

**United States Bankruptcy Court
Central District of California
San Fernando Valley
Victoria Kaufman, Presiding
Courtroom 301 Calendar**

Tuesday, April 2, 2024

Hearing Room 301

9:30 AM

1: -

Chapter

#0.00 All hearings on this calendar will be conducted in Courtroom 301 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.

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). Members of the public, the press and parties in interest may participate by audio only using a telephone (standard telephone charges may apply).

Neither a Zoom nor a ZoomGov account is necessary to participate remotely and there are no fees for doing so. No pre-registration or prior approval is required.

The audio portion of each hearing will be recorded electronically by the Court and that recording will constitute its official record. Recording, retransmitting, photographing or imaging Court proceedings by any means is strictly prohibited.

Join CACB ZoomGov Meeting

Video/audio web address: <https://cacb.zoomgov.com/j/1616137769>

Meeting ID: 161 613 7769

Password: 666060

Join by Telephone

Telephone conference lines: 1-669-254-5252 OR 1-646-828-7666

Meeting ID: 161 613 7769

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Password: 666060

For more information on appearing before Judge Kaufman 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-victoria-s-kaufman> under the tab "Telephonic Instructions."

Docket 0

Tentative Ruling:

- NONE LISTED -

**United States Bankruptcy Court
Central District of California
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9:30 AM

1:24-10159 Majid Ghasemi Naraghi and Shokoufeh Shahidi Rezvani

Chapter 7

#1.00 Motion for relief from stay [PP]

BMW BANK OF NORTH AMERICA
VS
DEBTOR

fr. 4/3/24 (advanced)

Docket 10

Tentative Ruling:

Grant relief from stay pursuant to 11 U.S.C. § 362(d)(1) and (d)(2).

Movant (and any successors or assigns) may proceed under applicable nonbankruptcy law to enforce its remedies to repossess and sell the property.

The 14-day stay prescribed by FRBP 4001(a)(3) is waived.

Movant must submit the order within seven (7) days.

Note: No response has been filed. Accordingly, no court appearance by movant is required. Should an opposing party file a late opposition or appear at the hearing, the Court will determine whether further hearing is required and movant will be so notified.

Party Information

Debtor(s):

Majid Ghasemi Naraghi

Represented By
Navid Kohan

Joint Debtor(s):

Shokoufeh Shahidi Rezvani

Represented By

**United States Bankruptcy Court
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Tuesday, April 2, 2024

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**CONT... Majid Ghasemi Naraghi and Shokoufeh Shahidi Rezvani
Navid Kohan**

Chapter 7

Movant(s):

BMW Bank of North America

Represented By
Cheryl A Skigin

Trustee(s):

David Seror (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
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Courtroom 301 Calendar**

Tuesday, April 2, 2024

Hearing Room 301

9:30 AM

1:24-10395 Avraham Shemuelian and Jaklin Saghian Shemuelian

Chapter 7

**#1.01 Motion for relief from stay [UD]
[SHORTENED TIME]**

GRB PARTNERS VTA LLC
VS
DEBTOR

Docket 7

Tentative Ruling:

The Court will continue this hearing to **April 17, 2024 at 9:30 a.m.**

Pursuant to Local Bankruptcy Rule 4001-1(c)(1)(A), movant must serve the motion, notice, and all supporting documents on the debtors. The proof of service attached to the motion indicates that only the debtors' counsel, the chapter 7 trustee, and the United States trustee were served.

By April 3, 2024, movant must file and serve notice of the continued hearing, the motion, and all supporting documents on the debtors. The notice of the continued hearing must indicate that the motion is being heard on shortened notice and that an opposition is due 2 court days prior to the hearing on the motion.

Appearances on April 2, 2024 are excused.

Party Information

Debtor(s):

Avraham Shemuelian

Represented By
Navid Kohan

**United States Bankruptcy Court
Central District of California
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Tuesday, April 2, 2024

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9:30 AM

CONT... Avraham Shemuelian and Jaklin Saghian Shemuelian

Chapter 7

Joint Debtor(s):

Jaklin Saghian Shemuelian

Represented By
Navid Kohan

Movant(s):

GRB Partners VTA LLC

Represented By
Joseph Cruz

Trustee(s):

David Seror (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
San Fernando Valley
Victoria Kaufman, Presiding
Courtroom 301 Calendar**

Tuesday, April 2, 2024

Hearing Room 301

9:30 AM

1:24-10046 Temple Poteat

Chapter 7

#2.00 Motion for relief from stay [RP]

MIDFIRST BANK, ITS ASSIGNEES AND/OR SUCCESSORS
VS
DEBTOR

fr. 4/3/24 (advanced)

Docket 20

Tentative Ruling:

Deny as moot. On March 1, 2024, the Court entered an order confirming no stay was ever in effect in this case [doc. 24]. 11 U.S.C. § 362(c)(4)(A)(ii).

Movant must submit the order within seven (7) days.

Note: No response has been filed. Accordingly, no court appearance by movant is required. Should an opposing party file a late opposition or appear at the hearing, the Court will determine whether further hearing is required and movant will be so notified.

Party Information

Debtor(s):

Temple Poteat

Pro Se

Movant(s):

MidFirst Bank

Represented By
Jennifer C Wong

Trustee(s):

David Keith Gottlieb (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
San Fernando Valley
Victoria Kaufman, Presiding
Courtroom 301 Calendar**

Tuesday, April 2, 2024

Hearing Room 301

9:30 AM

1:24-10005 Amy Jam and Mohsen Ahmadi Hadad

Chapter 13

#3.00 Motion for relief from stay [PP]

MERCEDES-BENZ VEHICLE TRUST
VS
DEBTOR

fr. 4/3/24 (advanced)

Docket 24

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Amy Jam

Represented By
Stella A Havkin

Joint Debtor(s):

Mohsen Ahmadi Hadad

Represented By
Stella A Havkin

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
San Fernando Valley
Victoria Kaufman, Presiding
Courtroom 301 Calendar**

Tuesday, April 2, 2024

Hearing Room 301

9:30 AM

1:23-11083 Bedford M Pickup

Chapter 13

#4.00 Motion for relief from stay [PP]

FIFTH THIRD BANK, N.A.
VS
DEBTOR

fr. 4/3/24(advanced)

Docket 30

***** VACATED *** REASON: Atty. Martinez filed a withdrawal on
3/22/24 - Dkt. #38.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Bedford M Pickup

Represented By
Stella A Havkin

Movant(s):

Fifth Third Bank, N.A.

Represented By
Kirsten Martinez

Trustee(s):

Elizabeth (SV) F Rojas (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
San Fernando Valley
Victoria Kaufman, Presiding
Courtroom 301 Calendar**

Tuesday, April 2, 2024

Hearing Room 301

9:30 AM

1:24-10228 Mr. Tortilla, Inc.

Chapter 11

#5.00 Motion for relief from stay [UD]

THE DEKIRMENJIAN FAMILY TRUST DATED 2/22/02
VS
DEBTOR

Stip to resolve motion filed 3/27/24

Docket 74

***** VACATED *** REASON: Order approving stipulation entered
3/28/24. [Dkt. 107]**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Mr. Tortilla, Inc.

Represented By
Michael Jay Berger

Movant(s):

The Dekirmenjjan Family Trust,

Represented By
Bret D Lewis