

Neighbors express concern over Arnold property proposal

A development plan for approximately 61 acres along Granny White Pike near Dyer Observatory has been filed with Metro Planning Commission by the heirs of country music artist Eddy Arnold, causing concern among nearby home owners and neighbors.

While the site itself is in Metro Nashville, residents of the City would be affected by the development, because the boundary of Forest Hills is just across Granny White Pike. Residents from Oman Drive, High Valley, Radnor Glen, Richland Woods, and Hounds Run met to discuss concerns. Among the issues raised:

- While the site itself is 61 acres, a significant portion is designated for TVA easements.
- The developer's plan calls for 67 units on lots as small as .17 acre.
- A disproportional number of "critical lots" have steep-sloping topography requiring engineered site plans and foundations.
- Proposed roads are narrow and steep.
- The plans include an amphitheater, which is non-conforming to the character of

the surrounding neighborhoods.

- The Granny White Pike area already has problems with storm water run-off and col-luvial soil. All run-off will go through the City because of the topography of the land.

Another detriment to Forest Hills residents is increased traffic, an average of two vehicles per household according to some estimates, turning onto and off of Granny White Pike multiple times per day.

The property is currently zoned RS 40, allowing one single house per acre. Developers want to have it rezoned to a Specified Plan district with more clustering of homes: 32 single-family units, 16 courtyard villas, and 19 attached townhouses.

The first step to rezoning is the Metro Planning Commission, which may or may not approve the request, or approve the plan with limitations. If Metro Planning Commission approves the request for rezoning, the matter goes before Metro Council. Carter Todd represents the area in Metro Council.



INSIDE

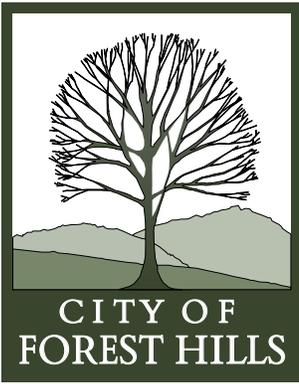
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Vocé Development 5570 Granny White Pike



MORE INFO
[cityofforesthills.com/
arnold.html](http://cityofforesthills.com/arnold.html)

Development of 61 acres along Granny White Pike could cause traffic problems and increased stormwater run-off in an area that already has issues.



6300 Hillsboro Pike
Nashville TN 37215
615/383-8677

CityofForestHills.com

City Manager

Al Deck w 383-8447

Board of Commissioners

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John Lovell, Vice Mayor H 371-1716
W 292-9925

Lanson Hyde III H 714-9699

City Attorney

Matthew Foster w 256-0500

City Judge

David McMackin H 394-9365

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Brad Bivens w 383-8420

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James C. Gardner III H 665-0936

Em Ghianni H 373-1359

Carroll Kimball 665-8998

Sandy Moore H 373-0239
W 850-2723

George David Waller III H 373-2360

The Mayor, Vice Mayor, and Commissioner also sit on this commission.

Board of Zoning Appeals

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Jim Littlejohn H 371-0008
W 385-4144

Mark Richard Banks H 447-4262

Safe location

In case of storm or natural disaster, Hillsboro Church of Christ at the corner of Hillsboro Pike and Tyne Boulevard will be open to the public as a safe place to come for shelter.

Emergency and Information Line
298-5389

Metro Nashville, not Forest Hills, receives property tax revenues

Homeowners in the City of Forest Hills, as residents of Davidson County, pay a substantial amount in property taxes to the Metropolitan Government of Nashville Davidson County. In fact, each year Forest Hills residents send approximately \$14 million to Metro in property taxes.

The amount of property tax you pay to Forest Hills is ZERO! And contrary to popular belief, Forest Hills does **not** receive those property taxes or other funding from Metro.

So where does the City get its funds? We receive a share of the taxes imposed by the State of Tennessee in the form of state and local sales tax and the Hall income tax.

The sales tax has two parts: state sales tax and local option sales tax. The state of Tennessee's portion is currently 7%. The local option sales tax adopted by referendum in Davidson County is 2.25%. The two portions currently combine for a total sales tax rate of 9.25% in Davidson County. The State shares a portion of its 7% with every city and county, allocated on a per capita basis.

The local option sales tax is returned to the county and city in which the tax was collected. By state law, 50% of the local option sales tax proceeds must be spent on educa-



ON DECK
with Al Deck
City Manager

tion, while the remaining 50% is returned to the local general government fund.

The Hall income tax was established by the State and is assessed on certain types of income. The amount an individual pays in Hall tax is based on income, not residence. Individuals pay the same amount in Hall tax regardless of where they live.

The state sends the "local share" of your Hall tax to your city of residence, in this case Forest Hills. If an individual lives in an unincorporated portion of a county, then the distribution goes to that county government.

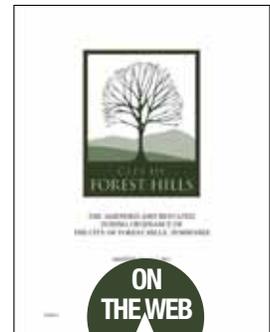
As an extra precaution to make sure the City receives its share of state-shared revenues, please be sure to write in "City of Forest Hills" and the number 1904 on your state tax form.

Zoning Ordinance posted on website

The Board of Commissioners has adopted housekeeping and other changes to the City's official Zoning Ordinance, which regulates situations that affect the character of the City and encourages the most appropriate use of land throughout Forest Hills.

Specifically, the regulations are designed to:

- Establish zoning districts and delineate their purposes.
- Enhance and protect property values.
- Protect the City's natural beauty.
- Permit only responsible, compatible new development.
- Allow homeowners flexibility to update and improve their homes.



cityofforesthills.com/resources.html

The Commissioner's Corner

Recycling is good for the City

Over the past several years the leadership committees of Forest Hills have undertaken several studies and initiatives to protect and enhance the natural beauty of the City. It is consistent with that work and our aspirations for the future that the City encourage and support broader recycling efforts.

Every pound diverted from a landfill and every ton of cardboard recycled is good for the greater community and good for Forest Hills.

As an example of a case study close to home, another Davidson County city with roughly the same amount of households as Forest Hills began a recycling program just over six months ago, and today its residents are recycling over 30 tons a month and can boast a 40-plus% participation rate. That's a run rate of 360 tons diverted from local landfills annually.

Your commissioners are taking a three-tiered approach to this issue. The first is communication and greater awareness through venues such as this newsletter. For example, many of you may not have been aware that one of our existing trash vendors recently

started offering recycling services.

The second is the addition of new recycling and trash vendors as options for our residents. The City's goal was to make recycling as easy as possible for our residents with back-of-house pick up service for both recycling and trash. If you haven't started recycling because of the perceived hassle, or you are tired of packing up your cars and dropping off at the center behind Hillsboro High School, review the vendor service listing below, and if it's a good fit, please sign up.

Finally the board has adopted an ordinance requiring all trash vendors to acquire a permit to offer trash services in Forest Hills. One requirement of the permit is that the trash collector must offer recycling services to our residents by July 1, 2013.

We view this initiative as an important step for the City of Forest Hills. Your participation is vital to the success of the program, and we welcome your support.



Lanson Hyde III
Commissioner

Forest Hills has free monthly chipper service

Forest Hills provides free pick-up of brush and yard waste to residents once a month. The schedule below indicates which streets are covered in the first two weeks of each month, and which receive service the last two weeks of the month.

Please note that the City cannot provide the specific day of your collection.

This service is provided free to residents of Forest Hills for normal yard maintenance. It is not designed to assist with clearing properties of trees, shrubs, or trash.



GUIDELINES
cityofforesthills.com/chipper.html

Chipper schedule

Week 1 and 2

Alcott, Arco, Ash Valley, Balbade, Beauregard, Beekman, Carlton, Chateau, Chickering Park, Crater Hill, Dresden, Everett, Foxwood, Fredericksburg, Granny White, Harding Place, Hemingway, Hillcott, Laurel Ridge, Lynmont, Lynnwood, Maplemere, Mary Helen, McGrace, Merrimac, Otter Valley, Priest, R.E. Lee Court, R.E. Lee Drive, Ridgewood, Roselawn, Saxon, Skymont, Stanford, Still Hollow, Stuart Glen, Sunset Hill Terrace, Tara, Timothy, Toddington, Tyne, Twinmont, Tynewood, Vintage, Wayland, Yancey

Week 3 and 4

Andover, Ashland, Beddington, Bridleway Trail, Carl Seyfert, Cherry Blossom, Chickering Court, Chickering Lane, Chickering Road, Clifftee, Confederate, Cromwell, Earlington, Edenbridge, Gardendale, General Forrest, Goldstone, Haverling Chase, Hickory Springs, Hillsboro, Jefferson Davis, Kenwood, Kingsbury, Litchfield Way, Melbourne, Montcrest, Norton, Old Hickory, Otter Creek, Page, Piccadilly Place, Pinehurst, Sherwood, Stonehaven, Stonehurst, St. James Place, Taggartwood, Timberwood Drive, Timberwood Place

Forest Hills combined trash and recycling services

Company	Earth Savers	Gray's Disposal
Service start date for Forest Hills	3/15/2012	~ 9/1/2011
Price per month (1x per week)	\$36	\$40
Price per month (2x per week)	N/A at this time	\$47
Future price reductions	With Additional FH signups	N/A
Trash Limits	96 Gallons	96 Gallons
Recycling Limits	Unlimited	Unlimited
Recycling Containers Provided	Containers provided	First set of bags provided
Back-of-house pickup (required by Forest Hills)	Yes	Yes
Standard recycling service		
Paper and cardboard	Yes	Yes
Plastics 1-2	Yes	Yes
Plastics 1-7	Yes	Yes
Aluminum and metal cans	Yes	Yes
Glass	Yes	No
Bottles and jars mixed together	Yes	No
Additional services: bulk item recycling	Yes, quote onsite	Yes, quote onsite
Items for reuse collection (clothes, etc.)	Yes	No
Online Signup	Yes	No
Online Account Management	Yes	No
Contact Information	481-9640 www.earthsavers.org	297-0828 www.graysdisposal.com

Note: Gray's has a trash-only service at \$30 per month. Earthsavers promotes Recycling First and only offers combination trash and recycling.

Kellys share memories of family history

One of the delights of the City Hall Open House was the opportunity to meet members of the Kelly family, who grew up on the land where the City Hall now sits.

William Scruggs bought about 650 acres around 1834 from the heirs of Samuel McCutchen, who received it as part of a Revolutionary War Grant. Scruggs' granddaughter, Alice Scruggs Kelly, was their grandmother. Many of their stories about their ancestors, the Scruggs and Kellys, are shown on the historic displays about the Forest Hills area, hanging in the lobby and board room of City Hall. *(See story at right.)*

Among their other recollections:

- The eastern section of Old Hickory Boulevard where it crosses Hillsboro Pike was called Brentwood Lane and the western portion Vaughn's Lane. Brentwood Lane originally curved around to the back of the Kellys' house and across their property. When Old Hickory Boulevard was created, the road was straightened to directly intersect Vaughn's Lane.

- Alice Scruggs Kelly's brother Ned had an unfortunate propensity for settling disputes by drawing his gun. Around 1927, after their father Edward Scruggs had a stroke and became incapacitated, Ned was sitting on the front porch, saw a car coming down the pike, pulled his gun, and fired at it as it passed because he thought his sister Alice was in it. It seems Alice heard that Ned was trying to change the father's will and was taking steps to prevent it. Later that year, things heat up between Ned and his brother Willie, they have words, and Ned shoots him in the back when Willie tries to walk away.



City Hall debuts at open house



MORE PHOTOS
cityofforesthills.com/
cityhall.html

Nearly 100 residents and dignitaries gathered at Forest Hills' new City Hall at an Open House February 4.

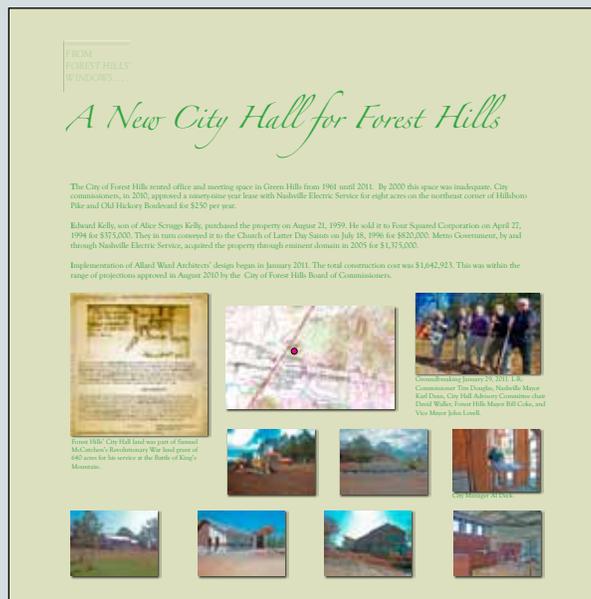
"It's amazing to think that just over a year ago we broke ground and today we are enjoying this wonderful facility," said Mayor Bill Coke. "We're pleased to have our City Hall within the boundaries of the Forest Hills."

After an invocation by Dr. Sam Boyd of Forest Hills Baptist Church, the Commissioners recognized those responsible for making

the new office a reality. Coke acknowledged Dewey Bransletter's role in securing a long-term lease for the property from NES.

Nashville Mayor Karl Dean congratulated the City, relating that his wife lived in Forest Hills when he met her.

Visitors toured the facility and admired wall hangings created by Lynne Bachleda and Fletch Coke depicting the history of the City and the site. *(See story below.)*



Wall hangings depict history

Seven wall hangings created by Lynne Bachleda and Fletch Coke describe the colorful history of the Forest Hills area.

Called "From Forest Hills' Windows..." the panels examine the history of the City Hall site, Harpeth Presbyterian Church, Native American structures, and stories of the Scruggs family, who settled in the area.



MORE HISTORY
cityofforesthills.com/
history_panels.html



Ed Kelly Jr., Carole Kelly, Fletch Coke, and Bill Kelly discuss growing up on the site of the new City Hall. The Kellys are descendants of William Scruggs, who settled the land around 1830.

The Mayor's Corner

Visit our new City Hall

On Saturday, February 4, the City hosted an Open House to give the residents of Forest Hills the opportunity to see their new City Hall. Among the noteworthy Nashville officials joining us were Mayor Karl Dean, who spoke, Congressman Jim Cooper, Congresswoman Marcia Blackburn, State Senator Douglas Henry, House Speaker Beth Harwell, and Metro Councilman Carter Todd.

The new City Hall was built to serve the citizens of Forest Hills. If you were not able to attend the Open House, the Board of Commissioners encourages you to stop by and visit. City Manager Al Deck and his assistant, Cynthia Despot, are there from 8:00 a.m. until 4:30 p.m. and are ready to give you a tour.

At the beginning of the process, the Board of Commissioners appointed a special Building Committee to help oversee the planning and building of City Hall. Chaired by David Waller, the Committee was composed of Alison Douglas, Clay Jackson, Jim Littlejohn, and Jeff Orr. Designed by Allard Ward Architects, the building fits the site without being ostentatious. It blends in with the natural cedar growth on the hill behind the building

helping to carry out the "Forest Hills" theme.

Inside the building, the meeting spaces have been designed to facilitate meetings of the Boards of Commissioners and Zoning Appeals and Planning Commission by the use of the latest in electronic equipment. There is seating to accommodate any public meeting.

For the Open House a special display has been mounted entitled "From Forest Hills' Windows." With pictures and text, a display of the history of the site is presented including the Mississippian culture Native American village and burial ground across Old Hickory Boulevard from the City Hall site. So that residents will be able to see this exhibit, it will remain in place at least until October.

When you visit City Hall, you will be given a copy of the book "Historic Homes of Forest Hills" free of charge. We hope that this will encourage you to visit your new City Hall and take pride in what is the new focal point for your City.



Bill Coke
Mayor

Radnor Lake painting graces City Hall

Local artist Kim Barrick, a generous friend of environmental and preservation groups, has created and donated a painting of Radnor Lake State Natural Area for the new City Hall, as a thank-you to the City.

The City of Forest Hills contributed \$100,000 to Friends of Radnor Lake following devastating floods in May 2010. Many parts of the 1,200-acre park suffered significant damage from heavy rain and flooding, including fallen trees, eroded trails, and buckled pavement.

Barrick said she especially appreciated the City's providing the means to repair South Cove Trail, one she walks on often.

"Much of the funds were specifically used to repair South Cove Trail including the new McGill Bridge," she said. "That trail would not have been opened and improved without the generosity of the City of Forest Hills."



Vice Mayor John Lovell admires the painting.

Barrick said she hopes the peaceful delight she enjoys while hiking at Radnor can be felt by those who see the painting, because Radnor is beloved by so many Forest Hills residents. "It was my pleasure to paint a 'thank-you' for the generous gift."



Pet waste can be a major source of bacteria and excess nutrients in local waters. When walking your pet, remember to pick up the waste and dispose of it properly. Flushing pet waste is the best disposal method. Leaving pet waste on the ground increases public health risks by allowing harmful bacteria and nutrients to wash into the storm drain and eventually into local waterbodies.

This stormwater management tip is provided as part of the City's education requirement under its state permit. For more tips visit www.bit.ly/stormwatersolutions.

Sign up for school golf tournament

Dust off the clubs and get ready to "Tee Up For the Tigers" at the first annual golf tournament in support of Percy Priest Elementary.

The Percy Priest PTO is sponsoring the golf outing Monday, April 23, at Vanderbilt Legends Golf Course in Franklin. Registration and box lunch starts at noon, with Shotgun Start and scramble format beginning at 1 p.m.

The cost of \$100 per person or \$400 for team of four includes greens fee, box lunch, two drink tickets per person, dinner, and awards ceremony. If you don't want to golf, you can buy a dinner ticket for \$10 to join the golfers for a fun-filled cookout at 6 p.m.

Hole sponsorship packages are available for \$200 per hole, or for \$500 you get a hole sponsorship plus golf and dinner for four. It's a great way to promote your business and help Percy Priest at the same time.

For more information about the event, contact Scott Hayduk at hayduk@us.ibm.com or go to percypriest.org/golf-brochure.



Be considerate of neighbors

All residents share the responsibility to avoid disturbing the peaceful quality of life in Forest Hills with noise pollution.

While a certain amount of noise is inevitable, please be considerate of your neighbors and control situations that disturb the peace.

● **Construction.** City regulations require that all building construction take place between 7 a.m. and 7 p.m., so that neighbors are not excessively disturbed by construction equipment. Make sure your contractors enforce the rule.

● **Yard work.** No one appreciates being awakened on the weekend by the sound of lawn mowers and gas-powered leaf blowers. Please schedule yard work for a time other than early morning.

● **Outdoor parties.** Let your neighbors know ahead of time. They are less likely to be offended if they know what to expect. Keep the crowd under control to avoid raucous noise.

● **Amplified music, radios, television sets, and other amplified sound.**

Set the volume to a level that does not disturb the neighborhood. As a rule of thumb, if your neighbors can hear it from their own house, turn it down.

● **Loud, unnecessary, and unusual noise:** If you suspect that any noise could be irritating to neighbors, it probably is.

City bridges to undergo inspection

A number of bridges in Forest Hills crossing Otter Creek and Richland Creek will be inspected and cleared in the spring, City engineer Brad Bivens reports.

Bridges along Kingsbury, Foxwood, General Forrest, and other locations will be examined for structural safety and need for repairs. "In some cases, tie bolts are backing out after years of wear," Bivens said, a condition that occurs naturally over time.

Along with making repairs, debris will be cleared away from the bridge gutters and underneath bridges. An exact schedule for conducting the inspections has not been set.



Ridgewood road repairs continue

After months of inspection and evaluation, repairs to stabilize the landslide on Ridgewood Drive caused by May 2010 flooding are underway.

The landslide created a void underneath the street, which began to crumble along the edges. Jarrett Builders has been implementing

the plan developed by engineers to remove the unstable material, fill the void, restore the hillside, and repair the street.

Engineers determined that excavation to a depth of 26 feet was necessary to get down to good clay. Gas lines will be relocated and pipes replaced as a result of the excavation.

FROM THE MINUTES

Kingsbury speed humps to be reworked

Repairs will begin soon on the speed humps on Kingsbury Drive, where a contractor added new asphalt on top of old bumps instead of replacing them. Asphalt plants will reopen soon after being closed for the winter, and the repairs will take place as soon as possible after that.

City looks at Safe Routes grant

Forest Hills is considering an application for the Safe Routes to School program, a federally funded grant program to increase levels of walking and bicycling to school. Commissioners have a study showing where students live and are considering extending the Otter Creek Road bikeway.

CNR Committee looks at easements to protect small parcels of City land

The Cultural and Natural Resources Committee has been charged by the Board of Commissioners to develop an easement program to protect small parcels of land within Forest Hills, using the program of the West Meade Conservancy as a model.

The committee will consult with the Land Trust for Tennessee to explore options for creating a protection program in the City, similar to the arrangement Land Trust has with West Meade Conservancy. It will identify locations within the City that would be suitable for small parcel easements.

An important aspect of the program is

developing a plan to educate Forest Hills property owners about the advantages of placing land under protection. See the story at right for an overview of Conservation Easements.

The committee will set up financial arrangements with Land Trust for Tennessee for legally protecting parcels and will obtain approval from the Board of Commissioners to sign a contract with Land Trust. As property owners decide to place Conservation Easements on their land, the committee will work with them in preparing and signing legal documents with the Land Trust.

New trees planted along Hillsboro Pike

The City of Forest Hills continues its celebration of the Nashville Cherry Blossom Festival by planting 200 cherry trees this year along Hillsboro Pike, including in front of the new City Hall.

The festival's mission is to plant a thousand cherry trees, one hundred trees per year for ten years, beginning in 2009. Forest Hills has a special connection to the cherry blossoms, a symbol of friendship between the U.S. and Japan: the official residence of the Japanese Consulate is located in the City.

This year marks one hundred years since the first planting of Japanese cherry trees in Washington, D.C. Its festival is now an international tourist destination.



The City has planted 200 cherry trees along Hillsboro Pike.

Piedmont plans pipeline through Forest Hills

Piedmont Natural Gas has announced plans to build a 13.5-mile pipeline through Forest Hills.

Commissioners have met with the City attorney to discuss options. The City has requested a plan from Piedmont officials.

The 20-inch pipe will stretch from I-24 and Old Hickory Blvd. west to Percy Warner Park. Some blasting could be required, but Piedmont claims the land would be restored.

The exact route has not been determined. The company is hoping to follow the existing Tennessee Valley Authority easement. "If we can follow the TVA easement, it would tend

to minimize the parcels we might touch," spokesperson David Trusty said.

Letters have gone out to affected homeowners requesting permission for a land survey and engineering study. Construction should start in 2013 and last about a year.

The company has had discussions with Tennessee Department of Environment and Conservation and Friends of Radnor Lake about the project, which could impinge upon the park. Radnor Lake representatives say they are waiting for more information.

Piedmont has set up a website with information at piedmontnashvillepipeline.com.

Conservation Easements

What is a Conservation Easement?

A Conservation Easement is a voluntary, legally binding contract between a landowner and a land trust organization, such as Land Trust for Tennessee. The property owner retains ownership and control of the land and agrees to permanently eliminate some of the future uses of the land. In accepting the easement, the land trust organization is obligated to enforce the provisions of the easement.

Who owns the property?

The property owner still owns the land and has control over how it is used, except for the specified restrictions. If the landowner sells it, the restrictions carry over to the new owner.

How does it benefit Forest Hills?

Conservation Easements can protect the natural resources of the land. It can prohibit future development, specify the protection of old growth trees, and bar high-impact uses of the land.

Who decides what property to protect?

Typically, the landowner and the land trust organization decide together how to structure the Conservation Easement to fulfill the property owner's desires while providing flexibility of usage to the owner.

What are the financial implications?

Conservation Easements do not diminish the value of property; in fact, in many cases the property value is enhanced because living near protected green spaces is often an incentive to home buyers. In addition, there may be estate-planning benefits, as setting up a Conservation Easement may reduce the taxes paid by heirs.

Commissioners pay tribute to former Mayor Evers

The Board of Commissioners adopted a resolution February 2 honoring former Mayor Charles Evers, who died at his home in Forest Hills on January 29. The resolution was read into the minutes of the Board of Commissioners meeting.

WHEREAS, Mayor Charles K. Evers, was a native Nashvillian, attended high school at St. John's Military Academy in Delafield, WI, graduated from Vanderbilt University in 1950, and was a member of Sigma Chi Fraternity; and

WHEREAS, he served our country honorably as an Air Force pilot after graduating from Class 54H in 1954 and the High Photo Recon Flight School; and

WHEREAS, Mayor Evers continued to fly with the USAF/Air National Guard of Tennessee, and later, became the Wing Commander for the 118th Airlift Wing, Tennessee Air National Guard at Berry Field; and

WHEREAS, Mayor Evers retired in 1986 at the rank of Major General, logging over 7000 hours as a pilot; and

WHEREAS, after completing his active duty service with the Air Force, Mayor Evers joined the Sunbeam Bakery Company, a local institution founded by his grandfather in 1889; and

WHEREAS, he served as the Chairman and President of the American Bread Company, and the Chairman of the Board of Quality Bakers of America Cooperative of Greenwich, Connecticut; and

WHEREAS, Mayor Evers was a resident of the City of Forest Hills for over 41 years; and

WHEREAS, the residents of the City of Forest Hills elected Mayor Evers to the Board of Commissioners in February 1989, and re-elected him in each subsequent election; and

WHEREAS, Mayor Evers was elected Vice Mayor of the City in September 1990 and Mayor of the City of Forest Hills in March 1995; and

WHEREAS, Mayor Evers continued serving as Mayor from 1995 until he retired in 2008; and

WHEREAS, Mayor Evers dedicated himself to preserving the residential atmosphere and character of the City; and

WHEREAS, Mayor Evers was a generous supporter of Friends of Radnor Lake, Friends of Warner Parks, Percy Priest Elementary School, the National Guard Association Pension Fund, First Presbyterian Church in Nashville, the Downtown Kiwanis Club, and numerous other civic and charitable organizations; and

WHEREAS, Mayor Evers touched the lives of so many members of Forest Hills and the Nashville community with his leadership and friendship.

NOW THEREFORE, this resolution is adopted to honor the memory of Mayor Charles K. Evers, who died peacefully at home on January 29, 2012. His dedication to the community will never be forgotten.



OBITUARY

[cityofforesthills.com/
charlesevers.html](http://cityofforesthills.com/charlesevers.html)

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