

DRP Plans Filed - West San Gabriel Valley Planning Area

Between 5/24/2026 and 5/31/2026

Total Cases Filed: 20

Certificate of Compliance								
Number of Plans: 1								
PLAN NO./ PROJECT NO.	APPLICATION DATE	PARCEL NUMBER	ADDRESS	ZONED DISTRICT	DESCRIPTION	ASSIGNED TO	ZONE CODES	APPLICANTS
RPPL2026001987 PRJ2026-002384	5/28/2026	5833012008	50 Marathon Road, Altadena CA 91001	ALTADENA	CERTIFICATE OF COMPLIANCE - Legalize existing "illegal" parcel. Tied to CREB2026001005. New Duplex under SB9 with two ADUs 2,470 sf Primary Residence (Duplex) 840 gsf each ADU, 749 net habitable sf each	Timothy Stapleton	R-1-7500	Brian Chan
CUP								
Number of Plans: 1								
PLAN NO./ PROJECT NO.	APPLICATION DATE	PARCEL NUMBER	ADDRESS	ZONED DISTRICT	DESCRIPTION	ASSIGNED TO	ZONE CODES	APPLICANTS
RPPL2026001979 2016-001129	5/27/2026	5827002014	2397 N Lincoln Avenue, Altadena CA 91001	ALTADENA	Allow the sale of beer, wine and distilled spirits for on-site consumption as a full service restaurant.	Stacy Corea	C-3	Raul Cueva Jr
CUP - Condition - Modification / Elimination								
Number of Plans: 1								
PLAN NO./ PROJECT NO.	APPLICATION DATE	PARCEL NUMBER	ADDRESS	ZONED DISTRICT	DESCRIPTION	ASSIGNED TO	ZONE CODES	APPLICANTS
RPPL2026001984 PRJ2024-000133	5/28/2026	5755033010	3853 E Colorado Boulevard, Pasadena CA 91107	EAST PASADENA	(E) MOTEL - REVISION TO PREVIOUS CUP. BUILDING A AND B TO REMAIN AS IS. ADD THREE MOTEL ROOMS IN BUILDING C WITHIN (E) BUILDING. NO CHANGE OF USE AND NO ADDITION. ADD THREE PARKING SPACES FOR ADDED ROOMS.	Evan Sahagun	MXD	Natalie Kazanjian

CUP - Minor								
Number of Plans: 1								
PLAN NO. / PROJECT NO.	APPLICATION DATE	PARCEL NUMBER	ADDRESS	ZONED DISTRICT	DESCRIPTION	ASSIGNED TO	ZONE CODES	APPLICANTS
RPPL2026001986 PRJ2026-002388	5/28/2026	5803012025	2773 Foothill Boulevard, La Crescenta CA 91214	LA CRESCENTA, MONTROSE	This application requests a Minor Conditional Use Permit to allow relief from Los Angeles County Code Section 22.26.030.D.5.B, which requires parking to be located at the rear of the lot. The proposed project consists of a 3,000 square-foot, single-story office building with on-site parking located along the side of the building. Due to the unique physical constraints of the site, strict compliance with the rear parking requirement is not feasible. Therefore, approval is requested to allow parking at the side of the building.	Stacy Corea	MXD	Sepideh Nabavi
Permits								
Number of Plans: 8								
PLAN NO. / PROJECT NO.	APPLICATION DATE	PARCEL NUMBER	ADDRESS	ZONED DISTRICT	DESCRIPTION	ASSIGNED TO	ZONE CODES	APPLICANTS
RPAP2026002221 PRJ2026-002385	5/25/2026	5825001040	349 Laun Street, Altadena CA 91001	ALTADENA	Proposed rear addition (148 sq. ft.) and interior remodel to existing S.F.D.	Evan Sahagun	R-1-7500	LORENZO VARELA
RPAP2026002225	5/25/2026	5277014055		SOUTH SAN GABRIEL	Change ribbon driveway to permeable pavers	Andrew Flores	A-1	Hanh Le
RPAP2026002238	5/26/2026	5277014056		SOUTH SAN GABRIEL	Replace ribbon driveway with permeable pavers	Andrew Flores	A-1	Hanh Le
RPAP2026002239	5/26/2026	5277014057		SOUTH SAN GABRIEL	Replace ribbon driveway with permeable pavers	Andrew Flores	A-1	Hanh Le
RPAP2026002242	5/26/2026	5277014059		SOUTH SAN GABRIEL	Replace ribbon driveway with permeable pavers	Andrew Flores	A-1	Hanh Le
RPAP2026002243	5/26/2026	8510015015	152 E Camino Real, Monrovia CA 91016	DUARTE	We'd like to submit a base application for a site plan review amendment. We move the ADU 2' to the North to meet the 150' away from the curb so we are exempted from fire sprinkler requirement. Associated permit: RPPL2025003204 - 152 E Camino Real	Uriel Mendoza	R-1	Juan Alonso

RPAP2026002244 PRJ2026-002384	5/26/2026	5833012008	50 Marathon Road, Altadena CA 91001	ALTADENA	CERTIFICATE OF COMPLIANCE - Legalize existing "illegal" parcel. Tied to CREB2026001005. New Duplex under SB9 with two ADUs 2,470 sf Primary Residence (Duplex) 840 gsf each ADU, 749 net habitable sf each	Timothy Stapleton	R-1-7500	Brian Chan
RPAP2026002246 PRJ2026-002388	5/26/2026	5803012025	2773 Foothill Boulevard, La Crescenta CA 91214	LA CRESCENTA, MONTROSE	This application requests a Minor Conditional Use Permit to allow relief from Los Angeles County Code Section 22.26.030.D.5.B, which requires parking to be located at the rear of the lot. The proposed project consists of a 3,000 square-foot, single-story office building with on-site parking located along the side of the building. Due to the unique physical constraints of the site, strict compliance with the rear parking requirement is not feasible. Therefore, approval is requested to allow parking at the side of the building.	Stacy Corea	MXD	Sepideh Nabavi

Pre-Application Counseling

Number of Plans: 1

PLAN NO./ PROJECT NO.	APPLICATION DATE	PARCEL NUMBER	ADDRESS	ZONED DISTRICT	DESCRIPTION	ASSIGNED TO	ZONE CODES	APPLICANTS
RPPL2026001935	5/26/2026	5754011031	3362 Brandon Street, Pasadena CA 91107	EAST PASADENA	PAC - Per SB1123 - Existing Owner-Occupied Primary Dwelling Property to Be Removed to Subdivide (4) SFR Homes on (4) Parcels 1,580 sf 3 Bedroom 2.5 Bath each with 2-Car Garage	Erica Aguirre	R-2	Adam Mayberry, AIA

Site Plan Review - Ministerial

Number of Plans: 3

PLAN NO./ PROJECT NO.	APPLICATION DATE	PARCEL NUMBER	ADDRESS	ZONED DISTRICT	DESCRIPTION	ASSIGNED TO	ZONE CODES	APPLICANTS
RPPL2026001936 PRJ2026-002341	5/26/2026	5275008007	7958 Hill Drive, Rosemead CA 91770	SOUTH SAN GABRIEL	(07/02/2026) PROPOSED 1-STORY SFD PER SB9 AND PROPOSED ACCESSORY DWELLING UNIT (ADU)	Lemessis Quintero	R-A	iliana Sandoval, MONTOYA, MARIA D AND MENDEZ, EDGAR O
RPPL2026001962 PRJ2026-002365	5/27/2026	5807004018	2231 Mira Vista Avenue, Montrose CA 91020	MONTROSE	PROPOSED NEW 4 UNIT, THREE STORY APARTMENTS INCLUDING GROUND FLOOR PARKING GARAGE	Uriel Mendoza	R-3	Hamlet Zohrabians

RPPL2026001977 PRJ2026-002381	5/27/2026	8510029030	2515 S Fairgreen Avenue, Monrovia CA 91016	SOUTH ARCADIA	CONSTRUCTION OF A NEW 3 CAR GARAGE (703 SF) & THE DEMOLITION OF EXISTING 2 CAR GARAGE (352 SF)	Uriel Mendoza	R-1-7500	Mohd Lahham
Subdivisions								
Number of Plans: 1								
PLAN NO. / PROJECT NO.	APPLICATION DATE	PARCEL NUMBER	ADDRESS	ZONED DISTRICT	DESCRIPTION	ASSIGNED TO	ZONE CODES	APPLICANTS
RPAP2026002251	5/27/2026	5279022020	1218 San Gabriel Boulevard, Rosemead CA 91770	SOUTH SAN GABRIEL	Tree Planting Plan	Joshua Huntington	R-A	Hank Jong
Zoning Conformance Review								
Number of Plans: 2								
PLAN NO. / PROJECT NO.	APPLICATION DATE	PARCEL NUMBER	ADDRESS	ZONED DISTRICT	DESCRIPTION	ASSIGNED TO	ZONE CODES	APPLICANTS
RPPL2026001983 PRJ2026-002385	5/28/2026	5825001040	349 Laun Street, Altadena CA 91001	ALTADENA	[PENDING FEES & MATERIALS DUE 6/11] Proposed rear addition (148 sq. ft.) and interior remodel to existing S.F.D.	Evan Sahagun	R-1-7500	LORENZO VARELA
RPPL2026001990 PRJ2026-002393	5/28/2026	5379032050	7232 Rosemead Boulevard #302, San Gabriel CA 91775	EAST SAN GABRIEL	1. PROPOSED NEW MEDICAL OFFICE SPACE (1,028 SQ.FT. / UNIT 302).	Anthony Curzi	MXD	Jonathan Ng
Zoning Verification Letter								
Number of Plans: 1								
PLAN NO. / PROJECT NO.	APPLICATION DATE	PARCEL NUMBER	ADDRESS	ZONED DISTRICT	DESCRIPTION	ASSIGNED TO	ZONE CODES	APPLICANTS
RPPL2026001966	5/27/2026	5845010020	2052 N Lake Avenue #<Null>, Altadena CA 91001	ALTADENA	zoning verification letter for due diligence - Property Name: 2052 Lake Avenue Apartments Address: 2052 Lake Ave, Altadena, CA 91001 Parcel – 5845-010-020 Yr Built - 2025	Uriel Mendoza	C-2	Jamie Noriega