City of Temple City

COMMUNITY DEVELOPMENT MONTHLY UPDATE

NOVEMBER 2025

PERMITS ISSUED

Below is a summary and a list of significant permits issued by the Building Division last month. If you have questions regarding a specific application, please contact Sylvia Robles at (626) 285-0488.

SUMMARY OF ACTIVITY:

	NOV., 2025	JAN. TO NOV., 2025	NOV., 2024	JAN. TO NOV., 2024
Total Valuation	$2,459,793.11	$39,434,933.61	$3,037,414.97	$41,285,806.92
Total Fees Collected	$159,994.79	$2,193,546.29	$217,949.75	$2,201,338.40
Permits Issued	205	2,362	155	2,006
Permits Finaled	129	1,822	22	1,295

SIGNIFICANT PERMITS ISSUED:

ADDRESS	DESCRIPTION	VALUATION	FEES SUBMITTED
6208 Muscatel Avenue	New Single-Family Dwelling	$500,000	$7,063.44
5819 Reno Avenue	House Remodel and ADU	$270,000	$4,632.41
5623 Encinita Avenue	ADU	$200,000	$3,739.82
5928 Muscatel Avenue	ADU	$200,000	$3,739.82
5729 Cloverly Avenue	ADU	$164,924.48	$3,197.73
5623 Encinita Avenue	ADU	$160,000	$3,229.78
6266 Loma Avenue	ADU	$158,431.47	$3,123.44
9055 Las Tunas Drive	Retail Tenant Improvement	$150,000	$3,243.28
5729 Cloverly Avenue	House Addition and Garage	$139,803.70	$2,888.19

COUNTER ACTIVITY

The table below records the number of maintenance work orders, and building inspections received during the previous month. For reference, numbers for the previous year and year to date are included.

SUMMARY OF ACTIVITY:

	NOV. 2025	JAN. TO NOV. 2025	NOV. 2024	JAN. TO NOV. 2024
Maintenance Work Orders Received	112	1,532	84	916
Maintenance Work Orders Completed	100	1,594	132	844
Building Inspections	680	7,319	567	5,738

PLANNING APPLICATIONS RECEIVED:

Below is a list of applications received by the Planning Division. If you have questions regarding a specific application, please contact Sandra Scott at (626) 656-7316.

PLANNING CASES:

ADDRESS	DESCRIPTION
ZONING CLEARANCES	
4950 Camellia Avenue	ADU
5528 Baldwin Avenue	ADU
10732 Arrowood Street	ADU and JADU
9856 La Rosa Drive	ADU
9465 Woodruff Avenue	ADU
9020 Las Tunas Drive	Cell Tower Modification
5938 Kauffman Avenue	Cell Tower Modification
5605 Cloverly Avenue	Cell Site Modification
MINOR SITE PLAN REVIEWS	
5244 Halifax Road	House Addition
5120 Agnes Avenue	House Addition and JADU
5105 Golden West Avenue	House Addition
10726 Freer Street	House Addition
5761 Rio Hondo Avenue	House Addition
CONDITIONAL USE PERMIT	
9929 Las Tunas Drive	Dental School

BUSINESS LICENSES ISSUED:

Below is a list of business licenses issued. If you have questions regarding a specific business, please contact Sandra Scott at (626) 656-7316.

BUSINESS LICENSES:

None

COMMUNITY PRESERVATION:

Below is a summary of cases opened and closed. To report community preservation issues please call (626) 285-5240.

	NOV., 2025	JAN. TO NOV., 2025	NOV., 2024	JAN. TO NOV., 2024
Cases Opened	134	1,526	132	1,561
Cases Closed	102	1,475	136	1,526
Initiated By…				
Public	*57 (43%)*	*446 (29%)*	*38 (28%)*	*442 (28%)*
Inspector	*69 (52%)*	*963 (63%)*	*83 (63%)*	*983 (63%)*
Other/City Staff	*8 (5%)*	*117 (8%)*	*11 (9%)*	*136 (9%)*
Total	*134 (100%)*	*1,526 (100%)*	*132 (100%)*	*1,561 (100%)*