

# DRP Plans Filed - Metro Planning Area

Between 11/30/2025 to 12/07/2025



Plan No. / Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
CUP Number of Plans: 1								
RPPL2025005117 PRJ2025-006302	12/01/2025	[FEE DUE 12/15/2025] Renewal of an existing wireless telecommunication facility	1154 S Downey Road, Los Angeles CA 90023	5241001007	Harold Thomas Jr.	Pauline Monroy	C-M	1
Permits Number of Plans: 24								
RPAP2025005738	11/30/2025	(INCOMPLETE 12/17/2025) Requesting a permit for a patio cover located in the rear yard. Remove car port as requested during initial inspection.	3711 E Wymore Street, Compton CA 90221	7302018016	Maria Estrada	Lemessis Quintero	R-1	2
RPAP2025005744 PRJ2025-006313	12/01/2025	Convert 2-car garage to 554 sqft ADU with 2 bedrooms, 1 bathroom, kitchen, and living room.	1248 S Fetterly Avenue, Los Angeles CA 90022	5246025012	Emmanuel De la Cruz	Leslie Rivera	R-3	1
RPAP2025005746	12/01/2025	[VOIDED APPLICATION DUE TO PLAN NO. RPPL2022004450] A new SPR is not needed since the current approval is valid until January 2026. permit for unpermitted new 2-story 2,726 sq. ft. to be legalized duplex with attached 285 sq. ft. 1-car garage	841 Brannick Avenue, Los Angeles CA 90063	5226036048	Manuel Cortez	Daisy De La Rosa	R-2	1
RPAP2025005754	12/01/2025	(INCOMPLETE 12/17/2025) TENANT IMPROVEMENT TO CREATE NEW DONUT SHOP IN SHELL BUILDING, COMBINE TWO RETAIL SPACES.	7108 S Central Avenue, Los Angeles CA 90001	6010015035	Dionicio Zavala	Lemessis Quintero	Florence - Firestone TOD Specific Plan	2

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RPAP2025005756 PRJ2025-006312	12/01/2025	(COC) 100% Affordable Housing development that consists of 90 residential units. Certificate of Compliance application.	3635 E 1st Street, Los Angeles CA 90063	5232015015	Tim Moran	Timothy Stapleton	3rd Street (East LA)	1
RPAP2025005757	12/01/2025	replaced retaining wall 35'-0"long on south side rear of property	1364 Helen Drive, Los Angeles CA 90063	5225014007	Conway Cooke  MOORTEZAGHOL LI,MOORTEZA AND LAURA AND RAMIREZ,MARTH A X	Lemessis Quintero	R-2	1
RPAP2025005759 PRJ2025-006324	12/01/2025	PROPOSED 2 ADU ONE STORY 585.5 SQ. FT. EACH	2017 W 104th Street, Los Angeles CA 90047	6058011017	Patricio Culqui	Leslie Rivera	R-2	2
RPAP2025005762 PRJ2025-006314	12/01/2025	certificate of compliance to hold parcels as one	1737 W 127th Street, Los Angeles CA 90047	6090008021	Chris Serpas	Timothy Stapleton	R-1	2
RPAP2025005767	12/02/2025	ADU w/ Rumpus Room	1816 E 122nd Street, Los Angeles CA 90059	6149027069	Alex Thompson	Kevin Pascasio	R-1	2
RPAP2025005769 PRJ2025-006369	12/02/2025	Legalize existing non permitted ADU attached to detached garage.	2843 Live Oak Street, Huntington Park CA 90255	6201011024	Roberto Graciano	Leslie Rivera	R-1	4
RPAP2025005773	12/02/2025	330 Sqft Addition to 865 Sqft SFD and New 800 Sqft duplex ADU	14609 S Aprilia Avenue, Compton CA 90220	6137021024	Sylvia Vega	Kevin Pascasio	R-1	2
RPAP2025005776	12/02/2025	Renovation of an existing single story, wood framed place of worship, repairs, upgrades, new finishes, site work, exterior, interior, electrical, HVAC, and plumbing	752 S McBride Avenue, Los Angeles CA 90022	5247016012	Brian Gudets	Pauline Monroy	R-3-P	1
RPAP2025005779	12/02/2025	ADU CONVERSION	1126 N Van Pelt Avenue, Los Angeles CA 90063	5226029001	NATHAN CUETO	Leslie Rivera	R-2	1

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RPAP2025005789 PRJ2025-006366	12/02/2025	Fire Rebuild Master Plan - 431 sf, 1-bed, 1-bath ADU Homebound	320 W Temple Street, Los Angeles CA 90012	5161005910	Jenna Sullivan	Zoe Axelrod		1
RPAP2025005800	12/03/2025	[CORRECTIONS DUE 12/17] Proposed 329 sq.ft. addition Bedroom, Bathroom and walk in closet	12231 Wall Street, Los Angeles CA 90061	6086006009	Ricardo Flores	Andrew Flores	R-1	2
RPAP2025005804	12/03/2025	[INCOMPLETE APPLICATION DUE ON DECEMBER 20, 2025] New construction attached 2-story addition at rear of property. 1st floor addition (approx. 455.66 SF). 2nd floor addition (approx. 465.75 SF). Total construction 921.41 SF	1414 W 97th Street, Los Angeles CA 90047	6055012065	Gianna Jimenez	Daisy De La Rosa	R-2	2
RPAP2025005807	12/03/2025	[APPLICATION VOIDED DUE TO THE PROPOSED AUTO SALES IS NOT PERMITTED IN THE MU-T ZONE PER 22.418.050-A:] We will be providing Auto Registration Services and Retail Car sales	5858 Hooper Avenue, Los Angeles CA 90001	6008020015	Maite Hurtado	Daisy De La Rosa	Florence - Firestone TOD Specific Plan	2
RPAP2025005809	12/03/2025	(DEFICIENT) Certificate of Compliance (RPPL2025002399)	2026 E 120th Street, Los Angeles CA 90059	6150006001	EDUARDO GUZMAN	Timothy Stapleton	Willowbro ok TOD	2
RPAP2025005827	12/04/2025	(INCOMPLETE - 12/18/2025) FIVE DETACHED ADUS AND ONE ATTACHED GARAGE CONVERSION ADU UNDER STATE LAW SB1211	2400 Santa Ana Street, Huntington Park CA 90255	6202021018	MARY SARKSYAN	Lemessis Quintero	C-3	4
RPAP2025005828 PRJ2025-000034	12/04/2025	NEW 2-STORY ACCESSORY DWELLING UNIT (1,048) WITH NEW COVRED PATIO (16 SF), ATTACHED TO EXISTING 1-STORY SINGLE FAMILY RESIDENCE.	1216 E 67th Street, Los Angeles CA 90001	6010008007	Armando Viveros	Andrew Flores	Florence - Firestone TOD Specific Plan	2

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RPAP2025005829	12/04/2025	(INCOMPLETE 12/18/2025) New 800sf SB9 unit on ground level with a new 800sf ADU above  Demolition of garage	14527 S White Avenue, Compton CA 90221	6195012026	Danny Cabrera	Lemessis Quintero	R-1	2
RPAP2025005836	12/04/2025	Existing Structure to be converted to new unit with an addition to the front adding 20 feet consisting of a living room. A.D.U. consist of one bedroom, one bathroom, kitchen and living room.	4118 Floral Drive, Los Angeles CA 90063	5226041012	Jose Gonzalez	Elsa Rodriguez	R-2	1
RPAP2025005841	12/05/2025	CONVERT 6-CAR GARAGE INTO ATTACHED ADU. CONSTRUCT NEW DETACHED 3-STORY ADU, 1ST FLOOR: 408 SQ FT AND 2ND FL. 384 SQ FT. AND 3RD LEVEL 2ND FLOOR OF ADU 384 SQ FT. RELOCATE LAUNDRY AREA FROM GARAGE TO ROOF COVER AREA (#RPP201201158)	529 S Gerhart Avenue, Los Angeles CA 90022	6342012029	Jonathan Barrera	To Be Assigned Received	R-3	1
RPAP2025005843	12/05/2025	Four detached ADUs under state law SB1211	2404 Santa Ana Street, Huntington Park CA 90255	6202021017	MARY SARKSYAN	To Be Assigned Received	C-3	4
<b>Revised Exhibit "A"</b> <b>Number of Plans: 1</b>								
RPPL2025005185 R2013-02356	12/04/2025	[FEE DUE 12/18/2025] Wireless cell site modification, (845417 Verizon) Proposes to remove 6 existing radios and install 3 new radios and 3 new antennas on existing structure. No raise in height, and no ground work required at this time. This is a Federal Spectrum Act 6409 Application. Existing tower previously approved by CUP - RCUP-201300119	183 N Humphreys Avenue, Los Angeles CA 90022	5236017044	Christopher Voss	Pauline Monroy	3rd Street (East LA)	1
<b>Site Plan Review - Ministerial</b> <b>Number of Plans: 5</b>								

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPPL2025005118 PRJ2025-006309	12/01/2025	[Fees Due January 1, 2026] EXISTING DETACHED GARAGE (395 SF), TO CONVERT IT INTO A NEW ACCESSORY DWELLING UNIT NEW ELECTRICAL METER.	1402 E 120th Street, Los Angeles CA 90059	6148024001	Armando Viveros  RAMIREZ,PATRIC IA AND JOSE R	Kevin Pascasio	R-1	2
RPPL2025005119 PRJ2025-006313	12/02/2025	[Invoice due 12/16] Convert 2-car garage to 554 sqft ADU with 2 bedrooms, 1 bathroom, kitchen, and living room.	1248 S Fetterly Avenue, Los Angeles CA 90022	5246025012	Emmanuel De la Cruz	Leslie Rivera	R-3	1
RPPL2025005129 PRJ2025-006324	12/02/2025	[Invoice due 12/16] PROPOSED 2 ADU ONE STORY 585.5 SQ. FT. EACH	2017 W 104th Street, Los Angeles CA 90047	6058011017	Patricio Culqui	Leslie Rivera	R-2	2
RPPL2025005140 PRJ2025-006333	12/02/2025	A (N) 1197 sq. ft. detached ADU.	8800 1/2 S Prince Avenue, Los Angeles CA 90002	6043022023	Diana Rangel	Kevin Pascasio	Florence - Firestone TOD Specific Plan	2

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RPPL2025005171 PRJ2025-006364	12/03/2025	<p>THE MARTIN LUTHER KING NORTH PARKING STRUCTURE IS DESIGNED AS A LONG-SPAN CAST-IN-PLACE CONCRETE, POST TENSIONED SLAB AND BEAM SYSTEMS WITH SLAB ON GRADE AND THREE ELEVATED LEVELS FOR A TOTAL OF FOUR LEVELS. THE LATERAL RESISTING STRUCTURAL SYSTEM IS ACHIEVED BY USING MOMENT-RESISTING FRAMES IN THE LONGITUDINAL AND TRANSVERSE DIRECTIONS. THE MOMENT-RESISTING SYSTEM WAS SELECTED FOR USE TO ALLOW THE BUILDING TO BE AS OPEN AS POSSIBLE FROM A VISUAL (SECURITY/WAY-FINDING) STANDPOINT. THE STRUCTURE WILL BE ADJACENT TO A BIO FILTRATION PLANTER ON THE WEST SIDES. BASED ON GEOTECHNICAL INFORMATION THE FOUNDATION DESIGN WILL BE ON RAMMED AGGREGATE PIERS.</p> <p>THE FUNCTIONAL DESIGN OF THE PARKING STRUCTURE IS BASED ON A 2-BAY, SINGLE HELIX VEHICLE VERTICAL CIRCULATION SYSTEM WITH ONE EXTERIOR PARKED ON RAMPED BAY TO THE EAST WITH TWO-WAY TRAFFIC AND 90-DEGREE. THE VEHICLE INGRESS/EGRESS WILL BE WITH TWO LANES ON THE WEST SIDE OFF HOLMES AVENUE AND AN VEHICLE ENTRY INTO THE STAFF SURFACE PARKING ON THE EAST SIDE WITH AN EXIT TO THE NORTH TO 118TH AVENUE. THE PARKING STRUCTURE CONSISTS OF VISITOR PARKING, LOCATED AT GROUND AND PARTIALLY ON SECOND LEVEL AND STAFF ONLY PARKING AT THE SURFACE LOT AND SECOND LEVEL AND UP WITH AN ACCESS CONTROL AT THE SECOND LEVEL TO SEPARATE THE STAFF PARKING FROM THE VISITOR PARKING. THE BUILDING IS AN REGULAR SHAPE APPROXIMATELY 246'WIDE (N/S) BY 128'LONG (E/W) AND IS 104,310 GROSS SQUARE FEET. THE STRUCTURE CONTAINS 313 PARKING STALLS WITH 146 VISITOR PARKING AND 167 STAFF PARKING. ADDITIONAL STAFF PARKING OF 9 SPACES ARE PROVIDED ON THE SURFACE LOT. THE DESIGN EFFICIENCY OF 325.78 SQUARE FEET PER STALL. THERE ARE 13 ACCESSIBLE</p>	11800 Holmes Avenue, Los Angeles CA 90059	6149017940		Jason Wasmund		2

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		<p>STALLS SPREAD BETWEEN ALL LEVELS BASED ON 2% OF THE TOTAL AMOUNT OF STALLS. PEDESTRIAN CIRCULATION CONSISTS OF TWO ELEVATORS WITH AN ADJACENT CONVENIENCE/EGRESS STAIR IN THE SOUTHEAST CORNER AND A CONVENIENCE/EGRESS STAIR IN THE NORTHWEST CORNER. THE CALIFORNIA BUILDING CODE (CBC) OCCUPANCY CLASSIFICATION FOR THIS BUILDING IS S-2 OPEN PARKING GARAGE, WHICH REQUIRES NO MECHANICAL VENTILATION.</p> <p>THIS PARKING STRUCTURE WILL BE FULLY SPRINKLERED AS REQUIRED BY LOS ANGELES COUNTY.</p>			Angel Monarres  Annie Tan Greg Sagherian Matthew Lake Michael Bockhold  Rochelle Campomanes		Willowbrook TOD	
<b>Zoning Conformance Review</b> <i>Number of Plans:</i> 2								
RPPL2025005116 PRJ2025-006306	12/01/2025	Replacing roof rafters of existing car port and install a new metal sheets.	716 Bradshaw Avenue, Los Angeles CA 90022	6342033004	Max Lucho	Andrew Flores	R-3	1
RPPL2025005174 PRJ2025-006366	12/04/2025	Fire Rebuild Master Plan - 431 sf, 1-bed, 1-bath ADU ADU Homebound	320 W Temple Street, Los Angeles CA 90012	5161005910	Jenna Sullivan	Zoe Axelrod		1