

City of Menlo Park

Building Division:

701 Laurel St.

Menlo Park, CA 94025

Project Address:

Peninsula Pet Hospital

548 Glenwood Ave.

Menlo Park, CA 94025

Planning Commission:

Peninsula Pet Hospital is looking to improve and expand their existing location to better serve the city of Menlo Park. The hospital will continue to treat patients (cats and dogs) in need of medical care and outpatient surgical procedures. The modifications will improve overall patient experience and allow the hospital to treat more patients in need of medical services. Additionally, the expansion will allow us to hire an estimated 3-5 additional full-time staff members to keep pace with the additional workload. The hospital will continue to operate Monday through Friday 8:30am to 5:30pm.

Overview of Proposed Work:

- Construction of new addition (625 sq. Ft.)
- Remodel of existing hospital
 - Demolition of all interior walls, ceilings, and flooring
 - New interior walls, ceilings, and flooring
 - New rooms / layout to include: reception, 5 exam suites, surgery suite, surgery prep, x-ray, admin / break rooms, treatment area, kennels / cages, laundry / utility room, 2 restrooms
- Reconfigure parking lot
 - New curbs
 - New striping
 - Addition of 1 ADA parking stall with unloading

Renovation of the interior of the hospital will include standard noise insulation, and all patients will remain under close medical supervision. No significant noise will be introduced to the surrounding areas.

This surgery center will not have any outdoor kennel areas or off-leash areas. All patients will be required to be on a leash when walking to and from the building.

Odors will be contained to indoor spaces. Approved cleaning and deodorizing products such as Trifectant will be used on all surfaces. Multi-zone HVAC design along with exhaust fans in designated areas will also play a pivotal role in ensuring an odor free hospital.

This new facility will positively benefit the immediate neighborhood by bringing critical animal care closer to those in need, granting easier access to appointments, and reduced wait times to ensure pets can be seen sooner and given the proper treatment.

By approving this conditional use permit, you will be ensuring that the local pet population will receive top-notch and compassionate care at the hands of skilled and experienced veterinarians, who are committed to giving pets the best possible care.

Thank you for taking the time to consider our application. We hope to become part of your community and be able to move forward with our plans very soon.

Sincerely,

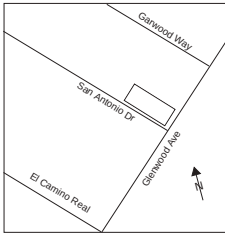
Dr. Harish Narayanaswamy

Site Analysis:
Lot Area: 7,500 sf

Maximum Allowable Floor Area: 8,250 sf
(FAR = 1.10 according to El Camino Real Specific Plan)
(7,500 sf * 1.10 = 8,250 sf)

Total Existing Floor Area: 2,000 sf
Total Proposed Floor Area: 2,650 sf

Land Covered by Structures: 2,650 sf / 35%
Landscaping: 485 sf / 7%
Paved Surfaces: 4,365 sf / 58%
Parking Spaces: 6 standard, 1 ADA

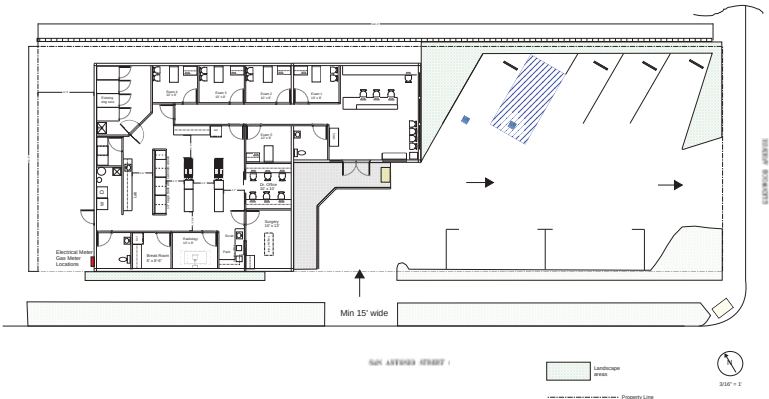


Vicinity Map

Project Location



Peninsula Pet Hospital 548 Glenwood Ave. Menlo Park, CA 94025



Project Description

Peninsula Pet Hospital is requesting to expand their existing hospital with an addition of 625 SF.

Interior and Exterior improvements to include:

Reconfigure the parking lot, new curbs, new striping and the addition of 1 ADA parking stall with unloading
Construction of new addition and the remodel of the existing hospital
Demolition of all interior walls, ceilings and flooring, New interior walls, New flooring, wall and ceiling finishes, Reception, exam rooms, X-ray and Surgery suites

Project Data

Property Owner:	Dr. Harish Narayan
APN:	061421040
Lot Size:	.17 Acre
Zoning:	SP-ECR-D
Occupancy:	B
Type of Construction:	V-B
Existing Building Size:	2,000 SF
Proposed Expansion:	625 SF
Fire Sprinklers:	No
Existing Parking:	10 Spaces - No ADA Parking
Proposed Parking:	6 Spaces - Including 1 ADA Stall and Unloading

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T3	Gross Floor Area Working Plan
T4	Streetscape
A1	Existing Site Plan
A2	Proposed Site Plan
A3	Proposed Floor Plan
A4	Elevations



Owner:

Peninsula Pet Hospital
548 Glenwood Ave.
Menlo Park, CA 94025

T1.0

Cover Sheet

Date:
9-22-2025

Scale: NA



0 10 20m

Property Line via
Assessors Map



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Owner:

Peninsula Pet Hospital
548 Glenwood Ave.
Menlo Park, CA 94025

T2.0

Area Plan

Date:
9-22-2025

Scale: NA

Garwood Way

Glenwood Ave

San Antonio Street

Existing
Residential

1423

1436

1434

1432

1444

Existing
Residential

Existing
Residential

Existing
Residential

1427

1428

Existing
Residential

Existing
Facility

548

Expansion
Area

Power Plant /
Station

**Peninsula Pet Hospital
Proposed Project Location**

20'-0"

Existing
Residential

Existing
Residential

1431

1429

1421

1423

Existing
Residential

1425

Existing
Residential

Existing
Residential

Car Wash

1436

1427

Mixed-Use
Office

568

Mixed-Use
Office

585

555
Hotel
Residence Inn by Marriott



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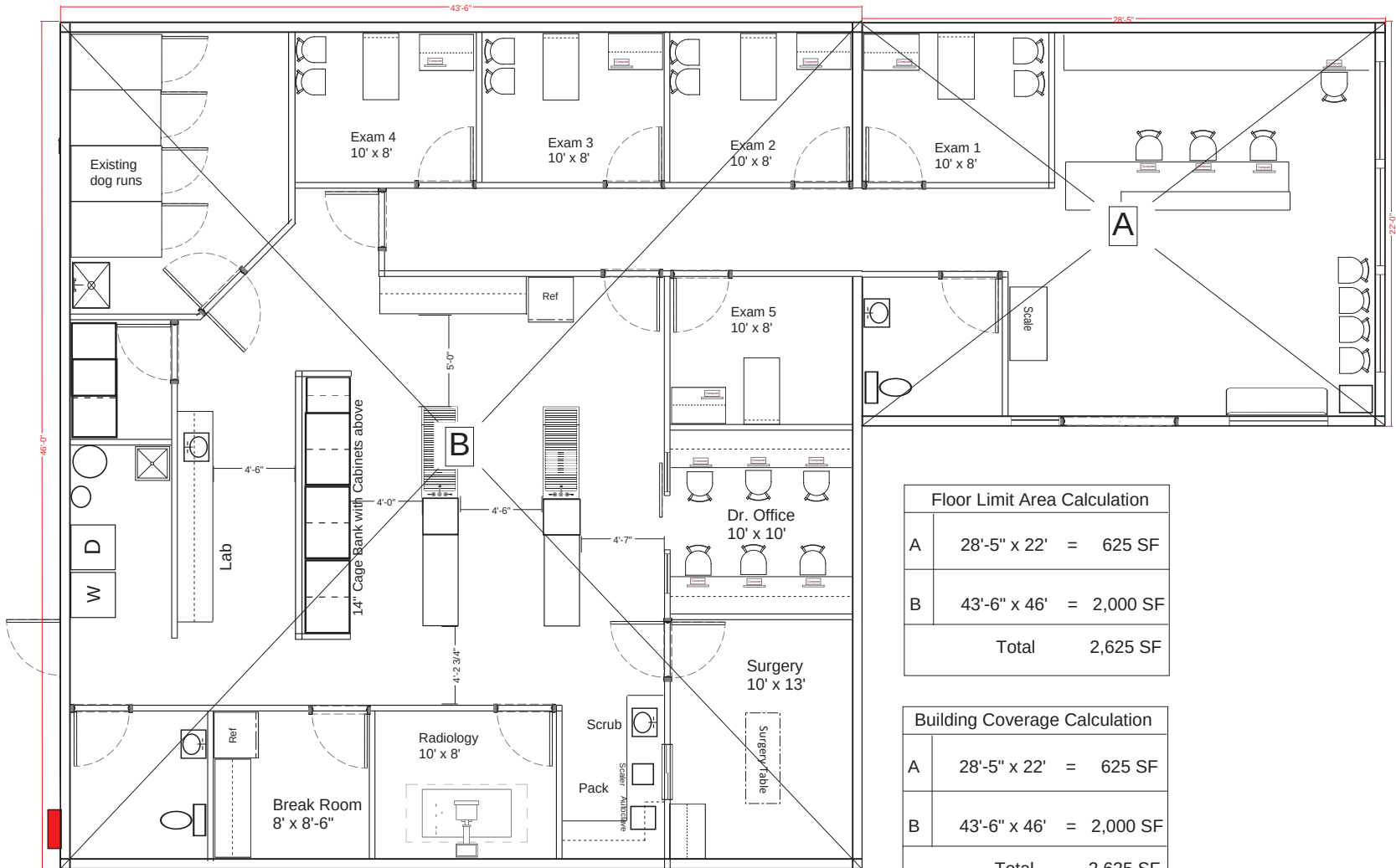
Peninsula Pet Hospital
548 Glenwood Ave.
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T3.0

Gross Floor
Area Working
Plan

Date:
9-22-2025

Scale: NA





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T4.0

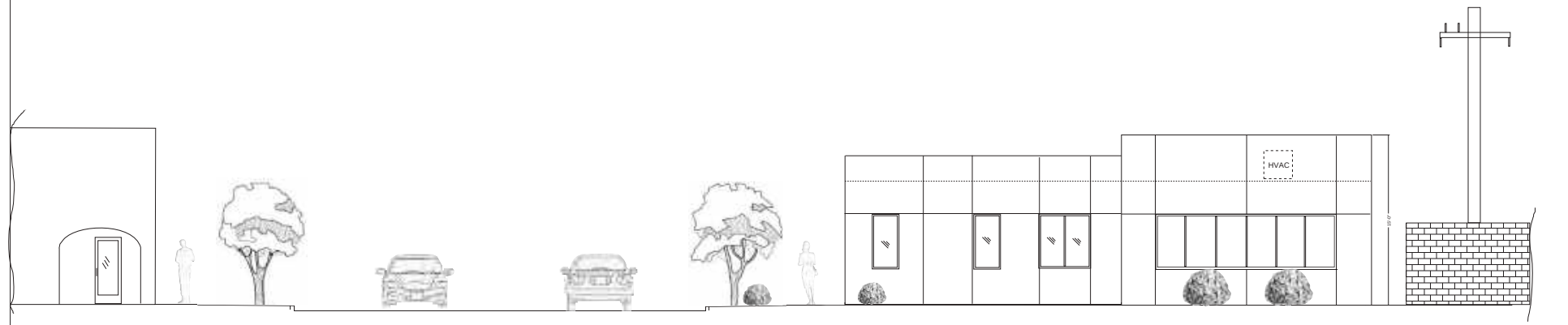
Streetscape

Date:
9-22-2025

Scale: NA



○ — North Elevation



○ — West Elevation



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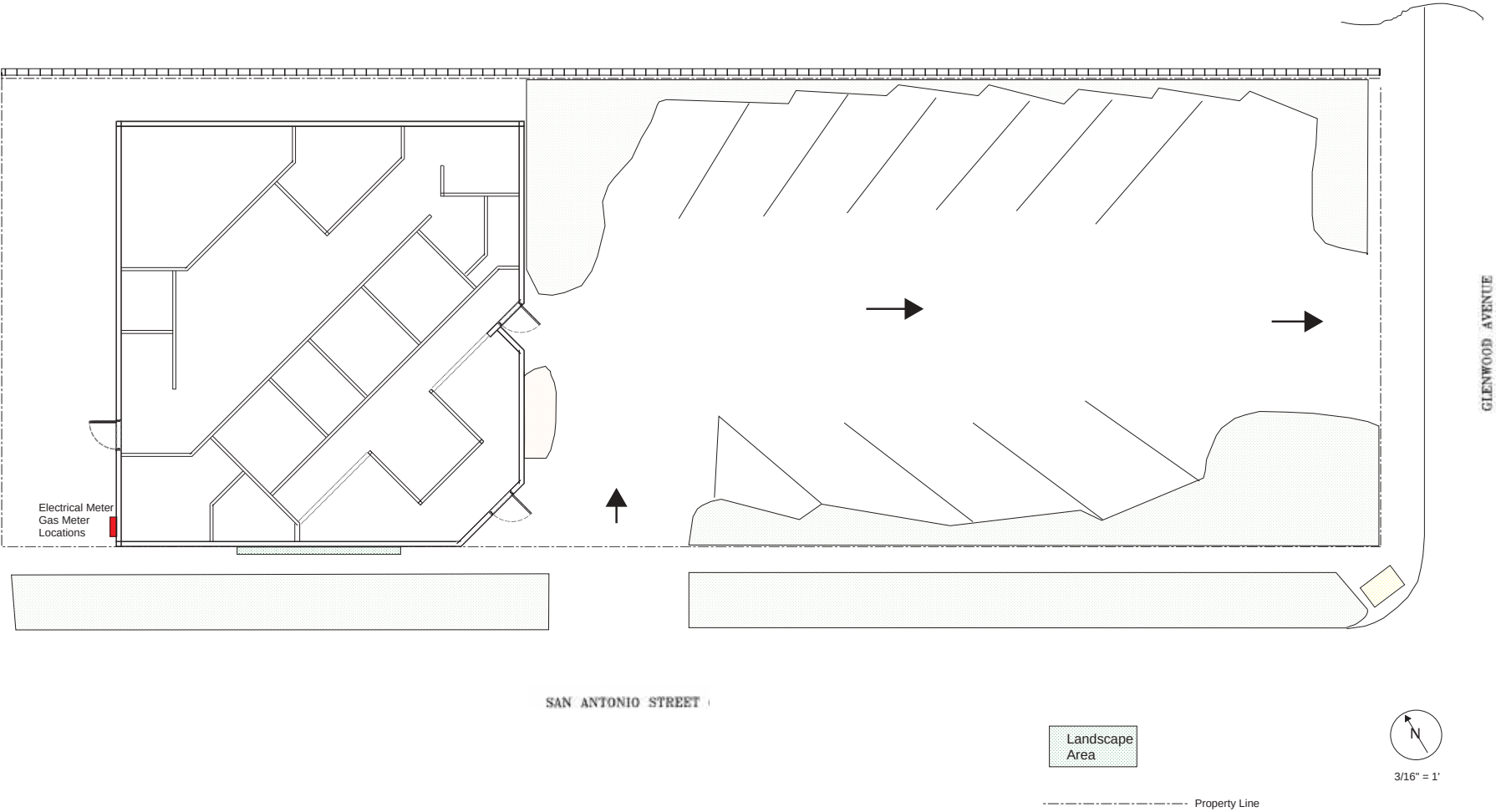
Owner:

Peninsula Pet Hospital
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A1

Date:
5-19-2025

Scale:
3/16" = 1'





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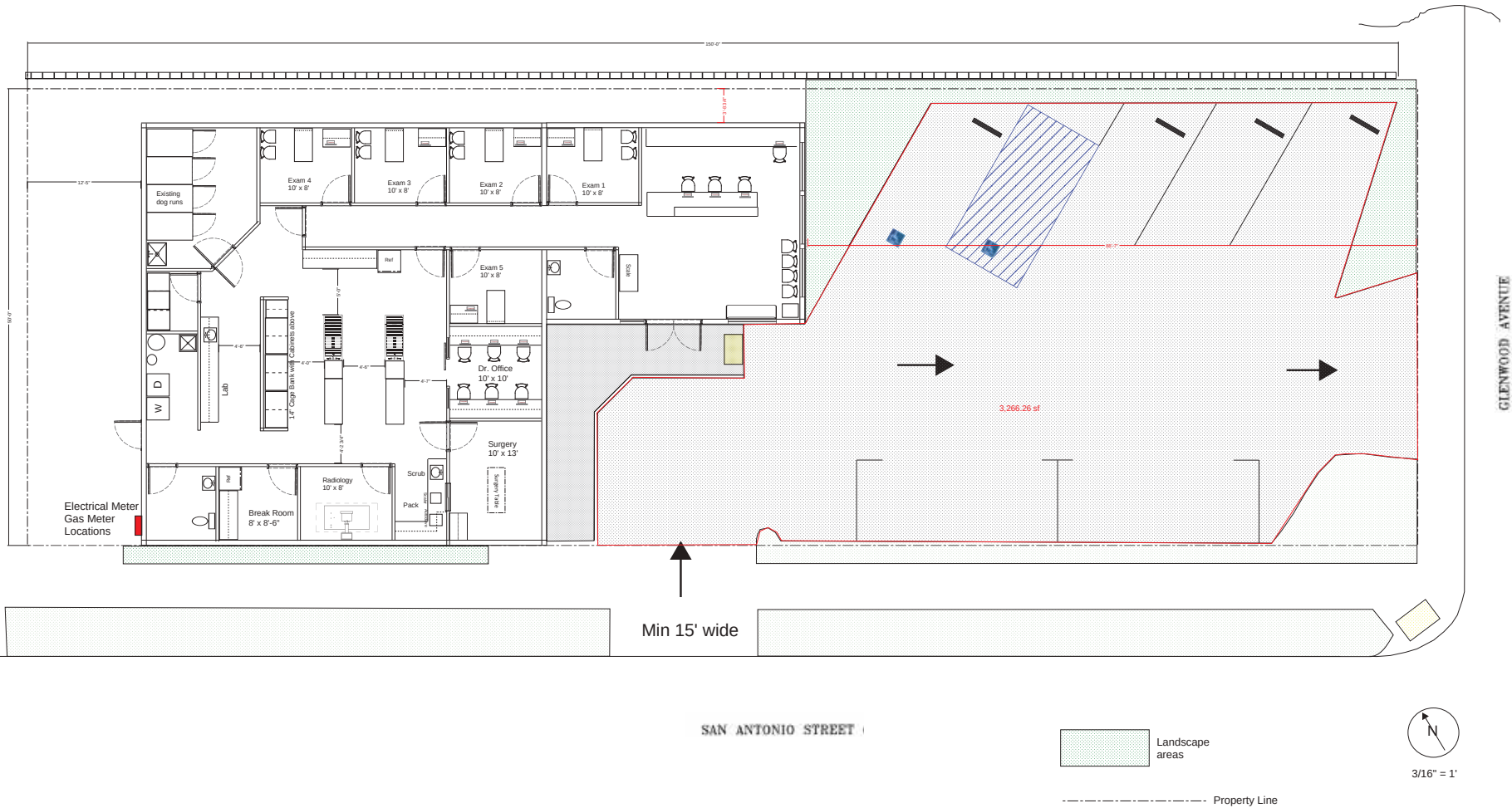
Owner:

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A2

Date:
5-19-2025

Scale:
3/16" = 1'





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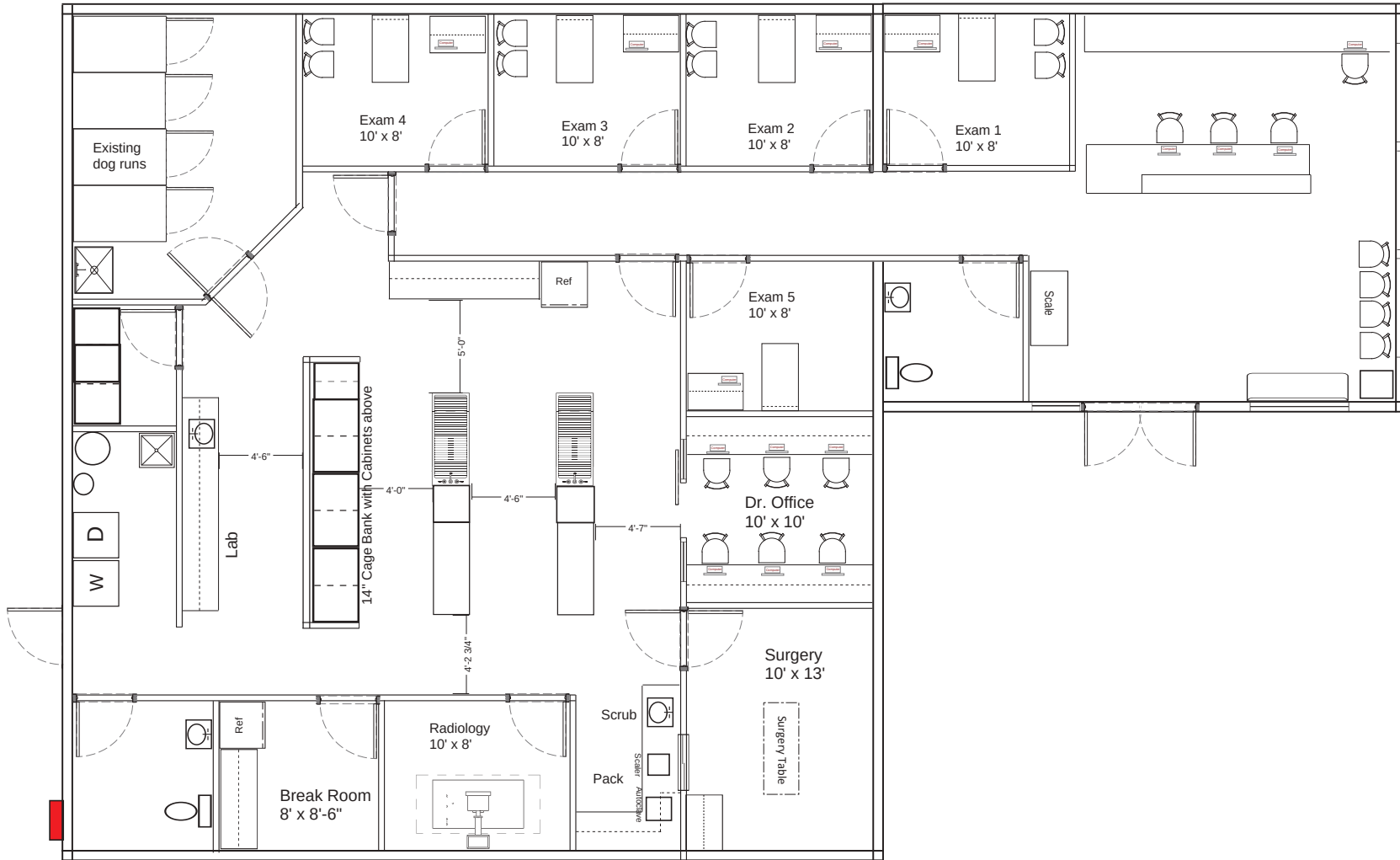
Peninsula Pet Hospital
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A3

Date:
5-19-2025

2625 SF

Scale:
3/8" = 1'





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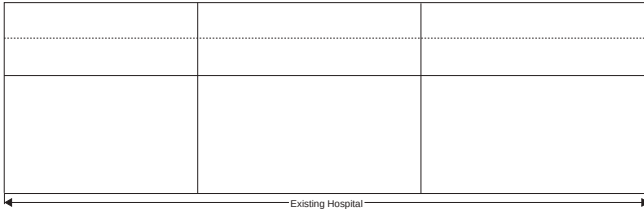
Owner:

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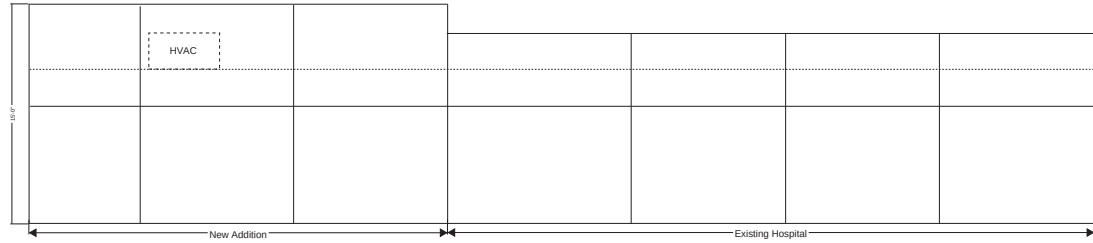
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Date:
5-19-2025

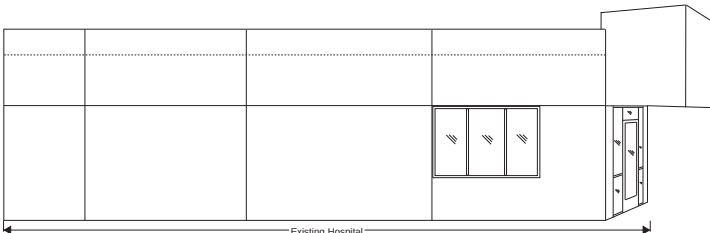
Scale:
1/4" = 1'



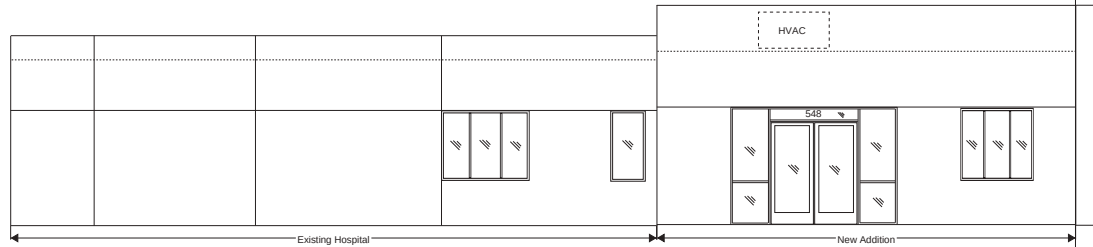
SOUTH ELEVATION EXISTING HOSPITAL



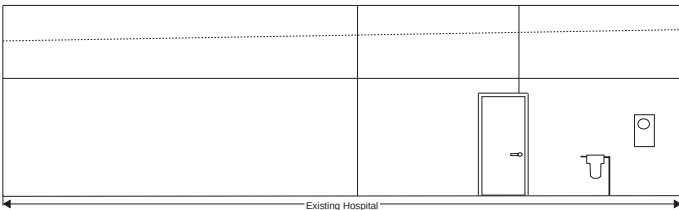
SOUTH ELEVATION WITH NEW ADDITION



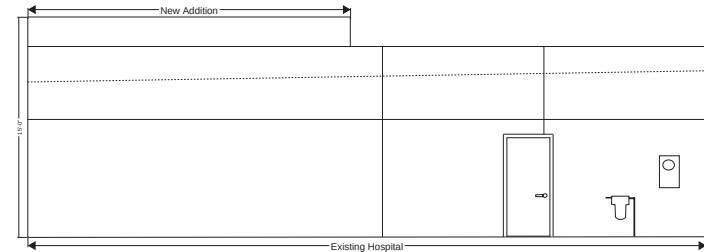
NORTH ELEVATION EXISTING HOSPITAL



NORTH ELEVATION WITH NEW ADDITION



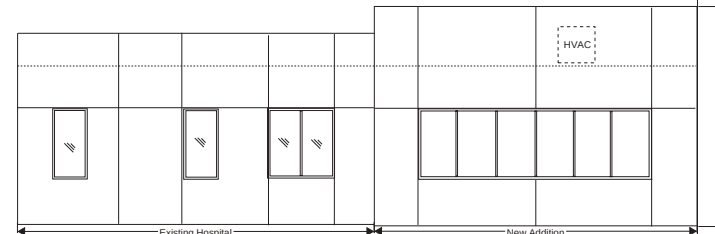
EAST ELEVATION EXISTING HOSPITAL



EAST ELEVATION WITH NEW ADDITION



WEST ELEVATION EXISTING HOSPITAL



WEST ELEVATION WITH NEW ADDITION



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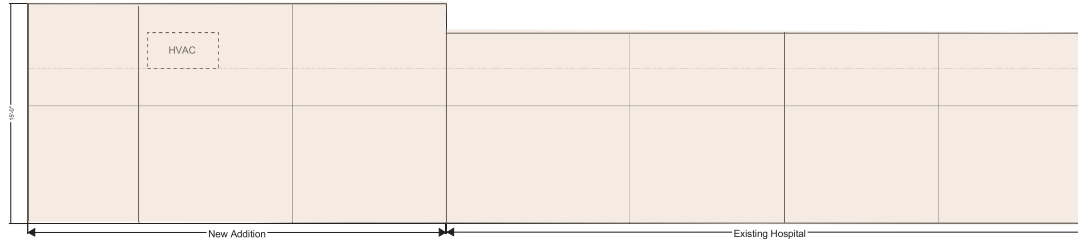
Owner:

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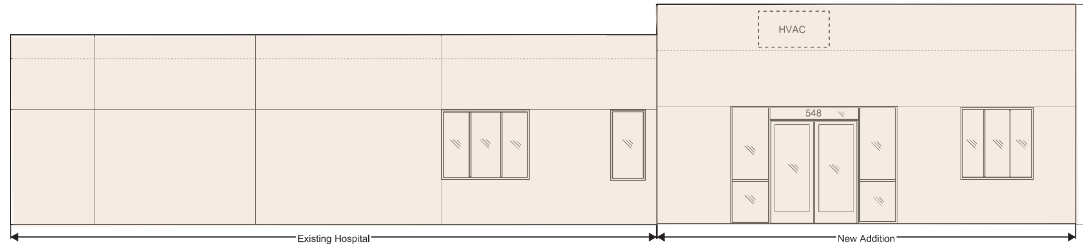
A5

Date:
6-22-2025

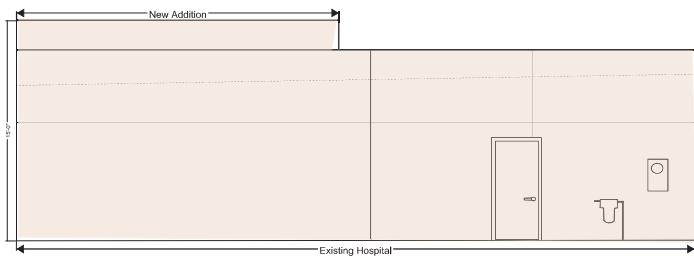
Scale:
1/4" = 1'



SOUTH ELEVATION WITH NEW ADDITION



NORTH ELEVATION WITH NEW ADDITION



EAST ELEVATION WITH NEW ADDITION



WEST ELEVATION WITH NEW ADDITION

EXTERIOR FINISH NOTES

Existing textured stucco
Expansion to match existing
stucco

Light beige tan paint color to
match existing paint

SW 2822 Downing sand
suggested TBD

Existing window frames and
mullions a dark black/brown
metal
Expansion window frames to
match existing