

# DRP Plans Filed - West San Gabriel Valley Planning Area

Between 02/09/2025 to 02/16/2025



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>								
RPPL2025000530 PRJ2025-000386	02/10/2025	(N) 1,199 SQ. FT. 2-STORY ADU AT REAR	271 W Harriet Street, Altadena CA 91001	5829039002	JOSEPH GIRAM	Anthony Curzi	R-1-7500	5
<b>Permits</b>								
<i>Number of Plans: 28</i>								
RPAP2025000621	02/10/2025	Conversion of existing detached garage into accessory dwelling unit including 2-story addition of 374 sq. ft. (57 sq. ft. 1st floor and 317 sq. ft. 2nd floor). Total of 692 sq. ft. with 1 bedroom and 1 bathroom.	2019 Beverly Drive, Pasadena CA 91104	5852007034	Adrian Dahl	Michele Bush	R-1-7500	5
RPAP2025000623	02/10/2025	EATON FIRE IMPACTED PROPERTY--- Base application review for permit	1265 E Mendocino Street, Altadena CA 91001	5846008015	stephen sredni	Michele Bush	R-1-7500	5
RPAP2025000625	02/10/2025	Duplicate--- EATON FIRE IMPACTED PROPERTY--- Main house repair and addition	1265 E Mendocino Street, Altadena CA 91001	5846008015	stephen sredni	Sean Donnelly	R-1-7500	5
RPAP2025000637	02/10/2025	Convert (e) garage into an adu (448.6 sq. ft.) & adu addition (751.7 sq. ft.) total of 1,179.4 sq. ft.	219 Figueroa Drive, Altadena CA 91001	5835016016	Kevin Cendejas	Nathan Merrick	R-1-7500	5

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RPAP2025000638	02/10/2025	EATON FIRE LIKE FOR LIKE REBUILD---- 2754 SF TWO STORY FIRE RESTORATION RESIDENCE 406 SF TWO CAR GARAGE 92 SF FRONT PORCH 220 SF COVERED PATIO 103 TERRACE	694 E Poppyfields Drive, Altadena CA 91001	5841015033	Gonzalo Herrera	Sean Donnelly	R-1-7500	5
RPAP2025000648	02/11/2025	CONVERT (E) 343 SF GARAGE AND (N) 310 SF ADDITION TO (N) 653 SF ADU (1 BED AND 1 BATH)  NEW 4'-0" RETAINING WALL	2513 Altura Avenue, Montrose CA 91020	5810005012	VARDAN KASEMYAN	Michele Bush	R-1	5
RPAP2025000653	02/11/2025	NEW 2-STORY 4,022 S.F. SINGLE FAMILY RESIDENCE (FOUR BEDROOMS AND 4.5 BATHS) WITH 660 S.F. ATTACHED 3-CAR GARAGE	5130 Myrtus Avenue, Temple City CA 91780	8574014021	Ricardo Marin	Michele Bush	A-1	5
RPAP2025000667	02/12/2025	PROPOSED (N) 342 SF ADDITION (1 BED, 1 BATH) TO (E) SFR WITH INTERIOR REMODEL TOTAL 730 S.F. INCLUDING BEDROOMS, BATHROOMS, AND KITCHEN. NEW ATTACHED 360 S.F. DECK	678 W Altadena Drive, Altadena CA 91001	5829024011	edgar bove	Michele Bush	R-1-7500	5
RPAP2025000671	02/12/2025	Main House: Demolish 338 sf sunroom and add 390 sf to include 310 sf family room, plus 45 sf at relocated bedroom 3, plus 35 sf at relocated bedroom-1 closet, for a total main house of 1,922 sf resulting from the 1,870 sf existing main house. Also remodel back portion of house with new 9' wall plates and new sloped roof (with existing flat roofs to be demolished).  ADU: Convert 128 sf portion of remaining 245 sf detached garage to add to existing (previously approved) 266 sf ADU, plus add 325 sf second floor addition and stairwell for a total ADU of 719 sf.  Garage: Add 141 sf to remaining 117 sf garage for a total one-car garage of 258 sf.	2701 Prospect Avenue, La Crescenta CA 91214	5801019046	Melanie Traxler	Michele Bush	R-1	5

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPAP2025000674	02/12/2025	Dear officers:  Attached is my residential new construction planning submittal package, please review and feel free to contact me.  Jenny Tian and Tianshu Chen Homeowners of 11203 Lynrose Street, Arcadia CA91006	11203 Lynrose Street, Arcadia CA 91006	8573024011	Baohua Tian	Michele Bush	R-1	5
RPAP2025000678	02/12/2025		301 W Mariposa Street, Altadena CA 91001	5829018039	Caroline Paules	Sean Donnelly	R-1-7500	5
RPAP2025000680	02/12/2025	NEW 2,681 SF SFR (3 BED, 3 BATH, 1 OFFICE) WITH 635 SF ATTACHED GARAGE		5832016045	Enrique Balcazar	Michele Bush	R-1-7500	5
RPAP2025000681	02/12/2025	EATON FIRE LIKE FOR LIKE REBUILD--- Like for Like rebuild with a 20 percent increase in floor area. To be reviewed under two seperate permits.	2576 N Santa Anita Avenue, Altadena CA 91001	5840009003		Sean Donnelly	R-1-10000	5
RPAP2025000683	02/12/2025	80 LF SHOTCRETE RETAINING WALL WITH 10 FT RETAINING HEIGHT AND 42" GUARDRAILS ON TOP SUPPORTED BY 14 PILE FOUNDATIONS	1602 1/2 Woodglen Lane, Altadena CA 91001	5843022047	Jenifer Carvalho	Michele Bush	R-1-20000 R-1-7500	5
RPAP2025000687	02/12/2025	New pool of 411 SF.	5252 Briggs Avenue, La Crescenta CA 91214	5868006027	Erik Reyes	Michele Bush	R-1-10000	5
RPAP2025000691 PRJ2024-000603	02/12/2025	PRJ2024-000603 - Garage conversion ADU. Revised setbacks to 4 feet.	450 W Mendocino Street, Altadena CA 91001	5829036010	Hugo Garcia	Michele Bush	R-1-7500	5
RPAP2025000705	02/13/2025	New Addition (1040 SF) to Existing (1472 SF) Single Family Residence, consists of: 2 new bedrooms, 2 new bathrooms, 1 new laundry room, new entry hall, new exterior front porch (201 SF) and new exterior stairs to (E) driveway. New stairs to new storage (45 SF) and new uninhabitable basement, (926 SF).	2511 Laughlin Avenue, La Crescenta CA 91214	5804024071	Brian Zentmyer	Michele Bush	R-1-10000	5

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RPAP2025000715	02/14/2025	Tract 68400 Revised Exhibit "A" Application for New, 277 Unit For-Sale Residential Development Production Housing Clearance and Private Clubhouse Building Conformance Review by DRP	2824 Orchid Court, Arcadia CA 91006	8511028094	Derek Spalding	To Be Assigned Received	R-3 R-A	5
RPAP2025000716	02/14/2025	EATON FIRE LIKE FOR LIKE REBUILD---- Eaton Fire rebuild: Like for like rebuild of garage	2381 Porter Avenue, Altadena CA 91001	5846021004	Emi Terauchi	Sean Donnelly	R-1-7500	5
RPAP2025000719	02/14/2025	(N) ATTACHED ADU 1200 SQ.FT. (N) SINGLE FAMILY - UNIT A 2208 SQ.FT. (RENOVATION) (N) JADU 500 SQ.FT.(SFD RENOVATION) (N) PORCH 83 SQ.FT.(FOR JADU) (E) GARAGE1 440 SQ.FT. (TO BE DEMOLISHED)	9128 Duarte Road, San Gabriel CA 91775	5382003025	ALIGCUS Construction	To Be Assigned Received	R-1	5
RPAP2025000721	02/14/2025	The proposed project involves two additions to the existing two-story house.  The first addition is a one-story addition of 103 SF for a new bathroom and closet to the north of the existing house. The addition is set back 5'-0" from the side property line.  The second addition is a new 308 SF den at the first floor to the south side of the house. It replaces an existing wood trellis structure. The new den will have a deck as its roof on the second floor level with an open trellis above. This addition is setback 20' from the front property line and 15' from the rear property line.	4545 Dyer Street, La Crescenta CA 91214	5803010020	Eric Siebenaler  Kristin Siebenaler  Laura Serdar	To Be Assigned Received	R-1-7500	5
RPAP2025000725	02/14/2025	EATON FIRE LIKE FOR LIKE REBUILD--- Demolition and replacement of existing garage damaged in Eaton Fire.	678 W Altadena Drive, Altadena CA 91001	5829024011	emmanuel Cannon-Gonzalez	Sean Donnelly	R-1-7500	5
RPAP2025000726	02/14/2025	360 SF DETACHED GARAGE CONVERSION TO ADU WITH 360 SF ADDITION FOR TOTAL 720 SF ADU (1 BED, 1 BATH) AND HOUSE 107 SF ADDITION FOR BEDROOM EXTENSION AND 50 SF INTERIOR REMODEL FOR KITCHEN AND LIVING ROOM	2869 El Nido Drive, Altadena CA 91001	5823018006	Victor Pelayo	To Be Assigned Received	R-1-7500	5

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RPAP2025000728	02/14/2025	EATON FIRE AFFECTED PROPERTY--- Application for the reconstruction of a destroyed garage and accessory structure, and the conversion of the accessory structure into a new ADU.	1476 Braeburn Road, Altadena CA 91001	5846021026		Sean Donnelly	R-1-7500	5
RPAP2025000738	02/15/2025	EATON FIRE TEMPORARY HOUSING--- RV	3378 Rubio Crest Drive, Altadena CA 91001	5843030007	Donald Bouck	Sean Donnelly	R-1-10000	5
RPAP2025000739	02/15/2025	SB9 parcel subdivision	291 Wapello Street, Altadena CA 91001	5833003011	Jairo Lizarazu	To Be Assigned Received	R-1-10000	5
RPAP2025000740	02/15/2025	EATON FIRE TEMPORARY HOUSING--- RV for temporary housing. SFR damaged in Eaton Fire.	339 W Loma Alta Drive, Altadena CA 91001	5830017037	Kathy Young	Sean Donnelly	R-1-10000	5
RPAP2025000741	02/15/2025	Demolish (E) 320 sq.ft. wood deck, Build (N) 231 sq.ft. wood deck	8231 Bleeker Avenue, Rosemead CA 91770	5279017031	Edward Li	To Be Assigned Received	R-A	1

**Site Plan Review - Ministerial  
Number of Plans: 28**

RPPL2025000529 PRJ2025-000386	02/10/2025	(N) 1,199 SQ. FT. 2-STORY ADU AT REAR	271 W Harriet Street, Altadena CA 91001	5829039002	JOSEPH GIRAM	Anthony Curzi	R-1-7500	5
RPPL2025000538	02/10/2025	EATON FIRE TEMPORARY HOUSING- Eaton Fire Temporary Housing	154 E Pine Street, Altadena CA 91001	5833026005	Alicyn Roy	Sean Donnelly	R-1-7500	5
RPPL2025000553	02/10/2025	EATON FIRE IMPACTED PROPERTY--- NEW 2 STORY SFD WITH NEW DETACHED GARAGE	2915 N Fair Oaks Avenue, Altadena CA 91001	5832013006	Luz Salcido	Sean Donnelly	R-1-7500	5
RPPL2025000557	02/10/2025	EATON FIRE LIKE-FOR-LIKE COMMERCIAL REBUILD--- Site Plan Review	2477 Lake Avenue, Altadena CA 91001	5845017008	David Freeland	Sean Donnelly	C-3	5
RPPL2025000558	02/10/2025	EATON FIRE LIKE-FOR-LIKE REBUILD--- like for like rebuild of previously approved ADU destroyed by Eaton Fire.	3611 Skylane Drive, Altadena CA 91001	5831018012	DANIELA CASTANOTTO-IO ANNOU	Sean Donnelly	R-1-20000	5

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RPPL2025000566 PRJ2025-000412	02/11/2025	1. NEW TWO-STORY SECOND MAIN UNIT 3,000 SF. 2. NEW PORCH @ SECOND MAIN UNIT 280 SF 3. NEW BALCONY @ SECOND MAIN UNIT 287 SF 4. NEW DETACHED 3-CAR GARAGE: 800 SF 5. NEW 8'H RETAINING WALL @ REAR YARD 6. PROPOSED EXISTING ONE-STORY EXISTING SINGLE FAMILY UNIT INTO ADU 952.7 SF	7306 Toll Drive, Rosemead CA 91770	5277010015	Mandy Situ	Kevin Pascasio	R-1	1
RPPL2025000578 PRJ2025-000419	02/11/2025	To build an 815 s.f. of ADU at the rear of the property, with 1 bedroom and 1 bathroom.	3560 Grayburn Road, Pasadena CA 91107	5754026004	Jonathan Soo	Michelle Lynch	R-1	5
RPPL2025000579 PRJ2025-000420	02/11/2025	EXISTING HOUSE ADDITION (876 S.F.); PROPOSE NEW ADU (1200 S.F) ATTACHED WITH EXISTING GARAGE ON THE REAR OF THE PROPERTY.	834 Vallombrosa Drive, Pasadena CA 91107	5378010014	Weili Deng	Michelle Lynch	R-1-20000	5
RPPL2025000581 PRJ2025-000422	02/11/2025	NEW 800 SF ADU (2 BED, 2 BATH) ATTACHED TO REAR GARAGE	1521 N Oxford Avenue, Pasadena CA 91104	5850020006	Sarah Hamilton	Michelle Lynch	R-1-7500	5
RPPL2025000584 PRJ2025-000426	02/11/2025	CONVERT EXISTING 396 SQ. FT. ATTACHED GARAGE TO JADU.	2353 Caracas Street, La Crescenta CA 91214	5804019034	Rita Noravian	Michelle Lynch	R-1-10000	5
RPPL2025000585 PRJ2025-000427	02/11/2025	NEW 2 STORY ADU (799 S.F.) TO EXISTING GARAGE.	2284 E Crary Street, Pasadena CA 91104	5853012012	Andrew Slocum	Michelle Lynch	R-1-7500	5
RPPL2025000586 PRJ2025-000428	02/11/2025	New additions to SFR and attached ADU	893 N Gainsborough Drive, Pasadena CA 91107	5377030017	Yakov Design	Michelle Lynch	R-1-30000	5
RPPL2025000594 PRJ2025-000432	02/11/2025	PRJ2025-000432 - CONVERT (E) GARAGE TO (N) ADU 440 SF	8259 E Live Oak Street, San Gabriel CA 91776	5374028035	Faye Li	Amir Bashar	R-1	1
RPPL2025000610	02/12/2025	EATON FIRE LIKE-FOR-LIKE REBUILD--- ETON FIRE AFFECTED BUILD NEW 497 SQFT DETACHED ADU TYPE V WFPP STANDARDS	411 E Pine Street, Altadena CA 91001	5841023020	SEVAK SATOURIAN	Sean Donnelly	R-1-7500	5

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPPL2025000625 PRJ2025-000453	02/13/2025	Single story addition of 340 sq. feet and re-build of existing 323 sq. feet garage (destroyed by fire)	2663 Doolittle Avenue, Arcadia CA 91006	5791009018	Stuart M Shergold	Uriel Mendoza	R-A	5
RPPL2025000629 PRJ2025-000457	02/13/2025	PRJ2025-000457 • 267 SF KITCHEN, 318 SF ADDITION, 235 SF DECK AND TRELLIS @ 6240 Bion Ave 267 SF KITCHEN AND BATHROOM REMODEL AND 318 SF ADDITION FOR FAMILY ROOM WITH 235 SF DECK AND TRELLIS	6240 Bion Avenue, San Gabriel CA 91775	5386003009	Brant Gordon  CHOU,HOMAN WU,JANE AND	Joshua Pereira	R-1	5
RPPL2025000630	02/13/2025	EATON FIRE LIKE-FOR-LIKE REBUILD--- PROPOSED TO REBUILD EXISTING HOUSE DUE TO FIRE DAMAGE LIKE TO LIKE 1,240.00 SQ/FT WITH TWO CAR GARAGE ATTACHED 393.33 SQ/FT & ENTRY PORCH 81.33 SQ/FT. DISASTER RECOVERY		5833004045	ANTONIO SALAZAR	Sean Donnelly	R-1-7500	5
RPPL2025000631 PRJ2025-000458	02/13/2025	PRJ2025-000458 • Proposed (N) 335 SQ.FT Addition @ 4921 Cecilville Ave New Room and Bathroom Addition.	4921 Cecilville Avenue, La Crescenta CA 91214	5803020004	Yong Park	Joshua Pereira	R-1-7500	5
RPPL2025000632	02/13/2025	EATON FIRE AFFECTED PROPERTY--- Construction of a new detached ADU.	301 W Mariposa Street, Altadena CA 91001	5829018039	Caroline Paules	Sean Donnelly	R-1-7500	5
RPPL2025000633 PRJ2025-000459	02/13/2025	PRJ2025-000459 • CONVERT (E) BEDROOM TO 254 SF JADU @ 8228 Joshua Ct (Looks like duplicate case - RPPL2025000208 ) CONVERT (E) BEDROOM TO 254 SF JADU (STUDIO, 1 BATH)	8228 Joshua Court, San Gabriel CA 91775	5374033018	Sima Malka	Joshua Pereira	R-1	5
RPPL2025000636	02/13/2025	EATON FIRE LIKE FOR LIKE REBUILD---- 2754 SF TWO STORY FIRE RESTORATION RESIDENCE 406 SF TWO CAR GARAGE 92 SF FRONT PORCH 220 SF COVERED PATIO 103 TERRACE	694 E Poppyfields Drive, Altadena CA 91001	5841015033	Gonzalo Herrera	Sean Donnelly	R-1-7500	5

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPPL2025000643 PRJ2025-000464	02/13/2025	remodel and addition to (e) sfd. new pool/spa	3104 Los Olivos Lane, La Crescenta CA 91214	5802007002	Ani Mnatsakanian	Stacy Corea	R-1	5
RPPL2025000645	02/14/2025	EATON FIRE LIKE FOR LIKE REBUILD--- Like for Like rebuild with a 20 percent increase in floor area. To be reviewed under two seperate permits.	2576 N Santa Anita Avenue, Altadena CA 91001	5840009003		Sean Donnelly	R-1-10000	5
RPPL2025000646	02/14/2025	EATON FIRE AFFECTED PROPERTY--- 20 percent increase in floor area, related to seperate permit for Like for Like Rebuild.	2576 N Santa Anita Avenue, Altadena CA 91001	5840009003		Sean Donnelly	R-1-10000	5
RPPL2025000649	02/14/2025	EATON FIRE AFFECTED PROPERTY--- Application for the reconstruction of a destroyed garage and accessory structure, and the conversion of the accessory structure into a new ADU.	1476 Braeburn Road, Altadena CA 91001	5846021026		Sean Donnelly	R-1-7500	5
RPPL2025000651	02/14/2025	EATON FIRE IMPACTED PROPERTY--- Greater than 10% increase. NEW 1-STORY MAIN HOUSE 2023 S.F.	226 E Las Flores Drive, Altadena CA 91001	5833019020	Henry Yu	Sean Donnelly	R-1-7500	5
RPPL2025000653	02/15/2025	EATON FIRE TEMPORARY HOUSING--- RV	3378 Rubio Crest Drive, Altadena CA 91001	5843030007	Donald Bouck	Sean Donnelly	R-1-10000	5
RPPL2025000654	02/15/2025	EATON FIRE TEMPORARY HOUSING--- RV for temporary housing. SFR damaged in Eaton Fire.	339 W Loma Alta Drive, Altadena CA 91001	5830017037	Kathy Young	Sean Donnelly	R-1-10000	5
<b>Zoning Conformance Review</b>								
<b>Number of Plans: 2</b>								
RPPL2025000582 PRJ2025-000424	02/11/2025	LEGALIZED ENCLOSED PATIO 13'-2" X 25'-9" (337 SF) AT REAR OF SFD AND BATHROOM (51 SF).	2539 Mayfield Avenue, Montrose CA 91020	5807014042	Jake Webber	Michelle Lynch	R-1	5
RPPL2025000587 PRJ2025-000429	02/11/2025	PROPOSED (N) 603 SF POOL AND (N) 81 SF SPA	893 N Gainsborough Drive, Pasadena CA 91107	5377030017	Yakov Design	Michelle Lynch	R-1-30000	5