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BROTHER MARTIN HIGH SCHOOL

FARLEY FIELD ATHLETIC COMPLEX



*RENDERING IS FOR ILLUSTRATIVE PURPOSES. REFER TO CONTRACT DOCUMENTS FOR DESIGN INTENT AND REQUIREMENTS

GMP / REGULATORY SUBMITTAL

ARCHITECT

Holly & Smith Architects, APAC

208 N. Cate Street
Hammond, LA 70401
985.345.5210

2302 Magazine Street
New Orleans, LA 70130
504.585.1315

100 E. Vermilion Street, Suite 406
Lafayette, LA 70501
337.279.2010

STRUCTURAL ENGINEER

Schrenk, Endom and Flanagan Consulting Engineers, LLC

4227 Beinville Ave.
New Orleans, LA 70119
504.482.7856

CIVIL ENGINEER

Schrenk, Endom and Flanagan Consulting Engineers, LLC

4227 Beinville Ave.
New Orleans, LA 70119
504.482.7856

MEP ENGINEER

Lucien T. Vivien Jr. and Associates, Inc.

3510 N. Causeway Blvd., Suite 612
Metairie, LA 70002
504.218.5409

OWNER

Brother Martin High School

4401 Elysian Fields Ave.
New Orleans, LA 70122
504.283.1561

HOLLY & SMITH ARCHITECTS

HAMMOND
T 985.345.5210
NEW ORLEANS
T 504.585.1315
LAFAYETTE
T 337.279.2010
www.hollyandsmith.com

BROTHER MARTIN HIGH SCHOOL
FARLEY FIELD ATHLETIC COMPLEX
4401 Elysian Fields Ave, New Orleans, LA

NO.	DESCRIPTION	DATE
1	ASI 02	07.02.26

PROJECT NO.	21075-F
PHASE	CD
DATE	04/30/2026
PROJECT MANAGER	KM
QUALITY CONTROL	AV

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TITLE SHEET

H/S

1" = 10'

1/2" = 5'

The graphic scale at the bottom left corner of this drawing must measure 1"x1" otherwise all listed scales are null and void.

CITY OF NEW ORLEANS PROPERTY VIEWER



 City of New Orleans Property Viewer
4300 MANDEVILLE ST, LA, 70122

PROPERTY INFORMATION		Use Code	
Building Number		Property Description	SQ 3081-A 320 X 364 SGLF/R 3/RM STORAGE ROOM
Unit Number		GeoPIN	4771908
Site Address	4300 MANDEVILLE ST, LA, 70122	Tax Bill ID	38W002001
First Owner Name	BROTHERS OF THE SACRED HEART INC.	Lot	
Second Owner Name		Square BLOCK	3081-A
Mailing Address	4401 ELYSIAN FIELDS AVE	PARID	4300-MANDEVILLEST
Mailing City	NEW ORLEANS	Parcel Area	167646
Mailing State	LA	(sq.Ft.)	
Mailing Zip 5	70122	Parcel	320x364
Mailing Zip +4	0000	(Ft.)	

Assessor Records and Sales/Transfer Information (<https://beacon.schneidercorp.com/Application.aspx?AppID=979&LayerID=97928&PageTypeID=4&PageID=8663&Q=386938444&KeyValue=4300-MANDEVILLEST>)

ZONING

Zoning District	S-RS
Zoning Description	Suburban Single-Family Residential District (http://czo.nola.gov/article-13/)
Uses	Permitted and Conditional Uses (http://czo.nola.gov/article-13#13-2)

FUTURE LAND USE

Future Land Use	RSF-POST
Future Land Use Description	Residential Single-Family Post-War (https://masterplan.nola.gov/volume-2/13/#2-13-c)

OVERLAYS AND INTERIM ZONING DISTRICTS

Overlay / IZD Description	HUC Historic Urban Corridor Use Restriction Overlay District
	Visit City Planning's site to view the regulations of this Overlay, http://iczo.nola.gov/article-18/#B-5
Overlay / IZD Description	EC Enhancement Corridor Design Overlay District
	Visit City Planning's site to view the regulations of this Overlay, http://iczo.nola.gov/article-18/#B-15
Overlay / IZD Description	Commercial Short Term Rental Interim Zoning District
	Visit City Planning's site to view the regulations of this Overlay, http://iczo.nola.gov/article-19/#19-4-A-20
Overlay / IZD Description	Non-Commercial Short Term Rental Special Exception Interim Zoning District
	Visit City Planning's site to view the regulations of this Overlay, https://iczo.nola.gov/article-19/#19-4-A-21
Overlay / IZD Description	Customary Lodging Services Staffing Interim Zoning District
	Visit City Planning's site to view the regulations of this Overlay, https://iczo.nola.gov/article-19/#19-4-A-22

Regulations in the overlay and interim zoning districts are combined with the base zoning district. In the event of overlapping districts, please contact the New Orleans One Stop Shop (<https://ola.gov/onestop>) for interpretation of the Overlays/Interim Zoning Districts.

VICINITY MAP



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PROJECT INFORMATION

PROJECT DESCRIPTION:
REDEVELOPMENT OF FARLEY FIELD INTO A NEW ATHLETIC COMPLEX WITH MULTI-SPORT FIELDS, ATHLETIC FACILITIES, AND ASSOCIATED SITE IMPROVEMENTS.

PROJECT ADDRESS: 4300 MANDEVILLE ST, LA, 70122

ZONING DISTRICT: S-RS (SUBURBAN SINGLE-FAMILY RESIDENTIAL DISTRICT)

FUTURE LAND USE: RSF-POST (RESIDENTIAL SINGLE-FAMILY POST-WAR)

OVERLAY DISTRICT: HISTORIC URBAN CORRIDOR & ENHANCEMENT CORRIDOR

FEMA FLOOD ZONE: X

EXISTING USE: P

PROPOSED USE: PLAYGROUND

PROJECT NARRATIVE

The proposed project consists of improvements to the existing Farley Field athletic facilities for Brother Martin High School. The project maintains the existing use of the property with enhancements of the existing facilities, including bullpens, bleachers, dugouts, concessions, restroom facilities, and field storage.

The project does not alter the overall campus layout, circulation, parking, or traffic operations. Existing student drop-off will remain along St. Aloysius Drive, and existing school bus drop-off will remain along Lombard Street. No additional parking, access points, or changes to campus circulation are proposed.

The improvements occur within two existing parcels. The parcel fronting Gentilly Boulevard will remain open athletic field space with improvements limited to conversion of the existing grass playing surface to synthetic turf. The proposed structures are located on the northern parcel along St. Aloysius Drive and Mandeville Street, approximately 170 feet from Gentilly Boulevard. No new structures or development are proposed along the Gentilly Boulevard frontage.

NEIGHBORHOOD MAP



DROP OFF & PICK UP PROCEDURE

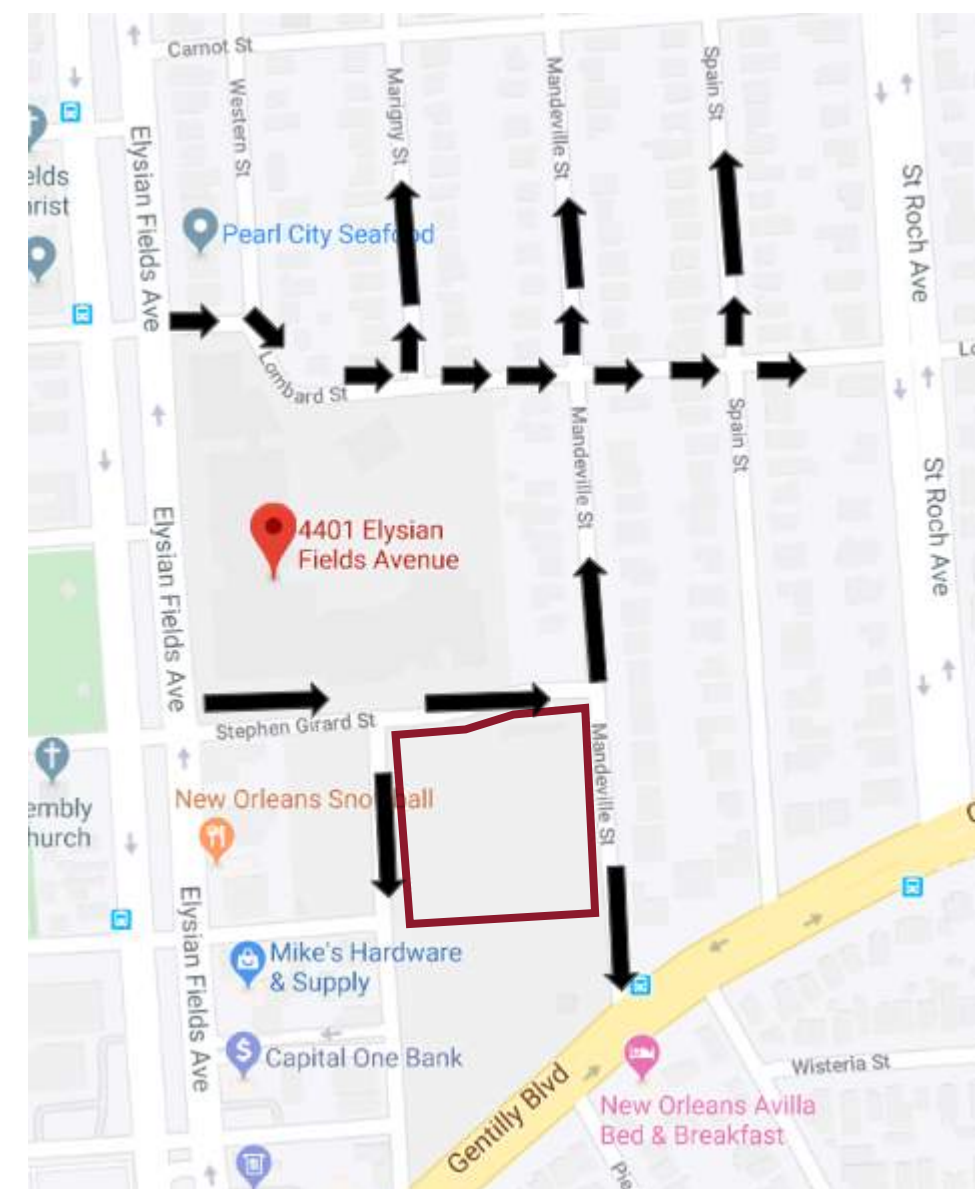
<https://www.brothermartin.com/drop-off-pick-up-procedure/>

7:30 a.m. - 8:00 a.m. and 3:00 p.m.- 3:30 p.m.

after 3:30 p.m.

- Consider not picking up your son exactly at dismissal time. If you are in no hurry, then consider picking up your son a little later to avoid traffic congestion.
- Do not double park on Elysian Fields Avenue.
- Students may not exit the building using the main entrance on Elysian Fields Avenue.
- Students are not allowed to be picked up on Elysian Fields Avenue.
- 8th and 9th grade designated drop off and pick up is near the Meyer Building & Chapel. Please be courteous to our neighbors, and do not block driveways or park on a neighbor's grass.
- 10th, 11th, and 12th grade designated drop off and pick up at the Conlin Gym Entrance.
- Consider designating a spot for pick up; have students walk to you if possible.
- Students must cross the street at the corners.

Traffic Flow Map



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[illegible]

PROJECT NO.	21075-F
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QUALITY CONTROL	AV

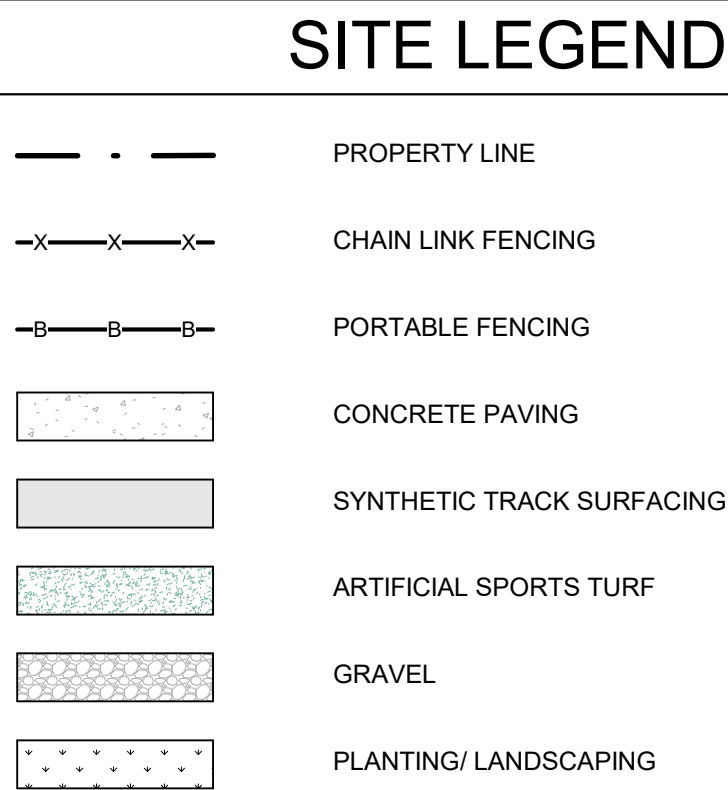
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GENERAL INFORMATION

S/H



KEYNOTE LEGEND

0221	EXISTING CONCRETE TO REMAIN.
0330	CAST-IN-PLACE CONCRETE
0342	CONCRETE STAIRS
0343	CONTROL JOINT
0533	DECORATIVE STEEL GATE, PTD.
0570	BOLLARDS
0591	30'-0" A.F.G. FOUL POLE WITH FLAG, PAINTED YELLOW
1001	ALUMINUM FLAGPOLES. PROVIDE ONE (1) 30'-0" CENTER POLE WITH INTEGRAL 360-DEGREE FULL-WRAP LED FLAGPOLE LIGHT, 60W, 120V, MOUNTED AT A MINIMUM HEIGHT OF 16'-0" AFF ON POLE, AND TWO (2) 25'-0" SIDE POLES, REFER TO DETAIL 19A106 FOR FOUNDATION REQUIREMENTS. PROVIDE PHOTOCELL CONTROL AND 120V CIRCUIT TO FLAGPOLE LIGHTING FROM NEAREST ELECTRICAL PANEL.
1191	SUPPORT COLUMN FOR BALL PROTECTION NETTING SYSTEM.
2650	LIGHT MAST. FOUNDATION BY MANUFACTURER
3201	SPORTS EQUIPMENT
3207	CROSSWALK
3215	UNIT PAVERS
3216	SYNTHETIC TRUCK SURFACING
3217	ARTIFICIAL SPORTS TURF
3218	NEW ADA RAMP PER DPW STANDARDS
3222	VINYL-COATED CHAIN LINK VEHICULAR SWING GATE "B" (HEIGHT TO MATCH FENCE)
3223	VINYL-COATED CHAIN LINK PEDESTRIAN SLIDING GATE "A" (HEIGHT TO MATCH FENCE)
3226	20'-0" HIGH VINYL-COATED CHAIN-LINK FENCE WITH POSTS @ 6'-0" O.C.; PROVIDE (1) 30'-0" A.F.G. POLE CENTERED ON FOUL LINE
3229	8'-0" HIGH VINYL-COATED CHAIN-LINK FENCE

KEYNOTE LEGEND	
3231	6'-0" HIGH VINYL-COATED CHAIN-LINK FENCE
3240	DECORATIVE MASONRY AND METAL FENCING
3284	SAND PIT
3285	GRAVEL

- ## GENERAL NOTES
1. LOCATE GRAND STADIUM FROM PROPERTY LINES AS INDICATED. USE THE GRAND STADIUM FIELD-SIDE FOR ALIGNMENT OF ALL OTHER BUILDINGS.
 2. SIDEWALKS NOT SHOWN FOR CLARITY; REFER TO CIVIL DRAWINGS.
 3. REFERENCE CIVIL DRAWINGS FOR ADDITIONAL INFORMATION.

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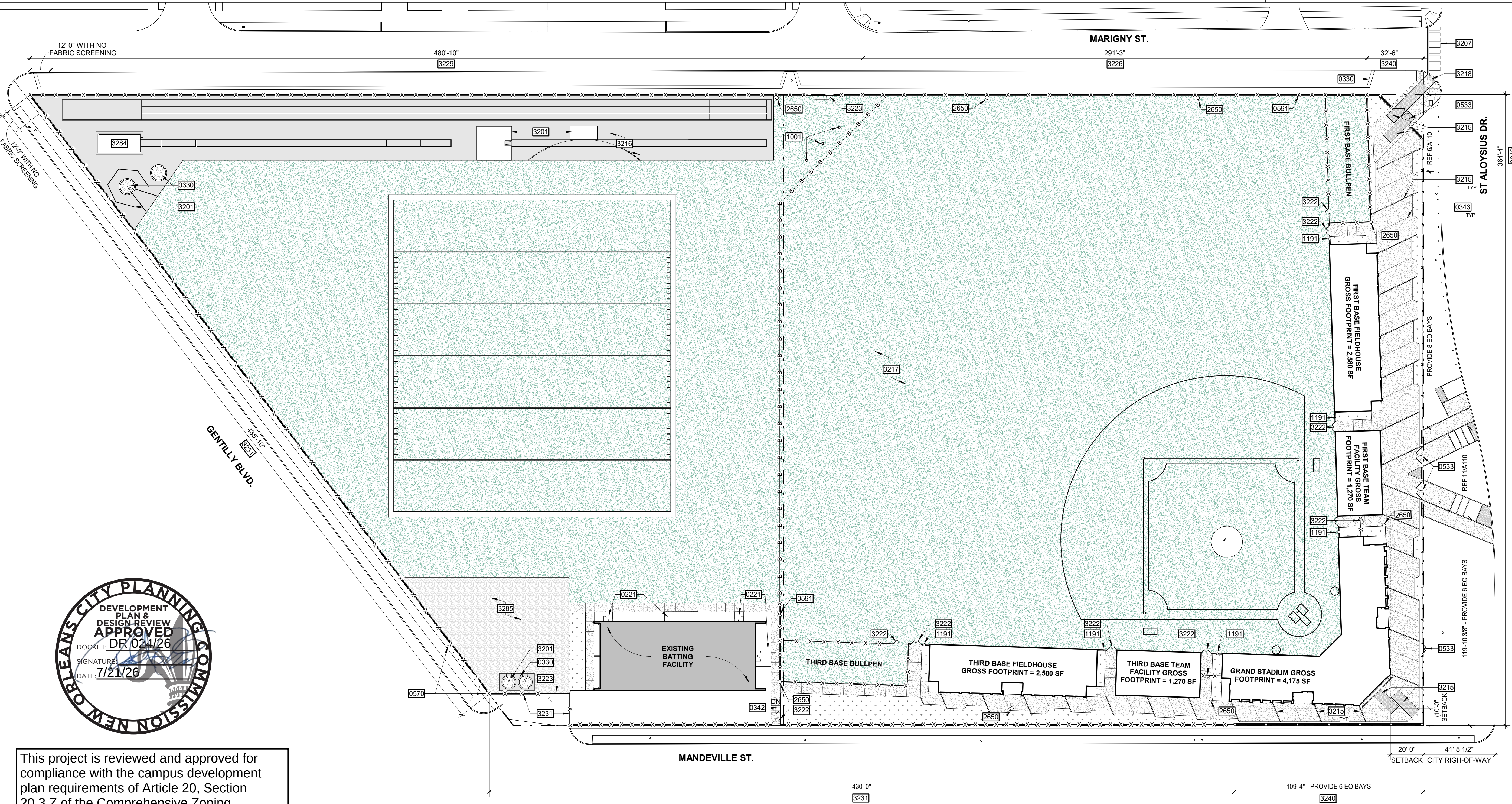
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SITE

S/H



This project is reviewed and approved for compliance with the campus development plan requirements of Article 20, Section 20.3.Z of the Comprehensive Zoning Ordinance.

16 SITE PLAN - REFERENCE

1" = 30'-0"

0 30' 60'

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Date _____	Received by _____
Tracking Number _____	

DEVELOPMENT PLAN AND DESIGN REVIEW APPLICATION

Please submit complete applications via email to CPCinfo@nola.gov. Applicants without the ability to submit via email should contact (504) 658-7300 to make alternative arrangements. Incomplete applications will not be accepted and will be returned to the applicant. Review time depends on the complexity of the project and can take up to 90 days.

Type of application: ☒ Design Review

☐ Interim Zoning Districts Appeal

☐ Moratorium Appeal

Property Location _____

APPLICANT INFORMATION

Applicant Identity: ☐ Property Owner ☒ Agent

Applicant Name _____

Applicant Address _____

City _____ State _____ Zip _____

Applicant Contact Number _____ Email _____

PROPERTY OWNER INFORMATION

SAME AS ABOVE

Property Owner Name _____

Property Owner Address _____

City _____ State _____ Zip _____

Property Owner Contact Number _____ Email _____

PROJECT DESCRIPTION

Redevelopment of Farley Field Athletic Complex with multi-sport turf fields, athletic facilities, and associated site improvements. The facilities include:

- Two fieldhouses, each with bleacher seating above.
- Two locker rooms with dugouts at the front.
- One stadium with bleacher seating, a press box, and concessions.

REASON FOR REVIEW (REQUIRED FOR DESIGN REVIEW)

Design Overlay District Review

- ☐ Character Preservation Corridor
- ☐ Riverfront Design Overlay
- ☒ Enhancement Corridor
- ☐ University Area Design Overlay
- ☐ Corridor Transformation
- ☐ Greenway Corridor
- ☐ Others as required

Non-Design Overlay District Review

- ☐ Development over 40,000 sf
- ☐ Public Market
- ☐ CBD FAR Bonus
- ☐ Wireless Antenna/Tower
- ☐ Educational Facility

- ☐ Changes to Approved Plans
- ☐ DAC Review of Public Projects
- ☐ Others as Required

ADDITIONAL INFORMATION

Current Use _____ Proposed Use _____

Square Number _____ Lot Number _____ Permeable Open Space (sf) _____

New Development? Yes ☐ No ☐ Addition? Yes ☐ No ☒ Tenant Width _____

Existing Structure(s)? Yes ☒ No ☐ Renovations? Yes ☐ No ☒ Building Width _____

Change in Use? Yes ☐ No ☒ Existing Signs? Yes ☐ No ☒ Lot Width (sf) _____

New Sign(s)? Yes ☐ No ☒ Lot Area (sf) _____ Building Area (sf) _____



Date _____	Received by _____
Tracking Number _____	

DEVELOPMENT PLAN AND DESIGN REVIEW APPLICATION

REQUIRED ATTACHMENTS (One digital copy)

1. SITE PLAN

North arrow, scale, and date of plan
Location, dimensions, and area of permeable open space
Name, address of the professional who prepared the plan
Legend of symbols, patterns, and abbreviations used
The entire lot(s), including area and property lines dimensioned (including gross area of the site)
Curb cuts, interior streets, driveways, and parking and loading areas with dimensions and total area (sf)
Location and dimensions of buildings and structures, including total floor area and distance from property lines
Location of adjacent buildings
Location of refuse storage locations
Proposed right-of-way improvements including sidewalks and plantings, and pedestrian walkways
Fence location, height, and materials

2. FLOOR PLAN

Indicating the dimensions and square footage of proposed development
Room use
Location of all walls, doors, and windows
Location of all plumbing fixtures
Location of major appliances/mechanical equipment
Stairway location
Firewall location (if applicable)

3. ARCHITECTURAL ELEVATIONS

Architectural elevations of each side of the proposed structure drawn to scale indicating height, ground floor ceiling, ground floor transparency, architectural elements, materials, colors, and textures proposed for any structures.

4. LIGHTING PLAN

Location of all exterior lighting, including those mounted on poles and walls
Types, style, height, and the number of fixtures
Manufacturer's illustrations and specifications of fixtures

5. SIGNAGE PLAN

Proposed Signage with overall height, width, and materials
Building Elevation (including building width and height)
Site plan showing the location of all proposed detached sign(s) along with setback dimensions.

6. LANDSCAPE PLAN

Name and address of professional who prepared the plan.
Landscape plans shall be prepared by a registered landscape architect licensed by the Louisiana Horticulture Commission
All landscape plans shall meet the minimum requirements of site plans
Legend defining all symbols, patterns, and abbreviations used
Location, quantity, size, name, and condition (both botanical and common) of all existing and proposed plant materials and trees.
Description of all tree preservation measures on-site and in the public right-of-way
Width, depth, and area of landscaped area(s)
Proposed right-of-way improvements and pedestrian walkways

Planting proposed in the right-of-way must have Parks and Parkways approval

7. PHOTOS

Photographs of the subject site and/or building

8. NARRATIVE

Narrative addressing compliance with applicable Comprehensive Zoning Ordinance requirements and design goals

9. COLOR ELEVATIONS/RENDERING (DAC ONLY)

Color elevations and/or renderings are required for projects that trigger review by the Design Advisory Committee

10. SUPPLEMENT 'A' (UNIVERSITY AREA DESIGN OVERLAY)

Additional submittal requirements for the University Area Design Overlay

FEES

Design Review	\$225
CBD Demolitions	\$500
Moratorium Appeals	\$1,000