



PALMDALE
a place to call home

DEVELOPMENT SUMMARY

JULY 2016 – JUNE 2017

**PLANNING DIVISION, 38250 N. SIERRA HIGHWAY, PALMDALE,
CALIFORNIA 93550
PHONE: 661/267-5200
FAX: 661/267-5233
WEB: www.cityofpalmdale.org**

LEGEND

CUP:	CONDITIONAL USE PERMIT
EIR:	ENVIRONMENTAL IMPACT REPORT
GPA:	GENERAL PLAN AMENDMENT
MM:	MAJOR MODIFICATION
PA:	PRE-APPLICATION
SP:	SPECIFIC PLAN
SPR:	SITE PLAN REVIEW
TE:	TIME EXTENSION
TPM:	TENTATIVE PARCEL MAP
TTM:	TENTATIVE TRACT MAP
VAR:	VARIANCE
VTTM:	VESTING TENTATIVE TRACT MAP
ZC:	ZONE CHANGE

City of Palmdale Planning Department Development Summary Report - **Applied Projects**

CASE #: CUP05-16TE

DESCRIPTION: RENEWAL OF WIRELESS SITE

LOCATION: 39457 15TH STREET EAST

APPLICANT: SBA 2012 TC ASSETS, LLC

PHONE: 561-226-9486

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 07/11/2016

NUMBER OF PARCELS: 1

3022004023

CASE #: PA16-022

DESCRIPTION: MINI-MARKET, GAS STATION, CAR WASH

LOCATION: 400 W PALMDALE BLVD

APPLICANT: MUNIR AL RABADI

PHONE: 661-310-8818

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 09/21/2016

NUMBER OF PARCELS: 1

3004002003

CASE #: PA16-025

DESCRIPTION: PROPOSED GAS STATION, CAR WASH AND CONDOS

LOCATION: NWC 45TH ST E AND PEARBLOSSOM

APPLICANT: PINK MANAGEMENT GROUP

PHONE: 661-877-1733

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 10/20/2016

NUMBER OF PARCELS: 1

3052079002

CASE #: PA16-026

DESCRIPTION: 244 SFR's

LOCATION: RANCHO VISTA BLVD, S/O AVENUE O-8

APPLICANT: LA DF INVESTMENT FUND 78 LLC

PHONE: 949-394-6017

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 11/10/2016

NUMBER OF PARCELS: 3

3001003160

3001003163

3001003164

City of Palmdale Planning Department Development Summary Report - **Applied Projects**

CASE #: PA16-028

DESCRIPTION: OUTDOOR RECREATION CENTER WITH 1,014SF BLDG & 188SF PATIO

LOCATION: VAC/COR AVE Q6/ 8TH STE

APPLICANT: ALEJANDRO CHAVEZ

PHONE: 661-674-7115

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 11/21/2016

NUMBER OF PARCELS: 1

3008034034

CASE #: PA16-030

DESCRIPTION: DEVELOPMENT OF ONE COMMERCIAL USE (AUTO ZONE) ON .83 ACRES OF A TOTAL OF 6.89 ACRES

LOCATION: SOUTH OF TECHNOLOGY DRIVE AND EAST OF 10

APPLICANT: JACOB GLAZE

PHONE: 714-905-1374

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 12/20/2016

NUMBER OF PARCELS: 1

3003079018

CASE #: PA17-001

DESCRIPTION: CONSTRUCT A COMMERCIAL CENTER-5 STAND ALONE & ANCHOR BUILDING TOTALING 40,000SF+/-

LOCATION: 500 FT SOUTH OF AVE S AND W OF 47TH ST E

APPLICANT: ROYAL INVESTORS GROUP

PHONE: 818-981-3000

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 02/06/2017

NUMBER OF PARCELS: 1

3052001019

CASE #: PA17-002

DESCRIPTION: CHARTER SCHOOL

LOCATION: SEC OF 35TH ST E AND PALMDALE BLVD

APPLICANT: PAUL BIERLEIN

PHONE: 616-682-6100

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 02/09/2017

NUMBER OF PARCELS: 1

3020014012

City of Palmdale Planning Department Development Summary Report - **Applied Projects**

CASE #: PA17-003

DESCRIPTION: DEVELOP 1/2 ACRE INTO AUTO REPAIR W/8,000 SF BLDG

LOCATION: VAC/5TH STE/VIC AVE R

APPLICANT: HANBALI & ASSOCIATES

PHONE: 661-266-0421

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 02/13/2017

NUMBER OF PARCELS: 1

3010022026

CASE #: PA17-004

DESCRIPTION: NEW CHURCH APPROXIMATELY 900 SF

LOCATION: 38750 TRADE CENTER DRIVE #C

APPLICANT: JUAN CARLOS HERRERA

PHONE: 661-992-3209

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 03/02/2017

NUMBER OF PARCELS: 1

3004004040

CASE #: PA17-005

DESCRIPTION: DEVELOP 8 BUILDINGS ON 2.25 ACRES

LOCATION: 38730 15th STREET EAST

APPLICANT: ADEL MIKHAIL

PHONE: 661-435-9632

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 03/08/2017

NUMBER OF PARCELS: 1

3015014034

CASE #: PA17-006

DESCRIPTION: REQUEST TO DEVELOP 165 SFR LOTS ON 40.6 ACRES

LOCATION: VAC/VIC KINGMAN DR/55TH ST E

APPLICANT: GLOBAL INVESTMENT AND DEVELOPM

PHONE: 213-365-0005

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 03/08/2017

NUMBER OF PARCELS: 1

3051014002

City of Palmdale Planning Department Development Summary Report - **Applied Projects**

CASE #: PA17-007

DESCRIPTION: TRADE-IN OF USED ELECTRONICS IN EXCHANGE FOR STORE CREDIT

LOCATION: 39330 10TH STREET WEST

APPLICANT: BEST BUY #106

PHONE: 612-291-4863

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 03/30/2017

NUMBER OF PARCELS: 1

3003085006

CASE #: PA17-008

DESCRIPTION: REQUEST TO EXPAND AN EXISTING JOSHUA VIEW MOBILE HOME PARK (79 UNITS)

LOCATION: 6150 EAST AVENUE T

APPLICANT: INCOME ESTATES LLC

PHONE: 626-387-9686

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 04/04/2017

NUMBER OF PARCELS: 1

3050006005

CASE #: PA17-010

DESCRIPTION: NWC INTO 40 RESIDENTIAL LOTS & NEW INTO 110, 500 SF COMMERCIAL

LOCATION: NEC AND NWC OF TIERRA SUBIDA AND AVE S

APPLICANT: BART PEBBLES

PHONE:

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 04/26/2017

NUMBER OF PARCELS: 1

3004016031

CASE #: PA17-011

DESCRIPTION: COMMERCIAL RETAIL CENTER

LOCATION: NWC OF 15TH STREET WEST AND RANCHO VISTA

APPLICANT: ERWIN BUCY

PHONE: 310-807-3373

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 05/17/2017

NUMBER OF PARCELS: 1

3005005010

City of Palmdale Planning Department Development Summary Report - **Applied Projects**

CASE #: PA17-012

DESCRIPTION: SUBDIVIDE 2.3 ACRES INTO 8 SF LOTS

LOCATION: NWC OF AVENUE S AND SIDERNO DR

APPLICANT: PETER MENG

PHONE: 714-312-6568

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 05/23/2017

NUMBER OF PARCELS: 1

3024010012

CASE #: PA17-013

DESCRIPTION: REQUEST FOR TELE TOWER

LOCATION: 2200 EAST AVE S

APPLICANT: VERIZON WIRELESS

PHONE:

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 05/24/2017

NUMBER OF PARCELS: 1

3053008016

CASE #: PA17-014

DESCRIPTION: REQUEST TO ESTABLISH A MAJOR TELECOMMUNICATIONS FACILITY ADJACENT TO AN EXISTING COMMERCIAL BUILDING

LOCATION: 38848 25TH STREET EAST

APPLICANT: ANDREW HOLLIHAN

PHONE: 714-566-7112

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 06/12/2017

NUMBER OF PARCELS: 1

3022011006

CASE #: PA17-015

DESCRIPTION: COMBINE 9 LOTS INTO MULTI-FAMILY

LOCATION: 38547 10TH ST E PALMDALE, CA

APPLICANT: FADI ELZAYAT

PHONE: 310-871-7014

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 06/13/2017

NUMBER OF PARCELS: 1

3008038015

City of Palmdale Planning Department Development Summary Report - **Applied Projects**

CASE #: PA17-016

DESCRIPTION: REQUEST TO ESTABLISH A MAJOR TELECOMMUNICATIONS FACILITY

LOCATION: 1529 EAST PALMDALE BLVD

APPLICANT: VERIZON

PHONE:

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 06/14/2017

NUMBER OF PARCELS: 1

3015022007

CASE #: PA17-017

DESCRIPTION: PRIVATE SOCIAL EVENTS (WEDDINGS, SWEET 16, ZUMBA, CHURCH GATHERINGS)

LOCATION: 2015 E PALMDALE BLVD

APPLICANT: JUAN RODRIGUEZ

PHONE: 661-406-1516

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 06/22/2017

NUMBER OF PARCELS: 1

3018013015

CASE #: ZC16-01

DESCRIPTION: CHANGE ZONE FROM M-4 TO C-2

LOCATION: 1041 W AVENUE M-14

APPLICANT: THOMAS AND BETTY WISE

PHONE: 661-269-3000

LOTS:

UNITS:

PLANNER:

ACRES: 0.42

BLDG SQ FT:

APPLIED DATE: 07/11/2016

NUMBER OF PARCELS: 1

3111022034

City of Palmdale Planning Department Development Summary Report - **Approved Projects**

CASE #: CUP15-030

DESCRIPTION: REQUEST TO DEVELOP AN UNMANNED WIRELESS TELECOMMUNICATION FACILITY WITH 200 SF EQUIPMENT ENCLOSURE

LOCATION: 641 WEST PALMDALE BLVD

APPLICANT: VERIZON WIRELESS PHONE: 949-622-0333 LOTS: UNITS:

PLANNER: M ALCURAN ACRES: BLDG SQ FT: 200

APPLIED DATE: 08/12/2015 APPROVED DATE: 04/25/2017 EXPIRES: 04/13/1813

NUMBER OF PARCELS: 1

3004004015

CASE #: CUP16-004

DESCRIPTION: ESTABLISH A CHARTER SCHOOL WITHIN AN EXISTING BLDG FOR 16 - 25 YR OLDS

LOCATION: 38626 9TH ST EAST

APPLICANT: ADVANCING COMMUNITIES TOGETHER, IN PHONE: 661-266-8900 LOTS: UNITS:

PLANNER: M ALCURAN ACRES: BLDG SQ FT: 1

APPLIED DATE: 03/17/2016 APPROVED DATE: 05/30/2017 EXPIRES: 04/13/1813

NUMBER OF PARCELS: 1

3008039029

CASE #: CUP16-005

DESCRIPTION: TRAMPOLINE PARK

LOCATION:

APPLICANT: GREG CAMPANELLA PHONE: LOTS: UNITS:

PLANNER: M TAGGART ACRES: BLDG SQ FT: 1,000

APPLIED DATE: 03/29/2016 APPROVED DATE: 04/11/2017 EXPIRES: 04/13/1813

NUMBER OF PARCELS: 1

3005038006

CASE #: CUP16-008

DESCRIPTION: REQUEST TO ESTABLISH A TOBACCO STORE WITHIN AN EXISTING 1,322 SQUARE FOOT LEASE AREA

LOCATION: 39341 10TH STREET WEST SUITE B

APPLICANT: AIM THE TOP INC PHONE: 213-272-9973 LOTS: UNITS:

PLANNER: V MENDEZ ACRES: BLDG SQ FT: 1,000

APPLIED DATE: 06/02/2016 APPROVED DATE: 09/08/2016 EXPIRES: 09/20/2019

NUMBER OF PARCELS: 1

3003092002

City of Palmdale Planning Department Development Summary Report - **Approved Projects**

CASE #: CUP16-009

DESCRIPTION: ONE COMMERCIAL BUILDINGS 18,000 SF HEALTH CLUB

LOCATION: AVENUE O-8 AND 10TH STREET WEST

APPLICANT: HFC / PRP PALMDALE, LLC PHONE: 949-723-9500 E LOTS: UNITS:

PLANNER: M TAGGART ACRES: BLDG SQ FT: 18,000

APPLIED DATE: 06/13/2016 APPROVED DATE: 08/11/2016 EXPIRES: 08/23/2019

NUMBER OF PARCELS: 1

3005049005

CASE #: CUP16-010

DESCRIPTION: CARWASH AND CONVENIENCE STORE

LOCATION: NWC OF PALMDALE BLVD AND 40TH ST EAST

APPLICANT: LORI GAFNER PHONE: 970-980-9688 LOTS: UNITS:

PLANNER: M ALCURAN ACRES: BLDG SQ FT:

APPLIED DATE: 07/12/2016 APPROVED DATE: 04/25/2017 EXPIRES: 04/13/1813

NUMBER OF PARCELS: 1

3021030007

CASE #: CUP16-011

DESCRIPTION: REQUEST TO CONSTRUCT A CHARTER SCHOOL-GRADES 6 THRU 12 ON 31.31 ACRES LOCATED AT THE SOUTHWEST CORNER OF AVENUE R AND 40TH STREET EAST

LOCATION: VAC/COR AVE R(PAV)/40TH STE(PAV)

APPLICANT: GUIDANCE CHARTER SCHOOL PHONE: 661-285-1600 LOTS: UNITS:

PLANNER: ACRES: BLDG SQ FT: 91,457

APPLIED DATE: 07/20/2016 APPROVED DATE: 09/08/2016 EXPIRES: 09/20/2019

NUMBER OF PARCELS: 1

3020001018

CASE #: CUP16-015

DESCRIPTION: REQUEST TO EXPAND THE FLOOR AREA FOR AN EXISTING BONA FIDE RESTAURANT

LOCATION: 2505 EAST PALMDALE BLVD SUITE A & B

APPLICANT: SIAM SUKTALORDCHEEP PHONE: 661-317-8095 LOTS: UNITS:

PLANNER: M ALCURAN ACRES: BLDG SQ FT: 10

APPLIED DATE: 10/26/2016 APPROVED DATE: 04/25/2017 EXPIRES: 04/13/1813

NUMBER OF PARCELS: 1

3018025030

City of Palmdale Planning Department Development Summary Report - **Approved Projects**

CASE #: SPR15-006

DESCRIPTION: REQUEST TO DEVELOP 12.2 ACRES W/7 COMM BLDGS TOTAL=420,000 SF

LOCATION: SWC OF PLM BLVD & TIERRA SUBIDA AVE

APPLICANT: MPA INC PHONE: 949-719-1900 LOTS: UNITS:

PLANNER: M TAGGART ACRES: BLDG SQ FT: 420,000

APPLIED DATE: 08/03/2015 APPROVED DATE: 01/12/2017 EXPIRES: 01/24/2020

NUMBER OF PARCELS: 1

3004004004

CASE #: SPR16-003

DESCRIPTION: PLACEMENT OF SOIL

LOCATION: S/O CITY RANCH RD; 1 MILE W/O TIERRA SUB

APPLICANT: PHIL ARKLIN PHONE: 661-878-0500 LOTS: UNITS:

PLANNER: M TAGGART ACRES: BLDG SQ FT:

APPLIED DATE: 04/27/2016 APPROVED DATE: 08/25/2016 EXPIRES: 09/06/2019

NUMBER OF PARCELS: 1

3004013012

CASE #: SPR16-006

DESCRIPTION: REQUEST TO CONSTRUCT A 3 MW-AC GROUND MOUNTED SOLAR PHOTOVOLTAIC (PV) FACILITY ON 20.37 ACRES

LOCATION: W OF 30TH E BETWEEN AVE L & AVE M

APPLICANT: GREEN BEANWORKS D, LLC PHONE: 801-679-3500 LOTS: UNITS:

PLANNER: P BANNER ACRES: BLDG SQ FT:

APPLIED DATE: 09/14/2016 APPROVED DATE: 04/18/2017 EXPIRES: 04/13/1813

NUMBER OF PARCELS: 1

3170019003

City of Palmdale Planning Department Development Summary Report - **Completed Projects**

CASE #: PA16-015

DESCRIPTION: RENEW CUP 05-17 TO CONTINUE THE OPERATION AND MAINTENANCE OF A WIRELSS TELECOMMUNICATIONS FACILITY

LOCATION: 190 SIERRA COURT

APPLICANT: JAKE HAMILTON

PHONE: 619-341-9208

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 06/13/2016

APPROVED DATE:

EXPIRES:

COMPLETED:

07/27/2016

NUMBER OF PARCELS: 1

3128015002

CASE #: PA16-016

DESCRIPTION: REQUEST TO DEVELOP 0.34 ACRES INTO ONE (1) 7,200 SQUARE FOOT WAREHOUSE/OFFICE BLDG

LOCATION: 38470 6TH STREET EAST

APPLICANT: ROGER ROBERTS

PHONE: 323-377-4493

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 06/21/2016

APPROVED DATE:

EXPIRES:

COMPLETED:

07/27/2016

NUMBER OF PARCELS: 1

3008027018

CASE #: PA16-017

DESCRIPTION: REQUEST TO DEVELOP 14.8 ACRES INTO COMMERCIAL WITH 6 BLDGS TOTALING 28,000 SQ FT

LOCATION: VAC / 45TH STE / VIC AVE S

APPLICANT: CIVIL DESIGN AND DRAFTING

PHONE: 805-522-2622

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 07/06/2016

APPROVED DATE:

EXPIRES:

COMPLETED:

11/08/2016

NUMBER OF PARCELS: 1

3052001054

CASE #: PA16-019

DESCRIPTION: 2 COMMERCIAL BLDGS

LOCATION: NWC OF RANCHO VISTA BLVD AND 15TH ST WES

APPLICANT: MS PALMDALE, LLC

PHONE: 317-582-6959

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 07/13/2016

APPROVED DATE:

EXPIRES:

COMPLETED:

11/08/2016

NUMBER OF PARCELS: 1

3005005010

City of Palmdale Planning Department Development Summary Report - **Completed Projects**

CASE #: PA16-027

DESCRIPTION: RESIDENTIAL SUBDIVISION 97 LOTS WITHIN 39.8 ACRES

LOCATION: SEC OF AVENUE M AND 70TH STREET WEST

APPLICANT: FRONTIER ENTERPRISES

PHONE: 909-354-8010

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 11/14/2016

APPROVED DATE:

EXPIRES:

COMPLETED:

12/13/2016

NUMBER OF PARCELS: 1

3204025048

CASE #: PA16-029

DESCRIPTION: EXISTING VACANT BUILDING CONVERT TO AUTO ELECTRIC

LOCATION: 434 RANCHO VISTA BLVD

APPLICANT: SAMMY

PHONE: 661-264-8202

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 11/30/2016

APPROVED DATE:

EXPIRES:

COMPLETED:

12/21/2016

NUMBER OF PARCELS: 1

3006004048

CASE #: PA17-009

DESCRIPTION: Subdivide 35.70 acres into 121 SF lots with 1 detention basin lot, and 1 commercial lot.

LOCATION: NWC OF PEARBLOSSOM HWY AND 47TH STREET E

APPLICANT: IMAD ABOUJAWDAH

PHONE: 805-522-2622

LOTS:

UNITS:

PLANNER:

ACRES:

BLDG SQ FT:

APPLIED DATE: 04/18/2017

APPROVED DATE:

EXPIRES:

COMPLETED:

06/15/2017

NUMBER OF PARCELS: 1

3052004012