

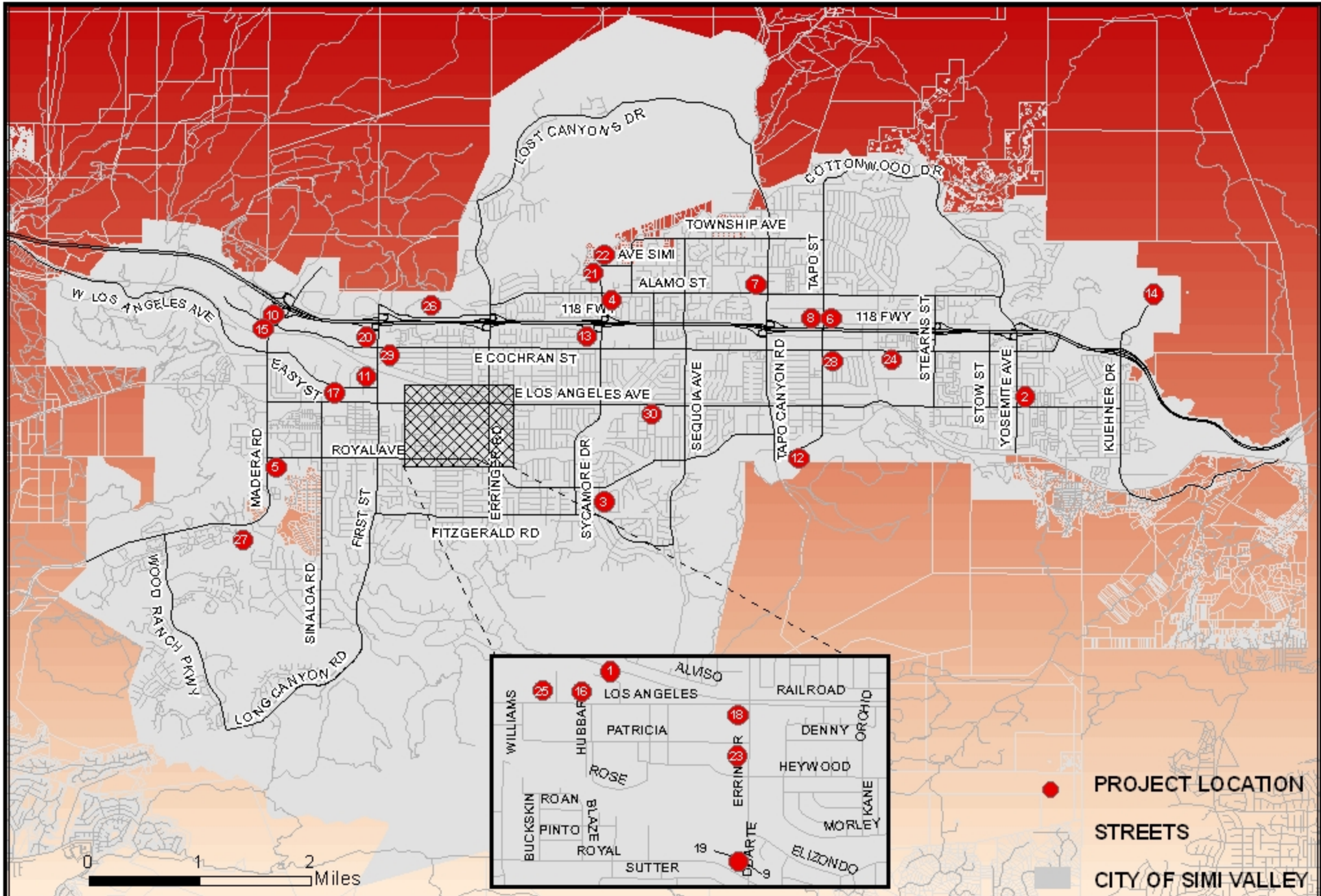


CITY OF SIMI VALLEY

Department of Environmental Services
Planning Division
2929 Tapo Canyon Road
Simi Valley, CA 93063

QUARTERLY DEVELOPMENT SUMMARY SECOND QUARTER 2013

This development summary provides a comprehensive list of commercial, wireless telecommunications, industrial and residential projects in review, recently approved, or under construction as of the end of the time period specified below. Projects can be located by using the Map Number in the first column and referring to the maps in the back of the document. This Development Summary is updated quarterly. Inquiries regarding the Development Summary should be directed to the Planning Division at (805) 583-6769.



COMMERCIAL DEVELOPMENT SUMMARY – SECOND QUARTER 2013

Map Number	Case Number	Project Name/Description	Address/Location	Applicant	Status
1	CUP-S-0694	<u>Acosta Auto Repair</u> Construct a 4,800-sq. ft. auto repair center	Donville Avenue, north side of Los Angeles Avenue	The Edifice Group 7127 Canoga Avenue Canoga Park, CA 91303 Attn: Adriana Montano (818) 719-0155	Status: Approved, Unbuilt Planner: Lorri Hammer (805) 583-7091
2	CUP-S-0644-MOD#02	<u>Alliance Gas Station</u> Modification to postpone undergrounding requirement for street lighting, poles and right-of-way dedication	5803 East Los Angeles Avenue	Yosemite Service, Inc. 5803 East Los Angeles Avenue Simi Valley, CA 93063 Attn: Siamak Vosogian (805) 526-2061	Status: Incomplete Application Planner: Vernon Umetsu (805) 583-6391
3	CUP-S-0713	<u>Archangel Michael Coptic Orthodox Church</u> Construct a 500-seat sanctuary, multi-purpose room, day care center, guest house, and convert existing church to senior center	1122 Appleton Road	Father Markos Hanna 1122 Appleton Road Simi Valley, CA 93065 Attn: Gonzalo Pedroso (805) 552-9474	Status: In Plan Check Planner: Lorri Hammer (805) 583-6869
4	TP-S-0671	<u>Aspen Center</u> Aspen Center two-lot parcel map	2750 Sycamore Drive	Simi Valley Hospital 2975 Sycamore Drive Simi Valley, CA 93065 Attn: Lynn Ludden (805) 955-6702	Status: Approved, Unrecorded Planner: Eric Chen (805) 583-6773
5	CUP-S-0479-MOD#05	<u>Centre Court</u> Convert a soccer field in an existing retail center to a one-story, 10,600-sq. ft. retail building	1308 Madera Road	Sam Menlo Trust 4221 Wilshire Blvd., #210 Los Angeles, CA 90010 Attn: Herbert Horowitz (818) 246-6050	Status: Approved, Unbuilt Planner: Lorri Hammer (805) 583-6869
6	CUP-S-0687	<u>Church of God</u> Enlarge an existing church by approximately 10,000 sq. ft.	4450 Barnard Street	Pastor Fredy Cordon 2181 Malcolm Street Simi Valley, CA 93065 Attn: Richard Enderson (805) 217-0224	Status: Approved, Unbuilt Planner: Lorri Hammer (805) 583-6869

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COMMERCIAL DEVELOPMENT SUMMARY – SECOND QUARTER 2013

Map Number	Case Number	Project Name/Description	Address/Location	Applicant	Status
7	CC-S-0003-ADJ#02	<u>City Hall Expansion</u> Construct two additions totaling 9,425-sq. ft. to the existing City Hall building	2929 Tapo Canyon Road	City of Simi Valley 2929 Tapo Canyon Road Simi Valley, CA 93063 Attn: Brian Gabler (805) 583-6802	Status: Under Construction Planner: Christine Silver (805) 583-6863
8	TT5866	<u>Clinicas del Camino Real</u> Merge two lots and provide dedication for a 11,052 sq. ft. one-story medical facility	4370 Eve Road	Clinicas del Camino Real, Inc. 200 South Wells Road, #150 Ventura, CA 93004 Attn: Alisha Tipton (805) 659-2752	Status: Approved, Unrecorded Planner: Lorri Hammer (805) 583-6869
	PD-S-1013	<u>Clinicas del Camino Real</u> Construct a 11,052-sq. ft. one-story medical facility	4370 Eve Road	Clinicas del Camino Real, Inc. 200 South Wells Road, #150 Ventura, CA 93004 Attn: Ilona Scott (805) 988-0912	Status: In Plan Check Planner: Lorri Hammer (805) 583-6869
9	CUP-S-0718	<u>Convenience Store</u> Demolish an existing gas station and construct a foodmart with gas station	1369 Erringer Road	A & S Engineering 207 West Alameda, #203 Burbank, CA 91502 Attn: Ahmad Ghaderi (818) 842-3644	Status: In Plan Check Planner: Tom Preece (805) 583-6897
	TP-S-0672	<u>Convenience Store</u> Parcel Map Per CUP-S-718 Conditions	1369 Erringer Road	A&S Engineering 207 West Alameda, #203 Burbank, CA 91502 Attn: Ahmad Ghaderi (818) 842-3644	Status: Incomplete Application Planner: Tom Preece (805) 583-6897
10	PD-S-0846-AA#01	<u>Costco Propane Gas</u> Install a liquid propane gas re-filling station under a new canopy at an existing Costco	2660 Park Center Drive	Costco Wholesale 459 Horshoe Drive, #150 Sterling, VA 20166 Attn: Renee Hansen (703) 406-6879	Status: Incomplete Application Planner: Heidi Fischer (805) 583-6867
11	PD-0677-AA#01	<u>First Street Carwash</u> Remodel of an existing carwash	2155 First Street	Leonard Elbaum 2412 Crombie Ct. Thousand Oaks, CA 91361 Attn: Andrew Althaus (805) 496-1101	Status: Under Construction Planner: Heidi Fischer (805) 583-6867

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Map Number	Case Number	Project Name/Description	Address/Location	Applicant	Status
12	PD-S-1011	<u>Guardian Street Office Building</u> Construct a 54,311-sq. ft. three-story office building and parking lot	4180 Guardian Street	Guardian Street, LLC 23930 Craftsman Road Calabasas, CA 91302 Attn: Jeff Cooper (818) 223-9009	Status: Approve, Unbuilt Planner: Tom Preece (805) 583-6897
13	CUP-S-0744	<u>Hampton Inn</u> Construct a four-story 107 room hotel	2585 East Cochran Street	Rodney Singh 16027 Ventura Blvd Suite 604 Encino, CA 91436 (310) 629-8866	Status: Incomplete Application Planner: Heidi Fischer (805) 583-7089
14	GPA-0083	<u>Hummingbird Nest Ranch</u> General Plan Amendment to change land use from Estate/Open Space to Resort Commercial (New Category)	2940 Kuehner Drive	Hummingbird Nest Ranch 2940 Kuehner Drive Simi Valley, CA 93063 Attn: Dean Kunicki (805) 340-2790	Status: Incomplete Application Planner: Christine Silver (805) 583-6863
	SP-S-0029	<u>Hummingbird Nest Ranch</u> Specific Plan to create a Commercial Resort at Hummingbird Nest Ranch	2940 Kuehner Drive	Hummingbird Nest Ranch 2940 Kuehner Drive Simi Valley, CA 93063 Attn: Dean Kunicki (805) 340-2790	Status: Incomplete Application Planner: Christine Silver (805) 583-6863
	CUP-S-0739	<u>Hummingbird Nest Ranch</u> Allow a commercial resort with a conference center, hotel and spa	2940 Kuehner Drive	Hummingbird Nest Ranch 2940 Kuehner Drive Simi Valley, CA 93063 Attn: Dean Kunicki (805) 340-2790	Status: Incomplete Application Planner: Christine Silver (805) 583-6863
15	CUP-S-0296-MOD#02	<u>Marie Callender's Driveways</u> Driveway relocation, re-landscaping, eliminating three parking spaces and replacing four trees	20 West Cochran Street	Ahmad Ibrahim 100 Presidential Drive Simi Valley, CA 93065 Attn: Jerry Hovell (805) 522-1900	Status: Approved, Unbuilt Planner: Lorri Hammer (805) 583-6869
16	PD-S-0701-AA#01	<u>McDonalds - Los Angeles Avenue</u> Install second drive-through lane, cash booth, menu boards and remove five parking spaces and landscaping	1495 East Los Angeles Avenue	McDonald's USA, LLC 3800 Kilroy Airport Way, #200 Long Beach, CA 90806 Attn: Randy Kimoto (805) 753-2001	Status: Incomplete Application Planner: Sean Gibson (805) 583-6383

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Map Number	Case Number	Project Name/Description	Address/Location	Applicant	Status
17	PD-S-1002	<u>Medical Office Building</u> Construct an approximately 25,000-sq. ft. three-story medical office building	525 East Los Angeles Avenue	Greenway Development, Inc. 29395 Agoura Road, #204 Agoura, CA 91301 Attn: Larry Greene (818) 879-4800	Status: Approved, Unbuilt Planner: Heidi Fischer (805) 583-6867
18	PD-S-0269 ADJ#1	<u>Popeyes Chicken</u> Remodel existing restaurant	1883 Erringer Road	Popeyes Chicken 1883 Erringer Road Simi Valley, CA 93065 Attn: Sima Amin (805) 657-1267	Status: In Plan Check Planner: Sean Gibson (805) 583-6383
19	ADJ#01 to 1869 Royal Avenue	<u>Royal/Erringer Plaza</u> Add 1,170-sq. ft. restaurant to an existing commercial building, restripe parking lot, add landscaping, lighting and windows	1869 Royal Avenue	SM Consultants Inc. 2310 West Magnolia Blvd, #A Burbank, CA 91506 Attn: Salpi Manoukian (818) 260-0800	Status: Approved, Unbuilt Planner: Vernon Umetsu (805) 583-6391
20	CUP-S-0731	<u>Simi Valley Chevrolet</u> Expansion of recreational vehicle storage facility	1001 East Cochran Street	Simi Valley Chevrolet 1001 East Cochran Street Simi Valley, CA 93065 (805) 527-2372	Status: Incomplete Application Planner: Sean Gibson (805) 583-6383
	PD-S-0266-ADJ#02	<u>Simi Valley Chevrolet</u> Facade renovation to an existing auto dealer commercial building	1001 East Cochran Street	Studio IV, Inc. 25691 Atlantic Ocean Dr., B-17 Lake Forest, CA 92630 Attn: Franz Nalezny (949) 598-9544	Status: Approved, Unbuilt Planner: Heidi Fischer (805) 583-6867
21	CUP-1832-MOD#06	<u>Simi Valley Hospital</u> Reduce setback on Jones Way and construction of equipment enclosures	2975 Sycamore Drive	Simi Valley Hospital 2975 Sycamore Drive Simi Valley, CA 93065 Attn: Lynn Ludden (805) 955-6702	Status: Under Construction Planner: Sean Gibson (805) 583-6383
	CUP-1832-MOD#05	<u>Simi Valley Hospital ER Expansion</u> Construct a 17,100-sq. ft. addition to the hospital	2975 Sycamore Drive	Simi Valley Hospital 2975 Sycamore Drive Simi Valley, CA 93065 Attn: Lynn Ludden (805) 955-6702	Status: Under Construction Planner: Sean Gibson (805) 583-6383

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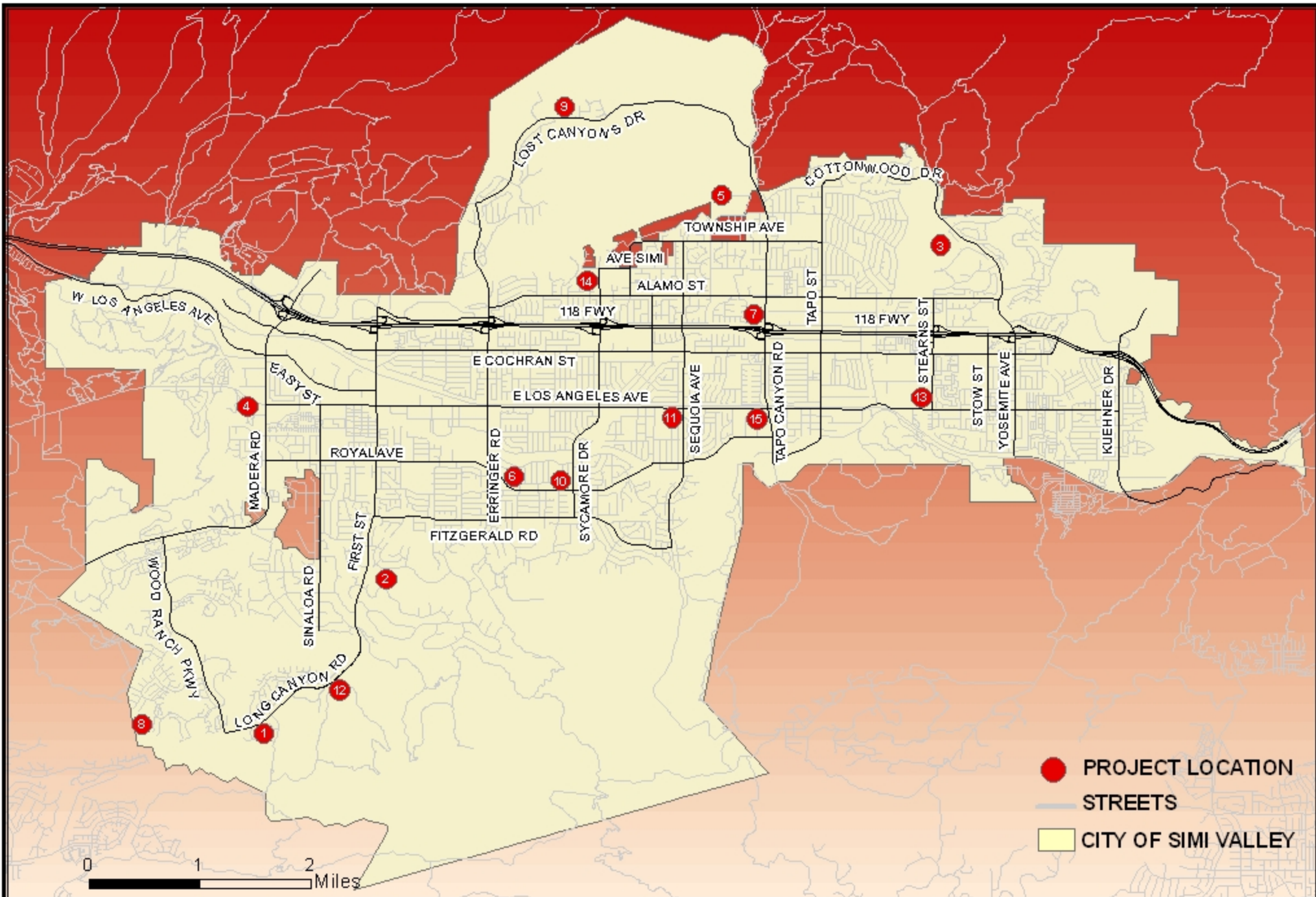
Map Number	Case Number	Project Name/Description	Address/Location	Applicant	Status
22	TP-S-0657	<u>Simi Valley Hospital</u> Divide two lots into three for parking lot construction	Northeast corner of Sycamore Drive and Avenida Simi	Simi Valley Hospital 2975 North Sycamore Drive Simi Valley, CA 93065 Attn: Lynn Ludden (805) 955-6702	Status: In Plan Check Planner: Sean Gibson (805) 583-6383
23	PD-S-0397-MOD#02	<u>Simi Valley Hospital - parking lot</u> Construct new parking lot adding 52 parking spaces	1575 and 1633 Erringer Road	Simi Valley Hospital 2975 North Sycamore Drive Simi Valley, CA 93065 Attn: Lynn Ludden (805) 955-6702	Status: In Plan Check Planner: Vernon Umetsu (805) 583-6391
24	CUP-S-0434-MOD#01	<u>Simi Valley Korean Baptist Church</u> Construct a 5,525- sq. ft. sanctuary addition to an existing church	4868 East Cochran Street	S. V. Korean Baptist Church 4868 East Cochran Street Simi Valley, CA 93063 Attn: Daniel Ban (805) 582-1102	Status: Under Construction Planner: Sean Gibson (805) 583-6383
25	PD-S-0238-AA#01	<u>Simi Valley Plaza</u> Facade renovation to existing shopping center (main building, theater, pads 2 & 3)	1317-1457 East Los Angeles Avenue	Sam Shakib 16461 Sherman Way, #140 Van Nuys, CA 91406 (818) 385-1777	Status: In Plan Check Planner: Christine Silver (805) 583-6863
26	PD-S-0945-MOD#03	<u>Simi Valley Town Center Mall</u> Modification to regional mall to add 55,000 sq. ft. retail pad and signage	1555 Simi Valley Town Center Way	Hugh Rose 144 North Orange Street Orange, CA 92866 (714) 639-9860	Status: Incomplete Application Planner: Lorri Hammer (805) 583-6869
	SP-S-0026-AMD#02	<u>Simi Valley Town Center Mall</u> Simi Valley Town Center Mall Specific Plan Amendment to Mall area for site, building, parking, and sign changes	1555 Simi Valley Town Center Way	Hugh Rose 144 North Orange Street Orange, CA 92866 (714) 639-9860	Status: Incomplete Application Planner: Lorri Hammer (805) 583-6869

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26	PD-S-0945-MOD#02	<u>Simi Valley Town Center Mall</u> Renovation to site, facade, parking, landscaping changes and new theater	1555 Simi Valley Town Center Way	Hugh Rose 144 North Orange Street Orange, CA 92866 (714) 639-9860	Status: Incomplete Application Planner: Lorri Hammer (805) 583-6869
27	CUP-S-0699	<u>Sinaloa Park</u> Create a community park facility with miniature golf and associated uses	980 Madera Road	Rancho Simi Recreation and Park District 1692 Sycamore Drive Simi Valley, CA 93065 Attn: Brian Kurnow (805) 553-1427	Status: In Plan Check Planner: Lorri Hammer (805) 583-6869
28	CUP-S-0384-AA#01	<u>Taco Bell Remodel</u> Facade renovation, accessibility upgrades, landscape improvements and new outdoor patio	2360 Tapo Street	Century Fast Foods 10350 Santa Monica Blvd., #260 Century City, CA 90025 Attn: Gabriela Marks (619) 702-9448	Status: In Plan Check Planner: Vernon Umetsu (805) 583-6391
29	PD-S-0716-AA#01	<u>Toyota Showroom</u> Interior remodel and new exterior lighted front wall to an existing commercial building	2380 First Street	DCH Auto Group 1815 West Redondo Beach Blvd. Gardena, CA 90247 Attn: Carlos Viveros (951) 297-0366	Status: In Plan Check Planner: Vernon Umetsu (805) 583-6391
30	MOD#01 to 2982 East Los Angeles Avenue	<u>Viking Home Sales</u> Alter sales display of manufactured homes	2982 East Los Angeles Avenue	Viking Construction & Dev. 1917 Daily Drive Camarillo, CA 93010 Attn: Stuart Lane (805) 553-9362	Status: Under Construction Planner: Tom Preece (805) 583-6897

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WIRELESS TELECOMMUNICATIONS DEVELOPMENT SUMMARY – SECOND QUARTER 2013

Map Number	Case Number	Project Name/Description	Address/Location	Applicant	Status
1	WTP-0036	<u>AT&T – Long Canyon Road</u> Wireless telecommunication facility in street right-of-way	In median of Long Canyon Road, 350 feet east of Twisted Oak Drive	AT&T Mobility 12900 Park Plaza Drive Cerritos, CA 90703 Attn: Kyle Sutherland (510) 910-0937	Status: Approved Unbuilt Planner: Tom Preece (805) 583-6897
2	WTP-0043-MOD#01	<u>AT&T - Mellow Lane</u> Addition of wireless antenna to monopine and ground mounted cabinets at water tank site	Mellow Lane water tank (near 1135 Mellow Lane)	PDC Corporation 765 The City Drive, #470 Orange, CA 92868 Attn: Kathy O'Connor-Phelps (714) 625-5930	Status: Incomplete Application Planner: Tom Preece (805) 583-6897
3	WTP-0044-MOD#01	<u>AT&T – Pawnee Court</u> Upgrade a co-location wireless antenna on an existing monopine and new ground-mounted equipment at water tank site	Pawnee Court water tank (near 3186 Pawnee Court)	PDC Corporation 765 The City Drive, #470 Orange, CA 92868 Attn: Kathy O'Connor-Phelps (714) 625-5930	Status: Incomplete Application Planner: Tom Preece (805) 583-6897
4	WTP-0058	<u>AT&T – Tierra Rejada</u> Co-location at existing wireless telecommunication facility within an existing cupola	52 Tierra Rejada	Velotera Services, Inc. 7431 Lampson Avenue Garden Grove, CA 92841 Attn: Vance Pomeroy (661) 361-5619	Status: Incomplete Application Planner: Tom Preece (805) 583-6897
5	WTP-0050-MOD#01	<u>AT&T - Walnut Street</u> Upgrade and replace existing antennas	3801 Walnut Street	PDC Corporation 765 The City Drive, #470 Orange, CA 92868 Attn: Kathy O'Connor-Phelps (714) 625-5930	Status: Incomplete Application Planner: Tom Preece (805) 583-6897
6	WTP-0055	<u>MetroPCS - Royal Avenue</u> Wireless telecommunication facility within a modified tower of the existing commercial building	2073 Royal Avenue	MetroPCS California, LLC 2903 Saturn Street, #H Brea, CA 92821 Attn: Alexander Lew (714) 401-2241	Status: Approved, Unbuilt Planner: Christine Silver (805) 583-6863
7	WTP-0053	<u>Metro PCS - Tapo Canyon</u> Wireless telecommunication facility within a modified tower of the existing commercial building	2631 Tapo Canyon Road	MetroPCS California, LLC c/o Alexander Lew 2903 Saturn Street, #H Brea, CA 92821 Attn: Alexander Lew (714) 401-2241	Status: Incomplete Application Planner: Christine Silver (805) 583-6863

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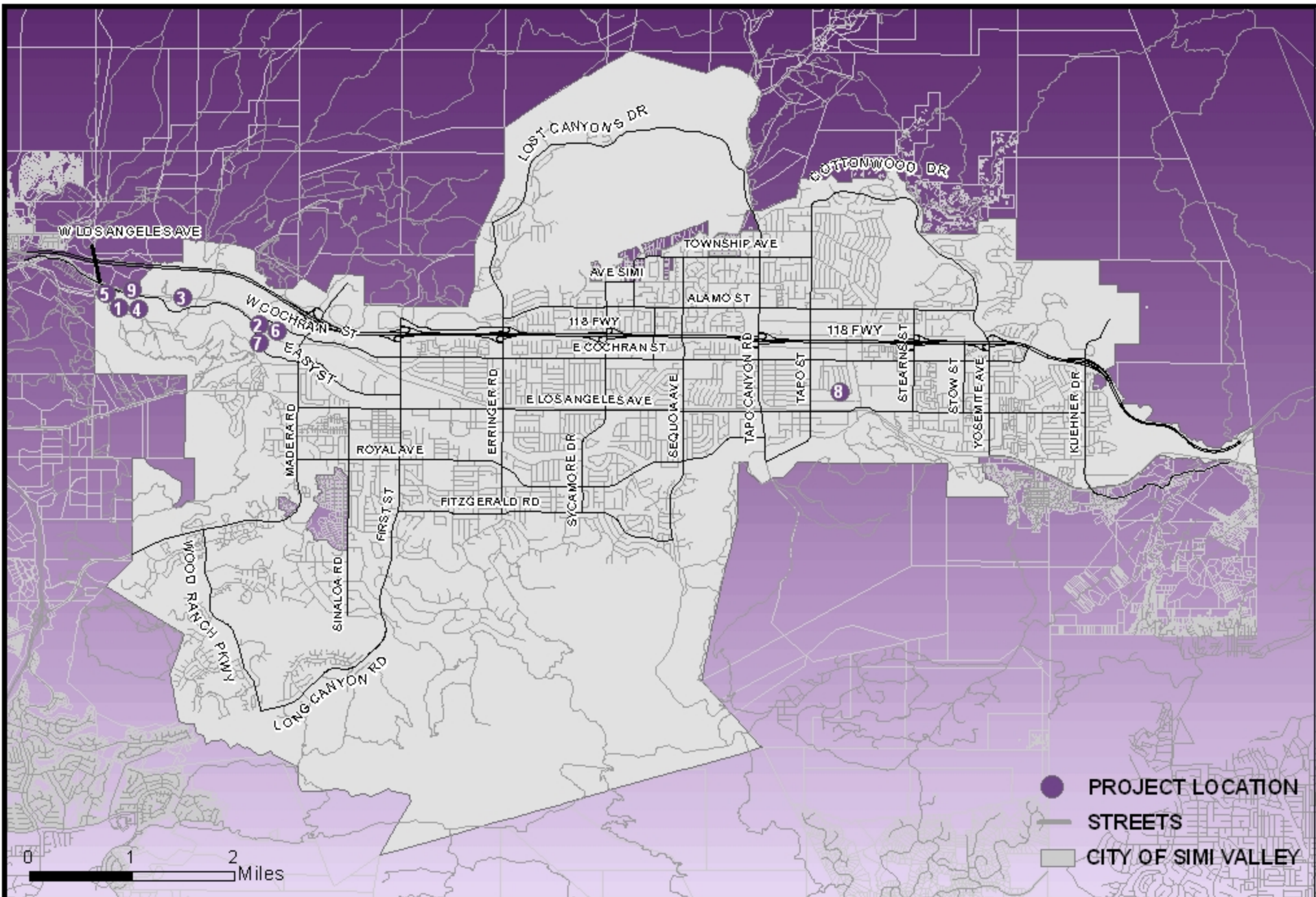
Map Number	Case Number	Project Name/Description	Address/Location	Applicant	Status
8	WTP-0020	<u>T-Mobile - Hornblend Court</u> Wireless telecommunication facility 4' antennas and 6' poles	399-1/2 Hornblend Court	Synergy Development Services 7406 Valjean Avenue Van Nuys, CA 91406 Attn: Walter Gaworecki (949) 923-1778	Status: In Plan Check Planner: Vernon Umetsu (805) 583-6391
9	WTP-0027	<u>T-Mobile -Lost Canyons Drive</u> Wireless telecommunication facility on a stadium light	2251 1/4 Lost Canyons Drive	Synergy Development Services 887 East Front Street, #A Ventura, CA 93001 Attn: Jesse Gilholm (760) 803-6219	Status: Approved, Unbuilt Planner: Vernon Umetsu (805) 583-6391
10	WTP-0024	<u>T-Mobile -Royal Avenue</u> Monopalm wireless telecommunication facility	2507 Royal Avenue	T-Mobile USA, Inc. 12920 SE 38th Street Bellevue, WA 98006 Attn: Charles Dunn (818) 840-0808	Status: Complete Application Planner: Paul Drury (805) 583-6307
11	WTP-0004	<u>T-Mobile - Sequoia Avenue</u> Monopalm wireless telecommunication facility	1951 Sequoia Avenue	T-Mobile USA 12920 SE 38th Street Bellevue, WA 98006 Attn: Charles Dunn (818) 840-0808	Status: Complete Application Planner: Paul Drury (805) 583-6307
12	WTP-0035	<u>Verizon - Long Canyon Road</u> Wireless telecommunication facility in street right-of-way on a light pole	385 1/2 Long Canyon Road	Verizon Wireless 15505 Sand Canyon Avenue, Bldg. D, 1st Floor Irvine, CA 92618 Attn: Robert Wheaton (248) 416-0451	Status: In Plan Check Planner: Vernon Umetsu (805) 583-6391
13	WTP-0056-MOD#01	<u>Verizon - Los Angeles Avenue</u> Install six new antennas inside an existing roof-top tower and add a new cabinet on the rooftop within an existing screened area	5135 East Los Angeles Avenue	Verizon Wireless 28562 Oso Parkway, D233 Rancho Santa Margarita, CA 92688 Attn: Tod Petty (714) 292-6542	Status: Approved, Unbuilt Planner: Vernon Umetsu (805) 583-6391

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WIRELESS TELECOMMUNICATIONS DEVELOPMENT SUMMARY – SECOND QUARTER 2013

Map Number	Case Number	Project Name/Description	Address/Location	Applicant	Status
14	WTP-0049-MOD#01	Verizon - Sycamore Drive Upgrade three wireless panel antennas at an existing wireless telecommunication facility	2925 Sycamore Drive	Verizon Wireless 15505 Sand Canyon Avenue, Bldg. D, 1st Floor Irvine, CA 92618 Attn: Shannon Vitale (714) 514-1640	Status: In Plan Check Planner: Paul Drury (805) 583-6307
15	WTP-0054-MOD#01	Verizon - Tapo Canyon Road Upgrade six panel antennas at an existing wireless telecommunication facility	1757-1/2 Tapo Canyon Road	Verizon Wireless 4060 Campus Drive, #200 Newport Beach, CA 92660 Attn: Arvin Norouzi (818) 653-1393	Status: Under Construction Planner: Vernon Umetsu (805) 583-6391

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INDUSTRIAL PROJECT LOCATIONS DEVELOPMENT SUMMARY SECOND QUARTER 2013



INDUSTRIAL DEVELOPMENT SUMMARY – SECOND QUARTER 2013

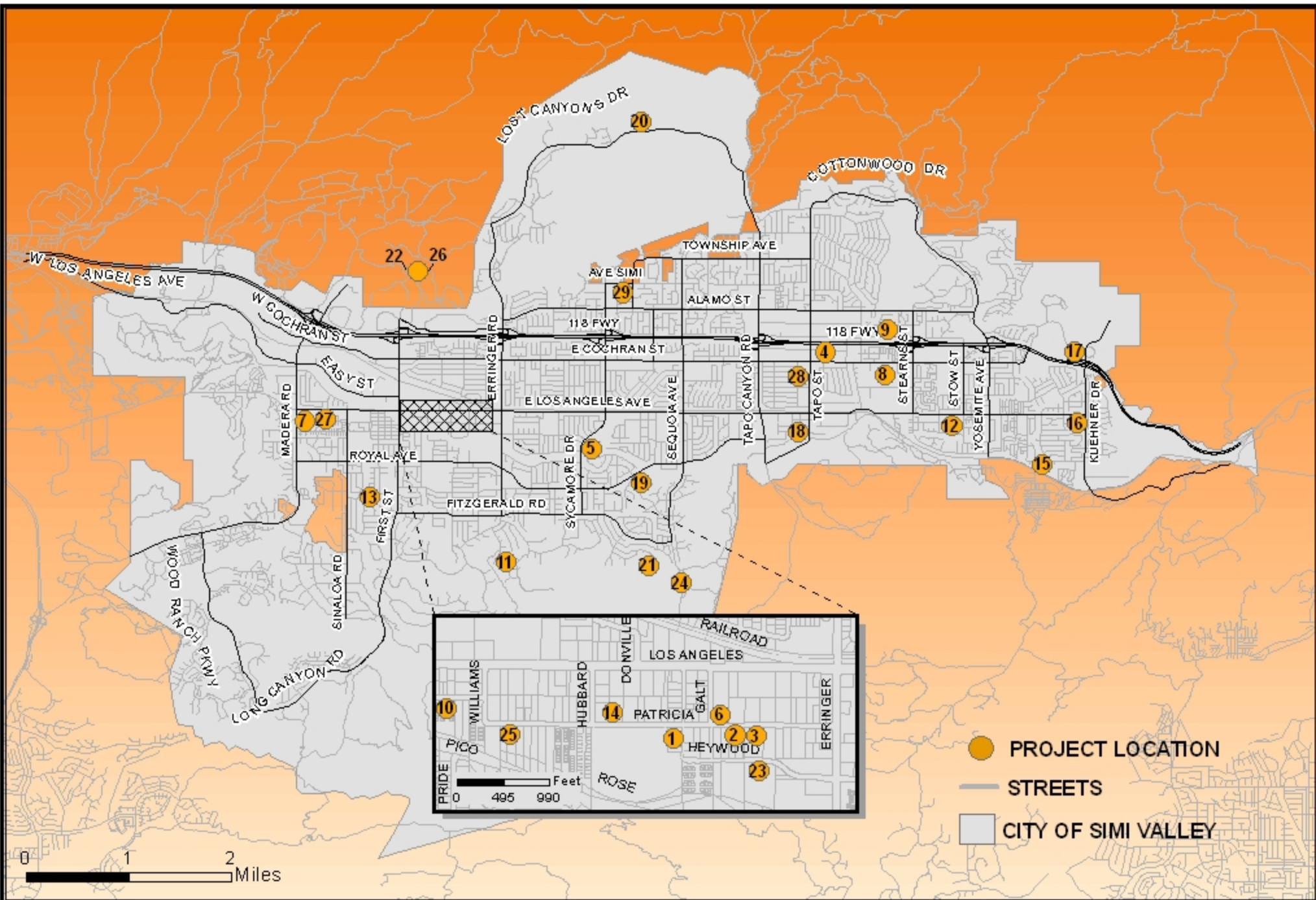
Map Number	Case Number	Project Name/Description	Address/Location	Applicant	Status
1	CUP-S-0591-MOD#01	<u>All Valleys RV Storage</u> Modify an existing recreational vehicle storage yard on the southern portion of the lot	850 West Los Angeles Avenue	All Valleys RV Storage, LLC 850 West Los Angeles Avenue Simi Valley, CA 93065 Attn: Don Duncan (805) 579-6172	Status: Incomplete Application Planner: Vernon Umetsu (805) 583-6391
2	AA#02 to 195 West Los Angeles Avenue	<u>CNG Station Expansion</u> Install 38 CNG fueling dispensers	195 West Los Angeles Avenue	Steven Arnold 19860 S. La Grange Road, #203 Mokena, IL 60448 Attn: Steven Arnold (630) 470-8110	Status: Incomplete Application Planner: Vernon Umetsu (805) 583-6391
3	CUP-S-0664	<u>Donley RV Storage</u> Construct recreational vehicle storage lot, including RV retail part sales, rental, and repair service uses	North side of Los Angeles Avenue, approximately 1,300 feet east of Quimisa Avenue	Bill Donley 4792 Golf course Drive Westlake Village, CA 91362 (818) 421-3575	Status: Approved, Unbuilt Planner: Vernon Umetsu (805) 583-6391
4	CUP-S-0686	<u>Iron's Contractors Storage</u> Allow continuation of contractor's storage yard/caretaker residence and expand storage area to south, across Alamos Creek	744 West Los Angeles Avenue	Irons Investment Group, LLC 3127 Ocean Park Blvd. Santa Monica, CA 90405 Attn: Jerry Irons (310) 980-9175	Status: Approved, Unbuilt Planner: Vernon Umetsu (805) 583-6391
5	TP-S-0653	<u>Larry Ready Storage</u> Subdivide property into wrecking/towing service yard, and recreational vehicle/contractor's storage yard uses	890 and 900 West Los Angeles Avenue	Lawrence Ready 18959 Parthenia Street Northridge, CA 91324 Attn: Ron Coons (805) 527-1859	Status: Approved, Unrecorded Planner: Vernon Umetsu (805) 583-6391
	CUP-S-0615	<u>Larry Ready Storage</u> Construct contractor storage yard and recreational vehicle storage yard	890 and 900 West Los Angeles Avenue	Lawrence Ready 18959 Parthenia Street Northridge, CA 91324 Attn: Ron Coons (805) 527-1859	Status: Under Construction Planner: Vernon Umetsu (805) 583-6391
6	CUP-S-0756	<u>Platinum Gymnastics</u> Children's gymnastics and trampoline facility within an existing industrial building	110 West Cochran Street, #B	Platinum Gymnastics 2175 Agate Court Simi Valley, CA 93065 Attn: Eric Wildmer (805) 497-0102	Status: Under Construction Planner: Heidi Fischer (805) 583-6867

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INDUSTRIAL DEVELOPMENT SUMMARY – SECOND QUARTER 2013

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7	CUP-S-0757	<u>Premier RV and Boat Storage</u> Allow an indoor recreational vehicle and boat storage facility	131 West Easy Street	Premier RV and Boat Storage 131 West Easy Street Simi Valley, CA 93065 Attn: Jeff Shelton (805) 813-9888	Status: Incomplete Application Planner: Sean Gibson (805) 583-6383
8	PD-S-0345-AA#1	<u>Training Day Fitness</u> Allow an athletic fitness training facility for children and adults in an existing industrial building	4615 Industrial Street, #T	Training Day Fitness 2209 Carlsbad Court Simi Valley, CA 93063 Attn: Scott Keller (805) 501-3555	Status: Approved, Unbuilt Planner: Donna Rosser (805) 583-6872
9	TT5875	<u>West Simi Business Center</u> Merge two lots for industrial development	903 Quimisa Drive	C.A. Rasmussen Company 2320 Shasta Way, #F Simi Valley, CA 93065 Attn: Dean Rasmussen (805) 581-2275	Status: Approved, Appealed Planner: Vernon Umetsu (805) 583-6391
	PD-S-0997	<u>West Simi Business Center</u> Construct a 167,417-sq. ft. multi-tenant industrial park	903 Quimisa Drive	C.A. Rasmussen Company 2320 Shasta Way, #F Simi Valley, CA 93065 Attn: Dean Rasmussen (805) 581-2275	Status: Approved, Appealed Planner: Vernon Umetsu (805) 583-6391

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**RESIDENTIAL PROJECT LOCATIONS
 DEVELOPMENT SUMMARY
 SECOND QUARTER 2013**



RESIDENTIAL DEVELOPMENT SUMMARY – SECOND QUARTER 2013

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1	PD-S-0953	<u>1590 Patricia Avenue</u> Construct 10 condominiums	1590 Patricia Avenue	Paramjit S. Cheema 1567 Hidden Ranch Drive Simi Valley, CA 93063 Attn: Jimmy Juneja (909) 228-1556	Status: Approved, Unbuilt Planner: Paul Drury (805) 583-6307
2	PD-S-0977	<u>1744 Patricia Avenue</u> Construct four townhomes	1744 Patricia Avenue	Mark Linsley 2888 Helm Street Simi Valley, CA 93065	Status: Approved, Unbuilt Planner: Sean Gibson (805) 583-6383
3	PD-S-1023	<u>1762 Patricia Avenue</u> Construct a six-unit apartment complex	1762 Patricia Avenue	Bruce Arthur and Teresa Denise Jones, TTE 4535 Bella Vista Drive Moorpark, CA 93021 Attn: Jerry Hovell (805) 522-1900	Status: Incomplete Application Planner: Heidi Fischer (805) 583-6867
4	PD-S-0979	<u>Apricot Simi Development</u> Construct seven townhomes	4453 Apricot Road	Apricot Simi Dev., LLC 17939 Chatsworth Street, #153 Granada Hills, CA 91344 Attn: Larry Huppert (818) 772-2554	Status: Approved, Unbuilt Planner: Sean Gibson (805) 583-6383
	TT5560	<u>Apricot Simi Development</u> Subdivide 0.57 acres into seven lots for residential development	4453 Apricot Road	Apricot Simi Dev., LLC 17939 Chatsworth Street, #153 Granada Hills, CA 91344 Attn: Larry Huppert (818) 772-2554	Status: Approved, Unrecorded Planner: Sean Gibson (805) 583-6383
5	Z-S-0677	<u>Arroyo Simi Greenway</u> Specific Plan overlay zoning designation for the properties within the Arroyo Simi Greenway project area	Along the Arroyo Simi, City wide	City of Simi Valley 2929 Tapo Canyon Road Simi Valley, CA 93063 (805) 583-6863 Rancho Simi Recreation and Park District 1692 Sycamore Drive Simi Valley, CA 93065 (805) 584-4420	Status: Complete Application Planner: Christine Silver (805) 583-6863

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RESIDENTIAL DEVELOPMENT SUMMARY – SECOND QUARTER 2013

Map Number	Case Number	Project Name/Description	Address/ Location	Applicant	Status
5	SP-S-0028	<u>Arroyo Simi Greenway</u> Specific Plan to establish the design standards for the construction of a recreational trail and associated improvements along the Arroyo Simi Greenway project area	Along the Arroyo Simi, City wide	City of Simi Valley 2929 Tapo Canyon Road Simi Valley, CA 93063 (805) 583-6863 Rancho Simi Recreation and Park District 1692 Sycamore Drive Simi Valley, CA 93065 (805) 584-4420	Status: Complete Application Planner: Christine Silver (805) 583-6863
	CUP-S-0723	<u>Arroyo Simi Greenway</u> Construct a recreational trail and associated improvements along the Arroyo Simi	Along the Arroyo Simi, City wide	City of Simi Valley 2929 Tapo Canyon Road Simi Valley, CA 93063 (805) 583-6863 Rancho Simi Recreation and Park District 1692 Sycamore Drive Simi Valley, CA 93065 (805) 584-4420	Status: Complete Application Planner: Christine Silver (805) 583-6863
6	PD-S-0987	<u>Azad Group</u> Construct three townhomes	Northeast corner of Patricia Avenue and Galt Street	Azad Group, LLC 280 California Street, #1 Newton, MA 02458 Attn: Najim Azad (617) 558-4144	Status: Approved, Unbuilt Planner: Paul Drury (805) 583-6307
	PD-S-1000	<u>Azad Group</u> Construct three townhomes	Northeast corner of Patricia Avenue and Galt Street	Bogdan Zelkovic 18822 Vintage Street Northridge, CA 91324 Attn: Najim Azad (617) 558-4144	Status: Approved, Unbuilt Planner: Paul Drury (805) 583-6307
7	PD-S-0983	<u>Cerberus (formerly Casden)</u> Construct 266 townhomes and condominiums	Southeast corner of Los Angeles Avenue and Madera Road	Ravello Holdings, Inc. 11812 San Vicente Blvd., #300 Los Angeles, CA 90049 Attn: Bill Meyers (646) 885-3608	Status: Approved, Unbuilt Planner: Tom Preece (805) 583-6897

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RESIDENTIAL DEVELOPMENT SUMMARY – SECOND QUARTER 2013

Map Number	Case Number	Project Name/Description	Address/ Location	Applicant	Status
7	TT5601	<u>Cerberus (formerly Casden)</u> Subdivide 16.28 acres into 266 lots for residential development	Southeast corner of Los Angeles Avenue and Madera Road	Ravello Holdings, Inc. 11812 San Vicente Blvd., #300 Los Angeles, CA 90049 Attn: Bill Meyers (646) 885-3608	Status: Approved, Unbuilt Planner: Tom Preece (805) 583-6897
	GPA-0090	<u>Cerberus Madera Site</u> Amend land use designation from Residential High Density to Residential Very High Density and Moderate Density	Southeast corner of Los Angeles Avenue and Madera Road	Ravello Holdings, Inc. 11812 San Vicente Blvd., #300 Los Angeles, CA 900049 Attn: Derek Baak (310) 466-2700	Status: Incomplete Application Planner: Tom Preece (805) 583-6897
8	PD-S-1018	<u>Cochran Apartments</u> Construct a 36-unit apartment complex with an Affordable Housing Agreement	4862 East Cochran Street	Ibrahim Family Enterprises 18554 Brymer Street Porter Ranch, CA 91326 Attn: Michael Roletti (818) 599-6479	Status: Incomplete Application Planner: Lorri Hammer (805) 583-6869
9	TP-S-0670	<u>Cook Parcel Map</u> Subdivide 1.17 acres into two lots for single-family residences	Barnard Street west of Stearns Street	Cook Development Company 1634 Riverwood Court Simi Valley, CA 93063 Attn: Terry Cook (805) 577-9205	Status: Complete Application Planner: Eric Chen (805) 583-6773
10	TT5865	<u>Good People USA</u> Subdivide 1.64 acres into 25 units for residential development	1260 and 1270 Patricia Avenue	Good People USA 26314 Western Avenue, #200 Lomita, CA 90717 Attn: Jan Erik Sand (805) 988-4114	Status: Approved, Unrecorded Planner: Vernon Umetsu (805) 583-6391
	PD-S-1001	<u>Good People USA</u> Construct 25 townhome units with three affordable units	1260 and 1270 Patricia Avenue	Good People USA 26314 Western Avenue, #200 Lomita, CA 90717 Attn: Michael Morgan (805) 988-4114	Status: Approved, Unbuilt Planner: Vernon Umetsu (805) 583-6391
11	TP-S-0654	<u>Holt Residence</u> Tentative parcel map for single-family residence	702 Greenbriar Avenue	Jacob Holt 702 Greenbriar Avenue Simi Valley, CA 93065 (805) 657-0142	Status: Approved, Unbuilt Planner: Lorri Hammer (805) 583-6869

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RESIDENTIAL DEVELOPMENT SUMMARY – SECOND QUARTER 2013

Map Number	Case Number	Project Name/Description	Address/ Location	Applicant	Status
12	PD-S-0964	<u>Humkar</u> Construct 16 townhomes	5496 East Los Angeles Avenue	Mehdi Humkar 290 Hazel Ridge Court Simi Valley, CA 93063 Attn: Dave Brooks (805) 497-4554	Status: Approved, Unbuilt Planner: Tom Preece (805) 583-6897
	TT5585	<u>Humkar</u> Subdivide 1.92 acres into 16 lots for residential development	5496 East Los Angeles Avenue	Mehdi Humkar 290 Hazel Ridge Court Simi Valley, CA 93063 Attn: Dave Brooks (805) 497-4554	Status: Approved, Unrecorded Planner: Tom Preece (805) 583-6897
13	PD-S-0974	<u>Huppert</u> Construct five single-family residences	1055 Fourth Street	Larry Huppert 17939 Chatsworth Street, #153 Granada Hills, CA 91344 (818) 772-2554	Status: Approved, Unbuilt Planner: Sean Gibson (805) 583-6383
14	PD-S-1019	<u>Jarel Enterprises inc.</u> Construct 12-unit condominiums	1525 Patricia Avenue	Ken Stockton Architects 26500 West Agoura Road Calabasas, CA 91302 Attn: Ken Stockton (818) 889-9443	Status: Approved, Unbuilt Planner: Heidi Fischer (805) 583-6867
	TT5596A	<u>Jarel Enterprises, Inc.</u> Subdivide 0.93 acres into 12 lots for residential development	1525 Patricia Avenue	Ken Stockton Architects 26500 West Agoura Road Calabasas, CA 91302 Attn: Ken Stockton (818) 889-9443	Status: Approved, Unrecorded Planner: Heidi Fischer (805) 583-6867
15	PD-S-1020	<u>Katherine Road South</u> Construct a 31-unit apartment complex including five single-story unit buildings, a manager's unit, and a common building	1384 Katherine Road	Cabrillo Economic Development 702 County Square Drive Ventura, CA 93003 Attn: Dan Hardy (805) 659-3791	Status: Approved, Unbuilt Planner: Heidi Fischer (805) 583-6867
16	PD-S-1024	<u>Kuehner Apartments</u> Construct a six-unit apartment complex	Northwest corner of Kuehner Drive and Los Angeles Avenue	Jerry Jacob 33344 Pacific Coast Highway Malibu, CA 90265 (760) 937-3187	Status: Incomplete Application Planner: Sean Gibson (805) 583-6383

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RESIDENTIAL DEVELOPMENT SUMMARY – SECOND QUARTER 2013

Map Number	Case Number	Project Name/Description	Address/ Location	Applicant	Status
17	PD-S-0942	<u>Kuehner Townhomes</u> Construct 66 condominiums (seven affordable)	Northwest corner of Kuehner Drive and 118 Freeway	WH Simi 66, LLC 21080 Centre Pointe Parkway, #101 Santa Clarita, CA 91350 Attn: Elisabeth Berg (661) 222-9207	Status: In Plan Check Planner: Vernon Umetsu (805) 583-6391
	TT5411	<u>Kuehner Townhomes</u> Subdivide 10.19 acres into 66 lots for residential development	Northwest corner of Kuehner Drive and 118 Freeway	WH Simi 66, LLC 21080 Centre Pointe Parkway, #101 Santa Clarita, CA 91350 Attn: Elisabeth Berg (661) 222-9207	Status: Approved, Unrecorded Planner: Vernon Umetsu (805) 583-6391
18	PD-S-1007	<u>Landmark at Tapo/Ish</u> Construct a new house on each of three existing lots	Southwest corner of Tapo Street and Ish Drive	Landmark Homes 744 Calle Punta Thousand Oaks, CA 91360 Attn: David Satterlee (805) 222-5363	Status: Approved, Unbuilt Planner: Paul Drury (805) 583-6307
19	CD-S-1012	<u>Los Arboles</u> Construct 43 single-family residences	Southeast corner of Royal Avenue and Corto Street	TriPointe Homes, LLC 20201 SW Birch Street, #100 Newport Beach, CA 92660 Attn: Tom Grable (949) 478-8674	Status: Under Construction Planner: Sean Gibson (805) 583-6383
20	TP-S-0669	<u>Lost Canyons</u> Subdivide 1,770 acres into 20 parcels each 40 acres or more	Tapo Canyon Road, and north and south of Lost Canyons Drive	Lost Canyons, LLC 3301 Lost Canyons Drive Simi Valley, CA 93063 Attn: John McClure (310) 689-7310	Status: Approved, Unrecorded Planner: Tom Preece (805) 583-6897
	SP-S-0013-AMD#07	<u>Lost Canyons</u> Amend Whiteface Specific Plan from Open Space to Residential Low Density	3301 Lost Canyons Drive	Lost Canyons, LLC 3301 Lost Canyons Drive Simi Valley, CA 93063 Attn: John McClure (310) 689-7310	Status: Complete Application Planner: Tom Preece (805) 583-6897
	Z-S-0705	<u>Lost Canyons</u> Change zoning boundaries between Open Space (OS) to Residential Low within the Whiteface Specific Plan [RL(SP)]	3301 Lost Canyons Drive	Lost Canyons, LLC 3301 Lost Canyons Drive Simi Valley, CA 93063 Attn: John McClure (310) 689-7310	Status: Complete Application Planner: Tom Preece (805) 583-6897

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RESIDENTIAL DEVELOPMENT SUMMARY – SECOND QUARTER 2013

Map Number	Case Number	Project Name/Description	Address/ Location	Applicant	Status
20	GPA-0089	<u>Lost Canyons</u> Amend General Plan boundaries between Open Space to Residential Low Density	3301 Lost Canyons Drive	Lost Canyons, LLC 3301 Lost Canyons Drive Simi Valley, CA 93063 Attn: John McClure (310) 689-7310	Status: Complete Application Planner: Tom Preece (805) 583-6897
	PD-S-1021	<u>Lost Canyons</u> Cosntruct 364 single-family lots, 25 member suites, golf course, and related uses	3301 Lost Canyons Drive	Lost Canyons, LLC 3301 Lost Canyons Drive Simi Valley, CA 93063 Attn: John McClure (310) 689-7310	Status: Complete Application Planner: Tom Preece (805) 583-6897
	TT5734	<u>Lost Canyons</u> Subdivide 1,770 acres for 364 single-family residential lots, recreation commerial lots, and common areas	3301 Lost Canyons Drive	Lost Canyons, LLC 3301 Lost Canyons Drive Simi Valley, CA 93063 Attn: John McClure (310) 689-7310	Status: Complete Application Planner: Tom Preece (805) 583-6897
21	Z-S-0676	<u>Madjar</u> Zone change from Residential Estate (RE) and Residential Medium (RM) to Residential Medium (RM)	401 Talbert Avenue	Fred Madjar P.O. Box 940639 Simi Valley, CA 93094 (805) 490-0311	Status: Incomplete Application Planner: Vernon Umetsu (805) 583-6391
	GPA-0082	<u>Madjar</u> Amend land use designation from Open Space and Medium Density to Medium Density	401 Talbert Avenue	Fred Madjar P.O. Box 940639 Simi Valley, CA 93094 (805) 490-0311	Status: Incomplete Application Planner: Vernon Umetsu (805) 583-6391
22	ANX-0077	<u>North Canyon Ranch</u> Annexation of North Canyon Ranch	North side of Falcon Street, 200 feet west of Erringer Road	SVJV Partners, LLC 4800 N. Scottsdale Road, #6000 Scottsdale, AZ 85251 Attn: Elaine Freeman (805) 527-8786	Status: Incomplete Application Planner: Lorri Hammer (805) 583-6869
	GPA-0073	<u>North Canyon Ranch</u> Amend land use designation to Open Space and Medium Residential Density	North side of Falcon Street, 200 feet west of Erringer Road	SVJV Partners, LLC 4800 N. Scottsdale Road, #6000 Scottsdale, AZ 85251 Attn: Manuel Mancha (909) 213-8460	Status: Incomplete Application Planner: Lorri Hammer (805) 583-6869

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RESIDENTIAL DEVELOPMENT SUMMARY – SECOND QUARTER 2013

Map Number	Case Number	Project Name/Description	Address/ Location	Applicant	Status
22	TT5658	<u>North Canyon Ranch</u> Subdivision of approximately 125 lots for residential development	North side of Falcon Street, 200 feet west of Erringer Road	SVJV Partners, LLC 4800 N. Scottsdale Road, #6000 Scottsdale, AZ 85251 Attn: Manuel Mancha (909) 213-8460	Status: Incomplete Application Planner: Lorri Hammer (805) 583-6869
	PD-S-0984	<u>North Canyon Ranch</u> Construct 122 single-family residences	North side of Falcon Street, 200 feet west of Erringer Road	SVJV Partners, LLC 4800 N. Scottsdale Road, #6000 Scottsdale, AZ 85251 Attn: Manuel Mancha (909) 213-8460	Status: Incomplete Application Planner: Lorri Hammer (805) 583-6869
	Z-S-0613	<u>North Canyon Ranch</u> Pre-zone site to Residential Medium (RM) and Open Space (OS)	North side of Falcon Street, 200 feet west of Erringer Road	SVJV Partners, LLC 4800 N. Scottsdale Road, #6000 Scottsdale, AZ 85251 Attn: Manuel Mancha (909) 213-8460	Status: Incomplete Application Planner: Lorri Hammer (805) 583-6869
23	TT5886	<u>River Run</u> Subdivide 2.31 acres into 40 units for residential development	1748 Heywood Street	STG Community Three, LLC 2201 Dupont Drive, #300 Irvine, CA 92612 Attn: Brandon Roth (949) 833-1554	Status: Approved, Unbuilt Planner: Paul Drury (805) 583-6307
	PD-S-0965-MOD#01	<u>River Run</u> Construct 40 townhomes	1748 Heywood Street	STG Community Three, LLC 2201 Dupont Drive, #300 Irvine, CA 92612 Attn: Brandon Roth (949) 833-1554	Status: Approved, Unbuilt Planner: Paul Drury (805) 583-6307
24	PD-S-0930	<u>Runkle Canyon</u> Construct 298 single-family residences, 25 custom single-family homes, and 138 senior housing units	Southern terminus of Sequoia Avenue	KB Homes Greater L.A., Inc. 27240 Turnberry Lane, #100 Valencia, CA 91355 Attn: Eric Hoffman (301) 893-7342	Status: Approved, Unbuilt Planner: Tom Preece (805) 583-6897
	PD-S-0930-MOD#01	<u>Runkle Canyon</u> Construct 138 senior dwelling units with related improvements	Southerly terminus of Sequoia Avenue	KB Homes Greater L.A., Inc. 27240 Turnberry Lane, #100 Valencia, CA 91355 Attn: Eric Hoffman (301) 893-7342	Status: Approved, Unbuilt Planner: Tom Preece (805) 583-6897

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RESIDENTIAL DEVELOPMENT SUMMARY – SECOND QUARTER 2013

Map Number	Case Number	Project Name/Description	Address/ Location	Applicant	Status
24	CUP-S-0684	<u>Runkle Canyon</u> Construct a senior recreational center with related improvements	Southerly terminus of Sequoia Avenue	KB Homes Greater L.A., Inc. 27240 Turnberry Lane, #100 Valencia, CA 91355 Attn: Eric Hoffman (301) 893-7342	Status: Incomplete Application Planner: Tom Preece (805) 583-6897
	TT5364	<u>Runkle Canyon</u> Subdivide for residential development	Southern terminus of Sequoia Avenue	KB Homes Greater L.A., Inc. 27240 Turnberry Lane, #100 Valencia, CA 91355 Attn: Eric Hoffman (301) 893-7342	Status: Approved, Unbuilt Planner: Tom Preece (805) 583-6897
25	PD-S-1017	<u>Sage View Apartments</u> Construct an eight-unit apartment complex	1378 Patricia Avenue	Scott Peters 30001 Triunfo Drive Agoura, CA 91301 (818) 865-9560	Status: Approved, Unbuilt Planner: Vernon Umetsu (805) 583-6391
26	CUP-S-0685	<u>Seventh Day Adventist Church</u> Allow a church, school and retirement facility at North Canyon Ranch	North of First Street and west of Falcon Street	Southern Calif. Assoc. of Seventh-Day Adventist P.O. Box 969 Glendale, CA 91209 Attn: David Fillips (530) 470-0836	Status: Incomplete Application Planner: Lorri Hammer (805) 583-6869
27	PD-S-0982	<u>Simi-37</u> Construct 37 multi-family townhomes	Southeast corner of Los Angeles Avenue and Simi Village Drive	Trumark Companies 9911 Irvine Center Drive, #150 Irvine, CA 92618 (949) 788-1990	Status: Approved, Unbuilt Planner: Sean Gibson (805) 583-6383
	TT5600	<u>Simi-37</u> Subdivide 3.11 acres into 37 lots for residential development	Southeast corner of Los Angeles Avenue and Simi Village Drive	Trumark Companies 9911 Irvine Center Drive, #150 Irvine, CA 92618 (949) 788-1990	Status: Approved, Unrecorded Planner: Sean Gibson (805) 583-6383
28	PD-S-0968-ADJ#04	<u>The MarketPlace</u> Amend the design of interior townhome buildings B, D, G, and J to add a third floor bonus room and deck, and reduce the size of the approved third floor bonus room in buildings C, H, and I to provide a deck	2225 and 2245 Tapo Street	Standard Pacific Homes 757 Nile River Drive Oxnard, CA 93036 Attn: Ken Melvin (805) 732-0359	Status: Under Construction Planner: Vernon Umetsu (805) 583-6391

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29	PD-S-1014	<u>Vista Del Verde</u> Construct 20-single family residences	Southwest corner of Avenida Simi and Reservoir Drive	Quantum Development 536 Terraine Avenue Long Beach, CA Attn: Edgar Gomez (714) 613-3073	Status: Under Construction Planner: Heidi Fischer (805) 583-6867
	PD-S-1014-MOD#01	<u>Vista Del Verde</u> Revise building elevations and footprints for 20 approved single-family residences	Southwest corner of Avenida Simi and Reservoir Drive	Richmond American Homes 5171 California Avenue, #120 Irvine, CA 92617 Attn: Edgar Gomez (714) 613-3073	Status: Under Construction Planner: Heidi Fischer (805) 583-6867

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