

NOTICE OF AMENDED PETITION TO ADMINISTER ESTATE OF: RONALD ORNELLAS, SR.
CASE NO. 30-2024-01372885-PR-PW-CMC
 To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of RONALD ORNELLAS, SR....
 A PETITION FOR PROBATE has been filed by RONALD ORNELLAS, JR. in the Superior Court of California, County of Orange.
 THE PETITION FOR PROBATE requests that RONALD ORNELLAS, JR. be appointed as personal representative to administer the estate of the decedent.

THE PETITION the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.
 THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.
 A HEARING on the petition will be held on
SEP 28, 2026 at 9:00 AM in Dept. CM08
3390 Harbor Blvd, Costa Mesa, CA 92626

The court is providing the convenience to appear for hearing by video using the court's designated video platform. This is a no cost service to the public. Go to the Court's website at The Superior Court of California - County of Orange (occourts.org) to appear remotely for Probate hearings and for remote hearing instructions. If you have difficulty connecting or are unable to connect to your remote hearing, call 657-622-8452 for assistance. If you prefer to appear in-person, you can appear in the department on the day/time set for your hearing.
 IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.
 IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court 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 con-

sult 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: MICHELYN R. MILLER, ESQ; PATTERSON LAW FIRM, APC, 1800 E. IMPERIAL HIGHWAY, SUITE 110, BREA, CA 92821. (714) 441-1410 BSC 228546
Orange County News 5/27, 5/29, 6/3/2026-163822

NOTICE OF LIEN SALE AT PUBLIC AUCTION
 Notice is hereby given that personal property in the following units will be sold at public auction on
JUNE 23RD, 2026 AFTER 10:30 AM
 Pursuant to the California Self-Store Facility Act the sale will be conducted at
U-Haul Moving & Storage at Fairview 13042 Fairview St Garden Grove, CA 92843
 The items sold are generally described as follows: Clothing, furniture, and/or other household items stored by the following persons:

Customer Name Unit Number
 Alexander Solis 243
 Daniel Hernandez 215
 Shaquonn Boykins 111
 Miranda Shipley-Bush 380
 Christianjames Cascasan 372
 5/27, 6/3/26
CNS-4045477#
ORANGE COUNTY NEWS
OCN 5/27, 6/3/2026-163775

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY
 Please take notice SmartStop Self Storage located at 580 E Lambert Rd La Habra, CA 90631 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.self-storageauction.com on 6/17/2026 at 1 PM or after. Contents include personal property described below belonging to those individuals listed below. C003, Priscilla Obando: Skateboard, household items, toys; C048, Schuyler Morissette: Boxes, clothes, household goods; C075, Hugo Mario Orellana: Tools, work supplies, electronics; D036, Tatiana Rodriguez: Boxes, household goods, clothes; E016, Denise Marshall: Furniture, boxes, clothes; G027, Sarah L Armendariz: Boxes, merchandise, household goods; H009, Robert Kobal: Totes, household goods, shelves; H056, Adrian Rodriguez: Copper wire, tools, work supplies. Purchase must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions 562-236-6583
 CN127534 06-17-2026 Jun 3, 2026
Orange County News 6/3/2026-163581

Notice is hereby given, StorQuest Self Storage will sell at public sale by competing bidding the personal property of:
 - Ticu Rostas
 - Manuel Reynoso
 - Magdalena Rojas Gallegos
 - Cecilia Torres
 Property to be sold: misc. household goods, furniture, tools, clothes, boxes, toys, electronics, sporting goods, and personal content. Auction Company: www.StorageTreasures.com. The sale ends at 2:00 PM on the 19th of June 2026 at the property where said property has been stored and which is located at StorQuest Self Storage 500 S. Walnut St. Anaheim, CA 92802. Goods must be paid in cash and removed at the time of sale. Sale is subject to cancellation in the event of settlement between owner and obligated party.
 5/27, 6/3/26
CNS-4045901#
ORANGE COUNTY NEWS
OCN 5/27, 6/3/2026-163817

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 26FL000443
 TO ALL INTERESTED PERSONS: Petitioner: QILIN BAO and QING LIU on behalf of CHLOE KOUYI LIU, a minor, filed a petition with this court for a decree changing names as follows: CHLOE KOUYI LIU to CHLOE KOUYI BAO. 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
 08/17/2026
 1:30 p.m. L74
 REMOTE
 Lamoreaux Justice Center
 341 The City Drive South
 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: Orange County News
 Date: 05/13/2026
 Supervising Judge Eric J. Wersching
 Judge of the Superior Court
Orange County News 5/20, 27, 6/3, 10/2026 - 163577

NOTICE OF PETITION TO ADMINISTER ESTATE OF: MARY ELLEN KUHLMANN AKA MARY E. KUHLMANN CASE NO. 30-2026-01569079-PR-LA-CMC
 To all heirs, beneficiaries, creditors, contingent cred-

itors, and persons who may otherwise be interested in the WILL or estate, or both of MARY ELLEN KUHLMANN AKA MARY E. KUHLMANN. A PETITION FOR PROBATE has been filed by JOHN F. BARRETT in the Superior Court of California, County of ORANGE. THE PETITION FOR PROBATE requests that JOHN F. BARRETT 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: 07/23/26 at 1:30PM in Dept. CM07 located at 3390 HARBOR BLVD., COSTA MESA, CA 92626
NOTICE IN PROBATE CASES
 The court is providing the convenience to appear for hearing by video using the court's designated video platform. This is a no cost service to the public. Go to the Court's website at The Superior Court of California - County of Orange (occourts.org) to appear remotely for Probate hearings and for remote hearing instructions. If you have difficulty connecting or are unable to connect to your remote hearing, call 657-622-8452 for assistance. If you prefer to appear in-person, you can appear in the department on the day/time set for your hearing.
 IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.
 IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law. YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request

for Special Notice form is available from the court clerk.
 Attorney for Petitioner: PARISA F. WEISS, ESQ. - SBN 232458
 BUCHALTER LLP
 655 W. BROADWAY, SUITE 1600
 SAN DIEGO CA 92101
 Telephone (619) 219-5335
 5/27, 5/29, 6/3/26
CNS-4046118#
ORANGE COUNTY NEWS
Orange County News 5/27, 29, 6/3/2026-163826

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 26FL000462
 TO ALL INTERESTED PERSONS: Petitioner: SANDY CHIA-EN LEE and MICHAEL YAO-TSUNG CHAN on behalf of DEREK JUN-LIN CHAN and RYAN WEI-LIN CHAN, minors, filed a petition with this court for a decree changing names as follows: DEREK JUN-LIN CHAN to DEREK JACKSON CHAN and RYAN WEI-LIN CHAN to RYAN WYATT CHAN. 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
 09/21/2026
 8:30 a.m. L74
 REMOTE
 Lamoreaux Justice Center
 341 The City Drive South
 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: Orange County News
 Date: 05/11/2026
 Supervising Judge Eric J. Wersching
 Judge of the Superior Court
Orange County News 5/27, 6/3, 10, 17/2026 - 163807

NOTICE OF PETITION TO ADMINISTER ESTATE OF: JAMES JAKE JENKINS, aka JAMES J. JENKINS, aka JAMES JENKINS CASE NO. 30-2026-01571793-PR-PL-CMC
 To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of JAMES JAKE JENKINS, aka JAMES J. JENKINS, aka JAMES JENKINS.
 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 the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.
 THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.
 A HEARING on the petition will be held on
JUL 29, 2026 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 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 657-622-8452 for assistance. If you prefer to appear in-person, you can appear in the department on the day/time set for your hearing.
 IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.
 IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court 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: PARISA F. WEISS, ESQ. - SBN 232458
 BUCHALTER LLP
 655 W. BROADWAY, SUITE 1600
 SAN DIEGO CA 92101
 Telephone (619) 219-5335
 5/27, 5/29, 6/3/26
CNS-4046118#
ORANGE COUNTY NEWS
Orange County News 5/27, 29, 6/3/2026-163826

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 26FL000462
 TO ALL INTERESTED PERSONS: Petitioner: SANDY CHIA-EN LEE and MICHAEL YAO-TSUNG CHAN on behalf of DEREK JUN-LIN CHAN and RYAN WEI-LIN CHAN, minors, filed a petition with this court for a decree changing names as follows: DEREK JUN-LIN CHAN to DEREK JACKSON CHAN and RYAN WEI-LIN CHAN to RYAN WYATT CHAN. 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
 09/21/2026
 8:30 a.m. L74
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 Date: 05/11/2026
 Supervising Judge Eric J. Wersching
 Judge of the Superior Court
Orange County News 5/27, 6/3, 10, 17/2026 - 163807

NOTICE OF PETITION TO ADMINISTER ESTATE OF: JAMES JAKE JENKINS, aka JAMES J. JENKINS, aka JAMES JENKINS CASE NO. 30-2026-01571793-PR-PL-CMC
 To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of JAMES JAKE JENKINS, aka JAMES J. JENKINS, aka JAMES JENKINS.
 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 the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.
 THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.
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JUL 29, 2026 at 1:30 PM in Dept. CM04
3390 Harbor Blvd, Costa Mesa, CA 92626
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 IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court 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: PARISA F. WEISS, ESQ. - SBN 232458
 BUCHALTER LLP
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 Telephone (619) 219-5335
 5/27, 5/29, 6/3/26
CNS-4046118#
ORANGE COUNTY NEWS
Orange County News 5/27, 29, 6/3/2026-163826

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 26FL000462
 TO ALL INTERESTED PERSONS: Petitioner: SANDY CHIA-EN LEE and MICHAEL YAO-TSUNG CHAN on behalf of DEREK JUN-LIN CHAN and RYAN WEI-LIN CHAN, minors, filed a petition with this court for a decree changing names as follows: DEREK JUN-LIN CHAN to DEREK JACKSON CHAN and RYAN WEI-LIN CHAN to RYAN WYATT CHAN. 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
 09/21/2026
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 (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)
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 Date: 05/11/2026
 Supervising Judge Eric J. Wersching
 Judge of the Superior Court
Orange County News 5/27, 6/3, 10, 17/2026 - 163807

NOTICE OF PETITION TO ADMINISTER ESTATE OF: JAMES JAKE JENKINS, aka JAMES J. JENKINS, aka JAMES JENKINS CASE NO. 30-2026-01571793-PR-PL-CMC
 To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of JAMES JAKE JENKINS, aka JAMES J. JENKINS, aka JAMES JENKINS.
 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

COUNSEL and SAUL REYES, DEPUTY, 400 WEST CIVIC CENTER DRIVE, PO BOX 118, SANTA ANA, CA 92701. (714) 834-4664.
 BSC 228559
Orange County News 5/29, 6/3, 6/5/2026-163934

NOTICE OF PETITION TO ADMINISTER ESTATE OF: KATHLEEN KILGORE CASE NO. 30-2026-01570192-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 KATHLEEN KILGORE.
 A PETITION FOR PROBATE has been filed by MARIAH BLAINE in the Superior Court of California, County of ORANGE. THE PETITION FOR PROBATE requests that MARIAH BLAINE 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.
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JUL 29, 2026 at 1:30 PM in Dept. CM04
3390 Harbor Blvd, Costa Mesa, CA 92626
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 IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court 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

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 the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.
 THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.
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for Special Notice form is available from the court clerk.
 Attorney for Petitioner: PARISA F. WEISS, ESQ. - SBN 232458
 BUCHALTER LLP
 655 W. BROADWAY, SUITE 1600
 SAN DIEGO CA 92101
 Telephone (619) 219-5335
 5/27, 5/29, 6/3/26
CNS-4046118#
ORANGE COUNTY NEWS
Orange County News 5/27, 29, 6/3/2026-163826

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 26FL000462
 TO ALL INTERESTED PERSONS: Petitioner: SANDY CHIA-EN LEE and MICHAEL YAO-TSUNG CHAN on behalf of DEREK JUN-LIN CHAN and RYAN WEI-LIN CHAN, minors, filed a petition with this court for a decree changing names as follows: DEREK JUN-LIN CHAN to DEREK JACKSON CHAN and RYAN WEI-LIN CHAN to RYAN WYATT CHAN. 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.
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 (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: Orange County News
 Date: 05/11/2026
 Supervising Judge Eric J. Wersching
 Judge of the Superior Court
Orange County News 5/27, 6/3, 10, 17/2026 - 163807

NOTICE OF PETITION TO ADMINISTER ESTATE OF: JAMES JAKE JENKINS, aka JAMES J. JENKINS, aka JAMES JENKINS CASE NO. 30-2026-01571793-PR-PL-CMC
 To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of JAMES JAKE JENKINS, aka JAMES J. JENKINS, aka JAMES JENKINS.
 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 the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.
 THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.
 A HEARING on the petition will be held in this court as follows: 07/23/26 at 1:30PM in Dept. CM07 located at 3390 HARBOR BLVD., COSTA MESA, CA 92626
NOTICE IN PROBATE CASES
 The court is providing the convenience to appear for hearing by video using the court's designated video platform. This is a no cost service to the public. Go to the Court's website at The Superior Court of California - County of Orange (occourts.org) to appear remotely for Probate hearings and for remote hearing instructions. If you have difficulty connecting or are unable to connect to your remote hearing, call 657-622-8452 for assistance. If you prefer to appear in-person, you can appear in the department on the day/time set for your hearing.
 IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.
 IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law. YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request

for Special Notice form is available from the court clerk.
 Attorney for Petitioner: PARISA F. WEISS, ESQ. - SBN 232458
 BUCHALTER LLP
 655 W. BROADWAY, SUITE 1600
 SAN DIEGO CA 92101
 Telephone (619) 219-5335
 5/27, 5/29, 6/3/26
CNS-4046118#
ORANGE COUNTY NEWS
Orange County News 5/27, 29, 6/3/2026-163826

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 26FL000462
 TO ALL INTERESTED PERSONS: Petitioner: SANDY CHIA-EN LEE and MICHAEL YAO-TSUNG CHAN on behalf of DEREK JUN-LIN CHAN and RYAN WEI-LIN CHAN, minors, filed a petition with this court for a decree changing names as follows: DEREK JUN-LIN CHAN to DEREK JACKSON CHAN and RYAN WEI-LIN CHAN to RYAN WYATT CHAN. 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
 09/21/2026
 8:30 a.m. L74
 REMOTE
 Lamoreaux Justice Center
 341 The City Drive South
 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: Orange County News
 Date: 05/11/2026
 Supervising Judge Eric J. Wersching
 Judge of the Superior Court
Orange County News 5/27, 6/3, 10, 17/2026 - 163807

NOTICE OF PETITION TO ADMINISTER ESTATE OF: JAMES JAKE JENKINS, aka JAMES J. JENKINS, aka JAMES JENKINS CASE NO. 30-2026-01571793-PR-PL-CMC
 To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of JAMES JAKE JENKINS, aka JAMES J. JENKINS, aka JAMES JENKINS.
 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 the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.
 THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.
 A

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
PAUL GROW - SBN
360854

LAW OFFICES OF
DANIEL A. HUNT
798 UNIVERSITY AVE.
SACRAMENTO CA 95825
Telephone (916) 610-1788
6/3, 6/5, 6/10/26

CNS-4048129#
ORANGE COUNTY NEWS
Orange County News
6/3,5,10/2026-164072

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 26FL000465

TO ALL INTERESTED PERSONS: Petitioner: MAURICIO REYEZ filed a petition with this court for a decree changing names as follows: MAURICIO REYEZ to MAURICIO REYES CRUZ. 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
09/21/2026
8:30 a.m. L74
REMOTE

Lamoreaux Justice Center
341 The City Drive South
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:
Orange County News
Date: 05/04/2026
Temporary Judge Patricia Grace
Judge of the Superior Court
Orange County News 6/3,10,17,24/2026 - 164120

GARDEN GROVE SANITARY DISTRICT NOTICE OF PUBLIC HEARING AND FILING OF REPORT PERTAINING TO DELINQUENT SOLID WASTE DISPOSAL FEES

Pursuant to Government Code Sections 38790.1 and 25831, notice is hereby given that rubbish disposal bills remaining delinquent and unpaid for 60 days or more as of July 1, 2026, and that are not paid by July 14, 2026, will be added to the property tax roll for collection. The Garden Grove Sanitary District Board of Directors shall review and approve as a charge against the property the amount delinquent, the amount of the penalty and interest, and if still unpaid, the delinquent bills shall be filed with the County Auditor, and upon recordation by the County Recorder shall be a lien against the property.

A public hearing to receive comments concerning a report detailing the delinquent and unpaid charges against each parcel will be conducted at a Special Meeting of the Garden Grove Sanitary District to be held Tuesday, June 9, 2026, at 6:30 p.m., or as soon thereafter as the matter may be heard, at the Garden Grove Community Meeting Center, 11300 Stanford Avenue, Garden Grove.

A copy of the report is available on the City's website, ggcity.org, and available for review in the Garden Grove City Clerk's Office, 11222 Acacia Parkway, Garden Grove, 92840.

/s/ LIZABETH VASQUEZ, CMC
SECRETARY

Date: May 21, 2026
Publish: May 27, 2026 and June 3, 2026
Orange County News 5/27,6/3/2026-163856

lished 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:
Orange County News
Date: 05/19/2026
Supervising Judge Eric J. Wersching
Judge of the Superior Court
Orange County News 6/3,10,17,24/2026 - 164109

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 26FL000061

TO ALL INTERESTED PERSONS: Petitioner: CONSUELO JASMIN ZEPEDA filed a petition with this court for a decree changing names as follows: CONSUELO JASMIN ZEPEDA to JASMIN ZEPEDA. 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
08/17/2026
8:30 a.m. L74
REMOTE

Lamoreaux Justice Center
341 The City Drive South
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:
Orange County News
Date: 05/04/2026
Temporary Judge Patricia Grace
Judge of the Superior Court
Orange County News 6/3,10,17,24/2026 - 164120

GARDEN GROVE SANITARY DISTRICT NOTICE OF PUBLIC HEARING AND FILING OF REPORT PERTAINING TO DELINQUENT SOLID WASTE DISPOSAL FEES

Pursuant to Government Code Sections 38790.1 and 25831, notice is hereby given that rubbish disposal bills remaining delinquent and unpaid for 60 days or more as of July 1, 2026, and that are not paid by July 14, 2026, will be added to the property tax roll for collection. The Garden Grove Sanitary District Board of Directors shall review and approve as a charge against the property the amount delinquent, the amount of the penalty and interest, and if still unpaid, the delinquent bills shall be filed with the County Auditor, and upon recordation by the County Recorder shall be a lien against the property.

A public hearing to receive comments concerning a report detailing the delinquent and unpaid charges against each parcel will be conducted at a Special Meeting of the Garden Grove Sanitary District to be held Tuesday, June 9, 2026, at 6:30 p.m., or as soon thereafter as the matter may be heard, at the Garden Grove Community Meeting Center, 11300 Stanford Avenue, Garden Grove.

A copy of the report is available on the City's website, ggcity.org, and available for review in the Garden Grove City Clerk's Office, 11222 Acacia Parkway, Garden Grove, 92840.

/s/ LIZABETH VASQUEZ, CMC
SECRETARY

Date: May 21, 2026
Publish: May 27, 2026 and June 3, 2026
Orange County News 5/27,6/3/2026-163856

NOTICE OF PUBLIC AUCTION

Notice Is Hereby Given That Pursuant To Sections 21700-21716 Of The Business And Professions Code, Section 2328 Of The UCC, Section 535 Of The Penal Code And Provisions Of The Civil Code, Santa Self Storage, 11284 Westminster Ave, Garden Grove, CA, 92843 Will Sell By Competitive Bidding The Following Units. Auction to Be Conducted through Online Auction Services of WWW.LOCKERFOX.COM, with bids opening on or after Wednesday June 10th, 2026 at 9:00 am and closing on or after Wednesday June 17th, 2026 at 1:00 pm

Purchases Must Be Made with DEBIT or CREDIT CARD, CERTIFIED CHECK or MONEY ORDER ONLY and Paid at the time of Sale. **NO CASH IS ACCEPTED.** All Goods are Sold as is and must be Removed within 72 Hours of the time of Purchase. Santa Self Storage, Reserves the Right to Retract Bids. Sale is Subject to Adjournment. Sale is subject to cancellation in the event of settlement bid at: www.lockerfox.com.

Angel Bui
Joanne Contreras
Richard Fregosi
Alejandra Perez
Timothy Wood
Orange County News 6/3/2026-164021

SUMMONS (CITACION JUDICIAL) CASE NUMBER

(Numero del Caso):
30-2025-01530602-CU-PO-CJC

NOTICE TO DEFENDANT:

(Aviso al Demandado):
RONG LIANG, and DOES 1 through 50, inclusive YOU ARE BEING SUED BY PLAINTIFF:

(Lo esta demandando el demandante)

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

You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper

GARDEN GROVE SANITARY DISTRICT NOTICE OF PUBLIC HEARING AND FILING OF A REPORT REGARDING PLACEMENT OF CHARGES ON PROPERTY TAX STATEMENTS

Pursuant to California Health and Safety Code Sections 5470 et seq., the Garden Grove Sanitary District has prepared two reports detailing charges proposed to be collected on the property tax rolls for: 1) refuse collection services in the District; and 2) sewer services in the District. The first report details charges proposed to be collected for refuse collection services in the areas of the District's Improvement District No. 1, which contains that area of the District formerly served by the Midway City Sanitary District. The second report details charges proposed to be collected for sewer services in the areas of the District that extend beyond the Garden Grove city limits and do not receive water services from the City of Garden Grove.

A public hearing on the adoption of the proposed reports will be conducted at a Special Meeting of the Garden Grove Sanitary District to be held Tuesday, June 9, 2026, at 6:30 p.m., or as soon thereafter as the matter may be heard at the Garden Grove Community Meeting Center, 11300 Stanford Avenue, Garden Grove.

All written and oral protests against the adoption of the report must be received before the close of the public hearing. A copy of the report is available on the City's website, ggcity.org, and available for review in the Garden Grove City Clerk's Office, 11222 Acacia Parkway, Garden Grove, 92840.

/s/ LIZABETH VASQUEZ, CMC
SECRETARY

Date: May 21, 2026
Publish: May 27, 2026 and June 3, 2026
Orange County News 5/27,6/3/2026-163850

legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (www.courtinfo.ca.gov/self-help), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court. There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (www.lawhelpcalifornia.org), the California Courts Online Self-Help Center (www.courtinfo.ca.gov/self-help), or by contacting your local court of county bar association. NOTE: The court has a statutory lien for waived fees and costs on any settlement or arbitration award of \$10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case.

AVISO! Lo han demandado. Si no responde dentro de 30 dias, la corte puede decidir en su contra sin escuchar su version. Lea la informacion a continuacion. Tiene 30 DIAS DE CALENDARIO despues de que le entreguen esta citacion y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefonica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y mas informacion en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov), en la biblioteca de leyes de su condado o en la corte que le quede mas cerca. Si no puede pagar la cuota

de presentacion, pida al secretario de la corte que le de un formulario de exencion de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podra quitar su sueldo, dinero y bienes sin mas advertencia. Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remision a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (www.lawhelpcalifornia.org), en el Centro de Ayuda de las Cortes de Califor-

nia, (www.sucorte.ca.gov) o poniendose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperacion de \$10,000 o mas de valor recibida mediante un acuerdo o una concesion de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desear el caso. The name and address of the court is (El nombre y direccion de la corte es) : Superior Court of California, 700 Civic Center Drive West, Santa Ana, CA 92701, Central Justice Center. The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is (El nombre,

LEGAL NOTICE NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN THAT THE GARDEN GROVE CITY COUNCIL WILL HOLD A PUBLIC HEARING AT THE COMMUNITY MEETING CENTER, 11300 STANFORD AVENUE, GARDEN GROVE, CALIFORNIA, ON **TUESDAY, JUNE 23, 2026 AT 6:30 P.M.**, OR AS SOON THEREAFTER AS IT MAY BE HEARD, TO RECEIVE AND CONSIDER ALL EVIDENCE AND REPORTS RELATIVE TO THE MATTER(S) DESCRIBED BELOW.

MITIGATED NEGATIVE DECLARATION MITIGATION MONITORING AND REPORTING PROGRAM GENERAL PLAN AMENDMENT NO. GPA-001-2026 AMENDMENT NO. A-046-2026 PLANNED UNIT DEVELOPMENT NO. PUD-020-2026 SITE PLAN NO. SP-168-2026 TENTATIVE TRACT MAP NO. TT-19447

PROJECT DESCRIPTION: A REQUEST FROM MELIA HOMES, INC. FOR APPROVAL OF A GENERAL PLAN AMENDMENT, ZONING MAP AMENDMENT, PLANNED UNIT development, AND RELATED ENTITLEMENTS FOR A PROPOSED 26-UNIT MULTIPLE-FAMILY RESIDENTIAL PROJECT ON AN APPROXIMATELY 1.8-ACRE SITE, AND ADOPTION A MITIGATED NEGATIVE DECLARATION AND MITIGATION MONITORING AND REPORTING PROGRAM FOR THE PROJECT. THE SPECIFIC LEGISLATIVE ACTIONS AND LAND USE ENTITLEMENTS REQUESTED INCLUDE THE FOLLOWING:

(I) A GENERAL PLAN AMENDMENT TO CHANGE THE LAND USE DESIGNATION OF THE SUBJECT PROPERTY FROM LDR (LOW DENSITY RESIDENTIAL) TO LMR (LOW MEDIUM RESIDENTIAL);

(II) A ZONING MAP AMENDMENT TO RE-ZONE THE SUBJECT PROPERTY FROM R-1 (SINGLE-FAMILY RESIDENTIAL) TO RESIDENTIAL PLANNED UNIT DEVELOPMENT NO. PUD-020-2026 WITH AN R-2 (LIMITED MULTIPLE RESIDENTIAL) BASE ZONE;

(III) A RESIDENTIAL PLANNED UNIT DEVELOPMENT TO ESTABLISH STANDARDS OF DEVELOPMENT TO FACILITATE THE DEVELOPMENT OF THE PROJECT;

(IV) A SITE PLAN FOR THE CONSTRUCTION OF TWENTY-SIX (26) TWO-STORY TOWNHOMES AND ASSOCIATED SITE IMPROVEMENTS;

(V) A TENTATIVE TRACT MAP TO CREATE A ONE-LOT SUBDIVISION FOR THE PURPOSE OF SELLING EACH DWELLING UNIT AS A CONDOMINIUM; AND

(VI) A REVOCATION OF CONDITIONAL USE PERMIT NOS. CUP 114-81 AND CUP-554-01 WHICH PREVIOUSLY ALLOWED FOR THE OPERATION OF AN ELEMENTARY SCHOOL AND OPERATION OF A WIRELESS FACILITY ON THE SUBJECT PROPERTY, RESPECTIVELY.

THE CITY COUNCIL WILL ALSO CONSIDER ADOPTING A MITIGATED NEGATIVE DECLARATION AND MITIGATION MONITORING AND REPORTING PROGRAM FOR THE PROJECT.

PROJECT LOCATION: Southeast Corner Of Russell Avenue And Kerry Street, At 9822 Russell Avenue (APN: 098-081-19)

CURRENT ZONE: R-1 (Single-Family Residential)

PROPOSED ZONE: Planned Unit Development No. PUD-020-2026 with an R-2 (Limited Multiple Residential) Base Zone

On May 21, 2026, by a 5-0 vote, with two Commissioners absent, the City of Garden Grove Planning Commission, pursuant to Resolution Nos. 6138-26, 6139-26, and 6140-26, recommended that the City Council: (i) adopt a Mitigated Negative Declaration and an associated Mitigation Monitoring and Reporting Program for the Project; (ii) approve a General Plan Amendment to change the Land Use Designation of the property to Low Medium Density Residential (LMR); (iii) approve an Amendment to the zoning map to establish a residential Planned Unit Development with an R-2 (Limited Multiple Residential) base zone; (iv) approve a residential Planned Unit Development to facilitate the development of the project; (v) approve a Site Plan to permit construction of twenty-six (26) two-story attached multiple-family units along with associated site improvements; (vi) approve a Vesting Tentative Tract Map to create a one-lot subdivision for the purpose of selling each dwelling unit as a condominium; and (vii) revoke Conditional Use Permit Nos. CUP-114-81 and CUP-554-01.

ALL INTERESTED PARTIES are invited to attend the City Council Public Hearing, or write a letter, to express opinions or submit evidence for or against the project as outlined above. If you challenge the project in Court, you may be limited to raising only those issues raised at the Public Hearing described in this notice, or in written correspondence delivered to the City Council prior to the Public Hearing. Written correspondence received at cityclerk@ggcity.org by 3:00 p.m. on the day of the meeting will be forwarded to the City Council prior to the meeting. Further information on the above matter may be obtained from the Planning Services Division, Community Development Department, City Hall, 11222 Acacia Parkway, Garden Grove, or by telephone at (714) 741-5312.

/s/ LIZABETH VASQUEZ, CMC
City Clerk

Date: May 28, 2026
Publish: June 3, 2026
Orange County News 6/3/2026-164073

direccion y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es): Jenus K. Nourafchan, Esq., Levy & Nourafchan, LLP, 9454 Wilshire Boulevard, Suite 500, Beverly Hills, California 90212, (310) 274-9993, (310) 888-3255. Date: 12/03/2025
David H. Yamasaki, Clerk of the Court
Clerk, by (Secretario) V. Perez
Deputy (Adjunto)

NOTICE TO THE PERSON SERVED: You are served

Orange County News 6/3,10,17,24/2026-164121

LIEN SALE

On 6/8/2026 at 1030 N Main St SteF Orange, CA a lien sale will be held on a 2 0 2 3 O Z A R K VIN:7H2BE638PD049502 STATE:CA at 10am, Civil Code §3071
Orange County News 6/3/2026-162775

LEGAL NOTICE NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN THAT THE GARDEN GROVE CITY COUNCIL WILL HOLD A PUBLIC HEARING AT THE COMMUNITY MEETING CENTER, 11300 STANFORD AVENUE, GARDEN GROVE, CALIFORNIA, ON **TUESDAY, JUNE 23, 2026 AT 6:30 P.M.**, OR AS SOON THEREAFTER AS IT MAY BE HEARD, TO RECEIVE AND CONSIDER ALL EVIDENCE AND REPORTS RELATIVE TO THE MATTER(S) DESCRIBED BELOW.

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(II) A ZONING MAP AMENDMENT TO RE-ZONE THE SUBJECT PROPERTY FROM R-1 (SINGLE-FAMILY RESIDENTIAL) TO RESIDENTIAL PLANNED UNIT DEVELOPMENT NO. PUD-020-2026 WITH AN R-2 (LIMITED MULTIPLE RESIDENTIAL) BASE ZONE;

(III) A RESIDENTIAL PLANNED UNIT DEVELOPMENT TO ESTABLISH STANDARDS OF DEVELOPMENT TO FACILITATE THE DEVELOPMENT OF THE PROJECT;

(IV) A SITE PLAN FOR THE CONSTRUCTION OF TWENTY-SIX (26) TWO-STORY TOWNHOMES AND ASSOCIATED SITE IMPROVEMENTS;

(V) A TENTATIVE TRACT MAP TO CREATE A ONE-LOT SUBDIVISION FOR THE PURPOSE OF SELLING EACH DWELLING UNIT AS A CONDOMINIUM; AND

(VI) A REVOCATION OF CONDITIONAL USE PERMIT NOS. CUP 114-81 AND CUP-554-01 WHICH PREVIOUSLY ALLOWED FOR THE OPERATION OF AN ELEMENTARY SCHOOL AND OPERATION OF A WIRELESS FACILITY ON THE SUBJECT PROPERTY, RESPECTIVELY.

THE CITY COUNCIL WILL ALSO CONSIDER ADOPTING A MITIGATED NEGATIVE DECLARATION AND MITIGATION MONITORING AND REPORTING PROGRAM FOR THE PROJECT.

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PROPOSED ZONE: Planned Unit Development No. PUD-020-2026 with an R-2 (Limited Multiple Residential) Base Zone

On May 21, 2026, by a 5-0 vote, with two Commissioners absent, the City of Garden Grove Planning Commission, pursuant to Resolution Nos. 6138-26, 6139-26, and 6140-26, recommended that the City Council: (i) adopt a Mitigated Negative Declaration and an associated Mitigation Monitoring and Reporting Program for the Project; (ii) approve a General Plan Amendment to change the Land Use Designation of the property to Low Medium Density Residential (LMR); (iii) approve an Amendment to the zoning map to establish a residential Planned Unit Development with an R-2 (Limited Multiple Residential) base zone; (iv) approve a residential Planned Unit Development to facilitate the development of the project; (v) approve a Site Plan to permit construction of twenty-six (26) two-story attached multiple-family units along with associated site improvements; (vi) approve a Vesting Tentative Tract Map to create a one-lot subdivision for the purpose of selling each dwelling unit as a condominium; and (vii) revoke Conditional Use Permit Nos. CUP-114-81 and CUP-554-01.

ALL INTERESTED PARTIES are invited to attend the City Council Public Hearing, or write a letter, to express opinions or submit evidence for or against the project as outlined above. If you challenge the project in Court, you may be limited to raising only those issues raised at the Public Hearing described in this notice, or in written correspondence delivered to the City Council prior to the Public Hearing. Written correspondence received at cityclerk@ggcity.org by 3:00 p.m. on the day of the meeting will be forwarded to the City Council prior to the meeting. Further information on the above matter may be obtained from the Planning Services Division, Community Development Department, City Hall, 11222 Acacia Parkway, Garden Grove, or by telephone at (714) 741-5312.

/s/ LIZABETH VASQUEZ, CMC
City Clerk

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