

FW: Emailing: Permit 25-28647-DEMO (DEMO-RSFD) Documents

From Clerk of Council <clerkofcouncil@nola.gov>

Date Thu 2/26/2026 8:33 AM

To Cecil C. Hartzog <cchartzog@nola.gov>; Naomi R. Mark <nrmark@nola.gov>; Denise M. Russ <dmruss@nola.gov>; Denise Mills <dmills@nola.gov>

 1 attachment (39 MB)

Permit 25-28647-DEMO (DEMO-RSFD) Documents.zip;

-----Original Message-----

From: Cynthia Davis <ccross@nola.gov>

Sent: Wednesday, February 25, 2026 2:16 PM

To: Clerk of Council <clerkofcouncil@nola.gov>

Cc: Adam J. Swensek <adam.swensek@nola.gov>; Anita B. Curran <abcurran@nola.gov>; Hannah E Rowe <Hannah.Rowe@nola.gov>; Denise M. Russ <dmruss@nola.gov>; Aisha R. Collier <arcollier@nola.gov>; Permit Info <permitinfo@nola.gov>

Subject: Emailing: Permit 25-28647-DEMO (DEMO-RSFD) Documents

The Department of Safety and Permits has received all the required documents which are submitted in the attached zip file. Therefore, I'm requesting that this property be placed on the next available City Council agenda. Also, email me a copy of the City Council Electronic Signed Motion

Your message is ready to be sent with the following file or link attachments:

Permit 25-28647-DEMO (DEMO-RSFD) Documents

Note: To protect against computer viruses, e-mail programs may prevent sending or receiving certain types of file attachments. Check your e-mail security settings to determine how attachments are handled.



Date _____
 Tracking Number _____

BUILDING PERMIT APPLICATION

MASTER APPLICATION

Property Address: 1411 Elysian Fields Ave Apt./Ste. Number: _____
 Type of Building: Residential (Single Family) Residential (Two Family) Residential (Half of Party Wall Double) Residential (Accessory Use)
 Commercial (Multi-Family) Commercial (Business Use) Commercial (Mixed Use) Commercial (Accessory Use)

APPLICANT INFORMATION

Applicant Identity: Owner Lessee Contractor Architect Engineer
 Mark all that apply Other
 Name Empire Construction And Restoration
 Address 1210 Veterans Blvd, STE 2 City Kenner State LA Zip 70062
 Phone 504-376-5654 Email ben@ecrnola.com

SCOPE OF WORK/PROPOSAL

Description of proposed work (Please include thorough details or provide attachments.)
 See attached.

Will the exterior of the building be altered in any way? Yes No Will a driveway be installed? Yes No
 Was this structure built before 1978? Yes No Will any portion of the sidewalk be repaired? Yes No
 If yes, Supp G "Lead Based Paint Removal Form" is required.
 Is the impervious surface area on the site where work will be performed > 5,000 sq ft? Yes No If yes, Supp L "Sidewalk Repair Form" is required.
 Is the total area of the site where you will be working > 1 acre? Yes No Will a dumpster be placed in the street? Yes No
 Will this project have a total square footage of more the 40,000sf? Yes No If yes, Supp J "Dumpster/Construction Zone Form" is required.
 Will any electrical work be done under this scope of work? Yes No
 Will any A/C or gas line work be done under this scope of work? Yes No
 Will signage be affected (altered, added, changed)? Yes No
 If yes, Supplement H "Sign Permit Application" is required.
 Is this application for a Federal Housing Unit? Yes No
 Estimate cost/value of proposed work \$ \$10,500 *Attach quote, contract, or other documentation of estimate.
 Area of existing structure 882 ft² Area affected 882 ft² New Area added _____ ft² Number of Floors 1
 Foundation Type: Slab Pier Sprinklers: Yes No Building Condition: Good Average N/A
 Existing Use Single family home Proposed Use Single family home

BUILDING INFORMATION

- ICC Construction Type:
 Not Applicable
 Site Built
 Modular
 Manufactured

	Number of Existing Meters	Number of New Meters
Electrical Meters		
Gas Meters		

Construction/Development
 Related Permit



Date _____
 Tracking Number _____

BUILDING PERMIT APPLICATION

MASTER APPLICATION

RESIDENTIAL BUILDING INFORMATION (Single Family and Two Family) NOT APPLICABLE

Dwelling Area 882 ft² Garage Area _____ ft² Number of Bedrooms 3 Number of Bathrooms 1 Central A/C and Heat? Yes No

MULTIFAMILY AND COMMERCIAL BUILDING INFORMATION NOT APPLICABLE

Total Number of Residential Units _____ Efficiency Units _____ 1 Bedroom _____ 2 Bedroom _____ 3+ Bedrooms _____

Number of Elevators _____ Number of A/C Units _____ Number of Boilers _____ Number of Escalators _____

OWNER INFORMATION SAME AS APPLICANT

Name Lain Gorman Company Empire Group

Address 1210 Veterand Blvd, STE 2 City Kenner State LA Zip 70062

Phone 504-940-4790 Email lain@ecrnola.com

CONTRACTOR INFORMATION SAME AS APPLICANT

Name _____ Company _____

Address _____ City _____ State _____ Zip _____

Phone _____ Email _____ State Lic. # 885543 Exp. _____

ARCHITECT INFORMATION SAME AS APPLICANT

Name Larry Trumbaturi Company Larry Trumbaturi

Address 8307 Lafitte Ct City Chalmette State LA Zip 70043

Phone 504-279-3508 Email _____ License Number _____

ENGINEER INFORMATION SAME AS APPLICANT

Name Scott Denneau Company _____

Address _____ City _____ State _____ Zip _____

Phone _____ Email _____ License Number 34699

FEES

- Permit Fee: \$60 + (\$5 per \$1000 of work to be performed)
- Plan review Fee: (\$1 per \$1000 of work to be performed)
- VCC/HDLC Surcharge: (50% of total fee, calculated using the above)

ACKNOWLEDGMENTS

I certify that the above information is true and correct to the best of my knowledge. I understand that the City of New Orleans is authorized to suspend or revoke a permit or license issued under the provisions of its Municipal Code wherever a permit or license is issued in error or on the basis of incorrect, inaccurate or any false statement or misrepresentation, or in violation of any ordinance or regulation or any of the provisions of the City of New Orleans Municipal Code, the Comprehensive Zoning Ordinance, the International Construction Code or International Fire Code as adopted by the City of New Orleans. Fines and penalties for misrepresentation of material facts will be assessed in accordance with City of New Orleans ordinances and State of Louisiana Revised Statutes. I understand that any change in the scope or cost of the work must be reported to the Department of Safety and Permits and additional permits may be required.

I certify that I have the authority of the current property owner(s) to apply for the work proposed.

Applicant Signature [Signature] Date 9/2/25



1210 Veterans Memorial Blvd. STE 2, Kenner, LA 70062

Job Location:
1411 Elysian Fields
New Orleans, LA 70117

TYPE OF WORK: DEMO

DEMO – Remove all ceilings, wall, and roof. (We will *not* remove the floor joist) \$10,500.00

When we originally applied for your permit, I mentioned that only limited demolition would be needed and were not aware at the time that a separate demolition permit was required. Once our workers began investigating the termite damage, they realized that the building could not be saved.

Total: \$10,500.00

CUSTOMER agrees to pay contractor within 72 hours of completion of work and final inspection. If payment is not received within the 72 hour period a late fee of \$25.00 (twenty five dollars) will be assessed for every day thereafter.

Any additions to the contract or changes will result in additional fees due to the customer and must be written agreement between contractor and owner of said property. All inspection fees are included in the price of this contractor.

Empire Construction And Restoration/Contractor agrees to perform the above work in good workmanlike manner using proper and good materials. Empire Construction And Restoration or the employees of Empire Construction And Restoration will not purchase any light fixtures, ceiling fans, or light bulbs for any job unless stated in this contract. Owner/Agent/Contractor is responsible for the purchase of all light fixtures, ceiling fans, and light bulbs unless stated otherwise in this contract.

IF new construction; Empire Construction And Restoration will follow blue prints for price agreed on this contract. Any items that will be moved once in place will have additional charges. Any extra items to be installed will have an additional charge, and should have a separate contract for those items, unless noted as per stated. Only the items and services listed above will be performed as per this contract. Any items or services not listed on this contract will have an additional charge and will also need to have additional contract.

As consideration therefore, CUSTOMER agrees to pay the amount stated in this contract and for the following.

CUSTOMER, hereby authorizes the above work. If it becomes necessary to place this with and attorney for collection, CUSTOMER agrees that he or she will pay attorney fees on the amount owing to the extent of twenty five percent (25%) thereof, with a minimum fee of not less than seventy five dollars (\$75.00 plus court cost.

CUSTOMER, agrees to pay service charge of fifty dollars on any NSF checks written to Empire Construction And Restoration.

Lain S Gorman

Owner

9/2/25

Date

Benjamin E Gorman

Empire Construction & Restoration

9/2/25

Date

Thank you for your business!



Application Date: 10/2/2025

Permit Number: 25-28647-DEMO

DEMOLITION REQUIREMENTS

Property Address: **1411 Elysian Fields Ave**

Council District: **C**

Applicant Identity: **No Owner | No Lessee | Yes Contractor | No Architect | No Engineer**

Other identity:

Applicant Name **Empire Construction And Restoration**

Applicant Contact Number **(504) 913-4410**

Applicant Email: **ben@ecrnola.com**

Applicant Address:: **1210 Veterans Memorial Blvd STE 2, Kenner, LA 70065**

Owner Name: **Empire Group LLC**

Approximate Time Owned: **approx. 3 months**

Reason for Demolition: **Severe Termite Damage**

Number of Residential Units to be Demolished (if applicable):

Cost of Demolition: **\$10,500.00**

Redevelopment Plan for Lot: **Yes**

If redevelopment is planned, estimated time to complete: **3 - 5 months**

Proposed use: **Rebuilding the same home**

If no immediate redevelopment is planned, estimated time to remain vacant: **Until permit is approved**

Proposed redevelopment meets zoning requirements:

Property is in a National Register Historic District: **Yes**

Property is in a Historic District and Landmarks Commission District: **No**

Property is in the Vieux Carré: **No**

Plan for maintaining lot: **Our yard guy will keep the trash picked up and grass cut**

If lot is to be vacant, type of fence: **Orange safety fence**

Plan for keeping lot free of trash and weeds: **Our yard guy will keep the trash picked up and grass cut**

REQUIRED ATTACHMENTS

- Application fee for properties requiring City Council approval paid
- Signed demolition permit application
- Signed building permit application
- If applicant is not owner, proof of authorization for an agent to sign on behalf of the owner
- Four color photos labeled as follows, providing a full view of:

- Front of structure to be demolished (with the municipal address listed on the photo)
 - Left of the structure to be demolished (with the municipal address listed on the photo)
 - Rear of structure to be demolished (with the municipal address listed on the photo)
 - Right of structure to be demolished (with the municipal address listed on the photo)
- Copy of the Assessor's Aerial Map, with the subject property indicated
-
- If re-development is planned, redevelopment site and exterior elevation plan (can be hand drawn)
- Cost estimate from a licensed contractor
- A photo indicating the posting of notice for the demolition application on or near the property
- A photo of the notice itself, indicating:
 - The municipal address on the property to demolished
 - Contact information for the district City Council office
- If City-initiated, a copy of the notice the City mailed to the owner providing that the City intends to request demolition of their property

City of New Orleans

RECEIPT

City of New Orleans
Mayors Office
1300 Perdido St.
New Orleans, LA 70112

Receipt Number: 26-00318
Associated Location: 1411 Elysian Fields Ave
Payment Date: 1/5/2026
Payment Amount: \$250.00
Payment Method: Credit Card #4227476845
Payer Name: Empire Construction And Restoration
Payer Address: 1210 Veterans Memorial Blvd STE 2, Kenner, LA 70065
Cashier Name: City of New Orleans One Stop Shop

Permit #25-28647-DEMO,

Type	Description	Revenue code	Amount
Permit 25-28647-DEMO (DEMO-RSFD)	Permit - Council Demolition - Residential	100026061910	\$250.00
<i>(A 2.99% convenience is applied to online Credit Card Transactions.)</i> Total Amount			\$250.00
Total Amount Paid			\$250.00

This is a receipt. This is NOT a permit.



1210 Veterans Memorial Blvd. STE 2, Kenner, LA 70062

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New Orleans, LA 70117

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Lain S Gorman

Owner

9/2/25

Date

Benjamin E Gorman

Empire Construction & Restoration

9/2/25

Date

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1210 Veterans Memorial Blvd. STE 2, Kenner, LA 70062

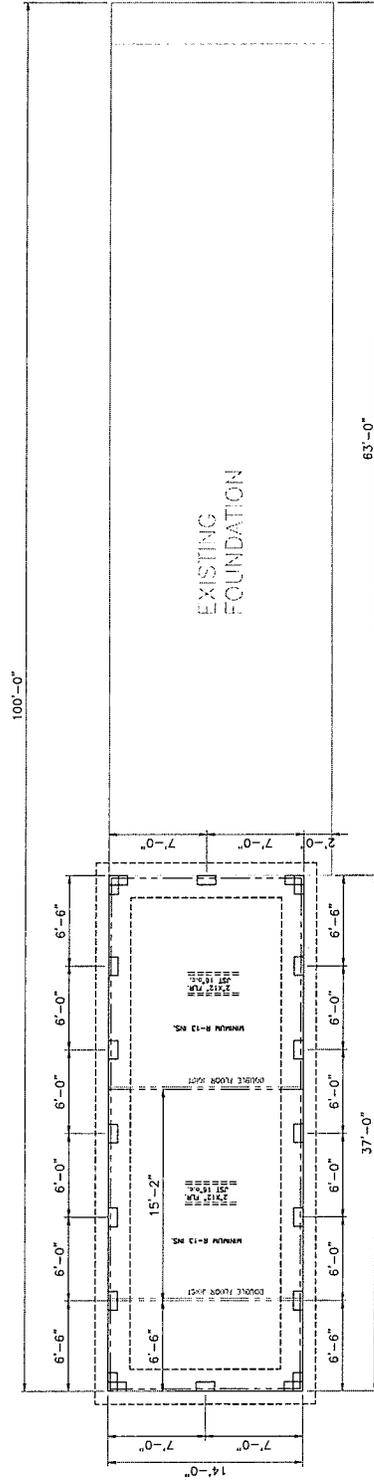
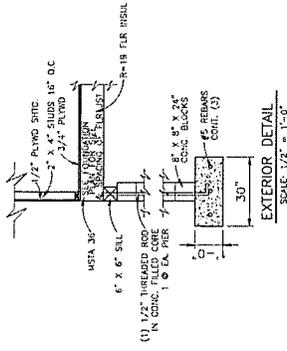
Job Location:
1411 Elysian Fields
New Orleans, LA 70117

Maintenance Plan – Once Demo Is Completed & Before New Construction Begins

- Our yard crew will keep the grass cut weekly
- Our yard crew will keep the yard free of any trash or debris
- We will install a temporary orange safety fence across the front, the other three sides have a chain link fence on each side.

A handwritten signature in black ink, appearing to be the initials "JH" or similar, written in a cursive style.

Empire Construction And Restoration



FOUNDATION PLAN
SCALE: 1/4" = 1'-0"

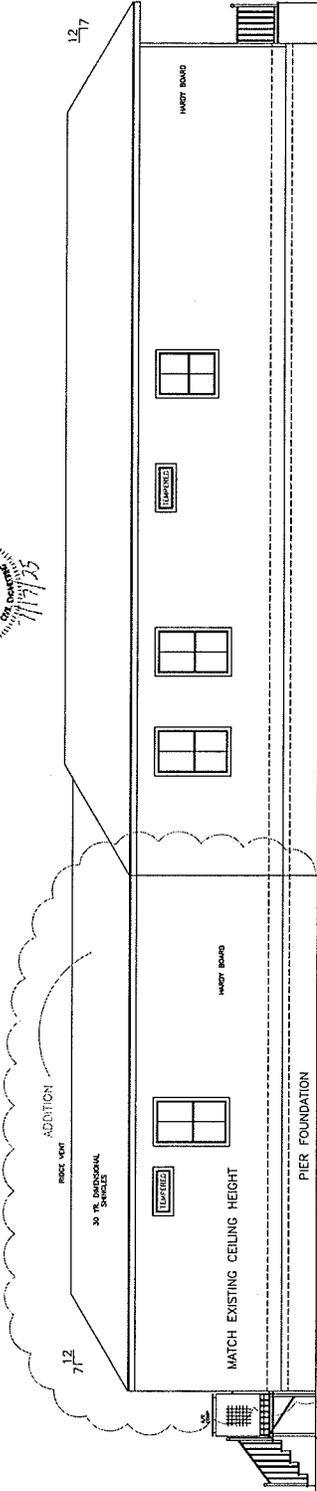
THESE PLANS HAVE BEEN PREPARED BY THE UNDERSIGNED, I HAVE DETERMINED THAT THEY COMPLY WITH THE FOLLOWING EXISTING STATE AND LOCAL BUILDING CODES FOR THE JURISDICTION IN WHICH THE RESIDENCE IS TO BE LOCATED.

LARRY TRUMBATURI
 LAIN GORMAN
 1411 ELYSIAN FIELDS
 ORLEANS PARISH
 7-9-25
 504-279-3508

IN THE EVENT THAT A DIMENSIONAL DISCREPANCY IN THE DRAWINGS IS DISCOVERED BY THE GENERAL CONTRACTOR, SUBCONTRACTORS, ENGINEER, CONSULTANT, OR A SUPPLIER, SAID PARTY SHALL IMMEDIATELY NOTIFY THE ARCHITECT AND SUSPEND ALL ASSOCIATED WORK UNTIL THE DISCREPANCY IS RESOLVED. THE ARCHITECT SHALL BE RESPONSIBLE TO REPORT KNOWN DISCREPANCIES AND CONTINUING WITH THE WORK WITHOUT NOTIFYING THE ARCHITECT, WITH APPROPRIATE INSTRUCTIONS FOR RESOLUTION OF THE ISSUE. THE ARCHITECT SHALL BE RESPONSIBLE FOR THE DESIGN AND SUPERVISION OF THE WORK TO ACHIEVE THE INTENDED DESIGN.

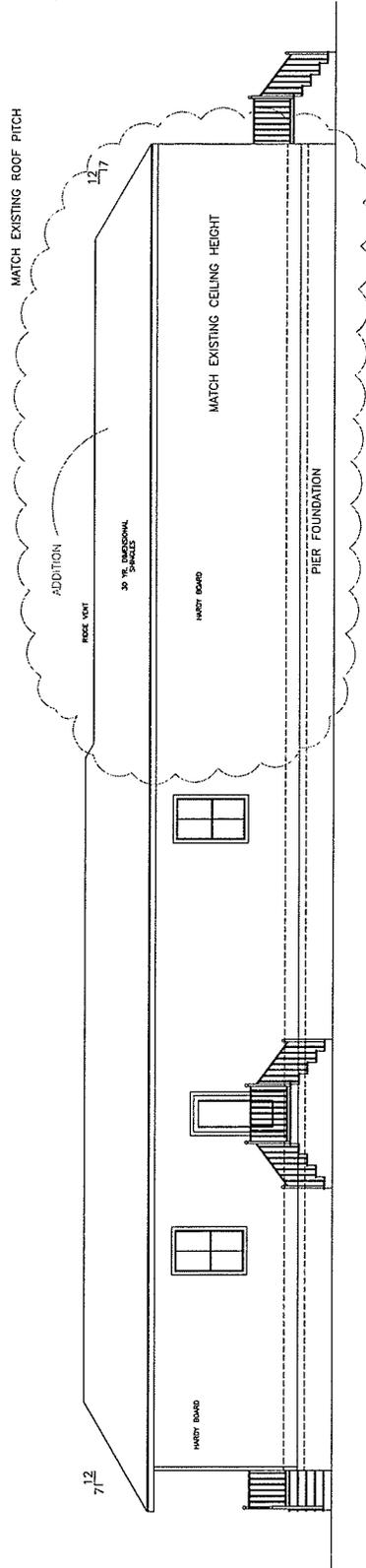


MATCH EXISTING ROOF PITCH



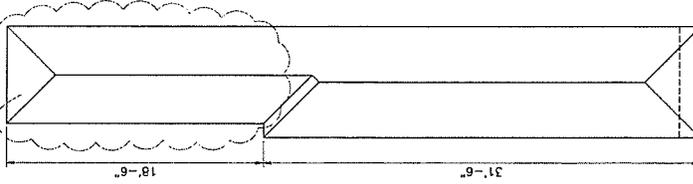
LEFT ELEVATION
SCALE: 1/4" = 1'-0"

MATCH EXISTING ROOF PITCH



RIGHT ELEVATION
SCALE: 1/4" = 1'-0"

ADDITION



ROOF PLAN
SCALE: 1/8" = 1'-0"

THESE PLANS HAVE BEEN PROPERLY EXAMINED BY ME, UNDERSIGNED, I HAVE DETERMINED THAT THEY COMPLY WITH THE FOLLOWING EXISTING STATE AND LOCAL BUILDING CODES FOR THE JURISDICTION IN WHICH THE RESIDENCE IS TO BE LOCATED.

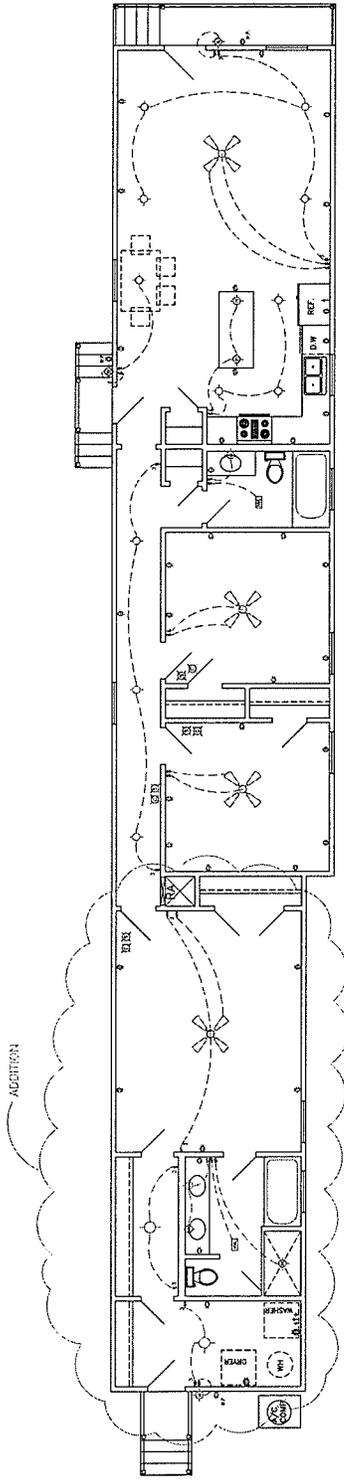
IN THE EVENT THAT A DIMENSIONAL DISCREPANCY IN THE DRAWINGS IS DISCOVERED BY THE GENERAL CONTRACTOR, SUBCONTRACTORS, ENGINEER, CONSULTANT, OR A SUPPLIER, THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE DIMENSIONS OF THE EXISTING WORK UNTIL SUCH TIME THAT A PROPER DETERMINATION HAS BEEN MADE BY THE ARCHITECT, WITH APPROPRIATE INSTRUCTIONS FOR RESOLUTION OF THE ISSUE. FAILURE TO PROCEED WITH THE WORK AS DIRECTED BY THE ARCHITECT SHALL BE THE RESPONSIBILITY OF THE ARCHITECT. THE ARCHITECT SHALL RESULT IN AN ASSUMPTION OF RESPONSIBILITY FOR CORRECTIVE WORK TO ACHIEVE THE INTENDED DESIGN.

ALL MATERIALS BELOW
BASE FLOOD MUST
BE WATER RESISTANT

LARRY TRUMBATUREL
LAIN GORMAN
1411 ELYSIAN FIELDS
ORLEANS PARISH
LA 70003
504-279-3508
7-9-25
4 OF 6

ELECTRICAL NOTES

1. GFCI PROTECTION SHALL BE PROVIDED FOR SINKS, BATHS, FAMILY ROOMS, LIVING ROOMS, HALLWAYS, CLOSETS, BEDROOMS, ETC.
2. SMOKE DETECTORS: (A) SHALL BE INSTALLED IN EACH SLEEPING ROOM. (B) SHALL BE INSTALLED OUTSIDE, IN THE VICINITY OF EACH SLEEPING ROOM. (C) SHALL BE 120 VOLT, HARDWIRED, INTERCONNECTED, WITH A BATTERY BACKUP. (D) SHALL NOT BE PADDLE FAN BLADE. (E) SHALL BE 1/2" INCHES OF A RETURN AIR GRILLE OR ANY EQUIVALENT.
3. KITCHEN: (A) ALL RECEPTACLES OVER COUNTERTOP SHALL BE GFI PROTECTED. (B) ALL RECEPTACLES UNDER THE SINK SHALL BE GFI PROTECTED. (C) ALL RECEPTACLES UNDER THE DISHWASHER SHALL BE CONNECTED BY MEANS OF SINK RECEPTACLE. (D) ALL RECEPTACLES SHALL BE GFI PROTECTED. (E) ALL RECEPTACLES SHALL BE GFI PROTECTED. (F) ALL RECEPTACLES SHALL BE GFI PROTECTED. (G) ALL RECEPTACLES SHALL BE GFI PROTECTED. (H) ALL RECEPTACLES SHALL BE GFI PROTECTED. (I) ALL RECEPTACLES SHALL BE GFI PROTECTED. (J) ALL RECEPTACLES SHALL BE GFI PROTECTED. (K) ALL RECEPTACLES SHALL BE GFI PROTECTED. (L) ALL RECEPTACLES SHALL BE GFI PROTECTED. (M) ALL RECEPTACLES SHALL BE GFI PROTECTED. (N) ALL RECEPTACLES SHALL BE GFI PROTECTED. (O) ALL RECEPTACLES SHALL BE GFI PROTECTED. (P) ALL RECEPTACLES SHALL BE GFI PROTECTED. (Q) ALL RECEPTACLES SHALL BE GFI PROTECTED. (R) ALL RECEPTACLES SHALL BE GFI PROTECTED. (S) ALL RECEPTACLES SHALL BE GFI PROTECTED. (T) ALL RECEPTACLES SHALL BE GFI PROTECTED. (U) ALL RECEPTACLES SHALL BE GFI PROTECTED. (V) ALL RECEPTACLES SHALL BE GFI PROTECTED. (W) ALL RECEPTACLES SHALL BE GFI PROTECTED. (X) ALL RECEPTACLES SHALL BE GFI PROTECTED. (Y) ALL RECEPTACLES SHALL BE GFI PROTECTED. (Z) ALL RECEPTACLES SHALL BE GFI PROTECTED.
4. ALL LIGHTS OVER BATHTUBS SHALL HAVE COVERS THAT ARE LISTED FOR "DAMP LOCATION". (C) LIGHTS OVER SHOWERS SHALL HAVE COVERS LISTED FOR "WET LOCATION". (D) LIGHTS OVER SINKS SHALL HAVE WEATHERPROOF COVERS. (E) ALL RECEPTACLES (NOT SHOWN ON THE PLAN) WILL BE INSTALLED WITHIN 25 FEET OF THE AIR CONDITIONING EQUIPMENT.



ELECTRICAL PLAN
SCALE: 1/4" = 1'-0"

LEGEND	
	CEILING FAN
	RECESSED LIGHTS
	110 VOLT SINGLE POLE RECEPTACLE, 15 AMP, SINGLE THROW, MOUNT AT 60" AFF
	110 VOLT SINGLE POLE SWITCH, MOUNT AT 60" AFF
	CEILING LIGHT, RECESSED, 2-80 WATT
	VENT/FAN FIXTURE
	CARBON MONOXIDE DETECTOR
	110 VOLT WATER PROOF OUTLET
	FLOOD LIGHTS
	110 VOLT SMOKE DETECTOR
	110 VOLT OUTLET
	HANGING LIGHT FIXTURE

THESE PLANS HAVE BEEN PROPERLY EXAMINED BY THE UNDERSIGNED, I HAVE THE HONOR TO CERTIFY THAT THEY COMPLY WITH ALL CITY AND LOCAL BUILDING CODES FOR THE JURISDICTION IN WHICH THE RESIDENCE IS TO BE LOCATED.

LARRY TRUMBATUR
LAIN GORMAN
1411 ELYSIAN FIELDS
ORLEANS PARISH
7-9-25

597 LITTLE E.L. SALETTE, L.S. 70063
904-279-3596

IN THE EVENT THAT A DIMENSIONAL DISCREPANCY IN THE DRAWINGS IS DISCOVERED BY THE GENERAL CONTRACTOR, SUBCONTRACTORS, ENGINEER, CONSULTANT, OR A SUPPLIER SAID PARTY SHALL IMMEDIATELY NOTIFY THE ARCHITECT AND SUSPEND ALL ASSOCIATED WORK UNTIL THE DISCREPANCY IS RESOLVED. THE ARCHITECT SHALL BE RESPONSIBLE TO REPORT KNOWN DISCREPANCIES AND CONTINUING WITH THE WORK WITHOUT NOTIFYING THE ARCHITECT WITH APPROPRIATE INSTRUCTIONS FOR RESOLUTION OF THE ISSUE. FAILURE TO ACHIEVE THE INTENDED DESIGN SHALL BE THE ASSUMPTION OF RESPONSIBILITY FOR CORRECTIVE WORK TO ACHIEVE THE INTENDED DESIGN.

