



Primary Owner:
ALEMAN EDGAR H AND RICHERE TRS; ALEMAN FAMILY TRUST
Site Address:
1463 MELWOOD DR, GLENDALE, CA 91207-1417

Secondary Owner:

Mail Address:
1463 MELWOOD DR, GLENDALE, CA 91207-1417

APN: 5649-015-026
Housing Tract Number: 10001
Legal Description: **Lot Code:** 7
Tract Number: 10001
Legal Brief Description: LOT:7 TR#:10001 TR=10001 LAND DESC IN DOC 2438879,021017 POR OF LOT 7

Property Details

Bedrooms:	5	Year Built:	1939	Square Feet:	3,858
Bathrooms:	5	Garage:		Lot Size:	26,687 SF
Total Rooms:		Fireplace:		Number of Units:	0
Zoning:	GLR1*	Pool:	P	Use Code:	Single Family Residential

Sale Information

Transfer Date:	10/17/2002	Seller:	UNIACK, ALOYSIUS J; UNIACK, VICTORIA
Transfer Value:	\$1,300,000.00	Document#:	02-2438879
Cost/Sq Feet:			

Assessment and Taxes

Assessed Value:	\$1,882,822.00	Percent Improvement:	7.69%	Homeowner Exemption:	
Land Value:	\$1,738,002.00	Tax Amount:	\$20,975.90	Tax Rate Area:	4-045
Improvement Value:	\$144,820.00	Tax Status:	Current	Tax Account ID:	
Market Improvement Value:		Market Land Value:		Tax Year:	2025
Market Value:					
County Tax Site URL:	https://vcheck.ttc.lacounty.gov/				

From: Anna Ellison annaellisonmail@gmail.com

Subject: fp and sitemap for melwood

Date: August 18, 2026 at 8:09 AM

To: Chris Cagnotti chrisrcagnotti@mac.com, Chris Cagnotti chris.cagnotti@gmail.com

AE

Hey team-

Please pay and then review floor plan below.

<https://we.tl/t-9vSDNQDPoGRWaeik>

for sq ft estimate we are getting within 1% of what's on record 3827 for main house both levels.

this does not include the media room which is an additional 492 sq ft. 4319 total

also does not include garage or basement

Thanks!

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Floor Plan
Drawings

Anna Ellison

443.621.3024

<http://floorplandrawings.com/>

1463 MELWOOD

NUMBER

STREET

APPLICATION FOR A
BUILDING PERMIT

BUILDING SECTION, PUBLIC WORKS DIVISION

CITY OF GLENDALE, CALIFORNIA 2508

CONTRACTOR

CITY LIC. NO.

FRANK T. HOWARD CO.

MAILING ADDRESS

TEL. NO.

500 W. DORAN

240-0400

ARCH.
ENGR.

STATE LIC. NO.

MAILING ADDRESS

TEL. NO.

420 E. COLORADO CI-1611

OWNER

TEL. NO.

A. J. UNIAK

MAILING ADDRESS

1463 MELWOOD

CONSTRUCTION LENDER
& BRANCH

NONE

MAILING ADDRESS

DESCRIPTION OF WORK

NEW ☐ ADD'N ☐ ALTER. ☒ REPAIR ☐ DEMOLISH ☐FLOOR AREA INCR. OR DECR.
(SQ. FT.)NO. OF
STORIESNO. OF DWELLING
UNITS

PRESENT BLDG. USE

PROPOSED BLDG. USE

GARAGE

PLAY ROOM

DESCRIBE WORK
TO BE DONECONVERT GARAGE
TO PLAY ROOM

LOT

LOT

NO. OF EXISTING

WIDTH

DEPTH

BLDG. ON LOT

2

NOTE! PROVIDE PLOT PLAN ON BACK SIDE OF ORIGINAL COPY ONLY

VALUATION

NOTE: Include Labor, Mat.,
Wiring, Plumb., Heat, Etc. \$5,000

MAP BK. 5649 PAGE 15 PARCEL # 9 SEC. SH. 41

LOT NO. 7 BLOCK NO. TRACT 10001

USE
ZONE

R1

FIRE
ZONE

3

OCCU.
PANCY

I

TYPE OF
CONSTR.

IN

REQD
SET
BACKS

FRONT

RIGHT SIDE

LEFT SIDE

REAR

SPECIAL
CASE

Cham

Approval & Information by Others

CITY ENGINEER

NA

EASEMENT

DIST. FACE OF

SEWER

CURB TO P.L.

FT.

YES NO GRADING

PUBLIC SERVICE

PLANNING

WATER

ELECTRIC

P.C. FEE 20.80

PERM. PLAN ☐

CHECKER'S APPROVAL

PERMIT FEE 32.00

W/OUT PLAN ☒

Cham

I have carefully read and examined the above application and find the same to be true and correct. All provisions of the Laws and Ordinances governing building construction will be complied with whether specified herein or not. No person shall be employed in violation of the Labor Code of the State of California. I agree not to occupy or allow occupancy of any building authorized by this permit until final building inspection has been received.

SIGNATURE OF OWNER OR AUTHORIZED AGENT

CK. CASH M.O. PLAN CHECK VALIDATIONS

CK. CASH M.O. NOTE: WHEN PROPERLY VALIDATED IN THIS SPACE, THIS FORM CONSTITUTES A BUILDING PERMIT TO DO THE WORK PRESCRIBED HEREIN.

2080

93974 JUL 10 73 PC

3250

93975 JUL 10 73 AL

INSPECTION RECORD

I T E M				INSPECTOR	DATE
SET BACKS FRONT	L. SIDE	R. SIDE	FIELD CHECK REAR	C. C. H.	7/19/73
TRENCHES: WIDTH 12 DEPTH 12					
1st. FLOOR JOIST: SLAB				P. J.	7-20-73
FRAMING					
FINAL				N. C. D.	1-14-73

PARTIAL OR MISC. INSPECTIONS

[illegible]

NOTE: LOCATE ALL STRUCTURES ON LOT, MAKE BOTTOM OF PAGE THE STREET FRONTAGE.

NEW ADD

EXISTING HOUSE

3 CAR GARAGE

25'

12'-6"

MELWOOD DR