

JOHN COOPER, MAYOR



METROPOLITAN BOARD OF PARKS AND RECREATION

Centennial Park Office
Park Plaza at Oman Street
Nashville, TN 37201

(615) 862-8400
Fax (615) 862-8414
www.nashville.gov/parks

Monique Horton Odom, Director

June 23, 2023

VIA ELECTRONIC MAIL (patrick.mcintyre@tn.gov)

E. Patrick McIntyre, Jr.
Executive Director and State Historic Preservation Officer
Tennessee Historical Commission
2941 Lebanon Pike
Nashville, TN 37914

Re: Petition for Waiver, Fort Negley Park

Dear Mr. McIntyre:

Please find attached to this letter, the complete Petition for Waiver concerning the implementation of the 2022 Master Plan for Fort Negley Park filed on behalf of the Board of Parks and Recreation of the Metropolitan Government of Nashville and Davidson County. The Petition for Waiver is being filed pursuant to the Tennessee Heritage Protection Act, T.C.A. § 4-1-412. Please place this matter on the next available agenda of the Tennessee Historical Commission for consideration.

If additional information is needed or if you have questions, please contact Macy Amos at macy.amos@nashville.gov or Tessa Ortiz-Marsh at tessa.ortiz-marsh@nashville.gov.

Sincerely,

Monique Horton Odom, Director
Department of Parks and Recreation

Attachments

CC: Miranda Christy (Miranda.christy@tn.gov)





TENNESSEE HISTORICAL COMMISSION
STATE HISTORIC
PRESERVATION OFFICE
2941 LEBANON PIKE
NASHVILLE, TENNESSEE 37214
OFFICE: (615) 532-1550

TENNESSEE HERITAGE PROTECTION ACT
PETITION FOR WAIVER COVER PAGE

In accordance with T.C.A. § 4-1-412, an initial hearing before the Tennessee Historical Commission on a petition for waiver shall be scheduled at any regular Commission meeting no sooner than 60 calendar days after a petition is filed. Regular meetings of the Tennessee Historical Commission are normally held on the third Friday of February, June, and October. This cover sheet is designed to aid in the review of the petition for waiver. Refer to T.C.A. § 4-1-412 for procedural and term definitions.

Petition Date: 06/23/2023

Petitioning Entity: The Metropolitan Government of Nashville and Davidson County, Board of Parks & Recreation

Contact Name: Monique H. Odom

Address: 511 Oman Street, Nashville, TN 37203

Phone Number: 615-862-8400

Email Address: monique.odom@nashville.gov

Memorial Owner/Managing Entity (if different): _____

Contact Name: _____

Address: _____

Phone Number: _____

Email Address: _____

Memorial Name or Description: Fort Negley Park

Memorial Type (check all that apply):

- | | | | |
|----------------------------------|---|-----------------------------------|---------------------------------|
| <input type="checkbox"/> Artwork | <input type="checkbox"/> Historic Display | <input type="checkbox"/> Plaque | <input type="checkbox"/> Statue |
| <input type="checkbox"/> Bridge | <input type="checkbox"/> Memorial | <input type="checkbox"/> Preserve | <input type="checkbox"/> Street |

- | | | |
|-----------------------------------|--|--|
| <input type="checkbox"/> Building | <input type="checkbox"/> Monument | <input type="checkbox"/> Real Property |
| <input type="checkbox"/> Bust | <input type="checkbox"/> Nameplate | <input type="checkbox"/> Reserve |
| <input type="checkbox"/> Flag | <input checked="" type="checkbox"/> Park | <input type="checkbox"/> School |

Memorial Subject Category (check all that apply):

- | | |
|---|--|
| <input checked="" type="checkbox"/> Historic Conflict | <input type="checkbox"/> Historic Figure |
| <input checked="" type="checkbox"/> Historic Entity | <input type="checkbox"/> Historic Organization |
| <input checked="" type="checkbox"/> Historic Event | |

Memorial Subject Description: Fort Negley Park is 64 acre Metro Nashville city park opened in 1928

Memorial Location Description: 1100 Fort Negley Boulevard, Nashville, TN 37203
(corner of Fort Negley Boulevard and Chestnut Street)

Memorial GPS Coordinates: 36.14337, -86.77522

Memorial Location City: Nashville

Memorial Location County: Davidson

Waiver Type:

- | | |
|---------------------------------------|---|
| <input type="checkbox"/> Alteration | <input type="checkbox"/> Removal |
| <input type="checkbox"/> Rededication | <input type="checkbox"/> Renaming |
| <input type="checkbox"/> Relocation | <input checked="" type="checkbox"/> Other Disturbance or Alteration |

Waiver Type Description: _____

The Metropolitan Board of Parks & Recreation requests the waiver
of restrictions in the THPA that would impact implementation
of the 2022 Fort Negley Master Plan (see attached)

Basis Upon Which Waiver is Sought: _____

The intent of the Metro Nashville Parks Department Fort Negley Master Plan is to restore, enhance
and preserve Fort Negley Park. This plan implementation may involve some alteration and disturbance
to the site, but it will not erase or diminish any aspect of the Fort itself or the general historic site.

Required Attachments:

- Proof that the memorial is or is located on public property
- Proof that the petitioning entity is a public entity exercising control of the memorial
- Proof that prior to filing the petition for waiver, the public entity seeking the waiver published notice of the petition for waiver on the web site of the public entity, if any, and in at least one newspaper of general circulation serving the area of the memorial and one in Davidson County. The published notice must have stated: (1) the basis on which the waiver is sought; and, (2) that upon written request the public entity seeking the waiver will provide any interested party a copy of the petition and all supporting reports at no cost
- Detailed statement of the request and the basis upon which the waiver is sought
- Report(s) showing that there is a material or substantial need for a waiver based on historical or other compelling public interest
- Excel spreadsheet listing the names and addresses of any private entities, groups, or individuals, including, but not limited to, descendants, that may have an interest in receiving notice of the petition Photograph(s) of the memorial
- Photograph(s) of the memorial

Deliver physical and digital copy of completed cover sheet and attachments to:

Tennessee Historical Commission
Attn: Tennessee Heritage Protection Act and Outreach
Coordinator
2941 Lebanon Pike
Nashville, TN 37214
ASK.TH@tn.gov
615-532-1550

Before the Tennessee Historical Commission

PETITION FOR WAIVER

**Report (Including Statement of Request, Basis Upon Which Waiver is Sought, and
Establishing Substantial Need Based on Compelling Public Interest)**

Authority

This Petition for Waiver is submitted pursuant to the Tennessee Heritage Protection Act of 2016, in accordance with the Tennessee Code Annotated 4-1-412(c). This Petition for Waiver concerns the implementation of a master plan to restore, preserve and enhance Fort Negley Park.

Ownership of Fort Negley Park

Fort Negley Park is a park of the Metropolitan Government of Nashville and Davidson County located on public property. The deed where the Metropolitan Government took title to Fort Negley Park is attached hereto as Exhibit 1 and incorporated herein.

The Board of Parks and Recreation of the Metropolitan Government of Nashville and Davidson County is a public entity that exercises control over Fort Negley Park. (See *Metropolitan Charter, Sections 11.1001 and 11.1002* attached hereto and incorporated herein as Exhibit 2.) Pursuant to the Metropolitan Charter, the Board of Parks and Recreation has the authority to supervise, control, and operate the park and recreation system of the metropolitan government. *Metropolitan Charter, Sections 11.1001.1002.*

Statement of Request and Basis Upon Which the Waiver is Sought

In February of 2018 Metro entered into an Agreed Order that stipulated that the Metropolitan Government-owned property that includes the site of Fort Negley is a “Memorial” as defined in the Tennessee Heritage Protection Act, Tenn. Code Ann. § 4-1-412(a)(7). The Agreed Order and subsequent Order of Dismissal are attached hereto and incorporated herein as Exhibit 3.

On June 7, 2022, the Metropolitan Board of Parks and Recreation voted to petition the State to allow for implementation of the 2022 Fort Negley Master Plan. (See June 7, 2022 Minutes of the Board of Parks and Recreation, attached hereto as Exhibit 4.) The 2022 Fort Negley Master Plan was finalized in October 2022. (See 2022 Fort Negley Master Plan, attached hereto as Exhibit 5.)

The intent of this Master Plan is to restore, enhance, and preserve Fort Negley and the surrounding park property. This Master Plan emphasizes three guiding principles: preserve and maintain the Fort Negley site, reveal and honor the site’s history, and connect and engage with the public at a local, regional, and national level. Implementation of the Master Plan involves alterations or disruptions to the site including the introduction of new plazas, pathways, and structures to

facilitate access and interpretation of the site. The Plan contemplates the expansion of the Fort Negley interpretive center. A portion of the plan also includes the careful removal of the asphalt parking associated with the former Greer Stadium and establishment of a native grassland meadow that will allow for the regeneration of the landscape to a healthy functioning ecosystem.

Fort Negley is listed in the National Register of Historic Places. The Secretary of the Interior has established professional standards for the preservation of historic properties, including those listed in the National Register. This plan and its implementation builds on the significance of this UNESCO designated historic site and honors it with appropriate infrastructure and interpretation, fully aligning with the Tennessee Heritage Protection Act's presumption in favor of memorial preservation. To that end, all site alterations and disturbances recommended in the plan have been conceived carefully to be consistent with the *Secretary of the Interior's Standards for the Treatment of Historic Properties*.

Substantial Need for a Waiver Based on a Compelling Public Interest

Fort Negley was the largest inland stone fortification built during the Civil War. The park is recognized as one of Tennessee's most important historical resources from both the American Civil War and when the Works Progress Administration constructed the replica of the original fortification in the 1930s. The City of Nashville acquired the property in 1928 for use of a park. In 1936 the fort was reconstructed as an educational, recreational, and tourism asset. Fort Negley was added to the National Register of Historic Places in 1975.

Community engagement and input included a series of five events where community members participated in interactive activities that laid the groundwork for the design. These events included expert panel sessions, open houses, and physical scale models to facilitate feedback. Numerous stakeholder groups were engaged in the design process. There were more than twenty meetings of stakeholder groups to gather technical data and to better understand the political, historical, and social complexities of the site.

The Fort Negley Master Plan represents a dedicated effort by a multitude of diverse individuals and organizations. Through public input, stakeholder discussions and a wide range of feedback Metro Parks supported an inclusive and thorough planning process that will lead to a successful and sustainable historic site for many decades to come. This Plan is a once in a generation opportunity to provide this site its proper treatment and to create a lasting landscape of memory, hope and resilience for Nashville, the State and for the Nation.

Implementation of the Master Plan inevitably involves alteration and disturbance of the Fort Negley property. The intent of the Master Plan is not to erase or diminish any aspect of the history of Fort Negley Park, but rather to enhance the preservation and expand the site, revealing new information about the site and honoring it with appropriate infrastructure and interpretation. For the reasons stated above, the Board of Parks and Recreation of the Metropolitan Government of Nashville and Davidson County hereby petitions this Commission to approve a waiver to the Tennessee Heritage Protection Act for all aspects of plan implementation.

EXHIBIT 1

Prepared by the Metropolitan Development and Housing Agency, 701 So. 6th St., Nashville, Tenn. 37206

Address New Owner(s) As Follows:	Send Tax Bills To:	Map-Parcel Numbers:
(Name)	(Name)	105-3
(Street Address or Route Number)	(Street Address)	4-5-6
(City) (State) (Zip Code)	(City) (State) (Zip Code)	PW

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WARRANTY DEED

Land Disposition Parcel No. 57-P

FOR AND IN CONSIDERATION of the sum of Five Thousand and NO/100-----

----- Dollars (\$ 5,000.00) cash in hand paid to the Metropolitan Development and Housing Agency by Metropolitan Government of Nashville and Davidson County, Tennessee, the receipt of which is hereby acknowledged, the Metropolitan Development and Housing Agency, a public body and a body corporate and politic created under the provisions of the "Housing Authorities Law" of Tennessee, acting by and through its duly elected officers who are authorized so to do by resolution of its Board of Commissioners, has bargained and sold and by these presents does transfer and convey unto the said Metropolitan Government of Nashville and Davidson County, Tennessee the Grantee, its heirs and assigns, ("its successors and assigns" if a corporation), a certain tract or parcel of land in Nashville, Davidson County, Tennessee, described as follows, to wit:

Being Lots Nos. 21, 22, 23, 24 and the westerly 20 feet of Lot No. 20 on the Plan of W. Lincoln's Subdivision as of record in Book 16, page 43, Register's Office for said County, described according to a property disposition survey by Barge, Waggoner, Sumner and Cannon, dated April 7, 1972, as follows:

BEGINNING at an iron pin in the northerly margin of Hume Street in the easterly line of the Metropolitan Government of Nashville's Fort Negley Property, thence leaving said Hume Street North 2° 30' East, 220.0 feet to an iron pin in the southerly margin of a 10-foot alley, thence with said alley, North 71° East, 85.4 feet to an iron pin in the northwesterly corner of the L & N Railroad property (South Nashville Yard), thence with said Railroad Property, South 23° 37' East, 192.7 feet to an iron pin in the northerly margin of Hume Street, thence with the same South 67° West, 182.0 feet to the point of beginning.

Being the same property conveyed to The Nashville Housing Authority, now Metropolitan Development and Housing Agency, by deed from George L. Rooker, Clerk of the Circuit Court of record in Book 4584, page 436, Register's Office for said County. (As to Lots Nos. 22 and 23)

Being the same property conveyed to The Nashville Housing Authority, now Metropolitan Development and Housing Agency, by deed from George L. Rooker, Clerk of the Circuit Court of record in Book 4584, page 438, Register's Office for said County. (As to Lot No. 24)

Being the same property conveyed to The Nashville Housing Authority by deed from George L. Rooker, Clerk of the Circuit Court of record in Book 4584, page 440, Register's Office for said County. (As to Lot 21 and part of Lot 20)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Metropolitan Government of Nashville and Davidson County, Tennessee, its heirs and assigns, ("its successors and assigns" if a corporation), forever.

And the Metropolitan Development and Housing Agency, the Grantor, does covenant with the said Metropolitan Government of Nashville and Davidson County, Tennessee, that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered except for the restrictive covenants set forth hereinafter.

And the Metropolitan Development and Housing Agency, the Grantor, does further covenant and bind itself and its successors to warrant and forever defend the title to the said land to the said Metropolitan Government of Nashville and Davidson County, Tennessee, its heirs and assigns, ("its successors and assigns" if a corporation), against the lawful claims of all persons, whomsoever, and the Metropolitan Development and Housing Agency, the Grantor, and Metropolitan Government of Nashville and Davidson County, Tennessee, the Grantee, further bind themselves as follows:

1. GENERAL COVENANTS:

A. The Grantee agrees for itself, and its successors and assigns, and every successor in interest to the Property, or any part thereof, that the Property, or any part thereof, will be devoted to, and only to and in accordance with, the uses specified in the Urban Renewal Plan, and the Contract of Sale of Land entered into between the parties hereto, for the purchase and redevelopment of the Property, dated the 11th day of February, 19 76, which is specifically made a part hereof by reference as though fully and completely set out herein.

B. The within-described Property is hereby conveyed subject to the restrictions which are hereby declared to be covenants running with the land and which shall be binding upon the Grantor and the Grantee and all subsequent purchasers, owners, lessees and successors in interest, set forth in Section C of the Urban Renewal Plan for the Edgehill Urban Renewal Project, Tenn. R-69 of record in Book 4220, page 723, in the Register's Office of Davidson County, Tennessee, which are specifically made a part hereof by reference, as though fully and completely set out herein.

C. This parcel of land, described herein, is located in an area designated by the Urban Renewal Plan for the Edgehill Urban Renewal Project, Tenn. R-69 for use as public and this conveyance is specifically made subject to the restrictions, terms and conditions of the said Plan. R. P. Map No. 2, known as the "Land Use Plan" is an excerpt from the Plan and is recorded, for reference purposes, in the office of the Metropolitan Clerk, said Map being specifically made a part hereof by reference as though fully and completely set out herein.

D. It is understood and agreed that one of the considerations moving to the Grantor in this transaction is the agreement on the part of the Grantee to redevelop to the satisfaction of Grantor the within-described Property in accordance with the terms of Contract for Sale of Land entered into the 11th day of February, 1976, by Grantor and Grantee compliance with which by Grantee shall be evidenced by a "Certificate of Completion" from the Grantor to that effect issued to the Grantee and recorded in the Register's Office of Davidson County, Tennessee

The "Certificate of Completion" issued by the Grantor shall be a conclusive determination of satisfaction and termination of the agreements and covenants in the Agreement and in the Deed with respect to the obligations of the Grantee, and its successors and assigns, to construct the improvements and the dates for the beginning and completion thereof.

The Grantee for itself, its successors and assigns, and every successor in interest to the Property, or any part thereof, agrees to promptly begin and diligently prosecute to completion the redevelopment of the Property, and that such construction or redevelopment shall in any event be begun within the period specified in Section 4 of Part I of said Contract for Sale of Land and be completed within the period specified in said Section 4 of Part I. It is intended and agreed that such agreements and covenants shall be covenants running with the land and that they shall, in any event, and without regard to technical classification or designation, legal or otherwise, except only as otherwise specifically provided in the Agreement itself, be, to the fullest extent permitted by law and equity, binding for the benefit of the community and the Grantor and enforceable by the Grantor against the Grantee and its successors and assigns to or of the Property or any part thereof or any interest therein.

In the event of any default, failure, violation, or other actions or inaction by the Grantee, subsequent to this conveyance from the Grantor and prior to the issuance and recording of the "Certificate of Completion," to remedy, end, or abrogate such default, failure, violation, or other action or inaction, specified in subdivisions (a), (b), and (c) of Section 704 of Part II of said Contract for Sale of Land, the Grantor at its option may declare a termination in favor of the Grantor, of the title, and of all the rights and interest in and to the Property shall revert to the Grantor in accordance with and in the manner specified in said Contract for Sale of Land. Said subdivisions list, in part, non-compliance acts pertaining to the construction of improvements, failure to pay or have released liens or encumbrance, and violations pertaining to the transfer of the Property or change in the ownership or distribution of the stock of the Grantee.

E. The Grantee agrees for itself, its successors and assigns, and every successor in interest to the Property, to or of the Property or any part thereof, that the Grantee and such successors or assigns shall:

- (1) Not discriminate upon the basis of race, creed, color, sex or national origin

in the sale, lease, or rental or in the use or occupancy of the Property or any improvements erected or to be erected thereon or on any part thereof; and this covenant shall be binding to the fullest extent permitted by law and equity, for the benefit and in favor of, and enforceable by (a) the Grantor, its successors and assigns, (b) the Metropolitan Government of Nashville and Davidson County, State of Tennessee, and any successor in interest to the Property, or any part thereof, (c) the owner of any other land, or of any interest in such land, within the Project Area which is subject to the land use requirements and restrictions of the Redevelopment Plan, and (d) the United States, against the purchaser, its successors and assigns and every successor in interest to the Property, or any part thereof or interest therein, and any party in possession or occupancy of the Property or any part thereof.

In amplification, and not in restriction of, all provisions of Sections 1-A, 1-B, 1-C, -1D, 1-E and 1-E(1), it is intended and agreed that the Grantor and its successors and assigns shall be deemed beneficiaries of the covenants provided in said Section hereof, and the United States shall be deemed a beneficiary of the Covenant provided in Section 1-E(1) hereof, both for and in their or its own right and also for the purposes of protecting the interests of the community and other parties, public or private, in whose favor or for whose benefit such covenants have been provided. Such covenants shall run in favor of the Grantor and the United States, for the entire period during which such covenants shall be in force and effect, without regard to whether the Agency or the United States has at any time been, remains, or is an owner of any land or interest therein to or in favor of which such covenants relate. The Grantor shall have the right, in the event of any breach of any such covenants, and the United States shall have the right in the event of any breach of the covenant provided in Section 1-E(1) hereof, to exercise all the rights and remedies, and to maintain any actions or suits at law or in equity or other proper proceedings to enforce the making of such breach or covenant, to which it or any other beneficiaries of such covenant may be entitled.

Said Property is conveyed subject to the following easements, to wit:

1. All easements recorded in the Register's Office of Davidson County, Tennessee.

2. (Others) _____

By the acceptance of delivery of this Deed, Grantee accepts these restrictions,

terms and conditions.

IN WITNESS WHEREOF, the Metropolitan Development and Housing Agency has caused this instrument to be executed by the Chairman of its Board of Commissioners signing the name of the corporation and by its Secretary attesting the same and affixing its corporate seal thereto, pursuant to a resolution of its Board of Commissioners authorizing them so to do, this 12th day of April, 1977.

Metropolitan Development and Housing Agency

By Frank B. Clark
Chairman



(SEAL)

ATTEST

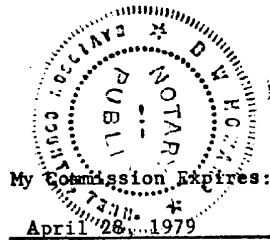
Paul D. Livingston
Secretary

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 5145 PAGE 794

Before me, B. W. Howard, a Notary Public within the State and County
aforesaid, personally appeared Franklin G. Clark and Jack D. Herrington,
with whom I am personally acquainted and who upon their several oaths acknowledged them-
selves to be the Chairman and Secretary respectively of the Metropolitan Development and
Housing Agency, the within named bargainer, a corporation, and that they as such Chairman
and Secretary, being authorized so to do, executed the foregoing instrument for the purposes
therein contained by signing the name of the Corporation by the said Franklin G. Clark
as such Chairman, and attesting the same by the said Jack D. Herrington as such
Secretary. MAY 10 1977 MISC \$* 12.00 * 12.00

WITNESS my hand and official seal at office at Nashville, Tennessee, of this
the 12th day of April, 1977.



B. W. Howard
Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer
is \$5,000.00.

(Affiant)

Subscribed and sworn to before me, this the _____ day of _____, 19____.

Notary Public

My Commission Expires:

E 0 3 0 4 3
INDEX REFERENCE
MAY 10 3 43 PM '77
DAVIDSON COUNTY, TENN.

Prepared by the Metropolitan Development and Housing Agency, 701 So. 6th St., Nashville, Tenn. 37206

Address New Owner(s) As Follows:			Send Tax Bills To:			Map-Parcel Numbers:		
(Name)			(Name)					
(Street Address or Route Number)			(Street Address)					
(City)	(State)	(Zip Code)	(City)	(State)	(Zip Code)			

Handwritten entries in the table:

- Name: 105-R
- Street Address: P. 240-241, 242-243, 244-245, 246-247, 248
- Map-Parcel Numbers: 93-14 P. 405-, 406-507-508-, 509-410-511-, 512-506-, 513
- City: 254
- State: TN

WARRANTY DEED

BOOK 5145 PAGE 782

Land Disposition Parcel No. 54-P

FOR AND IN CONSIDERATION of the sum of One Hundred Fifty Thousand and NO/100
----- Dollars (\$ 150,000.00) cash in hand paid to the
 Metropolitan Development and Housing Agency by Metropolitan Government of Nashville and
Davidson County, Tennessee, the receipt of which is hereby acknowledged, the Metropolitan
 Development and Housing Agency, a public body and a body corporate and politic created
 under the provisions of the "Housing Authorities Law" of Tennessee, acting by and through
 its duly elected officers who are authorized so to do by resolution of its Board of
 Commissioners, has bargained and sold and by these presents does transfer and convey unto
 the said Metropolitan Government of Nashville and Davidson County, Tennessee, the Grantee,
its heirs and assigns, ("its successors and assigns" if a corporation), a certain
 tract or parcel of land in Nashville, Davidson County, Tennessee, described as follows,
 to wit:

Being Lots 258 thru 261, 281 thru 289, 291 thru 295, 302 thru 312, and part of
 Lots 205, 206, 207, 255, 256, 257, 279, 280, 290, and 301 on the Map of Ewing,
 Wetmore & Others, Addition to South Nashville as of record in Book 14, pages
 202 and 203, Register's Office for said County. Being Lots 19 and 20 and part
 of Lot No. 21 on the Map of Alexander Campbell's Plan of Lots, as of record in
 Book 18, page 649, Register's Office for said County, and described according
 to a survey by Barge, Waggoner, Sumner and Cannon, Engineers, dated June 2,
 1972, as revised September 11, 1973, as follows:

BEGINNING at a point in the northerly margin of Bass Street, being 48.96 feet
 west of Vine Street, thence with the northerly margin of Bass Street, North 81°
 32' West, 741.43 feet to a point, thence leaving said Street with southeasterly
 right-of-way of I-65 the following courses and distances: North 19° 47' East,
 63.60 feet to an iron pin, thence North 47° 06' East, 86.19 feet to an iron pin,
 thence North 49° 40' East, 228.73 feet to an iron pin, thence North 72° 38' East,
 317.55 feet to an iron pin in the southwesterly right-of-way of the L & N Rail-
 road in the center line of Vine Street as closed by Metro Ordinance No. 72-401,
 thence leaving said I-65 and L & N Railroad right-of-way with the center line of
 said Street, South 27° 26' East, 253.20 feet to an iron pin, thence leaving said
 street North 62° 20' East, 100.77 feet to an iron pin in the southwesterly right-
 of-way of the L & N Railroad, thence with the same South 50° 01' East, 124.32
 feet to an iron pin, thence leaving said right-of-way South 62° 20' West, 173.55
 feet to a point in the northwesterly terminus of Vine Street, thence with the
 southwesterly margin of said Street South 27° 26' East, 108.05 feet to an iron
 pin in the beginning of a curve to the right having a radius of 25.00 feet,
 thence around said curve in a southwesterly direction 54.93 feet to the point
 of beginning.

Being the same property conveyed to The Nashville Housing Authority, now Metropolitan Development and Housing Agency, by deed from George L. Rooker, Clerk of the Circuit Court of record in Book 4301, page 731, and by deed from S. L. Wright, Jr. and Fannie R. Wright of record in Book 4395, page 620, and by deed from George L. Rooker of record in Book 4332, page 714, and by deed from George L. Rooker of record in Book 4376, page 237, and by deed from Jake Howse and wife, Nannie G. Howse of record in Book 4093, page 243, and by deed from Cornelia Smith Puckett, the only heir-at-law of Rachel Smith, deceased of record in Book 4396, page 335, and by deed from Sallie Harlan, who is the same person as Sally, or Saly Harlan of record in Book 4452, page 426, and by deed from D. J. White, unmarried of record in Book 4359, page 795, and by deed from George L. Rooker, of record in Book 4425, page 438, and by deed from George L. Rooker, of record in Book 4455, page 738, and by deed from George L. Rooker, of record in Book 4455, page 742, and by deed from George L. Rooker, of record in Book 4538, page 146, and by deed from Wilfred Massey and wife, Marinola B. Massey of record in Book 4204, page 179, and by deed from Joseph T. Connor, unmarried of record in Book 4459, page 468, and by deed from Juliet M. Davis of record in Book 4312, page 332, and by deed from George L. Rooker, of record in Book 4541, page 589, and by deed from George L. Rooker, of record in Book 4488, page 159, and by deed from George L. Rooker, of record in Book 4389, page 838, and by deed from George L. Rooker, of record in Book 4529, page 710, and by deed from Otha Kendrick and Lena Langster of record in Book 4270, page 900, and by deed from George L. Rooker of record in Book 4319, page 431, and by deed from Frank Hamm, unmarried of record in Book 4375, page 432, and by deed from George L. Rooker of record in Book 4501, page 87, and by deed from Rock City Realty Co., Inc. of record in Book 4327, page 217, and by deed from Stanton M. Hoss and wife, Maud H. Hoss of record in Book 4455, page 311, and by deed from George L. Rooker of record in Book 4501, page 89, all of Register's Office for Davidson County, Tennessee, and was conveyed to The Nashville Housing Authority, now Metropolitan Development and Housing Agency, by Metro Ordinance No. 72-401.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Metropolitan Government of Nashville and Davidson County, Tennessee its heirs and assigns, ("its successors and assigns" if a corporation), forever.

And the Metropolitan Development and Housing Agency, the Grantor, does covenant with the said Metropolitan Government of Nashville and Davidson County, Tennessee, that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered except for the restrictive covenants set forth hereinafter.

And the Metropolitan Development and Housing Agency, the Grantor, does further covenant and bind itself and its successors to warrant and forever defend the title to the said land to the said Metropolitan Government of Nashville and Davidson County, Tennessee, heirs and assigns, ("its successors and assigns" if a corporation), against the lawful claims of all persons, whomsoever, and the Metropolitan Development and Housing Agency, the Grantor, and Metropolitan Government of Nashville and Davidson County, Tennessee, the Grantee, further bind themselves as follows:

1. GENERAL COVENANTS:

A. The Grantee agrees for itself, and its successors and assigns, and every successor in interest to the Property, or any part thereof, that the Property, or any part thereof, will be devoted to, and only to and in accordance with, the uses specified in the Urban Renewal Plan, and the Contract of Sale of Land entered into between the parties hereto, for the purchase and redevelopment of the Property, dated the 11th day of February, 19 76, which is specifically made a part hereof by reference as though fully and completely set out herein.

B. The within-described Property is hereby conveyed subject to the restrictions which are hereby declared to be covenants running with the land and which shall be binding upon the Grantor and the Grantee and all subsequent purchasers, owners, lessees and successors in interest, set forth in Section C of the Urban Renewal Plan for the Edgemoor Urban Renewal Project, Tenn. R-69 of record in Book 4220, page 723, in the Register's Office of Davidson County, Tennessee, which are specifically made a part hereof by reference, as though fully and completely set out herein.

C. This parcel of land, described herein, is located in an area designated by the Urban Renewal Plan for the Edgemoor Urban Renewal Project, Tenn. R-69 for use as public and this conveyance is specifically made subject to the restrictions, terms and conditions of the said Plan. R. P. Map No. 2, known as the "Land Use Plan" is an excerpt from the Plan and is recorded, for reference purposes, in the office of the Metropolitan Clerk, said Map being specifically made a part hereof by reference as though fully and completely set out herein.

D. It is understood and agreed that one of the considerations moving to the Grantor in this transaction is the agreement on the part of the Grantee to redevelop to the satisfaction of Grantor the within-described Property in accordance with the terms of Contract for Sale of Land entered into the 11th day of February, 1976, by Grantor and Grantee compliance with which by Grantee shall be evidenced by a "Certificate of Completion" from the Grantor to that effect issued to the Grantee and recorded in the Register's Office of Davidson County, Tennessee

The "Certificate of Completion" issued by the Grantor shall be a conclusive determination of satisfaction and termination of the agreements and covenants in the Agreement and in the Deed with respect to the obligations of the Grantee, and its successors and assigns, to construct the improvements and the dates for the beginning and completion thereof.

The Grantee for itself, its successors and assigns, and every successor in interest to the Property, or any part thereof, agrees to promptly begin and diligently prosecute to completion the redevelopment of the Property, and that such construction or redevelopment shall in any event be begun within the period specified in Section 4 of Part I of said Contract for Sale of Land and be completed within the period specified in said Section 4 of Part I. It is intended and agreed that such agreements and covenants shall be covenants running with the land and that they shall, in any event, and without regard to technical classification or designation, legal or otherwise, except only as otherwise specifically provided in the Agreement itself, be, to the fullest extent permitted by law and equity, binding for the benefit of the community and the Grantor and enforceable by the Grantor against the Grantee and its successors and assigns to or of the Property or any part thereof or any interest therein.

In the event of any default, failure, violation, or other actions or inaction by the Grantee, subsequent to this conveyance from the Grantor and prior to the issuance and recording of the "Certificate of Completion," to remedy, end, or abrogate such default, failure, violation, or other action or inaction, specified in subdivisions (a), (b), and (c) of Section 704 of Part II of said Contract for Sale of Land, the Grantor at its option may declare a termination in favor of the Grantor, of the title, and of all the rights and interest in and to the Property shall revert to the Grantor in accordance with and in the manner specified in said Contract for Sale of Land. Said subdivisions list, in part, non-compliance acts pertaining to the construction of improvements, failure to pay or have released liens or encumbrance, and violations pertaining to the transfer of the Property or change in the ownership or distribution of the stock of the Grantee.

E. The Grantee agrees for itself, its successors and assigns, and every successor in interest to the Property, to or of the Property or any part thereof, that the Grantee and such successors or assigns shall:

- (1) Not discriminate upon the basis of race, creed, color, sex or national origin

in the sale, lease, or rental or in the use or occupancy of the Property or any improvements erected or to be erected thereon or on any part thereof; and this covenant shall be binding to the fullest extent permitted by law and equity, for the benefit and in favor of, and enforceable by (a) the Grantor, its successors and assigns, (b) the Metropolitan Government of Nashville and Davidson County, State of Tennessee, and any successor in interest to the Property, or any part thereof, (c) the owner of any other land, or of any interest in such land, within the Project Area which is subject to the land use requirements and restrictions of the Redevelopment Plan, and (d) the United States, against the purchaser, its successors and assigns and every successor in interest to the Property, or any part thereof or interest therein, and any party in possession or occupancy of the Property or any part thereof.

In amplification, and not in restriction of, all provisions of Sections 1-A, 1-B, 1-C, -1D, 1-E and 1-E(1), it is intended and agreed that the Grantor and its successors and assigns shall be deemed beneficiaries of the covenants provided in said Section hereof, and the United States shall be deemed a beneficiary of the Covenant provided in Section 1-E(1) hereof, both for and in their or its own right and also for the purposes of protecting the interests of the community and other parties, public or private, in whose favor or for whose benefit such covenants have been provided. Such covenants shall run in favor of the Grantor and the United States, for the entire period during which such covenants shall be in force and effect, without regard to whether the Agency or the United States has at any time been, remains, or is an owner of any land or interest therein to or in favor of which such covenants relate. The Grantor shall have the right, in the event of any breach of any such covenants, and the United States shall have the right in the event of any breach of the covenant provided in Section 1-E(1) hereof, to exercise all the rights and remedies, and to maintain any actions or suits at law or in equity or other proper proceedings to enforce the curing of such breach or covenant, to which it or any other beneficiaries of such covenant may be entitled.

Said Property is conveyed subject to the following easements, to wit:

1. All easements recorded in the Register's Office of Davidson County, Tennessee.

2. (Others) _____

By the acceptance of delivery of this Deed, Grantee accepts these restrictions,

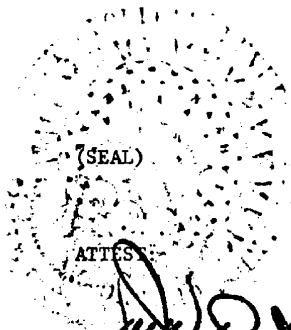
terms and conditions.

BOOK 5145 PAGE 787

IN WITNESS WHEREOF, the Metropolitan Development and Housing Agency has caused this instrument to be executed by the Chairman of its Board of Commissioners signing the name of the corporation and by its Secretary attesting the same and affixing its corporate seal thereto, pursuant to a resolution of its Board of Commissioners authorizing them so to do, this 12th day of April, 1977.

Metropolitan Development and Housing Agency

By *Frank L. Claus*
Chairman

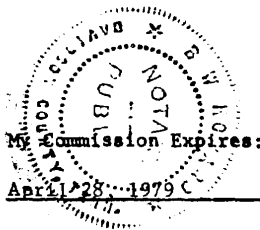


J. D. Huntington
Secretary

Before me, B. W. Howard, a Notary Public within the State and County aforesaid, personally appeared Franklin G. Clark and Jack D. Herrington, with whom I am personally acquainted and who upon their several oaths acknowledged themselves to be the Chairman and Secretary respectively of the Metropolitan Development and Housing Agency, the within named bargainer, a corporation, and that they as such Chairman and Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Corporation by the said Franklin G. Clark as such Chairman, and attesting the same by the said Jack D. Herrington as such Secretary.

MAY 10² MISC 8* 14.00 * 14.00

WITNESS my hand and official seal at office at Nashville, Tennessee, of this the 12th day of April, 1977.



B. W. Howard
Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is \$ 150,000.00.

(Affiant)

Subscribed and sworn to before me, this the ____ day of _____, 19__.

Notary Public

My Commission Expires:

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INDEXED
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T

This Instrument prepared by The Nashville Housing Authority, 701 So. 6th St., Nashville, Tenn. 37206

Address New Owner(s) As Follows:		Send Tax Bills To:	Map-Parcel Numbers:
METROPOLITAN GOVERNMENT (Name)		<i>Same</i> (Name)	<i>Map. 105-2</i>
Metropolitan Courthouse Public Square (Street Address or Route Number)		(Street Address)	<i>PAG 405 thru</i>
Nashville	Tenn.	37201	<i>431</i>
(City)	(State)	(Zip Code)	

MAR 29 MISC A* 12.00 * 12.00 PW

WARRANTY DEED

Land Disposition Parcel No. 56-P

FOR AND IN CONSIDERATION of the sum of Thirty-Five Thousand and 00/100-----

-----Dollars (\$35,000.00) cash in hand paid

to The Nashville Housing Authority by Metropolitan Government of Nashville and Davidson County, Tennessee , the receipt of which is hereby acknowledged, The

Nashville Housing Authority, a public body and a body corporate and politic created under the provisions of the "Housing Authorities Law" of Tennessee, acting by and through its duly elected officers who are authorized so to do by resolution of its Board of Commissioners, has bargained and sold and by these presents does transfer and convey unto the said Metropolitan Government of Nashville and Davidson County, Tennessee , the Grantee,

_____ heirs and assigns, ("its successors and assigns" if a corporation), a certain tract or parcel of land in Nashville, Davidson County, Tennessee, described as follows, to wit:

Being part of Lots 1 thru 3 on the Map of the Subdivision of Lots 389 and 390 in Ewing and Wetmore's Addition to South Nashville, as of record in Book 843, page 32, Register's Office for said County, and part of Lots 391 thru 395 and all of Lots 396 thru 407 on the Map of Ewing and Wetmore's Addition to South Nashville as of record in Book 14, pages 202 and 203, said Register's Office, and described according to a survey by Barge, Waggoner & Sumner, Engineers, Jated February 17, 1972, as follows:

Beginning at an iron pin in the southerly margin of Bass Street at the common corner of Lots 407 and 408 on Ewing and Wetmore's Addition; thence with the line between said lots, South 6° 38' West, 156 feet to a point in the northerly margin of Alley 192½; thence with the same, North 81° 32' West, 883.9 feet to an iron pin in the easterly margin of Ridley Boulevard, as relocated; thence with the same, along a curve, north-easterly 309.44 feet to an iron pin in the southerly margin of Bass Street; thence with the same, South 81° 32' East, 631.4 feet to the point of beginning.

Being property conveyed to The Nashville Housing Authority by the following deeds of record in the Register's Office for Davidson County, Tennessee: Book 4406, page 773; Book 4389, page 376; Book 4392, page 492; Book 4414, page 116; Book 4414, page 114; Book 4352, page 621; Book 4293, page 7; Book 4385, page 764; Book 4296, page 434; Book 4413, page 78; Book 4253, page 394; Book 4413, page 87; Book 4381, page 831; Book 4189, page 198; Book 4081, page 875; Book 4157, page 896; Book 4157, page 897; Book 4106, page 853; Book 4186, page 336; Book 4127, page 396; Book 4140, page 399; Book 4389, page 602; Book 4409, page 655; Book 4210, page 254; Book 4057, page 546; Book 4398, page 297 and Book 4119, page 490.

together with all right, title and interest which the grantors have, or ever may have in and to adjoining street or streets, alley or alleys or any other right-of-way or in any easement to which the above Property is dominant or servient.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, Metropolitan Government of estate, title and interest thereto belonging to the said Nashville and Davidson County, Tennessee, heirs and assigns, ("its successors and assigns" if a corporation), forever.

And The Nashville Housing Authority, the Grantor, does covenant with the said Metropolitan Government of Nashville and Davidson County, Tennessee, that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered except for the restrictive covenants set forth hereinafter.

And The Nashville Housing Authority, the Grantor, does further covenant and bind itself and its successors to warrant and forever defend the title to the said land to Metropolitan Government of Nashville and the said Davidson County, Tennessee, heirs and assigns, ("its successors and assigns" if a corporation), against the lawful claims of all persons, whomsoever, and The Nashville Housing Authority, the Grantor, and Metropolitan Government of Nashville and Davidson County, Tennessee, the Grantee further bind themselves as follows:

1. GENERAL COVENANTS:

A. The Grantee agrees for itself, and its successors and assigns, and every successor in interest to the Property, or any part thereof, that the Property, or any part thereof, will be devoted to, and only to and in accordance with, the uses specified in the Urban Renewal Plan, and the Contract for Sale of Land entered into between the parties hereto, for the purchase and redevelopment of the Property, dated the 25th day of February, 1972, which is specifically made a part hereof by reference as though fully and completely set out herein.

B. The within-described Property is hereby conveyed subject to the restrictions which are hereby declared to be covenants running with the land and which shall be binding upon the Grantor and the Grantee and all subsequent purchasers, owners, lessees and successors in interest, set forth in Section C of the Urban Renewal Plan for the Edgehill Urban Renewal Project, Tenn. R-69 of record in Book 4220, page 723, in the Register's Office of Davidson County, Tennessee, which are specifically made a part hereof by reference, as though fully and completely set out herein.

C. This parcel of land, described herein, is located in an area designated by the Urban Renewal Plan for the Edgehill Urban Renewal Project, Tenn. R-69 for use as Public and this conveyance is specifically made subject to the restrictions, terms and conditions of the said Plan. R. P. Map No. 2, known as the "Land Use Plan" is an excerpt from the Plan and is recorded, for reference purposes, in the office of the Metropolitan Clerk, said Map being specifically made a part hereof by reference as though fully and completely set out herein.

D. It is understood and agreed that one of the considerations moving to the Grantor in this transaction is the agreement on the part of the Grantee to redevelop to the satisfaction of Grantor the within-described Property in accordance with the terms of Contract for Sale of Land entered into the 25th day of February, 1972, by Grantor and Grantee compliance with which by Grantee shall be evidenced by a "Certificate of Completion" from the Grantor to that effect issued to the Grantee and recorded in the Register's Office of Davidson County, Tennessee.

"The Certificate of Completion" issued by the Grantor shall be a conclusive determination of satisfaction and termination of the agreements and covenants in the Agreement and in the Deed with respect to the obligations of the Grantee, and its successors and assigns, to construct the improvements and the dates for the beginning and completion thereof.

The Grantee for itself, its successors and assigns, and every successor in interest to the Property, or any part thereof, agrees to promptly begin and diligently prosecute to completion the redevelopment of the Property, and that such construction or redevelopment shall in any event be begun within the period specified in Section 4 of Part I of said Contract for Sale of Land and be completed within the period specified in said Section 4 of Part I. It is intended and agreed that such agreements and covenants shall be covenants running with the land and that they shall, in any event, and without regard to technical classification or designation, legal or otherwise, except only as otherwise specifically provided in the Agreement itself, be, to the fullest extent permitted by law and equity, binding for the benefit of the community and the Grantor and enforceable by the Grantor against the Grantee and its successors and assigns to or of the Property or any part thereof or any interest therein.

In the event of any default, failure, violation, or other actions or inaction by the Grantee, subsequent to this conveyance from the Grantor and prior to the issuance and recording of the "Certificate of Completion", to remedy, end, or abrogate such default, failure, violation, or other action or inaction, specified in subdivisions (a), (b), and (c) of Section 704 of Part II of said Contract for Sale of Land, the Grantor at its option may declare a termination in favor of the Grantor, of the title, and of all the rights and interest in and to the Property shall revert to the Grantor in accordance with and in the manner specified in said Contract for Sale of Land. Said subdivisions list, in part, non-compliance acts pertaining to the construction of improvements, failure to pay or have released liens or encumbrance, and violations pertaining to the transfer of the Property or change in the ownership or distribution of the stock of the Grantee.

E. The Grantee agrees for itself, its successors and assigns, and every successor in interest to the Property, to or of the Property or any part thereof, that the Grantee and such successors or assigns shall:

- (1) Not discriminate upon the basis of race, creed, color or national origin

in the sale, lease, or rental or in the use or occupancy of the Property or any improvements erected or to be erected thereon or on any part thereof; and this covenant shall be binding to the fullest extent permitted by law and equity, for the benefit and in favor of, and enforceable by (a) the Grantor, its successors and assigns, (b) the Metropolitan Government of Nashville and Davidson County, State of Tennessee, and any successor in interest to the Property, or any part thereof, (c) the owner of any other land, or of any interest in such land, within the Project Area which is subject to the land use requirements and restrictions of the Redevelopment Plan, and (d) the United States, against the purchaser, its successors and assigns and every successor in interest to the Property, or any part thereof or interest therein, and any party in possession or occupancy of the Property or any part thereof.

In amplification, and not in restriction of, all provisions of Sections I-A, 1-B, 1-C, 1-D, 1-E and 1-E(1), it is intended and agreed that the Grantor and its successors and assigns shall be deemed beneficiaries of the covenants provided in said Sections hereof, and the United States shall be deemed a beneficiary of the Covenant provided in Section 1-E(1) hereof, both for and in their or its own right and also for the purposes of protecting the interests of the community and other parties, public or private, in whose favor or for whose benefit such covenants have been provided. Such covenants shall run in favor of the Grantor and the United States, for the entire period during which such covenants shall be in force and effect, without regard to whether the Agency or the United States has at any time been, remains, or is an owner of any land or interest therein to or in favor of which such covenants relate. The Grantor shall have the right, in the event of any breach of any such covenants, and the United States shall have the right in the event of any breach of the covenant provided in Section 1-E(1) hereof, to exercise all the rights and remedies, and to maintain any actions or suits at law or in equity or other proper proceedings to enforce the curing of such breach or covenant, to which it or any other beneficiaries of such covenant may be entitled.

Said Property is conveyed subject to the following easements, to wit:

1. All easements recorded in the Register's Office of Davidson County, Tennessee.

2. (Others) None

By the acceptance of delivery of this Deed, Grantee accepts these restrictions,

terms and conditions.

BOOK 4588 PAGE 220

IN WITNESS WHEREOF, The Nashville Housing Authority has caused this instrument
to be executed by the ^{Vice} Chairman of its Board of Commissioners signing the name of the
corporation and by its Secretary attesting the same and affixing its corporate seal thereto,
pursuant to a resolution of its Board of Commissioners authorizing them so to do, this 29th
day of March, 19 72.

THE NASHVILLE HOUSING AUTHORITY

By Murray Acker
Vice Chairman

(SEAL)

ATTEST:

Jack D. Harrington
Secretary

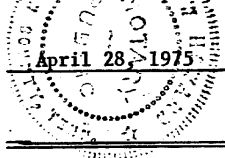
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, B. W. Howard, a Notary Public within and for
the State and County aforesaid, personally appeared Murray Acker and
Jack D. Herrington, with whom I am personally acquainted and who
upon their several oaths acknowledged themselves to be the ^{Vice}Chairman and Secretary
respectively of The Nashville Housing Authority, the within named bargainor, a
corporation, and that they as such ^{Vice}Chairman and Secretary, being authorized so to do,
executed the foregoing instrument for the purposes thereon contained by signing the
name of the Corporation by the said Murray Acker as such ^{Vice}Chairman,
and attesting the same by the said Jack D. Herrington as such Secretary.

WITNESS my hand and official seal at office at Nashville, Tennessee, of this
the 29th day of March, 19 72.

B. W. Howard
Notary Public

My Commission Expires:



STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer
is \$ 35,000.00.

(Affiant)

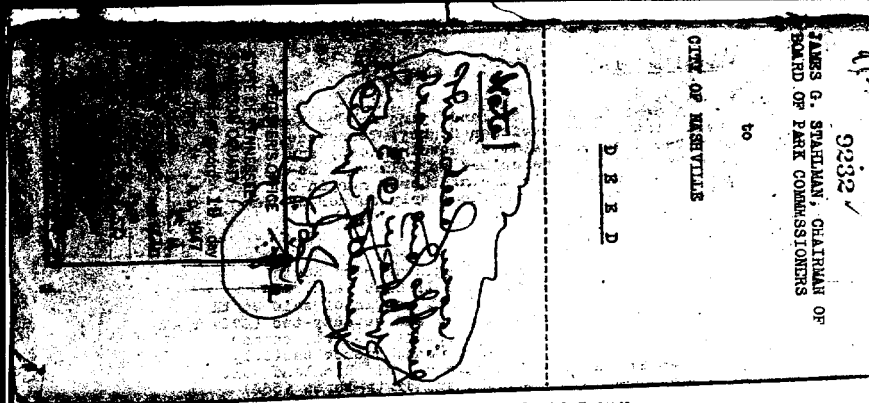
Subscribed and sworn to before me, this the ____ day of _____, 19 ____.

Notary Public

B 5 8 7 0

IDENTIF. REFERENCE
MAY 29 2 10 PM '72
FELIX Z. WILSON II, REGISTRAR
DAVIDSON COUNTY, TENN.

K 1554



DEED FROM JAMES G. STAHLMAN, CHAIRMAN
 OF THE BOARD OF PARK COMMISSIONERS,
 TO THE CITY OF NASHVILLE, TENNESSEE.

WHEREAS, Article 39 of the 1947 Charter of the City of Nashville, in Section (4) thereof, provides in part as follows:

"When any lands purchased by said Board for park purposes on credit shall have been fully paid for, the Chairman of said Board as Trustee shall immediately convey the same to the City of Nashville."

and

WHEREAS, in recent years numerous parcels of property purchased on credit by the Board of Park Commissioners of the City of Nashville have been paid for and have not been deeded to the City; and

WHEREAS, for the purpose of complying with the provisions of the present and former charters respecting such conveyances, the Board of Park Commissioners has authorized the Chairman to sign the deed to the City of Nashville covering all property to be hereinafter described:

NOW, THEREFORE, for and in consideration of the payment in full of all properties to be hereinafter described by the Board of Park Commissioners, all of which has been heretofore purchased on credit and all of which has been fully paid for and in further consideration of the obligation placed upon the Board of Park Commissioners by the provisions of Section (4) of Article 39 of the Charter of the City of Nashville, I, James G. Stahlman, Chairman of the Board of Park Commissioners, do hereby transfer and convey to the City of Nashville, a municipal corporation, the following described parcels of land, to-wit:

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Parcel No. 1:

A certain tract of land lying in the Seventh Civil District of Davidson County, Tennessee, upon the southerly side of Harding Road, and more particularly described as follows: Beginning at a point in the southerly margin of Harding Road, at the southeasterly corner of the

intersection of the Harding Road with South Bolling Avenue (formerly Golf Club Lane) and extending along the easterly margin of said South Bolling Avenue, six hundred and seventy-two (672) feet, more or less, to the northwesterly corner of the Richland Golf Club Land; thence easterly along the northerly margin of said Richland Golf Club tract, five hundred and sixty-three (563) feet, more or less, to the Edwin Warner land; thence in a northeasterly direction along the northerly margin of said Edwin Warner land, three hundred (300) feet, more or less, to the westerly margin of Elmington Avenue; thence northerly along the westerly margin of Elmington Avenue, nine hundred (900) feet, more or less, to the southerly margin of the Harding Road; thence westwardly along the southerly margin of the Harding Road, five hundred and sixteen (516) feet, more or less, to the point of beginning; said tract of land contains approximately fourteen (14) acres; being the same property conveyed to C. M. McCabe, Chairman of the Board of Park Commissioners of the City of Nashville, Tennessee, Trustee for the City of Nashville, Tennessee, by deed dated November 1, 1927, from Harding Road Realty Company, which said deed is of record in the Register's Office of Davidson County, Tennessee, in Book No. 777, page No. 662.

Parcel No. 2:

A certain tract of land lying in the 11th, formerly the 18th, Civil District of Davidson County, Tennessee, beginning on the north side of Holly Street at the southeast corner of the Richardson Tract; thence running North 2 degrees 30' East 1396 feet to a point the Northeast corner of the Richardson Tract; thence South 87 degrees 30' East 25 feet to a point in the East Line of 19th Street; thence with the east line of 19th Street North 2 degrees 30' East 663 feet to a stake; thence South 87 degrees 30' East 525 feet to a stake; thence South 2 degrees 30' West 604.7 feet to a point of curve; thence with a 12 degree curve to the left 753 feet to a point of compound curve; thence with a curve of 10 degrees 45' to the left 774.4 feet to a point; thence North 6 degrees 15' East 706.3 feet to a stake; thence North 6 degrees 50' East 157-1/2 feet to a point; thence South 87 degrees 30' East 390 feet to a point in the right of way line of the Lewisburg & Northern Railroad; thence with said right of way south 3 degrees 10' West 1328 feet to a point in the north line of Shelby Park; thence North 87 degrees 30' west 1960 feet to a stake; thence south 2 degrees 30' west 470 feet to Holly Street; thence with said street North 87 degrees 30' West 194 feet to the beginning, containing 60.45 acres, more or less, according to survey and plat made in July, 1927, by W. C. Southgate, surveyor; being the same property conveyed to C. M. McCabe, Chairman of the Board of Park Commissioners of the City of Nashville, Tennessee, Trustee for the City of Nashville, by deed dated July 1, 1927, from Martha S. Tillman, a widow,

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which said deed is of record in the Register's Office of Davidson County, Tennessee, in Book No. 777, page 474.

Parcel No. 3:

A certain tract of land situate in the 18th Civil District of Davidson County, Tennessee, and more particularly described as follows: Beginning at a point on the north side of Rothschild Avenue, it being the S. E. corner of Lot No. 381 in Edgefield Land Co's Third Subdivision, which is of record in Book 57, page 152 of the R. O. D. C., Tennessee, running thence north 2-1/2 degrees east 905 feet to a point; thence south 88 degrees east 2215 feet to a point in eastern boundary of Edgefield Land Co's property; thence with said boundary south 2 degrees west 1795 feet to a point; thence south 1-3/4 degrees west 1023 feet to low water mark of Cumberland River; thence with the river at low water mark south 74-1/4 degrees west 241 feet; thence with the river south 85-1/4 degrees west 1089 feet to a point; thence with the river south 82-1/4 degrees west 264 feet to a point near a spring; thence north 20 degrees west 140 feet to a point; thence south 88-1/4 degrees west 625 feet to a stake in fence line; thence north 2-1/2 degrees east along the eastern boundary of Electric Railway Co's plan 2075 feet to the point of beginning, including 151.4 acres, more or less, being the same property conveyed to F. P. McWhirter, Chairman of the Board of Park Commissioners of the City of Nashville, Tennessee, by deed dated October 12, 1909, from John W. Barr, Jr., Trustee, which said deed is of record in the Register's Office of Davidson County, Tennessee, in Book 379, page 288.

Parcel No. 4:

Certain tracts or parcels of land lying and being in part in Davidson County and in part in Williamson County, State of Tennessee, and more particularly described as follows, to-wit: A tract of land in the Seventh, formerly the Eleventh Civil District of Davidson County, Tennessee, and partly in the Seventh Civil District of Williamson County, Tennessee, and known as the John W. Vaughn's land described according to a survey made May 21, 1929, by Erle Drake, County Surveyor of Davidson County, as follows: Beginning in the center of a county road at the southwest corner of the old William Northern land and in the northerly line of the Reams' farm; said point of beginning lying and being in Davidson County; running thence from said point with the center of said road, north 35-3/4 degrees west 129-1/2 feet; thence north 87-3/4 degrees west 1436 feet; thence north 71-1/4 degrees west 31 feet to the northwest corner of said Reams' land; thence leaving the said county road and with Reams' west line, south 3-3/4 degrees west 1549 feet; of which line approximately 1204 feet is located and lies within Davidson County and 305

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feet within Williamson County, and said terminal point of said line is located and lies within Williamson County; thence north 35 degrees west 753 feet; thence south 36-1/2 degrees west 455.4 feet; thence south 44 degrees west 99 feet to the bank of Little Harpeth River; thence crossing said river north 30-1/2 degrees west 214 feet to the end of a stone fence; thence with said fence south 87-1/4 degrees west 671 feet; thence north 39-1/4 degrees west 259 feet; thence south 38-1/4 degrees west 231 feet; thence west 400 feet to the easterly margin of Vaughn's Gap Road, formerly Natchez Trace; thence north 1-5/4 degrees east 636 feet to the center of Little Harpeth River as now located; thence down said river, north, 37 degrees west 130 feet to the center of a bridge and in the center of said Vaughn's Gap Road, formerly Natchez Trace; thence with the center of said road north 36-1/2 degrees east 2323 feet to a point opposite the center of the above mentioned county road, of which line approximately 500 feet is located and lies within Williamson County and approximately 1823 feet in Davidson County; thence continuing with the center of said Vaughn's Gap Road, formerly Natchez Trace, north 35 degrees east 660 feet; thence north 30 degrees east 752.4 feet; thence north 9-1/4 degrees east 571 feet; thence north 10-3/4 degrees west 330 feet; thence north 15 degrees west 965 feet; thence north 15-1/4 degrees west 173-1/2 feet to the southeast corner of the Sawyer Tract; thence with the east line of said Sawyer Tract and continuing with the center of said road, north 16-1/4 degrees east 635.25 feet; thence leaving said road and continuing with the Sawyer's south line, north 35 degrees east 2722 feet; thence south 3-1/4 degrees west 4682 feet to the beginning, containing 393 acres, more or less; about 53 acres, more or less, of said John W. Vaughn farm being situated and lying in Williamson County, Tennessee, and the balance thereof being situated and lying in Davidson County, Tennessee. Being the same property conveyed Chas. M. McCabe, Chairman of the Board of Park Commissioners of the City of Nashville, Tennessee, Trustee, by deed dated June 11, 1929, from John W. Vaughn, which said deed is of record in the Register's Office of Davidson County, Tennessee, in Book No. 736, page No. 145, and which said deed is of record in the Register's Office of Williamson County, Tennessee, in Book No. 59, page 1.

Parcel No. 5:

A certain tract of land, being Parcel A, containing about 50 acres, and being part of the property known as St. Cloud Hill or Old Fort Hagley, situated in Nashville, Davidson County, Tennessee, and more particularly designated and described in the petition filed June 3, 1923, in the case of Bank of Commerce & Trust Company, Trustee, et al vs. Imogene Fargason, et al., in the Chancery Court of Shelby County, Tennessee, and in the report of the Clerk and Master of the Chancery Court of Shelby County, Tennessee, dated September 19, 1923, and filed for record on the 11th day of October, 1923, in the Register's Office

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of Davidson County, Tennessee, in Book 734, page No. 703.

Parcel No. 6:

Those certain tracts of land lying and being in Nashville, Davidson County, Tennessee, as follows:

(1) A lot of land bounded on the north by Kunn Street, on the east by Academy Place (formerly Asylum Street), on the south by Lindsley Avenue, and on the west by University Street, and formerly known as the "Montgomery Bell Academy" property.

(2) A lot of land composed of Lots 80 to 109, inclusive, in what was formerly known as the College Campus Plan, lying in the City of Nashville, Tenn., between Franklin Street on the north, Second Avenue (formerly Market Street) on the east, Reabody (formerly Priestly) Street on the south, and Third Avenue (formerly College Street) on the west.

Being the same property conveyed to F. F. McWhirter, Chairman of the Board of Park Commissioners of Nashville, Tennessee, as Trustee, by deed dated June 10, 1915, from University of Nashville, which said deed is of record in the Register's Office of Davidson County, Tennessee, in Book No. 436, page 429.

Parcel No. 7:

Those certain tracts or parcels of land, in Davidson County, Tennessee, described as follows:

Being part of lot No. 34 in the Beuna Vista plan of record in Book No. 15, pages 10 and 11, Register's Office of Davidson County, Tennessee, described as follows:

Beginning at a point in the center of Beuna Vista Pike opposite the center of Kellow Street; thence running westwardly with the center of Kellow Street six hundred and eighty six feet, more or less, to the center of Shady Street; thence southwardly along the center of Shady Street seven hundred and ninety-six (796) feet, more or less, to the center of Spring Street; thence eastly along the center of Spring Street six hundred and eighty (680) feet, more or less, to the center of Tenth Avenue, North (formerly Crooked Street); thence northwardly with the center of Crooked Street and with the center of Beuna Vista Pike, in all, six hundred and ninety-six (696) feet, more or less, to the beginning, containing twelve acres, more or less, and being the same property conveyed to Charles M. McCabe, Chairman of the Board of Park Commissioners of the City of Nashville, Tennessee, as Trustee, by deed dated July 24, 1934, from J. D. Andrews, Trustee, which said deed is of record in the Register's Office of Davidson County, Tennessee, in

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Book No. 939, page 457.

and

Lots Nos. 22, 23, 24, 25, 26 and 27 on the plan of the L. G. Noel Subdivision of Owen's Beuna Vista Lots, as of record in Book 57, page 69, Register's Office for said County. Said Lots Nos. 22, 23 and 24 front fifty feet each on the easterly side of Eleventh Avenue, North, formerly Buchanan Street, and run back between parallel lines one hundred and fifty feet to an alley.

Said Lot No. 25 fronts fifty feet on the easterly side of Eleventh Avenue, North, formerly Buchanan Street, and runs back with the southerly margin of McKinney, formerly Spring Street, 150 feet, more or less, to an alley, and measures about sixty feet thereon.

Said lot No. 26 fronts seventy-seven feet on the westerly side of Owen Street, and runs back with the southerly margin of McKinney, formerly Spring Street, 150 feet, more or less, to an alley, and measures about 62 feet, 8 inches, thereon.

Said lot 27 fronts fifty feet on the westerly side of Owen Street, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Charles M. McCabe, Chairman of the Board of Park Commissioners of the City of Nashville, Tennessee, as Trustee, by deed dated July 24, 1934, from J. D. Andrews, Trustee, which said deed is of record in the Register's Office of Davidson County, Tennessee, in Book No. 939, page 457.

and

A tract of land in the 8th, formerly the 13th Civil District of Davidson County, Tennessee, being part of Lots Nos. 38 and 39 on the Plan of Owen's Beuna Vista Lots, as of record in Book No. 15, pages 10 and 11, Register's Office for said County, described as follows:

Beginning in the center of the Beuna Vista Turnpike Road, at the northeast corner of a part of Lot No. 38 conveyed by Albert C. Brunner to James Petre and wife, Josephine Petre, by deed of record in Book No. 567, page 231, said Register's Office, and running thence north 18-1/4 degrees west with the center of said road 20.88 poles to the southeast corner of a tract of land conveyed by the Nashville Trust Company to Joseph S. Jared and wife by deed of record in Book No. 854, page 117, said Register's Office; thence south 73-1/4 degrees west with the southern boundary line of said tract of land 30.64 poles to a stake; thence south 12 degrees east 20.88 poles to a stake in the Jas. E. Petre north boundary line; thence north 72-1/4 degrees east with Petre's north boundary line 31.02 poles to the beginning, containing 4.74 acres, more or less, and being part of the same tracts conveyed to Charles M. McCabe, Chairman of the Board of

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Park Commissioners of the City of Nashville, Tennessee, as Trustee, by deed dated July 24, 1934, from J. D. Andrews, Trustee, which said deed is of record in the Register's Office of Davidson County, Tennessee, in Book No. 939, page 457.

and

Lots Nos. 30 and 31 on the Plan of L. G. Noel's Subdivision of part of Owen's Buena Vista Lots, as of record in Book 57, page 69, Register's Office for said County.

Said Lots Nos. 30 and 31 front 50 feet each on the westerly side of Owen Street and run back between parallel lines 150 feet to an alley.

Being the same property conveyed to Charles L. McCabe, Chairman of the Board of Park Commissioners of the City of Nashville, Tennessee, as Trustee, by deed dated July 24, 1934, from J. D. Andrews, Trustee, which said deed is of record in the Register's Office of Davidson County, Tennessee, in Book No. 939, page 457.

and

Lot No. 28 on the map of L. G. Noel's Subdivision of Lot No. 23, on the plan of Owen's Buena Vista Place, as of record in book 57, page 68, Register's Office for Davidson County, Tennessee. Said Lot No. 28 fronts 50 feet on the south side of Owen Street, and runs back between parallel lines 150 feet to a 15 foot alley in the rear.

Being the same property conveyed to Charles L. McCabe, Chairman of the Board of Park Commissioners of the City of Nashville, Tennessee, as Trustee, by deed dated July 24, 1934, from J. D. Andrews, Trustee, which said deed is of record in the Register's Office of Davidson County, Tennessee, in Book No. 939, page 457.

and

Lots Nos. 52, 53, 54, 55, 56 and 57 on the plan of L. G. Noel's subdivision of part of Owen's Buena Vista plan, as of record in Book 57, page 69, Register's Office for said County. Said lots Nos. 52, 53, 54, 55, 56, and 57 are described together as follows:

Beginning at the southeast corner of Owen Street and McKinney Street or Avenue, formerly Spring Street, thence with the easterly margin of Owen Street southwardly three hundred and twenty-six (326) feet to the corner of Lots Nos. 51 and 52; thence with the line between said two lots easterly one hundred and twenty-four feet to the westerly margin of Centa Avenue North, formerly Crooked Street; thence with said avenue to the southerly margin of McKinney Street; thence with same westwardly two hundred and sixty-six (266) feet to the beginning, being the same property conveyed to Charles L. McCabe, Chairman of the Board of Park Commissioners, City of Nashville, Tennessee, as Trustee,

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by deed dated July 24, 1924, from C. B. Andrews, Trustee, which said deed is of record in the Register's Office of Davidson County, Tennessee, in Book No. 239, page 437.

and

lots 20 and 21 Neell's Subdivision as of record in Plat Book 57, page 68, S. W. 1/4, Township. Said lots front 50 feet each on the east side of 11th Avenue, north, and extend back between parallel lines 150 feet to an alley.

Being the same property conveyed to Charles W. McCabe, Chairman of the Board of Park Commissioners of the City of Nashville, Tennessee, as Trustee, by deed dated July 22, 1922, from C. B. Andrews, Trustee, which said deed is of record in the Register's Office of Davidson County, Tennessee, in Book No. 230, page 477.

and

A tract of land in the 15th Civil District of Davidson County, Tennessee, being the southeast part of Lot No. 24 in Neell's Terra Vista plan of lots, as of record in Book No. 15, pages 10 and 11, Register's Office for said County, described as follows:

Beginning in the center of Terra Vista like opposite the center of Yellow Street, being the south east corner of said lot, thence with the center of said line north 10 degrees west 10 poles to the corner; thence south east corner; thence with the center line 7 1/2 deg. west 10 poles to the same; thence with 10 degrees east 10 poles to the center of Yellow Street; thence with the center of Yellow Street north 71-3/4 degrees east 20.7 poles to the center; containing 2 1/2 acres, more or less, and to part of the same conveyed to Charles W. McCabe, Chairman of the Board of Park Commissioners of the City of Nashville, Tennessee, by deed dated July 22, 1922, from C. B. Andrews, Trustee, which said deed is of record in the Register's Office of Davidson County, Tennessee, in Book No. 230, page 477.

Parcel No. 8:

A tract of land in the 15th Civil District of Davidson County, Tennessee, being the southeast part of Lot No. 24 in Neell's Terra Vista plan of lots, as of record in Book No. 15, pages 10 and 11, Register's Office for said County, described as follows:

Beginning in the center of Terra Vista like opposite the center of Yellow Street, being the south east corner of said lot, thence with the center of said line north 10 degrees west 10 poles to the corner; thence south east corner; thence with the center line 7 1/2 deg. west 10 poles to the same; thence with 10 degrees east 10 poles to the center of Yellow Street; thence with the center of Yellow Street north 71-3/4 degrees east 20.7 poles to the center; containing 2 1/2 acres, more or less, and to part of the same conveyed to Charles W. McCabe, Chairman of the Board of Park Commissioners of the City of Nashville, Tennessee, by deed dated July 22, 1922, from C. B. Andrews, Trustee, which said deed is of record in the Register's Office of Davidson County, Tennessee, in Book No. 230, page 477.

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thence with the center of Kellow Street north 71 3/4 deg. east 29.5 poles to the beginning, containing 3 1/2 acres, more or less, being the same property conveyed to J. D. Andrews, Trustee, by deed dated July 10, 1934, which said deed is of record in the Register's Office of Davidson County, Tennessee, in Book No. 936, page 163) from Jas. E. Petre and wife.

Parcel No. 9:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being lots Nos. 20 and 21 in Noel's Subdivision, as of record in Book No. 57, page 69, Register's Office of Davidson County, Tennessee. Said lots Nos. 20 and 21 front fifty feet (50') each on the east side of Eleventh Avenue, North (formerly Buchanan Street) and extend back between parallel lines one hundred and fifty feet (150') to an alley, being the same property conveyed to J. D. Andrews, Trustee, by deed dated May 21, 1934, from Matthey Walker and wife, Minnie Walker, which said deed is of record in the Register's Office of Davidson County, Tennessee, in Book 932, page 377.

Parcel No. 10:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Lot No. 28 in L. C. Noel's Subdivision of lot No. 23 on the plan of Owen's Buena Vista Place, as of record in Plan Book No. 57, page 69, Register's Office Davidson County, Tennessee. Said Lot No. 28 fronts fifty feet on the west side of Owen Street, and extends back between parallel lines 150 feet to an alley, being the same property conveyed to J. D. Andrews, Trustee, by deed dated June 5, 1934, from Mrs. Leila Webb Howe (Widow), which said deed is of record in the Register's Office of Davidson County, Tennessee, in Book 936, page 169.

Parcel No. 11:

A tract of land in the 8th, formerly the 13th, Civil District of Davidson County, Tennessee, being part of Lots Nos. 38 and 39 on the Plan of Owen's Buena Vista Lots, as of record in Book No. 13, pages 10 and 11, Register's Office for said County, described as follows:

Beginning in the center of the Buena Vista Turnpike Road, at the northeast corner of a part of Lot No. 38, conveyed by Albert C. Brunner to James E. Petre and wife, Josephine Petre, by deed of record in book 567, page 281, said Register's Office, and running thence north 18 1/2 deg. west with the center of said road 20.58 poles to the southeast corner of a tract of land conveyed by the Nashville

Trust Company to Joseph S. Jared and wife, by deed of record in book No. 854, page 117, said Register's Office; thence south 73 1/2 deg. west with the southern boundary line of said tract of land 41.24 poles to the center of Shady or Buchanan Street; thence south 12 deg. east, with the center of Shady or Buchanan Street 21.5 poles; and thence north 72 1/2 deg. east to the easterly side of Shady or Buchanan Street, and thence continuing in the same direction and with the northern boundary line of said tract of land owned by James E. Petre and wife 41.62 poles to the beginning, containing 5 acres and 74 poles, more or less, being the same property conveyed to J. D. Andrews, Trustee, by deed dated May 1st, 1934, from James H. Monahan (an unmarried man), which said deed is of record in the Register's Office of Davidson County, Tennessee, in Book 932, page 296.

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Parcel No. 12:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lots Nos. 22, 23, 24, 25, 26 and 27 on the plan of the L. G. Noel Subdivision of Owen's Beuna Vista lots, as of record in Book 57, page 69, register's office for said County. Said Lots Nos. 22, 23 and 24 front fifty feet each on the easterly side of Eleventh Avenue, North, formerly Buchanan Street, and run back between parallel lines one hundred and fifty feet to an alley.

Said Lot No. 25 fronts fifty feet on the easterly side of Eleventh Avenue, North, formerly Buchanan Street, and runs back with the southerly margin of McKinney, formerly Spring Street, 150 feet, more or less, to an alley, and measures about sixty feet thereon.

Said Lot No. 26 fronts seventy-seven feet on the westerly side of Owen Street, and runs back with the southerly margin of McKinney, formerly Spring Street, 150 feet, more or less, to an alley, and measures about 62 feet 8 inches thereon.

Said Lot No. 27 fronts fifty feet on the westerly side of Owen Street, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to J. D. Andrews, Trustee, by deed dated May 1st, 1934, from Frank Kuhn, an unmarried man, said deed being of record in the Register's Office of Davidson County, Tennessee, in Book 932, page 295.

Parcel No. 13:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being part of lot No. 34 in the Beuna Vista plan of record in Book No. 15, pages 10 and 11, Register's Office of Davidson County, Tennessee, described as follows:

Beginning at a point in the center of Beuna Vista Pike opposite the center of Kellow Street; running thence westwardly with the center of Kellow Street six hundred and eighty-six feet, more or less, to the center of Shady Street; thence southwardly along the center of Shady Street seven hundred and ninety-six (796) feet, more or less, to the center of Spring Street; thence easterly along the center of Spring Street six hundred and eighty (680) feet, more or less, to the center of Tenth Avenue, North, (formerly Crooked Street); thence northwardly with the center of Crooked Street and with the center of Beuna Vista Pike, in all, six hundred and ninety-six (696) feet, more or less, to the beginning, containing twelve (12) acres, more or less; being the same property conveyed to J. D. Andrews, Trustee, by deed dated May 1st, 1934, from B. R. Kennedy and Geo. E. Graves, said deed being of record in the Register's Office of Davidson County, Tennessee, in Book 919, page 422.

Parcel No. 14:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lots Nos. 52, 53, 54, 55, 56, and 57 on the plan of L. G. Noel's Subdivision of part of Owen's Beuna Vista Plan, as of record in Book 57, page 69, Register's Office for said County. Said Lots Nos. 52, 53, 54, 55, 56 and 57 are described together as follows:

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Beginning at the southeast corner of Owen Street and McKinney Street or Avenue, formerly Spring Street; thence with the easterly margin of Owen Street southwardly three hundred and twenty-six (326) feet to the corner of Lots 51 and 52; thence with the line between said two lots eastwardly one hundred and twenty-four feet to the westerly margin of Tenth Avenue, North, formerly Crooked Street; thence with said Avenue to the southerly margin of McKinney Street; thence with same westwardly two hundred and sixty-six (266) feet to the beginning; being the same property conveyed to J. D. Andrews, Trustee, by deed dated April 26, 1934, from The Buena Vista Springs Company, a corporation, of record in the Register's Office of Davidson County, Tennessee, in Book 919, page 425.

Parcel No. 15:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lots Nos. 30 and 31 on the plan of L. G. Noel's Subdivision of part of Owen's Buena Vista Lots, as of record in Book 57, page 69, Register's Office for said County.

Said Lots Nos. 30 and 31 front 50 feet each on the westerly side of Owen Street and run back between parallel lines 150 feet to an alley.


For source of title reference is here made to the will of L. G. Noel, Deceased, of record in Will Book 43, page 385, County Court for Davidson County, Tennessee.

Being the same property conveyed to J. D. Andrews, Trustee, by deed dated May 1st, 1934, from Nashville and American Trust Company (formerly American Trust Company) Trustee, of record in the Register's Office of Davidson County, Tennessee, in Book 935, page 546.

TO HAVE AND TO HOLD the aforesaid tracts or parcels of land, with the appurtenances, estate, title and interest thereto belonging to the said City of Nashville, its successors and assigns, forever.

And I, James G. Stahlman, Chairman of the Board of Park Commissioners, do covenant with the said City of Nashville that the Board of Park Commissioners is lawfully seized and possessed of said lands in fee simple; that the said Board has a good right to convey the same; and that it is the duty of the said Board to so convey the aforesaid parcels; and that the same are unencumbered so far as any records available to the Board of Park Commissioners show.

WITNESS my hand this 25 day of September, 1947.


James G. Stahlman, Chairman and Trustee,
Board of Park Commissioners.

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, G. J. Turner,
a Notary Public in and for said County and State aforesaid,
the within named James G. Stahlman, Chairman of the Board of
Park Commissioners of the City of Nashville, acting as Trustee
pursuant to the authority vested in him by the Charter of the
City of Nashville, the bargainer, with whom I am personally
acquainted and who acknowledged that he executed the within
instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee,
this 19 day of ~~September~~ ^{December}, 1947.



G. J. Turner
Notary Public.

My commission expires:
Oct. 8 1948.

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Address New Owner(s) As Follows:			Send Tax Bills To:			Map-Parcel Numbers:		
(Name)			(Name)			105-2		
(Street Address or Route Number)			(Street Address)			339-398-		
(City)	(State)	(Zip Code)	(City)	(State)	(Zip Code)	400 thru 404-		
						437		

BOOK 5145 PAGE 795 PW

WARRANTY DEED
Land Disposition Parcel No. 92-P

FOR AND IN CONSIDERATION of the sum of Thirty Five Thousand and NO/100-----
----- Dollars (\$35,000.00) cash in hand paid to the
 Metropolitan Development and Housing Agency by Metropolitan Government of Nashville and
Davidson County, Tennessee, the receipt of which is hereby acknowledged, the Metropolitan
 Development and Housing Agency, a public body and a body corporate and politic created
 under the provisions of the "Housing Authorities Law" of Tennessee, acting by and through
 its duly elected officers who are authorized so to do by resolution of its Board of
 Commissioners, has bargained and sold and by these presents does transfer and convey unto
 the said Metropolitan Government of Nashville and Davidson County, Tennessee, the Grantee,
its heirs and assigns, ("its successors and assigns" if a corporation), a certain
 tract or parcel of land in Nashville, Davidson County, Tennessee, described as follows,
 to wit:

Being Lots 53 and 54 and parts of Lots 49, 50, 51, 55, 56, 57 and 58 on the Map
 of Fort Negley Village Subdivision as of record in Book 1130, page 12 and a portion
 of Ridley Blvd. as closed by Metro Ordinance #72-401, described according to a
 survey by Barge, Waggoner, Sumner and Cannon Engineers dated June 2, 1972, and as
 revised December 8, 1972; as follows:

BEGINNING at an iron pin in the northerly margin of Chestnut Street at the easterly
 right-of-way of I-65; thence leaving said Street with a fence line along said Inter-
 state right-of-way North 4° 46' West, 406.8 feet to an iron pin, thence North 51°
 47' West, 82.6 feet to a highway monument; thence North 3° 48' East, 197.9 feet to
 an iron pin; thence leaving said Interstate right-of-way with the westerly margin
 of Ridley Blvd. along a curve to the left having a radius of 433.0 feet and in a
 southeasterly direction a distance of 341.21 to an iron pin; thence continuing with
 said Blvd. South 41° 21' East, 60.1 feet to an iron pin in the beginning of a curve
 to the right having a radius of 347.00 feet; thence around said curve in a southerly
 direction 255.78 feet to an iron pin in the beginning of a curve to the right having
 a radius of 25.00 feet; thence around said curve in a southwest direction 32.16 feet
 to the northerly margin of Chestnut Street; thence with the same South 74° 35' West,
 134.1 feet to the point of beginning.

Being the property conveyed to The Nashville Housing Authority, now Metropolitan
 Development and Housing Agency, by the following deeds from: Marie Slater Hudson
 of record in Book 4034, page 227, deed from Raymond F. Choby and wife, Rita Burns
 Choby of record in Book 4080, page 899, by deed from Robert E. Urban and wife, Willa
 Urban of record in Book 4155, page 704, deed from Grace Cain and William Edward Cain
 of record in Book 4188, page 483; by deed from Leonard Francis and wife, Agnes Francis
 of record in Book 4266, page 69; by deed from Paul K. Hatten and wife, Vera O. Hatten
 or record in Book 4293, page 5; by deed from Pearl Mae Carter Gibson of record in
 Book 4308, page 803; by Clerk's Deed from George L. Rooker of record in Book 4347,
 page 150; by deed from Linda Lee Authenrieth Williams and Carol Ann Authenrieth
 Hammond of record in Book 4357, page 295, and by Metro Ordinance #72-401, Register's
 Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Metropolitan Government of Nashville and Davidson County, Tennessee, its heirs and assigns, ("its successors and assigns" if a corporation), forever.

And the Metropolitan Development and Housing Agency, the Grantor, does covenant with the said Metropolitan Government of Nashville and Davidson County, Tennessee, that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered except for the restrictive covenants set forth hereinafter.

And the Metropolitan Development and Housing Agency, the Grantor, does further covenant and bind itself and its successors to warrant and forever defend the title to the said land to the said Metropolitan Government of Nashville and Davidson County, Tennessee, its heirs and assigns, ("its successors and assigns" if a corporation), against the lawful claims of all persons, whomsoever, and the Metropolitan Development and Housing Agency, the Grantor, and Metropolitan Government of Nashville and Davidson County, Tennessee, the Grantee, further bind themselves as follows:

1. GENERAL COVENANTS:

A. The Grantee agrees for itself, and its successors and assigns, and every successor in interest to the Property, or any part thereof, that the Property, or any part thereof, will be devoted to, and only to and in accordance with, the uses specified in the Urban Renewal Plan, and the Contract of Sale of Land entered into between the parties hereto, for the purchase and redevelopment of the Property, dated the 11th day of February, 1976, which is specifically made a part hereof by reference as though fully and completely set out herein.

B. The within-described Property is hereby conveyed subject to the restrictions which are hereby declared to be covenants running with the land and which shall be binding upon the Grantor and the Grantee and all subsequent purchasers, owners, lessees and successors in interest, set forth in Section C of the Urban Renewal Plan for the Edgemoor Urban Renewal Project, Tenn. R-69 of record in Book 4220, page 723, in the Register's Office of Davidson County, Tennessee, which are specifically made a part hereof by reference, as though fully and completely set out herein.

C. This parcel of land, described herein, is located in an area designated by the Urban Renewal Plan for the Edgemoor Urban Renewal Project, Tenn. R-69 for use as public and this conveyance is specifically made subject to the restrictions, terms and conditions of the said Plan. R. P. Map No. 2, known as the "Land Use Plan" is an excerpt from the Plan and is recorded, for reference purposes, in the office of the Metropolitan Clerk, said Map being specifically made a part hereof by reference as though fully and completely set out herein.

D. It is understood and agreed that one of the considerations moving to the Grantor in this transaction is the agreement on the part of the Grantee to redevelop to the satisfaction of Grantor the within-described Property in accordance with the terms of Contract for Sale of Land entered into the 11th day of February, 1976, by Grantor and Grantee compliance with which by Grantee shall be evidenced by a "Certificate of Completion" from the Grantor to that effect issued to the Grantee and recorded in the Register's Office of Davidson County, Tennessee

The "Certificate of Completion" issued by the Grantor shall be a conclusive determination of satisfaction and termination of the agreements and covenants in the Agreement and in the Deed with respect to the obligations of the Grantee, and its successors and assigns, to construct the improvements and the dates for the beginning and completion thereof.

The Grantee for itself, its successors and assigns, and every successor in interest to the Property, or any part thereof, agrees to promptly begin and diligently prosecute to completion the redevelopment of the Property, and that such construction or redevelopment shall in any event be begun within the period specified in Section 4 of Part I of said Contract for Sale of Land and be completed within the period specified in said Section 4 of Part I. It is intended and agreed that such agreements and covenants shall be covenants running with the land and that they shall, in any event, and without regard to technical classification or designation, legal or otherwise, except only as otherwise specifically provided in the Agreement itself, be, to the fullest extent permitted by law and equity, binding for the benefit of the community and the Grantor and enforceable by the Grantor against the Grantee and its successors and assigns to or of the Property or any part thereof or any interest therein.

In the event of any default, failure, violation, or other actions or inaction by the Grantee, subsequent to this conveyance from the Grantor and prior to the issuance and recording of the "Certificate of Completion," to remedy, end, or abrogate such default, failure, violation, or other action or inaction, specified in subdivisions (a), (b), and (c) of Section 704 of Part II of said Contract for Sale of Land, the Grantor at its option may declare a termination in favor of the Grantor, of the title, and of all the rights and interest in and to the Property shall revert to the Grantor in accordance with and in the manner specified in said Contract for Sale of Land. Said subdivisions list, in part, non-compliance acts pertaining to the construction of improvements, failure to pay or have released liens or encumbrance, and violations pertaining to the transfer of the Property or change in the ownership or distribution of the stock of the Grantee.

E. The Grantee agrees for itself, its successors and assigns, and every successor in interest to the Property, to or of the Property or any part thereof, that the Grantee and such successors or assigns shall:

- (1) Not discriminate upon the basis of race, creed, color, sex or national origin

in the sale, lease, or rental or in the use or occupancy of the Property or any improvements erected or to be erected thereon or on any part thereof; and this covenant shall be binding to the fullest extent permitted by law and equity, for the benefit and in favor of, and enforceable by (a) the Grantor, its successors and assigns, (b) the Metropolitan Government of Nashville and Davidson County, State of Tennessee, and any successor in interest to the Property, or any part thereof, (c) the owner of any other land, or of any interest in such land, within the Project Area which is subject to the land use requirements and restrictions of the Redevelopment Plan, and (d) the United States, against the purchaser, its successors and assigns and every successor in interest to the Property, or any part thereof or interest therein, and any party in possession or occupancy of the Property or any part thereof.

In amplification, and not in restriction of, all provisions of Sections 1-A, 1-B, 1-C, -1D, 1-E and 1-E(1), it is intended and agreed that the Grantor and its successors and assigns shall be deemed beneficiaries of the covenants provided in said Section hereof, and the United States shall be deemed a beneficiary of the Covenant provided in Section 1-E(1) hereof, both for and in their or its own right and also for the purposes of protecting the interests of the community and other parties, public or private, in whose favor or for whose benefit such covenants have been provided. Such covenants shall run in favor of the Grantor and the United States, for the entire period during which such covenants shall be in force and effect, without regard to whether the Agency or the United States has at any time been, remains, or is an owner of any land or interest therein to or in favor of which such covenants relate. The Grantor shall have the right, in the event of any breach of any such covenants, and the United States shall have the right in the event of any breach of the covenant provided in Section 1-E(1) hereof, to exercise all the rights and remedies, and to maintain any actions or suits at law or in equity or other proper proceedings to enforce the curing of such breach or covenant, to which it or any other beneficiaries of such covenant may be entitled.

Said Property is conveyed subject to the following easements, to wit:

1. All easements recorded in the Register's Office of Davidson County, Tennessee.
2. (Others) _____

By the acceptance of delivery of this Deed, Grantee accepts these restrictions,

terms and conditions.

IN WITNESS WHEREOF, the Metropolitan Development and Housing Agency has caused this instrument to be executed by the Chairman of its Board of Commissioners signing the name of the corporation and by its Secretary attesting the same and affixing its corporate seal thereto, pursuant to a resolution of its Board of Commissioners authorizing them so to do, this 12th day of April, 19 77.

Metropolitan Development and Housing Agency

By Frank J. Law
Chairman



ATTEST
[Signature]
Secretary

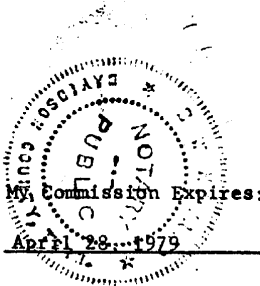
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 5145 PAGE 800

Before me, B. W. Howard, a Notary Public within the State and County
aforesaid, personally appeared Franklin G. Clark and Jack D. Herrington,
with whom I am personally acquainted and who upon their several oaths acknowledged them-
selves to be the Chairman and Secretary respectively of the Metropolitan Development and
Housing Agency, the within named bargainor, a corporation, and that they as such Chairman
and Secretary, being authorized so to do, executed the foregoing instrument for the purposes
therein contained by signing the name of the Corporation by the said Franklin G. Clark
as such Chairman, and attesting the same by the said Jack D. Herrington as such
Secretary.

MAY 10 1977 MISC B* 12.00 * 12.00

WITNESS my hand and official seal at office at Nashville, Tennessee, of this
the 12th day of April, 1977.



B. W. Howard
Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer
is \$ 35,000.00.

(Affiant)

Subscribed and sworn to before me, this the _____ day of _____, 19____.

Notary Public

My Commission Expires:

E 03044
INDEXED
MAR 10 3 43 PM '77
DAVIDSON COUNTY, TENN.

Sec. 11.1001. Established; qualifications, term and selection of members.

There shall be a metropolitan board of parks and recreation, sometimes in this chapter called "the board." The board shall consist of seven (7) members, who shall serve without compensation. One of the members of the board shall be a member of the board of education, selected by said board of education for a term of one (1) year; and another member of the board shall be a member of the planning commission, selected by said planning commission for a term of one (1) year. Five (5) members of the board, who shall hold no other public office, shall be appointed by the mayor and confirmed by a majority of the whole membership of the council. Said five (5) members shall serve terms of five (5) years each, provided that the first members appointed shall serve terms of one (1), two (2), three (3), four (4) and five (5) years, respectively. Any vacancy due to any cause, other than expiration of term, shall be filled for the unexpired term.

CERTIFICATION

I, Austin Kyle, being the duly appointed Metropolitan Clerk of the Metropolitan Government of Nashville and Davidson County, do hereby certify the foregoing is a true and correct copy of the **Section 11.1001** of the Charter of The Metropolitan Government of Nashville and Davidson County, Tennessee, said Section having been approved by referendum June 28, 1962.

WITNESS MY HAND and the Seal of The Metropolitan Government of Nashville and Davidson County, Tennessee, this 6th day of April, 2023.



Austin Kyle
Metropolitan Clerk

Sec. 11.1002. Powers and duties.

The board shall have the following powers and duties:

1. The board shall supervise, control and operate the park and recreation system of the metropolitan government.
2. It shall formulate the policies to be followed in the administration of the park and recreation system; and shall promulgate such rules and regulations as may be appropriate with respect to the administration of its policies.
3. It shall employ, subject to the civil service provisions of this Charter and within its budget appropriation and other available funds, a director of parks and recreation and such superintendents and other employees as it deems necessary.
4. It shall review, approve, reject or amend the annual budget request as compiled by the director.
5. It shall recommend to the council (a) the sale of any lands owned by the metropolitan government for park or recreation purposes and no longer needed for such purposes, (b) the acquisition by condemnation of any additional lands needed for park or recreation purposes, and (c) the acceptance of any gift of lands offered for park or recreation purposes and useful for such purposes. In the acquisition or disposition of land, the board shall cooperate closely with the planning commission, whose recommendations shall be sought and carefully considered by the board.
6. It shall have the authority to establish the fees and charges within the administration of the park and recreation department. It shall have sole authority of all matters pertaining to the operations of concessions.

CERTIFICATION

I, Austin Kyle, being the duly appointed Metropolitan Clerk of the Metropolitan Government of Nashville and Davidson County, do hereby certify the foregoing is a true and correct copy of the **Section 11.1002** of the Charter of The Metropolitan Government of Nashville and Davidson County, Tennessee, said Section having been approved by referendum June 28, 1962.

WITNESS MY HAND and the Seal of The Metropolitan Government of Nashville and Davidson County, Tennessee, this 6th day of April, 2023.



Austin Kyle
Metropolitan Clerk



State of Tennessee
Department of State
Administrative Procedures Division
312 Rosa L. Parks Avenue
8th Floor, William R. Snodgrass Tower
Nashville, Tennessee 37243-1102
Phone: (615) 741-7008/Fax: (615) 741-4472

February 14, 2018

Steven R. Stout, Esq.
Assistant General Counsel
Tennessee Department of Environment &
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Office of General Counsel
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Nashville, Tennessee 37243

Emily H. Urban, Esq.
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Nashville, TN 37243

Douglas E. Jones, Esq.
Schulman, Leory & Bennett, P.C.
501 Union Building, Suite #701
Nashville, TN 37219

Thomas G. Cross, Esq.
P.O. Box 196300
Nashville, TN 37219-6300

RE: In the Matter of: Friends of Fort Negley, Inc. Docket No. 04.47-148814J

Enclosed is an order rendered in the above-styled cause of action.

Administrative Procedures Division
Tennessee Department of State

/aem
Enclosure

**BEFORE THE STATE OF TENNESSEE
HISTORICAL COMMISSION**

IN THE MATTER OF:

FRIENDS OF FORT NEGLEY,

Petitioners,

v.

**METROPOLITAN GOVERNMENT
OF NASHVILLE AND DAVIDSON
COUNTY**

Respondent-Intervenors.

APD No. 04.47-148814J

THC No. 17-0003

**PETITION FOR
DECLARATORY ORDER**

ORDER OF DISMISSAL

This matter is before the Tennessee Historical Commission (Commission) by way of a PETITION FOR DECLARATORY ORDER, filed pursuant to TENN. CODE ANN. § 4-5-223, seeking an interpretation of whether the TENNESSEE HERITAGE PROTECTION ACT OF 2016 (the Act), TENN. CODE ANN. § 4-1-412, applies to “the entire acreage” of Fort Negley, located in Nashville, Tennessee.

On November 9, 2017, the Commission voted to convene a contested case and to refer this matter to an Administrative Judge, appointed by the Tennessee Secretary of State, to hear the contested case and enter an initial order to be reviewed by the Commission. On February 12, 2018, an AGREED ORDER REGARDING THE APPLICABILITY OF THE TENNESSEE HERITAGE PROTECTION ACT TO FORT NEGLEY PARK (AGREED ORDER) was submitted by attorneys for the Petitioners and the Respondent-Intervenors, wherein the parties agreed that the sites of Fort Negley and Herschel Greer Stadium, as described in the AGREED ORDER, constitute a “Memorial,” as defined by the Act. A copy of the AGREED ORDER is attached to this ORDER OF

DISMISSAL. Based on the attached AGREED ORDER of the parties, and a contemporaneously submitted proposed AGREED ORDER OF DISMISSAL, in which the parties state that “all issues in dispute” have been resolved, the undersigned Administrative Judge hereby **DISMISSES** the PETITION FOR DECLARATORY ORDER.¹

It is so **ORDERED**, entered and effective this the 14th day of February, 2018.

Phillip R. Hilliard / *by jec*

PHILLIP R. HILLIARD
ADMINISTRATIVE JUDGE
ADMINISTRATIVE PROCEDURES DIVISION
OFFICE OF THE SECRETARY OF STATE

¹ By determination of the Commission, and in accordance with TENN. CODE ANN. § 4-5-301, this matter is being conducted by the undersigned administrative judge, sitting alone. The Commission has the authority to review initial orders rendered by an administrative judge, as provided by TENN. CODE ANN. § 4-5-315.

STATE OF TENNESSEE
TENNESSEE HISTORICAL COMMISSION

IN THE MATTER OF :)
FRIENDS OF FORT NEGLEY)
) THC 17-0003
Petitioner)
) DOCKET NO. 04.47-148814J

**AGREED ORDER REGARDING THE APPLICABILITY OF THE TENNESSEE
HERITAGE PROTECTION ACT TO FORT NEGLEY PARK**

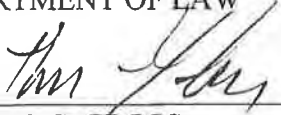
Subject to final approval by the Commission, the parties agree, as shown by the signatures of counsel below, that the Metropolitan Government-owned property that includes the sites of Fort Negley and Herschel Greer Stadium (described in Ordinance No. BL2005-604 as: Vine Street (unnumbered), 609 and 640 Bass Street, 800 Fort Negley Boulevard, 534 Chestnut Street, and 1108 Fall Street, (63.90 acres), being Property Parcel Nos. 239, 447, 446, 434, 398 as designated on Map 105-02 and Property Parcel No. 558 as designated on Map 93-14 of the Official Property Identification Maps of The Metropolitan Government of Nashville and Davidson County) is a Memorial as defined in the Tennessee Heritage Protection Act, Tenn. Code Ann. § 4-1-412. It is so ordered.

Judge Phillip Hilliard



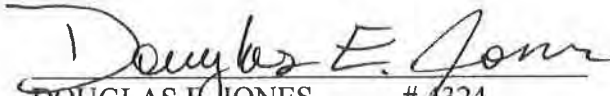
Approved for entry:

METROPOLITAN GOVERNMENT OF
NASHVILLE AND DAVIDSON COUNTY
DEPARTMENT OF LAW



THOMAS G. CROSS # 14810
Metropolitan Courthouse, Suite 108
P O Box 196300
Nashville, Tennessee 37219-6300
615/862-6341

SCHULMAN, LeROY & BENNETT, P.C.



DOUGLAS E. JONES # 4324
501 Union Street, Suite 701
Nashville, Tennessee 37219
615/244-6670

RECEIVED

2018 FEB 12 AM 10:52
SECRETARY OF STATE

EXHIBIT 4

METROPOLITAN BOARD OF PARKS AND RECREATION

MINUTES OF BOARD MEETING

June 7, 2022

A meeting of the Board of Parks and Recreation of the Metropolitan Government of Nashville and Davidson County, Tennessee was held on Tuesday, June 7, 2022, at 12:00 pm in the Centennial Park Boardroom, 2565 Park Plaza, Nashville, TN. Board members present were: Ms. Tari Hughes, Mr. George Anderson, Mr. Jeff Haynes, Mr. Crews Johnston, and Dr. Michelle Steele. Ms. Macy Amos was present to represent Metro Legal. Dr. Sharon Gentry and Ms. Susannah Scott-Barnes were not present.

The meeting was called to order by Ms. Tari Hughes.

MINUTES OF MEETING HELD JUNE 7, 2022, APPROVED

Upon motion of Mr. Jeff Haynes, and seconded by Dr. Michelle Steele, the Board approved the minutes of the board meeting held Tuesday, May 3, 2022, as presented.

V. METRO COUNCIL REFERRALS

None Present

VI. OLD BUSINESS

05-22-10

BOARD APPROVES REQUEST OF HARPETH VALLEY UTILITY DISTRICT FOR A DEDICATED TEMPORARY CONSTRUCTION EASEMENT AND PERMANENT UTILITY EASEMENT INSTALLATION OF TWO (2) NEW SEWER PIPELINES.

Upon motion of Mr. Anderson, seconded by Mr. Johnston, and discussion the request of the Harpeth Valley Utility District for a dedicated temporary construction easement and a permanent utility easement for installation of 2 new sewer pipelines that will parallel existing sewer infrastructure across the Bells Bend property owned by Metro (4107 Old Hickory Blvd / Parcel # 10100000100) was approved.

VII. CONSENT AGENDA

BOARD APPROVES JUNE 2022 CONSENT AGENDA

Upon motion of Mr. Crews Johnston, and seconded by Mr. Anderson, the June 2022 Consent Agenda was approved.

VII. CONSENT AGENDA (cont'd)**06-22-01****AMPLIFICATION APPROVAL**

- | | | |
|--|------------------------------|--|
| • NBHD Health East Side Clinic Gr. Re-Opening | East Park | Fri., June 3, 2022 |
| • 615 Community Outreach Bash | McFerrin Park | Sat., June 11, 2022 |
| • Juneteenth Festival & Health Fair | Watkins Park | Sat., June 18, 2022 |
| • Paradise in the Park | Southeast Park | Sat., June 25, 2022 |
| • White Family Picnic | Cleveland Park | Sat., July 2, 2022 |
| • Eid al-Adha Carnival | Centennial Great Lawn | Sun., July 10, 2022 |
| • Boys & Girls Club of Middle TN | ES Rose Park | Sat., July 16, 2022 |
| • Old Hickory National Night Out Against Crime | Old Hickory Park | Tue., August 2, 2022 |
| • Nash-Back to School-Bash | Southeast Park | Sat., August 6, 2022 |
| • Rise Up Antioch | Mill Creek Park & Greenway | Sat., August 27, 2022 |
| • Festival Latino 2022 | Southeast Park | Sun., August 28, 2022 |
| • The Shelby Wedding | Centennial Park Oval Fishing | Sat., September 3, 2022 |
| • Southeast Nashville Easter Egg Hunt | Southeast Park | Sat., April 1, 2023 |
| • Eggstravaganza 2023 | East Park | Sat., April 8, 2023 |
| • Cowan Wedding | Centennial Sunken Gardens | Sat., April 22, 2023 |
| • Nashville Scene: Movies in the Park | Elmington Park | June 2,9,16,23,30, 2022 |
| • Movie Night in the Park | McCabe Park | June 2,9,16,23,30, 2022 |
| • Picnic in the Park | Richland Park | May 22, June 26, July 24, Aug 28, 2022 |
| • Outside Cinema | Mill Ridge Park | June 3,17, July 15,19, Sept. 16, Oct. 14, 2022 |

FUNDRAISING APPROVAL

- | | | |
|--------------------------|--------------------------------|-------------------------|
| • Run for Rhinos 5k/Walk | Shelby Park, Riverview Shelter | Sat., September 3, 2022 |
|--------------------------|--------------------------------|-------------------------|

AMPLIFICATION AND FUNDRAISING APPROVAL

- | | | |
|--------------------------------|-----------------------|------------------------|
| • Just BLK Juneteenth Festival | Hartman Park | Sun., June 19, 2022 |
| • Community Block Party | Clinton B. Fisk Park | Sat., June 25, 2022 |
| • Nuero Dash | Centennial Great Lawn | Sat., Sept. 24, 2022 |
| • Puppy Up Nashville | Edwin Warner Park | Sun., October 23, 2022 |
| • Miles J Freeman 5K | Shelby Park | Sat., April 15, 2023 |

AMPLIFICATION AND ALCOHOL APPROVAL

- | | | |
|--|-------------------------------------|----------------------|
| • Spotlight Studio at Musician's Corner | Centennial Park - Musician's Corner | Sun., June 26, 2022 |
| • Mercedes-Benz Music City Picnic | Great Lawn | Sun., July 17, 2022 |
| • Workday Altitude Opening Night | Riverfront Park | Mon., July 18, 2022 |
| • Bass Berry & Sims Celebration | Centennial Park - Great Lawn | Fri., Sept. 9, 2022 |
| • Community Picnic | Walk of Fame Park | Sat., Sept. 17, 2022 |
| • Nashville St. Paddy's Half Marathon | Two Rivers Park & Greenway | Wed., March 11, 2023 |
| • St. Patrick's Music City Half Marathon | Shelby Park | Sat., March 18, 2023 |
| • Jessica and Isaac's Weeding | Centennial Park - Sunken Gardens | Sat., April 29, 2023 |

AMPLIFICATION, ALCOHOL AND FUNDRAISING APPROVAL

- | | | |
|-----------------------------------|-------------------|-----------------------|
| • Dragon Boat Festival | East Bank Landing | Sat., October 1, 2022 |
| • Under the Stars | Walk of Fame Park | Sat., October 1, 2022 |
| • Dinner By the Bridge | Cumberland Park | Thu. October 6, 2022 |
| • Rhizome Productions Beer Garden | Walk of Fame Park | May 8,9, & 10, 2023 |

VIII. CONSENT AGENDA (cont'd)

OVERNIGHT APPROVAL

• ARRL Field Day

The Smith House

Sat., June 25, 2022

IX. NEW BUSINESS

06-22-02

BOARD APPROVES OPEN RANGE SALARY INCREASE AND COST OF LIVING INCREASE

Upon motion of Dr. Steele, seconded by Mr. Johnston, and discussion the open range salary increase, and cost of living salary increase, consistent with Metro employees as per the 2022-23 Metropolitan Government Pay Plan was approved for the Director of Parks.

06-22-03

BOARD DENIES REQUEST OF 4WARD ENTERTAINMENT TO CHANGE THE FUNDRAISING EVENT CURRENTLY PERMITTED AS THE "MUSIC CITY JUBILEE FESTIVAL" TO THE "INNOVATIVE CONCEPTS AND EVENTS HOT CHICKEN MUSIC FESTIVAL".

Upon motion of Mr. Anderson, seconded by Dr. Steele, and discussion the request of 4Ward Entertainment to change the fundraising event currently permitted as the "Music City Jubilee" to the "Innovative Concepts and Events Hot Chicken Music Festival" was denied.

06-22-04

BOARD ACCEPTS DONATION FROM BACKFIELD IN MOTION.

Upon motion of Mr. Haynes, seconded by Mr. Anderson, and discussion a donation of \$2,000.00 from Backfield in Motion was approved. This donation will be used for Community Center Youth Sports. There is no required match or other obligation by Parks associated with this donation.

06-22-05

BOARD ACCEPTS IN-KIND GRANT FROM DAVID P. CRABTREE FOR IMPROVEMENTS TO ELIZABETH PARKS.

Upon motion of Dr. Steele, seconded by Mr. Johnston, and discussion an in-kind grant of \$10,000.00 for improvements to Elizabeth Park from David P. Crabtree was accepted. There is no required match or other obligation by Parks associated with this in-kind grant.

VIII. NEW BUSINESS (cont'd)

06-22-06

**BOARD ACCEPTS DONATION OF ARTWORK “PATHWAY TO A HIGHER NOTE”,
FROM THE CURB CENTER FOR ART, ENTERPRISE, AND PUBLIC POLICY AT
VANDERBILT UNIVERSITY.**

Upon motion of Dr. Steele, seconded by Mr. Anderson and discussion a donation of artwork, “Pathway To A Higher Note” was accepted. The artwork is a community participation sculpture created in partnership with local artist, Betty Turney-Turner, and was created in commemoration of Juneteenth. The Curb Center for Art, Enterprise, and Public Policy at Vanderbilt University seeks to donate the sculpture for public display on the grounds of Centennial Art Center. There is no required match or other obligation by Parks associated with this donation.

06-22-07

**BOARD APPROVES REQUEST OF ADVENTURE SCIENCE CENTER (ASC) TO
DEVELOP A ROOFTOP DECK.**

Upon motion of Mr. Haynes, seconded by Dr. Steele and discussion the request of Adventure Science Center (ASC) to develop a rooftop deck was approved per current lease provision. The Metro Historic Zoning Commission’s preliminary assessment is that the proposed improvements conform to requirements of the local historic landmark ordinance. This building improvement does not increase the overall height of the building or impact views from Fort Negley.

06-22-08

**BOARD ACCEPTS IN-KIND GRANT FROM THE FRIENDS OF WARNER PARKS TO
FUND THE NEXT PHASE OF IMPROVEMENTS IN WARNER PARKS.**

Upon motion of Dr. Steele, seconded by Mr. Anderson and discussion an in-kind grant of \$1,574,441 from The Friends of Warner Parks to fund the next phase of improvements in Warner Parks was accepted. This in-kind grant requires no match or other obligation from Metro Parks. No money will be sent to Metro Parks. All projects will be paid for directly by The Friends of Warner Parks and coordinated with Metro Parks staff.

06-22-09

**BOARD ACCEPTS S.W.E.A.T. STAFFING GRANT FOR FISCAL YEAR 2023 FROM
THE FRIENDS OF WARNER PARKS.**

Upon motion of Mr. Johnston, seconded by Mr. Haynes and discussion a S.W.E.A.T. Staffing grant for Fiscal Year 2023 in the amount of

IX. NEW BUSINESS (cont'd)

\$46,252.63 was accepted. The grant will be distributed via quarterly reimbursements to Metro Parks as detailed below:

- S.W.E.A.T. (M&R Worker) seasonal staff (step four) in the amount of \$8,360.10
- S.W.E.A.T. (M&R Worker) seasonal staff (step three and four) in the amount of \$37,892.53.

The Friends of Warner Parks will reimburse grant total amounts exceeded due to hourly wage changes or COLA, etc. This grant does not require a match, nor any type of further fulfillment by Metro Parks.

06-22-10

BOARD ACCEPTS STAFFING GRANT FOR FISCAL YEAR 2023 FROM THE FRIENDS OF WARNER PARKS.

Upon motion of Mr. Johnston, seconded by Mr. Anderson and discussion a Staffing grant for Fiscal Year 2023 in the amount of \$62,080.27 was accepted. The details are as follows:

- FOWP Staffing salaries in the amount of \$60,180.27
- Copier - Rioch in the amount of \$1,900.00

The Friends of Warner Parks will reimburse grant total amounts exceeded due to hourly wage changes or COLA, etc. This grant does not require a match nor any type of further fulfillment by Metro Parks.

06-22-11

BOARD ACCEPTS IN-KIND GRANT FROM SWEETENS COVE FOR IMPROVEMENTS TO TED RHODES GOLF COURSE.

Upon motion of Mr. Johnston, seconded by Dr. Steele, and discussion an in-kind grant of \$8,000 for improvements to Ted Rhodes Golf Course from Sweetens Cove was accepted. There is no required match or other obligation associated with this grant.

X. NEW BUSINESS (cont'd)

06-22-12

BOARD APPROVES REQUEST TO PETITION THE TENNESSEE HISTORICAL COMMISSION FOR A WAIVER FOR IMPLEMENTATION OF THE FORT NEGLEY MASTER PLAN.

Upon motion of Mr. Anderson, seconded by Mr. Haynes, and discussion the request to petition the Tennessee Historical Commission for a waiver to the Tennessee Heritage Protection Act for the purpose of implementing the forthcoming Fort Negley Master Plan was approved.

XI. SPECIAL PRESENTATIONS

CREATIVE PARKS NASHVILLE PRESENTS ANNUAL UPDATE TO THE BOARD

Ms. Michelle Craine, President of Creative Parks Nashville, provided an annual update to the Parks Board. Ms. Craine highlighted the profit and loss report, youth scholarships, supplemental programs, Centennial Art Center's 50th Anniversary and provided dates for the 2nd Annual Starry Night Fundraiser during her presentation.

THE FRIENDS OF GREEN HILLS PARK PRESENTS ANNUAL UPDATE TO THE BOARD

Mr. Patrick Bradley, Director of Friends of Green Hills, provided an annual update to the Parks Board. Mr. Bradley highlighted community engagement, proposed park improvements, financials, and provided dates for the upcoming Fall Festival in September during his presentation.

XII. CAPITAL PROJECTS UPDATE – Tim Netsch

1st + Gay – Park Redevelopment

- Design proposal solicited

Aaittifama Archeological – Phase One

- Construction pricing underway by Friends

Bordeaux Gardens – Playground & Shelter

- Participatory Budgeting project
- Equipment selection and pricing underway

Centennial – Children's Memory Garden

- Construction underway
- Est. construction complete: Summer 2022

Centennial – Phase Three/Pavilion

- Design underway
- Est. design complete: Summer 2022

Clinton Fisk - Playground & Site Improvements

- Construction underway
- Est. construction complete: Summer 2022

Fort Negley - Master Plan

- Master plan underway
- Est. plan complete: Summer 2021

Fort Negley – Stonework Repair

- Construction underway
- Est. construction complete: Fall 2022

Hartman – Playground & Restrooms

- Participatory Budgeting project
- Equipment selection, pricing and restroom feasibility assessment underway

Mill Ridge - Phase One

- Construction underway
- Est. construction complete: Fall 2022

Old Hickory - Community Center Design

- Design underway
- Est. design complete: Winter 2022/23

Ravenwood – Phase One

- Construction underway
- Est. construction complete: Winter 2022/23

Sevier – Sunnyside Mansion Restoration

- Construction contract negotiations underway

Shelby – Davidson St. Streambank Stabilization

- Design underway
- Est. design complete: Summer 2023

Trinity Hills/Habitat – Design

- Design contract negotiations underway

Tusculum Road – Master Plan

- Design proposal solicited

Two Rivers – Mansion Events Center

- Design proposal solicited

Warner - De-pave & Picnic Shelters

- Demolition underway by Friends

Warner – Woolwine Entrance Improvements

- Intersection right-of-way assessment by NDOT underway
- Internal Park road cost estimate complete

Wharf – Master Plan

- Master plan underway
- Est. plan complete: Summer 2022

COMPLETED IN THE LAST TWELVE MONTHS

Bellevue – Playground sunshades

Centennial – Phase Two

Elmington - Tennis courts refurb

Hadley – Pavilion

Madison Station – Schematic Design

Warner – Traffic counts

XIII. GREENWAYS/OPEN SPACE UPDATE – Cindy Harrison

Metro-funded greenway projects

Charlotte Corridor Rail with Greenway

- Master planning, community input and policy phase underway
- 4 Miles
- Master plan completion: Fall 2022

440 Greenway Sevier Park to Brown's Creek Park

- Planning and design phase
- 1 Mile
- Design completion Winter 2022

440 Greenway Park Plaza to Centennial Park

- Planning and design phase
- 0.2 Miles
- Design completion Winter 2022

Opry Mills Connector

- Design and permitting phase
- 1 Mile
- Completion Summer 2022

Whites Creek Greenway at Hartman Park

- Property acquisition phase – transfer from MWS
- 1 Mile
- Acquisition completion: Summer 2022

Browns Creek Greenway and Park- Fair Park Phase 2

- Design phase (managed by Fair Board)
- 0.5 Miles
- Completion date: TBD

Trinity Hills / Habitat Park and Greenway

- Property acquisition, community engagement and design phase
- Miles – TBD

Cumberland River Greenway at Wharf Park

Master Planning Phase

- 0.5 Miles
- Completion: spring 2022

Privately funded greenway projects

Stones River Greenway Hickory Hill Connector at Ravenwood Park

- 0.5 Miles
- Complete

Stones River and Whites Creek Greenway Trailhead Upgrades

- Greenways for Nashville
- Design phase

Gulch Greenway & Trailhead at Asurion

- Construction Phase
- Completion Date: June 2022
- 0.25 Miles
- Perpetual maintenance

Cumberland River Greenway (CRG) at Modera Germantown

- Construction phase
- 0.07 Miles
- Perpetual maintenance

CRG Metro Center Levee

- Trailhead rehab project
- Completion Fall 2022
- Perpetual maintenance

CRG at First Horizon Park

- New trail segment construction phase
- 0.08 Miles
- Perpetual maintenance

CRG at Peabody Union

- Construction phase

X. GREENWAYS/OPEN SPACE UPDATE – Cindy Harrison (cont'd)

- 0.2 Miles
- Perpetual maintenance

CRG at River North

- Design phase
- Maintenance

CRG at Oracle

- Miles TBD
- Planning phase
- Maintenance

CRG at Magdeburg Greenway/ Morgan Park

- Rezoning phase
- Adjacent greenspace improvement
- Maintenance

CRG at Stockyard

- Rezoning phase
- Trail reconstruction & upgrades
- Perpetual maintenance

Harpeth River Greenway Bellevue/Hwy 70

- Rezoning phase
- Miles TBD

Stones River near Percy Priest Dam

- Miles TBD
- Design phase

Centennial Park connector at West End Ave

- Miles TBD
- Rezoning phase

Paige's Branch Greenway

- 0.06 Miles
- Planning Phase

Greenway easement and open space acquisitions

Capital -funded property acquisitions

88 Hermitage (Wharf Park Downtown)

- 3.1 Acres
- Council approval in process

Tusculum Road property

- 10 Acres

- Complete

Public/Private-funded property acquisitions

Lockeland Springs Park addition

- 4 Acres
- Fundraising phase

Habitat/Trinity Park

- 6 Acres
- In process

Privately funded greenway easements and property acquisitions

- CRG Modera Germantown – in process
- CRG (Peabody Union) – in process
- CRG 2nd and VanBuren- in planning
- CRG Opry Mills Connector – easement from Opry Mills Mall in Council approval process
- Century Farms- in planning
- Rail with Greenway (Union Brick)- in process
- Addition to Fisk Park- in process
- Harpeth River Greenway at Bellevue – in planning
-

Property transfers and licenses from outside agencies

440 Greenway Sevier Park to Browns Creek Park

- TDOT Excess Land License in process

Opry Mills Connector

- TDOT Excess Land License- Council approval in process

XI. UPCOMING SPECIAL ACTIVITIES/EVENTS – Jackie Jones

- 6: Nature & Art Camp w/Tennessee Nature Academy, 8:00 a.m. – 4:00 p.m., Mill Ridge Park.
- 7: 12 South Farmers Market, 4:00 p.m. – 7:00 p.m., Sevier Park.
Nashville Symphony, 7:00 p.m., Southeast Park.
- 8: Abel McCallister Picnic Field Day, 8:00 a.m. – 4:00 p.m., Owen Bradley Park.
- 9: Bordeaux Hills Community Gardens, 2:00 p.m. – 9:00 p.m., Bordeaux Hills Park.
Movies in the Park, 5p.m. – 11:00 p.m., Elmington Park.
CMA Fest, 9:00 a.m. – 11:00 p.m., All Downtown Parks.
Brett Eldridge Fan Club Party, 10:00 a.m. – 1:00 p.m., East Park.
Charlotte Corridor Rail-with-Greenway Public Meeting, 6:00 p.m. - 8:00 p.m., Family & Children’s Service, 2400 Clifton Avenue.
- 10: Red Caboose Concerts, 7:00 p.m., Red Caboose Park.
Musicians Corner Spring Series, 4:00 p.m. – 10:00 p.m., Musicians Corner.
- 11: Big Band Dances, 7:00 p.m., Centennial Event Shelter.
Cornelia Fort Pickin’ Party, 6:00 p.m. – 10:00 p.m., Cornelia Fort.
Charlotte Corridor Rail-with-Greenway Public Meeting, 10 a.m. – 1 p.m., Family & Children’s Service, 2400 Clifton Avenue.
FNP: Fossil Finders, 10:00a.m. – 12:00 p.m., Fort Negley.
Middle Tennessee Unity Day, 7:00 a.m. – 6:00 p.m., Cedar Hill Park.
Summer Reading Fest, 8:00 a.m. – 10:00 a.m., Madison Park.
615 Community Outreach Bash, 1:00 p.m. – 6:00 p.m., McFerrin Park.
- 12: Walk to Cure Arthritis – Nashville, 12:30 a.m. – 4:30 p.m., Centennial Park Event Shelter.
- 14: FNP: Flag Day Celebration, Fort Negley Park.
- 15: 615 Day Concert, 12:00 p.m. – 10:00 p.m., Hadley Park.
- 17: American Artisan Festival, 12:00 p.m. – 8:00 p.m., Centennial Park.
Music City Freedom Juneteenth Festival, 3:00 p.m. – 8:00 p.m., Hadley Park.
Hellbender on the River, 5:00 p.m. – 8:00 p.m., Cumberland Park.
Full Moon Pickin’ Party, 5:30 p.m. – 10:30 p.m., Percy Warner Park.
Asurion Field Day, 10:00 a.m. – 2:00 p.m., Centennial Park.
Outside Cinema – Friends of Mill Ridge Park, 7:00 p.m. – 10:00 p.m., Mill Ridge Park.
- 18: Juneteenth Festival, 12:00 p.m. – 2:00 p.m., McKissack Park,
The Hillman Picnic, 12:00 p.m. – 7:00 p.m., East Park.
Juneteenth Music Festival, 4:00 p.m. – 11:00 p.m., Riverfront Park.
Black Lives Matter Mural Retouch Festival, 10:00 a.m. – 10:00 p.m., 9th & Buchanan St.
Gospel Concert Celebration, 5:00 p.m. – 7:00 p.m., Cumberland Park.

XI. UPCOMING SPECIAL ACTIVITIES/EVENTS – Jackie Jones (cont'd)

- Parthenon Event, 6:00 p.m. – 10:30 p.m., Parthenon.
- Birthday Celebration, 4:00 p.m. – 9:00 p.m., Cornelia Fort Hangar.
- Hillwood High School Class of 2012 Reunion, 12:00 noon – 5:00 p.m., Bellevue Park.
- Walk -n-Roll for Spina Bifida, 7:00 a.m. – 1:00 p.m., Edwin Warner Park.
- Preds Playoff Hockey Watch Party, 5:00 p.m. -11:00 p.m., Walk of Fame Park.
- WTE Juneteenth Celebration, 12:00 p.m. – 2:00 p.m., Morgan Park.
- Nashville Soccer Club Family Popup Tour, 11:00 a.m. – 2:00 p.m., Coleman Park.
- Gender Reveal, 1:00 p.m. – 8:00 p.m., Centennial Event Shelter.
- Vanderbilt Medical Picnic and Kick Ball Tournament, Green Hills Park.
- Juneteenth Festival & Healthcare, 12:00 noon – 4:00 p.m., Watkins Park.
- Walk for Children – Save Soil, Centennial Park.
- VUMC Field Day, 10:00 a.m. – 2:00 p.m., Green Hills Park.
- Paradise in the Park, 10:30 a.m. – 10:00 p.m., Southeast Park.
- 21: FNP: Nashville Civil War Roundtable, 7:00 p.m. – 8:30 p.m., Fort Negley Park.
- 22: Wedding, Centennial Park.
- 24: CS Field Day 2022, 8:00 a.m. – 3:00 p.m., Centennial Park.
- 25: A&M Agency 5K, 8:00 a.m. – 12:00 noon, Shelby Park
- 25: Summer Sizzler 10K & 5K, 8:00 a.m. – 10:00 a.m., Two Rivers Park.
- Parman Energy Company Picnic, 9:00 a.m. – 3:00 p.m., Edwin Warner Park.
- Wedding, Centennial Park.
- Community Block Party, 12:00 p.m. – 8:00 p.m., Fisk Park.
- Nashville Soccer Club Popup Tour, 11:00 a.m. – 2:00 p.m., Elmington Park.
- Summer Reading Fest, 8:00 a.m. – 10:00 p.m., Hartman Park.
- 26: Cumberland Pediatric Foundation Picnic, 10:00 a.m. – 4:00 p.m., Centennial Park.
- Freedom Field Day, 9:00 a.m. – 5:00 p.m., Hadley Park.
- Rolling Hills Church Picnic, 12:00 p.m. – 2:00 p.m., Richland Park.
- 28: Project Return /Freedom Field Day, 9:00 a.m. – 5:00 p.m., Hadley Park.
- 30: Bridal Shower, 12:00 p.m. – 2:00 p.m., Percy Warner Park.
- Wedding, 11:00 a.m. – 2:00 p.m., Centennial Park.
- Richland Farmers Market, 9:00 a.m. – 1:00 p.m., Richland Park.

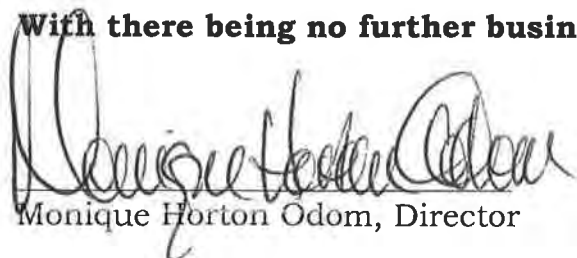
XII. REPORT OF THE DIRECTOR

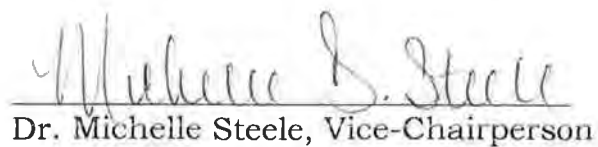
Ms. Odom announced:

- Addressed the investigative report that aired on New Channel 5 regarding Metro Parks Golf Courses. Ms. Odom stated that facts were left out of the on-air report that Parks had provided to the reporter. Ms. Odom wanted to make clear that Shannon Hall, Human Resources Director referenced our pay range of seasonals and not the pay rate. The aired report implied that Ms. Odom does not support pay increases for seasonals, and that cannot be further from the truth, we are mindful of the budget and shift seasonal budgets as we are able. Ms. Odom stated that we will certainly continue to work with our partners in Metro Human Resources to make sure that, our pay rate and pay range are commensurate with what they should be for positions. Metro Parks will continue to support seasonal staff and seasonal employees across the city.
- Ms. Odom thanked the Parks Board for their support of the FY23 Operating Budget submission. Metro Council and city leaders are still in the process of finalizing what the budget will look like.
- Jim Hester has been working on the solicitation for programming at Church Street Park. Solicitation was published this week and is out. Jim will continue to work with the Procurement division to get a permit holder or vendor in place for Church Street Park.
- The Parks system has been very busy, the Wave Country opened on May 30th, Memorial Day weekend without incidents. Ms. Odom thanked John Holmes, Parks Police, and their teams. Summer Enrichment Programs started June 6th and all programs are full. Warner Park Nature Center summer camps started this week, and all camps are full. We continue to work to fill vacancies throughout the department.
- The petition to rename Hadley Park and the petition to relocate the Confederate Monument has been confirmed and placed on the June 17th agenda of the Tennessee Historical Commission. Ms. Odom and Ms. Macy Amos, from the Metro Legal Department, will be in attendance of the June 17th meeting.
- Ms. Odom reminded the Parks Board of their upcoming site tour of parks and facilities on July 14, 2022, more information will be forthcoming.

XIII. ANNOUNCEMENTS/ REQUESTS FOR FUTURE AGENDA ITEMS/OPEN ITEMS

With there being no further business, the meeting was adjourned.

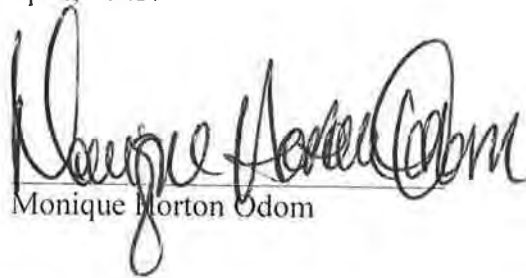

Monique Horton Odom, Director


Dr. Michelle Steele, Vice-Chairperson

CERTIFICATION

I, Monique Horton Odom, duly appointed Director and Secretary to the Board of Parks and Recreation of the Metropolitan Government of Nashville and Davidson County, hereby certify the foregoing true and exact copy of the minutes of the Board of Parks and Recreation for the June 7, 2022 meeting, said minutes having been approved on July 5, 2022.

WITNESS MY HAND this 10th day of April, 2023.


Monique Horton Odom

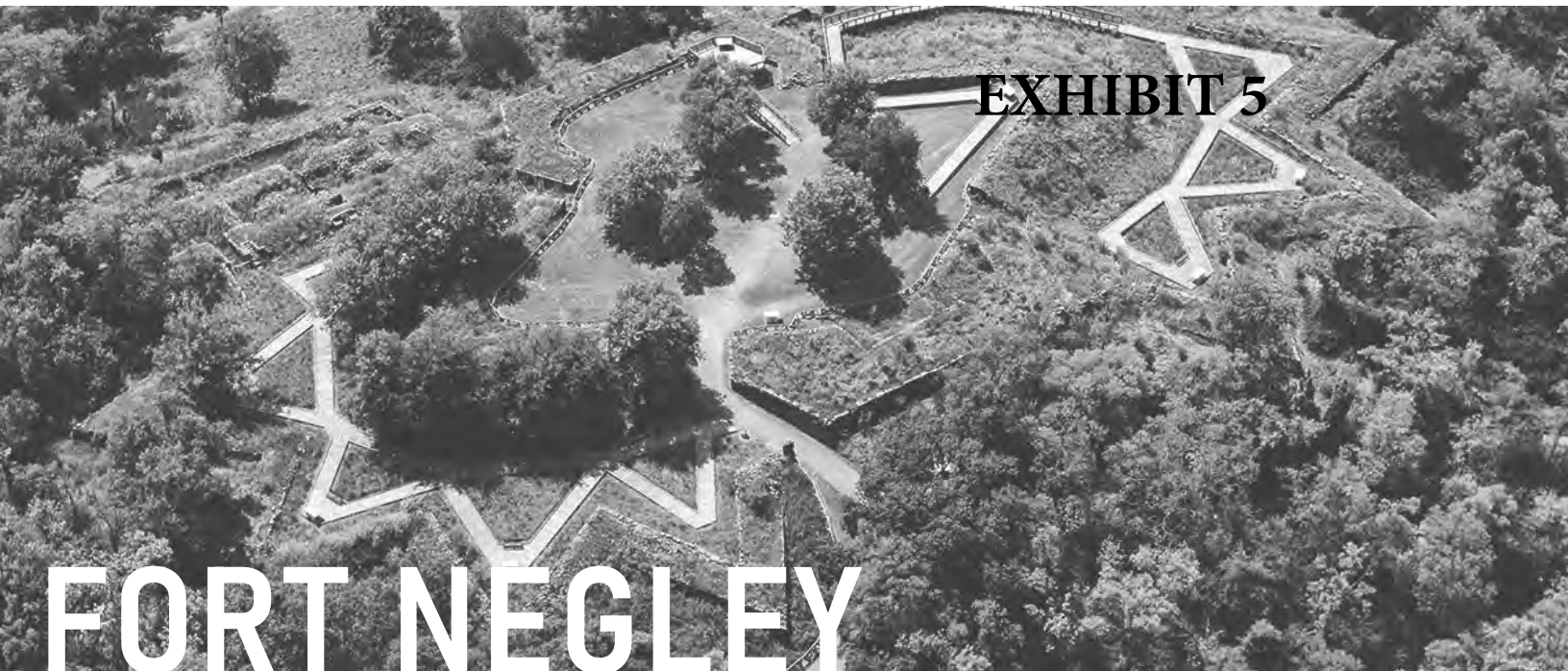


EXHIBIT 5

FORT NEGLEY MASTER PLAN

A METRO NASHVILLE PROJECT





“Fort Negley is a cultural landscape that helps us determine who we are, not just as a city but, as a nation.”

— **JACKIE JONES**

“Fort Negley is in our hands now, and we have an obligation to make sure it is passed on to the next generation.”

— **GARY BURKE**

“Fort Negley is slowly revealing its secrets. We don’t know everything about the site yet. There’s so much more to learn and discover, and this master plan, I hope, will give us the opportunity to do that.”

— **KRISTA CASTILLO**

“When African-Americans arrived in this town and to this site, they didn’t come empty-handed... They brought their culture, their notions of how they defined liberty, and I humbly submit to you that what they brought with them makes the Nashville we see today.”

— **DR. LEAROTHA WILLIAMS**

“I am free because my ancestors fought with resilience, bravery, and courage for my freedom at Fort Negley. On St Cloud Hill, shoulder to shoulder, we will forever walk in the footsteps of our ancestors, speaking their names and sharing their stories at the fort. The master plan ensures Fort Negley will forever be our national landmark, a place where freedom began in Nashville.”

— **JENEENE BLACKMAN**



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CREATE AN **OPEN-AIR MUSEUM OF NATIONAL SIGNIFICANCE**
THAT SPEAKS THROUGH THE CULTURAL LANDSCAPE TO REVEAL
HISTORY FROM **CIVIL WAR TO CIVIL RIGHTS.**



CLIENT

City of Nashville
www.nashville.gov

John Cooper, Mayor

Planning Division at Metro Nashville Parks

Monique Horton Odom
Director

Tim Netsch
Assistant Director

Jim Hester
Assistant Director

Metro Nashville Historical Commission

Tim Walker
Executive Director

Sean Alexander
Historic Preservationist



LEAD

HDLA
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Partner

Richie Jones

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Sam Irwin
Elizabeth Crimmins

The Fort Negley Master Plan has been funded in part with a gift from the Nashville Parks Foundation and grants from the Tennessee Civil War National Heritage Area.

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Liz Sargent HLA
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Principals

Liz Sargent
Jen Trompetter

CONSULTING TEAM

- Dr. Learotha Williams *Historian*
- Philip Walker *The Walker Collaborative*
- David Currey *Encore Interpretive Design*
- Alysha Irisari Malo *Converge*
- Jehlin Hayes *Youth Engagement*
- Ed Henley III *Pillars Development*
- Gina Emmanuel *Centric Architecture*
- Kelly Brockman *McNeely Brockman PR*
- Michael Pavin *Collier Engineering*
- Chris Fleming *BDY Natural Sciences*
- Ian De Keyzer *Connico*
- Surendra Ramman *TRC Worldwide*
- Beth Ostrowski *KCI Technologies*
- Travis Rael *TVAR*
- Dr. Dwayne Estes *APSU Southeastern Grasslands Initiative*

FORT NEGLEY ADVISORY COMMITTEE

- | | | |
|----------------------|---------------|----------------------|
| Kix Brooks | Marty Dickens | Reavis Mitchell, Jr. |
| George Anderson | Vince Durnan | Ann Roberts |
| Monique Odom | Bill Frist | Ron Samuels |
| David Briley | Eddie George | Joyce Espy Searcy |
| Clay Bailey | Carl Hale | John Seigenthaler |
| Kathryn Carell Brown | Robert Hicks | Tim Walker |
| Chris Cotton | Kent Kirby | Carroll Van West |

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EXECUTIVE SUMMARY

INTRODUCTION

THE OPPORTUNITY

Fort Negley Park sits at the nexus of Nashville's collective memory, a living history of the city's physical, economic, and cultural evolution. Its story is uniquely American and within its landscape lies the narrative of our nation's turbulent past. Fort Negley's most recent history remains a microcosm of contemporary forces, the center of a push-pull relationship between development, open space, and the telling of a more complete history. Any successful master planning effort for Fort Negley requires the site, as well as any proposed improvements, be viewed through this holistic lens. Fort Negley is much more than a Civil War relic. It represents the hope of freedom, the injustice of enslavement, the still-felt effects of urban renewal, and a continued struggle for social and environmental equity within a rapidly changing urban environment. The master plan presented in the following pages recognizes the complexity of the site and its historical and cultural importance. At their foundation, the plan's recommended site improvements, program elements and strategic solutions represent an effort to interpret the site in ways that reflect this importance and illuminate Fort Negley's story with truth and beauty.

The plan rests on bedrock of three guiding principles: *preserve and maintain* the Fort Negley site, *reveal and honor* its history, and *connect and engage* with the public at a local, regional, and national level. In its current state, Fort Negley Park does not meet these principles. The site is undermaintained and its historic resources vulnerable to further degradation. The site-wide interpretation of Fort Negley's history is incomplete, including the story of the Bass Street Community. Site program elements that more fully engage the community are lacking. Pieces of the site remain disparate and the park remains disconnected from its adjacent communities and city at large.

The plan seeks to address the above issues through an overall strategy of *rehabilitation* as outlined by the *Secretary of the Interior's Standards for the Treatment of Historic Properties*. Rehabilitation will utilize three main strategic solutions: *reinvestment*, *remembrance*, and *reconnection*. These solutions seek to create a site that meets the goals set forth by the guiding principles.

Reinvestment

The plan calls for a reinvestment in Fort Negley through the protection, maintenance, and repair of existing historic resources as well as the introduction of contemporary interventions and interpretation of missing features. Original Fort Negley stonework as

VISION:

CREATE AN **OPEN-AIR MUSEUM OF NATIONAL SIGNIFICANCE** THAT SPEAKS THROUGH THE CULTURAL LANDSCAPE TO REVEAL HISTORY FROM **CIVIL WAR TO CIVIL RIGHTS**.

well as WPA era stonework will be rehabilitated through a series of interventions that protect, maintain, and repair these resources. Contemporary interventions include new outdoor classrooms and overlooks at the fort itself, new lighting, expanded Fort Negley Interpretive Center with context appropriate play elements and outdoor classroom, new memorial lawn, new seating and site furnishing, shade structures, and the establishment of sustainable native grasslands.

Remembrance

Fort Negley's story as currently told on the site remains incomplete. While the Fort Negley Visitor's Center, in conjunction with Vanderbilt University, Middle Tennessee University and area historians such as Dr. Learoitra Williams, have recently shed needed light on the importance and influence of the African American history of the site, their research and these stories needs to be told in a more comprehensive way. Fort Negley presents the unique opportunity to interpret history from the Civil War to Civil Rights at one location. To achieve this goal, new interpretive nodes at the Interpretive Center, southeastern corner of the site, Bass Street, the Civil War era entrenchments, and the fortification itself are recommended as opportunities to knit together the site's complete history for the visitor. The plan calls for a memorial to the laborers, soldiers and refugees that built, served, and sought refuge at the fort. This memorial would sit adjacent to the memorial lawn at the southeast corner of the site. In unison, these interpretive elements would paint a more clear, accurate and meaningful picture of the historical and cultural importance of Fort Negley Park.

Reconnection

Fort Negley Park is presently broken up into three disparate sites; the area containing the fortifications at the top of the hill and the visitors center, the site formerly hosting the WPA grandstands and then Greer Stadium, and the site leased to Adventure Science Center. On a larger scale, park access is constrained due to its location between Interstate 65 and CSX rail lines. The plan calls for a reconnection of the Fort Negley site both internally and to the surrounding urban

fabric. A hierarchy of new pathways are recommended that will knit the internal site into a cohesive campus that can be understood and enjoyed in a more comprehensive way. The pathways connect all interpretive nodes in logical sequences so that the user has a museum like experience while exploring the site. New pedestrian gateways into the site are recommended at the intersection of Fort Negley Boulevard and Chestnut Street, the southeastern corner of the site at Chestnut Street, along Fort Negley Boulevard at the WPA era stone gate, and at the intersection of Bass Street and Oak Street immediately to the east of Adventure Science Center. These gateways will work in conjunction with streetscape improvements in the right of way planned by other agencies along Chestnut, Oak, and 6th Streets. The plan calls for the Fort Negley Boulevard pavement profile be changed to two lanes of vehicular traffic with a separated 14' greenway trail connecting Chestnut to Oak Street and their adjacent neighborhoods. A greenways feasibility study to connect Fort Negley to the City Central greenway system to the north and south will be an addendum to this plan. Together, these connectivity improvements would provide safer and easier access to the park. Once within the site, a more robust and logical pathway system would welcome the visitor to a more enjoyable and complete experience of Fort Negley Park.

The master plan outlines a recommended phasing plan and estimate of probable cost. It is recommended that all site work outlined by the master plan be performed in two primary phases. Phase one would include all site work outside of the proposed interpretive center and associated elements, and is estimated to cost approximately \$46,500,000. Phase Two would include the new interpretive center and associated exterior program elements, and is estimated to cost approximately \$17,000,000. Concurrent to both phases, stonework protection, maintenance and repair would be ongoing work with a separate budget of \$15,000,000. Several other recommendations are also detailed within the plan addressing key issues. This guidance includes recommendations for alternative funding sources for long-term support, operations, and maintenance for Fort Negley Park outside of Metro funding, structural recommendations for advocacy and research organizations, recommendation of a site-wide interpretive plan, and archaeological research protocols.

The master plan represents a dedicated effort by a multitude of diverse individuals and organizations. The public input, stakeholder discussions and Metro Nashville's dedication to supporting an inclusive and thorough planning process has yielded what we believe to be a plan for the successful and sustainable transformation of the Fort Negley site. The recommendations laid out in this master plan represent a once in a generation opportunity to provide this worthy site its proper treatment; to create a lasting landscape of memory, hope and resilience for Nashville and for the nation.



Bird's-eye view of the existing conditions of Fort Negley's fortification and its proximity to downtown Nashville.



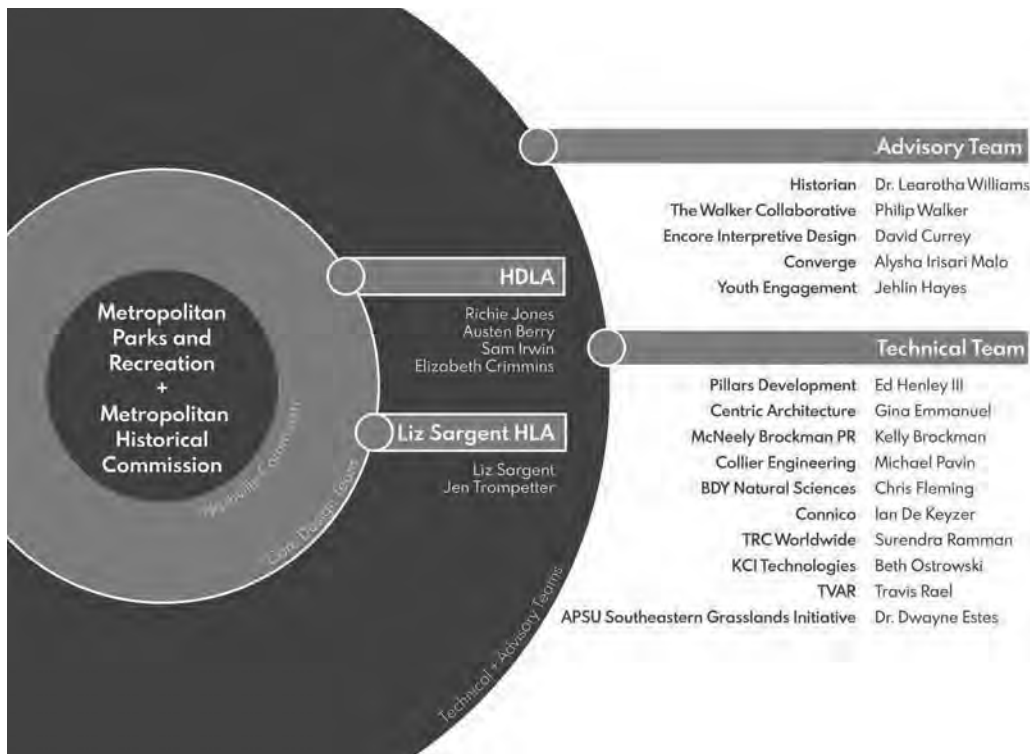
Historic gateway entrance into Fort Negley.



Bird's-eye view of Fort Negley's fortification.

TEAM ORGANIZATION

The diagram below depicts the overall team structure for this project with Metro Parks and Recreation, Metro Historical Commission and the community as a whole as the nucleus with the core design team being project leads and the technical and advisory teams operating as support staff.



PLAN TIMELINE

Divided into three phases, this master plan project took place over the course of ten months. This timeline allowed for ample opportunity to collect and review research, examine the site's complete history, engage with the public and develop a master plan for the park moving forward.

DISCOVER

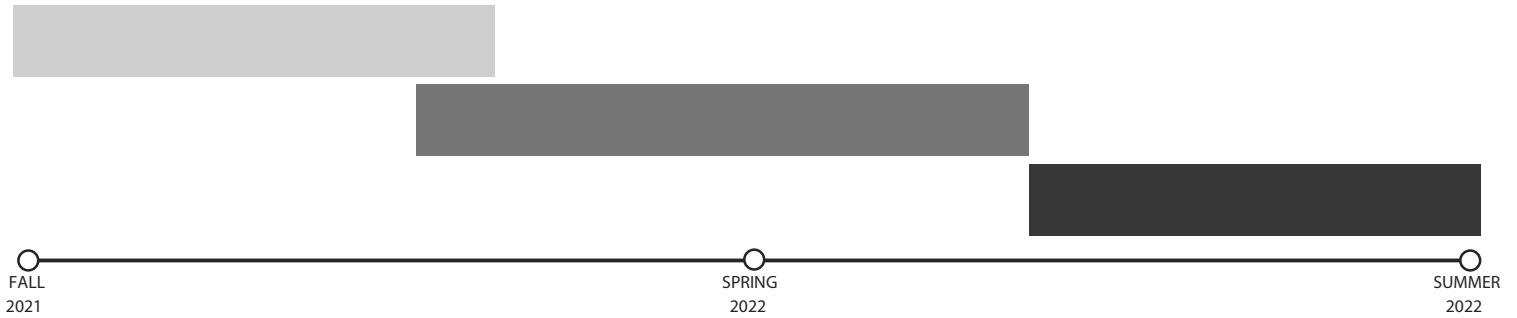
The Discover Phase consists of data collection, stakeholder and public engagement, and conducting deep research to establish the foundation for future design exploration.

DESIGN

The Design Phase incorporates the analysis from the Discover Phase, and takes it a step further. Interpretive theming, programming, and a preservation framework are all developed in collaboration with the public and the design team.

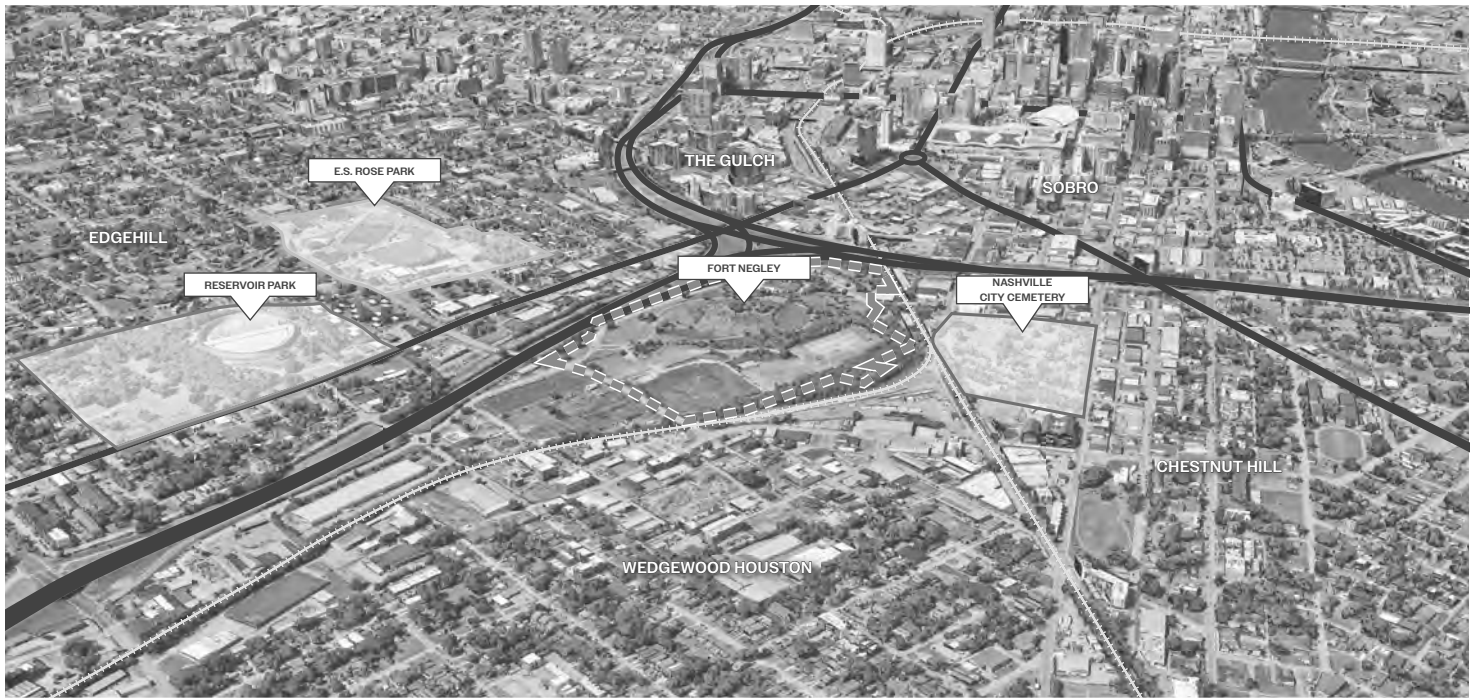
DELIVERY

As the design is finalized, a concise Master Plan is crafted to ensure priorities are met, and any refinements necessary are made. Finally, implementation can begin.



SITE CONTEXT

Situated between multiple historic sites, critical city infrastructure and culturally significant neighborhoods, Fort Negley's 64 acres lie within the heart of Nashville. Just a few miles south of Nashville's busy downtown core, the site offers important green space to its surrounding neighbors. The Nashville City Cemetery, E.S. Rose Park, Reservoir Park are adjacent historical sites closely associated with Fort Negley. The site sits between Interstate 65 along its western boundary, CSX rail lines along its eastern boundary, and Chestnut and Bass Streets along its southern and northern boundaries respectively. Fort Negley Boulevard is the only vehicular street within the site, running north-south and turning sharply east to connect to Bass Street.



RECOMMENDED SITE IMPROVEMENTS



LEGEND

- PROPERTY BOUNDARY
- ADVENTURE SCIENCE CENTER LEASE LINE
- ① EXPANDED INTERPRETIVE CENTER
- ② MEMORIAL LAWN
- ③ BASS STREET PLAZA
- ④ CHESTNUT STREET PLAZA
- ⑤ INTERPRETIVE NODES
- ⑥ STEPS AND SEATING
- ⑦ MOWN REFLECTIVE PATHWAYS
- ⑧ TERRACED OUTDOOR CLASSROOM W/ CONTEXT-APPROPRIATE PLAY
- ⑨ NATIVE GRASSLANDS
- ⑩ OUTDOOR CLASSROOM
- ⑪ BOARDWALK TO REDANS
- ⑫ OVERLOOK
- ⑬ PARKING
- ⑭ NEW VEHICULAR ENTRY
- ⑮ ADVENTURE SCIENCE CENTER

CONCEPTUAL PERSPECTIVE RENDERINGS





CONCEPTUAL EYE-LEVEL RENDERINGS





Renderings are conceptual and intended to communicate a general design intent. Design is subject to change in future implementation phases.





BACKGROUND

EXISTING CONDITIONS

OVERVIEW

Fort Negley's environmental conditions have changed dramatically through the years, but for much of the past century the vegetation has existed in an ecologically degraded condition. Currently, the vegetation of Fort Negley exists as an open, grassy knoll represented by eighty-three plant species and dotted with widely spaced trees.

The buildings and structures on the site can be broken down into four specific areas and periods of development:

- The historic fort and freestanding stonework (Civil War and WPA)
- The Adventure Science Center
- The former Greer Stadium site
- 2004/2007 site improvements including the Fort Negley Visitor Center

Structures include the fort stonework, a series of stone freestanding and retaining walls around the site, and the stone entrance, all associated with the WPA period (1930s and 1940s).

The elevated wood boardwalks built in 2004 within the ravelin ditch and the redans initially served to restrict access to the stonework and to provide ADA-approved pathways for the handicapped. The wood planks have weakened from natural deterioration and lack of maintenance. These areas pose a risk to visitors.

The 2014 Historic Structures Report notes that much of the stonework at Fort Negley suffers from several naturally occurring deteriorating effects associated with weathering and lack of maintenance. These include stone delamination, disaggregation, and material loss; chinking loss; capstone loss or dislocation; stone cracking and spalling; and vegetation and animal burrows. The report also states that there is considerable variation in the size and pattern of the site's dry-stacked stone gravity fortification walls. These variations make WPA reconstruction and subsequent repairs difficult to distinguish. That being said, all of the walls at Fort Negley consist of dry-stacked limestone masonry, although there are a few locations where repairs have been made using mortared masonry (e.g., sally port).



Aerial view of Fort Negley's fortification, 2022.



Dry-stacked limestone masonry walls are gravity-type retaining walls, meaning they derive stability from having enough weight to resist sliding and overturning, yet are not so heavy as to cause a bearing capacity failure of the foundation soils. Numerous areas of stonework have collapsed or are at acute risk of collapsing. At the time of this writing, a first phase of stonework repair is underway and is scheduled to be complete by the end of 2022.

The above information is in the 2019 Fort Negley Park Restoration, Rehabilitation, and Cultural Landscape Report provided in the appendices of this document.




CULTURAL HISTORY

PERIOD PLANS


Nashville's limestone forms in shallow seas approximately 450 million years ago.



Native American settlements occupy the French Lick/ Nashville area until several years after the arrival of the Robertson-Donelson party in 1779- 1780. Tribal hunting parties take advantage of the many salt springs in the area that attract large numbers of game animals.




1822 and 1832
The Nashville City Cemetery and Catholic Cemetery open for burials.




St. Cloud Hill

1849-1860
The Nashville & Chattanooga Railroad and Tennessee & Alabama Railroad are built.




pre -1861


1862
Nashville falls to the Union within the first year of the Civil War. Captain James S. Morton is sent to Nashville "to select sites and give plans and instructions for redoubts to protect the city." St. Cloud Hill is selected for a major fortification due to its commanding views to the front line. It becomes the largest inland fort in the United States.




Entrenchments, rifle pits and earthworks are built into the hillside to provide protective cover for fighting soldiers.



1862
Fort Negley is built largely by enslaved men, women, and children who are forcibly gathered from nearby plantations or have fled to self-emancipate. Free Blacks also join the effort. Many laborers perish in the process of building the fort.




1863
Company F of the 12th Regiment, United States Colored Infantry (USCT) is formed at Fort Negley comprised of men who had built the fort. Many more Black men enlist in the USCT during the war and fight for the cause.




Period plans provide a quick glance and overview of the changes to the cultural landscape during the periods that are considered historically significant.


Enslaved individuals escape to Union lines and live on the hill at the base of Fort Negley and in other locations in Nashville. These settlements become the foundations of Black neighborhoods throughout the city.




Burials of thousands of soldiers, government employees, laborers, and refugees occur at the City Cemetery, Catholic Cemetery, and along land adjacent to Fort Negley.




1862
St. Cloud Hill is cleared of vegetation to open up sight lines. Additional support structures such as officers quarters and encampments are constructed along the hillside.




1867-1869
The Union Army leaves Fort Negley. The fort is stripped of materials and abandoned although the magazine becomes the headquarters for the Nashville KKK which is founded as soon as the war ends.



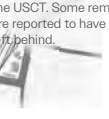
Neighborhoods take form in and around Fort Negley. The communities around Bass Street and Ridley Boulevard become some of the first post-Emancipation Black neighborhoods in Nashville.



1867-1869; 1902
The remains of soldiers buried at St. Cloud Hill are exhumed by members of the USCT. Some remains are reported to have been left behind.



African American settlements exist along St. Cloud Hill until the city purchases the property to develop a park.

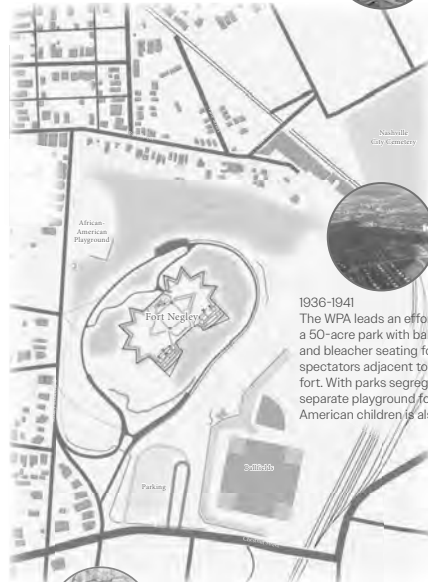
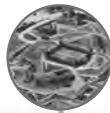


1866 - c. 1930



The neighborhoods around Bass Street and Ridley Boulevard continue to grow alongside Edgehill to become a bustling middle-class African American community with churches, restaurants, and vibrant commercial enterprises.

Thousands of men employed by the Works Progress Administration (WPA) reconstruct Fort Negley using stone quarried from the hillside. They build a museum at a former magazine with a new entry, new access routes to the fort, and a parking lot.



1936-1941
The WPA leads an effort to build a 50-acre park with ballfields and bleacher seating for 5,000 spectators adjacent to the fort. With parks segregated, a separate playground for African American children is also built.



1945
The fort and park are in a state of decline and neglect due to limited wartime resources and close to the public.

c. 1930 - 1945



1950s - 1960s
The Edgehill Urban Renewal Plan, which includes the construction of Interstates 40 and 65, is approved and initiated. Hundreds of structures including homes, businesses, churches, and roads are razed and thousands of people are displaced.

As part of the urban renewal project, portions of Fort Negley Park are leased for the construction of the Cumberland Science Center and Greer Stadium.

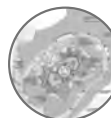


1976-1978
Greer Stadium is built and opens for the Nashville Sounds Minor League Baseball Team.



Fort Negley is overgrown with vegetation and remains closed to the public.

1946 - c. 1980



Late 1980s - early 2000s
Adventure Science Center expands its footprint and adds additional parking across Bass Street.



1980s - 2005
The city engages in master planning for the former park and invests in stabilizing and interpreting the fort's ruins. Fort Negley is designated a Historic Landmark District.

1980s - 2000s
Greer Stadium expands and nearly doubles its capacity. The hillside is blasted to expand the parking area.



Portions of the site are occupied by homeless individuals and groups.



2007
A visitor center is built and Fort Negley reopens to the public.



2015 - 2019
Greer Stadium closes and the site and adjacent parking areas are abandoned. The stadium is demolished.

c. 1980 - 2020

ARCHAEOLOGY

RECOMMENDED PROTOCOLS

The below information is from a report titled "An Executive Summary of Archaeological Investigations Conducted at Fort Negley Historical Park (40DV189) in Nashville, Davidson County, Tennessee" prepared by Tennessee Valley Archaeological Research (TVAR) provided in the appendices of this document.

For decades, archaeological investigations at Fort Negley have sought to answer a range of research questions with varying degrees of success. In addition to the prominent Union fort consisting of Works Progress Administration (WPA) reconstructed stone walls overlying remnants of the fort's Civil War origination, subsurface testing has produced evidence of prehistoric, antebellum, Reconstruction and post-World War II era occupations of the site by modern transient inhabitants. Past archaeological studies have repeatedly shown that the number and integrity of remaining subsurface deposits warrants that any future endeavor or improvement to the park consider the impacts on archaeological resources and make every effort to avoid or minimize negative effects to those deposits. The site's components possess the potential to yield further information regarding not only military occupation but also post-war usage and habitation. Given these circumstances, Tennessee Valley Archaeological Research (TVAR) recommends the below protocols.

Certain areas within the site have inherent, elevated cultural and archaeological sensitivities. Such areas include all elevations above the ring road, the remnants of the Bass Street community, the northeastern corner of the site near the Nashville City Cemetery, the lawn directly adjacent to the front gates and the remains of the WPA bleachers or any other WPA-era structures. It is recommended that any ground disturbing activity as would be part of the master plan implementation should involve rigorous archaeological testing and monitoring.

Certain areas on site have undergone little to no subsurface testing or investigations. These locations include the most eastern portion of the site near the railroad tracks, areas north of the Adventure Science Center, the old Greer Stadium parking lot, and the Greer field. Within these areas, archaeological testing of various types and degrees are recommended to identify additional cultural features or deposits integral to the site's history.

Certain portions of the site have undergone levels of high disturbance, specifically the hillside cuts associated with the WPA restoration of the fort, Greer Stadium, and the Adventure Science Center. These cuts destroyed portions of the site, removing artifacts from their original stratigraphic and temporal contexts. Material from these cuts that were not directly used for the fort, Greer Stadium or the Adventure Science center were then transported and used across the site in various locations as fill. Although this moved material often buries and protects natural soil horizons at the location it is moved to, and the associated cultural deposits therein, it relocates artifacts remaining in the fill into a secondary, and artificial, context. The cut and fill process also typically requires additional fill be transported in from



Fort Negley, 1862.




undocumented and unrelated areas. This imported dirt and material often contains structural debris and other artifacts alien to the site, further confusing the contextual matrix of dirt, debris, and artifacts within the upper layers of moved fill. In considering new development within areas of known disturbance and secondary context, the primary concern centers upon the protection of cultural features and deposits that remain within their original context buried below asphalt and fill. With this in mind, it is recommended that all areas within Fort Negley Park should undergo archaeological investigation and/or monitoring when new construction or other developmental activities occur. All artifacts within construction areas should be collected by a professional archaeologist to ensure their appropriate study and determine their research potential and ability to contribute to the National Register of Historic Places (NRHP) significance of the site.

ARCHAEOLOGICAL RECOMMENDATIONS

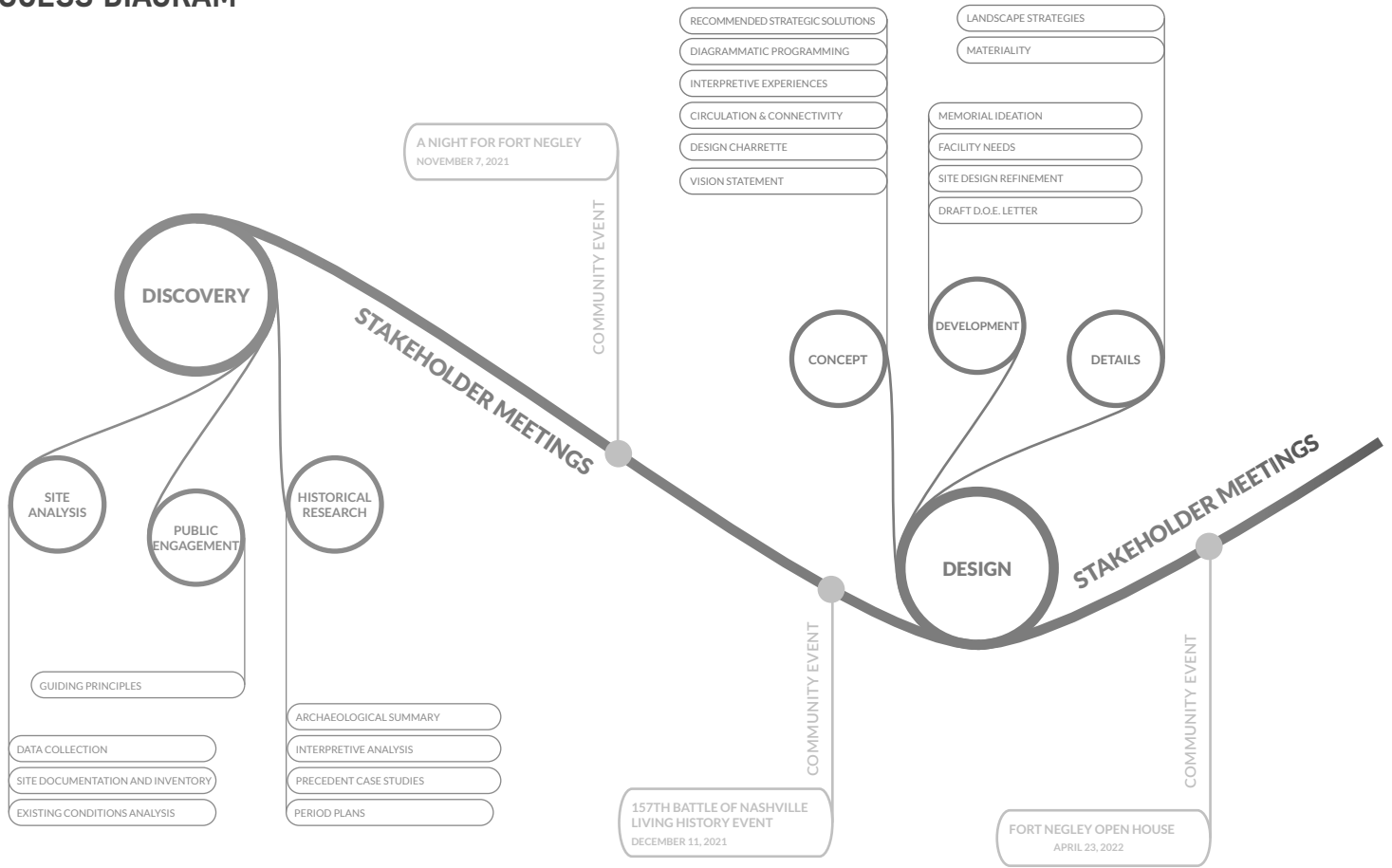
This map was created by Tennessee Valley Archaeological Research (TVAR) highlighting the recommended strategies for each subarea. It is recommended that all areas within Fort Negley Park should undergo archaeological investigation and/or monitoring when new construction or other developmental activities occur. All artifacts within construction areas should be collected by a professional archaeologist to ensure their appropriate study and determine their research potential and ability to contribute to the National Register of Historic Places (NRHP) significance of the site.

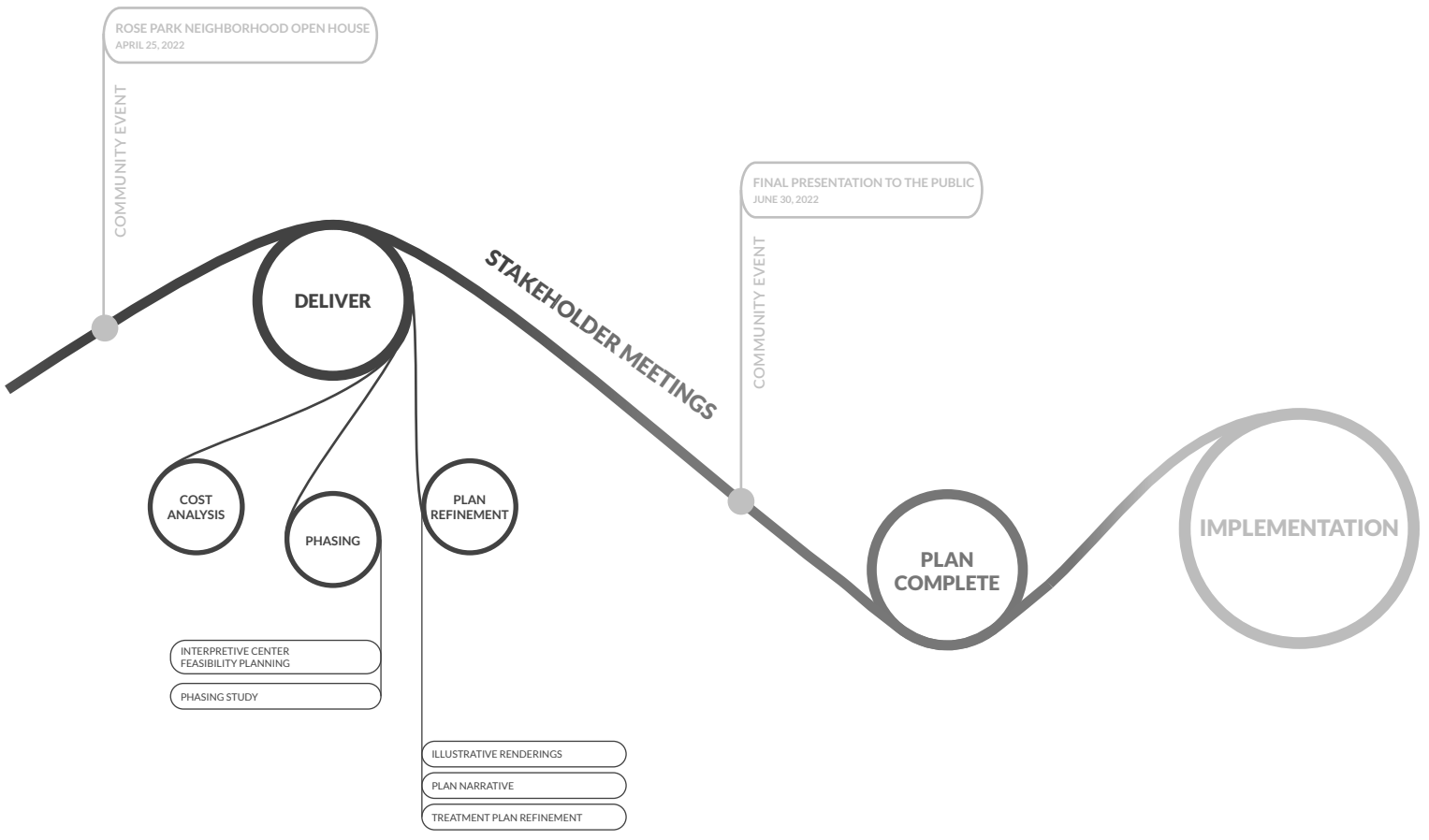


LEGEND

-  Where construction is proposed, rigorous archaeological testing prior to any ground disturbing activities is recommended.
-  Archaeological monitoring and testing recommended for any construction/disturbance in this area. Archaeological testing of various types and degrees are recommended to identify additional cultural features or deposits integral to the site's history and further study.
-  Archaeological monitoring recommended for any construction/disturbance in this area.

PROCESS DIAGRAM





COMMUNITY ENGAGEMENT

PUBLIC INPUT

Community engagement and feedback has played a critical role in the development of this master plan. Throughout a series of five events, community members were asked to participate in interactive activities that ultimately laid the ground work for the design process. Activities included an expert panel session, open houses, opportunities for reflection, and multiple physical scale models to facilitate feedback.

Events were held periodically throughout the entire master planning process, starting early in the Discover phase and ending with the presentation of the master plan. By involving the community throughout the entirety of this process, the master plan attempts to capture and reflect the voices, stories and emotional connections that Fort Negley evokes for so many people.

COMMUNITY EVENTS

- 1. A Night For Fort Negley**
Date: November 7, 2021
Location: Rose Park Middle School
- 2. 157th Battle of Nashville Living History Event**
Date: December 11, 2021
Location: Fort Negley Visitor Center
- 3. Fort Negley Open House**
Date: April 23, 2022
Location: Fort Negley Visitor Center
- 4. Rose Park Neighborhood Open House**
Date: April 25, 2022
Location: Easley Community Center
- 5. Fort Negley Open House and Final Presentation**
Date: June 30, 2022
Location: Fort Negley Visitor Center



STAKEHOLDER ENGAGEMENT

Numerous stakeholder groups were engaged periodically throughout the design process in order to build excitement, share knowledge, and to provide updates regarding the master plan. Over the course of the entire master planning process, more than twenty meetings were held with various groups to gather technical data. These groups were instrumental in understanding the political, historical, and social complexities that surround the site.

STAKEHOLDER MEETINGS

- | | |
|--|--|
| <p>1. Nashville Homeless Impact Division
Date: September 30, 2021</p> | <p>8. Fort Negley Advisory Committee
Dates: October 15, 2021
March 31, 2022</p> |
| <p>2. Nashville Metro Parks Staff
Date: September 30, 2021</p> | <p>9. Metro Parks Board
Dates: October 18, 2021
May 3, 2022</p> |
| <p>3. Nashville Metro Planning Staff
Dates: October 1, 2021
April 5, 2022</p> | <p>10. The Adventure Science Center
Dates: October 20, 2021
March 29, 2022</p> |
| <p>4. Councilperson Colby Sledge
Dates: October 5, 2021
April 6, 2022</p> | <p>11. Friends of Fort Negley/
Fort Negley Technical Advisory Committee
Dates: October 27, 2021
April 6, 2022</p> |
| <p>5. State Historic Preservation Office/
Tennessee Historical Commission/
Tennessee State Archaeologist Phil Hodge
Date: October 6, 2021</p> | <p>12. African American Cultural Alliance
Date: November 4, 2021</p> |
| <p>6. Nashville Department of Transportation
Dates: October 11, 2021
March 21, 2022</p> | <p>13. Metro Nashville Mayor John Cooper
Dates: March 22, 2022
May 12, 2022
June, 30, 2022</p> |
| <p>7. Nashville Metro Water Services
Dates: October 11, 2021
March 30, 2022</p> | <p>14. Metro Historic Commission
Date: February 28, 2022</p> |



INTERACTIVE FEEDBACK

Receiving feedback from local community members was integral in preparing the master plan. Various interactive stations allowed for the public to physically engage in the planning process. Such activities included sharing thoughts and memories, selecting and creating guiding principles and voting on their most desired programming.

175+
PARTICIPANTS

1175+
COMMENTS RECEIVED



PHYSICAL MODELS

Physical models played a critical role throughout the entirety of the community engagement process. Each model encouraged community members to spatially examine the site, explore the design and provide direct feedback tied to a specific location. Often times this station was the most popular and crowded, which encouraged impromptu conversations and the sharing of stories.

22. "Memorials throughout to honor the laborers."

38. "Add to the museum/ visitor center space, create an outdoor classroom."

46. "Amphitheater for historic and cultural performances."

83. "Archaeological and historical research on Bass Street Community. Protect Nashville Black History!"



*For a complete list of comments received from all public engagement events please see appendix.

PREVIOUS REPORTS

HISTORIC STRUCTURES REPORT (2014)

Completed in 2014 to specifically address preservation, rehabilitation and restoration efforts at Fort Negley, the Historic Structures Report (HSR) is a foundational document for all decisions regarding the Fort and surrounding stonework. The document provides assessment and recommendations concerning destabilized and degrading stonework at the fortifications and surrounding WPA stonework. Primary recommendations include stabilization, reinforcement and drainage strategies for fortification stonework that was observed to be building, rotating and experiencing displacement. The plan recommends that future work *“stabilize the fortification ruins to address immediate life safety hazards, maintain the highest level of integrity of the existing historic fabric, allow reversibility, minimize the addition of incompatible materials, and promote conservation of the mechanical behavior of the antiquated structural system.”* The report also recommends temporary bracing in areas of life safety hazard, installation of soil anchors and localized repairs as needed. Collapsed areas should only be reconstructed as needed for interpretive purposes. The HSR was used as a baseline for all recommendations within this master plan and the treatment plan as outlined is consistent with the recommendations of the report.

CULTURAL LANDSCAPE REPORT (2019)

Published in 2019, the Restoration, Rehabilitation and Cultural Landscape Report (CLR) for Fort Negley is intended as a primary resource document to guide Metro Parks in the long-term conservation, rehabilitation, and management of Fort Negley Park’s cultural landscape. The primary purpose of the report is to *“highlight Fort Negley’s historic past, survey the current condition of the park, prescribe best practices and preservation methods to stabilize and rehabilitate the WPA stonework, and recommend strategies to manage invasive foliage that hinder long-term sustainability and interpretation”*. The CLR provides overall treatment guidelines and recommendations for Fort Negley Park that have served as a foundation for the work produced in this master plan. Master Plan recommendations and specifically, the treatment plan as outlined, is consistent with the recommendation of the CLR.

PLAN TO PLAY: THE COUNTYWIDE PARKS & GREENWAY MASTER PLAN (2017)

Plan to Play serves as Metro Nashville Parks Department 10-year master plan document. As such, all subsequent master plans need to ensure they are meeting the overarching goals set forth in this document. Plan to Play recommends that Metro Nashville invest in new master plans, as well as prioritizing the enrichment of historic sites within the park’s department portfolio. Plan to Play also recommends expanding programming within existing parks, introducing concessions and/or cafes and connecting parks via integrated greenway systems. The Fort Negley Master Plan addresses these needs and recommendations as detailed in the main body of this document.

DESIGN CHARRETTES

INTERNAL DESIGN DISCUSSIONS

Moving forward with the information and input received from the first round of community engagement, along with the abundance of research compiled to date, the core consultant team came together to officially initiate the planning process. Individuals from multiple disciplines each offered their own expertise and strategies towards the treatment of the park. Smaller groups were created to encourage a quicker, more iterative process that allowed for a wide variety of ideas to reach paper. In the end, the ideas from each group were presented and discussed. The best strategies from each were then combined into a conceptual first draft.

The work performed during this charrette laid the foundation for the design process moving forward. By having this conceptual first draft the design team was able to more effectively communicate the strategies and programs implemented across the site. This, in turn, created more conversations about the overall plan, allowing the plan itself to be fluid and responsive.



Left: Early concept sketches from charrette.
Top: Design team sketching out ideas during charrette.







MASTER PLAN

GUIDING PRINCIPLES AND RECOMMENDED STRATEGIC SOLUTIONS

OVERVIEW

In order to accomplish responsible and successful planning solutions, the design team crafted a list of principles to guide the overall planning process. In collaboration with multiple consultants, stakeholders, and the public, three main overarching principles were created; *preserve and maintain*, *reveal and honor*, and *connect and engage*. These principles paved a clear path forward, served as a filter for all planning decisions, and acted as the very foundation that the entire master plan is built upon.

These principles were presented to the public for review during the first round of community engagement. The comments received from these events, along with multiple internal review sessions, helped fine tune these principles, and what they mean for Fort Negley moving forward. Once these principles were established, the team examined all the potential development ideas through the filter of these principles. By examining the site in this way, the design team was able to develop site specific strategies to best meet the goals of the master plan.



PRESERVE AND MAINTAIN

GUIDING PRINCIPLES

- Protect Fort Negley as one of Nashville's most significant historic and cultural sites by identifying, preserving and maintaining significant characteristics and features of the cultural landscape.
- Ensure that preservation strategies are consistent with the guidance afforded in the Secretary of the Interior's Standards for the Treatment of Historic Properties.
- Retain and expand existing programmatic uses in the park relating to historic interpretation, passive recreation, and the Fort Negley Visitor Center. Remove features that detract from the overall historic character.
- Add new interventions that are consistent with the form, order, and distinctive features of Fort Negley. Locate more intensive programming within areas considered to be least sensitive to change (due to prior disturbance or a lack of identified previous cultural associations) and avoid ground-disturbing interventions in areas that may contain prehistoric or historic archaeological resources.

EXISTING CONDITIONS:

- Neglected, vulnerable and under-maintained

RECOMMENDED STRATEGIC SOLUTION:

REINVESTMENT

- Preservation, stabilization and strategic maintenance of fort structure and other remaining WPA era site work
- Creation of a sustainable, regenerative landscape
- Expansion of robust programming and partnerships that celebrate the full and accurate history of the Fort Negley site
- Development of long-term maintenance and operations strategies
- Development of long-term sustainable funding sources



REVEAL AND HONOR

GUIDING PRINCIPLES

- Celebrate the natural, historical and cultural assets of Fort Negley that differentiate it from Nashville's other parks, such as its unique topography and geology, its association with a Civil War Union occupation, African-American Heritage and the role of the
- Showcase Fort Negley as a national example of the history and evolution of similar sites across the country in regards to the Civil War, African American history, erasure, and urban renewal.
- Relay and honor the full story of Fort Negley by engaging and interpreting multiple cultural narratives that are relevant to Nashville's diverse population, particularly stories of African Americans who sought refuge at St. Cloud Hill, helped to build Fort Negley, and developed the first Black neighborhoods surrounding Fort Negley.
- Encourage interpretation of the broader landscape of St. Cloud Hill through cooperation and engagement with other adjacent community resources.
- Design interpretive features that are thought provoking and allow for a broader understanding of Fort Negley and its unique history.

EXISTING CONDITIONS:

- Erased, untold and incomplete

RECOMMENDED STRATEGIC SOLUTION:

REMEMBRANCE

- View the site as an outdoor historical and cultural museum of national significance through the creation of robust on-site interpretation of the full, accurate and truthful story of the Fort Negley site from its construction through urban renewal to present
- Creation of places of remembrance and reflection for the lives of the refugees, laborers and soldiers
- Expansion of visitors center to more fully tell the history of the site and provide expanded programming both internally and
- Creation of a framework that allows archeology to be incorporated into the site programming



CONNECT AND ENGAGE

GUIDING PRINCIPLES

- Connect Fort Negley via physical, narrative, interpretive, and programmatic methods to the greater Metro Parks and Greenways system, including the nearby cultural landscapes Reservoir Park, E.S. Rose Park and Nashville City Cemetery.
- Enhance and improve the natural resources of the site to build resiliency, support bio-diversity, revitalize areas that have become degraded, and prevent further degradation.
- Expand and provide new recreational opportunities for existing and growing urban neighborhoods surrounding Fort Negley that are unavailable at nearby parks.
- Create an inclusive space that is equitable and welcoming to all Nashvillians. Ensure that park circulation is accessible to
- Cultivate and nurture partnerships with allied organizations to support the park and serve the diverse range of people who utilize it.

EXISTING CONDITIONS:

- Disconnected both internally and to the surrounding urban fabric

RECOMMENDED STRATEGIC SOLUTION:

RECONNECTION

- Intentional and cohesive internal circulation: stitching disparate site pieces together through logical, interconnected learning trails
- Improved park edges and gateways: improving street edges, intersections and access from the south and north
- Improved user experience through creation of intentional arrival sequencing, both vehicular and pedestrian, that maximizes viewed moments both to and from the fort
- Citywide connectivity: adding bicycle and pedestrian connections that links the site to the city central greenway system

SITE PLAN

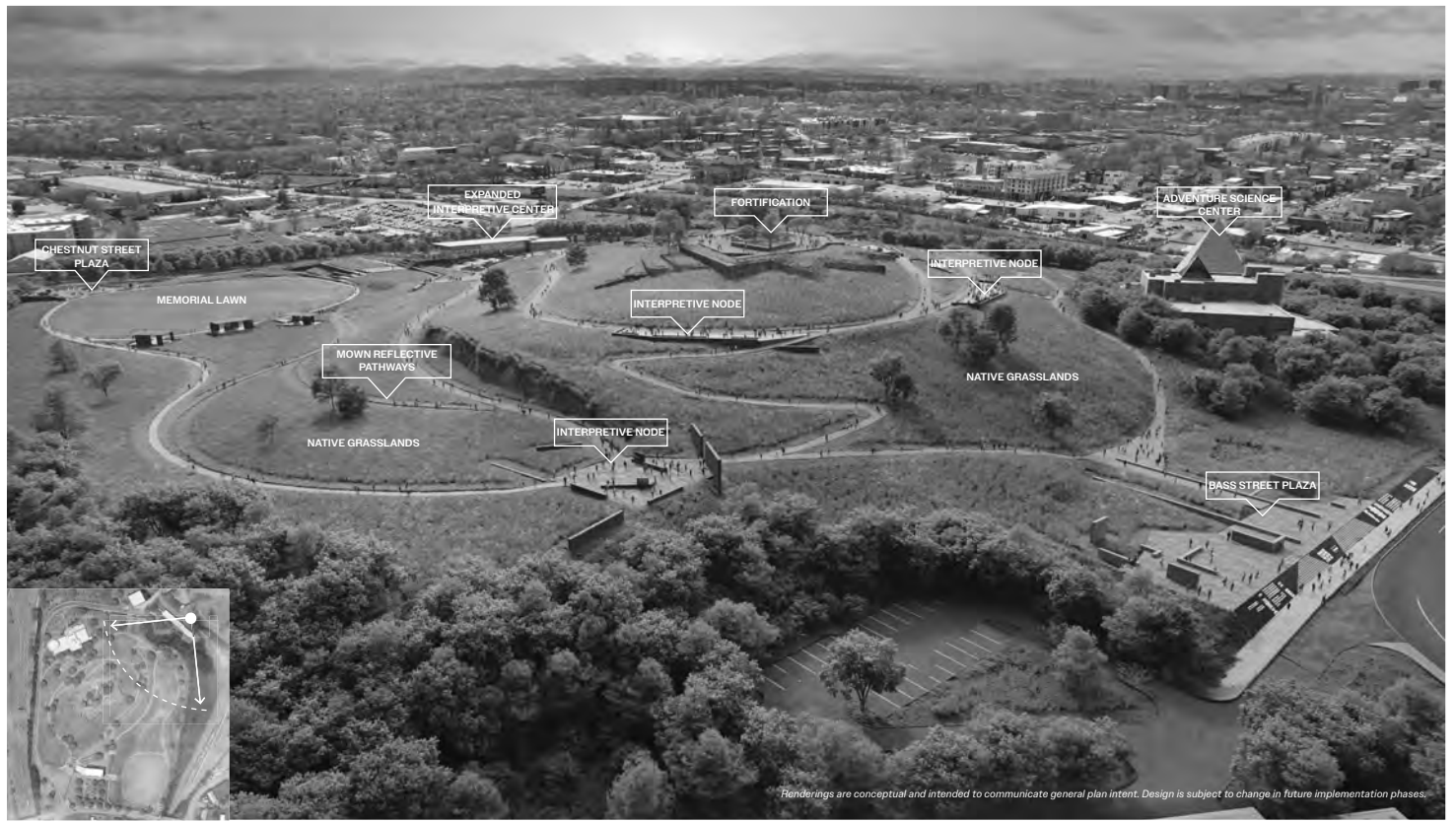
RECOMMENDED SITE IMPROVEMENTS



LEGEND

- PROPERTY BOUNDARY
- ADVENTURE SCIENCE CENTER LEASE LINE
- ① EXPANDED INTERPRETIVE CENTER
- ② MEMORIAL LAWN
- ③ BASS STREET PLAZA
- ④ CHESTNUT STREET PLAZA
- ⑤ INTERPRETIVE NODES
- ⑥ STEPS AND SEATING
- ⑦ MOWN REFLECTIVE PATHWAYS
- ⑧ TERRACED OUTDOOR CLASSROOM W/ CONTEXT-APPROPRIATE PLAY
- ⑨ NATIVE GRASSLANDS
- ⑩ OUTDOOR CLASSROOM
- ⑪ BOARDWALK TO REDANS
- ⑫ OVERLOOK
- ⑬ PARKING
- ⑭ NEW VEHICULAR ENTRY
- ⑮ ADVENTURE SCIENCE CENTER

BIRD'S-EYE VIEW LOOKING WEST



BIRD'S-EYE VIEW LOOKING NORTH



TREATMENT STRATEGY

OVERVIEW

Fort Negley is listed in the National Register of Historic Places (National Register). The Secretary of the Interior has established professional standards for the preservation of historic properties, including those listed in the National Register. The "Secretary of the Interior's Standards for the Treatment of Historic Properties with Guidelines for the Treatment of Cultural Landscapes"¹ provides guidance on how to care for historic properties using four approaches, or treatments, which include Preservation, Rehabilitation, Restoration, and Reconstruction. Based on a property's National Register significance, existing physical condition, the extent of documentation available and interpretive goals, one of the four approaches is typically selected to guide treatment of the historic property or landscape. For each approach, there is a set of standards that provide guidance regarding maintaining, repairing, and replacing historic materials, as well as designing new additions or making alterations. The guidelines offer general design and technical recommendations to assist in applying the Standards to a specific property.²

Based on guidance included in the *Historic Structure Report for Fort Negley* (2014) and the *Cultural Landscape Report for Fort Negley Park* (2019) which identify the need for modifications to the cultural landscape to meet current and future interpretive, land use, and management goals, Rehabilitation is recommended as the most appropriate overarching treatment strategy for the property surrounding and including the fortification of Fort Negley, also known as Fort Negley Park. Because Rehabilitation is defined as the act or process of making possible a compatible use for a property, this approach allows for protection of the landscape's historic character and resources while addressing the need for enhanced interpretation, expanded access for visitors to more of the park's historic resources, the addition of visitor amenities, and modifications to address circulation and accessibility. As part of Rehabilitation, stabilization, protection, and preservation of historic and natural resources are assumed even when new uses are accommodated.

Overall Treatment Strategy: Rehabilitation

As noted, the treatment strategy recommended for consideration at Fort Negley Park is Rehabilitation. Fort Negley Park has been heavily altered over the past 160 years. Much of its original historic fabric has been lost due to these changes. It is not the goal of the treatment plan to replicate historic features, return the fort to its original military function or present any new elements as historic. Rehabilitation as a strategy allows for the protection, repair and interpretation of historic features while ensuring that proposed contemporary improvements introduced to accommodate its current function as an outdoor

1. The guidance is referred to as *The Secretary of the Interior's Standards for the Treatment of Historic Properties*, revised in 1992, were codified as 36 CFR Part 68 in the 12 July 1995 Federal Register (Vol. 60, No. 133) with an "effective" date of 11 August 1995. The Secretary of the Interior's Standards for the Treatment of Historic Properties with Guidelines for the Treatment of Cultural Landscapes was published by the Department of the Interior, National Park Service, in 1996.
2. The Secretary of the Interior's Standards for the Treatment of Historic Properties (1996). Available at <https://home.nps.gov/dscw/cr-treatment-of-historic-properties.htm> (Accessed June 27, 2022).

museum and city park are compatible with the sites historic character and significance. This approach falls under the Secretary of Interior's rubric of Rehabilitation.

The Secretary of the Interior's Standards for Rehabilitation

Under the Rehabilitation treatment approach, a cultural landscape's character-defining features are protected and maintained even as new uses are accommodated. The Secretary of the Interior's Standards allow the replacement of extensively deteriorated, damaged, or missing features using either traditional or substitute materials. Of the four treatments, only Rehabilitation includes an opportunity to make possible an efficient contemporary use through alterations and additions.

There are ten basic principles that comprise the Secretary of the Interior's Standards for Rehabilitation (36 CFR Part 67). These are intended to help preserve the distinctive character of a historic property while allowing for reasonable change to meet new needs. These standards create a baseline of guidance against which intended changes to the cultural landscape must be compared. These standards are neither technical nor prescriptive, but promote responsible preservation practices as follows:

1. A property will be used as it was historically or be given a new use that requires minimal change to its distinctive materials, features, spaces, and spatial relationships.
2. The historic character of a property will be retained and preserved. The removal of distinctive materials or alteration of features, spaces, and spatial relationships that characterize a property will be avoided.
3. Each property will be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or elements from other historic properties, will not be undertaken.
4. Changes to a property that have acquired historic significance in their own right will be retained and preserved.
5. Distinctive materials, features, finishes, and construction techniques or examples of craftsmanship that characterize a property will be preserved.
6. Deteriorated historic features will be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature will match the old in design, color, texture, and, where possible, materials. Replacement of missing features will be substantiated by documentary and physical evidence.
7. Chemical or physical treatments, if appropriate, will be undertaken using the gentlest means possible. Treatments that cause damage to historic materials will not be used.
8. Archaeological resources will be protected and preserved in place. If such resources must be disturbed, mitigation measures will be undertaken.

9. New additions, exterior alterations, or related new construction will not destroy historic materials, features, and spatial relationships that characterize the property. The new work will be differentiated from the old and will be compatible with the historic materials, features, size, scale and proportion, and massing to protect the integrity of the property and its environment.
10. New additions and adjacent or related new construction will be undertaken in such a manner that, if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

TREATMENT RECOMMENDATIONS

As part of the Fort Negley Master Plan, a suite of treatment recommendations has been developed for each of the historic resources at the property based on the Secretary of Interior's Guidelines for Rehabilitation. The recommendations include protocols for implementation intended to guide best practices in design and construction while respecting the character and unique identity of Fort Negley Park so that historic values and resources are honored even as change to accommodate contemporary needs is facilitated. The recommendations are also intended to provide a clear framework for designers and site managers to consider when making decisions about how to care for historic resources without being entirely prescriptive, allowing leeway to address individual circumstances. The recommendations consider how new features might be introduced as well as how existing features are maintained. Finally, the recommendations address the need to enhance site access within the context of historic Fort Negley Park.

1. Identify Historic Resources and Materials.

Rehabilitation begins with identifying landscape features and materials important to the landscape's historic character. The character of a cultural landscape is defined by its spatial organization and land patterns; features such as topography, vegetation, structures, and circulation; and materials. A brief Inventory of Historic Landscape Resources at Fort Negley is provided on as part of the Fort Negley Master Plan.

2. Protect and Maintain Historic Resources

The primary goal of the treatment approach at Fort Negley is to protect and maintain historic resources that contribute to the significance of the property, while conducting appropriate stabilization of deteriorated features. Protection may be accomplished through permanent or temporary measures

and generally involves the least degree of intervention. Once protected, the historic landscape and its resources must be maintained to avoid further deterioration.

The following guidelines apply to the protection and maintenance of historic resources on the property:

Topography, geology, and soils

- o Avoid altering the historic topography of Fort Negley Park. Limit alteration of topography to only what is necessary to provide new visitor amenities and improved accessibility.
- o Protect slopes from erosion by maintaining vegetative cover in coordination with an overall vegetation management plan that prioritizes the restoration of native grasslands.
- o Establish a soil management plan that prioritizes soil stabilization, particularly near the fortification, and mitigates areas where poor drainage and colonization by invasive plants is degrading the landscape and threatening historic resources.

Views

- o Protect key views as important interpretive elements, as viewpoints associated with the fortification were a critical component of the tactics used by Civil War-era military commanders and soldiers. Similarly, maintain clear sight-lines throughout the property to help visitors orient themselves within the park.
- o Remove the shed building near the former Greer Stadium and consider the removal of other features and structures that post-date the period of significance and that have a negative impact on the historic character and integrity of the cultural landscape. Document thoroughly all buildings and structures before removal.
- o Clear and maintain views to the areas where the underlying limestone bedrock is exposed, such as south of the fortification above the ring road and east of the ring road where the former Greer Stadium parking area was located. Consider providing interpretation that conveys both the ancient geologic history of the site and the more recent cultural history related to the demolition of the hillside to accommodate expansion of the parking area that resulted in revealing the limestone escarpment.
- o Mitigate views from Fort Negley to adjacent properties that are not compatible with the goals indicated in the master plan. Consider planting trees to screen incompatible views or other low maintenance approaches where appropriate.
- o Work with the Metropolitan Planning Department to avoid and minimize negative viewshed impacts from nearby private development into or out of Fort Negley Park. Consider working with adjacent landowners to establish scenic easements on tracts of land adjoining park boundaries or that are visible from the fortification as a method of viewshed and resource protection.

TREATMENT RECOMMENDATIONS

Fort Negley fortification

- o Refer to the "Guidelines for the Fortification Area" provided within the 2019 Cultural Landscape Report for Fort Negley Park for guidance on the proposed rehabilitation for the fortification.
- o Preserve, stabilize, and maintain existing stonework at the fortification that is currently in good condition. Take measures to protect the stonework from future damage.
- o Remove vegetation, including roots that threaten to dislodge or destabilize the stonework. Establish on-going maintenance practices to ensure stonework is kept vegetation-free
- o Limit pedestrian access within the fortification to designated areas within the inner works, magazines, and portions of the ravelins to both protect the historic resources and ensure safety for visitors while allowing for interpretation.
- o Fill severely deteriorated sections of the bastions to preserve the existing stonework in place for future study as well as limit pedestrian access. Remove the existing boardwalks, which are severely deteriorated, within the ravelin ditches.
- o Maintain the small grove of shade trees that are located at the center of the fortification. Consider cabling trees to help minimize breakage and protect the historic resources.
- o Refer to additional guidance on areas of the fortification that require repair below.

Park entrance gateway

- o Preserve and maintain the existing stone piers and walls that mark the entry onto the ring road from Fort Negley Park access road.

South entrance gateway

- o Preserve and maintain the existing stone piers and walls that mark the entry to Fort Negley Park from Chestnut Street.

Culvert with stone headwall

- o Maintain the remaining historic alignment of Bass Street.
- o Develop strategies to interpret the history of Bass Street and the community that existed prior to the construction of Interstates 40 and 65.

Vine Street

- o Maintain the remaining historic alignment of Vine Street.
- o Develop strategies to interpret the history of Vine Street and the community that existed prior to the construction of Interstates 40 and 65.

WPA marker

- o Preserve and maintain the WPA marker south of the fortification. Take measures to protect the stonework and ensure the inscribed text remains legible.

Archaeological resources

- o Preserve all known and potential archaeological resources. Preservation includes protection, stabilization, and maintenance.
- o Protect and preserve archaeological resources in place. If such resources must be disturbed, undertake mitigation measures such as recovery, curation, and documentation by a professional archaeologist. Refer to archaeological protocols as provided on pages 24 and 25 of this document.
- o Consider the entire site an archaeological resource. Appropriate compliance should be conducted prior to implementation that requires ground disturbance, including the expansion of the Fort Negley Visitors Center, the addition of shade structures and plazas, trail establishment, as well as the removal of paving at the former Greer Stadium parking area.
- o Engage an archaeologist to be present during all ground-clearing and ground-penetrating activities within the property boundary. In the event that artifacts or other potential archaeological features are encountered, stop all work, and engage the archaeologist and other appropriate professionals to determine the extent of impact before proceeding. All potential archaeological features should be mapped and photographed with detailed records maintained and archived by Metro Parks or Metro Historic Commission. Refer to archaeological protocols as provided on pages 24 and 25 of this document.
- o Limit archaeological excavation to research, interpretation, and management needs, and mitigate the potential effects of construction relating to the implementation of access and interpretation systems.
- o Incorporate archaeology into the long-term plan for interpreting the Fort Negley property. Consider how future archaeological investigations might be incorporated into site programming and engage local citizens or school-age children.
- o Consider undertaking an inventory (Phase I) archaeological survey of the entire Fort Negley property with the goal of documenting most of the archaeological resources within the project area. An archaeological field school in coordination with Vanderbilt and/or MTSU may be a way to fund a Phase I investigation and any additional research.
- o Engage a surveyor to create a topographic map of the entire Fort Negley property. The survey should be a contour map with a minimum interval of one foot. A survey would define areas of disturbance and erosion and may be detailed enough to show shallow archaeological features like the entrenchments or rifle pits. Based on the findings of this survey, management recommendations could be developed which may include additional archaeological work, maintenance protocols, or interpretation. Further, the survey will provide the necessary information for the development of a ground disturbance policy to guide any future digging related activities such as utility work, the pouring of foundations, and other earthwork.

- o Maintain confidentiality regarding the specific locations of archaeological sites to protect them from looting and vandalism.

3. Repair Historic Resources

When existing conditions of character-defining materials and portions of features warrant more extensive work, repairing is recommended as the next step. Rehabilitation guidance for the repair of historic features and materials begins with the least degree of intervention possible. Repair also includes the limited replacement in kind of extensively deteriorated materials or parts of features. Using material which matches the historic material in design, color, and texture is the preferred approach; however, substitution is acceptable if the material is compatible with the historic material.

The following guidelines apply to the repair of historic resources on the property:

Fort Negley fortification

- o Refer to the "Guidelines for the Fortification Area" provided within the 2019 Cultural Landscape Report for Fort Negley Park for guidance on the proposed rehabilitation for the fortification.
- o Repair existing stonework at the fortification that is dilapidated, unstable, or in a state of disrepair. Ensure that materials and construction strategies are consistent with historic conditions.
- o Where damage to stonework is found to be too extensive for repair using in kind materials, consider the use of weathering steel panels that could both reinforce the structure and provide an armature for the fortification to protect it from further collapse. Ensure that the panels can be removed without damage to the historic resources. Consider strategies to interpret the fortification structure on the steel panels.
- o Coordinate repairs to the stonework with measures to address stormwater management and erosion control.
- o Undertake sufficient study and recordation of features that require modification, repair, or replacement before work is performed to protect research and interpretive values.
- o Refer to pages 50-53 for additional guidance on areas of the fortification that should be protected and maintained.

WPA parking area retaining wall

- o Repair and repoint historic stonework at the fort parking area retaining wall that is dilapidated, unstable, or in a state of disrepair. Ensure that materials and construction techniques are consistent with the historic conditions.

Ring road retaining wall and stone edging

- o Repair historic stonework along the ring road retaining wall and stone edging that is unstable or in a state of disrepair. Ensure that materials and construction techniques are consistent with the historic conditions.

Fort Road retaining wall

- o Repair and repoint historic stonework along the Fort Road retaining wall that is unstable or in a state of disrepair. Ensure that materials and construction techniques are consistent with the historic conditions.

Eastern boundary wall

- o Repair historic stonework along the eastern boundary wall that is unstable or in a state of disrepair. Ensure that materials and construction techniques are consistent with the historic conditions.

V-shaped wall

- o Repair historic stonework at the V-shaped wall south of Adventure Science Center that is unstable or in a state of disrepair. Ensure that materials and construction techniques are consistent with the historic conditions.

Bleacher foundations

- o Repair portions of the stonework at the bleacher foundations near the former Greer Stadium that is unstable or in a state of disrepair. Ensure that materials and construction techniques are consistent with the historic conditions.

Ring road stormwater structures

- o Where feasible, repair the historic stormwater structures that skirt the ring road and were added during the WPA era. If the underground system is too deteriorated to function effectively or is deemed inefficient or ineffective for current stormwater needs, consider strategies to maintain the above-ground historic features for interpretive purposes. Ensure that any repair that is done utilizes materials that are compatible with historic materials.

Gravel pathway

- o Repair existing historic gravel pathway. Since historic pathway grades do not meet current standards for access as defined by the Americans With Disabilities Act (ADA) consider adding a new, separate path that meets standards..

TREATMENT RECOMMENDATIONS

Stone stairs

- o Repair the existing stone slabs associated with the two sets of stone stairs that are currently unstable and unsafe. Remove overgrown vegetation. Ensure that materials and construction techniques are consistent with the historic conditions.

4. Replace Historic Resources

Following repair in the hierarchy, Rehabilitation guidance is provided for replacing an entire character defining feature with new material because the level of deterioration or damage precludes repair. Like the guidance for repair, the preferred option is replacement in kind. Because this approach may not always be technically, economically, or environmentally feasible, the use of compatible substitute materials can be considered. Whatever level of replacement takes place, the historic features and materials should serve as a guide to the work.

The following guidelines apply to the replacement of historic resources on the property:

Vegetation

- o Promote, as the primary goal of vegetation management at Fort Negley, the establishment of healthy plant communities and prevention of further decline of the cultural landscape at Fort Negley Park. Areas of existing vegetation within the park are degraded with species indicative of low- to medium- quality habitats. As such, the treatment strategy includes replacing low quality vegetative cover with native grasslands to promote ecosystem services and a diversity of habitat. Refer to the vegetation recommendations outlined on pages 72 and 73 of this document for more detail on the vegetation strategy for Fort Negley Park. Native grasslands are recommended for large portions of the site, which is appropriate for archaeological sites. The deep root systems of native grasses reduce ground erosion and do not damage archaeological resources.
- o Consider vegetation management strategies in conjunction with the management of cultural resources, as well as visitor access, safety, and interpretation. Considering ecological systems are by nature dynamic and complex, vegetation management will likely be one of the most critical and difficult aspects of managing Fort Negley Park and will need to be a top priority.
- o Undertake vegetation management to enhance or screen views, and to support interpretation. Ongoing maintenance practices such as the removal of all vegetation that is growing on the fortification, selective limbing up of trees for directed views, and removal of invasive species are essential maintenance tasks that should be performed on a consistent and regular schedule.
- o Convert significant portions of Fort Negley Park to either lawn or native grasslands that

promote wildlife habitat and pollinator species, serve interpretive purposes, and maintain open views to the fortification. These distinct vegetative zones should have maintenance requirements that include cyclical mowing and clearing targeted to maintain the specific species matrix and intended visual character.

- o Other than the existing small grove of shade trees that is located at the center of the fortification, limit the planting of trees at the knoll. Locate additional shade trees outside of key viewsheds, particularly avoiding the area surrounding the fortification bounded by the ring road.
- o Undertake mowing of the steeply sloped portions of the site carefully to avoid damaging the historic resources and inadvertently causing soil erosion.
- o Consider strategies to limit visitor access to sensitive areas, such as the fortification, particularly where grass may imply an invitation to climb, walk, or sit on the slopes of the historic resources. Engage in a public awareness effort that encourages visitors to be stewards of the historic landscape in order to avoid degradation resulting from visitor access.
- o Consider that the primary control mechanism for disruptive or invasive species is to prevent their establishment. These species are generally easier to eradicate when they first appear, and therefore monitoring programs should be implemented that are aimed at early detection and removal of invasive or unwanted species, particularly at the fortification. Control invasive plant species by removing the entire plant, including the root system, by mechanical means except in areas of known and potential archaeological resources. In areas of potential archaeological resources, removal of invasive plant species may require cutting the plant at its base and the application of a systemic herbicide to avoid disturbing below-ground resources.
- o Avoid vegetation management operations or activities that may potentially disturb archaeological resources until archaeological analyses and investigations have been completed. If it is not known whether archaeological resources are within an area planned for land-disturbing activity, such activity should be preceded by archaeological evaluation. Refer to archaeological protocols on pages 24 and 25 of this document.
- o Protect resources and visitors by addressing the threat posed by hazard trees. Of particular concern are those trees that are located within 10 feet of historic resources, such as the retaining wall at the WPA parking area or at the fortification itself. Careful consideration should be given to the removal of such species as well as to regular inspection of hazard trees by qualified professionals. Removal of trees should be undertaken using a method that minimizes the potential impacts on known and potential archaeological resources as well as historic resources.
- o Before any vegetation management strategies are implemented, capital cost as well as ongoing maintenance cost assessments should be developed and taken into consideration. Consider partnership opportunities with local organizations that could be mutually beneficial and assist in the ongoing maintenance of Fort Negley Park.

Ring Road

- o Consider options to replace the existing asphalt surfacing of the ring road, which was altered from its historic condition and is currently in a degraded condition, with a material that is more compatible with the historic material of gravel yet is universally accessible. Consider expanding the width of the road from the limestone edging to the retaining wall consistent with the historic condition.

Fort Road

- o Consider options to replace the existing asphalt surfacing of Fort Road, which was altered from its historic condition and is currently in a degraded condition, with a material that is more compatible with the historic setting. The historic slope of the road does not meet current accessibility standards, therefore alternative strategies to allow for universal accessibility to the fortification should be considered and adopted.

WPA Parking Area

- o Consider options to replace the existing turf within the walled parking area, which has been altered from its historic condition and is currently blocked off and inaccessible, with a material that is more compatible with the historic material of gravel yet is universally accessible. Consider methods to re-open access and make the former parking area a usable space for pedestrians.

5. Introduce Contemporary Interventions

When a historic feature is missing, the landscape's historic character is diminished. The replacement of missing features may constitute a possible rehabilitation strategy if sufficient historical, illustrative, and physical documentation exists. Alternatively, it may be preferable to interpret the missing components or add new interventions that are compatible with the character-defining features of the historic landscape but that do not radically change, obscure, damage, or destroy the historic fabric. If new interventions are proposed to assure a landscape's continued use, they should always consider the spatial organization and land patterns, features, and materials of the cultural landscape itself and, most importantly, should be products of their time and clearly differentiated so that a false historical appearance is not created. The designing and siting of new additions to the landscape should also be done in such a way that, if removed in the future, the essential form and integrity of the landscape would be unimpaired. All proposed new additions should be evaluated in consultation with a historical landscape architect and other appropriate professionals.

The following interventions and associated guidelines are proposed for Fort Negley Park:

Fort Negley fortification

- o Provide a gathering area or outdoor classroom where the former stockade was located at the center of the fortification to expand options for visitor engagement and allow for interpretation. Ensure that the addition is either elevated or created on fill to avoid destruction of archaeological resources that may exist, and to allow it to be removed in the future without damage to historic resources. Avoid conjectural reconstruction of the stockade or other missing historic features.
- o Replace the existing south overlook with a lower-profile one that provides for interpretation of the fortification and the opportunity to experience the historic views. Build a new elevated walkway with a small gathering space from the south sallyport to redan #1 where interpretation of the fortification is also provided. Ensure that the addition is either elevated or created on fill to avoid destruction of archaeological resources that may exist, and to allow it to be removed in the future without damage to historic resources.

Expanded Fort Negley Interpretive Center and shade shelters

- o Expand the Fort Negley Visitor Center into an interpretive center and provide additional programming space that serves to expand the narratives of Fort Negley Park. Design the building addition to be compatible with the existing building and landscape with a cohesive appearance that does not detract from the primary focus of the site which is the fortification and other historic resources. Carefully consider the ways in which building massing, scale, and proportion can be used to complement, rather than dominate, the site. Use materials that are neutral in color and compatible with the existing material palette at the site which includes limestone, concrete, and weathering steel.
- o Avoid the use of highly-saturated, bright colors on building exteriors, highly reflective or tinted glass, highly-reflective non-glazing materials for wall cladding, and highly reflective glazing in order to avoid detracting from the primary historic features of the site.
- o Use materials and forms that are the same or visually similar to each other at all new buildings and structures. Compatibility of materials and form between buildings and structures will provide a cohesive appearance and will not detract from the primary focus of the site which is the fortification and other historic resources.
- o Avoid siting any new buildings within the primary viewsheds. New design and construction should be as visually unobtrusive as possible without sacrificing functionality.
- o Locate any necessary supporting visitor services and administrative, operations, and maintenance functions in the expanded interpretive center if possible. If these facilities are found to be insufficient for projected needs, consider a location for housing new facilities that is outside the primary viewsheds of the fortification.
- o Minimize the visual impacts of vehicles and parking.

TREATMENT RECOMMENDATIONS

Interpretive plazas and trails

- o Introduce new plazas, pathways, and structures to facilitate access and interpretation. When introducing new plazas or trails, minimize adverse impacts on the historic character and features of the landscape.
- o Establish a palette of materials for plazas and trails that ensures a cohesive appearance throughout Fort Negley Park and does not detract from the primary focus of the site which is the fortification and other historic resources.
- o Consider materials for new plazas and trails that are neutral in color and consistent with the existing material palette at the site which includes limestone, concrete, and weathering steel, in order to blend in with the existing setting and to avoid dominating the viewshed.
- o Ensure that new construction is compatible with existing historic resources in materials, size, scale and proportion, and massing. Differentiate new interventions from existing historic resources.
- o Avoid the use of highly-saturated, reflective, or bright colors on interpretive panels or signage.
- o Ensure that the location, design, and construction of new plazas is subordinate to the historic character of the landscape. Avoid siting any large plazas within the primary viewsheds.
- o Minimize the physical and visual impact of pedestrian and bicycle trails on historic resources.
- o Take advantage of existing road and trail traces whenever possible to avoid disturbance of the historic landscape.
- o Minimize regrading that will damage historic resources or road traces when establishing new trails. Wherever regrading is necessary, use fill rather than cut which may lead to destruction of below-ground resources.
- o Route visitor circulation away from sensitive archaeological resources.
- o All plazas and trails are required to conform to ADA standards with the exception of historic, character defining grades and topography which will be preserved. Should such conflicts arise, it is recommended that alternative strategies for providing access be fully explored.

Lawn and native grasslands

- o Carefully remove the asphalt parking associated with the former Greer Stadium and in its place establish a native grassland meadow that will allow for the regeneration of the landscape to a healthy functioning ecosystem. The tall grasses of the meadow will also serve to limit access by pedestrians and preserve known and potential archaeological artifacts in situ.
- o Replace the successional field of grasses at the former Greer Stadium with a lawn that references the former ballfields that once existed.
- o Work with a grasslands specialist to develop a management plan to restore native grasslands and pollinator habitat at Fort Negley Park. Work with the grassland specialist and Metro Parks to establish a maintenance regime that includes seeding, ongoing monitoring, cyclical mowing, and reseeding when and where needed.
- o Establish a program to ensure the removal of unwanted woody tree and shrub species that

colonize and could risk damage to archaeological resources. Monitoring of woody plant growth and targeted removal should be incorporated into regular maintenance activities. Continue to utilize the Nashville Chew Crew, a flock of sheep, to help clear unwanted woody species as long as archaeological resources can be protected. Steeply sloped portions of the site are suitable for grazing.

- o Utilize the grassland restoration as an opportunity to engage the interpretation of the landscape as an important historic typology in the Nashville region.
- o Avoid vegetative management operations or activities that may potentially disturb archaeological resources until archaeological analyses and investigations have been completed. If it is not known whether archaeological resources are within an area planned for activity, such activity should be preceded by archaeological evaluation. Refer to archaeological protocols on pages 24 and 25 of this document.
- o Before any vegetation management strategies are implemented, capital cost as well as ongoing maintenance cost assessments should be developed and taken into consideration. Consider partnership opportunities with local organizations that could be mutually beneficial and assist in the ongoing maintenance of Fort Negley Park.

Fort Negley Park access road

- o Return the alignment of Fort Negley Park access road that was altered from the Y-shaped WPA-era intersection to a single point access road in the 1960s, to the original design that follows the alignment of the historic entrance walls and makes a gesture back toward Fort Negley Boulevard as well as Chestnut Street. Consider making the accessway pedestrian only with limited service access and to allow for drop offs to promote universal accessibility.

Lighting and utilities

- o Consider the addition of lighting near the existing historic resources and any new interventions to promote safety and security and provide interpretation opportunities. However, lighting design should be controlled in intensity and quality to avoid negatively impacting the setting of Fort Negley Park. The lighting fixture styles and designs selected should be compatible with the cultural landscape and care should be given to avoid over-illumination, particularly given that Fort Negley Park is one of few places in the city that preserves the dark night sky. Working with a lighting specialist with experience at historic sites to design an appropriate lighting strategy is recommended.
- o Consider ways to limit the visual impact of utilities at the site. Consider burying existing utilities and any new utilities where feasible. Every effort should be made to coordinate utility and stormwater systems with site improvements to ensure protection of historic resources. Features and structures should be screened and sited at a height so as not to impact views from the fortification.

REHABILITATION TREATMENT PLAN

HISTORIC PRESERVATION AND TREATMENT PLAN

Fort Negley was listed in the National Register of Historic Places (National Register) in 1975 and is considered one of the nation's most significant cultural landscapes. Since that time, additional research has been undertaken to expand upon what is known about Fort Negley, including the largely African American laborers who built the fort, sought refuge from enslavement and eventually settled a neighborhood at the base of St. Cloud Hill. To incorporate the knowledge that contemporary studies have revealed, the Fort Negley master planning team has drafted a new Determination of Eligibility that would expand the site's National Register listing to include additional criteria, areas, and periods of significance. The resulting National Register Determination of Eligibility concludes that the criteria for eligibility should be expanded to include African American Heritage, Community Planning and Development, Entertainment/Recreation, Historic Archaeology, Landscape Architecture, Military History, and Politics/Government. The expansion would also incorporate the entire 64 acres of the property beyond the fortification itself and proposes that the period of significance expand from solely the Civil War era to include the New Deal era through the era of urban renewal which had a significant impact on Fort Negley and its surrounding communities.

1 Protect and Maintain Historic Resources

The primary goal of the treatment approach at Fort Negley is to protect and maintain historic resources that contribute to the significance of the property, while conducting appropriate stabilization of deteriorated features. The following historic resources at Fort Negley are identified for protection and maintenance:

- Topography, geology, and soils
- Views
- Fort Negley fortification
- South entrance gateway
- WPA marker
- Culvert with stone headwall
- Fort Negley Boulevard, Bass Street, and Vine Street
- Archaeological resources

2 Repair Historic Resources

When existing conditions of character-defining materials and portions of features warrant more extensive work, repairing is recommended as the next step. The following historic resources at Fort Negley are prioritized for repair:

- Fort Negley fortification
- Fort parking area retaining wall
- Ring Road retaining wall & stone edging
- Fort Road retaining wall
- Eastern boundary wall
- Bleacher foundations
- Stone stairs
- Ring Road stormwater structures

3 Replace Historic Structures

Following repair in the hierarchy, guidance is provided for replacing an entire character-defining feature because the level of deterioration or damage precludes a simple fix. The following historic resources at Fort Negley are prioritized for replacement:

- Invasive vegetation
- Ring Road / walled parking area
- Fort Road
- Gravel pathway

4 Introduce Contemporary Interventions and Interpret Missing Features

It may be appropriate to interpret missing components or add new interventions that are compatible with the character-defining features of the historic landscape but that do not radically change, obscure, damage, or destroy the historic fabric. New interventions should always consider the spatial organization, land patterns, features, and materials of the cultural landscape itself and should be clearly differentiated so that a false historical appearance is not created. The following interventions are proposed for Fort Negley Park:

- Lawn and native grasslands
- Lighting and utilities
- Improved resource fencing
- Shade shelters
- Fort Negley fortification, outdoor classrooms, and overlooks
- Expanded Fort Negley interpretive center
- Interpretive nodes, paths, and trails

FORT NEGLEY TREATMENT OVERLAY



LEGEND

- ① TOPOGRAPHY, GEOLOGY, AND SOILS
- ② VIEWS
- ③ WPA ENTRANCE GATEWAY
- ④ EASTERN BOUNDARY WALL
- ⑤ V-SHAPED WALL
- ⑥ WPA MARKER
- ⑦ FORT NEGLEY BOULEVARD
- ⑧ BASS STREET
- ⑨ VINE STREET
- ⑩ ARCHAEOLOGICAL RESOURCES
- ⑪ FORT NEGLEY FORTIFICATION
- ⑫ WPA PARKING AREA AND RETAINING WALL
- ⑬ RING ROAD, RETAINING WALL, AND STONE EDGING
- ⑭ FORT ROAD AND RETAINING WALL
- ⑮ STONE STAIRS
- ⑯ BLEACHER FOUNDATIONS
- ⑰ PARK ACCESS ROAD
- ⑱ SOUTH ENTRANCE GATEWAY
- ⑲ FORT NEGLEY INTERPRETIVE CENTER
- ⑳ FORT OUTDOOR CLASSROOM AND OVERLOOKS
- ㉑ SHADE SHELTERS
- ㉒ INTERPRETIVE NODES
- ㉓ PATHS AND TRAILS
- ㉔ MEMORIAL LAWN
- ㉕ NATIVE GRASSLANDS

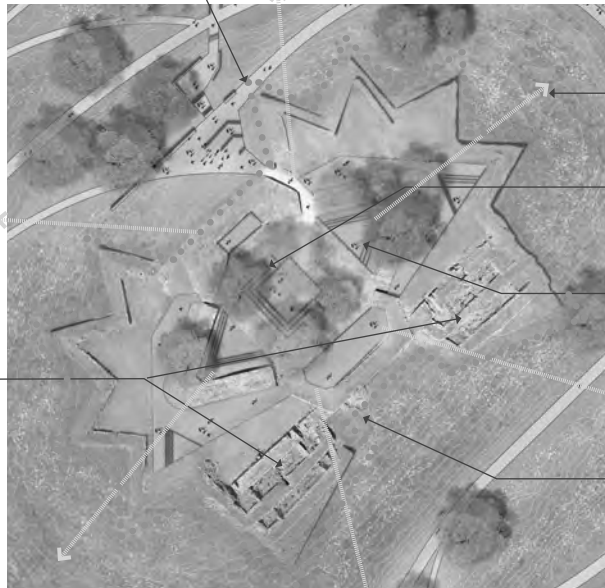
PRESERVATION AND REPAIR OF FORT NEGLEY

Preserve, stabilize, and maintain existing stonework at the fortification that is currently in good condition. Take measures to protect the stonework from future damage.

Repair existing stonework that is dilapidated, unstable, or in a state of disrepair. Ensure that materials and construction strategies are consistent with historic conditions.

(Refer to the "Guidelines for the Fortification Area" provided within the Fort Negley 2019 Cultural Landscape Report for guidance on specific areas of rehabilitation.)

Fill severely deteriorated sections of the bastions to preserve the existing stonework in place, and limit access to them.



Protect key historic views and sightlines from the fortification as important interpretive elements.

Maintain the small grove of shade trees that are located at the center of the fortification.

Limit pedestrian access within the fortification to designated areas within the inner works, magazines, and portions of the ravelins to both protect the historic resources and ensure safety for visitors while allowing for interpretation.

Remove volunteer vegetation along the perimeter and within the fortification that threatens to dislodge or destabilize the stonework.

Refer to the Appendix for a more complete list of treatment recommendations and an inventory of historic resources at the Fort Negley property.

Develop strategies to interpret the history of the neighborhoods along Bass Street and Fort Negley Boulevard (formerly Ridley Boulevard) that were displaced by the construction of Interstates 40 and 65.

Incorporate archaeology into the long-term plan for interpreting the Fort Negley property. Consider how future archaeological investigations might be incorporated into programming at the site, including at the visitor/interpretive center and at Adventure Science Center.

Repair and repoint the historic stonework that is dilapidated, unstable, or in a state of disrepair including retaining walls associated with the WPA parking area, ring road, Fort Road, v-shaped wall, as well as stone edging along the ring road and the stone stairs. Ensure that materials and construction techniques are consistent with the historic conditions.

Repair the historic stormwater structures along the ring road. If too deteriorated, consider strategies to maintain the historic features for interpretive purposes.

Preserve and maintain the WPA marker south of the fortification. Take measures to protect the stonework and ensure the inscribed text remains legible.

Preserve and maintain the existing stone piers and walls that mark the entry onto the ring road from the Fort Negley Park access road.

Preserve and maintain the existing stone piers and walls that mark the entry to Fort Negley Park from Chestnut Street.



Maintain historic views and clear sightlines throughout the property to help visitors orient themselves within the park.

Avoid altering the historic topography of St. Cloud Hill. Limit alteration of topography to only what is necessary to provide new visitor amenities and improve accessibility, while protecting historic resources.

Establish a soil management plan, per the recommendations as noted in the vegetation section of this master plan document (pages 72 and 73, that prioritizes soil stabilization and mitigates areas where poor drainage and colonization by invasive plants is degrading the landscape and threatening historic resources.

Protect slopes from erosion by maintaining vegetative cover in coordination with an overall vegetation management plan that prioritizes the

Clear and maintain views to the areas where the underlying limestone bedrock is exposed. Consider providing interpretation that conveys both the ancient geologic history of the site and the more recent history related to the demolition of the hill for expansion of the stadium parking area.

Remove the non-contributing shed and consider the removal of other structures that post-date the period of significance and impact on the historic character and integrity of the cultural landscape. Document thoroughly before removal.

Repair and repoint historic stonework that is dilapidated, unstable, or in a state of disrepair including the eastern boundary wall and stonework associated with the WPA-era bleacher foundations. Ensure that materials and construction techniques are consistent with the historic conditions.

REPLACEMENT AND NEW INTERVENTIONS AT FORT NEGLEY

Provide a gathering area or outdoor classroom where the former stockade was located at the center of the fortification to expand options for visitor engagement and allow for interpretation. Ensure that the addition is either elevated or created on fill to avoid destruction of archaeological resources that may exist, and allow it to be removed in the future without damage to historic resources.

Remove the existing wood boardwalks, which are severely deteriorated, within the ravelin ditches. Provide a single designated overlook within the ravelins that provides for interpretation and gathering. Utilize durable materials like weathering steel that are consistent with the existing material palette.

Replace the existing asphalt surfacing of Fort Road with materials that are more compatible with the historic material.

Remove most trees and limit the planting of new trees between the fort and the ring road in order to maintain key viewsheds.

Replace the existing south overlook with a lower-profile overlook that provides for interpretation of the fortification and the opportunity to experience the historic views. Utilize durable materials like weathering steel that are consistent with the existing material palette.

Where damage to stonework is too extensive for repair using in-kind materials, consider the use of weathering steel panels that could both reinforce the structure and provide an armature for the fortification to protect it from further collapse. Ensure that the panels can be removed without damage to the historic resources.

Refer to the Appendix for a more complete list of treatment recommendations and an inventory of historic resources at the Fort Negley property.

Expand the current interpretive themes at Fort Negley Park to include all eras of development and activity from pre-contact to urban renewal. Utilize the Interpretation Overlay provided in the Master Plan for an explanation of the key interpretive themes for Fort Negley Park.

Combine the use of signage and interpretive panels with other alternative methods for engaging visitors such as docent led and self-guided tours, or augmented reality. Ensure interpretation is welcoming and inclusive in both form and content.

Replace the existing asphalt surfacing of the ring road with materials that are more compatible with the historic material. Consider expanding the width of the ring road from the limestone edging to the retaining wall consistent with the historic conditions.

Replace the existing turf within the walled parking area, which has been altered from its historic conditions and is currently blocked off and inaccessible, with a material that is more compatible with the historic material.

Replace the historic gravel pathway that is currently inaccessible to meet accessibility standards. If not feasible, consider maintaining the historic path trace and adding an accessible path route.

Minimize the physical and visual impact of pedestrian and bicycle trails on historic resources. Take advantage of existing road and trail traces whenever possible to avoid disturbance of the historic landscape.

Return the alignment of the Fort Negley Park access road to the original design that follows the historic entrance walls. Consider making the accessway pedestrian-only with limited vehicular access to allow for drop offs at the fortification and to promote universal accessibility.

Utilize the existing parking area and historic access point for visitor vehicular access.



Introduce shaded plazas, pathways, and structures to facilitate access and interpretation while minimizing adverse impacts on the historic character and features of the landscape. Establish a palette of materials that is consistent with the historic material palette to ensure a cohesive appearance throughout the site and avoid dominating the viewshed with new interventions.

Strive to accommodate universal accessibility to all interpreted features. Provide alternative interpretive experiences where accessibility is not possible or reasonable.

Route visitor circulation away from sensitive archaeological resources.

Replace the sawhorses that are intended to restrict access to historic resources and unsafe areas of the fortification with structures that are more durable, secure, and compatible with the historic resources.

Carefully remove the asphalt parking and in its place establish native grasslands which will provide habitat and interest while serving to limit access by pedestrians and preserving known and potential archaeological artifacts in situ. Utilize the grassland restoration as an opportunity to engage the interpretation of the landscape as an important historic typology in the Nashville region.

Replace the successional field of grasses at the former Greer Stadium with a lawn that references the former ballfields that once existed.

Expand the Fort Negley Visitor Center to provide additional programming space that serves to expand the narratives of Fort Negley. Design the building addition to be compatible with the cultural landscape and not detract from the fortification and other historic resources.

INTERPRETATION OUTLINE

OVERVIEW

Fort Negley's landscape tells stories spanning from the prehistoric era through the Civil War and urban renewal to present day. In order to encapsulate all points of history this site presents, it is vital to understand where each era can be interpreted in the landscape. The master plan recommends that an interpretive plan be completed as a part of the Phase One implementation design and documentation process. This plan would outline in more detail how each of these themes would be interpreted in specific areas of the site.

Interpretation Recommendations for Fort Negley Park

In addition to the treatment recommendations provided above as part of the Fort Negley Master Plan, interpretation is also a critical component in relaying the historic importance and value of the Fort Negley cultural landscape. If comprehensive and done well, interpretation can enhance the visitor experience at Fort Negley Park. It may also strengthen the relationship between the city and those who utilize the park to commemorate the past events and people who had a strong connection to Fort Negley. The following recommendations related to interpretation are proposed for Fort Negley Park:

- Expand the current interpretive themes at Fort Negley Park to include all eras of development and activity from pre-contact to urban renewal. Utilize the Interpretation Overlay provided in the Master Plan for an explanation of the key interpretive themes for Fort Negley.
- Engage in an interpretive planning process to develop clear goals related to interpretation as well as strategies for implementation and methodologies and media for conveying information to the public.
- Consider combining the use of signage and interpretive panels with other alternative methods for engaging visitors in learning about the site. Examples include guided tours, online apps that provide self-guided tours, augmented reality, QR codes, an enhanced website, an expanded interpretive center, and integrated interpretation such as benches, paving, or canopy structures that include text or images that relay the site's history.
- Ensure interpretation is inclusive in both form and content, meaning that the various narratives that relate to Fort Negley are shared and that the methodologies for interpretation are accessible to all. Consider interpretation methods that appeal to people with disabilities ranging from physical to visual or hearing impaired. Also consider alternative methods that can be useful for those with learning disabilities. Incorporate methods for relaying information to visitors in languages other than English.



INTERPRETATION OPPORTUNITIES

● OUR ANCIENT PAST

The remnants of prehistoric life can be interpreted at the park in multiple locations including the Interpretive Center, Memorial Lawn, Native Meadows, and the Fort structure.

- Addresses the underlying geology and unique topography of the site.
 - Relays the history of Native American occupation in the larger Nashville Basin.
 - Ties into existing Fossils at the Fort programming.
 - Interprets the restored native grasslands as a historic landscape typology.
-

● LANDSCAPE OF LABOR

Opportunities to highlight the stories of enslaved persons and the WPA program are located at the Interpretive Center, Memorial Lawn, the Hub, Ring Road, Interpretive Plaza adjacent to the Fort, and the Fort structure.

- Tells the history of forced labor of African Americans to build the fort and other military sites across the city.
 - Conveys the history of the WPA program and the transformation of the site to a park.
-

● RESISTANCE AND RESILIENCE

Significant historical context from the Civil War era is placed at Chestnut Street Plaza, Interpretive Center, Native Meadows, the Fort structure, and Bass Street Plaza.

- Describes how Nashville became a Union stronghold in a Confederate state.
 - Details Captain Morton's plans for Fort Negley and its unique construction.
 - Shares how Fort Negley operated as a military base with supportive infrastructure.
 - Relays how Fort Negley's African American laborers became soldiers in the USCT and their significant contributions at the Battle of Nashville and other battles.
 - Conveys the concept of self-emancipation and the hope for freedom African Americans brought with them when they came to St. Cloud Hill.
 - Tells the story of the African American neighborhoods along Bass Street and Ridley Boulevard, including accounts of terrorizing and intimidation.
 - Relays how these neighborhoods became the first African American neighborhoods in the city with descendants that were engaged in the Civil Rights movement and are still actively engaged at the fort park.
-

● HALLOWED GROUND

Stories of many who are interred at Fort Negley are uncovered and celebrated at the Interpretive Center, Memorial Lawn, Learning Trails, and Central Plaza.

- Relays the history of death, disease, burial and reinterment that occurred at Fort Negley
 - Acknowledges the duty and sacrifice of the US Colored Troops.
 - Describes the contraband settlements that were part of the landscape of St. Cloud Hill and other sites throughout Nashville.
-

● URBAN RENEWAL

The impact and consequences of urban renewal in the St. Cloud Hill and Bass Street communities is communicated in the park at the Memorial Lawn Terraces, Interpretive Center, and Bass Street Plaza.

- Tells the full story of how the community that settled at the base of St. Cloud Hill was forced to relocate as a result of urban renewal.
- Communicates the broader story of urban renewal as the cause for displacement of minority groups throughout the country from the 1940s through the 1970s.

INTERPRETIVE NODES

INTERPRETIVE NODES & VIEWPOINTS



INTERPRETIVE NODES

- ① INTERPRETIVE CENTER & ENTRY PLAZA
- ② BASS STREET PLAZA
- ③ CENTRAL PLAZA
- ④ THE FORT
- ⑤ CHESTNUT STREET PLAZA & MEMORIAL LAWN

VIEWPOINTS

- ⑥ VIEW TO THE FORT AND CENTRAL PLAZA
- ⑦ VIEW TO NASHVILLE CITY CEMETERY
- ⑧ 360° VIEW OF DOWNTOWN NASHVILLE
- ⑨ VIEW TO I-65 AND EDGEHILL NEIGHBORHOOD
- ⑩ VIEW TO THE FORT FROM THE EAST
- ⑪ VIEW TO THE INTERPRETIVE CENTER AND THE HUB
- ⑫ VIEW TO THE MEMORIAL LAWN AND MEADOW



Renderings are conceptual and intended to communicate general plan intent. Design is subject to change in future implementation phases.



INTERPRETIVE CENTER



Rehabilitation for more robust interpretation.

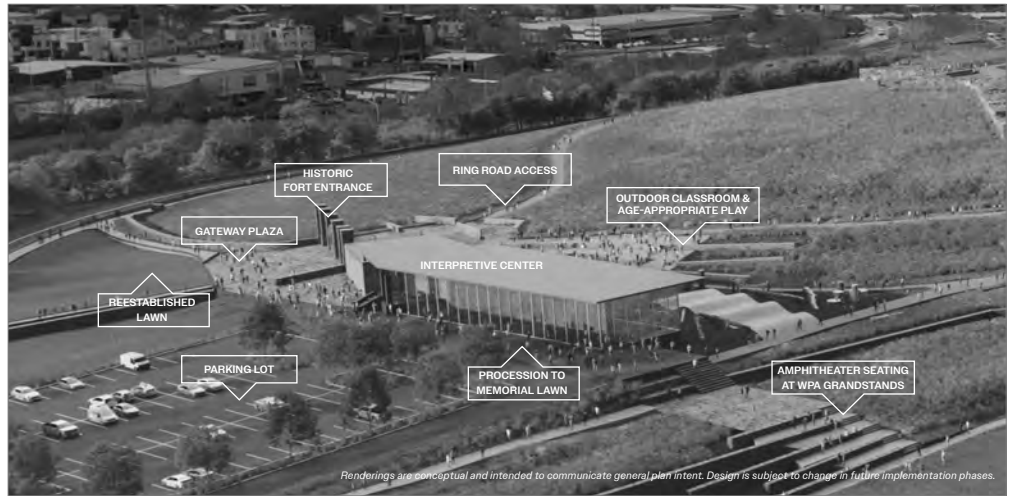


Provides opportunities within the Center and through its immediate exterior program.



Acts as the primary entry into the park and the main hub for social connectivity for visitors of all age groups.

The newly envisioned interpretive center will serve as the hub for the site. A pedestrian and vehicular entry would now come off of Chestnut Street, providing a viewshed with the fort structure directly in the visitor's forefront. The entry will provide visitor drop-off as well as new parking for the site. The expanded building will serve as the home for new historical and interpretive exhibits that explore the full history of the site, as well as provide opportunities for new interior and exterior programming and events. The center will provide a glass facade that opens out toward the fort. A new outdoor classroom, contextual play area, and large outdoor model of what the region would have looked like during the Civil War era will complement the interior exhibits and reinforce the interpretive theming. By moving the vehicular entry from Fort Negley Boulevard, the area surrounding the WPA era stone gateways can be transformed into a pedestrian space with an open lawn as well as an expanded interpretive plaza. This plaza will serve as a point of departure for site tours.



Renderings are conceptual and intended to communicate general plan intent. Design is subject to change in future implementation phases.

Bird's-eye view of the Interpretive Center and surrounding programming.

PRECEDENT IMAGES



Craig Thomas Discovery & Visitor Center, Moose, WY.



National Center for Civil and Human Rights, Atlanta, GA.

INTERPRETIVE CENTER





LEGEND


- ① PROMENADE TO HISTORIC WPA ENTRANCE
- ② GATEWAY PLAZA
- ③ TERRACES AND AGE APPROPRIATE PLAY (PHASE II)
- ④ INTERPRETIVE CENTER (PHASE II)
- ⑤ STEPS AND SEATING
- ⑥ PARKING LOT
- ⑦ EDGEHILL PLAZA
- ⑧ RESTORED WPA LAWN

BASS STREET PLAZA



 New pedestrian gateway and activation of the currently underutilized northern end of the park.

 Comprehensive interpretation opportunities that tell the story of the Bass Street neighborhood and the consequences of urban renewal in the area.

 Establishes a social space and key northern gateway into Fort Negley. Terminus of the greenway along Fort Negley Boulevard.

Presently, the northern portion of the park is inaccessible and neglected. This area presents a unique opportunity for improvements in connectivity and interpretation. The intersection of Bass and Oak Streets represents the northern gateway from downtown to the park and its only direct connection to the Nashville City Cemetery. This is the location of what was once part of Bass Street. The Bass Street community has a rich history that ties directly back to Fort Negley. The community was displaced during the construction of Interstate 65 during urban renewal. Descendants of this community still reside in Nashville. The Bass Street Plaza would tell the story of the community, its evolution and eventual displacement. The lower learning trail would continue around the northern boundary of the site, with foundations of former Bass Street homes outlined within the landscape. The lower trail then links to the bike pedestrian pathway running along Fort Negley Blvd, eventually meeting with the southeastern Chestnut Street Plaza, completing the lower trail.



Renderings are conceptual and intended to communicate general plan intent. Design is subject to change in future implementation phases.

Bird's-eye view of Bass Street Plaza.

BASS STREET PLAZA



Renderings are conceptual and intended to communicate general plan intent. Design is subject to change in future implementation phases.

Perspective view of Bass Street Plaza from Fort Negley Boulevard.

PRECEDENT IMAGES



Poppy Plaza, Calgary, Alberta, Canada.



FDR Memorial, Washington, D.C.






Vancouver Waterfront Park, Canada.



Poppy Plaza, Calgary, Alberta, Canada.

ENTRENCHMENT PLAZA



-  Rehabilitation of the existing trail network and fort access.
-  Curates interpretive opportunities that convey the forced labor construction of the fort, the WPA program, and the transformation of Fort Negley into a park and its subsequent development including the construction of Greer Stadium.
-  Provides a space for visitors to connect with the site and each other.

To the south of Bass Street Plaza and slightly up the hill, the learning trail would meet an intermediate interpretive node at the northern end of the limestone bluff created when Greer Stadium's parking lot was built. This node would provide prospect over the northern portion of the site and allow for interpretation of the soldier encampments as well as the Bass Street Community that followed. It is also near this area that earthen entrenchments would have passed running from the Fort toward the northwest. To the south, this plaza allows the visitor to visualize the intact upper slope of the hill, while clearly visualizing the damage caused to the hill during the construction of Greer Stadium. From this plaza, the visitor can either traverse up the hill to the Fort structure or continue to the north down the hill to the Bass Street Community interpretive plaza.

Located at a critical circulation point within the park, the central plaza allows for visitors to take a moment of rest and reflection within the landscape.



Bird's-eye view of the Central Plaza.

PRECEDENT IMAGES



Remembrance Place, Besançon, France.



FDR Memorial, Washington, D.C.



Hambach Castle, Rhineland-Palatinate, Germany.

THE FORT



Rehabilitation and stabilization of existing stone walls.



Conveys the comprehensive history of Fort Negley as a military structure and provides interactive interpretation opportunities.



Establishes an outdoor classroom space in addition to other spaces that allow for visitors to spend time connecting with the site at its highest prospect.

The proposed interventions for the fort structure not only repair and preserve the existing stonework and architectural features, but it provides immersive interpretation opportunities that allow for visitors to connect with the site. Preservation strategies such as steel bracing, infilling depressions, and repairing the historic stonework ensures the structure is preserved for generations to come without taking away from the existing aesthetic of the place. Such strategies will also help the user better envision the fortification within its greater context. A gathering terrace, outdoor classroom, and curated overlooks are connected by elevated walkways that weave through the space in a non-invasive manner. These spaces allow for visitors to take in panoramic views of downtown Nashville and the surrounding neighborhoods. Overall, the design approach to the fort involves connecting visitors to the structure through new walkways, interpretive opportunities, and social spaces while preserving the historic integrity and archaeological features of the site.






Renderings are conceptual and intended to communicate general plan intent. Design is subject to change in future implementation phases.

Bird's-eye view of Fort Negley's fortification.

CHESTNUT STREET PLAZA & MEMORIAL LAWN



-  Pays homage to the WPA grandstands and Greer Stadium through amphitheater seating along the slope overlooking the lawn.
-  Provides information on the themes of resistance and resilience through interpretive panels and materiality.
-  Establishes direct access to the memorial lawn and trail system while functioning as a social space.

At the southeastern corner of Chestnut Street, a large interpretive plaza would welcome pedestrians into the site. This plaza provides outstanding views up to the fort and, to the west, the historic reservoir. Within this plaza would stand interpretive panels and ample seating and shade. This space would provide the best opportunity for visitors to visualize the site in full and better understand its historic connections to the surrounding landscape. The plaza would also serve as the southern terminus of a newly proposed learning trail that would encircle the entirety of the lower portion of Fort Negley Park. Traveling north along this trail, the visitor would be presented with interpretive panels that relay a fuller story of the Fort Negley site and the history that unfolded along the base of the hill. Small structures would be nestled into the landscape along the northern end of the lawn, providing needed places for shade as well as additional opportunities for interpretation. Accompanying the plaza is an expansive memorial lawn. The space provides memorial opportunities through a low wall encompassing the lawn as well as terracing at the location of the original WPA grandstands. The entirety of this area would be detailed in a way that would allow for future archaeological research that could be incorporated into the program of the site.



Renderings are conceptual and intended to communicate general plan intent. Designs subject to change in future implementation phases.

Bird's-eye view of the southeastern portion of the park.

CHESTNUT STREET PLAZA & MEMORIAL LAWN



Renderings are conceptual and intended to communicate general plan intent. Design is subject to change in future implementation phases.

Nighttime perspective of Chestnut Street Plaza looking to the fortification and Interpretive Center.

PRECEDENT IMAGES



Dunbar Battery, Dunbar, Scotland.



Jenny Lake Interpretive Plaza, Moose, WY.



Memorial to Enslaved Laborers, Charlottesville, VA.

MATERIALS

MATERIAL PALETTE

Precedent images are conceptual and intended to communicate general plan intent. Materials are subject to change in future implementation phases.

SIGNAGE



- ① Minimalist Wayfinding Signage
- ② Large Interpretive Panel
- ③ Wayfinding Sign with Key Map
- ④ Interpretive Signage along Pathway

WALLS



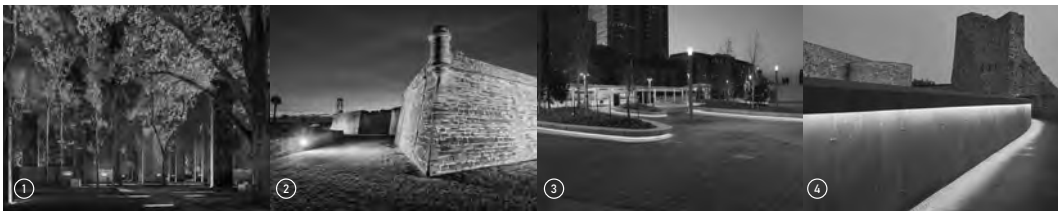
- ① Stacked Tennessee Limestone
- ② Corten Steel Bracing
- ③ Stone Veneer
- ④ Architectural Formed Concrete

PLAY



- ① Climbing Structures
- ② Local Geology Interpretation Opportunities
- ③ Archaeology Themed Elements
- ④ Natural History Education through Play

GENERAL LIGHTING



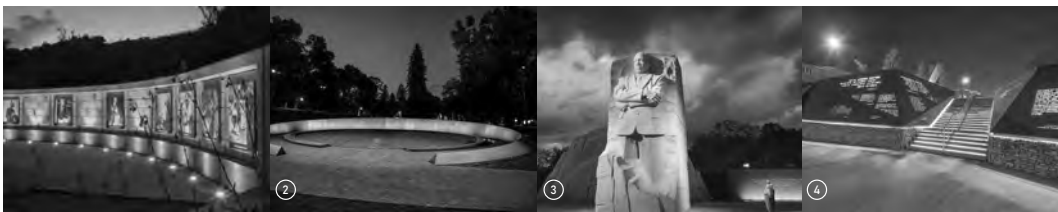
- ① Tree Uplighting
- ② Stonework Lighting
- ③ Plaza Lighting
- ④ Elevated Pathway Lighting

SITE FURNISHINGS



- ① Stone Slab Bench
- ② Benches Defining Plantings
- ③ Platform with Bench
- ④ Bistro Table and Chairs at Visitor Center

MEMORIAL LIGHTING



- ① Interpretive Wall Lighting
- ② Lighting for Low Wall
- ③ Focal Point Lighting
- ④ Lighting Behind Interpretive Panels and Stairs

CONNECTIONS

CONNECTIONS + VIEWSHEDS

Fort Negley is positioned at a critical point within the City of Nashville's greenway network. Improving bike and pedestrian infrastructure at this site will assist users in traversing seamlessly around the city. Viewsheds to and from the fort are critically important and should be protected. The master plan recommends that the Metro Nashville Planning Department explore a Fort Negley viewshed overlay that would project these viewsheds.



KEY ADJACENT PARKS



CIRCULATION

Fort Negley's internal trail network as well as streetscape updates allow for visitors to explore all areas of the park in a direct and accessible way.



- ① **BASS STREET PLAZA**
Provides connection towards the City Central Greenway and downtown, as well as to the adjacent Nashville City Cemetery.
- ② **EDGEHILL GATEWAY PLAZA**
Provides bike and pedestrian access to Rose Park and Reservoir Park to the west and potential connection to Brown's Creek Greenway to the south.
- ③ **CHESTNUT STREET PLAZA**
Provides connection to Wedgewood-Houston to the south, Chestnut Hill to the east, and Rolling Mill Hill to the northeast.
- ④ **GREENWAY ALONG FORT NEGLEY BOULEVARD**
Provides improved bike and pedestrian connectivity along the perimeter of the park.

LEGEND

- ↔ STREETS
- PRIMARY PEDESTRIAN PATHS
- - - - SECONDARY PEDESTRIAN PATHS

CIRCULATION TYPOLOGIES

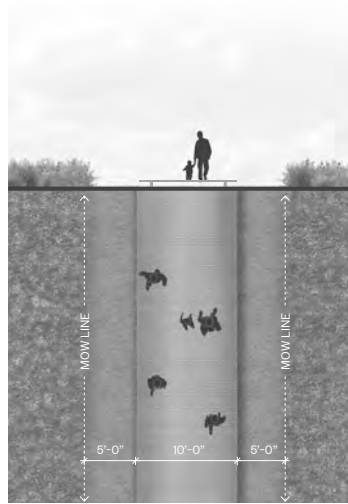
FORT NEGLEY BOULEVARD



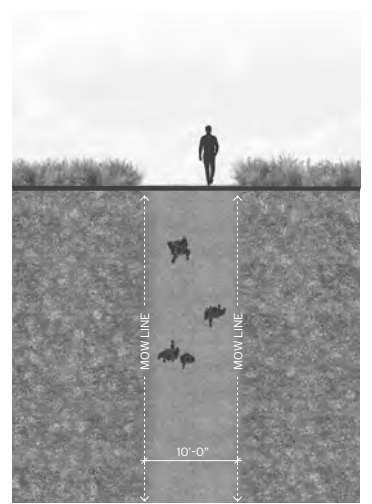
PAVED LEARNING TRAIL



BOARDWALK



MEADOW TRAIL



MATERIAL PALETTE

PAVED LEARNING TRAILS & INTERPRETIVE PLAZAS



ELEVATED PATHWAYS & BOARDWALKS



REFLECTIVE MEADOW TRAILS



VEGETATION

OVERVIEW

Encompassing the entire site would be the creation of a resilient landscape that protects the site, allows for sustainable maintenance and provides a beautiful setting for the visitor experience. Native grasslands composed of three specially designed mixes would be planted on almost the entirety of the hill. These grassland mixes provide for better biodiversity and pollination throughout the site while their deep root systems offer protection from erosion and invasive plant species without damaging archaeological resources. The mixes will also provide open views typical of the Civil War period. Existing healthy trees would be protected and left on the site. Species selected will be native to the Nashville Basin ecoregion and are ones that are adapted to growing in regional rocky grasslands and meadows. They are best adapted to the local soils of the site, the frequent summer droughts, and to the region's pollinators. These native mixes help to provide more resiliency against invasion by non-native species and once established may be maintained through a mix of light grazing and one annual mowing.



LEGEND

SHORT GRASSLAND SPECIES

- Carex blanda
- Carex cherokeensis
- Carex hirsutella
- Carex meadii
- Muhlenbergia schreberi
- Sporobolus heterolepis
- Ruellia humilis
- Allium cernuum
- Asclepias viridis
- Astranthium integrifolium
- Camassia scilloides
- Blephilia ciliata
- Croton monanthogynus
- Delphinium carolinianum
- Zizia aptera
- Rudbeckia fulgida
- Liatris sauarrosa
- Glandularia canadensis
- Penstemon tenuiflorus
- Sisyrinchium albidum

SHORT TO MEDIUM GRASSLAND SPECIES

- Schizachyrium scoparium
- Bouteloua curtipendula
- Panicum anceps
- Elymus macgregorii
- Sporobolus heterolepis
- Carex hirsutella
- Carex cherokeensis
- Asclepias tuberosa
- Asclepias viridis
- Penstemon calycosus
- Clinopodium arkansanum
- Baptisia aberrans
- Dalea candida
- Dalea gattergeri
- Echinacea simulata
- Monarda fistulosa
- Liatris aspera
- Ratibida pinnata
- Rudbeckia fulgida
- Allium cernuum
- Ruellia humilis

MEDIUM TO TALL GRASSLAND SPECIES (Savanna-woodland species)

- Schizachyrium scoparium
- Panicum anceps
- Bromus pubescens
- Carex amphibola
- Carex blanda
- Elymus hystrix
- Tridens flavus
- Asclepias tuberosa
- Asclepias viridis
- Penstemon calycosus
- Baptisia aberrans
- Monarda fistulosa
- Ratibida pinnata
- Rudbeckia fulgida
- Blephilia ciliata
- Conoclinium coelestinum
- Camassia scilloides
- Desmanthus illinoensis
- Astranthium integrifolium

MEDIUM TO TALL GRASSLAND SPECIES

- Schizachyrium scoparium
- Sorghastrum nutans
- Andropogon gerardii
- Panicum anceps
- Tridens flavus
- Sporobolus asper
- Asclepias syriaca
- Monarda fistulosa
- Ratibida pinnata
- Rudbeckia fulgida
- Desmanthus illinoensis
- Chamaecrista fasciculata
- Conoclinium coelestinum
- Silphium asteriscus

MOWN LAWN

PLANT PALETTE

NATIVE GRASSLAND MEADOWS & MOWN LAWNS



CURATED SHRUBS & ORNAMENTAL GRASSES



CANOPY & FLOWERING TREES



COST ANALYSIS

This cost estimate reflects the opinion of probable construction costs at the time of this publication. Estimate is subject to change with each design phase or market volatility.

PHASE 1: SITE IMPROVEMENTS

<i>Subtotal:</i>	\$30,308,103	
10% Design Evolution:	\$3,030,810	
<i>Subtotal:</i>	\$33,338,913	
12% Escalation Allowance (to IQ 2025):	\$4,000,670	
<i>Subtotal:</i>	\$37,339,583	
General Contractors Markups:	\$2,987,166	
2.0% General Conditions	\$846,808	
3.0% General Contractors Overhead & Profit	\$1,270,212	
2.0% Insurance	\$846,808	
1.0% Payment and Enforcement Bonds	\$423,404	
<i>Subtotal:</i>	\$40,326,749	
15% Design Fees:	\$5,000,837	
3% Owner's Soft Cost	\$1,270,212	
<i>Subtotal:</i>	\$6,121,024	
<i>Opinion of Probable Construction Cost:</i>	\$46,447,774	

FORTIFICATION STONEMWORK REHABILITATION

Opinion of Probable Construction Cost: \$15,000,000

PHASE TWO: INTERPRETIVE CENTER

<i>Subtotal:</i>	\$10,939,141	
10% Design Evolution:	\$1,398,878,99	
<i>Subtotal:</i>	\$12,033,055	
12% Escalation Allowance (to IQ 2025):	\$1,443,966	
<i>Subtotal:</i>	\$13,477,021	
General Contractors Markups	\$1,078,161	
2.0% General Conditions	\$269,540	
3.0% General Contractors Overhead & Profit	\$404,310	
2.0% Insurance	\$269,540	
1.0% Payment and Enforcement Bonds	\$134,770	
<i>Subtotal:</i>	\$14,555,183	
15% Design Fees:	\$1,804,958	
3% Owner's Soft Cost	\$404,310	
<i>Subtotal:</i>	\$2,209,268	
<i>Opinion of Probable Construction Cost:</i>	\$16,764,452	

Opinion of Total Probable Construction Cost: \$78,212,226

PHASE APPROACH

DESCRIPTION

The proposed Master Plan is to be completed in phases beginning with the interpretive plazas, circulation, fort stabilization, and memorial lawn. The subsequent phase includes the Interpretive Center and the accompanying age-appropriate play area and outdoor classroom spaces.



LEGEND

- PHASE 1
- PHASE 2

OPERATIONAL, MANAGEMENT AND POLICY RECOMMENDATIONS

OVERVIEW

In addition to the recommended physical site program improvements, the master plan calls for the following key financial, operational, and policy-related next steps to more sustainably, successfully and effectively manage Fort Negley. Several of these suggestions will require additional in-depth study prior to implementation.

Tennessee Heritage Protection Act

Administered by the Tennessee Historical Commission (THC), the Tennessee Heritage Protection Act (THPA) prohibits, among other actions, the alteration or disturbance of a memorial in public ownership. In 2018, the entire Metro Parks-owned Fort Negley property was determined by the THC to be a memorial under the THPA.

Implementation of the master plan will inevitably involve alteration and disturbance of the Fort Negley property. The intent of the master plan is not to erase or diminish any aspect of the history of Fort Negley Park, but rather to expand it, revealing new information about the site and honoring it with appropriate infrastructure and interpretation. To that end, all site alterations and disturbance recommended herein have been conceived carefully to be consistent with the *Secretary of the Interior's Standards for the Treatment of Historic Properties*.

As has been recommended by THC staff, Metro Parks should petition the THC for a waiver to the THPA for all aspects of plan implementation.

Adventure Science Center

The Adventure Science Center (ASC) currently holds a lease on roughly 15 acres of land within Fort Negley Park. The lease will expire in 2065 with renewal potential. Originally constructed in 1974 as the Cumberland Science Museum, the Adventure Science Center expanded their facilities in 2001 and 2006. ASC is an independent, not-for-profit science and technology center dedicated to delivering innovative, dynamic learning experiences. The facility is 110,000 sq. ft. and features more than 175 exhibits focused on biology, astronomy, physics, earth science, energy, weather, sound, and space. It is also home to the Sudekum Planetarium.

The presence of ASC at Fort Negley presents numerous opportunities for collaboration and partnership that should be developed. It is the shared wish of Metro Parks and ASC to undertake programming and physical site improvements that collectively allow visitors to circulate through a connected, cohesive cultural campus where each entity offers complementary, supportive experiences.

Physical Improvements

- Metro Parks should work closely with ASC to implement the site improvements recommended herein within the boundaries of the lease area.
- The lease requires that ASC secure approval from the Park Board for the construction of any improvements on the property. The Park Board should consult this master plan to ensure that all proposed improvements are compatible with the master plan recommendations. New construction proposed by ASC should not negatively impact view sheds to or from Fort Negley.
- All site disturbance by ASC should conform to the archaeological protocols recommended herein.
- The land immediately to the east of the ASC building is particularly archaeologically sensitive and should be reserved for archeology study, and for development of the proposed Bass Street interpretive plaza.

Programming

The authority of ASC to make decisions about their interpretive programs and activities rests solely with ASC. As a starting point for closer collaboration, the below general division of roles is recommended.

- Metro Parks should continue to lead on all historical interpretation including physical site improvements (signage, plazas) and programs.
- Metro Parks should continue to lead on archaeological research and investigation and to coordinate with ASC as appropriate.
- Fort Negley is a rich resource for ASC to expand programs around science-related interpretive themes which could include site geology, military engineering, grasslands and urban habitat. Science and technology-related archaeological themes may also be appropriate in coordination with Metro Parks.

Archaeology Protocols at Fort Negley

Archaeological research at Fort Negley Park is an important means by which to increase understanding of the site and to reveal more accurate history and should be supported. As interest in the site continues to grow, concurrent interest in research is also likely. Metro Parks should manage archaeological site research in a manner that is consistent, communicative, strategic and accountable.

- All archaeological research at Fort Negley currently requires a permit issued by Metro Parks. Permit terms require that researchers share findings with Metro Parks. This has typically occurred at the conclusion of a research project. Because long-term research timelines have at times left Metro Parks without knowledge of recent findings, and to better facilitate open sharing of knowledge, it is recommended that permit terms be amended to require, upon request of Metro Parks, an executive summary of project status and findings at any time during the process.

- To maximize the benefits of archaeological research, priorities should be established by Metro Parks and the Metropolitan Historical Commission. Prioritization will help to determine which research projects should be approved and in what order.

Temporary Public Art

The introduction of temporary public art installations and programs may be an appropriate strategy to enhance interpretation of Fort Negley. Temporary public art including performances can enrich the visitor experience, create opportunities for community participation, and give voice to dynamic expressions of Fort Negley’s interpretive themes. All proposed installations and events require approval from Metro Parks and should conform the recommendations below.

- Any artwork should be sufficiently context-specific to “belong” at Fort Negley as opposed to some other site.
- Any artwork should be of a scale that does not dominate any viewshed and should be conceived for experience from a nearby viewer perspective.
- Any artwork should complement and not visually compete with permanent site improvements and landscape-defining characteristics.
- Any artwork should seek to illuminate the history of the site and related themes.

Friends of Fort Negley and Other Partners

While the Metro Parks Department owns and operates Fort Negley Park, it is fortunate to work closely with several partner groups that are committed to the preservation and interpretation of this cultural landscape.

Friends of Fort Negley exists to protect, preserve, promote and advocate for Fort Negley Park while also engaging in and supporting fundraising activities.

The Fort Negley Technical Advisory Committee consists of professionals in history and archeology that assists Metro Parks in technical decision making.

In 2019, Mayor Copper appointed the Fort Negley Advisory Committee, led by Kix Brooks, to help guide the master planning process and support its implementation by securing resources to help make programming and improvements possible.

Each of these three groups serves a vital role. With this master plan as a guidebook for the future, the following steps are recommended to collectively achieve shared goals.

- The services of a professional capital campaign consultant would be invaluable to assist the FNAC with fundraising efforts. A professional consultant, in conjunction with the materials produced by this master plan, would maximize the already robust ability of this committee to raise private dollars for the implementation, operations and long-term maintenance recommended herein.
- FNAC and FOFN should proceed in a collaborative fashion to ensure alignment of efforts, strategy and messaging. As a 501c3, FOFN may be the logical financial conduit for all fundraising efforts.
- FOFN should consider the development of strategic organizational plan to best position the organization and evolve as appropriate in the interest of Fort Negley as envisioned in the master plan.
- FOFN should strive for more inclusive board representation, reflecting the diversity of Fort Negley’s stakeholders and constituents.
- The FNTAC should be folded into the FOFN organization structure as a subcommittee to assist when technical questions arise regarding plan implementation and specifically to assist in the prioritization of potential research work within the park.
- Metro Parks should continue to invest in these partnerships to help ensure their effectiveness and Fort Negley’s success.

Heritage Tourism

The National Trust for Historic Preservation defines heritage tourism as “traveling to experience the places, artifacts, and activities that authentically represent the stories and people of the past and present.” Fort Negley has the potential to fit successfully into a broader spectrum of various historic sites and stories from the Civil War through Civil Rights. The idea of Fort Negley increasing its presence as a heritage tourism site began as early as the WPA era reconstruction of the fortification. From that time onward, several attempts have been made to increase exposure of the fort and its unique history.

The 2007 supplement to the *1996 Fort Negley Master Plan* addressed the “potential redevelopment of the Greer Stadium site... along with the existing Fort Negley Historical Park, into the Nashville Civil War Center at Fort Negley”. While the 2007 recommendation for a Civil War Center never came to fruition, the current master plan affirms that Fort Negley Park holds potential to increase its presence as a successful heritage tourism site. The current master plan envisions a site that tells a holistic story

from Civil War to Civil Rights, with the most likely heritage tourism themes being African American Heritage tourism and Civil War-related heritage tourism.

Further development of a cohesive heritage tourism strategy for Fort Negley is recommended. As a first step in this endeavor, a museum feasibility study has been commissioned and will be completed in Spring of 2023. The study will inform the right-sizing and program of the Fort Negley Interpretive Center and will include tourism market potentials, attendance projections, capital and operating costs, revenue potential, management structure, financing and other aspects of the facility's development and operations.

For more detailed information regarding these themes and their potential partnerships, please see The Walker Group's report "Heritage Tourism at Fort Negley" in the appendix of this document.

Funding Strategies

Recent capital improvements and all maintenance and operations at Fort Negley have been funded entirely by the Metropolitan Government of Nashville. This is unusual for a site of Fort Negley's needs and significance. Indeed, the limits of this locally-traditional approach is evident in the deferred maintenance and poor routine maintenance observable on the site today. While the city will always be a primary source of funding, the ambitious future for Fort Negley envisioned in this document highlights the need to develop a new funding and operational model that reflects national best practices in the funding and operation of city parks. In short, Fort Negley should diversify its funding streams.

Bolstering charitable private support through the Friends of Fort Negley and other partners, as previously discussed, will be essential to getting Fort Negley on a sustainable financial footing. The museum study referenced in the previous section will include earned-income metrics for the interpretive center/museum which could include special event spaces and food and beverage operations.

Other park funding strategies commonly used in other American cities and which may be suitable for Fort Negley include business improvement districts, tax increment financing, special service districts, sponsorships, and hotel or tourist taxes.

It is unlikely that Metro Parks can achieve the goals of this master plan or sustainably operate and maintain Fort Negley without an appropriate combination of the above funding strategies. Additional study is recommended.

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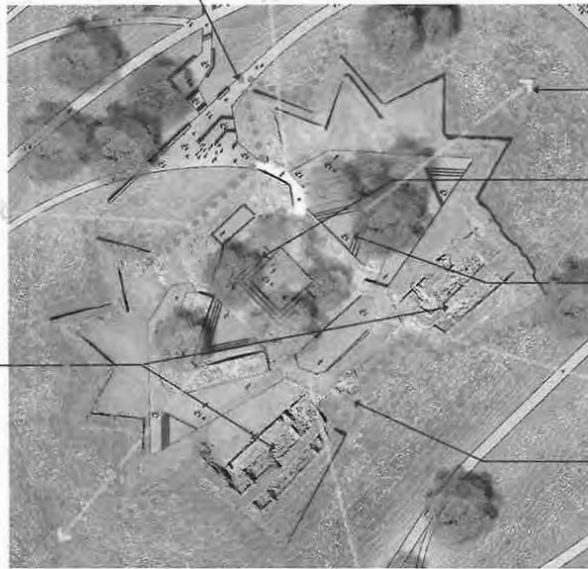
PRESERVATION AND REPAIR OF FORT NEGLEY

Preserve, stabilize, and maintain existing stonework at the fortification that is currently in good condition. Take measures to protect the stonework from future damage.

Repair existing stonework that is dilapidated, unstable, or in a state of disrepair. Ensure that materials and construction strategies are consistent with historic conditions.

(Refer to the "Guidelines for the Fortification Area" provided within the Fort Negley 2019 Cultural Landscape Report for guidance on specific areas of rehabilitation.)

Fill severely deteriorated sections of the bastions to preserve the existing stonework in place, and limit access to them.



Protect key historic views and sightlines from the fortification as important interpretive elements.

Maintain the small grove of shade trees that are located at the center of the fortification.

Limit pedestrian access within the fortification to designated areas within the inner works, magazines, and portions of the ravelins to both protect the historic resources and ensure safety for visitors while allowing for interpretation.

Remove volunteer vegetation along the perimeter and within the fortification that threatens to dislodge or destabilize the stonework.

Refer to the Appendix for a more complete list of treatment recommendations and an inventory of historic resources at the Fort Negley property.

SITE PLAN

RECOMMENDED SITE IMPROVEMENTS



LEGEND

--- PROPERTY BOUNDARY

..... ADVENTURE SCIENCE CENTER LEASE LINE

① EXPANDED INTERPRETIVE CENTER

② MEMORIAL LAWN

③ BASS STREET PLAZA

④ CHESTNUT STREET PLAZA

⑤ INTERPRETIVE NODES

⑥ STEPS AND SEATING

⑦ MOWN REFLECTIVE PATHWAYS

⑧ TERRACED OUTDOOR CLASSROOM W/ CONTEXT-APPROPRIATE PLAY

⑨ NATIVE GRASSLANDS

⑩ OUTDOOR CLASSROOM

⑪ BOARDWALK TO REDANS

⑫ OVERLOOK

⑬ PARKING

⑭ NEW VEHICULAR ENTRY

⑮ ADVENTURE SCIENCE CENTER

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The Tennessee Tribune
Middle Tennessee's Leading Black Newspaper
1501 Jefferson Street Nashville, TN 37208 615-321-3268

Affidavit of Publication
State of Tennessee
County of Davidson

The Tennessee Tribune, A weekly newspaper published and distributed in the aforementioned county and state, hereby certify that the attached advertisement appeared in The Tennessee Tribune.

Date of Publication:

June 1


Russell Rivers, Tennessee Tribune

This 1st day of June 2023 Subscribed and sworn before me, Wanda Miller Sawyers


Notary Signature

**THE BOARD OF PARKS AND RECREATION OF THE METROPOLITAN
GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY WILL FILE A PETITION
FOR WAIVER TO IMPLEMENT THE FORT NEGLEY MASTERPLAN**



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Continued from last column

0005722879

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0005722080

PUBLIC NOTICE

THE BOARD OF PARKS AND RECREATION OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY WILL FILE A PETITION FOR WAIVER TO IMPLEMENT THE FORT NEGLEY MASTER PLAN

Notice is hereby given that the Board of Parks and Recreation of the Metropolitan Government of Nashville and Davidson County, Pursuant to T.C.A. § 4-1-412, intends to file a petition with the Tennessee Historical Commission seeking a waiver of T.C.A. § 4-1-412(b)(1) to allow for the implementation of the Fort Negley Master Plan.

On Tuesday, June 7, 2022, the Metropolitan Board of Parks and Recreation for Nashville and Davidson County voted unanimously to petition the state to allow for the implementation of the Fort Negley Master Plan for Fort Negley Park that is located in Nashville, Tennessee.

A copy of the petition and the report supporting the petition will be provided, at no cost, upon written request. Such requests may be submitted by email to metroparks@nashville.gov or mailed to the Metropolitan Department of Parks and Recreation, Post Office Box 196340, Nashville, TN 37219-6340.

Monique Horton Odom
Director of Parks
and Recreation

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TEAR SHEET
ATTACHED

Jackie Cooper

Sales Assistant for the above mentioned newspaper,

hereby certify that the attached advertisement appeared in said newspaper on the following dates:

06/02/23

Jackie Cooper

Subscribed and sworn to before me this 2 day of June 2023

Charly Neel

Notary Public



Public Notice: Petition for Waiver to Implement the Fort Negley Master Plan

May 26, 2023

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The Metropolitan Department of Parks and Recreation

Post Office Box 196340

Nashville, TN 37219-6340

Monique Horton Odom

Director of Parks and Recreation

CERTIFICATION

I, Randall Williams, Department of Information Technology Services of the Metropolitan Government of Nashville and Davidson County, hereby certify the foregoing true and exact copy of the Public Notice posted on the Nashville.gov website, said Public Notice having been posted to the website on May 26, 2023 through June 22, 2023.

WITNESS MY HAND this 22 day of June, 2023.

A handwritten signature in black ink, appearing to read "Randall Williams", written over a horizontal line.

Randall Williams