

South Bay Cities

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

Hawthorne Press Tribune
The Weekly Newspaper of Hawthorne

Lawndale Tribune
AND LAWDALE 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. 7, No. 25 - June 19, 2025

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Weekend Forecast

Friday
Mostly
Sunny
72°/61°



Saturday
Partly
Cloudy
70°/60°



Sunday
Partly
Cloudy
72°/61°



Honoring a South Bay Legend



We are saddened of the passing of Hawthorne’s very own Brian Wilson, who was the last surviving Wilson brother of the world-famous Beach Boys. The Beach Boys are one of the most influential bands in history, so much that they have their own Historical Landmark in Hawthorne. Prayers to the entire Beach Boys family, Wilson family, and to all the fans mourning the loss of a music legend. Photo courtesy City of Hawthorne Facebook page.

From the Routine to the Unprecedented

By Ron Sokol

A work day for most of us often has a pattern, a routine. Even for our courageous firefighters and police officers, there is typically a time to check in, do your tasks, get done what you can be done, plan to get to the rest tomorrow, take some lunch, and eventually go home for dinner. But, firefighters and police officers, at times, may put themselves at significant risk of personal harm and even loss of limb or life. The routine can change just like that.

On June 10, 2025, at the Hawthorne Community Center, Hawthorne’s Police Officer and Firefighter of the Year were each honored. It was a well-attended event, with delicious food. Firefighter specialist Louis Guidel is a 13-year Los Angeles County Fire Department veteran and a Canine Specialist; police officer Gonzalos Cardenas is a superb Detective. There was warm applause and genuine appreciation for both.

A little later that same day, June 10, the Hawthorne City Council held its customary meeting which began with a rousing invocation, then the pledge of allegiance, and roll call. All of that is standard; all of that is typical. A young gentleman, Dweejal Torado, an Associate Traffic Engineer, stepped forward. His topic was rather mundane, although important for many reasons: A Citywide Parking Study.

Specifically, Hawthorne has an increased demand for residential parking, and many neighborhoods are congested. Commercial areas, in turn, face low turnover and considerable employee use. State laws, sadly, have reduced the street supply and off-street parking. Thus, a study is being undertaken to inventory Hawthorne’s on and off-street parking facilities, develop regulations that may involve permits and time limits, analyze how parking spaces are utilized at different times, seek to approve availability in high-demand commercial areas, identify new off-street parking facilities, and asses the opportunities to generate revenue through parking management and enforcement.

At that juncture, with no other initial City

business calendared, the usual Oral Presentations portion of the City Council meeting began. Mayor Vargas reminded everyone that each person has a maximum of three minutes and to keep within the guidelines of courtesy and decorum.

The first public member expressed dismay about the quantity of dog feces in the City. Pastor Greg came forward to invite the community to an upcoming breakfast. President of the Hawthorne Chamber of Commerce, Pat Donaldson, discussed several Chamber events in the following months and introduced a new, enthusiastic Chamber member, Jose Pareda of WaFd Bank. He spoke eloquently about the Bank’s interest in doing good work with its banking customers, as well as for the community.

At this juncture, the City Council meeting took a turn that was unexpected, unprecedented, and ultimately even astonishing. Mayor Vargas left his seat on the City Council and came forward as a member of the public. He remarked that just this past Sunday, he was on his way to pick up his mom to attend Church. It was, as he said, “a regular day”.

The mayor expressed that he suddenly could not believe what he was seeing. He could barely move his car because of the commotion he witnessed: Agents from ICE coming into the city to do what they said they were sent to do – round up, detain, and remove people who were here illegally.

It was clear that Mayor Vargas was troubled by what he saw. He read a statement that he asked his colleagues on the City Council to approve. It is a statement about the ICE actions, in part, which has since been issued on behalf of the City of Hawthorne. The mayor made it very clear: “The City stands with you. Remember, you are not alone.” Mayor Vargas wants everyone to know Hawthorne’s website has a resident resources page that can provide helpful information. He insisted: “Together we are stronger...”

Multiple people came forward, young, older, of color, not of color, one after another, expressing fear, anguish, alarm, and a level of outrage about what the ICE agents did, how they acted, and what they tried to do. One particularly startling incident was repeated

See City Council, page 4



Mayor Vargas Addresses Council. Images provided by Ron Sokol.

Hawthorne Press Tribune

The Weekly Newspaper of Hawthorne

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Join Us in Celebrating the Achievements of the Hawthorne High School Class of 2025



From the stage to the stands, Cougar pride was on full display as we celebrated this incredible milestone with family, friends, and our entire school community. Photos courtesy Centinela Valley Union High School District Facebook page.

Congratulations to the Class of 2025



From all of us at Herald Publications

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The Cardinals Soared as Lawndale High School's Class of 2025 Crossed the Graduation Stage



With joy, pride, and a whole lot of Cardinal spirit, we celebrated a milestone years in the making. These graduates leave with memories, friendships, and the confidence to take on what's next. No matter where life takes them, once a Cardinal, always a Cardinal. Photos courtesy Centinela Valley Union High School District.

Entertainment

Film Review

Love & Mercy Review: Honoring the Late Brian Wilson

By Morgan Rojas and Nelson Tracey
for Cinemacy

In honor of Brian Wilson, musician and co-founder of the Beach Boys who passed away earlier this month, I'd like to revisit the 2014 film *Love & Mercy*, director Bill Pohlad's musical docudrama turns the biopic on its head. It achieves a newfound approach to depicting the life and experience of Brian Wilson, one of the most prolific singer-songwriters of all time.

Love & Mercy takes place in the 60s, as Beach Boys leader Brian Wilson struggles with emerging psychosis as he attempts to craft his avant-garde pop masterpiece, "Pet Sounds." Jumping decades, the film charts Wilson's heartbreaking unraveling as a broken

and confused man under the 24-hour watch of his shady therapist.

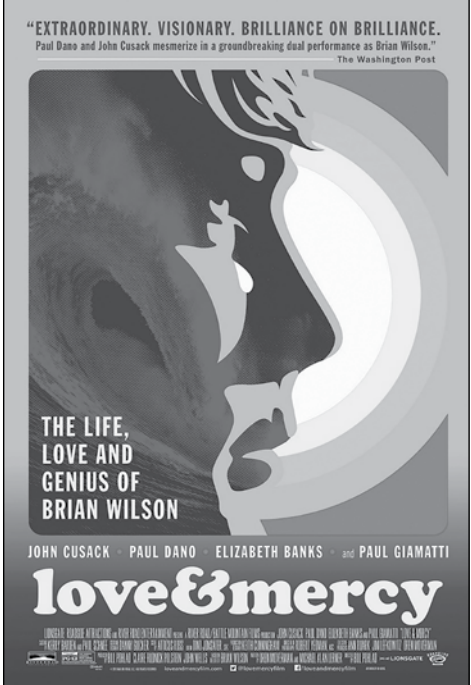
Two different actors play Brian Wilson, which could sound like a gimmick, but Paul
See Film Review, page 4



Morgan Rojas



Nelson Tracey



Love & Mercy, courtesy Lionsgate, Roadside Attractions.

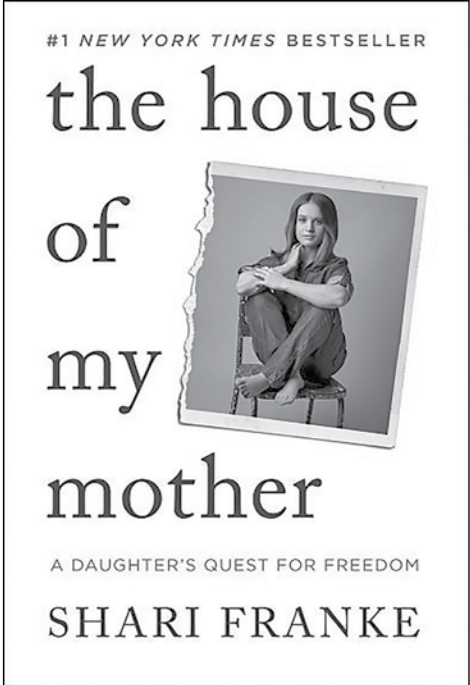
Check It Out

The House of My Mother: A Daughter's Quest for Freedom by Shari Franke

By Kristen Morell, Librarian

In *The House of My Mother*, we learn about Shari Franke's life both on and off the camera. Shari was one of the stars behind the popular YouTube channel that her mother, Ruby Franke created called "8 Passengers." Ruby created the YouTube channel to share with the world the day-to-day life of raising six children and at the height of popularity, the family had 2.5 million YouTube channel subscribers. While the Franke family seemed to be happy and picture perfect, the truth was far from that. In this memoir, Shari shares about the oppressive parenting style Ruby adopted and how it impacted Shari and her five siblings. Shari begins the memoir by talking about how Ruby got

the idea to start a YouTube channel, she saw an extended family member start a channel to document her family's life and thought she should do it too. While it took some time for the channel to gain traction, once it did, Ruby was very dedicated to keep it going. As the channel gained popularity, Ruby's parenting became even more restrictive and oppressive. Shari discusses the relationship coach who influenced her mother and made her become even more delusional, Jodi Hildebrandt, who along with Shari developed an inhumane disciplinary plan towards the children. Being the eldest of family, Shari felt fortunate that she was able to move away for college, however, she of course felt very concerned about her siblings. One day in 2023, Shari posted a photo online about the arrest of her mother Ruby and Jodi who were arrested in Utah on multiple charges of aggravated child abuse. To check out this book, drop by the library or visit www.elsegundolibrary.org to place it on hold. •



The House of My Mother: A Daughter's Quest for Freedom by Shari Franke



Kristen Morell

Torrance Tribune

The Weekly Newspaper of Torrance

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The Names Have Been Called, the Tassels Have Turned, and the Final Bell Has Rung



Congratulations to our Class of 2025 students. Your hard work, heart, and resilience have brought you to this moment, and we couldn't be prouder. As we close out the school year, we also thank our dedicated teachers and staff who made this year possible. Summer break is officially here. Photos courtesy Torrance Unified School District Facebook page.

Film Review

from page 3

Dano and John Cusack respectfully transform into the legend without coming across as an imitation. They both give classically great performances, helmed by Oscar-nominated director Bill Pohlad. The fact that their stories

never actually cross over and the characters in the past never make it into the future is brilliant in that it suggests just how disjointed Wilson's life had become in his later years. There is a clear effort toward every aspect

of the film in telling this story: costuming, set design, camera movement, blocking, etc. These elements are so poignantly utilized to elevate the conditions Brian Wilson experiences. And the sound design, fittingly, is wonderfully

employed to put us in Wilson's situation. *Love & Mercy* isn't indulgent, it is inspiring and emotionally moving. This is a film that can be appreciated by the die-hard fans and the newly initiated. •

City Council

from front page

by several, during which a woman, eight months pregnant, evidently was roughed up, pushed around, or forcibly detained by ICE, and, if I understand correctly, handcuffed and placed in a patrol car, only to later be released when it was discovered she is a United States citizen. As one of the public members said, her voice straining, "This woman is eight months pregnant. Do you understand that she is with child!"

Remarks included reference to the internment of Japanese people during World War II and the Communist "witch hunt" of the 1950s led by Senator Joe McCarthy, among examples of our government overreaching.

Mayor Pro Tem Alex Monteiro came forward, leaving his seat on the Council, to speak as a member of the public. He was impassioned

about the fact he is an immigrant. Council member Katrina Manning next stepped to the dais, as a member of the public, addressing the Council and the community: "Silence does not help us; talking to people does. Be peaceful, be peaceful, be peaceful, but we have to fight and work together to make a difference in our community!"

City Clerk Dayna Williams-Hunter, who so frequently is buoyant and smiling, spoke very seriously as a member of the public, also leaving her seat with the Council. She was to the point, speaking in English and Spanish: The Clerk's office is open and has "know-your-rights-cards". She is a Notary. Dayna is available at the City Clerk's office if you need documents notarized to authenticate your signature.

Finally, Pastor Greg was asked to come forward and share thoughts of spirit and faith. The Pastor often does the invocation at the Council meetings. His words are always uplifting, always a reminder of our blessings and entreaties to God to keep us safe and in good stead. This was no invocation; however, it was a request to keep us safe and to show us how to go forward.

The remainder of the Council meeting took care of the agenda items, most of which were part of Consent Calendars. After all, the business of the city goes on. So, for example, a discussion was led by Council member Manning about the ongoing, irritating problem caused by illegal dumping. City Manager Von Norris will do further analysis and report back to determine if the culprits can be caught and

what may be causing this nagging situation. Mayor Vargas closed the meeting with some calm words, but, returning to the ICE actions, he also acknowledged that "these things happened without our knowing, without advanced warning." He said, "The City of Hawthorne is here to protect its residents. This is our obligation, which we want to do. Our police officers and firefighters are partners."

To be certain, this is an unusual time in the United States of America. Even Hawthorne, the City of Good Neighbors, is not immune from the slings and arrows of outrageous fortune. May the fundamental rights of our community and residents remain sacred, be enforced, and justifiably asserted.

Not a typical Council meeting. Not a typical day. •



Council member Manning Addresses Council. Images provided by Ron Sokol.



Mayor Pro Tem Monteiro Addresses Council.



Pastor Greg Addresses Hawthorne.

Celebrate the Present, Remember the Past, Look Toward the Future



Congratulations to City Honors International Preparatory School, Class of 2025. Go confidently in the direction of your dreams. Live the life you have imagined. Photo courtesy Inglewood Unified School District Facebook page.

PETSPETS Pets PETSPETS

Purrrfect Companions



Twix

Since 1997, Kitten Rescue has rescued cats and kittens from a variety of situations. Young or old, tabby or Maine Coon, 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.

It is not too early to mark your calendar for our biggest fundraiser of the year Kitten Rescues 17th annual "Furball at the Skirball". Enjoy cocktails, hors d'oeuvres, dinner, celebrity guests, and a magnificent silent auction – Saturday, October 4, 2025.

Twix is an adorable, sweet boy that loves to snuggle up beside his foster mom every night at bedtime; he sleeps quietly throughout the night without disturbing her. Twix spends his days alternating between playing with cat toys or taking a nap in a soft, cushy cat bed. He is shy when he meets new people and needs someone who will take the time to earn his trust. He has an adorable meow when he is trying to tell you he wants something - whether



Dove

he is asking for pets or he wants you to open a bedroom door that has his favorite cat bed on the other side. Twix gets along with the new foster kittens his mom brings home so he would be great adopted into a home with an existing friendly cat or adopted with one of his foster siblings. Twix would not be happy in a single pet household since he is a very social cat and needs a furry companion. Please come and meet this funny, curious cat and see if he is the right cat for you.

Dove is an energetic charming little girl born on Valentines Day 2025. She wins the heart of everyone she meets and is very much the center of attention amongst her brothers. She will bring great joy and laughter to her new fur-ever home. Dove must be adopted with her brother Archer; Dove cannot be adopted as a solo cat.

If you're looking for an incredibly sweet and cuddly cat and you are not hung up on the concept of "personal space", then look no further than **Willie Jack**! This affectionate girl was bottle raised and does not have a mean bone in her body. She gets along with everyone and everything, just wanting to share her love. Due



Willie Jack

to her constant need for interaction, it would probably be best (and reduce the odds of her driving you crazy) for her to not be the only cat in the house. She could be paired up with anyone, however Willie Jack is quite bonded to her brother Cheese. So if you are open to adopting a pair of sweet kitties, you will have a great match with pairing her with him.

This lovable oddball of a cat was rescued with his sister Willie Jack and his brother Big. They were bottle raised and so are incredibly friendly and social. Besides loving to zoom around at a thousand miles per hour, **Cheese** also is a dedicated lap cat and loves nothing more than cuddling up in the evening. He also responds to his nickname of "Stinky Cheese" by his foster parents, because he really is a little stinker. Yet this little stinker is so endearing that he will leave an indelible mark on your heart and be an absolute joy in your home. Cheese gets along great with cats and dogs and would love to be adopted to a home with one, or together with one of his siblings.

These cats and kittens are available for adoption through Kitten Rescue, one of the



Cheese

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. •

PUBLIC NOTICES

T.S. No.: 23-9661 Loan No.: *****4092 APN: 4041-009-067
NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 7/20/2017. 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: **YVONNE DONNELL, a single woman and RICHARD STEVENS, a single man as joint tenants**
Duly Appointed Trustee: **Prestige Default Services, LLC**
Recorded **7/27/2017** as Instrument No. **20170841802** in book --, page -- of Official Records in the office of the Recorder of **Los Angeles** County, California,
Date of Sale: **6/26/2025 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: **\$174,443.56**
Street Address or other common designation of real property: **4644 W BROADWAY #30 HAWTHORNE, California 90250**
A.P.N.: **4041-009-067**
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 23-9661. 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 23-9661 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: **5/20/2025**
Prestige Default Services, LLC
1920 Old Tustin Ave.
Santa Ana, California 92705
Questions: 949-427-2010
Sale Line: (800) 793-6107
Patricia Sanchez Foreclosure Manager
PPP#25-003300
Hawthorne Press Tribune 6/5, 6/12, 6/19/25
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RESOLUTION NO. 8534

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, APPROVING THE ANNUAL ENGINEER'S REPORT, DECLARING ITS INTENTION TO LEVY STREET LIGHTING ASSESSMENTS FOR FISCAL YEAR 2025-2026 AND SETTING JUNE 24, 2025 AT 6:00 P.M. AS THE TIME AND DATE OF A PUBLIC HEARING

WHEREAS, the City of Hawthorne intends to levy and collect assessments within the City Landscaping and Lighting Assessment District during Fiscal Year 2025-2026; and
WHEREAS, pursuant to California Streets and Highways Code section 22622, on April 8, 2025, the City Council of the City of Hawthorne, declared a need for additional lighting and other improvements and ordered the City Engineers to prepare an annual Street Lighting Assessment Report for approval; and
WHEREAS, on May 13, 2025, the City Council approved Resolution No. 8526, "Declaring Its Intention To Levy Street Lighting Assessments For Fiscal Year 2025-2026 And Setting June 10, 2025 At 6:00 P.M. As The Time And Date Of A Public Hearing"; and
WHEREAS, the aforesaid Resolution No. 8526 contained certain errors and therefore needs to be repealed, including the noticed public hearing date; and
WHEREAS, as ordered by the City Council on April 8, 2025, the City Engineer has prepared an annual Street Lighting Assessment Report and filed the report with the City Clerk for its submittal to the City Council's approval

or modifications.
NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Hawthorne does hereby find, determine and order as follows:
Section 1. The City Council of the City of Hawthorne, California, hereby incorporates by reference all the recitals herein and finds that they are true and correct.
Section 2. The City Council of the City of Hawthorne, repeals Resolution No. 8526 adopted on May 13, 2025 in its entirety, including the notice of public hearing contained therein.
Section 3. The City's Engineer's Report, including the proposed diagram and assessment contained in the Report, attached herein as exhibit "A" are approved without a modification.
Section 4. That it is the intent of the City Council to levy and collect assessments within the assessment district described in the City Engineer's Report, attached as Exhibit A, dated May 1, 2025 for the fiscal year 2025-2026, except that there shall be no assessment upon a Federal or State government agency, or another local agency.
Section 5. The improvements in the district consist of the public and traffic signal lighting facilities now or which may hereafter be constructed or installed, and the maintenance and servicing thereof.
Section 6. The district is designated as the Street Lighting Maintenance District of the City of Hawthorne and its general location is within the boundaries of the City of Hawthorne.
Section 7. A full and detailed description of the improvements, the boundaries and the assessment district, its zones and the proposed

assessments upon assessable lots and parcels of land within the district are contained in the City Engineer's Report of May 1, 2025, which report is incorporated by reference hereby as though fully set forth herein.
Section 8. That, pursuant to Section 22625 of the Streets and Highways Code of the State of California, on Tuesday, June 24, 2025 at 6:00 p.m., a hearing will be held by the City Council of the City of Hawthorne, California, regarding the levy of the proposed assessment. The hearing will be held in the City Council Chambers, located at 4455 W. 126th Street, Hawthorne, CA 900250.
Section 9. That there is no increase in assessment from the previous years.
Section 10. That the City Clerk shall give notice of the aforesaid public hearing, causing the Resolution of Intention to be published pursuant to California Streets and Highways Code section 22626.
Section 11. The City Clerk shall certify to the adoption of this Resolution and thereafter the same shall be in full force and effect.
PASSED, APPROVED, and ADOPTED this 10th day of June 2025.

ALEX VARGAS, Mayor
City of Hawthorne, California

ATTEST:
DAYNA WILLIAMS-HUNTER, City Clerk
City of Hawthorne, California

APPROVED AS TO FORM:
ROBERT M. KIM, City Attorney
City of Hawthorne, Californi

ESTIMATE OF COSTS				
2025 - 2026 STREET LIGHTING ASSESSMENT				
I. 2024- 2025 TOTAL COSTS				\$ 810,111.00
II. 2025 - 2026 ESTIMATED COSTS				
Street, Traffic and Safety Lights Utility Cost				\$ 650,000.00
Proposed Installations				\$ 10,000.00
SUB-TOTAL:				\$660,000.00
INFLATION & CONTINGENCIES:				\$ 10,000.00
SUB-TOTAL:				\$ 670,000.00
III. ADMINISTRATION CHARGE				\$ 130,723.95
TOTAL COST:				\$ 800,723.95
IV. CONTRIBUTION FROM MEASURE R				\$ 98,000.00
V. CONTRIBUTION FROM PROP. C.				\$ 80,000.00
TOTAL ASSESSMENT DISTRICT CHARGES FOR 2025 - 2026:				\$ 622,723.95

ASSESSMENT COST BY ZONES				
ZONES	LIN.FT	PARCELS	\$ RATE/FT.	AMOUNT
1.	637,700	11257	\$0.58	\$ 369,866.00
2.	128,575	1000	\$1.33	\$ 171,004.75
3.	27,560	250	\$2.97	\$ 81,853.20
TOTAL:				\$ 622,723.95
ASSESSMENT COSTS OF TYPICAL 50-FOOT WIDE LOT				
ZONES	LIN. FT	05-06 RATE	05-06 CHARGE	
1. Residential	50	\$ 0.58	\$ 29.00	
2. Major Streets	50	\$ 1.33	\$ 66.50	
3. Hawthorne Bl.	50	\$ 2.97	\$ 148.50	

NOTE: THIS YEAR'S RATES ARE THE SAME AS LAST YEAR'S RATES

Hawthorne Press Tribune Pub. 6/12, 6/19/25
H-28968

Summary of Ordinance 2257 amending Chapter 17.76 (Sale of alcoholic beverages), and adding section 17.76.030 (Operational standards) of title 17 (Zoning) of the Hawthorne Municipal Code, related to how alcohol sales are approved in various types of businesses, adopted May 27, 2025

Pursuant to Government Code section 36933(c), the following constitutes a summary of Ordinance No. 2257, adopted by the City Council at its regular meeting on May 27, 2025. Ordinance No. 2257 makes the following amendments:
1. Section 17.76.020 (Conditional use permit required): A new list of alcohol license types that are exempt from requiring a conditional use permit is established. These include wholesalers, industrial alcohol manufacturers, agents, bona fide restaurants, and

NOTICE OF PETITION TO ADMINISTER ESTATE OF: THERESA ROSEANNA CABAN CASE NO. 25STPB02867

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of THERESA ROSEANNA CABAN.
A PETITION FOR PROBATE has been filed by JANETTE MARIE WEISBERG in the Superior Court of California, County of LOS ANGELES. THE PETITION FOR PROBATE requests that JANETTE MARIE WEISBERG 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: 07/11/25 at 8:30AM in Dept. 9 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

NOTICE INVITING BIDS (A Cash Contract)

Sealed proposals will be received by the City Clerk of the City of Hawthorne, California at the office of the City Clerk, located on the first floor in City Hall, 4455 West 126th Street, Hawthorne, CA 90250 until **4:00 P.M. on TUESDAY, JULY 22ND, 2025.** Proposals will be publicly opened and recorded on a Bid List at 4:15 P.M. of the same day in the City Clerk's office. Bidders, as well as the general public, are invited to view the proceedings. Proposals will be read at a meeting of the City Council at **6:00 P.M. on TUESDAY, JULY 22ND, 2025** for the following:

EUCALYPTUS PARK AND RAMONA PARK IMPROVEMENT PROJECT (Project #24-07)

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 DANIELLE A. GEYE - SBN 239304 WIEZOREK & GEYE, APC 3450 E. SPRING, SUITE #212 LONG BEACH CA 90806 Telephone (562) 396-5529 6/12, 6/19, 6/26/25 CNS-3935449# Hawthorne Press Tribune Pub 6/12, 6/19, 6/26/25
HH-28970

SCOPE OF WORK

Eucalyptus Park, this project will remove and replace the existing play equipment, remove and replace play area rubber base along with construction of perimeter curb, installation of 3 water fountains, improve lighting around play area, refresh the restroom building exterior and interior, refresh the paint for the wading pool, installation of closed circuit security system cameras and associated poles, and the construction of a new recreational soccer field including, all grading and associated earthwork, field lighting, solar powered scoreboard and associated structural mount and wiring, relocation of existing utility boxes within soccer field area, security fencing that includes ADA accessible gate and a maintenance gate, and 4 in-ground mounted benches (1 will be ADA accessible).

a potentially significant physical impact on the environment, and is also exempt from CEQA pursuant to the "common sense" exemption because it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment. (Title 14, California Code of Regulations, Section 15061(b)(3). A certified copy of the entirety of the text of Ordinance No. 2257 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 May 27, 2025 by the following vote:
AYES: Reyes English, Manning, Johnson, Monteiro, Vargas.
NOES: None.
ABSTAIN: None.
ABSENT: None.
Hawthorne Press Tribune Pub 6/19/25
HH-28974

CITATION FOR PUBLICATION UNDER WELFARE AND INSTITUTIONS CODE SECTION 294 CASE NUMBER: 24JV00405

1. To (names of persons to be notified, If known, including names on birth certificate): **LORIE DENISE STANSBURY** and anyone claiming to be a parent of (child's name): **AMIAH MONIQUE STANSBURY** born on (date): **September 29TH, 2008** at (name of hospital or other place of birth and city and state): Valley Presbyterian Hospital, Van Nuys, California.
2. A hearing will be held on (date): 8/14/2025 at (time): 01:30 PM In Dept.: SMJ 1 Room: [X] Located at court address above
SUPERIOR COURT OF CALIFORNIA COUNTY OF SANTA BARBARA 4285-B CALIFORNIA BLVD, SANTA MARIA, CALIFORNIA 93455 SANTA MARIA JUVENILE DIVISION
3. At the hearing the court will consider the recommendations of the social worker or probation officer.
4. The social worker or probation officer will recommend that your child be freed from your legal custody so that the child may be adopted. If the court follows the recommendation, all your parental rights to the child will be terminated.
5. You have the right to be present at the hearing, to present evidence, and you have the right to be represented by an attorney. If you do not have an attorney and cannot afford to hire one, the court will appoint an attorney for you.
6. If the court terminates your parental rights, the order may be final.
7. The court will proceed with this hearing whether or not you are present. Date: 6/12/2025
Clerk, by Katherine Escobar-Jaskulsky
Inglewood Daily News Pub. 6/19, 6/26, 7/3, 7/10/25
HI-28971

Ramona Park, this project will remove and replace the existing play equipment, remove and replace play area rubber base and construction of perimeter curb, remove and replace barbecue grills, refresh the paint for the wading pool, refresh restroom building interior and exterior, refresh horseshoe/bocce play area by replacing wooden backboards, adding sand, and repairing the chain-link fence as necessary, installing new shade structure to picnic area per plan and specifications, refresh fitness area floor (i.e. remove existing dirt floor and trash and add decomposed granite), installation of closed circuit security system cameras and associated poles, and re-stripe the existing basketball/pickleball court.

EUCALYPTUS PARK AND RAMONA PARK IMPROVEMENT PROJECT CONTINUED ON NEXT PAGE

PUBLIC NOTICES

EUCALYPTUS PARK AND RAMONA PARK
IMPROVEMENT PROJECT
CONTINUED

ESTIMATED QUANTITIES

	DESCRIPTION	UNIT	APPROXI- MATE QUANTITY
1	Clearing and Grubbing/Implementation of BMPS/SWPP (Both Parks)	LS	1
2	Excavation (unclassified) (Eucalyptus)	CY	477
3	Soccer field - grading per plans and specs (Eucalyptus)	LS	1
4	Soccer field fill – gravel per plans and specs (Eucalyptus)	TON	3,532
5	Soccer field fill - sand per plans and specs (Eucalyptus)	TON	1,913
6	Soccer field fill - dirt per plans and specs (Eucalyptus)	CY	2,004
7	Soccer field fill – Bermuda grass seed per plans and specs or approved equal (Eucalyptus)	LS	1
8	Soccer field - 60 MIL polyvinyl liner per plans and specs (Eucalyptus)	LS	1
9	Soccer field - non-woven geotextile fabric per plans and specs (Eucalyptus)	LS	1
10	Soccer field – catch basins per plans and specs (Eucalyptus)	EA	5
11	Soccer field – 4” PVC pipe per plans and specs (Eucalyptus)	LF	550
12	Soccer field – 8” PVC pipe per plans and specs (Eucalyptus)	LF	260
13	Soccer field – 1” perforated flat drains, AdvanEdge Drain Pipe per plans and specs or approved equal (Eucalyptus)	LF	900
14	Soccer field – irrigation system including valves, sprinkler heads, pipes, etc. per plans and specs (Eucalyptus)	LS	1
15	Soccer field – lighting, four poles per plans and specs (Eucalyptus)	LS	1
16	Soccer field – solar scoreboard and mount per plans and specs (Eucalyptus)	LS	1
17	Soccer field accessories including goal posts, striping, and (3) in-ground 15’ long aluminum benches and (1) in-ground 15’ long aluminum ADA accessible bench per plans and specs (Eucalyptus)	LS	1
18	Soccer field – 8’ tall security fence with (1) 4’ wide pedestrian/ADA gate along with their ramps and (1) 6’ wide field maintenance gate per plans and specs (Eucalyptus)	LS	1
19	Soccer field – 6” perimeter curb per plans and specs (Eucalyptus)	LS	1
20	Soccer field – sump pump, pumps, and associated plumbing per plans and specs (Eucalyptus)	LS	1
21	Soccer field – relocate all existing utility boxes within soccer field area i.e. water, electric, irrigation, etc. per plans and specs (Eucalyptus)	LS	1
22	Drinking fountains and installation per plans and specs (Eucalyptus)	EA	3
23	Project Construction Signs (Both Parks)	EA	2
24	Removal and disposal of existing play equipment, together with their associated footings, rubber and sand (Both Parks)	LS	1
25	Installation of new play equipment or approved equal and performing all aspects of the work to complete this project in accordance with these plans and specifications or equivalent. (Both Parks)	LS	1
26	Installation of rubberized mat and its perimeter curb installation (Eucalyptus)	SF	10,000
27	Installation of rubberized mat and its perimeter curb installation (Ramona)	SF	13,000
28	Remove existing paint and crack seal, epoxy, and paint existing wading pool (Both Parks)	LS	1
29	Refurnish existing bathroom building, including removing and replacing wooden rafters, painting interior and exterior, changing toilet seats, replacing doors, repainting stalls and installing new automatic hand dryers, soap dispensers and baby changing stations (Eucalyptus)	LS	1
30	Refurnish existing restrooms – this includes painting interior and exterior, changing toilet seats, replacing entrance doors, replacing stall doors, repainting stalls and installing baby changing stations (Ramona)	LS	1
31	Remove and replace trash cans (Eucalyptus)	EA	10
32	New lighting around play equipment (Eucalyptus)	EA	3
33	Closed circuit security system including but not limited to cameras, poles, etc. (Both Parks)	LS	1
34	Install shaded canopy in proposed shaded picnic area per plans and specs (Ramona)	LS	1
35	Install concrete identification markers for each picnic table area -5 total per plans and specs (Ramona)	LS	1
36	Repair existing Decomposed Granite (D.G.) in the Fitness Area, remove all trash, tree roots, etc. and replace with 4” D.G. (Ramona)	LS	1
37	Refresh horseshoe/bocce play area – including removal and replacement of existing 4’ chain-link fence, (8) horseshoe backboards, and D.G./sand with sand (Ramona)	LS	1
38	Basketball and pickleball court restoration – removal of existing court paint, new floor paint, and basketball and pickleball striping (Ramona Park)	LS	1
39	Brick Wall Restoration including cracked concrete (Ramona Park)	LS	1
40	Removal, disposal, and replacement of BBQ grills including clean-up per specs or approved equal (Ramona Park)	EA	5

ENGINEERING ESTIMATE

The approximate cost for this project is \$2.1M.

CLASSIFICATION / EXPERIENCE OF CONTRACTORS

Contractors bidding this project must possess a valid State of California A, B and/or C 27 Contractors' License. The Contractor must be able to document five (5) years of satisfactory experience on projects of similar complexity and dollar value.

PRE-BID JOB WALK

A MANDATORY PRE-BID MEETING/ JOB WALK WILL BE CONDUCTED BEGINNING AT EUCALYTPUS PARK, 12011 S INGLEWOOD AVE, HAWTHORNE, CA 90250, AND THEN RAMONA PARK, 4617 W 136TH ST, HAWTHORNE, CA 90250 ON WEDNESDAY, JULY 2ND, 2025 AT 10:00AM. At this time, contractors will have an opportunity to talk to the City's Consultant and the Engineer and Public Works Inspector concerning any aspect of the job or job site. BIDS WILL BE NULL AND VOID IF CONTRACTOR DOES NOT ATTEND THIS PRE-BID WALK.

CERTIFICATION OF OFFEROR/ BIDDER REGARDING DEBARMENT

By submitting a bid/proposal under this solicitation, the bidder or offeror certifies that neither it nor its principals are presently debarred or suspended by any Federal department or agency from participation in this transaction.

Certification of Lower Tier Contractors Regarding Debarment

The successful bidder, by administrating each lower tier subcontract that exceeds \$25,000 as a "covered transaction", must verify each lower tier participant of a "covered transaction "under the project is not presently debarred or otherwise disqualified from participation in this assisted project, The bidder is to provide a Data Universal Numbering System (DUNS) number. The bidder will accomplish this by:

1. Checking the system for Award Management at website: <http://www.sam.gov>
2. Collecting a certification statement similar to the Certification of Offeror/ Bidder Regarding Debarment, above.
3. Inserting a clause or condition in the covered transaction with the lower tier contract

The Contractor is required to obtain an "Active Status". If the City of Hawthorne later determines that a lower tier participation failed to disclose a higher tier participant that it was excluded or disqualified at the time it entered the covered transaction, the City of Hawthorne may pursue any available remedies, including suspension and debarments of the non-compliant participant.

SUBMISSION OF PROPOSALS

Original proposals must be submitted on the blank forms prepared and furnished for that purpose, which may be obtained at the Department of Public Works, Engineering Division (2nd Floor), Hawthorne City Hall, 4455 West 126th Street, Hawthorne, CA 90250. Bidders may also obtain copies of the Plans and Specifications for the contemplated work at this same location.

No bid will be considered unless it conforms to the Proposal Requirements and Conditions. The City Council of the City of Hawthorne, also referred to as the City, reserves the right to reject any and all proposals. Bids must be returned in the special envelopes provided, marked "SEALED BIDS", and addressed to the City Clerk. Each proposal shall be accompanied by one of the following forms of bidder's security: cash, cashier's check, certified check, or bidder's bond - equal to ten percent (10%) of the bid price.

A list of subcontractors shall be submitted with the bid on the form provided by the City.

****NOTE TO PROSPECTIVE BIDDERS: THE COST OF PLANS AND SPECIFICATIONS IS \$150.00 (non-refundable).**

WAGES AND EQUAL EMPLOYMENT OPPORTUNITY

This proposed Contract is under and subject to Executive Order 11246, as amended, of September 24, 1965, and to the Equal Employment Opportunity (EEO) and Federal Labor Provisions. The EEO requirements, labor provisions, and wage rates are included in the Specifications and Bid documents and are available for inspection at the City Clerk's Office, City Hall, City of Hawthorne.

NOTICE IS FURTHER GIVEN that the City Council has obtained the general federal prevailing rate of per diem wages in accordance with the law to be paid for the construction of the above entitled Works and Improvements. The schedule has been obtain from the U.S. Department of Housing and Urban Development for Community Block Grant Programs of the type and nature proposed by the City, and reference is hereby made to copies thereof on file in the Office of the City Engineer, which said copies are available to any interested party upon request. Further, a copy shall be posted at the job site during the course of construction. All Contractors submitting bids must conform to current federal minimum prevailing wages.

EUCALYPTUS PARK AND RAMONA
PARK IMPROVEMENT PROJECT
CONTINUED ON PAGE 8

PUBLIC NOTICES

EUCALYPTUS PARK AND RAMONA PARK IMPROVEMENT PROJECT CONTINUED FROM PAGE 7

In addition to the Contractor's obligations as to minimum wage rates, the Contractor shall abide by all other provisions and requirements stipulated in Sections 1770-1780, inclusive, of the Labor Code of the State of California, including, but not limited to, those dealing with the employment of registered apprentices. The responsibility of compliance with Section 1777.5 of the Labor Code shall be with the prime contractor.

DBE REQUIREMENTS

The bidder shall make good faith efforts, as defined in Title 49 of the Code of Federal Regulations, Part 26, and the State of California, Department of Transportation Disadvantaged Business Enterprise (DBE) Program Plan. The City of Hawthorne established an AADPL of 8.2%. The contractor or subcontractor shall not discriminate on the basis of race, color, national origin, or sex in the performance of this contract. The contractor shall carry out applicable requirements of 49 CFR, Part 26 in the award and administration of DOT-assisted contracts. Failure by the contractor to carry out these requirements is a material breach of

this contract, which may result in the termination of this contract or such other remedy, as recipient deems appropriate.

NONDISCRIMINATION

In performance of the terms of this contract, the Contractor shall not engage in, nor permit such subcontractors as he may employ from engaging in, discrimination in employment of persons because of the race, color, place of national origin or ancestry, sex, age or religion of such persons.

PERFORMANCE RETENTIONS

The successful bidder will be required to provide for performance security as provided by law. Requirements for performance retentions may be satisfied by deposit or securities specified in Section 16430 of the Government Code, and in accordance with Section 22300 of the Public Contract Code.

PROJECT INFORMATION

Plans and Specifications are available digitally through the City of Hawthorne's Citizen Self Service portal: <http://hawthorneca-energovweb.tylerhost.net/apps/selfservice#home> . All contractors will need to create a free account. Once they have created an account then they will need to apply for the **Public Works Bid Plans and Specifications**. Fill in all necessary

information and once the application is submitted the Contractor will receive an invoice (see project information section below for price). Once all fees have been paid the Contractor will then receive three (3) PDFs: 1) general information/provisions PDF, 2) bid proposal forms (see SUBMISSION OF PROPOSALS section below for instructions on how to submit all proposals) and 3) specifications/plans PDF.

If you have any questions regarding this project, please contact the Project Engineer, **Itzel Estrada** in the Department of Public Works, Engineering Division, at **(310) 349-2980**, or via email at iestrada@cityofhawthorne.org.

EXHIBIT 1 Summary of Contract Provisions for Inclusion in the Notice Inviting Bids

Prevailing Wage Statement: This contract will be funded in whole or in part with federal housing and community development funds. The Federal Labor Standards Provisions, including prevailing wage requirements of the Davis-Bacon and Related Acts will be enforced. A copy of the Federal Wage Decision applicable to this project

is included in the Bid Document. This is project is a public work in the State of California, funded in whole or in part with public funds. Therefore, the higher of the two applicable prevailing wage rates, federal or state, will be enforced. The Contractor's duty to pay State prevailing wages can be found under Labor Code Section 1770 et seq. Labor Code Sections 1775 and 1777.7 outline the penalties for failure to pay prevailing wages and to employ apprentices, including forfeitures and debarment. The State Wage Decision is on file at the City Clerk's office, and is also available online at <http://www.dir.ca.gov/dlsr/>.

Apprenticeship Program: Attention is directed to Sections 1777.5, 1777.6 and 1777.7 of the California Labor Code and Title 8, California Administrative code, Section 200 et seq. to ensure compliance and complete understanding of the law regarding apprentices.

Minority and Women Owned Business: Bidders will be required to document their status as a Minority Business Enterprise (MBE), a Women-owned Business Enterprise (MBE) or a non-MBE/WBE firm. Bidders that are not MBE/WBE firms will be required to make a good faith effort, and to

document their efforts to include firms as part of the contract bid.

Section 3 Statement: This is a HUD Section 3 construction contract. Contractors and subcontractors must address the Section 3 employment work hours benchmarks for Section 3 Workers and Targeted Section 3 Workers as established by the U.S. Department of Housing and Urban Development at 24 CFR Part 75.

Conflict of Interest: In the procurement of supplies, equipment, construction, and services, the conflict of interest provisions in 2 CFR 200.318 shall apply. No employee, officer, or agent may participate in the selection, award, or administration of a contract supported by a Federal award if he or she has a real or apparent conflict of interest. Such a conflict of interest would arise when the employee, officer, or agent, any member of his or her immediate family, his or her partner, or an organization which employs or is about to employ any of the parties indicated herein, has a financial or other interest in or a tangible personal benefit from a firm considered for a contract. The officers, employees, and agents of the non-Federal entity may neither solicit nor accept gratuities, favors, or anything of monetary value from contractors or

parties to subcontracts.

Build America, Buy America: The construction services performed pursuant to this contract are subject to the Build America, Buy America Act (BABA) requirements under Title IX of the Infrastructure Investment and Jobs Act ("IIJA"), Pub. L. 177-58. Absent an approved waiver, all iron, steel, manufactured products, and construction materials used in this project must be produced in the United States, as further outlined by the Office of Management and Budget's Memorandum M-22-11, Initial Implementation Guidance on Application of Buy America Preference in Federal Financial Assistance Programs for Infrastructure, April 18,2022. By submitting a bid, Contractor hereby certifies they are familiar with all laws and regulations that may affect cost, progress, and performance of the work, including BABA requirements. A copy of the contractor self-certification form is included in the Bid Document.

Hawthorne Press Tribune Pub. 6/19, 6/26/25

HH-28973

NOTICE OF PUBLIC HEARING CHANGE OF ZONE CZ-2025-0001

PUBLIC NOTICE is hereby given that the Planning Commission of the City of Hawthorne will hold a public hearing to consider the following matter:

CHANGE OF ZONE APPLICATION NO. CZ-2025-0001: The project is an amendment to the Freeway Overlay (FO) Zone Map, to include the Hawthorne Municipal Airport within the FO Zone boundary, for the purposes of constructing two digital billboards, and an addendum to the Initial Study/ Mitigated Negative Declaration.

PROJECT LOCATION: Hawthorne Municipal Airport - City of Hawthorne, County of Los Angeles, State of CA

MEETING DETAILS:

Day: Wednesday

Date: July 16, 2025

Time: 6:00 PM

Place: City Council Chambers
4455 West 126th Street
Hawthorne, CA 90250

Those interested in this item may appear at the meeting and submit oral or written comments. Written information pertaining to this item must be submitted to the Planning and Community Development Department prior to 5:00 PM July 16, 2025, at 4455 West 126th Street, Hawthorne, California 90250 or emailed to mmajcherek@cityofhawthorne.org or planning@cityofhawthorne.org For additional information, you may contact Maria Majcherek 310-349-2970 or at the email(s) noted above.

ENVIRONMENTAL REVIEW

Based upon the analysis of potential environmental consequences anticipated to occur from implementation

of the Proposed Project, the Proposed Project would not result in any new or more severe impacts that were not disclosed, analyzed, and mitigated for in the Adopted IS/MND. As demonstrated in the addendum, the Proposed Project's potential impacts would either be the same or less than those anticipated for the Approved Project in the Adopted IS/MND. In addition, there are no substantial changes to the circumstances under which the Proposed Project would be undertaken that would result in new or more severe environmental impacts than previously addressed in the Adopted IS/MND, nor has any new information been identified regarding the potential for new or more severe significant environmental impacts. Therefore, in accordance with State CEQA Guidelines §15164, this Addendum to the previously Adopted IS/MND is the appropriate environmental documentation for the Proposed Project. In taking action on any of the approvals, the decision-making body must consider the whole of the data presented in the Adopted IS/ MND, as augmented by the Addendum. Upon the Planning Commission's action, Staff will file the Notice of Exemption with the Los Angeles County Clerk's office in compliance with CEQA

PLEASE NOTE that pursuant to Government Code Section 65009: In an action or proceeding to attack, review, set aside, void, or annul a finding, determination or decision of the Planning Commission or City Council, the issues raised shall be limited to those raised at the public hearing in this notice or in written correspondence delivered to the Planning Commission or City Council at or prior to the public hearing.

Hawthorne Press Tribune Pub. 6/19/25

HH-28975

NOTICE OF PUBLIC HEARING DESIGN REVIEW DR-2023-0020

PUBLIC NOTICE is hereby given that the Planning Commission of the City of Hawthorne will hold a public hearing to consider the following matter:

DESIGN REVIEW APPLICATION NO. DR-2023-0020: A request by ZS Development Corp to approve the proposed site design (exterior architectural building façade, landscaping, etc.) for a new boutique hotel. The project proposes to remove all on-site improvements and construct a 43,051 sq. ft., five-level hotel with 78 guest rooms, 80 parking spaces, and approximately 12,070 square foot amenities.

PROJECT LOCATION: 4436 W Imperial Hwy.- City of Hawthorne, County of Los Angeles, State of CA

MEETING DETAILS:

Day: Wednesday

Date: July 2, 2025

Time: 6:00 PM

Place: City Council Chambers
4455 West 126th Street
Hawthorne, CA 90250

Those interested in this item may appear at the meeting and submit oral or written comments. Written information pertaining to this item must be submitted to the Planning and Community Development Department prior to 5:00 PM July 2, 2025, at 4455 West 126th Street, Hawthorne, California 90250 or emailed to mmajcherek@cityofhawthorne.org or planning@cityofhawthorne.org For additional information, you may contact Maria Majcherek 310-349-2970 or at the email(s) noted above.

ENVIRONMENTAL REVIEW: The Grevillea-Imperial Hotel Project (Design Review Application DR-2023-0020) is consistent with the General Plan and

zoning with approval of the discretionary permit. The site is less than five acres, is located within the city limits in an urbanized area surrounded by commercial and residential uses, and is adequately served by utilities and public services. The Project is located within a highly developed area of the City and does not provide habitat suitable for endangered, rare, or threatened species. The Project will not result in any significant impacts relating to traffic, noise, air quality, or water quality. It will not require significant expansion of utilities and public services beyond existing conditions.

The cumulative impact of this project, and the approval of other projects like it in the vicinity, is not expected to have any significant environmental impact. There are no unusual circumstances applicable to the Project site. The Project is not located along any state designated scenic highway nor within any designated hazardous waste site. There are no historical resources which would be impacted. The Project is not subject to any of the exceptions for exemption under Section 15300.2 of CEQA.

Upon the Planning Commission's action, Staff will file the Notice of Exemption with the Los Angeles County Clerk's office in compliance with CEQA

PLEASE NOTE that pursuant to Government Code Section 65009: In an action or proceeding to attack, review, set aside, void, or annul a finding, determination or decision of the Planning Commission or City Council, the issues raised shall be limited to those raised at the public hearing in this notice or in written correspondence delivered to the Planning Commission or City Council at or prior to the public hearing.

Hawthorne Press Tribune Pub. 6/19/25

HH-28976

NOTICE OF PUBLIC HEARING DESIGN REVIEW DR-2023-0021

PUBLIC NOTICE is hereby given that the Planning Commission of the City of Hawthorne will hold a public hearing to consider the following matter:

DESIGN REVIEW APPLICATION NO. DR-2023-0021: A request by ZS Development Corp to approve the proposed site design (exterior architectural building façade, landscaping, etc.) for a new boutique hotel. The project consists of a 47,584 sq. ft., six-level hotel with 57 guest rooms, and 57 parking spaces.

PROJECT LOCATION: 11410 Menlo Ave. - City of Hawthorne, County of Los Angeles, State of CA

MEETING DETAILS:

Day: Wednesday

Date: July 2, 2025

Time: 6:00 PM

Place: City Council Chambers
4455 West 126th Street
Hawthorne, CA 90250

Those interested in this item may appear at the meeting and submit oral or written comments. Written information pertaining to this item must be submitted to the Planning and Community Development Department prior to 5:00 PM July 2, 2025, at 4455 West 126th Street, Hawthorne, California 90250 or emailed to mmajcherek@cityofhawthorne.org or planning@cityofhawthorne.org For additional information, you may contact Maria Majcherek 310-349-2970 or at the email(s) noted above.

ENVIRONMENTAL REVIEW: The Menlo Hotel Project (Design Review Application DR-2023-0021) is consistent with the General Plan

and zoning with approval of the discretionary permit. The Project meets the requirements of the Class 32 categorical exemption, as it meets the definition of infill development; would be consistent with the applicable General Plan designation and all applicable General Plan policies as well as with the applicable zoning designation and regulations; occurs within City limits on a Project Site of no more than 5 acres substantially surrounded by urban uses; would be located on a site that has no habitat for endangered, rare, or threatened species; would not result in any significant effects relating to traffic, noise, air quality, or water quality; and could be adequately served by all required utilities and public services. Further, none of the exceptions to the use of a categorical exemption apply to the Project. Finally, there are no features that distinguish the Project from others in the exempt class and thus there are no unusual circumstances. Therefore, the Project is categorically exempt from CEQA pursuant to Section 15332 of the State CEQA Guidelines—Class 32, In-Fill Development Projects.

Upon the Planning Commission's action, Staff will file the Notice of Exemption with the Los Angeles County Clerk's office in compliance with CEQA.

PLEASE NOTE that pursuant to Government Code Section 65009: In an action or proceeding to attack, review, set aside, void, or annul a finding, determination or decision of the Planning Commission or City Council, the issues raised shall be limited to those raised at the public hearing in this notice or in written correspondence delivered to the Planning Commission or City Council at or prior to the public hearing.

Hawthorne Press Tribune Pub. 6/19/25

HH-28977



NOTICE OF PUBLIC HEARING CONDITIONAL USE APPLICATION NO. CU-2025-0002

PUBLIC NOTICE is hereby given that the Planning Commission of the City of Hawthorne will hold a public hearing to consider the following matter:

CONDITIONAL USE APPLICATION NO. CU-2025-0002: Conditional Use Permit Application No. CU-2025-0002 is a request to permit Smoke Zone & Heavy Hitter, a tobacco specialty store, at 14151 Hawthorne Boulevard. The business will be located in the C-2, Local Commercial zone which requires a conditional use permit to operate such use (HMC 17.26.020).

PROJECT LOCATION: 14151 Hawthorne Boulevard, Hawthorne, CA 90250

MEETING DETAILS:

Day: Wednesday

Date: July 2, 2025

Time: 6:00 PM

Place: City Council Chambers
4455 West 126th Street
Hawthorne, CA 90250

Those interested in this item may appear at the meeting and submit oral or written comments. Written information pertaining to this item must be submitted to the Planning and Community Development Department prior to 5:00 PM July 1, 2025, at 4455 West 126th Street, Hawthorne, California 90250 or emailed to nlevey@cityofhawthorne.org.

cityofhawthorne.org. For additional information, you may contact Nathan Levey at (310) 349-2970 or at the email noted above.

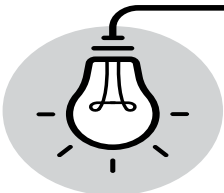
ENVIRONMENTAL REVIEW: Conditional Use Permit CU-2025-0002 is categorically exempt from the California Environmental Quality Act (CEQA), per CEQA Guidelines Section 15301, Existing Facilities. Class 1 exemptions are for projects involving negligible or no expansion of use. This includes interior or exterior alterations of a structure. The approval of a Conditional Use Permit to allow a tobacco specialty store would involve negligible or no expansion to the intensity of use of the site. Further, there are no unusual circumstances or issues that would constitute an exception to the categorical exemptions under CEQA Guidelines Section 15300.2.

PLEASE NOTE that pursuant to Government Code Section 65009: In an action or proceeding to attack, review, set aside, void, or annul a finding, determination or decision of the Planning Commission or City Council, the issues raised shall be limited to those raised at the public hearing in this notice or in written correspondence delivered to the Planning Commission or City Council at or prior to the public hearing.

Hawthorne Press Tribune Pub. 6/19/25

HH-28978

“Failure is the condiment that gives success its flavor.” — Truman Capote



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