



## CRISTINA GARCIA’S CAMPAIGN MANAGER FILED BANKRUPTCY WHILE MAKING \$45,000 PER MONTH

BY BRIAN HEWS

Leo Briones, Assemblywoman Cristina Garcia’s long-time campaign manager, likes to lead a lavish lifestyle, living in a \$1.3 million-dollar 4,000 square foot mansion near Friendly Hills Golf Course in Whittier, driving expensive cars, and hob-nobbing with elected officials at lavish parties in Southern California and in Sacramento.

The ex-husband of former senator and assemblywoman Martha Escutia, Briones once worked as an aide to Los Angeles City Councilman Richard Alarcon, leaving in 1994 shortly after complaints that he verbally abused constituents.

His company, Centaur North Strategies, a campaign marketing firm open since 1996, had reported income of \$1.3 million in 2012, the year he managed Garcia’s successful Assembly campaign.

From March-August 2013, Centaur North’s net income was \$169,000, over 28,000 per month.

During the same time period Briones took in W-2 payroll wages of \$72,000 or \$12,000 per month.

All tolled, Briones was taking home a hefty \$43,500 per month, bolstered by a \$33,000 payment sometime after Jan. 2013 from Assemblywoman Garcia.

Yet somehow, just months later, the self-proclaimed “big shot” of Sacramento walked down to the United States Bankruptcy Court and declared financial insolvency.

Hews Media Group-Los Cerritos Community News has obtained documents that show Briones declared Chapter 13 bankruptcy in September 2013; he will remain in fiscal purgatory until Feb 2019.

His home was under threat of foreclosure for over 15 months, from June 2012 to Sept 2013, Briones somehow unable to cut \$114,000 in mortgage payment checks while raking in \$43,500 per month.

Briones was represented in court by Bert Briones, a likely relative who would not answer questions about certain ques-

See **GARCIA** page 14

## Infrastructure Projects Provide Additional Security NLMUSD ENERGY CONVERSION WILL SAVE \$170K ANNUALLY



**ENERGY STAR SCHOOLS:** NLMUSD Board President Chris Pflanzner, with Board Members Norma Amezcua, Jesse Urquidi, Karen Morrison, Jude Cazares, Darryl R. Adams and Superintendent Hasmik Jasmine Danielian with Principals from the schools that were certified Energy Stars. The conversion will save the NLMUSD over \$170,000 per year providing additional security and reduced maintenance.

BY TAMMYE MCDUFF

Last August, energy and sustainability expert Schneider Electric announced it had embarked on a comprehensive energy efficiency project with the Norwalk-La Mirada Unified School District

The project will save the district nearly \$170,000 annually, improve the learning environment and advance the district’s mission of providing safe, comfortable schools. This project leverages funding secured through the California Clean Energy Jobs Act [Proposition 39], which allows school districts to tackle critical deferred maintenance projects that result in energy savings.

“Over the last decade, NLMUSD has struggled to work with and maintain five disparate building automation systems across its 32 facilities,” says Kathleen Neff Account Executive for Schneider Electric, “While one system worked well, the others were completely unreliable, causing issues for occupants and maintenance staff.” When Prop 39 funding became available, the district knew they needed to spend funds to upgrade the building automation systems. Schneider Electric worked with the district to install and in-

See **NLMUSD** page 5

tegrate new building automation systems at seven priority sites [five schools plus the nutrition center and district office] and installed new exterior LED lighting at the district’s three comprehensive high schools, improving campus energy efficiency and safety.

This year, NLMUSD entered into a second phase of work that added the building automation system to two more schools and the exterior LED lighting to three additional schools.

The building automation system allows for energy efficiency and comfortable classrooms.

The exterior lighting provides a safer, well-lit campus for students and staff. The lights also save energy and require much less maintenance.

In addition to annual energy savings, the project will have a positive environmental impact, removing 520 metric tons of CO2 from the atmosphere, which is equivalent to taking 112 passenger vehicles off the road or powering 67 homes for one year.

“K-12 schools across the country are facing long lists of unmet deferred maintenance needs as facilities age and school budgets continue to decline,” said Neff, “Our

## BELLFLOWER HOLDS STATE OF THE CITY LUNCHEON

BY TAMMYE MCDUFF

With the new motto of ‘Bellflower Is Back,’ the City welcomed over 200 people to the State of the City luncheon this past week in the new meeting space of the Mayne Events Center and Fire Museum, the largest attendance in recent history.

“This is the second luncheon we have held for the City this year. We have accomplished so much and are looking forward to so many new things in the next year,” said Mayor Ray Dunton.

Welcome remarks and recognition of local dignitaries was directed by Mayor Pro Tem Sonny Santa Ines, the invocation given by Councilman Scott Larsen, followed by a very inspiring version of the National Anthem performed by the Bellflower High School Vocal Ensemble.

See **BELLFLOWER** page 14

## REWARD RENEWED FOR 2013 FATAL SHOOTING IN ARTESIA

BY BRIAN HEWS

It was around 12:20 a.m. on Saturday, July 27, 2013 when Timothy Teopaco was shot and killed outside of an eatery at the popular City Plaza entertainment center located on South Street in Artesia.

Teopaco later died at a nearby hospital from his wounds.

The family told HMG-LCCN at the time that Teopaco was a former gang member who had been turning his life around after the birth of a son.

Investigators allege that Boren Lay and four of his associates confronted Teopaco and his friends. As Lay was leaving the restaurant parking lot, he allegedly opened fire striking Teopaco in the stomach.

At the time, a \$10,000 reward was issued by the Los Angeles County Board of Supervisors which has a 5 year expiration date.

Lay has never been found so, just this week, Supervisor Janice Hahn ask the extend the reward which was set to

See **ARTESIA** page 14

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**BY TAMMYE MCDUFF**

School officials and local VIP's were on hand this past Wednesday as the NLMUSD celebrated the official opening of their "21st Century classroom," a digital projects and learning activity area for students to showcase the latest campus program in fulfillment of the district's 2020 learning initiative, which calls for personalized and digitalized education for all students.

The projects were a collaboration between the NLMUSD and the Downey Columbia Memorial Space Center with the 21st Century classroom designed to teach and highlight Science, Technology, Engineering and Math [STEM].

Shanti Gallegos, Principal for Dulles introduced dignitaries noting, “Today is a special day for this campus. This new classroom will ensure that all students will be ‘future-ready’ and be successful in their higher learning education and skills.”

“The 21st Century lab is the perfect example of how NLM USD’s extraordinary leadership. Not only are we helping students become college ready at this young age, but preparing them to be successful in all areas of their lives “, commented Dr. Hasmik Danielian, NLM USD Superintendent, “When you girls and boys grow up, you will be ready to conquer the world. Stay focused on your studies and take ad-



**RIBBON CUTTING:** Ben Dickow (right), President and Executive director of the Downey Columbia Memorial Space Center with Dulles students opening the first classroom of its type in Southern California.

vantage of every opportunity that is afforded you.”

The classroom features an interactive Apple TV and widescreen monitor along with modular work stations. Project Lead the Way [PLTW] a renowned engineering technical curriculum will be used in this class setting.

Students were encouraged to participate in the creation of a solar powered car while discussing the engineering aspects of building the pintsize vehicle and talking about the various ways that energy can be conserved. Students were divided into teams and by following the instructions from Schneider Electric representatives constructed a hot wheels size racing car, fit with working parts and a tiny solar panel. Students were also part of a robotics building exercise, which they could direct via remote control.

“We are very excited to partner with

Dulles Elementary in this new opportunity,” noted Ben Dickow, Executive Director of the Space Center, “The mission of the Space Center is to broaden our community, and now that community includes all of you. We want to ignite a community of critical thinkers, we know – according to research – is the number one reason students pursue a career in STEM, is that they had a science identity experience at a young age. The best way to have these experiences is in a hands-on learning environment.”

Teachers at Dulles will also become part of the 21st Century After-School Club, which affords them instruction, classroom ideas and activities to introduce to students.

Dulles is an award winning k-5 school that focuses on small class sizes and highly personalized learning. “Our small campus is the perfect place for young learners,” adds Gallegos, “We are that hidden gem.”

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- Is a liar and hypocrite

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<sup>1</sup>Assembly reports on salaries and expenditures, 2013-2018

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**Los Angeles Times**

Assemblywoman Cristina Garcia disciplined for sexual  
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Community safety is a top priority in our City. As a father, husband and son, and as Mayor of Cerritos, this is of utmost importance to me. To this end, the City of Cerritos is extremely fortunate to have an excellent Community Safety Division and a dedicated Sheriff's Station. The City of Cerritos invested \$12.5 million to construct the Cerritos Sheriff's Station/Community Safety Center, which opened in 1997, and another \$6.5 million to upgrade the facility in 2010.

The Cerritos Sheriff's Station provides a full range of safety services for the community, 24 hours a day, seven days a week. Sixty-six sworn Sheriff's deputies, 18 professional staff and four reserve deputies provide law enforcement services. Seven full-time and 42 part-time Community Safety employees provide code enforcement, parking control and crossing guard services, and there are 36 Volunteers on Patrol (VOPs). In addition, the City is home

to Fire Stations No. 30 and 35, which provide top-notch fire safety and paramedic services to the community. The City Council recently approved the lease of seven ALPR vehicles for Cerritos deputies to patrol the City with and to assist in their daily crime suppression efforts. ALPR stands for Automatic License Plate Reader technology, which enables these vehicles to automatically photograph and check the license plate number of every vehicle that passes within proximity of the cameras. The system immediately notifies a deputy if that plate belongs to a stolen vehicle or person of interest.

Cerritos residents also are now fortunate to have the services of a Mobile Stroke Unit. This new service was launched by Los Angeles County Supervisor Janice Hahn in January. The unit responds to stroke-related emergency calls in Cerritos and surrounding areas.

Many people might not be aware that translation services are available for 911 calls to the Cerritos Sheriff's Station. Immediate translation can be obtained by calling 911 to report an emergency, then by announcing the language desired, such as "Mandarin," "Korean" or "Tagalog." The dispatcher will connect the caller to an interpreter in the requested language, and vital information can be relayed to ensure a speedy response by deputies. This helps to ensure that non-English speaking individuals can receive the prompt emergency service that the Cerritos Sheriff's Station strives to provide.

Educating residents about crime trends and prevention strategies plays an important role in keeping our community safe. The City's Neighborhood Watch Program encourages residents to be vigilant, with the motto "If You See Something, Say Something." As the "eyes and ears" of law enforcement, residents have the ability to recognize when a person or vehicle does

not belong in their neighborhood, or when something suspicious is occurring. Do not hesitate to report these observations to the Cerritos Sheriff's Station immediately, even if you think it might not be important. Allow the trained deputies to determine for themselves if what you are observing is a danger to you and/or the community.

Residents and business owners can sign up for the Virtual Block Club (VBC) by visiting [safercerritos.com](http://safercerritos.com). Members receive weekly crime summaries and a map that shows the locations of certain crimes. Crime alerts are sent to those in the VBC when deputies are trying to locate a suspect or a vehicle, when a unique crime takes place in the community or when information needs to be relayed to the public in a timely manner.

A new crime abatement strategy, "Operation Night Light," was launched last year to dissuade would-be criminals from targeting Cerritos neighborhoods at night. Residents are encouraged to turn on their porch lights from dusk until dawn to send the message that they are part of an active Neighborhood Watch program. Operation Night Light gives criminals what they don't want: well-lit areas and exposure. The motto of Operation Night Light is: "Keep 'em on to keep 'em out!"

Another program recently implemented by the Cerritos Sheriff's Station/Community Safety Center is the Homeowner Burglary Abatement Project. This program aims to reduce overall residential burglaries occurring in the area. The strategy of this project is simple: make your home look and sound occupied, even when you are not at home. Homes that appear unoccupied are welcome targets for burglars. Through small efforts, you can make your home less appealing to criminals. I am pleased to note that this year residential burglaries have declined by 40 percent

compared to 2017. Cerritos Sheriff's Station VOPs provide free vacation checks to help keep residents' homes safe while they are away. Residents can call the Cerritos Sheriff's Station/Community Safety Center at (562) 860-0044, visit the station in person or go to [safercerritos.com](http://safercerritos.com) and submit a request online. This service is free and the VOPs will leave a concealed notice of service on the first check and then log subsequent checks.

The City's Community Safety Division, led by Public Safety Manager Daryl Evans, and the Cerritos Sheriff's Station will present a Town Hall meeting on public safety on Wednesday, October 17 at 7 p.m. in the City Hall Council Chambers, and I encourage everyone to attend. Cerritos Sheriff's Station Captain Joseph Nuñez and Lieutenant Ed Wells will discuss crime trends and holiday crime abatement strategies. Deputy Welby Cham and Cerritos Neighborhood Watch captains will share their insights and observations. Sergeant Paul Ramirez from the Cerritos Detective Unit will review noteworthy investigations, and City of Cerritos Community Services Supervisor Emely Merina will cover disaster preparedness information. The public also will have the opportunity to ask questions. The meeting will be televised live on Cerritos TV3 and rebroadcasted on future dates for those who are unable to attend.

For more crime prevention tips and access to current crime reports, statistics and maps, please visit [safercerritos.com](http://safercerritos.com). Another valuable resource to refer to is [crimemapping.com](http://crimemapping.com), which posts information obtained from law enforcement agencies throughout the United States. Users can customize their searches to a particular type of crime or a specific geographical area. Residents can also create alerts, which notify them of crimes that occur within two miles of a select location.

Working in tandem with our Cerritos Sheriff's Station/Community Safety Center, together we can harden the target and keep our City safe. The City will continue to make safety a top priority well into the future.



Cerritos Mayor  
Mark Pulido

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By Cerritos Mayor Mark E. Pulido



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# MEASURE BB

## IF NOT NOW, WHEN?

BY MIKE SIMFENDERFER  
58th Assembly District Candidate

We are generally governed best when governed locally.



Mike Simpfenderfer

The ABCUSD’s Measure BB reflected a lengthy period of input by so many who live and work in the district. The 1997 bond measure experience provided a road map of what not to do. The defeat of the 2014 bond measure provided this same guidance.

Incompetent leaders never learn. Competent leaders learn then adapt, improvise and overcome. This school district and the city leadership from Cerritos, Artesia and Lakewood defines competence and commitment. There are disagreements. There are personality clashes. That is normal. When we look at the big picture we should be grateful for what we have.

The measure indicated the cost is approximately \$50 per \$100,000 assessed with the average assessment of about \$300,000 or \$150 a year. Here is how fortunate a home owner is in Cerritos, Artesia and Lakewood.

Cerritos is located in tax rate area 2011; Lakewood in tax rate area 1996; and Artesia in tax rate area 1972; all have a property tax base of only 1.08%. Meanwhile, a home in Montebello, which is in tax rate area 6330, has a property tax base of 1.39%.

A \$300,000 assessment with a 1.08% property tax base is \$3,240 a year while in Montebello it is \$4,170 a year due to

its property tax base of 1.39%.

Bottom line, the average home owner in the ABCUSD pays \$930 a year less when compared to the same in Montebello. This is proof our leaders in Cerritos, Artesia and Lakewood did a good job the past several years.

They have earned the right to ask the voters to pass Measure BB.

The Great Recession postponed numerous repairs and upgrades needed. We are playing catch up and this has occurred/is occurring at many school districts. Starving our schools financially is not responsible and would ultimately have a negative influence upon home prices over time. People purchase homes in the ABC Unified School District because the schools are great. Measure BB will help ensure the greatness continues and exceptionalism is the future.

If we don’t support our schools now, when will we? We can “Monday morning quarterback” any measure to death repeatedly. Construction costs only increase. Deterioration continues.

We should remember the measure asks for “up to” \$258 million. If we can find alternate funding for some projects, we reduce the amount needed from the bonds. Approximately 10% of the funds go for strengthening our schools for safety. The district will not use capital appreciation bonds. Lastly, the district will follow the Orange County Tax Association guidelines.

Our leaders did their jobs over the years. They controlled costs as reflected by the property tax base throughout the district. Let’s do our job and invest now in the future of our kids by supporting Measure BB.

## Response from ABCUSD

### HMG-LCCN Molestation Article

The ABC Unified School District takes very seriously any concerns raised about unprofessional or inappropriate conduct by employees and treats the safety and security of the educational and working environments among its most important goals.

When claims of improper conduct by employees are brought to the District’s attention, the District seeks to eliminate the unwelcome and inappropriate behavior and to protect the targeted person and others from repeated harassment.

To do this, the District investigates the alleged behavior, evaluates whether a disciplinary response is warranted, and if so, the appropriate level of discipline.

The District also reports information to law enforcement as required by law and cooperates fully in any investigation

that law enforcement may conduct.

Allegations of improper conduct by a substitute paraeducator were brought to the District less than three weeks ago; these same protocols were followed.

The District concluded its investigation within a week and took appropriate corrective action based on its findings.

The individual is no longer employed by the District.

During this time, the District also fully cooperated with local law enforcement, and will continue to do so.

The District is prohibited from disclosing confidential personnel and pupil information, therefore no further information will be provided to the public in order to preserve the rights and privacy of the parties involved.

### NLMUSD

Continued from page 1

proven track record with securing maximum Proposition 39 funding as well as our quick delivery method enables schools to take on needed and long overdue facilities projects that make a big difference to students, staff and the community.”

Schneider Electric has developed highly successful energy efficiency projects for many school districts across California, securing over \$65 million in

Proposition 39 funding and generating more than \$4.4 million in annual energy savings.

Over the past 23 years, Schneider Electric has successfully implemented more than 660 energy savings performance contract (ESPC) projects across the nation, saving its clients nearly \$1.7 billion.

The four middle schools received certification from Schneider Electric at the Board meeting Monday evening: Hutchinson, Los Alisos, Los Coyotes and Waite.

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# HAWAIIAN GARDENS CITY COUNCIL CANDIDATE RALLY DRAWS OVER 100 RESIDENTS



RESIDENTS with Luis Roa, Monica Rodriguez, and Jesse Alvarado (center) at the rally at Clarkdale Park in Hawaiian Gardens.

BY BRIAN HEWS

Over 100 people attended a campaign rally this past weekend in Hawaiian Gardens in support of candidates Luis Roa Monica Rodriguez and Jesse Alvarado. Councilman Barry Bruce, Mayor Rey Rodriguez are stepping down and not running; Council woman Marianna Rios' council seats is open. Rojas, who has a Masters in Public Administration, told HMG-LCCN that he is an advocate for education and wants to continue improving the City's schools.

Rodriguez, who was Ms. Hawaiian Gardens in 2014 is currently completing her a Masters in Education. She has coached youth swim teams in the city and performed other civic duties. Long time resident Jesse Alvarado, who was born in Michoacan, Mexico, has three children and "will put the City's families first in the community." All three have been endorsed by current Hawaiian Gardens Mayor Ray Rodriguez

# CERRITOS TO HONOR MARINE OCT. 20TH

Sergeant Geoffery Peplau, a member of the 1st Combat Engineer Battalion (1st CEB), will be hosted and honored by the City of Cerritos on Saturday, October 20, 2018 at noon at the Cerritos, Iron-Wood Nine Golf Course during the 1st CEB Adoption Committee's annual fundraising golf tournament and luncheon. The public is cordially invited to attend the presentation. Sergeant Peplau and his guest will spend the weekend in Cerritos with lodging and meals compliments of our sponsors: Sheraton Hotel and restaurants Grille 91, Mimi's, TGI Friday, Wood Ranch BBQ & Grill, STACKED, and the Macaroni Grill. The City of Cerritos is providing Sgt Peplau with tickets to attend the 42nd Street Musical performance at the Cerritos Center. In addition, Sgt Peplau will be offered free bowling at the AMF Cerritos Lanes. Sergeant Peplau was born in Hollywood, Florida on February, 3 1993. He attended Etowah High School in Woodstock, Georgia and graduated in 2011. During high school, he played baseball, ran cross country, and participated in clubs such as Model United Nations, Habitat for Humanity and the YMCA's, "Y-Club," where he was club president his senior year. Sergeant Geoffery Peplau has continuously distinguished himself through his dedication, exemplary work ethics, high standards, and outstanding performance in keeping with the highest traditions of the United States Marine Corps and the United States Naval Service.

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## CERRITOS LIBRARY EXPLORES 'HISTORY OF BLUES IN AMERICA' FEATURING JOEY LEONE



**JOEY LEONE** (center) with his band will present the history, influence and impact of American blues music through songs on Thursday, October 18 at 7 p.m. in the Cerritos Library Skyline Room. Photo courtesy Joey Leone.

Music historian and acclaimed guitarist Joey Leone will present the history, influence and impact of American blues music through songs and stories on Thursday, October 18 at 7 p.m. in the Cerritos Library Skyline Room. Seating will be available on a first-come, first-seated basis for this free event.

Leone, who will be accompanied by other musicians at this event, has toured with numerous high-profile artists, including Etta James, The Coasters, Sam & Dave, Wilson Pickett and Chaka

Khan.

Many fans know Leone for his rockin' blues music though the band likes to cross genres. Those attending are also likely to hear classic rock, country, and even Motown.

During his career he has performed in 22 countries and 39 states. Leone was born in Brooklyn and has been living in Vermont for more than two decades.

The Cerritos Library is located at 18025 Bloomfield Avenue. For more information, call (562) 916-1342.

## HAWAIIAN GARDENS DONATES \$5,000 TO YOUTH FOOTBALL AND CHEER ORGANIZATIONS AND COMMUNITY FAMILY GUIDANCE CENTER

BY TAMMYE MCDUFF

At their regular Tuesday evening meeting Hawaiian Gardens City Council awarded \$5,000 to the Hawaiian Gardens Youth Football and Cheer organization. The entire team was on hand to meet and greet City Council and receive the donation.

The youth organization is a non-profit organization aligned with the Pacific Coast conference part of AYP. The staff and coaches are committed to teaching the principles of fair play, discipline, honor and civic moral code, as they strive to not just create athletes, but develop responsible and civic minded boys and girls.

The football team practices and games are held at Fedde Sports Complex, with eight games preseason.

In acknowledgment of all the support that City Council gives to the organization, the Cheer squad gave a certificate of appreciation to the City and Mayor Reynaldo Rodriguez. "The football team and cheer squad are great organizations here in the City and we are proud to help fund and support our kids," said Rodriguez.

For more information about the organization or to sign up your child visit [www.leaguelineup.com/hgwarriors](http://www.leaguelineup.com/hgwarriors)

### Guidance Center Donation

The Community Family Guidance Center is a non-profit children's mental health agency serving Southeast Los Angeles County. Hawaiian Gardens City Council made a \$5,000 donation to this much needed organization.

"Childhood should be a time of growth and discovery," says President



and Chairperson Steve Vicencia, "but for many, childhood has been compromised by abuse, neglect, poverty and family conflicts."

In 2009, 157,960 children were referred to the Los Angeles county Department of Children and Family Services for allegations of abuse or neglect, over 19,000 children were living in foster care, relative care or adoptive homes. "Often overwhelmed with poverty, substance abuse and their own mental health needs, the parents of the children are unable to provide the safety and security these children need, that's where we can help," said Vicencia.

Community Family Guidance Center aims to support the success of children and families by reducing the impact of childhood trauma and abuse, encouraging the development of positive social and emotional skills and strengthening healthy family relationships.

The Center provides an array of mental health services designed to help families and individuals function at their highest levels. From prevention programs to intensive outpatient programs, the provide services specific to each person and each family's unique needs.

**WITH THE MAYOR**, Mayor pro tem and Councilmembers receiving checks are (top) the Youth Football Cheer Squad, (center) the Youth Football Team, and the Community Family Guidance Center (bottom.) Photos courtesy Hawaiian Gardens.

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To learn more information about Measure BB you can visit the ABC Unified School District website at [www.abcusd.us](http://www.abcusd.us)





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## NEWS AND NOTES FROM PRESS ROW

### GAHR GOES THE DISTANCE WITH DOWNEY BUT FALLS IN FIVE SETS, SHARES SGVL TITLE

BY LOREN KOPFF

The Gahr High girls volleyball program had not gone wire to wire in the San Gabriel Valley League since 1998 and had won an outright title one other time since then, which came in 2016. The Lady Gladiators had a chance to do both this past Tuesday afternoon when they hosted the queens of the league, Downey High.

The Vikings have owned the league since 1999 and the Lady Gladiators went as far as they could with their nemesis, rallying to win the fourth set to force a fifth set. But in the end, it was the Vikings that survived the match, 17-25, 26-24, 25-13, 22-25, 15-13 to snap Gahr's winning streak at eight matches. Gahr will enter the CIF-Southern Section playoffs with an 18-7 overall mark, 9-1 in league.

"Great game, well fought by our opponent," said Gahr head coach Iris Najera on the match. "I'm really proud of the way [we] played. I know they all really tried their best and they worked really well together. But unfortunately, we just lost by a couple of points."

The edge that Gahr needed in the first set came when it was leading 6-5. A kill from junior setter Louisa Black allowed junior setter Afioga Tone to serve, in which she reeled off four straight points.

The Vikings were unable to put together more than three straight points at any time in the set.

The second set was much tighter as there were 14 ties and nine lead changes. The largest lead by Gahr was three points, which came at 8-5 and two points by Downey, which occurred twice. The first at 3-1 and the second at the end of the set. The Vikings would then keep their momentum as they bolted out to a 9-1 in the third set and cruised to the 12-point victory.

"I thought we had a hard time siding out," Najera said. "But even though we lost that one set, I was still confident in the team that we were going to pull back and win the fourth set."

The fourth set was another close contest with six ties, two lead changes and no lead greater than four points. The final kill of the match came on a dink from junior middle blocker Mariah Uini on a long serve from Justine Martinez.

The fifth set was all one could expect with so much on the line with 11 ties, three lead changes and no lead greater than two points. That came when senior outside hitter Tepora Pili had a block to make it 3-1. Jessica Santana's ace would tie the set and the teams would go back and forth until a kill from Celestial Ropati, who led everyone with 30, sandwiched around a pair of serving errors gave Downey the win.

Uini led the Lady Gladiators with 18 kills, followed by 16 from junior outside hitter Hunter Thomas, 14 from senior middle blocker Olanna Olumba and 12 from senior middle blocker Nneoma Izima.

"I absolutely knew this was going to be a big game at the end, and we prepared for it as a big game," Najera said.

In other girls volleyball action, the

## 605 LEAGUE GIRLS VOLLEYBALL

### CERRITOS SWEEPS DISTRICT RIVAL TO CLAIM RARE LEAGUE CHAMPIONSHIP FOR SCHOOL

BY LOREN KOPFF

@LORENKOPFF ON TWITTER

From 1998-2017, the Cerritos High girls volleyball program had been situated in the Suburban League, which was dominated by Mayfair High, winners of 13 league titles during that stretch. Of the other seven seasons, the Lady Dons took home the league crown four times, including three in a row from 2009-2011.

In 2013, Cerritos head coach David Cuthbert took over the program and after two straight third place finishes, he guided Cerritos to three consecutive second place finishes in which those teams went 9-3 in league play. Now, Cuthbert can say he is a league champion as the Lady Dons swept Whitney High 25-10, 25-9, 25-20 last Friday afternoon to claim the first 605 League title. Cerritos, ranked seventh in the CIF-Southern Section Division 5 polls, improved to 21-3 overall at the time, 9-0 in the circuit and has swept its last six opponents and 16 of its last 18. The Lady Dons have not lost a set in league competition and the most points any league foe has scored against Cerritos has been 21, which came against Artesia High on Sept. 25.

"It's a big deal; we feel good about it," Cuthbert said. "The first goal for us this year was to take care of business in league. And, regardless of Suburban or 605, we played at a level this year that's deserving of being a league champion. So, I'm proud of what the girls have done. I'm proud of what the program has done, and it sets a marker for us."

"It was really cool to win my first league championship and the first for Cerritos in a while," said Cerritos senior outside hitter Samantha Oh. "Even though we had a different league this year, I thought that we didn't let up and that we wanted to beat everyone 3-0 and we didn't want to lose any sets."

Whitney led early in the first set 4-2 before a serving error allowed sophomore defensive specialist Maile Tabon to serve three aces to give the Lady Dons the lead for good. Serving would be the theme in the match as Cerritos had seven aces in the opening set and 11 more in the second set. In addition, Whitney would give Cerritos four more points throughout the match on its serving errors.

"Serving set the tone for us today," Cuthbert said. "I thought we lost a little bit of it in the third set with a couple of errors. But that's the first line of offense for us; to serve tough. That keeps us in games, that helps us win games, it helps us blow out games and it helps us play well against tough teams. You have to be tough on the service line."

"I thought we played better today," said Whitney head coach Ole Nervik. "They served a lot more aggressively this time than they did [at Whitney], and their serves were tough. When they get a comfortable lead, when they can just go back

there and blast it...that's what happened. It's hard for us to come back from that."

With Cerritos clinging to a 7-6 lead in the first set, junior outside hitter/middle blocker Nicole Blue had her first kill and from there, sophomore outside hitter/middle blocker Karina Gatewood served five straight points. The set would end with Tabon reeling off five straight points.

Whitney would score the first point of the second set on a block from senior setter Jodie Morada. But Blue's sixth kill would give the serve to Gatewood, who promptly had two aces. Moments later, Blue would have three straight aces to make it 8-3, then junior setter Emily Pasion ended the set with six consecutive points, including the last four on aces. Pasion then began the third set with three straight points, the last two on aces.

"This was probably one of our better serving games," Oh said. "We probably won this game with our serving; they couldn't get that many great passes. Emily had some great serves."

"Emily is the biggest factor," she continued. "We can always count on her for making her serves and getting us a lot of aces and always making the right setting decisions."

Meanwhile, the Lady Wildcats couldn't generate much offense in the match and couldn't score more than two straight points at any time. They would trail by a point four times in the third set, but never tied or take the lead. Junior outside hitter Skye Garcia led Whitney with five kills while Morada added four kills. For the match, the Lady Wildcats had 18 kills while Oh paced the Lady Dons with 10 kills, followed by Blue (eight), Gatewood (six) and senior middle blocker Tiana Agabon (five).

"Maybe I was more excited because it was senior night," Oh said of her performance. "But it was nice to have a big crowd out here."

"She was excited," Cuthbert said of Oh. "I think even though perhaps kill percentage and total kills is maybe down a little bit this year, still, the overall of what she brings to our team on defense, on serve receive...she contributes so much. When you look at the success we've had over the past four years, you have to say Sami is at the center of that."

Following wins at Oxford Academy this past Tuesday and Paramount High the next day, the Lady Dons will roll into the playoffs at 23-3, the most victories the program has had since going 25-4 in 2009. In that season, Cerritos went undefeated in league and advanced to the CIF Division III finals.

"That's always a target but I didn't think it would come quite so early," Cuthbert said. "We deliberately scheduled a little tougher this year. So, my expectation wasn't to go for a great win-loss record. It was to play well, win league and be ready



WEEK SEVEN FOOTBALL

ARTESIA, MINUS GLADDEN, SLAMMED BY WESTERN IN FINAL NON-LEAGUE GAME

BY LOREN KOPFF  
@LORENKOPFF ON TWITTER

The Artesia High football team found out what it’s like not to have senior quarter-back Heder Gladden suited up and on the field. Gladden tweaked his ankle against Segerstrom High on Sept. 28 and was in

11 poll and were dominated 72-31. Western scored on all 10 possessions and ran away from Artesia in the second half, outscoring the hosts 30-7 in the final 24 minutes.

“It’s high school football; you don’t know how the kids are going to react,” said Artesia head coach Don Olmstead. “And we didn’t play well tonight. There’s no su-



**ARTESIA HIGH** junior quarterback P.J. Holmes gets off a pass against Western High in last Friday night’s 72-31 loss. Holmes was making his first start for Artesia, replacing senior Heder Gladden, who injured his ankle the previous week.  
**PHOTO BY ARMANDO VARGAS, Contributing photographer.**

civilian clothes when the Pioneers hosted Western High last Friday night on homecoming night.

But with or without Gladden, who leads the team with 1,096 yards on the ground and another 555 through the air, the Pioneers were overmatched by the top-ranked team in the CIF-Southern Section Division

garcoating it. We just didn’t play well. It is what it is, and we’ll move on from this.”

On Artesia’s third play from scrimmage, and down 7-0, Caine Savage picked off junior quarterback P.J. Holmes at midfield and returned the ball to the three-yard line. On the next play, Anthony Munoz tossed a three-yard score to Cassius Savage and



**ARTESIA HIGH** senior running back Travys Davis gets away from James Mendoza of Western High in last Friday night’s 72-31 loss. Davis rushed for 52 yards on 19 carries and scored twice. **PHOTO BY ARMANDO VARGAS, Contributing photographer.**

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Artesia knew it would have to match score for score and get a few defensive stops.

Not even midway through the first quarter, Holmes got his team on the board with a 13-yard run up the middle. Following another Munoz to Cassius Savage touchdown, senior running back Travys Davis made it 21-14 with a three-yard run.

But less than a minute later, Munoz threw his fourth touchdown pass of the quarter to make it 28-14. Munoz was true on all eight of his first quarter attempts for 185 yards and would end the game 16 of 17 for 362 yards and six touchdowns.

Both teams went back and forth in the second quarter with Artesia getting a 25-yard field from senior Romel Burgos and a 14-yard touchdown run from Davis. In fact, neither team would punt in the first half and Artesia would punt once in the contest, which came in the fourth quarter. Artesia would have punted a second time, but a bad snap from center went through the end zone four plays into the second half for a safety and a 44-24 lead.

“I think we got beat up front pretty bad on both sides of the ball,” Olmstead said. “We just weren’t physical, so we have to get back to the drawing boards to see what we can do next week to get a win.”

The final Artesia touchdown came with

7:36 left in the third quarter when Holmes found senior wingback Leroy Gladden open for a 29-yard hookup. It would be just the second pass, and the last one of the night Holmes would complete. He did lead Artesia with 162 yards on 13 carries while Davis added 52 yards on 19 touches.

“I thought P.J. did well,” Olmstead said. “We put a small package in and we just ran out of stuff he has practiced. Being a sit-out period kid, he didn’t practice a ton coming into it. So, I thought he did well. I knew going into the game we had to play defense and our offensive line had to play well, and neither one of those things happened.”

Artesia (4-3 overall) has now yielded over 20 points in all seven games and 40 or more points in three games as it gets set to visit John Glenn High tonight at Excelsior Stadium in the first 605 League contest. Both teams have the ability to put up over 50 points, which means the game will be won by whoever has the better defense.

“We know that we’re not good enough to play bad and beat anybody,” Olmstead said. “But if we play bad, we can lose to anyone. Tonight, you saw us play against a good team and we played bad. So, you have the combination of both. Against Glenn, we’ll find out who we’re about.”

CERRITOS

Continued from page 10

for playoffs. The kids just bought in and worked really hard all year. That’s the result; that’s the reward for them.”

Cerritos will host a first-round playoff match on Thursday, and the Lady Dons are most likely going to face a team, or teams, from the Inland Empire or farther throughout the postseason.

“I have to throw the cliché ‘it’s one game at a time’ but it’s true,” Cuthbert said. “The challenging this is when you look at our division, there are a lot of teams a long way from us that we don’t know much about. I’m really happy with how we’re playing. I feel this is the highest level we’ve played since I’ve been here going into the playoffs. So, why not us? Why can’t we make a run? I feel it’s within our hands and within our capability. I’m excited or the postseason, I’m ready for it, the kids are ready for it and they’re ready to go.”

“I think the competition was a little lower from the Suburban League,” Oh said. “But it didn’t change us at all. We still practiced just as hard and played just as hard.”

Whitney, which swept John Glenn High 25-20, 25-15, 25-16 this past Tuesday, will finish in second place in the league and enter the playoffs with an

overall mark of 14-7 and 7-3 in league action. This is Whitney’s best season since going 15-8 in 2001 and finishing in second place in the Delphic League with an 8-2 record. The Lady Wildcats have finished below third place in league competition since then.

“Of course, I’m really happy,” Nervik said. “It’s a good team. There’s still a lot of volleyball left this year. So, I expect us to be even better as the season goes on.”

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TSG No.: 8738339 TS No.: CA1800283746 FHA/VA/PMI No.: APN: 8088-021-025 Property Address: 15069 BARNWALL STREET LA MIRADA, CA 90638 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 10/29/2007. 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 11/13/2018 at 10:00 A.M., First American Title Insurance Company, as duly appointed Trustee under and pursuant to Deed of Trust recorded 11/05/2007, as Instrument No. 20072479890, in book , page , of Official Records in the office of the County Recorder of LOS ANGELES County, State of California. Executed by: ROBERT A. JOHNSON, A WIDOWER, WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK/CASH EQUIVALENT or other form of payment authorized by 2924h(b), (Payable at time of sale in lawful money of the United States) 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: AS MORE FULLY DESCRIBED IN THE ABOVE MENTIONED DEED OF TRUST APN# 8088-021-025 The street address and other common designation, if any, of the real property described above is purported to be: 15069 BARNWALL STREET, LA MIRADA, CA 90638 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created 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 \$439,454.16. The beneficiary under said Deed of Trust has deposited all documents evidencing the obligations secured by the Deed of Trust and has declared all sums secured thereby immediately due and payable, and has caused a written Notice of Default and Election to Sell to be executed. The undersigned 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 (916)939-0772 or visit this Internet Web <http://search.nationwideposting.com/propertySearch-Terms.aspx>, using the file number assigned to this case CA1800283746 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. 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. Date: First American Title Insurance Company 4795 Regent Blvd, Mail Code 1011-F Irving, TX 75063 First American Title Insurance Company MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED MAY BE USED FOR THAT PURPOSE FOR TRUSTEES SALE INFORMATION PLEASE CALL (916)939-0772NPP0341016 To: LA MIRADA LAMPLIGHTER 10/12/2018, 10/19/2018, 10/26/2018

T.S. No. 071006-CA APN: 8034-023-031 NOTICE OF TRUSTEE'S SALE IMPORTANT NOTICE TO PROPERTY OWNER: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 9/3/2014. 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 11/6/2018 at 10:30 AM, CLEAR RECON CORP, as duly appointed trustee under and pursuant to Deed of Trust recorded 10/27/2014, as Instrument No. 20141131905, of Official Records in the office of the County Recorder of Los Angeles County, State of CALIFORNIA executed by: ADRIENNE MEDRANO, UNMARRIED 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: AS MORE FULLY DESCRIBED ON SAID DEED OF TRUST The street address and other common designation, if any, of the real property described above is purported to be: 12010 LA CIMA DR LA MIRADA, CALIFORNIA 90638-1524 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: \$54,665.25 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 071006-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. FOR SALES INFORMATION: (844) 477-7869 CLEAR RECON CORP 4375 Jutland Drive San Diego, California 92117


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**County of  
Los Angeles  
Department  
of the Treasurer  
and Tax Collector**

Pursuant to Revenue and Taxation Code (R&TC) Sections 3702, 3381, and 3382, the Los Angeles County Treasurer and Tax Collector is publishing in divided distribution, the Notice of Sale of Tax-Defaulted Property Subject to the Tax Collector’s Power to Sell in and for the County of Los Angeles, State of California, to various newspapers of general circulation published in the County. A portion of the list appears in each of such newspapers.

**Notice of Public Auction of Tax-Defaulted Property Subject to the Tax Collector’s Power to Sell (Sale No. 2018A)**

Whereas, on Tuesday, July 31, 2018, the Board of Supervisors of the County of Los Angeles, State of California, directed me, JOSEPH KELLY, Treasurer and Tax Collector, to sell at public auction certain tax-defaulted properties.

I hereby give public notice, that unless said properties are redeemed, prior to the close of business on the last business day prior to the first day of the public auction, or Friday, October 19, 2018, at 5:00 p.m. Pacific Time, I will offer for sale and sell said properties on Monday, October 22, 2018, beginning at 9:00 a.m. Pacific Time, to the highest bidder, for cash or cashier’s check in lawful money of the United States, for not less than the minimum bid, at the Fairplex, Los Angeles County Fairgrounds, 1101 West McKinley Avenue, Building 7, Pomona, California. I will re-offer any properties that did not sell, for a reduced minimum bid, on Tuesday, October 23, 2018.

The minimum bid for each parcel is the total amount necessary to redeem, plus costs, as required by R&TC Section 3698.5.

If a property does not sell at the public auction, the right of redemption will revive and remain until Friday, November 30, 2018, at 5:00 p.m. Pacific Time.

Beginning Saturday, December 1, 2018, at 3:00 p.m. Pacific Time, through Tuesday, December 4, 2018, at 10:00 a.m. Pacific Time, I will re-offer for sale any unimproved properties that did not sell or were not redeemed prior to 5:00 p.m. Pacific Time, on Friday, November 30, 2018, at online auction at [www.bid4assests.com/losangeles](http://www.bid4assests.com/losangeles).

Prospective bidders should obtain detailed information of this sale from the County of Los Angeles Treasurer and Tax Collector (TTC) at <http://ttc.lacounty.gov/>. Bidders are required to pre-register at 225 North Hill Street, Room 130, Los Angeles, California and submit a refundable \$5,000 deposit in the form of cash, cashier’s check or bank-issued money order at the time of registration. The TTC will not accept personal checks, two-party checks or business checks for the registration deposit. The TTC will apply the registration deposit towards the minimum bid. Registration

will begin on Monday, September 17, 2018, at 8:00 a.m. and end on Friday, October 5, 2018, at 5:00 p.m. Pacific Time.

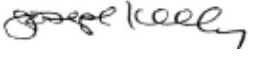
Pursuant to R&TC Section 3692.3, the TTC sells all property “as is” and the County and its employees are not liable for any known or unknown conditions of the property, including, but not limited to, errors in the records of the Office of the Assessor (Assessor) pertaining to improvement of the property.

If the TTC sells a property, parties of interest, as defined by R&TC Section 4675, have a right to file a claim with the County for any proceeds from the sale, which are in excess of the liens and costs required to be paid from the proceeds. If there are any excess proceeds after the application of the minimum bid, the TTC will send notice to all parties of interest, pursuant to law.

Please direct requests for information concerning redemption of tax-defaulted property to the Treasurer and Tax Collector, at 225 North Hill Street, Room 130, Los Angeles, California 90012. You may also call (213) 974-2045, Monday through Friday, 8:00 a.m. to 5:00 p.m. Pacific Time, visit our website at [ttc.lacounty.gov](http://ttc.lacounty.gov) or email us at [auction@ttc.lacounty.gov](mailto:auction@ttc.lacounty.gov).

The Assessor’s Identification Number (AIN) in this publication refers to the Assessor’s Map Book, the Map Page, and the individual Parcel Number on the Map Page. If a change in the AIN occurred, the publication will show both prior and current AINs. An explanation of the parcel numbering system and the referenced maps are available at the Office of the Assessor located at 500 West Temple Street, Room 225, Los Angeles, California 90012.

I certify under penalty of perjury that the foregoing is true and correct. Executed at Los Angeles, California, on August 24, 2018.



JOSEPH KELLY  
Treasurer and Tax Collector  
County of Los Angeles  
State of California

The real property that is subject to this notice is situated in the County of Los Angeles, State of California, and is described as follows:

PUBLICAUCTION NOTICE OF SALE OF TAX-DEFAULTED PROPERTY SUBJECT TO THE POWER OF SALE (SALE NO. 2018A)  
3200 AIN 8024-018-013 SAMARIN, PAUL LOCATION COUNTY OF LOS ANGELES \$28,574.00  
3223 AIN 8078-010-026 WARD, WILLIAM J AND MARIE O LOCATION COUNTY OF LOS ANGELES \$18,169.00  
CN953318 538 Sep 21,28, Oct 5, 2018

APN: 7044-009-008 TS No: CA07000943-17-2 To No: 05935926 NOTICE OF TRUSTEE'S SALE (The above statement is made pursuant to CA Civil Code Section 2923.3(d)(1). The Summary will be provided to Trustor(s) and/or vested owner(s) only, pursuant to CA Civil Code Section 2923.3(d)(2).) YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED May 15, 2006. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On November 27, 2018 at 10:00 AM, behind the fountain located in the Civic Center Plaza, 400 Civic Center Plaza, Pomona CA 91766, MTC Financial Inc. dba Trustee Corps, as the duly Appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust recorded on May 19, 2006 as Instrument No. 06 1108215, of official records in the Office of the Recorder of Los Angeles County, California, executed by DOMINADOR K. OYZON AND CONSUELO K OYZON, TRUSTEES OF THE OYZON FAMILY TRUST DATED NOV 6, 2001, Dominador K. Oyzon, Trustee, Consuelo K Oyzon, Trustee, as Trustor(s), in favor of LIBERTY REVERSE MORTGAGE COMPANY as Beneficiary, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER, in lawful money of the United States, all payable at the time of sale, that certain property situated in said County, California describing the land therein as: All that certain real property situated in the County of Los Angeles, State of California, described as follows: LOT 53 OF TRACT 30824, IN THE CITY OF CERRITOS, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 789, PAGES 36 TO 38 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. EXCEPT THEREFROM ALL OIL, PETROLEUM, GAS AND ALL KINDRED SUBSTANCES AND OTHER MINERALS LYING 500 FEET OR MORE BELOW THE SURFACE OF THE LAND, BUT WITHOUT ANY RIGHT WHATSOEVER TO THE USE OF THE SURFACE OR SUBSURFACE OF SAID LAND TO A DEPTH OF 500 FEET FROM SAID SURFACE FOR ANY PURPOSE INCIDENTAL TO THE OWNERSHIP OF SAID SUBSTANCES, AS RESERVED BY PRESLEY DEVELOPMENT COMPANY, A CORPORATION, IN DEED RECORDED MARCH 25, 1970 AS INSTRUMENT NO. 129 OF OFFICIAL RECORDS. The property heretofore described is being sold "as is". The street address and other common designation, if any, of the real property described above is purported to be: 19215 PIRES AVENUE, CERRITOS, CA 90703 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made without covenant or warranty, express or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the Note(s) secured by said Deed of Trust, with interest thereon, as provided in said Note(s), advances if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligations secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of this Notice of Trustee’s Sale is estimated to be \$167,908.60 (Estimated). However, prepayment premiums, accrued interest and advances will increase this figure prior to sale. Beneficiary’s bid at said sale may include all or part of said amount. In addition to cash, the Trustee will accept a 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 California Financial Code and authorized to do business in California, or other such funds as may be acceptable to the Trustee. In the event tender other than cash is accepted, the Trustee may withhold the issuance of the Trustee’s Deed Upon Sale until funds become available to the payee or endorsee as a matter of right. The property offered for sale excludes all funds held on account by the property receiver, if applicable. 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. 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 In Source Logic at 702-659-7766 for information regarding the Trustee’s Sale or visit the Internet Web site address listed below for information regarding the sale of this property, using the file number assigned to this case, CA07000943-17-2. 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. Date: September 25, 2018 MTC Financial Inc. dba Trustee Corps TS No. CA07000943-17-2 17100 Gillette Ave Irvine, CA 92614 Phone: 949-252-8300 TDD: 866-660-4288 Myron Ravelo, Authorized Signatory SALE INFORMATION CAN BE OBTAINED ON LINE AT [www.insourcelogic.com](http://www.insourcelogic.com) FOR AUTOMATED SALES INFORMATION PLEASE CALL: In Source Logic AT 702-659-7766 Trustee Corps may be acting as a debt collector attempting to collect a debt. Any information obtained may be used for that purpose. ISL Number 50306, Pub Dates: 10/12/2018, 10/19//2018, 10/26/2018, LOS CERRITOS COMMUNITY NEWS

TSG No.: 180038077 TS No.: CA1800283638 FHA/VA/PMI No.: APN: 8064-040-026 Property Address: 14719 RAYFIELD DR LA MIRADA, CA 90638 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 03/28/2012. 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 10/25/2018 at 10:00 A.M., First American Title Insurance Company, as duly appointed Trustee under and pursuant to Deed of Trust recorded 04/05/2012, as Instrument No. 20120514065, in book , page , of Official Records in the office of the County Recorder of LOS ANGELES County, State of California. Executed by: LARRY W VIA, TRUSTEE OF THE VIA FAMILY TRUST DATED DECEMBER 5, 2007, WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK/CASH EQUIVALENT or other form of payment authorized by 2924h(b), (Payable at time of sale in lawful money of the United States) 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: AS MORE FULLY DESCRIBED IN THE ABOVE MENTIONED DEED OF TRUST APN# 8064-040-026 The street address and other common designation, if any, of the real property described above is purported to be: 14719 RAYFIELD DR, LA MIRADA, CA 90638 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created 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 \$131,894.85. The beneficiary under said Deed of Trust has deposited all documents evidencing the obligations secured by the Deed of Trust and has declared all sums secured thereby immediately due and payable, and has caused a written Notice of Default and Election to Sell to be executed. The undersigned 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 (916)939-0772 or visit this Internet Web <http://search.nationwideposting.com/propertySearchTerms.aspx>, using the file number assigned to this case CA1800283638 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. 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. Date: First American Title Insurance Company 4795 Regent Blvd, Mail Code 1011-F Irving, TX 75063 First American Title Insurance Company MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED MAY BE USED FOR THAT PURPOSE FOR TRUSTEES SALE INFORMATION PLEASE CALL (916)939-0772NPP0340968 To: LA MIRADA LAMPLIGHTER 10/05/2018, 10/12/2018, 10/19/2018

**CITY OF CERRITOS  
STATE OF CALIFORNIA  
NOTICE TO BIDDERS OF THE  
PURCHASE AND INSTALLATION OF SOD  
AT CERRITOS SPORTS COMPLEX  
BID NO. 1355-18**

Notice is hereby given that the City Council of the City of Cerritos, County of Los Angeles, State of California, hereby invites sealed bids for the following project:

<b>Project Identification:</b>	<b>PURCHASE AND INSTALLATION OF SOD AT CERRITOS SPORTS COMPLEX, BID NO. 1355-18</b>
<b>Project Description:</b>	The work or improvement to be performed consists of the purchase and installation of 40,000 square feet of over-seeded Tiffway 419 Hybrid Bermuda Big Roll sod, or approved equal, at the Cerritos Sports Complex located at 19900 Bloomfield Avenue in the City of Cerritos.
<b>Bids must be received on or before:</b>	11:00 a.m., Tuesday, October 30, 2018
<b>Place of bid receipt:</b>	Office of the City Clerk, City Hall 18125 Bloomfield Avenue, First Floor Cerritos, California 90703 Bids must be marked: <b>“PURCHASE AND INSTALLATION OF SOD AT CERRITOS SPORTS COMPLEX, BID NO. 1355-18.”</b>

All bids shall be made on the form furnished by the City and shall be opened and publicly read aloud at the above-stated time in the Office of the City Clerk of the City of Cerritos, City Hall.

**Obtaining Contract Documents:** A set of Contract Documents, including specifications, may be purchased at the Engineering Division of the City of Cerritos for \$10.00 (\$15.00 if mailing is requested). There will be no refund for return of the Contract Documents. Return of such documents is not required.

Each bid shall be accompanied by bid security referred to in the Contract Documents and by a list of proposed subcontractors. Evidence of insurance, a performance bond, and a labor and materials bond as specified in the Contract Documents will be required prior to execution of the contract. In accordance with Public Contract Code section 22300, the bidder who is awarded the contract may substitute securities for retention moneys withheld by a public agency to ensure performance under the contract. The procedure and requirements for substituting said securities is set forth in Public Contract Code section 22300, which is incorporated by this reference as set forth herein.

The City reserves the right to reject any and all bids, or portions thereof, or to waive any informality or irregularity in a bid to the extent allowed by law.

No bid will be accepted from a contractor who has not been licensed in accordance with the provisions of Chapter 9, Division III of the California Business and Professions Code. The contractor must possess a license of the following classification at the time the contract is awarded (and must maintain this license classification through completion of the project): **“C-27.”** The bidder's attention is also directed to Section 7028.15 of the Business and Professions Code for further reference.

Only a contractor or subcontractor who currently is registered with the California Department of Industrial Relations (“DIR”) to bid on public works contracts in California, pursuant to Labor Code Section 1725.5, shall be permitted to submit or be listed on a bid. No bid shall be accepted, nor any contract or subcontract entered into, without proof of the contractor or subcontractor’s current registration to perform public work pursuant to Labor Code Section 1725.5.

Pursuant to the provisions of Section 1770, et seq., of the California Labor Code, the DIR has determined the general prevailing rate of wages and employer payments for health and welfare, vacations, pensions and similar purposes applicable to the work to be done. These rates shall be the minimum rates for this project. Copies of the prevailing wage rates are on file at City Hall, located at 18125 Bloomfield Avenue, Cerritos, California, 90703, and shall be available to any interested party upon request. In addition, rates may be obtained by visiting [www.dir.ca.gov/OPRL/pwd/](http://www.dir.ca.gov/OPRL/pwd/), calling the DIR, Division of Labor Statistics and Research’s Prevailing Wage Unit at (415) 703-4774, faxing the Prevailing Wage Unit at (415) 703-4771, or writing to: DIR, Division of Labor Statistics and Research, Prevailing Wage Unit, P.O. Box 420603, San Francisco, CA, 94142. The contractor to whom the contract is awarded, and the subcontractors under him, must not pay less than these rates for this area to all workers employed in the execution of the contract.

The bidder’s attention is further directed to Section 9204 of the Public Contract Code regarding the claims resolution process for all public works projects. Any dispute or claim against the City under a public works project shall be processed in accordance with Section 9204 of the Public Contract Code and any other applicable law.

By order of the City of Cerritos.

Dated/posted/published: October 12, 2018

Published at Los Cerritos Community Newspaper 10/12/18

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## Bellflower State of the City

continued from page 1



**AT THE STATE** of the City luncheon are (l-r) Dan Koops, Mayor pro tem Sonny Santa Ines, Los Angeles County Assessor Jeff Prang and Mayor Ray Dunton. The luncheon was boasted over 200 attendees, the largest luncheon in recent memory.

The City is in its best financial state in years with annual total revenues totaling \$52 million. Taxes and other income was the leader at 55%, followed by the all encompassing intergovernmental category at 28%. The remaining revenue came from investment earning properties, fines & forfeitures, service charges, and licenses & permits.

License and permits revenue is expected to top \$1.7 million generated from cannabis licenses for 2018 alone. The predicted income over the next ten years will top \$29 million. Economic Development continues to grow with the completion and opening of The Mayne Events Center and Los Angeles County Fire Museum, the com-

ing of SteelCraft food and cultural area, relocation of Ricci’s Italian restaurant; Habitat for Humanity partnerships; The Exchange; In N Out; Dunkin’ Donuts; Big Al’s Supreme Pizza and The Stand-Up Comedy Theater.

Abandoned buildings have been purchased by the City, leveled and will be made available to developers in 2019.

New multi-level apartments and condominiums have been raised on Ramona Street and new upscale housing is being considered.

Goals and initiatives for the coming months include the development of the City owned [former] Greek market site; continued promotion of downtown Bellflower, and the formation of Bellflower Boulevard Business Improvement District.

The ever popular movie nights and street fests will continue as well as the car show, civic luncheons and activities and the BRAVO Awards.

As a reminder to all Bellflower voters, the City’s General Municipal Election scheduled for November 6, 2018 for City council districts 1, 3 and 5 has been cancelled due to a lack of competition for those districts.

The City’s next general election will be held in November 2020 for Districts 2 and 4.

**ARTESIA**  
Continued from page 1

expire Oct. 15.

Anyone with information about Lay's whereabouts was asked to call sheriff's homicide Detective Brandt House at (323) 890-5500 or Crime Stoppers, (800) 222-TIPS (8477).

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## CERRITOS TOWN HALL MEETING ON PUBLIC SAFETY SET FOR OCT. 17

### STAFF REPORT

The community is invited to attend a Town Hall meeting on Wednesday, October 17 at 7 p.m. in the City Hall Council Chambers. The meeting will be televised on Cerritos TV3.

Representatives from the Cerritos Sheriff's Station/Community Safety Center will present detailed information about crime in Cerritos and noteworthy investigations. Additionally, Neighborhood Watch block captains will share their strategies and successes. Members of the public will have an opportunity to ask questions about public safety and crime. For more information, call the Community Safety Division at (562) 916-1266.

**GARCIA**  
Continued from page 1

tionable transactions, but did attempt to intimidate HMG-LCCN in a phone message.

According to the court documents, Briones did quite well in the proceeding, managing to erase his \$165,000 second mortgage while claiming negative disposable income.

**Questionable Omission of Income**

In Chapter 13 proceedings, the previous six months income is submitted by the filer in order to calculate average monthly income.

The income calculation is submitted under penalty of perjury.

The average income figure is subtracted from "claimed" monthly expenses to arrive at disposable income.

If the disposable income is positive,

the bankruptcy court can seize and disperse the entire amount to creditors.

Briones filed bankruptcy in September 2013. Under law, the court calculates a six-month average, in Briones' case, from March 2013 to August 2013.

Briones submitted his W-2 payroll wages and his Centaur North business income to the courts.

But the documents questionably claimed that Briones had zero business income in April 2013.

In the months prior to and after the zero-business income claim in April, Briones netted over \$78,000 in business income.

The documents also claimed that Briones had zero W-2 income in May 2013.

In the months prior to and after the zero W-2 claim in May, Briones's payroll checks totaled \$27,500.

Briones' claim of zero income from his business and W-2 activities proved to very lucrative.

Chapter 13 proceedings allow filers to calculate average monthly expenses, which, in Briones' case, included his average monthly business expenses.

According to the documents, Briones' claimed monthly expenses of \$45,711, including nearly \$30,000 in business expenses.

With the two months at zero income, Briones' average income totaled \$40,387, equating to a negative disposable income of \$5,324 per month.

Without the two months at zero income, Briones' disposable income would have been \$48,464 meaning the court could have required Briones to give over \$33,000 annually to be dispersed to creditors.

HMG-LCCN sent an email to Leo Briones September 23rd inquiring about the zero-business income and the zero W-2 income.

Leo Briones did not return the email, but HMG-LCCN received a phone mes-

sage from Bert Briones the next day, September 24.

Bert Briones clearly indicated that Leo Briones received and forwarded the HMG-LCCN email to him.

And in the same message, Bert Briones attempted to intimidate HMG-LCCN saying, "Yeah Mr. Hews, this attorney Bert Briones, I am responding to your email, you can call me at 949-527-3537 and just so you know I am recording this message I am leaving you and if you call me I would require that the phone call be recorded. Ok, all I can tell you here is that everything in the bankruptcy petition is 100% truthful, you know, submitted under penalty of perjury of the court and that this has been a successful reorganization which was necessary as you know due to arrearages in mortgage payments."

HMG-LCCN attempted to contact Leo Briones in two additional emails without response.

**NEWS AND NOTES**  
Continued from page 10

regular season ended on this past Tuesday for the six members of the 605 League, except for Cerritos High, which swept Paramount High this past Wednesday. Norwalk High and Valley Christian High saw their regular seasons conclude on Oct. 11. The playoff brackets will be released on Saturday with wild card matches (if necessary) beginning on Tuesday and first round matches commencing on Thursday. Cerritos (23-3 overall, 10-0) and Whitney High (14-7, 7-3) are the top two teams in the 605 League. Norwalk was 5-10 overall and 3-5 in the Suburban League entering its Oct. 11 match with Suburban League champion Mayfair High while V.C. was 17-12 overall and 3-4 in the Olympic League as it hosted Maranatha High on Oct. 11.

**FOOTBALL**

Artesia (4-3) @ John Glenn (4-3)-The

new 605 League kicks off tonight and with three weeks remaining in the regular season, each week will seem like there is no margin for error with any of the four teams. But, someone has to win this contest and defense will play a huge part of it. Artesia has senior quarterback Heder Gladden, who already has over 1,000 yards on the ground, another 555 through the air and is responsible for 25 touchdowns, and senior running back Travys Davis, who has over 700 yards on the ground and 11 total touchdowns. Glenn counters with senior quarterback David Sanchez, senior wide receiver Tim Stevenson and junior running back Edwin Udengwu, the latter who also has over 1,000 yards on the ground and 13 touchdowns. Defense could be optional in this contest as Glenn, which moved from ninth to sixth in the CIF-Southern Section Division 12 poll, won last season's game 44-41, snapping a five-game losing streak to the Pioneers. During that five-game winning streak, the Pioneers outscored Glenn 235-80.

Pioneer (5-2) @ Cerritos (3-4)-The

other first 605 League contest figures to be another test for a Cerritos program that is still trying to prove to many that it has what it takes to get to the playoffs. The Dons were blasted by Ocean View High 56-13 last Friday night for their second straight loss. Pioneer, formerly of the Del Rio League, was edged by Bishop Montgomery High 26-25 last Friday, which snapped a three-game winning streak. During that stretch, the Titans outscored their opponents 150-23. Two Pioneer quarterbacks have combined to throw for over 1,200 yards and 12 touchdowns opposite one interception. The rushing attacked is balanced as 12 different carriers have combined for over 1,300 yards and 23 touchdowns. The Titans defense has also sacked opposing quarterbacks 20 times., led by Adrian Hernandez (eight sacks).

Gahr (3-4, 2-0 in the San Gabriel Valley League) @ Warren (4-3, 1-1)-Reality sets in with Gahr as it travels to the city of Downey, where it has gone 2-14 against the Bears and Downey High since 1998.

Warren is coming off a 24-21 setback to Paramount High last Friday night while Gahr blasted Lynwood High 61-6 for its second straight victory. Warren quarterback Chris Venegas has thrown for 1,602 yards, 21 touchdowns and two interceptions. The Bears are ranked ninth in Division 7.

Norwalk (0-7) @ Mayfair (5-2)-The Suburban League opener sees no comfort for the Lancers, who are in the midst of one of the worst seasons in school history. Norwalk, coming off a bye last Friday, has scored 56 points this season and only eight touchdowns while the defense has yielded over 30 points six times. The Monsoons also had its bye last Friday and enter tonight's contest both scoring and allowing over 200 points. Quarterback Joshua Calvin (1,258 yards, 16 touchdowns, two interceptions) lead the Monsoons air attack while Tstrong Mataele (586 yards, 10 touchdowns) paces the rushing attack. Mayfair is also ranked sixth in Division 6.



**Public Hearing**  
**Instructional Materials Compliance**

A Public Hearing will be held at the ABC Unified School District Office on Tuesday, October 16, 2018, at 7:00 p.m. as part of the School Board meeting. The location of the Public Hearing is in the Boardroom at 16700 Norwalk Boulevard, Cerritos, California. The Public Hearing is held in compliance with State guidelines to determine the adequacy of instructional materials in the District.

Published at Los Cerritos Community News 10/5 and 10/12/18

**CITY OF CERRITOS**  
**STATE OF CALIFORNIA**  
**NOTICE OF REQUEST FOR PROPOSALS FOR**  
**ENGINEERING DESIGN SERVICES FOR**  
**CERRITOS SWIM CENTER**  
**RFP NO. 1356-18**

**Project Identification:** **ENGINEERING DESIGN SERVICES FOR CERRITOS SWIM CENTER, RFP NO. 1356-18**

**Project Description:** The City of Cerritos (“City”) is requesting proposals from qualified engineering firms for extraordinary design services for the rehabilitation of various aging operating systems within the City’s Olympic Swim and Fitness Center.

**Proposals must be received on or before:** **3:00 p.m. Thursday, November 1, 2018**

**Place of proposal receipt:** Office of the City Clerk, City Hall  
18125 Bloomfield Avenue, First Floor  
Cerritos, California 90703

**Proposals must be marked:** **“PROPOSAL – ENGINEERING DESIGN SERVICES FOR CERRITOS SWIM CENTER, RFP NO. 1356-18; DO NOT OPEN”**

Request for Proposal details are available in the Public Works Department located on the 2nd Floor of City Hall, 18125 Bloomfield Avenue, Cerritos, California, 90703.

The City’s final selection criteria will be based on, but not limited to, the following analysis:

- Completeness of proposal.
- Firm’s and key project team members’ record in accomplishing work assignments for similar projects.
- The resources and fee required for performing the requested services.

The City reserves the right to reject any and all proposals, or portions thereof, or to waive any informality or irregularity in a proposal to the extent allowed by law.

By order of the City of Cerritos.

Dated/Posted/Published: October 12, 2018

Published at Los Cerritos Community Newspaper 10/12/18

NOTICE TO CREDITORS OF BULK SALE (UCC Sec. 6105)  
Escrow No. 14030-JP  
NOTICE IS HEREBY GIVEN that a bulk sale is about to be made. The name(s), business address(es) to the Seller(s) are: HAI CHEN ENTERPRISE INC. 18311 S. PIONEER BLVD., ARTESIA, CA 90701  
Doing Business as: SHANGHAI STYLE RESTAURANT  
All other business name(s) and address(es) used by the Seller(s) within three years, as stated by the Seller(s), is/are:  
The name(s) and address of the Buyer(s) is/are: MUKESHBHAI Y. SOLANKI 18311 S. PIONEER BLVD., ARTESIA, CA 90701  
The assets to be sold are described in general as: FURNITURE, FIXTURES, EQUIPMENT, LEASE AND LEASEHOLD IMPROVEMENTS and are located at: 18311 S. PIONEER BLVD., ARTESIA, CA 90701  
The bulk sale is intended to be consummated at the office of: ACT ONE ESCROW, 17918 PIONEER BLVD, STE 202, ARTE-SIA, CA 90701 and the anticipated sale date is OCTOBER 30, 2018  
The bulk sale is subject to California Uniform Commercial Code Section 6106.2.  
[If the sale is subject to Sec. 6106.2, the following information must be provided] The name and address of the person with whom claims may be filed is: ACT ONE ESCROW, 17918 PIONEER BLVD, STE 202, ARTESIA, CA 90701 and the last date for filing claims shall be OCTOBER 29, 2018, which is the business day before the sale date specified above.  
BUYER: MUKESHBHAI Y. SOLANKI  
LA2118796 LOS CERRITOS COMMUNITY NEWS 10/12/18

NOTICE OF TRUSTEE'S SALE T.S. No. 14-2754-11 NOTE: THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED

注：本文件包含一个信息摘要  
참고사항: 본 청번 문서에 정보 요약서가 있습니다. NOTA: SE ADJUNTA UN RESUMEN DE LA INFORMACIÓN DE ESTE DOCUMENTO TALA: MAYROONG BUOD NG IMPORMASYON SA DOKUMENTONG ITO NA NAKALAKIP LUU Ý: KÈM THEO ĐẦY LÀ BẢN TRÌNH BÀY TÔM LƯỢC VỀ THÔNG TIN TRONG TÀI LIỆU NÀY

PLEASE NOTE THAT PURSUANT TO CIVIL CODE § 2923.3(d)(1) THE ABOVE STATEMENT IS REQUIRED TO APPEAR ON THIS DOCUMENT BUT PURSUANT TO CIVIL CODE § 2923.3(a) THE SUMMARY OF INFORMATION IS NOT REQUIRED TO BE RECORDED OR PUBLISHED AND THE SUMMARY OF INFORMATION NEED ONLY BE MAILED TO THE MORTGAGOR OR TRUSTOR. YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11/8/2006. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Trustor: STACEY S. KIM, A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY Duly Appointed Trustee: The Wolf Firm, A Law Corporation Recorded 11/30/2006 as Instrument No. 20062649912 of Official Records in the office of the Recorder of Los Angeles County, California, Street Address or other common designation of real property: 13504 DALEWOOD COURT, UNIT 38 LA MIRADA, CA 90638 A.P.N.: 8037-051-071 Date of Sale: 11/6/2018 at 10:00 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: \$863,594.80, estimated 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 916-939-0772 or visit this Internet Web site [www.nationwideposting.com](http://www.nationwideposting.com), using the file number assigned to this case 14-2754-11. 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. Date: 9/27/2018 The Wolf Firm, A Law Corporation 2955 Main Street, 2nd Floor Irvine, California 92614 Foreclosure Department (949) 720-9200 Sale Information Only: 916-939-0772 [www.nationwideposting.com](http://www.nationwideposting.com) Sindy Clements, Foreclosure Officer PLEASE BE ADVISED THAT THE WOLF FIRM MAY BE ACTING AS A DEBT COLLECTOR, ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION YOU PROVIDE MAY BE USED FOR THAT PURPOSE. NPP0341321 To: LA MIRADA LAMPLIGHTER 10/12/2018, 10/19/2018, 10/26/2018

**NOTICE OF PUBLIC HEARING**

**NOTICE IS HEREBY GIVEN** that the **Cerritos City Council** will conduct a public hearing at a regular meeting on **Thursday, October 25, 2018 at 7:00 p.m.** on the following matter:

**REVIEW AND CONSIDERATION OF A REQUEST BY FIRST TRANSIT INCORPORATED, FOR A PROPOSED CONTRACT AMENDMENT FOR THE CERRITOS ON WHEELS (COW) AND DIAL-A-RIDE TRANSPORTATION SERVICES IN RESPONSE TO NEW CALIFORNIA MINIMUM WAGE LAWS AND SUBCONTRACTOR WAGE RESTRUCTURING.**

This public hearing will be conducted in the Council Chambers of the Cerritos City Hall, Cerritos Civic Center, Bloomfield Avenue and 183rd Street in Cerritos, California 90703. The meeting will also air live on Cerritos TV3 and will be streamed over the City of Cerritos website at **[www.cerritos.us](http://www.cerritos.us)**. A copy of the related staff report will be available for download from the website by 6:00 p.m. on the Friday prior to the public hearing.

If you challenge the above mentioned item and related actions in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the **Cerritos City Council** at, or prior to, the public hearing.

Any person interested in this matter may contact the Department of Community Development at (562) 916-1201 for additional information and/or appear at the hearing in person or by agent and be heard.

Dated: October 12, 2018

/s/Vida Barone  
Vida Barone, City Clerk

Published at Los Cerritos Community Newspaper 10/12/18

**NOTICE OF PUBLIC HEARING**

**NOTICE IS HEREBY GIVEN** that the **Cerritos City Council** will conduct a public hearing at a regular meeting on **October 25, 2018 at 7:00 p.m.** on the following matter:

**REVIEW AND CONSIDERATION OF A REQUEST FOR AUTHORIZATION FOR THE CITY OF CERRITOS (SELLER) TO SELL CITY-OWNED PROPERTY LOCATED AT 17423 STUDEBAKER ROAD, CERRITOS, CALIFORNIA, 90703, TO AUTONATION (BUYER), PURSUANT TO TERMS OF A LETTER OF INTENT (LOI). THE SUBJECT PROPERTY IS ZONED DEVELOPMENT AREA FIFTEEN (ADP-15), WITH AN OVERLAY ZONING DESIGNATION OF AREA DEVELOPMENT PLAN 5.1 (ADP-5.1) CERRITOS AUTO SQUARE OVERLAY ZONE, MEASURES APPROXIMATELY ±1.19 ACRES, AND IS CURRENTLY VACANT AND UNDEVELOPED (APN 7034-016-910).**

This public hearing will be conducted in the Council Chambers of the Cerritos City Hall, Cerritos Civic Center, Bloomfield Avenue and 183rd Street in Cerritos, California 90703. The meeting will also air live on Cerritos TV3 and will be streamed over the City of Cerritos website at **[www.cerritos.us](http://www.cerritos.us)**. A copy of the related staff report will be available for download from the website by 6:00 p.m. on the Friday prior to the public hearing.

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Any person interested in this matter may contact the Department of Community Development at (562) 916-1201 for additional information and/or appear at the hearing in person or by agent and be heard.

Dated: October 12, 2018

/s/Vida Barone  
Vida Barone, City Clerk

Published at Los Cerritos Community Newspaper 10/12/18

NOTICE OF TRUSTEE'S SALE Trustee Sale No. : 00000007671811 Title Order No. : 180285095 FHA/VA/PMI No. : 7056019063 ATTENTION RECORDER: THE FOLLOWING REFERENCE TO AN ATTACHED SUMMARY APPLIES ONLY TO COPIES PROVIDED TO THE TRUSTOR, NOT TO THIS RECORDED ORIGINAL NOTICE. NOTE: THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED. YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 12/19/2012. 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. BARRETT DAFFIN FRAPPIER TREDER AND WEISS, LLP, as duly appointed Trustee under and pursuant to Deed of Trust Recorded on 12/24/2012 as Instrument No. 20121991694 of official records in the office of the County Recorder of LOS ANGELES County, State of CALIFORNIA. EXECUTED BY: QUIANA L BIRKBECK AND BRETT A BIRKBECK, WIFE AND HUSBAND, WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK/CASH EQUIVALENT or other form of payment authorized by California Civil Code 2924h(b), (payable at time of sale in lawful money of the United States). DATE OF SALE: 11/14/2018 TIME OF SALE: 11:00 AM PLACE OF SALE: BY THE FOUNTAIN LOCATED AT 400 CIVIC CENTER PLAZA, POMONA, CA 91766. STREET ADDRESS and other common designation, if any, of the real property described above is purported to be: 12542 INGLENOOK LANE, CERRITOS, CALIFORNIA 90703 APN#: 7056-019-063 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created 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 \$553,524.30. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. 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 714-730-2727 for information regarding the trustee's sale or visit this Internet Web site [www.servicelinkASAP.com](http://www.servicelinkASAP.com) for information regarding the sale of this property, using the file number assigned to this case 00000007671811. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. FOR TRUSTEE SALE INFORMATION PLEASE CALL: AGENCY SALES AND POSTING 714-730-2727 [www.servicelinkASAP.com](http://www.servicelinkASAP.com) BARRETT DAFFIN FRAPPIER TREDER AND WEISS, LLP as Trustee 20955 Pathfinder Road, Suite 300 Diamond Bar, CA 91765 (866) 795-1852 Dated: 10/03/2018 BARRETT DAFFIN FRAPPIER TREDER AND WEISS, LLP IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. A-4672002 10/12/2018, 10/19/2018, 10/26/2018

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