

DRP Plans Filed - East San Gabriel Valley Planning Area

Between 07/01/2024 to 07/08/2024



Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
Business License Referral								
<i>Number of Plans: 1</i>								
RPPL2024003566	07/03/2024	Business license referral - Tea cafe	18938 Labin Court #A105, Rowland Heights CA 91748	8761011020	Ariel Hong Rowland Ranch Pearl of the East	Steven Mar	C-3-BE	1
Permits								
<i>Number of Plans: 13</i>								
RPAP2024003561	07/01/2024	Substation facility upgrade including the installation of new SCE monopole/equipment within existing SCE substation. Please review as ministerial permit per CPUC General Order 131-D.		8471002804	Jeremy Boone	Maria Masis	A-1-6000	1
RPAP2024003563	07/01/2024	Site Plan Review	17134 Colima Road #d, Hacienda Heights CA 91745	8295012159	Hyuk Rhee	Maria Masis	C-2	1
RPAP2024003593	07/02/2024	Shunde style restaurant Restaurant with live entertainment/karaoke	18888 Labin Court #C107, Rowland Heights CA 91748	8761011020	Yanmin Lai	To Be Assigned Received	C-3-BE	1
RPAP2024003594	07/02/2024	expired planning application for Plan Number: RPPL2022001067	15616 La Subida Drive, Hacienda Heights CA 91745	8222025055	carlos montes	To Be Assigned Received	R-A-9000	1

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RPAP2024003597	07/02/2024	Hello, I would like to see if it's possible to have a 5-6ft fence in my front yard instead of the traditional 3.5ft. I live alone with my 2 yr son and have a dog that I fear would jump over the fence. Violence has increased in the community and having a higher fence would help me feel safer in my home and overall community.	14940 Ansford Street, Hacienda Heights CA 91745	8217010047	Patricia Alvarado	To Be Assigned Received	R-1	1
RPAP2024003598	07/02/2024	Respectfully submitting documents to comply with Code Enforcement Case Number RPCE2022006585, new carport and demo storage shed on side yard.	14474 Frankton Avenue, Hacienda Heights CA 91745	8220013020	Edward Torres	To Be Assigned Received	R-A-8500	1
RPAP2024003600	07/02/2024	The project involves converting an existing attached 2-car garage, measuring approximately 413 square feet, into an Accessory Dwelling Unit (ADU). The ADU will include a living area, kitchen, bathroom, and sleeping area.	17058 E Alwood Street, West Covina CA 91791	8740016034	Cesar Vasquez	To Be Assigned Received	R-1-7500	1
RPAP2024003617	07/03/2024	Revisions to RPPL2022006116 - 16705 E Alwood Street	16705 E Alwood Street, La Puente CA 91744	8740002028	Julie Lopez	To Be Assigned Received	R-1-7500	1
RPAP2024003621	07/03/2024	PROPOSED GARAGE CONVERSION, NEW FRONT PORCH, NEW MASTER COVER PATIO, NEW REAR COVER PATIO, NEW WINDOWS & NEW DETACHED 3 CAR GARAGE.	2307 Coronet Court, Covina CA 91724	8277028005	Gladys & Michael Gonzalez	To Be Assigned Received	R-1-40000	1
RPAP2024003633	07/05/2024	Convert garage into ADU including existing bedroom and bathroom.	17418 Pamela Court, Rowland Heights CA 91748	8265005037	Jeffery Thorpe	To Be Assigned Received	R-1-20000	1

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RPAP2024003634	07/06/2024	<p>ADU 01:</p> <p>1. DEMO ILLEGAL STRUCTURALS (1) 220SF, AND ILLEGAL STRUCTURALS (2) 450SF</p> <p>2. (Existing)CONVERT REAR PATIO TO PART OF MAIN HOUSE 108 S.F.</p> <p>3. (Existing)MAIN HOUSE 1184 S.F. TO BE INTERIOR REMODEL:</p> <p>4. ADD ONE BEDROOM, ONE BATHROOM,(E)MAIN HOUSE WILL BE 4 BEDROOMS, 2 BATHROOMS.</p> <p>5. INSTALL NEW 1 A/C CONDENSER AND 1 WATER HEATER FOR (E)MAIN HOUSE;</p> <p>6. CONVERT (E)MAIN HOUSE TO ADU. 01, WITH (E)PORCH 01 24 S.F., WITH (E) 2-CAR GARAGE 407 S.F. . MAIN HOUSE 01</p> <p>1. (New)BUILD A SB9 UNIT 01 1436 S.F. WITH PORCH 02 24 S.F.;WITH REAR PATIO 01 49 S.F.; WITH 2-CAR GARAGE 02 379 S.F. -INSTALL NEW 1 A/C CONDENSER AND 1 WATER HEATER FOR SB9 UNIT 01. MAIN HOUSE 02</p> <p>1. (New)BUILD A SB9 UNIT 02 1436 S.F. WITH PORCH 03 24 S.F.;WITH REAR PATIO 02 49 S.F.; WITH 2-CAR GARAGE 03 379 S.F. -INSTALL NEW 1 A/C CONDENSER AND 1 WATER HEATER FOR SB9 UNIT 02. ADU.02</p> <p>-(New)BUILD A ADU. 02 1200 S.F. WITH PORCH 04 36 S.F. ; WITH 1- CAR GARAGE 04 264 S.F. -INSTALL NEW 1 A/C CONDENSER AND 1 WATER HEATER FOR ADU. 02.</p>	15854 Harvestmoon Street, La Puente CA 91744	8254024008	SAM zhou	To Be Assigned Received	R-1-6000	1

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RPAP2024003635	07/06/2024	* ADDITION & CONVERSION EXISTING ONE CAR GARAGE TO A.D.U. (835 SQ.FT.) _ 2 BEDROOMS _ 3 BATHROOMS _ KITCHEN _ LIVING ROOM	18414 E Section Center Street, Covina CA 91722	8421026011	NILTON ACOSTA	To Be Assigned Received	R-1-7000	1
RPAP2024003641	07/06/2024	Add (N) 1200SF ADU.	14308 Dancer Street, La Puente CA 91746	8465023017	Yi Zhong	To Be Assigned Received	R-1-6000	1

Pre-Application Counseling
Number of Plans: 1

RPPL2024003543 PRJ2024-002355	07/03/2024	Proposal for a new mixed-use development consisting of approx. 120,152 sf 105 units of senior housing building and a single story, approx. 2,629 sf commercial building. A total of 90 parking stalls is proposed.	15570 E Gale Avenue, Hacienda Heights CA 91745	8218016040	CK DEVELOPMENT LLC Kenneth Pang CK DEVELOPMENT LLC	Bryan Moller	C-2 C-2-BE	1
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Referrals
Number of Plans: 3

RPAP2024003585	07/02/2024	change of ownership on existing business	18213 Colima Road, Rowland Heights CA 91748	8270006034	ALEXANDER HWANG josh story ALEXANDER HWANG josh story	To Be Assigned Received	C-1 P-R	1
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RPAP2024003596	07/02/2024	RESTAURANT	18414 Colima Road #S2, Rowland Heights CA 91748	8253001001	JOHNSON YU CHANG	To Be Assigned Received	C-2-BE C-3-BE	1
RPAP2024003608	07/03/2024	Blueblue yogurt is a beverage shop, offers yogurt drinks, smoothies, fruit juice.	18938 Labin Court #A107, Rowland Heights CA 91748	8761011020	ran gu	To Be Assigned Received	C-3	1
Site Plan Review - Ministerial								
Number of Plans: 11								
RPPL2024003483	07/01/2024	NEW 2800 SF 1 STORY CHURCH (Please assigned this project to Carl Vincent Nadela. He has been familiar with the project).	14868 Clark Avenue, Hacienda Heights CA 91745	8217011032	William Challman	Marlene Vega-Hernandez	C-1	1
RPPL2024003491	07/01/2024	GARAGE CONVERSION INTO LIVING SPACE (295 SQ. FT.) - NEW BATH, POWDER & GAME ROOM NEW 1ST. FLOOR ADDITION (600 SQ. FT.) - NEW LIVING ROOM & STAIRS NEW 2ND. FLOOR ADDITION (1,163 SQ. FT.) - TWO NEW BEDROOMS, TWO BATHS, THREE W.I.C. NEW MASTER BEDROOM & MASTER BATH. NEW GARAGE (541 SQ. FT.)	14638 Orange Grove Avenue, Hacienda Heights CA 91745	8221001011	German Cortez	Marlene Vega-Hernandez	A-1-1 O-S	1
RPPL2024003510 PRJ2024-002330	07/02/2024	The house is a 3 story home. The 3rd floor, only covers a small portion of the 2nd floor flat roof space. The rest is a rooftop deck. We would like to enclose more of the rooftop deck space, to make it part of the living space. Structural and architectural plans have already been completed and the structure can accommodate the addition. There would be no impact to the lot coverage or anything. It would only be enclosing rooftop deck space.	20226 E Damerall Drive, Covina CA 91724	8277021005	Ravi Gunewardena	Uriel Mendoza	R-1-40000	1

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RPPL2024003544 PRJ2024-002354	07/03/2024	New ADU 1108 sqft	16658 Doublegrove Street, La Puente CA 91744	8740005002	luis santoyo	Rick Kuo	R-1-7500	1
RPPL2024003550 PRJ2024-002363	07/03/2024	Installation of internally illuminated channel letter wall sign "Eighty Eight Q" restaurant	1725 S Nogales Street #112, Rowland Heights CA 91748	8272016040	Nicky Chung	Steven Mar	C-2-BE MXD	1
RPPL2024003556 PRJ2024-002366	07/03/2024	CONVERT EXISTING GARAGE TO A.D.U. W/ NEW ADDITION	2604 S Hacienda Boulevard, Hacienda Heights CA 91745	8204006019	GRISELDA GONZALES	David Finck	R-A-15000	1
RPPL2024003576 PRJ2024-002378	07/06/2024	New wall sign will be installed [Yumiyaki restaurant]	18184 Colima Road, Rowland Heights CA 91748	8270017025	Mike Wu	Carl Nadela	C-2 C-2-BE	1
RPPL2024003578 PRJ2024-002184	07/06/2024	Proposed ADU and Addition to Existing SFR	1704 S Kwis Avenue, Hacienda Heights CA 91745	8219005039	Ernesto Manangan Jr	Carl Nadela	R-A-10000	1
RPPL2024003579 PRJ2024-002381	07/06/2024	New 540 sq. ft. Adu 1-bedroom, 1-bathroom	13515 E Nelson Avenue, La Puente CA 91746	8562014001	Ricardo Flores	Carl Nadela	A-1-6000 R-1-6000	1
RPPL2024003580 PRJ2024-002382	07/06/2024	Garage Conversion To ADU And Get Unpermitted Addition Legalized	917 Helmsdale Avenue, La Puente CA 91744	8745009008	Jeannice Carrillo	Carl Nadela	R-1-6000	1
RPPL2024003581 PRJ2024-002379	07/06/2024	Converting a part of a vacant warehouse to light manufacturing shop.	410 S Lemon Avenue, Walnut CA 91789	8760023019	Behrouze Ehdaie	Carl Nadela	M-1.5-BE-I P	1
Zoning Conformance Review								
Number of Plans: 1								
RPPL2024003500 PRJ2024-002321	07/02/2024	- INTERIOR REMODEL - NO ADDITION	20539 Rancho La Floresta Road, Covina CA 91724	8448007029	Fischer Yu	Uriel Mendoza	A-1-20000	1
Zoning Verification Letter								
Number of Plans: 1								

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RPPL2024003565	07/03/2024	Please provide a Zoning Verification Letter, copies of open/active zoning code violations, variances, and special/conditional use permits for the property located at: 985 Fairway Dr. Parcel: 8760-007-048 PZR REF # 173213-11	985 Fairway Drive, Walnut CA 91789	8760007048	Julie Morrow	David Finck	M-1.5-BE	1