

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

Tuesday, February 24, 2026

Hearing Room 1639

1:00 PM

2: -

ZOOM INFORMATION

Chapter

#0.00 Hearings before Judge Saltzman may be made in person or by remote or phone connection through ZoomGov.

ALL ATTORNEYS AND PARTIES MUST REGISTER APPEARANCES NO LATER THAN 12:00 NOON THE DAY BEFORE THE HEARING BY EMAIL AS FOLLOWS:

To: Chambers_DSaltzman@cacb.uscourts.gov

Subject: Registration – [Zoom or Phone or In Person]

Body: Hearing date and time

Calendar number on which you are appearing

Debtor name and case number

Adversary proceeding name and number (if applicable)

Name of the party/client appearing

Attorney's full name and SBN

Phone number (if participating by phone, the number from which you will call)

If any client or non-attorney representative will be observing, that person's full name, role, and phone number

IF YOU DO NOT REGISTER, YOU WILL NOT BE PERMITTED TO ATTEND THE HEARING

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Video/audio web address: <https://cacb.zoomgov.com/j/1615742483>

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Password: 207483

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

ZOOM INFORMATION

Chapter

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

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 "Phone/Video Appearances."

Docket 0

Tentative Ruling:

- NONE LISTED -

**United States Bankruptcy Court
Central District of California
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Tuesday, February 24, 2026

Hearing Room 1639

1:00 PM

2:26-10033 Bernadette Francine Duran and Amber Rachelle Miranda

Chapter 7

#1.00 Hearing RE: [10] Motion for relief from the automatic stay with supporting declarations UNLAWFUL DETAINER RE: residential real property located at 2474 ANGELA STREET, Apt. 1(aka Unit A), Pomona, CA 91766 .

Docket 10

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Bernadette Francine Duran

Represented By
Suzette Douglas

Joint Debtor(s):

Amber Rachelle Miranda

Represented By
Suzette Douglas

Movant(s):

Bernadette Francine Duran

Represented By
Suzette Douglas

Amber Rachelle Miranda

Represented By
Suzette Douglas

Trustee(s):

Howard M Ehrenberg (TR)

Pro Se

**United States Bankruptcy Court
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1:00 PM

2:25-21734 Ricardo Gonzalez

Chapter 7

#2.00 Hearing RE: [11] Motion for relief from the automatic stay with supporting declarations PERSONAL PROPERTY RE: 2012 Toyota Camry, VIN: 4T1BD1FK6CU031029 .

Docket 11

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Ricardo Gonzalez

Represented By
Raymond Perez

Movant(s):

Exeter Finance LLC

Represented By
Sheryl K Ith

Trustee(s):

Howard M Ehrenberg (TR)

Pro Se

**United States Bankruptcy Court
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1:00 PM

2:24-15258 Darren Creig Dunckel

Chapter 7

#3.00 Hearing RE: [25] Motion for relief from the automatic stay with supporting declarations REAL PROPERTY RE: 23648 White Oak Court fr. 1-7-25, 2-11-25, 3-6-25, 4-15-25, 5-13-25, 7-1-25, 8-19-25, 10-7-25, 12-2-25, 1-20-26

Docket 25

***** VACATED *** REASON: Cont'd from 2/24/26 to 3/12/26 at 1:00 p.m. by stip & order entered on 2/13/26.**

Tentative Ruling:

Please update the court.

Party Information

Debtor(s):

Darren Creig Dunckel

Represented By
Robert M Yaspan

Movant(s):

Wilmington Savings Fund Society,

Represented By
Chad L Butler

Trustee(s):

Wesley H Avery (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
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Tuesday, February 24, 2026

Hearing Room 1639

1:00 PM

2:26-10707 Nigest Ethiopia Solomon

Chapter 13

#4.00 Hearing RE: [14] Motion in Individual Case for Order Imposing a Stay or Continuing the Automatic Stay as the Court Deems Appropriate 158 Racquet Club Dr, Compton, CA 90220.

Docket 14

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Nigest Ethiopia Solomon

Represented By
Cynthia Grande

Movant(s):

Nigest Ethiopia Solomon

Represented By
Cynthia Grande

Trustee(s):

Kathy A Dockery (TR)

Pro Se

**United States Bankruptcy Court
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Tuesday, February 24, 2026

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1:00 PM

2:25-16115 Kerin M Arevalo Murillo

Chapter 13

#5.00 Hearing RE: [53] Amended Motion (related document(s): [51] Notice of motion and motion for relief from the automatic stay with supporting declarations REAL PROPERTY RE: 15040 EAST AVENUE Q7 LAKE LOS ANGELES CA 93591 . filed by Creditor U.S. Bank Trust, National Association)

Docket 53

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Kerin M Arevalo Murillo

Represented By
Raj T Wadhwani

Movant(s):

U.S. Bank Trust, National

Represented By
David Coats
Sarah Arlene Dooley-Lewis

Trustee(s):

Kathy A Dockery (TR)

Pro Se

**United States Bankruptcy Court
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2:24-16509 Anisha LaFaye LeShaw

Chapter 13

#6.00 Hearing RE: [66] Motion for relief from the automatic stay with supporting declarations PERSONAL PROPERTY RE: 2018 Audi Q3 Sport Premium Sport Utility 4D VIN: WA1BCCFS5JR033660 .

Docket 66

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Anisha LaFaye LeShaw

Represented By
Onyinye N Anyama

Movant(s):

Ally Bank

Represented By
Kristin A Schuler-Hintz

Trustee(s):

Kathy A Dockery (TR)

Pro Se

**United States Bankruptcy Court
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1:00 PM

2:23-18530 Vannak Tan and Manika Nou

Chapter 13

#7.00 Hearing RE: [87] Motion for relief from the automatic stay with supporting declarations REAL PROPERTY RE: 3939 Walnut Ave, Long Beach, California 90807.
fr. 10-28-25, 12-9-25

Docket 87

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Vannak Tan

Represented By
David P Farrell

Joint Debtor(s):

Manika Nou

Represented By
David P Farrell

Movant(s):

The Bank of New York Mellon fka

Represented By
Kirsten Martinez

Trustee(s):

Kathy A Dockery (TR)

Pro Se

**United States Bankruptcy Court
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1:00 PM

2:21-18551 Basilio Batista Cardenas

Chapter 13

#8.00 Hearing RE: [44] Motion for relief from the automatic stay with supporting declarations REAL PROPERTY RE: 4023-4025 W 161st St, Lawndale, CA 90260 , with proof of service, in addition to Motion for relief from Co-Debtor stay.

Docket 44

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Basilio Batista Cardenas

Represented By
Michael Quiroga

Movant(s):

U.S. Bank Trust National

Represented By
Joseph C Delmotte

Trustee(s):

Kathy A Dockery (TR)

Pro Se

**United States Bankruptcy Court
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1:00 PM

2:25-14427 Johanna Lisbeth Charley

Chapter 13

#9.00 CONT'D Hearing RE: [39] Motion for relief from the automatic stay with supporting declarations REAL PROPERTY RE: 11647 Dune Street Norwalk, CA 90650 .
fr. 10-21-25, 12-9-25, 1-20-26

Docket 39

Tentative Ruling:

Please update the court.

Party Information

Debtor(s):

Johanna Lisbeth Charley

Represented By
Tyson Takeuchi

Movant(s):

Wilmington Trust, NA, successor

Represented By
Sarah Arlene Dooley-Lewis

Trustee(s):

Kathy A Dockery (TR)

Pro Se

**United States Bankruptcy Court
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2:24-20110 Melanie Shornick

Chapter 13

#10.00 CONT'D Hearing RE: [23] Motion for relief from the automatic stay with supporting declarations REAL PROPERTY RE: 1598 Palisades Drive, Pacific Palisades, CA 90272
fr. 7-22-25, 9-9-25, 10-14-25, 11-13-25, 12-11-25, 1-20-26

Docket 23

Tentative Ruling:

Please update the court.

Party Information

Debtor(s):

Melanie Shornick

Represented By
Matthew D. Resnik

Movant(s):

Federal Home Loan Mortgage

Represented By
David Coats
Sarah Arlene Dooley-Lewis

Trustee(s):

Kathy A Dockery (TR)

Pro Se

**United States Bankruptcy Court
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1:00 PM

2:24-12379 Amy B Abrams

Chapter 13

#11.00 CONT'D Hearing RE: [54] Motion for relief from the automatic stay with supporting declarations REAL PROPERTY RE: 439 S. Catalina Avenue #108 Pasadena, CA 91106
fr. 9-16-25 10-21-25, 12-9-25, 1-20-26

Docket 54

Tentative Ruling:

Please update the court.

Party Information

Debtor(s):

Amy B Abrams

Represented By
Steven Abraham Wolvek

Movant(s):

U.S. Bank Trust National

Represented By
Sean C Ferry
David Coats

Trustee(s):

Kathy A Dockery (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
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1:00 PM

2:22-16024 Gregory Knighton

Chapter 13

#12.00 CONT'D Hearing RE: [36] Motion for relief from the automatic stay with supporting declarations REAL PROPERTY RE: 15602 Sandel Avenue, Gardena, CA 90248 , with proof of service, in addition to Motion for Relief from Co-Debtor Stay.
fr. 1-8-26

Docket 36

***** VACATED *** REASON: Order entered on 2/10/26, settled by stipulation.**

Tentative Ruling:

Continue for APO/plan modification negotiations.

Party Information

Debtor(s):

Gregory Knighton

Represented By
Steven A Alpert

Movant(s):

Wells Fargo Bank, N.A., as trustee,

Represented By
Joseph C Delmotte
Sean C Ferry
David Coats

Trustee(s):

Kathy A Dockery (TR)

Pro Se

**United States Bankruptcy Court
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1:00 PM

2:21-11850 Mark Andrew Inez and Wendy Rose Inez

Chapter 13

#13.00 CONT'D Hearing RE: [68] Motion for relief from the automatic stay with supporting declarations REAL PROPERTY RE: 816 Langhorn Street Lancaster, CA 93535 .
fr. 8-12-25, 9-9-25, 10-14-25, 11-18-25, 1-13-26

Docket 68

Tentative Ruling:

Please update the court on APO discussions.

Party Information

Debtor(s):

Mark Andrew Inez

Represented By
David Lozano

Joint Debtor(s):

Wendy Rose Inez

Represented By
David Lozano

Movant(s):

The Bank of New York Mellon, f/k/a

Represented By
Daniel K Fujimoto
Theron S Covey
Sean C Ferry
David Coats

Trustee(s):

Kathy A Dockery (TR)

Pro Se

**United States Bankruptcy Court
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Los Angeles
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Hearing Room 1639

1:00 PM

2:25-20443 Orange Courier, Inc

Chapter 11

#14.00 Hearing E: [89] Mion for relief from the automatic stay with supporting declarations PERSONAL PROPERTY RE: Refundable portion of prepaid insurance premium for a package policy No. MX193074758 paid by Movant to Insurance carrier AGCS Marine Insurance Company on Debtor's behalf. with proof of service.

Docket 89

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Orange Courier, Inc

Represented By
Eric Bensamochan

Movant(s):

U.S. Premium Finance, a division of

Represented By
Alan W Forsley

**United States Bankruptcy Court
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1:00 PM

2:25-20443 Orange Courier, Inc

Chapter 11

#15.00 CONT'D Hearing RE: [8] Debtor's Emergency Motion for Entry of Order (1) Authorizing Use of Cash Collateral on an Interim Basis and (2) Setting a Final Hearing on Use of Cash Collateral
fr. 11-26-25, 12-4-25, 12-16-25, 1-8-26

Docket 8

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Orange Courier, Inc

Represented By
Eric Bensamochan

Movant(s):

Orange Courier, Inc

Represented By
Eric Bensamochan

**United States Bankruptcy Court
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1:00 PM

2:25-20443 Orange Courier, Inc

Chapter 11

#15.10 Status Conference RE: [79] Ex Parte Application to Modify Cash Collateral
Order to Authorize Payment of Expenses During Gap Period
fr. 1-26-26, 1-27-26, 2-10-26

Docket 79

Tentative Ruling:

Status conference continued to February 24, 2026 at 1:00 p.m. No
appearances on February 10.

Party Information

Debtor(s):

Orange Courier, Inc

Represented By
Eric Bensamochan

Movant(s):

Orange Courier, Inc

Represented By
Eric Bensamochan

**United States Bankruptcy Court
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1:00 PM

2:23-18117 Global Alarm Protection

Chapter 11

#16.00 CONT'D Status Hearing RE: [248] Post confirmation
fr. 1-13-26

Docket 248

***** VACATED *** REASON: Final decree and order closing case entered
on 2/5/26.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Global Alarm Protection

Represented By
Matthew D. Resnik
Roksana D. Moradi-Brovia
RHM Law LLP
Nina Z Javan

Trustee(s):

Susan K Seflin (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
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Tuesday, February 24, 2026

Hearing Room 1639

1:00 PM

2:25-16809 Gustavo Celinski Boros

Chapter 7

Adv#: 2:25-01345 Celinski Boros v. U.S. Department of Education

#17.00 Status Hearing RE: [1] Adversary case 2:25-ap-01345. Complaint by Gustavo Celinski Boros against U.S. Department of Education. (\$350.00 Fee Not Required). (Attachments: # 1 Adversary Proceeding Cover Sheet) Nature of Suit: (63 (Dischargeability - 523(a)(8), student loan)) fr. 10-28-25

Docket 1

***** VACATED *** REASON: Cont'd from 2/24/26 to 5/26/26 at 1:00 p.m.
per stip & order entered on 2/2/26.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Gustavo Celinski Boros

Represented By
Matthew D. Resnik

Defendant(s):

U.S. Department of Education

Pro Se

Plaintiff(s):

Gustavo Celinski Boros

Represented By
Roksana D. Moradi-Brovia

Trustee(s):

John P Pringle (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
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1:00 PM

2:25-11999 Alexander von Neitsch

Chapter 7

Adv#: 2:25-01314 von Neitsch v. United States Department of Education et al

#18.00 Status Hearing RE: [1] Adversary case 2:25-ap-01314. Complaint by Alexander von Neitsch against United States Department of Education , Aidvantage . (\$350.00 Fee Not Required). Nature of Suit: (63 (Dischargeability - 523(a)(8), student loan))
fr. 8-18-25, 1-13-26

Docket 1

***** VACATED *** REASON: Cont'd from 2/24/26 to 3/24/26 at 1:00 p.m.
per stip & order entered on 2/3/26.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Alexander von Neitsch	Pro Se
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Defendant(s):

United States Department of	Pro Se
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Aidvantage	Pro Se
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Joint Debtor(s):

Elena von Neitsch	Pro Se
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Plaintiff(s):

Alexander von Neitsch	Pro Se
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Trustee(s):

Timothy Yoo (TR)	Pro Se
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**United States Bankruptcy Court
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1:00 PM

2:24-11660 Keith Wonki Bae

Chapter 7

Adv#: 2:24-01169 Dye v. Bae et al

#19.00 CONT'D Status Hearing RE: [1] Complaint by Carolyn Dye against Keith Wonki Bae, Esther Bae, Vicky Lee, James Bae, Danielle Heflin, Mariana Ayala, Adriana Ayala, Erick Gabriel, Antonio Jones, Guillermo Chanchavac, Alejandro Herrera, DTLA SOUTH PARK CORP., Birdies LA, Birdies DTLA, Bae FG Corp., Wok N' Tenders, Downtown Kitchen, Olympic Kitchen, I Savant FG, I Savant Norco Corp., Birdies Norco Corp., Cali FG Corp., Pink Panda Inc., Studio City Valley FG Corp., J & A Development, Inc.. (\$350.00 Fee Charge To Estate). Nature of Suit: (12 (Recovery of money/property - 547 preference)),(11 (Recovery of money/property - 542 turnover of property)),(68 (Dischargeability - 523(a)(6), willful and malicious injury)),(41 (Objection / revocation of discharge - 727(c),(d),(e)))
fr. 9-12-24, 1-7-25, 4-17-25, 8-26-25, 9-4-25, 11-18-25

Docket 1

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Keith Wonki Bae

Represented By
Eric Bensamochan

Defendant(s):

J & A Development, Inc.	Pro Se
Studio City Valley FG Corp.	Pro Se
Pink Panda Inc.	Pro Se
Cali FG Corp.	Pro Se
Birdies Norco Corp.	Pro Se
I Savant Norco Corp.	Pro Se
I Savant FG	Pro Se

**United States Bankruptcy Court
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CONT...

Keith Wonki Bae

Chapter 7

Olympic Kitchen	Pro Se
Downtown Kitchen	Pro Se
Wok N' Tenders	Pro Se
Bae FG Corp.	Pro Se
Birdies DTLA	Pro Se
Birdies LA	Pro Se
DTLA SOUTH PARK CORP.	Pro Se
Alejandro Herrera	Pro Se
Guillermo Chanchavac	Pro Se
Antonio Jones	Pro Se
Erick Gabriel	Pro Se
Adriana Ayala	Pro Se
Mariana Ayala	Pro Se
Danielle Heflin	Pro Se
James Bae	Pro Se
Vicky Lee	Pro Se
Esther Bae	Pro Se
Keith Wonki Bae	Pro Se

Plaintiff(s):

Carolyn Dye

Represented By
Michael E Bubman

Trustee(s):

Carolyn A Dye (TR)

Pro Se

**United States Bankruptcy Court
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1:00 PM

2:22-12303 Kislon Kim

Chapter 7

Adv#: 2:22-01146 Free Sunshine Apparel, Inc. a California Corporati v. Kim, dba Gold Reed,

#20.00 Hearing RE: [77] Motion to Compel Responses to Post-Judgment Discovery and Sanctions

Docket 77

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Kislon Kim

Represented By
Sung Woo Choi

Defendant(s):

Kislon Kim, dba Gold Reed, dba

Pro Se

DOES 1-10

Pro Se

Movant(s):

Free Sunshine Apparel, Inc. a

Represented By
David H Rho
Bruce A Hatkoff
Natalia Minassian

Min Hee Lee

Represented By
David H Rho
Bruce A Hatkoff
Natalia Minassian

Plaintiff(s):

Free Sunshine Apparel, Inc. a

Represented By
David H Rho
Bruce A Hatkoff
Natalia Minassian

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CONT... **Kislon Kim**
Min Hee Lee

Chapter 7

Represented By
David H Rho
Bruce A Hatkoff
Natalia Minassian

Trustee(s):

John P Pringle (TR)

Pro Se

**United States Bankruptcy Court
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2:25-16367 Parham Zar

Chapter 11

Adv#: 2:25-01408 Mance et al v. Zar et al

#21.00 Status Hearing RE: [1] Adversary case 2:25-ap-01408. Complaint by Jane Mance, Craig Mance against Parham Zar, Shoshana Djavaheri, EDSI, LLC, Grow Escrow, Inc., Grow Escrow Holdings, Inc., Egg Donor and Surrogacy Institute, Greenway Commercial Holdings, LTD., Makini, LLC, Makini-2, LLC, Makini-4, LLC, DOES 1-50. false pretenses, false representation, actual fraud)), (67 (Dischargeability - 523(a)(4), fraud as fiduciary, embezzlement, larceny)), (68 (Dischargeability - 523(a)(6), willful and malicious injury)), (72 (Injunctive relief - other))

Docket 1

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Parham Zar

Represented By
Michael Jay Berger

Defendant(s):

Parham Zar

Pro Se

Shoshana Djavaheri

Pro Se

EDSI, LLC

Pro Se

Grow Escrow, Inc.

Pro Se

Grow Escrow Holdings, Inc.

Pro Se

Egg Donor and Surrogacy Institute

Pro Se

Greenway Commercial Holdings,

Pro Se

Makini, LLC

Pro Se

Makini-2, LLC

Pro Se

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CONT... Parham Zar

Chapter 11

Makini-4, LLC

Pro Se

DOES 1-50

Pro Se

Joint Debtor(s):

Shoshana Djavaheri

Represented By
Michael Jay Berger

Plaintiff(s):

Jane Mance

Represented By
Alexandre I Cornelius

Craig Mance

Represented By
Alexandre I Cornelius

**United States Bankruptcy Court
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9:18-10978 Jorge Velazquez

Chapter 11

#22.00 CONT'D Status Hearing RE: Chapter 11 case
fr. 9-30-25, 12-4-25

Docket 1

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Jorge Velazquez

Represented By
Reed H Olmstead

**United States Bankruptcy Court
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9:13-13029 Joseph E Lindsey, Jr and Mary H Lindsey

Chapter 11

#23.00 CONT'D Post Confirmation Status Hearing
fr. 4-9-24, 8-20-24, 12-12-24, 4-10-25, 9-9-25

Docket 1

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Joseph E Lindsey Jr

Represented By
Janet A Lawson

Joint Debtor(s):

Mary H Lindsey

Represented By
Janet A Lawson