

# DRP Plans Filed - Metro Planning Area

Between 02/08/2026 to 02/15/2026



Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
<b>Certificate of Compliance</b>								
<i>Number of Plans: 1</i>								
RPPL2026000500 PRJ2026-000662	02/10/2026	Certificate of Compliance, to hold parcels as one	312 N Arizona Avenue, Los Angeles CA 90022	5235011035	Lucio Rivera	Timothy Stapleton	3rd Street (East LA)	1
<b>Housing Permit - Administrative</b>								
<i>Number of Plans: 2</i>								
RPPL2026000456 PRJ2025-001708	02/09/2026	South Site: Removal of existing surface parking lot and development of a new 6-story mixed-use building consisting of 12,433 SF of ground floor commercial uses and 146 dwelling units over one subterranean parking level with approximately 127 parking spaces.	721 N Spring Street, Los Angeles CA 90012	5408025900	Cecilia Ngo Jamie Poster Marteen Garay			1
RPPL2026000460 PRJ2025-001708	02/09/2026	North Site: Remove an existing surface parking lot and construct a new 15-story mixed-use building consisting of 4,133 SF of ground floor commercial uses and 158 dwelling units.	749 N Spring Street, Los Angeles CA 90012	5408027902	Cecilia Ngo Jamie Poster Marteen Garay	Diana Gonzalez		1
<b>Permits</b>								
<i>Number of Plans: 14</i>								
RPAP2026000584 PRJ2026-000701	02/09/2026	TRIPLEX + ATTACHED ADU ADU DUPLEX + 1-CAR GARAGE	633 S Downey Road, Los Angeles CA 90023	5236004007	Dream Build	Lemessis Quintero	3rd Street (East LA)	1

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPAP2026000600	02/10/2026	[Incomplete application due on February 26, 2026] Revised "Exhibit A" to CUP No. RPPL2019000610. Demolition of existing Verizon equipment room and install smaller footprint equipment area on existing rooftop parapet wall. At property owner's request.	4055 U E Olympic Boulevard, Los Angeles CA 90023	5242004017	Selena Hoffman	Daisy De La Rosa	C-M	1
RPAP2026000603 PRJ2026-000695	02/10/2026	New 4-car garage and rooftop deck and jacuzzi above	2034 W 108th Street, Los Angeles CA 90047	6078014007	Andreas Gritschke Ariana Lindsey	Daisy De La Rosa	R-1	2
RPAP2026000604 PRJ2026-000662	02/10/2026	Certificate of Compliance, to hold parcels as one	312 N Arizona Avenue, Los Angeles CA 90022	5235011035	Lucio Rivera	Timothy Stapleton	3rd Street (East LA)	1
RPAP2026000608	02/10/2026	**VOID - INCORRECT APPLICATION TYPE - SEE RPAP2026000017** Fire Rebuild Master Plan - 1,890 SF HUD-Approved Manufactured Home.	320 W Temple Street, Los Angeles CA 90012	5161005910	Villa Technologies Inc.	Zoe Axelrod		1
RPAP2026000617 PRJ2026-000685	02/10/2026	COUNTY - Exterior lighting upgrade	111 S Grand Avenue, Los Angeles CA 90012	5151004907	Jodie Mendelson	Glenn Kam		1
RPAP2026000620	02/10/2026	[Information Requested Due 2/26] -NEW ADU 668 SF -NEW JADU 405SF	9231 Zamora Avenue, Los Angeles CA 90002	6049006023	Daniel Garcia	Leslie Rivera	Florence - Firestone TOD Specific Plan	2
RPAP2026000623	02/11/2026	Residential Addition/Alteration Porch remodel	7402 Beach Street, Los Angeles CA 90001	6025003018	Laura Mendoza	Leslie Rivera	Florence - Firestone TOD Specific Plan	2

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPAP2026000625	02/11/2026	[INCOMPLETE APPLICATION DUE ON FEBRUARY 27, 2026] REMOVAL OF (1) EXISTING GENERATOR AND DIESEL FUEL TANK. INSTALLATION OF (1) NEW GENERATOR AND DIESEL FUEL TANK	1450 W Imperial Highway, Los Angeles CA 90047	6079003016	Yannick Morgan	Daisy De La Rosa	Connect Southwest LA TOD	2
RPAP2026000628	02/11/2026	Verizon First time installation on an existing cell tower. 6409 Eligible facilities compliant scope of work.	9112 Graham Avenue, Los Angeles CA 90002	6044012054	Chyna Gudgel	Daisy De La Rosa	Florence - Firestone TOD Specific Plan	2
RPAP2026000643	02/12/2026	PLAN SUBMIT FOR EXISTING COMMERCIAL STORE WITH CURRENT USE "M" =MERCANTILE OF "M" USE TO REMAIN THE SAME	1133 E Florence Avenue, Los Angeles CA 90001	6010015026	Muhammad Ali	Lemessis Quintero	Florence - Firestone TOD Specific Plan	2
RPAP2026000645	02/12/2026	NEW RESIDENTIAL DEVELOPMENT: 1- REMODELING OF THE EXISTING SINGLE FAMILY RESIDENCE, INCLUDING A 210 SQFT ADDITION AND THE CONSTRUCTION OF A NEW SECOND STORY. THE COMPLETED PROJECT WILL CONVERT THE EXISTING SFR INTO A DUPLEX, WITH TWO UNITS OF 1176 SQFT (3/2) EACH. 2- DEMOLITION OF EXISTING 543 SQFT ONE-STORY ACCESSORY BUILDING (GARAGE + STORAGE). 3- CONSTRUCTION OF TWO NEW DETACHED ACCESSORY DWELLING UNITS (ADUS), CONFIGURED AS A TWO-STORY STRUCTURE WITH BOTH UNITS ATTACHED TO EACH OTHER, 913 SQFT EACH.	514 S Rowan Avenue, Los Angeles CA 90063	5238008005	Herbertson OG INC.	Leslie Rivera	3rd Street (East LA)	1
RPAP2026000651	02/12/2026	Perform selective sawcutting and trenching of existing asphalt paving in Parking Lot 14 to install new underground PVC conduit runs from the electrical room to twenty (20) new pedestal-mounted Level 2 electric vehicle chargers, fed from a new 600-amp, 240/120V delta panelboard.	1739 Griffin Avenue, Los Angeles CA 90031	5210014903	Erika Urrego	To Be Assigned Received		1

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPAP2026000655	02/12/2026	NEW CONSTRUCTION 3 STORY - DUPLEX WITH ADU  TOTAL SQF 2,047 TYPE - VB		6044020006	henry Hernandez	To Be Assigned Received	Florence - Firestone TOD Specific Plan	2

**Referrals**  
**Number of Plans: 1**

RPAP2026000652	02/12/2026	Zoning Verification Letter	4605 E 3rd Street, Los Angeles CA 90022	5250017027	Martin Duran	To Be Assigned Received	3rd Street (East LA)	1
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**Revised Exhibit "A"**  
**Number of Plans: 3**

RPPL2026000507 2017-006353	02/10/2026	[INCOMPLETE APPLICATION - FEE and MATERIALS DUE 2/24/2026; EFR, owner authorization still required to release approval.] This is a Wireless modification to an existing wireless facility (828448) for WELINK Networks LLC. WELINK proposes to install 13 new TMEs along with associated equipment within the lease area. No raise in height required at this time. This is a Federal Spectrum Act 6409 application.	4532 Floral Drive, Los Angeles CA 90022	5235001045	Christopher Voss	Pauline Monroy	M-1-GZ	1
RPPL2026000518 2017-006607	02/11/2026	[INCOMPLETE APPLICATION - MATERIALS PAST DUE 5; final deadline to submit and pay fee- 2/24/2026] Remove existing generator. Install new 30kw diesel generator with 190 gallon tank on existing concrete pad in existing telecom facility. The existing WCF was authorized by CUP RPPL2017009980	202 S Atlantic Boulevard, Los Angeles CA 90022	5250021027	Sierra Rynearson	Pauline Monroy	3rd Street (East LA)	1
RPPL2026000527 01-100	02/11/2026	[INCOMPLETE APPLICATION - MATERIALS PAST DUE AS OF 01/27/2026; FINAL DEADLINE TO SUBMIT BY 2/24/2026] Install a new 40 KW Diesel Generator with 190 Gallon Fuel tank on a new 10'-4 x 4'-0 concrete pad. integrate existing electrical and install new bollards.	1747 N Eastern Avenue, Los Angeles CA 90032	5223037020	Ian Corner	Pauline Monroy	M-2-GZ	1

**Site Plan Review - Ministerial**  
**Number of Plans: 14**

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPPL2026000444 PRJ2026-000622	02/09/2026	To construct a (N) two-story ADU [1,180 sq. ft.], detached from the (E) SFD.	2020 E 88th Street, Los Angeles CA 90002	6045017011	Constantine Greenberg	Kevin Pascasio	Florence - Firestone TOD Specific Plan	2
RPPL2026000445 PRJ2026-000625	02/09/2026	Demolition of site features and pavements within the limits of work. Stabilization of the site from runoff and grading around the demolished buildings. Demolition of (4) Oak trees.	1200 N State Street, Los Angeles CA 90033	5201001901	Leandro Tyberg  Samuel Juarez	Larry Jaramillo		1
RPPL2026000450 PRJ2025-001708	02/09/2026	South Site: Removal of existing surface parking lot and development of a new 6-story mixed-use building consisting of 12,433 SF of ground floor commercial uses and 146 dwelling units over one subterranean parking level with approximately 127 parking spaces.	721 N Spring Street, Los Angeles CA 90012	5408025900	Cecilia Ngo  Jamie Poster  Marteen Garay	Diana Gonzalez		1
RPPL2026000459 PRJ2025-001708	02/09/2026	North Site: Remove an existing surface parking lot and construct a new 15-story mixed-use building consisting of 4,133 SF of ground floor commercial uses and 158 dwelling units.	749 N Spring Street, Los Angeles CA 90012	5408027902	Cecilia Ngo  Jamie Poster  Marteen Garay	Diana Gonzalez		1
RPPL2026000480 PRJ2026-000644	02/10/2026	[Fees due on February 26, 2026] REVISED "EXHIBIT A" TO PLAN NO. RPPL2016004598. Tower scope of work: •REMOVE (3) ERICSSON RRUS B2 FROM POSITION 1 •REMOVE (3) ERICSSON RRUS 32S B66 FROM POSITION 3 •RELOCATE (3) ERICSSON ANTENNA AIR 6449 B77D STACKED BOTTOM IN POSITION 2 •INSTALL (3) ERICSSON ANTENNA AIR 6419 B77G STACKED TOP IN POSITION 2 •INSTALL (3) ERICSSON RRU 4890 B25/B66 IN POSITION 1 Ground scope of work: •INSTALL (1) R48-2000e3 RECTIFIER IN POWER PLANT.	500 N Ford Boulevard, Los Angeles CA 90022	5235002038	Alejandro Villa	Daisy De La Rosa	C-M	1
RPPL2026000497 PRJ2026-000665	02/10/2026	(FEE DUE 02/24/2026) (N) 2-Story Duplex: 1,554 Total Sq. Ft.	1736 W 107th Street, Los Angeles CA 90047	6077001006	Daniel Salmeron	Lemesis Quintero	R-2	2

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPPL2026000498 PRJ2026-000666	02/10/2026	[Fees Due February 24, 2026] New stairs for existing units. New 2 car garage. Both previously removed due to water damage.	3900 E Woolwine Drive, Los Angeles CA 90063	5228005011	Angel Garcia	Kevin Pascasio	R-1	1
RPPL2026000509 PRJ2026-000678	02/10/2026	[FEES DUE BY 3/3] (E) STORAGE (410.66 S.F.) +(N) ADDITION (86.0 S.F.) TO BE CONVERT TO (N) A.D.U. (496.66 S.F.)	517 S Bonnie Beach Place, Los Angeles CA 90063	5238007043	David Acosta	Andrew Flores	3rd Street (East LA)	1
RPPL2026000517 PRJ2026-000685	02/11/2026	COUNTY - Exterior lighting upgrade	111 S Grand Avenue, Los Angeles CA 90012	5151004907	Jodie Mendelson	Glenn Kam		1
RPPL2026000528 PRJ2026-000701	02/12/2026	(03/19/2026) TRIPLEX + ATTACHED ADU ADU DUPLEX + 1-CAR GARAGE	633 S Downey Road, Los Angeles CA 90023	5236004007	Dream Build	Lemesis Quintero	3rd Street (East LA)	1
RPPL2026000540 PRJ2026-000716	02/12/2026	2 Story ADU	1459 W 111th Place, Los Angeles CA 90047	6077023024	Breionna Marshall	James Knowles	Connect Southwest LA TOD	2
RPPL2026000541 PRJ2026-000717	02/12/2026	PROPOSED CONVERT EXISTING GARAGE 370 SQ. FT. TO NEW A.D.U. ONE STORY AND MAKE ADDTION TO GARAGE 224 SQ. FT. TOTAL FOR NEW A.D.U. 594 SQ. FT.	1304 E 89th Street, Los Angeles CA 90002	6043027002	Victor Vizcaino	James Knowles	Florence - Firestone TOD Specific Plan	2
RPPL2026000543 PRJ2026-000718	02/12/2026	EXISTING TWO CAR GARAGE TO ADU 324 SQ FT	1245 E 74th Street, Los Angeles CA 90001	6024004030	Juan Leon	James Knowles	Florence - Firestone TOD Specific Plan	2

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPPL2026000547 PRJ2026-000722	02/12/2026	PROPOSED 2 DETACHED ADUS  ADU #1 772 SF PORCH 42 SF  ADU #2 772 SF PORCH 42 SF	8709 Hickory Street, Los Angeles CA 90002	6045010021	Carlos Montes	James Knowles	Florence - Firestone TOD Specific Plan	2
<b>Zoning Conformance Review</b>								
<b>Number of Plans: 3</b>								
RPPL2026000464 PRJ2026-000637	02/09/2026	Interior tenant improvement and change of use to Retail Store; no additional sq. ft. proposed or approved.	2130 E Florence Avenue, Huntington Park CA 90255	6025034020	Richard Brett	Lemesis Quintero	Florence - Firestone TOD Specific Plan	2
RPPL2026000496 PRJ2026-000663	02/10/2026	(FEE DUE 02/24/2026) CHANGE OF USE FROM (E)WAREHOUSE (F) TO (N)MEDICAL OFFICE (B)	3951 Medford Street, Los Angeles CA 90063	5224002010	RAMON BAGUIO	Lemesis Quintero	M-2	1
RPPL2026000526 PRJ2026-000695	02/11/2026	[FEES DUE ON FEBRUARY 26, 2026] New 4-car garage and rooftop deck and jacuzzi above	2034 W 108th Street, Los Angeles CA 90047	6078014007	Andreas Gritschke  Ariana Lindsey	Daisy De La Rosa	R-1	2