

**United States Bankruptcy Court  
Central District of California  
Los Angeles  
Sheri Bluebond, Presiding  
Courtroom 1539 Calendar**

Tuesday, April 23, 2024

Hearing Room 1539

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10:00 AM  
2:00-00000

Chapter

**#0.00 All hearings scheduled for today are now simultaneously 1) In person in Courtroom 1539; 2) Via ZoomGov Video; 3) Via ZoomGov Audio. Parties are free to choose any of these options, unless otherwise ordered by the Court. Parties electing to appear in person shall comply with all requirements regarding social distancing, use of face masks, etc. that are in effect at the time of the hearing.**

Parties in interest may connect to the video and audio feeds, free of charge, using the connection information provided below. **MEMBERS OF THE PUBLIC MAY ONLY CONNECT TO THE AUDIO FEED USING THE TELEPHONE NUMBERS PROVIDED BELOW AND ARE NOT PERMITTED TO CONNECT TO THE VIDEO FEED.**

Individuals may participate by ZoomGov video and audio using a personal computer (equipped with camera, microphone and speaker), or a handheld mobile device (such as an iPhone or Android phone). Individuals may opt to participate by audio only using a telephone (standard telephone charges may apply).

Neither a Zoom nor a ZoomGov account is necessary to participate and no pre-registration is required **but you must still notify Chambers at [Chambers\\_SBluebond@cacb.uscourts.gov](mailto:Chambers_SBluebond@cacb.uscourts.gov) of your appearance.** The audio portion of each hearing will be recorded electronically by the Court and constitutes its official record.

For more information on appearing before Judge Bluebond by ZoomGov, please see the information on the Court's website at:  
<https://www.cacb.uscourts.gov/judges/honorable-sheri-bluebond> under the tab, "Phone/Video Appearances."

**Hearing conducted by ZOOMGov.**

**Video/audio web address: <https://cacb.zoomgov.com/j/16161090855>**

**ZoomGov meeting number: 161 6109 0855**

**Password: 148508**

**Telephone conference lines: 1 (669) 254 5252 or 1 (646) 828 7666**

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(when prompted, enter meeting number and password shown above)

**Judge Bluebond seeks to maintain a courtroom environment (both online and in person) in which all persons are treated with dignity and respect, irrespective of their gender identity, expression or preference. To that end, individuals appearing before the Court are invited to identify their preferred pronouns (e.g., he, she, they, etc.) and their preferred honorific (e.g., Mr., Miss, Ms., Mrs., Mx, M, etc.). Individuals may do so by advising the Courtroom Deputy or Judge prior to any appearance and/or, in the case of remote hearings, by providing this information in the person's screen name in ZoomGov.**

Docket 0

**Courtroom Deputy:**

- NONE LISTED -

**Tentative Ruling:**

- NONE LISTED -

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**2:21-17060 Buckingham Heights Business Park (a California Lim**

**Chapter 11**

**#1.00 TRIAL** re Debtor's Objection to Claim of Buckingham Heights Lease LLC (Claim No. 6)

fr: 4-20-22; 4-27-22; 6-22-22; 7-27-22; 12-13-22; 4-18-23; 5-2-23; 6-13-23,  
9-26-23; 11-7-23; 4-9-24

Docket 138

**\*\*\* VACATED \*\*\* REASON: PER ORDER ENTERED ON 11-16-23**

**Courtroom Deputy:**

**Tentative Ruling:**

Tentative Ruling for April 20, 2022:

Conduct hearing as status conference. Do the parties need to conduct discovery? Is this an appropriate matter to be sent to mediation? Hearing required.

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Final Ruling for April 20, 2022:

Continue hearing to April 27, 2022 at 11:00 a.m. as a holding date to give the parties an opportunity lodge (slightly modified) order approving parties' stipulation re scheduling for resolving this claim objection.

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Tentative Ruling for April 27, 2022:

4/25/22 -- Court approved stipulated scheduling order with following dates:

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**Buckingham Heights Business Park (a California Lim**

**Chapter 11**

	<b>Date</b>
Complete Written Discovery	July 8
Complete Fact Discovery and Depos	July 15
Exchange Expert Reports	July 22
Exchange Rebuttal Expert Reports	August 12
Expert Depositions	August 22-26
	August 29
All Expert Discovery Concluded	
Summary Judgment Motions Filed	August 30
Objections to Summary Judgment Motions Filed	September 13
Replies in Support of Summary Judgment Motions Filed	September 20
Hearing on Summary Judgment Motions	September 27 at 2:00 p.m.
Joint Pre-Trial Statement Filed	October 11
Pre-Trial Hearing	October 25 at 2:00 p.m.
Trial	Debtor and Lessor to request trial dates at the ensuing status conference held on the Claim Objection

Continue status conference on claim objection to track with plan confirmation

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**CONT... Buckingham Heights Business Park (a California Lim  
process.**

**Chapter 11**

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Final Ruling for April 27, 2022:

Court will treat objection as an adversary proceeding for procedural purposes. Court continued hearing to June 22, 2022 at 11:00 a.m. and waived requirement that parties file joint status report. (Court advised that it would coordinate hearings with plan confirmation process.)

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Tentative Ruling for June 22, 2022:

Court understands from a review of the debtor's case status report that it wants to negotiate a modification of the above schedule with the lender. Have the parties agreed on any changes to this schedule? Hearing required.

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Final Ruling for June 22, 2022:

Court will treat matter as an adversary proceeding for procedural purposes. Continue hearing to July 27, 2022 at 11:00 a.m. Parties are to file and serve joint status report not later than July 13, 2022.

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Tentative Ruling for July 27, 2022:

Court has reviewed joint status report, but it doesn't say much. Have parties succeeded in negotiating revised schedule? If not, how much time do the parties believe they require. As court has deemed this matter an adversary proceeding for procedural purposes, parties should use mandatory form for adversary joint status reports in the future. Hearing required.

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7/29/22 -- Court approved stipulation with revised dates:

	<b>Date</b>
Complete Written Discovery	September 2
Complete Fact Discovery and Depos	September 16
Exchange Expert Reports	September 26
Status Conference	October 25 at 2:00 p.m.

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CONT... **Buckingham Heights Business Park (a California Lim** **Chapter 11**

Exchange Rebuttal Expert Reports	November 11
Expert Depositions	November 28-December 2
All Expert Discovery Concluded	December 2
Joint Pre-Trial Statement and Trial Briefs Filed	December 5
Pre-Trial Hearing	December 13 at 2:00 p.m.
Trial	Debtor and Lessor to request trial dates at the ensuing status conference hearing held on the Claim Objection

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4/4/23 -- Court approved stipulation setting these dates.

	Date
Complete Production of Documents and Responses to Interrogatories	April 4, 2023
Complete Fact Depositions	May 31, 2023
Status Conference and Last Day to Hear Discovery Motions	June 13, 2023, 2:00 p.m.
Ground Lessor Expert Report Exchanged	June 14, 2023
Debtor Rebuttal Report Exchanged	July 13, 2023
Ground Lessor Response to Debtor Expert Report Exchanged	July 24, 2023
Expert Depositions	August 1 – August 31, 2023
All Expert Discovery Concluded	August 31, 2023
Joint Pre-Trial Order <b>Lodged</b> ; Trial Briefs and <b>Direct Testimony</b> Declarations Filed	September 29, 2023
Evidentiary Objections to Direct Testimony Declarations and <b>Reply Declarations</b> filed	October 6, 2023

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**CONT... Buckingham Heights Business Park (a California Lim Chapter 11**

<b>Evidentiary Objections to Reply Declarations Filed</b>	<b>October 13, 2023</b>
Pre-Trial Conference	October 17, 2023, 2:00 p.m.
Trial	October <b><u>24-25</u></b> , 2023, 10 a.m.

OFF CALENDAR. STATUS CONFERENCE CONTINUED TO JUNE 13, 2023 AT 2:00 P.M.

6/26/23 -- Court approved stipulation with following dates:

	<b>Date</b>
Ground Lessor Expert Report Exchanged	June 14, 2023
Debtor Rebuttal Report Exchanged	July 13, 2023
Ground Lessor Response to Debtor Expert Report Exchanged	July 24, 2023
Expert Depositions	August 1 – August 31, 2023
All Expert Discovery Concluded	August 31, 2023
Joint Pre-Trial Order Lodged	September 12, 2023
Pre-Trial Conference	September 26, 2023 at 2:00 p.m.
Trial Briefs and Direct Testimony Declarations Filed	September 29, 2023
Evidentiary Objections to Direct Testimony Declarations and Reply Declarations Filed	October 6, 2023
Evidentiary Objections to Reply Declarations Filed	October 13, 2023
Trial	October 25 at 10:00 a.m.

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**CONT... Buckingham Heights Business Park (a California Lim**

**Chapter 11**

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Tentative Ruling for September 26, 2023:

At request of the parties, continue pretrial conference to November 7, 2023 at 2:00 p.m. Parties should lodge proposed joint pretrial order not later than October 24, 2023, unless the court has approved a stipulation altering the above schedule by that date. APPEARANCES WAIVED on September 26, 2023.

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10/25/23 -- Court approved revised scheduling order with following dates:

Expert Depositions	November 27, 2023-January 5, 2024
All Expert Discovery Concluded	January 5, 2024
Joint Pre Trial Order Lodged; Trial Briefs and Direct Testimony Declarations Filed	March 15, 2024
Evidentiary Objections to Direct Testimony Declarations and Reply Declarations filed	March 22, 2024
Evidentiary Objections to Reply Declarations	March 29, 2024
Pre-Trial Conference	April 9, 2024, 2:00 p.m.
Trial	April 23, 2024, 10:00 a.m.

OFF CALENDAR FOR NOVEMBER 7, 2023.

11/16/23 -- Parties have advised that they intend to request a continuance of the trial date on the claim objection for the sixth time. Court entered order vacating above dates and setting a status conference on the claim objection for January 31, 2024 at 11:00 a.m. (Status conference was subsequently continued to April 3, 2024.) OFF CALENDAR FOR APRIL 9, 2024.

**Party Information**

**Debtor(s):**

Buckingham Heights Business Park

Represented By  
Jeannie Kim  
Michael M Lauter  
Alan M Feld



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**CONT... Buckingham Heights Business Park (a California Lim**

**Chapter 11**

**Movant(s):**

Buckingham Heights Business Park

Represented By  
Jeannie Kim  
Michael M Lauter  
Alan M Feld

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**2:22-12577 Kirk Brown**

**Chapter 7**

Adv#: 2:22-01150 Chamouille v. Brown

**#200.00** Status Conference re: 41 (Objection / revocation of discharge - 727(c),(d),(e)  
Complaint by Roxana K. Chamouille against Kirk Brown

fr. 9-27-22; 12-13-22; 3-14-23; 9-12-23

Docket 1

**\*\*\* VACATED \*\*\* REASON: Cont'd to 8/13/2024 at 2:00 p.m**

**Courtroom Deputy:**

**Tentative Ruling:**

Continue status conference to date that can serve as date of hearing on plaintiff's motion for summary judgment.

10/6/22 -- Court approved scheduling order setting following dates:

Cont'd status conference -- December 13, 2022 at 2:00 p.m.

L/D to serve plaintiff's motion for summary judgment/partial summary adjudication -- November 1, 2022

Hearing on MSJ -- December 13, 2022 at 2:00 p.m.

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Tentative Ruling for December 13, 2022:

Revisit status of action after conclusion of hearing on motion for summary judgment.

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Tentative Ruling for March 14, 2023:

Court granted motion for summary judgment in plaintiff's favor on 523 claims. Defendant has appealed. Plaintiff would like to refrain from prosecuting this action while the parties wait until the bankruptcy appellate panel has ruled on defendant's appeal. What is defendant's view with regard to this request?  
Hearing required.

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**CONT... Kirk Brown**

**Chapter 7**

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Final Ruling for March 14, 2023:

Continue status conference to September 12, 2023 at 2:00 p.m. Parties should file updated status report not later than August 29, 2023.

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Tentative Ruling for September 12, 2023:

BAP has affirmed this court's ruling on summary judgment. Defendant has appealed to Ninth Circuit. Parties anticipate that oral argument will occur in March. Continue status conference to April 23, 2024 at 2:00 p.m. Parties should file updated status report not later than April 9, 2024. APPEARANCES WAIVED ON SEPTEMBER 12, 2023.

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Tentative Ruling for April 23, 2024:

According to plaintiff's status report, oral argument has been scheduled for defendant's appeal to the Ninth Circuit for May 9, 2024 in Pasadena. Continue status conference to August 13, 2024 at 2:00 p.m. Plaintiff should file updated status report not later than July 30, 2024. APPEARANCES WAIVED ON APRIL 23, 2024.

<b>Party Information</b>
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**Debtor(s):**

Kirk Brown	Pro Se
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**Defendant(s):**

Kirk Brown	Pro Se
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**Plaintiff(s):**

Roxana K. Chamouille	Represented By Nicholas S Couchot Anthony J Napolitano Jason E Goldstein
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**Trustee(s):**

Brad D Krasnoff (TR)	Pro Se
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**CONT... Kirk Brown**

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**2:20-12042 Mark Abbey Slotkin**

**Chapter 7**

Adv#: 2:20-01672 Miller v. SLOTKIN DEFECTIVE TRUST OF DECEMBER 14, 2012 et al

**#201.00** Status Conference re: 13 (Recovery of money/property - 548 fraudulent transfer),(14 (Recovery of money/property - other)) Complaint by Elissa Miller against Slotkin Defective Trust of December 14, 2012, Slotkin Defective Trust of April 12, 2010, Intentionally Defective Slotkin Family Children's Trust Dated January 1, 1997, Savannah Slotkin, Loren Marken as Trustee of Slotkin Defective Trust of December 14, 2012, Loren Marken as Trustee of Slotkin Defective Trust of April 12, 2010, Loren Marken as Trustee of the Intentionally Defective Slotkin Family Children's Trust dated January 1, 1997, To Be Named Trustee of Slotkin Defective Trust of April 12, 2010, To Be Named Trustee of Slotkin Defective Trust of December 14, 2012, To Be Named Trustee of Intentionally Defective Slotkin Family Children's Trust Dated January 1, 1997, Robert Mayman, 17841 Palora Manor LLC, 14257 Chandler Manor LLC, 748 Detroit Manor LLC, Mark Abbey Slotkin

fr. 1-26-21, 4-27-21, 6-29-21, 8-26-21, 9-8-21, 11-16-21, 11-18-21;  
2-15-22; 6-14-22; 6-15-22; 9-8-22; 10-13-22; 11-15-22, 11-29-22; 2-28-23,  
9-26-23; 11-7-23

Docket 1

**\*\*\* VACATED \*\*\* REASON: Cont'd to 7/2/24 at 2:00pm**

**Courtroom Deputy:**

6/24/22 - Amended Complaint filed

**Tentative Ruling:**

Tentative Ruling for February 22, 2022:

discovery cutoff of June 30, 2022. Set continued status conference for June 14, 2022 at 2:00 p.m. Parties should file joint status report not later than May 31, 2022. APPEARANCES WAIVED ON FEBRUARY 15, 2022. Trustee should upload scheduling order consistent with tentative ruling.

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Tentative Ruling for June 14, 2022:

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**CONT... Mark Abbey Slotkin**

**Chapter 7**

Set deadline for trustee to file amended complaint and deadline for filing of response to amended complaint.  
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Tentative Ruling for October 13, 2022:

Revisit status of adversary proceeding after conclusion of related matters on calendar.  
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Tentative Ruling for November 15, 2022:

Court waived the requirement of a joint status report for this status conference. Court has issued memorandum decision regarding Ferrari and order directing that Slotkin be incarcerated unless and until he delivers the Ferrari, the keys and the pink slip (or the sum of \$144,000) to the trustee. Court still needs to prepare its report and recommendation to the District Court regarding criminal contempt.

What are the trustee's intentions with regard to the future of this lawsuit?  
Hearing required.  
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Final Ruling for November 29, 2022:

Trustee failed to appear at November 15, 2022. Court continued status conference to November 29, 2022 at 2:00 p.m. and waived the requirement of an updated status report.  
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Tentative Ruling for November 29, 2022:

(NOTE: See Court order, docket no. 434, requiring in person attendance.)

Tentative ruling from November 15, 2022 remains unchanged.  
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Final Ruling from November 29, 2022:

Continue status conference to February 28, 2023 at 2:00 p.m. Requirement of joint status report waived. Trustee reported that there is no need to

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**Mark Abbey Slotkin**

**Chapter 7**

proceed with claims under section 727 as prior judgment barring debtor's discharge has become final. Trustee does not want to dismiss remaining claims until appeal of summary judgment has been resolved. Trustee represented that she will file notice of ruling if district court issues ruling on appeal and that she will serve notice of continuance.

-----  
Tentative Ruling for February 28, 2023:

This court has issued its report and recommendation that defendant be held in criminal contempt. District Court has affirmed order granting summary judgment on certain of the trustee's claims. Defendant has appealed District Court's ruling to the Ninth Circuit. Last of parties' briefs to the Ninth Circuit is due on May 3, 2023. Continue status conference for approximately six months and set deadline for trustee to file unilateral status report prior to continued status conference.

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Final Ruling for February 28, 2023:

Slotkin attempted to appear by video. Trustee did not appear. Court continued status conference to September 26, 2023 at 2:00 p.m. and ordered trustee to file status report by September 12, 2023. Court issued a notice of continued hearing, which advised the parties, among other things, that only in person appearances will be permitted at the continued hearing and that appearance by telephone or video would not be permitted.

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Tentative Ruling for September 26, 2023:

At request of trustee, continue status conference to November 7, 2023 at 2:00 p.m. Trustee should file an updated status report not later than October 24, 2023. APPEARANCES WAIVED on September 26, 2023.

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10/23/23 -- Court approved stipulation dismissing following claims for relief with prejudice as against all parties:  
Second, Third, Fourth, Fifth, Sixth, Seventh, Ninth, Tenth, Eleventh and Twelfth.

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Tentative Ruling for November 7, 2023:

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**CONT... Mark Abbey Slotkin**

**Chapter 7**

In light of pendency of appeal, and dismissal of all remaining claims, continue status conference to April 23, 2024 at 2:00 p.m. to give Circuit an opportunity to resolve appeal. Parties should file joint status report not later than April 9, 2024. If appeal has not been resolved by that date, parties may request further continuance in status report. APPEARANCES WAIVED ON NOVEMBER 7, 2023.

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Tentative Ruling for April 23, 2024:

Ninth Circuit issued its judgment affirming the bankruptcy court's ruling in this matter on March 14, 2024. The procedural rules of the Supreme Court give the defendant until 90 days after the entry of judgment to file a petition for a writ of certiorari. This Court does not know whether the defendant intends to file a petition for a writ of certiorari, but it would seem premature to close this adversary proceeding until this 90 day period has run. Therefore, continue status conference to July 2, 2024 at 2:00 p.m. to provide an opportunity for that 90-day period to run. Plaintiff should file an updated status report not later than June 18, 2024. APPEARANCES WAIVED ON APRIL 23, 2024.

<b>Party Information</b>
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**Debtor(s):**

Mark Abbey Slotkin

Represented By  
Leslie A Cohen  
Jon H Freis

**Defendant(s):**

MARK ABBEY SLOTKIN

Represented By  
Jon H Freis

748 DETROIT MANOR LLC

Represented By  
Jon H Freis

14257 CHANDLER MANOR LLC

Represented By  
Jon H Freis

17841 PALORA MANOR LLC

Represented By  
Jon H Freis



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**CONT... Mark Abbey Slotkin**

**Chapter 7**

Robert Mayman

Represented By  
Jon H Freis

TO BE NAMED TRUSTEE OF

Represented By  
Jon H Freis

TO BE NAMED TRUSTEE OF

Represented By  
Jon H Freis

TO BE NAMED TRUSTEE OF

Represented By  
Jon H Freis

LOREN MARKEN AS TRUSTEE

Represented By  
Jon H Freis

LOREN MARKEN AS TRUSTEE

Represented By  
Jon H Freis

LOREN MARKEN AS TRUSTEE

Represented By  
Jon H Freis

SAVANNAH SLOTKIN

Represented By  
Jon H Freis

INTENTIONALLY DEFECTIVE

Represented By  
Jon H Freis

SLOTKIN DEFECTIVE TRUST OF

Represented By  
Jon H Freis

SLOTKIN DEFECTIVE TRUST OF

Represented By  
Jon H Freis

**Plaintiff(s):**

Elissa Miller

Represented By  
Robyn B Sokol

**Trustee(s):**

Elissa Miller (TR)

Represented By  
Robyn B Sokol  
Jessica Wellington