

Daily Pilot

FRIDAY, JULY 26, 2024 /// dailypilot.com



James Carbone

NEWPORT BEACH natives Kaleigh Gilchrist, left, and Maddie Musselman smile during a press conference announcing the United States Olympic women's water polo team roster at Republique Cafe Bakery & Republique Restaurant in Los Angeles on May 30.

Gilchrist, Musselman share the road to Paris Olympics



Don Leach | Staff Photographer

MADDIE MUSSELMAN shows off her Olympic gold medal during a welcome home block party in Newport Beach in 2021.

BY MATT SZABO

Kaleigh Gilchrist is excellent at both water polo and surfing and is also blessed with an engaging personality that flows as naturally as her curly blond hair.

"She has a good balance of water polo and life outside of water polo," said Maddie Musselman, Gilchrist's teammate on the United States Olympic women's water polo team. "I think people admire that about her. She has so many friends. It's actually insane how many friends she has."

Musselman needs only to look in the mirror to find one of Gilchrist's best friends.

The duo from Newport Beach have traveled similar paths to the Paris Olympics, where they'll be

in search of their third straight gold medal and the fourth straight for Team USA overall. That's true literally as well as figuratively, as they typically would carpool to practice every day.

Gilchrist, a big fan of the Los Angeles Lakers and late star Kobe Bryant, is getting married to Tom Gehret on Aug. 24 — Kobe Bryant Day — a couple of weeks after the Olympics. Musselman, whom Gilchrist calls a forever friend, will be one of her bridesmaids.

"She's clearly one of the best polo players ever, but she's just an all-time human," Gilchrist said. "That makes it easy to get along with her. It's fortunate that the sport brought us together."

See **Share**, page A2

Police beef up patrols in Costa Mesa

Residents ask officials for support after a minor was shot in third known incident of gang violence on west side since June.

BY SARA CARDINE

Costa Mesa Police Department advised residents it may be increasing police presence on the city's west side, following a possibly gang-related shooting Monday during which one unnamed minor was wounded.

CMPD spokeswoman Roxi Fyad reported the incident took place at 2:30 p.m. on the 700 block of Hamilton Street and resulted in a non-life-threatening shoulder injury.

Further information on whether the individual may have been hospitalized was not being released to the public, as the matter is still under investigation. Community members on social media referred to the shooting as a "drive by" but Fyad clarified the only vehicle involved was the one occupied by the person injured.

See **Police**, page A2

Laguna's marine safety chief set to retire

Kai Bond has been appointed to lead the department after Kevin Snow's departure Aug. 18, officials announce.

BY ANDREW TURNER

After rising through the ranks to become the head of the Laguna Beach Marine Safety Department, Kevin Snow has determined the time has come to pass the baton.

Snow has announced his plan to retire as the department's chief next month, city officials announced on Wednesday. His last day will be Aug. 18.

"I am immensely proud of my career with the Marine Safety Department and grateful for the opportunity to serve the Laguna Beach community," Snow said. "It's been a privilege to work alongside such dedicated and professional captains, marine safety officers and lifeguards."

Snow worked within the department for 44 years, beginning

See **Chief**, page A4

Volunteers bring life skills to help keep senior center active

OASIS in Newport serves thousands each month.

BY SUSAN HOFFMAN

Bringing their lifetimes of experience to the task, two retired Newport Beach residents are among the many volunteers who keep OASIS Senior Center humming throughout the year. And they maintain they reap great rewards for their unpaid work.

"Volunteering [at the center] makes me feel good and gives me purpose," said Mike Zimmer-

man, president of Friends of OASIS, the support arm of the facility that raises thousands of dollars annually for its programs, special events and newsletter to augment the \$3.7 million the city earmarks in its budget for the center. "I'm here to assist the senior population in the community."

Before he retired, Zimmerman

See **Center**, page A3



Susan Hoffman

MIKE ZIMMERMAN, president of Friends of OASIS Senior Center, left, talks with fellow board member and treasurer Howard Herzog.

Newport council initiates talks to upgrade Balboa Yacht Basin

BY ERIC LICAS

Plans to renovate a roughly 80-year-old marina near Promontory Bay made progress this week when the Newport Beach City Council agreed to formally enter negotiations with a developer selected to take on the project.

The Balboa Yacht Basin at 829 Harbor Island Drive consists of a 172-slip marina, a restaurant called the Galley Cafe, shipyard, marine store, a small park, offices, storage garages and apartment buildings. These were built in the late 1940s and have fallen into disrepair.

"The buildings within the premises have reached the end of their useful life and require substantial investment to continue operating or to renovate," accord-

THE BALBOA Yacht Basin Club offices.



ing to a report from city staff presented to the City Council at its meeting Tuesday night.

During a study session in April, Council received two proposals regarding the future of the Balboa Yacht Basin. Both would have

preserved the property's function as a marina.

One plan presented by Basin Neighborhood Partners, LLC, would have seen the demolition

See **Upgrade**, page A4



Photos by Don Leach | Staff Photographer

BOATS ARE DOCKED in the Balboa Yacht Basin marina in Newport Harbor in Newport Beach on Thursday.

POLICE

Continued from page A1

Although the shooting took place near Costa Mesa's Pomona Elementary School, the campus was closed due to the summer break and was not occupied at the time, a Newport-Mesa Unified spokeswoman confirmed Thursday.

Monday's incident is at least the third episode of gang-related violence to hit the city's west side in recent months. A 22-year-old man was fatally stabbed June 11 outside a liquor store on the 1700 block of Placentia Avenue,

while a second man, aged 19, was believed to have been assaulted by the same suspects nearby, about 1 mile away from Monday's crime scene.

Two suspects — Israel Antonio Valencia, 25, and Christopher Mathew Pena, 18, both of Costa Mesa — were taken into custody the following day. Court records indicate Valencia pleaded not guilty to a felony murder charge.

Valencia was also charged with a special enhancement for the personal use of a deadly weapon that could add one year to any sentence he may receive. Pena currently faces no charges

stemming from the incident, according to court records.

On June 14, another male adult was reportedly injured in a shooting that occurred near a makeshift memorial erected near the Placentia Avenue liquor store where the fatal stabbing took place.

Police responded to the reported sound of gunshots and located evidence of a shooting at the scene but saw no victims or witnesses. Shortly afterward, an area hospital contacted CMPD to report a man had arrived seeking emergency medical treat-

See **Police**, page A4



NEWPORT BEACH'S Kaleigh Gilchrist, shown dishing to a teammate during an exhibition match against Australia on April 9 at Long Beach City College, is a veteran for Team USA.

James Carbone

SHARE

Continued from page A1

Even though we only live 10 minutes away from each other, if it wasn't for water polo, we probably never would have been as close as we are now.

"She's stuck with me, unfortunately for her, but fortunately for me," Gilchrist added with a laugh.

Team USA opens its title defense on Saturday against Greece, at 6:35 a.m. Pacific time. The following match is against Spain on Monday, in the same time slot.

The Americans play Italy on Wednesday at 9:30 a.m. Pacific before closing out Group B against host France on Friday, also at 9:30 a.m. Pacific.

Gilchrist, a former Newport Harbor High and USC star, is the oldest player on the United States roster at 32. She never played against Musselman, the former CdM and UCLA standout who is seven years her junior, growing up.

Yet the two have formed a deep bond. They actually debuted for Team USA on the same travel trip to the Canada Cup in December 2013, more than a decade ago.

"Our time and beginning on this team was exactly the same, so we've kind of done this entire journey together," Gilchrist said.

Between the triumphs of winning gold in Brazil in 2016 and Japan in 2021, there were challenges.

Musselman had shoulder surgery in July 2018. A year to the day later, Gilchrist was injured when a nightclub balcony collapsed following a win at the FINA World Championships in Gwangju, South Korea, killing two people.

"We've been through a lot of personal injuries where we've kind of been the hype person for each other," Musselman said. "It's glued us together, the adversities we've been through."

Musselman, who earned Olympic MVP honors in Tokyo, is widely regarded as one of the best women's water polo players in the world — maybe even of all time.

"She's inspiring others to be better," United States coach Adam Krikorian said. "That's what the great ones do in any sport."

Gilchrist does it too, in her own way. Musselman called her probably the most professional player on the team, willing to do whatever is required for success.

Yet, challenges have continued. Musselman got married last fall to Pat Woepse, who was diagnosed with a rare form of lung cancer around the same time. She said Gilchrist has been her go-to teammate to confide in things outside of water polo.

Both have strong family pedigrees in athletics. Gilchrist's father Sandy and recently deceased uncle Allen were both two-time Olympians for Canada in

swimming. Musselman's father, Jeff, is a former Major League Baseball pitcher and her mother, Karen, played soccer at Rutgers.

"We're just in phases of our life that are similar, and we've been through a lot that's been similar," Maddie Musselman said. "I'm just very thankful for Kaleigh. I definitely wouldn't be able to keep playing without her love and support, especially given all of the things outside of water polo that are going on. I feel like she allows me to just keep playing water polo and also remember why I do it."

Newport Harbor High water polo coach Ross Sinclair coached Musselman for two years as CdM and also has a good friendship with Gilchrist, who shares of his love of the Lakers and Bryant.

The "Mamba Mentality" that Bryant championed is something that Gilchrist feels has also strengthened her during challenging times.

"How cool is that, to have two of the best players in the world coming from Newport Beach, one from Newport Harbor and one from CdM?" Sinclair said. "It's inspiring stuff. They're both just incredible role models. It's really cool to see them both do their thing and have the success that they're having."

"I think the friendship that they have is nothing but beautiful."

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NOTICE TO CREDITORS OF BULK SALE AND INTENTION TO TRANSFER ALCOHOLIC BEVERAGE LICENSE

(U.C.C. 6101 et seq. and B & P 24073 et seq.)
Escrow No. 2296-55

Notice is hereby given to creditors of the within named Seller that a bulk sale is about to be made of the assets described below:

The name(s) and business address(es) of the Seller(s)/Licensee(s) is/are: **SEABIRDS LONG BEACH LLC, 406 FALLINGSTAR, IRVINE, CA 92614**

The location in California of the chief executive office of the Seller is: **SAME**

The name(s) and business address(es) of the Buyer(s)/Transferee(s) is/are: **LAZY DOUGH, 18903 SANTA CATHERINE STREET, FOUNTAIN VALLEY, CA 92708**

As listed by the Seller/Licensee, all other business names and addresses used by the Seller/Licensee within three years before the date such list was sent or delivered to the Buyer/Transferee are: **NONE**

The assets to be sold are described in general as: **FURNITURE, FIXTURES, EQUIPMENT, GOODWILL, AND ABC LICENSE** and are located at: **975 E. FOURTH STREET, LONG BEACH, CA 90802**

The ABC License to be transferred is: **ON-SALE BEER & WINE EATING PLACE License No. 41-582577**

Now issued for the business known as: **SEABIRDS KITCHEN**

The anticipated date of the bulk sale is **UPON ISSUANCE OF THE PERMANENT ABC LICENSE TO BUYER** at the office of: **INNOVATIVE ESCROW, INC., 28212 KELLY JOHNSON PKWY, STE. 110, VALENCIA, CA 91355**

The amount of the purchase price or consideration in connection with the transfer of the license and business, including the estimated inventory, is the sum of **\$195,000.00**, which consists of the following: **DESCRIPTION, AMOUNT: CASH \$195,000.00**

It has been agreed between the Seller/Licensee and the intended Buyer/Transferee, as required by Sec. 24073 of the Business and Professions Code, that the consideration for the transfer of the business and license is to be paid only after the transfer has been approved by the Department of Alcoholic Beverage Control.

Dated: **7-17-24**
SEABIRDS LONG BEACH LLC, Seller/Licensee
LAZY DOUGH, Buyer/Transferee
ORD-2541087-5 DAILY PILOT 7/26/24

BSC 225462 NOTICE OF PETITION TO ADMINISTER ESTATE OF: THOMAS CY MOURADICK 30-2024-01409118-PR-PW-CMC

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

A PETITION FOR PROBATE has been filed by **H. Raymond Savoian** in the Superior Court of California, County of **ORANGE**.

THE PETITION FOR PROBATE requests that **H. Raymond Savoian** 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 **Sept 11, 2024 at 1:30 p.m. in Dept. CM08** located at: 3390 HARBOR BLVD. COSTA MESA, CA 92626

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 (occourts.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 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:
JOHN F. NOLAN, ESQ
LAW OFFICE OF JOHN F. NOLAN
26000 TOWNE CENTRE DR., STE 200
FOOTHILL RANCH, CA 92610
Published in the NEWPORT HARBOR NEWS PRESS combined with the DAILY PILOT on: 7/19, 7/25 & 7/26/2024

THE DAILY COMMUTER PUZZLE

By Stella Zawistowski

- ACROSS**
1 Chucked
6 Chat
10 Vaulter's equipment
14 "The March King"
15 Baking appliance
16 "Have you _ seen him?"
17 Makes socks
18 Quality of a color
19 Equipment
20 Yosemite or Yellowstone: 2 wds.
23 "Perfect" score
24 "_ the season!"
25 Arrived
28 Layered sandwich
32 Football kicks
36 In the past
37 Root beer brand
39 Certain
40 Dastardly man
41 Musical set in Argentina
42 Disburdened (of)
43 Made a knot
45 Sofas and chairs
46 Jamaican music genre
47 Small cove
49 "_ a Lady" (Tom Jones song)
50 TikTok user, often
51 Neptune's domain
53 _ out a living
55 Sport with pompoms
61 Needy
62 Wild pig
63 Goods in a hold
66 Underlying cause
67 Shrek, e.g.
68 Work, as bread dough
69 Makes a selection
70 Civil rights icon
Parks
71 Fashion sense

1	2	3	4	5	6	7	8	9	10	11	12	13		
14						15				16				
17						18				19				
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61						62				63		64	65	
66						67					68			
69						70					71			

SUDOKU

By the Mephram Group

Complete the grid so each row, column and 3-by-3 box (in bold borders) contains every digit, 1 to 9. For strategies on how to solve Sudoku, visit sudoku.org.uk.

			5	2				
	2			4		7		
		5				4		
7	3			6		2		
	8	3		1		7		
		9				3		
		6		1			4	
				7	9			

For answers to the crossword and Sudoku puzzles, see page A3.

- DOWN**
1 Disapproving noise
2 Sweetie
3 Cause to fail
4 Fancy property
5 Don't use wisely
6 "The Wizard of Oz" dog
7 Mary Kay competitor
8 Ginger Horne
9 Got ready to pray
10 Flying horse of myth
11 Finished
12 Plumbing

- problem
13 Mess up
21 Fractions of feet
22 Die marking
25 Spiny plants
26 Once more
27 Runway walker
29 Exists
30 Bathsheba's husband
31 Midler or Davis
33 Doctor's colleague
34 Kid's vehicle, for short
35 Family vehicle
38 Was impertinent to
44 Leaves high and dry
48 Golf peg
50 Landlord's customer
52 Shaded recess
54 Just for _
55 Chicken shelter
56 Owl's sound
57 Company emblem
58 "I'm all _!"
59 Field of _ expertise
60 _ Poupon mustard
61 Non-amateur
64 _ pal (female friend)
65 Poem of praise

Tribune Media Services

CENTER

Continued from page A1

ran a sales and marketing business geared toward the automotive industry. His experience has served him well in his volunteer leadership role at OASIS.

"I'm a car enthusiast along with motorcycles and anything with an engine," laughed Zimmerman. "I still enjoy sales and marketing."

It's no surprise then that the sixth annual car show, coming up on Sept. 14, was Zimmerman's brainchild.

"When I eventually sold my business I couldn't imagine myself here at OASIS," said Zimmerman. "When people retire they look for things to do like golf, boating, lawn bowling, pickleball."

Zimmerman's philosophy on retirement is that one needn't look too hard for a purpose. "You won't find it, it will find you," he said.

Zimmerman, who first discovered OASIS when he attended an exercise class there with his wife 10 years ago, said "I really looked, and boom, it found me," said "I've been president of Friends of OASIS for six years and I'm here every day volunteering, putting in at least 20 hours a week."

'BEATS ANY EXPERIENCE'

"I think Newport Beach has the best senior center

in the United States, it beats any experience you've had," said OASIS member Howard Herzog, a lifelong volunteer. "It's amazing! Everyone is a volunteer. What an amazing place."

In recognition for his support enriching the lives of seniors, a plaque presented in 1984 by the Board of Trustees of the Educational Alliance is proudly displayed on a wall in Herzog's Newport Beach home.

"My job as trustee of the Wallace S. Whittaker Foundation within the Educational Alliance of New York City was to oversee the senior services, which is how I got involved with seniors," said the New York native.

Herzog moved full time to Newport Beach in 1988 while continuing to maintain his insurance brokerage office in New York until its closure during the COVID-19 pandemic.

For nearly 30 years, Herzog has volunteered his services in a variety of Newport Beach organizations. The last three years his volunteer job has been treasurer for the Friends of OASIS.

"I organize finances, set up budgets and see that we don't overspend," Herzog said. "I'm also on the Newport Beach Civil Service Board, which is a volunteer position appointed by the City Council." The board provides oversight and advice to the council, primarily addressing city personnel issues.



DANCING UNDER the disco ball was the place to be during a past event at OASIS Senior Center.

Susan Hoffman

He has also served as a commissioner on the Newport Beach Arts Commission and was an integral part of forming the Newport Beach Arts Foundation.

Herzog's list of qualifications is long. He is a CPA, a Chartered Global Management Accountant, an attorney and insurance investigator for the jewelry and fine arts industry. When he's not volunteering, he works as a consultant with Jewelers Mutual insurance.

Although Zimmerman and Herzog bring to the table different backgrounds and credentials, it's their common goal to build together a strong and effective community at the center, which sees up to 12,000 participants per month.

"This isn't your mom and dad's senior center," said Zimmerman. "This is a corporation, a lot of things are happening here that did not happen a decade ago — computer technology, fundraising, concerts — all to try to get the community involved in all these facets.

That's our goal." Zimmerman said the Friends of OASIS membership currently totals about 3,500. "We are all volunteers in one sense or another," he said. "Depending on the event, like the yearly rummage sale ... there are literally hundreds of volunteers that help."

OASIS Senior Services Manager Melissa Gleason confirmed there are roughly 150 volunteers. "And, as Mike mentioned, this number increases due to the size of the event and the need for more help."

Susan Hoffman is a contributor to the Daily Pilot.

Daily Pilot

A Times Community News publication.

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The Daily Pilot, established in 1907, is published Thursday through Sunday by Times Community News, a division of the Los Angeles Times. Subscriptions are available only by subscribing to The Times, Orange County.

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CROSSWORD AND SUDOKU ANSWERS

T	H	R	E	W		T	A	L	K		P	O	L	E
S	O	U	S	A		O	V	E	N		E	V	E	R
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O	P	T	S		R	O	S	A		S	T	Y	L	E

1	4	7	5	9	2	6	8	3
9	2	3	6	4	8	7	5	1
8	6	5	1	3	7	4	9	2
7	3	1	9	5	6	8	2	4
6	8	4	3	2	1	5	7	9
5	9	2	7	8	4	1	3	6
4	7	9	2	6	5	3	1	8
2	5	6	8	1	3	9	4	7
3	1	8	4	7	9	2	6	5

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On August 5, 2024 at 01:30 PM, at the North front entrance to the County Courthouse at 700 Civic Center Drive West, Santa Ana, CA 92701, 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 September 30, 2021 as Instrument No. 2021000606331, of official records in the Office of the Recorder of Orange County, California, executed by LIDO 10, LLC, A(N) CALIFORNIA LIMITED LIABILITY COMPANY, as Trustor(s), in favor of RIVERBEND FUNDING, LLC, A DELAWARE LIMITED LIABILITY 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: AS MORE FULLY DESCRIBED IN SAID DEED OF TRUST 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: 622 CLUBHOUSE AVE, NEWPORT BEACH, CA 92663 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 trust 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 \$3,222,919.56 (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 Nationwide Posting & Publication at 916.939.0772 for information regarding the Trustee's Sale or visit the Internet Website www.nationwideposting.com for information regarding the sale of this property, using the file number assigned to this case, CA2000010-23-25. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Website. The best way to verify postponement information is to attend the scheduled sale. Notice to Tenant NOTICE TO TENANT FOR FORECLOSURES AFTER JANUARY 1, 2021 You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 916.939.0772, or visit this internet website www.nationwideposting.com, using the file number assigned to this case CA2000010-23-25 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. Date: June 25, 2024 MTC Financial Inc. dba Trustee Corps TS No. CA2000010-23-25 17100 Gillette Ave Irvine, CA 92614 Phone: 949-252-8300 TDD: 711 949-252-8300 By: Bobbie La Flower, Authorized Signatory SALE INFORMATION CAN BE OBTAINED ONLINE AT www.nationwideposting.com FOR AUTOMATED SALES INFORMATION PLEASE CALL: Nationwide Posting & Publication AT 916.939.0772 NPP0462384 To: NEWPORT HARBOR NEWS PRESS COMBINED WITH DAILY PILOT 07/12/2024, 07/19/2024, 07/26/2024

Legal Notices

SUMMONS (CITACION JUDICIAL) CASE NUMBER (Número del Caso): 30-2023-01360145-CU-PA-CUC

NOTICE TO DEFENDANT: (AVISO AL DEMANDADO): ROBIN WINDMILL FOSTER; and DOES 1 TO 50

YOU ARE BEING SUED BY PLAINTIFF: (LO ESTÁ DEMANDANDO EL DEMANDANTE) GREGORY STUART SMYLIE

NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.

You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.

There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (www.lawhelpcalifornia.org), the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), or by contacting your local court or county bar association. **NOTE:** The court has a statutory lien for waived fees and costs on any settlement or arbitration award of \$10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case.

¡AVISO! Lo han demandado. Si no responde dentro de 30 días, la corte puede decidir en su contra sin escuchar su versión. Lea la información a continuación.

Tiene 30 DÍAS DE CALENDARIO después de que le entreguen esta citación y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y más información en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov), en la biblioteca de leyes de su condado o en la corte que le quede más cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le dé un formulario de extensión de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podrá quitar su sueldo, dinero y bienes sin más advertencia.

Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remisión a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services (www.lawhelpcalifornia.org), en el Centro de Ayuda de las Cortes de California, (www.sucorte.ca.gov) o poniéndose en contacto con la corte o el colegio de abogados locales. **AVISO:** Por ley, la corte tiene derecho a reclamar las cuotas y los costos extensos por imponer un gravamen sobre cualquier recuperación de \$10,000 o más de valor recibida mediante un acuerdo o una concesión de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.

The name and address of the court is: (El nombre y dirección de la corte es): SUPERIOR COURT OF CALIFORNIA, COUNTY OF ORANGE Central Justice Center 700 Civic Center Drive West Santa Ana, CA 92701

The name, address, and telephone number of the plaintiff's attorney, or plaintiff without an attorney, is: (El nombre, la dirección y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es): Richard A. Jordensen, Jorgensen & Salberg, LLP 15137 Woodlawn Ave Tustin, CA 92780 949-851-9900

Date: 10/27/2023

David H. Yamasaki Clerk of the Court (Secretario)

S. Burns Deputy (Adjunto)

Published in the Daily Pilot 7/25, 8/1, 8/8, 8/15/2024

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UPGRADE

Continued from page A1

of all structures on the property except for the restaurant and the construction of 10 new single-family homes. The other, put forth by Burnham-Ward Properties, proposed the removal of residential rentals at the marina in addition to the renovation of all of the buildings, expansions to outdoor dining space at the restaurant, an increase in the size and number of office and storage units as well as improvements to a small park at the site, Myrtle Park.

City officials ultimately opted for the latter proposal, and the City Council approved a two-year nego-



THE POPULAR Galley Cafe in the Balboa Yacht Basin marina in Newport Beach.

Don Leach Staff Photographer

tiating agreement with Burnham-Ward Properties. Both parties expect to finalize plans to develop and lease the Balboa Yacht Basin within that time frame.

Negotiations will take into account the concerns of nearby residents, which were voiced at town hall

meetings and solicited in a survey. As of Tuesday, 88 people had responded, with comments expressing a desire to limit the height of the renovated buildings and improved safety at the marina and calling for amenities like Wi-Fi, ice machines and a coffee cart at the site. Respondents

also sought installation of a sidewalk on Harbor Island Drive.

“Our community along with the beacon bay community will be most impacted by any modifications to the Balboa Yacht Basin,” Will Kenney of the Promontory Bay Community Assn., a group representing 62 local homeowners. “As we stated at the April 9 City Council meeting, our association wants to be involved in what we hope will be a collaborative process with city staff and the selected developer so that the final project, when it is brought to you for review and approval, will be something we can all support.”

eric.lucas@latimes.com
Twitter: @EricLicas



Andrew Turner

VISITORS PAY their respects at a memorial outside of a liquor store in the 1700 block of Placentia Avenue in Costa Mesa, where a man was fatally stabbed on June 11.

POLICE

Continued from page A2

ment for a non-life-threatening gunshot wound.

Two suspects in that case — 19-year-old Erik Garcilazo and Elmer Suarez-Morales, 20 — were located and both charged with five counts apiece of attempted murder and assault with a semiautomatic firearm, City News Service reported in June. They both pleaded not guilty to all charges during a July 17 arraignment hearing.

A petition posted online Tuesday by neighborhood resident Derek Sabori at Change.org asks the Costa

Mesa City Council to do something to stop acts of violence from terrorizing residents on the city's west side.

“Overall, there is a need for — and we are requesting — increased oversight and attention and information during this heightened time of concern and chaos,” reads the petition, which had, by Thursday, garnered 110 signatures.

“We are pleading with [the] City Council to make this a priority. Help stop the dangerous chaos in west-side Costa Mesa and keep our community thriving.”

sara.cardine@latimes.com
Twitter: @SaraCardine

MARKETPLACE

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Legal Notices

Legal Notices

Legal Notices

LEGAL NOTICE

NOTICE OF PUBLIC HEARING
Planning Commission
Council Chambers
505 Forest Avenue
Laguna Beach, CA 92651
Wednesday, August 7, 2024 at 6:00 P.M.

The CITY OF LAGUNA BEACH will hold a public hearing on the request below. You may participate in-person at City Hall. Case No.: Temporary Use Permit 24-1393 and Coastal Development Permit 24-1421, Address: SCE Arch Substation located between 230 and 260 Diamond Street | APN: None, Applicant: City of Laguna Beach Public Works and Utilities Department, Property Owner: Southern California Edison, Application Filing Date: June 24, 2024, PROJECT DESCRIPTION: The applicant requests a Temporary Use Permit and Coastal Development Permit for construction staging for the Woods Cove Underground Utility Assessment District 2014-2 project on an unoccupied Southern California Edison substation lot. The property is located within the C-1, Local Business District. The storage yard would be accessed between 7:30 a.m. and 4:30 p.m., Monday through Friday, excluding City-observed holidays, from August 22, 2024, to August 22, 2025. There are no previously approved entitlements on the property. COASTAL ZONE: This project is located within a non-appealable area of the Coastal Zone. CEQA: Staff recommends the Planning Commission determine that the proposed project is categorically exempt pursuant to the California Environmental Quality Act Guidelines, Section 15304 - Minor Alterations to Land, in that the project consists of minor alterations in the condition of land, water, and/or vegetation which do not involve removal of healthy, mature, scenic trees. MORE INFORMATION: The property is not required to be staked with story poles. The agenda packet will be available on the City's website at least 72 hours prior to the scheduled public hearing (<https://www.lagunabeachcity.net/live-here/city-council/meetings-agendas-and-minutes>) and at the Community Development Department public counter during the following hours: Monday - Thursday: 7:30am - 3:00pm and 7:30am - 12:00pm alternating Fridays (closed alternating Fridays). HOW TO COMMENT: For additional information, contact City staff: Pierre Sawaya, Senior Project Manager at psawaya@lagunabeachcity.net or (949) 497-0751. Comments may be made during the Public Hearing. In order to allow sufficient time for staff to review and consider your written comments, written comments will be accepted for consideration up until the close of business (i.e., 5:30 p.m.) on the business day before the Public Hearing is scheduled. Pursuant to the Americans with Disabilities Act, persons with a disability who require a disability-related modification or accommodation to participate in a meeting may request such modification or accommodation from the Planning Division at (949) 497-0753. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to assure accessibility to the meeting. Pursuant to California Government Code Section 65009(b), if you challenge this application in court, the issues raised shall be limited to those raised in the public hearing or in written correspondence delivered to the public agency prior to, or at, the public hearing.

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Legal Notices

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CITY OF LAGUNA BEACH: ADOPTION OF ORDINANCE NO. 1704 REGARDING THE STREAMLINING OF ARTIST OCCUPANCY PERMIT APPLICATIONS Ordinance No. 1704 entitled "AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LAGUNA BEACH, CALIFORNIA, AMENDING CERTAIN PORTIONS OF CHAPTER 25.16 OF THE LAGUNA BEACH MUNICIPAL CODE AND THE CITY'S LOCAL COASTAL PROGRAM TO STREAMLINE REVIEW OF ARTIST OCCUPANCY PERMIT APPLICATIONS, AND DETERMINING THE ORDINANCE TO BE EXEMPT FROM CEQA" was introduced at the City Council meeting of July 9, 2024, and adopted on July 23, 2024, on the following 5-0 vote: AYES: Orgill, Weiss, Whalen, Rounaghi, Kempf; NOES: None; ABSENT: None. Ann Marie McKay, City Clerk

CITY OF LAGUNA BEACH: ADOPTION OF ORDINANCE NO. 1703 REPEALING IN ITS ENTIRETY ORDINANCE NO. 1675 Ordinance No. 1703 entitled "AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LAGUNA BEACH, CALIFORNIA, REPEALING IN ITS ENTIRETY ORDINANCE NO. 1675 PERTAINING TO MASS, SCALING, HEIGHT, AND PARKING WITHIN THE COMMERCIAL DISTRICTS, IN LIEU OF HOLDING A REFERENDUM ELECTION, PURSUANT TO CALIFORNIA ELECTIONS CODE SECTION 9241" was introduced at the City Council meeting of July 9, 2024, and adopted on July 23, 2024, on the following 3-1 vote: AYES: Whalen, Rounaghi, Kempf; NOES: Weiss; ABSENT: None, ABSTAIN: Orgill. Ann Marie McKay, City Clerk

COSTA MESA SANITARY DISTRICT ORANGE COUNTY, CALIFORNIA

NOTICE INVITING SEALED PROPOSALS (BIDS)

NOTICE IS HEREBY GIVEN that the Board of Directors of the Costa Mesa Sanitary District invites and will receive sealed proposals (bids) for furnishing all labor, materials, equipment, transportation, permits, and other items necessary for the construction of the following project:

Hitchcrafters Building Demolition, 2252 Fairview Road, Costa Mesa

Project No. 350

The project involves the demolition and removal of an existing 1,160 s.f. building and concrete slab foundation, including excavation and removal of buried hydraulic lift cylinders. All utilities serving the existing building to be disconnected and capped per utility company requirements. The project also includes removal and replacement of approximately 4,800 s.f. of A.C. pavement. All as more particularly described on the project plans. A General Engineering Contractor's Class A or C-21 License is required for this project.

The Engineer's Estimate for this project is: \$93,551.

Bids will be received by the Costa Mesa Sanitary District office at 290 Paularino Avenue, Costa Mesa, California until the hour of **10:00 a.m. on the Wednesday August 28, 2024**, at which time they will be opened publicly and read aloud in the Board Conference Room. Sealed proposals shall bear the title of the project and the name of the bidder. Any bid received after the scheduled bid opening time shown above will not be accepted and returned to the bidder unopened. It shall be the sole responsibility of the bidder to seal and deliver the bid proposal to the district office at or before the time specified in this notice provided. A set of the approved contract documents including plans and specifications may be obtained from the Costa Mesa Sanitary District Website:

www.cmsdca.gov/bids

There is a mandatory pre-bid meeting at 11:00 a.m. on Wednesday July 31, 2024. The pre-bid meeting will be held at the Costa Mesa Sanitary District Yard, 174 W. Wilson St., Costa Mesa, CA. Parking is limited.

All questions regarding the project must be submitted by 5:00 PM Friday August 16, 2024. Questions must be submitted by email to:

DSaidi@RobHammers.com

The Contractor shall comply with the provisions of the California Labor Code, the prevailing rate and scale of wages determined by the Director of the Department of Industrial Relations, State of California. Prevailing rates shall be paid to all workers employed in the performance of the contract. Such rates of wages are on file with the Department of Industrial Relations and in the office of the district and are available to any interested party upon request. The contractor is responsible for all penalties prescribed for noncompliance with these provisions.

Each bid shall be submitted on the Bid Proposal Form furnished as part of the contract documents, and shall be accompanied by a certified check, a cashier's check or a bidder's bond in an amount not less than 10-percent of the amount of the bid, made payable to the Costa Mesa Sanitary District. The check or bond shall be given as a guarantee that the bidder will enter into a contract with the district and furnish the required payment and performance bonds and certificates of insurance and endorsements if awarded the work. The check or bond will be declared forfeited if the successful bidder does not enter into the contract or furnish the required bonds and insurance forms under the time frame specified in the construction agreement.

It is imperative that the bidders carefully review this notice and the District's standard construction agreement and insurance forms. The successful bidder will be required to comply with all requirements in the standard construction agreement and insurance forms. In the event of failure or inability to meet these requirements after the award of contract, the District shall have the right to reject the bid and/or declare a forfeiture of the bid bond.

Pursuant to California Contract Code Section 22300, CONTRACTOR will be entitled to post approved securities with the District or an approved financial institution in order to have the District release funds retained by the District to insure performance of the contract.

No bidder or subcontractor shall be listed in a bid proposal unless registered with the Director of Industrial Relations pursuant to Labor Code Section 1725.5.

Liquidated damages in the sum of \$250 per day shall be imposed for each unexcused day beyond the contract completion date.

The Board of Directors of the District reserves the right to select the schedule(s) under which the bids are to be compared and contract(s) awarded, to reject any and all bids, and to waive any and all irregularity in any bid.

Dated: 7/26/2024

BY ORDER OF THE BOARD OF DIRECTORS OF THE COSTA MESA SANITARY DISTRICT



File Photo

KAI BOND, center, seen during lifeguard tryouts at Main Beach in 2022, has been appointed to serve as Laguna Beach's marine safety chief following the retirement of Kevin Snow, whose last day will be Aug. 18.

CHIEF

Continued from page A1

as a rookie ocean lifeguard in 1981. He moved up through the various lifeguard classifications, becoming an officer, lieutenant and captain, before being promoted to his current post in 2009.

Some of the more recent developments during Snow's tenure included implementing beach protocols during the coronavirus pandemic, overseeing operations along all of the city's coastline after the acquisition of South Laguna beaches from the county, and the return of the city's rescue vessel program.

“Kevin Snow has been an exemplary leader and a cornerstone of our marine safety team,” Mayor Sue Kempf said. “His dedication and professionalism have not only safeguarded our beaches but also inspired his team to uphold the highest standards of life-guarding.”

City Manager Dave Kiff announced the appointment of Marine Safety Capt. Kai Bond as Snow's successor to lead the department. The move repeats history, as Snow was promoted to

department head by then City Manager Ken Frank following the retirement of former Marine Safety Chief Mark Klosterman.

“Kai Bond has demonstrated exceptional dedication and leadership over nearly three decades with the marine safety department,” Kiff said. “His extensive experience and deep-rooted commitment to the safety of our community and beachgoers make him the ideal choice for marine safety chief.”

Bond, who will step into his new role of leadership on Aug. 5, said he was “deeply honored” by the appointment.

“I look forward to leading our dedicated lifeguards and ensuring that our beaches remain safe and welcoming for all visitors,” Bond said. “Chief Snow has been an incredible leader and a mentor, and we have greatly benefited from his leadership over the last 40-plus years.”

No stranger to the Laguna Beach surfline, Bond had been around the city's marine safety team since joining the junior lifeguards program at the age of 8. He has worked for the department for 29 years.

A Laguna Beach native, Bond now lives in nearby Laguna Hills with his wife, Tanya, and their two daughters.

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