



# Staff Report

City of Pomona Planning Commission

October 8, 2025

**FILE NO:** EXT-000564-2025

Request for a one-year time extension for a Tentative Parcel Map (PARCELMAP-019330-2022), a subdivision of one parcel (approximately 1.12 acres) into two separate parcels (approximately .056 acres each) located in "Workplace District 4" zoning district.

**ADDRESS:** 485 N. East End Avenue

**APPLICANT:** Marla and Gabriel Arreola, Jessie Martinez

**PROJECT PLANNER:** Karina Diaz, Assistant Planner

**RECOMMENDATION:** Approve File No(s). EXT-000564-2025 and grant a one-year time extension.

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## Executive Summary

The property owner has submitted a request for a one-year time extension for a Tentative Parcel Map (PARCELMAP-019330-2022). The project was originally approved by the Planning Commission on February 28, 2024, subject to the conditions outlined in PC Resolution No. 24-004. This extension is a request to extend the expiration date for the Tentative Parcel Map from August 28, 2025 to August 28, 2026.

## Project Information

<b>ADDRESS:</b>	485 N. East End Avenue	<b>APN:</b>	8326-014-014
<b>PROPERTY OWNER:</b>	Marla and Gabriel Arreola, Jessie Martinez	<b>LOT SIZE:</b>	+/- 1.12 acres
<b>GENERAL PLAN DISTRICT:</b>	Workplace District	<b>ZONING DISTRICT:</b>	<b>Previous:</b> M-1 "Light Industrial" <b>Current:</b> Workplace District 4
<b>TRANSECT:</b>	Special District	<b>SPECIFIC PLAN DISTRICT:</b>	N/A
<b>GENERAL PLAN DENSITY:</b>	No DU/ AC Max	<b>COUNCIL DISTRICT</b>	District 3

## Project Status and Timeline

The applicant submitted their Final Map to the Public Works Department and are currently in the final round of review. The latest map revision was submitted to Public Works in July 2025, however, the approval is on hold until the Public Works receives an updated title report.

The purpose of the requested time extension is to allow additional time for the applicant to gather all requested documentation, submit to Public Works, and to execute the Final Map. Staff prepared a timeline below reflecting the approval and extension timeline.

<b>TENTATIVE MAP APPROVED</b>	February 28, 2024
<b>ONE-YEAR EXTENSION REQUESTED</b>	August 14, 2025
<b>MAP EXPIRES (IF EXTENSION GRANTED)</b>	August 28, 2026

Staff expects the Final Map to be recorded within the timeline of a one-year extension (prior to August 28, 2026). However, if the Applicant is unable to meet this timeframe, they are eligible to request a second one-year extension (extended to August 28, 2027) that would be reviewed by the Planning Commission.

## Attachments:

1. PC Resolution No. 24-004
2. Approved Project Plans