

# South Bay Cities

Featuring the Weekly Newspapers of Hawthorne, Inglewood and Lawndale

Hawthorne Press Tribune

The Weekly Newspaper of Hawthorne

Inglewood News

The Weekly Newspaper of Inglewood

Lawndale Tribune

AND LAWDALE NEWS

The Weekly Newspaper of Lawndale

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## Inside This Issue

Classifieds .....	2
Entertainment .....	2
Hawthorne.....	3
Lawndale .....	4
Inglewood.....	5
Legals .....	6,7
Pets.....	8

## A Mega Swell Hits the South Bay



The massive size of the recent waves hitting the South Bay can be seen near 45th Street at El Porto Beach. Photo by Greg Deets.

## Can We Get the Name Right At Least?

Story and Photos by Ron Sokol

First, what does the name mean? I sure thought it was simple, that it means “The Port .”This is why it has the name *El Porto*. The Spanish word for port is actually *puerto*. But wait a second; research shows the Portuguese word for port is *porto*, but its article is “o,” not “el .” Maybe the name came from both languages?

Bottom line: for sixty years the nearby area called El Porto was a county island, unincorporated and unattached. It was considered part of the El Segundo School District. Finally, in November 1980, El Porto, then about 34 acres with a population of approximately 1,185, was annexed from the County of Los Angeles by our neighboring City of Manhattan Beach. One article I read dubbed El Porto the region’s “worst wave .”Quite a few articles, however, say it is among the most popular beaches in the South Bay “with surfers from near and far because of an underwater canyon that creates waves usually larger than those at neighboring beaches...”

Once again, El Porto is a bit of an anomaly. Maybe it will make more sense by taking a look at its history. El Porto started in 1911 when landowner and developer George Peck subdivided 27 acres of ocean-front land between El Segundo and Manhattan Beach. He then posted sizeable advertisements about the new tract in the Los Angeles Times. The lots were designed by Mr. Peck so that each would abut a street in front of an alley in the rear. In time, the dirt streets would be

given names. The main north-south pathway, Highland Avenue (aptly named), extended from then minimally populated Manhattan Beach toward El Segundo. Eventually, the east-west streets chose to utilize Manhattan’s numbering system; this covered 38th Street to 45th Street Crest Drive, which is a little west of the Chevron refinery.

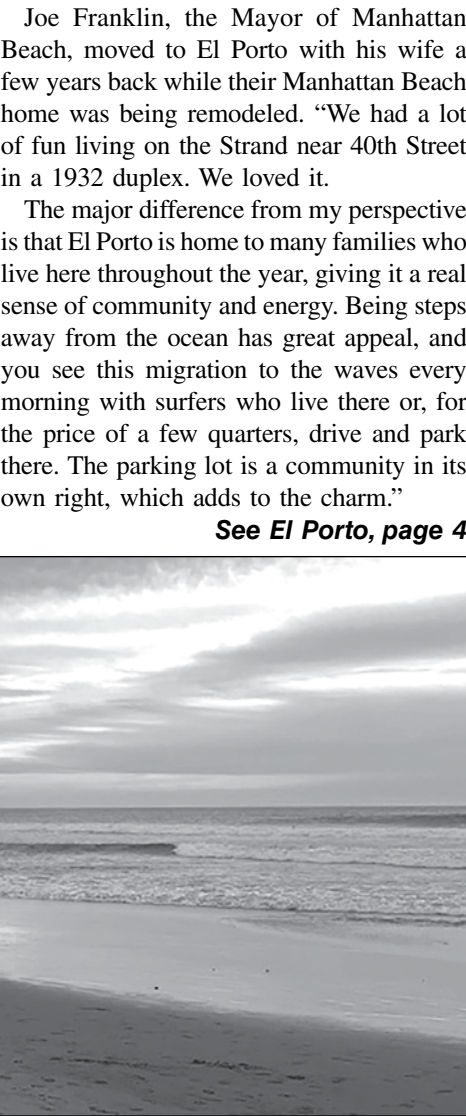
Although today El Porto is (all things considered) a rather modest-sized stretch of territory, it is a destination, a place many people go to for shopping, eating, enjoying the beach, bicycling, and living. There is a dedicated parking lot, volleyball nets, swings, a sitting area adjacent to the bike path, restrooms, and a wonderful beach café where you can rent surfboards, among other items.

Joe Franklin, the Mayor of Manhattan Beach, moved to El Porto with his wife a few years back while their Manhattan Beach home was being remodeled. “We had a lot of fun living on the Strand near 40th Street in a 1932 duplex. We loved it.

The major difference from my perspective is that El Porto is home to many families who live here throughout the year, giving it a real sense of community and energy. Being steps away from the ocean has great appeal, and you see this migration to the waves every morning with surfers who live there or, for the price of a few quarters, drive and park there. The parking lot is a community in its own right, which adds to the charm.”

**See El Porto, page 4**

Beautiful view.



## Weekend Forecast

**Friday**  
Partly  
Cloudy  
64°/46°



**Saturday**  
Mostly  
Sunny  
62°/48°



**Sunday**  
Mostly  
Sunny  
58°/45°







# Entertainment

## Film Review

### The Zone of Interest Is A Disquieting Portrayal of the Holocaust’s Atrocities

By Morgan Rojas, Cinemacy.com

Words can only go so far when describing Jonathan Glazer’s hauntingly grim immersive experience, *The Zone of Interest*. Winner of the Grand Prix at the 2023 Cannes Film Festival, this Holocaust-set drama is a chilling portrayal of history’s most atrocious cruelties. If you’re like me, it will leave you speechless.

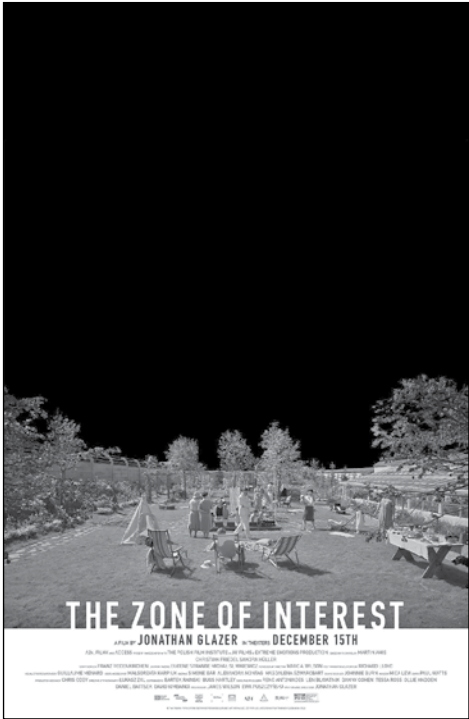
Based on the biographical novel by Martin Amis, *The Zone of Interest* views the devastating events of the Holocaust from the

want him to move to a different city, Hedwig is beside herself. She refuses to leave the beautiful home she made for herself and their marriage is barely surviving for a while. Rudolf views his responsibilities as a death camp commandment with the utmost respect and obeys his orders, taking this new position as an opportunity to better provide for his family. It’s a morality mind warp, as on one hand, Rudolf cares so little about human life that he is actively encouraging mass genocide. On the other, he sacrifices everything to give his family the best life he possibly can. As a viewer, confronting guilt, conflict, and humanity comes in unpredictable, emotional waves.

Witnessing the atrocities of the Holocaust from a perspective we don’t often see—that of the Germans—is one of the reasons why *The Zone of Interest* is such an uncomfortable watch. There reaches a point where the screams from behind the concentration camp walls become almost ambient, like a horrific yet subtle soundtrack that plays in perpetuity. Adding to the discomfort is the intentional lack of any musical score. Composer Mica Levy (*Under the Skin*, *Monos*) contributed ambient-heavy, noise-distorted sound to aid in the opening and end credit roll. Still, aside from those two moments, there is no additional music. Instead, sound designer Johnnie Burn is heavily relied upon to craft a sensational auditory world that runs concurrently with what is playing onscreen.

Capturing the nuances and complexities in stunning detail is cinematographer Łukasz Zal (*Ida*, *Cold War*, *I’m Thinking of Ending Things*). True to form, Zal’s compositions are masterfully composed, even with Glazer’s unconventional production technique. Fixed

See Film Review, page 4



The Zone of Interest, courtesy Cinemacy.com.

perspective of a German militia family. The phrase “Zone of Interest” was commonly used by the Nazi SS to describe the small area immediately surrounding the Auschwitz concentration camp. And it’s here where this film takes place.

The commandant of Auschwitz, Rudolf Höss (Christian Friedel), and his wife Hedwig (Sandra Hüller), attempt to build a dream life for their family despite being surrounded by the consistent sounds of suffering and death. Their picturesque home and luscious garden lay in stark contrast to the concentration camp that borders their property. As much as Hedwig and her young children seem to easily drown out the sounds of gunshots, crying, and screaming, we as viewers know that there is no escaping the horrors that are taking place behind the walls. Inside the family’s home is a haven; but step one foot outside, and it’s hell.

When Rudolf is informed that his superiors



Morgan Rojas

## Check It Out

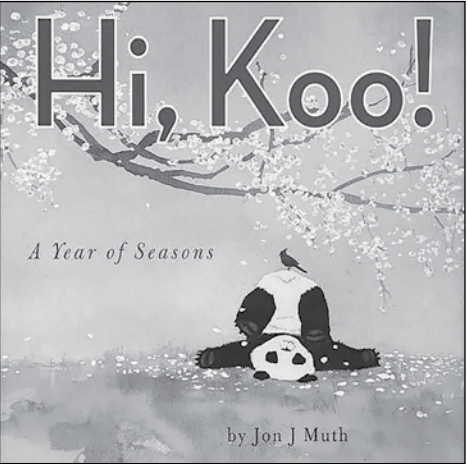
### Hi, Koo! Written by Jon J Muth

By Cathie Hinkle-Library Assistant, El Segundo Public Library

The catchy title and cute panda on the cover of this book caught my eye. That it is a book written completely in Haiku made me pick it up. Haiku is a short poem, usually inspired by nature, that originated in Japan. It consists of three lines and these three lines are made up of 17 syllables in a 5,7,5 format.

This book tells the story of a panda who is experiencing a year of seasons starting with Fall, my personal favorite. The panda gazes up at leaves falling from the sky, broom in hand, and wonders what the leaves are dreaming about.

In Winter we find Panda dressed in bright red galoshes stomping through powdery white snow and exploring the white wilderness with two friends, a black cat and a red cardinal. The watercolor and ink illustrations capture the peacefulness of a winter walk with surprising pops of color from wildlife.



Hi, Koo! by Jon J Muth.

Spring is a time for new beginnings. Panda and friends venture outside to breathe in the air, spring sky and take time to read to some lucky sparrows.

Panda’s year finishes with Summer. There are fireflies, friends and fun.

Our fuzzy friends’ seasonal journey is imaginative and heartwarming, taking the reader on a beautifully illustrated peaceful poetic path.

As a bonus if you look closely while reading, you will find a hidden alphabetized path by following the capitalized words in each haiku.

Due to this book being set in prose, it does not have a Lexile rating.

To check out this book and other poetry books, please visit El Segundo Library or check out our ebooks at <https://www.elsegundolibrary.org/digital-library>. •



Cathie Hinkle

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# New Hounds Hit the Streets of Hawthorne



The Hawthorne Police Department recently added two bloodhounds to their K-9 cadre. Pictured on the left is Officer Naghaway and K-9 Kai. On the right is Officer Dahlen and K-9 Hannibal. If you see them on the street, welcome them to the neighborhood. Photo courtesy Hawthorne Police Department.

## Finance

### New Study Reveals 6 in 10 Americans Don't Talk About Money

(BPT) - America, it's time to have the money talk. According to research by Empower, a financial services company, 62% of people don't talk about money. Many people would rather discuss politics (43%) and death (32%) than their finances (24%).

Carol Waddell, president of Empower Personal Wealth, says, "Conversation is a currency on the pathway to financial security, and open discussions about money can have a truly transformative effect on society. Our study shows people believe that clarity about their financial picture, talking to an advisor and financial education are key to achieving financial success."

#### 1. Growing Up Without Money Conversations

Don't talk about money: that's the message half (52%) of Americans hear, learning it's impolite to talk about finances (26%), and certainly not what you earn (35%). The taboo prevails for nearly two-thirds (60%) of people who don't feel comfortable on the topic.

Americans recall stowing away coins in a piggy bank (41%) but say many practical financial lessons weren't discussed - like the importance of having an emergency fund (31%), building good credit (30%), and managing debt (27%) - as kids or adults. This might explain why Americans tend to clam up when the conversation turns to money. While many received an allowance (36%), the majority (68%) were never taught how to manage a budget. Nearly a quarter of Gen Zers (23%) grew up in a household with a swear jar teaching about money and manners - yet 79% of all people say they never spoke about how much is "needed" to be financially secure.

#### 2. Talking About Money at Work

Figuring out personal finance is intimidating and overwhelming for half of Americans (48%), and when it comes to managing their

money, 39% say they don't know where to start, including 41% of women and 37% of men. Compare that with sky-high confidence managing money at work: 73% feel at ease overseeing company budgets and the majority say they clearly understand their employer's finances and performance (70%).

Americans say they avoid uncomfortable money talk at work (68%), and more than half (56%) wish discussing salaries wasn't taboo. Do you know how much your co-workers make? Just 19% of respondents say they've asked. But the workplace isn't the only area Americans are staying quiet. People haven't asked their friends (68%) or family (60%) either. Women are less comfortable talking about money with co-workers than men (36% women versus 50% men).

That said, people may not be as shy as expected: 58% of millennials and 53% of Gen Z (and 34% of Americans overall), would share their salary information on their LinkedIn.

What's it amount to? According to 62% of respondents, open money conversations could solve the gender wage gap. Americans say greater wage transparency would motivate employees to work harder (50%) and help avoid miscommunications (60%).

#### 3. Speak with an Expert

More than three-quarters (77%) of Americans want to see society take on more "money talks" about ways to save for the future (41%), money mistakes they've made (36%) and basic financial literacy (34%). A quarter want more discussions about how to negotiate (26%) and pay for big expenses (24%). Even more open dialogue about the emotional aspects of money would be helpful for 20% of respondents. So, how does America get there? Respondents agree that clarity about their financial picture (40%), talking to an advisor (36%), and financial education (34%) are key to achieving financial success. •

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## New Baccalaureate Program Provides an Additional Pathway for Students to Access Education and Training



El Camino College will accept applications for its new bachelor's degree in respiratory care from Jan. 22 through June 7, 2024. This will be the program's second class of students since opening in Fall 2023. This is the first baccalaureate degree offered in the community college's 76-year history. The program expands on El Camino's existing two-year accredited associate degree, offering an accelerated 40-unit, 18-month course of study in an eight-week, online format across three semesters. Students in the program can complete a bachelor's degree at a significantly lower cost than a university degree. Read more at [bit.ly/RespCareApply](https://bit.ly/RespCareApply). Photo courtesy El Camino College.

### Film Review

from page 2

and partially hidden cameras were placed around the entire family house, and the actors were required to perform long, unbroken takes, never knowing which moments would be used in the final edit. Due to the nature of the shoot, Friedel and Hüller were tasked with improvising some scenes while others were carefully scripted.

For most of the production, Glazer and Zal watched the scene play out through moni-

tors while stationed in a separate concrete bunker with a team of focus pullers working via a system of remote cables. Says Glazer: "The phrase I kept using was 'Big Brother in the Nazi house.' We couldn't do that, of course, but it was more like the feeling of 'Let's watch people in their day-to-day lives.' I wanted to capture the contrast between somebody pouring a cup of coffee in their kitchen and somebody being murdered on

the other side of the wall, the co-existence of those two extremes."

The performances from Christian Friedel and Sandra Hüller as stiff and detached protagonists are among the year's best. They keep the audience at arm's length, and their vacant eyes say more than any words could. Psychologically mystifying, the duality of playing a character with human emotions, yet seemingly devoid of apathy, is a fine

line to walk. Yet Friedel and Hüller walk it with a stark, horrifying precision.

*The Zone of Interest* is, at its core, a rather simple story about one Nazi family's existence and contributions to one of the worst events in human history. It's a difficult film to witness and even more difficult to forget.

1h 45min. Rated PG-13 for thematic material, some suggestive material, and smoking. •

### El Porto

from front page

Given what Joe told me, I walked east from the beach to Highland Avenue, although a bit slowly, given the steep incline. There, you can enjoy shops and good food and drinks of a very diverse nature, from the comfortable bar-restaurant OBs to the venerable and fun Panchos to the delicious and classy Fish Bar,



Sitting Area.

among others. El Porto is not far from Los Angeles International Airport. You can see planes taking off, lifting up, and soaring into the welcoming sky. In fact, I have learned that in the past, El Porto had a reputation as "a place for pilots and stew's".

Up the coast, a short distance from El Porto is the Hyperion Water Reclamation Plant, which has been in operation since 1894 with multiple expansions and improvements. Granted, the Plant is not attractive to look at, but there is so much beauty as you look out at the ocean. The Plant also performs a vital task indeed.

The northern border of El Porto is called "the Stacks," which are part of the El Segundo Chevron refinery. A wise surfer told me, "When the stacks are smokin', the waves are great!" To be clear, I have not verified this, so just sharing some local lore.

The South Bay bike path winds through El Porto. Do not be surprised if you find yourself stopping to take in the view, experience the ambiance, and enjoy the sight of all those on the beach and in the water. Seagulls are often plentiful. Their cries may well be cries of joy!

There is a terrific café (the Surf Food

Stand) on the beach, a little below the El Porto parking lot, which has a great diversity of food and beverages.

A posted sign indicates the Stand is open year-round unless the weather is prohibitive. Bottom line, I think the Surf Food Stand is a gem, complete with Flamingo guitar

music often playing over the speakers. Chairs and tables right on the sand, umbrellas to provide shade.

The expression "Good things come in small packages" could be modified to describe El Porto. Superb beach community comes in a small package as well.."



Beach Café.



# Explore New Local Artwork This New Year



Take a peek at Larry Li's first solo exhibition in Los Angeles, "Ask Your Ma About '89" here at Residency Art Gallery at Hollywood Park. The exhibition runs now through January 20, 2024, and features Li's new work, which revisits his family's experiences of the 1989 Tiananmen Square protests and massacre. We hope to see you in the gallery soon. Open Tuesday-Saturday from 11AM-5PM. Photo courtesy Hollywood Park.

## Seniors

### Four Menopause Myths, Debunked by New Science

(BPT) - Menopause is a natural transition every woman goes through. Yet, it remains misunderstood and often misidentified.

A groundbreaking study of more than 32,000 women may revolutionize this. The study, conducted by Phenology - a pioneering women's health brand that provides non-hormonal menopause solutions - offers insights that debunk some of the most prevalent myths surrounding menopause. Knowing the facts can empower women to advocate for effective care from healthcare professionals.

#### Myth 1: Menopause Usually Happens After Age 50

According to Phenology's study, the average age of menopause onset was 53, but women as young as 35 were observed in the early stage of perimenopause.

Ultimately, there's no standard timeframe for the menopausal transition, which can last between 7 and 14 years. In the Phenology study, 50-year-old women were in the 25-75th percentile range across four different menopause stages: early perimenopause, late perimenopause, early postmenopause and late postmenopause. This means that at the age of 50, some women are just starting their journey in early perimenopause while others have already entered late postmenopause.

#### Myth 2: Postmenopause Means It's Over

Postmenopause is the last stage of menopause; but counterintuitively, it's marked by an increase in symptom number and frequency. Phenology found that women experience an average of 11

symptoms during postmenopause, compared to 8 during perimenopause. Late postmenopause had the highest incidence of hot flashes (73%), night sweats (68%), brain fog (77%), and insomnia (70%). Sexual issues also intensified in this phase, with 62% of women reporting low libido and 52% noting vaginal dryness, which can lead to painful intercourse.

The label "post" in this case is somewhat deceiving, and doesn't capture women's actual experience.

#### Myth 3: Hot Flashes Are the Main Symptom Worth Treating.

Menopause is more than just hot flashes, with women experiencing an average of 9 symptoms simultaneously over the course of the transition. They range from physical - hot flashes, night sweats, insomnia and brain fog - to emotional - anxiety, mood swings, irritability and depression - to sexual, like low libido and vaginal dryness. These are frustrating at best, life-disrupting at worst, and plenty deserving of treatment.

Early perimenopause especially is marked by emotional symptoms that could be mistaken for mental health. Phenology's study found that 72% of women in this stage reported mood swings, 70% felt anxiety, 67% experienced irritability and 60% indicated a depressed mood. Understanding that these emotional changes might be caused by hormonal shifts can help women get proper care.

#### Myth 4: Menopause is the Same for Everyone.

While all women will go through the

menopausal transition, Phenology's study found that the experience is remarkably different for each individual. Across 32,000 women, Phenology identified over 15,000 completely unique symptom combinations. Chances are, a woman and her closest friends will each experience different symptoms - making it near impossible to get accurate advice from peers.

With only 31% of OB-GYNs receiving formal menopause training, getting proper

care from a doctor isn't always easy, either. Private companies like Phenology are stepping in to fill this gap, leveraging technology to deliver the personalized, non-hormonal relief that 82% of women prefer. They've partnered with Vitamin Shoppe to make non-prescription menopause solutions more accessible. Women can now get personalized supplement advice at Vitamin Shoppe, paving the way for a transformed menopause experience. •

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To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of ANTON CVJETKOVIC AKA ANTUN CVJETKOVIC. A PETITION FOR PROBATE has been filed by KAREN HEADRICK in the Superior Court of California, County of LOS ANGELES. THE PETITION FOR PROBATE requests that KAREN HEADRICK be appointed as personal representative to administer the estate of the decedent. THE PETITION requests the decedent's WILL and codicils, if any, be admitted to probate. THE WILL and any codicils are available for examination in the file kept by the court. THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority. A HEARING on the petition will be held in this court as follows: 01/19/24 at 8:30AM in Dept. 79 located at 111 N. HILL ST., LOS ANGELES, CA 90012

NOTICE OF FUNDING AVAILABILITY (NOFA) CITY OF HAWTHORNE PY24-25 Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME), and HOME Investment Partnerships – American Rescue Plan (HOME-ARP) Programs

**Program Description:** The City of Hawthorne is pleased to announce the availability of Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME), and HOME Investment Partnerships – American Rescue Plan (HOME-ARP) program funds for the 2024-2025 Program Year. These programs are funded through the U.S. Department of Housing and Urban Development (HUD) and are administered locally by the City of Hawthorne to support the development of affordable housing, public services, economic development, and other activities that principally benefit low- and moderate-income persons and neighborhoods. This Notice of Funding Availability (NOFA) covers a one-year period for CDBG, HOME, and HOME-ARP activities that will begin July 1, 2024. **Eligible Applicants:** The City of Hawthorne invites eligible applicants, including nonprofit organizations, Community Housing Development Organizations (CHDOs), for-profit developers, and other entities, to submit applications for projects that meet the objectives and priorities of the City's Consolidated Plan as well as the

requirements of the CDBG, HOME, and/or HOME-ARP programs. Priority for funding will be given to those applicants that leverage other sources of funding, demonstrate community collaboration and support, address the needs of underserved populations, and promote fair housing and equal opportunity. **NOFA Workshop:** The City will conduct a pre-application Technical Workshop on Monday, December 18, 2023, at 1:00 p.m. at the Memorial Center, Polaris Room, to provide information and guidance on the application process, eligibility criteria, evaluation factors, and reporting requirements. Attendance at the workshop is strongly encouraged, but not mandatory, for interested applicants. **How to Apply:** As of the date of this publication, electronic fillable copies of the application may be obtained online at <https://www.cityofhawthorne.org/departments/housing/cdbg>. Applications must be typed (not handwritten) and shall only be accepted via e-mail to [rbridges@mdg-ldm.com](mailto:rbridges@mdg-ldm.com) by 5:00 p.m. on Friday, January 12, 2024. Late or incomplete applications will not be accepted or reviewed. Applicants are advised to review the application instructions carefully and contact the City's staff with any questions or technical issues before submitting their applications. The City reserves the right to modify the amount and allocation of funds, to reject any or all applications, to waive any minor irregularities or deficiencies in the applications, and to request additional information or

T.S. No. 115810-CA APN: 4073-015-012 NOTICE OF TRUSTEE'S SALE IMPORTANT NOTICE TO PROPERTY OWNER: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 3/6/2015, 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 2/7/2024 at 10:30 AM, CLEAR RECON CORP, as duly appointed trustee under and pursuant to Deed of Trust recorded 3/30/2015 as Instrument No. 20150339464 of Official Records in the office of the County Recorder of Los Angeles County, State of CALIFORNIA executed by: IRENE R. CHECA, AN UNMARRIED WOMAN WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK DRAWN ON 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: 15222 KORNBLUM AVE, LAWNDALE, CA 90260-2441. The undersigned Trustee disclaims any liability for any inaccuracy 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: \$251,966.01 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 (844) 477-7869 or visit this Internet Web site [WWW.STOXPOSTING.COM](http://WWW.STOXPOSTING.COM), using the file number assigned to this case 115810-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](http://www.clearreconcorp.com), using the file number assigned to this case 115810-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: (844) 477-7869 CLEAR RECON CORP 8880 Rio San Diego Drive, Suite 725 San Diego, California 92108 Lawndale Tribune Pub. 12/21, 12/28, 1/4/24

HL-28269

AVISO DE DISPONIBILIDAD DE FONDOS (NOFA) CIUDAD DE HAWTHORNE Programas de Subvención en Bloque para el Desarrollo Comunitario (CDBG), Asociaciones de inversión en el Hogar (HOME), y Asociaciones de inversión en el Hogar – Plan de Rescate Americano (HOME-ARP) del AP24-25

**Descripción del programa:** La Ciudad de Hawthorne se complace en anunciar la disponibilidad de fondos de la Subvención en Bloque para el Desarrollo Comunitario (CDBG, por sus siglas en inglés), Asociaciones de Inversión en el Hogar (HOME, por sus siglas en inglés), y Asociaciones de Inversión en el Hogar – Plan de Rescate Americano (HOME-ARP, por sus siglas en inglés) para el Año del Programa 2024-2025. Estos programas son financiados a través del Departamento de Vivienda y Desarrollo Urbano de los Estados Unidos (HUD, por sus siglas en inglés) y son administrados localmente por la Ciudad de Hawthorne para apoyar el desarrollo de viviendas asequibles, servicios públicos, desarrollo económico, y otras actividades que beneficien principalmente a personas y vecindarios de ingresos bajos y moderados. Este Aviso de Disponibilidad de Fondos (NOFA, por sus siglas en inglés) cubre un período de un año para las actividades de CDBG, HOME, y HOME-ARP que comenzarán el 1 de julio de 2024. **Solicitantes Admisibles:** La Ciudad de Hawthorne invita a los solicitantes admisibles, incluyendo organizaciones sin fines de lucro, Organizaciones para el Desarrollo de la Vivienda (CHDOs, por sus siglas en inglés), promotores con fines de lucro, y otras entidades, a presentar

solicitudes para proyectos que cumplan con los objetivos y prioridades del Plan Consolidado de la Ciudad, así como con los requisitos de los programas de CDBG, HOME, y/o HOME-ARP. Se dará prioridad para la financiación a aquellos solicitantes que apalancen otras fuentes de financiación, demuestren la colaboración con y el apoyo de la comunidad, aborden las necesidades de las poblaciones desatendidas, y promuevan la vivienda justa y la igualdad de oportunidades. **Taller sobre la NOFA:** La Ciudad llevará a cabo un Taller Técnico previo a la solicitud el lunes 18 de diciembre de 2023, a la 1:00 p.m. en el Memorial Center, Sala Polaris, para proporcionar información y orientación sobre el proceso de la solicitud, los criterios de admisibilidad, los factores de evaluación, y los requisitos de presentación de informes. La asistencia al taller es muy recomendable, aunque no es obligatorio, para los solicitantes interesados. **Cómo Presentar la Solicitud:** A partir de la fecha de esta publicación, se pueden obtener copias electrónicas rellenable de la solicitud en línea en <https://www.cityofhawthorne.org/departments/housing/cdbg>. Las solicitudes deben estar escritas a máquina (no a mano) y sólo se aceptarán por correo electrónico a [rbridges@mdg-ldm.com](mailto:rbridges@mdg-ldm.com) antes de las 5:00 p.m. el viernes, 12 de enero de 2024. Las solicitudes presentadas tarde o incompletas no serán aceptadas ni revisadas. Se aconseja a los solicitantes que revisen cuidadosamente las instrucciones de la solicitud y que se pongan en contacto con el personal de la Ciudad para cualquier pregunta o problema técnico antes de presentar sus solicitudes. La Ciudad

reserva el derecho de modificar la cantidad y la asignación de los fondos, de rechazar alguna o todas las solicitudes, de renunciar a cualquier irregularidad o deficiencia menor en las solicitudes, y de solicitar información adicional o aclaraciones a los solicitantes. **Actualización de la fecha límite de solicitud:** La Ciudad ha extendido la fecha límite de solicitud. La nueva fecha límite ahora es el **viernes 26 de enero de 2024 a las 5:00 pm**. Esta extensión tiene como objetivo garantizar que todos los interesados tengan tiempo suficiente para completar y presentar una propuesta de financiamiento. **Cumplimiento con la ADA:** La intención de la Ciudad de Hawthorne es cumplir con la Ley de Estadounidenses con Discapacidades en todos los aspectos. Si, como solicitante interesado, usted necesitará asistencia especial más allá de la que normalmente se proporciona, la Ciudad de Hawthorne intentará acomodarlo de todas las maneras razonables. Por favor, póngase en contacto con la oficina del secretario municipal llamando al (310) 349-2915. La notificación 48 horas antes del taller técnico permitirá a la Ciudad hacer los arreglos razonables para asegurar la accesibilidad a esta reunión (28 CFR 35.102-35.104 ADA Título II). **Contacto de la ciudad:** Si usted tiene alguna pregunta con respecto a este NOFA, por favor, póngase en contacto con Kimberly Mack, Directora de Programas de Vivienda, por correo electrónico en [kmack@cityofhawthorne.org](mailto:kmack@cityofhawthorne.org). **Publicado:** 28 de diciembre de 2023 (Hawthorne Press Tribune) Hawthorne Press Tribune Pub. 12/28, 1/4, 1/11, 1/18, 1/25/24

HH-28276

T.S. No.: 23-9661 Notice of Trustee's Sale Loan No.: \*\*\*\*\*4092 APN: 4041-009-067 You Are In Default Under A Deed Of Trust Dated 7/20/2017. Unless You Take Action To Protect Your Property, It May Be Sold At A Public Sale. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the

note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Trustor: Yvonne Donnell, a single woman and Richard Stevens, a single man as joint tenants Duly Appointed Trustee: Prestige Default Services, LLC Recorded 7/27/2017 as Instrument No. 20170841802 in book --, page -- of Official Records in the office of the Recorder of Los Angeles County, California, Date of Sale: 1/25/2024 at 9:00 AM Place of Sale: Vineyard Ballroom Doubletree Hotel Los Angeles-Norwalk, 13111 Sycamore Drive, Norwalk, CA 90650 Amount of unpaid balance and other charges: \$163,823.95 Street Address or other common designation of real property: 4644 W Broadway #30 Hawthorne, California 90250 A.P.N.: 4041-009-067 The undersigned Trustee disclaims any liability for any inaccuracy of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained

by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. Notice To Potential Bidders: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. All checks payable to Prestige Default Services, LLC. Notice To Property Owner: The sale date shown on this

notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (800) 793-6107 or visit this Internet Website [www.auction.com](http://www.auction.com), using the file number assigned to this case 23-9661. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. Notice To Tenant: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase

the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call (800) 793-6107, or visit this internet website [www.auction.com](http://www.auction.com), using the file number assigned to this case 23-9661 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. Date: 12/19/2023 Prestige Default Services, LLC 1920 Old Tustin Ave. Santa Ana, California 92705 Questions: 949-427-2010 Sale Line: (800) 793-6107 Patricia Sanchez, Trustee Sale Officer Hawthorne Press Tribune Pub. 1/4, 1/11, 1/18/24

HH-28280

NOTICE OF PETITION TO ADMINISTER ESTATE OF: IFTIKHAR RASHID AHMED AKA IFTIKHAR R. AHMED CASE No. 232STPB13908

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of: IFTIKHAR RASHID AHMED AKA IFTIKHAR R. AHMED A Petition for Probate has been filed by IMTIAZ DAR in the Superior Court of California, County of LOS ANGELES. The Petition for Probate requests that IMTIAZ DAR be appointed as personal representative to administer the estate of the decedent. The Petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority. A hearing on the petition will be held in this court on 01/19/2024 at 8:30 am in Dept. 9 located at 111 North Hill Street, Los Angeles, CA 90012, Stanley Mosk. If you object to the granting of the petition, you

should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney. If you are a creditor or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law. You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk. Attorney for Petitioner: HANI AMRA, ESQ., 348951, 15615 ALTON PARKWAY, SUITE #450, IRVINE, CA 90012, Telephone: 949-923-0827 12/28/23, 1/4, 1/11/24 **CNS-376837#** Inglewood Daily News Pub. 12/28, 1/4, 1/11/24

HI-28279

NOTICE OF PETITION TO ADMINISTER ESTATE OF: WENDY TAILING WANG AKA WENDY TAILING WANG CASE No. 232TPB13870

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of WENDY TAILING WANG AKA WENDY TAILING WANG. A PETITION FOR PROBATE has been filed by DARREN WANG in the Superior Court of California, County of LOS ANGELES. THE PETITION FOR PROBATE requests that DARREN WANG be appointed as personal representative to administer the estate of the decedent. THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority. A HEARING on the petition will be held in this court as follows: 01/18/24 at 8:30AM in Dept. 5 located at 111 N. HILL ST., LOS ANGELES, CA 90012 IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state

your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney. IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law. YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk. Attorney for Petitioner JOHN W. CHANG - SBN 248999, PATINELLI & CHANG LLP 2355 CRENSHAW BLVD., SUITE 185 TORRANCE CA 90501 Telephone (310) 312-8117 12/28/23, 1/4, 1/11/24 **CNS-3767745#** Hawthorne Press Tribune Pub. 12/28, 1/4, 1/11/24

HH-28278

**PUBLISH YOUR PUBLIC NOTICES HERE**

**ABANDONMENTS: \$125.00**

**ABC NOTICES: \$125.00**

**DBA (Fictitious Business Name) \$75.00**

**NAME CHANGE: \$200.00**

Other type of notice? Contact us and we can give you a price.

**DBA (Fictitious Business Name) \$75.00**

**NAME CHANGE: \$200.00**

Other type of notice? Contact us and we can give you a price.



**Order to Show Cause for Change of Name Case No. 23TRCP00461**  
Superior Court of California, County of LOS ANGELES  
Petition of: MUHAMMAD ABD SHAHEED AL-DEEN AADAM for Change of Name TO ALL INTERESTED PERSONS: Petitioner MUHAMMAD ABD SHAHEED AL-DEEN AADAM filed a petition with this court for a decree changing names as follows: MUHAMMAD ABD SHAHEED AL-DEEN AADAM to MUHAMMAD SHAHEED ROCHEZ AADAM  
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: 1/26/2024, Time: 9:30 AM., Dept.: 8, Room: 504  
The address of the court is: Inglewood Courthouse One Regent Street Inglewood, CA 90301  
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: HAWTHORNE PRESS TRIBUNE Date: 12/05/2023 RONALD FRANK Judge of the Superior Court Hawthorne Press Tribune Pub: 12/14, 12/21, 12/28, 1/4/24

HH-28264





# GUNDOGRAM

SUBMIT YOUR YUM DISH!!

## Mediterranean Barley Salad

Provided by Campbells Soup Corp.

Cooking the barley right in the broth gives this salad an extra flavor boost right from the start. Lemon and parsley give it a bright, fresh note to contrast the rich flavor from olives and feta.



### Ingredients

- 3 cups Swanson® Vegetable Broth
- 1/2 teaspoon dried oregano leaves, crushed
- 1 cup uncooked pearl barley
- 1/4 cup lemon juice
- 1 teaspoon grated lemon zest
- 3 tablespoons olive oil
- 1 seedless (English) cucumber, peeled and diced (about 1 1/2 cups)
- 1 large red bell pepper, diced (about 1 1/2 cups)
- 1 cup crumbled feta cheese(about 4 ounces)
- 1/2 cup pitted or Kalamata oil-cured olives cut in half
- 2 green onion, thinly sliced (about 1/4 cup)
- 3 tablespoons chopped fresh parsley (optional)

### Directions

- **Step 1:** Heat the broth and oregano in a 2-quart saucepan over medium-high heat to a boil. Stir in the barley. Reduce the heat to low. Cover and cook for 45 minutes or until the barley is tender but still chewy. Spread the barley in a thin layer on a large plate and let cool for 15 minutes.
- **Step 2:** Beat the lemon juice, lemon zest and olive oil in a small bowl with a fork or whisk.
- **Step 3:** Stir the barley, cucumber, red pepper, cheese, olives and green onions in a large bowl. Add the lemon juice mixture and toss to coat. Cover and refrigerate for 1 hour. Season to taste. Sprinkle with the parsley before serving, if desired.

### Tips

- **Ingredient Note:** Try peeling the cucumber in strips, leaving some of the peel behind to create stripes before dicing.

Send us a photo and recipe of your favorite dish. We'd love to share it with the community. Send to: [web@heraldpublications.com](mailto:web@heraldpublications.com)

## PUBLIC NOTICES

### NOTICE OF SALE OF ABANDONED PROPERTY

Notice is hereby given that under and pursuant to Section 1987 and 1988 of the Civil Code. SECTION 6066 of the Government code the following property listed below believed to be abandoned by Rachel Townsell and does 1 to 5 whose last address was 1411 N Spring Ave, Compton, CA 90221 will be sold at public auction at 1411 N Spring Ave, Compton, CA 90221 on January 24, 2024 at 10:00, o'clock AM. DESCRIPTION OF PROPERTY TO BE AUCTIONED: Office FF&E, electronic components, consumer electronics,rugs,art,furniture, appliances, clothing, and all other items in and on said property. Auctioneer: Arcadia Auction and Appraisal LLC 8221 Wilcox Avenue Cudahy, Ca. 90201 (951) 968-4301 photographs & more Information available at arcadiaauction.com CA Bond CS4638730 Inglewood Daily News Pub. 1/4, 1/11/24

HI-28287

### NOTICE OF SALE OF ABANDONED PROPERTY

Notice is hereby given that under and pursuant to Section 1987 and 1988 of the Civil Code. SECTION 6066 of the Government code the following property listed below believed to be abandoned by Andrew V. Wood and does 1 to 5 whose last address was 1007 S. Orlando Ave. Los Angeles CA. 90035 will be sold at public auction at 1007 S. Orlando Ave. Los Angeles CA. 90035 on January 24, 2024 at 10:00, o'clock AM. DESCRIPTION OF PROPERTY TO BE AUCTIONED: Office FF&E, Piano, electronic components, consumer electronics,rugs,art,furniture, appliances, clothing, and all other items in and on said property. Auctioneer: Arcadia Auction and Appraisal LLC 8221 Wilcox Avenue Cudahy, Ca. 90201 (951) 968-4301 photographs & more Information available at arcadiaauction.com CA Bond CS4638730 Inglewood Daily News Pub. 1/4, 1/11/24

HI-28286

### NOTICE OF PETITION TO ADMINISTER ESTATE OF:

ASILA J. CARRERA AKA  
ASILA JACQUELINE CARRERA  
CASE NO. 23STPB14159

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of ASILA J. CARRERA AKA ASILA JACQUELINE CARRERA. A PETITION FOR PROBATE has been filed by AMELIA MARGARITA NAVARRO in the Superior Court of California, County of LOS ANGELES. THE PETITION FOR PROBATE requests that AMELIA MARGARITA NAVARRO be appointed as personal representative to administer the estate of the decedent. THE PETITION requests the decedent's WILL and codicils, if any, be admitted to probate. The WILL and any codicils are available for examination in the file kept by the court. THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act with limited authority. (This authority will allow the personal representative

to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority. A HEARING on the petition will be held in this court as follows: 02/09/24 at 8:30AM in Dept. 44 located at 111 N. HILL ST., LOS ANGELES, CA 90012 IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney. IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of

the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law. YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk. Attorney for Petitioner: JIM L. DAVIS - SBN 220156 1945 PALO VERDE AVENUE, SUITE 101 LONG BEACH CA 90815, Telephone (562) 433-2600 1/4, 1/11, 1/18/24 CNS-3770015# Hawthorne Press Tribune Pub. 1/4, 1/11, 1/18/24

HH-28285

### NOTICE OF PUBLIC HEARING CONDITIONAL USE PERMIT

CU-2023-0022 & DESIGN REVIEW DR-2023-0020  
PUBLIC NOTICE is hereby given that the Planning Commission of the City of Hawthorne will hold a public hearing to consider the following matter:  
CONDITIONAL USE PERMIT NO. CU-2023-0022: A request by ZS Development Corp. for approval of new 61 guestroom boutique hotel. The total building square footage is 76,000 sq. ft. (5 stories) with 70 parking stalls (2 level car stacking system) on a 21,780 sq. ft. parcel.  
DESIGN REVIEW APPLICATION NO. DR-2023-0020: A request by ZS Development Corp. to approve the proposed site design (exterior architectural building facade, landscaping, etc.) for a new boutique hotel.  
PROJECT LOCATION: 4436 W Imperial Hwy.- City of Hawthorne, County of Los Angeles, State of CA  
MEETING DETAILS:  
Day: Wednesday  
Date: January 17, 2024  
Time: 6:00 PM  
Place: City Council Chambers 4455 West 126th Street Hawthorne, CA 90250  
Those interested in this item may appear at the meeting and submit oral or written comments. Written information pertaining to this item must be submitted to the Planning and Community Development Department prior to 5:00 PM January

17, 2024, at 4455 West 126th Street, Hawthorne, California 90250 or emailed to [mmajcherek@cityofhawthorne.org](mailto:mmajcherek@cityofhawthorne.org) or [planning@cityofhawthorne.org](mailto:planning@cityofhawthorne.org) For additional information, you may contact Maria Majcherek 310-349-2970 or at the email(s) noted above.  
ENVIRONMENTAL REVIEW: Pursuant to the provisions of the California Environmental Quality Act, Conditional Use Permit No. CU-2023-0022 & Design Review No. DR-2023-0020, application(s) are covered under the existing Environmental Impact Report (EIR) prepared for the Downtown Hawthorne Specific Plan (DHSP). The proposed project is within the Hotel Hub of the DHSP and is consistent with the general plan policies as well as with applicable zoning designation and regulations. The project is for a new 61 guestroom boutique hotel, 5-stories (76,000 sq. ft.) on a site area measuring 21,780 sq. ft. PLEASE NOTE that pursuant to Government Code Section 65009: In an action or proceeding to attack, review, set aside, void, or annul a finding, determination or decision of the Planning Commission or City Council, the issues raised shall be limited to those raised at the public hearing in this notice or in written correspondence delivered to the Planning Commission or City Council at or prior to the public hearing.  
Hawthorne Press Tribune Pub. 1/4/24

HH-28284

### NOTICE OF PUBLIC HEARING CONDITIONAL USE PERMIT

CU-2023-0023 & DESIGN REVIEW DR-2023-0021  
PUBLIC NOTICE is hereby given that the Planning Commission of the City of Hawthorne will hold a public hearing to consider the following matter:  
CONDITIONAL USE PERMIT NO. CU-2023-0023: A request by ZS Development Corp. for approval of new 72 guestroom boutique hotel. The total building square footage is 61,000 sq. ft. (6 stories) with 72 parking stalls (2-level car stacking system) on a 17,424 sq. ft. parcel.  
DESIGN REVIEW APPLICATION NO. DR-2023-0020: A request by ZS Development Corp. to approve the proposed site design (exterior architectural building facade, landscaping, etc.) for a new boutique hotel.  
PROJECT LOCATION: 11410 Menlo Ave. - City of Hawthorne, County of Los Angeles, State of CA  
MEETING DETAILS:  
Day: Wednesday  
Date: January 17, 2024  
Time: 6:00 PM  
Place: City Council Chambers 4455 West 126th Street Hawthorne, CA 90250  
Those interested in this item may appear at the meeting and submit oral or written comments. Written information pertaining to this item must be submitted to the Planning and Community Development

### NOTICE OF PUBLIC HEARING Zoning Text Amendment No. ZA-2023-0007

PUBLIC NOTICE is hereby given that the Planning Commission of the City of Hawthorne will hold a public hearing to consider the following matter:  
Project Title: Zoning Text Amendment No. ZA-2023-0007 - Cannabis businesses in Mixed Use Overlay Zone  
Project Location: MU overlay-zoned properties  
Project Description: An ordinance of the City Council of the City of Hawthorne, California, amending section 17.87.050 (uses prohibited) of chapters 17.87 (mixed use overlay zone (mu)) to remove cannabis-related uses from list of uses prohibited, and approving an exemption under section 15061(b)(3) of CEQA  
MEETING DETAILS:  
Day: Wednesday  
Date: January 17, 2024  
Time: 6:00 PM  
Place: City Council Chambers 4455 West 126th Street Hawthorne, CA 90250  
Those interested in this item may appear at the meeting and submit oral or written comments. Written information pertaining to this item must be submitted to the Planning and Community Development Department prior to 5:00 PM January 17, 2024, at 4455 West 126th Street, Hawthorne, CA 90250 or emailed to [gmcclain@cityofhawthorne.org](mailto:gmcclain@cityofhawthorne.org). For additional information, you may contact Director Gregg McClain at 310-349-2970 or at the email noted above.

ENVIRONMENTAL REVIEW: This ordinance is a project as defined by the California Environmental Quality Act (CEQA) and qualifies for an exemption from CEQA pursuant to Section 15061(b)(3) (Common Sense Exemption) of the State CEQA Guidelines (Chapter 3 of Division 6 of Title 14 of the California Code of Regulations). The activities are covered by the Common Sense Exemption because CEQA applies only to projects which have the potential for causing a significant effect on the environment. The amendments to Title 17 of the Hawthorne Municipal Code relate to the siting of commercial cannabis activities in the MU overlay zone. There is no possibility that the change to the municipal code may have a significant effect to the environment, therefore the activity is not subject to CEQA. No special circumstances exist that the proposed change would create a significant adverse effect on the environment. Retail cannabis establishments are subject to discretionary permits and assessed individually to ensure CEQA is applied accordingly. A Notice of Exemption will be completed and filed in compliance with CEQA and CEQA Guidelines.  
PLEASE NOTE that pursuant to Government Code Section 65009: In an action or proceeding to attack, review, set aside, void, or annul a finding, determination or decision of the Planning Commission or City Council, the issues raised shall be limited to those raised at the public hearing in this notice or in written correspondence delivered to the Planning Commission or City Council at or prior to the public hearing.  
Hawthorne Press Tribune Pub. 1/4/24

HH-28281

PUBLISH  
YOUR  
PUBLIC  
NOTICES  
HERE

ABANDONMENTS:  
\$125.00  
ABC NOTICES:  
\$125.00



**Pets**  
*Purrrfect Companions*



Barry

Kitten Rescue rescues cats and kittens from a variety of situations. Most live in our volunteers' homes and those volunteers foster them until we can find permanent homes for them. Young or old, tabby or Maine Coon, we care for orphaned and abandoned kittens that need to be bottle-fed around the clock, moms with litters, cats that need socialization, and sick or injured animals. When they are finally ready for their forever home, we will help match you with the purr-fect one. When you adopt, you save a life... and in turn enrich your own.

**Barry** is the quintessential ginger cat. He is a goofy, gregarious boy with a soft orange coat that is always standing slightly on end. He has a lot of energy and is very playful. He loves to hunt catnip mice, pom poms, and feather toys, and wrestle with his siblings. Like his siblings, he is a love bug who enjoys snuggling and making biscuits. While he is not fond of being picked up, Barry very much enjoys plopping down next to his human to get pets and receive chin or belly rubs and will often fall asleep sitting next to you. Given his young age and boundless energy, Barry would do best with a playmate, whether it be one of his foster siblings (Coco, Edwin, or Suri) or a friendly and playful resident kitten or young cat.

**Edwin** is an adorable tuxedo kitten with an



**Bella**

affectionate, goofy, and outgoing personality. This social butterfly is a total lap cat and would do well in a home where he can be showered with affection and attention. Somewhat of a velcro kitten, Edwin adores humans and is happiest when he is being held or cuddled. He is generally very sweet and likes playing with other kittens. Very expressive, oftentimes loudly purring or offering a few meows, Edwin will seek your attention or ask to be picked up and snuggled. He will also follow you around your home to keep you company. Edwin is a very good-natured and tolerant sweetheart who could thrive in a home with loving, school-aged children or teenagers. Given his young age and sociable nature, he would do best with a playmate whether it be one of his foster siblings (Barry, Coco, or Suri), or resident kitten or young cat.

**Anwar** is a very handsome boy who is loving, sweet and extremely good natured. When you pet him, Anwar purrs to let you know you are doing a good job. He is a calm soul, not a rambunctious at all. He and his sister Bella have a bit of a sad past. They were found orphaned as young kittens and were brought to Kitten Rescue. Anwar was then adopted as a kitten along with his sister Bella, whom he loves. Unfortunately, the person who adopted

this pair gave them away to someone who was not equipped and capable of caring for them properly. And that person did not care to inform the KR foster mom that Anwar and Bella were given away. For two and a half years unbeknownst to their foster mom, this sweet pair lived in rather poor conditions until they were finally returned to Kitten Rescue. **Bella** is the more outgoing and braver of the two, yet it may take her a few weeks to be comfortable and start trusting you. She is an amazing, gorgeous girl with black silky, soft fur, a white spot on her belly and beautiful green eyes. Anwar and Bella are waiting for a responsible and caring human or family to call their own. They hope you will consider being their forever family and cherish all the love they will give you.

**Chloe** enjoys attention and affection yet is also independent. She likes to spend her days napping in the cat tree beside the window watching the birds and squirrels go by. She will seek you out for pets and binge watch your favorite shows with you. This bright inquisitive kitty 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. Chloe can be adopted into a single-pet household or



Anwar

adopted into a home with an existing friendly cat. This gorgeous girl is waiting to meet you and discover if you may be her purr-fect match.

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](http://www.kittenrescue.org).

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

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



Chloe



Edwin