

COUNTY OF SANTA CRUZ
PLANNING DEPARTMENT
701 Ocean Street, 4th Floor
Santa Cruz, CA 95060
(831) 454-2580

NOTICE OF PENDING ACTION

The Planning Department has received the following application. The identified planner may be contacted for specific information on this application.

APPLICATION NUMBER: 251434 APN: 041-022-15
SITUS: 410 Trout Gulch, Aptos CA 95003

Proposal to convert an existing two-story commercial building (dental office) to a two-unit residential apartment building. Requires an Administrative Use Permit. Property located at the southeast corner of Trout Gulch Road and Valencia Street in Aptos. (410 Trout Gulch Road)

OWNER: Russell Beggs

APPLICANT: Guillermo Prado

SUPERVISORIAL DISTRICT: 2

PLANNER: Randall Adams, (831) 454 -3218

EMAIL: Randall.Adams@santacruzcountyca.gov

Public comments must be received by 5:00 p.m. 02/09/2026. A decision will be made on or shortly after 02/10/2026.

Appeals of the decision will be accepted until 5:00 p.m. two weeks after the decision date. Planner will provide notification of decision to any requesting party.

Information regarding the appeal process, including required fees, may be obtained by phoning (831) 454-2130.

CONVERSION OF COMMERCIAL INTO RESIDENTIAL

410 TROUT GULCH RD.
APTO, CA 95003

THESE PLANS, WHICH INCORPORATES THE DESIGN CONCEPTS, DRAWINGS, SPECIFICATIONS AND WRITTEN MATERIAL CONTAINED HEREIN, AS AN INSTRUMENT OF SERVICE, IS THE PROPERTY OF EMERALD DESIGN GROUP, LLC AND CANNOT BE COPIED OR USED IN WHOLE OR IN PART FOR ANY OTHERS BUT ITS ORIGINAL PURPOSE, WITHOUT THE WRITTEN AUTHORIZATION OF EMERALD DESIGN GROUP, LLC.

410 TROUT GULCH RD.
APTO, CA 95003

PROJECT NAME & ADDRESS:

REVISION		
No.	DESCRIPTION	DATE

COVER SHEET

JOB NO.	24-0100
DATE:	6/01/25
DRAWN BY:	GPRADO
SCALE:	AS NOTED

APPLICABLE CODES:

2022	CALIFORNIA RESIDENTIAL CODE
2022	CALIFORNIA MECHANICAL CODE
2022	CALIFORNIA PLUMBING CODE
2022	CALIFORNIA ELECTRICAL CODE
2022	CALIFORNIA CALGREEN BUILDING CODE
2022	CALIFORNIA ENERGY CODE
2022	CALIFORNIA FIRE CODE

SPECIAL INSPECTIONS:

PROJECT INFORMATION:

APN:	041-022-15
OCCUPANCY GROUP:	R-3
CONSTRUCTION TYPE:	V-B
ZONING:	CC
NUMBER OF STORIES:	2
FIRE SPRINKLERS:	NO

SCOPE OF WORK:

I) CONVERT EXISTING FIRST AND SECOND FLOOR DENTAL OFFICES INTO A RESIDENTIAL DUPLEX.

DRAWING INDEX:

A0	COVER SHEET
A1	SITE PLAN
A2	LOWER LEVEL FLOOR PLAN
A3	UPPER LEVEL FLOOR PLAN
A4	EXTERIOR ELEVATIONS

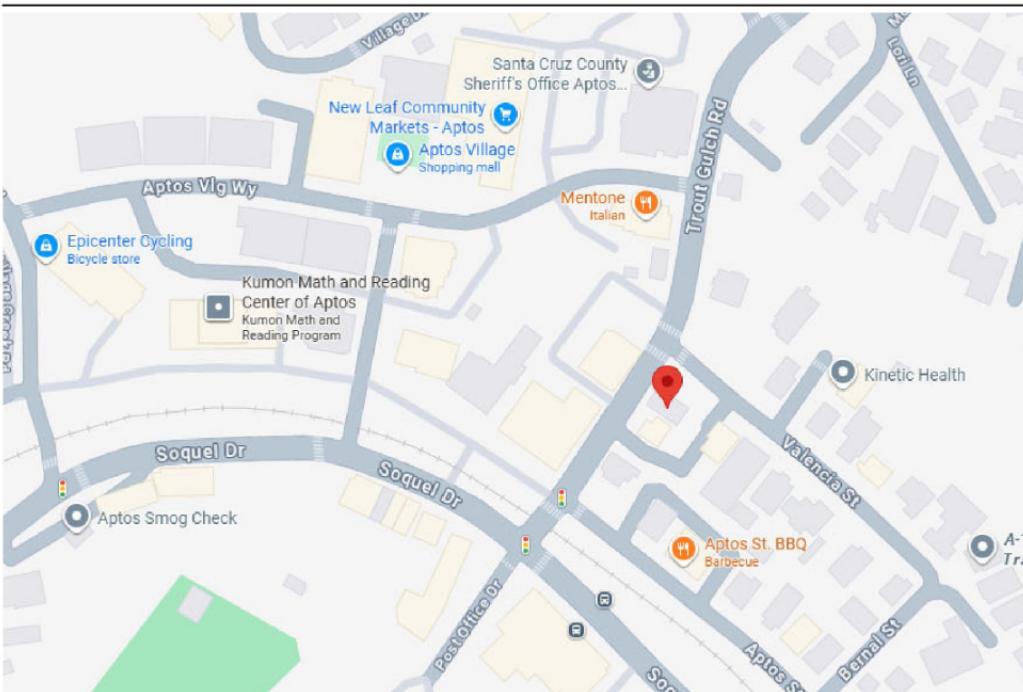
PROJECT TEAM:

DEFERRED SUBMITTALS:

SITE AREA:

- A) LOT SIZE..... 3,877 SQ. FT.
- B) EXISTING LOWER LEVEL 1,103 SQ. FT.
- C) EXISTING UPPER LEVEL 580 SQ. FT.

VICINITY MAP:



A0

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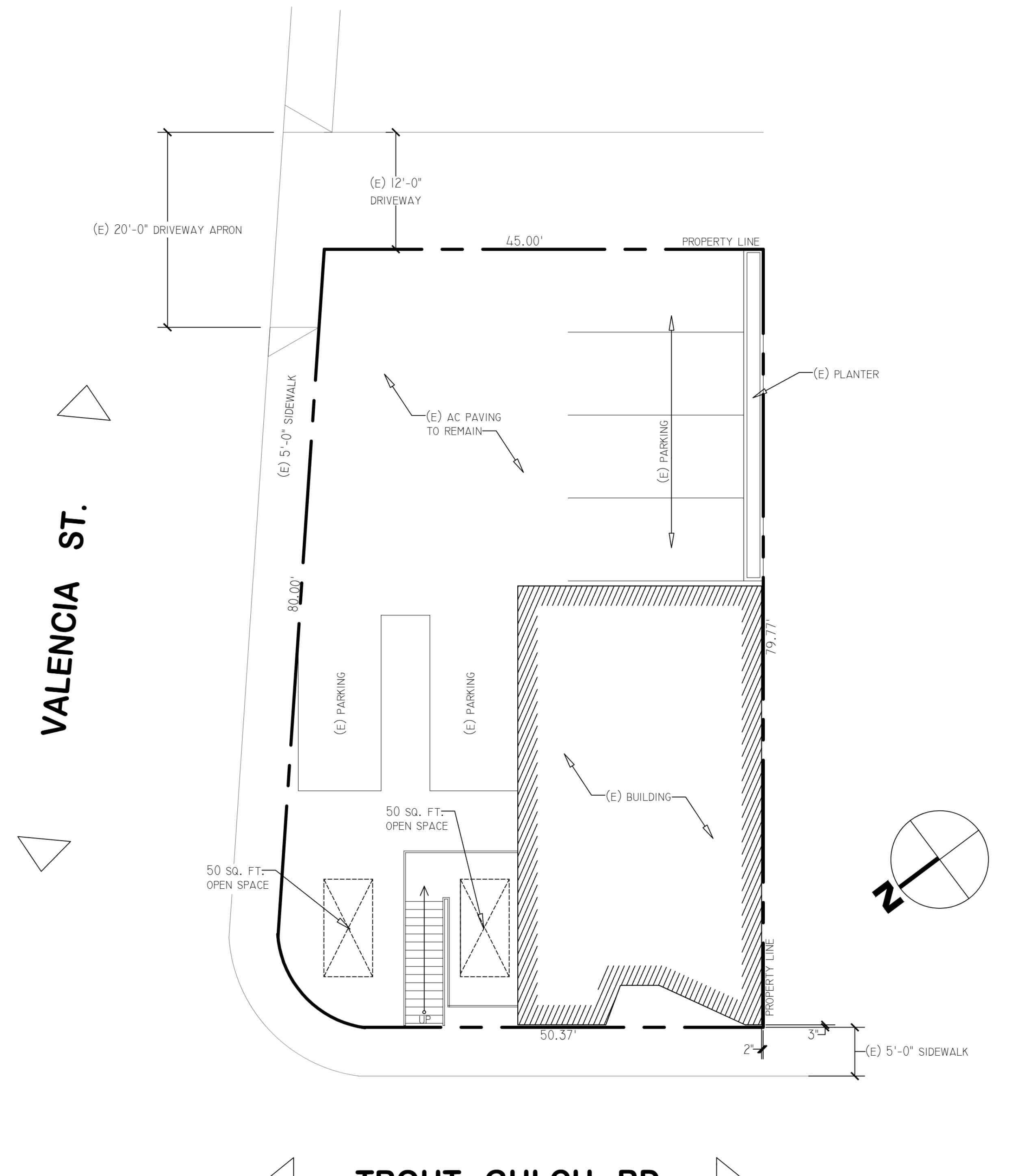
SITE PLAN

JOB NO. 24-0100

DATE: 6/01/25

DRAWN BY: GPRADO

SCALE: AS NOTED



SITE PLAN

SCALE: 1/8" = 1'-0"

A1

WALL TYPE KEY:

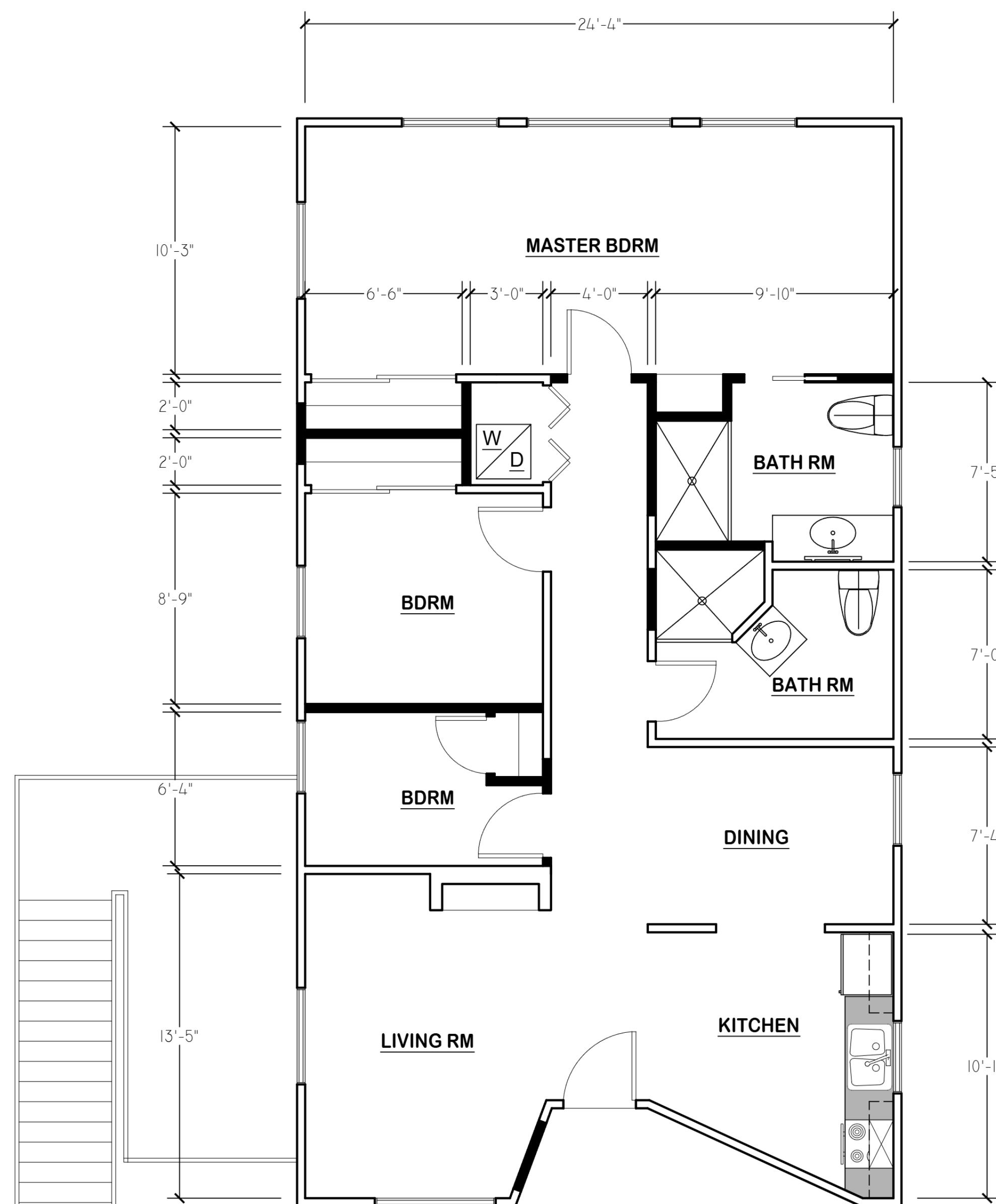
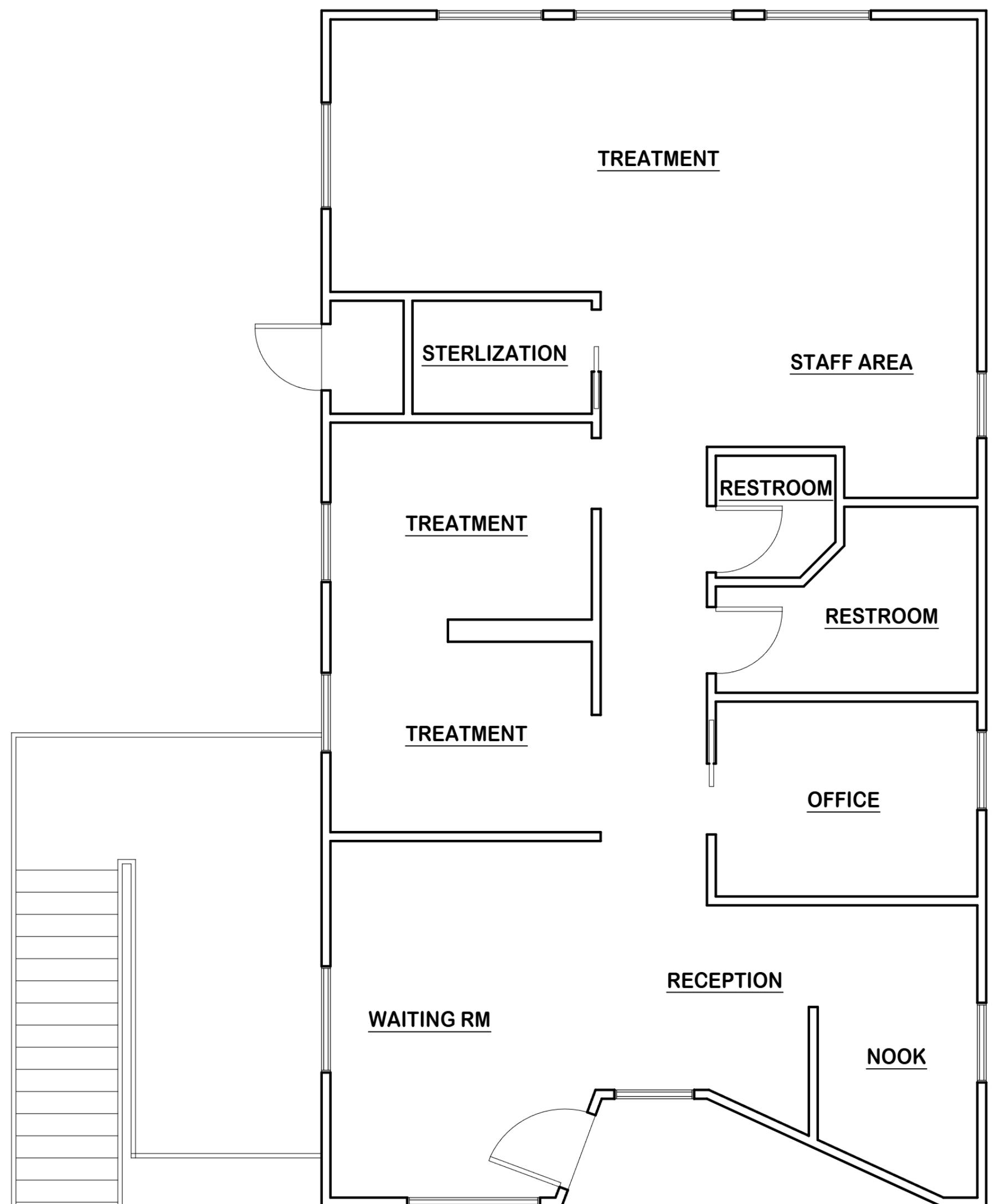
===== EXISTING WALLS TO REMAIN

===== NEW WALLS



EMERALD DESIGN GROUP, LLC
P.O. BOX 5103 • SAN JOSE, CA 95151
PH#: (408) 656-0361
EMAIL: INFO@EMERALDDESIGNGROUP.NET

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No.

DESCRIPTION

DATE

LOWER LEVEL
FLOOR PLAN

JOB NO. 24-0100

DATE: 6/01/25

DRAWN BY: GPRADO

SCALE: AS NOTED

A2

WALL TYPE KEY:

===== EXISTING WALLS TO REMAIN

===== NEW WALLS



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REVISION

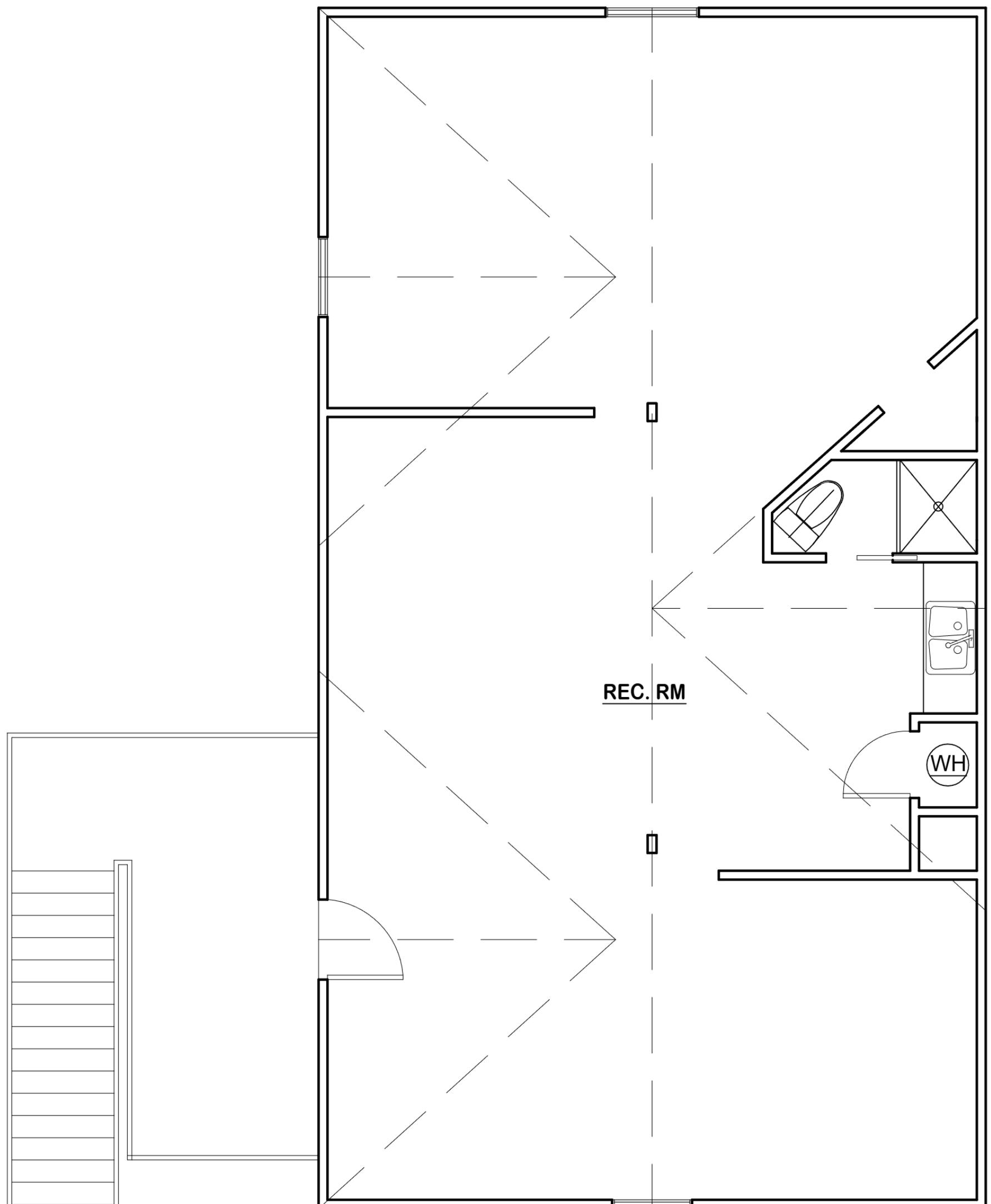
UPPER LEVEL
FLOOR PLAN

JOB NO. 24-0100

DATE: 6/01/25

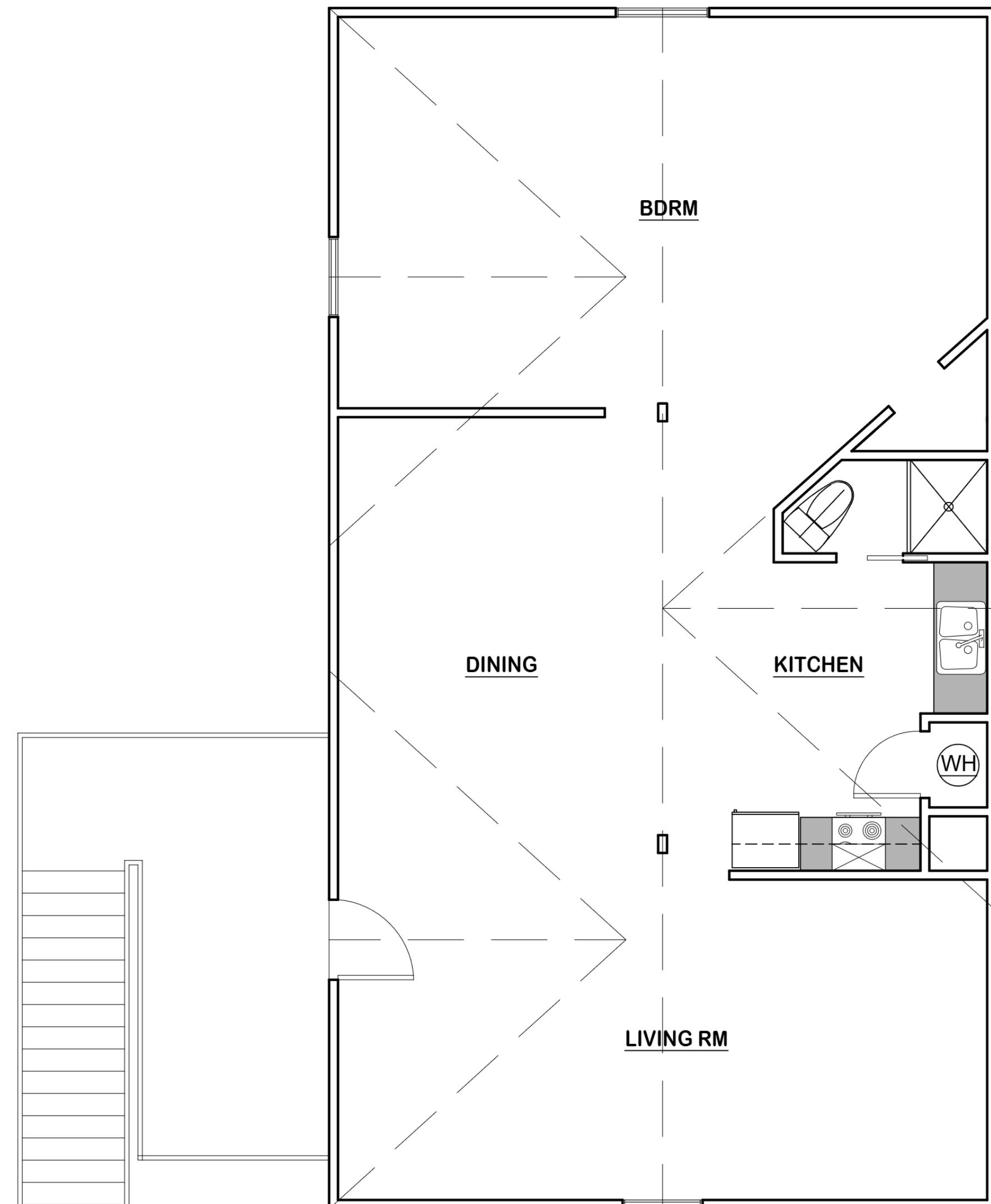
DRAWN BY: GPRADO

SCALE: AS NOTED



EXISTING UPPER LEVEL

SCALE: 1/4" = 1'-0"



PROPOSED UPPER LEVEL

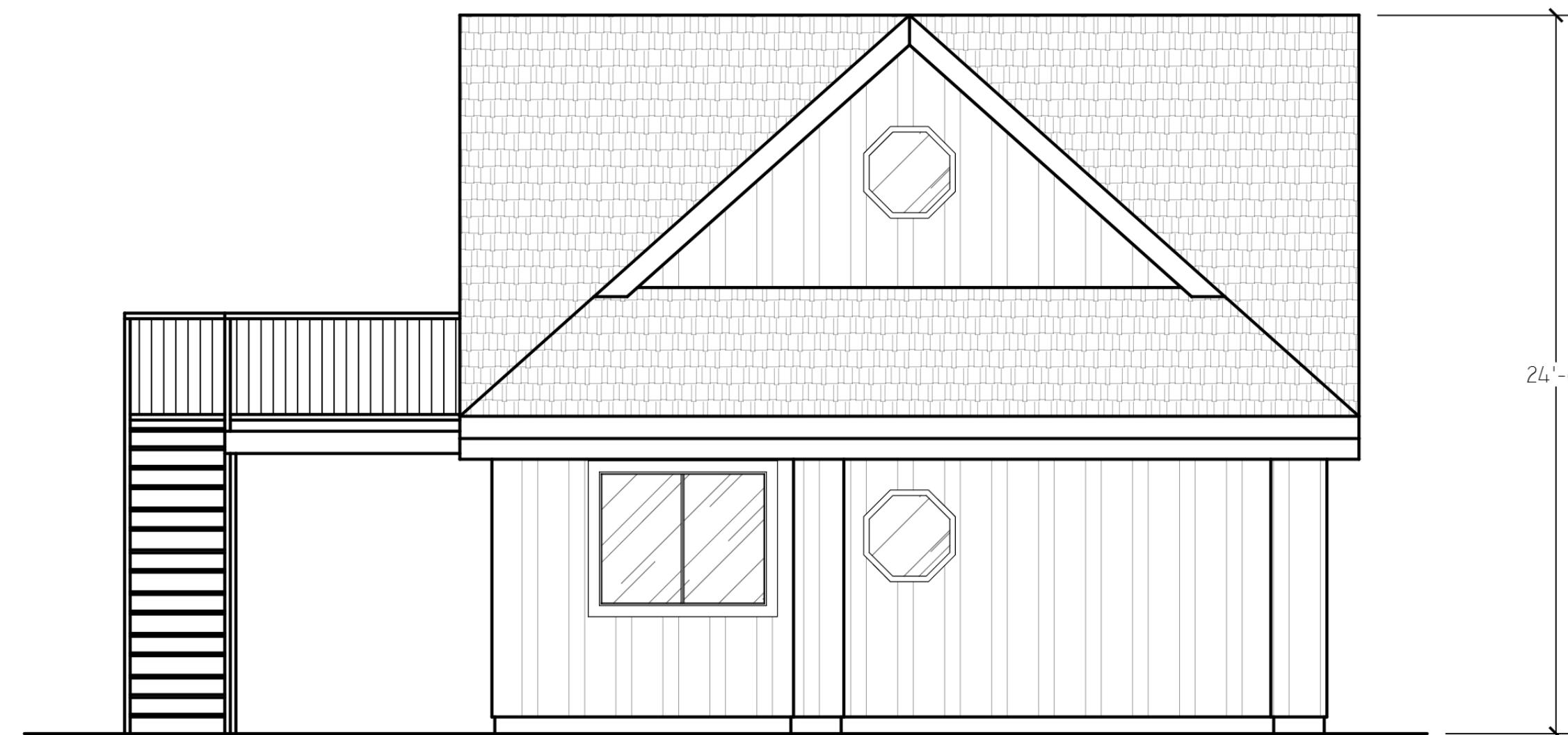
SCALE: 1/4" = 1'-0"

A3



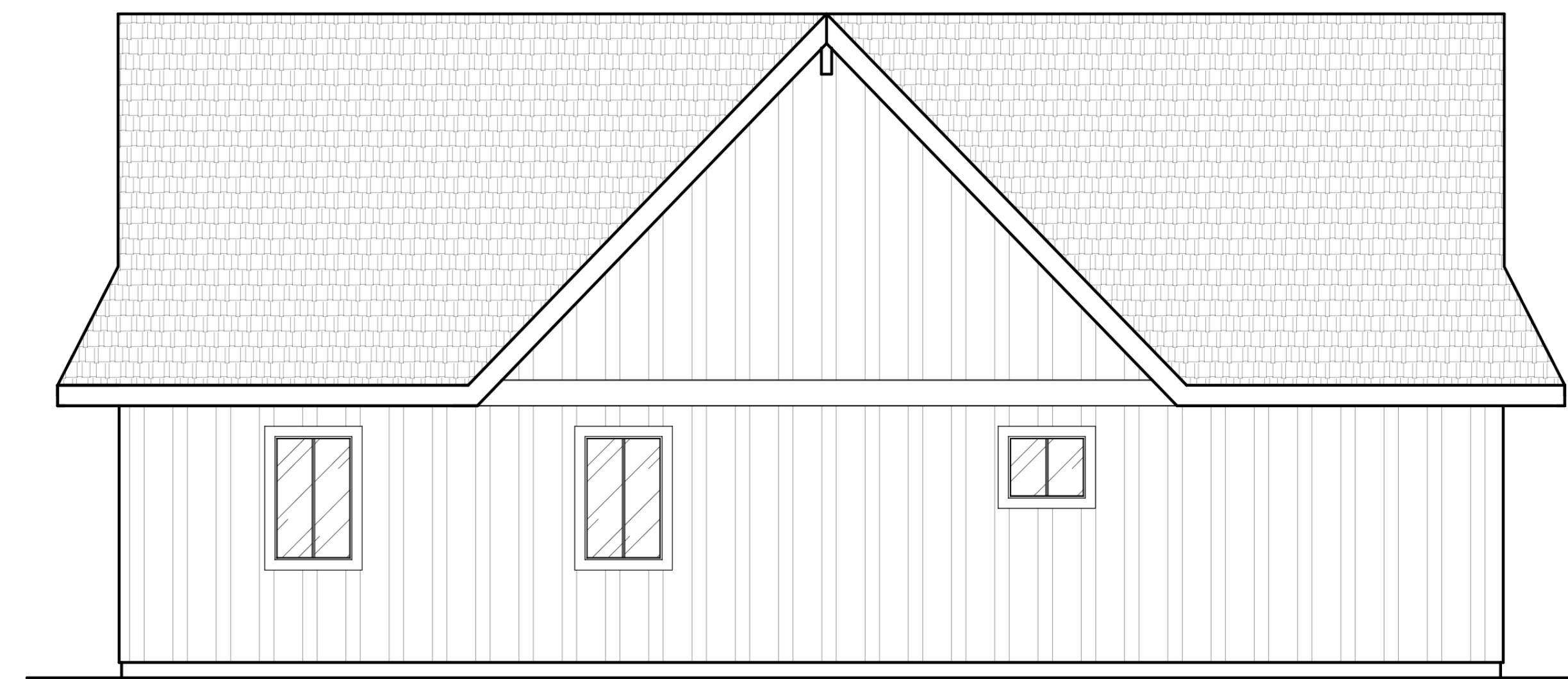
LEFT SIDE ELEVATION

SCALE: 1/4"= 1'-0"



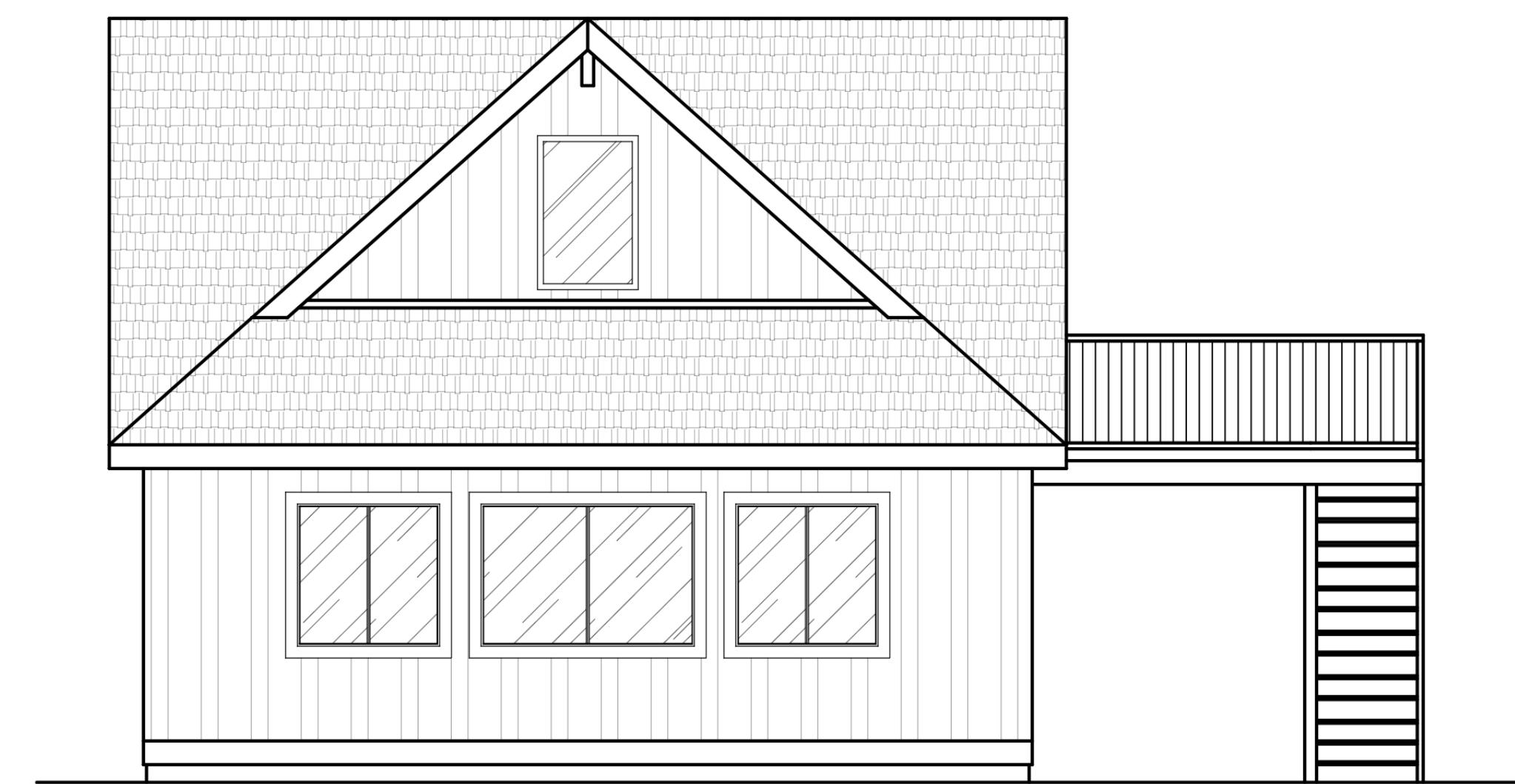
FRONT ELEVATION

SCALE: 1/4"= 1'-0"



RIGHT SIDE ELEVATION

SCALE: 1/4"= 1'-0"



REAR ELEVATION

SCALE: 1/4"= 1'-0"

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APTO, CA 95003

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No.	DESCRIPTION	DATE

EXISTING ELEVATIONS

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