CITY OF LOS ANGELES

NOTICE OF PREPARATION OF A COMBINED DRAFT ENVIRONMENTAL IMPACT REPORT AND NOTICE OF SCOPING MEETINGS FOR THE WESTSIDE COMMUNITY PLANS UPDATE (STATE CLEARINGHOUSE # TO BE ASSIGNED)

TO: Agencies, Organizations, and Interested Parties

Date: February 19, 2026

The City of Los Angeles (City) intends to prepare an Environmental Impact Report (EIR) for the proposed Westside Community Plans Update Project (Proposed Project). In accordance with Section 15082 of the California Environmental Quality Act (CEQA) Guidelines, the City has prepared this Notice of Preparation (NOP) to provide the public, responsible agencies, and other interested parties with information regarding the Project and its potential environmental effects. The EIR will be prepared by outside consultants under the supervision of the City of Los Angeles, Department of City Planning.

The City requests your written comments as to the scope and contents of the EIR, including mitigation measures or project alternatives to reduce potential environmental impacts from the Project. Comments must be submitted in writing according to directions below. If you represent a public agency, the City seeks written comments as to the scope and content of the environmental information in the EIR that are germane to your agency's statutory responsibilities in connection with the Project. Your agency may need to use the EIR prepared by the City when considering your permit or other approval for the Project. As such, your responses to this NOP should, at a minimum, identify: (1) The significant environmental issues and reasonable alternatives and mitigation measures that your agency will need to have explored in the EIR; and (2) Whether your agency will be a responsible or trustee agency for this project.

Public Scoping Meetings will be held to receive written input as to what environmental topics the EIR should study. No decisions about the Project are made at the Public Scoping Meetings. Additional project details, meeting information, and instructions for public comment submittal are listed below.

Project Location: The Westside Community Plans consist of the boundaries of the West Los Angeles, Palms-Mar Vista-Del Rey, Venice, and Westchester-Playa del Rey Community Plan Areas (CPAs). These four CPAs are geographically continuous as shown in Figure 1 – Regional Context. The combined area of the Westside Community Plans is approximately 26.6 square miles.

The West Los Angeles CPA contains approximately 4,565 acres and is in the western portion of Los Angeles. It is surrounded by the communities of Westwood, Brentwood-Pacific Palisades, Palms-Mar Vista-Del Rey, West Adams-Baldwin Hills-Leimert Park, and Wilshire, and by the cities of Culver City, Santa Monica, and Beverly Hills, and the County of Los Angeles. It is generally bounded by Centinela Avenue on the west; Wilshire Boulevard and Santa Monica Boulevard on the north; National Boulevard, Pico Boulevard, and Exposition Boulevard on the south; and Durango Avenue, Robertson Boulevard, and Canfield Avenue on the east.

The Palms-Mar Vista-Del Rey CPA contains approximately 5,257 acres and is in the western portion of Los Angeles with roughly irregular boundaries. The community is bisected by a narrow strip of the City of Culver City along Washington Boulevard. The northern section proceeding in a clockwise direction is bounded by the City of Santa Monica, Pico Boulevard, southerly along the San Diego Freeway up to National Boulevard, Exposition Boulevard and Southern Pacific Railroad Company line, Robertson Boulevard up to National Boulevard, Venice Boulevard, Washington Boulevard, City of Culver City and Walgrove Avenue. The southern section, in a clockwise direction, is bounded by Del Rey Avenue, City of Culver City, Centinela Avenue, Jefferson Boulevard and Lincoln Boulevard. The CPA is surrounded by the communities of Venice, West Los Angeles, West Adams-Baldwin Hills-Leimert Park, Westchester-Playa del Rey and the cities of Santa Monica and Culver City.

The Venice CPA contains approximately 2,061 acres and is in the western portion of Los Angeles. The Venice CPA is bounded to the north by Marine Court and Dewey Street, adjoining the City of Santa Monica. It extends in an irregular fashion from the Pacific Ocean eastward to Walgrove Avenue, Beethoven Street and Del Rey Avenue bordering the Palms-Mar Vista-Del Rey CPA, parts of Culver City and Los Angeles County Marina Del Rey.

The Westchester-Playa del Rey CPA contains approximately 5,766 acres and is situated in the western portion of the Los Angeles Basin, adjacent to the Los Angeles International Airport (LAX). It is located south of the communities of Palms-Mar Vista-del Rey and Venice; adjacent to the cities of Culver City, Inglewood, El Segundo; and the Los Angeles County unincorporated areas of Del Aire, Ladera Heights, Lennox, and Marina del Rey. The Westchester-Playa del Rey CPA is generally bounded by Centinela Avenue, La Brea Avenue, the City of Los Angeles boundaries with unincorporated County of Los Angeles, the City of Inglewood, the City of El Segundo, Dockweiler State Beach, Ballona Creek, Bay Street and Jefferson Boulevard.

Project Background: The Westside Community Plans are four of the City's 34 Community Plans, which comprise the Land Use Element of the General Plan. The Land Use Element is one of eight State-mandated elements of the General Plan that also include noise, housing, open space, circulation (mobility), safety, conservation, and environmental justice. The Westside Community Plans are being updated consistently with California Government Code Section 65302 which identifies the eight required elements of a General Plan.

The Westside Community Plans were last updated in the late 1990s and early 2000s (the West Los Angeles Community Plan was last updated in 1999, Palms-Mar Vista-Del Rey Community Plan in 1997, the Venice Community Plan in 2000, and the Westchester-Playa del Rey Community Plan in 2004).

Since that time, several physical changes have occurred within the CPAs that necessitate the development of updated plans including: the opening of the Metro E Line (Expo) in the West Los Angeles and Palms-Mar Vista-Del Rey CPAs, the opening of the Metro K Line (Crenshaw/LAX) in the Westchester-Playa del Rey CPA, and the planned extension of the Metro D Line (Purple) and construction of the Sepulveda Transit Corridor (STC) line into West Los Angeles. Other notable changes include the significant development of Playa Vista within both the Palms-Mar Vista-Del Rey and Westchester-Playa del Rey CPAs, and the adjacent development of the LAX People Mover facilitating access to the Los Angeles Airport.

The Proposed Project includes rezoning the Westside CPAs with the zoning from the New Zoning Code (Chapter 1A). The New Zoning Code (Chapter 1A) is a citywide program to comprehensively update the City's zoning regulations through amendments to the Los Angeles Municipal Code. The New Zoning Code was adopted in January of 2025 and first implemented with the Downtown Community Plan Update. The Westside Community Plans Update would add new zones to the New Zoning Code's modular system for the purpose of rezoning property in the CPAs and would be added to the City's Zoning Code. For more information, please visit: New Code | Los Angeles City Planning (lacity.org).

The Westside Community Plans are being updated consistently with State law (Government Code Section 65300) to plan for future growth and accommodate projected increases in population and employment. The Proposed Project would also be consistent with the growth strategies of the City's Framework Element, Housing Element, as well as the State and Regional policies of the Sustainable Communities and Climate Protection Act (Senate Bill 375), the Southern California Association of Governments (SCAG) Sustainable Communities Strategy, and State housing laws. The EIR will also assess transportation impacts utilizing new CEQA Guidelines Section 15064.3 under Senate Bill 743. Additionally, the Proposed Project would meet the environmental justice requirements of Government Code Section 65302 (Senate Bill 1000) and would be consistent with the State's Affirmatively Furthering Fair Housing (AFFH) requirements in Government Code Section 8899.50.

State Senate Bill 79 (SB 79) was signed into law in October 2025 and is anticipated to become effective on July 1, 2026 in jurisdictions across the State. Local jurisdictions have the ability to delay the effectuation date of SB 79 for sites or station areas that meet specified criteria in the law. Before and after the effective date of July 1, 2026, local jurisdictions have the ability to adopt local alternative plans that meet certain requirements in terms of allowable density and floor area.

The attached maps in Figure 2 – Westside Community Plans Draft Land Use Map show the Proposed Project's land use designations, which group allowable uses in similar ranges of density and intensity. The areas identified on Figure 3 – Reference Map for SB 79 Station Areas are subject to SB 79 which identifies height, floor area ratio (FAR), and density limits for properties within a transit-oriented develop stop ("station areas") as identified in Government Code Section 65912.156(p). The boundaries of the station areas may change subject to SCAG finalizing applicability of SB 79, and may include additional station areas or remove station areas shown.

The Proposed Project described below and shown through the draft Land Use Designations on Figure 2 will be analyzed in the Draft EIR in consideration of SB 79 regulations. Changes to the Proposed Project, including changes to the land uses shown on Figure 2, may occur to implement SB 79.

It should be noted that legislative actions outside of the scope of the Proposed Project, including those to implement SB 79, may occur during the Proposed Project timeline that may result in additional changes to zoning and land use within the CPAs.

Project Description: The Proposed Project is an update to the Westside Community Plans, which includes the West Los Angeles Community Plan, the Palms-Mar Vista-Del Rey Community Plan, the Venice Community Plan, and the Westchester-Playa del Rey Community Plan. The Proposed Project includes the adoption of updates to land use designations, zoning, policy plan text, and other ordinances, resolutions, and code amendments to implement those updates.

The Proposed Project's policies complement the proposed zoning and land use designations to encourage more affordable housing opportunities, retain a variety of job-producing land uses, and promote the development of a variety of multi-family housing typologies in established residential neighborhoods. The Project proposes zoning standards to expand where mixed-use development can occur and improve the public realm through new building design requirements. The underlying purpose of the Proposed Project, and all of the City's community plan updates, is to accommodate the anticipated population, housing, and employment growth within the CPAs in a sustainable and equitable way for the City, consistent with the policies of the Framework Element of the General Plan, the City's Housing Element, and the policies and goals of SB 375 and SCAG's Sustainable Communities Strategy.

The Proposed Project would:

- Amend the text of the following four Westside Community Plans, collectively referred to as the Westside Community Plans: (1) West Los Angeles Community Plan, (2) Palms-Mar Vista-Del Rey Community Plan, (3) Venice Community Plan, and (4) Westchester-Playa del Rey Community Plan, to revise the stated plan goals, policies and programs;
- Amend the General Plan Land Use Maps of the four Westside Community Plans;
- Amend the City of Los Angeles Municipal Code (LAMC Ch. 1 and 1A) to adopt new zoning regulations for the four Westside Community Plan Areas as part of the New Zoning Code Update (LAMC Chapter 1A) and amend the Zoning Map to apply updated zoning classifications in the Community Plan Areas (CPA); and
- Amend the General Plan Framework, Mobility Plan, Health Element, and other Citywide General Plan Amendments; and
- Other land use and zoning ordinances as necessary to implement the above, including amendments to and/or rescissions of Specific Plans, Community Design Overlays, and other overlays.

The Community Plan Updates, and the actions stated above, intend to accomplish a variety of goals including the following:

- Direct future growth to already urbanized, transit-served, and jobs-dense areas of the Westside;
- Promote opportunities for various housing types and affordability levels to strengthen the balance of housing units and jobs near transit;
- Co-locate different types of land uses (e.g., mixed-use, residential, limited live-work, industrial) to reduce greenhouse gas emissions and improve air quality;
- Implement objective design standards through new zoning regulations to improve walkability and enhance the public realm; and
- Retain industrial designated land to prioritize jobs-producing, while identifying opportunities for better residential/industrial adjacency.

The CPAs are shown in Figure 1 – Regional Context and Figure 2 – Westside Community Plans Draft Land Use Map.

Issues to be Addressed in the EIR: Based on the project description and the Lead Agency's understanding of the environmental issues associated with the Proposed Project, it is anticipated that implementation of the Proposed Project has the potential to result in significant environmental effects associated with some or all of the following topics, which will be analyzed in detail in the EIR:

- Aesthetics
- Air Quality
- Biological Resources
- Cultural Resources
- Energy
- Geology and Soils
- Greenhouse Gas Emissions
- Hazards and Hazardous Materials
- Hydrology and Water Quality
- Land Use and Planning
- Noise
- Population and Housing
- Public Services and Recreation
- Transportation
- Tribal Cultural Resources
- Utilities and Service Systems
- Wildfire

The EIR will analyze the reasonably foreseeable indirect physical changes to the environment in the above topic areas from implementation of the Proposed Project. The City does not anticipate impacts in the following categories and as such, the following impacts will not be discussed in detail in the EIR: Agriculture and Forestry Resources and Mineral Resources. Pursuant to CEQA Guidelines Section 15060(d), no initial study was prepared.

To the extent that the New Zoning Code includes zoning district types or citywide standards and regulations that may be used in the future in other parts of the City, indirect impacts to the environment from those provisions will be analyzed. However, such impacts are expected to be speculative. This is due to both the modularity of the system (zone district types can be combined to make many different zones) and the fact that none of the components of the new zoning will be available for use on a property until a future community plan update or other planning process, such as a site-specific General Plan Amendment and zone change, has introduced the new zones to an area. Additional zoning classifications (i.e. districts) may be created in the future to meet the needs of other parts of the City. Any application of any part of the New Zoning Code Update outside of the CPAs would require legislative action, including, a Community Plan amendment and rezoning, and new environmental analysis.

Alternatives to be analyzed in the EIR are to be defined and analyzed consistent with the requirements of CEQA Guidelines Section 15126.6. The specific alternatives to be evaluated in the EIR may include, but are not limited to, the "No Project" Alternative, as required by CEQA and alternative land use configurations.

The Hazards and Hazardous Materials section of the Draft EIR will discuss the potential impacts associated with development on sites identified as hazardous materials sites, known as the Cortese List, pursuant to Government Code Section 65962.5. The CPAs contain numerous sites included on the Cortese List. Interested parties can research individual sites using the various resources found at the following links: https://calepa.ca.gov/sitecleanup/corteselist/ or https://www.epa.gov/enviro/sems-search.

Please note, pursuant to California Public Resources Code 21080.085, components of the Proposed Project that implement the schedule of actions contained in the City's approved Housing Element may be exempt from analysis in this EIR. The City may rely on this exemption for the project as applicable.

Public Scoping Meeting: Pursuant to California Public Resources Code Section 21083.9 and California Code of Regulations, Title 14, Chapter 3 ("CEQA Guidelines") Section 15082(c)(1), the Lead Agency will conduct two virtual Public Scoping Meetings for the purpose of soliciting written comments from interested parties requesting notice, responsible agencies, agencies with jurisdiction by law, trustee agencies, transportation agencies, and involved federal agencies, as to the appropriate scope and content of the EIR.

All interested parties are invited to attend a virtual Public Scoping Meeting to assist in identifying issues to be addressed in the EIR. The City is holding two virtual Public Scoping Meetings; however, the content presented will be the same at both meetings. Attendees will have an opportunity to provide written input to the consultants preparing the EIR.

The Public Scoping Meetings will be held in an online format using Zoom, to share information regarding the Proposed Project and the environmental review process and provide information on how interested parties can provide written comments. City staff and environmental consultants will be available during the meetings, which will begin with a presentation. After the second Public Scoping Meeting, a copy of the prerecorded presentation will be posted to the Department of City Planning's website at planning.lacity.gov/planningthewestside.

The City encourages all interested individuals and organizations to attend this meeting. Questions may be submitted in English or Spanish via the chat box in the control panel or via email, but there will be no verbal comments or public testimony taken at the Public Scoping Meetings. Interested parties wishing to provide comments or public testimony should provide them in writing, as described under "Submittal of Written Comments," below. No decisions about the Proposed Project will be made at the Public Scoping Meetings. A separate public hearing for the update to the Westside Community Plans will be scheduled after the completion of the preparation and circulation of the Draft EIR. The date, time, and virtual location of the Public Scoping Meetings are as follows:

Virtual Scoping Meeting #1:
Date: Wednesday, March 4, 2026
Time: 6:00 P.M. – 7:00 P.M.
Virtual Location: Visit https://planning-lacity-org.zoom.us/j/89764318821 or by phone dial US: +1 213 338 8477 or +1 669 900 9128, and enter Webinar ID: 897 6431 8821, followed by #. If asked for Participant ID, enter #847779

Virtual Scoping Meeting #2:
Date: Thursday, March 12, 2026
Time: 12:00 P.M. – 1:00 P.M.
Virtual Location: Visit https://planning-lacity-org.zoom.us/j/83863845891 or by phone dial US: +1 213 338 8477 or +1 669 900 9128, and enter Webinar ID: 838 6384 5891, followed by #. If asked for Participant ID, enter #423833

File Review and Comments:
A copy of this NOP may be viewed with the environmental file or online at https://planning.lacity.gov/project-review/environmental-review/published-documents.

The NOP will also be available at:
Los Angeles City Hall, Community Planning Division
200 North Spring Street, Room 667
Los Angeles, California 90012

To request an appointment to view a hard copy of the documents, please email planning.thewestside@lacity.org.

For more information about the Westside Community Plans Update, please visit: planning.lacity.gov/planningthewestside.

The Lead Agency solicits comments regarding the scope, content and specificity of the EIR from all interested parties requesting notice, responsible agencies, agencies with jurisdiction by law, trustee agencies, and involved agencies. The City of Los Angeles requests that written comments be provided at the earliest possible date, but no later than March 23, 2026 at 5:00 P.M.

Submittal of Written Comments: The City will consider all written comments regarding the potential environmental impacts of the Project and issues to be addressed in the EIR. Written comments are accepted via mail, email, or Google Form. A Google Form will be available to submit comments in advance of, after, and on the day of the Scoping Meetings. If you wish to submit comments, please reference the Environmental Case No. ENV-2026-687-EIR, and submit them in writing by Monday, March 23, 2026 no later than 5:00 P.M. Written comments will also be accepted at the Public Scoping Meeting via the online form described above.

Please direct your comments to:
Web Form: https://tinyurl.com/4e7s7vkr
Mail:
City of Los Angeles, Department of City Planning
ATTN: Westside Community Plans Update
200 North Spring Street, Room 667
Los Angeles, California 90012
Email: Planning.thewestside@lacity.org

Accommodations: As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate. Closed captioning or other assistive services may be provided upon request. Other services, such as translation between English and other languages, may also be provided upon request. To ensure availability of services, please make your request no later than three working days (72 hours) prior to the meeting by contacting Christopher Piña at (213) 978-1369 or planning.thewestside@lacity.org.

2/19/26

DJ-4014422#

NOTICE OF ESCHEAT TO THE
CITY OF LOS ANGELES

NOTICE IS HEREBY GIVEN, that for the past three years there remained unclaimed with the Bureau of Street Services of the City of Los Angeles monies held in the account known as the "Sidewalk and Tree Maintenance Assessment Fund" which were seized over three years ago as of August 22. 2024. The amount of the unclaimed monies is:

AMOUNT: $1,384,940.00

Claims for return of these monies held must be filed with the City of Los Angeles Office of the City Clerk, Room 395 City Hall, 200, North Spring Street, Los Angeles, CA, 90012 BEFORE April 13, 2026.

THE AFORESAID MONIES WILL BECOME PROPERTY OF THE CITY OF LOS ANGELES ON April 13, 2026.

DATED: February 2, 2026 DIANA MANGIOGLU, CITY TREASURER
OFFICE OF FINANCE, CITY OF LOS ANGELES
2/12, 2/19/26

DJ-4009437#

CIVIL

SUMMONS
(CITACION JUDICIAL)
CASE NUMBER *(Número del Caso):*
24NWLC08067

NOTICE TO DEFENDANT *(AVISO AL DEMANDADO)*: LENDMARK FINANCIAL SERVICES, LLC, a limited liability company

YOU ARE BEING SUED BY PLAINTIFF *(LO ESTÁ DEMANDANDO EL DEMANDANTE):* RUBEN ESTRADA, an individual; YVONNE MARIE ESTRADA, an individual; and DOES 1 to 5, inclusive

NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.

You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.

There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (*www.lawhelpcalifornia.org*), the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), or by contacting your local court or county bar association. **NOTE:** The court has a statutory lien for waived fees and costs on any settlement or arbitration award of $10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case.

¡AVISO! *Lo han demandado. Si no responde dentro de 30 días, la corte puede decidir en su contra sin escuchar su versión. Lea la información a continuación.*

Tiene 30 DÍAS DE CALENDARIO después de que le entreguen esta citación y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y más información en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov)*, en la biblioteca de leyes de su condado o en la corte que le quede más cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le dé un formulario de exención de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podrá quitar su sueldo, dinero y bienes sin más advertencia.*

Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remisión a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (www.lawhelpcalifornia.org)*, en el Centro de Ayuda de las Cortes de California,* (www.sucorte.ca.gov) *o poniéndose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperación de $10,000 ó más de valor recibida mediante un acuerdo o una concesión de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.*

The name and address of the court is *(El nombre y dirección de la corte es)*:
SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES
12720 NORWALK BLVD
SAME
NORWALK CA 90650

The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is *(El nombre, la dirección y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es):*
THE DUNNING LAW FIRM APC (858) 974-7600 California DFPI Debt Collector License # 10059-99
Donald T. Dunning (144665) James MacLeod (249145)
9619 Chesapeake Dr., Suite 210, San Diego, CA 92123

DATE *(Fecha)*: 02/29/2024
David W. Slayton, Executive Officer/ Clerk of Court, Clerk *(Secretario)*, by V. Owens, Deputy *(Adjunto)*
(SEAL)
2/19, 2/26, 3/5, 3/12/26

DJ-4014558#

SUMMONS
(CITACION JUDICIAL)
CASE NUMBER *(Número del Caso):*
25STCV29301

NOTICE TO DEFENDANT *(AVISO AL DEMANDADO)*: KRISTA HARTWELL, an individual; All persons unknown, claiming any legal or equitable right, title, estate, lien, or interest in the property described in the Complaint adverse to Plaintiff's title, or any cloud upon Plaintiff's title thereto; and DOES 1-50, inclusive;

YOU ARE BEING SUED BY PLAINTIFF *(LO ESTÁ DEMANDANDO EL DEMANDANTE)*: SENDY HARTWELL, as Trustee of Sendy Hartwell Trust dated March 29, 2003;

NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.

You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.

There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (*www.lawhelpcalifornia.org*), the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), or by contacting your local court or county bar association. **NOTE:** The court has a statutory lien for waived fees and costs on any settlement or arbitration award of $10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case.

¡AVISO! *Lo han demandado. Si no responde dentro de 30 días, la corte puede decidir en su contra sin escuchar su versión. Lea la información a continuación.*

Tiene 30 DÍAS DE CALENDARIO después de que le entreguen esta citación y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y más información en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov)*, en la biblioteca de leyes de su condado o en la corte que le quede más cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le dé un formulario de exención de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podrá quitar su sueldo, dinero y bienes sin más advertencia.*

Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remisión a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (www.lawhelpcalifornia.org)*, en el Centro de Ayuda de las Cortes de California,* (www.sucorte.ca.gov) *o poniéndose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperación de $10,000 ó más de valor recibida mediante un acuerdo o una concesión de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.*

The name and address of the court is *(El nombre y dirección de la corte es)*:
Los Angeles Superior Court — Central District
111 N Hill Street, Los Angeles, CA 90012

The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is *(El nombre, la dirección y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es)*:
Zachary D. Schorr and Carina Woo. Schorr Law, APC., 1901 Avenue of the Stars, Suite 615, Los Angeles, CA 90067 (310) 954-1877

DATE *(Fecha)*: 02/13/2026
DAVID W. SLAYTON, Executive Officer/ Clerk of the Court, Clerk *(Secretario)*, by D. KIM, Deputy *(Adjunto)*
(SEAL)
2/19, 2/26, 3/5, 3/12/26

DJ-4014541#

ORDER TO SHOW CAUSE FOR CHANGE OF NAME
Case No. 26SMCP00082

Superior Court of California, County of LOS ANGELES
Petition of: Johanna Brooke Tokarski for Change of Name

TO ALL INTERESTED PERSONS:
Petitioner Johanna Brooke Tokarski filed a petition with this court for a decree changing names as follows:
Johanna Brooke Tokarski to Johanna Brooke Rowlett

The Court orders that all persons interested in this matter 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. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

Notice of Hearing:
Date: 04/03/2026, Time: 08:30 am, Dept.: K
The address of the court is 1725 Main St. Santa Monica, CA-90401

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: LOS ANGELES DAILY JOURNAL
Date: 02/13/2026
Lawrence H. Cho
Judge of the Superior Court
2/19, 2/26, 3/5, 3/12/26

DJ-4014142#

SUMMONS
Cross-Complaint
(CITACION JUDICIAL–CONTRADEMANDA)
SHORT NAME OF CASE *(from Complaint)*: *(Nombre de Caso):*
Poostdoozan vs. Aguilar, et al.
CASE NUMBER *(Número del Caso):*
25LBCV01865

NOTICE TO CROSS-DEFENDANT *(AVISO AL CONTRA-DEMANDADO):*Deandre Ivy and Roes 1-25, inclusive

YOU ARE BEING SUED BY CROSS-COMPLAINANT *(LO ESTÁ DEMANDANDO EL CONTRADEMANDANTE):* Jose Antonio Aguilar Avalos, Rodolfo Arroyo and Miriam Avalo

You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the cross-complainant. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center *(www.courtinfo.ca.gov/selfhelp)*, your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.

There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site *(www.lawhelpcalifornia.org)*, the California Courts Online Self-Help Center *(www.courtinfo.ca.gov/selfhelp)*, or by contacting your local court or county bar association. NOTE: The court has a statutory lien for waived fees and costs on any settlement or arbitration award of $10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case.

Tiene 30 DÍAS DE CALENDARIO después de que le entreguen esta citación y papeles legales para presentar una respuesta por esqrito en esta corte y hacer que se entregue una copia al contrademandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y más información en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov)*, en la biblioteca de leyes de su condado o en la corte que le quede más cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le dé un formulario de exención de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podrá quitar su sueldo, dinero y bienes sin más advertencia.*

Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remisión a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (www.lawhelpcalifornia.org)*, en el Centro de Ayuda de las Cortes de California,* (www.sucorte.ca.gov) *o poniéndose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperación de $10,000 ó más de valor recibida mediante un acuerdo o una concesión de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.*

The name and address of the court is *(El nombre y dirección de la corte es):*
GLENDALE COURTHOUSE, COUNTY OF LOS ANGELES
600 East Broadway Glendale, CA, 91206

The name, address, and telephone number of cross-complainant's attorney, or cross-complainant without an attorney, is *(El nombre, la dirección y el número de teléfono del abogado del contrademandante, o del contrademandante que no tiene abogado, es):*
HOOTAN HEMATI, ESQ. (State Bar No.: 332433)
BRETOI, LUTZ & STELE, P.O. Box 10790, Santa Ana, CA 92711-0790

DATE: *(Fecha)* 12/03/2025
DAVID W. SLAYTON, Executive Officer/ Clerk of Court, Clerk, by *(Secretario)*, A. OLIVA, Deputy *(Adjunto)*
[SEAL]

NOTICE TO THE PERSON SERVED: You are served AS AN INDIVIDUAL CROSS-DEFENDANT.
2/12, 2/19, 2/26, 3/5/26

DJ-4012663#

SUMMONS
(CITACION JUDICIAL)
CASE NUMBER *(Número del Caso):*
25NNCV06557

NOTICE TO DEFENDANT *(AVISO AL DEMANDADO)*: Albert Bullbulyan

YOU ARE BEING SUED BY PLAINTIFF *(LO ESTÁ DEMANDANDO EL DEMANDANTE)*: Department of Commerce Federal Credit Union

NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.

You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.

There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (*www.lawhelpcalifornia.org*), the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), or by contacting your local court or county bar association. **NOTE:** The court has a statutory lien for waived fees and costs on any settlement or arbitration award of $10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case.

¡AVISO! *Lo han demandado. Si no responde dentro de 30 días, la corte puede decidir en su contra sin escuchar su versión. Lea la información a continuación.*

Tiene 30 DÍAS DE CALENDARIO después de que le entreguen esta citación y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y más información en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov)*, en la biblioteca de leyes de su condado o en la corte que le quede más cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le dé un formulario de exención de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podrá quitar su sueldo, dinero y bienes sin más advertencia.*

Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remisión a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (www.lawhelpcalifornia.org)*, en el Centro de Ayuda de las Cortes de California,* (www.sucorte.ca.gov) *o poniéndose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperación de $10,000 ó más de valor recibida mediante un acuerdo o una concesión de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.*

The name and address of the court is *(El nombre y dirección de la corte es)*:
PASADENA COURTHOUSE
300 EAST WALNUT STREET PASADENA, CA 91101

The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is *(El nombre, la dirección y el número de teléfono del abogado del demandante, o del demandante que no

LEGAL NOTICES

Continued from Page 9

SUMMONS
(CITACION JUDICIAL)
CASE NUMBER *(Número del Caso):*
24PSCV02704
NOTICE TO DEFENDANT *(AVISO AL DEMANDADO):* WINGCHING FUNG, an individual, and Does 1 - 10 inclusive
YOU ARE BEING SUED BY PLAINTIFF *(LO ESTÁ DEMANDANDO EL DEMANDANTE):*EDWARD ZHANG QIN, an individual
NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.
You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.
There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (*www.lawhelpcalifornia.org*), the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), or by contacting your local court or county bar association. **NOTE:** The court has a statutory lien for waived fees and costs on any settlement or arbitration award of $10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case.
¡AVISO! *Lo han demandado. Si no responde dentro de 30 días, la corte puede decidir en su contra sin escuchar su versión. Lea la información a continuación.*
*Tiene 30 DÍAS DE CALENDARIO después de que le entreguen esta citación y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y más información en el Centro de Ayuda de las Cortes de California (*www.sucorte.ca.gov*), en la biblioteca de leyes de su condado o en la corte que le quede más cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le dé un formulario de exención de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podrá quitar su sueldo, dinero y bienes sin más advertencia.*
*Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remisión a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (*www.lawhelpcalifornia.org*), en el Centro de Ayuda de las Cortes de California, (*www.sucorte.ca.gov*) o poniéndose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperación de $10,000 ó más de valor recibida mediante un acuerdo o una concesión de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.*
The name and address of the court is *(El nombre y dirección de la corte es)*: POMONA COURTHOUSE SOUTH
400 CIVIC PLAZA, POMONA, CA 91766
The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is *(El nombre, la dirección y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es)*: SCL LAW FIRM, 17890 CASTLETON ST., STE 289, CITY OF INDUSTRY, CA 91748, T: 840-888-7788
DATE *(Fecha)*: 08/20/2024
DAVID W. SLAYTON, Executive Officer/ Clerk of Court, Clerk *(Secretario)*, by J. GONZALEZ, Deputy *(Adjunto)*
(SEAL)
2/12, 2/19, 2/26, 3/5/26
DJ-4012207#

SUMMONS
(CITACION JUDICIAL)
CASE NUMBER *(Número del Caso):*
25NWLC02222
NOTICE TO DEFENDANT *(AVISO AL DEMANDADO):*
MAGDALENA VAZQUEZ, an individual; ENA IRIS MEJIA, an individual; and DOES 1 to 5, inclusive
YOU ARE BEING SUED BY PLAINTIFF *(LO ESTÁ DEMANDANDO EL DEMANDANTE):*
LENDMARK FINANCIAL SERVICES, LLC, a limited liability company
NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.
You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.
There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (*www.lawhelpcalifornia.org*), the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), or by contacting your local court or county bar association. **NOTE:** The court has a statutory lien for waived fees and costs on any settlement or arbitration award of $10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case.
¡AVISO! *Lo han demandado. Si no responde dentro de 30 días, la corte puede decidir en su contra sin escuchar su versión. Lea la información a continuación.*
*Tiene 30 DÍAS DE CALENDARIO después de que le entreguen esta citación y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y más información en el Centro de Ayuda de las Cortes de California (*www.sucorte.ca.gov*), en la biblioteca de leyes de su condado o en la corte que le quede más cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le dé un formulario de exención de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podrá quitar su sueldo, dinero y bienes sin más advertencia.*
*Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remisión a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (*www.lawhelpcalifornia.org*), en el Centro de Ayuda de las Cortes de California, (*www.sucorte.ca.gov*) o poniéndose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperación de $10,000 ó más de valor recibida mediante un acuerdo o una concesión de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.*
The name and address of the court is *(El nombre y dirección de la corte es)*: SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES
12720 NORWALK BLVD, NORWALK CA 90650
The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is *(El nombre, la dirección y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es)*: THE DUNNING LAW FIRM APC, California DFPI Debt Collector License # 10059-99, James MacLeod (249145) Christina C. MacLeod (283945) 9619 Chesapeake Dr., Suite 210, San Diego, CA 92123
(858) 974-7600
DATE *(Fecha)*: 01/16/2025
DAVID W. SLAYTON, Executive Officer/ Clerk of Court, Clerk *(Secretario)*, by J. ALVARADO, Deputy *(Adjunto)*
(SEAL)
2/12, 2/19, 2/26, 3/5/26
DJ-4012201#

CITATION ON PETITION TO DECLARE MINOR FREED FROM PARENTAL CUSTODY AND CONTROL
(FAMILY CODE §§ 7822)
DATE: March 13, 2026
Dept. J-1
Case No. T000247
IN THE SUPERIOR COURT OF THE STATE OF CALIFORNIA IN AND FOR THE COUNTY OF VENTURA
In Re The Petition of:
CARLOS DANIEL ISLAS LOPEZ
and
BRIGET ISLAS LOPEZ,
To Declare
BRIDGETTE SOPHIA NAVARRO LOPEZ
A Minor Female Child,
Freed From Parental Custody and Control of DANIEL RICARDO NAVARRO.
TO: Respondent/Presumed Father DANIEL RICARDO NAVARRO:
By order of this court you are hereby advised that you may appear before a judge of the Ventura County Superior Court, in **Department J-1** of the **Juvenile Justice Center, located at 4353 E. Vineyard Avenue, Oxnard, California 93036**, on the date of **March 13, 2026 at 8:30 AM**, to show cause, if you have any reason why the above-named minor child should not be declared free from your custody and control, according to the Petition filed herein under Family Code§ 7822.
The petition to declare the child free from the custody and control has been filed for the purpose of freeing the minor child for adoption by Petitioner/Stepfather, CARLOS DANIEL ISLAS LOPEZ.
For failure to attend, you may be deemed guilty of contempt of court. You have the right to be represented by counsel. If you appear without counsel, and are unable to afford counsel, upon your request, the court shall appoint legal counsel to represent you. The court may appoint counsel to represent the minor, whether or not the minor can afford counsel. Private counsel appointed by the court shall be paid a reasonable sum for compensation and expenses, in an amount to be determined by the court and which amount may be ordered paid by the parties, other than the child, in proportions the court deems just. However, if a party is unable to afford counsel, the amount shall be paid out of the county's general fund.
The court may continue the proceeding for not to exceed 30 days as necessary to appoint counsel and to enable counsel to become acquainted with the case.
The minor will not be present in court unless the minor so requests or the court so orders. If you fail to attend the hearing, the child may be declared freed from your parental custody and control, and/or the court may deem your consent to the adoption is not necessary, and the child may be adopted by the Petitioners, without further notice to you.
Dated: FEB 05, 2026
K. BIEKER
County Clerk
By:/s/ BEATRIZ MENDEZ
MICHELLE B. EVANS
State Bar No. 255768
Foster + Bloom Family Formation Law Group PLLC
674 County Square Drive, Suite 203
Ventura, CA 93003
Telephone: (855) 784-7484
Fax: (919) 516-0808
michelle@fosterbloomlaw.com
Attorneys for Petitioners CARLOS ISLAS LOPEZ & BRIGET ISLAS LOPEZ
2/12, 2/19, 2/26, 3/5/26
DJ-4011929#

SUMMONS
(CITACION JUDICIAL)
CASE NUMBER *(Número del Caso):*
25STLC08991
NOTICE TO DEFENDANT *(AVISO AL DEMANDADO)*: ABLE FREIGHT SERVICES, INC., SCOTT MURRAY AND DOES 1 TO 5
YOU ARE BEING SUED BY PLAINTIFF *(LO ESTÁ DEMANDANDO EL DEMANDANTE)*: FIRST RATE STAFFING CORPORATION
NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.
You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.
There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (*www.lawhelpcalifornia.org*), the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), or by contacting your local court or county bar association. **NOTE:** The court has a statutory lien for waived fees and costs on any settlement or arbitration award of $10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case.
¡AVISO! *Lo han demandado. Si no responde dentro de 30 días, la corte puede decidir en su contra sin escuchar su versión. Lea la información a continuación.*
*Tiene 30 DÍAS DE CALENDARIO después de que le entreguen esta citación y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y más información en el Centro de Ayuda de las Cortes de California (*www.sucorte.ca.gov*), en la biblioteca de leyes de su condado o en la corte que le quede más cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le dé un formulario de exención de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podrá quitar su sueldo, dinero y bienes sin más advertencia.*
*Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remisión a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (*www.lawhelpcalifornia.org*), en el Centro de Ayuda de las Cortes de California, (*www.sucorte.ca.gov*) o poniéndose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperación de $10,000 ó más de valor recibida mediante un acuerdo o una concesión de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.*
The name and address of the court is *(El nombre y dirección de la corte es)*: LOS ANGELES 111 NORTH HILL ST. LOS ANGELES, CA 90012
The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is *(El nombre, la dirección y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es)*: MICHAEL SAYER, DEBT RECOVERY AATTORNEYS 141038, 17595 HARVARD AVE, SUITE C-557 IRVINE, CA 92614
DATE *(Fecha)*: 12/15/2025
DAVID W. SLAYTON, Clerk *(Secretario)*, by G. DELGADO, Deputy *(Adjunto)*
(SEAL)
NOTICE TO THE PERSON SERVED: You are served
2/5, 2/12, 2/19, 2/26/26
DJ-4010288#

SUMMONS
(CITACION JUDICIAL)
CASE NUMBER *(Número del Caso):*
25SMCV03734
NOTICE TO DEFENDANT *(AVISO AL DEMANDADO):*SAI KIRPA, INC., a California corporation; ALANKAR VERMA, aka Alan Verma, an individual; MEGNA HOLDINGS, INC., a California corporation; MEGNA HOLDINGS JINKY'S SANTA MONICA, INC., a California corporation; MEGNA HOLDINGS JINKY'S SANTA MONICA PROMENADE, INC., a California corporation; MAHMUD ULKARIM, an individual; JINKY'S LLC, a California limited liability company; DOES 1 through 20, inclusive
YOU ARE BEING SUED BY PLAINTIFF *(LO ESTÁ DEMANDANDO EL DEMANDANTE):*
1447 2ND STREET LLC, a Delaware limited liability company
NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.
You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.
There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (*www.lawhelpcalifornia.org*), the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), or by contacting your local court or county bar association. **NOTE:** The court has a statutory lien for waived fees and costs on any settlement or arbitration award of $10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case.
¡AVISO! *Lo han demandado. Si no responde dentro de 30 días, la corte puede decidir en su contra sin escuchar su versión. Lea la información a continuación.*
*Tiene 30 DÍAS DE CALENDARIO después de que le entreguen esta citación y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y más información en el Centro de Ayuda de las Cortes de California (*www.sucorte.ca.gov*), en la biblioteca de leyes de su condado o en la corte que le quede más cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le dé un formulario de exención de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podrá quitar su sueldo, dinero y bienes sin más advertencia.*
*Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remisión a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (*www.lawhelpcalifornia.org*), en el Centro de Ayuda de las Cortes de California, (*www.sucorte.ca.gov*) o poniéndose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperación de $10,000 ó más de valor recibida mediante un acuerdo o una concesión de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.*
The name and address of the court is *(El nombre y dirección de la corte es)*: SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES
West District
1725 Main Street, Santa Monica, CA 90401
The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is *(El nombre, la dirección y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es)*:
Mark D. Hurwitz (Bar # 151159)
Levy, Small & Lallas
815 Moraga Drive, Los Angeles, CA 90049
Fax No: (310) 471-7990
Phone No: (310) 471-3000
DATE *(Fecha)*: 07/21/2025
David W. Slayton, Executive Officer/Clerk of Court *(Secretario)*, by L. Kulkin, Deputy *(Adjunto)*
(SEAL)
2/5, 2/12, 2/19, 2/26/26
DJ-4009903#

SUMMONS
(CITACION JUDICIAL)
CASE NUMBER *(Número del Caso):*
25STCV11505
NOTICE TO DEFENDANT *(AVISO AL DEMANDADO)*: MIGUEL POSADAS PORTILLO
YOU ARE BEING SUED BY PLAINTIFF *(LO ESTÁ DEMANDANDO EL DEMANDANTE)*: ANI TERZIAN
NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.
You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.
There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (*www.lawhelpcalifornia.org*), the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), or by contacting your local court or county bar association. **NOTE:** The court has a statutory lien for waived fees and costs on any settlement or arbitration award of $10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case.
¡AVISO! *Lo han demandado. Si no responde dentro de 30 días, la corte puede decidir en su contra sin escuchar su versión. Lea la información a continuación.*
*Tiene 30 DÍAS DE CALENDARIO después de que le entreguen esta citación y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y más información en el Centro de Ayuda de las Cortes de California (*www.sucorte.ca.gov*), en la biblioteca de leyes de su condado o en la corte que le quede más cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le dé un formulario de exención de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podrá quitar su sueldo, dinero y bienes sin más advertencia.*
*Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remisión a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (*www.lawhelpcalifornia.org*), en el Centro de Ayuda de las Cortes de California, (*www.sucorte.ca.gov*) o poniéndose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperación de $10,000 ó más de valor recibida mediante un acuerdo o una concesión de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.*
The name and address of the court is *(El nombre y dirección de la corte es)*: CENTRAL-STANLEY MOSK COURTHOUSE 111 N. HILL ST. LOS ANGELES CA 90012
The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is *(El nombre, la dirección y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es)*: Arman Saakyan, Esq. 301 E. Glenoaks Blvd. Suite #6 Glendale, CA 91207 (818) 246-1000
DATE *(Fecha)*: 04/18/2025
David W. Slayton Clerk *(Secretario)*, by Y. Tarasyuk , Deputy *(Adjunto)*
(SEAL)
NOTICE TO THE PERSON SERVED: You are served
STATEMENT OF DAMAGES
Case Number: 25STCV11505
To: MIGUEL POSADAS PORTILLO
Plaintiff: ANI TERZIAN seeks damages in the above-entitled action, as follows:
General Damages
Pain, suffering, and inconvenience - $21,303.00
Emotional distress - $14, 202.00
Special Damages
Medical expenses (to date) - $7,101.00
Future medical expenses (present value) - $17,752.50
DATE: 1/27/2026
S/ Arman Saakyan, Esq.
1/29, 2/5, 2/12, 2/19/26
DJ-4007872#

SUMMONS
(CITACION JUDICIAL)
CASE NUMBER *(Número del Caso):*
25NNCV03803
NOTICE TO DEFENDANT *(AVISO AL DEMANDADO)*: MICHAEL JAMES SILVA JR
YOU ARE BEING SUED BY PLAINTIFF *(LO ESTÁ DEMANDANDO EL DEMANDANTE)*: SAMUEL ISOKEN OMOREGIE
NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.
You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.
There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (*www.lawhelpcalifornia.org*), the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), or by contacting your local court or county bar association. **NOTE:** The court has a statutory lien for waived fees and costs on any settlement or arbitration award of $10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case.
¡AVISO! *Lo han demandado. Si no responde dentro de 30 días, la corte puede decidir en su contra sin escuchar su versión. Lea la información a continuación.*
*Tiene 30 DÍAS DE CALENDARIO después de que le entreguen esta citación y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y más información en el Centro de Ayuda de las Cortes de California (*www.sucorte.ca.gov*), en la biblioteca de leyes de su condado o en la corte que le quede más cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le dé un formulario de exención de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podrá quitar su sueldo, dinero y bienes sin más advertencia.*
*Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remisión a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (*www.lawhelpcalifornia.org*), en el Centro de Ayuda de las Cortes de California, (*www.sucorte.ca.gov*) o poniéndose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperación de $10,000 ó más de valor recibida mediante un acuerdo o una concesión de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.*
The name and address of the court is *(El nombre y dirección de la corte es)*: GLENDALE COURTHOUSE 600 E. BROADWAY GLENDALE CA 91206
The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is *(El nombre, la dirección y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es)*: Daniel Benji, Esq.,BENJI PERSONAL INJURY- ACCIDENT ATTORNEYS, A.P.C. 10990 Wilshire Blvd., Ste. 940 Los Angeles, CA 90024
DATE *(Fecha)*: 01/13/2026
A. Ataryan Clerk *(Secretario)*, by Ashfag G. Chowdhury,Deputy *(Adjunto)*
(SEAL)
NOTICE TO THE PERSON SERVED: You are served as an individual defendant.
1/29, 2/5, 2/12, 2/19/26
DJ-4007727#

SUMMONS
(CITACION JUDICIAL)
CASE NUMBER *(Número del Caso):*
25STLC02508
NOTICE TO DEFENDANT *(AVISO AL DEMANDADO)*: YILIN XING, an individual; and DOES 1 through 10, inclusive
YOU ARE BEING SUED BY PLAINTIFF *(LO ESTÁ DEMANDANDO EL DEMANDANTE)*: JOSE ANTONIO PASCUAL MATEO, an individual
NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.
You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.
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*Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remisión a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (*www.lawhelpcalifornia.org*), en el Centro de Ayuda de las Cortes de California, (*www.sucorte.ca.gov*) o poniéndose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperación de $10,000 ó más de valor recibida mediante un acuerdo o una concesión de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.*
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The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is *(El nombre, la dirección y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es)*: Arman Saakyan, Esq. 301 E. Glenoaks Blvd. Suite #6 Glendale, CA 91207 (818) 246-1000
DATE *(Fecha)*: 04/18/2025
David W. Slayton Clerk *(Secretario)*, by Y. Tarasyuk , Deputy *(Adjunto)*
(SEAL)
NOTICE TO THE PERSON SERVED: You are served
STATEMENT OF DAMAGES
Case Number: 25STCV11505
To: MIGUEL POSADAS PORTILLO
Plaintiff: ANI TERZIAN seeks damages in the above-entitled action, as follows:
General Damages
Pain, suffering, and inconvenience - $21,303.00
Emotional distress - $14, 202.00
Special Damages
Medical expenses (to date) - $7,101.00
Future medical expenses (present value) - $17,752.50
DATE: 1/27/2026
S/ Arman Saakyan, Esq.
1/29, 2/5, 2/12, 2/19/26
DJ-4007872#

SUMMONS
(CITACION JUDICIAL)
CASE NUMBER *(Número del Caso):*
25STCV11505
NOTICE TO DEFENDANT *(AVISO AL DEMANDADO)*: MIGUEL POSADAS PORTILLO
YOU ARE BEING SUED BY PLAINTIFF *(LO ESTÁ DEMANDANDO EL DEMANDANTE)*: ANI TERZIAN
NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.
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*Hay otros requisitos legales. Es recomendable que llame