

Beverly Hills Weekly

ALSO ON THE WEB
www.bhweekly.com

SERVING BEVERLY HILLS • BEVERLYWOOD • LOS ANGELES

Issue 990 • September 20 - 26, 2018



City Council Backs Controversial Proposition 10

Council Doubles Down on School Safety and Security



BHTV City Council and Commission Schedule

- Fine Art Commission: September 20 at 4:00 p.m.
- Beverly Hills This Week: September 21 at 6:00 p.m.
- Health and Safety Commission: September 24 at 4:00 p.m.
- Recreation and Parks Commission: September 25 at 2:00 p.m.
- Human Relations Commission: September 26 at 9:00 a.m.



WHAT'S ON YOUR MIND?

You can write us at:
140 South Beverly Drive #201
Beverly Hills, CA 90212

You can fax us at:
310.887.0789

email us at:
editor@bhweekly.com

Receive Beverly Hills Weekly in your e-mail inbox every week!

Sign up here:
<http://eepurl.com/zfU-L>

letters & email

“City Details Policy Options for Rent Stabilization” [Issue 986]

Chuck Moffitt’s letter in response to mine [Issue 989] illustrates once again why at least three council members asked for the data that supported the enactment of the RSO. After the City enacted the RSO in 2017. As did [Planning Director] Susan Healy Keene acknowledge at the beginning of the three 2018 Facilitated Dialogue meetings the need for data. To repeat: There simply is no reliable data that an “emergency” existed because of rapidly rising rents and evictions.

Mr. Moffitt cites his own experience of being evicted and then having his rent raised. He explains that “we never reported the eviction” or a subsequent 10% rent hike. Both the eviction and rent rise were legal as he acknowledges. As the housing providers have repeatedly pointed out, and contrary to what many may believe, housing providers are in the business of renting their apartments out. They are not in the business of evicting good tenants. If anything, housing providers will do almost everything to retain good tenants.

However, they also need the flexibility to evict tenants who have caused problems for other tenants, some problems sufficiently bad that good tenants threaten to leave unless the housing provider evicts the bad tenants.

Mr. Moffitt confuses inquiries and “informal” complaints with the data that the City Council sought (and still seeks). We don’t know what Mr. Moffitt means by formal vs. informal complaints. Mr. Moffitt substitutes argument for data. He states: “Before the ordinance ever saw the light of day, many families like mine recited stories at numerous HRC meetings about their no-cause eviction, about churches and synagogues losing members; from school authorities about falling enrollment in our schools, from senior citizens on fixed incomes with nowhere to go.”

Stories. That’s the root problem. Stories are possibly a form of data but likely the weakest form of data imaginable unless those stories are investigated and not just taken for granted. It’s easy for Mr. Moffitt to rely on “stories.” That’s precisely why the City has Code Enforcement, to test those “stories” out. Are they true? Should action be taken? Or not taken?

As far as we know, the HRC did not keep a record of any of these “stories.” Nor did they ever investigate these “stories.” It’s not as if Mr. Moffitt lacks the ability to back up his “story” that rapidly rising rents and evictions have resulted in falling church and synagogue mem-

SNAPSHOT



HEALTHY SENIORS ROXBURY PARK

Wini Hervey (right) takes the fitness assessment in the new Health Hub, which consisted of four booths provided by Cedars-Sinai on nutrition counseling, finding out risk factors for a stroke, asking the pharmacist, and geriatric fitness testing, on September 17.



Issue 990 • Sept 20 - 26, 2018
Beverly Hills Weekly Inc.

Founded: October 7, 1999
Published Thursdays

Delivered in Beverly Hills, Beverlywood, Los Angeles
ISSN#1528-851X

www.bhweekly.com

Publisher & CEO
Josh E. Gross

Reporter
Kelcey Caulder

Sports Editor
Steven Herbert

Contributing Editor
Rudy Cole
(1925-2013)

Advertising Representatives
Allison Abrisshami

Legal Advertising
Mike Saghian
Eiman Matian

140 South Beverly Drive #201
Beverly Hills, CA 90212
310.887.0788 phone
310.887.0789 fax
CNPA Member

editor@bhweekly.com
All staff can be reached at:
first name @bhweekly.com
Unsolicited materials will not be returned.
©2018 Beverly Hills Weekly Inc.

1 year subscriptions are available.
Sent via US Mail
\$75 payable in advance

Adjudicated as a newspaper of general circulation for the County of Los Angeles. Case # BS065841 of the Los Angeles Superior Court, on November 30, 2000.



OUR DATA SPEAKS VOLUMES



bership and falling school enrollment. Where's that evidence? Just because Mr. Moffitt says it is so?

Another example of one of Mr. Moffitt's stories was repeated on September 16. He said that one of the reasons the RSO was enacted was because of falling student enrollment. It is absurd. Nothing could be further from the truth.

Ironically, it is Mr. Moffitt who has repeatedly called for more data from housing providers, asking them to provide profit and loss information. But why stop there? Why not insist upon every tenant providing copies of their federal and state tax

returns, copies of their bank statements, copies of their financial statements. Let's have a city agency determine not only whether property owners are charging too much in the way of rent but also whether tenants can afford to pay more rent.

The bottom line is that there were many "stories" but the City should only have acted on evidence of rapidly rising rents and evictions. They didn't. They now have an opportunity to correct their error.

Elia Weinbach
Los Angeles

ination, knew about Dowling's behavior because "Lt. Foxen and Lt. Nutall told her."

"They also explained to Spagnoli that Dowling referred to African Americans as 'lazy' and used other derogatory stereotypes towards African Americans," Bradley Gage, who represents Lunsman, wrote in the complaint against the department. "Within days of being told about Dowling's racist comments and the video, Spagnoli promoted Dowling to Lieutenant."

"I believe that demonstrates ratification and approval of that kind of conduct," Gage told the *Weekly*. "In my mind it certainly sends the wrong message to promote someone accused of racially or sexually insensitive conduct."

Gage also said that Lunsman believes she was passed over for promotions and special assignments after being subjected to discriminatory action by Chief Spagnoli. According to him, this is not different from the other police department employees he is representing, all of whom allege they were the victims of some form of racism, discrimination or retaliation at the hands of Spagnoli.

The most widely publicized of these lawsuits is that of Captain Mark Rosen, who alleges that he missed out on promotions and professional advancement after overhearing the chief and other department officials use discriminatory language to describe Jews, African Americans, members of the LGBT community, Mexican Americans and Catholics.

"I have taken a number of depositions of witnesses and I believe those, in general, demonstrate that my client, Captain Mark Rosen, is a victim of anti-Semitic remarks and anti-age comments," Gage told the *Weekly*. "I believe that the depositions have demonstrated that many other employees have also suffered with anti-Semitic remarks and anti-age, anti-gay, anti-Hispanic and anti-African American comments, and that citizens of Beverly Hills have been called derogatory terms. Those include but are not limited to the 'n-word' and 'ragheads.'"

Tania Schwartz, a civilian police business manager also represented by Gage in a lawsuit against the department, claims she was retaliated against through the loss of merit pay after alerting Chief Spagnoli to a possible misappropriation of funds. The suit also alleges the police chief made anti-Semitic and anti-Catholic remarks to Schwartz, who is a Catholic married to a Jewish man.

"She reported that the Chief and Assistant Chief were not following the rules regarding seeking money from Metro," Gage said regarding Schwartz's case. "The allegation is they wanted her to submit hourly records without proper documentation, which could result in a charge of misappropriation of government funds. After she made complaints about that, she said she has been retaliated against by changing the terms and conditions of her employment."

Lieutenants Renato Moreno and Michael Foxen filed lawsuits alleging similar claims earlier this year.

"So, basically, Beverly Hills is kind of like a swamp where the mosquitos keep breeding. In this case, those mosquitos are the acts of discrimination and retaliation. Employees keep getting stung by them," Gage said. "As the swamp continues to allow for harassment, discrimination and retaliation without getting cleaned, more people will suffer."

Rosen's lawsuit will be the first to go to court in a jury trial scheduled for November 6.

"I expect that after the Rosen trial more than 10, and maybe even 20, percent of police employees will bring complaints against the City," Gage said. "I also expect that even if 20 percent of the employees bring claims, the City will continue to defend the Chief and take no action to change things."

Beverly Hills City Attorney Larry Wiener did not respond to the *Weekly's* request for comment related to the lawsuits.

Planning Commission Gives Friar's Club Project Stamp of Approval

The former site of the Friars Club, located at 9908 South Santa Monica Boulevard, could become home to a four-story, mixed-use building consisting of 25 residential condominium units and more than



9908 South Santa Monica Boulevard

13,000 square feet of retail following the Beverly Hills Planning Commission's 3-2 decision to approve a General Plan amendment, zone change and zone text amendment to the City Council for the project.

The commission also voted, without the support of Commissioners Lori Greene Gordon and Peter Ostroff, to certify the project's final Environmental Impact Report and conditionally approve a Planned Development and Vesting Tentative Tract Map for the project.

As presented the multi-use project would feature 25 residential condominium units, 72 residential parking spaces, 41 surplus parking spaces, four stories, a 52' pool deck, a 47' roof deck, and 13,036

square feet of retail space.

Commissioner Gordon said at the meeting that she did not support the project because it went against the City's General Plan.

"First and foremost for me, it's the zoning change," Gordon said after noting that she hoped members of the City Council were watching and would take note of her comments. "I have said time and time again that the General Plan was rewritten and zones were established in 2010. That wasn't that long ago. It's the decade we are still in, so to say it's dated does not work for me."

Ostroff cited spot zoning as his reason for not supporting the condominium project.

"We need to plan. We don't need to spot zone or spot zone just this one little piece and say, 'Oh, let's put residential in there.' We need to do some good planning," he said. "This looks to me like a very nice building, particularly once they put retail in at the bottom, but it's not for us to just override the General Plan and say, 'Let's just put this here.' I can't go for that."

Members of the public, including Robert Zarnegin, co-developer of the Peninsula Beverly Hills, and Offer Nissenbaum, who serves as the Peninsula Hotel's Managing Director, also spoke against the project.

Zarnegin urged the commission to turn down the applicant's project because he said it intruded on the Peninsula Hotel's commercial zone and would create friction between the hotel and residents of the proposed project in the future, but was reprimanded when he spoke longer than the allotted three minutes for public comment. In total, Zarnegin was warned three times that he had gone over his time.

"Please bear in mind that at the time the hotel obtained its entitlements neither the Planning Commission nor City Council allowed the hotel even one inch of increased

height or density," Zarnegin said, speaking after Commission Chair Andy Licht had given him a six minute warning. "The city made the hotel be fully code compliant. To allow this project to go forward would be the height of hypocrisy."

Licht interrupted Zarnegin's speech then, noting he had been speaking for nearly seven minutes.

"You know, I don't see a lot of people here and I think that it's fair for me to speak. I think it's very rude for you to treat me this way," Zarnegin said, continuing to attempt to ask questions of the commission. "I just want to ask the staff and also the City Attorney to confirm whether what the plans are conform to our code at this time."

"I know you'd like to ask a number of questions, but you've already gone over

briefs cont. on page 4

briefs

Discriminatory Video Made by BHPD Officers, Multiple Lawsuits Land Department in Hot Water

A video posted to YouTube in June 2015 by Beverly Hills police officers Charles Yang and Stanley Shen, in which the



Bradley Gage



Sandra Spagnoli

off-duty officers make discriminatory comments about African Americans and Asian Americans, is at the center of the latest lawsuit filed against the Beverly Hills Police Department. In the video, titled "Yellow Fever with Soul," Officer Yang is shown holding a woman's buttocks. Shen is also shown making derogatory comments about slavery and "masters" in the video. The video, which is essentially a montage of the officers asking African American women questions about their sexual history with Asian Americans, can be viewed online at https://www.youtube.com/watch?v=dZ4r4Kxf_K0.

According to a lawsuit filed by Officer Anne Lunsman, the police department required the video to be taken down shortly after it was posted, however, Lunsman alleges that Sergeant Scott Dowling "laughed about the video and showed it to other members of the department" after its deletion.

Lunsman also alleges that BHPD Police Chief Sandra Spagnoli, who is at the center of at least 10 complaints filed by police department employees related to discrim-

time,” Licht said in response. “This is not a Q&A between us and the residents. This is not how our commission works.”

Nissenbaum followed Zarnegin and spent far less time at the podium.

“This is about right and wrong,” he said. “You don’t allow a project, whether it’s code compliant or not, that hurts an existing business and puts it in jeopardy. You don’t do that. It’s about right and wrong.”

The project must still go before the Beverly Hills City Council for approval.

Council Approves More Than \$2 Million for BOLD Holiday Programming and Décor

At its study session meeting on September 17 the Beverly Hills City Council approved a proposal for Beverly Hills Open Later Days (BOLD) holiday programming

Approved on June 19, 2018 BOLD Holiday 2018	Cost
Beverly Hills Conference and Visitors Bureau	\$517,000
City of Beverly Hills	\$439,676
Rodeo Drive Committee	\$1,200,000
Subtotal	\$2,156,676
Approved on September 17, 2018 Additional Requested Funding for Programming	Cost
BHCVB BOLD Holiday Marketing	\$28,000
BHCVB Alexa Meade Pop-Up	\$200,000
BHCVB Holiday Décor and Installation at Beverly Canon Gardens	\$66,416
BHCVB Carryover FY 2017-2018	(-) \$50,000
Subtotal	\$244,416
Beverly Hills Chamber of Commerce (additional outreach/support)	\$8,750
BOLD Holiday 2018 GRAND TOTAL	\$2,409,842

*Source: City Council Packet, September 17

and citywide holiday décor. The approved proposal includes programming from the City, the Beverly Hills Conference and Visitors Bureau and the Beverly Hills Chamber of Commerce.

The Holiday Lighting Ceremony and Concert on Rodeo Drive, which serves as a kick-off for all holiday programming and events, is scheduled for Thursday, November 15 at 5:00 p.m. Holiday programming will continue from November 15 through Saturday, December 22. As has historically been the case, BOLD programming will be on Fridays and Saturdays from 5:00 p.m. until 8:00 p.m.

Highlights of this year’s programming include Santa’s Sleigh, a new Christmas tree and enhanced Menorah, Quincoach motorcycle tours of the Golden Triangle, Alexa Meade holiday pop-ups featuring accessories and props, live holiday music at Beverly Canon Gardens, Quincoach motorcycle coaches, BOLD holiday art walks, a holiday concert hosted by the Community Services Department, a City-sponsored senior holiday lunch with kosher options, kosher food trucks, and a City-hosted Hanukkah concert at Roxbury Park.

Décor for this year’s programming includes lighted obelisks and columns, lighted elements and décor throughout the business triangle, BOLD holiday street banners and other holiday décor inclu-

sive of both Hanukkah and Christmas elements.

The approved budget for all BOLD holiday programming and décor following Monday’s meeting is a grand total of \$2,409,842. Previously, the Council had approved a holiday budget of \$2,156,676 but increased the total following requests for additional funding from the Beverly Hills Chamber of Commerce and the Beverly Hills Conference and Visitors Bureau.

Triple Five Group to Buy One Beverly Hills

Triple Five Group is set to purchase Dalian Wanda Group’s One Beverly Hills condominium and hotel project, located at 9900 Wilshire Boulevard, as well as 60 percent stake in Vista Tower skyscraper in Chicago, according to reports from *The Real Deal*.

China-based Wanda first purchased the eight-acre property on Wilshire Boulevard four years ago for \$420 million with the goal of building a \$1.2 billion hotel and condominium on the site but struggled to get the project off the ground. Last October, the group’s development partner, Athens Group, pulled out of the partnership for undisclosed reasons. Wanda’s reasons for selling the project are clearer.

Nearly a year ago, the Chinese government requested that domestic companies, like Wanda, curb overseas spending. Wanda has listed five of its overseas projects in the time since and, once escrow closes on the Triple Five Deal, it will have sold its interests in each.

Included in the deal for One Beverly Hills is the purchase of Wanda’s 60 percent stake in Chicago’s planned Vista Tower, a 98-story, mixed-use complex currently under construction. Its stake is valued at \$900 million.

Triple Five’s purchase of the 9900 Wilshire Boulevard property marks the fourth time since 2005 that the property has come under new ownership.

It was first purchased by British developers Nicholas and Christian Candy in 2005 and later belonged to Carlos Slim’s



One Beverly Hills rendering

Banco Inbursa financial services company. The site was sold again in 2010 for \$148 million to Joint Treasure International and

was purchased again by Wanda four years ago.

Triple Five, based in Canada, owns the Mall of America and the American Dream mall in New Jersey, along with several of the country’s largest shopping malls.

Dog Park Sees More Than 53K Visitors in First Two Years

The Beverly Hills Community Dog Park celebrated its second anniversary on September 6, boasting more than 53,000 visitors since its gates first opened in 2016.

According to data from the Beverly Hills Community Services Department, the total number of visits recorded during the first two years of the dog park’s existence is 53,692. This total comes out to an average of 74 visits per day, the department said.



Beverly Hills Community Dog Park

The park requires that dog owners who use the park register as its patrons and receive a key fob, which allows the entry into the park. As of July 27, 1,192 dog owners were registered as patrons. Of those, only 504 key fobs have been issued.

The dog park’s second anniversary comes shortly after the August 4 decision to reduce hours for Park Rangers, who patrol the area to ensure safety for those using the facility, to cover only peak hours with patrols established throughout non-peak hours. This means Rangers will patrol the park Monday through Friday from 8:00 a.m. to 10:00 a.m. and from 4:00 p.m. to 7:00 p.m. Rangers will still patrol the park from 6:00 a.m. to 9:00 p.m. on Saturdays and Sundays.

Matsch Named Beverly Hills Deputy Fire Chief

Beverly Hills Fire Department (BHFD) veteran Joseph Matsch was named Deputy Fire Chief for the department, effective immediately, on September 12.

Matsch began his career as a firefighter with the United States Air Force in 1987 and later joined the BHFD in 1995. He has served in a variety of roles in the 23 years since, including firefighter, engineer, fire inspector, captain, fire marshal and battal-



Joseph Matsch and Fire Chief Gregory Barton

ion chief. “I am grateful to Chief Barton for this opportunity and look forward to representing the dedicated men and women of this department,” said Matsch.

As Deputy Fire Chief, Matsch will oversee Emergency Response Operations, the Safety and Training Division, and System Integration. He will also serve as second in command of the entire department.

Matsch earned his Bachelor’s Degree in Emergency Services Management from Union Institute University and got his Master’s Degree in Public Administration from

California State University, Northridge. He is a graduate of both the Los Angeles Fire Department Leadership Academy and Beverly Hills Supervisor Academy.

Town Hall Meeting on Metro to be Held at Salter Theatre

At the end of yet another Beverly Hills Board of Education meeting inundated with concerned parents and community members, BHUSD Superintendent Michael Bregy announced that a Town Hall meeting to discuss the Metro Purple Line Extension would be held at the Salter Family Theater on Monday, September 24 at 6:30 p.m.

“We’re having a Town Hall so that people can get a better idea of what’s happening with Metro,” Bregy said. “We’ll have some experts there, made up of people who aren’t necessarily affiliated with the school district and can provide additional information as it relates to air quality.”

Board member Isabel Hacker questioned who organized the Town Hall meeting, to which Bregy responded that it would be a student-led event.

“It’s student-led. They just set the date for Monday and we found out about it. What I really mean when I say ‘we’ is that students will be using our facilities, so, because they’re meeting in our facilities, that’s why I say ‘we.’ Students will be leading the show,” Bregy said.

The announcement came just after Beverly Hills resident Michael Newmann addressed the Board regarding his concerns



Marcus Reception Held

Sharona R. Nazarian (left) and Houman Mahboubi (right) hosted a coffee event at Porta Via in support of Beverly Hills Board of Education candidate Rachelle Marcus last week.

about the effects of Metro on both the high school and other surrounding areas. Specifically, Newmann questioned whether or not Metro-related work in the area would increase the risk of cancer for those nearby.

“There is a complete environmental report that Metro has due that has been incomplete for many, many months because it’s missing some of that critical information we’ve been asking about air quality and sound quality,” Bregy said. “So, it’s absolutely true that there is missing information. We’ve been waiting for it, we’re asking for it, and we still don’t have it.”

Lululemon Gets Remodel Approval

The Beverly Hills Architectural Commission unanimously approved an Architectural Review Permit for a façade remodel, business identification signage and a construction barricade graphic for Lululemon’s 334 North Beverly location at its meeting on September 12.

The project, as requested, includes an



Lululemon at 334 North Beverly Drive

opalescent panel façade treatment, preservation of the existing aluminum storefront system, painting the rear elevation white, and a new, 24.6 square foot, Acrylite white channel-letter sign. It also includes the use of a 12 square foot construction barricade

graphic featuring both the company’s logo and photos easily associated with the Lululemon brand.

Commissioner Gidas Peteris questioned how the panels of the façade, which the applicant said are intended to reflect color the way healing crystals might, would be visible at night.

“How is that going to be accomplished? Obviously it relies on light at night, anyway, to be visible and have that effect,” Peteris said.

The architect on the project explained that already existing lights would be used to brighten the panels at night and ensure that light reflects as intended at all times.

Vice Chair Sharon Persovski said she thought the lighting system drew the eye away from the effect of the opalescent paneling and questioned whether or not the applicant would consider looking at different lighting options.

“To me, having that line of lights creates a lot of visual noise,” Persovski. “Is there another way to illuminate your panels, maybe from behind or with a different system?”

“It is higher up in the façade height when you’re in person at the store. It’s not as noticeable and really just creates the effect on the panels. Your eye doesn’t really catch on that line because you focus on the panels,” the architect said.

Persovski disagreed, noting that the lights had caught her eye, and also said she did not like the colors created by the panel.

“I’m not really thrilled with the colors that generates. That kind of opalescent effect creates very light pastel colors. I don’t think that, in my opinion, is very

appealing,” she said. “Is there a different material or texture using those panels that we could explore?”

“We looked at different materials but found that they caused too much reflectivity on the street. We didn’t want it to be a safety concern, so we stuck with this option,” the architect explained.

The commission ultimately voted unanimously to approve the project, with the condition that the billboard lighting at the top of the façade be replaced and that details of the new lighting options be presented to the City’s Urban Designer for approval.

California Pizza Kitchen Gets Approval for Continued Open Air Dining

At its meeting on September 13 the Beverly Hills Planning Commission unanimously approved a request for an Open Air Dining (OAD) Permit to allow California Pizza Kitchen to continue operations of open air dining at its 207 South Beverly Drive location, as well as a request for a waiver for four code-required parking spaces associated with open air dining on the property.

The approval allows California Pizza Kitchen to operate 177 square feet of open air dining on private property consisting of 14 chairs, seven tables, and three wall-mounted heaters. It also allows the restaurant to operate 66 square feet of



California Pizza Kitchen

open air dining on the public right-of-way, adjacent to South Beverly Drive. The dining in the right-of-way area will consist of four chairs and two tables.

Previous approvals for open air dining at the location, which were passed in 1993 and 2005, allowed a total of 219 square feet of open air dining on private property and in the public right-of-way. The 2005 approval expired in 2010 and the restaurant did not apply to renew it. The current approval allows for slightly more space, coming in at a combined total of 243 square feet of open air dining.

Commissioner Peter Ostroff questioned why California Pizza Kitchen’s request should be approved when they allowed their previous approvals to expire without renewing them properly; something he said was becoming more common for local businesses.

“Why don’t we, you know, like six months before the permit expires say, ‘Hey, where are you? It’s time to renew

briefs cont. on page 7



**THE FUTURE OF THE PARK IS IN YOUR HANDS
LET YOUR VOICE BE HEARD!**

The City of Beverly Hills seeks your input on La Cienega Park & Recreation Complex. This is your park and recreation complex, let your voice be heard!

TOWN HALL MEETINGS
Monday, October 8 & Wednesday, October 24 • 7:00pm
La Cienega Community Center



LA CIENEGA PARK
CITY OF BEVERLY HILLS

TAKE OUR SURVEY
www.beverlyhills.org/LaCienegaSurvey

For more information, visit www.beverlyhills.org/LaCienegaParkProject

coverstory

COUNCIL DOUBLES DOWN ON SCHOOL SAFETY AND SECURITY

Gold Concerned Over Guard Qualifications

By Kelcey Caulder

The Beverly Hills City Council grilled Beverly Hills Police Chief Sandra Spagnoli, BHUSD Superintendent Michael Bregy, Board of Education member Mel Spitz and consultants from iXero, a security company hired by BHUSD to provide an assessment of the security and safety needs of Beverly Hills schools, on how the district's school safety and security plan will stand up in emergency situations at its meeting on September 17.

The plan, which was first presented in its entirety to the City Council on March 6, took a three-prong approach, focusing on reducing immediate risk and closing

gaps in campus security, designing and developing a Campus Security Operations Center (CSOC) and designing and developing a security training and rehearsal program that improves upon existing security protocols and procedures.

At Monday's meeting, however, the plan itself was not the object of concern – it was, instead, the seven armed security guards now imbedded in BHUSD schools.

Councilmember Robert Wunderlich kicked off the Council's questions regarding armed security by asking Chief Spagnoli whether or not she felt comfortable having these guards in the schools.

"We've had a lot of discussions about armed versus unarmed security and I know that the school district is currently going through the RFP process. They've had discussions with us throughout that process, but I think it's too early to tell as far as making an assessment of the program because it's still in a beginning stage," Chief Spagnoli said. "It was only for a couple of days at the end of school and now only has been there for the last couple of weeks since school started."

"What would be the right amount of time in which you could make an assessment on its effectiveness," Councilmember Lili Bosse asked.

"I would think between three and four months would give us an idea of how this is working as far as the relationship between the police officers and also armed security is," Spagnoli said.

Mayor Julian Gold was the first and only Councilmember to address the subject of qualifications for the armed guards, in terms of weapons' certifications and standards. Scott Southard, the CEO of security consultant iXero, said that the armed guards in BHUSD schools do not have qualification standards set under the current RFP agreement between the district and the private armed security company providing services for the schools.

"Nationwide, law enforcement requires twice a year for certifications," Southard said. "In the RFP, we didn't specify a need. The initial RFP averaged from twice a year to quarterly for getting qualifications. We haven't received the new ones yet, so we're not sure where the companies are with that."

Southard then explained that, though specific qualifications were not set out in the RFP, the district will have a 90-day trial period in which to ensure the armed security company is meeting its standards. If held to the same standard as Beverly Hills police officers, this would mean that armed guards would have to qualify monthly on the pistol range. Gold asked whether holding them to BHPD standards would be possible, to which Southard replied that there is nothing in the RFP that requires that.

"It's a little disquieting to know that," Gold said. "Have you set metrics for, other than feeling good and feeling safe, determining if they are being successful? If I were to say to you 90 days after a guard company were to start, 'Are they working out? Are they effective,' what are the things on which you'd

grade them?"

Attorney Terry Tao, who represents the school district, answered this question by identifying several qualifications that he said were included in the RFP, including the passing of medical and physical exams and the passing of regular drug screenings.

"The proposal went out a few weeks ago and it has been a little while, but I can tell you that there are numerous requirements," Tao said. "There are some exceptions. So, if a police officer came on as security personnel, they have some exceptions once they make it past the screening requirements. There are also particular code and bonding requirements that will apply."

Tao did not identify these requirements at the meeting on Monday.

"My concern, just to state it plainly, is this," Gold said. "Hopefully we have many years of these guards standing around being nice to people and that'll be the end of it, but in that complacency what happens if one day there is the need for use of force? How do we ensure they are prepared and competent at that moment in time for that use of force? The police train for this all the time and if all these armed guards are doing is being trained twice or even four times a year, how do you determine that, in fact, if that moment were ever to come that you'd have confidence in the fact that they are at the peak of what they should be?"

"I can tell you in my life we have lots of policy and procedure but at the end of the day it comes down to the individu-

within the plan have been completed, or nearly completed, through the collaboration of the police department, fire department, information technology, school district and City.

"For the police department, we con-



Beverly Hills City Council

tinue to participate in Disaster Assistance Response Training (D.A.R.T.) and active shooter training with the schools. Our Youth Services Division has been modeled after an Adopt-a-School program," Spagnoli said. "Every school has at least two traffic control officers that are there at the beginning and end of school. We are also involved in Intelligence Unit Support, which includes social and other media for incidents that are happening at school. We're working closely with the district to work through any issues that unit finds."

Superintendent Michael Bregy also spoke about the aspects of the plan that have been completed since March.

"We have hired some additional counselors at our K-8 schools for some of the emotional and social well-being needs of our students," Bregy said. "We also have disaster drills where we've replenished many of those materials. Most importantly, we have hired someone who is in charge and responsible for leading school security and safety for our students. He has been a great liaison between our assessment and security team and us."

Goal	Percent Complete
Reduce immediate risk and initiate campus security gap closure	90%
Policy review, development and recommendations	65%
Review existing security protocols and procedures	20%
Adaptation of Visitor Software "Raptor"	100% at Beverly Vista (Other campuses by October)
Public Safety Camera Policy	100%

Source: City Council Packet, September 17

al and the competence of the individual under the circumstance," Gold continued. "The challenge I'm putting to you is, you know, this could be wonderful 99.9 percent of the time, but when that one percent comes, you need to make sure they're up to the task."

At the meeting, Spagnoli also addressed safety and security updates unrelated to armed security, focusing mainly on identifying which goals

In addition to the above goal items, Bregy noted that operational cameras have been installed at Horace Mann, 12 Union unarmed security officers have been deployed through the district's K-8 schools, disaster preparedness material has been replenished at the high school, STB kits have been added to AED kits, and that a dedicated socially emotional counselor has been added to the district for the K-8 schools.

coverstory

CITY COUNCIL BACKS CONTROVERSIAL PROP 10

City Views Measure as 'Local Control' Issue

By Kelcey Caulder

The Beverly Hills City Council backed California Proposition 10, a ballot measure that would repeal the Costa-Hawkins Rental Housing Act, at its meeting on Monday in a decision sure to spark further controversy between local renters groups, tenants and landlords.

Costa-Hawkins is a 1995 law that limits cities' ability to expand or enact rent control on housing units built after February 1, 1995, forbids rent control on units where the title is separate from connected units, such as single-family dwellings, condominiums, and townhouses and prevents vacancy control.

Those who support Proposition 10 have argued that Costa-Hawkins prevents local governments from responding properly when rents increase drastically in their communities, while opponents argue that rent control discourages new development, thereby worsening the affordable housing crisis due to limited supply. The City Council's view, though ultimately supportive of repealing the Act, appears to be somewhere in the middle.

Because Proposition 10 does not automatically enact or strengthen rent control ordinances and instead gives localities the option to do that or do nothing at all at their own discretion, the Council elected to view the measure as being about local control – rather than as a measure supportive of either tenants' or

landlords' opinions on rent control.

Councilmember Lester Friedman's support most wholly encapsulated this view. His support for the measure came with the caveat that single-family housing and condominiums should be exempt from the Proposition unless the City establishes specific guidelines under which the two housing types could be included. He did not elaborate on what those circumstances might be, noting that he would discuss those circumstances at the "appropriate forum" if a proposal to modify the City's Rent Stabilization Ordinance (RSO) were submitted.

"I see this as a local control issue," Friedman said. "We are a group of five people who are both community members and who listen to our community's needs, and I think we will ultimately do the right thing."

Mayor Julian Gold also voiced his belief that, given the opportunity to modify the City's RSO under Proposition 10, the Council would only support measures that the community also supported.

"I believe this is about local control, which you've now heard a lot, but I really do believe this is about that local control, and I think people should not be fearful," Gold said. "If the community wants us to make changes to the RSO we will and if the community doesn't, we won't."

Apartment Association of Greater Los Angeles Executive Director Dan Yukelson, who fought against the Rent Stabilization Ordinance in its early days and who opposes Proposition 10, shed some doubt on Gold's claim following the Council's decision when he said they "failed every member of our community."

"Our City Council has made a huge mistake by voting in support of Proposition 10. Whether they own a house, condominium or apartment building, Proposition 10 will hurt all property owners in Beverly Hills by stripping away their property rights," Yukelson said. "If Proposition 10 is passed, residential property of all types may be placed under strict rent control ordinances. It will harm renters by discouraging new construction of multifamily housing, and will leave apartment owners no other choice but to take their rental units off the market by converting their apartments into condominiums or other uses."

"It will harm our City by reducing property taxes and other local income, which will only result in less funding for our schools, police and

fire," he continued. "Proposition 10 is the ultimate 'lose-lose' proposition, and as citizens of Beverly Hills, we are disappointed that the Beverly Hills City Council has failed every member of our

community. Proposition 10 is a bad deal for Beverly Hills, and we urge voters to reject it this November."

Statewide supporters of Proposition 10 include the Los Angeles Mayor Eric Garcetti, the California Democratic Party, Coalition on Affordable Housing, the AIDS Healthcare Foundation (AHF), the Alliance of Californians for Community Empowerment and the Eviction Defense Network. Those opposed include the California Apartment Association, the California Republican Party, the Los Angeles County Business Federation, a political action committee known as No On Prop 10, and the Los Angeles Area Chamber of Commerce.

If Proposition 10 passes on Nov. 6 and Costa-Hawkins is repealed, the City Council could then consider amending the City's RSO to include the 11 properties built after its passage. It could also amend the ordinance to include rental properties consider single-family homes or condominiums. If it elected to do so, the City would then need to consider adopting fees relative to the impact on the administration of the Rent Stabilization Program for cost recovery purposes. Additional costs could also accrue if single-family homes and/or condominiums are included.



"Proposition 10 is the ultimate 'lose-lose' proposition, and as citizens of Beverly Hills, we are disappointed that the Beverly Hills City Council has failed every member of our community."

—Dan Yukelson, AAGLA Executive Director

briefs cont. from page 5

your permit," Ostroff said. "If people are trying we don't need to try them criminally or anything, but the thing I would be very sensitive to is the fact that, if there are fees involved in this, the people who comply aren't penalized because other people let their permit expire and then all they have to do is file again. They should be required to pay for all the permits they should've applied for."

"We do have that for some code enforcement cases where there is a doubling of fees. We also, as part of the most recent budget adoption, added a fee for renewal of outdoor dining permits that is specific to those renewals and is much reduced, so basically someone has to pay for the new application fee, which is like six times the fee for a renewal," City Planner Ryan Golich explained.

"I don't want to penalize anybody," Ostroff said. "I just want to make sure that the people who are the law-abiders are not paying more than the people who didn't

bother to renew their permits."

Applicant Nina Raey responded to the comments regarding California Pizza Kitchen's permit by apologizing for not requesting a renewal before the meeting.

"There are things internally that need to be fixed so that we can keep track of where we are on all of our permits," Raey said.

Ostroff asked what internal steps were being taken to prevent permits from expiring in the future, and Raey explained that an in-house legal department would now keep track of permits to ensure that California Pizza Kitchen restaurants request permits 6-months in advance of their previous permit's expiration date.

Though the Planning Commission is typically hesitant to waive required parking, the commission voted to allow California Pizza Kitchen to do so after hearing the restaurant's proposed Employee Parking Management Plan.

Currently, California Pizza Kitchen offers employees access to 10 off-site parking spaces leased by the restaurant. Under the plan, employees would have access to

only five off-site leased parking spaces but would receive subsidized or free bus passes (free passes to be given to those who lose their usual parking in the decrease). They would also be presented with a variety of carpooling and rideshare options.

Iron Chef Cat Cora to Host Benefit for Beverly Vista

Iron Chef Cat Cora will host Merlot at the Mansion, a wine tasting and dinner experience benefiting Beverly Vista, on October 13 at Greystone Mansion.

Cora, who became the first-ever female Iron Chef in 2005 and is the first woman ever to be inducted in the American Academy of Chefs Culinary Hall of Fame, will not be preparing food for the event, however, three local chefs were selected to provide food and wine pairings for guests. In addition to enjoying food and wine offerings, guests will be able to purchase trips, sports, fashion and glam packages during a live auction.

"We have, right now, ten really amazing travel, sports, fashion and glam packages

that we will be auctioning off," said Beverly Vista parent Amie Sherry. "The funds we raise from auctioning those and from the tickets will go toward outfitting science labs with more current equipment for the kids to use, sports activities and shade for the large playground they have at the school."

Sherry is a member of a group of parents known as the BV Bulldog Benefactors, who are the organizing force behind the benefit, and said the group has high hopes for the event.



Cat Cora

briefs cont. on page 8



North Santa Monica Boulevard and Historic Route 66 Signage Commemoration

Beverly Hills City Councilmembers Robert Wunderlich and Lili Bosse, Mayor Julian Gold, Vice Mayor John Mirisch and Councilmember Lester Friedman celebrated the completion of construction along North Santa Monica Boulevard and unveiled historic Route 66 signage for the street on September 17.

briefs cont. from page 7

“A few years ago we decided to come together and create a group outside of the PTA that could help fundraise and support the needs of the school since the PTA only has so much allocated for things in their budget each year,” Sherry said. “We hosted a Farm to Table dinner and raised \$60,000 which allowed us to provide iPads for all of the students to use. Each

child received one and they’re still able to use them now.”

“We are hopeful that BV parents and community members who maybe don’t have direct ties to BV will attend,” she continued. “Any school is only as strong as the district as a whole, so we definitely want to see people from the community to come and be a part of what we’re doing. Who doesn’t love having fun and going to a party? We should all support each other.”

Tickets are available for \$175 until September 23 with prices increasing afterward to \$195. Guests can also reserve a table for ten for \$1,500. Both tickets and reservations can be made online at merlotatthemansion.com.

Lee, Simoni Named National Merit Scholarship Semifinalists

BHUSD Superintendent Michael Bregy announced that two Beverly High seniors, William Lee and Ariella Simoni, were named semifinalists in the 2019 National Merit Scholarship Program at the Board of Education meeting on September 13.

“This is a tremendous recognition both for them, the school district and all of our staff. I’d like to congratulate both Ariella Simoni and William Lee for their hard work and achievements,” Bregy said.

More than 1.6 million juniors from approximately 22,000 high schools entered the competition by taking the 2017 Preliminary SAT qualifying test last year. The pool of semifinalists selected to move to the final stage of the competition represent less than one percent of U.S. high school seniors and includes the highest-scoring entrants in each state.

Lee and Simoni will soon apply to become finalists in

the competition, which requires submission of a scholarship application, proof of an outstanding academic record, a recommendation from their school, an essay, proof of demonstrated leadership abilities, employment history and SAT scores that confirm the results they received on the PSAT. If selected as finalists, both will compete against other selected seniors for some 7,500 scholarships worth more than \$31 million, to be awarded this spring.

Students will be notified in February if they are selected to move to the finalist

briefs cont. on page 9

Attention Homeowners, Farmers & Landscapers

have you been diagnosed with **CANCER** after being exposed to the weed killer **Roundup®?**

If you've developed **Non-Hodgkin's Lymphoma** after using the weed killer Roundup (or other Glyphosate herbicides), the law firm of Weitz and Luxenberg wants to discuss possible compensation. For a free and confidential consultation, call us at **1-866-509-4514** or visit us on the web at www.WeedKillerCancer.com.

WEITZ & LUXENBERG PC

700 BROADWAY | NEW YORK, NY 10003 | BRANCH OFFICES IN NJ, CA & MI
866-509-4514 www.WeedKillerCancer.com

ATTORNEY ADVERTISING. Prior results do not guarantee a future outcome. We may associate with local firms in states wherein we do not maintain an office. If no recovery, no fees or costs are charged, unless prohibited by State Law or Rule.

Next stop: more subway.

PURPLE LINE EXTENSION TRANSIT PROJECT
 Wilshire/Rodeo Station Construction Update

Metro's contractor will continue to relocate utilities on Wilshire Bl from Beverly Dr to Crescent Dr for the future home of the Purple Line Extension's Wilshire/Rodeo Station. This work will be coordinated with privately owned utility companies. All work will be done behind K-rail through September 2018.

TRAFFIC ALERT
 Wilshire Bl reduced to two lanes in each direction from Beverly Dr to Crescent Dr. Turn restrictions at Reeves Dr and Canon Dr.

WORK HOURS
 Mondays – Fridays from 7am – 7pm
 Saturdays – Sundays from 10am – 6pm

To get construction notices, sign-up for email updates at metro.net/purple.

CONTACT US

- 213.922.6934
- purplelineext@metro.net
- metro.net/purple
- @purplelineext
- purplelineext

19-0401LP ©2018 LACMTA

A Division of Utility Telecom

The Telephone Connection
MAKING YOUR COMMUNICATIONS COUNT™

FREE INSTALLATION
 for
 BH WEEKLY READERS

\$59 Flat Rate Virtual Office
 Includes *ACCESSION COMMUNICATOR*
 App for total control of your calls

\$29⁹⁵ A Month Per Line
 For Dial Tone Service

Hosted Phone Systems
 For Small and Enterprise Class Businesses

To Order or For More Info
CALL TODAY
1-888-789-7900
www.utilitytelephone.com



Steven Fenton, Deena Newman, Warren Tetly, Ryan Karp, Alby Silvera



Jason Newman, Gary Newman, Deena Newman, Charles Stewart, Deena Newman, Adam Stewart, Edith Newman



Dev Hankin and David Hankin



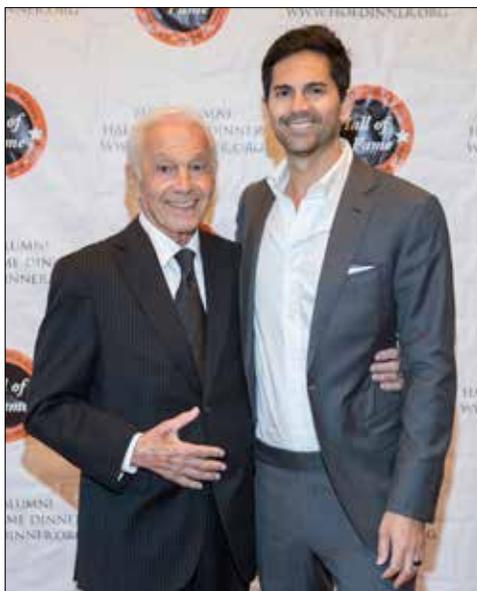
Judie Fenton, Steven Fenton, Leeza Gibbons



Irv Zakheim and Dennis Gilbert



Alan Nierob and Sherri Sloane



Joe Sutton and Michael Sutton



Jessica Garza and Josh Gross



Yvette Silvera, Vicky Silvera, Judie Fenton, Francine Silvera

briefs cont. from page 8

level.

ETTA to Host Information Session for Adults with Special Needs

ETTA, a Los Angeles-based organi-

zation dedicated to enabling people with disabilities and their families to live fully enriched, independent, included and active lives, will host an informative discussion about how to prepare those with special needs for life after high school on Tuesday, October 16 at the Beverly Hills Library.

Special Needs Consultant Claudia Wenger and ETTA Director of Intake Josh Taff will speak at the session on topics including transitional IEP, employment and educational opportunities, independent and supported living, financial planning, rights and entitlements and more.

The event, which is sponsored by the

City, is free, though attendees are asked to RSVP by October 12. To do so or to ask questions about the discussion, visit events@etta.org or call (424) 249-3300 x 238.

--Briefs compiled by Kelcey Caulder

sports & scores



Injury-depleted BHHS football team loses to Cerritos Normans to conclude nonleague play Friday against Firebaugh

By Steven Herbert

With four starters not allowed to play because they did not have a medical clearance or were in the concussion protocol, the Beverly High football team “just ran out of gas” in a 42-6 loss to Cerritos Friday night in a nonleague game at Nickoll Field, coach Jarrod Bunch said.

The Normans trailed 16-0 at halftime in their homecoming game.

In the second half “we had more ... people who went down or too tired to continue. We just couldn’t hold on,” Bunch said.

The Dons no-huddle offense proved a particular challenge for the Beverly Hills, who has 23 players on their roster including several players who start on both offense and defense and several freshmen who have never played tackle football, according to Bunch.

The sidelined starters were replaced by “guys that were first-year players or have very little experience playing,” Bunch said.

When asked if there were any positives that came out of the game, Bunch responded, “Now those kids got experience.”

Quarterback Thomas Recupero was among the starters sidelined. He was knocked out of the Normans 36-6 loss to Gardena Sept. 7 by a helmet-to-helmet hit on their first possession. Nick Sullivan replaced Recupero as the starting quarter-

back.

Alex Vaca capped what Bunch called “a sustained drive” by running four yards in the third quarter for the lone touchdown for Beverly Hills (1-3).

“The team as a whole played well as long as they could,” Bunch said.

What’s Next?

The Normans are scheduled to conclude the nonleague portion of their schedule Friday by facing Firebaugh at Lynwood High School.

Bunch said he expected at least three of the sidelined starters to return to face the Falcons, while the fourth, middle linebacker Jerick Kim needs a satisfactory result from a blood test to return.

Firebaugh (1-4) ended a nine-game losing streak Friday with a 22-20 victory over Mendez in an inter-sectional game.

The teams have one common opponent, Cerritos, which Firebaugh lost to 63-8 Aug. 23.

“We have a really good chance of winning this game,” Bunch said. “They’re very simi-

lar to us ... in number of players.”

Girls’ Volleyball Beverly Hills def. St. Bernard

The Normans minimized their unforced errors to win a four-set nonleague match Aug. 30 at the Swim-Gym, coach Marla Weiss said.

“The entire team upped their level,” Weiss said. “In the second half of Game 3 and all of Game 4 we simply did not have many unforced errors.”

Beverly Hills (1-2) won the first two sets. It trailed 19-10 in the third, but rallied to tie the score, 24-24, Weiss said.

“Even though we didn’t win that game, it was the first time the team had to fight to get back into a match and I think that it was a confidence booster,” Weiss said. “Then we carried that confidence into Game 4.

Outside hitters Una Stevanovic, Candice Emrani and Isabella Sanchez “had better games in that match and that’s what might have helped us,” Weiss said.

What’s Next?

The Normans are scheduled to play at Santa Monica today and play host to Culver City Tuesday at the Swim-Gym in Ocean League matches beginning at 3:15 p.m. and participate in Saturday’s Brentwood Tournament.

Boys’ Cross-Country Woodbridge Invitational

Sophomore Quinn Harris was the top Norman finisher for the third time in the season’s two meets, completing the 3-mile course at the SilverLakes Sports Complex in Corona in 16 minutes, 11.6 seconds to finish 24th Friday.

The time is the second-fastest by a Norman runner on the course where the meet has been held since 2016, according to Simon Langer, who operates a website covering Beverly High’s cross-country and track programs.

Girls’ Cross-Country Woodbridge Invitational

Sophia Bednarsh was the top Norman finisher, finishing 155th in 22:01.1 at the SilverLakes Sports Complex Friday.

What’s Next?

The Norman boys’ and girls’ teams are scheduled to compete in the Palos Verdes Invitational Friday at 3 p.m. at Palos Verdes High.

Girls’ Tennis Peninsula 16, Beverly Hills 2

Cate Liner and the Rachel Asher-Ava Hekmati each won a set 7-6 for the Normans in a nonleague match at Beverly High Sept. 6.

The Panthers were ranked fifth in the Southern Section Division 1 poll released Sept. 10.

AIRLINE CAREERS START HERE

Get trained as FAA certified Aviation Technician.
Financial aid for qualified students.
Job placement assistance.
Call Aviation Institute of Maintenance

877-205-4138

Donate A Boat or Car Today!

BoatAngel

“2-Night Free Vacation!”

800-700-BOAT (2628)

www.boatangel.com

sponsored by boat angel outreach centers STOP CRIMES AGAINST CHILDREN

Service Directory

Place your ad in Beverly Hills Weekly’s Service Directory
310-887-0788

JEWELRY/WATCHES

LUXURY VINTAGE WATCHES
ROLEX OMEGA CARTIER

SAVE 10% Code Beverly

DADDYSWATCH.com

FINANCIAL

\$\$\$ PUT YOUR MONEY TO WORK \$\$\$
10% TO 14% RETURNS

1st TRUST DEEDS (UP TO 55% LTV)
CA COMMERCIAL & RESIDENTIAL LOANS
SHORT TERMS & MONTHLY PAYMENTS

Fortress Capital Partners

(818) 699-1711

CA BRE License # 01967641

PLUMBING/ROOTER

ROBBY'S ROOTER

Most Drains starting at Very Low Prices!

We specialize in: *Mainlines *Water *Heaters *Disposals *Faucet Leaks *Camera Inspection

\$5.00 off with this ad!

Lic. #773697

(323) 255-2346 (800) 992-0151

CREDIT CARD SERVICES

Accept Credit Cards NOW!

We make it easy, affordable and fast!

Month to Month (No Contracts)**

Next Day Funding**

24-Hour Live Support

Call today to speak to an Agent

FREE

Terminal Credit Card Machine

\$100 Bonus* / Location \$50* / Referral!

We Work Directly with Banks to process Credit Cards for:

- Wholesale Retail, Wholesale, Retail Development, Restaurants, Fast Food, Drive Thru, Super Markets, Liquor Stores, Smoke Shops, International Shipping, Shoes, Clubs, Lounges, Bars, etc.

Contact us TODAY!
Eiman Matian
National Merchant

(310) 980-5611
(866) 840-4764 Fax
Ematian111@hotmail.com

CAREGIVER

Senior Companion Caregiver

Emma Sultan
(323) 621-7100

C.N.A.-C.H.H.A-Caregiver

Personal care assistance, companionship, meal preparation, medication reminder, light housekeeping, transportation to doctor’s appointments, live-in or live-out.

PLUMBING/ROOTER

ROBBY'S ROOTER

(818) 637-2877 • (323) 255-2346

Call today and let an experienced plumber fix your plumbing...

SEWER PROBLEMS?

- ROOTER DRAIN CLEANING
With or without cleanout access
- HYDROJETTING SERVICE-4000PSI
For main sewers & commercial lines
- PIPE BURSTING
- TRENCHLESS
*• Cost Effective, Faster, Neater
• No Property Damage
• Small Entry and Exit Holes*
- CAMERA INSPECTION
- SEWER REPAIR / REPLACEMENT

Bonded & Insured, State License # 773697

\$50 Off

Hydro Jetting Service

Hydro Jetting uses high velocity water pressure to blast away years of accumulated scale, oil, sand, and grease built upon the inside walls of your pipes.

24-Hour Service

Facebook: [robbyrooterinc](https://www.facebook.com/robbyrooterinc)

mon law (see Section 14411, et seq., B&P) Published: 09/06/2018, 09/13/2018, 09/20/2018, 09/27/2018 TBS 2,412

FICTITIOUS BUSINESS NAME STATEMENT: 2018220477. The following person(s) is/ are doing business as: MARUMAN. 25660 CRENSHAW BLVD #106 TORRANCE, CA 90505. ICHIRO TAKEDA. 4039 WEST 182ND ST UNIT C. TORRANCE, CA 90504. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: ICHIRO TAKEDA, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/30/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/06/2018, 09/13/2018, 09/20/2018, 09/27/2018 TBS 2,413

STATEMENT OF ABANDONMENT OF USE OF FICTITIOUS BUSINESS NAME File No. 2017000446

Date Filed: 01/03/2017

Name of Business: SENPAI DYNAMICS

171 W. LA SIERRA DR., ARCADIA, CA 91007.

Registered Owner: KEVIN CHUN-HSIUN LIN

171 W. LA SIERRA DR., ARCADIA, CA 91007.

Current File #: 2018221896

Date: 08/31/2018

Published: 09/06/2018, 09/13/2018, 09/20/2018, 09/27/2018 TBS 2,414

FICTITIOUS BUSINESS NAME STATEMENT: 2018198751. The following person(s) is/ are doing business as: MT WATERMAN SKI PATROL. CALIFORNIA 2, LA CANADA, CA 93553. TONY MARGULIES. 9669 STONEHURST AVE. SUN VALLEY, CA 91352. SAUL TRAIGER. 907 ESCARPA DR. LOS ANGELES, CA 90041. This business is conducted by: AN UNINCORPORATED ASSOCIATION OTHER THAN A PARTNERSHIP. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: TONY MARGULIES, MANAGER. This statement is filed with the County Clerk of Los Angeles County on: 08/07/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/06/2018, 09/13/2018, 09/20/2018, 09/27/2018 TBS 2,415

FICTITIOUS BUSINESS NAME STATEMENT: 2018198751. The following person(s) is/ are doing business as: MT WATERMAN SKI PATROL. CALIFORNIA 2, LA CANADA, CA 93553. TONY MARGULIES. 9669 STONEHURST AVE. SUN VALLEY, CA 91352. SAUL TRAIGER. 907 ESCARPA DR. LOS ANGELES, CA 90041. This business is conducted by: AN UNINCORPORATED ASSOCIATION OTHER THAN A PARTNERSHIP. Registrant has begun to transact business under the fictitious business name or names listed here on: 08/2018. Signed: LESLIE TELTOW, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/07/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/06/2018, 09/13/2018, 09/20/2018, 09/27/2018 TBS 2,416

FICTITIOUS BUSINESS NAME STATEMENT: 2018204616. The following person(s) is/ are doing business as: BEVERLY HILLS LASER AND SURGICAL CENTER. 99 N La Cienega Bl #106. Beverly Hills, CA 90211. OSCAR I LEAL, M.D., A PROFESSIONAL CORPORATION. 99 N La Cienega Bl #106. Beverly Hills, CA 90211. This business is conducted by: a Corporation. Registrant has begun to transact business under the fictitious business name or names listed here on: 3/2009. Signed: Oscar Leal, President. This statement is filed with the County Clerk of Los Angeles County on: 8/13/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 288

FICTITIOUS BUSINESS NAME STATEMENT: 2018223788. The following person(s) is/ are doing business as: SHINYSHEEK LLC. 9530 Cordero Ave. Tujunga, CA 91042. This business is conducted by: a Limited Liability Company. Registrant has begun to transact business under the fictitious business name or names listed here on: 8/2018. Signed: Shohag Tomassian, Owner/Manager, Shinyheek LLC. This statement is filed with the County Clerk of Los Angeles County on: 9/4/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 290

FICTITIOUS BUSINESS NAME STATEMENT: 2018220956. The following person(s) is/ are doing business as: VELASQUEZ MOVERS. 252 Rosemont Ave. Los Angeles, CA 90026. EAGLE EXPRESS MOVERS, INC. 252 Rosemont Ave. Los Angeles, CA 90026. This business is conducted by: a Corporation. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Aparicio Lopez Velasquez, President, EAGLE EXPRESS MOVERS, INC. This statement is filed with the County Clerk of Los Angeles County on: 8/30/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 292

FICTITIOUS BUSINESS NAME STATEMENT: 2018218556. The following person(s) is/are doing business as: LA ESTRELLA TACOS. 301 Parke Street. Pasadena, CA 91101. LA ESTRELLA TACOS, INC. 301 Parke Street. Pasadena, CA 91101. This business is conducted by: a Corporation. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Lindaura Garcia Gonzalez, CEO, La Estrella Tacos, INC. This statement is filed with the County Clerk of Los Angeles County on: 8/29/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 294

FICTITIOUS BUSINESS NAME STATEMENT: 201821849. The following person(s) is/ are doing business as: RELAX HUB. 8401 Van Nuys Blvd Ste N34. Panorama City, CA 91402. VEDA SPA INC. 8401 Van Nuys Blvd Ste N34. Panorama City, CA 91402. This business is conducted by: a Corporation. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Chao Ren, President, Veda Spa Inc. This statement is filed with the County Clerk of Los Angeles County on: 8/28/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 295

FICTITIOUS BUSINESS NAME STATEMENT: 2018214728. The following person(s) is/ are doing business as: HAMBARYAN FAMILY CHLD CARE. 16026 Kittridge St. Van Nuys, CA 91406. AREVIK HAMBARYAN. 16026 Kittridge St. Van Nuys, CA 91406. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Arevik Hambaryan, Owner. This statement is filed with the County Clerk of Los Angeles County on: 8/24/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 296

FICTITIOUS BUSINESS NAME STATEMENT: 2018214726. The following person(s) is/ are doing business as: TS PLUMBING & ROOTER. 13825 Beaver St Unit 55, Sylmar, CA 91342. TOMAS SOLORIO. 13825 Beaver St Unit 55, Sylmar, CA 91342. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Tomas Solorio, Owner. This statement is filed with the County Clerk of Los Angeles County on: 8/24/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 297

FICTITIOUS BUSINESS NAME STATEMENT: 2018212506. The following person(s) is/ are doing business as: WESTLAKE MAGAZINE. 3835 E Thousand Oaks Blvd, #376. Westlake Village, CA 91362. This business is conducted by: a Corporation. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Rebecca Grossman, CEO, Powerhouse Lux Media, Inc. This statement is filed with the County Clerk of Los Angeles County on: 8/22/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 298

FICTITIOUS BUSINESS NAME STATEMENT: 2018212508. The following person(s) is/ are doing business as: STERANKO INNOVATIONS. 6245 Wynne Ave. Tarzana, CA 91335. SERGE FIDON. 6245 Wynne Ave. Tarzana, CA 91335. This business is conducted by: Copartners. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Serge Fidon, Owner. This statement is filed with the County Clerk of Los Angeles County on: 8/22/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 299

FICTITIOUS BUSINESS NAME STATEMENT: 2018212042. The following person(s) is/ are doing business as: MONTEIRO CONSULTING AND PAYROLL DISBURSEMENT. 289 E. Bonfield Dr. Agoura Hills, CA 91301. RONALD GLANTZ. 28612 Bonfield Dr. Agoura Hills, CA 91301. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Ronald Glantz, Owner. This statement is filed with the County Clerk of Los Angeles County on: 8/21/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 300

FICTITIOUS BUSINESS NAME STATEMENT: 2018212044. The following person(s) is/ are doing business as: JONES PERSONAL FITNESS. 2620 E. Walnut St. Pasadena, CA 91107. BRADY JONES. 703 E Villa St #1. Pasadena, CA 91101. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Brady Jones, Owner. This statement is filed with the County Clerk of Los Angeles County on: 8/21/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 301

FICTITIOUS BUSINESS NAME STATEMENT: 2018206291. The following person(s) is/ are doing business as: JUNE IN CALIFORNIA. 1810 ½ Arteique Road, Topanga, CA 90290. NEW DEAL PRODUCTION GROUP LLC. 1810 ½ Arteique Road, Topanga, CA 90290. This business is conducted by: a Limited Liability Company. Registrant has begun to transact business under the fictitious business name or names listed here on: 8/2018. Signed: Gena Louise Morehouse, Manager, New Deal Production Group LLC. This statement is filed with the County Clerk of Los Angeles County on: 8/15/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 302

FICTITIOUS BUSINESS NAME STATEMENT: 2018206293. The following person(s) is/ are doing business as: CLEAN GUN LAUNDRY. 17924 Ludlow St. Granada Hills, CA 91344. DANCING CRANE ENTERPRISES. 17924 Ludlow St. Granada Hills, CA 91344. This business is conducted by: a Corporation. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Cindy Cruz, CEO, Dancing Crane Enterprises. This statement is filed with the County Clerk of Los Angeles County on: 8/15/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 303

FICTITIOUS BUSINESS NAME STATEMENT: 2018206555. The following person(s) is/ are doing business as: BIRD'S NEST CAFE. 2106 S Olive St. Los Angeles, CA 90007. HSMG PROPERTIES INC. 2106 S Olive St. Los Angeles, CA 90007. This business is conducted by: a Corporation. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Harutyun Sargsyan, President, HSMG Properties Inc. This statement is filed with the County Clerk of Los Angeles County on: 8/15/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 304

FICTITIOUS BUSINESS NAME STATEMENT: 2018206262. The following person(s) is/ are doing business as: SPECTRUM CLEANING. 8773 Sherman Way #4. Van Nuys, CA 91405. ANTHONY A ARREGUIN. 13734 Sherman Way #4. Van Nuys, CA 91405. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Anthony A Arreguin, Owner. This statement is filed with the County Clerk of Los Angeles County on: 8/14/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 305

FICTITIOUS BUSINESS NAME STATEMENT: 2018206130. The following person(s) is/ are doing business as: ROBERTSON CENTER PHARMACY. 250 N Robertson Blvd Ste 107. Beverly Hills, CA 90211. ROBERTSON REX, INC. 250 N Robertson Blvd Ste 107. Beverly Hills, CA 90211. This business is conducted by: a Corporation. Registrant has begun to transact business under the fictitious business name or names listed here on: 11/1996. Signed: Anthony Gelfen, President, Robertson REX, Inc. This statement is filed with the County Clerk of Los Angeles County on: 8/14/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 307

FICTITIOUS BUSINESS NAME STATEMENT: 2018203273. The following person(s) is/ are doing business as: AMERICAN HOME STANDARD. 5200 Wilshire Blvd Ste 345. Los Angeles, CA 90036. GRACE INTERNATIONAL MARKETING, INC. 5200 Wilshire Blvd Ste 345. Los Angeles, CA 90036. This business is conducted by: a Corporation. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Nikola Homesin, President, Grasp International Marketing, Inc. This statement is filed with the County Clerk of Los Angeles County on: 8/10/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 308

FICTITIOUS BUSINESS NAME STATEMENT: 2018201073. The following person(s) is/ are doing business as: FIDELITY BUILDING & DESIGN. 6062 Wilkinson Ave Ste 8. North Hollywood, CA 91606. THE WIZARD OF CONSTRUCTION, INC. 6062 Wilkinson Ave Ste 8. North Hollywood, CA 91606. This business is conducted by: a Corporation. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Oz Mizrahi, President, The Wizard of Construction, Inc. This statement is filed with the County Clerk of Los Angeles County on: 8/8/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 309

FICTITIOUS BUSINESS NAME STATEMENT: 2018201071. The following person(s) is/

are doing business as: TRUST DEED OF CALIFORNIA. 111 Jackson St Suite 204. Glendale, CA 91206. TRUST DEED OF CALIFORNIA INC MORTGAGE DIVISION. 111 Jackson St Suite 204. Glendale, CA 91206. This business is conducted by: a Corporation. Registrant has begun to transact business under the fictitious business name or names listed here on: 11/2006. Signed: Jim Shahrokh, President, Trust Deed of California Inc Mortgage Division . This statement is filed with the County Clerk of Los Angeles County on: 8/8/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 310

FICTITIOUS BUSINESS NAME STATEMENT: 2018201069. The following person(s) is/ are doing business as: TRUST DEED OF CALIFORNIA COMMERCIAL. 111 Jackson St Suite 204. Glendale, CA 91206. TRUST DEED OF CALIFORNIA INC MORTGAGE DIVISION. 111 Jackson St Suite 204. Glendale, CA 91206. This business is conducted by: a Corporation. Registrant has begun to transact business under the fictitious business name or names listed here on: 11/2006. Signed: Jim Shahrokh, President, Trust Deed of California Inc Mortgage Division . This statement is filed with the County Clerk of Los Angeles County on: 8/8/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 311

FICTITIOUS BUSINESS NAME STATEMENT: 2018193597. The following person(s) is/ are doing business as: JOSEPH HALL HEATING & AIR CONDITIONS. 3353 Brookhill St. La Crescenta, CA 91214. JOSEPH HALL. 3353 Brookhill St. La Crescenta, CA 91214. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Joseph Hall, Owner. This statement is filed with the County Clerk of Los Angeles County on: 8/6/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 312

FICTITIOUS BUSINESS NAME STATEMENT: 2018189288. The following person(s) is/ are doing business as: A & R PHARMACY. 5952 E 5954 Fallbrook Ave. Woodland Hills, CA 91367. A & R PHARMACY INC. 5952 E 5954 Fallbrook Ave. Woodland Hills, CA 91367. This business is conducted by: a Corporation. Registrant has begun to transact business under the fictitious business name or names listed here on: 08/2008. Signed: Alireza Akbanael, CEO, Basso Pharmacy Inc. This statement is filed with the County Clerk of Los Angeles County on: 8/1/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 313

FICTITIOUS BUSINESS NAME STATEMENT: 2018189290. The following person(s) is/ are doing business as: OPINOT. 21515 Marchena Street. Woodland Hills, CA 91364. DJ 33 LLC. 21515 Marchena Street. Woodland Hills, CA 91364. This business is conducted by: a Limited Liability Company. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Bryan Schwartz, CEO, DJ 33 LLC. This statement is filed with the County Clerk of Los Angeles County on: 8/1/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 314

FICTITIOUS BUSINESS NAME STATEMENT: 2018189286. The following person(s) is/ are doing business as: GENERATIONNECKS. 15522 Del Gado Dr. Sherman Oaks, CA 91403. JODI NOVICK. 15522 Del Gado Dr. Sherman Oaks, CA 91403. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Jodi Novick, Owner. This statement is filed with the County Clerk of Los Angeles County on: 8/1/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 315

FICTITIOUS BUSINESS NAME STATEMENT: 2018227232. The following person(s) is/are doing business as: SIMPLEMOTIVATIONS. 311 N Robertson Bl #665. Beverly Hills, CA 90211. ALEC WILLIAM MILLER III. 311 N Robertson Bl #665. Beverly Hills, CA 90211. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: 9/2018. Signed: Alec William Miller III, Owner. This statement is filed with the County Clerk of Los Angeles County on: 9/7/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 316

FICTITIOUS BUSINESS NAME STATEMENT: 2018214228. The following person(s) is/are doing business as: FUSION FLOORING. 13408 Trego St. Sylmar, CA 91342. STEVEN MARTIN. 13408 Trego St. Sylmar, CA 91342. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: 11/2003. Signed: Steven Martin, Owner. This statement is filed with the County Clerk of Los Angeles County on: 8/23/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 317

FICTITIOUS BUSINESS NAME STATEMENT: 2018206698. The following person(s) is/ are doing business as: GEORGE STORM WAITE. 6346 W 6th St. Los Angeles, CA 90048. GEORGINA WAITE. 6346 W 6th St. Los Angeles, CA 90048. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: 7/2018. Signed: Georgina Waite, Owner. This statement is filed with the County Clerk of Los Angeles County on: 8/15/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 318

FICTITIOUS BUSINESS NAME STATEMENT: 2018227198. The following person(s) is/ are doing business as: SANSAAR. 9926 Robbins Dr. Beverly Hills, CA 90212. SUSANNE JARCHOW-MISCH. 9926 Robbins Dr. Beverly Hills, CA 90212. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Susanne Jarchow-Misch, Owner. This statement is filed with the County Clerk of Los Angeles County on: 9/7/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 319

Dyann Webb Clayton

10527 Hickory St

Los Angeles, CA 90002

Case Number: TS021135

SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES

Compton Court

200 W Compton Bl

Compton, CA 90220

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

PETITION OF: Dyann Webb Clayton

TO ALL INTERESTED PERSONS

Petitioner: Dyann Webb Clayton

Proposed name: Dyann Webb Clayton

THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted.

DATE: 10/4/18 Time: 8:30a Dept: A Room: 904

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county, Beverly Hills/Beverlywood Weekly.

Date: Aug 15, 2018. Signed: Maurice A. Leiter, Judge of the Superior Court

Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 320

Ashley Tanya Barrera

1236 W 87th St #1

Los Angeles, CA 90044

Case Number: TS021145

SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES

Compton Court

200 W Compton Bl

Compton, CA 90220

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

PETITION OF: Ashley Tanya Barrera

TO ALL INTERESTED PERSONS

Petitioner: Ashley Tanya Barrera

Proposed name: Ashley Tanya Barrera

THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for

change of name should not be granted.

NOTICE OF HEARING

Date: 12/11/18 Time: 8:30a Dept: A Room: 904

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county, Beverly Hills/Beverlywood Weekly.

Date: Sept 11, 2018. Signed: Maurice A. Leiter, Judge of the Superior Court

Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 321

STATEMENT OF WITHDRAWAL FROM PARTNERSHIP OPERATING UNDER FICTITIOUS BUSINESS NAME: 20070906038

Original file #: 2018222644

The following person(s) has/have withdrawn as a general partner(s) from the partnership operating under the fictitious business name of: ZENITH CIVIL ENGINEERING & LAND SURVEYING. 8061 San Mateo Cir. Buena Park, CA 90620-7137. The fictitious business name statement for the partnership was filed on: 7/24/18, in the county of Los Angeles. The full name and residence of the person(s) withdrawing as a partner(s): KATHLEEN G. LAYAON. 8061 San Mateo Cir. Buena Park, CA 90620-3137. Signed: Kathleen G. Layaon. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 9/4/18. Published: 9/13/18, 9/20/18, 9/27/18, 10/4/18 322

FICTITIOUS BUSINESS NAME STATEMENT: 2018212195. The following person(s) is/are doing business as: HEARTCORE MOMS ENTERPRISES. 849 FOOTHILL BLVD SUITE #2 LA CANADA, CA 91011. SPECTRA NATIONAL INVESTMENTS INC. 981 E RIO GRANDE STREET. PASADENA, CA 91104. EAT NAUGHTY NICE LLC. 292 CARTER AVE. SIERRA MADRE, CA 91024. This business is conducted by: A GENERAL PARTNERSHIP. Registrant has begun to transact business under the fictitious business name or names listed here on: 08/2018. Signed: CYNTHIA MARTIN DEL CAMPO, GENERAL PARTNER. This statement is filed with the County Clerk of Los Angeles County on: 08/21/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,417

FICTITIOUS BUSINESS NAME STATEMENT: 2018228815. The following person(s) is/ are doing business as: FAMILY HOMES ASSOCIATES REAL ESTATE. J&I PAINTING, J&I PAINTING AND CONSTRUCTION. 110054 ALONDRO BLVD SUITE 102. BELLFLOWER, CA 91706. REALTY PHARMACY INC. 5952 E 5954 FALLBROOK AVE. WOODLAND HILLS, CA 91367. This business is conducted by: A CORPORATION. Registrant has begun to transact business under the fictitious business name or names listed here on: 02/2016. Signed: IVONNE VARGAS, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 09/10/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,418

FICTITIOUS BUSINESS NAME STATEMENT: 2018217862. The following person(s) is/ are doing business as: SOUTHERN ENGLISH MUSIC; SPEAK ENGLISH MUSIC; CORRI ENGLISH; RAD ENGLISH MUSIC. 4804 LAUREL CANYON BLVD. VALLEY VILLAGE, CA 91607. SOUTHERN ENGLISH, INC. 4804 LAUREL CANYON BLVD. VALLEY VILLAGE, CA 91607. This business is conducted by: A CORPORATION. Registrant has begun to transact business under the fictitious business name or names listed here on: 07/2018. Signed: CORRI OLSON, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 08/29/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,419

FICTITIOUS BUSINESS NAME STATEMENT: 2018225002. The following person(s) is/ are doing business as: DOMESTIC VIOLENCE ATTORNEY. 554 S. SAN VICENTE BLVD SUITE 160-D LOS ANGELES, CA 90048. THE LAW OFFICES OF NEGIN YAMINI APC. 5670 WILSHIRE BLVD STE 1860 LOS ANGELES, CA 90036. This business is conducted by: A CORPORATION. Registrant has begun to transact business under the fictitious business name or names listed here on: 08/2018. Signed: NEGIN YAMINI, CEO. This statement is filed with the County Clerk of Los Angeles County on: 09/05/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/

fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,427

FICTITIOUS BUSINESS NAME STATEMENT: 2018226774. The following person(s) is/ are doing business as: AG BRIDAL SERVICES. 771 GLENMORE BLVD. GLENDALE, CA 91206. AGHAVINIA KARAPETYAN. 771 GLENMORE BLVD. GLENDALE, CA 91206. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 09/20/2009 Signed: AGHAVINIA KARAPETYAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/07/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,428

FICTITIOUS BUSINESS NAME STATEMENT: 2018226772. The following person(s) is/ are doing business as: SONIA INTERIOR DESIGN 320 W MADISON AVE UNIT C MONTEBELLO, CA 90640. SONIA AZIZYAN. 320 W MADISON AVE UNIT C MONTEBELLO, CA 90640. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 08/2012 Signed: SONIA AZIZYAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/07/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,429

FICTITIOUS BUSINESS NAME STATEMENT: 2018226770. The following person(s) is/ are doing business as: AM CONSTRUCTION. 642 E SAN JOSE AVE. BURBANK, CA 91501. ARTHUR MARASHYAN. 642 E SAN JOSE AVE. BURBANK, CA 91501. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 01/2012 Signed: ARTHUR MARASHYAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/07/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,430

FICTITIOUS BUSINESS NAME STATEMENT: 2018226786. The following person(s) is/ are doing business as: SHOWROOM SHINE MOBILE DETAIL. 7850 SALE AVE. CANOGA PARK, CA 91304. VALLEY ZOO RECORDS LLC. 7850 SALE AVE CANOGA PARK, CA 91304. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 01/2018 Signed: ERIC WILLIAMS, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 09/07/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,431

FICTITIOUS BUSINESS NAME STATEMENT: 2018226784. The following person(s) is/ are doing business as: JAX CLEANERS. JAX DRY CLEANERS, 18918 VENTURA BLVD. TARZANA, CA 91356. FIDELITY CLEANING. 18918 VENTURA BLVD. TARZANA, CA 91356. This business is conducted by: A CORPORATION. Registrant has begun to transact business under the fictitious business name or names listed here on: 06/2007 Signed: ROJEH HAROOTUNJIAN, CEO. This statement is filed with the County Clerk of Los Angeles County on: 09/07/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,432

FICTITIOUS BUSINESS NAME STATEMENT: 2018225021. The following person(s) is/ are doing business as: SHARP EDGE 3D DESIGN. 6460 MAMMOTH AVE #210 VAN NUYS, CA 91401. ARAM BALUMYAN. 6460 MAMMOTH AVE #210 VAN NUYS, CA 91401. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 07/2015 Signed: ARAM BALUMYAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/05/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,433

FICTITIOUS BUSINESS NAME STATEMENT: 2018225023. The following person(s) is/ are doing business as: A-Z HOME REMODELING. 13761 RAYEN ST. ARLETA CA 91331. AVETIS NAZIKYAN. 13761 RAYEN ST. ARLETA CA 91331. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 09/2012 Signed: AVETIS NAZIKYAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/05/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,434

FICTITIOUS BUSINESS NAME STATEMENT: 2018225025. The following person(s) is/ are doing business as: THE SPOT CLEANERS. 11868 BURBANK BLVD NORTH HOLLYWOOD, CA 91601. HCAPITAL. 1804 1/2 HILLHURST AVE. LOS ANGELES, CA 90027. This business is conducted by: A CORPORATION. Registrant has begun to transact business under the fictitious business name or names listed here on: 09/2018 Signed: GAMLET ARUTUNYAN, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 09/05/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,435

FICTITIOUS BUSINESS NAME STATEMENT: 2018198212. The following person(s) is/ are doing business as: BLUE OPAL GROUP; BLUE OPAL ASSETS; BLUE OPAL. 1119 ALBANY LOS ANGELES, CA 90015. AYOZCO. INC. 1119 ALBANY LOS ANGELES, CA 90015. This business is conducted by: A CORPORATION. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A Signed: AYODELE IDEWU, CEO. This statement is filed with the County Clerk of Los Angeles County on: 08/06/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,436

FICTITIOUS BUSINESS NAME STATEMENT: 2018222871. The following person(s) is/ are doing business as: NOHO MARBLE & GRANITE. 11840 VOSE ST. NORTH HOLLYWOOD, CA 91605. MKRITCH AKALMAZAYAN. 11840 VOSE ST. NORTH HOLLYWOOD, CA 91605. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 08/2012 Signed: MKRITCH AKALMAZAYAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/04/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,437

FICTITIOUS BUSINESS NAME STATEMENT: 2018223786. The following person(s) is/ are doing business as: DANTE FLOWER. 1039 JUSTIN AVE #103 GLENDALE, CA 91201. MARINE TOMVASYAN. 1036 JUSTIN AVE #103 GLENDALE, CA 91201. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 09/2013 Signed: MARINE TOMVASYAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/04/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,438

FICTITIOUS BUSINESS NAME STATEMENT: 2018223784. The following person(s) is/ are doing business as: IMPERIAL DEEP TISSUE. 4209 ROSAMOND BLVD SP 124 ROSAMOND, CA 93560. OSCAR LUSTRE. 4209 ROSAMOND BLVD. SP 124 ROSAMOND,

CA 93560. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A Signed: OSCAR LUSTRE, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/04/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,439

FICTITIOUS BUSINESS NAME STATEMENT: 2018223782. The following person(s) is/ are doing business as: TOROS ART. 433 N CAMDEN DRIVE 4TH FLOOR UNIT 211 BEVERLY HILLS, CA 90210. MANUEL MANUK TOROSYAN. 433 N CAMDEN DRIVE 4TH FLOOR UNIT 211 BEVERLY HILLS, CA 90210. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 09/2013 Signed: MANUEL MANUK TOROSYAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/04/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,440

FICTITIOUS BUSINESS NAME STATEMENT: 2018208862. The following person(s) is/ are doing business as: PREMIERE FLOORS. 5201 TEESDALE AVE VALLEY VILLAGE, CA 91607. PREMIERE FLOORING SOLUTIONS, INC. 5201 TEESDALE AVE. VALLEY VILLAGE, CA 91607. This business is conducted by: A CORPORATION. Registrant has begun to transact business under the fictitious business name or names listed here on: 08/2012 Signed: EPHRAIM M ELBAZ, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 08/17/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,441

FICTITIOUS BUSINESS NAME STATEMENT: 2018224200. The following person(s) is/ are doing business as: BALLESTERO REPORTING SERVICES INC. 704 ETON AVE CANOGA PARK, CA 91303. BALLESTERO REPORTING SERVICES INC. 704 ETON AVE CANOGA PARK, CA 91303. This business is conducted by: A CORPORATION. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A Signed: NATALIE BALLESTERO, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 09/05/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,442

FICTITIOUS BUSINESS NAME STATEMENT: 2018223551. The following person(s) is/ are doing business as: LEGACY FRAMERS. 3541 JASMINE AVE APT 3 LOS ANGELES, CA 90034. ALBERTO JESUS RAMIREZ MENDOZA. 3541 JASMINE AVE APT 3 LOS ANGELES, CA 90034. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 08/2018 Signed: ALBERTO JESUS RAMIREZ MENDOZA, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/04/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,443

Gabriella Maxemim
4723 E. Rosecrans Ave
Compton, CA 90221
Case Number: TS021126
SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES
Compton Court
200 W Compton Bl
Compton, CA 90220
ORDER TO SHOW CAUSE FOR CHANGE OF NAME
PETITION OF: Alyson Mihuzet Escobar by her mother Gabriella Maxemim TO ALL INTERESTED PERSONS
Petitioner: Alyson Mihuzet Escobar by her mother Gabriella Maxemim
Present name: Alyson Mihuzet Escobar
Proposed name: Alyson Mihuzet Lizarraga Maxemim
THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted.

DATE OF HEARING: 11/2/18 Time: 8:30a Dept: A Room: 904
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county, Beverly Hills/Beverlywood Weekly.

Date: Sept 11, 2018. Signed: Maurice A. Leiter, Judge of the Superior Court
Published: 9/20/18, 9/27/18, 10/4/18, 10/11/18 323

FICTITIOUS BUSINESS NAME STATEMENT: 2018233456. The following person(s) is/ are doing business as: NEUROOBJECTIVES. 407 Veteran Ave. Los Angeles, CA 90024. HALEH KOUCHMESHKI. 407 Veteran Ave. Los Angeles, CA 90024. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Haleh Kouchmeskhi, Owner. This statement is filed with the County Clerk of Los Angeles County on: 9/13/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/20/2018, 09/27/18, 10/4/18, 10/11/18 322

FICTITIOUS BUSINESS NAME STATEMENT: 2018232250. The following person(s) is/ are doing business as: CHATSWORTH GREENS LEASING. 9732 S. Santa Monica Bl. Beverly Hills, CA 90210. CHATSWORTH GREENS LLC. 22823 Burbank Bl. Woodland Hills, CA 91367. This business is conducted by: a Limited Liability Company. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: David Sajasi, Managing Member, Chatsworth Greens LLC. This statement is filed with the County Clerk of Los Angeles County on: 9/12/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/20/18, 9/27/18, 10/4/18, 10/11/18 321

FICTITIOUS BUSINESS NAME STATEMENT: 2018232239. The following person(s) is/ are doing business as: LUXURY LINE CAR RENTAL. 9732 S. Santa Monica Bl. Beverly Hills, CA 90210. LUXURY LINE LLC. 18811 Redwing St. Tarzana, CA 91356. This business is conducted by: a Limited Liability Company. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: David Sajasi, Managing Member, Luxury Line LLC. This statement is filed with the County Clerk of Los Angeles County on: 9/12/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/20/18, 9/27/18, 10/4/18, 10/11/18 320

FICTITIOUS BUSINESS NAME STATEMENT: 2018200598. The following person(s) is/ are doing business as: ONIG INC. 29033 Morado Circulo, Valencia, CA 91354. MEGAN CUNICO. 28835 MontView Court, Valencia, CA 91354. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Megan Cunico, Owner. This statement is filed with the County Clerk of Los Angeles County on: 8/3/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/20/18, 9/27/18, 10/4/18, 10/11/18 328

FICTITIOUS BUSINESS NAME STATEMENT: 2018192307. The following person(s) is/ are doing business as: THE METRO REALTY GROUP. 28005 Smyth Dr #207, Valencia, CA 91355. TERESA DIANE METRO. 28005 Smyth Dr #207, Valencia, CA 91355. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Teresa Diane Metro, Owner. This statement is filed with the County Clerk of Los Angeles County on: 8/3/18. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 9/20/18, 9/27/18, 10/4/18, 10/11/18 329

FICTITIOUS BUSINESS NAME STATEMENT: 2018236506. The following person(s) is/ are doing business as: LOS ALTOS BEEF INC. 6717 S. ALAMEDA ST. LOS ANGELES,

CA 90001. LOS ALTOS BEEF INC. 6717 S. ALAMEDA ST. LOS ANGELES, CA 90001. This business is conducted by: A CORPORATION. Registrant has begun to transact business under the fictitious business name or names listed here on: 04/2010 Signed: HORACIO BARAJAS, VICE PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 09/18/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/20/2018, 09/27/2018, 10/04/2018, 10/11/2018 TBS 2,445

STATEMENT OF ABANDONMENT OF USE OF FICTITIOUS BUSINESS NAME
File No. 201575897
Date Filed: 07/06/2015
Name of business: KINGDOM AUTO.
7923 LANKERSHIM BL UNIT D N HOLLYWOOD, CA 91605.
Registered Owner: ROLANDO BARRIOS DE LEON.
7644 MORELLA AVE. NORTH HOLLYWOOD, CA 91605
Current File #: 2018223781
Date: 09/04/2018
Published: 09/20/2018, 09/27/2018, 10/04/2018, 10/11/2018 TBS 2,446

FICTITIOUS BUSINESS NAME STATEMENT: 2018233056. The following person(s) is/ are doing business as: ARGO TRAVEL. 358 E OLIVE AVE BURBANK, CA 91502. KAREN VARDANYAN. 358 E OLIVE AVE. BURBANK, CA 91502. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 09/2013 Signed: KAREN VARDANYAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/13/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/20/2018, 09/27/2018, 10/04/2018, 10/11/2018 TBS 2,447

FICTITIOUS BUSINESS NAME STATEMENT: 2018233054. The following person(s) is/ are doing business as: 911 RESTORATION OF SANTA CLARITA VALLEY; 911 RESTORATION OF ANTELOPE VALLEY. 12410 FOOTHILL BLVD UNIT B SYLMAR, CA 91342. A&M RESTORATION, INC. 12410 FOOTHILL BLVD UNIT B SYLMAR, CA 91342. This business is conducted by: A CORPORATION. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A Signed: MIHRAN HOJMANIYAN, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 09/13/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/20/2018, 09/27/2018, 10/04/2018, 10/11/2018 TBS 2,448

FICTITIOUS BUSINESS NAME STATEMENT: 2018233052. The following person(s) is/ are doing business as: GIANT PARKING GROUP. 13743 VICTORY BLVD #C VAN NUYS, CA 91401. EDGAR GASPARIAN. 13743 VICTORY BLVD #C VAN NUYS, CA 91401. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 09/2018 Signed: EDGAR GASPARIAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/13/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/20/2018, 09/27/2018, 10/04/2018, 10/11/2018 TBS 2,450

FICTITIOUS BUSINESS NAME STATEMENT: 2018233050. The following person(s) is/ are doing business as: V MODERN. 514 S BELMONT ST. GLENDALE, CA 91205. VACHAGAN KARAPETYAN. 514 S BELMONT ST. GLENDALE, CA 91205. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 07/2013 Signed: VACHAGAN KARAPETYAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/13/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/20/2018, 09/27/2018, 10/04/2018, 10/11/2018 TBS 2,450

FICTITIOUS BUSINESS NAME STATEMENT: 2018230909. The following person(s) is/ are doing business as: KS ENTERTAINMENT. 1126 1/2 N BERENDO ST. LOS ANGELES, CA 90029. KAREN SHAGOYAN. 1126 1/2 N BERENDO ST. LOS ANGELES, CA 90029. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 01/2015 Signed: KAREN SHAGOYAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/12/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/20/2018, 09/27/2018, 10/04/2018, 10/11/2018 TBS 2,451

FICTITIOUS BUSINESS NAME STATEMENT: 2018230907. The following person(s) is/ are doing business as: HM DIGITAL ENTERPRISES. 719 E ACACIA AVE #301 GLENDALE, CA 91205. HM DIGITAL ENTERPRISES LLC. 719 E ACACIA AVE #301 GLENDALE, CA 91205. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant has begun to transact business under the fictitious business name or names listed here on: 09/2011 Signed: HASMIK MARUTYAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/12/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/20/2018, 09/27/2018, 10/04/2018, 10/11/2018 TBS 2,452

FICTITIOUS BUSINESS NAME STATEMENT: 2018230905. The following person(s) is/ are doing business as: ATERAS FINANCE COMPANY. 18828 BRYANT ST. NORTHRIDGE, CA 91324. JOSE ANTONIO NATERAS-VILLAGOMEZ. 18828 BRYANT ST. NORTHRIDGE, CA 91324. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A Signed: JOSE ANTONIO NATERAS-VILLAGOMEZ, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/12/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/20/2018, 09/27/2018, 10/04/2018, 10/11/2018 TBS 2,453

FICTITIOUS BUSINESS NAME STATEMENT: 2018230903. The following person(s) is/ are doing business as: B.B. PLUMBING AND HEATING. 516 SPENCER ST. GLENDALE, CA 91202. NORAIR AGHAZARIAN. 516 SPENCER ST. GLENDALE, CA 91202. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 03/2013 Signed: NORAIR AGHAZARIAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/12/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/20/2018, 09/27/2018, 10/04/2018, 10/11/2018 TBS 2,454

FICTITIOUS BUSINESS NAME STATEMENT: 2018230901. The following person(s) is/ are doing business as: ULTRA MODERN POOLS AND SPA. 1521 E WINDSOR RD #3 GLENDALE, CA 91205. MANVEL ARUTUNOVIC MURADYAN. 1521 E WINDSOR RD #3 GLENDALE, CA 91205. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 11/2012 Signed: MANVEL ARUTUNOVIC MURADYAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/12/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/20/2018, 09/27/2018, 10/04/2018, 10/11/2018 TBS 2,456

FICTITIOUS BUSINESS NAME STATEMENT: 2018229685. The following person(s) is/ are doing business as: LORA'S KITCHEN CABINET. 2342 CALIFORNIA ST. #5 MOUNTAIN VIEW, CA 94040. LORA SARKISYAN. 2342 CALIFORNIA ST. #5 MOUNTAIN VIEW, CA 94040. This business is conducted by: AN INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 09/2005 Signed: LORA SARKISYAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 09/11/2018. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 09/13/2018, 09/20/2018, 09/27/2018, 10/04/2018 TBS 2,465

FICTITIOUS BUSINESS NAME STATEMENT: 2018229681. The following person(s) is/ are doing business as: SWEETWATER STABLE; SWEETWATER TRADING COMPANY. 677 W 112TH ST CLAREMONT, CA 91711. SWEETWATER TRADING COMPANY LLC. 677 W 112TH ST CLAREMONT, CA 91711. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant has begun to transact business under the fictitious business name or names listed here on: 08

OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code, The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 714-730-2727 or visit this Internet Web site www.lpsasap.com, using the file number assigned to this case, CA-MBD-18018322. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. On September 26, 2018, at 11:00 AM, BY THE FOUNTAIN LOCATED AT, 400 CIVIC CENTER PLAZA, in the City of POMONA, County of LOS ANGELES, State of CALIFORNIA, PEAK FORECLOSURE SERVICES, INC., a California corporation, as duly appointed Trustee under that certain Deed of Trust executed by JONATHAN AHRON, A SINGLE MAN, as Trustors, recorded on 2/28/2014, as Instrument No. 20140209678, of Official Records in the office of the Recorder of LOS ANGELES County, State of CALIFORNIA, under the power of sale therein contained, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER, for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the herein-after described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Property is being sold "as is - where is". TAX PARCEL NO. 4331-003-059. Property address: 235 S. Reeves Dr., PH401, Beverly Hills, CA 90212. All that certain real property situated in the County of Los Angeles, State of California, described as follows: A CONDOMINIUM COMPRISED OF: PARCEL 1: AN UNDIVIDED 1/18TH INTEREST IN AND TO LOT 1 OF TRACT NO. 42657, IN THE CITY OF BEVERLY HILLS, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 1046, PAGE(S) 94 AND 95, INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. EXCEPT THEREFROM UNITS 1 TO 18, INCLUSIVE, AS DEFINED AND DELINEATED ON THE CONDOMINIUM PLAN RECORDED JULY 20, 1987 AS INSTRUMENT NO. 87-1144068 OFFICIAL RECORDS. PARCEL 2: UNIT NO. 401 AS SHOWN AND DEFINED ON THE ABOVE REFERRED CONDOMINIUM PLAN. PARCEL 3: AN EXCLUSIVE EASEMENT APPURTENANT TO PARCEL 1 ABOVE FOR ALL USES AND PURPOSES OF A PARKING SPACE OVER AND ACROSS THAT PORTION OF LOT 1 OF SAID TRACT NO. 42657, DEFINED AND DELINEATED AS "EXCLUSIVE USE COMMON AREA" 24P AND 25P ON THE ABOVE-REFERENCED CONDOMINIUM PLAN. PARCEL 4: AN EXCLUSIVE EASEMENT APPURTENANT TO PARCEL 1 ABOVE FOR ALL USES AND PURPOSES OF A BALCONY OVER AND ACROSS THAT PORTION OF LOT 1 OF SAID TRACT NO. 42657, DEFINED AND DELINEATED AS "EXCLUSIVE USE COMMON AREA", 401B ON THE ABOVE-REFERENCED CONDOMINIUM PLAN. From information which the Trustee deems reliable, but for which Trustee makes no representation or warranty, the street address or other common designation of the above described property is purported to be 235 S. REEVES DR., PH401, BEVERLY HILLS, CA 90212. Said property is being

sold for the purpose of paying the obligations secured by said Deed of Trust, including fees and expenses of sale. The total amount of the unpaid principal balance, interest thereon, together with reasonably estimated costs, expenses and advances at the time of the initial publication of the Notice of Trustee's Sale is \$837,868.73. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. WE ARE ATTEMPTING TO COLLECT A DEBT, AND ANY INFORMATION WE OBTAIN WILL BE USED FOR THAT PURPOSE. SALE INFORMATION LINE: 714-730-2727 or www.lpsasap.com Dated: 08/24/2018 PEAK FORECLOSURE SERVICES, INC., AS TRUSTEE By Shelley Chase, Foreclosure Administrator A-4668473 09/06/2018, 09/13/2018, 09/20/2018

NOTICE OF TRUSTEE'S SALE TS No. CA-18-826759-JB Order No.: 18-0002112-01 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 5/25/2007. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): THERESSIA L WASHINGTON, A SINGLE WOMAN Recorded: 6/7/2007 as Instrument No. 20071377809 of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 10/11/2018 at 10:00 AM Place of Sale: Behind the fountain located in Civic Center Plaza, located at 400 Civic Center Plaza, Pomona CA 91766 Amount of unpaid balance and other charges: \$37,135.21 The purported property address is: 1355 N SIERRA BONITA AVE #206, WEST HOLLYWOOD, CA 90046 Assessor's Parcel No.: 5550-027-039 NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same

lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 916-939-0772 for information regarding the trustee's sale or visit this Internet Web site <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-18-826759-JB. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. Date: Quality Loan Service Corporation 2763 Camino Del Rio South San Diego, CA 92108 619-645-7711 For NON SALE information only Sale Line: 916-939-0772 Or Login to: <http://www.qualityloan.com> Reinstatement Line: (866) 645-7711 Ext 5318 Quality Loan Service Corp. TS No.: CA-18-826759-JB IDSPub #0144882 9/20/2018 9/27/2018 10/4/2018



**County of Los Angeles
Department of the Treasurer and Tax Collector
Notice of Divided Publication**

Pursuant to Revenue and Taxation Code (R&TC) Sections 3702, 3381, and 3382, the Los Angeles County Treasurer and Tax Collector is publishing in divided distribution, the Notice of Sale of Tax-Defaulted Property Subject to the Tax Collector's Power to Sell in and for the County of Los Angeles, State of California, to various newspapers of general circulation published in the County. A portion of the list appears in each of such newspapers.

**Notice of Public Auction of
Tax-Defaulted Property
Subject to the Tax Collector's
Power to Sell
(Sale No. 2018A)**

Whereas, on Tuesday, July 31, 2018, the Board of Supervisors of the County of Los Angeles, State of California, directed me, JOSEPH KELLY, Treasurer and Tax Collector, to sell at public auction certain tax-defaulted properties.

I hereby give public notice, that unless said properties are redeemed, prior to the close of business on the last business day prior to the first day of the public auction, or Friday, October 19, 2018, at 5:00 p.m. Pacific Time, I will offer for sale and sell said properties on Monday, October 22, 2018, beginning at 9:00 a.m. Pacific Time, to the highest bidder, for cash or cashier's check in lawful money of the United States, for not less than the minimum bid, at the Fairplex, Los Angeles County Fairgrounds, 1101 West McKinley Avenue, Building 7, Pomona, California. I will re-offer any properties that did not sell, for a reduced minimum bid, on Tuesday, October 23, 2018.

The minimum bid for each parcel is the total amount necessary to redeem, plus costs, as required by R&TC Section 3698.5.

If a property does not sell at the public auction, the right of redemption will revive and remain until Friday, November 30, 2018, at 5:00 p.m. Pacific Time.

Beginning Saturday, December 1, 2018, at 3:00 p.m. Pacific Time, through Tuesday, December 4, 2018, at 10:00 a.m. Pacific Time, I will re-offer for sale any unimproved properties that did not sell or were not redeemed prior to 5:00 p.m. Pacific Time, on Friday, November 30, 2018, at online auction at www.bid4assests.com/losangeles.

Prospective bidders should obtain detailed information of this sale from the County of Los Angeles Treasurer and Tax Collector (TTC) at <http://ttc.lacounty.gov/>. Bidders are required to pre-register at 225 North Hill Street, Room 130, Los Angeles, California and submit a refundable \$5,000 deposit in the form of cash, cashier's check or bank-issued money order at the time of registration. The TTC will not accept personal checks, two-party checks or business checks for the registration deposit. The TTC will apply the registration deposit towards the minimum bid. Registration will begin on Monday, September 17, 2018, at 8:00 a.m. and end on Friday, October 5, 2018, at 5:00 p.m. Pacific Time.

Pursuant to R&TC Section 3692.3, the TTC sells all property "as is" and the County and its employees are not liable for any known or unknown conditions of the property, including, but not limited to, errors in the records of the Office of the Assessor (Assessor) pertaining to improvement of the property.

If the TTC sells a property, parties of interest, as defined by R&TC Section 4675, have a right to file a claim with the County for any proceeds from the sale, which are in excess of the liens and costs required to be paid from the proceeds. If there are any excess proceeds after the application of the minimum bid, the TTC will send notice to all parties of interest, pursuant to law.

Please direct requests for information concerning redemption of tax-defaulted property to the Treasurer and Tax Collector, at 225 North Hill Street, Room 130, Los Angeles, California 90012. You may also call (213) 974-2045, Monday through Friday, 8:00 a.m. to 5:00 p.m. Pacific Time, visit our website at ttc.lacounty.gov or email us at auction@ttc.lacounty.gov.

The Assessor's Identification Number (AIN) in this publication refers to the Assessor's Map Book, the Map Page, and the individual Parcel Number on the Map Page. If a change in the AIN occurred, the publication will show both prior and current AINs. An explanation of the parcel numbering system and the referenced maps are available at the Office of the Assessor located at 500 West Temple Street, Room 225, Los Angeles, California 90012.

I certify under penalty of perjury that the foregoing is true and correct. Executed at Los Angeles, California, on August 24, 2018.

JOSEPH KELLY
Treasurer and Tax Collector
County of Los Angeles
State of California

The real property that is subject to this notice is situated in the County of Los Angeles, State of California, and is described as follows:

PUBLIC AUCTION NOTICE OF SALE OF TAX-DEFAULTED PROPERTY SUBJECT TO THE POWER OF SALE (SALE NO. 2018A) 3496 AIN 4388-010-034 BARDY, ELIZABETH M LOCATION COUNTY OF LOS ANGELES \$55,960.00 CN953306 512 Sep 20,27, Oct 4, 2018

NOTICE OF PUBLIC SALE Pursuant to Business and Professions Code Secs. 21700-21707, notice is hereby given that a public lien sale of the following described personal property will be held on Wednesday, October 4, 2018 11:00 am The sale will be conducted at: Metropolitan Art Storage, Inc. 8148 W. Sunset Blvd., West Hollywood, CA 90046 (Entrance on Haven-

hurst Dr.) County of Los Angeles, State of California.

The items to be sold are generally described as: Plumbing products, paraphernalia, furniture, house hold items stored by the following persons.

Name of Account/Space Number
Robert Monaghan 27
Belinda Wilson 5
Martin Panzer 8
Martin Panzer 70
Martin Panzer 179
Cutler Design 206
C Stuart Young 94
Michael Neustadt 61
Kimberly Hines 52
Primo Multi 276
Primo Multi Mechanical Room
Byron Williams 35

Byron Williams 235

Sales subject to prior cancellations in the event of settlement between owner and obligated party.

Dated: 9-7-2018
9/20, 9/27/18
CNS-3174939#

FILE NO. 2018 235068

FICTITIOUS BUSINESS NAME STATEMENT
TYPE OF FILING: ORIGINAL

THE FOLLOWING PERSON(S) IS (ARE)
DOING BUSINESS AS: COIN LAUNDRY
LAVANDERIA, 1183 N. VERMONT AVENUE
LOS ANGELES CA 90029; MAILING
ADDRESS: 1217 20TH STREET, UNIT 204
SANTA MONICA CA 90404 county of: LA
COUNTY.

Registered Owner(s): KAMOLNUT

THIANKHAM, 1217 20TH STREET, UNIT 204
SANTA MONICA CA 90404. This Business is
being conducted by a/an: INDIVIDUAL. The
date registrant commenced to transact business
under the fictitious business name or
names listed above on: N/A.

I declare that all the information in this statement
is true and correct. (A registrant who
declares true any material matter pursuant
to Section 17913 of the Business and Professions
Code that the registrant knows to be
false is guilty of a misdemeanor punishable
by a fine not to exceed one thousand dollars
(\$1,000).

/s/ KAMOLNUT THIANKHAM, OWNER

This statement was filed with the County
Clerk of LOS ANGELES County on SEP 14
2018 expires on SEP 14 2023.

Notice- In accordance with Subdivision (a)

of Section 17920 a fictitious name statement
generally expires at the end of five years from
the date it was filed in the office of the county
clerk. Except as provided in Subdivision (b) of
Section 17920 where it expires 40 days after
any change in the facts set forth in the statement
pursuant to Section 17913 other than a
change in the residence address of the registered
owner. A new fictitious business name
statement must be filed before either expiration.
The filing of this statement does not of
itself authorize the use in this state of a Fictitious
Business Name in violation of the rights
of another under federal, state, or common
law (see Section 14411 et seq., Business and
Professions Code).

LA2092252 BEVERLY HILLS WEEKLY
9/20,24, 10/4,11 2018

CLASSIFIEDS To place your ad, call 310-887-0788

100- ANNOUNCEMENTS

KC BUYS HOUSES - FAST -
CASH - Any Condition. Family
owned & Operated . Same day
offer! (951) 805-8661 WWW.
KCBUYSHOUSES.COM
(Cal-SCAN)

Water Damage to Your Home?
Call for a quote for professional
cleanup & maintain the value
of your home! Set an appt
today! Call 855-401-7069
(Cal-SCAN)

PREGNANT? CONSIDERING
ADOPTION? Call us first.
Living expenses, housing,
medical, and continued support
afterwards. Choose adoptive
family of your choice. Call
24/7. 1-877-879-4709
(CalSCAN)

DID YOU KNOW 7 IN 10
Americans or 158 million
U.S. Adults read content from
newspaper media each week?
Discover the Power of News-
paper Advertising. For a free
brochure call 916-288-6011 or
email cecelia@cnpa.com
(Cal-SCAN)

DID YOU KNOW 144 million
U.S. Adults read a Newspaper
print copy each week? Discover
the Power of Newspaper Ad-
vertising. For a free brochure
call 916-288-6011 or email ce-
celia@cnpa.com (Cal-SCAN)

EVERY BUSINESS has a story
to tell! Get your message out
with California's PRMedia Re-
lease - the only Press Release
Service operated by the press to
get press! For more info contact
Cecelia @ 916-288-6011 or
http://prmediarelease.com/calif-
ornia (Cal-SCAN)

Tours, Vacation Packages and
Travel Packages since 1952.
Visit Caravan.com for details
or call 1-800-CARAVAN for
catalog. (CalSCAN)

115-CEMETERY

Rose Hills Memorial Park:
Immediately available 2
cemetery plots for sale in the
beautiful sold out "SUMMER
TERRACE". Selling together
for \$22,000. Side by Side.
Lot 2658 space 1 and 2. All
transactions must be made at

Rose Hills Memorial Park. No
brokers please. Contact Maria
at 909-241-6030

Rose Hills Memorial Park- 2
plots together in prime location
by main road at main entrance
gate \$5000 OBO. Will sell sep-
arately. Contact (626) 934-7327

125-PERSONALS

Meet singles right now! No
paid operators, just real people
like you. Browse greetings,
exchange messages and connect
live. Try it free. Call now: 855-
412-1534. (Cal-SCAN)

Awesome Dateline - Chat.
Beautiful Locals Are Waiting.
Great Phone Chat. Real Local
People. Live & Uncensored.
Call & Try Free! Must be 18
yrs 1-800-490-4140
(Cal-SCAN)

140-HEALTH/MEDICAL

OXYGEN - Anytime. Any-
where. No tanks to refill. No
deliveries. The All-New Inogen
One G4 is only 2.8 pounds!
FAA approved! FREE info kit:
844-359-3976. (Cal-SCAN)

VIAGRA and CIALIS USERS!
Cut your drug costs! SAVE
\$\$! 50 Pills for \$99.00. FREE
Shipping! 100% Guaranteed
and Discreet. CALL 1-800-
624-9105 (Cal-SCAN)

Stop OVERPAYING for your
prescriptions! SAVE! Call our
licensed Canadian and Inter-
national pharmacy, compare
prices and get \$25.00 OFF
your first prescription! CALL
1-855-397-6808 Promo Code
CDC201725. (Cal-SCAN)

170-CAREGIVER

LVN live out Caregiver provid-
ing home care. Experienced,
with great references. Prefers
to work Monday through
Thursday in 12 hour shifts. Call
Regina (858) 265-7781

172-SENIOR LIVING

A PLACE FOR MOM. The
nation's largest senior living
referral service. Contact our
trusted, local experts today!
Our service is FREE/no obliga-
tion. CALL 1-800-550-4822.

(Cal-SCAN)

220-HOUSEKEEPING

Reliable, Affordable, and
Honest Expert Housecleaner.
I clean homes, apartments,
trailers, and more. Call me for
a free estimate, Monica (714)
707-8981. References available
upon request. Price varies
based on the size of the home
and duration of cleaning.

205-ADOPTIONS

PREGNANT? CONSIDERING
ADOPTION? Call us first.
Living expenses, housing,
medical, and continued support
afterwards. Choose adoptive
family of your choice. Call
24/7. 1-877-879-4709
(Cal-SCAN)

209-AUCTIONS

AUCTION of RARE US
GOVERNMENT Copper Map
Engraving Plates for 82 areas
in California. Produced from
1880. Each is a unique museum
quality one of a kind unique
work of art. Areas include
Malibu, Newport Beach &
Sacramento. View auction
online at: benbensoncollection.
com or email for more info:
benbensoncollection@yahoo.
com (Cal-SCAN)

255-LEGAL SERVICES

DID YOU KNOW Information
is power and content is King?
Do you need timely access
to public notices and remain
relevant in today's hostile
business climate? Gain the edge
with California News Publish-
ers Association new innova-
tive website capublicnotice.
com and check out the FREE
One-Month Trial Smart Search
Feature. For more information
call Cecelia @ (916) 288-6011
or www.capublicnotice.com
(Cal-SCAN)

281-TAX SERVICES

Do you owe over \$10,000 to
the IRS or State in back taxes?
Our firm works to reduce the
tax bill or zero it out comple-
tely FAST. Call now 8559935796
(CalSCAN)

290-HEALTH/FITNESS

ELIMINATE CELLULITE and
Inches in weeks! All natural.

Odor free. Works for men or
women. Free month supply on
select packages. Order now!
8447039774. (CalSCAN).

400-REAL ESTATE

KC BUYS HOUSES
FAST - CASH
Any Condition.
Family Owned & Operated.
Same Day Offer!
(951)805-8661
WWW.KCBUYSHOUSES.
COM

420-OUT OF STATE PROPERTY

NORTHERN AZ WIL-
DERNESS RANCH - \$197
MONTH - Quiet secluded 37
acre off grid ranch set amid
scenic mountains and valleys at
clear 6,200'. Near historic pion-
eer town & large fishing lake.
No urban noise & dark sky
nights amid pure air & AZ's
best year-round climate. Ever-
green trees /meadowland blend
with sweeping views across un-
inhabited wilderness mountains
and valleys. Self-sufficiency
quality garden loam soil, abun-
dant groundwater & maintained
road access. Camping & RV's
ok. No homeowner's Assoc.
or deed restrictions. \$22,900,
\$2,290 dn. Free brochure with
additional property descrip-
tions, photos/ terrain map/
weather chart/area info: 1st
United Realty 800.966.6690.
(Cal-SCAN)

501-HELP WANTED

WE ARE LOOKING for
people in your community who
would like an additional \$300-
\$500/month. http://tinyurl.com/
HelpInYourCommunity
Bring us the lead, we do the
work!

Drinks Holdings, LLC in Bev-
erly Hills, CA is seeking a Sr.
Business Intelligence Lead to
create custom queries for reve-
nue, market data & intelligence
reports. No travel; no telcomm.
Email resumes to:
Howdy@drinks.com.

Beverly Hills Unified
School District
BHUSD is accepting ap-
plications for the following
Classified positions (must apply
at www.EdJoin.org<http://
www.edjoin.org/>):

Security Officer
Work Year: 10 months, 40
hours/week (full time)
Salary: \$3,024-\$3,858/month
Playground Aide
Work Year: 10 months (part
time, up to 19.5 hours/week)
Salary: \$14.14/hours

516-BUSINESS OPPORTUNITIES

OWN YOUR OWN DOLLAR,
DOLLAR PLUS, BIG BOX,
MAIL/PACK/SHIP, OR PAR-
TY STORE. 100% FINANC-
ING. OAC FROM \$65,900.
100% TURNKEY. Call
1-800-518-3064 or www.dollar-
storeservices.com/start www.
partystoredevelopers.com/start
www.mailboxdevelopers.com/
start Cal-SCAN

710-MEDICAL SUPPLIES/ EQUIPMENT

Safe Step Walk-In Tub! Alert
for Seniors. Bathroom falls can
be fatal. Approved by Arthritis
Foundation. Therapeutic Jets.
Less Than 4 Inch Step-In.
Wide Door. Anti-Slip Floors.
American Made. Installation
Included. Call 800-799-4811
for \$750 Off. (Cal-SCAN)

726-MISCELLANEOUS

SAWMILLS from only
\$4397.00- MAKE & SAVE
MONEY with your own
bandmill- Cut lumber any
dimension. In stock ready to
ship! FREE Info/DVD: www.
NorwoodSawmills.com 1-800-
578-1363 Ext.300N
(Cal-SCAN)

740-CABLE/SATELLITE TV

Cut the Cable! CALL DI-
RECTV. Bundle & Save! Over
145 Channels PLUS Genie HD-
DVR. \$50/month for 2 Years
(with AT&T Wireless.) Call for
Other Great Offers! 1-888-463-
8308 (Cal-SCAN)

DISH TV. 190 channels.
\$49.99/mo. for 24 mos. Ask
About Exclusive Dish Features
like Sling® and the Hopper®.
PLUS HighSpeed Internet,
\$14.95/mo. (Availability and
Restrictions apply.) TV for
Less, Not Less TV! 1-855-734-
1673. (Cal-SCAN)

NO MONEY DOWN BUN-
DLE - Get 150 channels and

high-speed internet starting at
only \$65/mo!. Also get FREE
movie channels. New Callers
get a FREE \$100 Visa Gift
Card. SO CALL NOW!
1-877-275-8515

800-REAL ESTATE LOANS

RETIRED COUPLE \$\$\$\$ for
business purpose Real Estate
loans. Credit unimportant.
V.I.P. Trust Deed Company
www.viploan.com Call 818
248-0000. Broker-principal
BRE 01041073. (Cal-SCAN)

809-INSURANCE/ HEALTH

Social Security Disability? Up
to \$2,671/mo. (Based on paid-
in amount.) FREE evaluation!
Call Bill Gordon & Associates.
1-800-966-1904. Mail: 2420 N
St NW, Washington DC. Office:
Broward Co. FL., member TX/
NM Bar. (Cal-SCAN)

Lowest Prices on Health &
Dental Insurance. We have the
best rates from top companies!
Call Now! 888-989-4807.

900-AUTOS FOR SALE

2014 SUV Acura RDX, Mint
Condition, Tech Pkg. 43K
Miles. Metallic Black/Leath-
er/Sun/Nav. \$19,950. Single
Owner in Beverly Hills. Call
310-922-5312

910-MOTORHOMES - CAMPERS

HUGE Diesel RV Sale. Top 5
RV dealer in America. 4.5 Goo-
gle Star Service Rating. Call
(866) 322-2614. (Cal-SCAN)

955-AUTOS WANTED

DONATE YOUR CAR,
TRUCK OR BOAT TO HER-
ITAGE FOR THE BLIND.
FREE 3 Day Vacation, Tax
Deductible, Free Towing, All
Paperwork Taken Care of. Call
8007315042 (CalSCAN)

Got an older car, boat or RV?
Do the humane thing. Donate it
to the Humane Society. Call 1-
800-743-1482 (CalSCAN)

WANTED! Old Porsche
356/911/912 for restoration by
hobbyist 1948-1973 Only. Any
condition, top \$ paid!
PLEASE LEAVE MESSAGE
(707) 965-9546 (Cal-SCAN)

CLIENT CONGRATULATIONS



“Unbelievable! Our probate property was FAR and in terrible condition. Jenny went above and beyond to help us. Answered all our questions. Was ALWAYS available. Excellent realtor! We sold a house and we’re buying one with her.”

— *Judi Domroy, Beverly Hills High Class of '93 & Madrigals Singers Alumna*



SOLD | PROBATE SALE
426 Via Vista Drive, Redlands



SOLD
305 S. Glenwood Place, Burbank

RECENT SALES BY JENNY O.

- » 333 S. McCarthy | \$10,000/mo. (lease)
- » 6215 Drexel Ave. | \$1,599,000
- » 309 N. Almont Dr. | \$1,495,000
- » 6735 Yucca St., #207 | \$705,000
- » 4716 W. 29th St. | \$555,000
- » 6712 Hillpark Dr., #208 | \$532,000



Jennifer Okhovat
Estate Agent
310.435.7399
jennyohomes@gmail.com
jennyohomes.com
License 01866951



#1 INDEPENDENT IN LOS ANGELES | #1 INDEPENDENT IN CALIFORNIA | #7 IN THE NATION

**PACIFIC
UNION**
INTERNATIONAL

PACIFIC UNION INTERNATIONAL
8560 Sunset Boulevard, 3rd Floor
Los Angeles, CA 90069
O 424 262 4946 | pacificunionla.com

This is not intended as a solicitation if your property is currently listed with another broker.