



R. Hunter Gee, AIA

Founding Partner, Principal

"To me connecting the dots means...

...connecting people and connecting ideas to leverage investments and add value to a project."

Success Stories



For over ten years I have worked with the developers of **The Gulch**, a \$400M mixed-use redevelopment project in Nashville. Overseeing the evolving plan, I have advised the client on maintaining the vision and the key principles for successful urban neighborhoods. Home to hip retail and restaurants and over 1000 residential units, The Gulch has proven there is a market for true urban living in Nashville. In 2008, I oversaw the preparation of The Gulch application for the USGBC's **LEED for Neighborhood Development (ND)** certification. Upon receiving certification, The Gulch was the first LEED ND certified project in the South and the 4th Silver Certified Neighborhood in the World.



Imagine a project with nearly 100 clients. The Tennessee Board of Regents, MTSU and eight fraternity committees were the "Clients" for whom I managed the planning and design of **MTSU's Greek Row**. Each house was unique, forming a dynamic streetscape of varying styles inspired by Antebellum mansions, rural farmhouses and gothic castles. Each façade presents itself honorably to the public, marking the eastern gateway into campus. However, hidden behind the homes is Party Row, lined with identical gatehouse structures which each fraternity decorates to reflect the culture of their organization.

I owe credit to the students at **Inglewood Elementary School** for the design of this award winning public school. As Project Manager, I facilitated a design workshop with 1st graders and asked them to draw what they wanted their new school to look like. A number of the children's playful concepts were incorporated into the design including Eddie's Tower. The school's glowing beacon of stained glass emulates Eddie's beautifully simple abstract crayon sketch. Published: Architectural Record - November 1999.

Background

- Licensed Architect - Tennessee
- National Council of Architectural Registration Boards Certificate Holder
- Founding Partner, Smith Gee Studio
- Looney Ricks Kiss Architects, 1998-2010
- Everton Oglesby Askew Architects, 1992-98
- DDJM Architects, Cracow, Poland, 1992
- University of Tennessee, Bachelor of Architecture 1992

Community Involvement

- Metro Planning Commission 2008-12 - Vice Chair 2010-11
- Nashville Civic Design Center - President of Board 2010-11
- Urban Land Institute - Executive Committee Nashville 2007-10
- ULI Inner City Council Member 2008 - 09
- Nashville Emerging Leader Award 2007
- Plan of Nashville Team Leader
- American Institute of Architects
- National AIA Regional/Urban Design Assistance Team Task Force 2004-06
- East Nashville R/UDAT Chair 1998
- SoBro Charrette 1997
- East Area Business Council Board





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Experience



Hunter formed Smith Gee Studio in 2010 and has years of experience in a wide variety of master planning, urban design and architectural projects across the country. Hunter has led several major urban infill projects, such as the \$400-million Gulch Redevelopment Master Plan in Nashville, the South's first LEED for Neighborhood (ND) certified project. He has been involved with numerous public-sector master planning projects in Texas, Florida, Louisiana, Kentucky and Tennessee and led the Downtown & Waterfront Master Plan for the City of Pensacola, FL. Hunter has led numerous large-scale, sustainable development projects including Lenox Village, Nashville's first Traditional Neighborhood Development, and South Village, a new Vermont village focusing on sustainable solutions and conservation.



For the last 17 years, Hunter has been involved with many of Nashville's successful urban revitalization projects for the City including the East Nashville Design Guidelines and Streetscape Plan, the Music Row & Hillsboro Village Master Plans and Urban Design Overlays, the East Nashville Civic Square, the Hope Gardens Master Plan, the 12 South Master Plan and Streetscape Plan, the downtown Subarea 9 Master Plan and the Franklin Street Corridor streetscape guidelines. He has also been engaged with numerous Nashville community groups, serving as Rediscover East!'s board president and a Team Leader for the Civic Design Center's Plan of Nashville.

Hunter has spoken at numerous conferences and seminars, including several presentations on Smart Growth, Sustainable Development, Transit Oriented Development and New Urbanism, a national roundtable discussion on Smart Growth in Washington, DC, and the "Designing with Density Workshop," in Raleigh, NC. In 2001, he was published in Urban Land Magazine with an article about Downtown Nashville's urban renaissance ("Reactivating Downtown," October 2001). In 2007, Hunter was a recipient of the Nashville Emerging Leader Award, presented by the Nashville Chamber of Commerce. Hunter is currently serving on the Metro Nashville Planning Commission and is President of the Nashville Civic Design Center Board.

Downtown and Neighborhood Master Planning



Whether working with a blighted streetscape or region in need of economic redevelopment, Hunter has actively sought to transform the built environment. With an approach cognizant of environmental and sustainability issues, he sensitively develops projects with a keen eye toward community building and preservation of open space.

Experience:

- Pensacola CRA Downtown & Waterfront Master Plan, Pensacola, FL*
- Alcoa West Plant Redevelopment Plan, Alcoa, TN*
- Cummins Station Master Plan, Nashville, TN (USGBC LEED ND Gold)*
- The Gulch Redevelopment Master Plan, Nashville, TN (USGBC LEED ND Silver)*
- East Nashville Civic Square, Nashville, TN*
- Circus Square District Master Plan, Bowling Green, KY*
- Bryan Downtown Master Plan and Streetscape Project, Bryan, TX*
- Main Street Streetscape Project, Nashville, TN*
- Dickerson Road Master Plan, Nashville, TN*
- Old Coppel Master Plan, Coppel, TX*
- Greenville Downtown Master Plan, Greenville, TX*
- Subarea 9 Master Plan for Downtown Nashville, Nashville, TN*
- 12 South Master Plan, Nashville, TN*
- The Gulch Redevelopment Master Plan, Nashville, TN*
- City Walk Mixed-use Development, Woodbury, MN*
- Southside Gardens Neighborhood Redevelopment, Chattanooga, TN*
- Lower St. Charles Neighborhood Plan, New Orleans, LA*

* Indicates individual experience prior to forming SGS





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Neighborhood Development



Hunter has been active in the Congress for New Urbanism, which has honed his sensitivity and skill in designing walkable, livable, and viable communities. His extensive experience with local authorities and planning commissions have enabled him to produce numerous successful projects across the country.

Experience:

- The Shoppes at Burkitt Place, Nashville, TN
- Rivers Pointe Estates, Boone County, KY
- Greenbriar, Nashville, TN
- The Gulch Redevelopment Master Plan, Nashville, TN*
- Indigo Traditional Neighborhood Development, Murfreesboro, TN*
- Maritime Traditional Neighborhood Development, Orange Beach, AL*
- Saratoga Springs Traditional Neighborhood Development, Clay County, FL*
- Lenox Village Traditional Neighborhood Development, Nashville, TN*
- Cherry Hill Village Traditional Neighborhood Development, Canton Township, MI*
- Gateway Village Master Plan, Franklin, TN*
- Preston Taylor Hope VI, Nashville, TN*
- Fort Wainwright/Greely Residential Communities Initiative, AK*
- West Point RCI Solicitation, NY*
- Fort Yuma/Huachuca RCI Solicitation, AZ*
- Fort Knox Residential Communities Initiative, KY*
- Fort Riley RCI Solicitation, KS*
- Fort Bliss RCI Solicitation, TX*
- Fort Rucker RCI Solicitation, AL*
- Fort Drum Residential Communities Initiative, Fort Drum, NY*
- Parris Island/ Laurel Bay Tri-Command MHPI, SC*
- Fort Belvoir RCI Solicitation, Fort Belvoir, VA*
- Fort Stewart/Hunter Army Airfield RCI Solicitation, GA*
- Fort Campbell Residential Communities Initiative, KY*
- Fort Bragg RCI Solicitation, NC*
- Bureson Mountain, Decatur, AL*
- Tennessee National Marina Village, London, TN*
- Whisper Valley, Austin, TX*
- The Townes of North River, Tuscaloosa, AL*
- Midlothian Town Center, Richmond, VA*
- South Village Conservation Development, South Burlington, VT*

* Indicates individual experience prior to forming SGS

Design Guidelines



Not only has Hunter been responsible for developing form-based design guidelines for streets and neighborhoods in Nashville, he has had the opportunity to serve on the enforcement end on design review boards with the Metropolitan Development and Housing Agency reviewing projects submitted for the East Bank Redevelopment District and the Five Points Redevelopment District.

Experience:

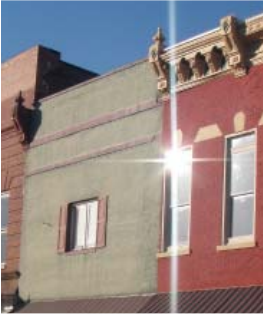
- The Towns of North River, Tuscaloosa AL*
- Gateway Village Design Guidelines, Franklin, TN*
- Music Row Plan and Design Guidelines, Nashville, TN*
- Hillsboro Village Design Guidelines, Nashville, TN*
- Franklin Street Corridor Design Guidelines, Nashville, TN*
- Hope Gardens Plan/Design Guidelines, Nashville, TN*
- East Bank Redevelopment District Design Guidelines, Nashville, TN*
- Five Points Redevelopment District Design Guidelines, Nashville, TN*

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Architecture



Experience:

- Gatewood Workforce Housing, Nashville, TN
- Ryman Lofts (artist lofts), Nashville, TN
- Cummins Station & Baggage Building Improvements, Nashville, TN
- Inglewood Elementary School, Nashville, TN*
- MTSU Greek Row Fraternity Houses, Murfreesboro, TN*
- Cracker Barrel Corporate Headquarters, Lebanon, TN*
- Bank of America Music Row, Nashville, TN*
- Vanderbilt Medical Center Departmental Rehabs, Nashville, TN*
- Vanderbilt University Tennis Center, Nashville, TN*
- Montgomery Bell State Park Inn and Conference Center, Dickson County, TN*
- Whitefish Medical Office Building, Whitefish, MT*

* Indicates individual experience prior to forming SGS

Speaking Engagements



- Leadership Middle Tennessee – Nashville, March 2010
- Brownfields 2009 Conference – New Orleans, November 2009
- USGBC Webinar Series – LEED for Neighborhood Development – Strategies for Urban Infill and Brownfield Redevelopment, July 2009 (available on-line)
- “Planning Green” 2009 TAPA Conference – Chattanooga, TN, September 2009
- Urban Design Forum - Nashville Civic Design Center, March 2009
- “Just Add Water” Conference – San Antonio, April 2009
- ULI Form Based Code Symposium – Cincinnati, October 2008
- Transit Oriented Development – AIA Tennessee, Lebanon, TN
- TAPA Conference – The Gulch, 2005
- Tennessee Farmland Legacy Conference – Rural Stewardship, October 2008
- TAPA Winter Retreat 2008 – Sustainable Development, March 2007
- Lake Havasu R/UDAT – Lake Havasu, AZ
- National Smart Growth Roundtable – Washington, DC
- Designing With Density Workshop – Raleigh, NC

Publications



www.smithgeestudio.com

- The Commissioner, Spring 2010 – The True Market for Smart Growth (Author)
- Urban Land magazine, October 2001 – Reactivating Downtown (Co-author)
- Architectural Record, November 1999 – Inglewood Elementary School: Education K-12 – Open Door Policies