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Beverly Hills Weekly

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Issue 696 • January 31 - February 6, 2013

First Forum

But which three will win?



Bond Battle

Could new legislation interrupt the Board of Education's construction plans?



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Letters & email

“School funding plan”

First things first – a huge thank you to the City Council and [Vice Mayor] John Mirisch in particular for their efforts on behalf of our school children. That said there are some very important details on the new arrangement that are at best foreboding for the following year – let’s investigate.

The way the City has provided money to our school district is telling in that it is all short term in nature e.g., the City has effectively fronted us the money from the 9900 Wilshire project years before the City will actually collect developer fees and it has opened up the escrow account for field maintenance. Both of those are fixed one time amounts and definitely not available

again next year. This funding is the exact equivalent of rooting around in the sofa looking for lost coins to make the mortgage payment and then celebrating because you found just enough. It entirely misses the big picture – our school district as currently structured is financially unsustainable and although I wish it weren’t the case, no amount of fundraising is going to close a \$4 million per year gap in the near term. The other consideration is that this is both an election year and surplus year for the City, which makes replicating the City’s generosity far from likely. And sorry, but to even be speaking of an endowment as a short term solution is silly – a 5% spend rate of \$4 million per year requires an \$80 million foundation. There are only two feasible solutions – an annual parcel tax or a complete rethink of how our schools are structured and operated. Unfortunately, the likelihood of a parcel tax being voted in is very low given the history of a lack of planning or management stability around the Measure E bond initiative. Then of course is the risk that even if the parcel tax were approved under Gov. Jerry Brown’s new school funding initiative

there isn’t any guarantee the state wouldn’t just take the money away in ‘fair share’ redistribution anyway.

So, let’s stop with the pie in the sky and lay out a straightforward plan. Priority 1 has to be getting the general fund that actually runs the schools into a sustainable position and that means immediately moving to a Programmatic Budget where each and every program such as math, football, dance is priced out. Then we finally conduct a zero-based budget just as Brian Goldberg has recommended time and again. We do need help with this, both from a technical perspective and to remove as much emotion as possible. That means we hire the FCMAT team who would whip through this in no time, are extremely professional and would give the community confidence in the process. Priority 2 has to be about recapturing confidence in our academic proficiency. Just because school API scores are holding up or even slightly improving doesn’t mean there is a direct correlation with the school’s performance. Our district needs to conduct an open formal survey of every family attending school to find out how many tutors are actually being used to supplement our children’s education. My hypothesis is that a brigade of tutors is obscuring the weaknesses in our curriculum and teaching – and I would love to be proved wrong. The process would be to share the survey questions in advance and have public comment before actually publishing to ensure transparency and the most balanced approach. This survey information alone will provide great insight into where

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WHAT’S ON YOUR MIND?

You can write us at:
140 South Beverly Drive #201
Beverly Hills, CA 90212

You can fax us at:
310.887.0789

email us at:
editor@bhweekly.com



SNAPSHOT

Corrections [Issue #695]

In “Beverly High 1, Marlborough 1”, the name of the goalkeeper who made five saves in the second half of Beverly High’s girls’ soccer game against Marlborough was misstated. It was Amanda Manaster.

Inside Beverly Hills—BHTV10

Inside Beverly Hills, moderated by columnist Rudy Cole, will next air on Jan. 31 at 3:30 p.m. and Feb. 1 at 10 p.m. about Then and Now; Jan. 31 at 5 p.m. about former mayors; Jan. 31 at 9:30 p.m. about the election process; Feb. 1 at 8 p.m. with former BHUSD Superintendent Sol Levine and former Board of Education member Dana Tomarken; and Feb. 4 at 8 pm, Feb. 5 at 6 p.m. and Feb. 6 at 3:30 p.m. about the Children’s Library.



FEELIN’ FANCY WEST HOLLYWOOD

Beverly High seniors attended Winter formal at the Key Club on Jan. 24. For more photos, see page 10.
Left to right: Shantel Hanookai, Emily Ebrahemian, Jasmin Lavi, Chloe Majdipour, Ashley Kahen

Beverly Hills Weekly

Issue 696 • January 31 - February 6, 2013
Beverly Hills Weekly Inc.

Founded: October 7, 1999
Published Thursdays

Delivered in Beverly Hills, Beverlywood, Los Angeles

ISSN#1528-851X

www.bhweekly.com

Publisher & CEO
Josh E. Gross

Reporter
Andrea Aldana

Sports Editor
Steven Herbert

Contributing Editor
Rudy Cole

Advertising Representatives
Tiffany Majdipour
Saba Ayinehsazian
Chloe Majdipour

Legal Advertising
Mike Saghian
Eiman Matian

140 South Beverly Drive #201
Beverly Hills, CA 90212
310.887.0788 phone
310.887.0789 fax
CNPA Member

editor@bhweekly.com
All staff can be reached at:
first name @bhweekly.com
Unsolicited materials will not be returned.
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**1 year
subscriptions
are available.**
Sent via US Mail
\$75 payable in
advance

Adjudicated as a
newspaper of gen-
eral circulation for the
County of Los Angeles.
Case # BS065841 of the
Los Angeles Superior
Court, on November 30,
2000.



OUR DATA SPEAKS VOLUMES



briefs

City Council discusses \$10.2 million surplus; agree on school funding proposal

The City Council gave staff direction on appropriating \$10.2 million budget surplus at its study session on Jan. 24.

During the discussion, councilmembers reached a consensus on supporting the plan to help the school district fill its \$3.5 million budget deficit.

The plan that came out of the city council/school board liaison committee meeting on Jan. 11 was approved by the Board of Education on Jan. 22 and provides a mechanism to provide \$4.05 million to address the shortfall in BHUSD's general fund. The plan is comprised of three components: an advance by the City to the school district of \$1 million owed to the schools when the 9900 Wilshire Boulevard project breaks ground, \$1.25 million paid to the district by the City for access to additional space, such as extended library hours or access to Beverly High's northern field, and the release of \$1.2 million from a turf fund currently in escrow.

The \$1 million from the 9900 Wilshire Boulevard project would then go to the City when the project breaks ground. This money would come from the surplus. Mayor Willie Brien said at the session that if something with the project changed

and the amount owed changed, the burden of repayment would not fall on the district and the risk would fall on the City. Brien said he did not expect anything related to the project to change.

The \$1.25 million paid by the City for additional space would also come from the surplus.

The \$1.2 million in escrow was negotiated as part of an earlier Joint Powers Agreement, which was earmarked for turf field improvement. Because Measure E funds are expected to address field improvements, the Board and the City can mutually agree to release those funds. The first \$600,000 would be released immediately after the plan was approved and the other \$600,000 would be released on a matching basis if and when the community can raise \$600,000. This portion would allow for \$1.8 million in funding to restore programs that were slated to be cut.

Brien said the liaison would move forward in drawing up documents regarding the school funding plan now that the city council had reached consensus.

Hawthorne parent Stella Sarraf, who spearheaded a change.org petition requesting that the City use the surplus to help fill the school's budget deficit, submitted the petition to council members at the study session. The petition has received 888 signatures to date.

"We need to embrace our younger demographic to safeguard Beverly Hills from becoming a retirement community," said Sarraf. "Therefore the state imposed financial problems of our schools are

inherently the community's problem and thus the City and the City Council's problem. We need to work together to come up with long term solutions."

Sarraf said she was grateful for the proposal but thought that it was simply treating symptoms and not addressing the underlying problem facing the district.

Sarraf proposed the creation of a City commission to find longer-term solutions and possibly a working endowment for the schools.

In addition, staff had recommended appropriating the surplus to support police staffing and hiring incentives, fighting the Metro subway alignment, land acquisition, matching funds for Beverly Gardens fundraising, and budget stabilization.

According to the staff report, staff did not recommend that the City council delay the seven percent water rate increase for one year because it could mean a 10 percent increase for residents the following year.

The majority of the council supported finding a way to ease the cost of water rates to the residents and if possible, appropriating money from the amount recommended by staff for land acquisition or budget stabilization to ease those costs.

Vice Mayor John Mirisch questioned why the City would raise rates for residents by seven percent when the Metropolitan Water District only raised rates five percent.

Mirisch said the surplus does not have to be a one-time situation, especially regarding the plan with the school, and the city council could provide long term

solutions to the school funding problem.

Brien created an ad hoc committee to address the Water Enterprise Fund consisting of himself, Councilmember Julian Gold, Treasurer Eliot Finkel and Public Works Commission Chair Barry Pressman. Brien said he felt they needed to look at the entire Water Enterprise Fund and gain a better understanding of the fund. Brien said they will hold \$2.5 million from the surplus that will not yet be allocated to see if that can be used to offset water rate increases when it comes back for discussion.

Staff will bring back a resolution to the council to be voted on allocating funds from the surplus.

City holds community meeting regarding possible dog park

The City hosted a meeting on Mon., Jan. 28 at Roxbury Community Center to poll residents in regards to a possible dog park in the City of Beverly Hills.

Staff presented those in attendance with feedback forms. They received 51 forms and of them, 37 said they supported a dog park in the City of Beverly Hills. Of those 37, 29 were residents and five lived within a couple of blocks of the City, according to City Recreation and Parks publicist Jessica Emerson, who said numbers were still preliminary as of Tuesday.

The recommendation from the Recreation and Parks Commission was to use the croquet field in Roxbury Park

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Centennial

Volunteer Organizational Meeting

To launch event committees, establish meeting schedules, and begin developing the initiatives, including:

Beverly Hills Documentary



Commemorative Beverly Hills Postage Stamp



Happy Birthday Beverly Hills Concert at Saban Theatre



Motion Picture Retrospective at Academy for Motion Picture Arts & Sciences



Rose Parade Float



Youth Art Contest

Wednesday, February 6, 2013

5:00 to 7:00 p.m.

City Hall Municipal Gallery

455 N. Rexford Drive



2 hours free parking at 450 N. Rexford Drive structure

Light refreshments will be served



For more information please call 310.285.1080 or email info@beverlyhills100th.org

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as a location for the dog park. The City council had directed staff to conduct community outreach regarding a possible dog park in the City and Roxbury Park.

Director of Community Services Steve Zoet said those who opposed the dog park at that location had concerns that the park would bring impacts such as parking concerns or barking dogs. Zoet also said there are a large number of dogs that make use of Roxbury Park at present.

"There clearly were members of the community voicing their concerns as well as there were quite a number indicating their support," said Zoet.

Zoet said City staff's role is to explore different options. He said staff has been

responding to resident's request for a dog park, as well as direction from the Recreation and Parks Commission, and the City council.

Some concerns among speakers on Monday included impact of the park, whether it would service large or small dogs, and whether it would change Roxbury Park from a neighborhood park to a destination park, according to Emerson.

Zoet said some members of the community had expressed concerns about mixing small dogs and large dogs in the same area.

"There was some perception on the part of some that the existing areas proposed were too small to accommodate both," said Zoet.

Zoet said this was an example of some

of the things staff would have to do "due diligence" on and present to the Council, so councilmembers may factor terms of use in their decision to move forward, if they decide to move forward.

Zoet said staff will review feedback from the community further and will likely present it to the City council at its next meeting on Feb. 5.

City Council unanimously designates six properties as local landmarks

In one unanimous vote, the Beverly Hills added six local properties to join the Beverly Hills Hotel on the local register of historic properties on Thursday, Jan. 24.

The new Beverly Hills landmarks are the 1910-Virginia Robinson Estate and Garden, the 1925-Beverly Hills Women's Club, Greystone Mansion, the Beverly Hills Post Office on Crescent Drive, the Frank Lloyd Wright-designed Anderton Court on Rodeo Drive, and the Lloyd Wright-designed Karasik House at 436 Spalding Drive. The Karasik house was the home of Jacob Karasik.

"This will be one of the proudest votes that I will make as a councilmember,"

said Councilmember Lili Bosse. "Our history is the heart of who we are."

All of the properties up for consideration already appear on the National Register of Historic Places.

Beverly Hills Women's Club President Jill Collins addressed the council before they made their final vote. Collins said the club had been under threat of subdivision and sale under a past Women's Club board with the argument that there was not a modern purpose for the club. Since then, the club has been nationally recognized as a landmark and she said she was glad it would be locally recognized as well.

Greystone Mansion, which was constructed in 1927, is historically significant for its connection with Edward Doheny Sr. and because it reflects early residential development in the City.

"I just think it's wonderful. What a great night," said Councilmember Julian Gold. "Congratulations to the [Cultural Heritage Commission] and staff. I think you've done an amazing job in a short period of time.

Councilmember Barry Brucker said it was a wonderful night for the City and Vice Mayor John Mirisch said there



COMMUNITY ASSISTANCE GRANT

COMMUNITY ASSISTANCE GRANT FUNDING APPLICATIONS
Due February 28, 2013

The city of Beverly Hills will be accepting applications for Community Assistance Grant Funding February 1st through 28, 2013 for FY 2013-14. Providers of services that are vital to the health and welfare of the local and regional community are invited to apply.

Requirements for consideration include:

- ◆ The applicant must provide a service that meets a community need including social services, community health and education.
- ◆ The applicant must be, or partner with a 501c.3 organization.
- ◆ The applicant must return a fully completed application not later than February 28, 2013, at 5:00 pm.

To obtain an application, please contact Human Services at 310.285.1006

Become A Part of Horace Mann History...

The Horace Mann PTA is offering a unique way to honor your child, a teacher, alumni, or simply leave a lasting connection to Horace Mann School by purchasing an engraved brick that will grace the entrance of the newly renovated Auditorium.


The cost for a 4" x 8 " installed red brick is \$100 and an optional take home replica brick is \$50.

All proceeds will support future educational programming at Horace Mann School.



Contact

Howard Goldstein - VP Fundraising, Horace Mann PTA
bhhmpta@gmail.com



NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that the Council of the City of Beverly Hills, at its meeting to be held on **Tuesday, February 5, 2013 at 7:00 p.m.**, in the Council Chambers of the City Hall, 455 N. Rexford Drive, Beverly Hills, CA 90210, will hold a public hearing to consider:

AN APPEAL OF THE PLANNING COMMISSION'S DECISION DENYING A REQUEST FOR A CONDITIONAL USE PERMIT AND EXTENDED HOURS PERMIT FOR A 7-ELEVEN CONVENIENCE STORE AT 401 SOUTH ROBERTSON BOULEVARD.

Applications for a Conditional Use Permit and an Extended Hours Permit for the above described project were denied by the Planning Commission on November 8, 2012. Pursuant to BHMCA §1-4-102 a timely appeal was filed within 14 days of the Commission's action. Consequently, the Project will be reviewed by the City Council.

This Project has been assessed in accordance with the authority and criteria contained in the California Environmental Quality Act (CEQA), the State CEQA Guidelines, and the environmental regulations of the City. The City has determined that the Project is exempt from CEQA pursuant to Section 15270 of Title 14 of the California Code of Regulations.

At the public hearing, the City Council will hear and consider all comments. All interested persons are invited to attend and speak on this matter. Written comments may also be submitted and should be addressed to the City Council, c/o City Clerk, 455 N. Rexford Drive, Beverly Hills, CA 90210. The comments should be received prior to the hearing date.

Please note that if you challenge the Council's action in regards to this matter in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City, either at or prior to the public hearing.

If there are any questions regarding this notice, please contact **Shena Rojemann, Associate Planner** in the Beverly Hills Community Development Department at **310.285.1192**, or by email at srojemann@beverlyhills.org. Copies of the Project plans and associated documents are on file in the Community Development Department and can be reviewed by any interested person at 455 N. Rexford Drive, Beverly Hills, California 90210.

BYRON POPE, CMC
City Clerk

would hopefully be more to come.

The three other properties that appear on the National Register of Historic Places are the Saban Theater, the Beverly Wilshire Hotel and the Harold Lloyd Estate, but have been continued by the Cultural Heritage Commission to a future meeting at the request of the property owners.

Cole may lose public defender, requests bond reduction

The Missouri Public Defender's Commission has filed a request to withdraw a public defender for former Beverly Hills resident Bruce Cole, currently facing five felony counts-- one count of theft and four counts of securities fraud related to a failed business deal between his company, Mamtek and the city of Moberly, Mo.

"The public defender commission who runs the public defender system filed a request for the public defender to withdraw because Mr. Cole's assets exceed federal poverty guidelines," said Raymond Legg, Cole's public defender.

Reports from media sources in Missouri have claimed Legg filed the request, but Legg said he was not the one who filed the request.

"In addition, Mr. Cole's social security exceeds federal poverty guidelines for a family of two. That and the assets he has in escrow were the primary basis for the commission's motion," said Legg.

Cole has said in court that he does not have the ability to pay for a lawyer.

Beverly Hills criminal defense lawyer Ronald Richards said the judge will likely try to get Cole to hire a lawyer.

"Most people wouldn't want to go unrepresented," said Richards. "He'll force him to do something is what I believe will happen."

Cole will also have to prove that the money he uses to pay for a lawyer is not the money he acquired illegally.

Richards said he was surprised Cole would request a public defender.

"It's hard to believe he would be going from very wealthy doing large deals and hiring a public defender," said Richards. "Public defenders are for the poorest of the poor and I think that he is sending a bad image to the court over there by insisting on a public defender. Then, he gives the state the right to audit his finances in the criminal case, which tactically I think is a bad idea for him."

Legg also filed a bond reduction on Cole's behalf. Cole is requesting the court reduce his bond from \$500,000.

Cole has said in court he can come up with funds to pay for an attorney if released on bond and allowed to travel to California. Richards said it is very unlikely the judge will rule in Cole's favor.

"If he can't even afford a lawyer, the court is going to think he's a flight risk," said Richards. "The loss amount is much greater than \$500,000. It's not a high bail."

Judge Scott Hayes passed ruling on the bond reduction until Friday, Feb. 1.

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Left to right: Councilmember Julian Gold, Councilmember Lili Bosse, Mayor Willie Brien, Vice Mayor John Mirisch, Councilmember Barry Brucker

City welcomes Endless V to Beverly Gardens Park

The Beverly Hills City Council, the Fine Art Commission, and members of the community welcomed Jaume Plensa's *Endless V* at Beverly Gardens Park on Jan. 24.

The piece is located on Santa Monica Boulevard between Rodeo and Beverly Drives. The piece has been installed in the same area as Yayoi Kusama's *Hymn of Life: Tulips*. Roxy Paine's *Erratic* has also been moved from its previous location in Beverly Gardens Park along Santa Monica Boulevard between Rexford and Crescent Drives to the same area as the Kusama and Plensa pieces to form a sculpture garden.

Councilmember Lili Bosse said the piece is her favorite in the City.

"What I love about it is, it really speaks to me and it represents our community. It's a piece that has eight different languages and eight different letters from different languages molded in together to represent a person sitting kind of like Rodin's *Thinker*," said Bosse. "You can look at that and see yourself in it and I think when you look at this piece, we can see ourselves and see our community in it."

Bosse said she purposely drives by the piece so she can see it.

Paid by for the Committee to elect Nancy Krasne for City Council ID # 1288369

NANCY Krasne

FOR CITY COUNCIL

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Another Board Debacle And Notes on Other News

By Rudy Cole

If you tried to sell this plot to a story editor, you would probably lose all credibility for believability, but this is all real and it happened right here in our own little village.

Yes, it is another debacle in what has become a fading Beverly Hills issue: the subway route. Try to follow the real scenario because there is a surprise tentative ending:

From almost the first salvo fired by the more militant and vocal members of the school board, the targets were our Los Angeles County Supervisor **Zev Yaroslavsky**, a key MTA board member, and Los Angeles Mayor **Antonio Villaraigosa**, MTA chair. Because they favored the Constellation route, they were both blasted for doing the bidding of a Century City developer and other heinous crimes. These personal, and some say politically motivated blasts, made negotiations by the MTA with the school district almost impossible. At the same time, these same board leaders were doing the same to the council majority.

To be fair, the current board leadership, **Jake Manaster**, president, and **Noah Margo**, vice president, have been far less confrontational and have tried to work more closely with the City than their predecessors, **Brian Goldberg** and **Lisa Korbatov**.

But back to where the plot sickens. At almost the start of the battle, the Board hired a Washington lobbying firm to attempt to block federal funding for the subway if it included the Constellation route.

The lobbyists, who some claim work mostly with Republicans, asserts that it is making good progress with the Secy of Transportation **Ray LaHood** and that he “could” block federal funding for the subway if it did not change routes.

Now, enter the political nightmare. For many months, there was speculation that the next Transportation Secretary, if President **Barack Obama** won reelection, would be Mayor Villaraigosa – the target of some board members’ smears. Clearly, if the Board was paying huge sums to lobbyists to reach whoever held this key office, and since it was no secret it might go to the Los Angeles Mayor, why didn’t someone caution our board to lower its voices?

True, Villaraigosa may not be nominated and might not be confirmed: Bedroom politics could derail his appointment.

But what are the political realities here? No matter who heads Transportation, the local decision makers and that includes Yaroslavsky and whoever is the next Los Angeles mayor, will play the most important role in route choices, not a member of the cabinet looking at funding needs, capabilities and other transportation priorities. To think this is ever going to be a decision made by the Secretary, contrary to local direction is totally naïve.

More important, no matter which party controls the House, members pay considerable attention to the representative of the district when it comes to any spending. Our congressman, **Henry Waxman**, has also felt some fire from the more hysterical anti-Constellation people, and while expressing a willingness to listen to our concerns about safety, has been supportive of the Constellation route. Here too, the spear throwers, political agendas and fanaticism has hurt our cause.

Whatever lobbying we do, either with competent professionals or our political leaders, the key Washington player is not the Transportation Secretary, but Waxman.

So, another strategy shot to hell, but just maybe the louder voices will be muted in the interests of the City and not have the subway route battle used to settle old political scores, or even partisan prejudices or campaign opportunism. In any case, this is not likely to be totally resolved for a long, long time.

Turning to another school issue, City funding under the Joint Powers Agreement, but first some kudos to district finance committee members **Mel Spitz** and **Herb Young** for warning the Board that the community has no clue on what they are doing on financing or progress on construction programs. This led the board, at long last, to consider retaining a public information officer, something it has not had for decades.

For the first time in my memory, I feel compelled, for whatever meaning that might have, to oppose a proposed, and very likely to

be approved, supplemental City appropriation to the schools – this time from an expected City surplus.

When the school leaders learned that the City was expecting this surplus, about \$10 million, they and council supporters, made an urgent appeal for the City to, in effect, increase the current Joint Powers Agreement, by about \$4 million.

Yes, a good part of my concern is money being, mostly, wasted on lobbyists fighting the subway route and by the district’s real failure in anticipating revenues and expenditures and planning to prepare for fiscal realities, including uncertain state financial funding – on which the district is almost totally dependent.

What if there had been no surprise City surplus? In fact, it is not fair to expect the City to cut and reduce spending so that the Board can have a safety net – one they never expected.

Now, I am totally supportive of paying teachers, in our district and everywhere, far more than they now receive – and their salaries are out of balance with pay in the private sector. That is a given.

However, if the City has reduced pay and benefits for its own employees and, more important, cut the number of City workers, including in our police, fire and code enforcement departments, while the Board sees no urgency to do the same, it is time to step back and examine present and future needs and responsibilities.

This is an election year and it would be unlikely for council candidates to say no to our schools, no matter how complicated the financial demands. However, the JPA alone is historic and magnanimous, and the schools were supposedly satisfied with the amounts. So, consider the impacts on full City staffing and other City needs while sending a message to the school board: the City is not an open ended piggy bank.

Side issue: A significant number of residents still believe that their property taxes are the main source of revenues for our City and our schools, or that the two agencies are legally joined. Of course, neither is close to reality. Since “Jarvis,” the state funds schools, and must do so equitably for all districts, and most City revenues are generated by the business district.

The first Joint Powers Agreement came almost immediately following the passage of Prop. 13 (Jarvis) in 1979 and was for about one tenth of what the City now approves.

Then-Mayor **Charles Aronberg** conceived and pushed through the plan – the only legal

means of “giving” schools money by paying for school services and facilities the City would use. Remember, the state could not provide funding based on school budgets but had to follow court rulings mandating total equality for every child in every district. The key court ruling was Priest.

Some sketchy updates on development projects: First, the council turned down a request from Vice Mayor **John Mirisch** to revisit the 9900 Wilshire (Robinson’s May) entitlements since the successor owners have approached the City for some revisions in their approved application.

But there is little chance this will move forward quickly. The first obstacle will be to obtain a demolition permit for work on tearing down the old department store edifice. This can only be done during school vacations -- to minimize impacts on El Rodeo. It is now almost too late to accomplish and obtain City approval for this year, even if the proponents started this week.

The Orthodox group that owns and operates the old Beverly Hills Y facility has reportedly approached the City to consider a swap or purchase. The current owners have kept the sports and exercise programs alive where others had failed, but they may now feel the need to move on or operate something else in the former Industrial Area.

The 7-Eleven appeal from a decision by the Planning Commission denying their application for a store in Beverly Hills off Olympic should be heard by the council next week.

The long awaited final steps in an overlay zone change for the “Gateway” project - three separate property owners on Little Santa Monica – appeal before city council is not likely to be heard until April.

Want to learn how to handle a health or accident emergency? The City’s outstanding CERT’s training program resumes this month with classes on everything from disaster preparedness, fire safety, first aid and medical reactions, search and rescue, and mental and team orientation.

All those who attend all four classes will be recognized as CERT trained. For more information, call (310) 281-2754, but act soon. Classes are about to start. Lives have been saved by class graduates – this might be meaningful for you, your family and your friends.

Rudy Cole served for eight years as a member and chair of the city’s Recreation & Parks Commission. He was also President of the Greystone Foundation and served on three other city committees. Rudy can be reached at: Rudy@bhweekly.com.

briefs cont. from page 5

BHPOA endorses Willie Brien and Brian Rosenstein for city council

The Beverly Hills Police Officer Association endorsed city council candidates Mayor Willie Brien and Planning Commission Vice Chair Brian Rosenstein.

“We felt that with Willie Brien’s past history and the positions he takes on

different topics, we are appreciative of his support,” said BHPOA President Sgt. Michael Publicker. “With his history of service to the community, we thought that [Brian Rosenstein], too, would be a good candidate to foster a good relationship between the City and the police officers’ association.”

Publicker said Brien and Rosenstein were the only two candidates to contact and meet with the BHPOA.

Southwest Homeowners hold City Council Candidate Forum on Feb. 7

The Southwest Beverly Hills Homeowners Association will host a council forum for city council candidates at 7 p.m. at City Hall on Feb. 7.

The forum, moderated by Ken Goldman, will include interviews with the candidates, a panel discussion, and a debate among candidates. Each candidate will

also be able to ask fellow candidates questions about the issues of his or her choice. There will also be an opportunity for members of the audience to ask questions.

BHUSD Chief Facilities Manager retires

BHUSD Chief Facilities Manager Nelson Cayabyab is retiring effective Feb. 1, according to Superintendent Gary

Woods.

Cayabyab supervised Measure E construction, which has begun at Horace Mann, as well as planning at the other schools in the district.

Woods said the short-term plan is to lean on Bernards Brothers Construction until Cayabyab's position can be filled.

"They're intimately aware of what we've been doing, they've worked side by side with Nelson, so Bernards will be in a lead position right now," said Woods. "So will our consultant Tim Buresh, who was a former director of facilities for LAUSD."

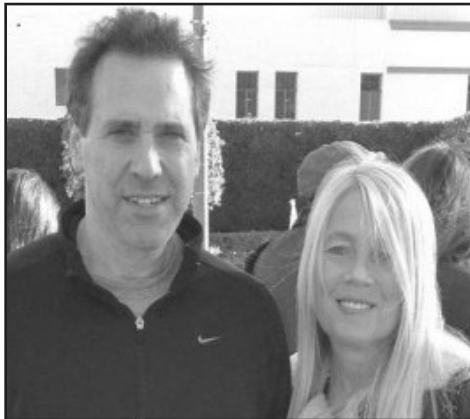
Buresh oversaw the construction of 72 schools as LAUSD director of facilities, said Woods.

Woods said he and Chief Administrative Officer Dawnalyn Murakawa-Leopard would continue their role of oversight.

Woods said the long term plan would include a public posting of the position opening and a series of panel interviews. Some panels would include community members as well.

"It's a very specialized position, so we will be encouraging all qualified applicants to apply," said Woods.

Lili and Jon Bosse donate \$100,000 to BHUSD



Jon and Lili Bosse

After the Board of Education and City Council both approved an agreement that will potentially fill the BHUSD's budget deficit with \$4.05 million, Councilmember Lili Bosse and her husband Jon Bosse have announced they will donate \$100,000 to the schools.

"I was hoping that other people will jump on board and do the same thing because as I believe even though our City

is such a well known community in the world, we're really a very small town that kind of look out for each other and we need to have a successful school system," said Lili Bosse.

The plan includes a component that asks the community to fundraise \$600,000. As part of a previously discussed JPA agreement, \$1.2 million in funds are currently in escrow and had been appropriated for turf field improvements. Because Measure E funds will cover the cost of field improvements, the plan allows for \$600,000 to be released into the district's general fund and the other \$600,000 to be released on a matching basis when and if the community can raise \$600,000. This portion of the agreement could account for \$1.8 million to restore program funding at the school.

However, not all \$600,000 must be raised before the City matches the funding. Bosse said she thinks the matching component of the plan is a "wonderful idea."

"It's very inspiring, it builds community and I'm thrilled that Jon and I were able to start it off and I'm hoping that it will reach the \$600,000 soon and I'm even hoping at some point we can continue to keep this

up with the schools where the City will continue to match donations," said Bosse. "It's not just a onetime deal. I think it's a wonderful model for fundraising and community building."

Traffic and Parking Commissioner launches new company website



Jeff Levine

Levine Management Group, Inc. has launched its new corporate website at www.levinegroups.com. LMG specializes in apartment communities and provides real estate management,

construction, development, and consulting services to its clients throughout Southern California. Its principal, Jeff Levine, is a

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we are succeeding and where we need to concentrate on improvement. Priority 3 is to regain community confidence in the Measure E program because it has been lost. This takes just a couple of simple steps – a) stop all planning and expenditure for anything but the Horace Mann rebuild which is on solid footing, b) refinancing the already issued

Capital Appreciation Bonds, which are nothing more than a time bomb and banned in other states plus promising under pain of death to never consider this nonsense again, c) a complete and detail accounting of what has been spent to date including the severance packages, lawyer fees and lobbying etc., d) a commitment to transparency before any new work commences – I am very sure Tim Buresh is qualified but it just plain doesn't

look right that he was being paid an unknown amount (under client attorney privilege) for assistance in attempting to block the subway and now is a consultant on new construction without an open RFP etc. Priority 4 – Engagement with the community has been missing for a long time and everyone would benefit from a series of truly open 'town hall' meetings on each of the first three priorities – the general fund, our curriculum/teaching

and then the construction and bonds. Each meeting should be following publication of the detail results of relevant information. We are blessed with an incredibly well versed community who are more than willing to help if given the information. The City Council has given us a year – let's not waste it.

*Damien Bean
Beverly Hills*

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coverstory

FIRST FORUM

But which three will win?

By Andrea Aldana

The Beverly Hills Municipal League hosted the first city council candidate forum in the City Council chambers on Tuesday night.

Moderator Thomas White, chair of the Municipal League, interviewed five of the candidates separately, before proceeding with a panel discussion where the candidates answered questions from the audience. Candidate Michael Talei did not participate in the forum.

Questions for each participant varied, but all five participating candidates were asked their position on the Westside Subway Extension route alignment and funding for the schools. The audience filled all of the seats in the council chambers and overflowed to the next door con-

ference room that was set up with television monitors.

In a randomly selected order, Mayor Willie Brien was interviewed first followed by Vice Mayor John Mirisch, former Mayor Nancy Krasne, attorney Katherine Cohan and Planning Commission Vice Chair Brian Rosenstein.

White asked Brien to clarify his position on the subway alignment noting that he has said multiple times that he opposes to route under Beverly High, but also attended Metro's groundbreaking ceremony for the Westside Subway Extension.

"I have always supported the Westside Subway Extension," said Brien. "Anyone who believes that we have a traffic problem, and I've heard for many years that we

do, one has to just realize that a subway will reduce the rate of traffic growth going through the City of Beverly Hills."

Brien also said that if the City wanted to redevelop the southeast area of Beverly Hills, a stop at Wilshire and La Cienega would bring a transit oriented approach to the City, bring up retail and ease congestion. Brien pointed to Culver City as an example of an area that was revitalized in anticipation of the expo line.

"I have said from the beginning that the route that I support for the subway is the Santa Monica alignment," said Brien. "I've said it over and over again. I can't be clearer. I can't be any more consistent."

Brien also said he led the way in hiring legal representation against the route and bringing a hearing to Metro.

In regards to funding for the schools, Brien noted he was part of the liaison committee that created the plan to offset the shortfall in the district's budget for 2013-2014 year. He said he negotiated the current Joint Powers Agreement and noted he made a commitment to the schools in his state of the City address.

Mirisch reiterated his philosophy toward local government being about putting the residents first. He called the residents the "heart and soul" of the City.

Mirisch said he believes the City at times treats its residents like ATMs and pointed toward Roxbury Park as an example of a project that was changed when the community spoke out against the previous proposal.

"A time when I was the lone no vote was when it came a time to increase the water rates. That was a 4-1 vote and I voted against that," said Mirisch. "I definitely get the sense that people feel that the solution for the City very often is to raise fees or raise taxes and that they'd rather perhaps that we provide them with better value for money and do a better job at that before the instantaneous solution is 'let's just go back for more money.'"

Mirisch said he has written articles in the *L.A. Business Journal*, *Huffington Post* and the *L.A. Jewish Journal* in support of the schools regarding the MTA issue. He said Metro was a bad model of local government and an example of "crony capitalism at work." Mirisch, who is a Horace Mann parent, said there was no reason why the recent City plan to help the district would be a onetime deal.

"We do have a surplus at the City and I think if we play our cards right, there's a lot more where that came from and I think that we should be committed, again, because this is no fault of the schools to helping the schools with problems that are not of their own making," said Mirisch.

Krasne said she was not a professional orator and said she was just a neighbor who was unhappy with the way City affairs were being managed.

"I don't like block voting," said Krasne. "I think every particular item should be addressed individually and looked at on its own merit. With that being said, this council hasn't always acted that way."

coverstory

BOND BATTLE

Could new legislation interrupt the Board of Education's construction plans?

By Andrea Aldana

At a time when the Board of Education is deciding how to move forward with the Measure E bond schedule, Assemblymembers Ben Hueso (D-San Diego) and Joan Buchanan (D-Alamo) have introduced legislation to regulate the use of controversial bonds, known as capital appreciation bonds (CABs) on Jan. 25.

Capital appreciation bonds are bonds that allow borrowers to delay payments until the bond's maturity at a higher interest rate. They are used when there is not enough tax rate capacity to support current

interest payments.

They have been criticized as risky bonds because they assume property values will grow in the future and can pose a problem when projected growth rates are not met. In some cases, this type of bond could result to be 10 to 20 times more than the amount borrowed, especially when the bond's maturity is greater than 25 years.

About 200 school districts in the state of California have used CABs, according to a *Los Angeles Times* analysis.

The proposed bill would reduce the maximum maturity of capital appreciation

bonds from 40 years to 25 years and limit the repayment ratio to a maximum of \$4 in interest and principal for every \$1 borrowed.

A letter dated Jan. 17 from California State Treasurer Bill Lockyer and State Superintendent Tim Torlakson to California school districts warns that CABs with terms exceeding 25 years "place the repayment obligation on future taxpayers who likely will not benefit from the capital improvements financed by CABs" and "reduce those taxpayers capacity to finance construction and modernization projects their own children will need."

Some districts who have delayed payments for 30 or 40 years face paying back up to 20 times the amount borrowed.

The BHUSD currently has \$60.5 million in capital appreciation bonds, about \$60 million of which came from the first series of Measure E bonds, according to Keygent Managing Director Tony Hsieh. The first series of bonds issued by Measure E was a total of \$72 million.

The CABs issued by BHUSD have a maturity of 24.5 years and a repayment ratio of \$3.4 to \$1, within the legal limitations of the proposed legislation.

As an example, the New Haven Unified School District, a blue collar district in the East Bay of the San Francisco Bay area, where former BHUSD superintendent Kari McVeigh (2006-2008) is now superintendent, has multiple CAB sales - one series issued in 2009 is a \$25 million

sale with 25 years of maturity and \$4.9 debt ratio, over the proposed limits.

Under the proposed legislation, districts would be given the option of refinancing CABs with maturities greater than 10 years and schools would be required to provide school boards with public reports that detail borrowing plans. The reports would include cost of the bond, a comparison with alternative forms of financing, and the reason for using capital appreciation notes.

Hsieh also said that Keygent has been conservative in their assumptions. Hsieh said recently assessed value in Beverly Hills had seen a growth of about 6.8 percent, but that was not a smart value with which to make future assumptions. The estimate the group is using is about 4.5 percent of assessed value growth, which would require about 50 percent of the issued bonds to be capital appreciation bonds. Hsieh said they group is being conservative and hopes the growth rate is higher than they project.

During the bond acceleration town hall on Jan. 15, Hsieh said capital appreciation bonds issued by the BHUSD are callable and can be refinanced in the future to current interest bonds if future interest rates allow.

During the town hall, Board of Education Vice President Noah Margo presented a plan which would accelerate the issuance of the remaining Measure E bonds and increase the tax rate for property owners

Krasne said she's attended most of the Metro hearings and has stood "shoulder to shoulder" with the Board of Education.

"To be really candid, I do have a disagreement with some of the other councilmembers because initially I asked them to hire an attorney to represent the City's interest in the MTA," said Krasne. "Certainly we want a Metro to go through the City but where it stops and how it goes through were different questions."

Krasne said the attorney representing the City could have prevented litigation, which is costly.

Krasne also said if elected she would like to see a line item budget and that "every dime is accounted for." She said the police and fire departments have suffered cuts and she wanted to see those positions restored.

Rosenstein also supported the JPA and thought the recent plan to restore funding at the schools was well thought out. He supports the Westside Subway Extension, but would not support the alignment under Beverly High.

White said his nomination papers included a number of real estate developers and lobbyists, but felt that Rosenstein put the residents first. He asked him who would be disappointed if Rosenstein was elected.

Rosenstein said he was a resident's first candidate. He said he supported the general plan in terms of development and had a record of doing so as vice chair of the Planning Commission.

"As far as who's going to be disappointed, I can tell you just a perfect example. One of the people you probably referred to represented the Avalon Hotel in front of the Planning Commission. The Avalon Hotel has currently a free parking restriction on it. They are not allowed to charge for valet parking. They came forward and asked for that restriction to be removed," said Rosenstein. "I determined that that was going to be greatly impactful on the residential community and I was the 2 of the 3-2 vote on that, so I voted against the lobbyist."

White asked Rosenstein to comment on the City's financial management.

"I watched years of budget cuts, where you know furloughed workers, we cut 100 positions from the City government, and we had cut \$30 million from the budget, and that was a painful time," said Rosenstein. "We lost police officers, we lost fire services, we lost senior services, we lost CERT, [and] we lost our school resource officers. These are all things that I would like to see restored."

He said as the economy strengthens it's important to restore the services.

Cohan said as an attorney, she felt she could be a good mediator and would like to see more unity and transparency in local government. She also did not support tunneling under the high school.

The next candidate forum will be held on Feb. 7 at 7 p.m. in the council chambers and hosted by the Southwest Beverly Hills Homeowner's Association.

briefs cont. from page 7

member of the Beverly Hills Traffic and Parking Commission.

L.A. Youth Orchestra to play Carnegie Hall

The Los Angeles Youth Orchestra will play Carnegie Hall in New York on Feb. 25 at 8 p.m. in Stern Auditorium. The orchestra of over 90 students was selected for a special concert and will be performing composer and conductor Russell Steinberg's *EveStar* in honor of the late program director and viola coach Eve Cohen, who died of cancer in October.

The orchestra represents over 60 Los Angeles area schools with children of ages ranging from eight to 18. Tickets are \$20-\$100 and available at carnegiehall.org or Carnegie Charge (212) 247-7800 or at the Box Office at Fifth and Seventh. For additional information, visit www.mcp.us.

For more information about the Los Angeles Youth Orchestra, visit www.losangelesyouthorchestra.org.

Some business triangle property owners to see reduced tax rates

The City Council unanimously voted to transfer savings directly to business property owners in the community facilities district, when bonds are refinanced this year, at the formal meeting on Jan. 24.

Some property owners in the business triangle formed a special tax district in

2002, which was underwritten through the issuance of bonds. The bonds generated \$13.5 million in street improvements along Rodeo, Beverly and Canon Drives.

The bonds in 2002 were in the amount of \$16,215,000. Staff has recommended the council refinance the bonds to take advantage of a 3.3 percent interest rate. The current interest rate on the bonds is 4.9 percent. Staff estimates the district will save almost \$3.4 million over the next 15 years, with a net present value of \$1.5 million, according to the City staff report.

Outreach conducted by City staff found that the majority of property owners within the district prefer being transferred the entire savings via reduced special tax rates as opposed to using a portion of the savings to fund further improvements to the district.

Horace Mann PTA launches fundraiser

The Horace Mann PTA will be selling bricks to line the walkway to the new Horace Mann auditorium. The cost for a personalized 4 in. x 8 in. brick is \$100. An optional take home replica is \$50. Each brick may include up to three lines of wording and 18 characters of text per line or 10 characters per line if a Husky or Paws graphic is included. Proceeds will be used to fund educational programming at Horace Mann.

To order, go to <http://horacemannpta.thatsmybrick.com>.

--Briefs compiled by Andrea Aldana

from the current rate of \$49.71 per \$100,000 to \$111 per \$100,000 of assessed value. The acceleration plan would reduce the repayment schedule by 22 years and save taxpayers approximately \$2 billion in the long term, according to Margo.

Margo said accelerating the bond would allow the district to issue 50 percent of the remaining \$262 million in current interest bonds, in which districts make interest and principal payments semiannually and at a lower rate. The remaining 50 percent would be in capital appreciation bonds.

On Jan. 17, Lockyer and Torlakson asked school districts in California to put a moratorium on CABs via a letter while legislation was introduced and voted on in the current legislative session.

The bill would have to be approved by both houses of the legislature and signed by the governor.

The Board must decide by June 30, if they want the acceleration to take place this year.

Key points:

- Capital appreciation bonds (CABs) allow borrowers to defer payments until bond's maturity.
- Current interest bonds (CIBs) are lower-risk bonds, in which interest and principal are paid semiannually.
- CABs have been considered risky deals by State Treasurer Bill Lockyer.
- CABs are considered by state officials to be especially risky when the bond's maturity is over 25 years and the debt ratio is greater than \$4.
- Notorious cases involve CAB notes of 30 to 40 years. Poway Unified School District faces almost \$1 billion repayment on a \$105 million CAB -- a 40 year note.
- Legislation has been introduced at the state level which would regulate CABs to a maximum of 25 years and a debt ratio of no more than \$4 per \$1 borrowed.
- The CABs currently issued by BHUSD have a maturity of 24.5 years and a debt ratio of \$3.4 to \$1 borrowed.
- CABs are issued in order to complete projects at schools when the legal tax rate on property owners as required by proposition 39 is at its maximum level and CIBs are not an option.
- The Board of Education can legally raise the tax rate from its current level of \$52 per \$100,000 to \$111 per \$100,000 in assessed value.
- Under the proposed acceleration schedule, half of the remaining Measure E funds would be in CIBs; the other half in CABs.



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sports & scores



BHHS To Hold Second Round of Interviews for New Football coach
Norman girls' soccer team defeats Santa Monica, Inglewood
By Steven Herbert

A second and final round of interviews to fill Beverly High's football coaching vacancy will be held Monday and a new coach will be hired "sooner rather than later," according to co-athletic director Jason Newman, who declined to be more specific.

Some of the approximately 12 applicants who were interviewed in the initial round of interviews Tuesday will be interviewed again, Newman said.

"We think that we have some terrific applicants," both in "football knowledge and experience," Newman said.

About 40 people applied for the position which became vacant when Donald Paysinger resigned after four seasons, Newman said.

Girls' Soccer

Beverly Hills 1, Santa Monica 0

Kayla Kohan scored in the 70th minute off Ellie Dubin's cross and Kylie Colvin and Amanda Manaster combined for the shutout for the Normans in an Ocean League game Jan. 16 at Nickoll Field.

Ashley Aviram was also credited with an assist for playing the ball wide to Dubin, Beverly Hills coach Ryan Franks said.

Both teams took 10 shots.

Colvin made three saves in the first half and Manaster seven in the second.

Norman forward Sarah Patterson had the best scoring opportunity for either team in the first half, beating Vikings goalkeeper Sarah Lipshy on a breakaway and the ball appeared to be rolling into the net, but was cleared away by a sliding Santa Monica defender before it crossed the goal line, Franks said.

Elena Rust and the Beverly Hills back line "were solid," Franks said.

"Anytime you beat a quality program like Samo or Culver City, it's a great win," Franks said. "It was a great team effort tonight, everybody contributed and the girls left it all on the field and that's all you can ask from your team."

Beverly Hills 4, Inglewood 0

Dinah Pourbaba scored twice, Kaela Reifelt had a goal and an assist and Aviram also scored for the Normans in an Ocean League game at Nickoll Field Jan. 18.

Beverly Hills (8-6-2, 4-0 in league play) led 1-0 at halftime and outshot the Monarchs 28-4.

Colvin and Manaster combined for the Normans' sixth shutout of the season with Manaster making four saves.

Boys' Soccer

Santa Monica 2, Beverly Hills 0

The Normans led in shots, 11-5, and goalkeeper Milton Joyner made three saves and allowed two first-half goals in an Ocean League game Jan. 16 at Santa Monica.

Sophomore defensive midfielder Cole Offer was chosen as Beverly Hills' player of the game by coach Steve Rappaport for making nine defensive tackles and playing a solid game.

Beverly Hills 1, Inglewood 0

Phin Bauer scored in the 45th minute off Offer's assist and Joyner made five saves for his third shutout of the season in an Ocean

League game Jan. 18 at Inglewood as the Normans improved to 9-6-2, 3-1.

Girls' Basketball

Culver City 62, Beverly Hills 42

An injury- and illness-depleted Norman team "made a bunch of mistakes" in its loss in an Ocean League game at the Swim-Gym Jan. 23, coach John Braddell said.

Beverly Hills played without Jessica Melamed (illness) and Dorsa Mehrannia, its second- and third-leading scorers and a third starter, senior guard Megan Yee, Braddell said.

"It hurt us a lot," Braddell said of Mehrannia, Melamed and Yee's absences. "I don't know if it will change the outcome, but I'd like to give a shot" with the three playing.

The Normans led 7-4 at the end of the first quarter, but were outscored 14-13 in the second quarter and 24-13 in the third to trail 42-33 entering the fourth quarter.

Natasha Allen led Beverly Hills with 13 points. Jazz Anderson added 10, Arianna Mazzarini seven, all in the fourth quarter, including a 3-point basket, Natasha Kashani three, and Emebet Aklilu and Taylor McBride two each.

Hawthorne 55, Beverly Hills 49

The Normans trailed the Cougars by four points with about one minute to play, got a steal but squandered the opportunity for a potential breakaway layup when they turned the ball over and were unable to get any closer in an Ocean League game at Hawthorne Friday, Braddell said.

Beverly Hills (13-10, 3-3) trailed 15-9 at the end of the first quarter, then outscored Hawthorne 12-7, in the second quarter, cutting the deficit to 22-21 at halftime. The Normans were outscored 16-11 in the third quarter and trailed 38-32 entering the fourth quarter, when both teams scored 17 points.

"We just didn't rebound the ball well," Braddell said. "I thought we played well defensively in their first possessions, but it's tough when you're giving them seconds and thirds."

Mehrannia returned to action, scoring six points on two 3-point baskets in the fourth quarter. Yee made a free throw and play-

ed about a half a quarter before re-injuring herself while Melamed remained sidelined, Braddell said.

Anderson scored 17, Allen 14, Kashani seven and McBride four.

Boys' Basketball

Santa Monica 63, Beverly Hills 62

The Normans led 54-44 with three minutes, 48 seconds to play, and allowed what proved to be the game-winning layup with 17 seconds to play in an Ocean League game at Santa Monica Jan. 16, coach Jarvis Turner said.

Beverly Hills missed a potential game-winning layup as time expired, Turner said.

The Normans were outscored 14-6 in the first quarter, but outscored the Vikings, 21-12, in the second to take a 27-26 halftime lead. The score was tied, 44-44 entering the fourth quarter as the Beverly Hills was outscored, 18-17, in the third quarter.

Justin Ifekwunigwe scored 18 for the Normans, including making three 3-point baskets. Ronan Massana added 13, including a 3-point basket, Ryan Manoocheri 11, including three 3-point baskets, Ben Cohen seven, Siavash Yektafar six, Jalen Sands four, Keimon Downey two and Daniel Dayan one for Beverly Hills.

Inglewood 62, Beverly Hills 35

The Normans trailed 41-28 with 6:00 left, then allowed 11 unanswered points in an Ocean League game at Inglewood Jan. 18, Turner said.

Beverly Hills (9-9, 2-2) trailed 14-9 at the end of the first quarter 30-20 at halftime and 41-28 entering the fourth quarter.

Yektafar scored 12, including making two 3-point baskets, Brandon Neman five, including a 3-point basket, Cohen, Massana and Sands four each and Dayan, Ifekwunigwe and Manoocheri two each.

Steven Herbert has covered Beverly Hills High School sports for the Beverly Hills Weekly since 1999. He has also covered college and professional sports for The Associated Press, Los Angeles Times and Washington Post. He can be reached at (310) 275-7943 or by email at stvherbert@aol.com.

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FICTITIOUS BUSINESS NAME STATEMENT: 2012247163: The following person(s) is/are doing business as: WORKSHOP BY TBLAKE: CITRINE, 145 N. Sweetzer Ave. Los Angeles, CA 90048. TIFFANY BLAKE, 145 N. Sweetzer Ave. Los Angeles, CA 90048. The business is conducted by: an individual has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Tiffany Blake, Owner. This statement is filed with the County Clerk of Los Angeles County on: 12/28/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1889

FICTITIOUS BUSINESS NAME STATEMENT: 2012020222: The following person(s) is/are doing business as: TRI STAR CAR WASH; TRI STAR AUTO CENTER; TRI STAR EXPRESS LUBE. 6344 Sepulveda Blvd. Van Nuys, CA 91411. TRI STAR AUTO SPA, INC. 6344 Sepulveda Blvd. Van Nuys, CA 91411. The business is conducted by: A Corporation has begun to transact business under the fictitious business name or names listed here on: 1/1/13. Signed: Farzad Nourollah, President. This statement is filed with the County Clerk of Los Angeles County on: 1/4/2013. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1870

FICTITIOUS BUSINESS NAME STATEMENT: 2012256825: The following person(s) is/are doing business as: CASTRO CONSTRUCTION. 1918 W. 20th St. Los Angeles, CA 90018. JUAN M. CASTRO. 1918 W. 20th St. Los Angeles, CA 90018. The business is conducted by: an individual has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Juan M. Castro, Owner. This statement is filed with the County Clerk of Los Angeles County on: 12/28/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1871

FICTITIOUS BUSINESS NAME STATEMENT: 2012256899: The following person(s) is/are doing business as: MALIBU UNION. 21215 Pacific Coast Highway Malibu, CA 90265. MMK ENTERPRISE INC. 650 S. Hill #728 Los Angeles, CA 90014. The business is conducted by: A Corporation has begun to transact business under the fictitious

business name or names listed here on: N/A. Signed: Mehran Sarrafzadeh, President. This statement is filed with the County Clerk of Los Angeles County on: 12/28/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1872

FICTITIOUS BUSINESS NAME STATEMENT: 2012257307: The following person(s) is/are doing business as: POTATO CORNER. 9301 Tampe Ave. Space #K5537 Northridge, CA 91324. AIHON 201215010281. UAM GROUP LLC. 19401 Kliffan St. Northridge, CA 91326. The business is conducted by: A Limited Liability Company has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Umar Malik, CEO. This statement is filed with the County Clerk of Los Angeles County on: 12/28/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1873

FICTITIOUS BUSINESS NAME STATEMENT: 2012257267: The following person(s) is/are doing business as: BREAKING THE CODE ACADEMY. 5243 Tyrone Ave. Sherman Oaks, CA 91401. KATJA FAVRETTO. 5243 Tyrone Ave. Sherman Oaks, CA 91401. The business is conducted by: an individual has begun to transact business under the fictitious business name or names listed here on: 12/1/12. Signed: Katja Faureto, Owner. This statement is filed with the County Clerk of Los Angeles County on: 12/28/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1874

FICTITIOUS BUSINESS NAME STATEMENT: 2012257138: The following person(s) is/are doing business as: BOOMB DESIGNS. 719 1/2 E. Lomita Ave. Glendale, CA 91205. BOOM BHURIPUN. 719 1/2 E. Lomita Ave. Glendale, CA 91205. The business is conducted by: an individual has begun to transact business under the fictitious business name or names listed here on: 01/20/12. Signed: Boom Bhuripun, Owner. This statement is filed with the County Clerk of Los Angeles County on: 12/28/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1875

FICTITIOUS BUSINESS NAME STATEMENT: 2012257163: The following person(s) is/are doing business as: MEDICAL MARIJUANA COLLECTIVE. 103 E. 5th St. Los Angeles, CA 90013. MAIN ST. CAREGIVERS, A NON-PROFIT CORPORATION. 103 E. 5th St. Los Angeles, CA 90013. The business is conducted by: A Corporation has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Narek Iakharayan, President. This statement is filed with the County Clerk of Los Angeles County on: 12/28/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1876

FICTITIOUS BUSINESS NAME STATEMENT: 2012257166: The following person(s) is/are doing business as: HAYPOST USA. 315 N. Cedar St. Glendale, CA 91206. GLOBAL USA INC. 315 N. Cedar St. Glendale, CA 91206. The business is conducted by: a Corporation has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Khachatur Payyan, President. This statement is filed with the County Clerk of Los Angeles County on: 12/28/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1877

FICTITIOUS BUSINESS NAME STATEMENT: 2012257358: The following person(s) is/are doing business as: LEADERSHIP EMPOWERMENT CHARTER (LEC), 1010 N. Central Ave. #300 Glendale, CA 91202. STEVE BAGHOOMIAN. 710 Rosal St. Burbank, CA 91501. The business is conducted by: an individual has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Steve Baghoomian, Owner. This statement is filed with the County Clerk of Los Angeles County on: 12/28/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1878

FICTITIOUS BUSINESS NAME STATEMENT: 2012256673: The following person(s) is/are doing business as: NELLANIE'S; NELLANIE'S. 1240 Irving Ave. Glendale, CA 91201. ANAHID NARASARDYAN. 1240 Irving Ave. Glendale, CA 91201. The business is conducted by: an individual has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Anahid Narasardyan, Owner.

This statement is filed with the County Clerk of Los Angeles County on: 12/27/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1879

FICTITIOUS BUSINESS NAME STATEMENT: 2-12256381: The following person(s) is/are doing business as: V AND T AUTO. 8145 Van Noord Ave. N. Hollywood, CA 91605. CHINAPOL PATANASIRI. 8145 Van Noord Ave. N. Hollywood, CA 91605. The business is conducted by: an individual has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Chinapol Patanasiri, Owner. This statement is filed with the County Clerk of Los Angeles County on: 12/27/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1880

FICTITIOUS BUSINESS NAME STATEMENT: 2012256199: The following person(s) is/are doing business as: BENNY KOSHER MEAT. 17263 Vanowen St. Van Nuys, CA 91406. SHERMAN OAKS FOOD CORP. 17261 Vanowen St. Van Nuys, CA 91406. The business is conducted by: A Corporation has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Esti Klaiman, President. This statement is filed with the County Clerk of Los Angeles County on: 12/27/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1881

FICTITIOUS BUSINESS NAME STATEMENT: 2012256104: The following person(s) is/are doing business as: A&S TRUCKING. 14287 Foothill Blvd. #2 Sylmar, CA 91342. AIHON 3486135. ARRCYO & SONS TRUCKING. 14287 Foothill Blvd. #2 Sylmar, CA 91342. The business is conducted by: A Corporation has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Myriam Rooriguez, CEO. This statement is filed with the County Clerk of Los Angeles County on: 12/27/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1882

FICTITIOUS BUSINESS NAME STATEMENT: 2012257856: The following person(s) is/are doing business as: ORO C. 13615 Victory Blvd. Suite 105 Van Nuys, CA 91401. FELIPE MENDOZA. 14027 Oxnard St. #28 Van Nuys, CA 91401. The business is conducted by: an individual has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Felipe Mendoza, Owner. This statement is filed with the County Clerk of Los Angeles County on: 12/31/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1883

FICTITIOUS BUSINESS NAME STATEMENT: 2012257860: The following person(s) is/are doing business as: SECRETOS D' MUJER. 13615 Victory Blvd. Suite 107 Van Nuys, CA 91401. VERONICA CAMPOS. 14037 Oxnard St. #28 Van Nuys, CA 91401. The business is conducted by: an individual has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Veronica Campos, Owner. This statement is filed with the County Clerk of Los Angeles County on: 12/31/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1884

FICTITIOUS BUSINESS NAME STATEMENT: 2012256409: The following person(s) is/are doing business as: PRIMITIVE FIGHT CO. 15105 Poppy Meadow St. Canyon Country, CA 91387. SEAN QUINN. 15105 Poppy Meadow St. Canyon Country, CA 91387. The business is conducted by: an individual has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Sean Quinn, Owner. This statement is filed with the County Clerk of Los Angeles County on: 12/27/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1885

FICTITIOUS BUSINESS NAME STATEMENT: 2012257305: The following person(s) is/are doing business as: A1 CALIFORNIA BUILDERS. 22231 Mulholland Hwy #213 Calabasas, CA 91302. AMIR MOGHADDAM. 23286 Park Escondra Calabasas, CA 91302. The business is conducted by: an individual has begun to transact business under the fictitious business name or names listed here on: 1990. Signed: Amir MOGHADDAM, Owner. This statement is filed with the County Clerk of Los Angeles County on: 12/28/2012 NOTICE - This fictitious name statement expires five years from

the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1886

FICTITIOUS BUSINESS NAME STATEMENT: 2012256223: The following person(s) is/are doing business as: WESTIME. 132 S. Rodeo Dr. Suite 400 Beverly Hills, CA 90212. AIHON 1407894. ILLICO INC. 132 S. Rodeo Dr. #400 Beverly Hills, CA 90212. The business is conducted by: A Corporation has begun to transact business under the fictitious business name or names listed here on: 5/20/10. Signed: John Eimolian, President. This statement is filed with the County Clerk of Los Angeles County on: 12/27/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1887

FICTITIOUS BUSINESS NAME STATEMENT: 2012256318: The following person(s) is/are doing business as: SUPER HYDROPONICS, LLC. 11422 Moorpark St. Studio City, CA 91604. AIHON E0491932012-2. HEAVENLY SENT ENTERPRISES, LLC. 1760 Wilcox Ave. #114 Hollywood, CA 90028. The business is conducted by: A Limited Liability Company has begun to transact business under the fictitious business name or names listed here on: 12/24/12. Signed: Juan M. Castro, Owner. This statement is filed with the County Clerk of Los Angeles County on: 12/27/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1888

FICTITIOUS BUSINESS NAME STATEMENT: 2012256957 The following person(s) is/are doing business as: KIFI STUDIOS. 10911 Bluffs Dr. #21 Studio City, CA 91604. KIFI INDUSTRIES, INC. 10911 Bluffs Dr. #21 Studio City, CA 91604. The business is conducted by: A Corporation has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Randolph Nagata, CEO. This statement is filed with the County Clerk of Los Angeles County on: 12/27/2012 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1889

FICTITIOUS BUSINESS NAME STATEMENT: 2013000443: The following person(s) is/are doing business as: VICTORY COIN & JEWELRY. 6411 Sepulveda Blvd. Unit #2E Van Nuys, CA 91411. AIHON 201231210087. VICTORY COIN & JEWELRY LLC. 6411 Sepulveda Blvd. Unit 1T Van Nuys, CA 91411. The business is conducted by: A Limited Liability Company has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Victory Coin & Jewelry, LLC. Manager. This statement is filed with the County Clerk of Los Angeles County on: 1/02/2013 NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P 1/10/13, 1/17/13, 1/24/13, 1/31/13 1890

STATEMENT OF ABANDONMENT OF USE OF FICTITIOUS BUSINESS NAME File No. 2012257223
Date Filed: 12/28/12
Name of Business: VENUS NAILS. 4308 W. Riverside Dr. Burbank, CA 91505.

Registered Owner: VINA H. NGUYEN, INC. 4308 Riverside W. Dr. Burbank, CA 91505.
Current File #: 20090521445
Date: 4/10/09
Published: 1/10/13, 1/17/13, 1/24/13, 1/31/13 1891

STATEMENT OF ABANDONMENT OF USE OF FICTITIOUS BUSINESS NAME File No. 2012256124
Date Filed: 12/27/12
Name of Business: CAFÉ TREATS. 12918 Riverside Dr. Sherman Oaks, CA 91423

Registered Owner: VERONICA DE MESSINA. 5934 Simpson Ave. Valley Village, CA 91607.
Current File #: 20110284269
Date: 2/23/11
Published: 1/10/13, 1/17/13, 1/24/13, 1/31/13 1892

FICTITIOUS BUSINESS NAME STATEMENT: 2013000876: The following person(s) is/are doing business as: DESIGN BY GILDA. 3601 E. Chevy Chase Dr. Glendale, CA 91206. GILDA DJAGHARBEKIAN. 3601 E. Chevy Chase Dr. Glendale, CA 91200. The

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 714-730-2727 or visit this Internet Web site www.ndscorp.com/sales, using the file number assigned to this case 12-31738-JP-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. Date: 01/09/2013 NATIONAL DEFAULT SERVICING CORPORATION 7720 N. 16th Street, Suite 300 Phoenix, AZ 85020 phone 602-264-6101 Sales Line 714-730-2727; Sales Website: www.ndscorp.com/sales Nichole Alford, TRUSTEE SALES REPRESENTATIVE A-4349032 01/17/2013, 01/24/2013, 01/31/2013

Trustee Sale No. 25034CA Title Order No. 120296920 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 1/31/2006. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 2/6/2013 at 09:00 AM, MERIDIAN FORECLOSURE SERVICE f/k/a MTDS, INC., A CALIFORNIA CORPORATION DBA MERIDIAN TRUST DEED SERVICE as the duly appointed Trustee under and pursuant to Deed of Trust Recorded 02/07/2006, Book , Page , Instrument 06 0281840 of official records in the Office of the Recorder of Los Angeles County, California, executed by: TAMAS UNGVARI, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY as Trustor, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR MORTGAGEIT, INC, as Beneficiary, will sell at public auction sale to the highest bidder for cash, cashier's check drawn by a state or national bank, a cashier's check drawn by a state or federal credit union, or a cashier's 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. Sale will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to the Deed of Trust. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the notes (s) secured by the Deed of Trust, interest thereon, estimated fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Place of Sale: Behind the fountain located in Civic Center Plaza, 400 Civic Center Plaza, Pomona CA 91766 Legal Description: As more fully described in said Deed of Trust Amount of unpaid balance and other charges: \$696,000.92 The street address and other common designation of the real property purported as: 645 WESTMOUNT DRIVE, #401 , WEST HOLLYWOOD, CA 90069 APN Number: 4337-008-126 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 the property itself. Placing the highest bid at trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice 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 (714) 573-1965 or visit this Internet Web site www.Priorityposting.com, using the file number assigned to this case 25034CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. The property heretofore described is being sold "as is". DATE: 1/10/2013 MERIDIAN FORECLOSURE SERVICE f/k/a MTDS, INC., A CALIFORNIA CORPORATION DBA MERIDIAN TRUST DEED SERVICE 3 SAN JOAQUIN PLAZA, SUITE 215, NEWPORT BEACH, CA 92660 Sales Line: (714) 573-1965 OR (702) 586-4500 STEPHANIE GARCIA, FORECLOSURE OFFICER MERIDIAN FORECLOSURE SERVICE IS ASSISTING THE BENEFICIARY TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. P1014234 1/17, 1/24, 01/31/2013

FILE NO. 2013 005441
FICTITIOUS BUSINESS NAME STATEMENT

TYPE OF FILING: ORIGINAL
THE FOLLOWING PERSON(S) IS (ARE) DOING BUSINESS AS: HAIR NEW & VICTORY, 3450 W 6TH ST, #107-A, LOS ANGELES, CA 90020 county of: LOS ANGELES. The full name of registrant(s) is/are: TANIA H. LEE, 211 S. LA FAYETTE PARK PL #316, LOS ANGELES, CA 90057. This Business is being conducted by a/an: INDIVIDUAL. The registrant commenced to transact business under the fictitious business name/ names listed above on: N/A.

I declare that all the information in this statement is true and correct. (A registrant who declares true, information which he knows to be false, is guilty of a crime).

/s/ TANIA H. LEE
This statement was filed with the County Clerk of LOS ANGELES County on JAN 09 2013 indicated by file stamp above.

NOTICE-THIS FICTITIOUS NAME STATEMENT EXPIRES FIVE YEARS FROM THE DATE IT WAS FILED IN THE OFFICE OF THE COUNTY CLERK. A NEW FICTITIOUS BUSINESS NAME STATEMENT MUST BE FILED PRIOR TO THAT DATE. The filing of this statement does not of itself authorize the use in this state of a fictitious business name statement in violation of the rights of another under federal, state, or common law (See Section 14411 et seq., Business and Professions Code). LA1258139 BEVERLY HILLS WEEKLY 1/17, 24, 31, 2/7, 2013

NOTICE OF PETITION TO ADMINISTER ES-TATE OF MARGARET HERSKOVITS
Case No. BP138509

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

A PETITION FOR PROBATE has been filed by Vivien B. Weinman, Marilyn Smooke, Edward Herskovits in the Superior Court of California, County of LOS ANGELES.

THE PETITION FOR PROBATE requests that Vivien B. Weinman, Marilyn Smooke, Edward Herskovits be appointed as personal representative to administer the estate of the decedent.

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

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

A HEARING on the petition will be held on Feb. 7, 2013 at 8:30 AM in Dept. No. 5 located at 111 N. Hill St., Los Angeles, CA 90012.

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 deceased, you must file your claim with the court and mail a copy to the personal representative appointed by the court within four months from the date of first issuance of letters as provided in Probate Code section 9100. The time for filing claims will not expire before four months from the hearing date noticed above.

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 N. FRIMMER, ESQ.
SBN 50541
LOEB & LOEB LLP
10100 SANTA MONICA BLVD
STE 2200
LOS ANGELES CA 90067

NOTICE OF TRUSTEE'S SALE T.S. No.: 9526-2307 TSG Order No.: 120312247-CA-LMI A.P.N.: 4342-020-013 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 12/02/2006. 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. NBS Default Services, LLC, as the duly appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust Recorded 12/19/2006 as Document No.: 06 2819716, of Official Records in the office of the Recorder of Los Angeles County, California, executed by: MEHDI ISRAELI, A SINGLE MAN, as Trustor, WILL SELL 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 and Time: 02/19/2013 at 11:00 AM Sale Location: By the fountain

located at 400 Civic Center Plaza, Pomona, CA 91766 The street address and other common designation, if any, of the real property described above is purported to be: 307 NORTH ELM DRIVE, BEVERLY HILLS, CA 90210 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: \$2,666,944.67 (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 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, (714)730-2727 for information regarding the trustee's sale or visit this Internet Web site, <https://www.lpsasap.com/>, for information regarding the sale of this property, using the file number assigned to this case, T.S.# 9526-2307. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet Web site. The best way to verify postponement information is to attend the scheduled sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and the successful bidder shall have no further recourse. The Declaration pursuant to California Civil Code, Section 2923.5(a) was fulfilled when the Notice of Default was recorded on 10/16/2012 NBS Default Services, LLC 301 E. Ocean Blvd. Suite 1720 Long Beach, CA 90802 Phone:800-766-7751 Fax: 562-983-5379 For Trustee Sale Information Log On To: <https://www.lpsasap.com/> or Call: (714)730-2727. NBS Default Services, LLC, Gaby Ospino "We are attempting to collect a debt, and any information we obtain will be used for that purpose." A-4351776 01/24/2013, 01/31/2013, 02/07/2013

NOTICE OF TRUSTEE'S SALE T.S. No. 12-32539-JP-CA YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 02/20/2004. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, (cashier's check(s) must be made payable to National Default Servicing Corporation), drawn on a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state; will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The 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 the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Trustor: MICHELLE MARSHALL, AN UNMARRIED WOMAN Duly Appointed Trustee: NATIONAL DEFAULT SERVICING CORPORATION Recorded 02/27/2004 as Instrument No. 04 0461986 (or Book, Page) of the Official Records of LOS ANGELES County, California. Date of Sale: 02/15/2013 at 11:00 a.m. Place of Sale: By the fountain located at 400 Civic Center Plaza, Pomona, CA 91766 Estimated amount of unpaid balance and other charges: \$235,584.86 Street Address or other common designation of real property: 1233 NORTH LAUREL AVENUE#205#205, WEST HOLLYWOOD, CA 90046 A.P.N.: 5554-010-053 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of

Sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. The undersigned mortgagee, beneficiary or authorized agent for the mortgagee or beneficiary pursuant to California Civil Code Section 2923.5(b) declares that the mortgagee, beneficiary or the mortgagee's or beneficiary's authorized agent has either contacted the borrower or tried with due diligence to contact the borrower as required by California Civil Code 2923.5. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 714-730-2727 or visit this Internet Web site www.ndscorp.com/sales, using the file number assigned to this case 12-32539-JP-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. Date: 01/22/2013 NATIONAL DEFAULT SERVICING CORPORATION 7720 N. 16th Street, Suite 300 Phoenix, AZ 85020 phone 602-264-6101 Sales Line 714-730-2727; Sales Website: www.ndscorp.com/sales Nichole Alford, TRUSTEE SALES REPRESENTATIVE A-4350648 01/24/2013, 01/31/2013, 02/07/2013

Order No: 5910195 TS No: J12-08024 NOTICE OF TRUSTEE'S SALE UNDER A NOTICE OF DELINQUENT ASSESSMENT AND CLAIM OF LIEN YOU ARE IN DEFAULT UNDER A NOTICE OF DELINQUENT ASSESSMENT AND CLAIM OF LIEN, DATED 04/11/2012, 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. NOTICE is hereby given that Witkin & Neal, Inc., as duly appointed trustee pursuant to that certain Notice of Delinquent Assessment and Claim of Lien (hereinafter referred to as "Lien"), recorded on 4/16/2012 as instrument number 12-0562417 in the office of the County Recorder of Los Angeles County, California, and further pursuant to the Notice of Default and Election to Sell thereunder recorded on 9/26/2012 as instrument number 20121446501 in said county and further pursuant to California Civil Code Section 1367.1 and those certain Covenants, Conditions and Restrictions recorded on 8/14/21974 as instrument number 3530, WILL SELL on 2/21/2013, 9:00 A.M. behind the fountain located in Civic Center Plaza, 400 Civic Center Plaza, Pomona, CA. a public auction to the highest bidder for lawful money of the United States payable at the time of sale, all right, title and interest in the property situated in said county as more fully described in the above referenced Lien. The purported owner(s) of said property is (are): Sally Drennon, a married woman as her sole and separate. The property address and other common designation, if any, of the real property is purported to be: 1033 N. Carol Drive, #T-1 West Hollywood CA 90069, APN 4340-028-037. The undersigned trustee disclaims any liability for any incorrectness of the property address and other common designation, if any, shown herein. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of this Notice of Sale is: \$37,221.02. The opening bid at the foreclosure sale may be more or less than this estimate. In addition to cash, the trustee will accept a cashier's check drawn on a state or national bank, a check drawn on a state or federal credit union or a check drawn on state or federal savings and loan association, savings association or savings bank specified in Section 5102 of the California Financial Code and authorized to do business in this state. In the event tender other than cash is accepted, the trustee may withhold the issuance of the Trustee's Deed Upon Sale until funds become available to the payee or the endorsee as a matter of right. Said sale shall be made, but without covenant or warranty, express or implied regarding title, possession or encumbrances, to satisfy the indebtedness secured by said Lien, advances thereunder, with interest as provided in Declaration plus the fees, charges and expenses of the trustee. THIS PROPERTY IS BEING SOLD IN AN "AS-IS" CONDITION. Witkin & Neal, Inc. is attempting to collect a debt. Any information obtained will be used for that purpose. If you have previously received a discharge in bankruptcy, you may have been released from personal liability for this debt in which case this notice is intended to exercise the secured party's rights against the real property only. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property

lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER AND ALL OTHER INTERESTED PARTIES: 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 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 Web site www.auction.com for information regarding the sale of this property, using the file number assigned to this case 20120028701207. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. IMPORTANT NOTICE: Notwithstanding anything to the contrary contained herein, the sale shall be subject to the following as provided in California Civil Code Section 1367.4(c)4: "a non judicial foreclosure sale by an association to collect upon a debt for delinquent assessments shall be subject to a right of redemption. The redemption period within which the separate interest may be redeemed from a foreclosure sale under this paragraph ends 90 days after the sale." Dated: 1/14/2013 Witkin & Neal, Inc. as said Trustee 5805 SEPULVEDA BLVD., SUITE 670 SHERMAN OAKS, CA 91411 (818) 845-8808 By: Susan Paquette Trustee Sale Officer THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. P1015079, 1/31, 2/7, 02/14/2013

Trustee Sale No.: 20120028701207 Title Order No.: 1297613 FHA/VA/PMI No.: 0 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 11/14/2008. 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. NDEX WEST, LLC, as duly appointed Trustee under and pursuant to Deed of Trust Recorded on 11/19/2008 as Instrument No. 20082038420 of official records in the office of the County Recorder of Los Angeles County, State of CALIFORNIA. EXECUTED BY: JEFFREY PAYNE, WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK/CASH EQUIVALENT or other form of payment authorized by 2924h(b), (payable at time of sale in lawful money of the United States). DATE OF SALE: 2/21/2013 TIME OF SALE: 09:00 AM PLACE OF SALE: Doubletree Hotel Los Angeles - Norwalk, 13111 Sycamore Drive, Norwalk, CA 90650 STREET ADDRESS and other common designation, if any, of the real property described above is purported to be: 1016 HANCOCK AVENUE 6 , West Hollywood, CA 90069 APN#: 4339-008-052 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, 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, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$405,219.56. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed

one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 800-280-2832 for information regarding the trustee's sale or visit this Internet Web site www.auction.com for information regarding the sale of this property, using the file number assigned to this case 20120028701207. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. FOR TRUSTEE SALE INFORMATION PLEASE CALL: AUCTION.COM, LLC ONE MAUCHLY IRVINE, CA 92618 800-280-2832 www.auction.com NDEX West, L.L.C. MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. NDEX West, L.L.C. as Trustee Dated: 1/14/2013 P1014946 1/31, 2/7, 02/14/2013

NOTICE OF TRUSTEE'S SALE T.S. No. 12-33815-JP-CA YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 02/16/2007. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, (cashier's check(s) must be made payable to National Default Servicing Corporation), drawn on a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state; will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The 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 the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Trustor: MARK SLOTKIN, TRUSTEE OF THE SLOTKIN FAMILY CHILDRENS TRUST, DATED JANUARY 1, 1997 Duly Appointed Trustee: NATIONAL DEFAULT SERVICING CORPORATION Recorded 03/06/2007 as Instrument No. 20070484412 (or Book, Page) and Re-Recorded on 05/22/2012 as Instrument No. 20120757766 (or Book, Page) for the reason of 'LOAN MODIFICATION AGREEMENT' of the Official Records of LOS ANGELES County, California. Date of Sale: 02/20/2013 at 11:00 a.m. Place of Sale: By the fountain located at 400 Civic Center Plaza, Pomona, CA 91766 Estimated amount of unpaid balance and other charges: \$5,352,802.29 Street Address or other common designation of real property: 1350 BENEDICT CANYON DRIVE, BEVERLY HILLS, CA 90210 A.P.N.: 4356-011-015 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. The undersigned mortgagee, beneficiary or authorized agent for the mortgagee or beneficiary pursuant to California Civil Code Section 2923.5(b) declares that the mortgagee, beneficiary or the mortgagee's or beneficiary's authorized agent has either contacted the borrower or tried with due diligence to contact the borrower as required by California Civil Code 2923.5. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 714-730-2727 or visit this Internet Web site www.ndscorp.com/sales, using the file number assigned to this case

12-33815-JP-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. Date: 01/28/2013 NATIONAL DEFAULT SERVICING CORPORATION 7720 N. 16th Street, Suite 300 Phoenix, AZ 85020 phone 602-264-6101 Sales Line 714-730-2727; Sales Website: www.ndscorp.com/sales Nichole Alford, TRUSTEE SALES REPRESENTATIVE A-4352101 01/31/2013, 02/07/2013, 02/14/2013

NOTICE OF PUBLIC SALE OF ABANDONED PROPERTY Civil Code §1993.07 TO: ARBL, INC and Pknic Express, LLC (Collectively, "Tenant" or "you") Mr. Tomer Almog ARBL, Inc. 215 South Gate Drive #A, Beverly Hills, CA 90211 Mr. Omer Greenberg Pknic Express, LLC c/o Niv V. Davidovich, Esq. Orbach, Huff & Suarez 1901 Avenue of the Stars, Suite 575 Los Angeles, CA 90067 When you vacated the Leased Space located at 8484 Wilshire Boulevard, Beverly Hills, California, the following personal property remained:
* Flat-Top Grill
* Soup Warmers
* Ice Bin
* Refrigerator
* Work Table/Prep Station
* Shelving System
* Backlit Menu Board
* Security Camera
Pursuant to California Civil Code §1993.03, notice of your right to reclaim the abandoned property was served; however, you failed to reclaim same. Pursuant to California Civil Code §1993.07, the property described above will be sold at a public sale on February 14, 2013 at 10:00 a.m. at 8484 Wilshire Boulevard, Beverly Hills, California. The goods will be available for inspection at reasonable business hours at the place of sale prior to the time of the sale. To arrange an inspection please contact Rita Redmond at Sel-Wil Development, LLC at (323) 782-7877. The sale is held pursuant to California Civil Code Section 1993.07 DATE: January 25, 2013 SEL-WIL DEVELOPMENT, LLC By: RICHARD W. LABOWE, Attorney LABOWE, LABOWE & HOFFMAN, LLP 1631 West Beverly Boulevard Second Floor Los Angeles, CA 90026 213/250-9800 ext. 303 1/31, 2/7/13 CNS-2438266#

NOTICE TO CREDITORS OF BULK SALE AND OF INTENTION TO TRANSFER ALCOHOLIC BEVERAGE LICENSE (U.C.C. 6101 et seq. and B & P 24073 et seq.) Escrow No. 560390-MC Notice is hereby given that a bulk sale of assets and a transfer of alcoholic beverage license is about to be made. The names, Social Security or Federal Tax Numbers, and addresses of the Seller/Licensee are: SEJU NIKO, INC., 8457 Santa Monica Blvd., West Hollywood, CA 90069 The Business is known as: Niko Niko Sushi & Roll The names Social Security or Federal Tax Numbers, and addresses of the Buyer/Transferee are: CHESMI, INC., 8457 Santa Monica Blvd., West Hollywood, CA 90069 As listed by the Seller/Licensee, all other business names and addresses used by the Seller/Licensee within three years before the date such list was sent or delivered to the Buyer/Transferee are: None The assets to be sold are described in general as: Furnitures, Fixtures, Equipment, Trade name, Goodwill, Leasehold Interest, Improvement, covenant not to compete and ABC License #41-451404 and are located at: 8457 Santa Monica Blvd., West Hollywood, CA 90069. The kind of license to be transferred is: On-Sale Beer and Wine - Eating Place ABC License # 41-451404 now issued for the premises located at: 8457 Santa Monica Blvd., West Hollywood, CA 90069. The anticipated date of the sale/transfer is Feb. 18, 2013 at the office of Good News Escrow, Inc., 17800 Castleton Street, Suite 175, City of Industry, CA 91748. The amount of the purchase price or consideration in connection with the transfer of the license and business, including the estimated inventory, is the sum of \$320,000.00, which consists of the following:
Description Amount
Check \$10,000.00
Cash \$160,000.00
Promissory Note \$150,000.00
Total Amount \$320,000.00
It has been agreed between the Seller/Licensee and the intended Buyer/Transferee, as required by Sec. 24073 of the Business and Professions Code, that the consideration for the transfer of the business and license is to be paid only after the transfer has been approved by the Department of Alcoholic Beverage Control. Dated: November 1, 2012 S/ CHESMI, INC., a California Corporation By: Kwang L Choi, Authorized Signer SEJU NIKO, INC., a California Corporation

By: Seoung Gle Kim, President/Secretary
By: Bong Nam Kim, Chief Financial Officer
1/31/13
CNS-2437981#

NOTICE OF APPLICATION TO SELL ALCOHOLIC BEVERAGES
Date of Filing Application: JANUARY 25, 2013
To Whom It May Concern:
The Name(s) of the Applicant(s) is/are: FRESH BITES, INC
The applicants listed above are applying to the Department of Alcoholic Beverage Control to sell alcoholic beverages at:
7950 W SUNSET BLVD
STE 103
LOS ANGELES, CA 90046-3356
Type of License(s) Applied for: 47 - ON-SALE GENERAL EATING PLACE
Department of Alcoholic Beverage Control 888 S. FIGUEROA ST, STE 320, LOS ANGELES, CA 90017 (213) 833-6043
LA1264792 BEVERLY HILLS WEEKLY 1/31 2/7, 14 2013

ORDINANCE NO. 13-O-2637

AN ORDINANCE OF THE CITY OF BEVERLY HILLS REVISING THE SEPARATION REQUIREMENTS BETWEEN OIL WELLS AND SENSITIVE USES, REQUIRING REGULAR INSPECTIONS OF OIL WELLS FOR SUBSIDENCE AND REQUIRING AN ANNUAL REPORT TO THE CITY COUNCIL

THE CITY COUNCIL OF THE CITY OF BEVERLY HILLS HEREBY ORDAINS AS FOLLOWS:

Section 1. Subsection C.11 of Section 10-5-316 of Article 3 of Chapter 5 of Title 10, of the Beverly Hills Municipal Code is hereby revised to read as follows:

"11. Any and all above surface equipment and extraction activities associated with any oil and gas or oil or gas well drilled pursuant to any council permit shall be located at least five hundred feet (500') from any school or park site located in the City of Beverly Hills."

Section 2. Section 10-5-321 of Article 3 of Chapter 5 of Title 10 of the Beverly Hills Municipal Code is hereby amended to read as follows:

"10-5-321: DIRECTOR PUBLIC WORKS; SUBSIDENCE AND MONITORING PUBLIC RECORDS OF DRILL SITE AND WELL INSPECTIONS

The Director of Public Works, from time to time as he deems appropriate but no less often than once every two years, shall determine if any adverse effect upon the surface of the city is occasioned or is in danger of being occasioned by reason of the removal of oil, gas, or other hydrocarbon substances from the subsurface of the city pursuant to a well regulated by the provisions of this article or pursuant to a well, no part of which is located within the city but which drains a subterranean oil or gas pool, part of which is in the city. In the event the Director of Public Works observes any such adverse effect or danger, the Director may order the immediate suspension of further production from such well or wells as may be located entirely or partly within the city, and in the event of such an order, production on such wells shall be suspended by the permittee or other operator immediately upon receiving notice of such order. The permittee or other person lawfully producing oil or gas or oil and gas or any other hydrocarbon substance from any such well may appeal to the council. The council, upon good cause being shown by the permittee or such other person, may vacate or modify the order of the Director of Public Works, or, if no part of the well is in the city, the council may direct the city attorney to immediately commence such actions or proceedings as may be necessary for the abatement, removal, and enjoining of further drilling operations which adversely affect property within the city in the manner provided by law and to take such other action and to apply to any court having jurisdiction to grant such relief as will restrain or enjoin any person from drilling or producing any such well.

The Director of Public Works shall annually request from those agencies that inspect oil wells drilled beneath the City, and from those agencies that inspect the sites from which such wells are drilled, all public records relating to inspections or notices of violation created within the previous year. Upon compiling the records each year, the Director shall provide to the City Council a summary of their contents.

The city council may impose a regulatory fee

on oil well operators to recover the cost of subsidence monitoring and the monitoring of public records pursuant to this section.”

Section 3. The City Clerk shall cause this Ordinance to be published at least once in a newspaper of general circulation published and circulated in the City within fifteen (15) days after its passage in accordance with Section 36933 of the Government Code, shall certify to the adoption of this Ordinance, and shall cause this Ordinance and his certification, together with proof of publication, to be entered in the Book of Ordinances of the Council of this City.

Section 4. This Ordinance shall go into effect and be in full force and effect at 12:01 a.m. on the thirty-first (31st) day after its passage.

Adopted: January 24, 2013
Effective: February 24, 2013

WILLIAM W. BRIEN, M.D.
Mayor of the City of
Beverly Hills, California

ATTEST:
BYRON POPE (SEAL)
City Clerk

APPROVED AS TO FORM:
LAURENCE S. WIENER
City Attorney

APPROVED AS TO CONTENT:
JEFFREY C. KOLIN
City Manager

DAVID D. GUSTAVSON
Director of Public Works & Transportation

SUSAN HEALY KEENE
Director of Community Development

VOTE:
AYES: Councilmembers Gold, Bosse, Brucker,
and Mayor Brien
NOES: None
RECUSED: Vice Mayor Mirisch
ABSENT: None
CARRIED

NOTICE OF REQUEST FOR QUALIFICATIONS

**FOR CITY OF BEVERLY HILLS
Roxbury Park Community Center**

The City of Beverly Hills is requesting a “Pre-Qualification Package” from contractors to be pre-qualified to submit bids for specific trades/bid packages for the Roxbury Community Center Project. The City has determined that prospective bidders on the Roxbury Community Center Project must be pre-qualified prior to submitting a bid. It is **mandatory** that contractors, who intend to submit a bid for the identified trades/bid packages, provide a Pre-Qualification Package.

Project Description

Project includes complete demolition of the existing building and re-construction of a new single story community center (+-20,000 s.f.), plus site improvements adjacent to the new structure. The new community center will consist of a structure serving as a multipurpose facility and community center facility. Structure will be supported by steel framing members, while the foundation system will consist of caissons and spread / continuous footings over compacted fill.

The exterior cladding consists of porcelain tile, fiber cement paneling and aluminum curtain walls. The interior will include plastic laminate millwork throughout, wood doors, acoustical ceiling tiles and hardwood, carpet, and tile flooring. Roofing material is thermoplastic single ply membrane over rigid insulation which surround aluminum framed skylights.

Bid packages will include:

- ROX 001 – Site & Structural Demolition / Hazardous Material Removal / Spoils Removal
- ROX 002 - Structural Concrete / Reinforcing Steel / Caissons / Pile Caps / Spoils Removal
- ROX 003 – Structural Steel / Miscellaneous Metals / Metal Deck / Pipe Bollards
- ROX 004 – Millwork / Architectural Casework / Countertops / Ballet Bar
- ROX 005 – Roofing / Single-Ply roofing & waterproofing / Below Grade Waterproofing
- ROX 006 – Sheet Metal Flashings / Expansion Joint Assembly / Roof Accessories / Single Skylights
- ROX 007 – Doors / Frames / Hardware
- ROX 008 – Overhead Coiling Doors
- ROX 009 – Curtain Wall / Storefront System / Large Skylights / Aluminum Cladding
- ROX 010 – Drywall / Lath & Plaster / Insulation / Sureboard Shear Wall Systems / Exterior Sheathing / Mineral Fiber Reinforced Cementitious Panels / Waterproofing membrane / Exterior Scaffolding
- ROX 011 – Porcelain Tile / Ceramic Tile / Quarry Tile
- ROX 012 – Acoustical Ceiling Panels / Acoustical Wall Fabric
- ROX 013 – Carpet / Resilient Flooring / Polished Concrete / Sealed Concrete / Wood Flooring
- ROX 014 – Interior Painting / Exterior Painting / FRP / Caulking
- ROX 015 – Signage (ADA / Code compliant)
- ROX 016 – Operable Partition Walls
- ROX 017 – Toilet Partitions & Accessories / Restroom mirrors / FE & FEC / Metal Shelving
- ROX 018 – Food Service Equipment
- ROX 019 – Manually Operated Window Treatments
- ROX 020 – Fire Protection (Design / Build)
- ROX 021 – Plumbing / Underground Wet Utilities / Catch Basins / Spoils Removal
- ROX 022 – HVAC System & Controls / HVAC Louvers & Diffusers
- ROX 023 - Electrical / Theatrical Lighting / Fire Alarm / Site Dry Utilities / Solar Collectors / Photovoltaic System / Audio Visual / Security System / Tele-Data
- ROX 024 – Earthwork / SWPPP / Spoils Removal
- ROX 025 – Asphalt Paving / Crushed Asphalt Base / Striping / Wheel Stops / Parking Signage

ROX 026 – Concrete Sitework / Reinforcing Steel / Crushed Asphalt Base / Masonry / Spoils Removal

ROX 027 – Landscaping / Irrigation / Athletic Court Striping & Surfacing / Spoils Removal (Design / Build)

ROX 028 – Final Cleaning

Timetable for Reviewing and Evaluating Pre-Qualification Package

- Release of Request for Pre-Qualification Packages 01/14/13
- Last day to Submit Pre-Qualification Packages 02/08/13
- Last day for Contractors to be informed of qualified/not qualified 03/01/13

How to Obtain a Pre-Qualification Package

Pre-qualification information and documents can be located and downloaded from our web-based FTP site: <http://myshare.mattconstruction.com> To retrieve login and password access to the FTP site, please contact me via phone call or email. Should you have any questions, please contact Troy Griffin, Assistant Project Manager at 562.903.2277.

How to Submit Pre-Qualification Package

Once pre-qualification documentation has been completed, please email to tgriffin@mattconstruction.com, or subguard@mattconstruction.com or fax to (562) 903-2290 or mail to the physical address shown below.

MATT Construction
9814 Norwalk Boulevard, Suite 100
Santa Fe Springs, California 90670
Phone: (562) 903-2277
Fax: (562) 903-2290
Attn: Troy Griffin

NOTICE TO BIDDERS

**for the Construction of
EASTSIDE WATER MAIN/HYDRANT REPLACEMENT PROJECT PHASE II**

**Within the City of
BEVERLY HILLS, CALIFORNIA
BID # 13-26**

BIDS - Sealed Proposals for the water main replacements in the locations listed below within the City of Beverly Hills, California, will be received up to the hour of 2:00 p.m. on **Thursday, February 28, 2013** at the office of the City Clerk of the City of Beverly Hills, located in Room 290 of City Hall at 455 North Rexford Drive, Beverly Hills, California. Bids will be publicly opened at 2:00 p.m. on the above-mentioned date in the office of the City Clerk of said City Hall.

GENERAL INSTRUCTIONS - Bids must be submitted on the Proposal Form prepared for this project and shall be delivered at the office of the City Clerk within a sealed envelope and marked on the outside as follows: **“EASTSIDE WATER MAIN/HYDRANT REPLACEMENT PROJECT PHASE II BID # 13-26”**

PROJECT WORK LOCATIONS

STREET/ALLEY NO.	DESCRIPTION:
1	Alley N/O Olympic Blvd. from Doheny Dr. to Robertson Blvd.
2	Alley W/O Wetherly Dr. from N/O Olympic Blvd. to Wilshire Blvd.
3	Alley W/O Almont Dr. from N/O Olympic Blvd. to Wilshire Blvd.
4	Alley W/O Swall Dr. from N/O Olympic Blvd. to Wilshire Blvd.
5	Alley W/O Clark Dr. from N/O Olympic Blvd. to Wilshire Blvd.
6	Alley W/O Wetherly from S/O Olympic Blvd. to Whitworth Dr.
7	Alley W/O Almont Dr. from S/O Olympic Blvd. to Whitworth Dr.
8	Alley W/O La Peer Dr. from S/O Olympic Blvd. to Whitworth Dr.
9	Alley W/O Swall Dr. from S/O Olympic Blvd. to Whitworth Dr.
10	Alley W/O Clark from S/O Olympic Blvd. to Whitworth Dr.
11	Santa Monica Blvd. From W/O Wilshire Blvd. to N. Roxbury Dr.
12	Wilshire Blvd. From Carmelita Ave. to S. Santa Monica Blvd.
13	Doheny Dr. From S. Santa Monica Blvd. to Carmelita Ave.

ITEM NO.	ESTIMATED QUANTITY	DESCRIPTION
1.	1	Lump Sum Trench Safety Measures
2.	10,508	Linear Feet 8-inch DIP, Class 52, push-on joints, slurry, installed
3.	3140	Linear Feet 8-inch DIP, Class 52, restrained joints, slurry, installed
4.	27	Each 8-inch BFV with valve box
5.	3	Each Install 1-inch combination air valve assembly
6.	76	Each Install 2-inch blow-off assembly
7.	15	Each Re-connect fire hydrant
8.	14	Each Re-connect 2, 4, 6 or 8-inch fire service
9.	234	Each Install new 1-inch domestic service (short)
10.	260	Each Install new 1-inch domestic service (long)
11.	27	Each Install new 2-inch domestic service (short)
12.	13	Each Install new 2-inch domestic service (long)

ITEM NO.	ESTIMATED QUANTITY		DESCRIPTION
13.	100	Each	Install traffic-rated meter box with bolted lid for 1" service
14.	750	Linear Feet	Remove and dispose of abandoned or interfering portions of pipe (sizes 4", 6", 8", 12" and 16")
15.	50	Each	Remodel sewer lateral connection
16.	2000	Square Feet	Remove and reconstruct 8" PCC alley approach
17.	16668	Linear Feet	Polyethylene Encasement Around Ductile Iron Pipeline (8", 12" and 16")
18.	270	Linear Feet	16-inch DIP, Class 52, push-on joints, slurry, installed
19.	80	Linear Feet	16-inch DIP, Class 52, restrained joints, slurry, installed
20.	2850	Linear Feet	12-inch DIP, Class 52, push-on joints, slurry, installed
21.	300	Linear Feet	12-inch DIP, Class 52, restrained joints, slurry, installed
22.	2	Each	16-inch BFV with valve box
23.	10	Each	12-inch BFV with valve box
24.	5	Each	6-inch BFV with valve box

AN ORDINANCE OF THE CITY OF BEVERLY HILLS AMENDING THE MUNICIPAL CODE TO ESTABLISH A REVIEW PROCESS TO DETERMINE SUBSTANTIAL COMPLIANCE WITH CERTAIN ZONING CODE STANDARDS BASED ON SPECIFIC FINDINGS

THE CITY COUNCIL OF THE CITY OF BEVERLY HILLS HEREBY ORDAINS AS FOLLOWS:

Section 1. On December 13, 2012, the Planning Commission held a duly noticed public hearing, which was continued to the following meeting on December 20, 2012, at which the Planning Commission adopted Resolution No. 1660, recommending that the City Council amend the Zoning Code to establish a process by which deviations from development standards occurring as a result of construction can be approved if certain findings are met. On January 8, 2013, the City Council held a duly noticed public hearing, received public testimony, and thereafter introduced this Ordinance.

Section 2. This Ordinance was assessed in accordance with the authority and criteria contained in the California Environmental Quality Act (CEQA), the State CEQA Guidelines, and the environmental regulations of the City. It has been determined that adoption of this Ordinance would not have a significant environmental impact and is exempt from CEQA pursuant to Section 15061(b)(3) of Title 14 of the California Code of Regulations. The City Council hereby finds that it can be seen with certainty that there is no possibility that the adoption and implementation of this Ordinance may have a significant effect on the environment.

Section 3. This Ordinance is consistent with the objectives, principles, and standards of the General Plan. The contemplated deviations from zoning code standards that would be authorized through the proposed substantial compliance determinations involve minor changes to the City's development standards, would not alter or change designated land uses, and would not be contrary to any of the goals, policies and programs in the General Plan.

Section 4. This Ordinance is consistent with the recommendations of the Mayor's Task Force on Governmental Efficiency as presented to the City Council on December 19, 2011. In its report, the Task Force included a recommendation to establish a procedure through which minor deviations from zoning code standards that occurred as a result of construction could be approved in certain instances.

Section 5. The City Council hereby amends Section 10-3-203 of Article 2 of Chapter 3 of Title 10 of the Beverly Hills Municipal Code by adding the following language, with all other language in that Section to remain unchanged:

"G. Substantial Compliance Determination. An applicant may seek a determination that a project substantially complies with the zoning code if, after a development project has been approved, a building permit has been issued and the City has approved placement of the footing, it is discovered that the project as constructed does not meet the requirements of the zoning code or conditions of approval. A substantial compliance determination may be approved, with or without conditions, for the zoning code standards listed in the table included in this section if the reviewing authority makes all of the following findings:

1. That requiring strict compliance with the zoning code would create substantial financial hardship for the applicant;
2. That the items that deviate from the code would not exceed the permissible deviations stated in the table included in this section;
3. That approval of a substantial compliance determination would not result in substantial, adverse impacts to neighboring properties;
4. That approval of a substantial compliance determination would not pose a threat to life or safety;
5. That the circumstances surrounding the request for a substantial compliance determination do not indicate that the applicant intended to deviate from the zoning code standards.

Nothing in this section shall allow the amount of front yard paving, the floor area of a building, or the height of a building to exceed the limitations in the zoning code.

Nothing in this section shall authorize any encroachment onto the public right-of-way or onto neighboring properties.

The reviewing authority for a substantial compliance determination shall be the director of community development. If, in the opinion of the director an application merits review by the planning commission, the director may refer such application to the planning commission and the planning commission shall serve as the reviewing authority for such application and shall conduct a noticed public hearing regarding the requested substantial compliance determination.

Notice of a public hearing, an intended decision and a final decision shall be provided in accordance with Section 10-3-3602 of this code.

The applicant or any person aggrieved by any decision regarding a substantial compliance determination may appeal to the planning commission, if the original decision was made by the director, or to the city council, if the original decision was made by the planning commission, as provided in title 1, chapter 4, article 1 of this code.

Zoning Standard	Permissible Deviation
Building Encroachments into Required Setback Area	Building walls, architectural projections, balconies, awnings, chimneys, and porches may encroach no more than ten-percent (10%) into a required setback.
Fence and Wall Location, Length, and Height	In terms of location, height and length, fences and walls may be built no more than ten-percent (10%) beyond the applicable zoning code standard or condition of approval unless approved by the Planning, Design Review or Architectural Commission. In no event shall the fence or wall block an automobile driver's field of vision when exiting a driveway.
Minimum Drive Aisle Width	The width of a drive aisle may be up to ten-percent (10%) narrower than the width specified by the city's minimum parking standards or a condition of approval.
Minimum Parking Stall Dimension	The dimension of a parking stall may be up to ten-percent (10%) shorter in each direction than specified by the city's minimum parking standards or a condition of approval. No more than one parking stall shall be eligible for this deviation. Parking spaces in single-family zones are not eligible for this deviation."

Section 6. Severability. If any section, subsection, subdivision, sentence, clause, phrase, or portion of this Ordinance or the application thereof to any person or place, is for any reason held to be invalid or unconstitutional by the final decision of any court of competent jurisdiction, the remainder of this Ordinance shall be and remain in full force and effect.

Copies of the Plans, Specifications and Proposal Form may be inspected and obtained at the office of the City Engineer located at 345 Foothill Road Beverly Hills, California or a CD of the Plans and Specifications may be requested through the city's web site at:

http://www.beverlyhills.org/government/pwtrans/engineering/cip_project_bidding/default.asp

There is no charge or deposit required for this material; therefore, they are not to be returned to the City for refund. Each bidder shall furnish the City the name, address, and telephone number of the firm requesting specifications.

References in the project specifications to specific sections of the Standard Specifications refer to the book of "Standard Specifications for Public Works Construction", 2012 Edition, written by a Joint Cooperative Committee of the Southern California Chapter of the American Public Works Association and Southern California District of the Associated General Contractors of California. Contractors wishing to obtain this book may purchase copies directly from the publisher, Building News, Inc., 1612 South Clementine Street, Anaheim, California, 92802; (800) 873-6397.

LIQUIDATED DAMAGES - There will be a One Thousand Dollar (\$1,000) assessment for each calendar day that work remains incomplete beyond the time stated in the Proposal Form. Refer to the Proposal Form for specific details.

PREVAILING WAGES - In accordance with the provisions of Section 1770 et seq, of the Labor Code, the Director of Industrial Relations of the State of California has determined the general prevailing rate of wages applicable to the work to be done.

The Contractor will be required to pay to all workers employed on the project sums not less than the sums set forth in the documents entitled "General Prevailing Wage Determination made by the Director of Industrial Relations pursuant to California Labor Code, Part 7, Chapter 1, Article 2, Sections 1770, 1773, 1773.1."

A copy of said documents is on file and may be inspected in the office of the City Engineer located at 345 Foothill Road, Beverly Hills, California 90210.

Attention is directed to the provisions of Sections 1777.5 and 1777.6 of the Labor Code concerning the employment of apprentices by the Contractor or any subcontractor under him. The Contractor and any subcontractor under him shall comply with the requirements of said sections in the employment of apprentices.

Information relative to apprenticeship standards and administration of the apprenticeship program may be obtained from the Director of Industrial Relations, San Francisco, California, or from the Division of Apprenticeship Standards and its branch offices.

PAYROLL RECORDS - The Contractor's attention is directed to Section 1776 of the Labor Code, relating to accurate payroll records, which imposes responsibility upon the Contractor for the maintenance, certification, and availability for inspection of such records for all persons employed by the Contractor or by the Subcontractors in connection with the project. The Contractor shall agree through the Contract to comply with this section and the remaining provisions of the Labor Code.

INSURANCE AND BOND REQUIREMENTS - The Contractor shall provide insurance in accordance with Section 3-13 of the City of Beverly Hills, Public Works Department, Standard Contractual Requirements, included as part of these Specifications. All subcontractors listed shall attach copies of the Certificate of Insurance naming the Contractor as the additional insured as part of their insurance policy coverage. In addition, the Contractor shall guarantee all work against defective workmanship and materials furnished by the Contractor for a period of one (1) year from the date the work was completed in accordance with Section 2-11 of the Standard Contractual Requirements. The Contractor's sureties for the "Performance Bond" shall be liable for any work that the Contractor fails to replace within a specified time.

GENERAL INSTRUCTIONS - Bids must be submitted on the Proposal Form prepared for this project and shall be delivered at the office of the City Clerk within a sealed envelope supplied by the City and marked on the outside as follows: "PROPOSAL FOR WATER MAIN REPLACEMENTS."

THE CITY RESERVES THE RIGHT TO REJECT ANY BID OR ALL THE BIDS AND TO WAIVE ANY INFORMALITY OR IRREGULARITY IN ANY BID, BUT IF THE BIDS ARE ACCEPTED, THE CONTRACT FOR THE IMPROVEMENT WILL BE LET TO THE LOWEST RESPONSIBLE BIDDER FOR THE PROJECT AS A WHOLE.

City of Beverly Hills
PUBLIC WORKS AND TRANSPORTATION DEPARTMENT

Section 7. Publication. The City Clerk shall cause this Ordinance to be published at least once in a newspaper of general circulation published and circulated in the City within fifteen (15) days after its passage in accordance with Section 36933 of the Government Code, shall certify to the adoption of this Ordinance, and shall cause this Ordinance and his certification, together with proof of publication, to be entered in the Book of Ordinances of the Council of this City.

Section 8. Effective Date. This Ordinance shall go into effect and be in full force and effect at 12:01 a.m. on the thirty-first (31st) day after its passage.

Section 9. The City Council shall review the impacts of this ordinance and whether to modify or repeal the ordinance within one year after the effective date.

Adopted: January 24, 2013
Effective: February 24, 2013

WILLIAM W. BRIEN, MD
Mayor of the City of Beverly Hills, California

ATTEST:
BYRON POPE (SEAL)
City Clerk

APPROVED AS TO FORM:
LAURENCE S. WIENER
City Attorney

APPROVED AS TO CONTENT:
JEFFREY C. KOLIN
City Manager

SUSAN HEALY KEENE
Director of Community Development

VOTE:
AYES: Councilmembers Gold, Bosse, Brucker, and Mayor Brien
NOES: Councilmember Mirisch
ABSENT: None
CARRIED

NOTICE TO BIDDERS

for the
2012-2013 STREET RESURFACING - VARIOUS LOCATIONS

within the City of
BEVERLY HILLS, CALIFORNIA
BID #13-25

BIDS - Sealed proposals for the 2012-2013 STREET RESURFACING - VARIOUS LOCATIONS within the City of Beverly Hills, California, will be received up to the hour of 2:00 p.m., on **Wednesday, February 27, 2013** at the office of the City Clerk of said City, located in Room 290 at 455 North Rexford Drive, Beverly Hills, California. Bids will be publicly opened at 2:00 p.m. on the above-mentioned date in the office of the City Clerk of said City Hall and award of the contract will be made during a subsequent meeting of the City Council.

GENERAL INSTRUCTIONS - Bids must be submitted on the Proposal Form prepared for this project and shall be delivered at the office of the City Clerk within a sealed envelope and marked on the outside as follows: **"2012-2013 STREET RESURFACING - VARIOUS LOCATIONS BID # 13-25"**

Copies of the Specifications and Proposal Form may be inspected and obtained at the office of the City Engineer, 345 Foothill Road, Beverly Hills, CA 90210. There is no charge or deposit required for this material; therefore, they are not to be returned to the City for refund. Each bidder shall furnish the City, the name, address, and telephone number of the firm requesting Specifications.

DBE PROGRAM: Bidders are advised that, the City has established a overall DBE goal. The City of Beverly Hills DBE Contract goal is 13 percent with a participation of 8% for Race Conscious and 5% for Race Neutral

SCOPE OF THE WORK - The work to be done shall consist of furnishing all the required labor, materials, equipment, parts, implements and supplies necessary for, or appurtenant to, the construction and completion of the project indicated above in accordance with Standard Drawings and the Specifications prepared for this project.

In general terms, the contract work for this project shall consist of the following items of work:

ITEM NO.	ITEM DESCRIPTION	UNITS	QUANTITY
1	Mobilization	LS	1
2	Engineered traffic plan/traffic control/message boards	LS	1
3	Full width cold Mill Existing AC Pavement 2" (Uniform Deph)	SY	175,000
4	AC overlay 2" Class C or D PG 64-10	TONS	3,000
5	AC overlay 2" (average) Asphalt Rubber Hot Mix overlay (AHRM)	TONS	16,000
6	Signing and Striping Bike Lanes	LS	1
7	Crack seal	LS	1
8	Pavement spot repairs - full depth, root removal & 8" AC pavement on 8" CMB	TONS	500
9	Pavement spot repairs - full depth, root removal & 8" PCC pavement on 8" CMB	SF	1,500
10	Remove and Replace 8" curb w/ 18" gutter	LF	4,500
11	Remove and Replace Longitudinal Gutter in Alleyways	LF	2,150
12	Sidewalk spot repairs - full depth, root removal	SF	6,000
13	Remove and Replace Water Meter Box	LS	150
14	Adjust Valve Cover to Grade	EA	275
15	Adjust Manhole frames to Grade	EA	62
16	Remove and Reconstruct PCC accessible ADA Curb Ramps	EA	59
17	Remove and Reconstruct Driveways	EA	15
18	Remove and Reconstruct PCC Alley approach	EA	8
19	Traffic loops - standard round	EA	56
20	Traffic loops - rectangular	EA	20
21	Striping & markings	LS	1

References in the project specifications to specific sections of the Standard Specifications refer to the book of "Standard Specifications for Public Works Construction", 2009 Edition, written by a Joint Cooperative Committee of the Southern California Chapter of the American Public Works Association and Southern California district of the Associated General Contractors of California. Contractors wishing to obtain this book may purchase copies directly from the publisher, Building News, Inc., 1612 South Clementine Street, Anaheim, CA, 92802. There is no charge or deposit for the other items listed above.

AMENDMENTS - The second paragraph of Section 3-2.2.1 "Contract Unit Prices", of the Standard Specifications for Public Works Construction is deleted.

The fourth paragraph of Section 3-2.2.1 "Contract Unit Prices", of the Standard Specifications for Public Works Construction is deleted and replaced by the following: "Should any Contract item be deleted in its entirety, no payment will be made to Contractor for that Bid Item."

The following is in addition to the provisions of Section 2-9.1 of the Greenbook:

The Contractor is required to locate and tie out survey monuments in the project area prior to construction involving street and highways, and to file with the County Surveyor a Corner Record of any such work. Prior to the issuance of a completion certificate, the Contractor is required to file a Corner Record for survey monumentation that is replaced. All such survey work shall be performed under the supervision of a California licensed Land Surveyor or a Civil Engineer authorized to perform such work.

The Contractor shall provide the City a copy of the office calculations and documents submitted to the County for filing in connection with the aforementioned work.

The payment for surveying, related professional services, office calculation, and furnishing all labor, materials, equipment, tools and incidentals, and for doing work involved shall be considered as included in the various items of work, and no additional compensation will be allowed therefore.

Section 3-3.2.2 shall be changed as follows:

(a) Labor. The costs of labor will be the actual cost for wages of workers performing the extra work at the time the extra work is done, plus the employer payments of payroll taxes, health and welfare, pension, vacation, apprenticeship funds, and other direct costs, resulting from Federal, State, or local laws, as well as assessments or benefits required by collective bargaining agreements.

The following will revise Section 3-3.2.3 of the Greenbook:

(a) Work by Contractor. An allowance for overhead and profit shall be added to the Contractor's cost as determined under 3-3.2.2 and shall constitute the full and complete markup for all overhead and profit on extra work performed by the Contractor. The Contractor shall be compensated for the actual increase in the Contractor's bond premium caused by the extra work. For costs determined under each subsection in 3-3.2.2, the markup shall be:

a) Labor	20%
b) Materials	15%
c) Tools & Equipment Rental	15%
d) Other Items	15%

(b) Work by Subcontractor. When any of the extra work is performed by a Subcontractor, the markup established in 3-3.2.3(a) shall be applied to the Subcontractor's costs as determined under 3-3.2.2. An allowance for the Contractor's overhead and profit shall be added to the sum of the Subcontractor's costs and markup and shall constitute the full and complete markup for all overhead and profit for the Contractor on work by the Subcontractor. For Contractor markup of Subcontractor's costs, the allowance shall be 10% on the first \$2,000 or portion thereof, and 5% on costs in excess of \$2,000.

LIQUIDATED DAMAGES - There will be a Five Hundred Dollar (\$500.00) assessment for each calendar day that work remains incomplete.

PREVAILING WAGES - In accordance with the provisions of Section 1770 et seq., of the Labor Code, the Director of the Industrial Relations of the State of California has determined the general prevailing rate of wages applicable to the work to be done. The Contractor will be required to pay to all workers employed on the project sums not less than the sums set forth in the documents entitled "General Prevailing Wage Determination made by the Director of Industrial Relations pursuant to California Labor Code Part 7, Chapter 1, Article 2, Sections 1770, 1773, 1773.1".

A copy of said documents is on file and may be inspected in the office of the City Engineer, located in 345 Foothill Road, Beverly Hills, California 90210.

Attention is directed to the provisions of Sections 1777.5 and 1777.6 of the Labor Code concerning the employment of apprentices by the Contractor or any subcontractor under him. The Contractor and any subcontractor under him shall comply with the requirements of said sections in the employment of apprentices.

Information relative to apprenticeship standards and administration of the apprenticeship program may be obtained from the Director of Industrial Relations, San Francisco, California, or from the Division of Apprenticeship Standards and its branch offices.

PAYROLL RECORDS - The Contractor's attention is directed to Section 1776 of the Labor Code, relating to accurate payroll records, which imposes responsibility upon the Contractor for the maintenance, certification, and availability for inspection of such records for all persons employed by the Contractor or by the Subcontractors in connection with the project. The Contractor shall agree through the Contract to comply with this section and the remaining provisions of the Labor Code.

INSURANCE AND BOND REQUIREMENTS - The Contractor shall provide insurance in accordance with Section 3-13 of the City of Beverly Hills, Public Works Department, Standard Contractual Requirements, included as part of these Specifications. In addition, the Contractor shall guarantee all work against defective workmanship and materials furnished by the Contractor for a period of one (1) year from the date the work was accepted in accordance with Section 2-11 of the Standard Contractual Requirements. The Contractor's sureties for the "Performance Bond" shall be liable for any work that the Contractor fails to replace within a specified time.

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City of Beverly Hills
PUBLIC WORKS AND TRANSPORTATION DEPARTMENT

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Crescent Memorial Park, 4 plots for sale in Section 55-Holy Cross for \$18,000. Rosie (559) 917-1368

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Make your final resting spot in Desert Lawn Memorial Garden of prayer, aka Faith Lot 189, Spaces E & F, \$2,000 each (925) 899-6797

Eden Memorial Park 1 Cemetery plot for sale Mt. Sinad area, excellent location Must sell. \$5,500 or best offer Call (818) 854-5350

Eden Memorial Cemetery 1 Cemetery space with vault in sold out area of Mt. Shalom (Beverly Hills #393) Plot 3000, Space D Cemetery priced at \$12,500. Will sell for \$8,500.

\$400 transfer fee to cemetery at signing Susan (225) 930-4986

Eden Memorial Park. 2 adjoining plots in sold out Mount Shalom section. Asking \$15,000 OBO. Contact: Georgeiebb@msn.com or (623) 249-9389

EDEN MEMORIAL PARK. Two Prime Side-by-Side Eye Level Crypt Spaces. Court of Prophets, beautiful views at the top of the hill. Row B, Spaces 483 and 484. All maintenance fees have been paid in perpetuity.

Offered Below Retail at \$15,900 obo for both, transfer fee included. biontears@adelphia.net or (310) 234-1241

FOREST LAWN CYPRESS- 1 double plot in Everlasting Hope. Endowment & transfer fees included \$6,500/obo (925) 683-4345

Forest Lawn Memorial Park, 1 lot in Cypress, OC CA. \$3,000 obo. (770) 941-7497, annie17ah@earthlink.net

Forest Lawn Glendale. 5 plots in Resurrection Section, \$3,000 each OBO (or all for 16,000). Beautiful area. (916) 847-7607

Forest Lawn Memorial Parks in Hollywood Hills. Two side-by-side gravesites, \$4,550 each or \$8,500 for both including perpetual care and the \$200 per site transfer fee, a 1,000 discount. Call 305-209-9002 and ask for Naledi or email naledirasp@gmail.com

Green Hills Rancho Palos Verdes Eventide Terrace Plot 85 Space B One plot, 2 interments Retails for \$11,500, Asking \$8,000 or best offer (310)291-8314

Greenwood Cemetery, Bible Mausoleum, Side by side crypt Located in the Mathew Corridor- Entry level Tier A; Crypt #25 and #27 Valued at \$13,600, selling both for \$7,500 Owner will pay for transfer fees Cash or cashier's check for payment (619) 795-2181

Hillside Memorial Park Plot in Mount of Olives, Sold Out Section Block 3, Plot 202, Space 8

Valued at \$16,800 Asking \$13,500 OBO Harry (951) 769-1984

Hillside, Mount of Olives, Single Plot (Block 13, Plot 397 Space 8). \$20,000 obo, including transfer fees. Linda (310)246-3206

Hillside Memorial Park, Canaan section. On Hillside, single lot 2 Privileges. Will split Transfer \$500. \$15,000.00. (949)-400-5071

Hillside Memorial Park, Garden Mausoleum, Companion, Wall Crypt in Canaan section, Top level. Sacrifice \$17,000 (below market value). Bennett (310)721-2252

Hollywood Forever, Abbey of the Psalms. One beautiful crypt. \$8,000 OBO. (310) 433-8582 Mt Sinai Memorial Park

Single plot on hill in Mt Sinai Memorial Park Zion section Map 4. \$8000 obo (818) 425-5925

Mt Sinai Memorial Park Single Plot on Gentle Slope \$5950 OBO. Cemetery price: \$8,400 (435) 655-5760

Mt Sinai Memorial Park. Hollywood Hills, CA. For sale 2 side-by-side spaces at Gardens of Ramah lot 1543. Beautiful Sold out section. \$17,500. (323) 428-6697.

Oakdale Memorial Park. Two burial spaces located in Section G, Lot 223, Companion Lawn crypt 32. Owner is asking \$4,000 for this companion lawn crypt unit. Deed fee will be paid for by seller. (352) 350-7144

Pacific View Memorial Park in Corona Del Mar, 6 plots side-by-side, 103 A & B and 136 C,D, E, and F in Bayview Terrace, \$11,000 each. Nancy Buchell (949)683-0873

Rose Hills Memorial Park Two single plots located at Garden of Comfort II Premium panoramic view location on hilltop Buy one get one free, \$12,900 pp Michael (949) 903-1562

Rose Hills, Garden of Benediction, Lot 2262, 4 SBS graves. Beautiful area below Memorial Chapel. \$3200 per grave + fees, (208) 777-8427.

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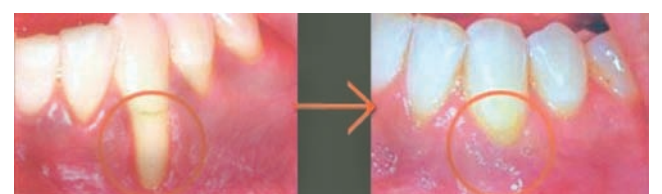
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