

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM
2:07-00000

Chapter 0

#0.00

PLEASE REFER TO THE RECENTLY UPDATED COURT WEBSITE, "PHONE/VIDEO APPEARANCES" TAB, TO DETERMINE IF PHONE/VIDEO APPEARANCE IS PERMITTED FOR YOUR MATTER OR WHETHER IN PERSON APPEARANCE IS REQUIRED.

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Password: [944409](#)

Docket 0

Tentative Ruling:

- NONE LISTED -

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:23-14467 R&LS Investments, Inc.

Chapter 11

#1.00 Chapter 11 status conference

fr. 12-17-24

Docket 234

Tentative Ruling:

None.

Party Information

Debtor(s):

R&LS Investments, Inc.

Represented By
John-Patrick M Fritz
Timothy J Yoo
Carmela Pagay
Jeffrey S Kwong

Trustee(s):

Moriah Douglas Flahaut (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:23-14467 R&LS Investments, Inc.

Chapter 11

#2.00 Motion to Convert Case From Chapter 11 to 7, or in the alternative Motion to Dismiss Debtor

Docket 319

Tentative Ruling:

None.

Party Information

Debtor(s):

R&LS Investments, Inc.

Represented By
John-Patrick M Fritz
Timothy J Yoo
Carmela Pagay
Jeffrey S Kwong

Movant(s):

Ocean Park One, LLC; Ocean Park

Represented By
Lewis R Landau

Trustee(s):

Moriah Douglas Flahaut (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-11631 UGS Private Security, Inc.

Chapter 11

**#3.00 Scheduling and Case Management Conference
in a Chapter 11 Case**

fr. 5-9-24, 5-30-24; 9-12-24; 1-9-25

Docket 28

Tentative Ruling:

None.

Party Information

Debtor(s):

UGS Private Security, Inc.

Represented By
Onyinye N Anyama

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-11631 UGS Private Security, Inc.

Chapter 11

#4.00 Motion for approval of chapter 11 disclosure statement

Docket 86

Tentative Ruling:

None.

Party Information

Debtor(s):

UGS Private Security, Inc.

Represented By
Onyinye N Anyama

Movant(s):

UGS Private Security, Inc.

Represented By
Onyinye N Anyama
Onyinye N Anyama

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-15224 Westcliff Investors, LLC

Chapter 11

#5.00 Status Hearing re Chapter 11 Voluntary Petition Non-Individual.

Docket 1

Tentative Ruling:

None.

Party Information

Debtor(s):

Westcliff Investors, LLC

Represented By
Gary E Klausner
Jeffrey S Kwong

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-16601 United Premier Development, LLC

Chapter 11

#6.00 Status Hearing Chapter 11 Voluntary Petition

fr. 10-10-24; 12-5-24

Docket 1

Tentative Ruling:

This status conference is off calendar. **Appearances waived.**

Party Information

Debtor(s):

United Premier Development, LLC

Represented By
Michael R Totaro

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-16601 United Premier Development, LLC

Chapter 11

#7.00 Order To Show Cause Re Dismissal to show cause why this chapter 11 bankruptcy case should not be dismissed due to the debtor's failure to prosecute the case. The debtor failed to file the chapter 11 plan by the Court's deadline of November 14, 2024.

Docket 0

Tentative Ruling:

In light of the Notice of Non-Opposition [Docket No. 44] filed by the debtor on January 12, 2025, and good cause appearing, this chapter 11 bankruptcy case is hereby dismissed. **Appearances waived.**

Party Information

Debtor(s):

United Premier Development, LLC

Represented By
Michael R Totaro

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-19069 United Dental Fullerton Corporation

Chapter 11

#8.00 U.S. Trustee Motion to dismiss or convert or direct the appointment of a Chapter 11 trustee .

Docket 18

Tentative Ruling:

None.

Party Information

Debtor(s):

United Dental Fullerton Corporation

Represented By
Jaenam J Coe

Movant(s):

United States Trustee (LA)

Represented By
Hatty K Yip

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-18873 UNITED DENTAL WILSHIRE CORPORATION

Chapter 11

#9.00 U.S. Trustee Motion to dismiss or convert or direct the appointment of a Chapter 11 trustee .

Docket 24

Tentative Ruling:

None.

Party Information

Debtor(s):

UNITED DENTAL WILSHIRE

Represented By
Jaenam J Coe

Movant(s):

United States Trustee (LA)

Represented By
Hatty K Yip

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-18873 UNITED DENTAL WILSHIRE CORPORATION

Chapter 11

#10.00 Order To Show Cause Re Dismissal why this Chapter 11 case should not be dismissed for failure to file the List of Equity Security Holders.

Docket 35

***** VACATED *** REASON: O/E 12-26-24. OSC DISCHARGED.
DEFICIENT DOCUMENT FILED.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

UNITED DENTAL WILSHIRE

Represented By
Jaenam J Coe

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-18882 The Skid Row Housing Trust

Chapter 11

#11.00 Scheduling and Case Management Conference
in a Chapter 11 Case

**JOINTLY ADMINISTERED with 2:24-bk-18883-WB, SRHT Property
Management Company**

fr. 12-12-24

Docket 1

***** VACATED *** REASON: O/E 1-27-25. CASE CONVERTED TO
CHAPTER 7.**

Tentative Ruling:

Party Information

Debtor(s):

The Skid Row Housing Trust

Represented By
Hamid R Rafatjoo

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-18882 The Skid Row Housing Trust

Chapter 11

#12.00 U.S. Trustee Motion to dismiss or convert or direct the appointment of a Chapter 11 Trustee .

Docket 44

***** VACATED *** REASON: O/E 1-27-25. CASE CONVERTED TO CHAPTER 7.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

The Skid Row Housing Trust

Represented By
Hamid R Rafatjoo

Movant(s):

United States Trustee (LA)

Represented By
Hatty K Yip

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-18883 SRHT Property Management Company

Chapter 11

#13.00 Scheduling and Case Management Conference
in a Chapter 11 Case

**JOINTLY ADMINISTERED with 2:24-bk-18882-WB, The Skid Row Housing
Trust**

fr. 12-12-24

Docket 1

***** VACATED *** REASON: O/E 1-27-25. CASE CONVERTED TO
CHAPTER 7.**

Tentative Ruling:

None.

Party Information

Debtor(s):

SRHT Property Management

Represented By
Hamid R Rafatjoo

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-18883 SRHT Property Management Company

Chapter 11

#14.00 U.S. Trustee Motion to dismiss or convert or direct the appointment of a Chapter 11 trustee .

Docket 22

***** VACATED *** REASON: O/E 1-27-25. CASE CONVERTED TO CHAPTER 7.**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

SRHT Property Management

Represented By
Hamid R Rafatjoo

Movant(s):

United States Trustee (LA)

Represented By
Hatty K Yip

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-18223 Kangcheng Development LLC

Chapter 11

#15.00 Initial Chapter 11 Status And Case Management Conference
fr. 12-5-24

Docket 0

Tentative Ruling:

The Court, having reviewed the Status Report and Response to Order to Show Cause (docket no. 60), filed on 1/16/2025, and good cause appearing, IT IS HEREBY ORDERED that this chapter 11 case is dismissed.
Appearances waived.

The Court shall prepare the order.

Party Information

Debtor(s):

Kangcheng Development LLC

Represented By
Stella A Havkin

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-18223 Kangcheng Development LLC

Chapter 11

#16.00 Order To Show Cause Re Dismissal why this Chapter 11 case should not be dismissed for failure to properly file/execute the following documents: Corporate Ownership Statement not filed. Signatures on the following documents are a reproduction of an electronically signed signature: Voluntary Petition for Non-Individuals Filing for Bankruptcy (Official Form 201); List of Equity Security Holders; Statement of Related Cases; Declaration Under Penalty of Perjury for Non-Individual Debtors (Official Form 202); Statement of Financial Affairs for Non-Individuals Filing for Bankruptcy (Official Form 207); Verification of Master Mailing List of Creditors [LBR 1007-1(a)].

Docket 0

Tentative Ruling:

The Court, having reviewed the Status Report and Response to Order to Show Cause (docket no. 60), filed on 1/16/2025, and good cause appearing, IT IS HEREBY ORDERED that this chapter 11 case is dismissed.

Appearances waived.

The Court shall prepare the order.

Party Information

Debtor(s):

Kangcheng Development LLC

Represented By
Stella A Havkin

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:19-19146 Corey Demon Sims

Chapter 11

#17.00 Post Confirmation Status Conference

fr. 3-28-24, 4-4-24, 6-13-24; 7-11-24; 10-10-24; 12-12-24

Docket 371

Tentative Ruling:

None.

Party Information

Debtor(s):

Corey Demon Sims

Represented By
Thomas B Ure

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:19-19146 Corey Demon Sims

Chapter 11

#18.00 U.S. Trustee Motion to dismiss or convert .

Docket 403

Tentative Ruling:

None.

Party Information

Debtor(s):

Corey Demon Sims

Represented By
Thomas B Ure

Movant(s):

United States Trustee (LA)

Represented By
Hatty K Yip

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-12523 Ross Vance

Chapter 11

#19.00 Application of Subchapter V Trustee for Payment of Interim Fees and Expenses for Gregory Kent Jones (TR), Trustee, Period: 4/5/2024 to 11/25/2024, Fee: \$15,467.50, Expenses: \$0.00.

Docket 117

Tentative Ruling:

No opposition was filed.

The court has reviewed the Fee Application of Gregory Kent Jones. The court GRANTS the Application and awards \$15,467.50 in fees and \$0.00 in costs, for a total of \$15,467.50, for the period of April 4, 2024 through November 30, 2024. The court finds that the fees requested are reasonable compensation for "actual, necessary services rendered" under 11 U.S.C. § 330(a)(1). **Appearances waived.**

Applicant is to lodge an appropriate order.

Party Information

Debtor(s):

Ross Vance

Represented By
Victor A Sahn
Steve Burnell

Movant(s):

Gregory Kent Jones (TR)

Pro Se

Trustee(s):

Gregory Kent Jones (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-12523 Ross Vance

Chapter 11

#20.00 First Interim Application Of Greenspoon Marder LLP For Allowance And Payment Of Fees And Costs Pursuant To 11 U.S.C. §§ 330 And 331 for Greenspoon Marder LLP, Debtor's Attorney, Period: 4/24/2024 to 12/31/2024, Fee: \$186,057.00, Expenses: \$3,411.50.

Docket 119

Tentative Ruling:

The court has reviewed the Fee Application of Greenspoon Marder, LLP and the Stipulation Resolving U.S. Trustee's Potential Objections To Greenspoon Marder LLP's First Interim Fee Application ("Stipulation"). The court approves the Stipulation and GRANTS the Application, subject to the terms of the Stipulation, and awards \$176,057.00 in fees and \$3,411.50 in costs, for a total of \$179,468.50, for the period of April 2, 2024 through December 31, 2024. The order on the fee application shall reflect that the US Trustee reserves its rights to object to fees incurred related to the Section 523 defense-related work under the Litigation category. There shall be a holdback of \$3,500.00 of fees pending resolution of the U.S. Trustee's reservation of rights. The court finds that the fees requested are reasonable compensation for "actual, necessary services rendered" under 11 U.S.C. § 330(a)(1). **Appearances waived.**

Applicant is to lodge an appropriate order.

Party Information

Debtor(s):

Ross Vance

Represented By
Victor A Sahn
Steve Burnell

Movant(s):

Greenspoon Marder LLP

Represented By
Victor A Sahn

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

CONT... Ross Vance

Chapter 11

Trustee(s):

Gregory Kent Jones (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-12523 Ross Vance

Chapter 11

#21.00 Application For Payment Of: Interim Fees And/Or Expenses(11 U.S.C. § 331) for J.M. Leibowitz & Associates, LLP, Accountant, Period: 7/19/2024 to 12/31/2024, Fee: \$9116.25, Expenses: \$0.

Docket 120

Tentative Ruling:

No opposition was filed.

The court has reviewed the Fee Application of J.M. Leibowitz & Associates, LLP. The court GRANTS the Application and awards \$9,116.25 in fees and \$0.00 in costs, for a total of \$9,116.25, for the period of May 1, 2024 through December 31, 2024. The court finds that the fees requested are reasonable compensation for "actual, necessary services rendered" under 11 U.S.C. § 330(a)(1). **Appearances waived.**

Applicant is to lodge an appropriate order.

Party Information

Debtor(s):

Ross Vance

Represented By
Victor A Sahn
Steve Burnell

Movant(s):

J.M. Leibowitz & Associates, LLP

Represented By
Victor A Sahn

Trustee(s):

Gregory Kent Jones (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-14992 Alcott Enterprises LLC

Chapter 11

#22.00 Motion for order confirming chapter 11
Small Business Plan

fr. 11-7-24

Docket 45

Tentative Ruling:

None.

Party Information

Debtor(s):

Alcott Enterprises LLC

Represented By
Thomas B Ure

Trustee(s):

Gregory Kent Jones (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:24-20447 Frank Wolfram Ermel

Chapter 11

#23.00 Show Cause Hearing re Debtor Frank Wolfram Ermel to appear and show cause why this chapter 11 bankruptcy case should not be dismissed for improper venue under 28 USC §1408.

Docket 13

Tentative Ruling:

None.

Party Information

Debtor(s):

Frank Wolfram Ermel

Represented By
Harold Dickens III

Trustee(s):

Gregory Kent Jones (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

10:00 AM

2:25-10139 Sylvia Lomeli

Chapter 13

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

Docket 12

Tentative Ruling:

None.

Party Information

Debtor(s):

Sylvia Lomeli

Represented By
Kevin Tang

Movant(s):

Sylvia Lomeli

Represented By
Kevin Tang

Trustee(s):

Nancy K Curry (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

2:00 PM
2:07-00000

Chapter 0

#0.00

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Join By Telephone

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[+1 646 828 7666](#) or [833 568 8864](#) (Toll Free)

Meeting ID: [161 901 2462](#)

Password: [944409](#)

Docket 0

Tentative Ruling:

- NONE LISTED -

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

2:00 PM

2:24-15995 Eva Yu Neumann

Chapter 7

#1.00 Motion for leave to file late proof of claim

Docket 48

Tentative Ruling:

None.

Party Information

Debtor(s):

Eva Yu Neumann

Represented By
Michael R Totaro

Movant(s):

Behrooz Sumekh

Pro Se

Trustee(s):

David M Goodrich (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

2:00 PM

2:24-18194 Bru Maxadaveous Muller

Chapter 7

#2.00 Order to Show Cause Re Dismissal why this Chapter 7 case should not be dismissed for failure Chapter 7 Statement of Your Current Monthly Income (Form 122A-1)

Docket 4

Tentative Ruling:

None.

Party Information

Debtor(s):

Bru Maxadaveous Muller

Represented By
Frederic M Douglas

Trustee(s):

Sam S Leslie (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

2:00 PM

2:24-20016 Octavio Contreras

Chapter 7

#3.00 Show Cause Hearing why this Chapter 7 case should not be dismissed for failure to comply with the following requirement regarding credit counseling: credit counseling course was taken more than 180 days prior to filing and is not in compliance with 11 USC §109(h)(1)

Docket 0

***** VACATED *** REASON: CERTIFICATE OF CREDIT
COUNSELING FILED 12/19/24**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

Octavio Contreras

Represented By
Jaime A Cuevas Jr.

Trustee(s):

John P Pringle (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

2:00 PM

2:24-10334 818 Real Road Partners, LLC

Chapter 11

**#4.00 Scheduling and Case Management Conference
in a Chapter 11 Case (Subchapter V Case)**

fr. 3-7-24, 3-14-24, 4-25-24, 5-16-24, 6-13-24; 9-26-24
11-7-24; 12-16-24

Docket 23

***** VACATED *** REASON: O/E 1-29-25. CONT'D 2-13-25 AT 2:00 PM**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

818 Real Road Partners, LLC

Represented By
Raymond H. Aver

Trustee(s):

Robert Paul Goe (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

2:00 PM

2:24-10334 818 Real Road Partners, LLC

Chapter 11

**#5.00 Amended Motion To Substantially Reduce And Quantify The Amount Of Claim
Of Mohsen, Inc. [Claim 4]**

fr. 12-12-24; 12-16-24

Docket 119

***** VACATED *** REASON: O/E 1-29-25. CONT'D 2-13-25 AT 2:00 PM**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

818 Real Road Partners, LLC

Represented By
Raymond H. Aver

Movant(s):

818 Real Road Partners, LLC

Represented By
Raymond H. Aver

Trustee(s):

Robert Paul Goe (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

2:00 PM

2:24-10334 818 Real Road Partners, LLC

Chapter 11

#6.00 Motion by Creditor Mohsen, Inc. to Convert Debtors Chapter 11 Case to Chapter 7

fr. 12-12-24; 12-16-24

Docket 130

***** VACATED *** REASON: O/E 1-29-25. CONT'D 2-13-25 AT 2:00 PM**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

818 Real Road Partners, LLC

Represented By
Raymond H. Aver

Movant(s):

Moshen Oil, Inc.

Represented By
Anthony A. Friedman

Trustee(s):

Robert Paul Goe (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

2:00 PM

2:24-10334 818 Real Road Partners, LLC

Chapter 11

#7.00 Motion by Creditor Mohsen, Inc. to Convert
Debtor's Chapter 11 Case to Chapter 7

fr. 6-13-24; 9-26-24; 11-7-24; 12-16-24

Docket 85

***** VACATED *** REASON: O/E 1-29-25. CONT'D 2-13-25 AT 2:00 PM**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

818 Real Road Partners, LLC

Represented By
Raymond H. Aver

Movant(s):

Moshen Oil, Inc.

Represented By
Anthony A. Friedman

Trustee(s):

Robert Paul Goe (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

2:00 PM

2:24-10334 818 Real Road Partners, LLC

Chapter 11

#8.00 Motion for Order Dismissing Chapter 11 Case

fr. 6-13-24; 9-26-24; 11-7-24; 12-16-24

Docket 81

***** VACATED *** REASON: O/E 1-29-25. CONT'D 2-13-25 AT 2:00 PM**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

818 Real Road Partners, LLC

Represented By
Raymond H. Aver

Movant(s):

818 Real Road Partners, LLC

Represented By
Raymond H. Aver

Trustee(s):

Robert Paul Goe (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

2:00 PM

2:24-10334 818 Real Road Partners, LLC

Chapter 11

#9.00 Motion to Disallow Claim of Mohsen, Inc. [Claim 5]

fr. 6-13-24; 8-15-24; 9-12-24; 11-7-24; 12-16-24

Docket 86

***** VACATED *** REASON: O/E 1-29-25. CONT'D 2-13-25 AT 2:00 PM**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

818 Real Road Partners, LLC

Represented By
Raymond H. Aver

Movant(s):

818 Real Road Partners, LLC

Represented By
Raymond H. Aver

Trustee(s):

Robert Paul Goe (TR)

Pro Se

**United States Bankruptcy Court
Central District of California
Los Angeles
Julia Brand, Presiding
Courtroom 1375 Calendar**

Thursday, January 30, 2025

Hearing Room 1375

2:00 PM

2:24-10334 818 Real Road Partners, LLC

Chapter 11

Adv#: 2:24-01260 818 Real Road Partners, LLC v. Mohsen, Inc.

#10.00 Status Hearing re Notice of Removal by Mohsen, Inc.
case number CV 24-7828-DMG (JPRx) transferred
from US District Court Central District of California,
Los Angeles Division

fr. 12-3-24; 12-16-24

Docket 1

***** VACATED *** REASON: O/E 1-29-25. CONT'D 2-13-25 AT 2:00 PM**

Tentative Ruling:

- NONE LISTED -

Party Information

Debtor(s):

818 Real Road Partners, LLC

Represented By
Raymond H. Aver

Defendant(s):

Mohsen, Inc.

Represented By
Anthony A. Friedman

Plaintiff(s):

818 Real Road Partners, LLC

Represented By
Jeffre Lowe
Raymond H. Aver

Trustee(s):

Robert Paul Goe (TR)

Pro Se