

DRP Plans Filed - Metro Planning Area

Between 9/20/2026 and 9/27/2026

Total Cases Filed: 37



Permits							
Number of Plans: 17							
PLAN NO. / PROJECT NO.	APPLICATION DATE	PARCEL NUMBER	SITE ADDRESS	ZONED DISTRICT	DESCRIPTION	ASSIGNED TO	ZONE CODES
RPAP2026004169	9/20/2026	6010027048	1430 E 70th Street, Los Angeles CA 90001	COMPTON - FLORENCE	(VOID - INCORRECT APPLICATION SUBMITTED) I have an existing permitted ADU. I am installing a new electrical meter and need to get assigned an address for the unit.	Lemessis Quintero	SP
RPAP2026004181	9/21/2026	6007018021	6535 Stanford Avenue, Los Angeles CA 90001		Construction and Demolition Recycling Facility Application	To Be Assigned Received	
RPAP2026004182	9/21/2026	6339008010	1072 Leonard Avenue, Los Angeles CA 90022	EAST SIDE UNIT NO. 1	[CORRECTIONS DUE 10/7] (E) CONVERT 4-CAR GARAGE TO ATTACHED A.D.U. 2-BEDROOM AND 1-BATH)	Andrew Flores	R-3
RPAP2026004185	9/21/2026	5227011006		CITY TERRACE	SB 9 duplex (2 units) with 2 detached accessory dwelling units (ADUs) on an existing single-family lot. The project proposes a two-story duplex over a two-car garage podium (1,025 SF building footprint, two 1-car garages each with laundry room). Each duplex unit is 1,161 SF and includes 3 bedrooms, 3 bathrooms, a kitchen, a living room, and a laundry area. Additionally, 2 detached two-story ADUs are proposed at the rear of the lot, each 873 SF, including 2 bedrooms, 1 bathroom, 1 powder room, kitchen, living room, and laundry area. Total proposed units: 4.	Andrew Flores	R-1
RPAP2026004188 PRJ2026-004097	9/21/2026	5247018028	631 S Arizona Avenue, Los Angeles CA 90022	EAST SIDE UNIT NO. 4	REMODEL (E)S.F.D 1,060 S.F; AND CONVERT (E)GARAGE INTO ADU 328 S.F	Pauline Monroy	SP
RPAP2026004190	9/21/2026	6010015035	7108 S Central Avenue #100, Los Angeles CA 90001	COMPTON - FLORENCE	(VOID - REFER TO ACITIVIES AND RPPL2025005253) we would like to combine these addresses into one as the two spaces are being used for one tenant.	Lemessis Quintero	SP

RPAP2026004193	9/21/2026	5235024071	127 N Arizona Avenue, Los Angeles CA 90022	EAST SIDE UNIT NO. 4	Revised existing garage dimensions from 22'x22' to 20'x20' and addition from 7'-5" x 17'-5" to 9'- x 7'-5".	Andrew Flores	SP
RPAP2026004210 PRJ2026-004124	9/22/2026	5250012029	4552 E Gleason Street, Los Angeles CA 90022	EAST SIDE UNIT NO. 4	Proposed to construct a (N) 780 SF detached ADU with a (N) attached 1 car garage and an addition to (E) SFD with minor interior remodel.	Daisy De La Rosa	SP
RPAP2026004214	9/22/2026	5249031010		EAST SIDE UNIT NO. 2	Request for Pre-Application Counseling for a proposed drive-thru fast food restaurant located at a former Pep Boys site at the intersection of Atlantic Blvd and Pomona Blvd in East Los Angeles. The project is seeking guidance on entitlement requirements and feasibility, including potential Plan Amendment, Zone Change, and Conditional Use Permit due to the site's location within the East Los Angeles Specific Plan (TOD).	Melissa Reyes	SP
RPAP2026004235	9/23/2026	5246008043	4600 E Olympic Boulevard, Los Angeles CA 90022	EAST SIDE UNIT NO. 1	[INCOMPLETE APPLICATION - MATERIALS DUE 10/31/2026] The property was formerly used as a food processing facility. It experienced two separate fire incidents. The second fire destroyed approximately 65% of the buildings. Ultimately, the remaining structures were demolished and removed in April 2026.	Pauline Monroy	C-M
RPAP2026004251	9/24/2026	6025002023	7223 1/2 Beach Street, Los Angeles CA 90001	ROOSEVELT PARK	-Existing unit 7223-1/2 to be remodel [489 sq.ft.] -Existing rear duplex porch to be enclosed for unit 7223-1/2 [84 sq.ft.]	Angelo Huang	SP
RPAP2026004253	9/25/2026	6060004010	1218 W 101st Street, Los Angeles CA 90044	WEST ATHENS - WESTMONT	PROPOSED NEW 2-STORY DUPLEX (FRONT) AND NEW 2-STORY DUPLEX (REAR)	Angelo Huang	R-2
RPAP2026004264	9/25/2026	6134038021	12801 S Central Avenue, Los Angeles CA 90059	WILLOWBROOK - ENTERPRISE	Install (1) Illum 39" 7-ELEVEN WALL SIGN/STRIPES SET ON FORMED BACKER	Andrew Flores	C-1
RPAP2026004265	9/25/2026	6028027023	8410 Hooper Avenue, Los Angeles CA 90001	COMPTON - FLORENCE	1) PROPOSED 366 S.F. GARAGE CONVERSION TO NEW ADU @1ST FLOOR 2) PROPOSED 872 S.F. NEW SB9 UNIT @2ND FLOOR	Angelo Huang	SP
RPAP2026004266 PRJ2026-004182	9/25/2026	5240008022	613 S La Verne Avenue, Los Angeles CA 90022	EAST SIDE UNIT NO. 4	Proposed an addition of 305 SF to create a (N) bedroom and bathroom (E) Front Unit and an addition of 243 SF to legalize unpermitted additions Rear Unit and a (N) 79 SF attached patio.	Daisy De La Rosa	R-2
RPAP2026004267 PRJ2026-004147	9/25/2026	6021001014	7214 Parmelee Avenue, Los Angeles CA 90001	COMPTON - FLORENCE	Lot Line Adjustment to adjust lot lines per recorded court Judgment.	Timothy Stapleton	SP

RPAP2026004270 PRJ2026-004248	9/26/2026	6027025018	8219 Bell Avenue, Los Angeles CA 90001	ROOSEVELT PARK	1. (N) 59 SF ADDITION TO (E) GARAGE. 2. (N) 310 sf 1ST FLOOR LAUNDRY/PATIO COVER. 3. (N) 765 sf 2ND STORY ATTACHED ADU.	James Knowles	SP
Pre-Application Counseling Number of Plans: 1							
PLAN NO./ PROJECT NO.	APPLICATION DATE	PARCEL NUMBER	SITE ADDRESS	ZONED DISTRICT	DESCRIPTION	ASSIGNED TO	ZONE CODES
RPPL2026003560	9/21/2026	6129007033	120 W 154th Street, Gardena CA 90248	VICTORIA	Pre-Application Counseling 120 - Construct a new single story CMU Warehouse - 3,751 SF 124 - Construct a new single story CMU Warehouse - 3,751 SF 128 - Construct a new single story CMU Warehouse - 3,751 SF 132 - Construct a new single story tilt-up Warehouse - 3,751 SF 150 - Construct a new single story with a mezzanine tilt-up Warehouse - 10,963 SF	Melissa Reyes	M-2-IP
Referrals Number of Plans: 1							
PLAN NO./ PROJECT NO.	APPLICATION DATE	PARCEL NUMBER	SITE ADDRESS	ZONED DISTRICT	DESCRIPTION	ASSIGNED TO	ZONE CODES
RPAP2026004219	9/23/2026	6131018032	159 E Rosecrans Avenue, Los Angeles CA 90061	ATHENS	What is the current zoning designation for the above-mentioned property? o Are there any pending rezoning applications or updates to the Zoning Ordinance that may affect the Subject in the foreseeable future? • What are the immediate abutting zoning designations to the north, south, east, and west of this property? • Is a current, up-to-date copy of the zoning map for this area available? If so, please attach or provide a link to access. • Is a current, up-to-date copy of all zoning	Lemessis Quintero	B-1-IP-GZ, M-1-IP-GZ

				ordinances/codes/regulations for this area available (i.e., Zoning Ordinance Book, Unified Development Code, etc.)? If so, please attach or provide a link to access. • Is the property located in any special, restrictive, or overlay district? • Is the property located in a Planned Unit Development (PUD)/Planned Area Development (PAD)? If so, can we please get a copy of the Development Plan and Ordinance, specifically the conditions of approval for height, setbacks, use, density, lot size, and parking (but excluding electrical, mechanical, grading, and plumbing)? • Is the current use as Industrial/Warehouse permitted by right, or was a use approval granted? If so, please provide a copy. • To your knowledge, are there any legal nonconforming issues associated with the subject property? • Was this property granted any variances, special exceptions, special/conditional use permits, or zoning relief of any kind (excluding signage)? If so, can we please get a copy of the approval(s)? If these are not available, would you briefly outline the conditions of the applicable document? o In the event of destruction, would a new use permit, variance, or special exception be required? o What is the threshold that would trigger a new Use Permit, Variances, or other approvals to be required? • Was this site developed with Site Plan approval? If so, can we obtain a copy of the plan and/or a copy of the approved conditions? o If only conditions of approval are available, please provide approved height, setbacks, use, density, lot size, and parking (but exclude electrical, mechanical, grading, and plumbing). • To the best of your knowledge, do your records show any of the		
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					following open or unresolved violations within the Subject's files? If yes, please provide inspection reports and Notice(s) of Violation. If no violations, please state "no violations," or provide a copy of the most recent applicable inspection report showing violation/inspection status. o Zoning Violations -		
Site Plan Review - Ministerial Number of Plans: 13							
PLAN NO./ PROJECT NO.	APPLICATION DATE	PARCEL NUMBER	SITE ADDRESS	ZONED DISTRICT	DESCRIPTION	ASSIGNED TO	ZONE CODES
RPPL2026003555 PRJ2026-004044	9/21/2026	5224013002		CITY TERRACE	(10/27/2026) Proposed 2-story single family residence	Lemessis Quintero	R-2
RPPL2026003587 PRJ2026-004082	9/22/2026	6047011007	1222 W 89th Street, Los Angeles CA 90044	WEST ATHENS - WESTMONT	SFD addition & (N) ADU	James Knowles	R-2
RPPL2026003590 PRJ2026-004084	9/22/2026	5228021010	3810 Dwiggins Street, Los Angeles CA 90063	CITY TERRACE	EXISTING REC ROOM TO BE CONVERTED INTO AN ATTACHED A.D.U.	James Knowles	R-1
RPPL2026003592 PRJ2026-004089	9/22/2026	5239011023	939 S Gage Avenue, Los Angeles CA 90023	EAST SIDE UNIT NO. 1	To construct a (N) addition (504 sq ft) to an existing SFR, comprised of a (N) family room, (N) office, and two (2) (N) bathrooms. Internal access to the SFR for all rooms is required.	Kevin Pascasio	R-3
RPPL2026003593 PRJ2026-004090	9/22/2026	6090020012	1401 W 123rd Street, Los Angeles CA 90047	WEST ATHENS - WESTMONT	[Corrections Due November 5, 2026] AREA TO BE REMODELED #1 - NEW BEDROOM, BATH & POWDER AREA TO BE REMODELED #2 - NEW PANTRY EXISTING PARTIAL GARAGE TO BE CONVERTED INTO JR. A.D.U. (252 SQ. FT.) - NEW KITCHEN/DINING & BEDROOM NEW ADDITION TO JR A.D.U. (46 SQ. FT.) - NEW BATH NEW POWDER POOL (25 SQ. FT.) NEW 2ND. FLOOR A.D.U. (397 SQ. FT.) - NEW KITCHEN/DINING & LIVING ROOM NEW 3RD. FLOOR A.D.U. (270 SQ. FT.) - NEW BEDROOM & BATH	Kevin Pascasio	R-1

RPPL2026003595 PRJ2026-004092	9/22/2026	6056002024	1226 W 92nd Street, Los Angeles CA 90044	WEST ATHENS - WESTMONT	[fees dues 10/22/26] - 2 New ADU's each 669 sf. - ADU 1 on the first floor with 2 Bedroom & 1 Bath - ADU 2 on the second floor with 2 Bedroom & 1 Bath - Laundry for ADU 2 - Demo Existing Garage	Angelo Huang	R-2
RPPL2026003597 PRJ2026-004093	9/22/2026	6078007020	2035 W 111th Street, Los Angeles CA 90047	WEST ATHENS - WESTMONT	To convert the (E) detached garage to create a (N) detached ADU [350 sq. ft.] at a single-family residence ("SFR").	Kevin Pascasio	R-1
RPPL2026003599 PRJ2026-004097	9/23/2026	5247018028	631 S Arizona Avenue, Los Angeles CA 90022	EAST SIDE UNIT NO. 4	[FEE & CORRECTIONS DUE BY 10/7/2026] REMODEL (E)S.F.D 1,060 S.F; AND CONVERT (E)GARAGE INTO ADU 328 S.F	Pauline Monroy	SP
RPPL2026003617 PRJ2026-004117	9/23/2026	5227011006		CITY TERRACE	[FEES DUE BY 10/14] SB 9 duplex (2 units) with 2 detached accessory dwelling units (ADUs) on an existing single-family lot. The project proposes a two-story duplex over a two-car garage podium (1,025 SF building footprint, two 1-car garages each with laundry room). Each duplex unit is 1,161 SF and includes 3 bedrooms, 3 bathrooms, a kitchen, a living room, and a laundry area. Additionally, 2 detached two-story ADUs are proposed at the rear of the lot, each 873 SF, including 2 bedrooms, 1 bathroom, 1 powder room, kitchen, living room, and laundry area. Total proposed units: 4.	Andrew Flores	R-1
RPPL2026003618 PRJ2026-004118	9/23/2026	6149020033	1655 E 122nd Street, Los Angeles CA 90059	WILLOWBROOK - ENTERPRISE	[Under Review] Convert existing Guest House to an ADU 16'-0" x 25'-0"= 400.0 Sq. Ft, one bedroom, one bath, living room, and kitchen	Angelo Huang	R-1
RPPL2026003624 PRJ2026-004124	9/24/2026	5250012029	4552 E Gleason Street, Los Angeles CA 90022	EAST SIDE UNIT NO. 4	[FEES DUE ON OCTOBER 08, 2026] Proposed to construct a (N) 780 SF detached ADU with a (N) attached 1 car garage and an addition to (E) SFD with minor interior remodel.	Andrew Flores	SP
RPPL2026003628 PRJ2026-004125	9/24/2026	6342015026	537 S Bradshawe Avenue, Los Angeles CA 90022	EAST SIDE UNIT NO. 2	[Fees Due 10/24/26] CONVERT 2ND FLOOR (1,164 SQFT) OF EXISTING 2 – STORY SFR (2,232 SQ FT) TO AN ACCESSORY DWELLING UNIT (ADU) WITH PROPOSED DECK; ADU CONSISTING OF (3) BEDROOMS, (2) BATHS AND LIVING AREA. (OTHER REF.: BLDR220723006699)	Angelo Huang	R-3
RPPL2026003634 PRJ2026-004135	9/24/2026	5226008039	1431 N Miller Avenue, Los Angeles CA 90063	CITY TERRACE	To convert existing portion of a multi-family building into two (2) attached ADUs [Building "A"].	Lemessis Quintero	R-3

Subdivisions							
Number of Plans: 1							
PLAN NO. / PROJECT NO.	APPLICATION DATE	PARCEL NUMBER	SITE ADDRESS	ZONED DISTRICT	DESCRIPTION	ASSIGNED TO	ZONE CODES
RPAP2026004191	9/21/2026	6059018011	10501 S Normandie Avenue, Los Angeles CA 90044	WEST ATHENS - WESTMONT	TENTATIVE TRACT MAP FOR ONE LOT CONSISTING OF 20 CONDOMINIUMS	Joshua Huntington	MXD
Zoning Conformance Review							
Number of Plans: 3							
PLAN NO. / PROJECT NO.	APPLICATION DATE	PARCEL NUMBER	SITE ADDRESS	ZONED DISTRICT	DESCRIPTION	ASSIGNED TO	ZONE CODES
RPPL2026003552 PRJ2026-004043	9/21/2026	6132013008	342 W 130th Street, Los Angeles CA 90061	ATHENS	[ADDITIONAL INFORMATION DUE ON OCTOBER 06, 2026] PROPOSED A (N) 200 SQ FT ATTACHED ELECTRICAL ROOM AT AN (E) WAREHOUSE.	Daisy De La Rosa	M-1.5-IP
RPPL2026003574 PRJ2026-004064	9/21/2026	6342033006	726 Bradshawe Avenue, Los Angeles CA 90022	EAST SIDE UNIT NO. 2	[Under Review] Approve a 499 sq ft detached 2-car garage	Angelo Huang	R-3
RPPL2026003635 PRJ2026-004137	9/24/2026	6201018031	7502 Pacific Boulevard, Huntington Park CA 90255	WALNUT PARK	A change of use within (E) commercial building to establish an eating establishment (juice bar) and applicable interior tenant improvements. No additions to the building, expansion of floor area or signage is proposed or approved.	Lemessis Quintero	MXD
Zoning Verification Letter							
Number of Plans: 1							
PLAN NO. / PROJECT NO.	APPLICATION DATE	PARCEL NUMBER	SITE ADDRESS	ZONED DISTRICT	DESCRIPTION	ASSIGNED TO	ZONE CODES
RPPL2026003623	9/24/2026	6131018032	159 E Rosecrans Avenue, Los Angeles CA 90061	ATHENS	(10/29/2026) ZVL	Lemessis Quintero	B-1-IP-GZ, M-1-IP-GZ