



City of Walnut

Community Development Department

21201 La Puente Road • Walnut, CA 91789

Tel: 909.595.7543 • Fax: 909.595.8443

www.ci.walnut.ca.us

Development Application

Owner/Applicant Information

Property Owner's Name: CHEN FENG
Company: SUN JOINT DEVELOPMENT LLC
Address: 280 MACHIN CT.
City: CITY OF INDUSTRY State: CA Zip: 91789
Phone: 909-594-1695 Fax: e-mail:

Applicant's Name: SAME AS ABOVE
Company:
Address:
City: State: Zip:
Phone: Fax: e-mail:

Applicant's Representative (if applicable): BLONDA BISCHAK
Company: SUN JOINT DEVELOPMENT LLC
Address: 280 MACHIN CT.
City: CITY OF INDUSTRY State: CA Zip: 91789
Phone: 323-337-2544 Fax: e-mail:

For Office Use Only

Gen. Plan Land Use Designation:

Zoning:

Case Nos: SPC1AR

2022-086

SP Amendment

DA Amendment

Fees Paid: \$7,942.00

Receipt #:

Accepted by:

Date Received: (Date Stamp)



Property Information

Site Address: N/W OF E. VALLEY BLVD. & FAUNE AVE.
Assessors Parcel Number(s):
Lot 1-213, Tract 78210

Project Description

Please provide a brief description of the proposed project:

TERRACES @ WALNUT PRIVATE COMMUNITY ENTRANCE GATES
1 - GATE W/ GUARD STRUCTURE @ SFR
1 - AUTOMATED GATE @ ENTRANCE TO TOWNHOMES

See separate handouts for additional submittal requirements and application fees based on the type of project proposed.

Certification

Property Owner Authorization:

I certify, under penalty of perjury, that I am the owner of record for the subject property and hereby give my consent to the filing of this application. I further certify that the information provided is, to the best of my knowledge, true and correct. I further acknowledge that, pursuant to Government Code Section 65105, City staff may enter upon the subject property to make examinations and surveys in connection with the proposed application, provided that such entry, examination or survey, does not interfere with the use of the property.

PROPERTY OWNER SIGNATURE*: _____ DATE: _____

PROPERTY OWNER NAME (PRINT): _____

** Property Owner Signature must be notarized. Complete below or attach a separate Notary Acknowledgement form*

STATE OF CALIFORNIA)
)
COUNTY OF LOS ANGELES)

On this ____ day of _____, 20__, before me the _____ Notary Public in and for said State, personally appeared _____, personally known to me (or proved to me on the basis of satisfactory evidence) to be person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that (s)he/they executed the same in their authorized capacity, and that by their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Notary Public in and for said State

Applicant Authorization:

I certify, under penalty of perjury, that I have the authorization from the property owner of record to make such application. I further certify that the information provided is, to the best of my knowledge, true and correct. I further acknowledge that, pursuant to Government Code Section 65105, City staff may enter upon the subject property to make examinations and surveys in connection with the proposed application, provided that such entry, examination or survey, does not interfere with the use of the property.

APPLICANT SIGNATURE:  DATE: 8-16-22

APPLICANT NAME (PRINT): Chas Fenb

For Office Use Only

Case Nos. _____ Accepted by: _____