



{ Preserving
Wonder }

{ Keeping Nashville Unique }

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Behind the Scenes Tour: Ivy Hall, East Nashville

Message from the President: Wonder Begins at Home



Robbie Jones, HNI president

This was a great year to live in Nashville. Okay, it's always great, but more and more in 2011 it seemed like the rest of the nation was catching on, too.

Some of the highlights: tourists ranked Nashville America's Top Destination (thanks to our unique history and, of course, music); Warner Parks was dubbed one of the top five running destinations in the country (Warner picnic shelters were included on the 2011 Nashville Nine) and Tootsie's Orchid Lounge, an anchor of Nashville's honkytonk strip on Broadway, was named one of the Top 25 Best Nightclubs of All Time on Earth!

And that's just the beginning! With so much going on, it's important to keep our focus on our city's special history as well. Join us as we strive to grow awareness, educate and promote preservation for the places that fill us with wonder and make Nashville unique. Help us build among those who live here the same sense of wonder as our visitors.

Many places on this or previous years' Nashville Nine lists continue to face deterioration or demolition. Read *In Memoriam* (page 10) to learn more about lost properties. In 2011, Historic Nashville's all-volunteer board of directors planned, promoted and hosted twenty events including exclusive tours, receptions, an Annual Meeting and the inaugural Brick & Mortar Bash. I believe 2012 will be even more exciting. Be sure to visit our new website (www.historicnashvilleinc.org) and follow us on Facebook to stay up-to-date. I look forward to working with you all in the year ahead.

2011 Financial Statement

<u>Total Assets</u>	<u>\$41,202.97</u>
Cash-in-hand	\$25,128.57
Savings	\$10,815.15
Easement Fund	\$4,853.00
Other	\$406.25
<u>Total Revenue</u>	<u>\$22,688.69</u>
<u>Total Expenditures</u>	<u>\$19,600.75</u>
Net Gain/Loss	\$3,087.94

Note: A detailed financial statement is available upon request.

STRATEGIC PLAN UPDATE

With the assistance of the Center for Nonprofit Management, in April 2010 the HNI Board of Directors developed an 18-month Strategic Plan for 2010-2011. This spring we will update the plan for 2012-2013. Where does HNI stand?

Our mission is **Promoting and Preserving the Historic Places that Make Nashville Unique**. To accomplish this we created five primary goals:

- Host a variety of programs
- Increase membership
- Enhance external communications
- Increase fundraising
- Find a home

We have continued existing programs to build education and advocacy in our communities. These include supporting Habitat for Humanity, Behind the Scenes Tours, our Nashville Nine and continued focus on our historic easement program.

In May, the CNM facilitated a one-year review of the plan. As a result, we decided to replace finding a home with launching a new website as our top priority. With no paid staff, we rely heavily on our website, social media and email to communicate with members and the public. Fortunately, we received \$2,500 from the Community Foundation through a Frist Technology Grant allowing us to undertake a drastic overhaul of our website. We are pleased to announce the launch of our new site!



2010 Nashville Nine: Worker's Circle Hall

Saved! The oldest Jewish-affiliated building in Nashville was saved from demolition and reborn as a commercial catering kitchen.

{ www.historicnashvilleinc.org }



Behind the Scenes Walking tour, Germantown



2011 Nashville Nine: Fehr School, North Nashville



2011 Nashville Nine: Gallatin Road Fire Hall Engine No. 18

Historic Nashville receives no operating funds from any government source; our revenues are provided entirely by memberships and donations.

Thank you to everyone who assisted in fulfilling our mission in 2011 by paying membership dues, making a financial contribution, volunteering your time or providing in-kind or discounted services.

HERO (\$1,000+)

Dr. Howard and Carol Kirshner
Belmont Mansion Association
Metro Parks & Recreation

PATRON (\$500-\$999)

Center for Nonprofit Management
Social Graces, Hillsboro Village
PLA Media
Waller Lansden Dortch & Davis, LLC
Dyer Observatory

SPONSOR (\$250-\$499)

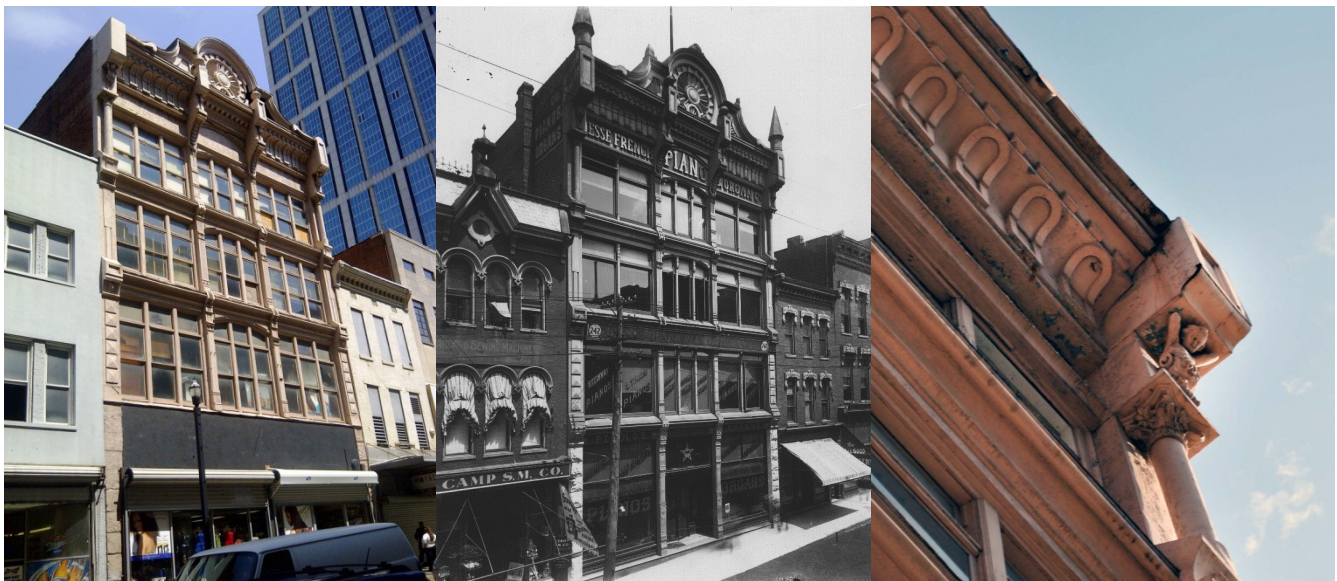
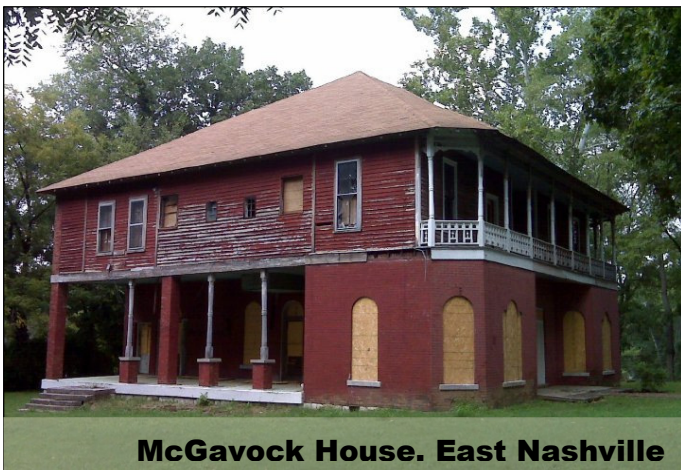
New South Associates
Rochford Construction Company
The Hermitage Hotel
Pangaea
Grau Construction Company
Seigenthaler Public Relations
Bridgestone Americas Trust Fund
Cheryl Bretz Realtor
Inspector Dave's Home Inspection Service
Woodland Wine Merchant
Diane Neighbors
Ann Toplovich & Dan Eager

DONOR (\$100-249)

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Warren and Christian Gregory
Van Pond Architect, PLLC
Shirley K. Manaley
Scarlett and Eric Miles
David Morgan Jones

2011 NASHVILLE NINE

Launched in 2009, the Nashville Nine is intended to promote public awareness of endangered historic sites and encourage preservation advocacy at the grassroots level. The annual list features nine historic properties nominated by the public and threatened by demolition, neglect, development or inappropriate renovation. The 2011 Nashville Nine includes a diverse range of properties dating from the antebellum era to the 1960s. These historic places help define Nashville's unique sense of place and include:



BEHIND THE SCENES TOURS

In 2011, HNI hosted special tours of historic landmarks as a benefit of membership. We would like to express our appreciation to the following tour leaders and event hosts: Jeff Lane, Lane Motor Museum; Cheryl Bretz, Ivy Hall; Tom Vickstrom, Hermitage Hotel; Stephanie Silverman, Belcourt Theater; Jim Hoobler, Tennessee State Capitol and Tennessee State Museum; Barry Walker, Marathon Motor Works; Rocky Alvey and Lynn McDonald, Dyer Observatory; Liz McLaurin, Glen Leven; Melanie Fly, Union Station Hotel; Michael Emrick, Germantown; and John Lamb, Belle Meade Mansion.

Stay tuned for more great tours in 2012!



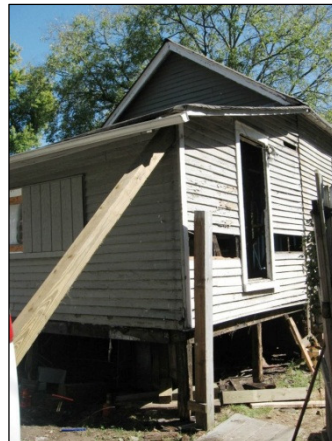
HABITAT FOR HUMANITY



This year, HNI agreed to assist Habitat for Humanity in the renovation of a second historic dwelling in East Nashville as part of its pilot ReConstruct project. Located at 1220 Stainback Avenue, the c.1908 Folk Victorian-style dwelling had been seized by the U.S. Treasury as part of a drug sting and donated it to Habitat.



Scores of volunteers from around the city helped the Habitat team repair the home. HNI members donated architectural plans, labor and guidance so the project complied with federal preservation guidelines.



Vintage Millworks donated a front door and trim; Home Depot of Inglewood donated landscaping materials and a developer donated vintage doors, a mantel, and trim from a condemned home in the 12 South neighborhood.

We are also proud that last year's ReConstruct project at 704 Meridian won a 2010 Preservation Award from the Metro Historical Commission.



2011 MEMBERS

Keri Adams and Matthew Stitzlein
Sean Alexander
Bob Allen
Fred and Clara Allison
Melissa Baldock
Holly Barnett
Megan Barry
Susan and Ray Basham
Jane Baxter
Ronald Bicknese
Kathy Blums
Barbara K. Breen
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Travis D. Carter
Joan and Will T. Cheek
Chase Cole
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Mack W. Craig
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Wanda Davis
Dallas Dedmon
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Herbert & Dorothy Drane
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Kim Hoover
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James & Lissa Kelley
Jared King
Dr. & Mrs. Howard S. Kirshner
Emily Kitos
Libby Robinson
Andrea & Keith Lawrence
Christa Lawson
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Judy Lojek
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Kristen Luetkemeier
John Lyle
Brooks & Bert Mathews
Holly Matthews
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Mr. & Mrs. Joseph P. McAllister
Ellen Duer McClanahan
Devin McClendon
Lynn McDonald
C. William McKee
Stephen McRedmond
Mike & Tara Mielnik
Eric & Scarlett Miles
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Eugene & Penelope TeSelle
Phil Thomason
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Byron Trauger
Robert D. Tuke
April Vance
Becky Verner
Tom Vickstrom
Kathryn & Phillip Walker
Jessica Wells
Joshua Wickham
Vivian Wilhoite
Joan L. Williams
Harry E. Williams
Forrest & Judy Wise
Jean Acker Wright
Robin Zeigler

BOARD OF DIRECTORS

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Brandon Mauldin, Vice President
Holly Barnett, Secretary
Jared King, Treasurer
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Scarlett C. Miles, Membership
Melissa Wyllie, Marketing
Lianne Dent, Programs
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Fabian Bedne
Jason Bergeron
Yuri Cunza
Patrick Gilbert
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Laura Rost
Matt Schutz
Brian Tibbs
Ann Toplovich
Cathleen Windham
Robert Tuke, Legal Counsel

IN MEMORIAM



William Gunter & Sons Funeral Home: North Nashville. Destroyed by fire in July.



Hale Stadium Field House: Demolition of the nearly 60-year old building at TSU is underway. HNI included the vacant and neglected state-owned landmark on the 2011 Nashville Nine list of the city's most endangered historic places.

HISTORIC EASEMENTS

A preservation easement is a voluntary legal agreement that protects a significant historic or cultural resource. An easement provides assurance to the owner of an historic or cultural property that the property's intrinsic values will be preserved through subsequent ownership. In addition, the owner may obtain substantial tax benefits. Under the terms of an

easement, a property owner grants the rights to their property's facade to Historic Nashville, Inc. Once recorded, an easement becomes part of the property's chain of title and usually "runs with the land" in perpetuity, thus binding not only the owner who grants the easement, but all future owners as well.

{ **Learn More:** www.historicnashvilleinc.org }



YES, I want to join Historic Nashville, Inc. and help preserve Nashville's historic places!

Memberships

Student/Senior	\$15	_____	Couple/Plus One	\$45	_____
Individual	\$30	_____	Family	\$50	_____
Donor	\$100	_____	Sponsor	\$250	_____
			Patron	\$500	_____

Corporate sponsorships and major funding opportunities are available—please contact the membership coordinator for details.

Annual membership includes invitations to Behind-the-Scenes Tours, special events, the Annual Meeting, volunteer opportunities, publications, and more!

Name(s): _____
The way the membership should read

Address: _____

City: _____ State: _____ Zip: _____ Phone: _____

Neighborhood: _____ Email: _____

Make Mine Green! Send membership updates by email ☐

Address: Historic Nashville, Inc.
P.O. Box 190516
Nashville, TN 37219

Website: www.historicnashvilleinc.org

Email: membership@historicnashvilleinc.org

Contributions to Historic Nashville, Inc. are tax-deductible to the extent allowed by law.

ABOUT HNI

Historic Nashville, Inc. (HNI) was originally chartered in 1968 as “The Historic Sites Federation of Tennessee.” In 1975, the name and mission changed in response to the urgency of threats to historic landmarks in Nashville. The nonprofit 501(c)3 organization became “Historic Nashville, Inc.” with the mission to preserve and maintain architecturally significant and historic places throughout Nashville and Davidson County.

Over the years, HNI has successfully advocated for the preservation of many downtown landmarks, including the Ryman Auditorium, Union Station, Shelby Street Bridge, Arcade Post Office, and the Second Avenue, Printer's Alley, Lower Broadway, and East Nashville historic districts. In 1982, HNI established the state's first Preservation Easement program and currently owns easements on 16 historic landmarks with a market value of over \$30 million. HNI hosts an annual membership meeting, publishes a newsletter, maintains a website, hosts educational programs and special tours, and recently launched the annual “Nashville Nine” endangered properties list.