

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. 41 - October 8, 2026

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Weekend Forecast

Friday

AM Fog/
PM Sun
68°/78°



Saturday

Mostly
Cloudy
69°/77°



Sunday

Showers
63°/73°



LAX GEMs Welcome World Travelers



When your airport is the front door to Koreatown, Little Armenia, Historic Filipinotown, and countless neighborhoods shaped by cultures and communities from around the world — your welcome should reflect the city. Our LAX GEMs (Guest Experience Members) help us do just that. Together, they speak twenty-eight languages, helping travelers from around the world feel welcomed, understood, and supported from the moment they arrive. GEMs help travelers navigate arrivals, answer questions, and get one step closer to tacos, palm trees, family reunions, business meetings — or wherever LA is taking them next. Photo courtesy of LAX Facebook page.

The Little Park That Could Not But Did

By Ron Sokol

“Yes, I like to sit here. Really nice trees, good shade, comfortable, very relaxing.”
“You realize the freeway is behind you?”
“So? It’s up an incline, there’s foliage and the sound is pretty muffled. It’s not like I’m standing on the shoulder watching the cars and trucks speeding by, or stuck in a bad traffic jam.”
“Tch tch tch. This strip was a mess for quite a while, you do know that? Mounds of dust and trash strewn all over. People were dumping refrigerators, toilets, construction debris, just plain refuse all around here. Don’t kid yourself...”

“I’ve heard about that, but it’s history. Glasgow Park is very nice, very pleasant. People walk, saunter, stroll. Dogs accompany many of them. Kids enjoy themselves. A lot of folks use the exercise equipment. Benches. Tables. Me, I like sitting here musing, across from Holly Glen Park. You hear the pickleball being swatted back and forth. The ocean is out there in the distance. Cool lamp posts. It’s just really pleasant.” She got up, shook her head, and mumbled. “Ok, you know, I see you here pretty often, and wanted to try to find out what brings you here, and now I know. You like it. Fine, I don’t begrudge you, but there’s quite a history. It didn’t just pop out of the ground, mister!”
Glasgow Park, which is not named after Glasgow, Scotland, is about 4.7 acres. The word park might not be the right word. It is a green belt along the street named Glasgow Place in the Holly Glen area of Hawthorne. True, it was not always so. In the early 1970s, Cal Trans was preparing for the construction and widening of the Century Freeway/405. The Century Freeway is also called the Glenn Anderson Freeway because the good

Congressman had a lot to do with it. The freeway work was touted as bringing more commerce to the area and helping commuters. To get the job done, CalTrans bought several homes in the area. CalTrans demolished those houses along what is now the Glasgow Strip. But, as it turns out, CalTrans did not need all of the property. Instead, about 4.6 to 4.7 acres remained, sandwiched in between Rosecrans and El Segundo Boulevards, adjacent but a little below the freeway.
This is the land that became a kind of dumping ground. It was not just unsanitary, but a genuine eyesore which negatively impacted the residents’ property values. I think about that as I sit in Glasgow Park on a comfortable, green metal bench. My dog lies on the ground, panting happily. To my right are various pieces of exercise equipment,

including posted instructions on how to use a number of the devices. I come to Glasgow Park to cool my heels, not to work out. Maybe someday I just might do a few sit-ups and knee curls; you never know.
Many of the trees at Glasgow Park are mature and really impressive. There is a lot of greenery. The lampposts are a nice style, some of which peek in and out among the tree branches. From one spot, you can see Holly Glen Park across the street, which has, among other amenities, picnic tables, slides, basketball courts, pickleball courts, tennis courts, barbecue grills, and restrooms. Located near 137th Street and Glasgow Place, Holly Glen Park is one full acre. It was nicely renovated in 2022 to the tune of some \$800,000. Like Glasgow Park, it too

See Little Park, page 4



Glasgow Park. Image provided by Ron Sokol.

Hawthorne Press Tribune

The Weekly Newspaper of Hawthorne

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Celebrating Ten Years of Partnership, Opportunity, and Impact



Centinela Valley Union High School District welcomed more than two-hundred business and industry representatives to the 10th Annual Industry Partner Breakfast. For a decade, this event has brought together our schools and industry partners to build meaningful connections that create real-world opportunities for CVUHS students. Representatives had the opportunity to connect with the nine career academies, learn more about their programs and student-led enterprises, and explore new ways to partner with the schools and support students as they prepare for college, careers, and beyond. A special thank you to the South Bay Workforce Investment Board for their continued partnership and for bringing together so many of the business and industry representatives who joined the event. Their collaboration has been instrumental in connecting our academies and students with professionals and opportunities throughout our region. We were also honored to have Congresswoman Maxine Waters attend the event and thank her for her continued support of CVUHS and our students. Thank you to every business, industry and community leader who joined the event and continues to invest their time, expertise and resources in our students. Photo courtesy of Centinela Valley Union High School District Facebook page.

*“It’s not enough to just want change ...
You have to go and make change by voting.”
— TAYLOR SWIFT*

Classifieds

PLEASE NOTE OUR CLASSIFIED ADS POLICY:

- Classified ads must be submitted in writing by email. Send ad copy to: classified@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.
- Publication confirmation will be emailed after approval. Earsheet, if requested, will be provided the Monday after Publication Date.
- 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.

WANTED
VINYL RECORDS, cassettes, CD's, 78's, anything musical & collectible. T-shirts, programs, posters, tickets, audio equipment. Buy/Sell. Studio Antiques & Vinyl. 310.322.3895. El Segundo.

WANTED
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
CALIFORNIA LANGUAGE ACADEMY GROUP seeks a Student Services

Coordinator at its Los Angeles, CA loc to provide student support throughout intake, enrollment, advising, sched'g, testing, & proctoring processes; dvlp & maint orientation prgms & support resources; assist in implmnt'g admissions policies & procedures; & ensure int'l student compliance w/ req'd doc'n & regs. Req a Bachelor's Degree from an accredited 4-yr college or university. Multiple positions available. Salary: \$55,000/yr. Send resume to Hasan Altuntas, President, haltuntas@cla.edu.

EMPLOYMENT
INTERNATIONAL LIASON AND DEVELOPMENT STRATEGIST needed for ST JAMES SCHOOL.

Min. master's in Public Relations, Communications, Social Entrepreneurship, Education, Business or rlt'd fields; understanding of a mission-driven nonprofit educ environment & ability to comm & build relationships w/ students, families & institutional partners professionally, w/ cultural sensitivity & respect for school mission & values. Dvlp int'l outreach, student recruitment & partnership strats; analyz enrollment trends; coord comms & engagement initiatives. 72,093/yr. Rsm to wrk loc at: 4625 Garnet St, Torrance, CA 90503.

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



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and our website can no longer take inquires or emails

*Our newspapers are adjudicated of general circulation accordance with the laws of California. El Segundo Herald, Case Number 372819; Hawthorne Press Tribune, Case Number 187530; Inglewood Daily News, Case Number 601550; Lawndale Tribune, Case Number 479346.

Lawndale Tribune

AND LAWDALE NEWS

The Weekly Newspaper of Lawndale

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Billy Mitchell Elementary Receives Generous Award



Principal Dr. Dalia Coronel receiving the Kemper Foundation Read Conmigo Impact Award for Billy Mitchell Elementary at a special ceremony at Cal State University, Los Angeles on October 1, 2026. For story, see School Spotlight below. Photo courtesy of LESD.

Check It Out

Enormous Wings by Laurie Frankel

By Cathie Hinkle Library Assistant-
El Segundo Public Library

Wow! This book has so many hot topics I feel it would make a great book club pick.

Ms. Frankel chose the title *Enormous Wings* from the story "A Very Old Man with Enormous Wings" by Gabriel Garcia Marquez which is about an elderly man who had actual wings. He was turned into a curiosity and the story covers themes of humanity, dignity, and societal reactions to the unexpected or unexplained.

In Ms. Frankel's book, we are introduced to Pepper Mills who is seventy-seven years old and after a small car accident she finds herself now living in the Vista View Retirement Community in Austin, Texas. She did not choose this lifestyle; it has been chosen for her. She quickly forms a new friend group and falls in love with a sweet man named

Moth. Soon after falling in love, she begins experiencing physical symptoms; tired all the time, vomiting and not remembering things. Her children schedule a doctor's appointment believing she is dying. But she is not dying, she is pregnant.

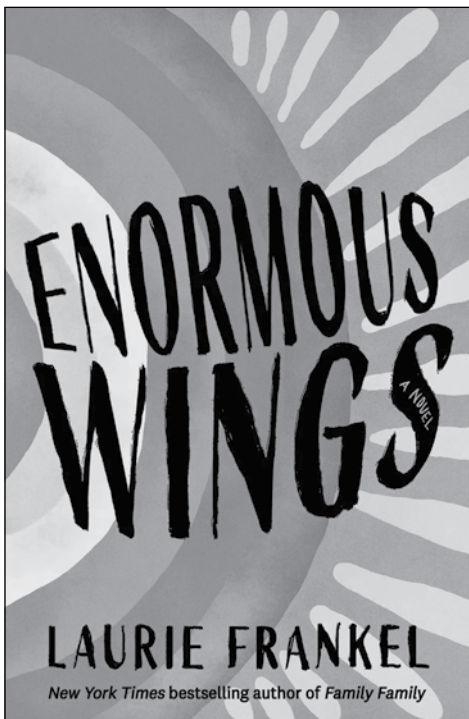
Now everyone has something to say, advice to give, cameras at the ready to capture and exploit and to make choices for Pepper who is now under public scrutiny.

While reading this book I found myself enjoying the humor sprinkled throughout and how the author tackles such hot topics in a way that is left up to the reader to decide what is best for them. The reader will probably need to suspend doubt in a few places, but it is totally worth it.

The book is a fantastic jumping off point to discuss body autonomy, morality, family, motherhood, sex, love, politics and making self-directed decisions at any age.

If you enjoyed *Whistler* by Ann Patchett or *The Shampoo Effect* by Jenny Jackson, this might be a good fit.

This book is available for check-out at El Segundo Public Library. •



Enormous Wings by Laurie Frankel



Cathie Hinkle

School Spotlight

Billy Mitchell Elementary Awarded a \$10,000 Read Conmigo Impact Grant to Strengthen Dual Immersion Literacy

Billy Mitchell Elementary School has been selected as a recipient of the Read Conmigo Impact Grant, receiving \$10,000 from the Kemper Foundation to support and strengthen literacy instruction within the school's Dual Immersion program.

The grant was celebrated on October 1 at California State University, Los Angeles, recognizing Billy Mitchell Elementary for its commitment to developing strong biliteracy skills and supporting students as they learn to read, write, and communicate across Spanish and English.

The funding will help expand professional learning and coaching opportunities for Dual Immersion teachers in Kindergarten through fourth grade, with a focus on Spanish foundational literacy, reading fluency, cross-linguistic connections, and strategies that support students' development as biliterate learners.

"Investing in our teachers is one of the most meaningful ways we can support our students," said Dr. Dalia Coronel, principal of Billy Mitchell Elementary. "This grant gives our teachers additional opportunities to collaborate, strengthen their instructional practices, and build on the strong foundation of our Dual Immersion program."

The grant will provide additional support for teachers through The New Teacher

Project (TNTP), including professional learning and coaching opportunities throughout the school year. This support is especially valuable as Billy Mitchell continues to welcome and develop new teachers within its Dual Immersion program. Throughout the school year, teachers and instructional leaders will use student assessment data to monitor progress, identify areas of need, and inform instruction. These efforts will strengthen teachers' ability to intentionally connect Spanish and English literacy development and provide students with the skills and confidence they need to grow as biliterate learners.

"This grant is an amazing opportunity to strengthen our Dual Immersion program and provide meaningful support for our teachers," said Superintendent Dr. Virginia Castro. "When our teachers feel supported and have the tools they need, our students benefit. Strengthening literacy in both Spanish and English is an important part of helping our students succeed."

The Read Conmigo Impact Grant builds on Lawndale Elementary School District's ongoing commitment to its Dual Immersion programs and to providing students with opportunities to develop bilingual and biliteracy skills.

— Provided by Lawndale Elementary School District •

CLASSIFIEDS

CLASSIFIED ADS – ONLY \$40
for twenty words or less.

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Torrance Tribune

The Weekly Newspaper of Torrance

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Welcoming Prime Pizza to the Neighborhood



Prime Pizza is inspired by the great pizza makers of NYC. Serving New York-style pizza, Prime Pizza emphasizes quality and care in its food and appreciation for the team and community that make it all possible. Please support our local businesses. Photo courtesy of City of Torrance Facebook page.

Little Park

from front page

is a gem.
Imagine: You come to Glasgow Park and you also have Holly Glen Park. What is so unique about Glasgow Park is that it really is a walking path, a walkway, which also is a park as well. It provides a buffer from the freeway. In fact, I cannot help but marvel at being in such a tranquil, relaxing place, at times smiling and waving as people walk by, or stop to chat, and yet fairly nearby are commuters going to and fro on the freeway, locked in their automobiles and trucks, battling time deadlines.
Glasgow Park never would have come to be without the effort of the Holly Glen

Taxpayers Association and nearby homeowners. They pushed the City to acquire the land, thoroughly clean up the property, and transform it into the green belt that exists today. They succeeded.
Specifically, in 1983, Hawthorne rezoned the property as urban open space. CalTrans wanted to build homes there again, but, among other things, the houses would have backed up against the freeway. The tussle between the City and CalTrans was intense. Hawthorne Assembly Member Richard Floyd advocated for the City and promoted legislation to require the State to sell the property to Hawthorne for \$200,000, but the then-Governor vetoed

it in 1990. CalTrans insisted the property was worth nearly \$3 million.
How, then, did the little park that could not become the greenbelt really do so? Let it be said: Hawthorne residents and City officials fought hard to keep the property open space. The park means a great deal to those here. Glasgow Park is part of the neighborhood. Residents take pride. They want and expect to be surrounded by landscape that is clean, attractive, and useful.
Come walk here, come visit Glasgow Park and you will see what I mean. Eventually the efforts of the residents and City proved successful. The dumping ground became a

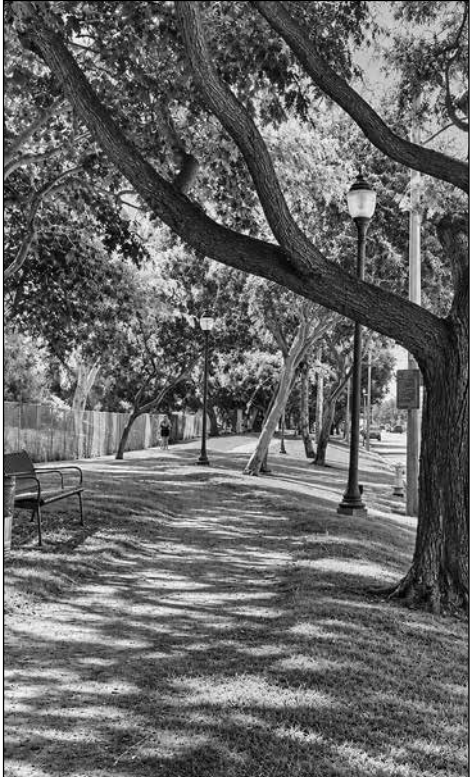
park, a green belt, a walking path, a tranquil place for young and old, dogs, birds, and other living things. The little park that could not became the little park that did.
On this afternoon, I realized there is a lesson to learn from Glasgow Park: You want something nice in your neighborhood? You want a nice place for the public to enjoy? You want to sit on a comfortable bench in the shade, look out at beautiful trees and blue sky, with friendly people walking by? Just think of Glasgow Park. The little park that did. All it took was dedication, determination, and perseverance. Isn't that pretty much the routine nowadays? •



Nice Picnic Table. Images provided by Ron Sokol.



Exercise Equipment.



The Walk Path.

Celebrating Our 2026 Homecoming King and Queen



Let's give a massive congratulations to Madi and Jordan for being crowned this year's Homecoming Queen and King. Your school spirit, leadership, and positive energy shine bright across our community. We are so proud to have you represent City Honors International Preparatory High School this year. Photo courtesy of City Honors International Preparatory High School Facebook page.

PETSPETS **Pets** PETSPETS

Purrrfect Companions



Lucy
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.

Lucy is a mellow, sweet, and friendly cat who will want to sleep on your bed at night. She is a very low-key and non-dramatic cat; the perfect house cat. Her favorite activities include lounging on cat tree and chasing feather toy. She gets along well with other cats and a small, friendly dog. She would be fine as an only cat as long as she gets love, cuddles, and playtime from her human. Please contact her foster at Susanp89@att.net.

Though **Manchita**, **Niño** and their mom had a rough start on the streets, a kind lady helped them out and took them in. Because



Niño (left) and Manchita
of those experiences on the street Manchita was very shy and skittish, but with the help of her brother Niño, she has come out of her shell to be a very loving kitten. She runs to greet her foster mom and even asks for pets. She will "meow you out" if she wants your love and attention. She loves to make biscuits in her blanket and play and chase around her brother and her toys.. Her brother Niño is a loving boy who will run to greet you at the door and vocalize to get your love and attention. He loves dogs, enjoys playing with them, and is crazy about his toys. He and Manchita are inseparable—always playing together or grooming each other. Together they create a perfect harmony of yin and yang, Manchita is the yin half, passive, inward, receptive, and they would love to add their Zen in your life. Please contact their foster at kaladandafitness@gmail.com.

Chloe enjoys attention and affection, yet she is also independent. She likes to spend her days napping in the cat tree beside the



Chloe
window, and watching the birds and squirrels go by. She will seek you out for pets and binge watch your favorite shows with you. This tv buff also likes to watch YouTube videos made especially to entertain cats. Chloe has a chill personality as well as a playful side when you bring out the feather wand or the laser. She can be adopted into a single-pet household or adopted into a home with an existing friendly cat. Please come and meet this gorgeous girl and see if she is the purr-fect cat for you. If you would like to learn more, you can email her foster at kittylinq@gmail.com.

Lightning is a spunky little guy looking for a loving, forever home. Despite being the runt of his litter, he makes up for it with his big personality. He is very playful, curious, and fearless, and loves to chase his own tail in circles. He is dashing in his floofy, luscious fur, which is frequently sticking up in all directions in black and white tuxedo coloring complete with white boots on his front and hind legs.



Lightning
His looks are accentuated by his extra-long white ear tufts and whiskers. Lightning is a very friendly boy. He typically greets his foster mom at the door and likes to either sit staring at her with his extra-large green bug eyes or cuddle up next to her after tiring himself out playing. Lightning loves to play and snuggle with his brother Snow and sister Thunder and would love to be adopted as a pair with one of them or could also be placed into a home with another cat. Please contact their foster at mburzillo@gmail.com.

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.

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

PUBLIC NOTICES

T.S. No. 150706-CA APN: 4081-022-002 NOTICE OF TRUSTEE'S SALE IMPORTANT NOTICE TO PROPERTY OWNER: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 6/21/2022. 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 On 11/4/2026 at 10:30 AM, CLEAR RECON CORP, as duly appointed trustee under and pursuant to Deed of Trust recorded 7/14/2022 as Instrument No. 20220725858 of Official Records in the office of the County Recorder of Los Angeles County, State of CALIFORNIA executed by: TIMOTHY EDWARD MCGLADE, AN UNMARRIED MAN WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK DRAWN ON 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; 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 and State described as: MORE ACCURATELY DESCRIBED IN SAID DEED OF TRUST. The street address and other common designation, if any, of the real property described above is purported to be: 4574 W 170TH STREET, LAWNDALE, CA 90260 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 held, but without covenant or warranty, express or implied, regarding title, possession, condition, or encumbrances, including fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust, to pay the remaining principal sums of the note(s) secured by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is: \$540,468.73 If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. 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 or its predecessor caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or

deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (855) 313-3319 or visit this Internet website www.clearreconcorp.com, using the file number assigned to this case 150706-CA. 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: Effective January 1, 2021, 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 (855) 313-3319, or visit this internet website www.clearreconcorp.com, using the file number assigned to this case 150706-CA 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. FOR SALES INFORMATION: (855) 313-3319 CLEAR RECON CORP 3333 Camino Del Rio South, Suite 225 San Diego, California 92108 Lawndale Tribune Pub. 10/1, 10/8, 10/15/26

HL-29271

Order to Show Cause for Change of Name Case No. 26TRCP00316
Superior Court of California, County of LOS ANGELES
Petition of: KEIRRAH EVANGELINA AULT, THROUGH GUARDIAN AD LITEM BY, FARRAH DANIELLE HINES for Change of Name
TO ALL INTERESTED PERSONS: Petitioner KEIRRAH EVANGELINA AULT, THROUGH GUARDIAN AD LITEM BY, FARRAH DANIELLE HINES filed a petition with this court for a decree changing names as follows: KEIRRAH EVANGELINA AULT to KEIRRAH EVANGELINA HINES-AULT 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: October 23, 2026, Time: 8:30 AM, Dept.: B, Room: 340 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: TORRANCE TRIBUNE Date: September 11, 2026 JUDGE PATRICIA A. YOUNG Judge of the Superior Court Torrance Tribune Pub: 9/24, 10/1, 10/8, 10/15/26

HT-29267

T.S. NO.: 25-60550-CA Notice Of Trustee's Sale APN: 4056-007-021 Property Address: 2226 W 115th St., Hawthorne, CA 90250 You Are In Default Under A Deed Of Trust Dated 8/14/2019. 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: James Ivory Parnell, A Widower Duly Appointed Trustee: Nemovi Law Group, Apc Recorded 8/20/2019 As Instrument NO. 20190836904, Of Official Records In The Office Of The Recorder Of Los Angeles County, California, Date Of Sale: 10/15/2026 At 11:00 Am Place Of Sale: In The Courtyard Of The Civic Center Plaza, 400 Civic Center Plaza, Pomona, CA Amount Of Unpaid Balance And Other Estimated Charges: \$201,032.79 All Checks Must Be Made Payable To Nemovi Law Group, Apc. Street Address Or Other Common Designation Of Real Property: 2226 W 115th St. Hawthorne, Ca 90250 A.P.N.: 4056-007-021 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. 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 (877) 440-4460, Or Visit This Internet website www.mkconsultantsinc.com/trustees-sales, Using The File Number Assigned To This Case 25-60550-CA. 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 Website. 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 (877) 440-4460, Or Visit This Internet Website www.mkconsultantsinc.com/Trustees-Sales, Using The File Number Assigned To This Case 25-60550-CA 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: 9/10/2026 Nemovi Law Group, APC Genail M. Nemovi, Esq Trustee Sales Information: Sale Line: (877) 440-4460 www.mkconsultantsinc.com/trustees-sales Nemovi Law Group, APC 2173 Salk Ave., Suite 250 Carlsbad, CA 92008-6583 Toll Free: (866) 454-7742 Hawthorne Press Tribune Pub. 9/24, 10/1, 10/8/26

HH-29266

Notice is hereby given, StorQuest Self Storage will sell at public sale by competitive bidding the personal property of: Toni Wright Katherine Rios Emmanuel Velez Keith Kingsberry Tyrone Williams Travonna Byers Shance Shon Pierre Boyd-Funes Kenya Ellis Tonya Sharae Davis Estefania Esteban Kayla Place Kirstien Young Jose Luis Alanis Haley Shaw Carlos Torres Property to be sold: misc. household goods, furniture, tools, clothes, boxes, toys, electronics, sporting goods, and personal content. Auction Company: www.StorageTreasures.com. The sale ends at 11:00 a.m., October 23rd, 2026, at the property where said property has been stored and which is located at StorQuest Self Storage 4959 W 147th St, Hawthorne, CA 90250. Goods must be paid in cash and removed at the time of sale. Sale is subject to cancellation in the event of settlement between owner and obligated party. 10/8, 10/15/26 CNS-4083202# Hawthorne Press Tribune Pub 10/8, 10/15/26

HH-29282

CITY OF HAWTHORNE
NOTICE OF PUBLIC HEARING & REVIEW
DRAFT SUBSTANTIAL
AMENDMENTS TO THE 26-27
ACTION PLAN
& SECTION 108 LOAN GUARANTEE
APPLICATION

PROPOSED AMENDMENTS
NOTICE IS HEREBY GIVEN that the City of Hawthorne (City) has prepared draft Substantial Amendments to its 2026-2027 Action Plan and its U.S. Department of Housing and Urban Development (HUD) approved Section 108 Loan Guarantee Application. The proposed amendments would reallocate a total of \$825,000 to the City's Senior Center project, consisting of \$325,000 in Community Development Block Grant (CDBG) funds from the Section 108 Loan Repayment activity and \$500,000 in Section 108 Loan proceeds from the Jim Thorpe Park project. The proposed reallocations would increase the Senior Center project budget from \$3,449,000 to \$4,274,000.
PUBLIC REVIEW & COMMENT PERIOD
Copies of the draft Substantial Amendments to the 2026-2027

Action Plan and Section 108 Loan Guarantee Application will be available for public review and comment from September 25, 2026 through October 27, 2026. During this period, the draft amendments will be available at the following locations:
Online: Housing | Hawthorne, CA
City Hall: Housing Department, 4455 W. 126th St., Hawthorne, CA 90250
Hawthorne Public Library: 12700 Grevillea Ave., Hawthorne, Ca 90250
The City welcomes and encourages residents, community organizations, and stakeholders to provide written comments on the proposed amendments. Comments must be received by 5:00 pm on October 27, 2026, and may be submitted via:
Email: kpipkins@cityofhawthorne.org
Mail: Housing Department, 4455 W. 126th St., Hawthorne, CA 90250
PUBLIC HEARING
NOTICE IS HEREBY FURTHER GIVEN that the Hawthorne City Council will conduct a public hearing to provide residents an opportunity to comment on the proposed Substantial Amendments to the 2026-2027 Action Plan and Section 108 Loan Guarantee Application.
When: October 27, 2026 at 6:00 pm
Where: City Hall – Council Chambers,

4455 W. 126th St., Hawthorne, CA 90250
ADA COMPLIANCE
It is the intention of the City to comply with the Americans with Disabilities Act (ADA) in all respects. If, as a participant or observer at this meeting, you need special assistance beyond what is normally provided, the City will attempt to accommodate you in every reasonable manner. Residents in need of accommodation should contact the City Clerk's office at (310) 349-2915. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.
LAP COMPLIANCE
Si necesita más información sobre este aviso o la traducción de documentos en español, comuníquese con Dayna Williams-Hunter al (310) 349-2915.
CITY CONTACT
Questions and written comments may be addressed to Kimberly Pipkins, Housing Director, by email at: kpipkins@cityofhawthorne.org
PUBLISHED
Hawthorne Press Tribune Pub 9/24, 10/1, 10/8, 10/15, 10/22/26

HH-29268

SUMMONS (CITATION JUDICIAL) CASE NUMBER: 25TRCV01172
NOTICE TO DEFENDANTS: ALL PERSONS UNKNOWN, CLAIMING ANY LEGAL OR EQUITABLE RIGHT, TITLE, ESTATE, LIEN OR INTEREST IN THE PROPERTY DESCRIBED IN THE COMPLAINT ADVERSE TO PLAINTIFFS TITLE, OR ANY CLOUD UPON PLAINTIFF'S TITLE THERETO AND DOES 1 THROUGH 25 INCLUSIVE.
YOU ARE BEING SUED BY PLAINTIFF: CLAUDIA JONES, AN INDIVIDUAL
NOTICE: You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.
PROPERTY DESCRIPTION: The real property that is the subject of this action is situated in the County of Los Angeles, California, and is described as follows:
Common Designation: 923 Holly Street, Inglewood, California

HI-29265



“For me, becoming isn’t about arriving somewhere or achieving a certain aim. I see it instead as forward motion, a means of evolving, a way to reach continuously toward a better self. The journey doesn’t end.”
– MICHELLE OBAMA

PUBLIC NOTICES

T.S. No.: 26-41304 A.P.N.: 4016-005-048, 4016-005-049, 4016-005-050, 4016-005-051**NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST, SECURITY AGREEMENT AND FIXTURE FILING (WITH ASSIGNMENTS OF RENTS AND LEASES), DATED 6/26/2024. 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. **BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE.** Trustor: **Plymouth Inglewood Development LLC, a California Limited Liability Company** Duly Appointed Trustee: **Vylla Solutions, LLC** Recorded **6/28/2024** as Instrument No. **20240425468** in book , page of Official Records in the office of the Recorder of **Los Angeles** County, California , Described as follows: As more fully described in said deed of trust. And Cross-Collateralization and Cross-Default Agreement date 6/26/2024 and Guaranty dated 6/26/2024, and Loan Modification and Extension Agreement dated 6/26/2024, Date of Sale: **11/2/2026 at 11:00 AM** Place of Sale: **Behind the fountain located in Civic Center Plaza, 400 Civic Center Plaza, Pomona, CA 91766** Amount of unpaid balance and other charges: **\$3,659,957.64** (Estimated) Street Address or other common designation of real property: **139,143,147,151 West Plymouth Street Inglewood, California 90302** A.P.N.: **4016-005-048, 4016-005-049, 4016-005-050, 4016-005-051** 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. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holder's rights against the real property only. **THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations.** NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand

that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California **Civil Code**. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call **(949) 776-4697** or visit this Internet Web site **https://prestigepostandpub.com**, using the file number assigned to this

case **26-41304**. 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 **(949) 776-4697**, or visit this internet website **https://prestigepostandpub.com**, using the file number assigned to this case **26-41304** 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.

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 transfers. The Buyer may be required to pay charges associated with the gathering and reporting of information to FinCEN. 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/re-faqs#D_5 Date: 9-28-2026 Vylla Solutions, LLC 500 N. State College Blvd., Suite 1030 Orange, CA 92868 Automated Sale Information: (949) 776-4697 or <https://prestigepostandpub.com/> for NON-SALE information: 888-313-1969 LaTedran Franklin, Trustee Sales Specialist PPP #26-010637 Inglewood Daily News Pub 10/8, 10/15, 10/22/26

HI-29276

T.S. No.: 26-41305 A.P.N.: 4016-005-041, 4016-005-052, 4016-005-053, 4016-005-054**NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST, SECURITY AGREEMENT AND FIXTURE FILING (WITH ASSIGNMENTS OF RENTS AND LEASES), DATED 6/26/2024. 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. **BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE.** Trustor: **Plymouth Inglewood Development LLC, a California Limited Liability Company** Duly Appointed Trustee: **Vylla Solutions, LLC** Recorded **6/28/2024** as Instrument No. **20240425469** in book , page of Official Records in the office of the Recorder of **Los Angeles** County, California , Described as follows: As more fully described in said deed of trust. And Cross-Collateralization and Cross-Default Agreement date 6/26/2024 and Guaranty dated 6/26/2024, and Loan Modification and Extension Agreement dated 6/26/2024, Date of Sale: **11/2/2026 at 11:00 AM** Place of Sale: **Behind the fountain located in Civic Center Plaza, 400 Civic Center Plaza, Pomona, CA 91766** Amount of unpaid balance and other charges: **\$3,693,810.56** (Estimated) Street Address or other common designation of real property: **125,135,131,137 West Plymouth Avenue Inglewood, California 90302** A.P.N.: **4016-005-041, 4016-005-052, 4016-005-053, 4016-005-054** 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. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holder's rights against the real property only. **THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations.** NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this

property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California **Civil Code**. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call **(949) 776-4697** or visit this Internet Web site **https://prestigepostandpub.com**,

using the file number assigned to this case **26-41305**. 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 **(949) 776-4697**, or visit this internet website **https://prestigepostandpub.com**, using the file number assigned to this case **26-41305** 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. 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 transfers. The Buyer may be required to pay charges associated with the gathering and reporting of information to FinCEN. 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/re-faqs#D_5 Date: 9-28-2026 Vylla Solutions, LLC 500 N. State College Blvd., Suite 1030 Orange, CA 92868 Automated Sale Information: (949) 776-4697 or <https://prestigepostandpub.com/> for NON-SALE information: 888-313-1969 LaTedran Franklin, Trustee Sales Specialist PPP #26-010639 Inglewood Daily News Pub. 10/8, 10/15, 10/22/26

HI-2927

T.S. No.: 26-41306 A.P.N.: 4016-005-042, 4016-005-043, 4016-005-044, 4016-005-045**NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST, SECURITY AGREEMENT AND FIXTURE FILING (WITH ASSIGNMENTS OF RENTS AND LEASES), DATED 6/26/2024. 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. **BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE.** Trustor: **Plymouth Inglewood Development LLC, a California Limited Liability Company** Duly Appointed Trustee: **Vylla Solutions, LLC** Recorded **6/28/2024** as Instrument No. **20240425467** in book , page of Official Records in the office of the Recorder of **Los Angeles** County, California , Described as follows: As more fully described in said deed of trust. And Cross-Collateralization and Cross-Default Agreement date 6/26/2024 and Guaranty dated 6/26/2024, and Loan Modification and Extension Agreement dated 6/26/2024, Date of Sale: **11/2/2026 at 11:00 AM** Place of Sale: **Behind the fountain located in Civic Center Plaza, 400 Civic Center Plaza, Pomona, CA 91766** Amount of unpaid balance and other charges: **\$3,699,977.07** (Estimated) Street Address or other common designation of real property: **129,133,137,141 West Plymouth Street Inglewood, California 90302** A.P.N.: **4016-005-042, 4016-005-043, 4016-005-044, 4016-005-045** 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. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holder's rights against the real property only. **THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations.** NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at

a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call **(949) 776-4697** or visit this Internet Web site <https://prestigepostandpub.com>, using the file number assigned to this case 26-41306. 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 **(949) 776-4697**, or visit this internet website <https://prestigepostandpub.com>, using the file number assigned to this case 26-41306 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. 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 transfers. The Buyer may be required to pay charges associated with the gathering and reporting of information to FinCEN. 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/re-faqs#D_5 Date: 9-29-2026 Vylla Solutions, LLC 500 N. State College Blvd., Suite 1030 Orange, CA 92868 Automated Sale Information: (949) 776-4697 or <https://prestigepostandpub.com/> for NON-SALE information: 888-313-1969 LaTedran Franklin, Trustee Sales Specialist PPP #26-01068 Inglewood Daily News Pub 10/8, 10/15, 10/22/2

HI-29278

PUBLIC NOTICES

NOTICE INVITING BIDS
(A Cash Contract)
Pursuant to statute and to the authorization by the City Council of the City of Hawthorne, California, and on file in the office of the City Clerk of said city, notice is hereby given that sealed proposals will be received by

the City Clerk of the City of Hawthorne, California in the City Clerk's office in City Hall, 4455 W. 126th Street, Hawthorne, CA 90250, until 4:00 P.M. on TUESDAY, October 27th, 2026.
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 this proceeding. Proposals will be read at a meeting of the City Council at 6:00 P.M. on TUESDAY, October 27th, 2026 for the following:

HAWTHORNE MUNICIPAL POOL RENOVATION PROJECT
(Project #26-02)
SCOPE OF WORK
Provide all services, labor, materials, permits, insurance, tools and equipment

needed, in accordance with the Plan, Technical Provisions, and Specifications to successfully and safely complete the Refurbishment of the Building's existing frontage at the Hawthorne Municipal Pool Project (Aquatic Center facility),

along with removal and installation of new shade structure at Hawthorne Municipal Pool located at 12501 S. Inglewood Ave, Hawthorne, CA 90250.

ITEM	DESCRIPTION	APPROX. QTY	UNIT	UNIT PRICE	ITEM AMOUNT
EXISTING CONDITIONS (SITE WORK)					
1	SAWCUT (E) CONCRETE PAVING	200	LF		
2	REMOVE (E) CONCRETE PAVING & BASE	1350	SF		
3	REMOVE (E) TREE	4	EA		
4	REMOVE (E) PLANTING AND IRRIGATION	4000	SF		
SITE PREPARATION (SITE WORK)					
5	SITE CLEARING	2930	SF		
EXTERIOR IMPROVEMENTS (SITE WORK)					
6	CONCRETE PAVING TYPE 1 + AGG. BASE	930	SF		
7	SHRUBS + PLANTING SOIL + IRRIGATION	500	SF		
8	TURF	4600	SF		
FOUNDATION					
9	INCLUDED PER SEPARATE ADDITION	350	LF		
SLAB-ON-GRADE/CURBS 154 LF					
10	EXTENDED SLAB -ON- GRADE – V.B./AB, 5”/4”	2950	SF		
11	CONCRETE CMU STARTER, 12”WX18” H	192	LF		
MASONRY (EXISTING BUILDING RENOVATION + EXTENSION)					
12	8” BURNISHED FACE CMU WALL	783	SF		
PERFORATED METAL PANEL SYSYTEM					
13	PERFORATED METAL PANEL	280	SF		
ROUGH CARPENTRY					
14	EXT. WOOD STUD, 2”X6”- INFILLS	1540	SF		
15	ROOF BEAM, 4”X12”	154	LF		
16	ALLOWANCE FOR 5% ROOF SHEETING REPALCEMENT	500	SF		
ROOFING BUILD ASPHALT					
17	ROOFING MEMBRANE	3000	SF		
18	ROOF BOARD	2926	SF		
19	2” THK RIGID INSULATION	2926	SF		
20	VAPOR BARRIER	2926	SF		
21	ROOF EDGE FLASHING	350	LF		
22	WALL-TO-ROOF FLASHING +	350	LF		

	REGLET				
MISCELLANEOUS					
23	MISC. CAULKING & SEALENT ALLOWANCE	2926	GSF		
EXTERIOR DOORS + H.W.					
24	ALUM-GLASS DOOR/ALUM FRAME 8’X8’	2	PR		
25	HM DOOR/HM FRAME, 3’W X 7’H	1	PR		
WINDOWS					
26	STOREFRON/CURTAIN WALL SYSTEM	1500	SF		
DOORS + H.W.					
27	HM DOOR FRAME, 3’WX8’H	6	EA		
WINDOWS					
28	CEMENT PLASTER + LATH/V.B-SMOTH FINISH	1500	SF		
29	2” RIGID R12 INSULATION	1500	SF		
30	PAINT TO CEMENT PLASTER	900	SF		
31	6”X 20 GA. METAL STUD WALL	900	LF		
32	5/8” GWB + PAINT – INT. EXT.	1500	SF		
INTERIOR WALLS					
33	7/8” FURRING CHANNEL	340	LF		
34	3 5/8” x 20 GA. FURRING METAL STUD	300	LF		
35	3 5/8” X 20 GA. METAL STUD WALL	1500	LF		
36	5/8” GWB + PAINT	1500	SF		
FLOOR FINISHES					
37	SANDED & SEALED CONCRETE FLOOR	3000	SF		
38	WALL BASE - @ SEALED CONCRETE FLOOR	450	LF		
CEILING FINISHES					
39	2’ X 2’ ACT T-BAR CEILING	3000	SF		
40	DECO ACOUSTICAL CEILING PANEL + FRAMES	3000	SF		
FIRE SPRINKLER SYSTEM					
41	FIRE SPRINKLER WET SYSTEM + RISER, COMPLETE 3000 GSF	3000	SF		
ROOF DRAINS					
42	ROOF DRAIN	7	EA		
ROOF TOP AC UNIT					
43	ROOFTOP AC UNIT	3	EA		
44	DUCT WORK	350	LF		

45	CEILING DIFFUSER + FLEX CONNECTOR	5	EA		
46	SUPPLY REGISTER, DUCT-MOUNTED	5	EA		
47	RETURN REGISTER, SIDEWALL	2	EA		
48	DUCT SMOKE DETECTOR	2	EA		
CONTROLS					
49	RTU	3	EA		
BRANCH POWER					
50	DUPLEX RECEPTACLE	20	EA		
51	DUPLEX RECEPTICAL, GFI	10	EA		
52	DUPLEX RECEPTACLE, GFI, WP - @ MECH. WELL	3	EA		
53	EXT. WALL PENETRATION – ¾” CONDUIT	3	EA		
54	ROOF PENETRATION – ¾” CONDUIT 1 EA	3	EA		
LIGHTING					
55	L5A – 26’L PENDENT INDIRECT LED FIXTURE, 26W/FT	70	EA		
EXT					
56	L18 – EXTERIOR UP/DOWN WALL LIGHT, 25W	15	EA		
57	JUNCTION BOX/PULL BOX	15	EA		
58	DIMMER SWITCH, SINGLE	5	EA		
SIGNAL SYSYTEM					
59	MISC./ TESTING	1	LS		
FIRE ALARM					
60	FIRE ALARM SYSYTEM, COMPLETE	3000	SF		
SECURITY					
61	SECURITY SYSTEM COMPLETE	3000	SF		
EXTERIOR IMPROVEMENT (EXISTING BUILDING RENOVATION + EXTENSION)					
62	EROSION CONTROL	500	LF		
63	CONCRETE PAVING TYPE 1 +AB	500	SF		
64	SHURB + PLANTING SOIL + IRRIGATION	8000	SF		
STRUCTURAL					
65	STEEL BEAM W10X33 – 16 FT.	8	EA		
66	WOOD BEAM 4 X12 D.F. #1 13 FT.	10	EA		
67	WOOD BEAM (2) 4X12 D.F. #2 16 FT.	5	EA		
68	WOOD BEAM 5 X 14 D.F. #1 16 FT.	7	EA		
69	WOOD BEAM 4 X 8 D.F. #1 16 FT.	1	EA		
70	WOOD BEAM 4 X 10 D.F. #1 16 FT.	1	EA		
71	ROOF RAFTER 2 X 12 D.F. #2 - 7 FT.	200	EA		
72	ROOF RAFTER 2 X 12 D.F. #2 - 13 FT.	50	EA		
73	COLUMN HSS 5X5X1/4 14 FT	20	EA		
EXTERIOR HANDICAP/ADA RESTROOM					
74	UNPLUG ALL THE DRAINS REMOVE AND REPLACE THE TOILET AND SHOWER FACILITY AND PAINT THE RESTROOM	1	LS		
75	REPLACE THE DOOR JAM AND PAINT THE DOOR	1	LS		
MECHANICAL ROOM/CHEMICAL ROOM					
76	PROVIDE ADEQUATE EXHAUST FAN/VENTILATION	1	LS		
77	REPLACE THE DOOR JAM AND PAINT THE DOOR	1	LS		
78	REPAIR AND SEAL THE ROOF PENETRATION TO ELIMINATE THE LEAK INDISE THE ROOM	1	LS		
79	FIX/UNPLUG THE DRAINS IN THE MECHANICAL ROOM	2	EA		
CONCRETE AROUND THE SWIMMING POOL					
80	REMOVE AND REPLACE THE DETORAIATED CONCRETE AROUND THE SWIMMING POOLS	1	LS		
81	ADJUST THE DRAINS AROUND THE POOLS FOR PROPER DRAIANAGE	1	LS		
82	RE-PLASTER THE POOLS AS NEEDED	1	LS		
EQUIPMENT ROOM					
83	REPLACE THE SINK	1	EA		
84	FIX/UNPLUG THE FLOOR DRAIN	1	EA		
85	PROVIDE ADEQUATE EXHAUST FAN/VENTILATION	1	EA		
86	PAINT THE ROOM	1	EA		
MEN & WOMENS RESTROOMS/SHOWERS/LOCKER (PUBLIC)					
87	MEN AND WOMEN RESTROOM REPAIR OR REPLACE BROKEN	2	LS		

Continued on next page

“Just don’t give up trying to do what you really want to do.

Where there is love and inspiration, I don’t think you can go wrong.”

— Ella Fitzgerald

PUBLIC NOTICES

88	PROVIDE EXHAUST FAN/VENTILATION	2	LS		
89	FIX/UNPLUG THE FLOOR DRAIN AND ANY TOILET PLUGGED DRAINS	2	LS		
90	REPLACE SHOWER HEADS FOR MEN AND WOMEN SHOWERS	2	LS		
91	NEW SECURITY DOORS FOR MEN AND WOMENS RESTROOMS ENTRANCE	2	EA		
92	REPLACE LOCKERS	2	LS		
LIFE GUARDS OFFICE					
93	FIX/UNPLUG THE FLOOR DRAIN AND ANY TOILET PLUGGED DRAINS	2	LS		
94	REPLACE SHOWER HEADS FOR MEN AND WOMEN SHOWERS	2	LS		
95	MIXING VALVES FOR THE WOMEN RESTROOM NEEDS TO BE REPLACED	1	EA		
96	REPLACE THE ENTRY DOOR TO THE OFFICE	1	EA		
97	NEW KITCHENETTE AND NEW COUNTER SPACE	1	LS		
98	REMOVE AND REPLACE FACIA BOARDS	1	LS		

TOTAL BID PRICE: \$ _____
(FIGURES)

(WORDS)

BID PROPOSAL. SPECIFICATIONS. AND PLANS
All proposal forms, specifications and plans can be purchased through the City of Hawthorne’s Citizen self-service: <https://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 PDF (see SUBMISSION OF PROPOSALS section below for instructions on how to submit all proposals) and 3) specifications/plans PDF.
If there is any questions or issues with the PDFs please contact Public Works Department at 310.349.2980 for assistance.
CLASSIFICATION CONTRACTORS
Contractors bidding this project must possess a valid State of California "B" Contractors' License on file with the California Department of Consumer Affairs. The successful bidder shall be licensed as required by law, and consistent with the contract documents, at the time the contract is awarded.
PRE-BID JOB WALK
A mandatory pre-bid meeting job walk will be conducted at the Hawthorne Police Department on **Tuesday, October 6, 2026, at 10:00 a.m.** All Bidders shall sign a Sign-In sheet at the job walk. All Bidders' questions will be answered at this time or by addenda. In addition, Bidders will have the opportunity to tour the proposed improvement and have an opportunity to talk to the City’s Consultant and City’s staff concerning any aspect of the job or the site. **BIDS WILL BE NULL AND VOID IF CONTRACTOR DOES NOT ATTEND THIS PRE-BID JOB 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, See BID PROPOSAL SPECIFICATIONS, AND PLANS section above for instructions on how to obtain all needed forms, specifications and plans. All proposals must be physically submitted to the City Clerk’s office located on the first floor of City of Hawthorne City Hall no later than 4:00 PM on Tuesday March 25th, 2025. Plans and specifications DO NOT need to be printed and submitted with the contractor’s official bid proposal.
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 an envelope, marked “SEALED BIDS” and addressed to the City Clerk.
Each bid shall be accompanied by bid security in the form of a bid bond, cashier’s check, certified check, or in the amount of 10% of the total bid amount. All cashier’s checks or certified checks must be drawn on a responsible bank doing business in the State of California and shall be made payable to the City of Hawthorne. Bid bonds must be issued by an admitted surety insurer licensed to do business in the State of California. Bids not accompanied by the required bid security will be rejected. Personal or company checks are not acceptable unless certified. The City shall return bid security of unsuccessful bidders when the successful bidder (“Contractor”) enters into the Contract with the City.
A list of subcontractors shall be submitted with the bid on the form provided by the city.
Each bidder must supply all information required by the bid documents and specifications.
WAGES AND EQUAL EMPLOYMENT OPPORTUNITY
Pursuant to the provision of Section 1770 through 1780, inclusive, of the Labor Code of the State of California, the City Council has ascertained the general prevailing rate of per diem wages for each craft or type of worker needed to execute the proposed

contract, and it will be required that not less than said rates be paid to all such workers employed or engaged in the work.
In addition to the Contractor’s obligations as to minimum wages 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.
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.
CONTRACTOR REGISTRATION
A contractor or subcontractor shall not be qualified to bid on, be listed in a bid proposal, subject to the requirements of Section 4104 of the Public Contract Code, or engage in the performance of any contract for public work, unless currently registered and qualified to perform public work pursuant to Labor Code Section 1725.5. An unregistered contractor may only submit a bid if authorized by Section 7029.1 of the Business and Professions Code or by Section 10164 or 20103.5 of the Public Contract Code, provided the contractor is registered to perform public work pursuant to Section 1725.5 at the time the contract is awarded.
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>. If you have questions and/or need clarification regarding this project, please contact David Esfandi, in the Department of Public Works, Engineering Division, at telephone number (310) 349-2984 or at telephone number (310) 349-2980 or send email to mesfandi@cityofhawthorne.org
The City of Hawthorne reserves the right to reject any bid or all bids and to waive any informality or irregularity in any bid. Any contract awarded will be to the lowest, qualified, responsive and responsible bidder.
Hawthorne Press Tribune Pub. 10/ 1, 10/8/16

HH-29275

ORDINANCE NO. 2266
AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA ADDING AND ENACTING CHAPTER 10.78 (ELECTRIC BICYCLE REGULATIONS) TO TITLE 10 (VEHICLES AND TRAFFIC), AND MAKING A FINDING OF EXEMPTION IN COMPLIANCE WITH CEQA IN CONNECTION THEREWITH
WHEREAS, the City of Hawthorne has a responsibility to protect the public health, safety, and welfare of its residents, motorists, pedestrians, riders, and other members of the public within the City; and **WHEREAS**, electric bicycles have become increasingly common in communities across the nation, and the City Council finds that unsafe operation of electric bicycles presents unique and heightened risks to public health and safety; and **WHEREAS**, the City Council desires to adopt a regulatory framework for electric bicycle use, including education and diversion, enhanced administrative citations, criminal enforcement, and parental accountability, to promote safe operation, deter unsafe conduct, encourage compliance, and reduce risks within the City; and **WHEREAS**, Title 10 of the Hawthorne Municipal Code governs vehicles and traffic, and it is appropriate to codify electric bicycle regulations within that Title to ensure consistent enforcement and administration; and **WHEREAS**, the purpose of this ordinance is to put into effect the City of Hawthorne’s electric bicycle regulatory framework by adding Chapter 10.78 to Title 10 of the Hawthorne Municipal Code.
NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF HAWTHORNE DOES ORDAIN AS FOLLOWS:
SECTION 1. The City Council of the City of Hawthorne hereby incorporates by reference all the recitals herein.
SECTION 2. Chapter 10.78 (Electric Bicycle Regulations) is hereby added to Title 10 (Vehicles and Traffic) of the Hawthorne Municipal Code as follows:
10.78.010 Definitions
For purposes of this Chapter, the following definitions shall apply:
A. “Electric bicycle” shall have the same meaning as set forth in California Vehicle Code Section 312.5, as may be amended from time to time.
B. Motorized bicycle” shall have the same meaning as set forth in California Vehicle Code Section 406, as may be amended from time to time.
C. “Operator” means any person who rides or operates an electric bicycle or motorized bicycle.
D. “Vehicle” shall have the same meaning as set forth in California Vehicle Code Section 670, as it may be amended from time to time.
10.78.020 Operation of Electric Bicycles and Motorized Bicycles
It shall be unlawful for any person to ride or operate an electric bicycle or motorized bicycle in the City unless such operation complies with all of the following:
A. No person shall ride or operate an electric bicycle or motorized bicycle in a dangerous manner including, without limitation: (1) intentionally lifting one or more wheels of an electric bicycle or motorized bicycle into the air while riding on a street, bike lane, or bike path; (2) intentionally swerving or riding around stopped or slowed traffic; (3) attempting to perform any acrobatic trick or stunt; or (4) operating an electric bicycle or motorized bicycle in any manner that endangers any person or property.
B. No person shall ride or operate an electric bicycle or motorized bicycle faster than is prudent in light of weather, visibility, pedestrian and vehicular traffic, and in no event at a speed that endangers the safety of any person or property.
C. Every person operating an electric bicycle or motorized bicycle in the City shall comply with all traffic control devices, including but not limited to traffic signals and stop signs.
D. Every person operating an electric bicycle or motorized bicycle shall yield to pedestrians at all times.
E. No person riding or operating an electric bicycle or motorized bicycle in the City shall tow any other vehicle.
F. No person riding or operating an electric bicycle or motorized bicycle shall cling or attach themselves or their electric bicycle or motorized bicycle to any other moving vehicle or persons in any other vehicle.

G. No person operating an electric bicycle or motorized bicycle shall operate a wireless telephone or an electronic wireless communications device.
H. No person operating an electric bicycle or motorized bicycle shall wear: (1) a headset covering both ears, (2) earplugs, or (3) earphones covering, resting on, or inserted in, both ears. This prohibition does not apply to a person using a prosthetic device that aids the hard of hearing.
I. It shall be unlawful for any person to operate an electric bicycle or motorized bicycle upon any street or highway of the City while under the influence of an alcoholic beverage and/or any illegal or non-prescribed drug.
J. No person shall ride or operate an electric bicycle or motorized bicycle upon any playground, park, or school ground.
K. No person shall ride or operate an electric bicycle or motorized bicycle on any sidewalk, except that minors under the age of fourteen (14) years may ride or operate an electric bicycle or motorized bicycle upon a sidewalk if they exercise due care and yield the right of way to pedestrians.
L. No person shall ride or operate an electric bicycle or motorized bicycle on any public property where signs prohibiting such activity are conspicuously posted.
M. Each person riding or operating an electric bicycle, or motorized bicycle on a highway or street shall keep such electric bicycle, or motorized bicycle in marked bike lanes. On streets without bike lanes, such person shall keep the electric bicycle or motorized bicycle as close to the right hand curb or edge of the roadway as possible, exercising due care when passing a standing vehicle or one proceeding in the same direction, except when preparing to make a left-hand turn; provided, however, if a highway or street carries traffic in one direction only and has two (2) or more marked traffic lanes, such persons may ride as near the left-hand curb or edge of such roadway as possible, exercising due care when passing a standing vehicle or one proceeding in the same direction.
N. Persons riding or operating electric bicycles or motorized bicycles in the City shall not ride more than two (2) abreast except on paths or parts of a roadway set aside for the exclusive use of bicycles; and provided, further, that minors riding on electric bicycles on the sidewalk pursuant to subsection (K) shall do so in single file.
O. All operators and passengers under eighteen (18) years of age shall wear a helmet properly strapped while riding or operating an electric bicycle or motorized bicycle.
P. Every electric bicycle and motorized bicycle shall be equipped with a brake adequate to skid the front or rear tire of the bicycle upon application of the brake.
Q. Every electric bicycle or motorized bicycle operated at any time from a half hour after sunset to a half hour before sunrise, and at any other time when there is not sufficient light to render clearly discernable any person or vehicle on the streets or sidewalks, shall be equipped with lights affixed to the front and back of the electric bicycle or motorized bicycle, which lights shall be visible for a distance of three hundred (300) feet from the electric bicycle or motorized bicycle.
R. No person riding or operating an electric bicycle or motorized bicycle shall transport another person upon the electric bicycle or motorized bicycle unless such passenger is seated upon a separate seat attached to the vehicle. If the passenger is four (4) years of age or younger, or weighs forty (40) pounds or less, the seat shall have adequate provision for retaining the passenger in place and for protecting the passenger from the moving parts of the electric bicycle or motorized bicycle.
S. The operator of any electric bicycle or motorized bicycle involved in an accident shall take reasonable steps to ascertain whether or not anyone was injured, and shall give their name, address and the serial number of their electric bicycle or motorized bicycle to the person with whom they were in collision and obtain the same information from the other person. It shall be the duty of the operator to make a written report of any accident resulting in death or injury to the Police Department within twenty-four (24) hours of such accident.
10.78.050 Exception
This chapter is not intended to apply to or otherwise restrict electric

bicycles, and motorized bicycles operated by any officer employed by the City while on duty, or as utilized in a safe manner by physically disabled persons as defined under the Americas with Disabilities Act (42 U.S.C. Section 12101, et seq.).
10.78.060 Enforcement
A. Each violation of this Chapter shall constitute a separate offense and will initially be subject to administrative citation pursuant to Chapter 1.23B of this Code, or as otherwise provided in this section.
B. In the event the operator of the electric bicycle or motorized bicycle is a juvenile, officers will make a reasonable effort to contact the parent(s) or responsible guardian(s) of the operator and advise them of the nature of the violation. This shall occur at the time of the stop or as soon as practicable.
C. Each parent or legal guardian having custody and control of a minor who is issued a fine for violation of this Chapter shall be jointly and severally liable with such minor for payment of the fine.
D. Any person who has received three (3) administrative citations for violations of this Chapter within a thirty-six (36) month period may, for each subsequent violation committed within that thirty-six (36) month period, be charged with a misdemeanor, punishable as set forth in Section 1.20.010 of this Code. Nothing in this subsection shall preclude the City from first issuing an administrative citation or pursuing any other remedy authorized by law or this ordinance in lieu of misdemeanor prosecution.
E. In lieu of the criminal remedy authorized by Section 1.20.010 or the administrative remedy authorized by Chapter 1.23B of this Code, and in lieu of filing charges in any court having jurisdiction over a violation, the Police Chief or designee may allow a juvenile violator and the parents of the juvenile violator to complete a diversion safety program, if available, at their expense, as assigned by the Police Department.
SECTION 3. Any provisions of the City of Hawthorne Municipal Code or appendices thereto inconsistent with the provisions of this Chapter, to the extent of such inconsistencies and no further, are hereby repealed or modified to the extent necessary to effect the provisions of this Chapter.
SECTION 4. CEQA. The City Council hereby concurs with staff’s determination and hereby finds that the adoption of this Ordinance is a type of organizational activity involving the administration of the City that does not have the possibility to have a direct or indirect effect on the environment and is therefore exempt from review under the California Environmental Quality Act (“CEQA”) pursuant to Title 14, California Code of Regulations, Section 15378(b) (5). In addition, the actions taken by this Ordinance are not a “project” under CEQA because the Ordinance does not involve any commitment to a specific project which may result in 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)).
SECTION 5. Severability. If any section, subsection, phrase or clause of this Ordinance is for any reason held to be unconstitutional or otherwise invalid, such decision shall not affect the validity of the remaining portions of this Ordinance.
SECTION 6. City Clerk. The City Clerk shall attest to the adoption of this Ordinance and shall cause this Ordinance to be posted in the manner required by law.
SECTION 7. Effective Date. This Ordinance shall take effect thirty (30) days after passage thereof.
SECTION 8. Publication. The City Clerk is directed to forward a copy of Ordinance No. 2259 to General Code, LLC, 781 Elmgrove Road, Rochester, NY 14824.
PASSED, APPROVED AND ADOPTED this ____th day of September, 2026.
ALEX VARGAS, Mayor
City of Hawthorne, California
ATTEST:

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

APPROVED AS TO FORM:
DAVID CACERES, City Attorney
City of Hawthorne, California
Hawthorne Press Tribune Pub 10/8/26”
HH-29283



“It is never too late to be what you might have been.”
– GEORGE ELLIOT

PUBLIC NOTICES

T.S. No.: 26-41307 A.P.N.: 4016-005-030, 4016-005-031, 4016-005-036, 4016-005-037, 4016-005-046, 4016-005-047 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST, SECURITY AGREEMENT AND FUTURE FILING (WITH ASSIGNMENTS OF RENTS AND LEASES), DATED 6/26/2024. 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. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor: Plymouth Inglewood Development LLC, a California Limited Liability Company Duly Appointed Trustee: Vylla Solutions, LLC Recorded 6/28/2024 as Instrument No. 20240425465 in book , page of Official Records in the office of the Recorder of Los Angeles County, California , Described as follows: As more fully described in said deed of trust And Cross-Collateralization and Cross-Default Agreement date 6/26/2024 and Guaranty dated 6/26/2024, and Loan Modification and Extension Agreement dated 6/26/2024, Date of Sale: 11/2/2026 at 11:00 AM Place of Sale: Behind the fountain located in Civic Center Plaza, 400 Civic Center Plaza, Pomona, CA 91766 Amount of unpaid balance and other charges: \$3,700,017.10 (Estimated) Street Address or other common designation of real property: 113,115,145,149 West Plymouth Street Inglewood, California 90302 A.P.N.: 4016-005-030, 4016-005-031, 4016-005-036, 4016-005-037, 4016-005-046, 4016-005-047 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. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holder's rights against the real property only. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. NOTICE TO POTENTIAL BIDDERS:

If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (949) 776-4697 or visit this Internet Web site

https://prestigepostandpub.com, using the file number assigned to this case 26-41307. 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 (949) 776-4697, or visit this internet website https://prestigepostandpub.com, using the file number assigned to this case 26-41307 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. 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 transfers. The Buyer may be required to pay charges associated with the gathering and reporting of information to FinCEN. 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/rre-faqs#D_5 Date: 9-29-2026 Vylla Solutions, LLC 500 N. State College Blvd., Suite 1030 Orange, CA 92868 Automated Sale Information: (949) 776-4697 or https://prestigepostandpub.com/ for NON-SALE information: 888-313-1969 LaTedran Franklin, Trustee Sales Specialist PPP #26-010690 Inglewood Daily News Pub 10/8, 10/15, 10/22/26 HI-29279

T.S. No.: 26-41309 A.P.N.: 4016-005-032, 4016-005-033, 4016-005-034, 4016-005-035, 4016-005-038, 4016-005-039, 4016-005-040 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST, SECURITY AGREEMENT AND FUTURE FILING (WITH ASSIGNMENTS OF RENTS AND LEASES), DATED 6/26/2024. 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. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor: Plymouth Inglewood Development LLC, a California Limited Liability Company Duly Appointed Trustee: Vylla Solutions, LLC Recorded 6/28/2024 as Instrument No. 20240425466 in book , page of Official Records in the office of the Recorder of Los Angeles County, California , Described as follows: As more fully described in said deed of trust And Cross-Collateralization and Cross-Default Agreement date 6/26/2024 and Guaranty dated 6/26/2024, and Loan Modification and Extension Agreement dated 6/26/2024, Date of Sale: 11/2/2026 at 11:00 AM Place of Sale: Behind the fountain located in Civic Center Plaza, 400 Civic Center Plaza, Pomona, CA 91766 Amount of unpaid balance and other charges: \$3,700,455.13 (Estimated) Street Address or other common designation of real property: 117,119,121,123 West Plymouth Street Inglewood, California 90302 A.P.N.: 4016-005-032, 4016-005-033, 4016-005-034, 4016-005-035, 4016-005-038, 4016-005-039, 4016-005-040 The undersigned Trustee disclaims any liability for any incorrectness of the

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. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holder's rights against the real property only. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. NOTICE TO POTENTIAL BIDDERS:

If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (949) 776-4697 or visit this Internet Web site

https://prestigepostandpub.com, using the file number assigned to this case 26-41309. 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 (949) 776-4697, or visit this internet website https://prestigepostandpub.com, using the file number assigned to this case 26-41309 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. 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 transfers. The Buyer may be required to pay charges associated with the gathering and reporting of information to FinCEN. 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/rre-faqs#D_5 Date: 9-29-2026 Vylla Solutions, LLC 500 N. State College Blvd., Suite 1030 Orange, CA 92868 Automated Sale Information: (949) 776-4697 or https://prestigepostandpub.com/ for NON-SALE information: 888-313-1969 LaTedran Franklin, Trustee Sales Specialist PPP #26-010693 Inglewood Daily News Pub 10/1, 10/8, 10/15, 26 HI-29280

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PUBLIC NOTICES

Pursuant to Government Code section 36933(c), the following is Ordinance No. 2267, which was adopted by the City Council at its regular meeting on September 8, 2026.

A certified copy of the entirety of the text of Ordinance No. 2267 is available in the office of the City Clerk, 4455 West 126th Street, Hawthorne, California, and is open for public inspection. The ordinance will become effective October 8, 2026. The vote was as follows:

ROLL CALL
AYES: Councilmembers Manning, Monteiro, Reyes English, Mayor Pro Tem Johnson and Mayor Vargas

ORDINANCE NO. 2267

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA MAKING A FINDING OF EXEMPTION UNDER THE CALIFORNIA ENVIRONMENTAL QUALITY ACT AND AMENDING ORDINANCE NO. 2261 AND CHAPTER 10.36 (STOPPING, STANDING AND PARKING) OF TITLE 10 (VEHICLES AND TRAFFIC) OF THE HAWTHORNE MUNICIPAL CODE TO MODIFY DESIGNATED PAID PARKING ZONES, ESTABLISH EMPLOYEE PARKING PERMITS, AUTHORIZE SPECIAL EVENT PARKING MANAGEMENT AND PROCEDURES, AND AUTHORIZE THE ESTABLISHMENT AND AMENDMENT OF PARKING FEES, PARKING PERMIT FEES, SPECIAL EVENT PARKING RATES, AND PARKING CITATION PENALTIES BY RESOLUTION OF THE CITY COUNCIL.

WHEREAS, the City of Hawthorne previously adopted Ordinance No. 2261 establishing paid on-street and off-street parking zones, fee structures, and enforcement procedures within Chapter 10.36 of the Hawthorne Municipal Code; and
WHEREAS, the City of Hawthorne is authorized pursuant to California Vehicle Code Section 22508(a) to regulate parking on public streets and in City-owned parking facilities, including the establishment of paid parking zones and associated fee structures; and
WHEREAS, the City has identified the need to modify existing paid parking zones to improve circulation, optimize utilization, and ensure alignment with current operational and community needs; and
WHEREAS, the City Council finds that

employees working within the City generate consistent parking demand in certain areas, and that a Monthly Employee Parking Permit program will improve parking management and provide a consistent parking experience; and
WHEREAS, the City anticipates high-demand special events, which may significantly increase parking demand and require temporary parking management strategies; and
WHEREAS, it is in the public interest to authorize flexible, event-based parking rates and operational tools to manage congestion, improve safety, and support efficient use of public parking resources; and
WHEREAS, such permits shall be issued on a case-by-case basis to eligible single-family residences, subject to review by the Director of Public Works or City Traffic Engineer to ensure adequate emergency access, traffic operations, and ADA compliance; and
WHEREAS, the City also seeks to update regulations related to paid parking zones, monthly employee parking permits, special event parking, and parking enforcement, and to authorize the establishment and modification of parking fees, permit fees, special event parking rates, and administrative parking citation penalties by resolution of the City Council.
NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF HAWTHORNE DOES ORDAIN AS FOLLOWS:

SECTION 1. The City Council of the City of Hawthorne hereby incorporates by reference all the recitals herein.

SECTION 2. Amendment to Ordinance No. 2261 – Paid Parking Zones. Ordinance No. 2261, codified in Section 10.36.220 of the Hawthorne Municipal Code, is hereby amended as follows:

I. Removal of Paid Parking Zone
Section 10.36.220(D) is hereby amended to delete the following location:

- Jack Northrop Avenue, from Prairie Avenue to Crenshaw Boulevard

II. Modification and Addition of Paid Parking Zone

Section 10.36.220(D) is hereby amended to add the following location:

A. Hawthorne Boulevard Expansion (Curbside-Only Designation)
Hawthorne Boulevard, from Broadway to Imperial Highway, is hereby designated as a curbside-only paid on-street parking zone.

This designation shall apply exclusively to curbside parking spaces located along this corridor and shall not include median parking, off-street parking, or any other parking facilities unless separately designated by ordinance.

All curbside parking within this segment shall be subject to the same fee structure, enforcement hours, permit requirements, and operational provisions applicable to the Hawthorne Boulevard paid parking zone established under Ordinance No. 2261.

B. Existing Hawthorne Boulevard Paid Parking Zone

All previously established Hawthorne Boulevard paid parking segments shall remain in full effect and shall operate under Ordinance No. 2261 unless expressly modified by this Ordinance.

C. Monthly Employee Parking Permits

The monthly parking permits identified in the fee schedule as "Monthly Employee Permits" shall apply only to the designated parking facilities and parking areas identified in the fee table and shall not apply to curbside parking spaces located along Hawthorne Boulevard.

Each Monthly Employee Permit shall be valid only within a single designated parking facility or parking area and shall not authorize parking in multiple designated locations.

"Monthly Employee Permit" shall mean a virtual parking permit purchased by an individual employed within the City of Hawthorne at the rates established in the fee table, for use within a specific designated parking area. Such permits shall authorize parking within the assigned permit area only without additional payment of otherwise applicable hourly or daily parking fees during the valid permit period.

Monthly Employee Permits shall be associated with a vehicle license plate number and administered electronically through a City-approved virtual permit system. Each permit shall also be assigned to a specific designated parking location at the time of issuance. Eligibility for Monthly Employee Permits shall be subject to the following requirements:

1. The applicant shall provide proof of current employment within the City of Hawthorne, including the address of employment, which must be located within the City. Acceptable documentation may include a current paystub or other documentation approved by the City.

2. Monthly Employee Permits shall be issued directly to eligible employees

and shall not be resold or distributed directly to members of the general public.

3. The number of Monthly Employee Permits issued shall be limited by the address of the employee's place of employment, and the City's virtual permit system shall cap the total number of permits associated with a single business address at ten (10), unless otherwise authorized by the City.

4. Permits shall be associated with a specific vehicle, license plate, and designated parking location. Any reassignment of a permit to a different vehicle, license plate, or parking location shall be subject to review and approval by the City.

5. Permit holders shall be responsible for compliance with all applicable permit requirements, including use only within the assigned parking location.

6. The City Manager or designee shall administer this program and may establish rules, procedures, documentation requirements, permit limitations, and operational regulations, including enforcement of permit caps by business address, necessary to implement and enforce this Section.

III. Repeal of Codified Fee Schedule and Establishment of Fees by Resolution

A. Repeal of Existing Fee Schedule
The parking fee schedule and parking citation penalties previously established in Section 10.36.220 pursuant to Ordinance No. 2261 are hereby repealed and removed from the Hawthorne Municipal Code.

B. Fees Established by Resolution
All parking fees, parking permit fees, residential permit parking fees, special event parking rates, parking citation penalties, and any other fees, rates, charges, or penalties associated with parking on public streets, within parking districts, within residential permit parking areas, or in City-owned or City-operated parking lots, parking structures, or other parking facilities authorized by this Chapter shall be established and may be amended from time to time by resolution of the City Council.

C. Future Amendments
Any future adoption, modification, adjustment, repeal, replacement, or addition of parking-related fees, rates, charges, permit fees, citation penalties, or other monetary amounts authorized by this Chapter may be accomplished by resolution of the City Council without further amendment to this Chapter, unless otherwise required by law.

SECTION 3. Amendment – Special

Event Parking Authority.

Chapter 10.36 is hereby amended to add Section 10.36.235 to read as follows:

I. 10.36.235 Special Event Parking Rates and Management

A. Authority to Designate Special Event Parking Periods

The City Council may designate certain days, times, or periods as Special Event Parking Periods in response to anticipated or actual increases in parking demand associated with large-scale events, including but not limited to sporting events, festivals, civic events, or other City-recognized special events.

B. Special Event Parking Rate

During a designated Special Event Parking Period, the Special Event Parking Rate established by resolution of the City Council shall apply as the sole applicable parking rate within designated paid parking zones identified by the City for such event periods.

The Special Event Parking Rate shall apply only for the designated event day and shall expire at 11:59 p.m. on that day. Upon expiration, parking rates shall revert to the otherwise applicable standard rate unless the City designates a subsequent special event day, in which case the Special Event Parking Rate shall apply.

C. Designation of Applicable Areas

The City may designate specific blocks, curbside parking spaces, median parking spaces, or off-street parking facilities within existing paid parking zones where the Special Event Parking Rate shall apply.

D. Public Notice Requirement

1. The City shall provide public notice of any Special Event Parking Period and applicable rates no fewer than seventy-two (72) hours in advance of the effective date and time of such rates.

2. Public notice shall be provided through at least one or more of the following methods:

- a. The City's mobile payment application and parking meters configured to display applicable special event rates; and/or
- b. The City's official website or parking information portal; and/or
- c. Temporary signage posted at the location in advance of the event, indicating the impacted parking spaces and applicable dates.

3. For City-designated large-scale or major events, the City may provide notice less than seventy-two (72) hours in advance.

E. Duration of Applicability
Special Event Parking Rates shall

apply only during the designated Special Event Parking Period and shall automatically expire at the conclusion of such period. The Special Event Parking Period will vary by event.

F. Administration and Enforcement

The City Manager, or designee, is authorized to implement, administer, and enforce Special Event Parking designations consistent with this Section, including coordination of signage, payment systems, and enforcement operations.

SECTION 4. CEQA. This project is exempt from the California Environmental Quality Act (CEQA) under the Common Sense Exemption established in State CEQA Guidelines § 15061(b)(3). This exemption establishes that CEQA only applies to projects that have the potential for causing a significant effect on the environment. The ordinance would not result in any direct physical changes to the environment or reasonably foreseeable indirect physical changes in the environment because the ordinance deals with organizational and fiscal aspects of already existing parking locations. As such, no further environmental review is necessary.

SECTION 5. Severability. If any section, subsection, sentence, clause, or phrase of this Ordinance is for any reason held to be invalid or unconstitutional, such decision shall not affect the validity of the remaining portions of this Ordinance. The City Council hereby declares that it would have adopted this Ordinance, and each section, subsection, sentence, clause, or phrase thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses, or phrases may be declared invalid or unconstitutional.

SECTION 6. City Clerk. The City Clerk shall attest to the adoption of this Ordinance and shall cause this Ordinance to be posted in the manner required by law.

SECTION 7. Effective Date. This Ordinance shall take effect thirty (30) days after passage thereof.

SECTION 8. Publication. The City Clerk is directed to forward a copy of this ordinance to General Code, LLC, 781 Elmgrove Road, Rochester, NY 14824, for incorporation into the Hawthorne Municipal Code.

Hawthorne Press Tribune Pub 10/8/26

HH-292290

Pursuant to Government Code section 36933(c), the following is Ordinance No. 2268, which was adopted by the City Council at its regular meeting on September 8, 2026.

A certified copy of the entirety of the text of Ordinance No. 2268 is available in the office of the City Clerk, 4455 West 126th Street, Hawthorne, California, and is open for public inspection. The ordinance will become effective October 8, 2026. The vote was as follows:

ROLL CALL
AYES: Councilmembers Manning, Monteiro, Reyes English, Mayor Pro Tem Johnson and Mayor Vargas

ORDINANCE NO. 2268

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA MAKING A FINDING OF EXEMPTION UNDER THE CALIFORNIA ENVIRONMENTAL QUALITY ACT AND AMENDING THE HAWTHORNE MUNICIPAL CODE BY REPEALING CHAPTER 10.38 (PREFERENTIAL STREET PARKING) AND ADDING CHAPTER 10.39 ESTABLISHING A RESIDENTIAL PARKING PERMIT PROGRAM.

WHEREAS, the City of Hawthorne is authorized pursuant to California Vehicle Code Section 22507 to regulate parking on public streets, including the establishment of preferential or permit parking programs; and
WHEREAS, certain residential areas within the City experience parking demand that exceeds available on-street supply due to spillover from adjacent commercial, industrial, institutional, and event-related activity; and
WHEREAS, a high density of vehicles per household in certain neighborhoods further contributes to parking constraints and limited availability; and
WHEREAS, these conditions reduce parking availability for residents and adversely affect neighborhood access, circulation, and livability; and
WHEREAS, the City desires to establish a Residential Parking Permit (RPP) Program to manage on-street parking demand and prioritize parking access for residents; and
WHEREAS, Chapter 10.38 of the Hawthorne Municipal Code currently

governs preferential street parking and should be repealed and replaced with an updated and comprehensive Residential Parking Permit Program.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF HAWTHORNE DOES ORDAIN AS FOLLOWS:

SECTION 1. The City Council of the City of Hawthorne hereby incorporates by reference all the recitals herein.

SECTION 2. Amendment to Hawthorne Municipal Code. Chapter 10.38 (Preferential Street Parking) of Title 10 (Vehicles and Traffic) of the Hawthorne Municipal Code is hereby repealed in its entirety. Title 10 (Vehicles and Traffic) of the Hawthorne Municipal Code is hereby amended to add Chapter 10.39 (Residential Parking Permit Program) to read as follows:

I.10.39.010 Purpose and Intent

The purpose of this Chapter is to establish a Residential Parking Permit (RPP) Program to manage on-street parking within designated residential areas where parking demand exceeds available supply due to spillover from adjacent commercial, industrial, institutional, and event-related activity, as well as high vehicle ownership density within certain neighborhoods. This Chapter is intended to preserve parking availability for residents, improve neighborhood access and circulation, and provide a flexible framework for managing parking demand.

II.10.39.020 Definitions

For purposes of this Article the following definitions shall apply:

“Residential Parking Permit (RPP) District” means a geographic area designated by the City Council where residential parking regulations are applied, in the public right-of-way or on City-owned lots.

“Permit Vehicle” means a vehicle registered with the City and associated with a valid residential parking permit.

“Guest Vehicle” means a vehicle authorized under a temporary guest permit for parking within an RPP District.

“Parking Study” means an evaluation conducted by the City to assess parking occupancy and conditions.

“Household” means a residential unit, including single-family homes, multi-family dwelling units, and accessory dwelling units, each counted separately.

III.10.39.030 Authority

This Chapter is adopted pursuant to California Vehicle Code Section 22507 and other applicable law.

IV.10.39.040 Establishment of RPP Districts

A. The City Council may establish, modify, or remove RPP Districts by resolution.

B. The boundaries of each RPP District shall be identified in a map or maps maintained on file with the City Clerk.

C. The City Council may adopt initial RPP District boundaries based on the Citywide Parking Study.

D. RPP District boundaries may be based on neighborhood boundaries, land use patterns, census tracts, physical barriers, or other relevant factors.

V.10.39.050 Initiation of Districts

A. Residents may request consideration of an RPP District by submitting an application to the City.

B. A minimum of five (5) residents from unique addresses within the proposed District is required to initiate review by the City. Review shall include verification of application completeness, validation of petition requirements, evaluation of parking conditions (which may include a Parking Study), and preparation of a recommendation to the City Council.

C. Applications shall describe parking conditions and justification for consideration.

VI.10.39.060 Petition Requirements

A. A valid petition requires support from at least sixty-seven percent (67%) of households within the proposed District.

B. Petition circulation shall be completed within three (3) months of application receipt and notification by the City.

C. Each dwelling unit shall be entitled to one (1) signature.

D. The City shall provide an eligible address list and required signature threshold.

VII.10.39.070 Parking Study

A. The City may, at its discretion, conduct a Parking Study to evaluate parking conditions within a proposed District.

B. Studies may include overnight occupancy surveys conducted between 12:00 a.m. and 6:00 a.m. If applicable, surveys shall be conducted on representative days, which may include

at least one weekday and one weekend day, unless otherwise determined appropriate by the City.

C. A minimum seventy-five percent (75%) occupancy level may be used as a guideline for evaluating parking demand.

D. The Parking Study requirement may be waived by the City.

E. The Department of Public Works will conduct and oversee studies and provide recommendations to the City Council.

VIII.10.39.080 Parking Regulations

A. The City Council may establish one or more of the following parking regulation types within an RPP District:

1.Residential Permit Parking Only (RPP Only)

2.Residential Permit Parking or Time-Limited Parking (RPP + 2-Hour Parking)

B. RPP restrictions shall apply only to residential block faces and shall not be applied to designated arterial streets or non-residential frontages unless explicitly approved by the City Council based on documented parking demand conditions.

C. The Department of Public Works shall provide recommendations regarding appropriate regulation types for each District to the City Council.

IX.10.39.090 Approval Authority

A. The Director of Public Works may receive and review applications, conduct studies, and provide recommendations.

B. The City Council shall be the final authority to approve, modify, or deny any RPP District by resolution.

X. 10.39.100 Enforcement

A. Parking regulations established pursuant to this Chapter may be enforced by the City of Hawthorne Police Department, City personnel, or authorized contractors acting on behalf of the City.

B. As stated in Section 10.36.015 of this Code, the City, its officers, employees, or authorized contractors may issue parking citations. All citations shall be issued in compliance with Chapter 10.36 and applicable state law.

C. Contractors authorized to issue parking citations under this Chapter shall:

- 1.Act solely as agents of the City of Hawthorne;
- 2.Be subject to City oversight, training requirements, and performance standards established by the City; and
- 3.Comply with all applicable citation

issuance, notice, appeal, and adjudication procedures set forth in Chapter 10.36 and California law.

D. The City may utilize automated, electronic, or other enforcement technologies, including license plate recognition systems, to support enforcement of this Chapter.

XI. 10.39.110 Permit Fee Structure

A. All residential parking permits and guest permits shall be virtual permits and shall be issued and enforced through a license plate recognition system or other electronic enforcement method approved by the City.

B. The City Council may, by resolution, modify permit fees, establish additional permit categories, or adjust pricing structures as necessary to reflect program costs, parking demand conditions, enforcement needs, or policy objectives.

C. Permit fees established pursuant to this Section shall be directed toward maintenance of transportation systems, improvement of parking infrastructure, enforcement costs, and other related City initiatives.

D. The City Council shall establish, by resolution or administrative policy, eligibility criteria for income-qualified households.

E. Fees established by resolution shall also be incorporated into and maintained within the City's Master Fee Schedule.

XII.10.39.115 Implementation

A. Enforcement of any Residential Parking Permit District established pursuant to this Chapter shall commence no earlier than thirty (30) days following City Council approval of district activation.

B. During this thirty (30) day period, the City may install signage, distribute permits, and conduct public education regarding the program.

XIII.10.39.120 Signage

A. The City shall install and maintain appropriate regulatory signage within RPP Districts.

B. Signage shall be designed and implemented in accordance with City standards.

XIV.10.39.130 Modification and Removal of Districts

A. RPP Districts may be modified by City Council action.

B. A District may be removed upon petition supported by sixty-seven percent (67%) of households.

Seniors

Medicare Misconceptions to be Aware of This Annual Enrollment Period

(StatePoint) - Each fall, the Annual Enrollment Period (AEP) for Medicare, which runs from Oct. 15 to Dec. 7, is an opportunity for people eligible for Medicare to choose the health plan that will work best for them in the coming year.

While Original Medicare provides broad coverage, there are some services that aren’t covered, including many that people are likely to need as they age, according to Jane Funk, vice president of Medicare Market Growth with HealthSpring, which offers Medicare and supplemental policies across the country.

For starters, it’s important to know that people who choose Original Medicare generally remain responsible for deductibles and coinsurance, and there is no annual out-of-pocket maximum. Either Medicare Supplement or standalone Supplemental Health & Life policies can help with some of those costs. Medicare Advantage (MA) plans have annual limits on out-of-pocket spending for covered services, but costs, networks and authorization requirements vary.

Funk points to the following areas that can be particularly tricky for those looking

to secure their coverage for the year ahead.

Routine dental, vision and hearing care. Original Medicare generally doesn’t cover routine dental care or dentures, routine eye exams for glasses or contacts, or hearing aids. Many MA plans or standalone dental, vision and hearing policies offer additional benefits in these areas. Services, provider networks, frequency limits and member costs vary so make sure you know exactly what is covered.

Hospital status. Hospital services can also trip people up. Someone may spend several nights in a hospital but still be classified as an outpatient receiving observation services rather than as an inpatient. Under Original Medicare, that distinction can affect both the hospital bill and whether a subsequent skilled nursing facility is covered. Patients or their caregivers should ask directly: “Am I admitted as an inpatient, or am I here under observation?”

Annual wellness visits. An annual wellness visit is not the same as a traditional comprehensive physical. The wellness visit focuses on preventive planning and assessing health

risks. If the provider performs additional tests or addresses medical concerns, deductibles or coinsurance may apply. Some MA plans offer more comprehensive annual exams at no additional cost to the member.

Prescription drugs. Many people assume they have outpatient drug coverage under Original Medicare, but they do not. Original Medicare doesn’t include outpatient prescription drug coverage; beneficiaries need a separate drug coverage plan, called a Part D plan, or they need an MA plan with Part D included (MAPD) for that. Each plan has its own formulary, pharmacy network and coverage rules, such as prior authorization, step therapy or quantity limits. Just because a medication is prescribed doesn’t mean it will be covered by a specific plan.

International care. Original Medicare provides very limited foreign travel coverage. Medicare Supplement and plans may offer certain emergency benefits abroad, but Medicare beneficiaries with any Medicare plan should verify those provisions before traveling, rather than assume their usual

coverage will follow them.

One last note. Being wary of unsolicited calls from fraudsters about Medicare plans is important. Do not provide insurance or personal information without verifying that you are speaking to a legitimate Medicare provider. If you are not sure who you are speaking with, hang up and call back using a number from a verified source, such as the back of your Medicare card or a website. Credible sources of information include Medicare.gov and HealthSpring’s website at <https://HealthSpringMedicare.com/LearnMore>.

“Plan benefits, formularies and networks can change, and so can one’s health, so people should never assume that last year’s plan will still fit their needs best,” says Funk. “Spending time doing research can prepare people to make an informed decision during AEP.”

HealthSpring products and services are provided exclusively by or through operating subsidiaries of Health Care Service Corporation, a Mutual Legal Reserve Company.

– *Source Provided by StatePoint Media, Inc. •*

PUBLIC NOTICES

Pursuant to Government Code section 36933(c), the following is Ordinance No. 2269, which was adopted by the City Council at its regular meeting on September 8, 2026. A certified copy of the entirety of the text of Ordinance No. 2269 is available in the office of the City Clerk, 4455 West 126th Street, Hawthorne, California, and is open for public inspection. The ordinance will become effective October 8, 2026. The vote was as follows:
ROLL CALL
AYES: Councilmembers Manning, Monteiro, Reyes English, Mayor Pro Tem Johnson and Mayor Vargas

ORDINANCE NO. 2269

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA MAKING A FINDING OF EXEMPTION UNDER THE CALIFORNIA ENVIRONMENTAL QUALITY ACT AND ESTABLISHING AN EMPLOYER PARKING PERMIT PROGRAM.

WHEREAS, the City of Hawthorne is authorized pursuant to California Vehicle Code Section 22507 to regulate parking on public streets, including the establishment of permit parking programs; and

WHEREAS, the City has experienced significant employee parking demand in commercial and industrial areas; and WHEREAS, the City desires to establish an Employer Parking Permit Program to manage limited on-street public parking resources.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF HAWTHORNE DOES ORDAIN AS FOLLOWS:

SECTION 1. The City Council of the City of Hawthorne hereby incorporates by reference all the recitals herein.

SECTION 2. Amendment to Hawthorne Municipal Code. Title 10 (Vehicles and Traffic) of the Hawthorne Municipal Code is hereby amended to add Chapter 10.37 (Employer Parking Permit Program) to read as follows:

I.10.37.010 Purpose and Intent

The purpose of this Chapter is to establish the Employer Parking Permit Program ("Program") to manage street and other public parking in areas where employee parking demand dominates curbside parking, reducing parking availability for the general public.

II.10.39.020 Definitions

For purposes of this Article the following definitions shall apply:

"Block-Specific Designation" means the assignment of one or more designated on-street parking spaces to a specific employer, limited to blocks in closest proximity to the employer's place of business, as established by City Council resolution.

"Employer" means a private entity operating a place of business within or adjacent to an Employer Parking Permit Zone that employs a minimum number of persons as established by City Council resolution for the applicable parking zone.

"Employer Permit" means a City-issued parking permit authorizing an employer to designate on-street parking spaces for the exclusive use of eligible vehicles, subject to the terms of a

license agreement and the provisions of this chapter.

"Eligible Vehicle" means an operable, street-legal motor vehicle used by an employee for transportation to or from the employer's place of business. The term does not include vehicles used primarily for equipment or materials storage, trailers, inoperable vehicles, or oversized commercial trucks, unless expressly authorized by the City in the applicable license agreement or City Council resolution.

"Employer Parking Permit Zone" means a geographic area of public on-street parking in which Employer Parking Permits are authorized and enforceable, as established by City Council resolution. Also referred to as "parking zone."

"Full-Time Equivalent (FTE)" means the total number of full-time equivalent employees of an employer, calculated in accordance with applicable state and local standards and the employer's most recent payroll records submitted to the City.

"Hangtag Permit" means a physical, transferable permit issued by the City to an employer that may be redistributed among the employer's employees and displayed in a participating vehicle.

"License Agreement" means a written agreement between the City and an eligible employer executed as a condition of Employer Parking Permit issuance, establishing the terms of the employer's use of designated on-street parking spaces.

"Mobile Payment Application" means a City-approved app or online portal for payment of parking fees and permits. "Proportional Permit Cap" means the maximum number of Employer Parking Permits that may be issued to a single employer, not to exceed sixty percent (60%) of the employer's verified FTE staff count.

"Virtual Permit" means a digital permit issued to an employee by their employer that is associated with one or more vehicle license plate numbers and verified electronically by City enforcement personnel.

III.10.39.030 Authority

A. This Chapter is adopted pursuant to the authority granted under California Vehicle Code §22507.2 and Hawthorne Municipal Code Title 10 (Vehicles and Traffic).

B. The Director of Public Works, or designee or authorized contractor, shall be responsible for the implementation of designated Employer Parking Permit Zones, including installation and maintenance of all related signage and payment equipment.

C. As stated in Section §10.36.015 of the Hawthorne Municipal Code, the City, its officers, or authorized contractors may issue parking citations. Citations must be issued in compliance with the referenced section.

IV.10.39.040 Designated Employer Special Permit Parking Zones

A. The City Council, after recommendation by the Director of Public Works, is authorized to establish, modify, or remove Employer Parking Permit Zones by resolution. Each resolution shall identify the specific street segments, block faces, the enforcement hours and days, license agreement (if applicable) and parking spaces included in the parking

zone, and shall specify employer(s) authorized to use designated spaces within each area.

B. The Director of Public Works or designated contractor shall install and maintain regulatory signage at each designated on-street parking space within a parking zone, indicating the permit requirement, permitted hours, and any applicable restrictions. Signage shall conform to the requirements of the California Manual on Uniform Traffic Control Devices (CA MUTCD).

C. When signs or markings are in place indicating an Employer Special Permit Parking Zone, no person shall park in a designated space at any time without displaying a valid Employer Special Permit (Hangtag or Virtual) issued for that Zone.

D. Block-Specific Designations shall be limited to blocks in closest proximity to the employer's place of business. Employer Parking Permits shall not be valid on blocks outside the employer's designated area.

E. A detailed map of designated Zones shall be maintained by the Department of Public Works and made available to the public.

V.10.39.050 Eligibility and Permit Issuance

A. Eligibility. To participate in the Program, an employer must satisfy all of the following:

1. Operate a place of business within the City of Hawthorne on or adjacent to a designated Employer Parking Permit Zone;
2. Employ a minimum number of employees as established by City Council resolution for the applicable Zone;
3. Execute a license agreement with the City prior to issuance of any Employer Parking Permits; and
4. Demonstrate, to the City's satisfaction, that on-street employee parking demand exists and cannot be reasonably accommodated by available off-street parking facilities.

B. Issuance to Employer. Employer Parking Permits shall be issued by the City directly to the eligible employer, not to individual employees. The employer shall be responsible for internal distribution of permits among its workforce in a manner consistent with the license agreement. Permits may be used only for eligible vehicles and shall not be used to reserve or occupy designated spaces for equipment storage, materials storage, trailers, oversized commercial trucks, or other non-employee parking purposes.

C. Permit Type. The City may issue Employer Parking Permits in the form of hangtag permits, virtual permits, or a combination thereof, as determined by the City Manager or designee in consultation with the employer and consistent with the City's available enforcement technology.

D. Proportional Permit Cap. The total number of Employer Parking Permits issued to any single employer shall not exceed sixty percent (60%) of that employer's verified FTE staff count. The City may adjust an employer's permit allocation upon verification of a change in FTE staffing levels, subject to available on-street supply within the applicable parking zone.

E. Transferability. Hangtag permits may be transferable among an

employer's employees at the employer's discretion, subject to the total permit cap. Virtual permits may be reassigned by the employer to a different employee vehicle upon written notice to the City.

F. Parking Coordinator. As a condition of participation, each employer shall designate an internal parking coordinator responsible for permit distribution, employee compliance, and communication with the City.

G. Annual Renewal. Employer Parking Permits shall be subject to annual renewal, conditioned upon the employer's continued compliance with the license agreement, submission of updated FTE staffing records, and payment of applicable fees.

VI.10.39.060 Permits and Exemptions

A. The Department of Public Works and/or designated contractor is authorized to issue Employer Parking Permits to eligible employers within designated parking zones. Permit holders shall not be required to pay hourly or daily parking fees within their designated parking zone.

B. The following vehicles shall be exempt from Employer Parking Permit requirements within designated parking zones:

1. Vehicles displaying valid disabled person placards or plates;
 2. City-authorized service and emergency vehicles; and
 3. Vehicles registered for other valid City-issued parking permits applicable to the parking zone.
- C. Duration. Employer Parking Permits shall be valid for one (1) year from the date of issuance and may be renewed annually. Permits are non-transferable between employers and may only be used in the parking zone for which they are issued. A permit holder can assign to another one of their vehicles but not to another person's vehicle.

D. An Employer Parking Permit does not exempt the holder from other applicable parking restrictions, including but not limited to street sweeping schedules, safety regulations, and any other posted restrictions in effect for the street segment.

VII.10.39.070 Hours of Operation and Parking Restrictions

A. Designated on-street parking spaces within Employer Parking Permit parking zones shall be restricted to valid permit holders 24 hours a day, 7 days a week, unless otherwise specified by City Council resolution. The applicable restriction schedule shall be posted on regulatory signage at each designated parking space.

B. Designated parking spaces shall revert to general public use. All designated spaces are reserved exclusively for valid permit holders at all times, unless the City Council resolution establishing the Zone specifies otherwise.

VIII.10.39.080 Fee Structure

A. The establishment, modification, and administration of all fees, rates, charges, and monetary amounts associated with the Employer Parking Permit Program, including but not limited to Employer Parking Permits, permit issuance or administration fees, and any related charges, shall be set by resolution of the City Council and maintained in the City's Master Fee Schedule.

B. The City Council may, by resolution, establish different fee levels based on parking zones, parking demand conditions, program costs, or other operational considerations.

C. Fees collected under this Program are regulatory in nature and are intended to recover the costs of program administration, signage installation and maintenance, enforcement, monitoring, and related transportation and parking services.

D. Payment Method. Employer Parking Permit fees may be paid via the City's parking permit portal or mobile parking payment application using credit/debit card, Apple Pay, or Google Pay, or via check made payable to the City of Hawthorne.

IX.10.39.090 License Agreement

A. As a condition of participation in the Program, each employer shall execute a license agreement with the City prior to the issuance of any Employer Parking Permits. The City Manager or designee is authorized to execute the license agreements on behalf of the City consistent with this chapter.

B. The license agreement shall include, at a minimum, the following terms:

1. The specific parking spaces and block designations covered by the agreement;
2. The total number of Employer Parking Permit authorized, consistent with the Proportional Permit Cap;
3. The permitted hours of operation and the conditions under which spaces revert to public use;
4. The fee structure and payment schedule applicable to the employer's use of the designated spaces;
5. The term of the agreement and conditions for renewal or termination;
6. The employer's obligation to designate an internal parking coordinator; and
7. Reporting obligations, including the submission of permit participation and staffing data to the City no less than annually.

8. Enforcement procedures for managing the parking spaces.

9. Effective start and end date of the agreement.

X.10.39.100 Revenue Use

All Employer Parking Permit fee revenues shall be directed toward program administration, signage installation and maintenance, enforcement costs, and other related City transportation and parking initiatives.

XI.10.39.110 Operational Procedure

A. At all times within a designated parking zone, only eligible vehicles displaying a valid Employer Parking Permit (hangtag or virtual) issued for that parking zone or qualifying for an exemption under Section 7 may occupy designated spaces.

B. Hangtag permits shall be displayed face-up and visible from the exterior of the vehicle. Virtual permits shall be verified through the City's license plate recognition system or other approved electronic enforcement method.

C. No operator of any vehicle shall permit such vehicle to remain parked in a designated Employer Parking Permit space at any time without a valid permit displayed or registered, or after the applicable permitted hours have

expired.

XII.10.39.120 Monitoring and Adjustment

A. The City shall conduct periodic monitoring of parking utilization within Employer Parking Permit parking zones, at minimum annually, to assess the adequacy of permit caps, block designations, hours of operation, and impacts on public curb access for area residents and merchants.

B. Based on monitoring findings, the Director of Public Works may recommend to the City Council adjustments to permit caps, block designations, or hours of operation. Such adjustments may be implemented by City Council resolution without requiring amendment to this chapter.

C. The City reserves the right to suspend or revoke an employer's participation in the Program upon a finding that:

1. The Program adversely affects the parking needs of area residents or merchants;
2. The employer has failed to comply with the terms of the License Agreement or the provisions of this chapter; or
3. The parking zone is no longer warranted by existing conditions.

SECTION 3. CEQA. This project is exempt from the California Environmental Quality Act (CEQA) under the Common Sense Exemption established in State CEQA Guidelines § 15061(b)(3). This exemption establishes that CEQA only applies to projects that have the potential for causing a significant effect on the environment. The ordinance would not result in any direct physical changes to the environment or reasonably foreseeable indirect physical changes in the environment because the ordinance deals with organizational and fiscal aspects of already existing parking locations. As such, no further environmental review is necessary.

SECTION 4. Severability. If any section, subsection, sentence, clause, or phrase of this Ordinance is for any reason held to be invalid or unconstitutional, such decision shall not affect the validity of the remaining portions of this Ordinance. The City Council hereby declares that it would have adopted this Ordinance, and each section, subsection, sentence, clause, or phrase thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses, or phrases may be declared invalid or unconstitutional.

SECTION 5. City Clerk. The City Clerk shall attest to the adoption of this Ordinance and shall cause this Ordinance to be posted in the manner required by law.

SECTION 6. Effective Date. This Ordinance shall take effect thirty (30) days after passage thereof.

SECTION 7. Publication. The City Clerk is directed to forward a copy of this ordinance to General Code, LLC, 781 Elmgrove Road, Rochester, NY 14824, for incorporation into the Hawthorne Municipal Code.

Hawthorne Press Tribune Pub 10/8/26

HH-292292