



City of Placentia – Pending Development Project List

August 27, 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	Open; Applicants should call 1-844-838-8300
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 and Shea Homes	8/29/17	6/12/18	Approved by City Council on 7/24/18; Grading underway
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).	Toffoli Investments	1/11/18	TBD	Under Entitlement Review; Public comment period for MND open.

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SWC of Orchard Drive and Highland Avenue	DPR 2018-03; UP 2018-04; TTM 18129	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	In Building Plan Check
1808-1882 N. Placentia Ave.	DPR 2018-05	Architectural Façade rehabilitation for entire Sierra Vista Plaza	Easton Pacific	4/2/18	6/12/18	Installing signs
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
718 & 719 S. Lakeview Ave.	DPR 2018-08	Development of two industrial buildings measuring 54,921 square feet and 39,456 square feet located within the C-M Zoning District.	Ajax Lakeview Development, LLC	10/29/2018	4/9/19	In Building Plan Check; Grading underway
719 ½ Monroe Way (APN: 339-102-21)	DPR 2019-01	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

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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
1474 N. Kraemer Blvd. (Phase II improvement)	UP 2019-05	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	In Building Plan Check
1275 E. Yorba Linda Blvd.	DPR 2019-04 UP 2019-08	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	In Building Plan Check
903 Arnold Dr.	UP 2015-07 (MOD)	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
803 W. La Jolla St.	UP 2020-01; SPR 2020-03; TPM 2020-124	Constructing a new two story, 3-unit condo	CHD International	1/16/2020	4/14/20	Approved by the Planning Commission on 4/14/20; TPM approved by City Council on 5/5/20

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319 E. Palm Dr.	UP 2020-04	Establishment and operation of a dance and music studio at an existing office building	Kris Huston, representing Huston School of Music and Theatre	2/25/20	4/14/20	Approved by the Planning Commission on 4/14/20
1851 E. Orangethorpe Ave.	UP MOD 87-15; VAR 2020-01	Remodel of the existing Del Taco building	Del Taco, LLC	2/13/20	3/10/20	Building Permit Issued
1314 N. Angelina Ave.	DPR 2020-01; GPA 2020-01; ZC 2020-01	Construct two buildings, one with 47 units and one with 18 units and a new parish hall for an existing church.	National Community Renaissance of California, c/o Alexa Washburn	4/2/20	TBD	Under Entitlement Review
207-209 Crowther Ave.	PAR 2020-01	The development of a mixed-use community including 189 mixed-income apartment units and 1050 S.F. of retail on a 2.13 acre site of City owned property	USA Properties Fund Inc.	3/3/20	TBD	Review of proposed development completed by staff
140 E Crowther Ave.	UP 2020-05	Establishment and operation of a 4-tap self-serve beer garden on a 5,056 square foot roof deck of The Herald multi-family community project	Lyon Living	6/1/20	9/8/20	Under Entitlement Review

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111 E. Chapman Ave.	UP 2020-06	A request to permit the on-site sale, dispensing, and consumption of beer and wine within a 2,190 square-foot, 60 seat, bona fide restaurant (ABC type 41 license)	Nancy Orozco, DBA Cocina Azteca Grill	8/1/20	9/8/20	Under Entitlement Review
2234, 2236, 2238 California St	SPR 2020-03	A site plan review for the subdivision development of two new 3,600 square foot single family residence and two 1,200 square foot detached ADU, and one new 3,000 square foot single family residence with one 799 square foot detached ADU	Tony Nguyen	8/13/20	N/A	Under Entitlement Review
1963 McCormack Ln	SPR 2020-04	A site plan review for one new 1,976 square foot single family residence with a 950 square foot detached ADU	Tony Nguyen	8/13/20	N/A	Under Entitlement Review
2099 E. Orangethorpe Ave.	UP 2020-07; DPR 2020-02	A request to construct a 4,311 square foot multi-tenant commercial building with site improvements	Urban Dwell Architects	8/24/20	TBD	Under Entitlement Review

BUILDING ACTIVITY REPORT ENDING JULY 2020

PERMIT TYPE	# PERMITS
RESIDENTIAL ALTERATION	65
SOLAR	17
COMMERCIAL TENANT IMPROVEMENT	12
SIGN	3
ROOF	35
TOTAL	132