

PLANNING ACTIVITY REPORT

PA Number	Project Address	APN	Assigned Planner	Apply Date	Approval Date	Applicant	Company	Owner	Plan Type	Status
PA26-0141	43517 Ridge Park Dr Temecula, CA 92590	940-330-001	Marcella Mills	04/01/2026		LA-Architects	LA-Architects	43517 RIDGEPARK LLC	PL Modifications	Out
Case Title / Description: Ridge Park Drive MOD: a Modification Application for the addition of an approximately 130 square foot enclosure to house equipment for an adjacent business located at 43517 Ridge Park Drive.										
PA26-0142	43363 Messina St Temecula, CA 92592	955-422-008	Marcella Mills	04/01/2026	04/16/2026	Thomas Zahn		Denis Kremm	PL Modifications	Approved
Case Title / Description: Kremm Residence MOD: a Modification Application for the addition of an approximately 143 square foot balcony at an existing residence located at 43363 Messina Street.										
PA26-0148	27715 Jefferson Ave , 108 Temecula, CA 92590	921-400-024	Yannin Marquez	04/06/2026		Michael Kavanaugh		JEFFERSON PLAZA CENTER	PL Massage Permits	Approved
Case Title / Description: MK the Studios MEP: a Massage Establishment Permit for MK the Studios to offer massage services in one room within a salon establishment located at 27715 Jefferson Avenue Suite 108.										
PA26-0150	42105 Dlr Dr Temecula, CA 92591	921-730-072	Marcella Mills	04/06/2026	04/10/2026	Nicole Beltz	Rocket Close LLC	GILMORE HOLDINGS	PL Zoning or Planning Letter	Completed
Case Title / Description: 42105 DLR Drive ZL: a Zoning Letter Request for the property located at 42105 DLR Drive (APN: 921-730-072)										
PA26-0151	41980 Winchester Rd Temecula, CA 92590	909-310-072	Marcella Mills	04/06/2026		Kyle Stephens		EXETER 41980 WINCHESTER	PL Modifications	Out
Case Title / Description: Cart.com Generator MOD: a Modification Application for the addition of approximately 600 linear feet of fencing and an emergency generator at an existing industrial building located at 41980 Winchester Road.										
PA26-0152	27570 Jefferson Ave Temecula, CA 92590	910-310-006	Marcella Mills	04/07/2026		Ryan Ybarra		KAZI	PL Sign Program	Out
Case Title / Description: Sinclair Gas Station SP: a Sign Program to accommodate five new signs at a Sinclair Gas Station located at 27570 Jefferson Avenue, as required by the Uptown Temecula Specific Plan										

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PA26-0153	42081 3Rd St , A Temecula, CA 92590	922-046-012	Marcella Mills	04/08/2026		Michael Marx	Marx Cellars LLC	FI THIRD STREET 34 LP	PL Entertainment License	Out
Case Title / Description: Humble Somm Class II EL: an Entertainment License application for Humble Somm restaurant to obtain a Class II Entertainment License at 42081 3rd Street Unit A.										
PA26-0154	41980 Winchester Rd Temecula, CA 92590	909-310-072	Marcella Mills	04/08/2026	04/13/2026	Darren Mefford		EXETER 41980 WINCHESTER	PL Zoning or Planning Letter	Completed
Case Title / Description: 41980 Winchester Road ZL: a Zoning Letter Request for the property located at 41980 Winchester Road (APN 909-310-072)										
PA26-0156	26493 Ynez Rd , Suite B Temecula, CA 92591	910-300-018	Marcella Mills	04/13/2026		Andrew Hinman		KIMCO PALM PLAZA	PL Conditional Use Permit	Plan Review
Case Title / Description: Goldfish Swim School CUP: a Conditional Use Permit for a children's swim school to operate within an existing commercial building located at 26493 Ynez Road Suite B.										
PA26-0158	28061 Jefferson Ave Temecula, CA 92590	921-060-009	Marcella Mills	04/13/2026		Ray Crain		JEFFERSON ETC	PL Modifications	Plan Review
Case Title / Description: Santa Rosa Building Landscape MOD: a Modification Application for the removal of turf and installation of drought tolerant landscaping at the Santa Rosa Building located at 28061, 28011 and 28007 Jefferson Avenue.										
PA26-0159	1 Better World Cir Temecula, CA 92590	940-310-059	Jaime Cardenas	04/13/2026		Nicole Flint			PL Modifications	Plan Review
Case Title / Description: 1 Better World Circle Solar Carport MOD: a Modification Application for the installation of 456 solar carport modules across the parking lot of the office campus located at 1 Better World Circle.										
PA26-0160	Pm 18254:23 Temecula, Ca	940-320-016	Marcella Mills	04/13/2026		BRLS SoCal LLC	BRLS SoCal LLC	SB ALTAIR	PL Modifications	Plan Review
Case Title / Description: Altair Village C MOD: a Major Modification Application for Village C of the Altair Specific Plan, originally approved under PA23-0440, to change from 212 attached rowhomes to 176 detached single-family dwellings and duplexes.										
PA26-0161	32101 Sommers Bend Temecula, CA	964-640-031	Jaime Cardenas	04/13/2026	05/05/2026	Kimberly Hull		CITY OF TEMECULA	PL Vendor License	Approved
Case Title / Description: The Local Candy Cart VL: a Vendor's License Application for a proposed roaming vendor selling packaged candies.										
PA26-0162	32101 Sommers Bend Temecula, CA	964-640-031	Jaime Cardenas	04/14/2026		Gabriel Melo		CITY OF TEMECULA	PL Vendor License	Approved
Case Title / Description: Melo's Ice Cream VL: A Vendor License Application to allow a roaming cart selling pre-packaged ice cream.										

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PA26-0163	27727 Jefferson Ave Temecula, CA 92590	921-400-029	Marcella Mills	04/15/2026	04/16/2026	Chelsea Freeman		OLD JAYHWAWKER INV	PL Temporary Use Permit	Approved

Case Title / Description: MOMFest Lionheart Gym TUP: a Temporary Use Permit for Lionheart Gym to host a community event with workout classes, local vendors and family-friendly activities on April 18, 2026 from 10:00 AM to 1:00 PM. There is no live entertainment or alcohol proposed.

PA26-0164	40705 Winchester Rd , A104 Temecula, CA 92591	910-290-019	Marcella Mills	04/15/2026		Hide Iwagami		Winchester Marketplace	PL Modifications	Plan Review
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Case Title / Description: Kura Sushi Outdoor Patio MOD: a Modification Application for the addition of a nineteen-foot-long metal railing and six metal benches in the outdoor area in front of Kura Sushi located at 40705 Winchester Road, Unit A104.

PA26-0165	27464 Commerce Center Dr , C And D Temecula, CA 92590	921-480-053	Yannin Marquez	04/15/2026		Jiles Smith		Hiroyuki Matsushita	PL Conditional Use Permit	Applied
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Case Title / Description: Temecula Valley Fine Art Museum and Gallery CUP: A Conditional Use Permit for Temecula Valley Fine Art Museum and Gallery to operate an art museum at 27464 Commerce Center Drive, Suites C and D.

PA26-0166	42095 Zevo Dr , A11 Temecula, CA 92590	909-372-032	Marcella Mills	04/16/2026	04/16/2026	Chelsea Freeman		CALIF BUSINESS CONDOS TEMECULA	PL Temporary Use Permit	Approved
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Case Title / Description: Lionheart Trivia Event TUP: a Temporary Use Permit for Lionheart Gym located at 42095 Zevo Drive to host a trivia event on April 19, 2026 from 12:00 PM to 3:00 PM with no alcohol or live entertainment.

PA26-0169	40335 Winchester Rd Temecula, CA 92591	920-080-004	Jaime Cardenas	04/20/2026		Shubhangi Ram Zumale		TEMECULA MARKETPLACE	PL Conditional Use Permit	Plan Review
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Case Title / Description: Postal Annex U-haul CUP: a Conditional Use Permit for an ancillary U-Haul van (only) rental business to operate in conjunction with the existing Postal Annex located at 40335 Winchester Road, Suite E.

PA26-0170	Temecula, CA	957-080-027	Yannin Marquez	04/20/2026		Maile Macabio		CARDINAL INV PROP-SERAPHI NA	PL Modifications	Plan Review
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Case Title / Description: Oak Creek Tract MOD: A Modification Application for changes to the entitled plans that include removal of a window at the dining room on the 1st floor of all floor plans and replacement of the fencing material of three small sections near the open space water course from 2" tube steel over 3' block with 5'6" tube steel for the Oak Creek tract homes.

PA Number	Project Address	APN	Assigned Planner	Apply Date	Approval Date	Applicant	Company	Owner	Plan Type	Status
PA26-0171	30003 Rancho California Rd Temecula, CA 92591	944-370-014	Scott Cooper	04/22/2026		John Watson		Temecula Village Development, LP	PL Modifications	Plan Review

Case Title / Description: A Modification (Planning Review Only) to a previously approved Development Plan (PA20-0325) to add a stair tower ventilation hood to the exterior of each of the six (6) buildings. The project is located on the south side of Rancho California Road, approximately 150 feet west of Cosmic Drive.

PA26-0172	45700 Classic Way Temecula, CA 92592	922-323-008	Jaime Cardenas	04/23/2026		Lorena Garcia		William Andrews	PL Modifications	Plan Review
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Case Title / Description: Andrews Sunroom MOD: a Modification Application for a 162 square foot sunroom at the rear of the existing single-family home located at 45700 Classic Way.

PA26-0173	43920 Butterfield Stage Rd Temecula, CA 92592	966-010-008	Marcella Mills	04/24/2026		Ray Crain		Temecula Pkwy Self Storage	PL Modifications	Plan Review
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Case Title / Description: Temecula Parkway Self Storage Landscape MOD: a Modification Application for the removal of turf and installation of drought tolerant landscaping at Temecula Parkway Self Storage located at 43920 Butterfield Stage Road.

PA26-0175	42180 Sarah Way Temecula, CA 92590	921-030-033	Marcella Mills	04/24/2026		Jennifer Rasmussen		Anthony Bellantuano	PL Modifications	Plan Review
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Case Title / Description: Sarah Way Propane and Generator MOD: a Modification Application for the addition of a 500-gallon propane tank and a generator to the rear of an existing commercial building located at 42180 Sarah Way.

PA26-0176	28676 Old Town Front St Temecula, CA 92590	922-044-009	Marcella Mills	04/24/2026	04/30/2026	Megan Coleman		FRONT STREET HOLDINGS	PL Temporary Use Permit	Approved
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Case Title / Description: Swing Inn Rod Run TUP: a Temporary Use Permit for the Swing Inn Cafe located at 28676 Old Town Front Street to serve food and alcohol during the Rod Run event in the parking lot adjacent to the restaurant. There is no live entertainment proposed. The dates for the event are May 1-2, 2026 from 10:00 AM to 11:59 PM.

PA26-0177	41740 Enterprise Cir North Temecula, CA 92590	909-282-007	Marcella Mills	04/27/2026		Ray Crain		Dunbar Enterprises LLC	PL Modifications	Plan Review
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Case Title / Description: Dunbar Landscape MOD: a Modification Application for the removal of turf and installation of drought tolerant landscaping at the Dunbar Enterprise Building located at 41740 Enterprise Circle North.

PA Number	Project Address	APN	Assigned Planner	Apply Date	Approval Date	Applicant	Company	Owner	Plan Type	Status
PA26-0179	32240 Temecula Pky Temecula, CA 92592	959-410-012	Marcella Mills	04/28/2026		Micaela Caco-Negrete		Lahaina Partners	PL Temporary Use Permit	Plan Review
Case Title / Description: Villages Reception TUP: a Temporary Use Permit for a private gathering on the patio of an existing commercial building on May 29, 2026 from 5:00 PM to 10:00 PM, located at 32240 Temecula Parkway. There is no alcohol or live entertainment proposed. Food can be purchased by guests from the surrounding restaurants.										
PA26-0180	39782 Winchester Rd Temecula, CA 92591	920-100-047	Marcella Mills	04/29/2026		Andres Campos		LIPT WINCHESTER ROAD INC	PL Modifications	Plan Review
Case Title / Description: Golf Galaxy MOD: a Modification Application for the replacement of awning fabric at a new Golf Galaxy store to be located at 39782 Winchester Road.										
PA26-0181	29400 Rancho California Rd Temecula, CA 92591	921-320-062		04/29/2026		Rebekah Fox	Blew & Associates	24th Street Holdings	PL Zoning or Planning Letter	Plan Review
Case Title / Description: 29400 Rancho California Road ZL: a Zoning Letter Request for the property located at 29400 Rancho California Road (APN 921-320-062)										
PA26-0182	41540 Winchester Rd Temecula, CA 92590	909-270-043	Marcella Mills	04/29/2026		Rebekah Fox	Blew & Associates	24th Street Holdings	PL Zoning or Planning Letter	Plan Review
Case Title / Description: 41540 Winchester Road ZL: a Zoning Letter Request for the property located at 41540 Winchester Road (APN 909-270-043)										
PA26-0184	33353 Temecula Pky Temecula, CA 92592	966-010-010	Marcella Mills	04/30/2026		Ray Crain		BRSC 3 6	PL Modifications	Plan Review
Case Title / Description: Butterfield Ranch Shopping Center Landscape MOD: a Modification Application for the removal of turf and installation of drought tolerant landscaping at the Butterfield Ranch Shopping Center located at 33353 Temecula Parkway Butterfield Stage Road.										
PREAPP26-0 144	Temecula, CA	959-050-009	Jaime Cardenas	04/02/2026		Christopher Campbell		CHAKRA TRUST DTD 5/21/2013	PL Pre-Application	Plan Review
Case Title / Description: Chakra Mix-Use Pre-app: a proposed General Plan land use proposal for a proposed mixed-use commercial shopping center with retail, medical office, hotel, and drive-thru.										