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APN: 937-90-009 TS No.: 23-06717CA TSG Order No.: 230467999-CA-VOI NOTICE OF TRUSTEE SALE UNDER DEED OF TRUST YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED FEBRUARY 28, 2023. 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. Affinia Default Services, LLC, as the duly appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust Recorded March 13, 2023 as Document No.: 2023000055735 of Official Records in the office of the Recorder of Orange County, California, executed by: Ryan Andrew Northrup and Christine A. Northrup, husband and wife, as Trustor, will be sold AT PUBLIC AUCTION TO THE HIGHEST BIDDER for cash (payable in full at time of sale by cash, a cashier's check drawn by 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). 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, and as more fully described in the above referenced deed of trust. Sale Date: April 14, 2025 Sale Time: 9:00 AM Sale Location: Auction.com Room Doubletree by Hilton Hotel Anaheim - Orange County, 100 The City Drive, Orange, CA 92868 2 File No.: 23-06717CA The street address and other common designation, if any, of the

### Legals-IND

real property described above is purported to be: 950 W Lambert Rd #9, La Habra, CA 90631. 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 in an "AS IS" condition, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, 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, to-wit: \$479,262.52 (Estimated). Accrued interest and additional advances, if any, will increase this figure prior to sale. It is possible that at the time of sale the opening bid may be less than the total indebtedness due. 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

### Legals-IND

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 for information regarding the trustee's sale or visit this internet website, www.auction.com, for information regarding the sale of this property, using the file number assigned to this case, T.S.# 23-06717CA. 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,

### Legals-IND

you can call (800) 280-2832, or visit this internet website www.auction.com, using the file number assigned to this case 23-06717CA 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. 3 File No.: 23-06717CA 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. For Pre Sale Information Log On To: www.auction.com or Call: (800) 280-2832. For Post Sale Results please visit www.affiniasdefault.com or Call (866) 932-0360 Dated: March 11, 2025 By: Omar Solorzano Foreclosure Associate Affinia Default Services, LLC 301 E. Ocean Blvd., Suite 1720 Long Beach, CA 90802 (833) 290-7452 NPP0472034 To: BUENA PARK / ANAHEIM INDEPENDENT 03/21/2025, 03/28/2025, 04/04/2025 Buena Park/Anaheim Independent 3/21,28,4/4/25-151178

**ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2025-01467759**

TO ALL INTERESTED PERSONS: Petitioner: ANDREA VALENTINO VI-

### Legals-IND

ETHS filed a petition with this court for a decree changing names as follows: ANDREA VALENTINO VIETHS to AVA VALENTINO VIETHS. THE COURT ORDERS that all persons interested in this matter appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

**NOTICE OF HEARING**  
05/08/2025  
1:30 p.m. D100  
REMOTE  
Central Justice Center  
700 Civic Center Drive  
West  
Santa Ana, CA 92701  
(To appear remotely, check in advance of the hearing for information about how to do so on the court's website. To find your court's website, go to www.courts.ca.gov/find-my-court.htm)  
A copy of this Order to Show Cause must be published at least once each week for four successive weeks before the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Buena Park/Anaheim Independent  
Date: 03/19/2025  
Judge Thomas S. McConville  
Judge of the Superior Court  
Buena Park Independent - 3/28,4/4,11,18/25-151532

**NOTICE OF PETITION TO**

### Legals-IND

**ADMINISTER ESTATE OF: FRANK TORREZ CASE NO. 30-2025-01468888-PR-LA-CMC**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of FRANK TORREZ.

A Petition for PROBATE has been filed by: TODD SPITZER, ORANGE COUNTY DISTRICT ATTORNEY- PUBLIC ADMINISTRATOR in the Superior Court of California, County of ORANGE. The Petition for Probate requests that TODD SPITZER, ORANGE COUNTY DISTRICT ATTORNEY- PUBLIC ADMINISTRATOR be appointed as personal representative to administer the estate of the decedent. The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

**A hearing on the petition will be held in this court as follows: APR 30, 2025 at 1:30 PM in Dept. CM04, 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

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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 a contingent creditor of the decedent, you must file your claim with the court and mail a copy of the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law. You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk. Attorney for petitioner: LEON J PAGE, COUNTY COUNSEL and SAUL REYES, DEPUTY, 400

**Legals-IND**

WEST CIVIC CENTER DRIVE, PO BOX 118, SANTA ANA, CA 92701. (714) 834-4664 BSC 226630 Buena Park/Anaheim Independent 3/28,4/2,4/4/2025-151572

**Notice to Creditors of THE PATTY SUE HUGHES TRUST, UDT SEPTEMBER 27, 2016 [PROBATE CODE SECTION 19040] Case Number 30-2025-01466262-PR-NC-CMC Superior Court of the State of California County of ORANGE, COSTA MESA JUSTICE COMPLEX** In the matter of the Patty Sue Hughes Trust, UDT September 27, 2016 Notice is hereby given to the creditors and contingent creditors of Patty Sue Hughes, Settlor and Trustee of the Patty Sue Hughes, September 27, 2016, and the decedent herein,

that all persons having claims against the Decedent are required to file them with the Clerk of the Superior Court, at 3390 Harbor Blvd., Costa Mesa, California 92626-1554, and mail a copy to the Law Office of David Philipson, P.O. Box 2950, Big Bear Lake, California 92315, attorneys for Debra M. Cornell, the Successor Trustee of the trust dated September 27, 2016, wherein the Decedent was the Settlor at 8095 Kerr Green, Buena Park, California 90621, within the later of four months after the date of the first publication of Notice to Creditors, or, if notice is mailed or personally delivered to you, 60 days after the date this Notice is mailed or personally delivered to you. A claim form may be obtained from the court clerk. For your protection, you are encouraged to file your claim by certified mail, with return receipt requested.

Dated: March 7, 2025 Law Office of David Philipson /s/ DAVID PHILIPSON David Philipson, Attorney for Debra M. Cornell, Successor Trustee of the Patty Sue Hughes Trust, UDT September 27, 2016. 3/21, 3/28, 4/4/25 CNS-3906096# BUENA PARK INDEPENDENT Buena Park Independent 3/2128,4/4/25-151173

**ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 25FL000252**

TO ALL INTERESTED PERSONS: Petitioner: DAVID HERJECZKI and ANNE YORK-HERJECZKI on behalf of HANNAH ROSE HERJECZKI, a minor, filed a petition with this court for a decree changing names as follows: HANNAH ROSE HERJECZKI to HANNAH ROSE YORK-HERJECZKI. THE COURT ORDERS that all persons interested in this matter appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

**Legals-IND**

06/12/2025 1:30 p.m. L74 REMOTE Lamoreaux Justice Center 341 The City Drive Orange, CA 92868 (To appear remotely, check in advance of the hearing for information about how to do so on the court's website. To find your court's website, go to www.courts.ca.gov/find-my-court.htm) A copy of this Order to Show Cause must be published at least once each week for four successive weeks before the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Buena Park/Anaheim Independent Date: 03/13/2025 Judge Julie A. Palafox Judge of the Superior Court Buena Park Independent - 3/28,4/4,11,18/25-151607

**ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 25FL000266**

TO ALL INTERESTED PERSONS: Petitioner: ERIKA A. SANDOVAL CARCHERI on behalf of LIA FERNANDA CARCHERI, a minor, filed a petition with this court for a decree changing names as follows: LIA FERNANDA SANDOVAL CARCHERI to LIA

**NOTICE TO PROPOSERS**

NOTICE IS HEREBY GIVEN that the Buena Park School District in California, acting by and through its Governing Board, will receive up to, but no later than, April 17, 2025, by 4:00 pm, sealed proposals for: Expanded Learning Opportunities Program (ELO-P) RFP#252602 BPSD-Enrichment-03282025 The proposal must be submitted to the Buena Park School District, 6885 Orangethorpe Ave, CA, 90620 - ATTN: Karina Mesa, Contract Specialist, by mail-in or drop-off no later than, April 17, 2025, by 4:00 pm. All proposers must submit one (1) hard copy and a digital PDF format on a pen drive, in a sealed envelope clearly marked with the RFP name, number, and closing date. Proposals will not be read upon receipt. All proposals will be opened and read in a closed session at the District Office. The District will then proceed with the review process and post the results as outlined in the RFP document. It is the sole responsibility of the Proposer to ensure that responses are received on time and at the correct location. Proposals shall be presented in accordance with the specifications. Proposal specifications may be obtained on the district's website at: www.bpsd.us Any questions regarding this notice should be directed to Karina Mesa, Contract Specialist, karmesa@bpsd.us. Questions must be submitted no later than April 8, 2025, by 4:00 pm. The Governing Board reserves the right to reject any and all proposals and any and all items of such proposals. This RFP shall also be subject to any and all applicable laws, regulations and standards. Governing Board of the BUENA PARK SCHOOL DISTRICT Publication: Buena Park Independent: March 28, 2025 & April 4, 2025 Buena Park Independent 3/28,4/4/2025-151616

**NOTICE TO PROPOSERS**

NOTICE IS HEREBY GIVEN that the Buena Park School District in California, acting by and through its Governing Board, will receive up to, but no later than, April 17, 2025, by 4:00 pm, sealed proposals for: Expanded Learning Opportunities Program (ELO-P) RFP#252601 BPSD-ELO-P-03282025 The proposal must be submitted to the Buena Park School District, 6885 Orangethorpe Ave, CA, 90620 - ATTN: Karina Mesa, Contract Specialist, by mail-in or drop-off no later than April 17, 2025 by 4:00 pm. All proposers must submit one (1) hard copy and a digital PDF format on a pen drive, in a sealed envelope clearly marked with the RFP name, number, and closing date. Proposals will not be read upon receipt. All proposals will be opened and read in a closed session at the District Office. The District will then proceed with the review process and post the results as outlined in the RFP document. It is the sole responsibility of the Proposer to ensure that responses are received on time and at the correct location. Proposals shall be presented in accordance with the specifications. Proposal specifications may be obtained on the district's website at: www.bpsd.us Any questions regarding this notice should be directed to Karina Mesa, Contract Specialist, karmesa@bpsd.us. Questions must be submitted no later than April 8, 2025, by 4:00 pm. The Governing Board reserves the right to reject any and all proposals and any and all items of such proposals. This RFP shall also be subject to any and all applicable laws, regulations and standards. Governing Board of the BUENA PARK SCHOOL DISTRICT Publication: Buena Park Independent: March 28, 2025 & April 4, 2025 Buena Park Independent 3/28,4/4/2025-151615

**Legals-IND**

FERNANDA MICHELENA SANDOVAL. THE COURT ORDERS that all persons interested in this matter appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

**NOTICE OF HEARING**

06/26/2025 8:30 a.m. L74 REMOTE Lamoreaux Justice Center 341 The City Drive Orange, CA 92868 (To appear remotely, check in advance of the hearing for information about how to do so on the court's website. To find your court's website, go to www.courts.ca.gov/find-my-court.htm) A copy of this Order to Show Cause must be published at least once each week for four successive weeks before the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Buena Park/Anaheim In-

**Legals-IND**

dependent Date: 03/27/2025 Judge Eric J. Werschling Judge of the Superior Court Buena Park Independent - 4/4,11,18,25/25-151729

**Public Notice of Sale of Abandoned Property Gilbert Self Storage**

will hold an online auction to enforce a lien imposed on said property, as described below, pursuant to the California self-service storage facility act California business and professions code 10 division 8 chapter 21700, on or after 4/23/2025 at Gilbert Self Storage 530 N. Gilbert Street, Fullerton, CA 92833, (714) 872-9124. All

**NOTICE OF REQUEST FOR PROPOSALS FOR PRE-CONSTRUCTION AND LEASE-LEASEBACK CONSTRUCTION SERVICES RFP #2025-25 Gilbert HS Site Improvements Construction Estimate is \$10 Million**

NOTICE IS HEREBY GIVEN that the Anaheim Union High School District ("District") is seeking proposals from qualified firms for pre-construction and lease-leaseback ("LLB") construction services for the construction of the South Junior High School Site Improvements (collectively, "Project"). The full scope of work for the Project is further set forth in the Request for Proposals ("RFP") available on the District's website at www.auhsd.us and www.auhsdblueprint.us, or via email request to Jennifer Keys, Procurement Contract Specialist at keys\_j@auhsd.us. There will be a **Mandatory Pre-Proposal Meeting on April 10, 2025 @ 9:30 am at AUHSD District Office, 501 N Crescent Way, Anaheim 92801.**

In accordance with Education Code section 17406 and Public Contract Code section 20111.6, proposers are required to submit to the District a completed set of prequalification documents on forms provided by the District. Any proposer that submits a proposal and is not prequalified will be deemed non-responsive and the proposal will be rejected and returned unopened. If this Project includes work that will be performed by mechanical, electrical or plumbing ("MEP") subcontractors (contractors that hold a C-4, C-7, C-10, C-16, C-20, C-34, C-36, C-38, C-42, C-43 or C-46 license), such MEP subcontractors must also be prequalified. Prequalification documents are available from the District website at www.auhsd.us or via email request to Jennifer Keys, Procurement Contract Specialist at keys\_j@auhsd.us. Prequalification documents must be submitted by **2:00 pm on April 22, 2025.**

The successful proposer must possess a valid and active **Class B** license at time of submission of the proposal.

The proposer and all subcontractors (of any tier) must be currently registered and qualified to perform public works in accordance with Labor Code section 1725.5.

Pursuant to California Labor Code section 1720 et seq., it shall be mandatory upon the contractor to whom the contract is awarded, and upon any subcontractor under such contractor, to pay not less than the general prevailing rate of per diem wages in the locality in which this work is to be performed for each craft or type of worker needed to execute the contract, including holiday and overtime work as well as employer payments for health and welfare, pension, vacation, and similar purposes.

Separate payment and performance bonds, each in an amount equal to 100% of the total contract amount, are required, shall be provided to the District at the time of execution of the contract, shall be in the form provided by the District, and must be issued by a California admitted surety as defined in California Code of Civil Procedure section 995.120

The District will select a lease-leaseback contractor or contractors using the "best value" competitive procurement process under Education Code section 17400 et seq., that can assist the District with construction services. The "best value" competitive procurement process is an evaluation process whereby a contractor is selected by the District on the basis of objective criteria for evaluating the qualifications of proposers as set forth in the RFP, with the selected contractor representing the best combination of price and qualifications

The District reserves the right to accept or reject any or all proposals, and to waive any irregularities or informalities in any proposal or in the RFP process. If the selected proposer refuses or fails to execute the tendered contract, the District may award the contract to the proposer with the second highest best value score if the District deems it to be in its best interest. The District reserves the right to contract for LLB services in the manner that most benefits the District including awarding more than one contract if desired.

The proposal must be received **no later than 2:00 PM on May 12, 2025**, at the office of: ANAHEIM UNION HIGH SCHOOL DISTRICT 501 N. Crescent Way Anaheim, CA 92801 Attn: Facilities Office

For more information regarding the RFP, please feel free to contact Jennifer Keys at keys\_j@auhsd.us or (714) 999-2380. Buena Park/Anaheim Independent 3/28,4/4/2025-151625

**Legals-IND**

interested bidders may go to [www.storage-treasures.com](http://www.storage-treasures.com) to register and see photos of the items available for sale. This is a cash only sale and a refundable \$100 cash cleaning deposit is required by all winning bidders. Management reserves the right to withdraw any unit from sale at any time. Unless specified all contents in storage unit are considered to contain household goods and other personal property.

Unit 306 Brock Bliss Unit 539 Erik Rodriguez Unit 927 Kyu Lee Unit 929 Kyu Lee Unit 931 Gavin Braun Buena Park/Anaheim Independent 4/4,11/2025-151744

**Legals-IND**

**NOTICE OF PUBLIC SALE:** Self-storage Cube contents of the following customers containing household and other goods will be sold for cash by CubeSmart Management, LLC 4200 N. Harbor Blvd. Fullerton CA, 92835 to satisfy a lien on April 24, 2025 at approx. 1:00pm at [www.storage-treasures.com](http://www.storage-treasures.com): Marco Simek, Sharyl Duboise, Mimi Petersen, Jeff A Rabbitt, Felipe Ordonez, Angel Lyons, Marcos Gonzalez 4/4/25 CNS-3907223# BUENA PARK INDEPENDENT Buena Park Independent 4/4/25-151286

Unit 539 Erik Rodriguez Unit 927 Kyu Lee Unit 929 Kyu Lee Unit 931 Gavin Braun Buena Park/Anaheim Independent 4/4,11/2025-151744

**NOTICE OF REQUEST FOR PROPOSALS FOR PRE-CONSTRUCTION AND LEASE-LEASEBACK CONSTRUCTION SERVICES RFP #2025-24 South JHS Site Improvements Construction Estimate is \$7 Million**

NOTICE IS HEREBY GIVEN that the Anaheim Union High School District ("District") is seeking proposals from qualified firms for pre-construction and lease-leaseback ("LLB") construction services for the construction of the South Junior High School Site Improvements (collectively, "Project"). The full scope of work for the Project is further set forth in the Request for Proposals ("RFP") available on the District's website at www.auhsd.us and www.auhsdblueprint.us, or via email request to Jennifer Keys, Procurement Contract Specialist at keys\_j@auhsd.us. There will be a **Mandatory Pre-Proposal Meeting on April 8, 2025 @ 9:30 am at AUHSD District Office, 501 N Crescent Way, Anaheim 92801.**

In accordance with Education Code section 17406 and Public Contract Code section 20111.6, proposers are required to submit to the District a completed set of prequalification documents on forms provided by the District. Any proposer that submits a proposal and is not prequalified will be deemed non-responsive and the proposal will be rejected and returned unopened. If this Project includes work that will be performed by mechanical, electrical or plumbing ("MEP") subcontractors (contractors that hold a C-4, C-7, C-10, C-16, C-20, C-34, C-36, C-38, C-42, C-43 or C-46 license), such MEP subcontractors must also be prequalified. Prequalification documents are available from the District website at www.auhsd.us or via email request to Jennifer Keys, Procurement Contract Specialist at keys\_j@auhsd.us. Prequalification documents must be submitted by **2:00 pm on April 22, 2025.**

The successful proposer must possess a valid and active **Class B** license at time of submission of the proposal.

The proposer and all subcontractors (of any tier) must be currently registered and qualified to perform public works in accordance with Labor Code section 1725.5.

Pursuant to California Labor Code section 1720 et seq., it shall be mandatory upon the contractor to whom the contract is awarded, and upon any subcontractor under such contractor, to pay not less than the general prevailing rate of per diem wages in the locality in which this work is to be performed for each craft or type of worker needed to execute the contract, including holiday and overtime work as well as employer payments for health and welfare, pension, vacation, and similar purposes.

Separate payment and performance bonds, each in an amount equal to 100% of the total contract amount, are required, shall be provided to the District at the time of execution of the contract, shall be in the form provided by the District, and must be issued by a California admitted surety as defined in California Code of Civil Procedure section 995.120

The District will select a lease-leaseback contractor or contractors using the "best value" competitive procurement process under Education Code section 17400 et seq., that can assist the District with construction services. The "best value" competitive procurement process is an evaluation process whereby a contractor is selected by the District on the basis of objective criteria for evaluating the qualifications of proposers as set forth in the RFP, with the selected contractor representing the best combination of price and qualifications

The District reserves the right to accept or reject any or all proposals, and to waive any irregularities or informalities in any proposal or in the RFP process. If the selected proposer refuses or fails to execute the tendered contract, the District may award the contract to the proposer with the second highest best value score if the District deems it to be in its best interest. The District reserves the right to contract for LLB services in the manner that most benefits the District including awarding more than one contract if desired.

The proposal must be received **no later than 2:00 PM on May 8, 2025**, at the office of: ANAHEIM UNION HIGH SCHOOL DISTRICT 501 N. Crescent Way Anaheim, CA 92801 Attn: Facilities Office

For more information regarding the RFP, please feel free to contact Jennifer Keys at keys\_j@auhsd.us or (714) 999-2380. Buena Park/Anaheim Independent 3/28,4/4/2025-151623

**Legals-IND**

**NOTICE OF PUBLIC SALE:** Self Storage Cube contents of the following customers containing household and other goods will be sold for cash by CubeSmart Management, LLC 1628 S Anaheim way, Anaheim CA, 92805 to satisfy a lien on April-23-2025 at approximately 2:00 pm at [www.storage-treasures.com](http://www.storage-treasures.com): Steve Bilderback, Victoria Rogers, Veronica Hernandez, Rodolfo Marin, Andre Burton, Katherine Coursey, Mercedes Peralta 4/4/25 CNS-3909833# BUENA PARK INDEPENDENT Buena Park Independent 4/4/25-151664

Unit 539 Erik Rodriguez Unit 927 Kyu Lee Unit 929 Kyu Lee Unit 931 Gavin Braun Buena Park/Anaheim Independent 4/4,11/2025-151744

**NOTICE OF REQUEST FOR PROPOSALS FOR PRE-CONSTRUCTION AND LEASE-LEASEBACK CONSTRUCTION SERVICES RFP #2025-24 South JHS Site Improvements Construction Estimate is \$7 Million**

NOTICE IS HEREBY GIVEN that the Anaheim Union High School District ("District") is seeking proposals from qualified firms for pre-construction and lease-leaseback ("LLB") construction services for the construction of the South Junior High School Site Improvements (collectively, "Project"). The full scope of work for the Project is further set forth in the Request for Proposals ("RFP") available on the District's website at www.auhsd.us and www.auhsdblueprint.us, or via email request to Jennifer Keys, Procurement Contract Specialist at keys\_j@auhsd.us. There will be a **Mandatory Pre-Proposal Meeting on April 8, 2025 @ 9:30 am at AUHSD District Office, 501 N Crescent Way, Anaheim 92801.**

In accordance with Education Code section 17406 and Public Contract Code section 20111.6, proposers are required to submit to the District a completed set of prequalification documents on forms provided by the District. Any proposer that submits a proposal and is not prequalified will be deemed non-responsive and the proposal will be rejected and returned unopened. If this Project includes work that will be performed by mechanical, electrical or plumbing ("MEP") subcontractors (contractors that hold a C-4, C-7, C-10, C-16, C-20, C-34, C-36, C-38, C-42, C-43 or C-46 license), such MEP subcontractors must also be prequalified. Prequalification documents are available from the District website at www.auhsd.us or via email request to Jennifer Keys, Procurement Contract Specialist at keys\_j@auhsd.us. Prequalification documents must be submitted by **2:00 pm on April 22, 2025.**

The successful proposer must possess a valid and active **Class B** license at time of submission of the proposal.

The proposer and all subcontractors (of any tier) must be currently registered and qualified to perform public works in accordance with Labor Code section 1725.5.

Pursuant to California Labor Code section 1720 et seq., it shall be mandatory upon the contractor to whom the contract is awarded, and upon any subcontractor under such contractor, to pay not less than the general prevailing rate of per diem wages in the locality in which this work is to be performed for each craft or type of worker needed to execute the contract, including holiday and overtime work as well as employer payments for health and welfare, pension, vacation, and similar purposes.

Separate payment and performance bonds, each in an amount equal to 100% of the total contract amount, are required, shall be provided to the District at the time of execution of the contract, shall be in the form provided by the District, and must be issued by a California admitted surety as defined in California Code of Civil Procedure section 995.120

The District will select a lease-leaseback contractor or contractors using the "best value" competitive procurement process under Education Code section 17400 et seq., that can assist the District with construction services. The "best value" competitive procurement process is an evaluation process whereby a contractor is selected by the District on the basis of objective criteria for evaluating the qualifications of proposers as set forth in the RFP, with the selected contractor representing the best combination of price and qualifications

The District reserves the right to accept or reject any or all proposals, and to waive any irregularities or informalities in any proposal or in the RFP process. If the selected proposer refuses or fails to execute the tendered contract, the District may award the contract to the proposer with the second highest best value score if the District deems it to be in its best interest. The District reserves the right to contract for LLB services in the manner that most benefits the District including awarding more than one contract if desired.

The proposal must be received **no later than 2:00 PM on May 8, 2025**, at the office of: ANAHEIM UNION HIGH SCHOOL DISTRICT 501 N. Crescent Way Anaheim, CA 92801 Attn: Facilities Office

For more information regarding the RFP, please feel free to contact Jennifer Keys at keys\_j@auhsd.us or (714) 999-2380. Buena Park/Anaheim Independent 3/28,4/4/2025-151623