

DRP Plans Filed - East San Gabriel Valley Planning Area

Between 04/06/2025 to 04/13/2025



Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
Bond Release								
Number of Plans: 1								
RPPL2025001415 2019-001009	04/08/2025	Bond #0831307 Release Request for Onsite Streets and Trees at the Village Walk Development, Tract #82498 located at 15716 E. Tetley Street Hacienda Heights, CA 91745	15716 E Tetley Street, Hacienda Heights CA 91745	8222003055	Kathy Ayres Wendy Lewis	Phillip Smith		1
CUP								
Number of Plans: 2								
RPPL2025001426 PRJ2025-001195	04/09/2025	CONTINUED USE AND OPERATION OF AN EXISTING 60FT WCF MONOPOLE AT ST. MARTHA'S SCHOOL (CROWN CASTLE) : Crown ID:828493	444 N Azusa Avenue, La Puente CA 91744	8730004032	JILLIANNE NEWCOMER Katie Alvarenga	Steven Mar	C-1	1
RPPL2025001440 PRJ2025-001211	04/09/2025	Type 41 on-site beer and wine at a restaurant (Red Chili Hunan restaurant)	18977 Colima Road, Rowland Heights CA 91748	8761012012	Ernest (Chengpeng) Wang	Steven Mar	MXD	1
Permits								
Number of Plans: 19								
RPAP2025001676	04/08/2025		16624 E Newburgh Street, Azusa CA 91702	8619015031	Jose Mondragon	Michele Bush	R-1	1

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RPAP2025001693	04/08/2025	<p>THE PROJECT INVOLVES ADDING A NEW TWO-STORY DETACHED ADU (ACCESSORY DWELLING UNIT) OF 1,200 SQ. FT., ALONG WITH A NEW 2-CAR GARAGE OF 504 SQ. FT. AT THE NORTHEAST CORNER OF THE PROPERTY. THIS WILL REPLACE THE EXISTING POOL, WHICH WILL BE REMOVED AND GRADED. THE ARCHITECTURAL STYLE WILL MATCH THAT OF THE EXISTING SINGLE-FAMILY HOME.</p> <p>THE FIRST FLOOR WILL FEATURE A 385 SQ. FT. LIVING SPACE, INCLUDING A LOUNGE, BEDROOM, AND BATHROOM, AS WELL AS A 2-CAR GARAGE OF 504 SQ. FT.</p> <p>THE SECOND FLOOR WILL CONSIST OF THE REMAINING 815 SQ. FT. OF THE ADU, WHICH WILL INCLUDE TWO BEDROOMS, EACH WITH INDIVIDUAL CLOSETS AND BATHROOMS, AS WELL AS A LIVING AND DINING AREA WITH A FULL KITCHEN.</p> <p>AN ENCLOSED STAIRWELL OF 125 SQ. FT. WILL PROVIDE ACCESS BETWEEN THE TWO FLOORS.</p>	17764 La Pasaita Court, Rowland Heights CA 91748	8265047015	Masum Azizi	Maria Masis	R-1-10000	1
RPAP2025001694	04/08/2025	addition of a second story totaling 1,641 square feet to an existing first-floor unit of 2,136 square feet	2856 Leticia Drive, Hacienda Heights CA 91745	8290018010	Angel Mazariegos	Maria Masis	R-A-10000	1
RPAP2025001695 PRJ2025-001203	04/08/2025	Application for New Retail Store at existing tenant space with installation of glass doors walk-in cooler, gondolas and plumbing fixtures	13860 Valley Boulevard, La Puente CA 91746	8206010018	Hector Rodriguez Paramjit Singh Hector Rodriguez Paramjit Singh	Carl Nadela	B-1-IP-GZ M-1.5-BE-I P-GZ	1
RPAP2025001710 PRJ2025-001210	04/09/2025	(COC) Request of certificate of compliance approval for project: Addition of 879 sf. Drive-Thru carwash attach to existing convenience store in lot 3, as well as demo of existing restaurant / two story res. building to add 58'8"x28'8" diesel canopy, a 250 sf trash enclosure, parking & driveway on lot 35	16940 E Gladstone Street, Azusa CA 91702	8619005076	Atabak youssefzadeh	Timothy Stapleton	C-3	1

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RPAP2025001711	04/09/2025	New single-family dwelling and ADU	3306 Glenmark Drive, Hacienda Heights CA 91745	8241010014	Savannah Sanchez	Maria Masis	R-A-15000	1
RPAP2025001716	04/09/2025	1. CONVERT PORTION OF THE EXISTING RESIDENCE TO ADU (541 SQ.FT.). 2. CONVERT PORTION OF THE EXISTING ADU AND 2 CAR GARAGE TO SB9 UNIT (1,122 SQ.FT.) 3. PROVIDE ADDITION AT THE EXISTING ADU (199 SQ.FT.) AT THE REMAIN EXISTING ADU TO TOTAL OF 800 SQ.FT. ADU.	1506 Vanderwell Avenue, La Puente CA 91744	8741006019	Ricky Huang	Maria Masis	R-1-7500	1
RPAP2025001722	04/09/2025	CONVERT THE EXISTING 776 SQ. FT. BARN HOUSE INTO AN ACCESSORY DWELLING UNIT (ADU)		8277029031	Alpine Apex	Michele Bush	R-1-40000	1
RPAP2025001731	04/10/2025	CONSTRUCT A TWO-STORY BUILDING AT THE REAR OF THE HOUSE, WITH THE FIRST FLOOR DESIGNATED FOR A GARAGE AND STORAGE and the SECOND FLOOR FEATURING A TWO-BEDROOM ADU. 3 FEET BACKFILLED THE REAR SIDE WITH RETAINER WALL AROUND.	1841 Pepperdale Drive, Rowland Heights CA 91748	8276024007	TARA Pouya	Maria Masis	A-1-10000	1
RPAP2025001737	04/10/2025	Sunset Signs to manufacture and install (1) illuminated sign arch	13106 Valley Boulevard #A, La Puente CA 91746	8110011053	sunset signs	To Be Assigned Received	C-3-DP	1
RPAP2025001738	04/10/2025	Aluminum patio enclosure totaling 418 sq. ft. for the enclosure itself; to include (10) lights, (1) ceiling fan, (6) outlets and (2) switches.	2348 Country Canyon Road, Hacienda Heights CA 91745	8294014045	Miguel Ceballos	To Be Assigned Received	RPD-6000 -7U	1
RPAP2025001740	04/10/2025	Restaurant Tenant Improvement over existing vacant units	17110 Colima Road #H, Hacienda Heights CA 91745	8295012158	Ernest (Chengpeng) Wang	To Be Assigned Received	MXD	1
RPAP2025001750	04/11/2025	1 illuminated wall sign	1015 S Nogales Street, Rowland Heights CA 91748	8264021040	Kasey Clark	To Be Assigned Received	B-1 M-1.5-BE	1

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RPAP2025001755	04/11/2025	Supplemental Permit to Approved Plans UNC-BLDR220921008695	14633 Flynn Street, La Puente CA 91744	8212007012	Dennis Frias	To Be Assigned Received	R-1-6000	1
RPAP2025001756	04/11/2025	EXISTING GARAGE CONVERSION AND ADDITION ONE-STORY NEW ADU ATTACHED TO THE GARAGE NEW ADU: 765 SQ FT ADU : 1 LIVING ROOM,1 KICTHEN,2 BEDROOMS AND 1 BATHROOM	1826 Olympus Avenue, Hacienda Heights CA 91745	8244014013	Sarina Truong	To Be Assigned Received	R-A-7500	1
RPAP2025001757	04/11/2025	CONVERSION OF 612 SF FROM THE MAIN HOUSE AND 412 SF FROM THE (E) GARAGE TO 1(N)ATTACHED ADU#1(1024SF)	14936 Los Robles Avenue, Hacienda Heights CA 91745	8211003003	Lin Deng	To Be Assigned Received	R-A-15000	1
RPAP2025001758	04/12/2025	ADD 1 (N)DETACHED ADU#2(1200SF); ADD 1 (N)DETACHED ADU#3(1200SF)	14936 Los Robles Avenue, Hacienda Heights CA 91745	8211003003	Lin Deng	To Be Assigned Received	R-A-15000	1
RPAP2025001759	04/12/2025	ADD 1(N) UNIT#2(2880SF)	14936 Los Robles Avenue, Hacienda Heights CA 91745	8211003003	Lin Deng	To Be Assigned Received	R-A-15000	1
RPAP2025001760	04/12/2025	REMODEL 1(N)KITCHEN AT THE MAIN HOUSE(387SF)	14936 Los Robles Avenue, Hacienda Heights CA 91745	8211003003	Lin Deng	To Be Assigned Received	R-A-15000	1

**Site Plan Review - Ministerial
Number of Plans: 12**

RPPL2025001374 PRJ2025-001148	04/07/2025	1. LEGALIZE - [N] ADDITIONAL 358 S.F. AREA IN THE REAR SIDE OF THE MAIN HOUSE. 2. LEGALIZE - [N] 841 S.F. 2-BEDROOM, 2-BATH ROOM DETACHED ACCESSORY DWELLING UNIT IN THE REAR YARD. 3. LEGALIZE -DEMOLISH [E] UNPERMITTED PATIO.	324 Barca Avenue, La Puente CA 91744	8727002041	MING LIU	Rick Kuo	R-1-6000	1
RPPL2025001383 PRJ2025-001156	04/07/2025	TO LEGALIZE (N) Addition 664 sf to (E) SFR (2 Bedrooms 1 Bathroom & remodel Kitchen)	1223 Echelon Avenue, La Puente CA 91744	8254027016	Victor Valdez	Marlene Vega-Hernandez	R-1-6000	1

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RPPL2025001391 PRJ2025-001162	04/07/2025	INSTALL (2) Two Illuminated Wall Signs 31.27 SF + 22.74 SF	5555 N Azusa Avenue, Azusa CA 91702	8620001019	JEFF Reich Michael Pelenghian	Uriel Mendoza	C-2	1
RPPL2025001405 PRJ2025-001176	04/08/2025	PROPOSED 600 SQ. FT. ADU WITH 159 SQ. FT. BALCONY ON SECOND FLOOR & NEW 561 SQ. FT. 2 CAR GARAGE WITH 200 SQ. FT. STORAGE ON FIRST FLOOR	2151 Turnbull Canyon Road, Hacienda Heights CA 91745	8221012028	FERNANDO Solis	Dennis Harkins	A-1-1	1
RPPL2025001410 PRJ2025-001180	04/08/2025	PRJ2025-001180 • (N) two-story medical building, 5, 570 SF @ 8661-020-022 A new Medical Office Building in two levels, first floor area is 2,680 SF, second floor area is 2,890 SF a total of 5, 570 SF the property is a vacant land 17,916 SF. the building total height is 25'.		8661020022	Aspet Davidian	Joshua Pereira	C-3	5
RPPL2025001414 PRJ2025-001184	04/08/2025	PRJ2025-001184 • (N) SB9 2nd unit 1802 SF (N) ADU 618 SF @ 16715 E Brookport St 1) remove (E) patio 295 SF, remove (E) storage shed 75 SF; 2) (N) SB9 2nd unit 1802 SF w/ porch 15 SF; 3) (N) ADU 618 SF w/ porch 15 SF	16715 E Brookport Street, Covina CA 91722	8419014025	SARINA TRUONG	Joshua Pereira	R-1-6000	1
RPPL2025001420 PRJ2025-001192	04/09/2025	NEW A.D.U.	319 S 3rd Avenue, La Puente CA 91746	8112009030	ERNESTO JARAMILLO	Dennis Harkins	A-1-6000	1
RPPL2025001422 PRJ2025-001194	04/09/2025	REMOVE EXISTING 2 CAR GARAGE AND PROPOSED 2 STORIES SB9 2ND UNIT WITH NEW ATTACHED 2 CAR GARAGE.	18310 Senteno Street, Rowland Heights CA 91748	8268009064	Ricky Huang	Marlene Vega-Hernandez	R-1-6000	1
RPPL2025001433 PRJ2025-001198	04/09/2025	BUILD NEW 1191 SF ATTACHED 2-STORY ADU ON SIDEYARD. EXISTING MAIN HOUSE ENTRY ADDITION 33 SF.	2125 Carly Court, Rowland Heights CA 91748	8276033028	Sophia Shao	Dennis Harkins	R-A-10000	1

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RPPL2025001436 PRJ2025-001203	04/09/2025	Application for New Retail Store at existing tenant space with installation of glass doors walk-in cooler, gondolas and plumbing fixtures	13860 Valley Boulevard, La Puente CA 91746	8206010018	Hector Rodriguez Paramjit Singh Hector Rodriguez Paramjit Singh	Carl Nadela	B-1-IP-GZ M-1.5-BE-I P-GZ	1
RPPL2025001461 PRJ2025-001230	04/10/2025	TO CONVERT AN EXISTING GARAGE INTO A NEW ADU OF 495 SQ.FT.	14520 Palm Avenue, Hacienda Heights CA 91745	8220013030	LESLEY Clostre Nhu Nguyen	Aidan Holliday	R-A-8500	1
RPPL2025001468 PRJ2025-001234	04/10/2025	ADDING NEW 2ND DWELLING UNIT 1243 SF IN BACK YARD UNDER SB9 CODE. THE NEW DWELLING UNIT INCLUDES THREE BEDROOMS, TWO BATHROOMS, ONE KITCHEN & ONE LIVING AREA.	18332 Senteno Street, Rowland Heights CA 91748	8268009058	Steven Wang	David Finck	R-1-6000	1
Subdivisions								
Number of Plans: 1								
RPAP2025001730	04/10/2025	Private Streets & Trees Bond Release application for TR: 82836 / APN:8726-002-015 / 18616 Rorimer St. / Bond#: 827445	18546 Rorimer Street, La Puente CA 91744	8727020011	Kathy Ayres Wendy Lewis	Joshua Huntington	R-1-6000	1
Zoning Conformance Review								
Number of Plans: 1								
RPPL2025001470 PRJ2025-001236	04/10/2025	Covert Existing 2nd Story Deck to Walk-in Closet	15544 Del Prado Drive, Hacienda Heights CA 91745	8290010003	refugio dominguez	Rick Kuo	R-A-10000	1