

# Daily Pilot

THURSDAY, MARCH 23, 2023 // dailypilot.com



Photos by Don Leach | Staff Photographer

**THE ADMIRAL** ferry boat transports cars and people across the Newport Harbor. A new state mandate requires the Balboa Island Ferry to equip all of its ferries with zero-emission engines by the end of 2025, leaving its fate in jeopardy.

## Ferry may sink under state emissions rules

In business since 1919, the attraction must replace, retrofit three boat engines or cease operations.

BY LILLY NGUYEN

The Balboa Island Ferry has operated in Newport Beach since 1919, but a new mandate handed down by the California Air Resources Board has placed its future, for the first time in little over a century of operation, up in the air.

In December, the state board, which aims to attain and maintain air quality, implemented new regulations that require commercial harbor craft — defined as crew and supply boats, fishing vessels, ferries, excursion vessels and the like — to start using renewable diesel fuel this year and begin the process of replacing their engines to reduce emissions and health risks from ports and the movement of goods up and down the state.

Short-run ferries, like the Balboa Island Ferry, are required to use zero-emission engines by the end of 2025.

It's an admirable intent but one that's easier said than done, according to Seymour Beek, who operates the ferry business, while his son, David, runs the Balboa Island Fuel Dock, which started operations in 1936.

The elder Beek said



**THE COMMODORE** ferry boat transports cars and people across the Newport Harbor.

they've been aware of the possibility they would need to convert the engines of their three boats for at least two years, though it wasn't official until the California Air Resources Board accepted the recommendations of its staff last year. With a ticking deadline now under two years to retrofit and replace, Beek said the cost to convert is astronomical.

"We just can't afford it," he said. "It's \$2.5 million to do the engineering and design — if it can even be done. The feasibility of it has yet to be proved. We're not sure we can do it because of our cramped

space and so on. Everybody talks about the funding that's available, but we haven't found it yet."

Beek said the business has retained a consultant to help search for ways to fund the conversion, but they haven't had much luck so far.

"We're a business that, for the first time, exceeded \$2 million in 2022. We don't make a profit. Some years, we don't make any profit. Expecting us to spend \$2.5 million on the first boat and each boat after, \$1 million, plus putting in the battery charging stations on shore ... is probably another half a million," he continued. "It's just out of

our ballpark. We can't do it. If something doesn't give, we're out of business."

That's bad news, not just for the Beeks or their staff of nearly 40 employees but for the residents and tourists that come for the ferry, said Visit Newport Beach's president and chief executive officer Gary Sherwin in a recent call.

"There's certain attractions in a lot of communities. The Queen Mary in Long Beach, right? You can't imagine Long Beach without the Queen Mary, and it's the same thing with our little ferry," Sherwin said. "It's been there since

See **Ferry**, page A2

## H.B. council shelves action on housing element again

The item will be brought back on April 4 after it failed to get approval Tuesday.

BY MATT SZABO

The city of Huntington Beach's general plan housing element update, due to have been completed last October but kicked down the road to December — only to be put on hold again then by a newly seated City Council — was set for a vote Tuesday night.

It did not get approved. Instead, the council voted to bring back the plan for further discussion at its next regular meeting on April 4, after a motion by Councilman Dan Kalmick to approve an environmental impact report related to the plan failed 3-3.

Kalmick and Councilwomen Natalie Moser and Rhonda Bolton voted to approve the EIR, while

Mayor Tony Strickland, Mayor Pro Tem Gracey Van Der Mark and Councilman Pat Burns voted against.

Councilman Casey McKeon recused himself from the vote due to a potential conflict of interest. He said he owns property within 1,000 feet of one of the zoning items and had not received a final opinion from the California Fair Political Practices Commission on his involvement.

The panel took each of the elements of the plan individually for approval. First, it voted 4-2 to accept applications for accessory dwelling unit (ADU) projects as allowed for in Senate Bill 9.

A total of 487 ADUs are a necessary part of the housing element as currently proposed, and the state sued Huntington Beach earlier this month after the city had stopped accepting those applica-

See **Housing**, page A4

## F.V. raises limits to campaign contributions

City increases per-donor limit from \$500, set in 1986, to \$1,372 to adjust for inflation.

BY ANDREW TURNER

Fountain Valley will increase its campaign contribution limit for the first time in more than 35 years.

Since 1986, Fountain Valley had set its own limit on campaign contributions at \$500. An ordinance brought before the City Council at Tuesday's meeting raised the ceiling to \$1,372 to adjust for inflation.

Council members approved the ordinance by a 3-2 vote, with Mayor Kim Constantine and Councilman Patrick Harper dissenting.

A couple of residents expressed concerns about greater money in campaigns influencing decisions on the council, as well as deciding elec-

tions through name recognition.

Mayor Pro Tem Glenn Grandis said new state legislation provides protection against such concerns. State Senate Bill 1439, which went into effect at the start of the calendar year, provides protection from that possibility.

"A law went into effect Jan. 1 that says ... if a council member receives a contribution of [more than] \$250, that council member must recuse [themselves], and must actually report the fact that they received that, for a 12-month period after the contribution," Colin Burns, legal counsel for the city, said. "And [they] cannot accept a contribution 12 months before the council member knows that they have whoever the donor is coming before council."

"There's very strict rules that completely take

See **Campaign**, page A4

## Fashion students celebrate new boutique, retail laboratory

BY SARA CARDINE

Ryan Ahadi grew up around garments. His father owned a suit shop, where a young Ahadi would watch fittings and measurements with interest, while his mother often crafted homemade outfits for any number of cultural events.

"It's just kind of been around since I was little," the 24-year-old Aliso Viejo resident recalled of his early exposure to the craft.

By the time he was in high school, Ahadi began learning how to design and make his own clothing. But it wasn't until he enrolled in Orange Coast College's fashion program that the pieces of a career started fitting together.

A student of Fashion Design & Merchandising, Ahadi has designed two collections of vintage-inspired streetwear with a small group of friends under the brand *révasser* (the French word for "to daydream.")

"[This program] has taught me how to get things made, about the design process, presentation skills

and how to display merchandise, forecast trends and build a collection," he said. "I love it."

Ahadi is one of several students, alumni and instructors of OCC's fashion program who belong to the Coast Collective, an initiative that allows entrepreneurs who've created their own brands to sell merchandise in pop-up retail events on the Costa Mesa campus.

Members of the collective on Wednesday celebrated the grand opening of a new effort — the Coast Collective Co-Lab — a retail space that will serve as a "retail laboratory" where students can not only sell wares, but conduct market research for their brands and gain valuable insights into running a business.

Hundreds of students, teachers and alumni gathered for a ribbon-cutting ceremony in Orange Coast's College Center, where shoppers browsed and purchased items and got to talk directly with

See **Fashion**, page A2



Don Leach | Staff Photographer

**THE COAST COLLECTIVE CO-LAB** provides a platform for students in Orange Coast College's Fashion Department to showcase and sell merchandise. Students celebrated the space's grand opening on Wednesday.

# THE COACH HOUSE

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SAT, MAR 25  
GENE LOVES JEZEBEL



SUN, MAR 26  
BIG MOUNTAIN

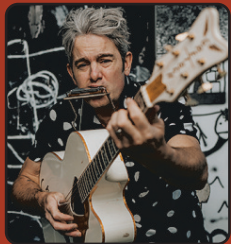


SAT, APR 1  
ROBBY KRIEGER



WED, APR 5  
DUANE BETTS & Palmetto Motel

- 3/23 PETTY CASH (BEST OF TOM PETTY & JOHNNY CASH)
- 3/24 SUPER DIAMOND (NEIL DIAMOND TRIBUTE)
- 3/25 GENE LOVES JEZEBEL / BOW WOW WOW
- 3/26 BIG MOUNTAIN
- 3/31 BEATLES VS STONES - A MUSICAL SHOWDOWN
- 4/1 ROBBY KRIEGER & THE SOUL SAVAGES
- 4/5 DUANE BETTS & PALMETTO MOTEL
- 4/6 COLIN HAY ACOUSTIC / LAZLO BANE
- 4/7 G. LOVE & SPECIAL SAUCE
- 4/8 WILD CHILD (THE DOORS TRIBUTE)
- 4/13 ISRAEL VIBRATIONS
- 4/14 QRST (QUEEN, RUSH, STYX TRIBUTE)
- 4/15 THE 5TH DIMENSION
- 4/16 HERMAN'S HERMITS FEATURING PETER NOONE
- 4/21 BRITAIN'S FINEST (BEATLES TRIBUTE)
- 4/22 STEVE TYRELL
- 4/23 TONY BENNETT SONGBOOK (TRIBUTE FEAT. MARK VERABIAN)
- 4/27 ANGEL
- 4/28 SKELETON CREW (GRATEFUL DEAD TRIBUTE)
- 4/29 CREAM OF CLAPTON
- 4/30 STEVE DEAN / JAMES KELLY BAND
- 5/2 BETH HART
- 5/3 MORGAN JAMES
- 5/4 SERGIO MENDES
- 5/5 OINGO BOINGO FORMER MEMBERS
- 5/6 MISSING PERSONS / STACEY Q
- 5/7 METALACHI
- 5/11 BLOOD BROTHERS  
FEAT. MIKE ZITO AND ALBERT CASTIGLIA
- 5/12 QUEEN NATION (QUEEN TRIBUTE)
- 5/13 THE ENGLISH BEAT
- 5/14 HALEY REINHART
- 5/19 JOHN CAFFERTY & THE BEAVER BROWN BAND
- 5/20 HEARTBEAT CITY (THE CARS TRIBUTE)
- 5/21 LET'S HANG ON! (FRANKIE VALLI & THE FOUR SEASONS TRIBUTE)
- 5/28 BOBBY GRAY
- 6/1 TOAD THE WET SPROCKET
- 6/2 THE RISING (BRUCE SPRINGSTEEN TRIBUTE)
- 6/3 JUDY COLLINS
- 6/8 BLACK SABBITCH (ALL FEMALE BLACK SABBATH TRIBUTE)



FRI, APR 7  
G. LOVE & SPECIAL SAUCE



THU, APR 13  
ISRAEL VIBRATIONS



SAT, APR 15  
THE 5TH DIMENSION



SAT, APR 22  
STEVE TYRELL

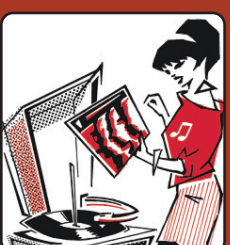
- 6/9 AL DI MEOLA
- 6/16 AL JARDINE AND HIS ENDLESS SUMMER BAND
- 6/17 AMBROSIA
- 6/18 PURE PRAIRIE LEAGUE
- 6/30 THE SWEET
- 7/1 MICK ADAMS & THE STONES
- 7/15 SHINE ON - PINK FLOYD EXPERIENCE
- 7/19 THE JERRY DOUGLAS BAND
- 7/22 Y & T
- 7/28 SPACE ODDITY (DAVID BOWIE TRIBUTE)
- 7/29 KIDS OF CHARLEMAGNE (STEELY DAN TRIBUTE)
- 8/4 PABLO CRUISE
- 8/12 JOURNEY USA
- 8/18 SPYRO GYRA
- 8/19 MADELEINE PEYROUX
- 9/8 ULI JON ROTH - INTERSTELLAR SKY GUITAR TOUR
- 9/22 AL STEWART / THE EMPTY POCKETS
- 10/7 RONDSTADT REVIVAL (LINDA RONDSTADT TRIBUTE)
- 10/13 DESPERADO (EAGLES TRIBUTE)
- 10/14 DESPERADO (EAGLES TRIBUTE)
- 10/15 JOURNEYMAN (ERIC CLAPTON TRIBUTE)
- 10/27 PIANO MEN (BILLY JOEL AND ELTON JOHN TRIBUTE)



THU, APR 27  
ANGEL



THU, MAY 11  
BLOOD BROTHERS



SAT, MAY 13  
THE ENGLISH BEAT



SUN, MAY 14  
HALEY REINHART

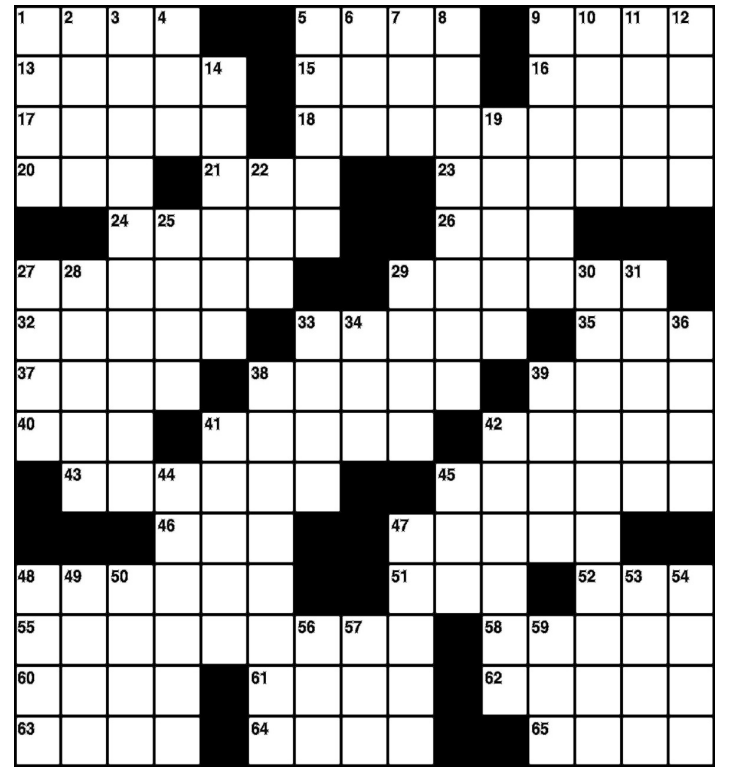
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## THE DAILY COMMUTER PUZZLE

By Jacqueline E. Mathews

### ACROSS

- 1 July birthstone
- 5 Biblical book
- 9 Shapeless mass
- 13 House for Nanook of the North
- 15 Manhandle
- 16 Rant and ; talk wildly
- 17 Batter's dry spell
- 18 Like crude oil
- 20 Cornea's place
- 21 Part of TGIF
- 23 Parents & grandparents
- 24 Lake boat
- 26 Crony
- 27 Drag; haul
- 29 Money-grubbers
- 32 Marshmallow chicks
- 33 Express gratitude to
- 35 Have debts
- 37 Big cards
- 38 Pitchfork part
- 39 Singer Campbell
- 40 Mary Ellen, to John-Boy
- 41 Flu preventers
- 42 Dinner course
- 43 Inclined
- 45 Banana ; ice cream treats
- 46 Grind ; halt; slow & then stop
- 47 Glossy surface
- 48 Word with symbol or quo
- 51 Soothing drink
- 52 Dollop



For answers to the crossword, see page A4.

- 55 Custodian
- 58 Sorority letter
- 60 Charitable donation
- 61 Cairo's river
- 62 Zoomed down snowy slopes
- 63 \_ tube; lab bottle
- 64 Pat down soil
- 65 Frank or Heche

- 9 Horse's headgear
- 10 Walkway
- 11 Superior to
- 12 Dorm furniture
- 14 Hazards a guess
- 19 Pocket bottle
- 22 Spinning toy
- 25 Sight from Lucerne
- 27 Jacuzzis
- 28 \_ B. DeMille
- 29 Le \_; car race town
- 30 Dough flattener
- 31 Perspiration
- 33 \_ on; walked across
- 34 Sizzling
- 36 Split \_; hair problem
- 38 Game bird

- 39 Powerful wind
- 41 Pig's nose
- 42 Says something
- 44 Declare under oath
- 45 "Murder, \_ Wrote"
- 47 \_ throat; bacterial infection
- 48 "Beat it!"
- 49 Story
- 50 Weapons
- 53 Dentist's directive
- 54 Commanded
- 56 Optima or Sorento
- 57 Lawn tree
- 59 Wanted poster letters

Tribune Media Services

## FASHION

Continued from page A1

the designers themselves. Lauren Becker, a Fashion Department professor and program coordinator, said while the Co-Lab is extra-curricular, it lets students build upon in-class lessons. "One of our missions in our educational system is we're introducing our students to practical applications and real-world experiences — this is just an extension of that," she said. "They get to take all those theories they're learning in the classroom and apply them."

Wednesday's vendors included Rebecca Waldron, an OCC fashion alumna who graduated in 2003 and returned to campus several years later to teach fashion illustration.

In 2014, she launched a Kickstarter campaign to raise funds for Bodomint, a line of trendy yet serviceable diaper bags and accessories for parents on the go. Since then, the brand has expanded to include multiple size options and decorative, interchangeable straps. Waldron said she would have loved being part of the Coast Collective Co-Lab as a student.

"I think it's cool they get to learn the whole process



Don Leach | Staff Photographer

**LAURA BONNELL**, shows off her varsity jackets, bags, and sweatshirts, during the grand opening of the Coast Collective Co-Lab at Orange Coast College on Wednesday.

of having a brand, from creating it to taking it to market and having people receive it," she said. "It would have been a great testing ground."

The grand opening also featured the work of Orange Coast student Alana Poirier, creator of a line of handpainted clothing called Bright-Eyed. Now 20, Poirier created her first work of art as a senior in high school and has been customizing clothing ever since.

"This is hopefully going to inspire me to keep doing this," she said of her pop-up stall. "It will be here all semester, so I'll probably keep adding stuff to it. I'd like to include little paint-

ings."

The Coast Collective Co-Lab will be open to the public Monday through Thursday, from 10 a.m. to 4 p.m., and will feature a slate of brands that rotate each semester.

Becker said the hope is to eventually open the area to other departments, to promote the work of students who may have a passion like Ahadi's, but in another field.

"I'd love to see ceramics sales in here, or horticulture [students] selling plants," she said. "It's meant to be a collaborative space."

sara.cardine@latimes.com  
Twitter: @SaraCardine

## FERRY

Continued from page A1

1919. It's a major attraction. It's part of our brand as a city. It's a cultural touch point to our history. It's locally owned by a family that is taking care of it from its very first day."

Hundreds of Newport residents, Beek wagers, have probably worked on the ferry. If it were to cease operations, he said, it's possible that businesses in Balboa Village and on Balboa Island would be negatively affected.

Sherwin said he heard about the issue from state Assemblywoman Diane Dixon earlier this month and then spoke to Beek, who explained the situation.

"It's inconceivable that we could have Newport Beach without the Balboa ferry. Not only would it be heartbreaking but, from a visitor attraction perspective, it would be a major loss. That's why we're getting involved and putting energy into getting a resolution on this," Sherwin said, adding that he recently had a meeting with

California Air Resources Board chair Liane Randolph on the issue.

Board spokeswoman Lynda Lambert confirmed that Sherwin and Randolph spoke briefly on the matter and that Randolph shared his concerns with staff.

"Staff has met with Balboa Island Ferry and is open to continuing to meet with them to discuss available funding and what extension options are possible under the current regulation," Lambert said in an email Wednesday.

Dixon said she was appalled by the situation in February and that "her jaw dropped" when she realized how similar the issue with the Balboa Island Ferry was to a previous matter involving commercial fishing boats back when she was serving on the Newport Beach City Council. Dixon said they managed to successfully get an exemption to push the deadline for conversions back then and hopes the same result will be possible for the ferry, which she described as iconic.

Losing the ferry, she said, would not only be like losing a family member but

would also hurt the local economy, as the ferry has also intertwined tourism while providing low-cost, visitor-serving amenities in accordance with the state Coastal Commission.

"His current diesel engines have consistently met all state environmental requirements, so this isn't an issue of him avoiding conversion," Dixon said in a call Tuesday afternoon. "... the technology just doesn't exist [for boats of the Balboa Island Ferry's size]. It just does not make sense in my mind that he has to comply or go out of business as of Dec. 31, 2025."

In response, she and Beek have been working on solutions alongside Sherwin with the hope that a resolution could be reached between advocates and the regulatory board to preserve the ferry. Dixon said she plans, in the next year, to introduce a bill to try and protect the ferry as Sherwin and Beek hope to increase public awareness about the situation.

"Let's save the Balboa Island Ferry," Dixon said.

lilly.nguyen@latimes.com  
Twitter: @lilibirds

# MARKETPLACE

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**Legal Notices****Legal Notices****BSC 223039****NOTICE OF PETITION****TO ADMINISTER ESTATE OF:****JOANN SHIMA, aka JO ANN G. CHISHOLM****30-2023-01311298-PR-LA-CJC**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of: **JOANN SHIMA, aka JO ANN G. CHISHOLM**. **A PETITION FOR PROBATE** has been filed by **KEN SHIMA** in the Superior Court of California, County of **ORANGE**.

**THE PETITION FOR PROBATE** requests that **KEN SHIMA** be appointed as personal representative to administer the estate of the decedent.

**THE PETITION** requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

**A HEARING** on the petition will be held on:**April 20, 2023 at 1:30 p.m. in Dept. C8**

located at: 700 CIVIC CENTER DRIVE WEST, SANTA ANA, CA 92701

**The court is providing the convenience to appear for hearing by video using the court's designated video platform. This is a no cost service to the public. Go to the Court's website at The Superior Court of California - County of Orange ([courts.org](https://www.courts.org)) to appear remotely for Probate hearings and for remote hearing instructions. If you have difficulty connecting or are unable to connect to your remote hearing, call 657-622-8278 for assistance. If you prefer to appear in-person, you can appear in the department on the day/time set for your hearing.**

**IF YOU OBJECT** to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.

**IF YOU ARE A CREDITOR** or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.

**YOU MAY EXAMINE** the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.

Attorney for the Petitioner:  
ALAN D. DAVIS, ESQ.  
LAW OFFICE OF ALAN D. DAVIS  
1323 N. BROADWAY  
SANTA ANA, CA 92706  
Published in the HUNTINGTON BEACH INDEPENDENT on: 3/16, 3/23 & 3/30/2023

**BSC 223083****NOTICE OF PETITION****TO ADMINISTER ESTATE OF:****GLORIA ROTH****30-2023-01312853-PR-LA-CJC**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of: **GLORIA ROTH**.

**A PETITION FOR PROBATE** has been filed by **SYLVIA BETANCOURT** in the Superior Court of California, County of **ORANGE**.

**THE PETITION FOR PROBATE** requests that **SYLVIA BETANCOURT** be appointed as personal representative to administer the estate of the decedent.

**THE PETITION** requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

**A HEARING** on the petition will be held on:**April 26, 2023 at 1:30 p.m. in Dept. C10**

located at: 700 CIVIC CENTER DRIVE WEST, SANTA ANA, CA 92701

**The court is providing the convenience to appear for hearing by video using the court's designated video platform. This is a no cost service to the public. Go to the Court's website at The Superior Court of California - County of Orange ([courts.org](https://www.courts.org)) to appear remotely for Probate hearings and for remote hearing instructions. If you have difficulty connecting or are unable to connect to your remote hearing, call 657-622-8278 for assistance. If you prefer to appear in-person, you can appear in the department on the day/time set for your hearing.**

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Attorney for the Petitioner:  
J. MICHAEL JACOB, ESQ.  
LAW OFFICES OF J. MICHAEL JACOB  
16052 BEACH BLVD., STE 167  
HUNTINGTON BEACH, CA 92647  
Published in the HUNTINGTON BEACH INDEPENDENT on: 3/23, 3/30 & 4/6/2023

**BSC 222960****NOTICE OF PETITION****TO ADMINISTER ESTATE OF:****ADRIENNE GREEN****30-2023-01308518-PR-PW-CJC**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of: **ADRIENNE GREEN**.

**A PETITION FOR PROBATE** has been filed by **REBECCA CROGHAN** in the Superior Court of California, County of **ORANGE**.

**THE PETITION FOR PROBATE** requests that **REBECCA CROGHAN** be appointed as personal representative to administer the estate of the decedent.

**THE PETITION** requests the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.

**THE PETITION** requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

**A HEARING** on the petition will be held on**April 06, 2023 at 1:30 p.m. in Dept. C8**

located at: 700 CIVIC CENTER DRIVE WEST, SANTA ANA, CA 92701

**The court is providing the convenience to appear for hearing by video using the court's designated video platform. This is a no cost service to the public. Go to the Court's website at The Superior Court of California - County of Orange ([courts.org](https://www.courts.org)) to appear remotely for Probate hearings and for remote hearing instructions. If you have difficulty connecting or are unable to connect to your remote hearing, call 657-622-8278 for assistance. If you prefer to appear in-person, you can appear in the department on the day/time set for your hearing.**

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Attorney for the Petitioner:

TRENT C. MARCUS, ESQ.

TRENT C. MARCUS, A LAW CORPORATION

19900 BEACH BLVD, C-1

HUNTINGTON BEACH, CA 92648

Published in the HUNTINGTON BEACH INDEPENDENT on: 3/9, 3/16 &amp; 3/23/2023

**Legal Notices****Legal Notices****BSC 223065****NOTICE OF PETITION****TO ADMINISTER ESTATE OF:****ELLEN M. LOWE-MCMAHAN****30-2023-01312459-PR-PW-CJC**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of: **ELLEN M. LOWE-MCMAHAN**.

**A PETITION FOR PROBATE** has been filed by **MICHAEL W. MCMAHAN** in the Superior Court of California, County of **ORANGE**.

**THE PETITION FOR PROBATE** requests that **MICHAEL W. MCMAHAN** be appointed as personal representative to administer the estate of the decedent.

**THE PETITION** requests the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.

**THE PETITION** requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

**A HEARING** on the petition will be held on:**April 19, 2023 at 1:30 p.m. in Dept. C10**

located at: 700 CIVIC CENTER DRIVE WEST, SANTA ANA, CA 92701

**The court is providing the convenience to appear for hearing by video using the court's designated video platform. This is a no cost service to the public. Go to the Court's website at The Superior Court of California - County of Orange ([courts.org](https://www.courts.org)) to appear remotely for Probate hearings and for remote hearing instructions. If you have difficulty connecting or are unable to connect to your remote hearing, call 657-622-8278 for assistance. If you prefer to appear in-person, you can appear in the department on the day/time set for your hearing.**

**IF YOU OBJECT** to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.

**IF YOU ARE A CREDITOR** or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.

**YOU MAY EXAMINE** the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.

Attorney for the Petitioner:

PAUL R. KELLY, ESQ.

THE KELLY LAW FIRM

3777 LONG BEACH BLVD., STE 300

LONG BEACH, CA 90807

Published in the HUNTINGTON BEACH INDEPENDENT on: 3/23, 3/30 &amp; 4/6/2023

**BSC 222950****NOTICE OF PETITION****TO ADMINISTER ESTATE OF:****CHRIS HAROLD CLYDE****30-2023-01309526-PR-PW-CJC**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of: **CHRIS HAROLD CLYDE**.

**A PETITION FOR PROBATE** has been filed by **RONALD JOSEPH HERNANDEZ, aka RONALD J. HERNANDEZ** in the Superior Court of California, County of **ORANGE**.

**THE PETITION FOR PROBATE** requests that **RONALD JOSEPH HERNANDEZ, aka RONALD J. HERNANDEZ** be appointed as personal representative to administer the estate of the decedent.

**THE PETITION** requests the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.

**THE PETITION** requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

**A HEARING** on the petition will be held on**April 13, 2023 at 1:30 p.m. in Dept. C8**

located at: 700 CIVIC CENTER DRIVE WEST, SANTA ANA, CA 92701

**The court is providing the convenience to appear for hearing by video using the court's designated video platform. This is a no cost service to the public. Go to the Court's website at The Superior Court of California - County of Orange ([courts.org](https://www.courts.org)) to appear remotely for Probate hearings and for remote hearing instructions. If you have difficulty connecting or are unable to connect to your remote hearing, call 657-622-8278 for assistance. If you prefer to appear in-person, you can appear in the department on the day/time set for your hearing.**

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Attorney for the Petitioner:

LOREN J. CASTRO, ESQ.

CASTRO LAW, APC

377 E. CHAPMAN AVE., STE 220

PLACENTIA, CA 92870

Published in the HUNTINGTON BEACH INDEPENDENT on: 3/9, 3/16 &amp; 3/23/2023

**Legal Notices****Legal Notices****BSC 222989****NOTICE OF PETITION****TO ADMINISTER ESTATE OF:****WILHELMINA EVA HELGA CALLAHAN****30-2023-01306054-PR-LA-CJC**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of: **WILHELMINA EVA HELGA CALLAHAN**.

**A PETITION FOR PROBATE** has been filed by **TOM CALLAGHAN** in the Superior Court of California, County of **ORANGE**.

**THE PETITION FOR PROBATE** requests that **TOM CALLAGHAN** be appointed as personal representative to administer the estate of the decedent.

**THE PETITION** requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

**A HEARING** on the petition will be held on:**May 31, 2023 at 1:30 p.m. in Dept. C10**

located at: 700 CIVIC CENTER DRIVE WEST, SANTA ANA, CA 92701

**The court is providing the convenience to appear for hearing by video using the court's designated video platform. This is a no cost service to the public. Go to the Court's website at The Superior Court of California - County of Orange ([courts.org](https://www.courts.org)) to appear remotely for Probate hearings and for remote hearing instructions. If you have difficulty connecting or are unable to connect to your remote hearing, call 657-622-8278 for assistance. If you prefer to appear in-person, you can appear in the department on the day/time set for your hearing.**

**IF YOU OBJECT** to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.

**IF YOU ARE A CREDITOR** or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.

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Attorney for the Petitioner:

BRADLEY R. KLEIHEGE, ESQ.

LAW OFFICES OF MICHAEL K. LANNING, APLC

11777 SAN VICENTE BLVD., #750

LOS ANGELES, CA 90049

Published in the ORANGE COAST DAILY PILOT on: 3/23, 3/24 &amp; 3/30/2023

**BSC 223046****NOTICE OF PETITION****TO ADMINISTER ESTATE OF:****SEBASTIAN RAY HUBBARD****30-2023-01308795-PR-LA-CJC**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of: **SEBASTIAN RAY HUBBARD**.

**A PETITION FOR PROBATE** has been filed by **NATIA R. HUBBARD** in the Superior Court of California, County of **ORANGE**.

**THE PETITION FOR PROBATE** requests that **NATIA R. HUBBARD** be appointed as personal representative to administer the estate of the decedent.

**THE PETITION** requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

**A HEARING** on the petition will be held on:**April 06, 2023 at 1:30 p.m. in Dept. C8**

located at: 700 CIVIC CENTER DRIVE WEST, SANTA ANA, CA 92701

**The court is providing the convenience to appear for hearing by video using the court's designated video platform. This is a no cost service to the public. Go to the Court's website at The Superior Court of California - County of Orange ([courts.org](https://www.courts.org)) to appear remotely for Probate hearings and for remote hearing instructions. If you have difficulty connecting or are unable to connect to your remote hearing, call 657-622-8278 for assistance. If you prefer to appear in-person, you can appear in the department on the day/time set for your hearing.**

**IF YOU OBJECT** to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.

**IF YOU ARE A CREDITOR** or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.

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Attorney for the Petitioner:

NATIA R. HUBBARD

IN PRO PER

745 W. 3RD ST., #308

LONG BEACH, CA 90802

Published in the HUNTINGTON BEACH INDEPENDENT on: 3/16, 3/23 &amp; 3/30/2023

**EMPLOYMENT****1500****Employment**

**Attorney, Real Estate** (Costa Mesa, CA) Represent PE firms, inv. firms, hotel & non-hotel REITs, real estate developers, indiv. investors in complex corporate real estate transactions involving acqs, disps, prop. mgmt, finance, JVs, dev. of hospitality, office, industrial, life science props. Prepare & negot. primary transact. doc., incl. purchase & sale agr., JV agr. Review & negot. terms & cond. of financing doc. w/ mortg. & mezz. lenders. \$250,000 per year. Reqmts: JD or foreign equiv., CA Bar, 2 yrs exp in position or 2 yrs alt occp exp in complex corporate real estate transactional legal duties. In lieu of JD or foreign equiv., an LLM or foreign equiv. is acceptable. In lieu of JD or foreign equiv. or LLM or foreign equiv., a Canadian JD is acceptable. Email resume/ref's to corinne.gunter@lw.com, referencing position ARE1. Latham & Watkins LLP.

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**NOTICE OF TRUSTEE'S SALE** Trustee Sale No. 22-00203-2FNT Loan No: RREF II-WPG Waterfront APN 050-442-05, 050-383-03 YOU ARE IN DEFAULT UNDER A LEASEHOLD DEED OF TRUST, ASSIGNMENT OF LEASES AND RENTS, SECURITY AGREEMENT AND FIXTURE FILING DATED April 17, 2015. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On April 13, 2023, at 12:00 PM, at the North front entrance to the County Courthouse, 700 Civic Center Drive West, Santa Ana, CA 92701, FIDELITY NATIONAL TITLE COMPANY, as the duly appointed Trustee (the "Trustee"), under and pursuant to the power of sale contained in that certain Leasehold Deed of Trust, Assignment of Leases and Rents, Security Agreement and Fixture Filing recorded on April 20, 2015, as Instrument No. 2015000200509 of official records in the office of the Recorder of Orange County, CA, executed by: RREF II-WPG Waterfront, LLC, a Delaware limited liability company, as Trustor (the "Trustor"), in favor of OneWest Bank, N.A., a national banking association, as Beneficiary, and any modifications thereto are collectively referred to herein from time to time as the "Deed of Trust", 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: SEE EXHIBIT

# MARKETPLACE

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**Legal Notices**

**Legal Notices**

**Legal Notices**

**Legal Notices**

**BSC 223010  
NOTICE OF PETITION  
TO ADMINISTER ESTATE OF:  
ASTRID JOYCE HOSKINSON, aka A JOYCE  
HOSKINSON, aka JOYCE HOSKINSON  
30-2023-01310575-PR-PW-CJC**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of: **ASTRID JOYCE HOSKINSON, aka A JOYCE HOSKINSON, aka JOYCE HOSKINSON.**

**A PETITION FOR PROBATE** has been filed by **MICHAEL D. HOSKINSON** in the Superior Court of California, County of **ORANGE.**

**THE PETITION FOR PROBATE** requests that **MICHAEL D. HOSKINSON** be appointed as personal representative to administer the estate of the decedent.

**THE PETITION** requests the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.

**THE PETITION** requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.)

**A HEARING** on the petition will be held on: **April 12, 2023 at 1:30 p.m. in Dept. C10** located at: 700 CIVIC CENTER DRIVE WEST, SANTA ANA, CA 92701

**The court is providing the convenience to appear for hearing by video using the court's designated video platform. This is a no cost service to the public. Go to the Court's website at The Superior Court of California - County of Orange (ccourts.org) to appear remotely for Probate hearings and for remote hearing instructions. If you have difficulty connecting or are unable to connect to your remote hearing, call 657-622-8278 for assistance. If you prefer to appear in-person, you can appear in the department on the day/time set for your hearing.**

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**IF YOU ARE A CREDITOR** or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.

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Attorney for the Petitioner:  
**CHRISP. SKERIK, ESQ**  
LAW OFFICE OF CHRISP. SKERIK  
5200 WARNER AVE., STE 205/206  
HUNTINGTON BEACH, CA 92649  
Published in the HUNTINGTON BEACH INDEPENDENT on: 3/16, 3/23 & 3/30/2023

**BSC 223000  
NOTICE OF PETITION  
TO ADMINISTER ESTATE OF:  
LOIS M. BRUMLOW  
30-2023-01310367-PR-PW-CJC**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of: **LOIS M. BRUMLOW.**

**A PETITION FOR PROBATE** has been filed by **JANICE FAY FLYNN** in the Superior Court of California, County of **ORANGE.**

**THE PETITION FOR PROBATE** requests that **JANICE FAY FLYNN** be appointed as personal representative to administer the estate of the decedent.

**THE PETITION** requests the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.

**THE PETITION** requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.)

**A HEARING** on the petition will be held on: **April 13, 2023 at 1:30 p.m. in Dept. C8** located at: 700 CIVIC CENTER DRIVE WEST, SANTA ANA, CA 92701

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Attorney for the Petitioner:  
**TRENT C. MARCUS, ESQ**  
TRENT C. MARCUS, A LAW CORPORATION  
19900 BEACH BLVD, C-1  
HUNTINGTON BEACH, CA 92648  
Published in the HUNTINGTON BEACH INDEPENDENT on: 3/9, 3/16 & 3/23/2023

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**The Coast Community College District Needs You!**  
Volunteers Needed to Serve on the Measure M Bond Oversight Committee

The Coast Community College District is looking for qualified community members to serve as uncompensated volunteers on its bond oversight committee, as required by the passage of Measure M.

The Coast Community College District serves all or part of the communities of:

- Costa Mesa
- Fountain Valley
- Garden Grove
- Huntington Beach
- Midway City
- Newport Beach
- Seal Beach
- Stanton
- Sunset Beach
- Westminster

Committee members are eligible to serve a maximum of three consecutive, two-year terms.

Letters of Interest are sought from representatives of the following groups:

- One (1) Senior Citizen Organization
- Three (3) At-Large Representatives

Members must be at least 18 years old and live within the District's boundaries. Applicants may NOT be employees, contractors, consultants or vendors of the Coast District. For more information about Measure M, go to:

<http://www.cccd.edu/construction/bond-measures/Pages/default.aspx>

**Letters of interest will be accepted until positions are filled. To apply, please submit a letter highlighting your interest in serving on the committee to:**

**Coast Community College District**  
Attn.: Chancellor's Office  
1370 Adams Avenue  
Costa Mesa, CA 92626  
Email: [jclevenger@ccd.edu](mailto:jclevenger@ccd.edu)

Published in the Daily Pilot on: March 9<sup>th</sup> & March 23/2023

## CAMPAIGN

*Continued from page A1*

away the ability to act on a donor's project issue, whatever it is, if they donated [more than] \$250."

The state limit for campaign contributions for cities that have not set their own limits is \$5,500 for a person, small contributor committee or political party.

"I think most of us will not accept donations from anything that could potentially be brought before us," Grandis said. "Second, more importantly, any developer now will not donate to any of our campaigns that has a project that will come before us because they know we can't vote on it, so the protection wasn't there before. Now the protection is there."

Harper was willing to boost the city's campaign contribution allowance to \$1,000, making a motion for that amount that did not get seconded by the panel.

Constantine wanted the number to remain the



Scott Smeltzer | Staff Photographer

**THE FOUNTAIN VALLEY** City Council approved an ordinance Tuesday raising the campaign contribution limit from \$500 to \$1,372 to adjust for inflation.

same, saying, "We don't need big money in the city. To people, \$500 is a lot of money."

Inflation has greatly impacted the purchasing power of the dollar. According to the Bureau of Labor Statistics, the value of one dollar in 1986 — when the city's campaign contribution limit was enacted — is equivalent to \$2.77 presently.

The ability for candidates to run a competitive political campaign was a

consideration. Councilman Jim Cunneen, the newest member of the dais, read into the record an invoice for campaign printing to show how costs have gone up to reach the voters.

"Just to print a 6½-by-9-inch card to go to the entire city, which was 19,239 homes, that cost was \$5,421," Cunneen said. "That's just one small mailer, one time."

[andrew.turner@latimes.com](mailto:andrew.turner@latimes.com)  
Twitter: @AndrewTurnerTCN

## HOUSING

*Continued from page A1*

ing mandates a war against suburbia and a war against the automobile.

Van Der Mark echoed the claim that Sacramento is attacking Huntington Beach residents, who she said have been "cornered."

"We have to choose between giving up clean air to breathe, compromising our water supply, giving up the safety of our community, sacrificing our wetlands — or we will be fined," she said.

Kalmick countered that the CEQA requirements "hit every edge case that can possibly occur" and noted that the environmental act was signed into law by conservative Ronald Reagan when he was governor.

"This is not some Sacramento, Newsom-onian push," he said, referencing Gov. Gavin Newsom. "CEQA is an informational document, not necessarily a policy document. To say that we're being forced into saying those things are true, I don't necessarily think that's the case ... I'm disappointed that this new council, who had quite a bit of time during the campaign to review the housing element, needed another four months to come back to the exact same point of kind of copping out on a technicality."

Strickland said he would consider approving the

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Strickland said he would consider approving the

housing element if there wasn't the statement of overriding considerations. City Manager Al Zelinka recommended discussing the implications and potential paths forward in closed session.

"I'm very open," Strickland said. "My whole philosophy was to move forward with the state, while we take this to court."

The council agreed to table the housing element until its next meeting on a 5-1 vote, with Councilman Pat Burns opposed.

The state has required Huntington Beach to zone for 13,368 units during the current Regional Housing Needs Allocation cycle. Under staff's plan, 44% of those would be very-low or low-income housing, with an annual family income range that maxes out at \$108,400.

Much of that affordable housing would be built using zoning overlays, largely along Beach Boulevard.

### CITY COULD FACE FINANCIAL PENALTIES

Some have argued that the city should first get the housing element certified before fighting Sacramento. But city leaders announced a federal lawsuit against the state on March 9, arguing that state housing laws violate Surf City's rights to zone property.

"The fact that we did this in the opposite timeline, I don't understand," Moser said. "It doesn't set us up for success ... If you don't like a loss of local control, then you're really not going to like the potential ramifications of not adopting a housing element."

Ursula Luna-Reynosa, the city's director of community development, outlined the consequences of failing to obtain certification from the state Department of Housing and Community Development during a presentation Tuesday night. They include financial penalties and a possible loss of permitting authority.

Though the city's federal lawsuit is still pending, on Tuesday a federal court judge rejected the city's request for a temporary restraining order that would bar the state from enforcing fines and penalties related to failed compliance with housing laws.

Central District Judge Fred Slaughter ruled that Huntington Beach failed to meet the requirements for *ex parte* relief. Additionally, he found that the city has not met its burden for establishing a likelihood of success as to each of the claims in the complaint.

"I applaud the court for today's decision denying Huntington Beach's latest attempt to block their city's residents from accessing crucial housing opportunities afforded by state law," state Atty. Gen. Rob Bonta said in a statement Tuesday. "The California Department of Justice will continue to fight to increase housing supply throughout the state and hold Huntington Beach accountable to state law."

[matthew.szabo@latimes.com](mailto:matthew.szabo@latimes.com)  
Twitter: @mjszabo

# Daily Pilot

A Times Community News publication.

**CONTACT US**

**Carol Cormaci**  
Executive Editor  
[carol.cormaci@latimes.com](mailto:carol.cormaci@latimes.com)

**Beth Raff**  
Advertising Manager  
(424) 225-9928  
[beth.raff@latimes.com](mailto:beth.raff@latimes.com)

10540 Talbert Ave.,  
Suite 300 West,  
Fountain Valley, CA 92708

Reporters:  
**Sara Cardine**, Costa Mesa  
[sara.cardine@latimes.com](mailto:sara.cardine@latimes.com)  
**Lilly Nguyen**,  
Newport Beach  
[lilly.nguyen@latimes.com](mailto:lilly.nguyen@latimes.com)  
**Matt Szabo**, Huntington  
Beach and Sports  
[matthew.szabo@latimes.com](mailto:matthew.szabo@latimes.com)

**Andrew Turner**, Laguna  
Beach and Sports  
[andrew.turner@latimes.com](mailto:andrew.turner@latimes.com)

**Eric Licas**, Public Safety  
[eric.licas@latimes.com](mailto:eric.licas@latimes.com)

**Sarah Mosqueda**, TimesOC  
[sarah.mosqueda@latimes.com](mailto:sarah.mosqueda@latimes.com)

Send Letters to the Editor  
to [erik.haugli@latimes.com](mailto:erik.haugli@latimes.com).  
See Mailbag for guidelines.

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## CROSSWORD ANSWERS

R	U	B	Y		A	M	O	S		B	L	O	B				
I	G	L	O	O		M	A	U	L		R	A	V	E			
S	L	U	M	P		U	N	R	E	F	I	N	E	D			
E	Y	E		I	T	S				E	L	D	E	R	S		
				C	A	N	O	E			P	A	L				
S	C	H	L	E	P					M	I	S	E	R	S		
P	E	E	P	S			T	H	A	N	K		O	W	E		
A	C	E	S			P	R	O	N	G			G	L	E	N	
S	I	S			S	H	O	T	S			S	A	L	A	D	
				L	E	A	N	E	D			S	P	L	I	T	S
						T	O	A				S	H	E	E	N	
S	T	A	T								T	E	A		G	O	B
C	A	R	E			T	A	K	E	R			K	A	P	P	A
A	L	M	S			N	I	L	E				S	K	I	E	D
T	E	S	T			T	A	M	P					A	N	N	E