



Building/Construction  
Related Permit



Date \_\_\_\_\_ Received by \_\_\_\_\_  
Tracking Number \_\_\_\_\_

## SUBDIVISION REQUEST APPLICATION

### THE SUBDIVISION PROCESS

**Covid-19 Submittal Protocol: Please submit complete applications via email to CPCinfo@nola.gov. Applicants without the ability to submit via email should contact (504) 658-7100 to make alternative arrangements. Incomplete applications will not be accepted and will be returned to the applicant.**

Complete applications include the following.

1. THE COMPLETED ATTACHED APPLICATION FORM:

Application form requires original signatures from all property owners (as they appear on the title to the properties) of the existing lots of record.

If the property is owned by a corporation, a resolution authorizing the subdivision or authorizing an individual to request such approval shall be submitted. If the property is owned by a partnership, a copy of the Articles of Partnership shall be submitted, indicating who is authorized to make such a request on the behalf of the partnership. Proper ownership verification information is also required for partnerships and successions.

2. REQUIRED ATTACHMENTS (listed on page 4 of this package)

3. REQUIRED FEES (listed on page 4 of this package)

### ADMINISTRATIVE REVIEW PROCESS

Upon determination that an application is complete, the CPC staff will review the plan for compliance with Subdivision Regulations and the Comprehensive Zoning Ordinance.

The plan will be distributed to governmental agencies for review and comment regarding compliance with departmental regulations. Reviewing agencies include Sewerage and Water Board, Departments of Public Works, Entergy, Health, Safety and Permits, Real Estate and Records. Other reviewing agencies may be required based on a property location in a local historic district or in proximity to rivers, wetlands, and other natural resources. It may be necessary for the applicant to make revisions to the resubdivision plan in response to comments made by the above agencies prior to final approval.

### PUBLIC HEARING REQUIREMENTS

Any subdivision creating 6 or more lots or the creating/revoking a street is considered to be a "major subdivision." Major subdivisions require a public hearing before the City Planning Commission.

Subdivisions which created 5 or fewer lots and which do not involve the dedication or revocation of a street are considered to be "minor subdivisions." Minor subdivisions which are fully compliant with the Subdivision Regulations and Comprehensive Zoning Ordinance may be eligible for approval without a public hearing. Subdivisions which are not clearly compliant with the Subdivision Regulations or Comprehensive Zoning Ordinance may require a public hearing.

### PLANNING ADVISORY COMMITTEE REVIEW

Major subdivisions must be reviewed by the Planning Advisory Committee (PAC) which is made up of representatives from various City departments. This committee will review the subdivision request and make suggestions/recommendations to the developer and to the CPC. Minor subdivisions are not reviewed by the Planning Advisory Committee.

### CITY PLANNING COMMISSION MEETINGS

The City Planning Commission meets on the 2nd and 4th Tuesday of each month (except November and December, where the Commission meets only on the 2nd Tuesday). When a public hearing before the City Planning Commission is required, the public hearing will occur within 60 days of the date the application is submitted in complete form.

Once the Commission has granted Tentative Approval to a resubdivision request, the applicant is responsible for completion of all conditions and provisos as set forth by the Commission and the Subdivision Regulations before the request can be granted Final Approval. (Please refer to page 4&5 of this packet for Final Approval Requirements)

**Once the Commission has granted Tentative Approval to a resubdivision request, the applicant is responsible for completion of all conditions and provisos as set forth by the Commission before the request can be considered for Final Approval. (Please refer to page 4&5 of this packet for Final Approval Requirements.)**



Building/Construction  
Related Permit



Date _____	Received by _____
Tracking Number _____	

## SUBDIVISION REQUEST APPLICATION

**Covid-19 Submittal Protocol: Please submit complete applications via email to CPCinfo@nola.gov. Applicants without the ability to submit via email should contact (504) 658-7100 to make alternative arrangements. Incomplete applications will not be accepted and will be returned to the applicant.**

Type of Subdivision:  Minor Subdivision creation of 5 lots max.)  Major Subdivision (creation of more than 5 lots or dedication/revocation of streets)

The property owners would like to request a re-subdivision of:

Existing Lots RP-5A/085; 6A/6B/084 & Melpomene St R.O.W.

Municipal Address 28726 Melpomene St, LA, 70130; 28727 Tchoupitoulas St, LA, 70130

Tax Bill Numbers (s) 101102919 & 101102920

Into Proposed Lots RP-5A-1, RP-6A-1

Square Number RP-6X & RP-5X; Melpomene St R.O.W. Municipal District 1

As per survey by Duplantis Design Group, PC Date of Survey 07/27/2023

### APPLICANT INFORMATION

Applicant Identity:  Property Owner  Agent

Applicant Name New Orleans Ernest N. Morial Convention Center

Applicant Address 900 Convention Center Blvd.

City New Orleans State Louisiana Zip 70130

Applicant Contact Number 504.582.3058 Email dphelps@mccno.com

### REQUEST (REASON FOR REQUEST AND PROPOSED DEVELOPMENT, IF APPLICABLE)

This request is for development of the proposed outdoor amusement facility, Top Golf. The resubdivision will allow for the Melpomene St. Right of way to be redirected north of the outfield of this proposed facility.

LAND USE: Residential (number of dwelling units), Commercial or Industrial (type of Commercial or Industrial land use), briefly describe:

Current Land Use: MU-2 High Intensity Mixed-Use District - Vacant / Parking Lot (Accessory Use)

Proposed Land Use: SCC (South of Conv. Center Neighborhood) Overlay Dist. - Amusement Facility, Outdoor

### PROPERTY OWNERS NAMES (Please print names as they appear on the title. Electronic Signatures will not be accepted.)

Property Owner Name New Orleans Ernest N. Morial Convention Center

Property Owner Address 900 Convention Center Blvd.

City New Orleans State Louisiana Zip 70130

Property Owner Contact Number 504.582.3058 Email phelps@mccno.com

Note: If ownership is joint, each owner must be listed. If ownership is a partnership, the Partnership Agreement must be included. If ownership is a corporation, Articles of Incorporation and a Board Resolution authorizing an individual or agent to sign on behalf or if ownership is a LLC, Articles of Organization and legal documentation authorizing an individual or agent to sign on its behalf must be included. If necessary, submit proof of ownership documents, such as copies of the recorded act of sale, act of exchange, act of donation, cash sale or deed.



Building/Construction  
Related Permit



Received by	_____
Sign Provided <input type="radio"/>	Date _____
Tracking Number	_____

## SUBDIVISION REQUEST APPLICATION

### ACKNOWLEDGMENTS

I (we) hereby affirm that ownership and property information presented on this application is current and accurate and, further, that the undersigned meet the requirements of Article 4 of the Comprehensive Zoning Ordinance to submit this application. I (we) acknowledge that inaccurate or incomplete ownership, improper authorization, or property identification will make this application and resulting actions null and void. I (we) the undersigned owner and authorized agent of the area of land described above, hereby submit for your approval the above stated request.

DocuSigned by:  
  
 02657454430646A...  
 Owner Signature

August 2, 2023  
 Date

Agent Signature \_\_\_\_\_

Date \_\_\_\_\_

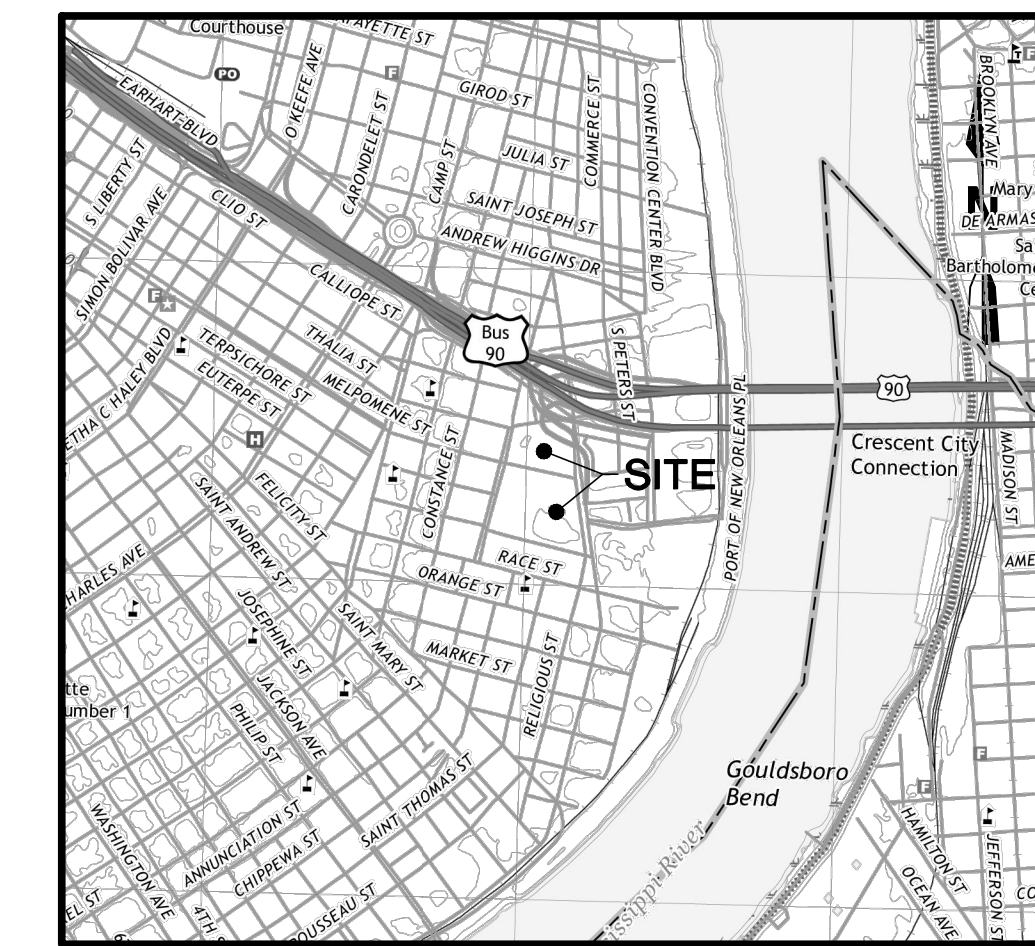
If ownership is joint, each owner must be listed. If ownership is a partnership, the Partnership Agreement must be included. If ownership is a corporation, Articles of Incorporation (full document filed with the Secretary of State) and a Board Resoltion authorizing an individual or agent to sign on its behalf must be included. If ownership is a LLC, Articles of Organization (full document filed with the Secretary of State) and legal documentation authorizing an individual or agent to sign on its behalf must be included. If necessary, submit proof of ownership documents, such as copies of the recorded act of sale, act of exchange, act of donation, cash sale or deed.



# FINAL RESUBDIVISION

OF PARCEL RP-6A AND A PORTION OF PARCEL RP-6B OF SQUARE RP-6X INTO PARCEL RP-6A-1, AND PARCEL RP-5A OF SQUARE RP-5X, A PORTION OF RP-6B OF SQUARE RP-6X, AND A PORTION OF THE REVOKED RIGHT OF WAY FOR MELPOMENE STREET INTO PARCEL RP-5A-1 (ERNEST N. MORIAL CONVENTION CENTER PROPERTIES)

FIRST MUNICIPAL DISTRICT  
CITY OF NEW ORLEANS  
ORLEANS PARISH, LOUISIANA



VICINITY MAP  
NOT TO SCALE

BEARING NOTE:  
MEASURED BEARINGS BASED ON GRID NORTH, LOUISIANA STATE PLANE SOUTH ZONE (1702) NAD 83 AS DERIVED FROM THE LSU CAG RTK NETWORK (2023.48)

### CURRENT DESCRIPTION PER CITY OF NEW ORLEANS PROPERTY VIEWER:

SO 403, LOT A SOUTH CLAIBORNE & FOURTH 35X58; LOT B SOUTH CLAIBORNE 29X58; LOTS C & D SOUTH CLAIBORNE 31X88 EACH; LOT C FOURTH 29X64; 18890.

SO RP-6X LOT RP-6A & RP-6B WAS PT OF SO RP-6X LOT RP-6A & 6B WHICH DOES NOT INCLUDE A PART OF MELPOMENE BETWEEN ANNUNCIATION & TCHOUPTOULAS RESUBDIVED 8/27/1999 SALW 101113302 10110022 4 101101007 101101001 101101101 10110102920 101113801\* 101113901 101101010 101101010 04 101101006 101101003

SO RP-5X LOT RP-5A FKA PT RP-5 & RP-6 PT TERPSICHOSE SO RP-5X LOT RP-5A RESUBDIVED 8/28/99 SLAW 101102912 101113302 101100201 101100224\* 101101007 101101001 10110110 11 101113801 101113901 10110 1010 101101004 101101006 101101003

### REFERENCES:

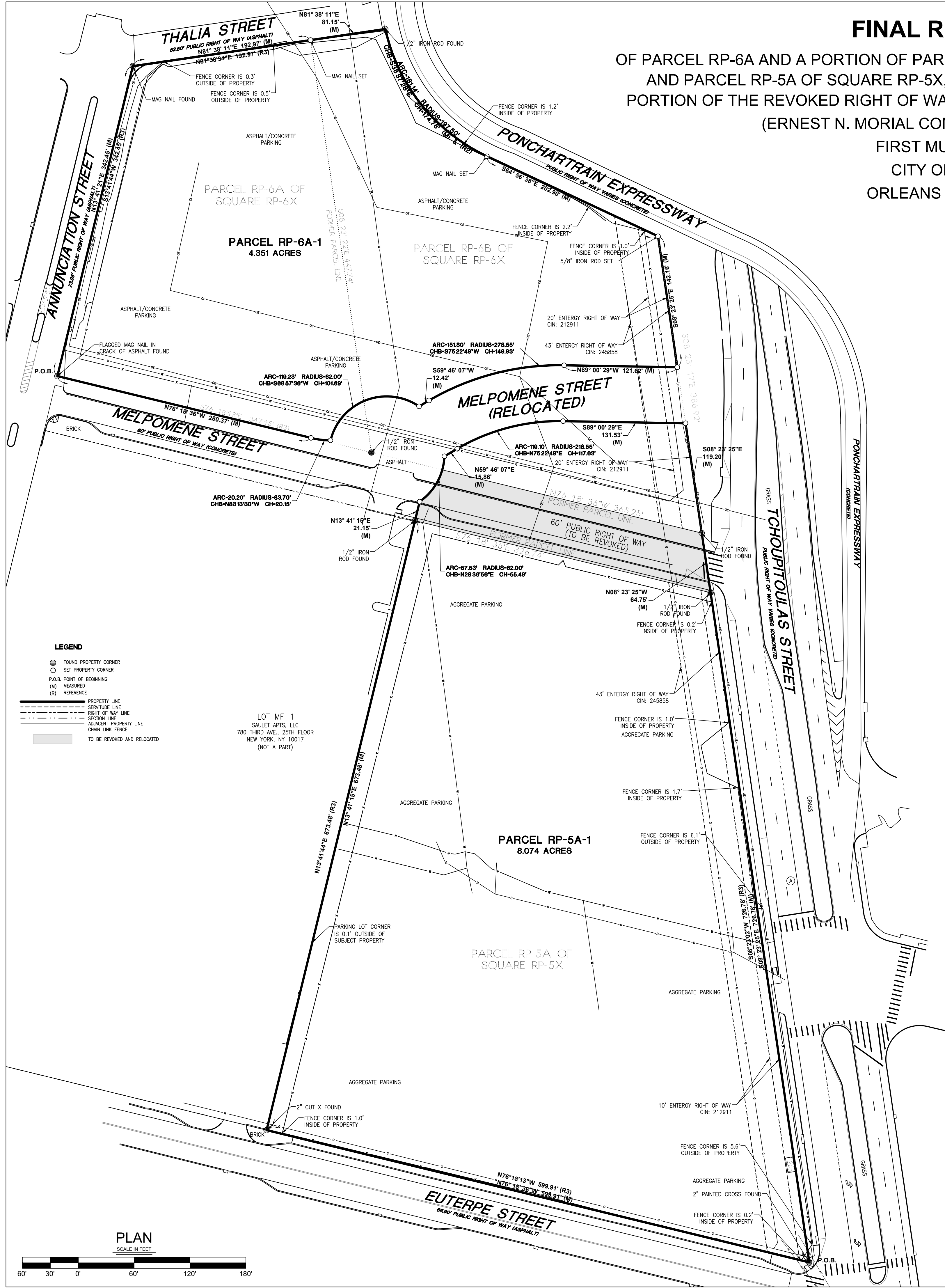
1. A TOPOGRAPHIC SURVEY OF ERNEST N. MORIAL CONVENTION CENTER PROPERTIES SQ. 20-B, 40, 41, RP-2, RP-3, RP-5X & RP-6X, CITY OF NEW ORLEANS, PARISH OF ORLEANS, LOUISIANA, BY BFM CORPORATION, LLC, DATED NOVEMBER 8, 2022.
2. PRELIMINARY ALTA SURVEY OF ERNEST N. MORIAL CONVENTION CENTER PROPERTIES, SQ. 20-B, 40, 41, RP-1, RP-2, RP-3, RP-5X & RP-6X, NEW ORLEANS, LOUISIANA, ORLEANS PARISH, BY UNFIELD, HUNTER & JUNIS, INC., DATED NOVEMBER 14, 2022.
3. PROPOSED PROPERTY EXCHANGE FOR NEW ORLEANS 2000 PARTNERSHIP PROPERTIES, FIRST DISTRICT, ORLEANS PARISH, LA, BY JOHN J. AVERY & ASSOCIATES, INC., DATED MAY 24, 1999, FILED FOR RECORD IN INSTRUMENT #186156.
4. RESUBDIVISION OF NO 2000 PARTNERSHIP AND ENAMORCHA PROPERTIES, FIRST DISTRICT, NEW ORLEANS, LA, BY JOHN J. AVERY & ASSOCIATES, INC., DATED SEPTEMBER 2, 1997, LAST REVISED AUGUST 31, 1998, FILED FOR RECORD IN INSTRUMENT #174421.

### UTILITY LOCATIONS:

THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM LA ONE CALL TICKET AND VISIBLE UTILITY FEATURES. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES, EXCEPT FOR ABOVE GROUND VISIBLE UTILITY FEATURES, NO EXCAVATIONS WERE MADE DURING THE PROCESS OF THIS SURVEY TO LOCATE BURIED UTILITIES/STRUCTURES.

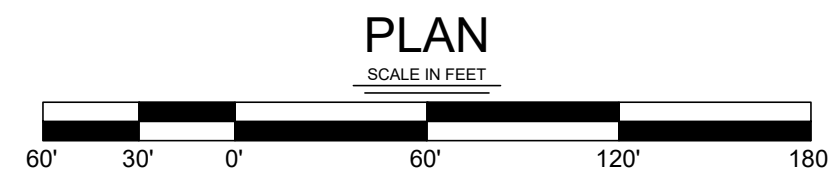
UTILITY COMPANIES NOTIFIED VIA LOUISIANA ONE CALL TICKET #230423434 & #230423435:

- COX001 - COX COMMUNICATION
- ENOG01 - ENTERGY NEW ORLEANS (GAS)
- MCI01 - MCI COMMUNICATIONS
- EA01 - ENTERGY LOUISIANA, LLC
- LA01 - AT&T DISTRIBUTION
- UNIT01 - UNIFI FIBER

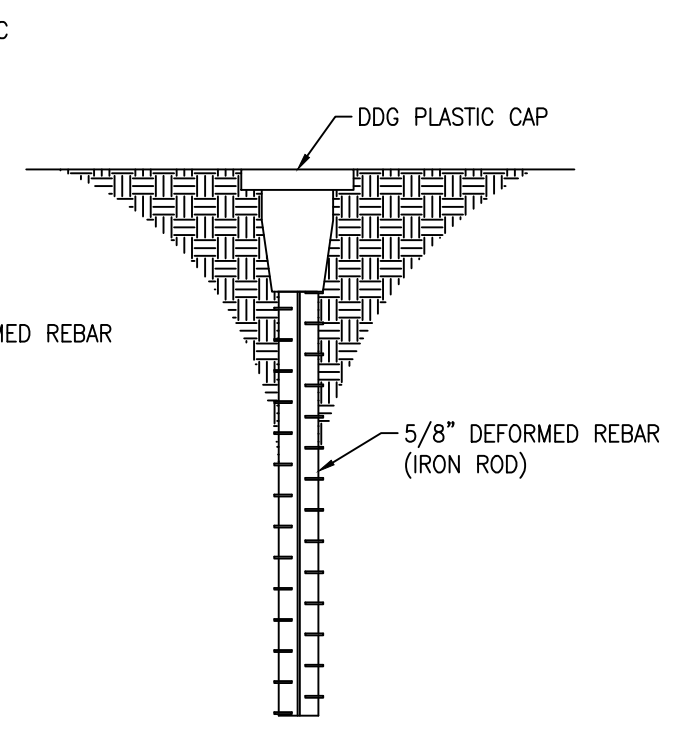
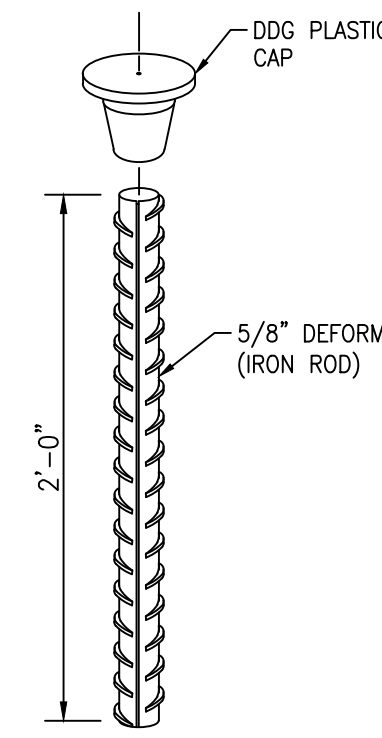
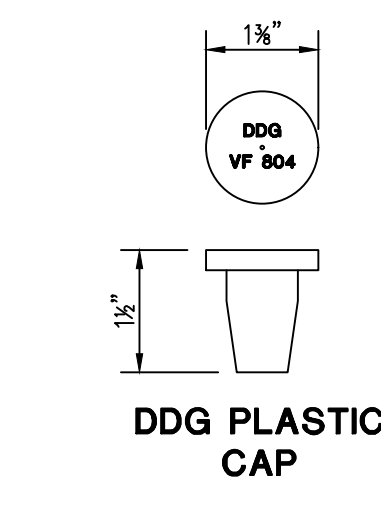


- LEGEND**
- FOUND PROPERTY CORNER
  - SET PROPERTY CORNER
  - P.O.B. POINT OF BEGINNING
  - (M) MEASURED
  - (R) REFERENCE
  - PROPERTY LINE
  - - - - - SERVICE LINE
  - - - - - RIGHT OF WAY LINE
  - - - - - SECTION LINE
  - - - - - ADJACENT PROPERTY LINE
  - - - - - CHAIN LINK FENCE
  - ▭ TO BE REVOKED AND RELOCATED

LOT MF-1  
SAULET APTS, LLC  
780 THIRD AVE., 25TH FLOOR  
NEW YORK, NY 10017  
(NOT A PART)



CORPORATE LICENSE NUMBER:  
CONTROL POINT  
LOUISIANA ORANGE CAP - CONTROL POINT  
MISSISSIPPI BLUE CAP - VF 804  
ALABAMA RED CAP - COA 31541  
TEXAS PINK CAP - COA 1194  
PURPLE CAP - 101946314



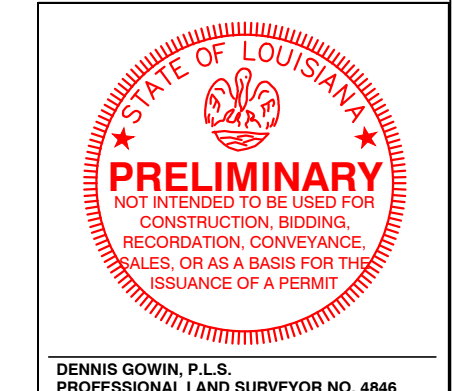
THE SERVITUDES AND RESTRICTIONS SHOWN HEREON ARE LIMITED TO THOSE SET FORTH IN THE INFORMATION PROVIDED TO US. THERE IS NO REPRESENTATION MADE BY THIS SURVEYOR THAT ALL APPLICABLE SERVITUDES AND RESTRICTIONS ARE SHOWN. TITLE WAS NOT RESEARCHED IN PREPARATION OF THIS SURVEY.

I CERTIFY THAT THIS PLAT REPRESENTS AN ACTUAL GROUND SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION, AND IT DOES CONFORM TO THE REQUIREMENTS OF LA R.S. 33.5051 AND THE CURRENT LOUISIANA STANDARDS OF PRACTICE FOR BOUNDARY SURVEYS FOR A CLASS "B" SURVEY.

DATE OF PLAT: 07/27/2023

PRELIMINARY - NOT TO BE USED FOR CONSTRUCTION, BIDDING, RECORDATION, CONVEYANCE, SALES, OR AS THE BASIS FOR THE ISSUANCE OF A PERMIT.

DENNIS L. GOWIN, PLS  
LA REG. 4846  
DGOWIN@DDGPC.COM



**FINAL RESUBDIVISION**  
NEW ORLEANS, LOUISIANA  
ORLEANS PARISH / CITY OF NEW ORLEANS  
ARCO MURRAY DESIGN BUILD



PROJECT NO. 22-1991  
22-1991\_RESUB\_07262023.DWG  
07/26/2023

CHECKED BY \_\_\_\_\_ DLG  
DRAWN BY \_\_\_\_\_ RPB  
SHEET NAME

1-1