

MEGAN BARRY
MAYOR



METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY

Metropolitan Historic Zoning Commission
Sunnyside in Sevier Park
3000 Granny White Pike
Nashville, Tennessee 37204
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STAFF RECOMMENDATION

2250 Lebanon Road, Belair

October 19, 2016

Application: Historic Landmark Overlay for 2250 Lebanon Road/Belair

Map and Parcel Numbers: 09503000800

Council Districts: 15

Applicant: Lewis & Connie James

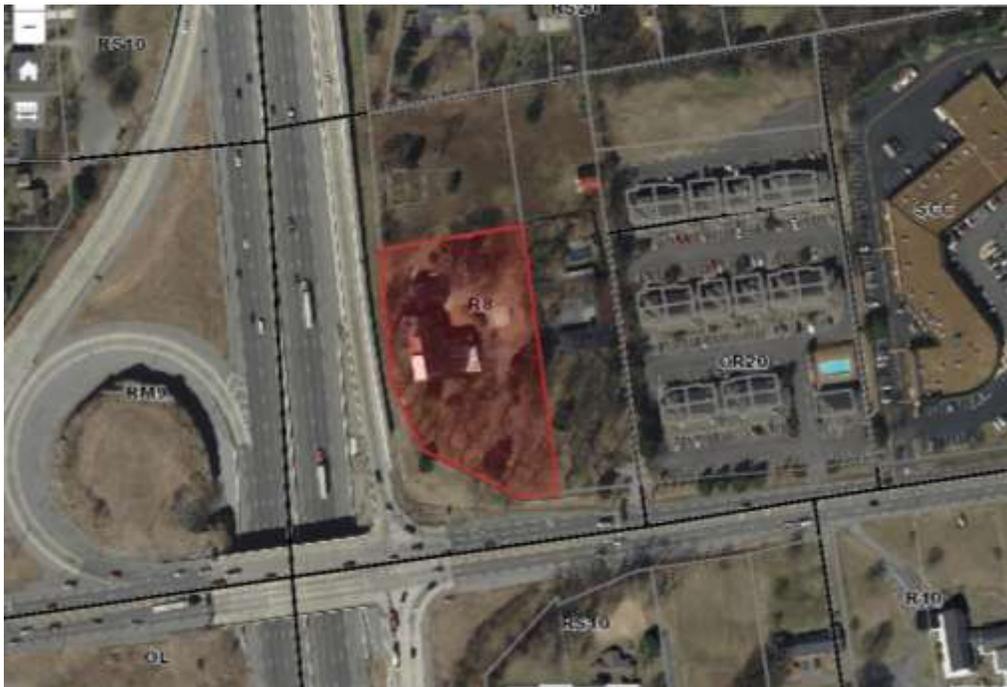
Project Lead: Robin Zeigler, robin.zeigler@nashville.gov, 615-862-7970

<p>Description of Project: Councilmember Jeff Syracuse requests that 2250 Lebanon Road be adopted as a Historic Landmark.</p> <p>Recommendation Summary: Staff suggests the Commission recommend to City Council that Belair be adopted as Historic Landmark and the existing design guidelines for Historic Landmarks be used to guide future changes. The site meets the standards of the Ordinance for a Historic Landmark Overlay as it is listed in the National Register of Historic Places.</p>	<p>Attachments A: Photos</p>
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Vicinity Maps



Aerials



Applicable Ordinance:

Article III. Historic Overlay Districts

17.36.120 Historic Districts Defined. B. Historic Landmark. An historic landmark is defined as a building, structure, site or object, its appurtenances and the property it is located on, of high historical, cultural, architectural or archaeological importance; whose demolition or destruction would constitute an irreplaceable loss to the quality and character of Nashville and Davidson County; and that meets one or more of the following criteria:

1. The historic landmark is associated with an event that has made a significant contribution to local, state or national history;
2. It is associated with the lives of persons significant in local, state or national history;
3. It embodies the distinctive characteristics of a type, period or method of construction, or that represents the work of a master, or that possesses high artistic value;
4. It has yielded or may be likely to yield archaeological information important in history or prehistory; or
5. It is listed or is eligible for listing in the National Register of Historic Places.

Background:

Information from, National Register of Historic Places nomination, 1971

Belair, one of the impressive antebellum homes in the Nashville area, was built in 1832 on a grant of one thousand acres by John Harding of Belle Meade for his daughter, Elizabeth, who married Joseph Clay of Kentucky. Constructed of bricks laid in Flemish bond, the house was built in an L-shape, but has had many additions. In 1838, William Nichol bought the place and added a wing on either end, as well as making changes to the house. The winding stairway and rosewood doors were added at this time, and it is probable that some elaboration to the front of the house was made. In recent years the exterior bricks have been painted white.

The style of architecture of Belair is generally Federal, with some classic revival influence shown in the two-story portico with fluted Doric columns and a one-story deck roof. There are a total of 30 rooms in the house, with four halls and three stairways. At the back of the large entrance hall an elliptical stairway rises to the second floor. The stairway is similar to the one at the Hermitage, as are the two wings added by Nicol in 1838, indicating the possible influence of Andrew Jackson, a neighbor who often visited Nichol.

The floors in Belair are of random width pine and ash. The doors exhibit interesting mouldings and the trim is elaborate with dentil work. Many of the ceilings have been decorated with frescoed plaster.

At the rear of the ell is the kitchen with living quarters above, which was built separate from the house but has since been connected and has had extensive remodeling done to utilize it as a playroom. The original dining room has been converted into a modern kitchen.

Development and an expressway destroyed the outbuildings; however, the principle building remains.

Analysis and Findings:

Belair is significant as an excellent example of its style of architecture and because of its association with the development of the general area of Nashville, now known as Donelson. The property is listed in the National Register of Historic places and so meets criterion 5 of section 17.36.120 of the ordinance.

Staff suggests the Commission recommend to City Council that Belair be adopted as Historic Landmark and the existing design guidelines for Historic Landmarks be used to guide future changes. The site meets the standards of the Ordinance for a Historic Landmark Overlay and is listed in the National Register of Historic Places.

PHOTOGRAPHS



Belair in 1986



Belair in 2016





Rear yard



Fountain in rear yard



Rear/right of home showing the original kitchen in the center.

