

**United States Bankruptcy Court
Central District of California
San Fernando Valley
Martin R. Barash, Presiding
Courtroom 303 Calendar**

Tuesday, July 1, 2025

Hearing Room 303

10:00 AM

1: -

Chapter

#0.00 All hearings on this calendar will be conducted in Courtroom 303 at 21041 Burbank Boulevard, Woodland Hills, California, 91367. All parties in interest, members of the public and the press may attend the hearings on this calendar in person.

Additionally, (except with respect to evidentiary hearings, or as otherwise ordered by the Court) parties in interest (and their counsel) may connect by ZoomGov audio and video free of charge, using the connection information provided below. Members of the public and the press may only connect to the zoom audio feed, and only by telephone. Access to the video feed by these individuals is prohibited.

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CONT...

Chapter

Judge Barash seeks to maintain a courtroom in which all persons are treated with dignity and respect, irrespective of their gender identity, expression or preference. To that end, individuals are invited to identify their preferred pronouns (he, she, they, etc.) and their preferred honorific (Mr., Miss, Ms., Mrs., Mx, M, etc.) in their screen name, or by advising the judge or courtroom deputy.

Docket 0

Tentative Ruling:

- NONE LISTED -

**United States Bankruptcy Court
Central District of California
San Fernando Valley
Martin R. Barash, Presiding
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10:00 AM

1:17-11301 Allen Charles Mixon, III and Gladys Stennis Mixon

Chapter 13

**#1.00 Motion for Adequate Protection, or in the
Alternative, Relief from Automatic Stay**

fr: 6/1/23 ; 9/7/23; 11/2/23; 12/7/23; 2/1/24; 4/4/24;
6/6/24; 9/12/24; 11/7/24; 2/6/25; 3/18/25; 4/29/25

Docket 189

Tentative Ruling:

Ruling for July 1, 2025

Continued to Sept. 2, 2025, 10 a.m.

Ruling for April 29, 2025

Continued to July 1, 2025, 10 a.m.

Ruling for March 18, 2025

Continued to April 29, 2025, 10:00 a.m.

- settled on the issue of taxes
- remaining issue is insurance

Ruling for November 7, 2024

Continued to 2/6/25, at 11:30 a.m.

Ruling for September 12, 2024

Continued to 11/7/24 at 11:30 a.m. Lawyers to meet and confer in the next seven days.

Two weeks prior to 11/7/24, both sides to file optional briefing and evidence

One week prior, both sides to file reply briefing and evidence

Ruling for June 6, 2024

Ruling for April 4, 2024

**United States Bankruptcy Court
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CONT... Allen Charles Mixon, III and Gladys Stennis Mixon

Chapter 13

Continued to June 6, 2024 at 11:30 a.m.

Ruling for February 1, 2024

Continued to March 7, 2024 at 11:30 a.m.

Ruling for December 7, 2023

Continued to 2/1/23 @ 11:30 a.m. No further filings required.

Ruling for November 2, 2023

Continued to 12/7/23 @ 11:30am

Ruling for September 6, 2023

Continued to 11/2/23 @ 11:30 a.m.

Ruling for June 1, 2023

Continued to 9/7/23 @ 11:30 a.m.

Party Information

Debtor(s):

Allen Charles Mixon III

Represented By
Stella A Havkin

Joint Debtor(s):

Gladys Stennis Mixon

Represented By
Stella A Havkin

Movant(s):

CitiMortgage, Inc.

Represented By
Nancy L Lee
JaVonne M Phillips

Trustee(s):

Elizabeth (SV) F Rojas (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
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10:00 AM

1:20-11467 Jeris Spencer

Chapter 13

#2.00 Motion for relief from stay

WELLS FARGO BANK N.A.

Docket 139

Tentative Ruling:

Ruling for 7/1/25

Continued to 9/2/25, 10 a.m.

Party Information

Debtor(s):

Jeris Spencer

Represented By
Brad Weil - DECEASED -
Sanaz Sarah Bereliani

Movant(s):

Wells Fargo Bank N.A., d/b/a Wells

Represented By
Ashley Soto
Kirsten Martinez

Trustee(s):

Elizabeth (SV) F Rojas (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
San Fernando Valley
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Tuesday, July 1, 2025

Hearing Room 303

10:00 AM

1:23-10842 Megna Temecula Hacienda De Endar Inn, Inc.

Chapter 11

#3.00 Amended Motion for relief from stay

CENTER STREET LENDING VIII SPE, LLC

Docket 152

Tentative Ruling:

Ruling for 7/1/2025

Evid hr'g 8/21/25

all declarants must be present in court, or decl. be stricken

Each party to deliver list of names of all witnesses (experts included) & documents to opposing party by 8/7/25

- Movant - numbers

- Debtor - letters

5 copies of exhibit notebooks

Party Information

Debtor(s):

Megna Temecula Hacienda De

Represented By
Mark T Young

Movant(s):

Center Street Lending VIII SPE,

Represented By
Kelli M Brown
Kelsey X Luu
Crystle Jane Lindsey
Shannon A Doyle

Trustee(s):

John-Patrick McGinnis Fritz (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
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10:00 AM

1:23-10843 Megna Temecula Country Inn, Inc.

Chapter 11

#4.00 Amended Motion for relief from stay

CENTER STREET LENDING VIII, SPE LLC

Docket 148

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Megna Temecula Country Inn, Inc.

Represented By
Mark T Young

Movant(s):

Center Street Lending VIII, SPE

Represented By
Kelli M Brown
Kelsey X Luu
Crystle Jane Lindsey
Shannon A Doyle

Trustee(s):

John-Patrick McGinnis Fritz (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
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Hearing Room 303

10:00 AM

1:23-11347 Agavni Karapetovna Karapetyan

Chapter 13

#5.00 Motion for relief from stay

MERCEDES-BENZ VEHICLE TRUST

Docket 46

Tentative Ruling:

Ruling for 7/1/25

GRANTED under 362(d)(1). 4001 stay waived
DENY request for APO

Party Information

Debtor(s):

Agavni Karapetovna Karapetyan

Represented By
Kevin T Simon

Movant(s):

Mercedes-Benz Vehicle Trust

Represented By
Sheryl K Ith

Trustee(s):

Elizabeth (SV) F Rojas (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
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Tuesday, July 1, 2025

Hearing Room 303

10:00 AM

1:24-11852 Vatche Kiwanian

Chapter 11

#6.00 Motion for relief from stay

JPMORGAN CHASE BANK, N.A.

Docket 46

Tentative Ruling:

Ruling for 7/1/25

Cont'd to 9/2/25, 10:00 a.m.

Party Information

Debtor(s):

Vatche Kiwanian

Represented By
Onyinye N Anyama

Movant(s):

JPMorgan Chase Bank, N.A

Represented By
Kirsten Martinez

**United States Bankruptcy Court
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10:00 AM

1:25-10129 Petros Odachyan

Chapter 13

#7.00 Motion for relief from stay

PENNYMAC LOAN SERVICES, LLC

Docket 21

***** VACATED *** REASON: Case dismissed with a 180-day bar to
refiling on 6/6/25. Case Dkt. 25. No prospective relief requested in Motion.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Petros Odachyan

Represented By
Vahe Khojayan

Movant(s):

PennyMac Loan Services, LLC, and

Represented By
Christina J Khil

Trustee(s):

Elizabeth (SV) F Rojas (TR)

Pro Se

**United States Bankruptcy Court
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1:25-10191 Constance Rochelle Julius

Chapter 13

#8.00 Motion for relief from stay

JPMORGAN CHASE BANK, N.A.

Docket 37

Tentative Ruling:

Ruling for July 1, 2025

Grant under 362(d)(1). No opposition filed. Appearances waived. The moving party shall lodge a conforming order no later than July 8, 2025.

Party Information

Debtor(s):

Constance Rochelle Julius

Represented By
Andrew Moher

Movant(s):

JPMorgan Chase Bank, N.A.

Represented By
Kirsten Martinez

Trustee(s):

Elizabeth (SV) F Rojas (TR)

Pro Se

**United States Bankruptcy Court
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10:00 AM

1:25-10204 Elena Janev

Chapter 7

#9.00 Motion for relief from stay

KRISTIN DAVIDKHANIAN

Docket 40

Tentative Ruling:

Ruling for 7/1/2025

DENIED as moot - discharge entered 6/26/25, dkt. 53. Under § 362(c)(2)(C), the stay terminated on 6/26/25.

Party Information

Debtor(s):

Elena Janev

Represented By
Michael S Kogan

Movant(s):

Kristin Davidkhanian

Represented By
Sanaz Sarah Bereliani

Trustee(s):

Nancy J Zamora (TR)

Pro Se

**United States Bankruptcy Court
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10:00 AM

1:25-11005 Armando Barron Barragan

Chapter 13

#10.00 Motion in Individual Case for Order Imposing a Stay or
Continuing the Automatic Stay as the Court Deems Appropriate

Docket 5

Tentative Ruling:

Ruling for 7/1/2025

Motion to continue automatic stay is GRANTED

Party Information

Debtor(s):

Armando Barron Barragan

Represented By
Thomas B Ure

Movant(s):

Armando Barron Barragan

Represented By
Thomas B Ure
Thomas B Ure

Trustee(s):

Elizabeth (SV) F Rojas (TR)

Pro Se

**United States Bankruptcy Court
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10:00 AM

1:25-10453 Westlake Pro Inc.

Chapter 7

#10.01 Motion for relief from stay

WELLS FARGO COMMERCIAL DISTRIBUTION FINANCE LLC

Docket 39

Tentative Ruling:

Ruling for July 1, 2025

Grant. No opposition filed. The chapter 7 trustee filed a notice of no-assets on June 26, 2025. **Appearances waived.** The moving party shall lodge a conforming order no later than July 8, 2025.

Party Information

Debtor(s):

Westlake Pro Inc.

Represented By
Madison B Oberg

Movant(s):

Wells Fargo Commercial

Represented By
Michele S Assayag

Trustee(s):

Sandra McBeth (TR)

Pro Se

**United States Bankruptcy Court
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1:25-10950 Lisa Hines

Chapter 7

#10.02 Motion for relief from stay

CHAMPERY REAL ESTATE 2015, LLC

Docket 25

Tentative Ruling:

Ruling for 7/1/25 - oral FF&CL made on the record

Motion GRANTED in part under 362(d)(1) for cause; (d)(2)

- Movant has met its burden to demonstrate cause to lift stay
- No finding as to (A) the merits of the underlying UD action; (B)

whether notice/service was proper as to the state court MSJ

- annulment [Gasprom/ Fjeldsted factors applied]
- Binding for 180-days against any debtor claiming an interest in the property

Motion DENIED in part:

- no waiver of 14 day stay of 4001(a)(3)
- no other request for extraordinary relief

MOVANT TO LODGE ORDER

Party Information

Debtor(s):

Lisa Hines

Pro Se

Movant(s):

Champery Real Estate 2015, LLC

Represented By
Sam Chandra

Trustee(s):

David Keith Gottlieb (TR)

Pro Se

**United States Bankruptcy Court
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10:00 AM

1:24-12086 Michael Ferguson Laing

Chapter 13

#10.03 Motion for relief from stay

AVALONBAY COMMUNITIES INC

fr. 6/17/25

Docket 42

Tentative Ruling:

Ruling for 7/1/25

Continued to August 19, 2025, 10 a.m.

Ruling for 6/17/25

Continued to July 1, 2025, 10 a.m.

Parties to file additional information for the Court on or before 6/27/25

Parties to work to reconcile payment history & get current

Party Information

Debtor(s):

Michael Ferguson Laing

Represented By
Kevin T Simon

Movant(s):

Avalonbay Communities, Inc.

Represented By
Agop Gary Arakelian

Trustee(s):

Elizabeth (SV) F Rojas (TR)

Pro Se

**United States Bankruptcy Court
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Hearing Room 303

10:00 AM

1:25-10821 Michael B Sutton

Chapter 7

#10.04 Motion for relief from stay

BIANCA TORSARKISSIAN, TRUSTEE

Docket 15

***** VACATED *** REASON: Will be heard today at 11:00 am**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Michael B Sutton

Pro Se

Movant(s):

Bianca Torsarkissian, as Trustee of

Represented By
Carissa N Horowitz

Trustee(s):

Jeremy W. Faith (TR)

Pro Se

**United States Bankruptcy Court
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Hearing Room 303

11:00 AM

1:24-10694 Roberto Arteaga and Maritza Arteaga

Chapter 7

#11.00 Trustee's Final Report and Hearing on Applications for Compensation

Docket 23

Tentative Ruling:

Ruling for July 1, 2025

Approve the trustee's final report and account, and applications of the trustee's professionals, and authorize proposed payments. No objections filed. The trustee shall lodge a conforming order no later than July 8, 2025. **Appearances waived.**

Party Information

Debtor(s):

Roberto Arteaga

Represented By
Jaime A Cuevas Jr.

Joint Debtor(s):

Maritza Arteaga

Represented By
Jaime A Cuevas Jr.

Trustee(s):

Nancy J Zamora (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
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Tuesday, July 1, 2025

Hearing Room 303

11:00 AM

1:24-12020 Nelson Campos

Chapter 7

#12.00 Trustee's Final Report and Hearing on Applications for Compensation

Docket 21

Tentative Ruling:

Ruling for July 1, 2025

Approve the trustee's final report and account, and applications of the trustee's professionals, and authorize proposed payments. No objections filed. The trustee shall lodge a conforming order no later than July 8, 2025. **Appearances waived.**

Party Information

Debtor(s):

Nelson Campos

Represented By
Giovanni Orantes

Trustee(s):

Nancy J Zamora (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
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Tuesday, July 1, 2025

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11:00 AM

1:24-10152 SBL, LLC

Chapter 7

#12.01 Motion to Enforce the Order Requiring the Production of Documents from SBL, LLC and Authorizing the Examination of SBL, LLC's Person Most Knowledgeable and Compel Compliance

Docket 66

Tentative Ruling:

Ruling for July 1, 2025

X

Party Information

Debtor(s):

SBL, LLC

Represented By
Jenny L Doling

Movant(s):

Sterry, LLC

Represented By
Paul J Leeds
Shelby A Poteet

Trustee(s):

Amy L Goldman (TR)

Represented By
Anthony A. Friedman

**United States Bankruptcy Court
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Tuesday, July 1, 2025

Hearing Room 303

11:00 AM

1:25-10821 Michael B Sutton

Chapter 7

#12.02 Motion for relief from stay

BIANCA TORSARKISSIAN, TRUSTEE

Docket 15

***** VACATED *** REASON: Will be heard today at 1:30 pm**

Tentative Ruling:

Ruling for 7/1/25

Cont'd to 7/1/25, 1:30 p.m.

Party Information

Debtor(s):

Michael B Sutton

Pro Se

Movant(s):

Bianca Torsarkissian, as Trustee of

Represented By
Carissa N Horowitz

Trustee(s):

Jeremy W. Faith (TR)

Pro Se

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1:30 PM

1:25-10821 Michael B Sutton

Chapter 7

#12.03 Motion for relief from stay

BIANCA TORSARKISSIAN, TRUSTEE

Docket 15

Tentative Ruling:

Ruling for 7/1/25

Cont'd to 7/1/25, 1:30 p.m.

Party Information

Debtor(s):

Michael B Sutton

Pro Se

Movant(s):

Bianca Torsarkissian, as Trustee of

Represented By
Carissa N Horowitz

Trustee(s):

Jeremy W. Faith (TR)

Pro Se

**United States Bankruptcy Court
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1:22-10141 Vanessa Stoller

Chapter 11

#13.00 Motion for Order Approving Modifications to
Second Amended Plan of Reorganization

Docket 337

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Vanessa Stoller

Represented By
Michael S Kogan

**United States Bankruptcy Court
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1:22-10141 Vanessa Stoller

Chapter 11

#13.01 Motion of Debtor for Sale of Property of
the Estate Free and Clear of Liens

Docket 346

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Vanessa Stoller

Represented By
Michael S Kogan

Movant(s):

Vanessa Stoller

Represented By
Michael S Kogan

**United States Bankruptcy Court
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1:22-10141 Vanessa Stoller

Chapter 11

#13.02 Post-confirmation status conference

fr. 2/27/24; 3/5/24; 5/7/24; 10/1/24; 1/28/25; 4/1/25;
6/18/25

Docket 278

Tentative Ruling:

Tentative Ruling for April 1, 2025

Continued to 6/18/25 @ 1:30 p.m. If the Effective Date, as modified, of the confirmed plan has not occurred, the Court will consider converting or dismissing the bankruptcy case.

Ruling for January 28, 2025

Cont'd to 4/1/25 @ 1:30 p.m. No new status report is required but notice of the continued status conference is required.

Ruling for October 1, 2024

Cont'd to 1/28/25 @ 1:30 p.m. Status report due by 1/21/25. Dtr to serve notice of the cont'd status conference.

Ruling for May 7, 2024

Confirmed, provided the confirmation order state (i) 270 days rather than 9 months in the definition of "Effective Date" and (ii) on 2/25/25 @ 1:30 p.m. the Court will hold a hearing to consider dismissal or conversion of the case if the Effective Date has not yet occurred. Dtr is required to file and serve a notice of effective date upon the occurrence of the effective date. A post-confirmation status conference will be held on 10/1/24 @ 1:30 p.m. A post confirmation status conference report conforming to LBR 3020-1 to be filed and served by 9/17/24.

Ruling on March 5, 2024

Dtr to file an amended plan by 4/1/24

Dtr to serve new solicitation packages & a notice of cont'd confirmation hearing by

**United States Bankruptcy Court
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CONT... Vanessa Stoller

Chapter 11

4/1/24

Ballots and objections due 4/22/24

Dtr's supplemental briefing and evidence to be filed 4/30/24

Confirmaiton hearing continued to 5/7/24 @ 1:30 p.m.

Party Information

Debtor(s):

Vanessa Stoller

Represented By
Michael S Kogan

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1:22-11402 Anusha Gerard Silva

Chapter 11

#14.00 Status conference re: Motion RE: Objection to Claim
Number 6 by Claimant California Department of Tax &
Fee Administration in the amount of \$3,558,256.53

fr. 3/26/24; 4/30/24; 6/11/24; 9/25/24; 11/5/24; 1/15/25;
4/15/25; 5/20/25; 6/17/25(stip)

Docket 92

Tentative Ruling:

Ruling for January 15, 2025

Continued to 4/15/25, at 1:30 p.m.

Discovery cut-off extended to 3/17/25.

Supp'l briefs to be filed by 3/31/25

Supp'l reply briefs to be filed by 4/7/25.

Debtor to lodge an order memorializing those dates.

Ruling for Nov. 5, 2024

Continued to 1/15/25, at 1:30 p.m.

Ruling for June 11, 2024

Continued as a status conference to 9/25/24 @ 2:30 p.m. (specially set). The discovery cut-off is 9/13/24. If the parties wish to submit supplemental briefing on issues including whether the bankruptcy court can determine the tax liability of non-debtor Alpha-Omega Enterprise, Inc, the parties shall file such briefs no later than 9/10/24. Supplemental reply briefs shall be filed by 9/17/24.

Ruling for April 30, 2024

Continued to 6/11/24 @ 2:30 p.m. (adversary calendar)

Supplemental briefs addressing the issues identified at the hearing due:

5/17/24 - Dtr

6/3/24 - CDTFA

Party Information

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CONT... Anusha Gerard Silva

Chapter 11

Debtor(s):

Anusha Gerard Silva

Represented By
Tamar Terzian

Trustee(s):

Moriah Douglas Flahaut (TR)

Pro Se

**United States Bankruptcy Court
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1:30 PM

1:22-11402 Anusha Gerard Silva

Chapter 11

#15.00 Chapter 11 Subchapter V Status Conference

fr. 2/21/23; 4/4/23; 6/13/23; 8/22/23(court's own mtn),
9/6/23; 12/12/23; 2/27/24; 3/5/24; 3/26/24; 5/28/24;
6/11/24; 9/25/24; 11/5/24; 1/15/25; 4/15/25; 5/20/25; 6/17/25

Docket 1

Tentative Ruling:

Ruling for January 15, 2025

Continued to 4/15/25, at 1:30 p.m. No status report is required.

Ruling for Nov. 5, 2024

Continued to 1/15/25, at 1:30 p.m.

Ruling for June 11, 2024

Continued to 9/25/24 @ 2:30 p.m. to trail the status conference on the Debtor's objection to POC#5 (specially set). Debtor's chapter 11 status report due 9/13/24.

Ruling for March 26, 2024

Reports must be on file by May 7, 2024.

Second amended plan on file by May 24, 2024.

Status conference continued to May 28, 2024 @ 1:30 p.m.

Ruling on March 5, 2024

Status conference continued to 3/26/24 @ 1:30 p.m. At that time the Court will set a new schedule for filing an amended plan.

Ruling for December 12, 2023

Deadline for amended sub-V plan is 1/31/24. Confirmation hearing 2/27/24 at 1:30 p.m. Objections by 2/14/24. Brief and evidence in support of confirmation by 2/21/24. Status conference is continued to 2/27/24 at 1:30pm. No status report required.

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CONT... Anusha Gerard Silva

Chapter 11

Ruling for September 6, 2023

Continued to December 12, 2023 at 1:30 p.m. No updated status report required.

Ruling for June 13, 2023

Continued to August 22, 2023 at 1:30 p.m. Debtor must file and serve notice of the continued status conference. No updated status report is required.

Ruling for April 4, 2023

Continued to June 13, 2023 at 11:00 a.m.

Ruling for February 21, 2023

Continued to 4/4/23 @ 1:30 p.m. No updated status report is required.

Party Information

Debtor(s):

Anusha Gerard Silva

Represented By
Tamar Terzian

Trustee(s):

Moriah Douglas Flahaut (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
San Fernando Valley
Martin R. Barash, Presiding
Courtroom 303 Calendar**

Tuesday, July 1, 2025

Hearing Room 303

1:30 PM

1:24-10277 Ivania Holodnak

Chapter 11

#16.00 Motion to Dismiss Chapter 11 Proceedings

Docket 70

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Ivania Holodnak

Represented By
Robert M Yaspan
Joseph G McCarty

Movant(s):

Ivania Holodnak

Represented By
Robert M Yaspan
Joseph G McCarty

**United States Bankruptcy Court
Central District of California
San Fernando Valley
Martin R. Barash, Presiding
Courtroom 303 Calendar**

Tuesday, July 1, 2025

Hearing Room 303

1:30 PM

1:24-10371 Socal Climate Control & Mechanical, Inc.

Chapter 11

#17.00 Motion for Relief from Order Confirming Plan or
Reorganization Pursuant to Bankruptcy Rule 9024
and Federal Rules of Civil Procedure 60(b)

Docket 160

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Socal Climate Control &

Represented By
Thomas B Ure

Movant(s):

Socal Climate Control &

Represented By
Thomas B Ure
Thomas B Ure

Trustee(s):

Gregory Kent Jones (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
San Fernando Valley
Martin R. Barash, Presiding
Courtroom 303 Calendar**

Tuesday, July 1, 2025

Hearing Room 303

1:30 PM

1:24-10704 Zuniga 23732, LLC

Chapter 11

#18.00 Motion for Authority Nunc Pro Tunc to Pay Prepetition Lien

Docket 78

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Zuniga 23732, LLC

Represented By
Thomas B Ure

**United States Bankruptcy Court
Central District of California
San Fernando Valley
Martin R. Barash, Presiding
Courtroom 303 Calendar**

Tuesday, July 1, 2025

Hearing Room 303

1:30 PM

1:24-11712 Sally Elizabeth Mitchell

Chapter 11

#19.00 Chapter 11 Status Conference

fr. 12/10/24; 12/18/24; 4/1/25

Docket 1

Tentative Ruling:

Ruling for April 1, 2025

Continued to 7/1/25 @ 1:30 p.m.

The deadline to file a plan and disclosure statement is extended to 6/27/25. No new status report is required provided a plan and disclosure statement are filed.

Ruling for 12/18/24

Bar date: 2/7/25

Deadline to file plan & disclosure stmt: 3/4/25

SC continued: **April 1, 2025, 1:30 p.m.**

Party Information

Debtor(s):

Sally Elizabeth Mitchell

Represented By
Anthony Obehi Egbase

**United States Bankruptcy Court
Central District of California
San Fernando Valley
Martin R. Barash, Presiding
Courtroom 303 Calendar**

Tuesday, July 1, 2025

Hearing Room 303

1:30 PM

1:25-10025 Halo Estates LLC

Chapter 11

#20.00 Emergency Motion by Debtor in Possession for
Order Authorizing Interim Use of Cash Collateral

fr. 1/30/25; 4/1/25

Docket 14

***** VACATED *** REASON: Continued by stipulation to 9/26/25 at 1:30
pm**

Tentative Ruling:

Ruling for January 30, 2025

Stipulation approved and motion granted, as clarified at the hearing that the Dtr is permitted to use cash collateral to pay UST quarterly fees. Use is approved through 4/7/25. A continued hearing on the Motion will be held on 4/1/25 @ 1:30 p.m. Any new papers regarding use of cash collateral beyond 4/7/25 be filed no later than 3/18/25; any response must be filed no later than 3/25/25. Dtr to give notice to all parties entitled to notice of the continued hearing date. Dtr to lodge an order.

Party Information

Debtor(s):

Halo Estates LLC

Represented By
Alla Tenina

**United States Bankruptcy Court
Central District of California
San Fernando Valley
Martin R. Barash, Presiding
Courtroom 303 Calendar**

Tuesday, July 1, 2025

Hearing Room 303

1:30 PM

1:25-10774 620 Arkell Drive House, LLC

Chapter 11

#21.00 Motion to Dismiss Chapter 11 Case, or,
in the alternative, to Convert to Chapter 7

Docket 20

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

620 Arkell Drive House, LLC

Represented By
Michael Jay Berger

Movant(s):

LA Buyer LLC

Represented By
Christopher V Hawkins

**United States Bankruptcy Court
Central District of California
San Fernando Valley
Martin R. Barash, Presiding
Courtroom 303 Calendar**

Tuesday, July 1, 2025

Hearing Room 303

1:30 PM

1:25-10774 620 Arkell Drive House, LLC

Chapter 11

#22.00 Chapter 11 Status Conference

fr. 6/11/25

Docket 1

Tentative Ruling:

Ruling for June 11, 2025

The Court sets a bar date of 7/18/25

Debtor to file and serve a bar date notice no later than 6/13/25

Plan and disclosure statement to be filed by 7/31/25.

Continued to 7/1/25 @ 1:30 p.m.

Party Information

Debtor(s):

620 Arkell Drive House, LLC

Represented By
Michael Jay Berger

**United States Bankruptcy Court
Central District of California
San Fernando Valley
Martin R. Barash, Presiding
Courtroom 303 Calendar**

Tuesday, July 1, 2025

Hearing Room 303

1:30 PM

1:25-10775 Woodman Investment Group LLC

Chapter 11

#23.00 Chapter 11 Status Conference

fr. 6/11/25

Docket 1

Tentative Ruling:

Ruling for June 11, 2025

The Court sets a bar date of 7/18/25

Debtor to file and serve a bar date notice no later than 6/13/25

Plan and disclosure statement to be filed by 7/31/25.

Continued to 7/1/25 @ 1:30 p.m.

Party Information

Debtor(s):

Woodman Investment Group LLC

Represented By
Michael Jay Berger

**United States Bankruptcy Court
Central District of California
San Fernando Valley
Martin R. Barash, Presiding
Courtroom 303 Calendar**

Tuesday, July 1, 2025

Hearing Room 303

1:30 PM

1:23-11446 Primex Clinical Laboratories, Inc.

Chapter 11

#24.00 Post-confirmation status conference

fr. 11/19/24; 11/27/24; 3/4/25; 6/17/25

Docket 189

Tentative Ruling:

Ruling for June 17, 2025:

Continued to 7/1/25 @ 1:30 p.m. A declaration in support of post-confirmation status report is due by 6/24/25.

Ruling for March 4, 2025:

Continued to 6/17/25 @ 1:30 p.m. An updated post-confirmation status report is due by 6/10/25.

Tentative Ruling for March 4, 2025:

Counsel for the Reorganized Debtor and Eric Weissman as Plan Agent shall be prepared to address the following issues:

1 – No admissible evidence offered. The Confirmation Order (Case Dkt. 221) expressly required the post-confirmation status report to be "accompanied by admissible evidence in support thereof." Case Dkt. 221 at 11:5-6. Why is there no declaration offered in support of the status report filed on 2/21/25?

2 – Insider Settlement Payment. Pursuant to the confirmed 3d Amended Plan (Case Dkt. 189, the "Plan"), Oshin Harootonian, Aida Harootonian and Lucy Lazarian-Hartoonian were required by the "Settlement and Release Agreement" attached as exhibit 1 to the Plan to pay the Reorganized Debtor \$1,061,077 "on or before the Effective Date of the Plan" (the "Insider Settlement Payment"). Case Dkt. 189 at 90. The Effective Date occurred on 1/1/25. Case Dkt. 238. Why is the status report silent regarding whether the Insider Settlement Payment was made?

3 -- Class 2. The Confirmation Order expressly states Class 2 is empty and is deleted from the operative Plan. Case Dkt. 221 at 10, ¶30. The status report states the

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Central District of California
San Fernando Valley
Martin R. Barash, Presiding
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Tuesday, July 1, 2025

Hearing Room 303

1:30 PM

CONT... Primex Clinical Laboratories, Inc.

Chapter 11

Reorganized Debtor has paid the IRS \$10,367.96 on account of an alleged secured Class 2 claim. The IRS POC#1 does not assert a secured claim. Why is the Reorganized Debtor making payments to the IRS on account of a secured claim?

4 – Class 9 priority claim of Oshin Harootonian - \$13,150. The confirmed 3d Amended Plan and the approved 2d Amended Disclosure Statement disclose a \$13,150 priority claim in favor of Oshin Harootonian based on a priority claim listed on Schedule E. Eight days before the confirmation hearing, the Debtor filed an amended Schedule E – which was not served on Mr. Harootonian – signed by Eric Weissman listing no priority claims. Case Dkt. 216 at 10. The status report offers no explanation offered for the Reorganized Dtr's representation that "\$0" has come due to Class 9. The "Settlement and Release Agreement" attached as exhibit 1 to the Plan appears to expressly preserve and not waive Mr. Harootonian's prepetition compensation claims. Case Dkt. 189 at 91, ¶4.2. Why hasn't the Class 9 claim been paid in full?

5 – Class 11 Convenience Class - \$1,814.56. A one-time payment to Class 11 was required to be made within 15 days of the 1/1/25 Effective Date. The status report asserts without explanation that no amounts are required to be paid under the Plan. Why hasn't Class 11 been paid?

6 – Class 12 – Subordinated General Unsecured Claims. The confirmation order expressly states that no general unsecured claims will be subordinated absent further order of the Court. Case Dkt. 221 at 13. Why doesn't the status report address whether the Plan Agent intends to file motions to subordinate some or all of the unsecured claims of the IRS (POC#1 for \$3,758,885.88) or Fresenius USA Manufacturing (POC#7 for \$34,507,942.30).

7 – Administrative Priority Cure Claims of Bio-Rad Laboratories (\$26,475.77) & Blue Shield (\$395.43). The confirmed Plan requires these cure claims to have been paid within 14-days of entry of the confirmation order. Case Dkt. 189 at 76. Why doesn't the status report address whether the cure payments were made?

8 – Administrative Priority Tax Claim of the California Dept. of Tax and Fee Administration (POC#30). The CDTFA filed an administrative priority claim for unpaid taxes of \$1,283. Why doesn't the status report address this administrative

**United States Bankruptcy Court
Central District of California
San Fernando Valley
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Courtroom 303 Calendar**

Tuesday, July 1, 2025

Hearing Room 303

1:30 PM

CONT... **Primex Clinical Laboratories, Inc.**
priority claim?

Chapter 11

9 – Priority Tax Claims of the IRS (POC#1 for \$269,168.23) and the California Dept. of Tax and Fee Administration (POC#26 for \$1,261). The confirmed Plan requires monthly payments to begin after the Effective Date. At least two payments have come due. Why doesn't the status report address the payments to priority tax claimants?

10 – Professional Administrative Priority Claims of Winthrop Golubow (\$576,881) and Wilshire Pacific Capital Advisors (\$498,485). Final fee orders have been entered. Why doesn't the status report address the payments to professionals?

11 – Payments of the U.S. Trustee. Why doesn't the status report address whether the Reorganized Debtor is current on payments owed to the Office of the United States Trustee?

12 – Rejection Damages Claim of Siemens Healthcare Diagnostics Inc. (POC#31 for \$152,276.78). Why does the status report filed on 2/21/25 state that no rejection damage claims have been filed when this claim was filed on 1/29/25?

Ruling for November 27, 2024

Confirmed subject to the Court's ruling at the hearing. Post-confirmation status conference set for 3/4/25 @ 1:30 p.m.

Party Information

Debtor(s):

Primex Clinical Laboratories, Inc.

Represented By
Garrick A Hollander
Matthew J Stockl
Peter W Lianides