

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, February 22, 2024

Hearing Room 1639

11:30 AM

2: -

ZOOM INFORMATION

Chapter

#0.00 All hearings on this calendar will offer remote connection, using ZoomGov video and audio.

Parties in interest may connect to the video and audio feeds, free of charge, using the connection information provided below.

Observers/members of the public may connect to the audio feed only.

Parties in interest 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), and may opt to participate by audio only using a telephone (standard telephone charges may apply). Observers/members of the public may participate using a telephone.

Neither a Zoom nor a ZoomGov account is necessary to participate and no preregistration is required. The audio portion of each hearing will be recorded electronically by the Court and constitutes its official record.

Video/audio web address: <https://cacb.zoomgov.com/j/1619420938>

ZoomGov meeting number: 161 942 0938

Password: 155153

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For more information on appearing before Judge Saltzman by ZoomGov, please see the information entitled "Tips for a Successful ZoomGov Court Experience" on the Court's website at: <https://www.cacb.uscourts.gov/judges/honorable-deborah-j-saltzman> under the tab "Telephonic Instructions."

Docket 0

Tentative Ruling:

- NONE LISTED -

**United States Bankruptcy Court
Central District of California
Los Angeles
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Thursday, February 22, 2024

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11:30 AM

CONT... ZOOM INFORMATION

Chapter

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, February 22, 2024

Hearing Room 1639

11:30 AM

2:23-11638 Prince Byrd

Chapter 7

#1.00 Hearing RE: [25] Motion for relief from the automatic stay with supporting declarations PERSONAL PROPERTY RE: 2021 Chevrolet Silverado 1500, VIN: 3GCPYFEL0MG167330 . (lth, Sheryl)

Docket 25

***** VACATED *** REASON: Per Notice of Voluntary Dismissal filed on 2/6/24.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Prince Byrd

Pro Se

Trustee(s):

David M Goodrich (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, February 22, 2024

Hearing Room 1639

11:30 AM

2:23-12263 Frank Rocco Chimenti and Mara Liz Chimenti

Chapter 7

#2.00 Hearing RE: [36] Chapter 7 Trustee's Final Report, Applications for Compensation and Application(s) for Compensation of Professionals filed on behalf of Trustee Brad D. Krasnoff

Docket 36

Tentative Ruling:

The Trustee's final report and applications for compensation were properly noticed in accordance with FRBP 2002 and set for hearing in accordance with Local Bankruptcy Rule ("LBR") 9013-1(d). The failure of any party to file written opposition at least 14 days prior to the hearing pursuant to LBR 9013-1(f) is deemed consent to the granting of the motion. LBR 9013-1(h); *Ghazali v. Moran*, 46 F.3d 52, 53 (9th Cir. 1995). Further, because the Court is granting the relief that the moving party requested and for which a *prima facie* case has been established, an actual hearing is not necessary. The Court will resolve the matter without oral argument. LBR 9013-1(j)(3). NO APPEARANCE IS NECESSARY.

GRANT all relief requested. The final report and proposed distributions, compensation and reimbursement are approved.

Trustee to submit order within seven days.

Party Information

Debtor(s):

Frank Rocco Chimenti

Represented By
Michael A Cisneros

Joint Debtor(s):

Mara Liz Chimenti

Represented By
Michael A Cisneros

Trustee(s):

Brad D Krasnoff (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
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CONT... Frank Rocco Chimenti and Mara Liz Chimenti

Chapter 7

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, February 22, 2024

Hearing Room 1639

11:30 AM

2:21-14537 Levant Group

Chapter 7

#3.00 CONT'D Chapter 7 Trustee's Final Report, Application for Compensation and Application(s) for Compensation of Professionals filed on behalf of Trustee John P. Pringle

fr. 1-18-24

Docket 160

*** VACATED *** REASON: Cont'd from 2/22/24 to 4/18/24 at 11:30 a.m.
per notice filed on 2/16/24.

Tentative Ruling:

Can the trustee explain how payments were made to counsel for the debtor?
It appears counsel's pro rata payment will be higher than payment for other administrative expenses.

Party Information

Debtor(s):

Levant Group

Represented By
Roseann Frazee

Trustee(s):

John P Pringle (TR)

Represented By
Toan B Chung

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, February 22, 2024

Hearing Room 1639

11:30 AM

2:23-16465 11824 Ocean Park Partners LLC

Chapter 11

#4.00 Hearing RE: [21] Motion for Authority to Use Cash Collateral for the Period
October 3, 2023 through January 31, 2024
fr. 11-16-23, 12-14-23

Docket 21

***** VACATED *** REASON: Cont'd from 2-22-24 to 4-25-24 at 11:30 a.m.
per order entered on 2-15-24.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

11824 Ocean Park Partners LLC

Represented By

Matthew D. Resnik

Roksana D. Moradi-Brovia

Movant(s):

11824 Ocean Park Partners LLC

Represented By

Matthew D. Resnik

Roksana D. Moradi-Brovia

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
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Thursday, February 22, 2024

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11:30 AM

2:23-16465 11824 Ocean Park Partners LLC

Chapter 11

#5.00 CONT'D Status Hearing RE: [1] Chapter 11 Voluntary Petition Non-Individual.
fr. 11-9-23, 1-18-23

Docket 1

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

11824 Ocean Park Partners LLC

Represented By
Matthew D. Resnik

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, February 22, 2024

Hearing Room 1639

11:30 AM

2:23-13800 Los Angeles Hostel, LLC

Chapter 7

#6.00 Order to Show Cause Re: Dismissal or Conversion

Docket 48

***** VACATED *** REASON: Case converted from chapter 11 to 7 per
order entered on 2/20/24.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Los Angeles Hostel, LLC

Represented By
Carolyn A Dye

Trustee(s):

CASE REOP/CONV/OR CLOSED

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, February 22, 2024

Hearing Room 1639

11:30 AM

2:23-13800 Los Angeles Hostel, LLC

Chapter 7

#7.00 CONT'D Status Conference RE: [1] Chapter 11 Voluntary Petition Non-Individual. LLC
fr. 7-27-23, 10-26-23, 11-9-23, 1-11-24

Docket 1

***** VACATED *** REASON: Cont'd from 2/22/24 to 3/28/24 at 11:30 a.m. by court.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Los Angeles Hostel, LLC

Represented By
Carolyn A Dye

Trustee(s):

CASE REOP/CONV/OR CLOSED

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, February 22, 2024

Hearing Room 1639

11:30 AM

2:16-22745 Yu Hua Long Investments LLC

Chapter 11

#8.00 Post Confirmation Status Conference

Docket 891

***** VACATED *** REASON: Final decree entered on 12/12/23. Case closed on 1/10/24.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Yu Hua Long Investments LLC

Represented By
M. Jonathan Hayes

Trustee(s):

Timothy Yoo (TR)

Represented By
Philip A Gasteier
Jeffrey S Kwong
Timothy J Yoo

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, February 22, 2024

Hearing Room 1639

11:30 AM

2:23-12832 Alexander Ludo Assouline

Chapter 7

Adv#: 2:23-01380 Clou et al v. Assouline

#9.00 CONT'D Status Hearing RE: [1] Adversary case 2:23-ap-01380. Complaint by Yannick Clou, Pascal LaCosta, Philippe LeCarpenter, Liozon Thierry, Denis Crapon, Herve Salmon, Lionel Fruh, Oliver Vericel, Jean-Pierre Louvot, Thierry Dietsh, Gallard Thierry, Francois Jegou, Nicolas Du Poty against Alexander Ludo Assouline. (65 (Dischargeability - other)),(62 (Dischargeability - 523(a)(2), false pretenses, false representation, actual fraud)) (Weissman, I) fr. 9-28-23, 11-16-23

Docket 1

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Alexander Ludo Assouline

Represented By
Sevan Gorginian

Defendant(s):

Alexander Ludo Assouline

Pro Se

Plaintiff(s):

Yannick Clou

Represented By
I Donald Weissman

Pascal LaCosta

Represented By
I Donald Weissman

Philippe LeCarpenter

Represented By
I Donald Weissman

Liozon Thierry

Represented By
I Donald Weissman

Denis Crapon

Represented By

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
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CONT... Alexander Ludo Assouline

Chapter 7

	I Donald Weissman
Herve Salmon	Represented By I Donald Weissman
Lionel Fruh	Represented By I Donald Weissman
Oliver Vericel	Represented By I Donald Weissman
Jean-Pierre Louvot	Represented By I Donald Weissman
Thierry Dietsh	Represented By I Donald Weissman
Gallard Thierry	Represented By I Donald Weissman
Francois Jegou	Represented By I Donald Weissman
Nicolas Du Poty	Represented By I Donald Weissman

Trustee(s):

Howard M Ehrenberg (TR)	Pro Se
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**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, February 22, 2024

Hearing Room 1639

11:30 AM

2:23-16038 Meredith Blake

Chapter 7

Adv#: 2:23-01494 Langer v. Blake

#10.00 Status Hearing RE: [1] Adversary case 2:23-ap-01494. Complaint by Jeremiah M. Langer against Meredith Blake. (divorce/sep property settlement/decree),(67 (Dischargeability - 523(a)(4), fraud as fiduciary, embezzlement, larceny))

Docket 1

***** VACATED *** REASON: Cont'd from 2/22/24 to 2/29/24 at 11:30 a.m. by court.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Meredith Blake

Represented By
Larry D Simons

Defendant(s):

Meredith Blake

Pro Se

Plaintiff(s):

Jeremiah M. Langer

Represented By
Matthew D. Resnik

Trustee(s):

Wesley H Avery (TR)

Represented By
Stella A Havkin

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, February 22, 2024

Hearing Room 1639

11:30 AM

2:23-15049 Sahibzada Aasim Akhtar

Chapter 7

Adv#: 2:23-01465 Keshavarz v. Akhtar

#11.00 Hearing RE: [7] Defendant's Motion to Dismiss Pursuant to Rules 12(b)(6) of the Federal Rules of Civil Procedure

Docket 7

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Sahibzada Aasim Akhtar Pro Se

Defendant(s):

Sahibzada Aasim Akhtar Pro Se

Movant(s):

Sahibzada Aasim Akhtar Pro Se

Plaintiff(s):

Hamid Peter Keshavarz Represented By
Dean Keshavarz

Trustee(s):

John P Pringle (TR) Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Deborah Saltzman, Presiding
Courtroom 1639 Calendar**

Thursday, February 22, 2024

Hearing Room 1639

11:30 AM

2:23-15049 Sahibzada Aasim Akhtar

Chapter 7

Adv#: 2:23-01465 Keshavarz v. Akhtar

#11.10 Status Hearing RE: [1] Adversary case 2:23-ap-01465. Complaint by Hamid Peter Keshavarz against Sahibzada Aasim Akhtar. false pretenses, false representation, actual fraud)),(65 (Dischargeability - other))
fr. 1-18-24, 2-15-24

Docket 1

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Sahibzada Aasim Akhtar	Pro Se
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Defendant(s):

Sahibzada Aasim Akhtar	Pro Se
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Plaintiff(s):

Hamid Peter Keshavarz	Represented By Dean Keshavarz
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Trustee(s):

John P Pringle (TR)	Pro Se
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**United States Bankruptcy Court
Central District of California
Northern Division
Deborah Saltzman, Presiding
Courtroom 202 Calendar**

Thursday, February 22, 2024

Hearing Room 202

11:30 AM

9:21-10234 La Casa de la Raza, Inc.

Chapter 7

Adv#: 9:21-01034 Faith, Chapter 7 Trustee v. MLG Leasing, Inc. et al

#12.00 Hearing
RE: [119] Motion For Summary Judgment Notice of Motion and Motion for Summary Adjudication of Issues Pursuant to Fed. R. Bankr. P.7056 and Fed. R. Civ. P. 56; Memorandum of Points and Authorities in Support Thereof

FR. 1-24-24

Docket 119

***** VACATED *** REASON: Off Calendar. To be rescheduled by the parties.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

La Casa de la Raza, Inc.

Represented By
Janet A Lawson

Defendant(s):

MLG Leasing, Inc.

Represented By
Anthony C Fischer

Tomas A Castelo

Represented By
Anthony C Fischer

La Casa Founders Holding

Represented By
Anthony C Fischer

Plaintiff(s):

Jeremy W. Faith, Chapter 7 Trustee

Represented By
Jeremy Faith
Meghann A Triplett
Samuel Mushegh Boyamian

**United States Bankruptcy Court
Central District of California
Northern Division
Deborah Saltzman, Presiding
Courtroom 202 Calendar**

Thursday, February 22, 2024

Hearing Room 202

11:30 AM

CONT... La Casa de la Raza, Inc.

Chapter 7

Trustee(s):

Jeremy W. Faith (TR)

Represented By
Meghann A Triplett
Samuel Mushegh Boyamian

**United States Bankruptcy Court
Central District of California
Northern Division
Deborah Saltzman, Presiding
Courtroom 201 Calendar**

Thursday, February 22, 2024

Hearing Room 201

11:30 AM

9:21-10234 La Casa de la Raza, Inc.

Chapter 7

Adv#: 9:21-01034 Faith, Chapter 7 Trustee v. MLG Leasing, Inc. et al

#13.00 CONT'D Status Hearing

RE: [31] Amended Complaint First Amended Complaint For: (1) Avoidance of Fraudulent Transfers [11 U.S.C. § 548(a)(1)(B)]; (2) Recovery of Avoided Transfers [11 U.S.C. § 550]; (3) Fraud, Concealment, and Deceit [Cal. Civ. Code. §§ 1572, 1709, 1710]; (4) Violation of Cal. Civil Code § 2943; (5) Unjust Enrichment; (6) Accounting; (7) Conversion; (8) Quiet Title; (9) Cancellation of Void Trustee's Deed Upon Sale [Cal. Civil Code § 2924a]; and (10) Violation of Cal. Civil Code § 2924h(g) by Meghann A Triplett on behalf of Jeremy W. Faith, Chapter 7 Trustee against La Casa Founders Holding Company, Inc., Tomas A Castelo, MLG Leasing, Inc.. (RE: related document(s)1 Adversary case 9:21-ap-01034. Complaint by Jeremy W. Faith, Chapter 7 Trustee against MLG Leasing, Inc., Tomas A Castelo. (\$350.00 Fee Charge To Estate). Complaint for: (1) Avoidance of Fraudulent Transfers [11 U.S.C. § 548(a)(1)(B)]; (2) Recovery of Avoided Transfers [11 U.S.C. § 550]; (3) Fraud, Concealment, and Deceit [Cal. Civ. Code §§ 1572, 1709, 1710]; (4) Violation of Cal. Civil Code § 2943; (5) Unjust Enrichment; (6) Accounting; (7) Conversion; and (8) Quiet Title (Attachments: # 1 Adversary Proceeding Cover Sheet) Nature of Suit: (13 (Recovery of money/property - 548 fraudulent transfer)),(14 (Recovery of money/property - other)),(02 (Other (e.g. other actions that would have been brought in state court if unrelated to bankruptcy))) filed by Plaintiff Jeremy W. Faith, Chapter 7 Trustee). (Triplett, Meghann)

FR. 1-25-22, 2-15-22, 3-22-22, 4-26-22, 9-6-22, 11-1-22, 1-10-23, 4-25-23, 5-2-23, 5-9-23, 6-30-23, 7-7-23, 9-12-23, 1-24-24

Docket 31

***** VACATED *** REASON: Off Calendar. To be rescheduled by the parties.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

La Casa de la Raza, Inc.

Represented By

**United States Bankruptcy Court
Central District of California
Northern Division
Deborah Saltzman, Presiding
Courtroom 201 Calendar**

Thursday, February 22, 2024

Hearing Room 201

11:30 AM

CONT... La Casa de la Raza, Inc.

Chapter 7

Janet A Lawson

Defendant(s):

MLG Leasing, Inc.

Represented By
Anthony C Fischer

Tomas A Castelo

Represented By
Anthony C Fischer

La Casa Founders Holding

Represented By
Anthony C Fischer

Plaintiff(s):

Jeremy W. Faith, Chapter 7 Trustee

Represented By
Jeremy Faith
Meghann A Triplett

Trustee(s):

Jeremy W. Faith (TR)

Represented By
Meghann A Triplett