

DRP Plans Filed - West San Gabriel Valley 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
Certificate of Compliance								
<i>Number of Plans: 1</i>								
RPPL2026000531 PRJ2026-000693	02/12/2026	Certificate of Compliance application, related to the future SB-9 rebuild after a total loss from Eaton Fire 2025.	283 W Mountain View Street, Altadena CA 91001	5828019017	Ada Hernandez	Timothy Stapleton	R-1-7500	5
Oak Tree Permit - Administrative								
<i>Number of Plans: 1</i>								
RPPL2026000555 PRJ2025-002019	02/12/2026	(EATON FIRE NON LIKE FOR LIKE) Rebuild fire-damaged single-family residence and construct a new detached ADU on the same lot per County Recovery – Rebuild guidelines. Plans comply with current zoning and building codes. drpdr	150 W Altadena Drive, Altadena CA 91001	5835001022	NIR SHAHAR	Andrew Vidal	R-1-7500	5
Permits								
<i>Number of Plans: 26</i>								
RPAP2026000580	02/08/2026	1. 286 SF ADDITION AND 192 SF REMODEL FOR MASTER BEDROOM/BATH, OFFICE, LAUNDRY ROOM, AND POWDER ROOM. 2. NEW 576 SF POOL WITH SPA	1291 Meadowbrook Road, Altadena CA 91001	5847008007	Janet Sanchez	Uriel Mendoza	R-1-7500	5
RPAP2026000582	02/09/2026	Propose new detached ADU 1,200 sq ft	8519 E Lorain Road, San Gabriel CA 91775	5376019018	Yang Wang	Joshua Pereira	R-1	5
RPAP2026000585	02/09/2026	(VOID - DEFICIENT) COC Request	1085 E Mendocino Street, Altadena CA 91001	5846001005	Yifu Pan	Timothy Stapleton	R-1-7500	5

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPAP2026000586	02/09/2026	A reassessment of the originally voided base application (RPAP2025003774). The construction drawing set has now been approved by the Building Department, but there was addition requirements like a recessed entry to accommodate an accessible entry.	1844 N Allen Avenue, Pasadena CA 91104	5852001038	RON HERNANDEZ	Joshua Pereira	C-2	5
RPAP2026000592	02/09/2026	RELOCATE 2 832 SQ. FT. BUILDINGS TO THE SITE AND CONVERT ONE TO A SFD AND THE OTHER TO AN ADU. CONSTRUCT NEW 21' X 21' 2-CAR GARAGE WITH A JADU ON THE 2ND FLOOR. ALL 3 BUILDINGS WILL BE UNIFIED VIA ROOF CONNECTIONS. (CREB2026000327 was submitted the same day with the same project description. I Voided it after discussing with Carmen. If for some reason it is necessary, let me know and I'll reopen and process.)	87 E Calaveras Street, Altadena CA 91001	5835031027	Alan Pinel	Carmen Sainz	R-1-7500	5
RPAP2026000599	02/10/2026	1. CONVERTED EXISTING GUEST HOUSE, GARAGE AND STORAGE TO NEW DETACHED ADU TOTAL: 859 SQ.FT. - LIVING AREA, DINING AREA, KITCHEN AND LAUNDRY - TWO BEDROOMS, ONE BATHROOM, AND ONE POWDER ROOM 2. LEGALIZED EXISTING STORAGE AREAS TOTAL: 49 SQ.FT.	8745 E Fairview Avenue, San Gabriel CA 91775	5379038013	Andy Su	Uriel Mendoza	R-A	5
RPAP2026000601	02/10/2026	Planning review, we have all agency signed off just need planning review for 170ft block wall. UNC-BLDG251230002301	295 E Poppyfields Drive, Altadena CA 91001	5833021006	Scott Woodland	Norman Ornelas Jr.	R-1-7500	5
RPAP2026000602	02/10/2026	existing 1372 sqft SFD burned down, new SFD 2754 sqft (CREB2026000345) porch 37 sqft garage 462 sqft open patio terrace 220 sqft	563 E Las Flores Drive, Altadena CA 91001	5841006018	SHARONE SASI	Jessica Guillen	R-1-7500	5
RPAP2026000606	02/10/2026	(VOID - DEFICIENT) COC Application	1085 E Mendocino Street, Altadena CA 91001	5846001005	Yifu Pan	Timothy Stapleton	R-1-7500	5

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPAP2026000609	02/10/2026	requesting Certificate Of Occupancy R-31	870 Morada Place, Altadena CA 91001	5845028008	Zerlene Graham	Joshua Huntington	R-2	5
RPAP2026000610	02/10/2026	The proposed project consists of a small massage therapy establishment within an existing commercial tenant space located at 4269 E Live Oak Avenue, Arcadia, California. The establishment would provide non-sexual therapeutic massage services only, performed by CAMTC-certified therapists. The proposed layout includes four treatment rooms and a small reception area and a small lounge room. This pre-application request is submitted to obtain preliminary planning guidance regarding Conditional Use Permit (CUP) feasibility and potential conditions of approval.	4269 E Live Oak Avenue, Arcadia CA 91006	8511028019	liling zhou	Stacy Corea	MXD R-3-P	5
RPAP2026000612	02/10/2026	(E) 1-STORY SINGLE-FAMILY ADDITION & PORCH	3249 Hempstead Avenue, Arcadia CA 91006	8572012004	Michael Liu	Uriel Mendoza	R-1	5
RPAP2026000613	02/10/2026	Demolition existing House partial main house area: 1211.97 S.F Demolition Storage area: 139.267 S.F New Addtion 2-story attaced main house area: 4612.94 S.F Addition Garage Area: 1120 S.F	851 Vallombrosa Drive, Pasadena CA 91107	5378009008	ALEX Huang	Uriel Mendoza	R-1-40000	5
RPAP2026000614	02/10/2026	Fire Rebuild, 2 story single family house, about 2,950sf. (CREB2026000346)	1685 E Calaveras Street, Altadena CA 91001	5846022015	Charles Xia	Leslie Rivera	R-1-7500	5
RPAP2026000618	02/10/2026	[Documents due 2/26] Garage conversion ADU	2250 Kays Place, Rosemead CA 91770	5277003030	Martha Contreras	Leslie Rivera	R-1	1
RPAP2026000619	02/10/2026	Amendment to site plan for temporary classrooms at Pasadena Waldorf School's Mendocino St Campus. Previous approval prior to amendment at RPPL2025004123	536 E Mendocino Street, Altadena CA 91001	5840020015	Stuart Brawley	Stacy Corea	R-1-10000	5
RPAP2026000621 PRJ2026-000693	02/10/2026	Certificate of Compliance application, related to the future SB-9 rebuild after a total loss from Eaton Fire 2025.	283 W Mountain View Street, Altadena CA 91001	5828019017	Ada Hernandez	Timothy Stapleton	R-1-7500	5

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPAP2026000622	02/10/2026	(1) (N) Addition = 50 S.F. to (E) 1,206 S.F. SFD, TOTAL SFD = 1,256 S.F. SFD Amenities: 1-Liv, 1-Kit, 1-Fam, 2-Bed & 2-Bath (2) (N) JADU = 450 S.F. JADU Amenities: 1-Liv, 1-Kit, 1-Bed, 1-Bath (3) (N) ADU = 1,200 S.F. ADU Amenities: 1-Liv, 1-Kit, 3-Bed, 2-Bath	8112 Blewett Street, Rosemead CA 91770	5279011029	SARINA TRUONG	Leslie Rivera	R-A	1
RPAP2026000634	02/11/2026	FIRE REBUILD (CREB2026000376) INCLUDES: CONSTRUCTION OF NEW 1,494 SQ. FT. SINGLE FAMILY DWELLING TO REPLACE EXISTING SINGLE FAMILY DWELLING THAT WAS DESTROYED IN FIRE WITH NEW 276 SQ. FT. COVERED PORCH	409 W Altadena Drive, Altadena CA 91001	5829016028	SHARONE SASI	McCoy Cantwell	R-1-7500	5
RPAP2026000635	02/11/2026	GARAGE CONVERSION AND ADDITION TO ADU	2277 Waltonia Drive, Montrose CA 91020	5810012043	Sevan Avedian	Michele Bush	R-1	5
RPAP2026000649	02/12/2026	EX 2 CARS GARAGE 378 S.F +ADDITION 272 S.F.=PROPOSED DETACHED ADU 650 S.F;PROPOSED DETACHED ADU WITH ONE BEDROOM AND ONE BATH, NEW ADU PORCH:28 S.F	2652 Foss Avenue, Arcadia CA 91006	5791009007	JASMINE FANG	To Be Assigned Received	R-A	5
RPAP2026000659	02/13/2026	New 2-story commercial building on the vacant lot. (original 1-story buildings on the lot were demolished in 2025)	3757 E Colorado Boulevard, Pasadena CA 91107	5755031022	Yue Zhao	To Be Assigned Received	MXD	5
RPAP2026000660	02/13/2026	INSTALL ONE DETACHED SHED 12' X 16' (192 SQ.FT) PREFABRICATED TUFF SHED NO M.E.P	288 W Mariposa Street, Altadena CA 91001	5829037006	Glenda Ayala	To Be Assigned Received	R-1-7500	5
RPAP2026000662	02/13/2026	COC Application	1085 E Mendocino Street, Altadena CA 91001	5846001005	Yifu Pan	To Be Assigned Received	R-1-7500	5
RPAP2026000666	02/13/2026	New 800 SF ADU per State code	4903 Rosemont Avenue, La Crescenta CA 91214	5803023001	Mihran Jaghlassian	To Be Assigned Received	R-1-10000	5

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPAP2026000667	02/13/2026	Request for Certificate of Occupancy	1017 Dolores Drive, Altadena CA 91001	5842002033	Yifu Pan	To Be Assigned Received	R-1-7500	5

Pre-Application Counseling
Number of Plans: **2**

RPPL2026000447	02/09/2026	Pre Application Counseling for 74 unit residential condominium development	6544 N Vista Street, San Gabriel CA 91775	5381011011	Anna Mendoza Bill Holman Jaad Abduljawad Jeff Rulon Anna Mendoza Bill Holman Jaad Abduljawad Jeff Rulon	Michelle Lynch	R-1 R-A	5
RPPL2026000492	02/10/2026	This is a pre-application for a 90 unit for sale townhome development in Altadena.	2415 N Fair Oaks Avenue, Altadena CA 91001	5835013905	Alex Rounaghi	Perla Inclan	C-3	5

Site Plan Review - Ministerial
Number of Plans: **10**

RPPL2026000443 PRJ2026-000619	02/09/2026	PRJ2026-000619 - (N) two-car garage @ 675 Ventura St (N) 2-CAR GARAGE GARAGE AREA: 521 SF MAX HEIGHT: 12'-0" NO SPRINKLERS	675 Ventura Street, Altadena CA 91001	5828013002	Joanna Asdourian	Joshua Pereira	R-1-7500	5
----------------------------------	------------	--	---------------------------------------	------------	------------------	----------------	----------	---

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPPL2026000461 PRJ2026-000633	02/09/2026	Phase 1 460 square feet interior remodel of kitchen, dining and bathroom. No added square footage. Preparation for phase 2 (footings, post and beams for phase two.) 2nd floor addition. Phase 2 Remodel 2nd floor bathroom and add 457 square feet for master bedroom and bath. 127 square foot deck	2800 Henrietta Avenue, La Crescenta CA 91214	5866021010	Ken Rhody	Uriel Mendoza	R-1-7500	5
RPPL2026000468 PRJ2026-000640	02/09/2026	1) PROPOSED 826 SF ADU ATTACHED TO (E) HOUSE. 2) PROPOSED 738 SF 3-CAR GARAGE - ROUGHLY 32 C.Y. OF SOIL REMOVED FOR NEW GARAGE 3) DEMO EXISTING DETACHED GARAGE 4) DEMO EXISTING ATTACHED UNPERMITTED REAR PATIO NOTE: REMOVAL OF LAST OAK TREE UNDER SEPARATE REVIEW	2544 Piedmont Avenue, Montrose CA 91020	5807018039	Avedis Nalbandian	Uriel Mendoza	R-2	5
RPPL2026000482 PRJ2026-000650	02/10/2026	• NEW 800 S.F. ATTACHED A.D.U., 1 STORY, STUCCO EXTERIOR, DRYWALL INTERIOR, SHINGLE ROOF TO MATCH WITH EXISTING MAIN BUILDING TOTAL OF 2 BEDROOMS, 2 BETHROOM, AND 1 KITCHEN AND LIVING AREA. • REMOVE 2 EXISTING WINDOW • ENLARGE 1 EXISTING WINDOW • RELOCATED EXISTING MAIN BUILDING AC OUTDOOR UNIT. • INSTALL NEW WINDOWS TO NEW ADU, SEE WINDOW SCHEDULE. • INSTALL NEW DOORS TO NEW ADU, SEE DOOR SCHEDULE.	8822 Ardendale Avenue, San Gabriel CA 91775	5381024016	Steven Shi	Uriel Mendoza	R-1	5
RPPL2026000493 PRJ2026-000657	02/10/2026	210 sf addition to single-family residence (PRJ2026-000657)	1998 Rose Villa Street, Pasadena CA 91107	5330015025	Voula Becker	Alejandra Perez-Serrato	R-1	5
RPPL2026000494 PRJ2026-000659	02/10/2026	Garage conversion to an ADU (PRJ2026-000659)	5124 Circle Vista Avenue, La Crescenta CA 91214	5804022069	Artin Grigori	Alejandra Perez-Serrato	R-1-10000	5

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPPL2026000508 PRJ2026-000671	02/10/2026	INTERIOR REMODEL AND 32 SF ADDITION TO THE EXISTING HOUSE. NEW PATIO AT ENTRANCE: 18'-6" x 6'-8" (PRJ2026-000671)	4418 Young Drive, Montrose CA 91020	5810014009	Ariel Khachatourian	Alejandra Perez-Serrato	R-1	5
RPPL2026000533 PRJ2026-000706	02/12/2026	New ADU	2131 S Redell Avenue, Monrovia CA 91016	8513009027	Chien Yeh	Uriel Mendoza	R-1	5
RPPL2026000554 PRJ2023-004220	02/12/2026	PRJ2023-004220: NEW ~1,550 SQ. FT. TWO-STORY SINGLE FAMILY RESIDENCE LOCATED ON FOUR COMBINED PARCELS TOTALING ~0.94 ACRES IN THE PASADENA GLEN NEIGHBORHOOD OF LOS ANGELES COUNTY. A CERTIFICATE OF COMPLIANCE WAS APPROVED TO TIE THE PARCELS TOGETHER PER LAC PERMIT RPPL-2025 002 562. PROPOSED RESIDENCE ADDRESS IS 2166 PASADENA GLEN ROAD. THE PROJECT SITE IS LOCATED IN A STEEP CANYON SETTING, WITH A SEASONAL STREAM/FLOODWAY, AT THE NORTHERN END OF PASADENA GLEN ROAD (PRIVATE) THAT INCLUDES MULTIPLE OTHER RESIDENCES ALONG THE ROADWAY.	2166 Pasadena Glen Road, Pasadena CA 91107	5760020016	Charles Stott	Jolee Hui		5
RPPL2026000558 PRJ2026-000727	02/12/2026	Installation of underground cistern for capture, treatment, and reuse as part of Safe, Clean Water (Measure W) Program.	1418 Descanso Drive, La Canada Flintridge CA 91011	5813008910	Jungwoo Lee	Larry Jaramillo		5
Zoning Conformance Review Number of Plans: 5								
RPPL2026000448 PRJ2026-000628	02/09/2026	PRJ2026-000628 • 481 S.F. ADDITION FOR (E)1 STORY SFD.AND 161 S.F. OF (N) CONCRETE DECK @ 3787 Mohawk St 481 S.F. OF 1 STORY BLDG. ADDITION FOR EXISTING 1 STORY SFD. (NO FIRE SPRINKLERED) AND 161 S.F. OF NEW CONCRETE DECK	3787 Mohawk Street, Pasadena CA 91107	5755025017	jin lee	Joshua Pereira	R-1	5
RPPL2026000465 PRJ2026-000636	02/09/2026	Notification received for unpermitted deck. Permit Application UNC BLDR250417004229 to restore deck to original footprint	1746 Pasadena Glen Road, Pasadena CA 91107	5760013024	MARYELLEN BUCKLEY	Uriel Mendoza	R-1	5

Plan No./ Project No.	Application Date	Description	Location	Parcel Number	Applicant	Planner	Zone Code	SD
RPPL2026000487 PRJ2026-000654	02/10/2026	temporary storage and staging of SFR prior to permanent installation - relocation of an existing single family residence at 3446 Cabrillo Blvd in Los Angeles, CA to an Easton fire burned lot at 44 W Palm St in Altadena, CA	44 W Palm Street, Altadena CA 91001	5832015016	Shannon Marks	Sean Donnelly	R-1-7500	5
RPPL2026000490 PRJ2026-000655	02/10/2026	Convert existing den into a bedroom by adding required framing, closet, doors, window, and smoke/co detectors - patch finishes as needed and all work to comply with current code requirements.	3664 Thorndale Road, Pasadena CA 91107	5755011003	Roman Sanchez	Stacy Corea	R-1	5
RPPL2026000535	02/12/2026	EATON FIRE LIKE-FOR-LIKE REBUILD--- fire rebuild sfd with garage (voided - was created in error)	2915 N Fair Oaks Avenue, Altadena CA 91001	5832013006	Luz Salcido	To Be Assigned Received	R-1-7500	5