



City of Placentia – Pending Development Project List

January 16, 2020

Project Address	Project Case No.	Project Description	Applicant	Project Submittal	Planning Commission Date	Project Status
1945 E. Veterans Way	DPR 2016-01; VAR 2016-02; GPA 2016-01; ZCA 2016-01	50-unit multi-family apartment structure for homeless and/or disabled Veterans.	Mercy Housing	2016	Approved by City Council on 1/17/17	Under Construction
110-132 E. Crowther Ave.	DPR 2017-01; VTM 18118; DA 2017-01; MND 2017-04; PC #18-260	215 unit 5-story apartment complex with roof top amenities and 6-story parking garage on a 2.95-acre lot.	The Placentia TOD Project Owner LLC	5/24/17	Approved by City Council on 10/3/17	Under Construction
SEC of Rose Drive and Alta Vista St.	ZCA 2017-09; DPR 2017-03; UP 2017-09; VTTM 2017-186	10,500-square foot commercial retail building and 54, single family detached residential homes located on an 8.45-acre lot.	SC Development, LLC, c/o M. Paul Conzelman	8/29/17	6/12/18	Approved by City Council on 7/24/18 Utility Plans and offsite improvements are under review
455 S. Van Buren St.	ZC 2018-01; GPA 2018-01; DPR 2018-01; TTM 18154	Development of 127, three-story townhome units on an approximately 5.7-acre site. Zoning of parcel to change from Manufacturing (M(O)) to High-Density Residential (R-3).	DeNova Homes	1/11/18	10/8/19	Under Entitlement Review

Project Address	Project Case No.	Project Description	Applicant	Project Submittal	Planning Commission Date	Project Status
1474 N. Kraemer Blvd. (SEC Kraemer & Yorba Linda)	DPR 2018-02; UP 2018-03	To permit the development of a 7,000-square foot multi-tenant retail commercial building within an existing shopping center.	Blue Sands Management	3/6/18	7/10/18	Pizza Rev is under construction
SWC of Orchard Drive and Highland Avenue	DPR 2018-03; UP 2018-04; TTM 18129	To permit the development of an of four, three-story, multi-family buildings consisting of 16 residential townhomes located on a 1.24-acre unimproved vacant lot	HQT Homes	3/13/18	7/10/18	In Building Plan Check
505 W. Crowther Ave.	DPR 2018-04; TTM	A 5-story, 418 Unit apartment building surrounding a 7-story parking structure on a 4.4-acre site.	JPI	3/20/18	5/8/18	Demo Permit Issued, Buildings demolished.
1808-1882 N. Placentia Ave.	DPR 2018-05	Architectural Façade rehabilitation for entire Sierra Vista Plaza	Easton Pacific	4/2/18	6/12/18	Under Construction
380 S. Placentia Ave.	DPR 2018-06; UP 2018-06	5-story, 116 room hotel	Placentia Hospitality, LLC	6/4/18	Approved by City Council on 1/15/19	Under Construction

Project Address	Project Case No.	Project Description	Applicant	Project Submittal	Planning Commission Date	Project Status
718 & 719 S. Lakeview Ave.	DPR 2018-08	To permit the development of two industrial buildings measuring 54,921 square foot (Building 1) and 39,456 square foot (Building 2) on two separate lots located within the C-M Zoning District.	Ajax Lakeview Development, LLC	10/29/2018	4/9/19	In Building Plan Check
719 ½ Monroe Way (APN: 339-102-21)	DPR 2019-01	To permit the development of a new 7,600 square foot 2-story industrial building located within the M Zoning District.	Randy Orozco	1/14/19	7/9/19	Approved by the Planning Commission on 7/9/19
900 Golden Ave.	TPM 2018-201	The subdivision of an 1.58 acre lot into three lots and lot "A"	Robert Adams	4/2/19	6/11/19	Approved by City Council on 7/9/19
1049 Golden Avenue	DPR 2019-02	Proposing a single lot condominium map for 26 unit town homes with buildings on a 1.3 acre site.	Brandywine Homes – Angela Meyer	7/17/19	10/8/19	In Building Plan Check

Project Address	Project Case No.	Project Description	Applicant	Project Submittal	Planning Commission Date	Project Status
1961 E. Miraloma Ave – Unit D	UP 2019-04	To permit the use of an existing building in the Manufacturing Zoning District ("M") for theatre performances open to the public	Mitch Atkins	10/9/19	12/10/19	Approved by the Planning Commission on 12/10/19
1474 N. Kraemer Blvd.	UP 2019-05	To permit a development and operation of a drive-thru in conjunction with a comprehensive façade remodel for the Village Plaza shopping center.	Maikel Faragalla	10/14/19	12/10/19	Approved by the Planning Commission on 12/10/19
849 E. Yorba Linda Blvd. #201	UP 2019-06	Tutoring services for students around Placentia communities to include Math, Reading, Writing, AP, SAT, Test Prep, and Foreign Languages	Hui Lu	10/29/19	1/14/20	Approved by the Planning Commission on 1/14/20
1275 E. Yorba Linda Blvd.	DPR 2019-04 UP 2019-08	To permit the development and operation of a new automobile dealership and construction of an approximately 35,334 square foot dealership building	North Orange County Audi	11/13/19	12/10/19	Approved by the Planning Commission on 12/10/19

Project Address	Project Case No.	Project Description	Applicant	Project Submittal	Planning Commission Date	Project Status
903 Arnold Dr.	UP 2015-07 (MOD)	A request to permit an approximately 3,721 square foot addition for conversion of an existing single-family residence into a proposed two-story triplex.	Jimmy Thanh Ba Nguyen	11/12/19	12/10/19	In Building Plan Check
17000 La Paloma Ave.	TPM 2019-175	To permit the subdivision of an approximately .26 acre (11,520 square feet) lot into three (3) parcels. The proposed subdivision is intended to accommodate for the future development of a single-family residence on each respective lot.	Elliot Barker	10/31/19	1/14/20	Approved by the Planning Commission on 1/14/20
1521 N. Placentia Ave.	UP 2019-10	A request to permit the establishment and operation of a fitness studio that will offer personalized weight management plans and exercise classes at an existing 2,584 square foot retail space.	Leandra Smith	12/19/19	TBD	Under Entitlement Review

Project Address	Project Case No.	Project Description	Applicant	Project Submittal	Planning Commission Date	Project Status
954 Vista Ave.	UP 2019-09	Re-construct 938 square foot dwelling unit. Re-construct 97 square foot porch. Re-construct 34 square foot patio	Francisco Vazquez	12/16/19	2/11/20	Under Entitlement Review

BUILDING ACTIVITY REPORT ENDING DECEMBER 2019

PERMIT TYPE	# PERMITS
RESIDENTIAL ALTERATION	50
SOLAR	12
COMMERCIAL TENANT IMPROVEMENT	6
SIGN	2
ROOF	17
TOTAL	87

PLAN CHECK TYPE	# SUBMITTED
COMMERCIAL TENANT IMPROVEMENT	2
RESIDENTIAL ALTERATIONS	6
SOLAR	16
SIGNS	2
B & Z	10
HOME OCCUPATION PERMITS	10
TOTAL	46