

Daily Pilot

THURSDAY, JANUARY 25, 2024 /// dailypilot.com

Skepticism remains over H.B. book review board



File Photo

AN AUDIENCE MEMBER holds a sign opposing book censorship at a Huntington Beach City Council meeting last June.

Ocean View School District trustee sends letter to mayor regarding apparently erroneous posting on city's website.

BY MATT SZABO

Huntington Beach is moving ahead with creating a parental committee that would review and possibly stop children's books it deems offensive from entering the public library.

A recent posting on the city website, however, drew the ire of at least one citizen.

Ocean View School District trustee Gina Clayton-Tarvin sent a "cure and correct" demand letter to Mayor Gracey Van Der Mark on Saturday after incorrect infor-

mation was included on a city posting dated Jan. 11 regarding the committee.

Resolution No. 2023-41, passed by the conservative majority City Council on a 4-3 vote last October, calls for a parent/guardian review board of up to 21 adults to be established, with each City Council member able to appoint up to three members to the board.

The Jan. 11 posting on the city website, however, states that the committee members would be selected only by the council liaisons.

Clayton-Tarvin's letter alleges a Brown Act violation and accuses the City Council of trying to "hoodwink our H.B. community with this bait and switch."

"Even if it's a not a violation of the Brown Act, it's a violation of

their own resolution, which then becomes a violation of California law," Clayton-Tarvin said during a phone interview Tuesday. "I wrote it to the mayor because the chair of the meeting is who's in charge."

Clayton-Tarvin received an email response from City Atty. Michael Gates confirming that the posting had errors in it, and stating they would be corrected. His email assured her the posting, which was seeking applicants for a four-year term on the children's book review committee, would be taken down, and he was looking into how the errors occurred.

Gates said Tuesday the initial response from the city manager's office was that the wrong wording was inadvertently posted.

See **Review**, page A2

Fatal freeway shooting case goes to jury

Prosecutors, defense argue over degree to which suspect should be held responsible for the death of 6-year-old.

BY ANDREW TURNER

In closing arguments Wednesday in the trial of Marcus Anthony Eriz for his role in the 2021 freeway shooting death of a Costa Mesa child, the defense sought to lessen a second-degree murder charge to manslaughter.

The case is now in the hands of the jury for its deliberations.

Eriz, 26, of Costa Mesa, stands accused in the incident that resulted in the death of 6-year-old Aiden Leos, on May 21, 2021. The defendant faced the second-degree murder charge and a count of shooting at an occupied motor vehicle, both felonies, and a sentencing enhancement for discharging a firearm, causing death.

The day began with the prosecution and the defense agreeing to a pair of facts in the case: that a bullet passed through Aiden's liver, lung and heart before exiting through his right abdomen, and that the boy died of a perforating gunshot wound.

Evidence to be considered included a look at comments made by Eriz while being interviewed by investigators. Senior Deputy Dist. Atty. Daniel Feldman submitted to the jury that Eriz told authorities he had been carrying a gun with him in the car for months because people had been "hostile" on the roadways.

The prosecution reminded ju-

See **Case**, page A4



Don Leach | Staff Photographer

A GREAT BLUE HERON builds a nest in a eucalyptus tree behind the library in Newport Beach where a proposed public works project may threaten the future of the towering old tree. It's not the first time residents have rallied to save the tree beside the Balboa Branch Library.

Project threatens eucalyptus where great blue herons nest

BY LILLY NGUYEN

A proposed library and fire station project on the Balboa Peninsula might force the removal of a nearby eucalyptus tree known to be a great blue heron nesting area, prompting both environmentalists and nearby residents to sound the alarm.

The project was presented at a recent Board of Library Trustees meeting, during which early designs were presented by COAR Design Group for the replacement of the Bal-

boa Branch Library and Fire Station No. 1 on Balboa Boulevard. The library was built in 1929, while the fire station was constructed in 1962.

According to a 2021 study of the condition of city facilities, both buildings are considered to be in poor shape and in need of up-

dates to bring them to current standards. Proposed changes to the facilities include a playground, parking, outdoor programming and storage of public works beach equipment. Improvements to accessibility and

See **Project**, page A3

HIGH SCHOOL FOOTBALL

A familiar face, Matt Burns, will lead Newport Harbor football

BY MATT SZABO

Matt Burns lives close to Newport Harbor High School. How close? He skateboards to his job as a biology teacher there.

"I'm literally across the street," he said. "I take a right turn, and Davidson Field is right there. I can hear the noise from my house."

Burns will be spending much time at the field in the coming months. Last week, he was named the 18th Newport Harbor football head coach in program history.

Burns takes over for Peter Loft-house, who resigned after six seasons to coach at his alma mater, El Toro.

The connection to Newport Harbor runs deep for Burns, 48, and his family. He and his wife



Courtesy of Newport Harbor High School

MATT BURNS has been named the 18th head football coach of Newport Harbor High School.

See **Burns**, page A4



KETCHUM LIBOLT PARK, a pocket park located at 2150 Maple Street in Costa Mesa, where improvements are planned.

Don Leach Staff Photographer

Costa Mesa starts to move on \$11.2M in park upgrades

BY SARA CARDINE

Costa Mesa city leaders are beginning to move on a series of park improvements made possible by \$11.2 million in funding from two local legislators seeking to expand access to public open space.

Officials have been planning on how to best spend funds received in July 2022, when state Sen. Dave Min (D-Irvine) an-

nounced he'd earmarked \$10 million from the state's budget to help expand Shalimar Park on the city's west side and restore portions of Fairview Park.

A .18-acre pocket park sandwiched between two residential apartment buildings at 782 Shalimar Drive, the site is one of just a few areas of public open space available to west-side resi-

See **Park**, page A2

THE COACH HOUSE

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TICKETS & DINNER RES: 949-496-8930



SAT, FEB 3
GLENN HUGHES



TUE, FEB 6
RICKIE LEE JONES



WED, FEB 14
OTTMAR LIEBERT



THU, FEB 15
KARLA BONOFF

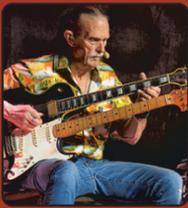
- 1/26 PETTY BREAKERS (TOM PETTY TRIBUTE)
- 1/28 THE FOUR FRESHMEN
- 2/2 QUEEN NATION (QUEEN TRIBUTE)
- 2/3 GLENN HUGHES DEEP PURPLE SET - 50TH ANNIVERSARY OF BURN
- 2/6 RICKIE LEE JONES
- 2/9 FAST TIMES (80s CONCERT EXPERIENCE)
- 2/10 JOURNEY USA (JOURNEY TRIBUTE)
- 2/14 OTTMAR LIEBERT & LUNA NEGRA
- 2/15 KARLA BONOFF
- 2/16 PRINCE AGAIN (PRINCE TRIBUTE)
- 2/17 THE MOTELS
- 2/18 ALBERT CUMMINGS
- 2/22 SHAWN PHILLIPS
- 2/23 BEATLES VS STONES - A MUSICAL SHOWDOWN
- 2/24 DADA
- 2/25 KEN GARCIA
- 2/29 FOOZ FIGHTERS / PEARL JAMMED
- 3/1 G. LOVE & SPECIAL SAUCE
- 3/2 "2 ENGLISHMEN ABROAD" AN EVENING WITH ROBERT FRIPP & DAVID SINGLETON
- 3/3 WALTER TROUT RECORD RELEASE PARTY
- 3/7 THE BODEANS
- 3/8 THE TUBES
- 3/9 SUPER DIAMOND (NEIL DIAMOND TRIBUTE)
- 3/13 REVEREND HORTON HEAT / DALE WATSON / JASON D WILLIAMS
- 3/14 COLIN JAMES
- 3/15 THE FENIANS
ST. PATRICK'S DAY CELEBRATION
- 3/16 ARMAGEDDON (DEF LEPPARD TRIBUTE) / MOTLEY 2 (MOTLEY CRUE TRIBUTE)
- 3/23 THE HIGHWAYMAN SHOW
(CASH, NELSON, JENNINGS, KRISTOFFERSON TRIBUTE)



SAT, FEB 17
THE MOTELS



SUN, FEB 18
ALBERT CUMMINGS



THU, FEB 22
SHAWN PHILLIPS



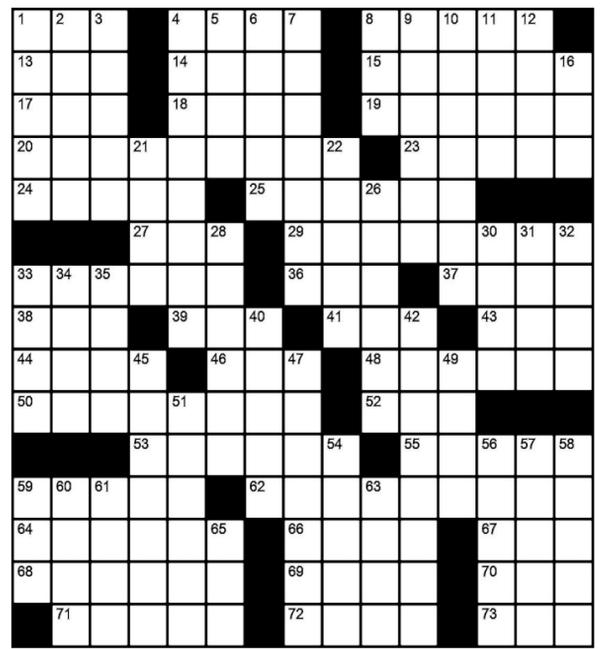
SAT, MAR 2
Robert Fripp
David Singleton

- 3/24 NELSON
- 3/28 HERMAN'S HERMITS STARRING PETER NOONE
- 3/29 HERMAN'S HERMITS STARRING PETER NOONE
- 3/30 WAYNE NEWTON
- 3/31 LYNCH MOB - THE FINAL RIDE
- 4/4 THE KINGSTON TRIO
- 4/5 ULI JON ROTH
- INTERSTELLAR SKY GUITAR TOUR
- 4/6 RONSTADT REVIVAL (LINDA RONSTADT TRIBUTE)
- 4/7 CINDERELLA'S TOM KEIFER
- 4/10 JOAN OSBORNE ACOUSTIC TRIO
- 4/11 JIMMIE VAUGHAN
- 4/12 ROGER CLYNE & THE PEACEMAKERS
- 4/13 TINSLEY ELLIS
- 4/14 THE FABULOUS THUNDERBIRDS
- 4/18 SPONGE
- 4/19 RICHIE FURAY
- 4/20 GEOFF TATE
- 4/21 VONDA SHEPARD
- 4/25 ISRAEL VIBRATION & ROOTS RADICS
- 4/26 FIVE FOR FIGHTING WITH STRING QUARTET
- 4/27 KIDS OF CHARLEMAGNE (STEELY DAN TRIBUTE)
- 5/5 OINGO BOINGO FORMER MEMBERS
- 5/7 BLUES TRAVELER
- 5/9 CALIFORNIA GUITAR TRIO
W/PEPPINO D'AGOSTINO
- 5/15 MR BIG - THE BIG FINISH TOUR
- 5/17 JOHN CRUZ
- 5/18 VENICE
- 5/19 THE LETTERMEN
- 5/24 DSB (JOURNEY TRIBUTE)
- 5/31 YACHTY BY NATURE
- 6/6 HOWIE DAY
- 6/14 AMBROSIA
- 6/16 ELVIN BISHOP BIG FUN TRIO
- 6/21 DESPERADO (EAGLES TRIBUTE)
- 6/22 DESPERADO (EAGLES TRIBUTE)
- 6/29 SKELETON CREW (GRATEFUL DEAD TRIBUTE)
- 7/6 SHINE ON (PINK FLOYD TRIBUTE)
- 7/20 Y&T 50TH ANNIVERSARY
- 7/27 BOB SCHNEIDER
- 9/22 JANE MONHEIT
- 10/3 ZEBRA W/SPECIAL GUESTS FUZZBUBBLE
- 10/18 GARY PUCKETT & THE UNION GAP

THE DAILY COMMUTER PUZZLE

By Jacqueline E. Mathews

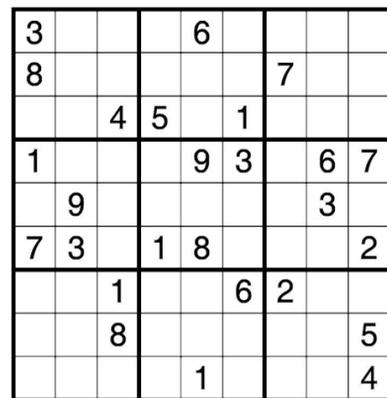
- ACROSS**
- 1 Short sleep
 - 4 Silents star Theda
 - 8 Fit for a queen
 - 13 Exist
 - 14 Manual reader
 - 15 Fish or mammal
 - 17 Core muscles
 - 18 Item in red ink
 - 19 Wordlessly saying hi
 - 20 Teenage winner of the 2023 U.S. Open
 - 23 Jason jilted her
 - 24 USDA meat grade
 - 25 Does what you're doing
 - 27 Skating star Midori
 - 29 Figures out
 - 33 Become an expert at
 - 36 Dudes
 - 37 On deck
 - 38 Portuguese hello
 - 39 Tear
 - 41 Plop on a couch
 - 43 Actress Carrere
 - 44 Fireplace fodder
 - 46 Obtained
 - 48 International agreement
 - 50 Like Chicago-style pizza
 - 52 "Hurrah!"
 - 53 Dido's love
 - 55 Poem part
 - 59 Blouse or tee
 - 62 Look at menacingly
 - 64 Sounded like Simba
 - 66 Recipe verb
 - 67 Good to go
 - 68 Bill Clinton's veep
 - 69 Touse
 - 70 Unit of corn
 - 71 Search for water
- DOWN**
- 1 Image Awards org.
 - 2 Ann __, Michigan
 - 3 Joe of "Home Alone"
 - 4 Financial plan
 - 5 Between ports
 - 6 Visual puzzle
 - 7 Painting or dance, e.g.
 - 8 Uncooked
 - 9 Tooth layer
 - 10 Relents
 - 11 Surrounded by
 - 12 Country road
 - 16 JFK alternative
 - 21 Leave out
 - 22 Runs away
 - 26 Egotist's fault
 - 28 Beginning
 - 30 Catherine __-Jones
 - 31 Way off the highway
 - 32 Remain
 - 33 Stale bread growth
 - 34 Succulent plant
 - 35 Thanksgiving dinner herb
 - 40 Model's repertoire
 - 42 Go across
 - 45 Small brown bird
 - 47 "I'm the one!"
 - 49 Looked over
 - 51 Puts off
 - 54 Paid attention
 - 56 Valentine's Day flowers
 - 57 Workout moisture
 - 58 Access
 - 59 Sp. lady's title
 - 60 Keep
 - 61 "Othello" villain
 - 63 Go skyward
 - 65 Billy __ Williams



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.



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

- 72 Fencing sword maker
- 73 Messy place

- 21 Leave out
- 22 Runs away
- 26 Egotist's fault
- 28 Beginning
- 30 Catherine __-Jones
- 31 Way off the highway
- 32 Remain
- 33 Stale bread growth
- 34 Succulent plant
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- 61 "Othello" villain
- 63 Go skyward
- 65 Billy __ Williams

PARK

Continued from page A1

dents. That same month, Assemblywoman Cottie Petrie-Norris (D-Irvine) also allocated \$1.2 million in the state budget to help widen the footprint of another west-side pocket park, Ketchum-Libolt. Named for local police officers James "Dave" Ketchum and John "Mike" Libolt, who died in a helicopter crash on March 10, 1987, the .34 acre park currently offers visitors a playground and seating area located at 2150 Maple St. With help from Petrie-Norris' allocation, the facility could potentially be expanded to include an adjacent parkway space. The Costa Mesa City Council, in a Jan. 16 meeting, approved architecture and engineering services contracts with two separate firms to develop conceptual and schematic designs for the two tiny



Don Leach | Staff Photographer

SHALIMAR PARK on Shalimar Street in Costa Mesa. The city received \$11.5M from state Sen. Dave Min (D-Irvine) and Assemblywoman Cottie Petrie-Norris (D-Irvine) to expand Shalimar and Ketchum-Libolt parks, as well as make some improvements to the Jack Hammett Sports Complex, Fairview, and TeWinkle Park in Costa Mesa.

parks. Rancho Cucamonga-based Architerra Design Group, Inc. was awarded a not-to-exceed contract of \$193,098, with a 10% contingency, to begin drawing up plans for Ketchum-Libolt Park with input from the community. Initial renderings include a sensory garden, outdoor workout gym and a natural-style playground along with a demonstration garden, according to plans provided by the city.

See **Park**, page A4

REVIEW

Continued from page A1

Huntington Beach public affairs manager Jennifer Carey confirmed in an email Wednesday the error "was an unintentional administrative mistake made during the drafting of the document." "We're going to fix it," Gates said. "There's no conspiracy ... As far as I know, I haven't heard one single word from council members about modifying the implementation of that program." Clayton-Tarvin was happy the error was acknowledged but said she didn't necessarily believe it was a simple mistake. She said Wednesday she might submit a California Public Records Act request on the mistake, to see who made it. "That [posting] sat from Jan. 11 all the way until I wrote that letter," Clayton-Tarvin said. "So how is it that the four people who

voted for that, the city manager, the city attorney and all of the others, why is it that nobody saw that this is supposedly an error? Although I'd like to give them the benefit of the doubt, I personally don't believe that was accidental. "It was debated and debated and debated. There were hours of public comments and arguments. There were literal tears at the microphone by residents not to [set up a book review committee]. Do we really think this was a mistake? I don't." As for the review board itself, Carey said in her email that it is still in the process of being formally established. "Once that has been done, City Council members can begin making their selections for appointment," she said. The committee would be subject to the Brown Act, meaning meetings will be noticed in advance and held publicly. "There's nothing that's

going to be done behind closed doors or anything like that," Gates said. "There's going to be the maximum amount of transparency for the entire process, period." Questions remain, however, as to whether or not the three progressives on the dais will even participate in the process championed by the conservative majority. "I can't speak for Natalie [Moser] and Rhonda [Bolton], but I'm not planning on being complicit in an uninformed board that will censor books entering the library," Councilman Dan Kalmick said in a text message. Clayton-Tarvin also has continued litigation against Gates and the city for not releasing the full terms of the city's multimillion-dollar settlement with the operator of the Pacific Airshow. The next court date is set for May 13.

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PROJECT

Continued from page A1

maintaining the existing sewer easement are also needed, according to the presentation.

Making those updates affects the footprint of each respective property. For the library, that means going from an estimated 4,500 square feet down to 3,925 square feet. The fire station, would be expanded from its current 3,432 square feet to 5,100, including apparatus bays. The proposed improvements also include the previously listed amenities.

But missing from the plans, according to concerned residents, is the eucalyptus tree that stands near the Balboa Branch Library.

The same tree was threatened last year as city staff said it was experiencing severe internal decay and needed to be removed. But when active nests were spotted in the tree, the removal was stayed, and the tree has remained in place.

Other eucalyptus trees on the property have already been removed because of rot at their bases. City staff said the remaining tree is showing signs of the same damage and within another four to five years it would have to be removed for public safety.

Now, both possible design options for the updated facilities call for the removal of the tree to allow for the playground, parking and for adequate room for fire trucks to turn. City spokesman John Pope said the tree will not go down for at least another year, when construction is expected to begin, and that the removal will occur after the end of the nesting sea-



Don Leach | Staff Photographer

PICTURED IS THE Balboa Branch Library, along with the eucalyptus tree, left, in question. The library was built in 1929 and was expanded in 1952 and 1962 to its current size.

son for great blue herons, which stretches from February to May.

This timing for the removal would keep the city out of violation of the Migratory Bird Treaty Act of 1918, which protects most bird nests from human interference without a permit but only until nesting seasons have ended.

On Tuesday, great blue herons could be spotted in the tree, rebuilding their nests to reestablish their rookery.

Nearby resident Michele Silver, who lives on Edgewater Place, said she heard about the project and plans for the tree removal from another neighbor. Silver described herself as a tree lover and bird enthusiast.

“That tree is sort of becoming an object to me of interest since our city seems to be removing more trees than actually planting trees,” said Silver. “But, to have a tree of that age — which I’ve been in my home 46 years, but I’ve been on the Peninsula off and on almost my whole

life — you can almost count on your hands how many trees we have left. It seems as though growth and building homes to the maximum are more important. I love that the blue herons have nested there.

“I know they are considered by some people to be a nuisance, but most of us who live here do not see it that way. I’ve never been a tree hugger to the point where I would literally chain myself to a tree; but, I do feel very strongly about this being an icon.”

Julie Mattson, who lives on Island Avenue, said she felt disheartened by the project, noting that she

doesn't see much need for a playground when Marina Park is so close by. She said she would rather see the library's children's reading room enlarged. Silver agreed, adding she had a granddaughter of her own, but didn't see a playground addition as something the community didn't already have.

“I’m no arborist, and I don’t think a new library is a bad idea, but ... the playground is a bad idea and a waste of space. The city is removing far too many trees and nature for new structures all over Newport Beach. Incorporate our tree. Make it work. Keep the neighborhood happy,” she said.

City staff confirmed Wednesday they are currently responsible for 4,573 trees on the Balboa Peninsula.

Silver, Mattson and fellow neighbor Kathy Frazer said they felt the surrounding neighborhoods were not given enough notice about the project and that the drawn-up plans indicated the city was uninterested in hearing out naysayers.

“It was clear at that meeting that the project was very far along without any of our input, and that is my biggest concern,” said Frazer.

Pope said the city's public works department would be going through a tree re-

moval process with the Parks, Beaches and Recreation Committee at a meeting tentatively scheduled for March and that the landscaping plan is still being developed. The exact types of trees or number is still up in the air, he said. At a minimum, eight trees are expected to be planted on site to mitigate the loss of the eucalyptus.

Wetlands & Wildlife Care Center executive director Debbie McGuire said she heard about the possible tree removal last week from residents, including Silver, and that she'd reached out to the city and federal Fish and Wildlife Service to notice them of the matter. Removing the tree, McGuire said, was like evicting people.

“There are homes that they’ve been going to year after year after year when they have less and less places to roost to have their babies. Of course, you want to preserve what you can and hope that [the city] mitigates and comes up with new ideas,” McGuire said. “It’s a huge impact for the breeding population for great blue herons in this area. As we are developing more and more of our Orange County and everywhere along the coast, we’re taking away their habitat and their home.”

“Maybe we’re all living in an apartment complex.

They decide to move us out and put something expensive that we can't live in ... that's the same thing we're doing to them.”

McGuire said it would take some time for any trees planted to mitigate the impacts of the removal of the eucalyptus. She said great blue herons tend to rebuild their nests as opposed to making entirely new ones and noted the displacement would mean that they'd have to start from scratch. She noted the Newport Dunes, upper Newport Bay and the Bolsa Chica Wetlands as places where the birds tend to roost in when the time comes to nest.

“Hopefully, the [U.S.] Fish and Wildlife Service will have some ideas, but we’re just taking away way too much habitat from this wildlife,” said McGuire. “Way too much. And for what? In this instance, it’s for public safety and they want to do something for the fire station. Public safety, of course; we don’t want our fire station to be non-operational. But at the same time, we want to co-exist and decrease our conflict with nature and the animals that live there.”

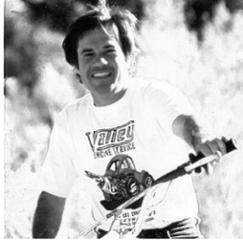
“We seem to sometimes go the wrong way with that.”

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Twitter: @lilibirds

CROSSWORD AND SUDOKU ANSWERS

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

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



Leonard Jones Jr
December 15, 1944 - December 29, 2023

Leonard F. Jones Jr, 79, of Corona del Mar, CA, passed away on December 29, 2023. He is survived by his love, Kathie Jones, and his two children, Michelle Jones-Tharp, married to Carl Tharp, and Lenny Jones III. Len was preceded in death by his father, Leonard F. Jones Sr, and his mother, Lydia Jones.

Born on December 15, 1944, Len grew up in Corona del Mar, CA, where he attended CdM Elementary. He later graduated from NHHS and furthered his education at OCC.

From an early age, Len had a passion for all aspects of the automotive industry, including sports car racing and his businesses. He dedicated himself to his career and made significant contributions to the field.

After retiring, Len transitioned to motorcycle land speed racing and went on to set speed records at both El Mirage and the Bonneville salt flats. His dedication and skill in this hobby were truly remarkable.

Len's love for his family, his friends, and his community will always be remembered. In his memory, contributions can be made to the American Heart Association or to the National Parkinson's Foundation in lieu of flowers.

MARKETPLACE

To place an ad, go to <http://timescommunityadvertising.com/>

LEGAL NOTICES
1300

Name Change

ORDER TO SHOW CAUSE FOR A CHANGE OF NAME

CASE NO. 01372150

Petitioner or Attorney (name, state, bar, and address):
Victoria Theresa Lubich
311 14th St., Apt. C
Huntington Beach, CA 92648

TO ALL PERSONS INTERESTED:
Petitioner Victoria Theresa Lubich filed a petition with this court for a decree changing names as follows:

Present Name
Victoria Theresa Lubich
Proposed Name
THE COURT ORDERS that all persons interested in this matter appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes

Name Change

described above must file a written objection that includes the reasons for the objection at least two days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING DATE: 02/21/2024
TIME: 8:30 AM
DEPT: D100
ROOM:
The address of the court is: SUPERIOR COURT OF CALIFORNIA County of Orange 700 Civic Center Drive West, Santa Ana, CA 92701 A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county. Dated: 01/12/2024
David H. Yamasaki
Clerk of the Court
Published in the Daily Pilot 01/25/24, 02/01/24, 02/08/24, 02/15/24

Legal Notices

T.S. No. 116624-CA APN: 412-104-12 NOTICE OF TRUSTEE'S SALE IMPORTANT NOTICE TO PROPERTY OWNER: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 5/12/2021. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER On 2/23/2024 at 9:00 AM, CLEAR RECON CORP, as duly appointed trustee under and pursuant to Deed of Trust recorded 5/12/2021 as Instrument No. 2021000316961 of Official Records in the office of the County Recorder of Orange County, State of CALIFORNIA executed by: BRITTANY MAHR, A SINGLE WOMAN AND ROBERT A. STOFFEL, A SINGLE MAN, AS JOINT TENANTS WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK DRAWN ON A STATE OR NATIONAL BANK, A CHECK DRAWN BY A STATE OR FEDERAL CREDIT UNION, OR A CHECK DRAWN BY A STATE OR FEDERAL SAVINGS AND LOAN ASSOCIATION, SAVINGS ASSOCIATION, OR SAVINGS BANK SPECIFIED IN SECTION 5102 OF THE FINANCIAL CODE AND AUTHORIZED TO DO BUSINESS IN THIS STATE. AUCTION.COM, DOUBLETREE BY HILTON HOTEL ANAHEIM - ORANGE COUNTY, 100 THE CITY DRIVE, ORANGE, CA 92868 all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State described as: MORE ACCURATELY DESCRIBED IN SAID DEED OF TRUST. The street address and other common designation, if any, of the real property described above is purported to be: 1096 TULARE DR, COSTA MESA, CA 92626-2113 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be held, but without covenant or warranty, express or implied, regarding title, possession, condition, or encumbrances, including fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust, to pay the remaining principal sums of the note(s) secured by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is: \$885,993.78 If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned or its predecessor caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (800) 280-2832 or visit this Internet Web site: WWW.AUCTION.COM, using the file number assigned to this case 116624-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: Effective January 1, 2021, you may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you may call (855) 313-3319, or visit this internet website www.clearreconcorp.com, using the file number assigned to this case 116624-CA to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. FOR SALES INFORMATION: (800) 280-2832 CLEAR RECON CORP 8880 Rio San Diego Drive, Suite 725 San Diego, California 92108

Legal Notices

NOTICE OF TRUSTEE'S SALE TS No. CA-23-967084-BF Order No.: 150-2381918-05 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 12/17/2003. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial Code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. **BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE.** Trustor(s): SE YULL OH, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY. Recorded: 12/31/2003 as Instrument No. 2003001530271 of Official Records in the office of the Recorder of ORANGE County, California; Date of Sale: 2/14/2024 at 1:30PM Place of Sale: **At the North front entrance to the County Courthouse located at 700 Civic Center Drive West, Santa Ana, CA 92701** Amount of unpaid balance and other charges: \$943,750.00 The purported property address is: 12 GONDOLIERS BLUFF, NEWPORT COAST, CA 92657 Assessor's Parcel No.: 489-041-51 **NOTICE TO POTENTIAL BIDDERS:** If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. **NOTICE TO PROPERTY OWNER:** The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 916-939-0772 for information regarding the trustee's sale or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-23-967084-BF. 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:** 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 may call 916-939-0772, or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-23-967084-BF 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. **NOTICE TO PROSPECTIVE OWNER-OCCUPANT:** Any prospective owner-occupant as defined in Section 2924m of the California Civil Code who is the last and highest bidder at the trustee's sale shall provide the required affidavit or declaration of eligibility to the auctioneer at the trustee's sale or shall have it delivered to QUALITY LOAN SERVICE CORPORATION by 5 p.m. on the next business day following the trustee's sale at the address set forth in the below signature block. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. Date: **QUALITY LOAN SERVICE CORPORATION 2763 Camino Del Rio S San Diego, CA 92108 619-645-7711** OR **FOR NON SALE INFORMATION Only Sale Line: 916-939-0772** OR **Log in to <http://www.qualityloan.com> Reinstatement Line: (866) 645-7711 Ext 5318** QUALITY LOAN SERVICE CORPORATION. TS No.: CA-23-967084-BF IDSPub #0190255 1/18/2024 1/25/2024 2/1/2024

Legal Notices

NOTICE OF TRUSTEE'S SALE TS No. CA-23-967084-BF Order No.: 150-2381918-05 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 12/17/2003. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial Code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. **BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE.** Trustor(s): SE YULL OH, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY. Recorded: 12/31/2003 as Instrument No. 2003001530271 of Official Records in the office of the Recorder of ORANGE County, California; Date of Sale: 2/14/2024 at 1:30PM Place of Sale: **At the North front entrance to the County Courthouse located at 700 Civic Center Drive West, Santa Ana, CA 92701** Amount of unpaid balance and other charges: \$943,750.00 The purported property address is: 12 GONDOLIERS BLUFF, NEWPORT COAST, CA 92657 Assessor's Parcel No.: 489-041-51 **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. 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PCH lanes temporarily closed

BY LILLY NGUYEN

Sections of Pacific Coast Highway in Newport Beach will be shut down Jan. 23 through Feb. 3 for planned overnight project work, the California Department of Transportation announced Tuesday.

A notice from Caltrans said the closures will affect the portion of Pacific Coast Highway between Riverside and Tustin Avenues. At least one lane in each direction will remain open for through traffic. Accord-



A SURFER DASHES across Pacific Coast Highway near the Huntington Beach pier.

File Photo

ing to the department, the closures on Monday through Friday mornings will affect the second and

third northbound lanes — the middle and right — from 9 p.m. until 6 a.m. The second southbound lane, the right, will be closed for that same window.

On Friday nights, the second and third northbound lanes will be closed from midnight to 8 a.m. and with the second southbound lane also closed for that same period.

“This is planned project work,” said Nathan Abler, a spokesman for CalTrans. “The project in Newport Beach will upgrade ADA curb ramps and safety devices, and repave and restripe Coast Highway within project boundaries.”

For more information or updates, residents are encouraged to check the department’s social media for District 12, which covers Orange County, or to reach out to the district’s public information officer at D12PIO@dot.ca.gov.

lilly.nguyen@latimes.com
Twitter: @lillbirds

CASE

Continued from page A1

rors that Eriz had knowledge about firearms, enough to pass the firearm safety test to possess the weapon and to customize the 9-millimeter Glock pistol with a red stripe across the bottom of its handle. Feldman held up the weapon again for the members of the jury during his closing statement rebuttal.

Feldman argued the second-degree murder charge should hold up under the criteria for implied malice, which include intent to commit an act with consequences dangerous to life, knowledge of that danger, and carrying out the act with conscious disregard for life.

The shooting occurred on the 55 Freeway in Orange, Aiden was riding in the back seat of a vehicle driven by his mother, Joanna Cloonan, en route to a transitional kindergarten class when they were cut off by a vehicle driven by Eriz’s girlfriend, Wynne Lee.

Cloonan caught up with the couple and displayed her middle finger. During her testimony, Cloonan testified that Eriz smiled before firing the shot that traveled through the back of her vehicle before fatally striking her son.

The reasoning behind the smile was also up for debate. Randall Bethune of the Orange County Public Defender’s Office, representing Eriz, argued his client may have been reacting to a “peace sign” shown by his companion, Lee, which he referred to as an apologetic gesture.

Feldman called it a “cold, chilling smile” before Eriz pulled the trigger, questioning the value the defendant put on human life.

Eriz grabbed his gun from behind Lee’s seat, racked a round and rolled down the window before pointing and firing at Cloonan’s vehicle, Feldman said, arguing that the sequence of events required thought and constituted a choice to carry out the act.

The defense countered that the altercation happened almost instantaneously, in a matter of seconds, not allowing oppor-



Irfan Khan | Los Angeles Times

SENIOR DEPUTY public defender Randall Bethune, left, and Marcus Anthony Eriz, a Costa Mesa man accused of killing 6-year-old Aiden Leos, on Jan. 18 in Santa Ana.

tunity for deliberation.

Bethune implored the jury to consider Cloonan’s act of displaying the middle finger as enough of a provocation to reduce the charge to voluntary manslaughter.

“We’re not asking for an acquittal,” Bethune said. “We’re asking for proper culpability.” While Bethune contended that people get shown the middle finger all the time and react rashly in the “heat of passion,” Feldman rejected the argument, saying “it might be nasty, it might be rude,” but “getting flipped off is not provocation.”

Eriz did not testify on his behalf, although Bethune said that the statements heard from the interviews showed that he cooperated with investigators in a manner that was “authentic and honest.”

Authorities located the vehicle driven by Lee during the freeway dispute after a search for the suspects lasted for more than two weeks. The vehicle was found in the garage of a Whittier home belonging to a family member.

“He hid the car because it was Wynne’s, and Wynne didn’t do anything wrong,” Bethune added. “That’s why he hid the car.”

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Daily Pilot

A Times Community News publication.

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

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Legal Notices

APN: 528-121-19 TS No: CA08000391-18-1 TO No: 180222694-CA-VOI NOTICE OF TRUSTEE'S SALE (The above statement is made pursuant to CA Civil Code Section 2923.3(d)(1). The Summary will be provided to Trustor(s) and/or vested owner(s) only, pursuant to CA Civil Code Section 2923.3(d)(2).) YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED May 23, 2005. 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 February 23, 2024 at 09:00 AM, Auction.com Room, Doubletree by Hilton Hotel Anaheim - Orange County, 100 The City Drive, Orange, CA 92668, MTC Financial Inc. dba Trustee Corps, as the duly Appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust Recorded on May 31, 2005 as Instrument No. 2005000416464, of official records in the Office of the Recorder of Orange County, California, executed by CRESCENCIO G ARENAS IV, AND VIVIAN T. ARENAS, HUSBAND AND WIFE AS JOINT TENANTS, as Trustor(s), in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as Beneficiary, as nominee for COUNTRYWIDE HOME LOANS, INC. 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: 17 PACIFIC CREST, IRVINE, CA 92602-2408 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made without covenant or warranty, express or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the Note(s) secured by said Deed of Trust, with interest thereon, as provided in said Note(s), advances if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligations secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of this Notice of Trustee's Sale is estimated to be \$1,101,519.19 (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 Auction.com at 800.280.2832 for information regarding the Trustee's Sale or visit the Internet Website www.Auction.com for information regarding the sale of this property, using the file number assigned to this case, CA08000391-18-1. 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 800.280.2832, or visit this internet website www.Auction.com, using the file number assigned to this case CA08000391-18-1 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: January 17, 2024 MTC Financial Inc. dba Trustee Corps TS No. CA08000391-18-1 17100 Gillette Ave Irvine, CA 92614 Phone: 949-252-8300 TDD: 711 949.252.8300 By: Loan Quema, Authorized Signatory SALE INFORMATION CAN BE OBTAINED ONLINE AT www.Auction.com FOR AUTOMATED SALES INFORMATION PLEASE CALL: Auction.com at 800.280.2832 NPP0445796 To: NEWPORT HARBOR NEWS PRESS COMBINED WITH DAILY PILOT 01/25/2024, 02/01/2024, 02/08/2024

Legal Notices

APN: 931-144-08 TS No: CA3000019-23-1 TO No: 8786217 NOTICE OF TRUSTEE'S SALE (The above statement is made pursuant to CA Civil Code Section 2923.3(d)(1). The Summary will be provided to Trustor(s) and/or vested owner(s) only, pursuant to CA Civil Code Section 2923.3(d)(2).) YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED June 30, 2007. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On March 11, 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 July 9, 2007 as Instrument No. 2007000428402, of official records in the Office of the Recorder of Orange County, California, executed by DIANE LOUISE CANOVA, TRUSTEE OF TRUST OF DIANE LOUISE CANOVA ESTABLISHED ON AUGUST 10, 1999, as Trustor(s), in favor of COUNTRYWIDE BANK, FSB 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: EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF Exhibit "A" Parcel 1: Unit 8, In The City Of Irvine, County Of Orange, State Of California, As Shown On That Certain Condominium Plan Recorded May 5, 1981 In Book 14045, Pages 1954 To 1999 Inclusive, Of Official Records Of Said Orange County. Parcel 2: An Undivided 1/31st Interest As A Tenant In Common In The Fee Interest In And To The Common Area Of Lot 1 Of Tract 9659 As Shown On A Map Filed In Book 477, Pages 39 And 40 Of Miscellaneous Maps, Records Of Said County As Such Term Is Defined In The Article Entitled "Definitions" Of The Declaration Of Covenants, Conditions And Restrictions Recorded In Book 12677, Page 252 Of Official Records And Any Amendments Or Supplements Thereto, Excepting Therefrom Parcel 3: Easements As Set Forth In The Sections Entitled "Certain Easements For Owners" And "Support, Settlement And Encroachment" Of The Article Entitled "Easements" Of The Above Declaration. Parcel 4: Easements As Such Easements Are Particularly Set Forth In The Article Entitled "Easements" Of The Master Declaration Of Covenants, Conditions And Restrictions Recorded In Book 11766 Page 420 Of Official Records Of Said County And Any Amendments And Supplements Thereto Under The Section Readings In Such Article Entitled As Follows: "Owners Rights And Duties, Utilities And Cable Television," "Support And Settlement," "Encroachment" And "Community Facilities Easement". 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: 11 ALDERGROVE, IRVINE, CA 92602. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made without covenant or warranty, express or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the Note(s) secured by said Deed of Trust, with interest thereon, as provided in said Note(s), advances if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligations secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of this Notice of Trustee's Sale is estimated to be \$1,513,332.12 (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. 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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 CA3000019-23-1 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: January 8, 2024 MTC Financial Inc. dba Trustee Corps TS No. CA3000019-23-1 17100 Gillette Ave Irvine, CA 92614 Phone: 949-252-8300 TDD: 711 949.252.8300 By: Bernardo Sotelo, 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 NPP0445604 To: NEWPORT HARBOR NEWS PRESS COMBINED WITH DAILY PILOT 01/18/2024, 01/25/2024, 02/01/2024

PARK

Continued from page A2

To kick-start improvements at Shalimar Park, council members awarded a \$158,970 contract, also with a 10% contingency, to Riverside firm Community Works Design Group, Inc. Renderings of that project show a shaded picnic area, bicycle track and basketball half-court.

Councilman Manuel Chavez — who represents the 4th Council District where Shalimar and Ketchum-Libolt are located — said at the Jan. 16 meeting he campaigned in 2018 on a platform to expand access to green space and had his eyes on those two pocket parks.

“Shalimar was dear to my heart because that community for the longest time, in my eyes, had been forgotten by the city,” Chavez said.

“The goal for the council and for me, through Shalimar Park, was to kind of create an opportunity for folks to engage with the city and create more part-

nerships. I’m really proud of this project.”

Councilwoman Arlis Reynolds, who serves the city’s 5th Council District, emphasized the importance of involving residents in the creation and design of city parks.

“The scope of work here incorporates designs that come directly from the community,” she said of the Shalimar proposal. “I’m thrilled to see this project moving forward.”

In addition to the two park expansions, council members approved a \$759,700 contract with RMF Contractors of Anaheim to install LED lighting at the city’s Jack Hammett Sports Complex, TeWinkle Athletic Complex, Costa Mesa Tennis Center and Bark Park.

The agreement will allow workers to install some \$1,894,090 in LED lighting and equipment authorized for purchase by the city in September using part of Min’s \$10 million allocation.

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BURNS

Continued from page A1

Erin both graduated in 1994, and Erin’s father (class of ‘63) and grandparents (class of ‘42 and ‘43) also attended.

Burns’ children are the family’s fourth generation at the school. Megan and Molly both played volleyball for the Sailors before graduating in 2022 and 2023, respectively, and his son Wyatt is currently a boys’ volleyball sophomore.

“It’s pretty special knowing we have so much history here, and I get this opportunity now,” Burns said. “I’m pretty excited.”

Burns’ car license plate reads “Tarball,” and he’s been with the program for decades. He was a junior linebacker on the 1992 team, which memorably beat rival Corona del Mar in the Division 4 semifinals and advanced to the CIF championship game for the first time under former longtime coach Jeff Brinkley.

Burns coached with Brinkley at Newport Harbor from 1998 until Brinkley retired in following the 2017 season, including four years as defensive coordinator.

In 2018, Burns was a finalist for the head coaching

job that ultimately went to Lofthouse. He ended up taking a few years off from coaching football, becoming the strength and conditioning coach for the boys’ and girls’ volleyball program. Burns still holds that position, and he’s also the Newport Harbor surf coach.

He came back to coaching football the last two years under Lofthouse. Burns coached the linebackers in 2022 and moved up to defensive coordinator last year. The Sailors went 5-6, beating rival CDM for the first time in 11 years and advancing to the CIF Southern Section Division 4 playoffs before losing 24-21 in the first round to Trabuco Hills.

In announcing Burns’ hiring, Newport Harbor Principal Sean Boulton called Burns the heart and soul of the teaching staff, as well as someone who is well-equipped to continue the “Long Gray Line” tradition with the football program.

Burns agrees, knowing that bonds made as teenagers can be long lasting. Over the weekend, he spent time in Catalina with some of his high school friends from three decades ago.

“It kind of comes down creating a good bond with the kids, teaching them to work hard, teaching them to communicate,” he said. “Honestly, playing a game is fun, but we’re really making better humans.”

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