

DRP Plans Filed - West San Gabriel Valley Planning Area

Between 08/28/2023 to 09/04/2023



Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
Business License Referral								
<i>Number of Plans: 1</i>								
RPPL2023004551	08/28/2023	BLR - Public Eating	4171 E Live Oak Avenue, Arcadia CA 91006	5791034017	Felix Padilla	Uriel Mendoza	C-3	5
Certificate of Compliance								
<i>Number of Plans: 2</i>								
RPPL2023004622 PRJ2023-003161	08/30/2023	Certificate of Compliance for 476 Alameda St prior to LLA with 2230 N Santa Anita Ave	476 Alameda Street, Altadena CA 91001	5839016012	Kristopher Carbone Amanda Tatevossian	Timothy Stapleton	R-1-10000	5
RPPL2023004642 PRJ2023-003166	08/31/2023	Application for Certificate of Compliance to tie Parcel 5388-030-012, currently improved with two residences, with Parcel 5388-030-013, currently an unimproved vacant land, in order to allow for the new construction of one attached ADU and two detached ADU's.	5321 N Muscatel Avenue, San Gabriel CA 91776	5388030012	Victor Tung	Aramazd Ohanian	A-1	1
CUP								
<i>Number of Plans: 1</i>								

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPPL2023004561 PRJ2023-003106	08/28/2023	The subject property is currently used for the operation of an existing +/- 2,277 square foot McDonald's restaurant. This application proposes no changes to the use, hours of operation, number of employees/visitors/customers, number of shifts, or on-site activities. The scope of the proposed work is to convert the one lane drive-thru entry to a two-lane entry for the purpose of accomodating more vehicles. The length of the stacking lane will also be increased. This will involve five existing parking stalls in front of the building being removed and converted into the new drive-through lanes and island. In addition, the 8 existing parking stalls along N Altadena Dr and across the new drive-through lanes will be shifted and restriped into 6 new spaces, including two ADA stalls. This will also include adding a landscape strip between the new parking and the driveway entrance on N Altadena Dr.	1306 N Altadena Drive, Pasadena CA 91107	5751005020	Katherine Lo	Michele Bush	C-3	5
Oak Tree Permit - Discretionary								
Number of Plans: 1								
RPPL2023004582 PRJ2023-003125	08/29/2023	PRJ2023-003125 We are conveying a tree protection report to the county of Los Angles Department of regional planning in order to obtain a building permit in association with the repair of an existing wood bridge. The request is to allow the encroachment into the protected zone of three oak trees (T-1, T-7 and T-8).	3697 N Fair Oaks Avenue, Altadena CA 91001	5862011001	Alan Zorthian	Michele Bush	A-1-10000	5
Permits								
Number of Plans: 25								
RPAP2023004875	08/28/2023	NEW ADU ON SECOND FLOOR WITH GARAGE ON FIRST FLOOR.	4012 Ocean View Boulevard, Montrose CA 91020	5807004025	NAREG KHODADADI	Stacy Corea	R-3	5
RPAP2023004878	08/28/2023	installation of storage racks	12266 Rooks Road, Whittier CA 90601	8125037021	CARRIE SHARIFI	Maria Masis	M-1-BE-IP	1
RPAP2023004899 PRJ2023-003138	08/28/2023	new 1092 SF ADU	2052 Midlothian Drive, Altadena CA 91001	5854001001	Mark Gangi	Anthony Curzi	R-1-30000	5
RPAP2023004900	08/28/2023	Proposed conversion of an existing single story 460 sq ft 2 car garage, into a 966 sq ft 2 story Accessory Dwelling Unit. ADU consists of 1 bedroom, 2 bathrooms, and a kitchen/dining and living area.	1821 Eckhart Avenue, Rosemead CA 91770	5279006026	Kathryn Graham	Christina Nguyen	R-A	1

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RPAP2023004906	08/29/2023	Planning approval required by building and safety plan checker. Project is a 526 remodel to an existing 1 story single family home and a 1,013 sf addition to the same home.	2529 Altura Avenue, Montrose CA 91020	5810005014	Areg Hartenian	Stacy Corea	R-1	5
RPAP2023004924	08/29/2023	Fitness kickboxing studio / Gymnasium. Fitness Kickboxing scheduled classes.	2515 E Washington Boulevard, Pasadena CA 91104	5853021001	Eric Yee	Stacy Corea	C-3	5
RPAP2023004930	08/29/2023	- CONVERT (E) 398 SF TO (N) ADU - CONVERT (E) 362 SF GARAGE TO ADU TO CREATE A TOTAL OF 760 SF ADU - (N) WASHER & DRYER ROOM 29 SF FOR EXISTING HOUSE	3026 Stevens Street, La Crescenta CA 91214	5802016022	VARDAN KASEMYAN	Stacy Corea	R-1	5
RPAP2023004936 PRJ2023-003207	08/29/2023	New 1073 sq ft 2 story ADU at rear of property	271 W Harriet Street, Altadena CA 91001	5829039002	Pnina Elias	Anthony Curzi	R-1-7500	5
RPAP2023004941 PRJ2023-003208	08/29/2023	1. PROPOSED 1ST AND 2ND FLOOR ADDITION FOR TOTAL 627 SQ.FT. 2. PROPOSED INTERIOR REMODELING 1ST & 2ND FLOOR FOR TOTAL 1,386 SQ.FT.	2198 San Pasqual Street, Pasadena CA 91107	5329010020	Ricky Huang	Anthony Curzi	R-1	5
RPAP2023004955 PRJ2023-003166	08/30/2023	Application for Certificate of Compliance to tie Parcel 5388-030-012, currently improved with two residences, with Parcel 5388-030-013, currently an unimproved vacant land, in order to allow for the new construction of one attached ADU and two detached ADU's.	5321 N Muscatel Avenue, San Gabriel CA 91776	5388030012	Victor Tung	Timothy Stapleton	A-1	1
RPAP2023004957	08/30/2023	421 SF ADDITION FOR (N) BATHROOM AND OFFICE AND 2211 SF WHOLE HOUSE REMODEL FOR (N) POWDER ROOM WITH TOTAL OF 250 SF (N) ATTACHED TRELLIS. NO CHANGE IN USE OR NUMBER OF DWELLING UNITS OR PARKING CONFIGURATION. SFR HAS 2 BEDROOMS, 3 BATHROOMS, 1 OFFICE AND 1 POWDER ROOM.	2038 E Altadena Drive, Altadena CA 91001	5857030009	Brenda Alonso Neri	Anthony Curzi	R-1-20000	5
RPAP2023004965	08/30/2023	One new 1198 SF. detached ADU	3425 Huntington Drive, Pasadena CA 91107	5377019006	Frank Lin	Sean Donnelly	R-1-40000	5
RPAP2023004972	08/31/2023	We are to build a new patio cover totaling about 336. ft. and to include (6) lights and (1) switch.	943 E Palm Street, Altadena CA 91001	5844004005	Miguel Ceballos	Sean Donnelly	R-1-7500	5

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPAP2023004988	08/31/2023	Site plan amendment oak tree permit	793 W Mariposa Street, Altadena CA 91001	5829026015	Simaine Stewart	Sean Donnelly	R-1-7500	5
RPAP2023004991	08/31/2023	Existing garage and existing storage conversion to new 398.5 SQFT JADU	1933 Potrero Grande Drive, Rosemead CA 91770	5277024054	Julio Jimenez	To Be Assigned Received	R-A	1
RPAP2023004992	08/31/2023	RENOVATION OF (E) SINGLE STORY RESIDENCE. SCOPE OF WORK INCLUDES RESOLUTION OF EXISTING CODE VIOLATIONS, INTERIOR REMODELLING AND NEW REAR PATIO DECK.	94 W Poppyfields Drive, Altadena CA 91001	5832017014	ANUJ DUA	To Be Assigned Received	R-1-7500	5
RPAP2023004999	08/31/2023	GARAGE CONVERSION INTO ADU	205 W Atara Street, Monrovia CA 91016	8509017001	Ana Martinez BEATRIZ VALDIVIA	To Be Assigned Received	R-1	5
RPAP2023005009	08/31/2023	47 SF ADDITION TO (E) 1-STORY SFR TO EXPAND KITCHEN	873 W Mariposa Street, Altadena CA 91001	5829026048	Barrett Cooke	To Be Assigned Received	R-1-7500	5
RPAP2023005012	08/31/2023	Convert existing permitted workshop and attached unpermitted expansion to Accessory Dwelling Unit. Existing 2 car garage to remain.	94 W Poppyfields Drive, Altadena CA 91001	5832017014	ANUJ DUA	To Be Assigned Received	R-1-7500	5
RPAP2023005014	08/31/2023	SUPPLEMENTAL PLAN CHECK FOR PREVIOUS PLANNING APPROVAL: RPPL2019003268 BUILDING APPROVALS: BLDR190821006282 & UNC-BLDR220731006900	5822 N Vista Street, San Gabriel CA 91775	5387004006	Edgar Vidal	To Be Assigned Received	R-1	5
RPAP2023005016	08/31/2023	THE PROJECT INCLUDES THE DEMOLITION OF AN EXISTING BUNGALOW RESIDENCE AND CONSTRUCTION OF A NEW PROPOSED ACCESSORY STRUCTURE ON THE PROPERTY AND REMODEL TO THE SURROUNDING SITE FEATURES.	2038 E Altadena Drive, Altadena CA 91001	5857030009	Brenda Alonso Neri	To Be Assigned Received	R-1-20000	5
RPAP2023005017	08/31/2023	Permit for Attached Patio, built-in Fire pit and built-in BBQ Island	2231 Midlothian Drive, Altadena CA 91001	5857034012	Eneida Ascencio	To Be Assigned Received	R-1-20000	5

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPAP2023005032	09/01/2023	Walk-in Closet addition (50sq ft) to first floor master bedroom.	1348 Sonoma Drive, Altadena CA 91001	5847018014	Nora Anaya	To Be Assigned Received	R-1-7500	5
RPAP2023005038	09/01/2023	TWO NEW DETACHED ADUs @ 797 SF EACH (1,594 S.F. TOTAL) ABOVE (E) CARPORT	921 E New York Drive, Altadena CA 91001	5845016021	Andrew Slocum	To Be Assigned Received	R-3-P	5
RPAP2023005041	09/03/2023	We would like to adjust the rear lot line in order to expand the area behind the detached garage.	6338 N Willard Avenue, San Gabriel CA 91775	5375015015	Narith Lao	To Be Assigned Received	R-1	5
Rebuild Letter								
Number of Plans: 1								
RPPL2023004690	09/01/2023	I require a REBUILD LETTER	2267 E Washington Boulevard, Pasadena CA 91104	5853017031	Margit Arrobio	Sean Donnelly	C-2	5
Referrals								
Number of Plans: 2								
RPAP2023004962	08/30/2023	Applying for a business license.	5045 Rosemead Boulevard, San Gabriel CA 91776	5388022017	IC Property Management	Sean Donnelly	R-3	1
RPAP2023005027	09/01/2023	Billiard Room permit added to our approved coin-op games, phonograph and public eating.	4273 E Live Oak Avenue, Arcadia CA 91006	8511028019	Nathan Navarette	To Be Assigned Received	C-3	5
Revised Exhibit "A"								
Number of Plans: 1								
RPPL2023004558	08/28/2023	Adding 1 30kw diesel generator on a 4ft x 10ft concrete pad with a 10ft x 16ft lease area extension. The generator will be enclosed by a chain link fence with privacy slats for concealment. The generator will have weekly testing once a week for a total of 15-30 minutes.	2520 Peck Road, Monrovia CA 91016	8510019024	Taylor Gupton	Stacy Corea	R-3	5
Site Plan Review - Ministerial								
Number of Plans: 17								

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RPPL2023004563 PRJ2023-003112	08/28/2023	remove non bearing wall in garage and build new wall in garage new drywall in whole 3 car garage walls and ceiling	2352 N Casitas Avenue, Altadena CA 91001	5827003014	Raz Grinbaum HORTON,DALE JERRILYN TRS HORTON FAMILY TRUST	Stacy Corea	R-1-7500	5
RPPL2023004566 PRJ2023-003114	08/28/2023	PRJ2023-003114 · PROPOSE [N] DETACHED 1,200 S.F. 3-BEDROOM, 3 -BATHROOM ACCESSORY DWELLING UNIT IN THE REAR YARD. · PROPOSE [N] TANKLESS WATER HEATER AND ELECTRICAL PANEL FOR THE NEW ADU. · PROPOSE [N] FRONT PORCH FOR THE EXISTING MAIN DWELLING UNIT. · PROPOSE [N] PAVED SURFACE IN THE FRONT YARD. · PROPOSE [N] 3'-6"H VINYL FENCE IN THE FRONT YARD.	3041 8th Avenue, Arcadia CA 91006	8571012006	Khun Hein	Ai-Viet Huynh	A-1	5
RPPL2023004567 PRJ2023-003115	08/28/2023	Converting existing 2nd unit into an ADU and removing of 2nd Unit Covenant.	1213 Magnis Street, Arcadia CA 91006	8511008006	Celeste Esguerra	Stacy Corea	R-A	5
RPPL2023004571 PRJ2023-003106	08/28/2023	The subject property is currently used for the operation of an existing +/- 2,277 square foot McDonald's restaurant. This application proposes no changes to the use, hours of operation, number of employees/visitors/customers, number of shifts, or on-site activities. The scope of the proposed work is to convert the one lane drive-thru entry to a two-lane entry for the purpose of accomodating more vehicles. The length of the stacking lane will also be increased. This will involve five existing parking stalls in front of the building being removed and converted into the new drive-through lanes and island. In addition, the 8 existing parking stalls along N Altadena Dr and across the new drive-through lanes will be shifted and restriped into 6 new spaces, including two ADA stalls. This will also include adding a landscape strip between the new parking and the driveway entrance on N Altadena Dr.	1306 N Altadena Drive, Pasadena CA 91107	5751005020	Katherine Lo	Michele Bush	C-3	5
RPPL2023004583 PRJ2023-003125	08/29/2023	PRJ2023-003125 We are conveying a tree protection report to the county of Los Angles Department of regional planning in order to obtain a building permit in association with the repair of an existing wood bridge. The request is to allow the encroachment into the protected zone of three oak trees (T-1, T-7 and T-8).	3697 N Fair Oaks Avenue, Altadena CA 91001	5862011001	Alan Zorthian	Michele Bush	A-1-10000	5

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RPPL2023004586 PRJ2023-003127	08/29/2023	1. RENOVATION OF EXISTING SINGLE-FAMILY DWELLING 2. CONVERT EXISTING DETACHED GARAGE INTO ADU UNIT 3. NO CHANGE OF SITE PLAN AND ROOF PLANS	8545 E Arcadia Avenue, San Gabriel CA 91775	5376016005	LINING XIA	Dennis Harkins	R-1	5
RPPL2023004606 PRJ2023-003138	08/29/2023	new 1092 SF ADU	2052 Midlothian Drive, Altadena CA 91001	5854001001	Mark Gangi	Anthony Curzi	R-1-30000	5
RPPL2023004630 PRJ2023-003165	08/30/2023	OBTAIN PERMIT FOR AN UN-PERMITTED 570 SQ FT GARAGE CONVERSION TO ADU. NO NEW WORK TO BE DONE.	1427 Sinaloa Avenue, Pasadena CA 91104	5851025025	Toros Malyan	Uriel Mendoza	R-1-7500	5
RPPL2023004656 PRJ2023-003186	08/31/2023	CONVERT BASEMENT INTO USABLE OFFICE AREA.	848 E Mariposa Street, Altadena CA 91001	5845018005	Daniel Salmeron	Dennis Harkins	C-3	5
RPPL2023004658 PRJ2023-003188	08/31/2023	(E) Two car garage and attached workshop to be converted to one bedroom ADU (677 square feet)	1041 E Mendocino Street, Altadena CA 91001	5845005021	Allison Allain	Dennis Harkins	R-1-7500	5
RPPL2023004666 PRJ2023-003194	08/31/2023	Conversion of existing 1-story 512 SF garage & recreation room into 512 SF ADU. New windows and doors, add kitchen, washer/dryer. No additions to or enlargements of the footprint.	1476 N Roosevelt Avenue, Pasadena CA 91104	5853011021	Daniel Allen	Dennis Harkins	R-1-7500	5
RPPL2023004688 PRJ2023-002990	08/31/2023	Opening a Yoga Studio / Community Space at 2462 Lake Avenue, Altadena CA 91001. Unit is 840sq ft within a building built in 1946. 2 dedicated parking spaces in the back, several street parking spots out front.	2464 Lake Avenue, Altadena CA 91001	5845003002	Samantha Calvano	Sean Donnelly	C-3	5
RPPL2023004689 PRJ2023-003198	08/31/2023	CONVERSION OF (E) GARAGE TO ADU @ 414 SF W/ (N) ADDITION @ 181 SF. TOTAL 595 SF. (N) SUMP PUMP TO BE INSTALLED.	300 Acacia Street, Altadena CA 91001	5827019021	David Ramirez	Sean Donnelly	R-1-7500	5
RPPL2023004691 PRJ2023-003049	09/01/2023	CONVERT 279 SF (E) DETACHED STORAGE TO ADU (STUDIO)	1733 N Roosevelt Avenue, Altadena CA 91001	5854013029	Jeff Cheung	Sean Donnelly	R-1-7500	5
RPPL2023004692 PRJ2023-003199	09/01/2023	Permit to build additional bedrooms and bathroom on top of the garage	3111 Orange Avenue, La Crescenta CA 91214	5866001012	Vanessa Viola-Daly	Dennis Harkins	R-1-7500	5

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPPL2023004701 PRJ2023-003207	09/03/2023	New 1073 sq ft 2 story ADU at rear of property	271 W Harriet Street, Altadena CA 91001	5829039002	Pnina Elias	Anthony Curzi	R-1-7500	5
RPPL2023004702 PRJ2023-003208	09/03/2023	1. PROPOSED 1ST AND 2ND FLOOR ADDITION FOR TOTAL 627 SQ.FT. 2. PROPOSED INTERIOR REMODELING 1ST & 2ND FLOOR FOR TOTAL 1,386 SQ.FT.	2198 San Pasqual Street, Pasadena CA 91107	5329010020	Ricky Huang	Anthony Curzi	R-1	5
Subdivisions								
Number of Plans: 1								
RPAP2023004887	08/28/2023	bond release	5209 N Bartlett Avenue, San Gabriel CA 91776	5388034065	Linda Luong	Joshua Huntington	A-1	1
Yard Sale Registration								
Number of Plans: 1								
RPPL2023004607	08/29/2023	Yard Sale September 2nd and 3rd	9022 E Fairview Avenue, San Gabriel CA 91775	5379026031	Richard Morales		R-1	5
Zoning Conformance Review								
Number of Plans: 2								
RPPL2023004556 PRJ2023-003104	08/28/2023	Addition and interior remodel.	2408 Frances Avenue, La Crescenta CA 91214	5868005033	chris andriassian	Uriel Mendoza	R-1-10000	5
RPPL2023004575 PRJ2023-000303	08/28/2023	30x15 6x6 spa	3705 N Hollingsworth Road, Altadena CA 91001	5830014055	donald narvaez	Anthony Curzi	SP	5