they would gather at the top of the hill and slide down to the bottom. Apparently in 1933 the "Nova Scotia Tour Book" included a brief write-up on the Bedford Golf Club. It stated that it was a "golf course with log cabin clubhouse, only one of its kind in Eastern Canada."

Unfortunately the Bedford Golf and Country Club went into a decline in the early 1940s as members began to leave for more modern golf courses. It became more and more difficult to acquire enough money to pay for the cost of running the place. During the early 1940s a number of letters were being written back and forth between James Winfield, who was residing in Bermuda and Reginald Harris, a lawyer and member of the Club. The letters stipulated the problems they were having in regards to the non-payment of the mortgage and interest that was accumulating over time. By 1942 the mortgage company was trying to sell the property. Reginald V. Harris, James Winfield, Andrew Cobb and George Hagen were the guarantors (bondsmen) of the mortgage and often paid the interest owed out of their own pockets. They finally decided, after several years of trying to revitalize the club that the property would have to go into receivership.

Sadly, with the property not being used during this time period, the clubhouse was being vandalized. The insurance for the structure was cancelled on July 20, 1940 because the insurance company felt that it was no longer considered insurable. All aspects of the building have totally disappeared except for the massive stone fireplace that stands as a sentinel showing where the clubhouse once stood at the top of Jim Flinn's hill.

A number of Bedford citizens played a major role in the history of this park. Andrew Cobb was not one of the original ten landholders who helped to develop the Bedford Golf and Country Club. However, he was the one who designed the clubhouse and continued playing an important role in the day-to-day operations and maintenance of the Club.

Andrew Randall Cobb – was an architect and urban planner who was born in Brooklyn, New York in 1876. He came to Nova Scotia with his family and received his Bachelor of Arts degree from Acadia University in Wolfville, NS. He returned to the States to attend the Massachusetts Institute of Technology to earn his Master of Science degree in architecture in 1904. He went to Cleveland, Ohio

to work in several architectural offices. In 1907 he sailed to Paris to study at the Ecole des Beaux Arts. He returned to Nova Scotia and joined with his former colleague S. P. Dumaresq to design such structures as the Memorial Tower on the Northwest Arm in 1909. Also some of the Mount Allison University buildings in Sackville, NB and the Bank of Montreal in Port Hood, in 1910 as well as the First Presbyterian Church in New Glasgow, NS in 1911.

He decided to open his own office in Halifax and went on to design the Cragg Building in 1912, the Tramway Building in 1915, and the Canada Permanent Building in 1919. After designing these particular buildings he would move his practice there. He went on to design a number of residences and buildings in and around Halifax as well as his own residence plus others located in Bedford. These included the former Neptune Theatre (formerly Strand Theatre) on Sackville Street, the Casino Theatre on Gottingen Street, a Presbyterian Church in Wolfville, First Baptist Church in Dartmouth and one of his most memorable structures was the buildings he designed for Dalhousie University that included the former Provincial Archives building in 1929, now called the Chase Building.

In 1923 and 1924 Cobb had opened an office in Corner Brook, Newfoundland where he was hired to complete a very ambitious project that was commissioned by the Newfoundland Power & Paper Co. Ltd. He was to design an entire mill town. He chose to design it by using the Garden City concept that was becoming popular during this time. He supervised the construction of a number of dwellings (175 houses), the Glynmill Hotel and Inn, and other important buildings throughout the town, including the Post Office, Customs and Court House, Telegraph office and a hospital.

He taught at the Technical College (formerly TUNS now DalTech) in 1912 and was appointed to the board of the Victoria School of Art and Design, as well as teaching a course in architecture. Mr. Cobb was on a number of other boards and a member of several associations. These include the Nova Scotia Architects Association, serving as treasurer in 1933 and vice-president in 1934 and as president in 1935. Cobb became a fellow of the Royal Architects Institute College and was elected to associate membership of the Royal Canadian Academy in 1942. Cobb was often 'the life and soul of the social events' that was similar to the role he played with the Bedford Golf and Country Club.

He died tragically in an accident in 1943 while on his way home to Bedford. He was travelling on a bus that collided with a dockyard naval truck and was one of four passengers killed. Cobb's designs were very popular. The structures were known to have exposed beams, recessed love seats and windows, with built in furniture and said to be very comfortable to live in.

Besides the important role Andrew Cobb played in connection with this property there were a number of other Nova Scotians who were historically significant and associated with this property. The first known owner of the property was Mary How.

Mary Magdalene How (nee Winniett) was the daughter of William Winniett of France and Mary Magdalein (nee Maissonet) Winniett. William had moved with his parents to London after the revocation of the Edict of Nantes. He joined in the expedition against Port Royal in 1710 when he was only 25 years old. In 1711 he resigned his military position and decided to settle down marrying Mary Magdalein, a lady of the Roman Catholic faith. He established a large trading practice throughout Nova Scotia and Cape Breton as well to the Boston area. They had 11 children with one daughter named for her mother. This daughter married Edward How in 1744.

Edward How was born in Massachusetts near the end of the 17th century. He arrived in Annapolis Royal during a time when there were numerous opportunities to become rich and successful. He became friendly with the Micmac, studying them and learning their language, eventually becoming one of the leading members of the community. He procured a seat on the Council Board in 1736 until his death in 1750. While residing in Canso he was appointed to a number of positions including High Sheriff, Commissary of Musters and Provost Marshall. Then when Edward Cornwallis arrived in 1749 to establish Halifax he was asked to play a role in organizing the new government. Due to his expertise with the Indians he was instrumental in helping to draw up the treaties that were written during that period. Unfortunately while leaving one of those meetings in October 1750 he was ambushed and shot dead. Because of the role he played in conducting negotiations with the Indians he became a threat. His wife Mary Magdalene (Winniett) How must have acquired the 506 acres of land near the head of the Bedford Basin as part of his estate.

Darius Pace was the next known resident of the property. According to Elsie Tolson, she wrote the following in her book. Darius Pace was first believed to have been a Frenchman but was "a cocky Englishman and a Chelsea pensioner." He is said to have arrived in Bedford during the late 1700s. It is believed that when Mary Magdalene How was not able to sell her property it was leased to Darius Pace who lived there until his death in 1823. He was responsible for naming the place known as Admiral Rock. Mr. Pace was quite infatuated with the life of Admiral Lord Nelson and the Battle of Trafalgar. He would celebrate every battle including the sieges of Bastia, St. Vincent, Aboukir Bay (in 1798 when Nelson destroyed the French fleet), Copenhagen (in 1801, when he destroyed the Danish fleet), the Battle of the Nile and the favorite battle, Trafalgar in 1805 (when Nelson almost wiped out the French fleet again as well as the Spanish Fleet).

On Trafalgar Day, Pace would hold a "riproaringest" celebration, from early morning with the flags flying high on Admiral's Rock, and Darius along with his

friends would drill, present arms and sing on top of their lungs, firing muskets and anything else that would make a loud noise.

He was instrumental in naming Admiral Rock and Cove after Admiral Nelson. Present day Eagle Rock was called Trafalgar Rock and the hill where James Flinn eventually built his farm was named Trafalgar Hill, known today as Golf Links Park. Darius Pace apparently died in 1823 in South Carolina. His wife, Dorothy Pace, arrived in Nova Scotia in 1827 demanding her dower rights to a house in Dutch Town, but wanting to exchange it for a farm in Sackville. The farm she requested was supposed to have been granted to Rev. Benjamin Garrish Gray, but I could not find any proof of Rev. Gray owning Darius's farm. However, he apparently was granted land where Sunnyside once stood in Bedford. It is surprising that this area remained untouched until around 1977 when the housing development was finally extended around the park.

Several more gentlemen who played an important role in the growth of the Bedford Golf and Country Club were James H. Winfield, Reginald V. Harris and Andrew Robb.

James H. Winfield's father, Rev. James Abbott Winfield arrived in Halifax from England, with his wife and two sons, to serve as a lay missionary at St. Paul's Anglican Church in 1891. After being ordained, he moved on to serve at New London and Alberton in Prince Edward Island. He went to Africa and Palestine as a missionary prior to coming back to Nova Scotia and serving the church in Bedford as well as in Berwick before retiring to Kentville, where he died in 1945.

James H. Winfield was born in Derby, England on September 13th, 1874. James attended High School in Halifax and after graduation he began his long career as an employee of the Nova Scotia Telephone Company. During the day he sold and installed telephone service, while in the evenings he did "night operating." Two years later he transferred to New Glasgow as the new local manager. He returned to Halifax in 1900 and promoted to Superintendent of Service. A year later he was appointed Assistant General Manager and within the next few years he is promoted to General Manager. By 1917 he is a Director of the Company, 1922 Managing Director, 1931 Vice-President, 1935 until 1943 is President and Chairman of the Board until 1948.

His "genius, ability and leadership were displayed" during the Halifax Explosion in 1917. His wealth of knowledge in the field of public utilities and his many undertakings were well known throughout Nova Scotia and the West Indies. Mr. Winfield, an industrialist, held prominent positions on various Boards of a number of Halifax companies. To name only a small number of these positions: Chairman of the Board of the Maritime Telegraph and Telephone Company; Director of the Island Telephone Company, the Atlantic Utilities Ltd., the Eastern Electrical and Supply Company, Thompson Adams and Co., Eastern Trust Company, Maritime Life Insurance Company, Lord Nelson Hotel, and the

Tobago Plantation Ltd.; as well as the Managing Director of the Moncton Gas and Electric Co., the Eastern Electric Co., and the Canada Electric Co.

James Winfield was also instrumental in playing a role in the development of the Masonic Temple in Halifax. He was initiated into the Society in 1903 and continued to be active in the organization for nearly 60 years. It was largely due to the “energy and leadership” that he showed in helping this society to grow to what it is today. He was presented with the 50 year Jewel in June 15, 1953 and given possession of the Erasmus J. Philipps Medallion. He also was an Ex-Commodore of the Royal Nova Scotia Yacht Squadron and the Chester Yacht Club.

Winfield was one of the original ten gentlemen to help organize the Bedford Golf and Country Club in 1922. Under his direction the club was able to receive the necessary funds required to help establish the club and to set it up for operation. Plus, it was his name as General Manager that is shown on the deed transactions when the necessary lands were purchased from the residents. Then later, when the property was falling into a decline, he was one of four bondsmen who made an attempt to save the club from bankruptcy, even though he was living in Somerset, Bermuda at that time. Unfortunately he died there in 1963.

Reginald V. Harris is another Bedford gentleman who also played an important role in the organizing of this club. He was born on March 21st, 1881 in Londonderry Mines, Nova Scotia. He was the son of Rev. Canon Voorhees E. Harris and Emma Chandler Troop. He attended Amherst Public Schools, graduating in 1897. He attended Trinity College in Port Hope, Ontario, graduating in 1899, and then went to the University of Trinity College in Toronto, receiving a Bachelor of Arts in 1902, and a Masters of Arts in 1910. He received an Honorary Degree of Doctor of Civil Law from Bishop University in 1923, Doctor of Canon Law from Kings University in 1950. He studied law and was a lawyer from 1905 until 1945. He began his practice in Winnipeg, MB, returning to Halifax in 1908.

Harris also held numerous positions similar to James Winfield, within various societies. For example: Chancellor of Anglican Diocese of NS (1922), School Commissioner in Halifax and Chairman (1911 to 1914), Governor of Kings University (1909) and Secretary on Board of Trustees of the Freemasons of NS in 1945. He also helped to found the Canadian Cancer Society and became the first President in Nova Scotia. He was a member of the Advisory Board of the Salvation Army and awarded into the Order for Distinguished Auxiliary Service in 1945. He was one of the founders and President of the Maritime Home for Girls as well as the President of the Halifax Industrial School and a Fellow of the Royal Commonwealth Society.

He was a published author of numerous historical books, poetry and plays. He wrote a history on how Freemasonry began in Canada; on Church law, which included laws of marriage and divorce; on the history of St. Paul's Church in Halifax, published in 1949; and also on the Oak Island Mystery, published in

1958. Harris had kept a record of all his papers and collected newspaper clippings that were placed in scrapbooks that are now kept at the Nova Scotia Archives and Records Management building on University Ave., Halifax.

Reginald Harris also became one of the four bondsmen who attempted to prevent the Bedford Golf and Country Club from going into receivership. It is through the many letters he wrote to James Winfield in Bermuda that we know how strongly he and Winfield attempted to keep the club operating. Mr. Harris died in 1968 at his home on Bloomingdale Terrace in Halifax.

Andrew Robb was another Bedford resident who played a major part in the operations of the club. He was born in St. John, NB and was the son of William and Mary (McCrimdell) Robb. He was educated in public schools and at St. John Business College. As a young man he was employed with the YMCA and over the years worked at various YMCA centres throughout the Maritime Provinces. Robb eventually served as the Secretary of the YMCA in Charlottetown, PEI and also in Sydney, CB and St. John, NB. He worked his way up to General Secretary of the Maritime Provinces. He left this position to join the Halifax Herald Ltd. in 1914 becoming a news reporter, which was a job at that time whereby a newsman was considered to be "the sole source of news." From the time he joined the Herald he served as the Secretary Treasurer until 1932. He then became the Vice-President serving until 1947, when he left that position to become the President until 1950 when he was chosen Chairman.

Robb continued to play a role in the YMCA organization from the time he joined in 1891 until his death. He also served as a member of the National Council of the YMCA. He was an elder in the Bedford United Church since 1916. Besides playing a role in organizing the Bedford Golf and Country Club he later became a member of the Halifax Golf and Country Club.

Besides being involved with the YMCA, newspaper business and golf clubs he also held a number of positions with other groups. This included the Director of the Maritime Broadcasting Corporation Ltd.; Vice Chairman and member of the Board of Governors for Pine Hill Divinity Hall; Chairman of the Board of Governors for the Halifax Ladies College and the Conservatory of Music and also the President of the Maritime Photo Engravers.

Robb had married twice. His first wife was Helen Tupper Dennis, the daughter of Senator William Dennis, of the Halifax Herald and second to Minnie Allison, daughter of C. F. A. Patterson of Florida. He had four daughters and one son. Andrew Robb died in 1957. While a member of the Bedford Golf Club there was a popular golf game referred to as the "Robb versus Cobb" competition."

Eventually the property was purchased by the McCulloch family. According to Nelson Kennedy of Bedford, Charles McCulloch's company developed the property around the Golf Links Park, including Peregrine Crescent, where the park begins.

Charles MacCulloch was born in 1911 at Kennetcook, Hants County, Nova Scotia on a homestead that was in the family since 1781. He was the son of Everett and Emma (Akerman) MacCulloch. He attended grade school in Kennetcook, and in 1928 he arrived in Halifax to work. His first job was as a rock crusher in Fairview. Shortly afterwards he became an apprentice carpenter and helped to construct the Lord Nelson Hotel. At night he took courses in architectural design and earned a degree from the Nova Scotia Technical College (now known as DalTech). Later he was awarded an honorary degree (L.L.D.) from St. Francis Xavier University in Antigonish.

The first building he designed was the Knox Presbyterian Church, which is said to have been responsible in catapulting him into a highly successful construction and building business. He has been considered a self-made businessman. MacCulloch formed the MacCulloch & Co. Ltd. in 1937 and this company grew to become the largest shipper of lumber in the Maritimes. In 1956 his company began to concentrate on selling building supplies and real estate rather than producing the lumber. He became the President of MacCulloch Leasehold Ltd., MacCulloch Building Products Ltd., and Oakwood Park Ltd.

After he acquired almost 100,000 acres of timberland surrounding the metropolitan area he became involved in commercial land development. He was one of ten businessmen who made up the Halifax Development Ltd., which was formed “to redevelop a central area of the city into a complex of modern commercial and residential buildings.” This included the Scotia Square complex, in Halifax; and the Micmac Mall development, in Dartmouth. He was a Director of the Bank of Nova Scotia, Halicon Ltd., Maritime Life Assurance Ltd., and Chairman of the Metrovision Ltd.

He was also a member of the Advisory Board for Canada Permanent Trust; a Governor of Dalhousie University; a Board member of Mount St. Vincent University, the Atlantic Symphony Society, and the Canadian National Institute for the Blind and the YMCA. He was a noted athlete during the 1930's and a champion oarsman. He became a Commodore of the Royal NS Yacht Squadron, a member of the Ashburn Golf and Country Club, Saraguay Club, Oakfield Golf and Country Club, Chester Yacht Club, of Nova Scotia and the Mid Ocean Golf Club in Bermuda.

At the time of his death on October 5, 1979, he was 67 years old and was residing at “Monte Vista Farm” in Enfield, Nova Scotia. However, he died from a massive heart attack while vacationing in the South Pacific with his family.

Research Sources for Golf Link Park:
(formerly the Bedford Golf and Country Club)

Registry of Deeds:

Owner	Dates	Books	Page#
Town of Bedford	1983	3674	186 (present owner)
James H. Winfield	1922	563	271 (lots acquired for club)
Margaret Murphy	1880	223	511 (known as lot #4)
Irvin Flinn	1880	223	508 (shows plan of 7 lots)

Survey Plans:

Dr. 124 #8158
 Dr. 201 #14810
 Dr. 203 #16562 1978 (area is shown as 'green area' of subdivision)
 Dr. 232 #19779 1983

Manuscript Records and Newspaper sources:

MG 1 Vol. 472 #13	Info. On Edward How
F 90 n85 AR2R 1961	Info. On Ed. How's death
RG 48 Reel # 418	Info. Darius Pace
RG 7 Vol. 1 #73	Info. Darius Pace
F83 C16c 1948 p. 1006	Info. James Winfield (Canadian Who's Who)
MG1 Vol. 2047 #4	Obit on James Winfield
MG 20 Vol. 1015 #12A	Info. On James Winfield
F128 M33 R	Info. Bio on R. V. Harris
MG20 Vol. 608 #55-58	Info. Bio on R. V. Harris
MG1 Vol. 337	Info. Bio on R. V. Harris
Reel #10171.....	Scrapbook of Marion Christie (d/o Reg. Harris) (Included info. On Bedford Golf Club and Andrew Robb)
Reel #14919.....	Scrapbook of R. V. Harris
MG1 Vol. 368 #1 and 2	(Included info. On Bedford Golf and Country Club's decline)
<i>Mail Star</i> Oct. 6, 1979 p. 1.....	Charles MacCulloch Bio
<i>Dartmouth Free Press</i> Oct. 10, 1979 p.4.....	Charles MacCulloch
<i>Truro Weekly News</i> Aug. 29, 1970 p.4.....	Charles MacCulloch
<i>Bridgewater Bulletin</i> Feb. 2, 1972 p. 1.....	Charles MacCulloch

Books:

The Captain, the Colonel and me. Bedford, NS, since 1503 by Elsie Tolson, 1979
Bedford Golf Club, est. 1922. a brochure pub. by Scott Manor House, 2002
History of the County of Annapolis by W. A. Calnek, 1980
Architects of Nova Scotia: A Biographical Dictionary 1605-1950 by Maud Rosinski, 1994

Interviews: Held on Oct. 25, 26 and 27th, 2004

Anne MacVicar.....In charge of the Fort Sackville Foundation and the running of the Scott Manor House in Bedford (phone# 832-2336)

Anthony Edwards.... President of the Bedford Historical Society and gave me the phone numbers of Mr. Kennedy and Mr. Fenerty as contacts (phone # 832-1777)

Nelson Kennedy.... Formerly helped to mow the greens and gave historical information regarding MacCulloch family as developers (phone # 835-3632)

Norm Fenerty.....Acquired photos of clubhouse from the daughter of Andrew Cobb and allowed the Scott Manor House to scan photos for HRM (phone #864-8376)

Attachment B
EVALUATION CRITERIA
FOR REGISTRATION OF HERITAGE SITES
HALIFAX REGIONAL MUNICIPALITY

A Heritage site is defined as an area, cultural landscape, or feature, together with any structures thereon, which is significant to the social, cultural, commercial, military or political history and development of Halifax Regional Municipality, the Region, Province or Country. *The Heritage Value* of a site is derived from a number of sources, including age of a site or duration of use, as well as community and historical associations.

1. AGE OF SITE/CONTINUITY OF USE

1 a) Age of Site

Age is an important factor in the popular understanding of the value of heritage sites. The following age categories are based on local, national and international occasions that may be considered to have defined the character of what is the Halifax Regional Municipality and how it was developed. A site may receive points for its age **or** its continuity of use.

Date of Original Use	Points	Timeline
1749 - 1785	23-25	Halifax Garrison Town to the Loyalist migration
1786 - 1830	20-22	Boom period following construction of the Shubenacadie Canal
1831 - 1867	17-19	From Boom to Confederation
1868 - 1899	14-16	Confederation to the end of the 19 th Century
1900 - 1917	11-13	Turn of the Century to the Halifax Harbour Explosion
1918 -1945	8-10	The War Years
1946 - Present	5-7	Post-War

OR

1 b) Continuity of Use

A site may also be deemed to have heritage value because it has served the same function or a similar function over a long period of time.

Duration of Continue/Similar Function	Points	Comments
100+ Years	20-25	
75-99 Years	15-19	
50-74 Years	10-14	

Maximum score of 25 points in this category.

2. HISTORICAL IMPORTANCE

Historical importance refers to relationships to important occasions, institutions, individuals or groups.

Nationally	Points	Comments: Please give reference to relationship below
Intimately Related	20-25	
Moderately Related	15-20	
Loosely Related	10-15	
Provincially	Points	Comments: Please give reference to relationship below
Intimately Related	15-20	
Moderately Related	10-15	
Loosely Related	5-10	
Locally	Points	Comments: Please give reference to relationship below
Intimately Related	10-15	
Moderately Related	5-10	
Loosely Related	0-5	

** Maximum score of 25 points in this category - scoring from only one of three categories.*

3. INTEGRITY

Integrity refers to the degree to which the site reflects its original state during the period it was used. This may include the presence of physical features or structures.

Points	Comments
6-10	Largely intact with presence of original features or structures
1-5	Moderately intact with vestiges of original features or structures

Maximum score of 10 points in this category.

4. CONTEXT

A site may receive points for its relationship to its surrounding area **or** for its inherent value to the community.

4 a) Relationship to Surrounding Area

Points	Comments
6-10	The site is an important asset contributing to the heritage character of the surrounding area
1-5	The site is compatible with the surrounding area and maintains its heritage character

OR

4 b) Community Value

Points	Comments
6-10	The site is well documented in local history (written or oral)
1-5	The site is little known or not documented in local history

Maximum score of 10 points for either relationship to surrounding are or community value for this category.

**Attachment C
Current Conditions**



Figure 1: Entrance to Golf Links Park from Peregrine Crescent.



Figure 2: Footpath looking toward entrance.

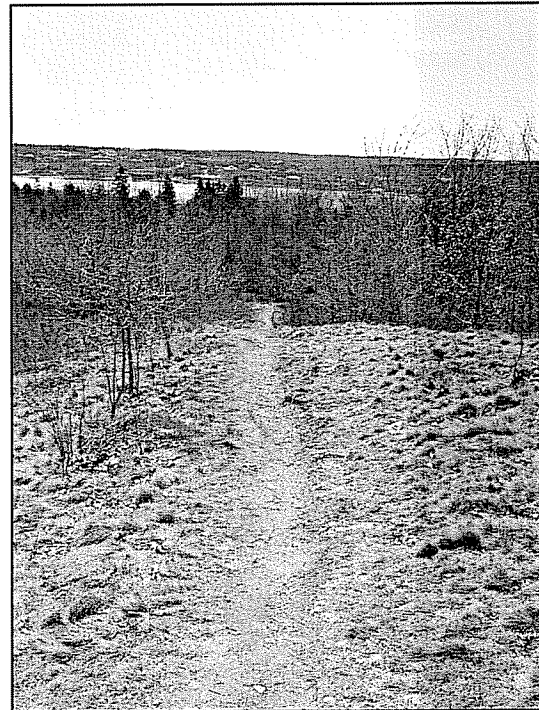


Figure 3: Footpath, looking to the Basin.



Figure 4: View from the footpath to the Chimney.



Figure 5: Front view of chimney.

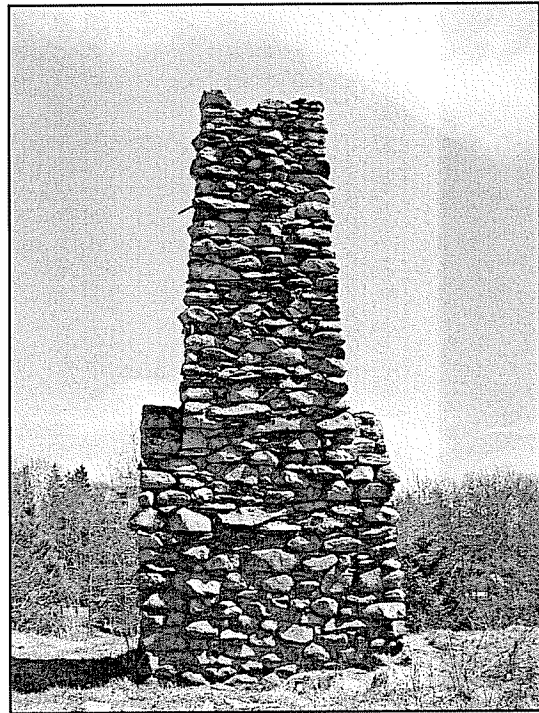


Figure 6: Rear view of chimney.

**Attachment D
Historic Photos**

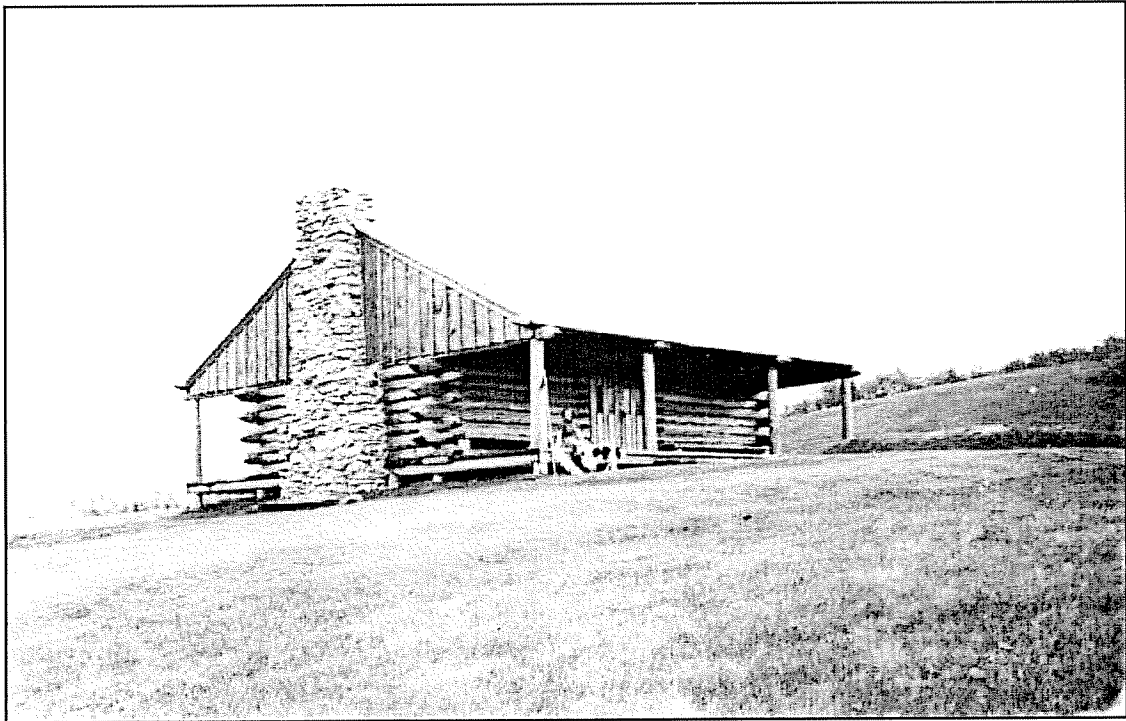


Figure 1: Photograph of the Bedford Golf Course Clubhouse, date unknown.

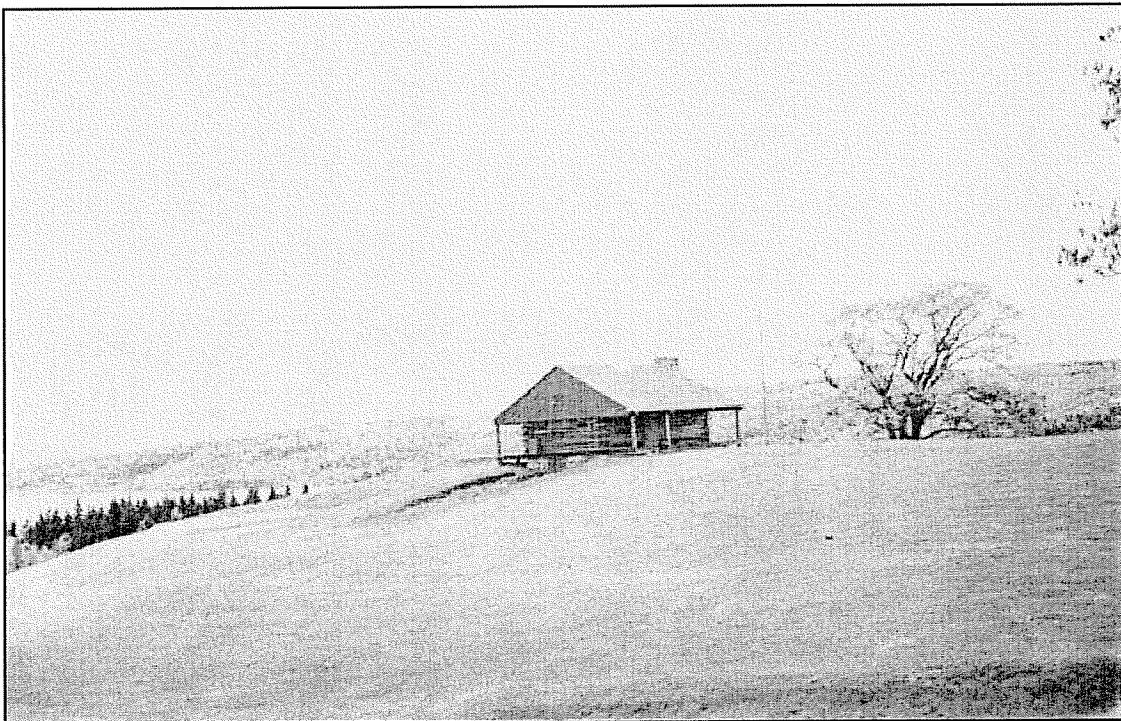


Figure 2: Photograph of the Bedford Golf Course Clubhouse, date unknown.



Figure 3: View of the Bedford Golf Course Clubhouse, date unknown.

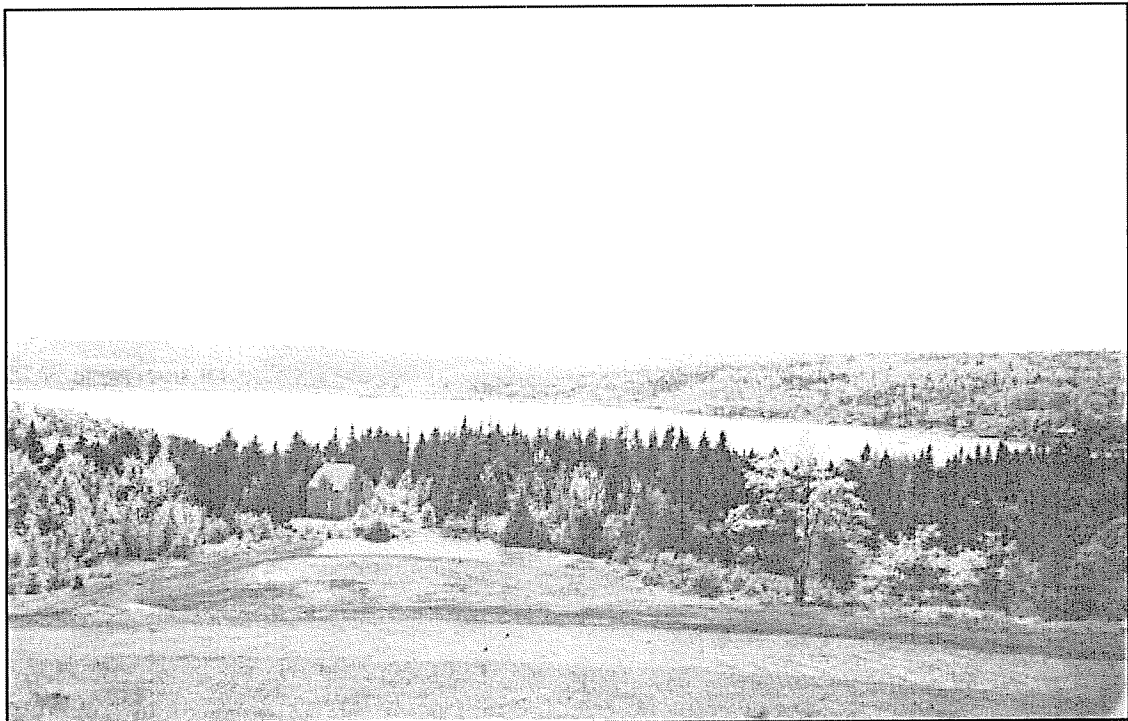


Figure 4: View of the Bedford Basin from the Bedford Golf Course, date unknown.