

DRP Plans Filed - East San Gabriel Valley Planning Area

Between 01/27/2025 to 02/03/2025



Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
CUP								
Number of Plans: 3								
RPPL2025000348 PRJ2025-000255	01/29/2025	CUP - Grading See Project Narrative.	20055 Colima Road, Walnut CA 91789	8762022005	Brian Taylor	Perla Inclan	A-1-1	1
RPPL2025000349 PRJ2025-000255	01/29/2025	CUP - HMA See Project Narrative.	20055 Colima Road, Walnut CA 91789	8762022005	Brian Taylor	Perla Inclan	A-1-1	1
RPPL2025000350 PRJ2025-000255	01/29/2025	CUP - RPD See Project Narrative.	20055 Colima Road, Walnut CA 91789	8762022005	Brian Taylor	Perla Inclan	A-1-1	1
Environmental Plan								
Number of Plans: 1								
RPPL2025000344 PRJ2025-000255	01/29/2025	VTTM, Plan Amendment, Zone Change, CUP - Grading, CUP - Lot Size, Housing Permit See Project Narrative.	20055 Colima Road, Walnut CA 91789	8762022005	Brian Taylor	Perla Inclan	A-1-1	1
Housing Permit - Administrative								
Number of Plans: 1								
RPPL2025000362 PRJ2025-000255	01/29/2025	VTTM, Plan Amendment, Zone Change, CUP - Grading, CUP - Lot Size, Housing Permit See Project Narrative.	20055 Colima Road, Walnut CA 91789	8762022005	Brian Taylor	Perla Inclan	A-1-1	1
Oak Tree Permit - Administrative								
Number of Plans: 1								

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPPL2025000416 PRJ2025-000081	02/02/2025	Oak Tree Removal	1416 Dawley Avenue, La Puente CA 91744	8740006019	Daniel Castellanos	Carl Nadela	R-1-7500	1
Permits Number of Plans: 12								
RPAP2025000384	01/27/2025	NEW CONSTRUCTION ADU APPROX. 1,185.0 SF W/ 3 BEDROOMS, TWO BATHROOMS	19502 Springport Drive, Rowland Heights CA 91748	8276025008	Lidia Jimenez	Maria Masis	R-A-6000	1
RPAP2025000413	01/28/2025	Remove existing roof cover patio and replace with same size patio. 434 sq.ft.	4554 N Glenfinnan Avenue, Covina CA 91723	8431009057	Jose Moreno	Michele Bush	R-1-7000	1
RPAP2025000416	01/28/2025	Demolish Existing Carport Demolish Un permitted Patio Proposed Carport Proposed One Story Addition	202 S Azusa Avenue, La Puente CA 91744	8729008001	Arturo Vazquez	Maria Masis	R-A-6000	1
RPAP2025000442	01/29/2025	Site Plan Review	4303 Walnuthaven Drive, Covina CA 91722	8435008020	Edgar Ayala	Michele Bush	R-1-6000	1
RPAP2025000443	01/30/2025	1. PROPOSED LEGALIZE UNPERMITTED HOUSE AREA (580 S.F) 2. PROPOSED LEGALIZE UNPERMITTED GARAGE AREA (488 S.F) 3. PROPOSED LEGALIZE UNPERMITTED TRELLIS (168 S.F)	18427 1/2 E Cypress Street, Covina CA 91723	8421022016	Jonathan Ng	To Be Assigned Received	R-3	1
RPAP2025000451	01/30/2025	SB330 application for proposed project site of 8.55 acre with 104 for-sale single family residential development. Project to include 16 homes for low income. Pre-application counseling submitted under RPAP2024006076.	5034 Clydebank Avenue, Covina CA 91722	8410028900	Benny Sam	Michelle Lynch	R-1-6000	1

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RPAP2025000452	01/30/2025	1) SPLIT EXISTING MASTER BATH INTO NEW MASTER BATH AND NEW WALK-THROUGH-CLOSET- 101 S.F. REMODEL 2) DESIGNATE EXISTING STUDY AREA - 125 S.F. REMODEL 3) ADD NEW FAMILY ROOM AND NEW BEDROOM #4 - 387 S.F. ADDITION 4) ADD NEW ATTACHED TRELLIS ADJACENT TO EXISTING KITCHEN AND NEW FAMILY ROOM - 192 S.F. ACCESSORY	2326 Sarandi Grande Drive, Hacienda Heights CA 91745	8205016029	Herbert Ng	To Be Assigned Received	R-A-10000	1
RPAP2025000469	01/31/2025	CONSTRUCTION OF A NEW 160SF ADDITION AND 110 SF PATIO	18818 Petunia Street, Azusa CA 91702	8628020017	Alec Calzada	To Be Assigned Received	R-1-6000	1
RPAP2025000477	01/31/2025	Amendment to previously approved RPPL2022008201 to modify total square footage by reducing it to 847 sf instead of 1,107 sf.	1952 Olympus Avenue, Hacienda Heights CA 91745	8244014001	Nathalia Bazua	To Be Assigned Received	R-A-7500	1
RPAP2025000478	01/31/2025	1) CONVERT EXISTING TWO-CAR GARAGE TO ADU; 2) LEGALIZE INTERIOR REMODELING OF MAIN DWELLING 3) LEGALIZE A COVERED PATIO	1951 Olympus Avenue, Hacienda Heights CA 91745	8244011024	Peggy Lu	To Be Assigned Received	R-A-7500	1
RPAP2025000483	01/31/2025	(N) 131 sf Enclose Patio (to legalize) (E)110 sf Cover Patio (to demolish)	16109 E Meadowside Street, La Puente CA 91744	8742002030	Victor Valdez	To Be Assigned Received	R-1-6000	1

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPAP2025000490	02/03/2025	<p>REMODEL EXISTING HOUSE TOTAL 2712 S.F REMOVE EXISTING FIREPLACE ENCLOSE EXISTING PORCH AT MAIN ENTRANCE 143 S.F INTO MAIN ENTRANCE AND GREAT ROOM 283 S.F NEW: MASTER BEDROOM 277 S.F BEDROOM-1 176 S.F BEDROOM-2 173 S.F BEDROOM-3 171 S.F</p> <p>BATHROOM-1 30 S.F BATHROOM-2 64 S.F BATHROOM-3 38 S.F BATHROOM-4 40 S.F BATHROOM-5 80 S.F CLOSET-1 83 S.F CLOSET-2 35 S.F CLOSET-3 30 S.F</p> <p>LAUNDRY 50 S.F</p> <p>KITCHEN 185 S.F DINING ROOM 183 S.F LIVING ROOM 675 S.F</p>	3314 Rancho Rio Bonita Road, Covina CA 91724	8447005024	Jinxiong Huang	To Be Assigned Received	A-1-20000	1

Plan Amendment
Number of Plans: **1**

RPPL2025000329 PRJ2025-000255	01/29/2025	VTTM, Plan Amendment, Zone Change, CUP - Grading, CUP - Lot Size, Housing Permit See Project Narrative.	20055 Colima Road, Walnut CA 91789	8762022005	Brian Taylor	Perla Inclan	A-1-1	1
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Site Plan Review - Ministerial
Number of Plans: **12**

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPPL2025000266 PRJ2025-000202	01/27/2025	EXISTING UNPERMITTED ACCESSORY DWELLING UNIT (ADU) WITHOUT PERMITS TO LEGALIZED 942 SQ. FT. (1-STORY) EXISTING GARAGE 250 SQ. FT. TO EXTEND 150 SQ. FT. NEW FOOTING AND SLAB CONCRETE, NEW WOOD FRAMING, NEW ELECTRICAL RECEPTACLES PLUGS & LIGHT FIXTURES, NEY 7/8" EXTERIOR STUCCO PLASTER, NEW ROOF ASPHALT SHINGLE CLASS "A" (E) 275 SF ADDITION TO LEGALIZE (E) 122 SF LAUNDRY ROOM TO LEGALIZE CODE UPDATE RPPL2017007182	1414 S Angelcrest Drive, Hacienda Heights CA 91745	8215003010	Gonzalo Herrera	Dennis Harkins	R-A-7500	1
RPPL2025000289	01/27/2025	Converting existing Attached garage to ADU 497 SQFT, 1 Bedroom, 1 Bathroom, Kitchen, living space and a laundry	14323 Snowdale Street, La Puente CA 91746	8465001048	Barsam Mahasti	Marlene Vega-Hernandez	R-1-7500	1
RPPL2025000296 PRJ2025-000229	01/28/2025	1. Garage 495 sf. conversion into ADU legalization.	2331 Sandraglen Drive, Rowland Heights CA 91748	8253013030	Tony Du	Dennis Harkins	R-1-6000	1
RPPL2025000299 PRJ2025-000231	01/28/2025	Convert existing 02 car garage to new ADU	1716 Craigton Avenue, Hacienda Heights CA 91745	8243027018	Miguel Rodriguez	David Finck	R-2	1
RPPL2025000302 PRJ2025-000234	01/28/2025	CONVERTING EXISTING THREE-CAR GARAGE INTO A NEW JADU 650 SF, INCLUDING TWO BEDROOMS, TWO BATHROOMS, AND ONE KITCHEN	17746 Nearbank Drive, Rowland Heights CA 91748	8265025001	Steven Wang	David Finck	R-A-9000	1
RPPL2025000318 PRJ2025-000247	01/29/2025	CONVERSION OF EXIST. GARAGE (422 S.F.) INTO AN ADU; PLUS ADDITION OF A CLOSET (32 S.F.) TO MAIN EXIST. DWELLING UNIT.	15468 Garo Street, Hacienda Heights CA 91745	8215002063	Mario Jaime	David Finck	R-A-7500	1
RPPL2025000319 PRJ2025-000248	01/29/2025	to propose detached adu	14017 Donaldale Street, La Puente CA 91746	8558006020	Chiou Yeong Wu	Marlene Vega-Hernandez	R-1-6000	1

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPPL2025000322 PRJ2025-000251	01/29/2025	EX.GARAGE CONVERT INTO A JADU NEW PATIO MAIN HOUSE ADD BATH X(1) NEW FENCE AROUND FRONT YARD	2311 Cordoza Avenue, Rowland Heights CA 91748	8265019033	yuyang mai	David Finck	R-A-9000	1
RPPL2025000326 PRJ2025-000254	01/29/2025	Proposed Existing Residence Alteration @ 698 SF	1802 Valencia Street, Rowland Heights CA 91748	8276006059	Yifu Pan	Marlene Vega-Hernandez	R-1-6000	1
RPPL2025000346 PRJ2025-000259	01/29/2025	PRJ2025-000259: New 675 SF Detached ADU and 70 SF covered ADU porch in R-A-20,000 in East Azusa (VHFHSZ and HMA)	18833 Hicrest Road, Glendora CA 91741	8684032003	Jason Goldberg	Jolee Hui	R-A-20000	5
RPPL2025000381 PRJ2025-000273	01/29/2025	1. PROPOSE CONVERTING AND REMODELING THE EXISTING GARAGE (400 S.F.) INTO A NEW DETACHED ADU (700 S.F.)	17034 E Holton Street, West Covina CA 91791	8740016015	Huy Nguyen Van Ly	David Finck	R-1-7500	1
RPPL2025000383 PRJ2025-000275	01/29/2025	1-EXISTING MAIN HOUSE ADDITION DEN ROOM(163 SF) 2-EXISTING CAR GARAGE CONVERTED INTO JADU(380 SF) 3-DETACHED, NEW 2-STORY ACCESSORY DWELLING UNIT(ADU)1199 SF	1415 Lancewood Avenue, Hacienda Heights CA 91745	8244001011	Lu Zhao	David Finck	R-1-6000	1
Subdivisions								
Number of Plans: 2								
RPAP2025000392	01/27/2025	Royal Vista Residential PA4 Tree Planting. Incomplete application.		8762027039	Jon Conk	Marie Pavlovic	A-1-1	1
RPAP2025000393	01/27/2025	Royal Vista Residential PA6 Tree Planting		8764002005	Jon Conk	Joshua Huntington	A-1-1	1
Tentative Map - Tract								
Number of Plans: 1								
RPPL2025000327 PRJ2025-000255	01/29/2025	VTTM, Plan Amendment, Zone Change, CUP - Grading, CUP - Lot Size, Housing Permit See Project Narrative.	20055 Colima Road, Walnut CA 91789	8762022005	Brian Taylor	Perla Inclan	A-1-1	1

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
Zone Change								
<i>Number of Plans: 1</i>								
RPPL2025000342 PRJ2025-000255	01/29/2025	VTTM, Plan Amendment, Zone Change, CUP - Grading, CUP - Lot Size, Housing Permit See Project Narrative.	20055 Colima Road, Walnut CA 91789	8762022005	Brian Taylor	Perla Inclan	A-1-1	1
Zoning Conformance Review								
<i>Number of Plans: 1</i>								
RPPL2025000408	01/30/2025	SB330 Preliminary application for proposed project site of 8.55 acre with 104 for-sale single family residential development. Project to include 16 homes for low income. Pre-application counseling submitted under RPAP2024006076.	5034 Clydebank Avenue, Covina CA 91722	8410028900	Benny Sam	Michelle Lynch	R-1-6000	1