

# DRP Plans Filed - Countywide

Between 12/30/2024 to 01/06/2025



| Plan No./ Project No.                   | Application Date | Description   | Location                                       | Parcel Number | Applicant                     | Planner       | Zone Code  | SD |
|---|------------------|---|--|---------------|-------------------------------|---------------|------------|----|
| <b>Oak Tree Permit - Administrative</b> |                  |   |  |               |                               |               |            |    |
| <i>Number of Plans: 1</i>               |                  |   |  |               |                               |               |            |    |
| RPPL2024006250<br>PRJ2024-004372        | 12/31/2024       | Site Plan Review and Tree encroachment for a SFR to add 138 SF to a Bedroom and interior remodel of 787 SF bedroom, new bath, kitchen den and powder room.  | 2087 N Altadena Drive, Altadena CA 91001       | 5857022050    | Laura Serdar<br>Stephen Smith | Stacy Corea   | R-1-7500   | 5  |
| <b>Permits</b>                          |                  |   |  |               |                               |               |            |    |
| <i>Number of Plans: 70</i>              |                  |   |  |               |                               |               |            |    |
| RPAP2024006495                          | 12/30/2024       | SINGLE FAMILY RESIDENCE:<br>- (N) 2-STORY ADDITION (1,048 SF) OVER (N) SFD (1,206 SF).<br>- (N) COVERED PATIO (60 SF).<br>- (N) TANKLESS WATER HEATER.<br>- (N) A/C CONDENSER UNIT.<br>ACCESSORY DWELLING UNIT:<br>- (N) 2-STORY ADU (1,048 SF).<br>- (N) COVERED PATIO (16 SF).<br>- (N) TANKLESS WATER HEATER.<br>- (N) A/C CONDENSER UNIT. | 1216 E 67th Street, Los Angeles CA 90001       | 6010008007    | Armando Viveros               | Evan Sahagun  | SP         | 2  |
| RPAP2024006496                          | 12/30/2024       | CDP exemption application for one (1) inter-set wood pole installation within the boundary of SMMLCP: Pole 4993029E   | 1336 Old Topanga Canyon Road, Topanga CA 90290 | 4438009011    | Xinling Ouyang                | Robert Glaser | R-C-15,000 | 3  |
| RPAP2024006497                          | 12/30/2024       | Install new roof mount solar system with 2 batteries  | 24842 Brown Latigo Road, Malibu CA 90265       | 4453018042    | Vladimir Factor               | Robert Glaser | R-C-40     | 3  |

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| RPAP2024006498                   | 12/30/2024       | PROPOSED NEW DWELLING 1200 SF AND CARGO STORAGE CONTAINER   |   | 3266014002    | Manuel Femat    | Christopher La Farge | A-2-2         | 5  |
| RPAP2024006499<br>PRJ2024-004350 | 12/30/2024       | CERTIFICATE OF COMPLIANCE APPLICATION PER TIMOTHY STAPLETON   |   | 8220022064    | Dana Sayles     | Timothy Stapleton    | C-1           | 1  |
| RPAP2024006500                   | 12/30/2024       | Storage unit 3,000 sq ft - VOID - cannot approve accessory building larger than SFR ck 1/2/25   | 23500 Lake Manor Drive, Chatsworth CA 91311   | 2006001006    | TJ AZULAY       | Christopher Keating  | RPD-6000 -15U | 3  |
| RPAP2024006501                   | 12/30/2024       | CDP Exemption application for deteriorated wood pole replacements within SMMLCP: Pole 18500Y/4981386E, 572406H/4993047E, 756594H/4993048E and 987762E.  | 18704 Pacific Coast Highway, Malibu CA 90265  | 4448001900    | Xinling Ouyang  | Robert Glaser        | O-S-P         | 3  |
| RPAP2024006502                   | 12/30/2024       | PROPOSED CONVERSION OF EX. GARAGE 468. SQ.FT INOT JUNIOR ADU + CONVERSION OF EXIST. LIVING AREA (BEDROOM / BATH) INOT ADU 584 SQ.FT. . INLCUDING THE DEMO OF THE UNAUTHORIZED PATIO AND PRPOSING NEW ATTACHED 110 SQ.FT. PATIO (NOTICE OF VIOLATION )   | 2132 Annadel Avenue, Rowland Heights CA 91748 | 8276029029    | EDUARDO GUZMAN  | Maria Masis          | R-A-7000      | 1  |
| RPAP2024006503                   | 12/30/2024       | Request to convert existing 440 square foot garage to new Accessory Dwelling Unit.  | 16508 Lawnwood Street, La Puente CA 91744     | 8745011007    | George Bayan    | Maria Masis          | R-1-6000      | 1  |
| RPAP2024006504                   | 12/30/2024       | CONVERT EXT'G PARKING AREA TO NEW ADU.  | 2515 Hermosa Avenue, Montrose CA 91020        | 5807018015    | NAREG KHODADADI | Phil Chung           | R-2           | 5  |
| RPAP2024006505                   | 12/30/2024       | Garage-ADU Conversion with 260 SF. addition to existing rear dwelling unit with a 766 SF. second-floor addition atop existing rear dwelling and proposed Garage-ADU Conversion. Proposed 53 SF. free-standing exterior stairs (1102 S La Verne).<br><br>Proposed attached 153 SF. J-ADU addition to existing front dwelling unit (1100 S La Verne). | 1100 S La Verne Avenue, Los Angeles CA 90022  | 5245008019    | Edwin Ilejay    | Kevin Pascasio       | R-3           | 1  |

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| RPAP2024006506           | 12/30/2024          | Site Plan Review for Garage ADU conversion  | 563 Trier Avenue, La Puente CA 91744         | 8728007011    | Jose Delgado<br>Eulalio Delgado | Maria Masis        | R-1-6000  | 1  |
| RPAP2024006507           | 12/30/2024          | NEW GARAGE CONVERSION WITH ROOM ADDITION AND NEW CARPORT  | 9752 E Avenue Q6, Palmdale CA 93591          | 3027002007    | Deisy Gasca                     | Michelle Fleishman | A-1-1     | 5  |
| RPAP2024006508           | 12/31/2024          | NEW 16'-0" x 10'-0", 160 SF, FREE-STANDING, NON-COMBUSTIBLE, POWDER COATED, ALUMINUM TRELLIS TO GO IN THE REAR OF AN EXISTING SINGLE FAMILY RESIDENCE   | 15532 S Patronella Avenue, Gardena CA 90249  | 4070025011    | Daniel Gabay                    | Michelle Lynch     | R-1       | 2  |
| RPAP2024006509           | 12/31/2024          | 2 illuminated wall signs, reface existing pole sign tenant panel. NOTE address should be 5045 Old Scandia Ln. System will not take address  |  | 2049021068    | Kasey Clark                     | Robert Glaser      | M-1       | 3  |
| RPAP2024006510           | 12/31/2024          | Request for Coastal Development Permit Exemption Application for proposed retaining wall for two 400 Amp electric panels for the existing SFR and accessory development at 21275 Colina Drive, Topanga, CA 90260 (APN 4445-023-008) | 21275 Colina Drive, Topanga CA 90290         | 4445023008    | Neelima Gadicherla              | Robert Glaser      | R-C-2     | 3  |
| RPAP2024006511           | 12/31/2024          | DUPLICATE - LEGALIZATION OF PATIO (280 SQ.FT.) ATTACHED TO EXISTING GARAGES   | 1058 Simmons Avenue, Los Angeles CA 90022    | 6339005014    | Henry Salzer                    | Andrew Flores      | R-3       | 1  |
| RPAP2024006512           | 12/31/2024          | 1.CONVERT (E) 18' X 17' - 6" GARAGE TO AN ACCESSORY DWELLING UNIT. ( A. D. U. )<br>2.CONVERT 36'-6" X 16' - 5" IRREG. BASEMENT TO J. A. D. U.   | 1169 N Hicks Avenue, Los Angeles CA 90063    | 5229013019    | Marc Stibelman                  | Michelle Lynch     | R-1       | 1  |
| RPAP2024006513           | 12/31/2024          | New SFR W/attached garage - 3041 s.f. + Detached ADU - 1177 s.f.  | 1225 W 117th Street, Los Angeles CA 90044    | 6079006022    | Gregory Bryant                  | Evan Sahagun       | SP        | 2  |
| RPAP2024006514           | 12/31/2024          | Convert garage to 527 sf attached ADU (1 bed, 1 bath)   | 9045 E Fairview Avenue, San Gabriel CA 91775 | 5379030034    | Bruce Wong                      | Phil Chung         | R-1       | 5  |

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| RPAP2024006515                   | 12/31/2024       | Convert existing 1st floor area (343 sf) to JADU   | 8445 Leroy Street, San Gabriel CA 91775       | 5375006008    | Manny Montes       | Amir Bashar    | R-1       | 5  |
| RPAP2024006516                   | 12/31/2024       | New pool and spa, patio cover, BBQ, concrete and softscape   | 27135 Backdrop Lane, Stevenson Ranch CA 91381 | 2826186021    | Nick Cunico        | Samuel Dea     | SP        | 5  |
| RPAP2024006517<br>PRJ2025-000012 | 12/31/2024       | demo (e) detached garage and new 2 story detached ADU  | 2532 Mayfield Avenue, Montrose CA 91020       | 5807014031    | Gabriel Flores Jr. | Phil Chung     | R-1       | 5  |
| RPAP2024006518                   | 12/31/2024       | New Detach ADU   | 1134 S Augusta Avenue, Los Angeles CA 90023   | 5236009025    | Jose Martinez      | Michelle Lynch | R-3       | 1  |
| RPAP2024006519                   | 12/31/2024       | -(E) 496 SQ. FT. 1-STORY UN-PERMITTED ADDITION TO BE (N) A.D.U. #1 W/ BEDROOMS, BATH., KITCHEN & LIVING ROOM.<br><br>-(E) 248 SQ. FT. 1-STORY UN-PERMITTED ADDITION TO BE (N) A.D.U. #2 W/ STUDIO, BATH. & KITCHEN.  | 7687 Walnut Drive, Los Angeles CA 90001       | 6025008020    | Nicolas Huizar     | Michelle Lynch | SP        | 2  |
| RPAP2024006520                   | 12/31/2024       | 1) Demo (E) SFD 1300 SF; 2) Demo (E) Garage 400 SF; 3) new SFD Unit #1 1287 SF, w/ porch 31 SF & balcony 562 SF; 4) new attached ADU #1 791 SF w/ porch 36 SF; 5) new attached Garage #1 480 SF; 6) new SB-9 Unit #2 1620 SF, w/ porch 14 SF & balcony 284 SF; 7) new detached ADU #2 822 SF w/ porch 24 SF; 8) new detached ADU #3 822 SF w/ porch 24 SF; 9) new attached Garage #2 351 SF. | 6837 N Muscatel Avenue, San Gabriel CA 91775  | 5376007032    | SARINA TRUONG      | Michelle Lynch | R-A       | 5  |
| RPAP2025000001                   | 01/01/2025       | Planning Land Use Application to Design and Construct a new 704 sq. ft. detached single story garage/storage building and convert under the house garage to living room 441 sq. ft.  | 368 Anna Maria Street, Altadena CA 91001      | 5831019007    | Hovel Babikian     | Uriel Mendoza  | R-1-20000 | 5  |
| RPAP2025000002                   | 01/01/2025       | Oak Tree Removal   | 1416 Dawley Avenue, La Puente CA 91744        | 8740006019    | Daniel Castellanos | Maria Masis    | R-1-7500  | 1  |
| RPAP2025000003                   | 01/01/2025       | 1. CONVERT EXISTING 2 CAR GARAGE TO ADU (360 SQ.FT.).<br>2. NEW COVERED PATIO AT SIDE YARD (198 SQ.FT.)  | 14632 Flynn Street, La Puente CA 91744        | 8212006023    | Ricky Huang        | Maria Masis    | R-1-6000  | 1  |

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| RPAP2025000004<br>PRJ2025-000001 | 01/02/2025          | COC: NEW PRIMARY RESIDENCE WITH ATTACHED ADU NEW<br>ADU CONSTRUCTION OF 1200 SQ.FT. TWO BEDROOM AND<br>TWO BATH                 | 5518 W 117th Street, Inglewood CA 90304                 | 4140003006    | Priyanka Patel        | Timothy Stapleton          | R-1       | 2  |
| RPAP2025000005                   | 01/02/2025          | Pool & Spa  | 28528 Orange Park Drive, Castaic CA 91384               | 2866070053    | RICK<br>STARSMERE     | To Be Assigned<br>Received | A-2-2     | 5  |
| RPAP2025000006                   | 01/02/2025          | New 995sf detached ADU  | 15600 Del Prado Drive, Hacienda Heights<br>CA 91745     | 8290012012    | Leo Chuang            | To Be Assigned<br>Received | R-A-10000 | 1  |
| RPAP2025000007                   | 01/02/2025          | CDP exemption application for 1 hazardous living tree removal in<br>Grid 14 within the boundary of SMMLCP.                      | 1064 Meadows End Drive, Calabasas CA<br>91302           | 4456003037    | Xinling Ouyang        | To Be Assigned<br>Received | R-C-1     | 3  |
| RPAP2025000008                   | 01/02/2025          | LEGALIZE DETTACHED CONVERTED<br>GARAGE INTO ADU   | 15302 S Patronella Avenue, Gardena CA<br>90249          | 4070004025    | Christian Golfin      | To Be Assigned<br>Received | R-1       | 2  |
| RPAP2025000009                   | 01/02/2025          | New Signs for Sprouts Farmers Market to replace Rite Aid.   | 2060 S Hacienda Boulevard, Hacienda<br>Heights CA 91745 | 8204001018    | Richard Benson        | To Be Assigned<br>Received | C-2       | 1  |
| RPAP2025000010                   | 01/02/2025          | 487 S.F. ADDITION TO AN (E) 878 S.F. HOUSE; 96 S.F. OF (E)<br>HOUSE AREA TO BE CONVERTED TO GARAGE & 86 S.F.<br>GARAGE ADDITION | 2206 N Spaulding Place, Altadena CA 91001               | 5827011041    | Angelica Galvez       | To Be Assigned<br>Received | C-M       | 5  |
| RPAP2025000011                   | 01/02/2025          | Bathroom addition   | 5547 Summerhill Drive, Los Angeles CA<br>90043          | 5008014027    | Michael<br>Richardson | To Be Assigned<br>Received | R-1       | 2  |
| RPAP2025000012                   | 01/02/2025          | Converting existing carport in an ADU 373 sf  | 9023 Elm Street, Los Angeles CA 90002                   | 6044021007    | KAMEL HAMATI          | To Be Assigned<br>Received | SP        | 2  |

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| RPAP2025000013           | 01/02/2025          | <p>THE INTERIOR WORK IS CALLED "THE FUSION PROJECT" WHICH CONSISTS OF A FULL-SCALE REMODEL, NEW FIXTURE LAYOUT, AND ADDITIONAL OUTLETS TO THE REMODELED SALES FLOOR.</p> <p>THE ADDITION OF THE EXTERIOR GARDEN CENTER IS CALLED "THE SIDE LOT PROJECT". THE PRIMARY FUNCTION IS TO PROVIDE A NEW CUSTOMER EXPERIENCE WITHIN THE EXISTING PERIMETER FENCING OF THE OUTDOOR SIDE YARD.</p> <p>KEY FEATURES INCLUDE A SUNSHADE CANOPY WITHIN A "DEDICATED" GARDEN CENTER AREA ALONG WITH AN ENCLOSED BULK FEED STORAGE AREA AND A DRIVE-THROUGH LANE WHICH UTILIZES THE EXISTING LANE &amp; GATES. THE DRIVE AISLE IS TO BE USED AS A CUSTOMER PICK-UP AREA TO RELOCATE THE EXISTING SERVICE OF A CURBSIDE PICKUP ZONE IN THE PARKING LOT. NO CHANGES TO THE OVERALL SIZE OF THE IMPERVIOUS SIDE YARD IS PROPOSED AND WILL BE COMPLETELY CONTAINED WITHIN THE EXISTING FENCED AREA.</p> | 16904 Sierra Highway, Canyon Country CA 91351 | 3231012012    | Lina Duque   | To Be Assigned<br>Received | C-3            | 5  |
| RPAP2025000014           | 01/02/2025          | Install roof mounted PV solar.  | 717 Latigo Canyon Road, Malibu CA 90265       | 4464010001    | Tesla Energy | To Be Assigned<br>Received | R-C-10,00<br>0 | 3  |
| RPAP2025000015           | 01/02/2025          | <p>I would just say Hazmat Enclosure... Other work in the building is permitted under the following numbers (for reference): PHASE-2 PC# UNC-BLDC230524000782 PHASE-1B PC# UNC-BLDC230425000643 PHASE-1 PC# UNC-BLDC221229001871 - HAZMAT PC #UNC-BLDC240626000729</p>  | 28454 Livingston Avenue, Valencia CA 91355    | 3271027084    | Lea Urbina   | To Be Assigned<br>Received | M-1.5-DP       | 5  |
| RPAP2025000016           | 01/02/2025          | (E) GARAGE CONVERSION AND 270SF ADDITION TO ACCESSORY DWELLING UNIT.  | 6549 E Allston Street, Los Angeles CA 90022   | 6351021031    | Eva Terzi    | To Be Assigned<br>Received | R-2            | 1  |

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| RPAP2025000017           | 01/02/2025          | Convert the master bedroom to 518 sq.ft. ADU.   | 1356 E 58th Drive, Los Angeles CA 90001       | 6008022029    | Lucio Rivera   | To Be Assigned<br>Received | SP        | 2  |
| RPAP2025000018           | 01/02/2025          | Tenant Improvement Remodel - Unit H Change if use from retail to Medical (Physical Therapy) 2261 SF   | 5035 H W Slauson Avenue, Los Angeles CA 90056 | 4201003058    | Jeff Grodsky   | To Be Assigned<br>Received | C-3       | 2  |
| RPAP2025000019           | 01/02/2025          | AT&T received approval of Revised Exhibit A RPPL2022011646, but it expired while waiting for the structural tower details from tower owner. SBA tower owner provided the details recently, so AT&T was able to complete the CDs and calcs for the proposed extension/collocation on the monopalm. Existing monopalm is 59', AT&T is adding a 20' extension. New Revised Exhibit A is being requested since previous approval expired. | 11705 U Carmenita Road, Whittier CA 90605     | 8026009007    | Sonal Thakur   | To Be Assigned<br>Received | C-3-BE    | 4  |
| RPAP2025000020           | 01/02/2025          | Convert existing garage- 360 sq ft and existing attached structure- 142 sq ft into a ADU totaling = 502 sq ft of habitable and conditioned space  | 11226 Saragosa Street, Whittier CA 90606      | 8173002005    | TOCA ALAIN     | To Be Assigned<br>Received | R-1       | 4  |
| RPAP2025000021           | 01/02/2025          | LEGALIZE EXISTING 414 SF DETACHED GARAGE.   | 40610 12th Street W, Palmdale CA 93551        | 3005015024    | Jesus Urciaga  | To Be Assigned<br>Received | A-2-2     | 5  |
| RPAP2025000022           | 01/02/2025          | 2 illuminated wall signs, reface existing pylon tenant panel<br>NOTE Address should be 1437 E Gage Ave - Did not come up in county system   | 1433 E Gage Avenue #A, Los Angeles CA 90001   | 6008031031    | Kasey Clark    | To Be Assigned<br>Received | SP        | 2  |
| RPAP2025000023           | 01/02/2025          | PROJECT CONSIST OF A TWO STORY PRIMARY RESIDENCE WITH A GROSS SQUARE FOOTAGE OF 2,265 S.F. ALSO INCLUDED IN PROJECT IS A DETACHED ADU OF 1200 S.F. WITH SINGLE CAR GARAGE. PARKING FOR THE PRIMARY RESIDENCE WILL BE AN ATTACHED TWO CAR GARAGE ,TOTAL PARKING ON SITE IS 3 CARS COVERED AND ONE OPEN SPACE.  | 1215 W 117th Street, Los Angeles CA 90044     | 6079006024    | Gregory Bryant | To Be Assigned<br>Received | SP        | 2  |

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| RPAP2025000024           | 01/02/2025          | ROJECT CONSIST OF A TWO STORY PRIMARY RESIDENCE WITH A GROSS SQUARE FOOTAGE OF 2,265 S.F. ALSO INCLUDED IN PROJECT IS A DETACHED ADU OF 1200 S.F. WITH SINGLE CAR GARAGE. PARKING FOR THE PRIMARY RESIDENCE WILL BE AN ATTACHED TWO CAR GARAGE ,TOTAL PARKING ON SITE IS 3 CARS COVERED AND ONE OPEN SPACE. | 1207 W 117th Street, Los Angeles CA 90044           | 6079006025    | Gregory Bryant    | To Be Assigned<br>Received | SP        | 2  |
| RPAP2025000025           | 01/02/2025          | CONVERT EXISTING 426 SF GARAGE INTO A STATE-EXEMPT ADU PER CALIFORNIA GOVERNMENT CODE SECTION 66323   | 2722 Callecita Drive, Altadena CA 91001             | 5835042016    | Andrew Slocum     | To Be Assigned<br>Received | R-1-7500  | 5  |
| RPAP2025000026           | 01/03/2025          | Signs for 5 tenants   | 1655 H S Azusa Avenue #B, Hacienda Heights CA 91745 | 8209020023    | Jeanine Wilson    | To Be Assigned<br>Received | MXD       | 1  |
| RPAP2025000027           | 01/03/2025          | Adding a retaining Wall   | 19877 W Blue Cloud Road, Santa Clarita CA 91390     | 2812005030    | James Lindsay     | To Be Assigned<br>Received | A-1-1     | 5  |
| RPAP2025000028           | 01/03/2025          | THE PROJECT SCOPE INCLUDES THE DEMOLITION OF THE EXISTING RESIDENTIAL UNIT #1 AND THE DETACHED GARAGE, FOLLOWED BY THE CONSTRUCTION OF A NEW SINGLE-FAMILY RESIDENCE AND A DETACHED TWO-CAR GARAGE.   | 12019 Carmenita Road, Whittier CA 90605             | 8026028017    | FRANCISCO REYNAGA | To Be Assigned<br>Received | R-2       | 4  |
| RPAP2025000029           | 01/03/2025          | We are a dog rescue, Plans are to get new license under the same land plans previously approved. Everything will be exactly the same.   | 6221 Elizabeth Lake Road, Palmdale CA 93551         | 3205002049    | Sonya Nonini      | To Be Assigned<br>Received | A-2-2.5   | 5  |
| RPAP2025000030           | 01/03/2025          | We are a dog rescue, Plans are to get new license under the same land plans previously approved. Everything will be exactly the same.   | 6221 Elizabeth Lake Road, Palmdale CA 93551         | 3205002049    | Sonya Nonini      | To Be Assigned<br>Received | A-2-2.5   | 5  |



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| RPAP2025000032           | 01/03/2025          | Site Plan Review for an unpermitted extension of a deck to be modified to come into compliance with Zoning and Building & Safety. Permitting of an existing rear deck. | 2504 Mary Street, Montrose CA 91020          | 5810002031    | Robert Drury       | To Be Assigned<br>Received | R-1          | 5  |
| RPAP2025000033           | 01/03/2025          | Applying for a minor parking deviation. Project is a tenant improvement (2,247 sq. ft.) in a portion of existing 1-story commercial retail building (15,916 sq. ft.).  | 724 E Foothill Boulevard, San Dimas CA 91773 | 8661020018    | Lilian Phan        | To Be Assigned<br>Received | C-3          | 5  |
| RPAP2025000034           | 01/03/2025          | Reface existing pole sign, Reface 2 wall signs, new clearance plaque   | 3160 Colima Road, Hacienda Heights CA 91745  | 8291033073    | Kasey Clark        | To Be Assigned<br>Received | CPD          | 1  |
| RPAP2025000035           | 01/03/2025          | Convert (e) 358 sf detached garage w/ (n) 141 sf addition to create a 499 sf ADU.  | 9619 Elmore Avenue, Whittier CA 90604        | 8151025009    | GEORGE<br>CORRALES | To Be Assigned<br>Received | R-A-6000     | 4  |
| RPAP2025000036           | 01/03/2025          | AS Built Plot Plan Update<br>Approval By Richard Claghorn<br>Zoning Compliance   | 15706 Sierra Highway, Santa Clarita CA 91390 | 2853001005    | John Jacob         | To Be Assigned<br>Received | M-1<br>A-1-2 | 5  |
| RPAP2025000038           | 01/03/2025          | build a single family home   |  | 8675008004    | Ryan Dahlem        | To Be Assigned<br>Received | A-2-2        | 5  |
| RPAP2025000039           | 01/03/2025          | New Bedroom, New Bathroom and Closet   | 1202 E 75th Street, Los Angeles CA 90001     | 6024007021    | Carlos Martinez    | To Be Assigned<br>Received | SP           | 2  |
| RPAP2025000040           | 01/04/2025          | NEW JADU (498 SQ. FT.) AND GARAGE/STORAGE<br>CONVERSION TO ADU (420 SQ. FT.)   | 1308 S La Verne Avenue, Los Angeles CA 90022 | 5245020002    | Jose Hernandez     | To Be Assigned<br>Received | R-3          | 1  |
| RPAP2025000041           | 01/04/2025          | Revised Plan   |  | 5227009003    | Ivan Ramirez       | To Be Assigned<br>Received | R-1          | 1  |

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| RPAP2025000042        | 01/04/2025       | ZONING CONFORMANCE REVIEW<br>Update New covered patio deck 956 sf from previous uncovered patio deck RPPL2021009991; Add 260 sf of deck<br>Update New perimeter walls from previous RPPL2022014089 as approved by BLDG221028001864 | 1910 Valemont Avenue, Rowland Heights CA 91748     | 8276003032    | Alfonso Duran   | To Be Assigned<br>Received | R-1-6000  | 1  |
| RPAP2025000043        | 01/05/2025       | NEW A.D.U. (1,190 SQ. FT.)<br>- NEW KITCHEN, LIVING ROOM, THREE BATH, LAUNDRY, TWO W.I.C., TWO BEDROOMS & MASTER BEDROOM   | 1847 S Farmstead Avenue, Hacienda Heights CA 91745 | 8219013049    | German Cortez   | To Be Assigned<br>Received | R-A-6000  | 1  |
| RPAP2025000044        | 01/05/2025       | PROPOSED 864 S.F ADDITION  | 2741 W Avenue N, Palmdale CA 93551                 | 3111004023    | Jose Hernandez  | To Be Assigned<br>Received | A-2-2     | 5  |
| RPAP2025000045        | 01/05/2025       | Install (2) New ODU's on existing cell tower. No change to antennas, tower height or ground footprint.   |  | 3213018059    | Thomas Williams | To Be Assigned<br>Received | A-2-2     | 5  |
| RPAP2025000046        | 01/05/2025       | (N) 713sqft 3rd Unit on lower level<br>(N) 713sqft ADU on upper level  | 434 S Belden Avenue, Los Angeles CA 90022          | 6341013006    | Nathan Gallardo | To Be Assigned<br>Received | R-3       | 1  |

**Pre-Application Counseling**  
Number of Plans: **2**

|                                  |            |  |  |            |  |                |          |   |
|----------------------------------|------------|--|--|------------|--|----------------|----------|---|
| RPPL2024006231                   | 12/30/2024 | Proposed redevelopment of subdivision tract over existing surplus school site. Proposed project of 104 single family detached homes on 8.55 acres.<br><br>Need confirmation if street light annexation will be required.   | 5034 Clydebank Avenue, Covina CA 91722 | 8410028900 | Timothy Sales<br>Benny Sam<br>John Fitzpatrick | Michelle Lynch | R-1-6000 | 1 |
| RPPL2024006233<br>PRJ2024-004353 | 12/30/2024 | Conversion of an existing motel into a 100 unit affordable senior apartment building.<br><br>PD: Convert an existing motel into affordable senior apartment building containing 100 proposed units. Site is located in the Rowland Heights Community Standards District. | 1170 Fairway Drive, Walnut CA 91789    | 8762002020 | Luke Jacobs                                    | Diana Gonzalez | C-1-DP   | 1 |

| Plan No./ Project No.                 | Application Date | Description  | Location                                       | Parcel Number | Applicant                    | Planner                 | Zone Code     | SD |
|---------------------------------------|------------------|--|--|---------------|------------------------------|-------------------------|---------------|----|
| <b>Referrals</b>                      |                  |  |  |               |                              |                         |               |    |
| <b>Number of Plans: 1</b>             |                  |  |  |               |                              |                         |               |    |
| RPAP2025000031                        | 01/03/2025       | convenience store. change of ownership.  | 10801 Hawthorne Boulevard, Inglewood CA 90304  | 4037015026    | Rachel Jimenez               | To Be Assigned Received | C-2           | 2  |
| <b>Revised Exhibit "A"</b>            |                  |  |  |               |                              |                         |               |    |
| <b>Number of Plans: 3</b>             |                  |  |  |               |                              |                         |               |    |
| RPPL2025000004<br>2018-002006         | 01/02/2025       | Alcohol sales for on-site consumption, in accordance with RPPL2018002941 (LA PLAZA), tenant Little Pan, suite 108. | 527 N Spring Street, Los Angeles CA 90012      | 5408005904    | Michael McFadden             | Larry Jaramillo         |               | 1  |
| RPPL2025000011<br>99065               | 01/02/2025       | Modification to existing cell site   | 1307 E Longden Avenue, Arcadia CA 91006        | 8511015016    | Barbara SAITO                | Jolee Hui               | R-A           | 5  |
| RPPL2025000012<br>R2015-02406         | 01/03/2025       | This is an update on the Blueprint so it will match the stores floor plan.   | 11462 Slauson Avenue, Whittier CA 90606        | 8178027027    | Tarnjit Rana                 | Carl Nadela             | C-3-BE<br>R-A | 4  |
| <b>Site Plan Review - Ministerial</b> |                  |  |  |               |                              |                         |               |    |
| <b>Number of Plans: 19</b>            |                  |  |  |               |                              |                         |               |    |
| RPPL2024006230<br>PRJ2024-004347      | 12/30/2024       | (N)CONSTRUCTION DETACHED ADU 499 SQ.FT.  | 13542 Lakeland Road, Whittier CA 90605         | 8029018040    | Chloe S                      | Dennis Harkins          | R-2           | 4  |
| RPPL2024006232<br>PRJ2024-004352      | 12/30/2024       | [Fees Due January 17, 2025] Attached ADU: Conversion Within Existing SFR and/ or New Construction                  | 622 E 154th Street, Compton CA 90220           | 6139011016    | Jimmy Jackson                | Kevin Pascasio          | R-1           | 2  |
| RPPL2024006234<br>PRJ2024-004354      | 12/30/2024       | COUNTY PROJECT PRJ2024-004354: Installing a diesel generator to provide emergency power in case of a power outage. | 12915 Jarvis Avenue, Los Angeles CA 90061      | 6130003901    | Carlos Lopez<br>Sean Blackey |                         | R-1           | 2  |
| RPPL2024006237<br>PRJ2024-004357      | 12/31/2024       | ONE SET OF ILLUMINATED CHANNEL LETTER WALL SIGN "PHD ORTHODONTICS" TOTAL 22 S.F.                                   | 8202 Huntington Drive #B, San Gabriel CA 91775 | 5376026001    | DAN LUONG                    | Uriel Mendoza           | C-2           | 5  |
| RPPL2024006238<br>PRJ2024-004358      | 12/31/2024       | 528 SF R ADDITION PER (N) BEDROOM SUITE, 549 SF REAR COVERED PORCH   | 3265 Villa Highlands Drive, Pasadena CA 91107  | 5860023059    | Chiedu Chijindu              | Uriel Mendoza           | R-1-20000     | 5  |

| Plan No./<br>Project No.         | Application<br>Date | Description  | Location                                  | Parcel Number | Applicant          | Planner              | Zone Code | SD |
|----------------------------------|---------------------|--|---|---------------|--------------------|----------------------|-----------|----|
| RPPL2024006239<br>PRJ2024-004360 | 12/31/2024          | Construction of a pre-fab metal garage. see note   | 10434 Piute Road, Littlerock CA 93543     | 3059017122    | Michelle Scott     | Christopher La Farge | A-1-5     | 5  |
| RPPL2024006240<br>PRJ2024-004359 | 12/31/2024          | proposed 4 units under SB-9. Unit A adu at 1,004 sf w 240 sf garage. unit B adu at 1,038 sf w 236 sf garage. unit C primary at 1,748 sf w 409sf garage. unit D attached adu at 871 sf . Demolish (E) 847 Sf car garage. (E) 827 sf illegal patio and (E) 206 Sf storage shed | 1313 Aileron Avenue, La Puente CA 91744   | 8254020010    | JOHNNY YU          | Rudy Silvas          | R-1-6000  | 1  |
| RPPL2024006241<br>PRJ2024-004362 | 12/31/2024          | New Single-Family Residence  |   | 3049008004    | Marta Candray      | Christopher La Farge | A-2-1     | 5  |
| RPPL2024006242<br>PRJ2024-004363 | 12/31/2024          | PRJ2024-004363 • (N) 600 sf detached ADU @ 3827 N Briarpath Ave Construct 17 sf of concrete stoop/ landing.  | 3827 N Briarpath Avenue, Covina CA 91724  | 8426027007    | Serge Mayer        | Joshua Pereira       | A-1-10000 | 5  |
| RPPL2024006243<br>PRJ2024-004364 | 12/31/2024          | PRJ2024-004364 • Convert (E) 704 SQ.FT Garage to ADU and built attached storage@ 13742 Kagel Canyon Rd   | 13742 Kagel Canyon Road, Sylmar CA 91342  | 2845014035    | Art Babayan        | Joshua Pereira       | A-1-10000 | 5  |
| RPPL2024006244<br>PRJ2024-004365 | 12/31/2024          | PRJ2024-004365 • 1,498 SF expansion (E) two story residence 1,694 SF, DEMO (E) garage/replace @ 5115 Parham Ave  | 5115 Parham Avenue, La Crescenta CA 91214 | 5866003035    | yolanda mccausland | Joshua Pereira       | R-1-7500  | 5  |
| RPPL2024006245<br>PRJ2024-004367 | 12/31/2024          | PRJ2024-004367 • Proposed new detached ADU 1,199 S.F .and new trellis area 192 S.F. @ 8855 Callita St  | 8855 Callita Street, San Gabriel CA 91775 | 5381025014    | Andy Su            | Joshua Pereira       | R-1       | 5  |

| Plan No./<br>Project No.         | Application<br>Date | Description   | Location                                    | Parcel Number | Applicant          | Planner         | Zone Code | SD |
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| RPPL2024006246<br>PRJ2024-004368 | 12/31/2024          | PRJ2024-004368 • Convert (E) 403 SQ.FT attached garage into ADU @ 9732 E Camino Real Ave<br>1, CONVERT THE 403 SF. OF EXISTING ATTACHED TWO-CAR GARAGE INTO AN ACCESSORY DWELLING UNIT, INCLUDE ONE BEDROOM, ONE BATHROOM, ONE LIVING ROOM & ONE KITCHEN.<br>2, ADD A 4'-11"X7'-11" BATHROOM AND A 2'-6"X7'-11" CLOSET IN THE EXISTING BEDROOM IN THE MAIN HOUSE. | 9732 E Camino Real Avenue, Arcadia CA 91007 | 5383006054    | Wayne Lei          | Joshua Pereira  | R-A       | 5  |
| RPPL2025000003<br>PRJ2025-000003 | 01/02/2025          | RJ2025-000003 • Demo SFR and build (N) 2,495 SQ.FT SFR w/attached garage w/ a detached 930 SQ.FT ADU @ 11857 East Tr<br>DEMO EXISTING SFD<br>NEW SFD 2495 SF 2 STORIES & ATTACHED GARAGE 855 SF<br>AND GROUND UP 930 SF ADU   | 11857 East Trail, Sylmar CA 91342           | 2526011001    | Mihran Jaghlassian | Joshua Pereira  | R-1       | 5  |
| RPPL2025000007<br>PRJ2025-000005 | 01/02/2025          | PRJ2025-000005: Site Plan Review for tenant improvements for Little Pan, suite 108 at LA PLAZA  | 527 N Spring Street, Los Angeles CA 90012   | 5408005904    | Michael McFadden   | Larry Jaramillo |           | 1  |
| RPPL2025000008<br>PRJ2025-000007 | 01/02/2025          | FEES DUE 1/23 - REGIONAL PLANNING GARAGE CONVERSION INTO ADU 796 S.F.   | 209 S Gerhart Avenue, Los Angeles CA 90022  | 5249014027    | LILIAN DIAZ        | Andrew Flores   | R-2       | 1  |
| RPPL2025000009<br>PRJ2025-000006 | 01/02/2025          | CONVERTING EXISTING 528 SQ FT STORAGE TO NEW ADU  | 5031 Briggs Avenue, La Crescenta CA 91214   | 5804024079    | Vered Nissan       | Stacy Corea     | R-1-10000 | 5  |
| RPPL2025000013<br>PRJ2025-000011 | 01/04/2025          | New 719 s.f. attached ADU   | 2261 Luana Lane, Montrose CA 91020          | 5810012013    | jaeduk yang        | Phil Chung      | R-1       | 5  |
| RPPL2025000014<br>PRJ2025-000012 | 01/05/2025          | demo (e) detached garage and new 2 story detached ADU   | 2532 Mayfield Avenue, Montrose CA 91020     | 5807014031    | Gabriel Flores Jr. | Phil Chung      | R-1       | 5  |

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|----------------------------------|------------------|---|---|---------------|-------------------------------|-------------------------|-----------|----|
| <b>Subdivisions</b>              |                  |   |   |               |                               |                         |           |    |
| <b>Number of Plans: 1</b>        |                  |   |   |               |                               |                         |           |    |
| RPAP2025000037                   | 01/03/2025       | Proposed Subdivision - 2 X2 Story Units and One ADU   | 16028 Fellowship Street, La Puente CA 91744   | 8741012010    | David Chang                   | To Be Assigned Received | A-1-10000 | 1  |
| <b>Zoning Conformance Review</b> |                  |   |   |               |                               |                         |           |    |
| <b>Number of Plans: 7</b>        |                  |   |   |               |                               |                         |           |    |
| RPPL2024006236<br>PRJ2024-004356 | 12/31/2024       | Rear property deck and railing with stair set   | 2916 Orange Avenue, La Crescenta CA 91214     | 5802021014    | Barney Crow                   | Uriel Mendoza           | R-1       | 5  |
| RPPL2024006247<br>PRJ2024-004369 | 12/31/2024       | PRJ2024-004369 • 102 SF ADDITION FOR BEDROOM EXTENSION AND NEW 148.83 REMODEL @ 4928 N Mangrove Ave<br>REVISION TO EXISTING BLDR231229012277 / 102 SF ADDITION FOR BEDROOM EXTENSION AND NEW 148.83 REMODEL BY ADDING A BATHROOM AND LAUNDRY ROOM. NEW DOOR FROM GARAGE INTO NEW LAUNDRY ROOM | 4928 N Mangrove Avenue, Covina CA 91724       | 8403010015    | Hugo Rodriguez                | Joshua Pereira          | R-1-7500  | 5  |
| RPPL2024006248<br>PRJ2024-004371 | 12/31/2024       | Convert existing garage to ADU (488 sq. ft.). see note  | 39012 Vananbev Way, Palmdale CA 93551         | 3003032023    | Alfonso Lira                  | Christopher La Farge    | R-A       | 5  |
| RPPL2024006249<br>PRJ2024-004372 | 12/31/2024       | Site Plan Review and Tree encroachment for a SFR to add 138 SF to a Bedroom and interior remodel of 787 SF bedroom, new bath, kitchen den and powder room.  | 2087 N Altadena Drive, Altadena CA 91001      | 5857022050    | Laura Serdar<br>Stephen Smith | Stacy Corea             | R-1-7500  | 5  |
| RPPL2025000002<br>PRJ2025-000002 | 01/02/2025       | PRJ2025-000002 • Proposed 194 SQ.FT addition to an (E) 670 SQ.FT Two-story ADU @ 2823 Willowhaven Dr<br><br>PROPOSED ADDITION TO EXISTING 2-STORY ADU ATTACHED TO EXISTING HOUSE  | 2823 Willowhaven Drive, La Crescenta CA 91214 | 5867019033    | Vartan Jangozian              | Joshua Pereira          | R-1-10000 | 5  |

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|----------------------------------|---------------------|---|---|---------------|-------------------------|-------------|-----------|----|
| RPPL2025000005<br>PRJ2025-000004 | 01/02/2025          | CHANGE OF ROOM USE ((E) CLOSET 29 SF TO (N) BATHROOM<br>2<br>& (E) SUNROOM 237 SF TO (N) OFFICE / DEN ROOM)<br>IN (E) SINGLE FAMILY RESIDENCE (1,660 SF   | 1251 Marchmont Avenue, Hacienda Heights<br>CA 91745 | 8245018018    | Mary Dela Fuente        | David Finck | R-1-6000  | 1  |
| RPPL2025000010<br>PRJ2025-000008 | 01/02/2025          | TOTAL OF 310 SF ADDITION FOR BEDROOM EXTENSION AND<br>(N) CLOSET AND ENTRY WITH 191 SF OPEN DECK AND 41 SF<br>FRONT PORCH AND 2215 SF INTERIOR REMODEL (4 BED, 4<br>BATH, 1 POWDER) REROOF (E) SFD. | 4655 Marellen Place, La Crescenta CA 91214          | 5804008023    | Seyed Mohammad<br>Amini | Stacy Corea | R-1-10000 | 5  |