

South Bay Cities

Featuring the Weekly Newspapers of Hawthorne, Lawndale, Torrance and Inglewood

Hawthorne Press Tribune
The Weekly Newspaper of Hawthorne

Lawndale Tribune
AND LAWNDALE NEWS The Weekly Newspaper of Lawndale

Torrance Tribune
The Weekly Newspaper of Torrance

Inglewood News
The Weekly Newspaper of Inglewood

Herald Publications - El Segundo, Hawthorne, Lawndale, Torrance & Inglewood Community Newspapers Since 1911 - (310) 322-1830 - Vol. 8, No. 25 - June 18, 2026

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Weekend Forecast

Friday

AM Clouds/
PM Sun
60°/69°



Saturday

AM Clouds/
PM Sun
60°/69°



Sunday

AM Clouds/
PM Sun
61°/70°



Celebrating Our South Bay Grads



From the friendships and memories made along the way to the perseverance it took to reach this milestone, this moment belongs to each and every one of you. Congratulations to all our South Bay Graduates. We are so proud of all you have accomplished and cannot wait to see what comes next. Photos courtesy of Centinela Valley Union High School District Facebook page.

Fireworks, 4/10 Work Week, and a Champion Boxer

By Ron Sokol

The Hawthorne City Council meeting on June 9th began with a tender invocation: A brief poem about a new day, hoping each of us will bask in an abundant life.

There were seven separate presentations on the Council’s Agenda. The meeting will last nearly four hours. Of note as well is that during the public comment portion of the meeting, several individuals came forward with significant information. One gentleman expressed concern about a dangerous intersection. Before the Council adjourned, a vote was approved that could well result in a four-way stop sign there. Several other persons shared troubling difficulties they have faced as a result of the recent Hawthorne paid-meter parking. Council listened intently, as did the City Manager.

Remember: It is very important for the public to be heard. The Council needs to know the good and the bad to deal with matters effectively.

The first official item on June 9th, however, was who would get a fireworks booth and where it would be located. Those selected included the Hawthorne Chamber of Commerce, Del Aire Baptist Church, Hawthorne LAX Rotary Club, Kiwanis Club of Hawthorne, Hawthorne Moose Lodge, and the Centinela Baptist Church. Fireworks booths take quite a lot of work, but can be good money makers.

Gregg McClain, Hawthorne’s Planning Director, provided the first formal presentation. He gave a summary of economic activity in Hawthorne from January 2025 to the present and addressed the status of several specific locations. Director McClain emphasized that work is well underway to develop a General Plan by 2028. Data was shown about which industries are most prevalent in Hawthorne. For example, there has been a robust increase in restaurants and hospitality; service businesses are also a significant part of the City’s

commercial environment.

DJ Torado of the Public Works Department then came to the microphone to discuss Development Impact Fees. These are one-time charges assessed to recover infrastructure costs required to accommodate new development. They are a tool for new infrastructure.

Cal Water was next to describe the Water Management Plan. There is a twofold analysis: Water supply and how to deal with potential drought. Hawthorne’s planning covers 25 years and must be updated every five years. Climate factors are part of the assessment, and conservation is vital.

Erika Lampkin next spoke to openly share the outcome of the City’s Employee Survey on a possible 4/10 work schedule. This means four work days, 10 hours each, and three days off. Certain government services will invariably remain open, but Los Angeles County itself has moved to a 4/10 schedule. While there were quite a few details in the Employee Survey, the gist is very clear: Hawthorne employees favor trying the 4/10

schedule. Most feel it will be beneficial, that they will be more productive, and it will be better for their health. In addition, it will help in reserving resources. A pilot study will begin in July. My impression is that the City of Good Neighbors will be turning to a 4/10 schedule before too long.

Council member Alex Monteiro then gave a big shout-out to all the Hawthorne Police officers who have recently been awarded Medals of Valor. Their actions include saving several lives.

Dr. Joe Nakagawa stood before the Council, and spoke about his years with the Police Department. His hiring and his work have been groundbreaking. Many other jurisdictions now want “a Dr. Joe” among their ranks. The medical services program at the HPD has been ongoing since 2007. Police officers often arrive at the scene of an incident more quickly than paramedics. They have administered life-saving techniques to untold numbers of persons.

See City Council, page 4



Honoring the Courageous Officers. Image provided by Ron Sokol.

Check It Out

Just Shine! by Sonia Sotomayor

By Kristen Morell, Librarian I,
El Segundo Public Library

Today I will be reviewing a picture book called Just Shine: How to Be a Better You by Sonia Sotomayor. Just Shine is an inspiring story that Supreme Court Justice Sonia Sotomayor wrote about her late mother. In this story we learn about her mother, Celina and how her mom was always finding ways to make others shine throughout her life. Celina grew up in rural Puerto Rico and even as a young girl she would help her mother who appears to have suffered dementia. At night, Celina’s mom would wander off into the sugarcane fields, and Celina would find her and lead her back to her bed. Eventually, when Celina’s mom passes away, she moves in with her much older and stricter sister. Celina helped her sister as well by working out of her home and wanted to

make their home feel special by bringing in wildflowers she picked. Celina was always making friends and would be a listening ear to those who were lonely. An example being an elderly neighbor she noticed on her walks home from school. Eventually, this neighbor would wait for her every school day so that they could have a chat. When Celina was seventeen, she decided to leave Puerto Rico and join the U.S. Army during World War II. She was stationed in New York City and was dazzled by all the sights and sounds and decided to make New York City home. Celina went on to study and become a nurse since she loved helping others. She would help not just patients at the hospital but her neighbors and friends as well. At the end of her life, many loved ones were right by her side caring for her and spending time with her, which shows just how much Celina meant to them. This is a great story to talk about kindness with children. To place this book on hold, visit www.elsegundolibrary.gov. •



Just Shine! by Sonia Sotomayor.



Kristen Morell

Accomplish Great Things by Following Your Dreams



Congratulations from all of us at Herald Publications



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Seniors

Why 15 Minutes of Play Could Be the Best Gift You Give This Year



(BPT) - Did you know that the average American spends over seven hours looking at a screen each day? It's easy for people - young and old - to spend their downtime in the digital world instead of engaging with the people they love. Time that could be used to lay the foundation of a genuine connection between children, parents and grandparents is lost to endless scrolling.

What if just 15 minutes of your phone time could be used to strengthen relationships or provide a cure for boredom? If you're tired of screens dominating family time, you can change the dynamic by bringing out an item that sparks laughter, connection and memories that last a lifetime: a game!

The Power of Play

Playing games including dice, cards and tabletop games as a family is a simple and entertaining experience that provides benefits that go beyond a single game session. In fact, a 2024 study published in the Family Relations journal found that games offer enjoyable family relaxation and foster emotional connections and communication across generations.

Reyn Guyer, the inventor of the iconic games Twister and Nerf, is no stranger to the power of play. His family is living proof of how playing games can bring family members together.

"My family has played games together for decades, and we continue to pass down this tradition to each generation," said Guyer. "It's these moments of laughter, love and connection that have inspired me to bring these games into the homes of other families so they can also experience the joy of play."

Maurna Donovan Crosby echoes her grandfather's sentiment. She shared that her most cherished childhood memories are of sitting at his kitchen table playing Rally Roll.

"I remember barely knowing how to count, struggling to grasp the strategy, yet he'd gently guide me through each round. We played over and over again - and those moments became the foundation of our relationship."

If you're overwhelmed by the thought of hosting a family game night every week, there's good news. You don't have to spend hours playing games for your family to reap the benefits of play. According to Guyer, all you need is 15 minutes.

How 15 Minutes Create a Lifetime of Connection

While at a diner, Guyer observed a mother and her two children enjoying a game together instead of being glued to their phones. That heartwarming moment ignited the spark for his creation of the 15 Minute Fun & Done series of games. These games are easy to learn, appropriate for most ages and guarantee giggle-worthy memories in just 15 minutes.

This series of unique games includes Rally Roll (a Guyer family favorite), Rip Chip and Comeback. Each screen-free game is specially crafted to foster real connection and joy in brief, engaging bursts of playtime, perfect for today's busy families.

When creating these family dice games, Guyer applied his signature Three Rules of Engagement. Everyone's involved, players are excited for each other's turns and the games are always short and sweet.

"These aren't just games; they're engaging
See Seniors, page 7

Classifieds

PLEASE NOTE OUR CLASSIFIED ADS POLICY:

- Classified ads must be submitted in writing by email. Send ad copy to: class@heraldpublications.com.
- Submissions & payments are due no later than NOON on Tuesdays. We take Visa and/or MC credit cards ONLY. Cash and checks are no longer accepted. Late fee is \$20 extra.
- We do not allow paragraph breaks or other formatting except bolding of the first 3 or 4 words. Ad placement is usually sorted randomly... depending on space & layout ...and at our discretion. Request for special placement will be \$20 extra per week. Request for special formatting will be \$10 extra per week. This is limited to bolding, caps, and border. Images, logos, etc are not allowed in classified ads.
- Classified ads are published in ALL our papers.
- Weekly renewal is \$10/wk IF you notify us WITHIN your ad run timeframe....else renewals are full price.
- You may cancel your ad at any time by contacting us. No credit is given for unused/prepaid weeks.
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- Errors: Please check your advertisements immediately. Any corrections and/or changes in an ad must be requested prior to the following Tuesday deadline in order to receive a credit. A credit will be issued for only the first time the error appears. Multiple runs will only be credited for the first time the error appears. No credit will be issued for an amount greater than the cost of the advertisement.
- Beware: Employment offers that suggest guaranteed out-of-state or overseas positions may be deceptive or unethical in nature. If you have any doubts about the nature of a company, contact the local office of the Better Business Bureau, (213) 251-9696. Herald Publications does not guarantee that the advertiser's claims are true nor does it take responsibility for those claims.
- We reserve the right to refuse publication of any ad for any reason.

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ANTIQUES, COLLECTIBLES, jewelry, military, pottery, garden, mid-century, retro, art, ASIAN, silver, coins, stamps, anything unusual. FREE APPRAISALS. You know us from Storage Wars. Buy/Sell. 310.322.3895. El Segundo.

EMPLOYMENT

STAFF MATERIALS ENGINEER, TESLA, INC., in Hawthorne, CA: Guide the definition, characterization, and qualification of composite solutions to ensure that all materials and parts meet the highest standards for structural integrity, durability, quality, and manufacturability. Requires International travel up to 20% and domestic travel up to 10% in order to follow testing activities and manufacturing readiness. (\$172,540 per year). Multiple positions available. To apply, please email tesla.com, and indicate the job code HAW310281 in the subject line. Tesla is an Equal Opportunity / Affirmative Action

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To appear in next week's paper, submit your Classified Ad by Noon on Tuesday. Late Ads will incur a \$20.00 late fee.

Celebrating the Cougar Class of 2026



Hawthorne High School celebrated a graduating class filled with talent, resilience and endless potential. From the memories made on campus to the milestones reached along the way, each graduate has a story worth celebrating. As one chapter closes and the next begins, take a moment to enjoy right now, today. Congratulations, Cougars. We are so proud of you. Photos courtesy of Centinela Valley Union High School District Facebook page.

Finance

How to Talk to Your Family About Money

(StatePoint) - Money management is not only a logistical challenge for many families, it can be an emotional one too, especially when it comes to transferring wealth from one generation to the next. Open, honest conversations about your financial values and intentions can cut through some of the stress, and help family members avoid resentment, confusion and even legal strife down the line.

“With American Boomers poised to transfer an estimated \$68-\$124 trillion dollars to their Gen X, Millennial and Gen Z heirs by 2048, the time to have the conversation with your family about money and inheritance is right now,” says Heather Hunt-Ruddy, divisional leader, Wealth & Investment Management at Wells Fargo. “It starts with letting go of the notion that money is a topic to avoid.”

Hunt-Ruddy offers these tips to facilitate productive communication in your family:

Don’t wait to plan: Don’t postpone key decisions about your health, caregiving and

estate until there is a crisis. Pressure can cloud judgment and lead to snap decisions. Worse still, a sudden illness or accident may leave you unable to speak for yourself. Get your house in order now – drawing up or updating an estate plan and other legal documents, selecting a power of attorney, and developing an advantageous strategy for wealth transfer – so that your wishes can be carried out as intended.

Don’t wait to share: Emergencies are also not the best time to share important decisions about your estate with your family. Begin the conversation intentionally and calmly.

Keep it up: Once the ice is broken, get into a rhythm of recurring financial conversations where you discuss goal-setting, review milestones and go over any updates or changes to your plans. It’s helpful to know in advance what topics you’d like to cover and who you’d like to be present for

See Finance, page 7



Photo Courtesy of (c) monkeybusinessimages / iStock via Getty Images Plus.

LA FIXERS WANTED

Join us in creating a hands-on learning experience at our upcoming LA Fix It Clinics! As a Fixit coach, you'll provide guidance as participants disassemble their broken items and assist in troubleshooting to find a repair. No need to be an expert, just a passion for fixing things and sharing knowledge.

Sponsored by:

ITEMS TO REPAIR:

Bicycles

Clothing

Electronics

Small Appliances

Toys

Jewelry

Scan the QR Code to learn more!

<https://bit.ly/LAFixitClinic-Volunteer>

June 20, 2026
Noon - 3:00 pm
Hawthorne Library,
12700 Grevillea Ave,
Hawthorne, CA 90250

Community Partners:

Celebrate Dad
Sunday
June 21st

From all of us at Herald Publications

Lawndale Tribune

AND LAWNDALE NEWS The Weekly Newspaper of Lawndale

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Cardinals, This Moment is Yours



We celebrate the Lawndale High School Class of 2026 and everything it took to reach this milestone. From the memories made and challenges overcome to the friendships built along the way, each graduate has so much to be proud of. Congratulations, Cardinals. We are excited to see where your next chapter takes you. Photos courtesy of Centinela Valley Union High School District Facebook page.

City Council

from front page

Officer Shawn Kemp followed with a presentation about the Fifa Safety Plan, which involves working in liaison with Inglewood. The Hawthorne Safe Initiative has actually been in place for the past six years. The FIFA event is very large, with 11 stadiums across the USA, two in Canada, and three in Mexico. The potential benefits to Hawthorne from the FIFA games are significant, but the impact on streets, resources, safety, and overall security will be substantial. Among the tools Hawthorne Police will utilize are drones.

Then last but definitely not least was the introduction of Irene Diaz, who has trained at the local Sweet Science Gym. She is very charismatic and likable. Irene is a “proud graduate of Hawthorne High School” and has won the national Golden Gloves Championship three times; that’s three years in a row. Irene has been invited to train with the U.S. boxing team at its Center in Colorado Springs. The City Council read a Proclamation expressing just how proud we all are of this young athlete. There was a lot of applause. You could feel the smiles and affection for Irene from all those present.

Mayor Vargas then addressed getting the Hawthorne Veterans Committee back on

its feet, which meant removing a couple of members and replacing them with others in whom he has more confidence. A new member was also voted onto the Parks, Recreation & Fine Arts Commission.

Council member Monteiro discussed the transient occupancy tax (TOT), which the Council considered at a recent meeting. This is paid by persons visiting, not by residents. Bottom line is that it makes very good sense to raise it to 17% permanently. This has to be voted on and approved by the community. City Manager Von Norris and City Attorney David Caceres are hard at work crafting the ballot language.

E-bikes are a reality, but also a major safety concern. A full slate of choices is now under consideration by the City. Hawthorne has to decide what to do to try to prevent harm that can arise, injuries, and even deaths that have occurred, and to bring the use of these devices more suitably under control. City Attorney David Caceres indicated several options available.

Mayor Pro Tem Johnson indicated that she walks in her neighborhood, and sadly, there are parking issues. She asked that a study be conducted, which the Council approved, to

evaluate the feasibility of residential property owners parking at the end of their own driveways. This will not apply to apartment buildings. The study will be conducted, and if the parking option is approved, the permit process might come into focus. Stay tuned.

The final pieces to this lengthy meeting: There will be freeway closures on 105 and/or 405 for work related to the Metro and buffers. This will be during the July 18th and July 25th weekends; check online for more information.

Council member Monteiro asked for, and Council approved, a supportive letter to send

to Sacramento seeking to amend Senate Bill 799 so that moderate-income housing is included.

Around this time, Council member Katrina Manning wearily asked, “Can we go home?” As I mentioned, nearly four hours in.

A moment of silence was the Council’s final act for those who died in the recent, tragic earthquake in the Philippines.

In sum: A lot of information at this meeting. A lot of business was addressed. And a champion boxer who reminds us all that determination and hard work can be a key to success. •



Council Salutes Boxer Irene Diaz.

Summary of Economic Activity

January 2025-present



Summary of Economic Activity. Images provided by Ron Sokol.

Resident Guidance

FIFA PUBLIC SAFETY ANNOUNCEMENT
CITY OF HAWTHORNE

Increased Traffic

Parking Pressure

Police Visibility & Messaging

NO EVENT PARKING
UNAUTHORIZED VEHICLES
TOWED AT VEHICLE OWNER'S EXPENSE



FIFA Safety.

Congratulations to the North High School Class of 2026



We say goodbye to an incredible group of seniors who have left their mark on North High in countless ways. Through your hard work, resilience, leadership, and determination, you made the impossible possible and helped write another unforgettable chapter in Saxon history. Continue to chase your goals, overcome challenges, and make a positive impact wherever life takes you. Make us proud, Class of 2026. The future is yours. Once a Saxon, Always a Saxon. Photo courtesy of North High School Facebook page.

PETSPETS Pets PETSPETS PETSPETS

Purrrfect Companions

Since 1997, Kitten Rescue has rescued cats and kittens from a variety of situations. Young or old, tabby or Siamese, we care for orphaned and abandoned kittens that need to be bottle-fed around the clock, moms with litters, cats that need socialization, and sick or injured animals. When they are finally ready for their fur-ever home, we will help match you with the purr-fect one. When you adopt, you save a life... and in turn enrich your own.

So many wonderful kittens and cats are often overlooked by no fault of their own... senior cats, bonded pairs, blind or deaf kitties, FELV+ cats and black cats (whose black canine counterparts are also passed by). All would cherish the chance to become a member of your family. Kitten Rescue would love the opportunity to answer any questions you may have.

All you have to do is look at **Luigi** to see his adorable kitten personality. He loves his little plush toys and cannot wait for you to hold him. Those baby blues will get you each time. He will do best in a home with kitty buddy. Please come and meet Luigi at Perry's Place or contact his foster Orly at orlyahar@gmail.com

Mario is a handsome fellow that loves to rumble with **Issy**, his brother from another mother. When not playing rough and tumble, they will quietly cuddle and take in nap time. For further information, contact their foster Orly at orlyahar@gmail.com

Marcy is a captivating Abyssinian mix with a wild spirit and a stunning appearance. Marcy is a healthy girl who brings an air of mystery with her intelligent eyes and gorgeous coat. While she may have some feral tendencies in that she enjoys her independence, Marcy's

beauty and intelligence are undeniable. She prefers to explore and hide under cozy covers. This pretty lady thrives on her own and needs people who can give her the space she needs. If you are looking for a beautiful and enigmatic companion who adds a touch of adventure to your home, Marcy is ready to join your family and charm you with her unique personality. Please contact her foster at adopt@kittenrescue.org

These cats and kittens are available for adoption through Kitten Rescue, one of the largest cat rescue groups in Southern California. All our kitties are spayed/neutered, microchipped, tested for FeLV and FIV, dewormed and current on their vaccinations. For additional information to see these or our other kittens and cats and for a list of our weekend adoption events, please check our website www.kittenrescue.org.

The donations and support we receive from individuals like you, who share our love and commitment to helping cats and kittens in Los Angeles, are the sole reason we are able to do what we do. We are grateful for your financial help. By making even a small donation today, you can touch the lives of the many deserving, wonderful animals in our care. There are many ways you can donate and help, and every dollar means so much. Kitten Rescue is a 501(c)(3) nonprofit. Your tax-deductible donations for the rescue and care of our cats and kittens can be made through our website or by sending a check payable to Kitten Rescue, 3519 Casitas Ave., Los Angeles, CA 90039.

Saving one animal won't change the world, but the world will surely change for that animal. •



Mario



Issy



Marcy



Luigi

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Heroic Tales: Author, CJ Charles



CJ Charles swooped back into the Crenshaw-Imperial Branch to unveil her latest bilingual children's masterpiece, *My Father is a Superhero*/¡Mi papá es un superhéroe! She dazzled the crowd by reading in both English and Spanish, then whipped out a surprise raffle for a few lucky patrons. Attendees got crafty while fashioning their very own DIY superhero masks. It was a fun day. Photo courtesy of Inglewood Public Library Facebook page.

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Trustee Sale No. : 88718

Loan No.: 9160097090
ARN: 1050 001 000

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**NOTICE OF TRUSTEE'S SALE
YOU ARE IN DEFAULT UNDER A
DEED OF TRUST DATED 1/10/2013.
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 PROCEEDINGS
AGAINST YOU, YOU SHOULD
CONTACT A LAWYER.**

On 7/6/2026 at 11:00 AM, CALIFORNIA TD SPECIALISTS, AS TRUSTEE as the duly appointed Trustee under and pursuant to Deed of Trust recorded on 2/25/2013 as Instrument No. 20130285010 in book *IIII*, page *IIII* of official records in the Office of the Recorder of Los Angeles County, California, executed by: WILLIE M. BALL and ALFONZO BALL, WIFE and HUSBAND, as Trustor MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. SOLELY AS NOMINEE FOR ALLY BANK, as Beneficiary **WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH** (payable at time of sale in lawful money of the United States, by cash, a cashier's check drawn by a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in section 5102 of the Financial Code and authorized to do business in this state). At: Behind the fountain located in Civic Center Plaza, 400 Civic Center Plaza, Pomona, CA 91766.

all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County, California

describing the land therein: PARCEL 1: THAT PORTION OF PARCEL 1 OF PARCEL MAP NO. 11537, AS PER MAP RECORDED IN BOOK 126 PAGES 81 AND 82 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, SHOWN AND DEFINED AS UNIT 8 ON THE CONDOMINIUM PLAN RECORDED ON MARCH 26, 1981, AS INSTRUMENT NO. 81-303650 OF OFFICIAL OF SAID COUNTY.

PARCEL 2: AN UNDIVIDED 1/9TH INTEREST IN AND TO PARCEL 1 OF SAID PARCEL MAP NO. 11537. EXCEPT THEREFROM THOSE PORTION SHOWN AND DEFINED AS UNITS 1 TO 9 INCLUSIVE ON SAID CONDOMINIUM PLAN.

PARCEL 3: AN EXCLUSIVE EASEMENT FOR YARD PURPOSES TO BE APPURTENANT TO PARCELS 1 AND 2 ABOVE, IN, OVER, ACROSS AND THROUGH THAT PORTION OF THE COMMON AREA CONSISTING OF YARD SPACES SY AS SHOWN AND DEFINED ON SAID CONDOMINIUM PLAN.

The property heretofore described is being sold "as is". The street address and other common designation, if any, of the real property described above is purported to be: 13437 KORNBLUM AVENUE APT. H HAWTHORNE, CA 90250.

The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said 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 said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of the Deed of Trust, estimated fees, charges and

\$262,131.01 (Estimated)

Accrued interest and additional advances, if any, will increase this figure prior to sale.

The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located and more than three months have elapsed since such recordation.

DATE: 6/3/2026
CALIFORNIA TO SPECIALISTS, AS
TRUSTEE, as Trustee
8190 EAST KAISER BLVD., ANAHEIM
HILLS, CA 92808
PHONE: 714-283-2180
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INFORMATION LOG ON TO: <https://prestigepostandpub.com>
CALL: 949-776-4697
PATRICIO S. INCE, VICE PRESIDENT
PPP #26-006028

11 CALIFORNIA TD SPECIALISTS IS A
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TO COLLECT A DEBT. ANY
INFORMATION OBTAINED WILL BE
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"NOTICE TO POTENTIAL BIDDERS:

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 on 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 the outstanding lien 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.

Please be advised that the trustee may require entity or trust bidders at this trustee's sale to provide information, documentation and/or certification of the vesting instructions and the data required to be reported pursuant to FinCEN regulations effective for transfers of residential real property to covered transferees on or after March 1, 2026. The required information must be provided to the trustee before a trustee's deed upon sale will be issued for covered transfer. Additional information regarding these regulations and the required transferee information and certifications can be found at <https://www.federalregister.gov/documents/2024/08/29/2024-19198/anti-money-laundering-regulations-for-residential-real-estate-transfers> and <https://www.fincen.gov/irrefans#d15>

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 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 949-776-4697, or visit this Internet Web site <https://prestigepostandpub.com>, using the file number assigned to this case T.S.# 88718. 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." For sales conducted after January 1, 2021:

NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 949-776-4697, or visit this internet website <https://prestigepostandpub.com>, using the file number assigned to this case 88718 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid; by remitting the funds and affidavit described in Section 2924m(c) of the Civil Code; so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for

advice regarding this potential right to purchase.

Disclosure
In compliance with CA civil code 2924(f), the opening bid for the foreclosure sale is based on a valuation provided t the trustee by the lender of the lender's representative. The trustee does not determine, verify , or opine on the accuracy of this valuation and makes no representation regarding the market value of the property subject to foreclosures (the "Property").

The trustee's compliance or non-compliance with CA civil code 2924(f) shall not be construed as an opinion, warranty, or representation regarding (i) the priority of the deed of trust being foreclosed, (ii) the condition of title to the Property, or (iii) any other matters affecting the Property, including the value of the Property. The trustee relies solely on the trustee's sale guaranty and/or information provided by the lender regarding the lien priority and title condition and does not independently verify such information.

All bidders are solely responsible for conducting their own independent due diligence regarding the loan, the Property, its value, the lien priority of the deed of trust being foreclosed, and the condition of the title to the Property. The trustee assumes no liability for the accuracy or completeness of any information provided by third parties, including the lender.

The valuation used to determine the minimum opening bid applies only to the initially scheduled sale date. Any postponement or continuation of the sale does not obligate the trustee to obtain or rely upon a new valuation, nor does it alter the trustee's limited role in the process.

Hawthorne Press Tribune Pub. 6/11,
6/18, 6/25/26

HH-29208

PUBLIC NOTICES

Order to Show Cause for Change of Name
Case No. 26TRCP00185
Superior Court of California, County of LOS ANGELES
Petition of: SANTA ANA TORRES for Change of Name
TO ALL INTERESTED PERSONS:
Petitioner SANTA ANA TORRES filed a petition with this court for a decree changing names as follows:
SANTA ANA TORRES
to
ANA SAVIDAN
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: JULY 10, 2026Time: 8:30 AM., Dept.: M, Room: 350
The address of the court is:
825 MAPLE AVE
TORRANCE, CA 90503
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:
HAWTHORNE PRESS TRIBUNE
Date: MAY 20, 2026
GARY Y. TANAKA
Judge of the Superior Court
Hawthorne Press Tribune Pub 6/4, 6/11, 6/18, 6/25/26
HH-29207

Summary of Ordinance 2263 of the City Council of the City of Hawthorne, California, reorganizing the chapters of Title 17 of the Hawthorne Municipal Code, adding statutory language related to affordable housing, deleting several obsolete chapters, and editing the text but not changing the regulations contained therein.
Pursuant to Government Code section 36933(c), the following constitutes a summary of Ordinance No. 2263, scheduled to be adopted by the City Council at its regular meeting on June 23, 2026.
Ordinance No. 2263 will achieve 3 goals:
1. Reorganize the Zoning Code to facilitate future amendments;
2. Add language to assure compliance with state housing laws; and
3. Delete the chapter regulating accessory dwelling units (ADUs) in preparation for adopting a new up-to-date chapter.
Ordinance 2263 moves the chapters of Title 17 of the Hawthorne Municipal Code (Zoning Code) into a logical sequence to facilitate finding regulations, make logical groupings by topic, and update internal cross-references. Additionally, where cross-references were updated, those sections were also edited to use plain English, correct punctuation, capitalization, and other textual improvements, none of which are

intended to change the meaning in a significant way.
At the request of the California Department of Housing and Community Development, language related to affordable housing approvals is added to meet statutory requirements. This additional language does not change how the City considers or approves affordable housing as it merely specifically references existing state laws that the City is obligated to follow.
In preparation for a new ADU ordinance, which is scheduled for a public hearing on June 23, 2026, before the City Council, Ordinance 2263 deletes the existing Zoning Code chapter on ADUs. Local ADU regulations are superseded by state law. Where ADU regulations are out of date, as is the current situation, or in cases where there are no local ADU regulations, cities follow the state codes. Therefore, rescinding this chapter has no practical impact on ADU regulations in Hawthorne and is being done to remove any potential for confusion.
A certified copy of the entirety of the text of Ordinance No. 2263 is available in the office of the City Clerk, 4455 West 126th Street, Hawthorne, California, and is open for public inspection.
The ordinance is scheduled to be adopted on June 23, 2026:
Hawthorne Press Tribune Pub 6/18/26
HH-29213



NOTICE OF PETITION TO ADMINISTER ESTATE OF: DEBRA ANN CONDIS-MAYFIELD CASE NO. 26STPB06250
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both of DEBRA ANN CONDIS-MAYFIELD
A PETITION FOR PROBATE has been filed by RAFAEL CONDIS in the Superior Court of California, County of LOS ANGELES.
THE PETITION FOR PROBATE requests that RAFAEL CONDIS be appointed as personal representative to administer the estate of the decedent.
THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.
A HEARING on the petition will be held in this court as follows: JULY 6, 2026 at 8:30 AM in Dept. 600 located at 111 N. HILL ST., LOS ANGELES, CA, 90012.
IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file

written objections with the court before the hearing. Your appearance may be in person or by your attorney.
IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code.
Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.
YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.
Attorney for Petitioner
BRIA A MILES
BC MILES LAW GROUP
3633 Inland Empire Blvd., Ste. 645
Ontario, CA 91764
909-233-4750
Hawthorne Press Tribune Pub. 6/18, 6/25, 7/2/26
HH-29215

Summary of Ordinance 2262 of the City Council of the City of Hawthorne, California, amending the City Zoning Map to add 4457 W. 120th St. (APNs: 4044-018-040 and -041) to the housing overlay and making a finding of exemption in compliance with the California Environmental Quality Act in connection therewith
Pursuant to Government Code section 36933(c), the following constitutes a summary of Ordinance No. 2262, adopted by the City Council at its regular meeting on June 9, 2026.
Ordinance No. 2262 adds the Housing Overlay zone (HMC Chapter 17.85) on the property known as 4457 W. 120th Street, Hawthorne, as depicted on the official Zoning Map of the City of Hawthorne.
A certified copy of the entirety of the text of Ordinance No. 2262 is available in the office of the City Clerk, 4455 West 126th Street, Hawthorne, California, and is open for public inspection.
The ordinance was adopted on June 9, 2026:
AYES: Vargas, Johnson, Manning, Monteiro, and Reyes English
NOES:
ABSTAIN:
ABSENT:
Hawthorne Press Tribune Pub 6/18/26
HH-29214

T.S. No.: **26-19135** Loan No.: *******8532** APN: **4025-024-049** **NOTICE OF TRUSTEE'S SALE**
YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 12/18/2006. 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 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 hereinafter 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.
Trustor: **GARY L. SCOTTON, AN UNMARRIED MAN**
Duly Appointed Trustee: **Prestige Default Services, LLC**
Recorded **12/27/2006** as Instrument No. **06 2871355** of Official Records in the office of the Recorder of Los Angeles County, California,
Date of Sale: 6/25/2026 at 9:00 AM
Place of Sale: **Vineyard Ballroom Doubletree Hotel Los Angeles-Norwalk 13111 Sycamore Drive, Norwalk, CA 90650**
Amount of unpaid balance and other charges: **\$431,147.63**
Street Address or other common designation of real property: **3684 W CHAPMAN LANE INGLEWOOD California 90305**
A.P.N.: 4025-024-049 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. 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.
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. **All checks payable to Prestige Default Services, LLC.**
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 (800) 793-6107 or visit this Internet Website www.auction.com, using the file number assigned to this case 26-19135. 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.
NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First,

48 hours after the date of the trustee sale, you can call (800) 793-6107, or visit this internet website www.auction.com, using the file number assigned to this case 26-19135 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase.
Date: 5/24/2026
Prestige Default Services, LLC
1920 Old Tustin Ave.
Santa Ana, California 92705
Questions: 949-427-2010
Sale Line: (800) 793-6107
Nida Taylor
PPP #26-005779
Inglewood Daily News Pub 6/4, 6/11, 6/18/26
HI-29206

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Finance

from page 3

each conversation.

Set the tone: It’s important that financial conversations go beyond just numbers on the page. By maintaining a collaborative tone and leading with open-ended questions, you can foster a multi-sided dialogue that ensures everyone’s voices are heard, concerns are aired, and values are shared.

Prepare the next generation: Many younger adults lack financial know-how. To empower the next generation to manage the inheritance you leave them, as well as navigate their own finances, consider introducing them to the team that helped create your estate planning strategy, such as your attorney, financial advisor and CPA. It’s also helpful to recognize that their needs and preferences may differ from yours. For example, younger individuals may prefer holistic financial advice delivered digitally. Ultimately, you’ll want to ensure your children or other beneficiaries have both basic financial experience and are set up with a team they trust.

More insights on generational wealth and other financial topics can be found by visiting wellsfargoadvisors.com.

“To honor the values, hard work and hopes for the future that your wealth represents,

don’t give the matter short shrift. Balance the art and science of preserving generational wealth not only with a smart financial strategy, but by inviting the next generation into the conversation early and often,” says Hunt-Ruddy.

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Seniors

from page 2

get-togethers designed to transform life’s mini moments into something memorable,” Guyer said. “They’re quick, quirky and absolutely perfect for families who crave real laughter and genuine connection instead of the isolation of endless scrolling.”

A Gift that Can Spark a Family Tradition

When time is short, connection matters.

If you want to bring your family closer this year, try one (or all!) of these games and transform short windows of time into engaging moments of connection, laughter and lasting memories. To learn more about 15 Minute Fun & Done games, visit Fifteen-FunAndDone.com.

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West Basin Municipal Water District

WATER FOR TOMORROW

A Community Conversation

What flows through our taps tomorrow depends on the decisions we make today.

Join the conversation with invited water industry experts



West Basin Municipal Water District



Metropolitan Water District of Southern California



Water Replenishment District

Wednesday, June 24, 2026
5:30 - 8:00PM

Center of Hope
9550 Crenshaw Blvd., Building 2
Inglewood, CA 90305

Los Angeles Department of Water and Power
City of Inglewood
Golden State Water Company

Wednesday, July 8, 2026
5:30 - 8:00PM

Carson Event Center
801 Carson St.
Carson, CA 90745

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City of Carson
California Water Service

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