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THE BUSINESS JOURNAL
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BEST COMPANY TO WORK FOR

LONDON PROPERTIES

First finalist: **Saint Agnes Medical Center**
Second finalist: **Granville Homes**

BEST RESIDENTIAL REAL ESTATE COMPANY

First finalist: **Realty Concepts**
Second finalist: **Guarantee Real Estate**

Gabriel Dillard – MANAGING EDITOR

Ask anyone who is married: It isn't easy keeping one person happy over a period of time.

Now imagine what it must be like for Fresno-based London Properties, which reported 350 full-time agents as of 2018.

President Patrick Conner and the London Properties executive team are up for the challenge, and they appear to be knocking it out of the park, according to the latest "Best of Central Valley Business" awards given out this week.

London Properties, among the largest residential real estate firms in the Central Valley, received the honor of "Best Company to Work For" for the third consecutive year of the program. Readers of The Business Journal — as well as loyal clients, to be sure — also designated London Properties the Best Residential Real Estate Company.

It was the fourth consecutive year for that recognition.

Conner is one to let his firm's reputation do the talking. When asked about the honors, he said he was "overwhelmed."

"Both of these awards speak to the quality of our people," Conner said.

The Conner legacy was born in 1973, when Patrick's parent Dan and Paul started the business. Specializing in residential real estate, as well as commercial property and farmland, London Properties marks its sales volume in the billions of dollars.

From ongoing training to giving agents the autonomy to build true relationships with clients, London Properties goes the extra mile in all efforts. And that is reflected in the annual Best of Central Valley Business Awards.

PHOTO BY RAM REYES | **Patrick Conner, London Properties president (left), stands with London Properties Executive Vice President Jason Cortez (right), as well as Jim Ford, Central Valley Community Bank CEO, to celebrate winning two "Best of" awards for 2019.**

BEST LUNCH SPOT DURING THE WORK WEEK

PISMO'S COASTAL GRILL

First Finalist: **Sam's Italian Deli**
Second Finalist: **Butterfish**

Edward Smith – STAFF WRITER

People seem to keep going back to Pismo's Coastal Grill as once again, Business Journal readers have chosen the seafood restaurant as the Best Lunch Spot to Eat During the Work Week.

The north Fresno eatery and fish market gets chosen for "a lot of reasons," said owner Dave Fansler. A lot of the lunch ritual involves meeting people, Fansler added, and with a great location, centrally located and easy to get to, it makes lunch on a tight schedule easy.

The lunch spot category in Best of the Central Valley began in 2017. Since then, Pismo's has won every year. This year also marks the restaurant's 10-year anniversary. The reason for its popularity starts with not only "great and consistent" food, but also good prices.

PHOTO VIA PISMO'S | **Executive Chef Michael Vernon preps fresh ingredients for another fantastic Pismo's dish.**

The staff is long tenured, and they know the regulars.

"They enjoy seeing the guests and we enjoy seeing them," Fansler said. "There is quite a bit of camaraderie between the guests and the staff."

The readers have spoken

35 companies earn 'Best of' honors

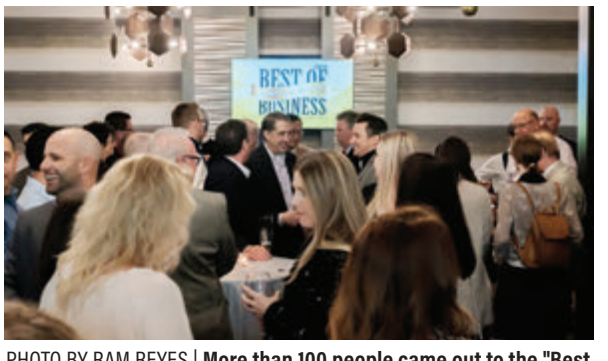


PHOTO BY RAM REYES | **More than 100 people came out to the "Best of" awards program Monday in Fresno.**

Gabriel Dillard – MANAGING EDITOR

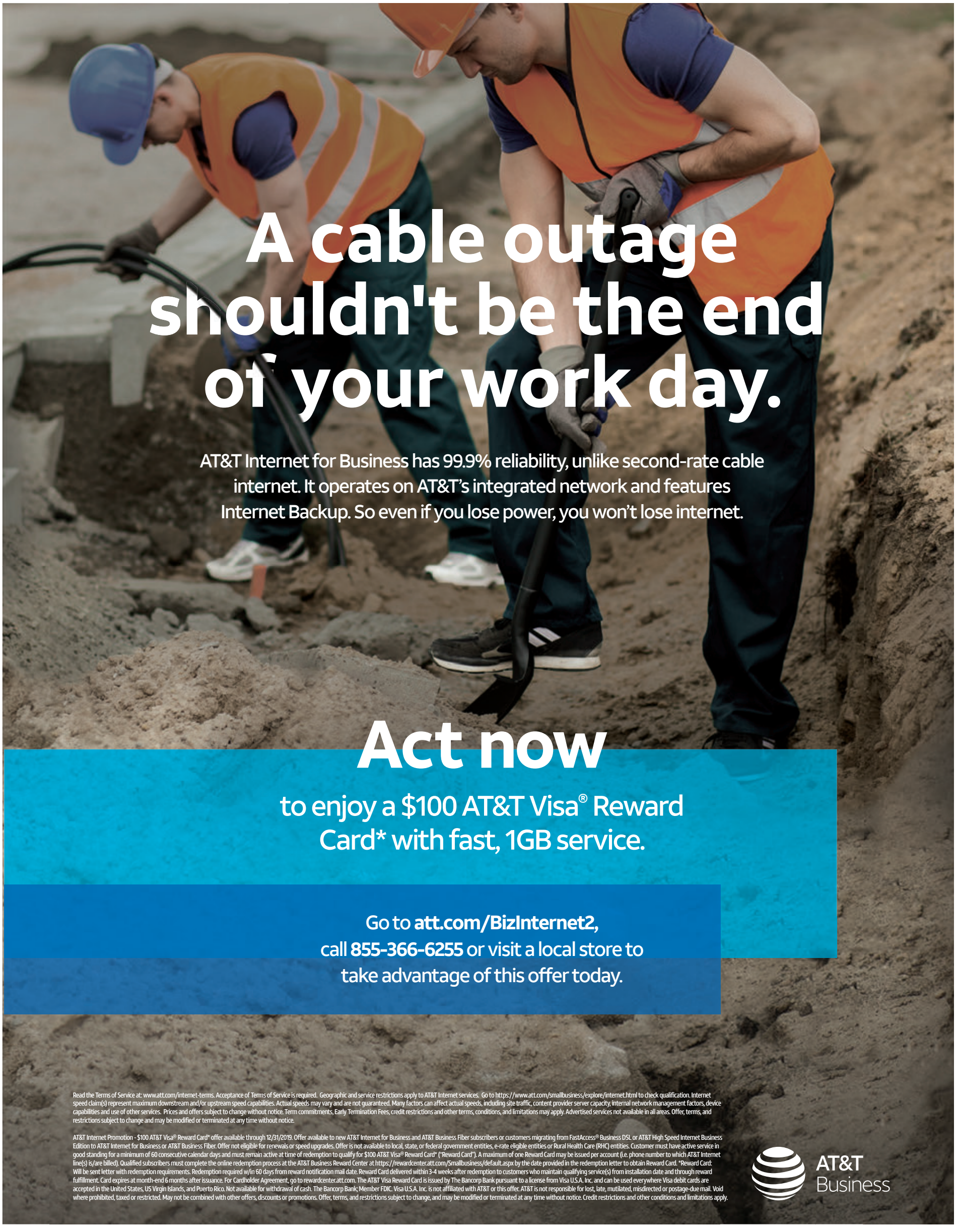
Ruth's Chris Steak House in Fresno was hopping Monday night as more than 100 of the leading local business owners and representatives gathered to hear the winners of the 2019 Best of Central Valley Business awards.

In its sixth year, the competition invites online readers of The Business Journal to vote for their favorite people, businesses and organizations in the Central Valley in 35 different categories.

From a humble start of 22,000 votes in the first year of competition, this year the program garnered nearly 160,000 votes from Sept. 1 to Oct. 31.

The top three vote-getting finalists from each category were invited to the event.

Be sure to thumb through this entire issue to learn who the finalists were and read about the winners. To offer feedback on the contest or suggestions for new categories, contact kaysi@thebusinessjournal.com.



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AT&T Business

BEST HOME BUILDER, REAL ESTATE PROPERTY MANAGEMENT COMPANY AND BUSINESS SUPPORTING LOCAL CHARITIES

GRANVILLE HOMES

BUILDER
First finalist: **De Young Properties**
Second finalist: **Wathan Castanos**

MANAGEMENT
First finalist: **Manco Abbott**
Second finalist: **Regency Property Management**

CHARITIES
First finalist: **De Young Properties**
Second finalist: **Table Mountain Casino**

PHOTO BY RAM REYES | **Veronique Parker accepts the first of three Best of awards from Jim Ford of Central Valley Community Bank.**

Donald A. Promnitz - STAFF WRITER

Granville Homes has seen more than its share of success in 42 years with much revenue generated — and a lot of that wealth spread around.

Since its founding in 1977 under the Assemi family, Granville has built more than 5,800 homes in the Valley. According to Veronique Parker, assistant corporate communications manager, the mission for the company is to provide "unparalleled customer service, timeless architecture [and] healthier neighborhoods." This means careful consideration must go into the process of locating the community — with school districts being among the top factors.

The result are communities like Copper River Ranch in Fresno, or Belterra

Granville | 30

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BEST FAMILY OWNED BUSINESS

WAWONA FROZEN FOODS (SMITTCAMP FAMILY)

First finalist: **London Properties (Conner Family)**
Second finalist: **Valley Wide Beverage (Amendola Family)**

PHOTO BY RAM REYES | **Bill Smittcamp poses with Jim Ford of Central Valley Community Bank.**

David Castellon - STAFF WRITER

The Smittcamp family founded Wawona Frozen Foods back in 1963.

Earl Smittcamp, who actually started out growing and packing peaches, died in 2014, while son Robert stepped down last year as CEO of Lyons Magnus Co. and is a silent partner in Wawona, with a 25 percent stake in the company.

Still, Wawona remains a family-run business, said Robert's brother, Bill Smittcamp, the Clovis-based company's president and CEO.

"I'm very pleased that all of my children are in the business," with son Blake Smittcamp the vice president of sales; his other son Bradley doing sales to regional schools and daughter Blair Smittcamp-Martin a member of Wawona's marketing team, as well as her father's executive assistant.

"She just gave us our fourth grandson, Harvey Martin," in September, her clearly proud father noted.

Wawona operates two plants in Clovis and Fresno, packaging ready-to-eat mixed fruit in bags and cups. Many of those fruit cups are shipped around the country to be included in school lunch programs.

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BEST POLITICIAN ON BUSINESS ISSUES

REP. DEVIN NUNES

First finalist: **Assembly member Jim Patterson**
Second finalist: **Rep. Jim Costa**

David Castellon - STAFF WRITER

Rep. Devin Nunes, R-Visalia, wasn't present in Fresno Monday night to accept his 2019 award for Best Politician on Business Issues, nor were members of his staff.

But all things considered, the lack of response isn't surprising.

As the ranking Republican on the House Intelligence Committee, the Tulare native was busy in recent days leading the Republicans' questioning of witnesses during the hearings on whether to impeach President Donald Trump, and Nunes — a steadfast supporter of the president — reportedly has been working with fellow GOP members in Congress to continue challenging the impeachment efforts as the hearings entered their next stage earlier this week before the House Judiciary Committee.

Long before Nunes allied with Trump and became a big player on the national political stage, Nunes was a lesser-known congressman pushing an agenda since 2003 that resonated with a lot of business people in the Valley, including tax reform and working to secure more water for Valley farms, cities and towns.

"Water is the San Joaquin Valley's economic lifeblood. However, radical environmentalists in Washington, D.C. and Sacramento have long coordinated to deprive the Valley of its rightful share of water," Nunes wrote in a pamphlet his office recently sent to voters in his district on the state's water issues.

As for his association with Trump, despite being under fire, the pro-business president remains largely popular in many segments of the Valley's business community, and Nunes' support of him seems to have elevated support for the congressman.

PHOTO BY GAGE SKIDMORE | **Then-House Intelligence Committee Chairman Devin Nunes speaking at the 2018 Conservative Political Action Conference (CPAC) in National Harbor, Maryland.**

BEST NONPROFIT

MARJAREE MASON CENTER

First finalist: **Hind Hospice** | Second finalist: **Poverello House**

Donald A. Promnitz - STAFF WRITER

PHOTO BY MARJAREE MASON CENTER | **The Top Professional Women fundraiser is one of the major events hosted annually by the Marjaree Mason Center. Here the 2019 honorees visit the Fresno Rotary Club.**

The Marjaree Mason Center was created in the hopes of making something good out of something tragic.

Spurned by the murder of Marjaree Mason in 1978, the nonprofit it was created to serve as a beacon of hope for women and children throughout the Central Valley who were being abused and victimized. Forty years later, it's considered one of the most powerful voices in Fresno for these populations. These services are provided to hundreds of adults and children on a daily basis, regardless of the day or time.

"I believe... that the community has come to trust the agency and the services we provide, knowing that we are able to assist adults and children 24 hours a day, seven days a week, 365 days a year when people need us most," said Charity Susnick, director of development and communications. "And that is when they're in trouble and crisis."

According to Susnick, the services provided include emergency and transitional housing, counseling, legal assistance, education, outreach and advocacy. In addition, it has partnered with organizations including the Fresno County Department of Probation — an entity they've teamed up with to provide rehabilitation training to convicted abusers.

It's for these reasons and many others that readers of The Business Journal have named the Marjaree Mason Center Best Nonprofit for the second year in a row.

BEST COMMERCIAL REAL ESTATE COMPANY

COLLIERS INTERNATIONAL

First finalist: **Fortune Associates**
Second finalist: **Stumpf and Co.**

David Castellon - STAFF WRITER

As far as Michael Schuh is concerned, longevity probably played a big role in why Business Journal readers selected Colliers International as the Central Valley's best commercial real estate business this year.

"It's because we've been around 51 years and have a strong reputation of doing what's best for our clients," said Schuh, the Fresno-based business' senior vice principal/principal, as well as a broker.

"We've got deep knowledge of the current market, and we always do what is best for out clients."

In addition, Schuh said his staff of brokers and other workers have earned whatever praise the voters might extend to Colliers, as "the interest of our clients is our No. 1 goal as we handle a transaction in real estate.

"I think we are loyal and do what is best for the client," he added. "When we go out looking at a commercial real estate space for a tenant or a buyer, we are always going to steer them in the right direction so that it is going to be a positive experience for them in the long run, not only financially but on a personal level as well."

It has been a good year for Colliers for another reason "This year has been the best year in the entire history of our company, revenue wise. We've had a ton of transactions that have been pretty substantial, all up and down the Valley."

PHOTO BY WATER EDUCATION FOUNDATION | **The U.S. Bureau of Reclamation is making a plan to help restore the Friant-Kern Canal.**

ENVIRONMENT

Feds to tackle Friant-Kern Canal

The federal government announced Wednesday it will be getting involved in ongoing problems regarding the Friant-Kern Canal.

The U.S. Bureau of Reclamation will begin researching the environmental impact of restoring the waterway's continued sinking — otherwise called subsidence, according to a press release from the federal agency Tuesday.

The public input stage is the first step of what is being called The Friant-Kern Canal Subsidence and Capacity Correction Project.

According to the release, the effects of subsidence on 33 miles of the canal have resulted in a loss of over half of its original capacity. The sinking is largely due to groundwater extraction, the release stated.

Located in the eastern San Joaquin Valley, the canal delivers water to over 1 million acres of farmland and 250,000 residents. Delivery capacity for the canal has been reduced by up to 300,000 acre-feet of water in certain water years, the release stated.

Fixing the canal would result in 4,000 cubic-feet-per-second of water flowing through the artery, up from 1,900 cubic-feet-per-second.

Borgeas co-authored SB 559 with State Senator Melissa Hurtado (D-Sanger). That bill, which would've allocated millions of dollars from state coffers for the sinking canal, was tabled for review during the 2020 legislative session.

"I also want to thank President Trump for listening to our needs in California and acting on them through his presidential memorandum that prioritized this and other water infrastructure projects in the West. Restoring full capacity of the Friant-Kern Canal along this stretch will significantly benefit residents along the eastside of the Central Valley and our agricultural community," said House Minority Leader Kevin McCarthy (R-Bakersfield).

ENTERTAINMENT

Homeowners relish tree

(AP) — At the heart of an annual California Christmas tradition lies a struggling deodar cedar tree in the city of Fresno.

Nearly a century ago, the tree was decorated by Willian and Mae Winning in memory of their teenage son after he died from a fall, the Fresno Bee reported Sunday. Neighbors decorated trees in front of their homes in solidarity with the grieving parents.

Today, the tree is one of hundreds decorated by residents each December along a 2-mile (3.2-kilometer) stretch of Van Ness Boulevard known as Christmas Tree Lane.

"It's not just, 'Oh, let's decorate our neighborhood.' It has meaning," said Dana Pratt, who bought the home behind the tree with her husband Greg in 2016. "A spirit-of-Christmas kind of thing – at least I think so."

The Pratts have been working to slowly renovate the home and restore the tree, which has a sign commemorating its history in the city about 160 miles (257 kilometers) southeast of San Francisco. They hired an arborist who trimmed some of the tree's dead limbs, which spooked neighbors who cherish the annual tradition.

Arborist Steven Stubbe said between 30-40% of the tree's canopy was dead and the tree hadn't been properly maintained. The plan is to install a drip line to help water the tree after the holiday season.

The lane opened Tuesday with one of its two walk nights, where the road is open only to pedestrians.

SMALL BUSINESS

Tangram in Fresno celebrates grand re-opening

An interior solutions company in Fresno has recently celebrated its grand re-opening to ring in a major refreshing of its showroom space.

Tangram, a commercial interior environment company, updated the showroom to include displays in response to current trends in corporate, education and health care environments. In terms of architectural change, the space is entirely new with the exception of one wall and parts of the kitchen, according to a news release.

Elements in the project included furniture, finishes, wall installations, technology and flooring.

Based in Los Angeles, Tangram has offices in Central and Southern California.

"We opened the office in Fresno seven years ago in response to strong and growing demand for cutting edge interior solutions in the region," said Joe Lozowski, president and CEO of Lozowski. "Since that time, there has been an ongoing evolution in workspaces, health care and education."

The Tangram Fresno office is located at 677 W. Palmdon Dr., #101.

State sues Neptune society

The state attorney general sued the Neptune Society on Monday, claiming the well-known company with a Fresno location pocketed $100 million that it should have kept in reserve for those who signed up for its prepaid cremation service plans.

As a result, many of the company's customers failed to get full refunds if they canceled their contracts, and thousands of other prepaid customers could also lose their money if they cancel, the lawsuit says.

The company also falsely claimed to use its own crematoriums when in fact it contracted with others and illegally accelerated payments when customers died, among other misleading business practices, the lawsuit says.

Beth Dombrowa, a spokeswoman for Neptune and its parent company, Texas-based Service Corp. International, said she could not immediately comment. The lawsuit also names a subsidiary, the Trident Society.

The company and its subsidiaries are North America's largest provider of funeral, cremation and cemetery services.

California Atty. Gen. Xavier Becerra and three Bay Area prosecutors said that the Neptune Society broke state law by failing to hold in a fully refundable trust more than $100 million customers paid for the cremation plans.

The lawsuit does not say that anyone lacked the money when it came time to be cremated, only that it's a possibility because Neptune doesn't properly set aside the money it collects. But it says the company shortchanged customers who were entitled to full refunds if they canceled their contracts.

The company is "swindling customers who were simply trying to look out for their families and prepare for one of life's most difficult moments," Becerra said in a statement.

The suit alleges that Neptune steered 99% of customers to its Standard Neptune Plan, which included both cremation services and related products, but then illegally kept about half the money because it was earmarked for the products.

The suit says Neptune thus deceived consumers who thought all their money was protected, as required by California law.

"Consumers should expect the money paid toward future funeral needs will be fully protected and available to pay for the necessary services when the need ultimately arises so family and loved ones are not further burdened," Marin County Dist. Atty. Lori Frugoli said in a statement.

AGRICULTURE

State Water Project announces first allocation for season

The California Department of Water Resources (DWR) announced an initial State Water Project (SWP) allocation of 10% for the 2020 water season that started in October.

The allocation is based on reservoir storage and weather conditions.

SWP contractors started the 2019 water season with an initial 10% allocation that was later bumped up to 75% due to above-average precipitation.

Lake Oroville, the SWP's largest reservoir, is currently at 54% of capacity and 90% of average for this time of the year.

Shasta Lake, the Central Valley Project's (CVP) largest reservoir, is currently at 71% percent of capacity and 119% of average.

The San Luis Reservoir, the largest off-stream reservoir in the U.S. where water is stored for the SWP and the federal Central Valley Project, is at 43% of capacity and 72% of average.

In Southern California, SWP's Castaic Lake is at a 77% capacity and 101% of average.

The SWP supplies water to 29 contractors that service 27 million Californians and 750,000 acres of farmland.

On Jan. 2, 2020, the DWR will conduct the season's first snow survey at Phillips Station near Lake Tahoe.

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The Business Journal (USPS 145-100) is published Monday's Wednesday's and Fridays for $99 (52 weeks : 154 issues + The Book of Lists) or Friday only for $79 (51 weeks : 51 issues + The Book of Lists). Multi-year discounts, group / organization bulk discounts, electronic editions and student subscription rates are available by contacting the circulation department.

The Business Journal, Inc. 1315 Van Ness Avenue Suite 200, Fresno, Ca 93721. The Business Journal Newspaper, PO BOX 126, Fresno, CA 93707-0126.

PERIODICAL POSTAGE IS PAID IN FRESNO, CA
POSTMASTER: Send address changes to The Business Journal
PO BOX 126 Fresno, CA 93707-0126
Telephone: 559.490.3400 - FAX: 559.490.3521
Adjudicated newspaper of general circulation by decree No. 14315 of Superior Court of Fresno County, March 4, 1911.

BEST ARCHITECTURAL FIRM

DARDEN ARCHITECTS

First finalist: **TETER** | Second finalist: **The Taylor Group**

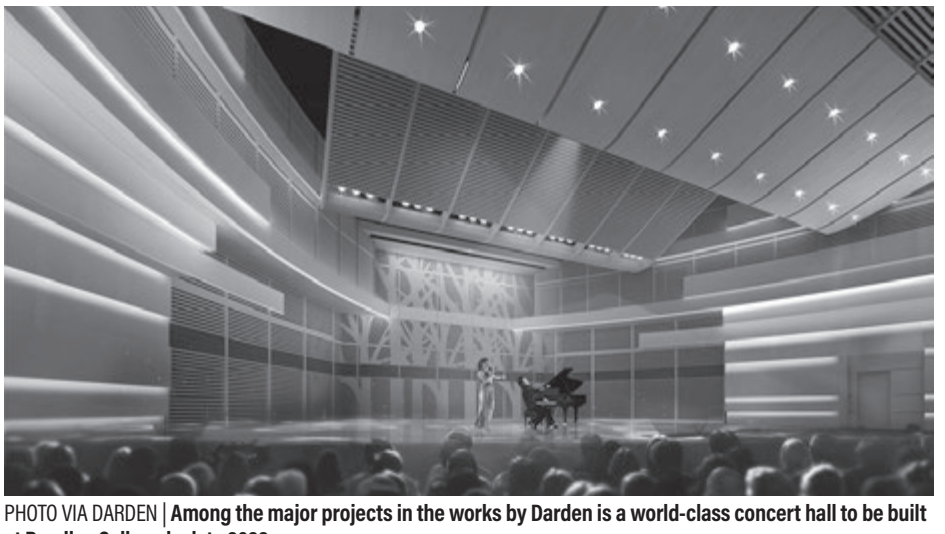

PHOTO VIA DARDEN | **Among the major projects in the works by Darden is a world-class concert hall to be built at Reedley College by late 2022.**

BEST INTERIOR DESIGN FIRM

First finalist: **Facility Designs**
Second finalist: **CORE Business Interiors**

David Castellon - STAFF WRITER

Mike Fennacy, principal and architect, said he tends to think of Darden Architects as a family business.

Not the sort where the people running things are related, but rather in the sense of how he and his staff treat their clients and each other.

"This is a firm where we treat people like family, we are very careful whom we hire, so as a result of that we tend to have top-quality people in the firm. So people in the firm and people outside the firm tend to enjoy the people we have here," Fennacy said.

"When you're around people who fill you up and encourage you as a person, it's always much more enjoyable to be around people like that. We try to instill values like that."

All that makes for healthy relationships with clients who feel they have been treated with respect and care, Fennacy said.

That attitude is being noticed, as Business Journal readers have voted Darden the Valley's best architectural firm five previous years.

It also won the top Interior Design Firm for the second year.

In addition to client relations, Fennacy said keeping up with the latest trends and technology in architecture, along with offering fresh, innovative design, are also important.

"Clients are seeing more and more sophistication in the world around us," he said.

BEST ENGINEERING FIRM

BLAIR, CHURCH & FLYNN

First finalist: **Precision Civil Engineering**
Second finalist: **Provost & Pritchard Consulting Group**

Frank Lopez - STAFF WRITER

Blair, Church & Flynn Consulting Engineering Inc. has been voted the Best Engineering Firm in the Central Valley for the fourth year in a row.

The firm hit its 60th anniversary last year, and along with its home base in Clovis, Blair Church & Flynn has offices in San Francisco, Glendale and Las Vegas.

The firm focuses its services on planning, environmental compliance and licensing, surveying and land services, landscaping, and construction services. They've won numerous industry awards and last year received the Southern California Edison Supplier of Year Award Class III Winners Circle.

Their projects have included buildings, bridges, canals, and athletic venues. More notable projects include the Henry Madden Library at Fresno State, the Cal Poly Athletics Complex in San Luis Obispo and the Madera County Courthouse.

IMAGE VIA BLAIR, CHURCH & FLYNN | **Notable projects of the engineering firm include the Henry Madden Library and Madera County Courthouse.**

\Blair, Church, & Flynn is a Native-American owned company, and in 2017 the firm was recognized with a Supplier of the Year Award from the National Minority Supplier Diversity Council.

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In Parlier, a one-stop for pot

PHOTO BY DAVID CASTELLON | **Jeff Tuel, a former pro football player, stands in front of the as yet unnamed building under construction in Parlier for Greenbrier Holdings, which plans to operate three cannabis businesses from here.**

David Castellon- STAFF WRITER

Had he been a better player, Jeff Tuel said he might have had a longer pro football career, instead of the two seasons he spent as a quarterback for the Buffalo Bills and the one with the Jacksonville Jaguars.

But the Clovis West alum said he has no regrets leaving football in 2014, in part because the business end of the game had bogged down much of the fun.

Besides, Tuel noted, "I'm not a guy whose going to hang onto something. I was ready for the next chapter of this life."

Puffing in Parlier

That next chapter has Tuel excited, and it's happening in an extremely nondescript, two-story building under construction in Parlier.

It doesn't look like much, in part because it's surrounded by construction supplies and heavy machinery sitting in mud in a plot of dirt that soon will be paved into a parking lot, while workers inside erect walls and flooring.

In a few weeks, this building will house a new business that will be unique here in the Valley, as it will be a manufacturing site for marijuana-based products for recreational use, making everything from baked goods to vape cartridges with cannabis oils to varieties of flower for smoking.

That's just one part of the cannabis business slated for this 20,000-square foot building. It will be a distribution center to supply stores selling recreational cannabis products as well as to supply the company's cannabis and cannabis-infused product to drivers who will deliver them to homes in the Valley.

Cannabis convenience

"Home delivery, [like] Uber Eats," said Tuel, vice president of sales for Greenbrier Holdings, which was created as a division of a successful Valley family's organic dairy and farming operation to oversee its ventures in recreational and medicinal cannabis. That includes running a growing operation in the Santa Barbara area that will supply the Parlier facility.

"So we know big ag well and big farming well, and see an opportunity here in the Valley to bring a lot of positive things, so that's why we're in it," said Tuel, who is serving as the public face of that new division, as the owners have decided to stay "behind the scenes" and not disclose its members' names publicly.

And with the recent legalization of recreational cannabis in California, he said, "This is the family's first stab to bring at bringing cannabis to the Central Valley."

As for the progression of this new business, plans are to finish up the first section of the building that will house the home delivery operation by the middle of this month and start sending out home deliveries through a staff of 15-20 people soon after.

"That's going to be direct delivery, where customers go online, like they're shopping on Amazon," picking out pre-rolled marijuana cigarettes, cannabis oil products, cannabis massage creams, etc. "and have it delivered to their doors."

> ***"We're starting slow, measuring demand, seeing how much folks in Fresno want their cannabis, how they want it. Do they want flower? Do they want edibles? Do they want vape pens? What part of the market is going to sell here in Fresno, and let's give the consumers what they want."***
>
> ***—Jeff Tuel***
> *Vice President of Sales for Greenbrier Holdings*

The company also plans to deliver accessories pot users may need — grinders, lighters, rolling papers, clothing and "doob tube" containers for joints among them.

Bypassing local ordinance

Tuel noted that while cities and counties in the state have to approve where they will allow cannabis businesses to locate, deliveries of pot and derived products can be made by any cannabis vendor or other business licensed for delivery by the state Bureau of Cannabis Control, even to homes in communities that don't allow brick-and-mortar cannabis businesses in their borders.

As for the manufacturing side, that area of the as-yet unnamed building will include a kitchen area to cook various cannabis-laced "edibles," products that have become extremely popular in the industry.

"So people who like their chocolate or gummies, there's going to be a kitchen up here where we're actually going to manufacture the distillate [cannabis oil] to then be entered into a gummy or a chocolate or a drink, whatever you may like," Tuel said.

There will also be an industrial side where weed will be rolled into cigarettes or dolled out into packaging or have oils removed and made into various non-food products from dabs – which are heated and the vapor inhaled – to live resin and various extracts.

"Then we have distribution, which will all go out of this facility," he said.

Right now, such stores are few and far between in the Valley, with just a few in Merced, Woodlake and Modesto, but Tuel noted the Fresno City Council recently voted to allow 14 recreational cannabis stores in the city.

In addition, the city of Hanford legalized recreational marijuana shops in March.

Lean and green

Greenbrier expects to start lean on production early next year, with a skeleton crew producing products while the business builds its distribution customer base, mostly in the Valley, with plans to expand its client businesses outside the area and possibly across the state.

"As we grow and as we get our feet up and we mostly finish up construction, then we bring on more of the workforce, and I'd like to see us stretching all across the state from south to north."'

Tuel declined to speculate on how many people may eventually work at the Parlier facility.

One advantage for Greenbrier is that legal, recreational cannabis is a new thing to Fresno.

"There is no brand recognition," he said, so the company could build its brand recognition and loyalty among customers here.

"We're starting slow, measuring demand, seeing how much folks in Fresno want their cannabis, how they want it. Do they want flower? Do they want edibles? Do they want vape pens? What part of the market is going to sell here in Fresno, and let's give the consumers what they want."

"And as these other dispensaries come online, we want to be the crew that says, 'don't worry about getting brands from L.A. and Sacramento. We're your guys. We have everything in stock. We'll be at your place twice a week to fill you up.'"

The new Parlier building will not include a store. In fact, it will be a secure building accessible only to employees and guests, so people wanting to buy cannabis and related products will not be allowed to roll up and knock on the door.

Marketing game

Plans are to promote the business online, and when people search online to buy cannabis in Fresno, "Our cannabis delivery should be the first thing that pops up, and it will be," Tuel said, adding that he plans to promote the business on social media.

"We want to be the premiere [cannabis] delivery service here in the Central Valley, and really set the tone for doing it right."

David Castellon | Writer can be reached at:490-3464 or e-mail david@thebusinessjournal.com

MITCH POMEROY

MANAGING MEMBER | NSD +VENTURES / CV PROPERTIES

EDUCATION: HIGH SCHOOL, CONSTRUCTION, MANAGEMENT, REAL ESTATE INVESTMENTS, REDEVELOPMENT, CAPITAL RAISING, REAL ESTATE SYNDICATION, JOINT VENTURES PARTNERSHIPS | **AGE:** 44 | **FAMILY:** MARRIED

What we do:

We purchase mismanaged, deferred maintenance properties to renovate and revitalize.

What got your company interested in Chinatown?

The Dicks Shoe store building/hardware store came on the market for sale. I like what Bitwise is doing to revitalize Downtown Fresno.

What have your travels in places like Denver, Colorado and Seattle, Washington taught you about how to revitalize a city?

I like the way they provide open commercial spaces with multi small businesses interacting and working together.

How do you plan to counter displacement in Chinatown and the surrounding area?

My plan is to renovate the buildings and provide workspace for multiple businesses to work and interact with each other. Chinatown will need multiple groups revitalizing buildings and building or revitalizing existing buildings to add multifamily housing.

What are some other places in Fresno that you see potential in?

There is potential all over the city from Downtown Fresno to up and down Blackstone Avenue, Shaw Avenue, Clovis Avenue to Highway 99.

What do you like to do in your spare time?

I like to travel to cities across the United States to attend commercial real estate conventions with my wife. It gives me the opportunity to visit so many great cities in our country while learning about real estate and meeting new friends.

What was your first job and what did you learn from it?

My first job was working for a family construction business. I learned work ethic and everything about construction and renovations to managing people, places and time. It was a priceless education.

What is the best business advice that you've ever received?

Find something you love to do and take massive action. Set goals you think you cannot achieve.

BEST TITLE COMPANY

CHICAGO TITLE CO.

First Finalist: **First American Title**
Second Finalist: **Old Republic Title Co.**

Frank Lopez - STAFF WRITER

Rising from the ashes of the Great Chicago Fire in 1871, The Chicago Title Co. offers insurance, title and escrow services across the U.S., including the Central Valley.

Though the company was founded in 1847 under Fidelity National Financial Inc., Chicago Title gained national recognition after the great fire, which destroyed real estate records. Only three title companies in the area managed to save their records.

Soon after, more companies got into the business of insuring property ownership aside from the government, and Chicago Title grew into what it is today.

There are nine Chicago Title offices in the counties of Fresno, Madera, Tulare and Kings, and hundreds more across the county, with 60 employees combined with the Fresno-Madera locations.

Sales Manager Jennifer Shepherd said that 2019 was another amazing year in real estate and that there were a lot of people buying and selling homes, as well as refinancing in the later half of the year.

"Its great to see our Central Valley economy booming and have the chance to be a part of it," Shepherd said. "There's a lot of interest in real estate this year, which we hope will continue into 2020."

Shepherd said the company is grateful to its customers for taking the time to vote, and that they are what drive Chicago Title Co. to work harder.

PHOTO BY RAM REYES | **Mark Barsotti, Fresno/Madera County manager for Chicago Title, accepts his plaque from Jim Ford of Central Valley Community Bank.**

BEST OFFICE EQUIPMENT COMPANY

CALIFORNIA BUSINESS MACHINES

First Finalist: **Caltronics Business systems**
Second Finalist: **Ray Morgan Co.**

Donald A. Promnitz- STAFF WRITER

California Business Machines has been in Teri McNally Brymer's family for more than six decades, from when her father Ray McNally bought the store in 1953 to avoid being transferred to New York as part of his job with Remington Rand Typewriter Co. After taking out a loan from his in-laws, McNally made the move, and 66 years later, they're at the top of their game.

Back then, the products were mostly typewriters and counting machines. But today, things have changed with the sale of copiers, printers, computers, software and the lessons that go with installing it. They also still sell the occasional typewriter. This equipment is offered at sale, rental and lease.

Currently, CBM operates from its main office in Fresno while maintaining a branch in Visalia. While they're main work is done in Fresno, Madera, Kings and Tulare counties, Brymer added that they service customers from Merced to Bakersfield.

Merely selling the product, however, is not the only part of the job for CBM. In order to stay at the top of their game, Brymer explained that they must always be aware and familiar with the brands and equipment they offer. It's this extra level of expertise that Brymer attributes to its fifth consecutive year of being voted Best Office Equipment Company in the Central Valley by readers of The Business Journal.

"We obviously have a good product, but it's our people, their experience and how well we take care of our customers that I think makes them vote," she said.

PHOTO BY RAM REYES | **Teri McNally Brymer poses with her company's 2019 "Best of" plaque with Jim Ford of Central Valley Community Bank.**

BEST COMMERCIAL PRINTING COMPANY

FASTSIGNS

First Finalist: **Dumont**
Second Finalist: **Alpha Graphics**

Gabriel Dillard - MANAGING EDITOR

Fastsigns of Fresno is a high performing part of a franchise that features more than 700 locations across 45 states and eight countries.

In fact, in February, Fastsigns Fresno owners Kim and Robert Craigo received the Pinnacle Club Award at the franchise's national convention in Orlando Florida.

The Pinnacle Club is reserved for franchises that rank among No. 26 to No. 125 of franchises for sales volume between Oct. 1, 2017 and Sept. 30, 2018.

Fastsigns specializes in making signs, graphics and other visual marketing solutions for customers of all sizes, across all industries. Robert and Kim Craigo purchased the center in 2010, though it has been serving the Fresno area for more than 25 years.

"We appreciate our customers support and look forward to helping companies of all sizes with the custom signs and visual graphics they need to get noticed, tell people what they do, help visitors find their way around a location and so much more," Craigo said in a statement on the Pinnacle Club Award.

That customer support was paid back in votes for the Best of Central Valley Business, as this was Fastsigns first time appearing as a top business in the Printing category.

Image via Fastsigns Fresno | **This is Fastsigns first appearance as a top "Best of" company.**

BEST PROPERTY/ CASUALTY INSURANCE COMPANY

DIBUDUO & DEFENDIS

First Finalist: **Der Manouel Insurance Group**
Second Finalist: **Alliant Insurance Services**

Frank Lopez - STAFF WRITER

For the 6th year in a row, DiBuduo & DeFendis has been voted by Business Journal readers as the Best Property/ Casualty Insurance Company.

Founded in 1960 by friends Anthony J. DiBuduo and Leonard T. DeFendis, the pair set the foundation for the respected and prosperous business it is today.

Today the insurance firm is ran by Matt and Mike DeFendis, sons of Leonard.

The firm has locations in Fresno, Bakersfield, Dinuba, Hollister, Lodi, Modesto, San Luis Obispo and Taft, and it continues to provide its services in the Central Valley and other parts of California.

Matt DeFendis, president of DiBuduo & DeFendis, said that the company is hopeful that the strong economy will continue and allow them to hire more people and provide their services to more customers.

Their award is a testament to the service they provide to clients.

"We are very grateful. We have been fortunate enough to win the last several years, and we are extremely grateful to be considered again, DeFendis said. "It goes to our team—they do a great job with clients."

PHOTO BY RAM REYES | **Mike DeFendis, left, and Matt DeFendis, right, pose with their award with Jim Ford of Central Valley Community Bank, center.**

BEST CREDIT UNION

EDUCATIONAL EMPLOYEES CREDIT UNION

First Finalist: **Noble Credit Union**
Second Finalist: **Golden 1 Credit Union**

Gabriel Dillard - MANAGING EDITOR

Call it a six-peat.

For the sixth year in a row, Educational Employees Credit Union (EECU for short) has been given the recognition as "Best Credit Union" for the Best of Central Valley Business Awards.

The credit union has a long legacy, founded more than 80 years ago under the name Fresno Teachers Credit Union. It is also the Central Valley's largest credit union by a long shot, with $3.1 billion in local assets and membership just shy of 286,000, each likely carrying a check card with the iconic owl logo in their purse or wallet.

Some of its marketing efforts have even gone viral, thanks to its partnership with Derek and David Carr that highlight the famous football brothers' sense of humor.

For its members, EECU is a trusted partner for Central Valley members as they strive for their piece of the American Dream.

BEST AUTO DEALERSHIP

SELMA AUTO MALL

First Finalist: **Hedrick's Chevrolet**
Second Finalist: **Haron Jaguar**

Edward Smith - STAFF WRITER

It shouldn't be strange that voters chose Selma Auto Mall as the Best Auto Dealership of 2019.

In addition to being the biggest new car dealership in the Valley with 11 brands, the nearly 30-year-old dealership celebrated the two-year anniversary of its 20-year, 200,000-mile warranty.

"It's a testament to how we treat our customers. Our customers are the ones that voted for us, and that's a big honor. It speaks a lot about how we treat our customers," said Amber Nelson Billingsley, marketing manager for the Auto Mall.

This is the first time the Selma Auto Mall has won the award. Owner Dwight Nelson started Selma Auto Mall in 1991. The goal was to provide a car-buying experience, Nelson Billingsley said. Bounce houses, stickers and even a train are common sight for visitors to the dealership. This year, they began offering the Genesis line of cars. The Hyundai-made luxury line has "been good and well-received by anyone who sees it on the road," Nelson Billingsley said.

She and her two siblings, Kellie Lewison and Kevin Murray, work at the Selma Auto Mall with their dad. They want to continue the family business whenever Nelson decides to take a break, "which I don't think will ever happen," Nelson Billingsley said.

PHOTO VIA SELMA AUTO MALL | **The Selma Auto Mall is celebrating the two-year anniversary of its 20-year, 200,000-mile warranty deal.**

BEST ACCOUNTING FIRM

THE GARABEDIAN GROUP

First Finalist: **Moss Adams LLP**
Second Finalist: **Moore Grider & Co.**

Gabriel Dillard - MANAGING EDITOR

Over at The Garabedian Group, it's a true family affair.

Dale J. Garabedian founded the Fresno-based accounting firm in 2009, but its foundation is built on Dale's nearly 40 years of public accounting experience.

That experience is being passed on in the Garabedian family, as his daughter Lauren Garabedian Ruff and son Aaron J. Garabedian also serve as advisors in the business.

This is the first year The Garabedian Group has won the "Best of" award for Best Accounting Firm. The firm serves individuals and more than 100 businesses, running the gamut from real estate investors, convenience store owners, farmers and other small business owners.

When the books are involved, you know those clients trust The Garabedian Group and the relationship that its advisors cultivate with clients. Employees are given the leeway to build those relationships, being evaluated on results and not punching a time clock.

The results, including their inaugural "Best of" award, speak for themselves.

"We believe our firm is changing and improving the lives of all those we work with on a daily basis," Dale Garabedian said in a Business Journal Executive Profile. "We have a successful firm because of the team members we have and the innovative structure of the firm, how we work, and how we care about all those involved. "

PHOTO BY RAM REYES | **Lauren Garabedian Ruff poses with The Garabedian Group's inaugural "Best of" award with Jim Ford of Central Valley Community Bank.**

BEST LAW FIRM

MCCORMICK BARSTOW, LLP

First Finalist: **Dowling Aaron, Inc.**
Second Finalist: **Baker, Manock & Jensen**

David Castellon - STAFF WRITER

It's no secret that among the general public, lawyers often aren't regarded highly.

"I always tell people when they ask what I do, 'I'm a lawyer, but don't hate me,'" joked Laura A. Wolfe, lawyer and partner with Fresno-based McCormick Barstow, LLP, voted for the sixth year in a row by Business Journal readers as the best Valley law firm.

"One of the things about lawyers is they do have this bad reputation, but McCormick Barstow isn't like that," she said, adding that it is a collegial firm where "we're not competitive, we really take care of each other, we like to take care of our community."

That goes toward bucking the negative impressions some have about lawyers, Wolfe said.

No small feat for a law firm that by local standards is huge, with about 100 attorneys at offices in Fresno, Bakersfield, Modesto, Denver, Cincinnati, Las Vegas, San Luis Obispo and Reno, the latter two of which folded into McCormick Barstow this year through mergers with existing firms.

Keeping clients happy has an added challenge.

"I think the way you do that is with really good client service," Wolfe said.

"If you've got a case that's not great, the facts are what the facts are. There may not be anything we can do about the facts, but we can manage expectations, make sure you feel like you are involved, that we care about the outcome, that we care about how you're feeling throughout the process.

"So it really is a service-based industry, not just a win-or-lose situation."

PHOTO VIA MCCORMICK BARSTOW | **Laura A. Wolfe, McCormick Barstow attorney and partner, said the Fresno firm prides itself on providing a positive client experience.**

BEST ADVERTISING AGENCY

JP MARKETING

First Finalist: **Jeffrey Scott Agency**
Second Finalist: **Catalyst Marketing**

Donald A. Promnitz - STAFF WRITER

JP Marketing has a reputation for knocking it out of the park with a highly focused and goal-oriented approach to marketing. It's an approach that's been a source of considerable success and has worked for a quarter of a century.

Headed by Paul Quebe and Jane Olvera, the company celebrates its 25th anniversary this year after starting in 1994 with two of them "and Adobe PageMaker in a one-bedroom apartment," according to the company website. Today, JP Marketing boasts a wide range of clients through what they say is a team of "diverse talents, passions and backgrounds."

"We're a pretty eclectic bunch," according to the website. "But we've all got one thing in common — we love working with great people to elevate their brands."

The team aims at approaching each client with targets in mind for their advertising campaigns. That goal, they said, is CWCR — Creating Wins, Cultivating Relationships. And while this approach has worked well for them for two-and-a-half decades, it also seems to have struck a chord with their clients and readers of The Business Journal, as they've been voted Best Advertising Agency in the Central Valley for their sixth consecutive year.

"Thank you to everyone who has supported us," the company staff said on social media. "What a great way to wrap up 2019!"

PHOTO VIA JP MARKETING | **The JP Marketing team follows the mantra of CWCR — Creating Wins, Cultivating Relationships.**

BEST BAR TO ENTERTAIN CLIENTS

ELBOW ROOM

First Finalist: **Pismo's Coastal Grill**
Second Finalist: **Annex Kitchen**

Edward Smith - STAFF WRITER

Central Valley readers ordered another round and chose Elbow Room Bar and Grill as the best bar to take a client for the sixth year in a row.

The lounge and eatery's origins date back to the 1950s. The "enduring atmosphere" continues to attract people for its gourmet menu and extensive drink options.

"We are honored to be nominated and extremely grateful to have won this great award again," said Daniel McGee, co-owner of the Elbow Room. "We have so many great and dedicated staff and truly wonderful customers. We are honored."

The restaurant and bar game is an ever-changing one, McGee said in The Business Journal's recent Executive Profile. Tastes are moving toward fresh, natural cocktails and toward plant-based protein. They've kept up by adding dishes such as the wild veggie mushroom burger in addition to their fresh beef, chicken and seafood.

"It's all about fresh ingredients with a wow factor," he said.

Being in front of trends means changing and adapting.

"It's important to keep up on trends," he said. "Ask the internal question, 'how can we be better for our customers?'"

PHOTO VIA ELBOW ROOM | **Elbow Room founder Mike Shirinian shows off a selection from the eatery's storied wine lineup.**

Luxury Auto Dealers

Ranked alphabetically by automobile brand

Dealership Street address Website	Auto Brand	Office phone	Service dept. hours	Sales dept. hours	Owner(s)	General manager
Fresno Acura 7250 N. Palm Ave. Fresno, 93711 fresnoacura.com	Acura	431-3400	7:30 a.m. - 5:30 p.m. M-F, 8 a.m. - 5 p.m. Sat, Closed Sundays	8 a.m. - 8 p.m. M-F, 9 a.m. - 7 p.m. Sat, 10 a.m. - 6 p.m Sun	TheeAnna Stevens	Clint Sorensen
Alfa Romeo of Fresno 6150 N Blackstone Ave. Fresno, 93710 alfaromeousaoffresno.com	Alfa Romeo	256-2420	WND	8:30 a.m. - 8 p.m. M-Sat, 10 a.m. - 7 p.m. Sun	Tim Finegan, Sr.	Tim Finegan, Jr.
Audi/BMW/Porsche Fresno 7121 N. Palm Ave. Fresno, 93650 audifresno.com	Audi BMW Porsche	860-4000	8 a.m. - 5:30 p.m. M-F, 8 a.m. - 1 p.m. Sat, Closed Sundays	8 a.m. - 8 p.m. M-F, 9 a.m. - 7 p.m. Sat, 10 a.m. - 6 p.m Sun	CJ Wilson	Mazy Hassenpour, Mike Ghalambor
Executive Auto Sales 116 E. San Jose Ave. Fresno, 93710 executiveautocenter.com	Bentley Ferrari Viper Hummer	222-9191	WND	9 a.m. - 6 p.m. M-Sat, 10 a.m. - 5 p.m. Sun	Geron Brothers	Alfred Gonzalez
BMW of Visalia 111 N. Neeley St. Visalia, 93291 bmwofvisalia.com	BMW	627-2737	7:30 a.m. - 5:30 p.m. M-F, Closed Saturdays and Sundays	8 a.m. - 7 p.m. M-F, 9 a.m. - 6 p.m. Sat, 11 a.m. - 5 p.m., Sun	Vic Surroz	Mike Castro
Selma Auto Mall 2755 Auto Mall Dr. Selma, 93662 selmaautomall.com	Genesis	896-5000	WND	7 a.m. - 8 p.m. M-Sat, 10 a.m. - 6 p.m. Sun	Dwight Nelson	Amber N. Billingsley, Kellie Lewison, Kevin Murray
Haron Motor Sales Inc. 2222 Ventura St. Fresno, 93721 www.haron.com	Jaguar Land Rover Volvo	237-5533	7:30 a.m. - 6 p.m. M-F, closed Saturdays and Sundays	8 a.m. - 6 p.m. M-F, 9 a.m. - 6 p.m. Sat, 10 a.m. - 6 p.m. Sun	James Haron	Randy Haron
Fresno Infiniti 711 W. Palmdon Dr. Fresno, 93704 fresnoinfiniti.com	Infiniti	435-5001	7 a.m. - 6 p.m. M-F, Closed Saturdays and Sundays	8:30 a.m. - 7 p.m. M-F, 9 a.m. - 7 p.m. Sat, 10 a.m. - 6 p.m. Sun	John Harris, Harris Mgmt Investment Group	Mark Schultz
Fresno Lexus 777 W. Palmdon Dr. Fresno, 93704 fresnolexus.com	Lexus	354-5500	7 a.m. - 6 p.m. M-F, 8 a.m. - 4 p.m Sat, Closed Sundays	8 a.m. - 9 p.m. M-Sat, 10 a.m. - 7 p.m. Sun	R. J. Romero	Mike Gibson
Mercedes Benz of Fresno 7055 N. Palm Ave. Fresno, 93650 mboffresno.com	Mercedes Benz	490-2684	8 a.m. - 5:30 p.m. M-F, 8 a.m. - 4 p.m. Sat, Closed Sundays	8 a.m. - 8 p.m. M-F, 8:30 a.m. - 7 p.m. Sat, 10 a.m. - 6 p.m. Sun	Scott Biehl	Scott Biehl

Key: WND-Would Not Disclose. NR-Not Ranked. If you would like your company to be considered for one or more of our lists, please contact Edward Smith at the Business Journal.
All data has been provided by representatives of the dealers listed and Business Journal research. Not all sources surveyed responded to inquiries.

Research: Edward Smith

Original Publication Date: Dec. 6, 2019
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BEST HOSPITAL

CLOVIS COMMUNITY MEDICAL CENTER

First Finalist: **Valley Children's Hospital**
Second Finalist: **Kaiser Permanente Fresno**

Donald A. Promnitz - STAFF WRITER

Continuing its streak, the undefeated Clovis Community Medical Center has been named Best Hospital in the Central Valley by readers of The Business Journal.

"On behalf of Clovis Community Medical Center, we are honed to be nominated... by Valley residents," said Craig Wagoner, CEO of Clovis Community and Community Regional Medical Center in Downtown Fresno. "A recognition like this is only made possible by Community's exceptional team and our physician partners."

Located in east Clovis, the medical center started its life in 1965 as Clovis Memorial Hospital on DeWitt and Sierra avenues, changing its name to "Community" in 1982 and moving to its current location on Herndon and Temperance avenues.

In that time, the Clovis Community team has built a reputation for high-quality care, particularly in regards to breast health and cancer services. The trust gained from satisfied patients and families has only served to fuel goals to expand and develop in other areas with the endorsement of the Clovis community.

Clovis Community has been growing rapidly in the last few years. This expansion includes construction of new facilities on site, including a 15,000-square-foot, five-story tower and an increase in the overall bed capacity to 352. The new campus will also see new faces, with a staff of more than 400 nurses, therapists and technicians expected by 2022.

PHOTO VIA CLOVIS COMMUNITY MEDICAL CENTER | **By 2022, Clovis Community Medical Center is expected to expand substantially and boast a staff of more than 400 care providers.**

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"David was great to work with. His crew was terrific as well. I'd recommend him to anyone. He's hands-on and very attentive throughout the whole process. I'd give him five stars."
–*Jane Amendola*

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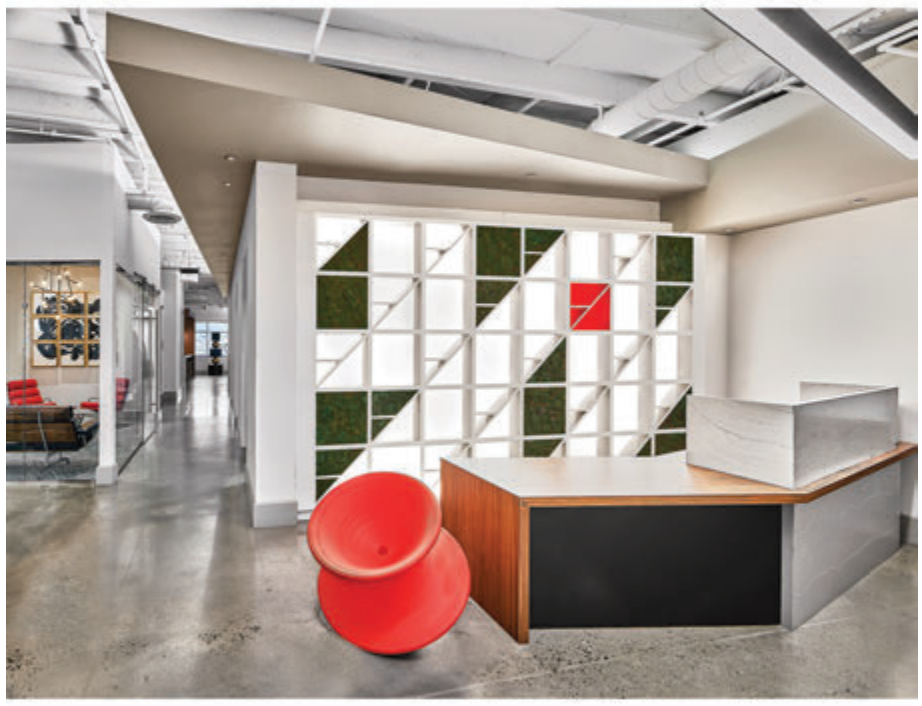

FACILITY DESIGNS

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BEST TECHNOLOGY COMPANY

PC SOLUTIONS

First Finalist: **BCT Consulting**
Second Finalist: **M3 Cubed Technology**

David Castellon- STAFF WRITER

Having started a new family that inspired him to do more with his life, John Marihart said he took a leap of faith to start his own business, and that gamble paid off.

"I founded the company 15 years ago in my garage," said Marihart, who before starting PC Solutions had been the food and beverage director at Table Mountain Casino and later the general manager of an Asian fusion restaurant.

While that work history and his business management degree from Fresno State may have made his path to start and run his own company unlikely, he said,

"I've always been interested in [information technology] on the side, and it basically started from the ground up," he said of Fresno-based PC Solutions, where he is CEO and runs it with his wife, Falina, the chief operation officer.

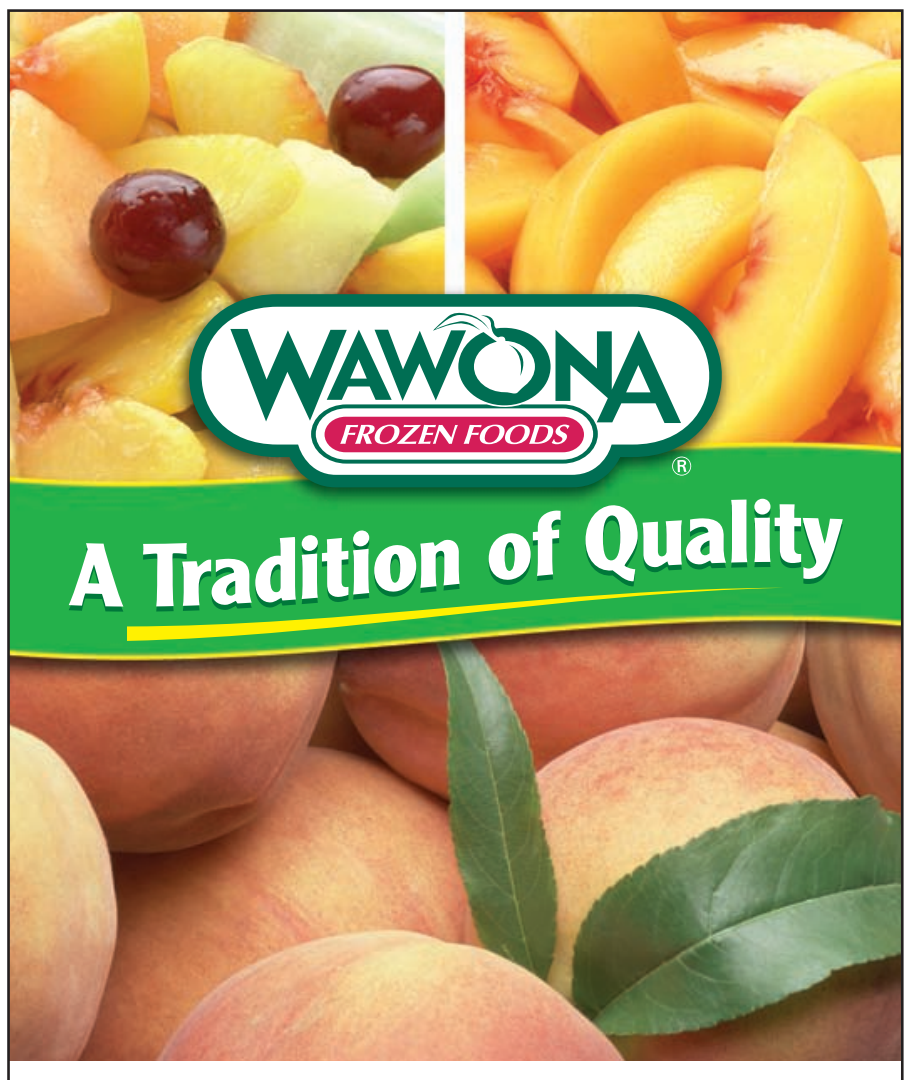
"Basically, we run anything related to our clients' network," said Marihart, describing his business as a "managed service provider" for businesses.

"It has grown every year for the past 15 years, said Marihart, whose 13-person operations serves 40-50 businesses, mostly in the Valley, with a few in other parts of the country.

As for being voted best technology company by Business Journal readers, he said that likely is the result of not seeing his clients as numbers.

"We look at them as being a person we have a relationship with," said Marihart. "And because of my background in the service industry – from before – I've taken that service culture and injected it into this company, and I think that our customers have come to like that."

PC SOLUTIONS



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BEST CHAMBER OF COMMERCE

FRESNO CHAMBER OF COMMERCE

First Finalist: **Clovis Chamber of Commerce**
Second Finalist: **Central California Hispanic Chamber of Commerce**

Frank Lopez - STAFF WRITER

With the year winding down to the holidays, a prosperous economy and a hopeful business community has kept the Fresno Chamber of Commerce busy.

For the sixth year in a row, The Fresno Chamber has been chosen by voters to be the Best Chamber of Commerce in the Central Valley for its usual work of business advocacy, education and relationship building.

The Fresno Chamber is the largest chamber of commerce in the Central Valley with about 1,200 members and a budget of $1.2 million.

Along with holding high profile annual events such as State of the City and County Luncheons, the Fresno Chamber is also busy with setting up workshops on current political and business issues, and helping celebrate the openings of new businesses with announcements and ribbon cuttings.

"It's a great source of pride to be recognized by the community for the vision of our Board of Directors and the work of our volunteers and staff, said Fresno Chamber of Commerce President and CEO Nathan Ahle. "We expect to work hard next year to continue our focus on helping improve Fresno's downtown and working to elect pro-business candidates to local office."

PHOTO BY RAM REYES | **Membership director Terry Graham of the Fresno Chamber poses with the "Best of" plaque with Jim Ford of Central Valley Community Bank.**

BEST WOMAN OWNED BUSINESS

CASA DE TAMALES

First Finalist: **LaTapatia Tortilleria Inc.**
Second Finalist: **JP Marketing**

Frank Lopez - STAFF WRITER

Nearing its fifth year in business in the heart of the Tower District, Casa de Tamales was once again voted the Best Woman Owned Business in the Central Valley.

Owner Liz Sanchez sells traditional tamales, but also fuses modern techniques and novel ingredients to the traditional Mesoamerican dish.

Sanchez carries on the entrepreneurial spirit of her grandmother, who owned and operated a tortilla business in Mexico and developed a unique way of making masa, the tortilla flour that forms the outer layer for the traditional holiday delicacy.

Today, Sanchez has carried on the innovative spirit to sell traditional pork, beef, and chicken tamales, as well as selling vegan, vegetarian and dessert tamales with fillings including blueberry and cream cheese.

Sanchez said that 2019 was a good year not without its challenges, but she is elated to be in business and to receive support from the community.

With confidence that the next year will continue to see more business, Sanchez said she wants to dust off old plans for a tamale manufacturing facility and enter into wholesale and retail markets.

"I continue to do what I do everyday, and I get support from the business community, especially from other women," Sanchez said. "I regularly get women that say 'I came to visit you because you're a woman owned business.' That makes me feel great. I continue to strive my best to provide opportunity for others as well."

PHOTO VIA CASA DE TAMALES | **Liz Sanchez plates another delicious meal at Casa de Tamales.**

We are grateful to have been voted one of the top in our industry for Central Valley Business.

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BEST BUSINESS BANK

CENTRAL VALLEY COMMUNITY BANK

First Finalist: **Wells Fargo**
Second Finalist: **Chase Bank**

Central Valley Community Bank

Gabriel Dillard - MANAGING EDITOR

What a way to celebrate 40 years in business.

Those were the sentiments of Jim Ford, president and CEO of Central Valley Community Bank, just before the Fresno-based financial institution won the "Best Business Bank" award — an honor it has maintained for a number of years.

CVCB was founded in December 1979, and has plans to celebrate its milestone birthday next year.

The bank's team can be indulged a bit of a victory lap. As a top SBA lender and an ever-growing concern with several mergers and acquisition over the last 15 years, CVCB has emerged as not only the top business bank, but also a good community steward whose philanthropic efforts ripple through its service area, which now extends north to the Sacramento area.

Also as a proud sponsor of the "Best of" program, CVCB recognizes the value of highlighting the most esteemed business in the Central Valley.

"This is a big deal," Ford said of CVCB's honor, and the awards program in general. "We look forward to it every year."

THE MAGIC OF THE SEASON
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RIVER PARK SHOPPING CENTER

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BEST EMPLOYMENT SERVICE

PRIDESTAFF

First Finalist: **Denham Resources**
Second Finalist **Hire Up Staffing**

PRIDE STAFF

Frank Lopez - STAFF WRITER

For the fourth year in a row, readers of The Business Journal voted PrideStaff the Best Employment Service in the Central Valley.

Founded in Fresno in 1978, PrideStaff began franchising in 1995 and has 89 locations across the country. The company has averaged 18-25 new offices a year for the last three years as of 2018.

PrideStaff works with 350 different companies in Fresno County and issues approximately 30,000 W-2 forms annually, 5,000 of which are local.

PrideStaff is also the only nationwide, commercial staffing firm in the U.S. and Canada with over $100 million in annual revenue that earned the Best of Staffing Diamond Award five years in a row, recognizing their client and talent service quality.

BEST SECURITY COMPANY

MATSON ALARM

First Finalist: **Turner Security Systems**
Second Finalist: **AmeriGuard Security Systems**

Gabriel Dillard - MANAGING EDITOR

With more than 23,000 clients, the family-owned Matson Alarm serves as the first line of defense in an unsure world.

Founded by brothers Mike and Larry Matson in 1974, the business of course provides burglar alarms, but also monitoring, fire alarms, camera systems, access control, IT systems, GPS vehicle systems and more.

Its reputation with clients and the community have once again netted Matson Alarm the Best Security Company award in The Business Journal's Best of Central Valley Business Awards program.

The business has offices in Bakersfield, Clovis, Fresno, Lodi, Modesto, Sacramento and Visalia. In addition to its service to clients, it also supports philanthropic efforts, especially related to law enforcement.

PHOTO VIA MATSON ALARM | **Matson Alarm was founded by brothers Mike and Larry Matson in 1974.**

BEST CATERING COMPANY

PARDINI'S CATERING

First Finalist: **Turner Security Systems**
Second Finalist: **AmeriGuard Security Systems**

Gabriel Dillard- MANAGING EDITOR

The Pardini name evokes a surefire reaction in the Central Valley, notably in the taste buds and salivary glands.

It all started with Al Pardini opening Pardini's Restaurant in 1958. While catering was always on the menu, son Jim Pardini took it to another level in 1981 when he established Pardini's Catering.

Today, Pardini's caters more than 2,000 events every year using a fleet of trucks and mobile kitchens. Anyone who has eaten at a Fresno Convention Center or Fresno State athletic event has likely sampled a Pardini special, known for its fresh, quality ingredients. And it will always reach you warm with a consistent cook.

Jeff Pardini, Jim's son and catering general manager, said the gourmet touch applies to every catering gig, whether its 1,000 people or 50 people.

As a third-generation family business, the Pardini's legacy speaks for itself.

"Armed with incomparable experience, we consistently go above and beyond for our customers, with celebrations and budgets of all sizes," according to the Pardini's website.

PHOTO VIA PARDINI'S CATERING | **From left, Jimmy, Jim and Jeff Pardini mark the second and third generations of the Pardini family business.**

BEST SHOPPING CENTER

RIVER PARK SHOPPING CENTER

First Finalist: **Fig Garden Village**
Second Finalist: **Fashion Fair**

Edward Smith - STAFF WRITER

If you took your eyes away from the north Fresno shopping center for even a year, you might not recognize it. River Park started as farmland only 20 years ago and has now been selected as the Best Shopping Center for six years in a row.

The more than 1 million square feet of leasable space doesn't stay empty for long, featuring more than 33 restaurants, 48 retailers, 10 health and beauty shops and numerous services.

"We work really hard to keep it maintained and safe," said Tracy Kashian, vice president of marketing and public relations. "But we also like to move things around and bring what Fresno likes."

This year, the former World Sports Cafe turned into two new restaurants — JPot and The Hangar Burger Bar. Retailers such as Five Below announced they would be opening in early 2020 in the former Aaron Brothers space. New Asian concept restaurant Spicy J filled in Dai Bai Dang's spot.

But with public Wi-Fi, an expanded kids' play area, weekly farmers market and Edwards 21 Cinemas, there's a lot more than shopping to do. Lance Kashian & Co., the managing company for River Park, has utilized the vacant Wet Seal space for bingo and paint nights for seniors — one demographic they thought weren't on the property as much, said Kashian. With the holiday season, the nonprofit group Made for Them is hosting the Festival of Trees, where Christmas trees are decorated and bid on. The winner takes home the trees, the decorations and the gifts beneath them.

"It's just those little things," Kashian said. "We keep finding the niche of what's needed and what's wanted and we fill it."

PHOTO VIA ELBOW ROOM | **River Park always gets in the holiday spirit, with visits from Santa, special fundraisers and a laser light show.**

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BEST GOLF COURSE TO TAKE A CLIENT

COPPER RIVER COUNTRY CLUB

First Finalist: **Fort Washington Country Club**
Second Finalist: **San Joaquin Country Club**

Edward Smith - STAFF WRITER

Its been 30 years since William Tatham bought the land in north Fresno that has since become Copper River Country Club. And now, voters have chosen the resort as the Best Golf Course to Take a Client for the fourth year in a row.

Complete with an 18-hole, par 72-championship golf course, the course has water on nine of its holes.

In 2018, Tatham contracted with Bellagio Road, LLC to manage the golf course and clubhouse.

Copper River boasts more than just golf. The private club offers training for beginning, intermediate and advanced tennis players, as well as pickle ball at its courts. It also offers a fitness center, pool and restaurant, all goals to get people more involved in their membership, said Bob Husband, president of Bellagio Road in a previous interview.

PHOTO VIA COPPER RIVER| **Copper River Country Club has been named the top golf course to take a client for four years in a row.**

BEST LOCAL MORNING DRIVE RADIO SHOW

KMJ 580

First Finalist: **Kiss Country 93.7**
Second Finalist: **K-Love 91.1**

Gabriel Dillard - MANAGING EDITOR

For three years in a row, voters for the Best of Central Valley Business Awards have looked to the "50,000-watt blowtorch" that is KMJ 580 AM and 105.9 FM as the Best Local Morning Drive Radio Show.

Keeping commuters company in the mornings is the dynamic duo Tony Manes and Matt Otstot, broadcasting from the iconic "Radio City" building at Palm and Shaw avenues in Fresno. The pair keeps listeners updated on all the latest news and other topics worth talking about.

While both Manes and Otstot are originally from out of the state, listeners undoubtedly see them as the boys next door. That is in no small part due to their decades of experience in broadcasting that make filling an hours-long morning show seem easy as pie.

The pair, as well as the Cumulus-owned station, was pleased to once again be nominated and emerge victorious.

"Matt and I are proud, and honored, to be nominated as top morning radio show in Fresno by The Business Journal and its readers," according to a statement from the pair. "We're hoping for a three-peat."

Matt Ostot

Tony Manes

BEST LOCAL ANNUAL EVENT TO ATTEND

THE BIG FRESNO FAIR

First Finalist: **Clovis Rodeo**
Second Finalist: **Big Hat Days**

Frank Lopez - STAFF WRITER

It was a big year for The Big Fresno Fair, and after nearly 140 years of the longstanding tradition of drawing crowds to the fairgrounds, this year saw the highest number of fair goers with a count of more than 630,000.

The Big Fresno Fair is the largest event that runs from Sacramento to Los Angeles County lines.

This year also proved to be the safest year to date with added security measures and efforts from the Fresno Police Department.

There were new attractions including a metal art area called Iron mountain and featured work from local artists, sculptures honoring Fresno State Coach Jeff Tedford and former police chief Jerry Dyer and a Sikh exhibit in the Fresno County Historical Museum.

This year, The Fresno Fair gave away nearly $80,000 in scholarships to students with grade point averages of 4.0 and above. A partnership with Valley Children's Hospital netted $37,000 in donations to the hospital.

"To win the Best Local Annual Event is definitely the cherry on top of a great year for us," said Laurie King, deputy manager of The Big Fresno Fair. "We thank everyone who voted for us, and we are so grateful for the community we reside in. You're only as good as the community you're in and it shows that we are the biggest and the best."

PHOTO VIA BIG FRESNO FAIR | **Among the new features of the Big Fresno Fair this year was a statue inspired by Jerry Dyer.**

PUBLIC NOTICES

PAGE 23 DECEMBER 6, 2019

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Public notices contain information that must, by law, be published in order to make that information available to the general public. First-time publications will be designated with a (1) in the top left corner of the listing. Publication dates appear in the lower left corner of the notice beginning with the first publication and ending with the last.

TRUSTEE SALES

(1)
NOTICE OF TRUSTEE'S SALE
YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11/1/2005. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER.
A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale.
Trustor: **PHILIP R GARCIA**
Duly Appointed Trustee: ZBS Law, LLP Deed of Trust recorded 11/8/2005, as Instrument No. 2005-0264682, of Official Records in the office of the Recorder of Fresno County, California,
Date of Sale**:1/8/2020** at 9:00 AM
Place of Sale:
West Entrance to the County Courthouse Breezeway
Fresno Superior Courthouse, 1100 Van Ness Avenue, Fresno, CA 93724
Estimated amount of unpaid balance and other charges: **$143,681.47**
Note: Because the Beneficiary reserves the right to bid less than the total debt owed, it is possible that at the time of the sale the opening bid may be less than the total debt owed.
Street Address or other common designation of real property:
3142 EAST LOWE AVENUE
FRESNO, California 93702
Described as follows:
As more fully described on said Deed of Trust
A.P.N #.: **470-181-05**
The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale.
NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property.
NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (800) 280-2832 or visit this Internet Web site www.auction.com, using the file number assigned to this case 19-58088. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale.
Dated: **11/27/2019**
ZBS Law, LLP , as Trustee
30 Corporate Park, Suite 450
Irvine, CA 92606
For Non-Automated Sale Information, call: (714) 848-7920
For Sale Information: (800) 280-2832 www.auction.com
Michael Busby, Trustee Sale Officer
This office is enforcing a security interest of your creditor. To the extent that your obligation has been discharged by a bankruptcy court or is subject to an automatic stay of bankruptcy, this notice is for informational purposes only and does not constitute a demand for payment or any attempt to collect such obligation EPP 30548 Pub Dates 12/06, 12/13, 12/20/2019
12/06/2019, 12/13/2019, 12/20/2019

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(1)
APN: 481-481-06 TS No: CA07000687-19-1 TO No: 190901812-CA-VOI NOTICE OF TRUSTEE'S SALE (The above statement is made pursuant to CA Civil Code Section 2923.3(d)(1). The Summary will be provided to Trustor(s) and/or vested owner(s) only, pursuant to CA Civil Code Section 2923.3(d)(2).) YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED December 12, 2012. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On January 22, 2020 at 09:00 AM, West Entrance to the County Courthouse Breezeway, Fresno Superior Courthouse, 1100 Van Ness Avenue, Fresno, CA 93724, MTC Financial Inc. dba Trustee Corps, as the duly Appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust recorded on December 20, 2012 as Instrument No. 2012-0183844-0, of official records in the Office of the Recorder of Fresno County, California, executed by **CHAD MAZGEDIAN AND BARBARA MAZGEDIAN**, HUSBAND AND WIFE, as Trustor(s), in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as Beneficiary, as nominee for RESOURCE LENDERS, INC. - A CALIFORNIA CORPORATION as Beneficiary, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER, in lawful money of the United States, all payable at the time of sale, that certain property situated in said County, California describing the land therein as: AS MORE FULLY DESCRIBED IN SAID DEED OF TRUST The property heretofore described is being sold "as is". The street address and other common designation, if any, of the real property described above is purported to be: **2116 SOUTH VILLA AVENUE, FRESNO, CA 93727** The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made without covenant or warranty, express or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the Note(s) secured by said Deed of Trust, with interest thereon, as provided in said Note(s), advances if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligations secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of this Notice of Trustee's Sale is estimated to be $162,299.69 (Estimated). However, prepayment premiums, accrued interest and advances will increase this figure prior to sale. Beneficiary's bid at said sale may include all or part of said amount. In addition to cash, the Trustee will accept a cashier's check drawn on a state or national bank, a check drawn by a state or federal credit union or a check drawn by a state or federal savings and loan association, savings association or savings bank specified in Section 5102 of the California Financial Code and authorized to do business in California, or other such funds as may be acceptable to the Trustee. In the event tender other than cash is accepted, the Trustee may withhold the issuance of the Trustee's Deed Upon Sale until funds become available to the payee or endorsee as a matter of right. The property offered for sale excludes all funds held on account by the property receiver, if applicable. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and the successful bidder shall have no further recourse. Notice to Potential Bidders If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a Trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a Trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same Lender may hold more than one mortgage or Deed of Trust on the property. Notice to Property Owner The sale date shown on this Notice of Sale may be postponed one or more times by the Mortgagee, Beneficiary, Trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about Trustee Sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call Auction.com at 800.280.2832 for information regarding the Trustee's Sale or visit the Internet Web site address www.Auction.com for information regarding the sale of this property, using the file number assigned to this case, CA07000687-19-1. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. Date: 11/26/2019 MTC Financial Inc. dba Trustee Corps TS No. CA07000687-19-1 17100 Gillette Ave Irvine, CA 92614 Phone:949-252-8300 TDD: 866-660-4288 Myron Ravelo, Authorized Signatory SALE INFORMATION CAN BE OBTAINED ONLINE AT www.Auction.com FOR AUTOMATED SALES INFORMATION PLEASE CALL: Auction.com at 800.280.2832 Trustee Corps may be acting as a debt collector attempting to collect a debt. Any information obtained may be used for that purpose.Order Number 66942, Pub Dates: 12/06/2019, 12/13/2019, 12/20/2019, FRESNO BUSINESS JOURNAL
12/06/2019, 12/13/2019, 12/20/2019

NOTICE OF TRUSTEE'S SALE T.S. No. 19-01049-FS-CA Title No. 1102633 A.P.N. 433-101-12 ATTENTION RECORDER: THE FOLLOWING REFERENCE TO AN ATTACHED SUMMARY IS APPLICABLE TO THE NOTICE PROVIDED TO THE TRUSTOR ONLY PURSUANT TO CIVIL CODE 2923.3 NOTE: THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED. YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 01/29/2018. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, (cashier's check(s) must be made payable to National Default Servicing Corporation), drawn on a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state; will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made in an "as is" condition, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Trustor: **William Hayden**, a married man as his sole and separate property. Duly Appointed Trustee: National Default Servicing Corporation Recorded 01/30/2018 as Instrument No. 2018-0010509-00 (or Book, Page) of the Official Records of Fresno County, California. Date of Sale: 01/08/2020 at 9:00 AM Place of Sale: Fresno Superior Courthouse, West Entrance to the County Courthouse Breezeway, 1100 Van Ness Avenue, Fresno, CA 93724 Estimated amount of unpaid balance and other charges: $188,837.71 Street Address or other common designation of real property: **1940 W Buckingham Way, Fresno, CA 93705** The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. The requirements of California Civil Code Section 2923.5(b)/2923.55(c) were fulfilled when the Notice of Default was recorded. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 800-280-2832 or visit this Internet Web site www.ndscorp.com/sales, using the file number assigned to this case 19-01049-FS-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. Date: 11/11/2019 National Default Servicing Corporation c/o Tiffany and Bosco, P.A., its agent, 1455 Frazee Road, Suite 820 San Diego, CA 92108 Toll Free Phone: 888-264-4010 Sales Line 800-280-2832; Sales Website: www.ndscorp.com Rachael Hamilton, Trustee Sales Representative A-FN4710277 11/22/2019, 11/29/2019, 12/06/2019
11/22/2019, 11/29/2019, 12/06/2019

NOTICE OF TRUSTEE'S SALE T.S. No. 19-00961-CE-CA Title No. 1094101 A.P.N. 128-580-58 ATTENTION RECORDER: THE FOLLOWING REFERENCE TO AN ATTACHED SUMMARY IS APPLICABLE TO THE NOTICE PROVIDED TO THE TRUSTOR ONLY PURSUANT TO CIVIL CODE 2923.3 NOTE: THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 03/22/2007. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, (cashier's check(s) must be made payable to National Default Servicing Corporation), drawn on a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state; will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made in an "as is" condition, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Trustor: **Brett A. King**, an Unmarried Man Duly Appointed Trustee: National Default Servicing Corporation Recorded 04/02/2007 as Instrument No. 2007-0065537 (or Book, Page) of the Official Records of Fresno County, California. Date of Sale: 12/12/2019 at 10:00 AM Place of Sale: At the Van Ness Avenue exit from the County Courthouse, 1100 Van Ness, Fresno, CA 93721 Estimated amount of unpaid balance and other charges: $474,169.62 Street Address or other common designation of real property: **32440 Frazier Rd, Auberry, CA 93602** The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. The requirements of California Civil Code Section 2923.5(b)/2923.55(c) were fulfilled when the Notice of Default was recorded. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that

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TRUSTEE SALES

Continued | From 23

may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 714-730-2727 or visit this Internet Web site www.ndscorp.com/sales, using the file number assigned to this case 19-00961-CE-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. Date: 11/11/2019 National Default Servicing Corporation c/o Tiffany and Bosco, P.A., its agent, 1455 Frazee Road, Suite 820 San Diego, CA 92108 Toll Free Phone: 888-264-4010 Sales Line 714-730-2727; Sales Website: www.ndscorp.com Rachael Hamilton, Trustee Sales Representative A-4710278 11/22/2019, 11/29/2019, 12/06/2019
11/22/2019, 11/29/2019, 12/06/2019

NOTICE OF TRUSTEE'S SALE TS No. **CA-18-835570-AB** Order No.: **DS7300-18001301 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 1/30/2007. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER.** A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial Code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. **BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE.** Trustor (s): **Vera D. Alewine, an unmarried woman** Recorded: **2/12/2007** as Instrument No. **2007-0029200** , and reformed to correct the legal description pursuant to Judgment filed on 12/18/2017 and recorded on 01/16/2018 as Instrument No. 2018-0004847 of Official Records in the office of the Recorder of **FRESNO** County, California; Date of Sale: **12/19/2019** at **10:00 AM** Place of Sale: **At the Van Ness Avenue exit from the County Courthouse, 1100 Van Ness, Fresno, CA 93721** Amount of unpaid balance and other charges: **$228,613.81** The purported property address is: **2406 SOUTH LOTUS AVE, FRESNO, CA 93706** Assessor's Parcel No.: **479-093-02** Legal Description: **Please be advised that the legal description set forth on the Deed of Trust is in error. The legal description of the property secured by the Deed of Trust is more properly set forth and made part of Exhibit "A" as attached hereto.** Lot 41 of Tract 1027, in the City of Fresno, County of Fresno, State of California, Edison Manor, according to the map recorded in Book 13 Pages 97 and 98 of Plats, Records of said County**. NOTICE TO POTENTIAL BIDDERS:** If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. **NOTICE TO PROPERTY OWNER:** The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call **855 238-5118** for information regarding the trustee's sale or visit this Internet Web site **http://www.qualityloan.com**, using the file number assigned to this foreclosure by the Trustee: **CA-18-835570-AB**. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. Date: **Quality Loan Service Corporation 2763 Camino Del Rio South San Diego, CA 92108 619-645-7711 For NON SALE information only Sale Line: 855 238-5118 Or Login to: http://www.qualityloan.com Reinstatement Line: (866) 645-7711 Ext 5318** Quality Loan Service Corp. TS No.: **CA-18-835570-AB** IDSPub #0158351 11/22/2019 11/29/2019 12/6/2019
11/22/2019, 11/29/2019, 12/06/2019

T.S. No.: **2019-01562-CA**
A.P.N.:**410-303-04**
Property Address: **777 West Polson Avenue, CLOVIS, CA 93612**
NOTICE OF TRUSTEE'S SALE PURSUANT TO CIVIL CODE § 2923.3(a) and (d), THE SUMMARY OF INFORMATION REFERRED TO BELOW IS NOT ATTACHED TO THE RECORDED COPY OF THIS DOCUMENT BUT ONLY TO THE COPIES PROVIDED TO THE TRUSTOR.
NOTE: THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED
IMPORTANT NOTICE TO PROPERTY OWNER:
YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 04/27/2007. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER.
Trustor: **Martin Padilla, an Unmarried Man**
Duly Appointed Trustee: **Western Progressive, LLC**
Deed of Trust Recorded **05/01/2007** as Instrument No. **2007-0086952** in book **---**, page**---** **and** of Official Records in the office of the Recorder of **Fresno** County, California,
Date of Sale: **01/08/2020** at **09:00 AM**
Place of Sale:
WEST ENTRANCE TO THE COUNTY COURTHOUSE BREEZEWAY FRESNO SUPERIOR COURTHOUSE, 1100 VAN NESS AVENUE, FRESNO, CA 93724
Estimated amount of unpaid balance, reasonably estimated costs and other charges: **$ 270,497.75**
NOTICE OF TRUSTEE'S SALE
THE TRUSTEE WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK DRAWN ON A STATE OR NATIONAL BANK, A CHECK DRAWN BY A STATE OR FEDERAL CREDIT UNION, OR A CHECK DRAWN BY A STATE OR FEDERAL SAVINGS AND LOAN ASSOCIATION, A SAVINGS ASSOCIATION OR SAVINGS BANK SPECIFIED IN SECTION 5102 OF THE FINANCIAL CODE AND AUTHORIZED TO DO BUSINESS IN THIS STATE:
All right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described as:
More fully described in said Deed of Trust.
Street Address or other common designation of real property: **777 West Polson Avenue, CLOVIS, CA 93612**
A.P.N.: **410-303-04**
The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above.
The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust with interest thereon, as provided in said note(s), advances, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is:
$ 270,497.75.
Note: Because the Beneficiary reserves the right to bid less than the total debt owed, it is possible that at the time of the sale the opening bid may be less than the total debt.
If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse.
The beneficiary of the Deed of Trust has executed and delivered to the undersigned a written request to commence foreclosure, and the undersigned caused a Notice of Default and Election to Sell to be recorded in the county where the real property is located.
NOTICE OF TRUSTEE'S SALE
NOTICE TO POTENTIAL BIDDERS:
If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on this property.
NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call **(866)-960-8299** or visit this Internet Web site http://www.altisource.com/MortgageServices/DefaultManagement/TrusteeServices.aspx using the file number assigned to this case **2019-01562-CA**. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale.
Date: November 15, 2019
Western Progressive, LLC, as Trustee for beneficiary
C/o 1500 Palma Drive, Suite 237
Ventura, CA 93003
Sale Information Line: (866) 960-8299 http://www.altisource.com/MortgageServices/DefaultManagement/TrusteeServices.aspx
Trustee Sale Assistant
WESTERN PROGRESSIVE, LLC MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED MAY BE USED FOR THAT PURPOSE.
11/22/2019, 11/29/2019, 12/06/2019

NOTICE OF TRUSTEE'S SALE Trustee Sale No. 142757 Title No. 180496869 NOTE: THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED. YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 07/07/2006. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 12/26/2019 at 9:00 AM, The Mortgage Law Firm, PLC, as duly appointed Trustee under and pursuant to Deed of Trust recorded 07/17/2006, as Instrument No. 2006-0147744 and Modified by Modification Recorded on 7/24/17 by Instrument No. 2017-0091803, in book xx, page xx, of Official Records in the office of the County Recorder of Fresno County, State of California, executed by **Paul Mikow and Marilyn Mikow**, Husband and Wife as Joint Tenants, WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK/CASH EQUIVALENT or other form of payment authorized by 2924h(b), (payable at time of sale in lawful money of the United States), Fresno Superior Courthouse, 1100 Van Ness Avenue, Fresno, CA 93724 - West Entrance to the County Courthouse Breezeway. All right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State, described as: FULLY DESCRIBED IN THE ABOVE DEED OF TRUST. APN 409-052-01 The street address and other common designation, if any, of the real property described above is purported to be: **6114 N Angus St, Fresno, CA 93710** The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is: $247,813.27 If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and written Notice of Default and Election to Sell. The undersigned caused a Notice of Default and Election to Sell to be recorded in the county where the real property is located. Dated: 11/14/2019 THE MORTGAGE LAW FIRM, PLC Adriana Durham/Authorized Signature 27455 Tierra Alta Way, Ste. B, Temecula, CA 92590 (619) 465-8200 FOR TRUSTEE'S SALE INFORMATION PLEASE CALL (800) 280-2832 The Mortgage Law Firm, PLC. may be attempting to collect a debt. Any information obtained may be used for that purpose. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (800) 280-2832 for information regarding the trustee's sale or visit this Internet Web site - www.auction.com - for information regarding the sale of this property, using the file number assigned to this case: 142757. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. A-4710854 11/29/2019, 12/06/2019, 12/13/2019
11/29/2019, 12/06/2019, 12/13/2019

CIVIL

(1)
SUMMONS
(CITACION JUDICIAL)
NOTICE TO DEFENDANT: ***(AVISO AL DEMANDADO)*** THAO THI VO; JPMORGAN CHASE BANK, NATIONAL ASSOCIATION; and DOES 1 THROUGH 50, inclusive
YOU ARE BEING SUED BY PLAINTIFF: ***(LO ESTA DEMANDANDO EL DAMANDANTE)*** CITY OF FRESNO, a municipal corporation; PEOPLE OF THE STATE OF CALIFORNIA
NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.
You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.
There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (*www.lawhelpcalifornia.org*), the California Courts Online Self-Help Center (*www.courtinfo.ca.gov/selfhelp*), or by contacting your local court or county bar association. **NOTE:** The court has a statutory lien for waived fees and costs on any settlement or arbitration award of $10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case. ***¡AVISO!*** *Lo han demandado. Si no responde dentro de 30 días, la corte puede decidir en su contra sin escuchar su versión. Lea la información a continuación.*
*Tiene 30 DÍAS DE CALENDARIO después de que le entreguen esta citación y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y más información en el Centro de Ayuda de las Cortes de California (*www.sucorte.ca.gov*), en la biblioteca de leyes de su condado o en la corte que le quede más cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le dé un formulario de exención de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podrá quitar su sueldo, dinero y bienes sin más advertencia.*
*Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remisión a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (*www.lawhelpcalifornia.org*), en el Centro de Ayuda de las Cortes de California, (*www.sucorte.ca.gov*) o poniéndose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperación de $10,000 ó más de valor recibida mediante un acuerdo o una concesión de arbitraje en*

Continued | Next Page

CIVIL

Continued | From 24

un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.
CASE NUMBER
(Numero del Caso)
19CECG03644
The name and address of the court is: *(El nombre y dirección de la corte es)*
SUPERIOR COURT OF CALIFORNIA
COUNTY OF FRESNO
B.F. Sisk Courthouse
1130 "O" Street
Fresno, California 93721
The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is: *(El nombre, la dirección y el número de telefono del abogado del demandante, o del demandante que no tiene abogado es)*,
Douglas T. Sloan, City Attorney
By: Jennifer Nguyen-Bui, Deputy City Attorney (325950)
2600 Fresno St., Room 2031
Fresno, CA 93721-3602
(559) 621-7500
DATE: *(Fecha)* **10/7/2019**
Clerk, *(Secretario)*
By **I. HERRERA**, Deputy *(Adjunto)*
(SEAL)
12/06/2019, 12/13/2019, 12/20/2019, 12/27/2019

NOTICE AND CITATION TO PARENT FOR APPEARANCE AT HEARING.
W&I Code §366.26 Hearing: 0**2-26-2020**
Time: 8:00 A.M.; DEPT: 23
SUPERIOR COURT OF CALIFORNIA, COUNTY OF FRESNO
JUVENILE COURT
Case No.: 18-300321
In The Matter Of
NEVAEH BANDA
DOB: 07-20-2018
Minor
TO: **ESTELA BANDA**, MOTHER OF THE MINOR, AND TO ANY AND ALL PERSONS CLAIMING TO BE THE MOTHER OF THE MINOR. This is to notify you that you are cited to appear at the hearing below, pursuant to Welfare and Institutions Code §366.23 and §366.26:
DATE: FEBRUARY 26, 2020
TIME: 8:00 A.M.
PLACE: Department **23,** Juvenile Dependency Court, 1100 Van Ness, Fresno, California 93724
PLEASE TAKE NOTICE THAT AT THIS HEARING FRESNO COUNTY, THROUGH ITS DEPARTMENT OF SOCIAL SERVICES, WILL RECOMMEND TO THE COURT THAT THE PARENTAL RIGHTS OF **ESTELA BANDA**, MOTHER OF THE MINOR, AND TO ANY AND ALL PERSONS CLAIMING TO BE THE MOTHER OF THE MINOR, BE TERMINATED AND THAT THE ABOVE MINOR BE FREED FOR ADOPTION.
As the parent of the subject minor, you are cited to and may appear at Court as indicated above in order to express your opinion as to whether your parental rights should be terminated so that the minor can be adopted.
This is also to advise you that you have certain legal rights and protections, including the right to oppose these proceedings. You have the right to hire an attorney of your choice to represent you. If you are unable to retain a lawyer, you may request that the judge appoint one for you, who shall be the Public Defender or a private attorney. If you cannot afford to pay the cost of legal counsel to represent you, the fee will be paid by Fresno County.
This notice and citation is dated NOV 19, 2019.
SHERAN MORTON,
Clerk of the Court.
By: NINA QUIROZ, Deputy.

_____
DISOBEDIENCE TO THIS CITATION BY FAILING TO APPEAR MAY SUBJECT THE PARTY SERVED TO ARREST AND PUNISHMENT FOR CONTEMPT OF COURT.

_____
FRESNO COUNTY DEPARTMENT OF SOCIAL SERVICES, 2011 Fresno Street, 3rd Floor, Fresno CA 93721 Telephone Number: (559) 600-4446, PETITIONER COUNTY OF FRESNO, Acting by and through its DEPARTMENT OF SOCIAL SERVICES.
11/22/2019, 11/29/2019, 12/06/2019, 12/13/2019

PROBATE

(1)
NOTICE OF PETITION TO ADMINISTER ESTATE OF
Monique M. Yang
CASE NO: 19CEPR01122
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of **Monique M. Yang**
A Petition for Probate has been filed by **Ya Lor** in the Superior Court of California, County of FRESNO.
The Petition for Probate requests that **Ya Lor** be appointed as personal representative to administer the estate of the decedent.
The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.
A hearing on the petition will be held in this court as follows:
January 6, 2020, 9:00 A.M., Dept.: 303
1130 "O" Street, 3rd Floor - Dept. 303
Fresno, California 93721
Probate Division
If you object to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.
If you are a creditor or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.
You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.
Attorney for petitioner:
Charles M. Palmer
Palmer Kucera LLP
725 Pollasky Ave., Suite 101
Clovis, California 93612
(559) 900-2806
12/06/2019, 12/11/2019, 12/20/2019

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(1)
NOTICE OF PETITION TO ADMINISTER ESTATE OF ELIOVARDO MENDOZA
CASE NO: 19CEPR01162
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of **Eliovardo Mendoza**
A Petition for Probate has been filed by Adan Mendoza in the Superior Court of California, County of FRESNO.
The Petition for Probate requests that Adan Mendoza be appointed as personal representative to administer the estate of the decedent.
The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.
A hearing on the petition will be held in this court as follows:
January 6, 2020, 9:00 A.M., Dept.: 303
1130 "O" Street, 3rd Floor - Dept. 303
Fresno, California 93721-2220
Probate Department
If you object to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.
If you are a creditor or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.
You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.
Attorney for petitioner:
Alice M. Dostalova-Busick #244513
Wright & Wright, Attorneys at Law, Inc.
265 E. River Park Circle, Suite 260
Fresno, CA 93720
(559) 228-8184
12/06/2019, 12/11/2019, 12/20/2019

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(1)
IN THE MATTER OF THE ESTATE OF JOHN P. SOUZA (AKA JACK P.SOUZA)
NOTICE IS HEREBY GIVEN THAT, subject to court confirmation on
1. on December 19th, 2019, in the Merced Superior Court, 627 w.21st street, Courtroom 10 at 8:15 A.M., the Merced County Public Administrator, as personal representative of the above named decedent, will sell at a private sale on the terms and conditions set forth below, and, all right, title and interest of the decedent at the time of death and all right, title and interest that the estate has acquired, in addition to that of the decedent, in the real property located in Fresno County, California.
2. This property commonly referred to as 74-77 W. NORTH AVENUE AT
S. DOUGLAS ROAD, MENDOTA, CA 93640, Assessor's parcel Number
019-100-48, and is more fully described as follows:
That certain real property situated in Section 19, of Township 14 South,
Range 14 East, Mount Diablo Base and Meridian, County of Fresno, State of California, according to the official plat thereof, being more particularly
described as follows:
PARCEL 1: The west half of the west half of the southwest quarter of said Section 19.
PARCEL 2: The east half of the west half of the west half of the southwest quarter of said Section 19.
PARCEL 3: The west half of the east half of the west half of the southwest quarter of said Section 19.
PARCEL 4: The east half of the east half of the west half of the southwest quarter of said Section 19.
PARCEL #: 019 IOO 74
PARCEL #: 019 1OO 75
PARCEL #: 019 1OO 76
PARCEL #: 019 IOO 77
**APN: 019-100-49
3. The real property will be sold on an "as is" "where is" basis, except for title, with no expressed or implied warranty.
4. The personal representative has given an exclusive listing to Bill Mayhugh of Century 21 M&M & Associates.
5. The real property will be sold on the following terms: Verified cash offer, and/or part cash and part credit, and confirmation of sale by the court
Merced County Public Administrator
Juana Maldonado
Deputy Public Administrator of the
Estate of John P. Souza, Deceased
Date: 10/30/2019
12/06/2019, 12/11/2019, 12/16/2019

NOTICE OF PETITION TO ADMINISTER ESTATE OF
Joseph R. Mazzeo
CASE NO: 19CEPR01130
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of **Joseph R. Mazzeo**
A Petition for Probate has been filed by **Linda Diane Griffiths, Carole Joann Buckner & Patrick Joseph Mazzeo** in the Superior Court of California, County of FRESNO.
The Petition for Probate requests that **Linda Diane Griffiths, Carole Joann Buckner & Patrick Joseph Mazzeo** be appointed as personal representative to administer the estate of the decedent.
The petition requests the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.
The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.
A hearing on the petition will be held in this court as follows:
December 17, 2019, 9:00 A.M., Dept.: 303
1130 "O" Street, 3rd Floor - Dept. 303
Fresno, California 93721-2220
B.F. Sisk Courthouse
If you object to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.
If you are a creditor or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.
You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.
Attorney for petitioner:
Jennifer J. Sinex, Esq. (SBN: 176942)
PROCOPIO, CORY, HARGREAVES & SAVITCH LLP
525 B Street, Suite 2200
San Diego, CA 92101
(619) 238-1900
11/22/2019, 11/27/2019, 12/06/2019

NOTICE OF PETITION TO ADMINISTER ESTATE OF
Lucille Hill, also known as Lucille Douglas Hill
CASE NO: 19CEPR001117
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of **Lucille Hill, also known as Lucille Douglas Hill**
A Petition for Probate has been filed by **Tammy L. Kellerhals** in the Superior Court of California, County of FRESNO.
The Petition for Probate requests that **Tammy L. Kellerhals** be appointed as personal representative to administer the estate of the decedent.
The petition requests the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.
The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.
A hearing on the petition will be held in this court as follows:
December 18, 2019, 9:00 A.M. Dept. 303
1130 "O" Street, 3rd Floor
Fresno, California 93721-2220
B. F. Sisk Courthouse
If you object to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.
If you are a creditor or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.
You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.
Attorney for petitioner:
Leonard E. Deal #045000
Attorney at Law
2660 West Shaw Lane, Suite 100
Fresno, California 93711-2773
(559) 447-0714
11/22/2019, 11/27/2019, 12/06/2019

NOTICE TO CREDITORS OF ALBERT LEROY GALINDO
[Probate Code §§ 19040, 19052]
SUPERIOR COURT OF CALIFORNIA, COUNTY OF FRESNO
CENTRAL DIVISION
In regard to:
The ALBERT LEROY GALINDO LIVING TRUST, dated April 28, 2009, as amended and restated in its entirety on January 31, 2019, of which ALBERT LEROY GALINDO was the Settlor,
Decedent.
Case No. 19CEPR01139
NOTICE IS HEREBY GIVEN to the creditors and contingent creditors of the above-named decedent that all persons having claims against the decedent are required to file them with the Superior Court, at the following address: 1130 "O" Street, 3rd Floor, Fresno, California 93721, Attention: Probate Clerk, and mail or deliver a copy to STEPHANIE LABRUCHERIE, Trustee, of the ALBERT LEROY GALINDO LIVING TRUST, dated April 28, 2009, as amended and restated in its entirety on January 31, 2019, wherein the decedent was the Settlor, at C/O Summer A. Johnson, Esq., Dowling Aaron Incorporated, 8080 N. Palm Avenue, Fresno, CA 93711, within the later of four months after November 22, 2019 (date of the first publication of notice to creditors), or if notice is mailed or personally delivered to you, 60 days after the date this notice is mailed or personally delivered to you, or you must petition to file a late claim as provided in Probate Code section 19103. A claim form may be obtained from the court clerk.
For your protection, you are encouraged to file your claim by certified mail, with return receipt requested.
Dated: November 15, 2019
ALBERT LEROY GALINDO LIVING TRUST, dated April 28, 2009, as amended and restated
By: /s/ SUMMER A. JOHNSON, Attorneys for
STEPHANIE LABRUCHERIE, Trustee
Summer A. Johnson, #244475
DOWLING AARON INCORPORATED
8080 North Palm Avenue, Third Floor
P.O. Box 28902
Fresno, California 93729-8902
Tel: (559) 432-4500
Fax: (559) 432-4590
email: sjohnson@dowlingaaron.com
Attorneys for STEPHANIE LABRUCHERIE, Trustee
11/22/2019, 11/27/2019, 12/06/2019

FICTITIOUS

(1)
FICTITIOUS BUSINESS NAME STATEMENT
File No. 2201910006422
The following person(s) is (are) conducting business as
ORTIZ REAL ESTATE INVESTMENT, INC. at **5522 N. 7TH ST, FRESNO, CALIFONIA 93710, FRESNO COUNTY, Phone (559) 478-3391**:
Mailing Address:
5522 N. 7TH ST, FRESNO, CALIFONIA 93710;
Full Name of Registrant:
ORTIZ REAL ESTATE INVESTMENT, INC., 5522 N. 7TH ST, FRESNO, US 93710
Registrant commenced to transact business under the Fictitious Business Name listed above on: **12/23/2000**
This business conducted by**: CORPORATION**
Articles of Incorporation Number: C4526613
CARLOS ORTIZ, PRESIDENT
This statement filed with the Fresno County Clerk on: **11/18/2019**
(Seal)
BRANDI L. ORTH,
COUNTY CLERK.
By: ANDREA LOPEZ, DEPUTY.
"NOTICE - THIS FICTITIOUS NAME STATEMENT EXPIRES FIVE YEARS FROM THE DATE IT WAS FILED IN THE OFFICE OF THE COUNTY CLERK. A NEW FICTITIOUS BUSINESS NAME STATEMENT MUST BE FILED BEFORE THAT TIME."
12/06/2019, 12/13/2019, 12/20/2019, 12/27/2019

Continued | Next Page

FICTITIOUS

Continued | From 25

(1)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 2201910006367

The following person(s) is (are) conducting business as
CLOVIS SHOPPING CENTER at **2497 W. BEDFORD, FRESNO, CA 93711 FRESNO COUNTY**:
Mailing Address:
2497 W. BEDFORD, FRESNO, CA 93711;
Full Name of Registrant:
JOHN TERZIAN, 2497 W. BEDFORD, FRESNO, CA 93711
JACK TERZIAN, 2497 W. BEDFORD, FRESNO, CA 93711
Registrant commenced to transact business under the Fictitious Business Name listed above on: **03/01/1960**.
This business conducted by**: GENERAL PARTNERSHIP**.
JOHN TERZIAN, GENERAL PARTNER.
This statement filed with the Fresno County Clerk on: **11/13/2019**.
(Seal)
BRANDI L. ORTH, COUNTY CLERK.
By: MAI NETZLEY, DEPUTY.
"NOTICE - THIS FICTITIOUS NAME STATEMENT EXPIRES FIVE YEARS FROM THE DATE IT WAS FILED IN THE OFFICE OF THE COUNTY CLERK. A NEW FICTITIOUS BUSINESS NAME STATEMENT MUST BE FILED BEFORE THAT TIME."
12/06/2019, 12/13/2019, 12/20/2019, 12/27/2019

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(1)

FICTITIOUS BUSINESS NAME STATEMENT
File No. 2201910006611

The following person(s) is (are) conducting business as
CAREPATROL OF FRESNO at **1840 SHAW AVENUE SUITE 105-5, CLOVIS, CA 93611 FRESNO COUNTY, Phone (559) 207-4319**:
Mailing Address:
1840 SHAW AVENUE SUITE 105-5, CLOVIS;
Full Name of Registrant:
CELTIC CLIPS, INC., 4198 N BODEGA BAY ROAD, CLOVIS, CA 93619
Registrant commenced to transact business under the Fictitious Business Name listed above on: **11/22/2019**
This business conducted by**: CORPORATION**
Articles of Incorporation Number: C4217517
KATHLEEN A. LEAHY, SECRETARY
This statement filed with the Fresno County Clerk on: **12/02/2019**
(Seal)
BRANDI L. ORTH, COUNTY CLERK.
By: JESSICA MUNOZ, DEPUTY.
"NOTICE - THIS FICTITIOUS NAME STATEMENT EXPIRES FIVE YEARS FROM THE DATE IT WAS FILED IN THE OFFICE OF THE COUNTY CLERK. A NEW FICTITIOUS BUSINESS NAME STATEMENT MUST BE FILED BEFORE THAT TIME."
12/06/2019, 12/13/2019, 12/20/2019, 12/27/2019

FICTITIOUS BUSINESS NAME STATEMENT
File No. 2201910006304

The following person(s) is (are) conducting business as
HUBUX at **764 P STREET, SUITE 15, FRESNO, CA 93721 FRESNO COUNTY**:
Mailing Address:
6160 N VAN NESS BLVD, FRESNO, CA 93711;
Full Name of Registrant:
BEGREAT INSIGHTS, LLC, 6160 N VAN NESS BLVD, FRESNO, CA 93711.
Registrant commenced to transact business under the Fictitious Business Name listed above on: **05/15/2019**
This business conducted by**: LIMITED LIABILITY CO**.
Articles of Incorporation Number: 201909410461
JAMIN BRAZIL, MANAGING MEMBER
This statement filed with the Fresno County Clerk on: **11/08/2019**
(Seal)
BRANDI L. ORTH, COUNTY CLERK.
By:, DAKOTA THURSTON, DEPUTY.
"NOTICE - THIS FICTITIOUS NAME STATEMENT EXPIRES FIVE YEARS FROM THE DATE IT WAS FILED IN THE OFFICE OF THE COUNTY CLERK. A NEW FICTITIOUS BUSINESS NAME STATEMENT MUST BE FILED BEFORE THAT TIME."
11/15/2019, 11/22/2019, 11/29/2019, 12/06/2019

FICTITIOUS BUSINESS NAME STATEMENT
File No. 2201910006352

52The following person(s) is (are) conducting business as
ABC CRUISE AND TRAVEL at **4419 W BELMONT AVENUE, FRESNO, CA 93722, FRESNO COUNTY**:
Mailing Address:
4419 W BELMONT AVENUE, FRESNO, CA 93722;
Full Name of Registrant:
ANGEL SHUK YI CHUN, 4419 W BELMONT AVENUE, FRESNO, CA 93722
BRYAN LEE CHUN, 4419 W BELMONT AVENUE, FRESNO, CA 93722.
Registrant commenced to transact business under the Fictitious Business Name listed above on: **05/26/1999**
This business conducted by**: MARRIED COUPLE**
ANGEL CHUN, CO-OWNER
This statement filed with the Fresno County Clerk on: **11/13/2019**
(Seal)
BRANDI L. ORTH, COUNTY CLERK.
By: SONYA SOY, DEPUTY.
"NOTICE - THIS FICTITIOUS NAME STATEMENT EXPIRES FIVE YEARS FROM THE DATE IT WAS FILED IN THE OFFICE OF THE COUNTY CLERK. A NEW FICTITIOUS BUSINESS NAME STATEMENT MUST BE FILED BEFORE THAT TIME."
11/15/2019, 11/22/2019, 11/29/2019, 12/06/2019

FICTITIOUS BUSINESS NAME STATEMENT
File No. 2201910006058

The following person(s) is (are) conducting business as
LOVELACE AG SERVICE at **520 West Houston Street, Coalinga, CA 93210 Fresno County, Phone: (559) 935-3264**:
Full Name of Registrant:
Mark A. Lovelace, Co-Trustee of The Mark and Tammy Lovelace Living Trust, Dated June 18, 2008, 520 West Houston Street, Coalinga, CA 93210, Phone (559) 935-3264
Tammy J. Lovelace, Co-Trustee of The Mark and Tammy Lovelace Living Trust, Dated June 18, 2008, 520 West Houston Street, Coalinga, CA 93210, Phone (559) 935-3264.
Registrant commenced to transact business under the Fictitious Business Name listed above on: **January 01/2006**.
This business conducted by**: Trust**.
MARK A. LOVELACE, Co-Trustee.
This statement filed with the Fresno County Clerk on: **10/25/2019**.
(Seal)
BRANDI L. ORTH, COUNTY CLERK.
By: DAKOTA THURSTON, DEPUTY.
"NOTICE - THIS FICTITIOUS NAME STATEMENT EXPIRES FIVE YEARS FROM THE DATE IT WAS FILED IN THE OFFICE OF THE COUNTY CLERK. A NEW FICTITIOUS BUSINESS NAME STATEMENT MUST BE FILED BEFORE THAT TIME."
11/22/2019, 11/29/2019, 12/06/2019, 12/13/2019

FICTITIOUS BUSINESS NAME STATEMENT
File No. 2201910006507

The following person(s) is (are) conducting business as
GABLES MOTEL at **2833 E CHURCH AVE, FRESNO, CA 93706 FRESNO, Phone (559) 237-7451**:
Mailing Address:
2833 E CHURCH AVE, FRESNO, CA 93706;
Full Name of Registrant:
PARESHBHAI PATEL, 2833 E CHURCH AVE, FRESNO, CA 93706, Phone (559) 237-7451
PRATIBHA PATEL, 2833 E CHURCH AVE, FRESNO, CA 93706, Phone (559) 237-7451.
Registrant has not yet commenced to transact business under the Fictitious Business Name listed above.
This business conducted by**: COPARTNERS**
PARESHBHAI PATEL, OWNER
This statement filed with the Fresno County Clerk on: **11/22/2019**
(Seal)
BRANDI L. ORTH, COUNTY CLERK.
By: YVETTE JAMISON, DEPUTY.
"NOTICE - THIS FICTITIOUS NAME STATEMENT EXPIRES FIVE YEARS FROM THE DATE IT WAS FILED IN THE OFFICE OF THE COUNTY CLERK. A NEW FICTITIOUS BUSINESS NAME STATEMENT MUST BE FILED BEFORE THAT TIME."
11/29/2019, 12/06/2019, 12/13/2019, 12/20/2019

MISC.

(1)

NOTICE OF MINOR ADJUSTMENT
NOTICE IS HEREBY GIVEN that on December 6, 2019, in accordance with the Minor Adjustment procedures of the Zoning Ordinance of the City of Clovis Municipal Code, the City Planner of the City of Clovis is reviewing the following request:
APPLICANT: A-Plus Signs
USE: To permit the increase and transfer of sign area of the lease space.
LOCATION: 771 W. Shaw Avenue
Any decision of this request will not be rendered until fifteen days from the date of notice. If you have any questions or comments regarding this request, please contact in writing, the City of Clovis, Planning Division, 1033 Fifth Street, Clovis, CA 93612 or contact me at 559-324-2341 and email at joycer@cityofclovis.com.
Joyce Roach, Planning Assistant
File No. MA2019-008
12/06/2019

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(1)

NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION
Notice is hereby given that the County of Fresno has prepared Initial Study Application (IS) No. 7645 pursuant to the requirements of the California Environmental Quality Act for the following proposed project**:**
INITIAL STUDY APPLICATION NO. 7645 and **CLASSIFIED CONDITIONAL USE PERMIT APPLICATION NO. 3652** filed by **ZUMWALT CONSTRUCTION** on behalf of **O'NEILL VINTNERS AND DISTILLERS**, proposing to allow a 6,952 square-foot office building, the expansion and renovation of an existing parking lot, and new carport structures with roof-mounted solar panels on a 2.87-acre portion of a 46.36-acre parcel for an existing winery in the AE-20 (Exclusive Agricultural, 20-acre minimum parcel size) Zone District. The project site is located on the northwest corner of E. Parlier and S. Lac Jac Avenues, approximately 1.2 miles west of the nearest city limits of the City of Reedley (8435 S. Lac Jac Avenue, Parlier) (SUP. DIST. 4) (APN 363-051-20). Adopt the Mitigated Negative Declaration prepared for Initial Study Application No. 7645 and take action on Classified Conditional Use Permit Application No. 3652 with Findings and Conditions.
(hereafter, the "Proposed Project")
The County of Fresno has determined that it is appropriate to adopt a Mitigated Negative Declaration for the Proposed Project. The purpose of this Notice is to (1) provide notice of the availability of IS Application No. 7645 and the draft Mitigated Negative Declaration, and request written comments thereon; and (2) provide notice of the public hearing regarding the Proposed Project.
Public Comment Period
The County of Fresno will receive written comments on the Proposed Project and Mitigated Negative Declaration from December 6, 2019 through January 6, 2020. Email written comments to eahmad@fresnocountyca.gov, or mail comments to:
Fresno County Department of Public Works and Planning
Development Services and Capital Projects Division
Attn: Ejaz Ahmad
2220 Tulare Street, Suite A
Fresno, CA 93721
IS Application No. 7645 and the draft Mitigated Negative Declaration may be viewed at the above address Monday through Thursday, 9:00 a.m. to 5:00 p.m., and Friday, 8:30 a.m. to 12:30 p.m. (except holidays). An electronic copy of the draft Mitigated Negative Declaration for the Proposed Project may be obtained from Ejaz Ahmad at the addresses above.
Public Hearing
The Planning Commission will hold a public hearing to consider approving the Proposed Project and the Mitigated Negative Declaration on January 9, 2020, at 8:45 a.m., or as soon thereafter as possible, in Room 301, Hall of Records, 2281 Tulare Street, Fresno, California 93721. Interested persons are invited to appear at the hearing and comment on the Proposed Project and draft Mitigated Negative Declaration.
For questions, please call Ejaz Ahmad at (559) 600-4204.
Published: December 6, 2019
12/06/2019

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(1)

NOTICE OF MINOR ADJUSTMENT
NOTICE IS HEREBY GIVEN that on December 6, 2019, in accordance with the Minor Adjustment procedures of the Zoning Ordinance of the City of Clovis Municipal Code, the City Planner of the City of Clovis is reviewing the following request:
APPLICANT: AGI
USE: To permit the increase and transfer of sign area of the lease space.
LOCATION: 1075 Shaw Avenue
Any decision of this request will not be rendered until fifteen days from the date of notice. If you have any questions or comments regarding this request, please contact in writing, the City of Clovis, Planning Division, 1033 Fifth Street, Clovis, CA 93612 or contact me at 559-324-2338 and email at ryderd@cityofclovis.com.
Ryder Dilley, Planning Intern
File No. MA2019-009
12/06/2019

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(1)

NOTICE TO CREDITORS OF BULK SALE
(SECS. 6101-6111 U.C.C.)
Notice is hereby given to the creditors of **Mohamed M. Mohsin** ("Seller"), whose business address is 2898 E. Belmont Avenue, Fresno, CA 93711 that a bulk sale is about to be made to **Fadhl Ali Ahmed Mo Rawaid** ("Buyer"), whose business address is 2898 E. Belmont Avenue, Fresno, CA 93711.
The property to be transferred is located at **2898 E. BELMONT AVENUE, FRESNO, CA 93711.** County of Fresno, State of California. Said property is described as: ALL INVENTORY, STOCK IN TRADE, FIXTURES, EQUIPMENT AND GOODWILL OF THE BUSINESS KNOWN AS **EL CAMINO MARKET**.
The bulk sale will be consummated on or after **December 24, 2019**, at CalAtlantic Title, 7555 N. Palm Avenue, Suite 210, **Fresno, CA 93711** pursuant to Division 6 of the California Code.
This bulk sale is subject to Section 6106.2 of the California Commercial Code. ALL CLAIMS TO BE SENT C/O **CalAtlantic Title, Escrow No. 001109, 7555 N. Palm Avenue, Suite 210, Fresno, CA 93711**.
The last date for filing claims shall be **December 23, 2019**.
So far as known to Buyer, all business names and addresses used by Seller for the three years last past, if different from the above, are:
NONE DISCLOSED
Dated: **November 06, 2019**
Buyer: Fadhl Ali Ahmed Mo Rowaid
12/06/2019

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(1)

NOTICE OF PUBLIC HEARING
NOTICE IS HEREBY GIVEN that on the morning of Monday, December 23, 2019, beginning at 9:30 a.m., a public hearing will be conducted in the Sierra Conference Room of the Clovis Civic Center. The Planning Division will consider the following item:
AUP2019-023, A request to approve an Administrative Use Permit to allow for the construction of an accessory structure greater than 12 ft. in height within the rear yard setback on the property at 2742 Everglade Avenue. Jessica Huber, owner/applicant.
All interested parties are invited to appear at this time to present testimony in regard to the subject item. If you have questions or comments regarding this item, please contact Ryder Dilley at (559) 324-2338 or at ryderd@cityofclovis.com.
Ryder Dilley, Planning Intern
Agency File No.: AUP2019-023
PUBLISH: December 6, 2019
12/06/2019

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(1)

NOTICE INVITING BIDS
Sealed bids will be received at the office of the Purchasing Manager of the City of Fresno for the following:
SOUTH VAN NESS INDUSTRIAL AREA ROADWAY AND UTILITIES INFRASTRUCTURE IMPROVEMENT PROJECT
BID FILE NUMBER: 3662 - 12271
The scope of work includes, but is not limited to:
This project consists of rehabilitating four streets in the South Van Ness Industrial area of Fresno. These streets include California Avenue - Cherry to East Avenues Pearl Avenue - Hamilton to Butler Avenues, East Avenue - California to Butler Avenues and Hamilton Avenue - Monterey to East Avenues. The work for these streets include resurfacing or reconstructing the streets, installing new sidewalk and drive approaches, installing new street lighting, improving existing railroad crossings and new curb ramps. Utility relocation is also included in this project. Existing fire hydrants will need to be relocated and existing utility poles will be relocated.
The Construction Allocation for this project is **$ 3,672,318.00**.
Bids will be taken on complete work, in accordance with Plans and Specifications on file in the office of the Purchasing Manager, 2600 Fresno Street, Room 2156, Fresno California, 93721-3622, phone number (559) 621-1332.
Specifications for these items can be downloaded at the City's online website at:
http://www.fresno.gov. For Businesses (to the left of the screen), Bid Opportunities
Bids will not be accepted via FAX.
Bid Proposal forms can be downloaded at the City's online website.
Bid Proposals must be filed with the Purchasing Manager prior to the bid opening at 3 p.m. on Tuesday, January 14, 2020, when the bids will be publicly opened and recorded.
The work hereunder constitutes a "public work" as defined in Chapter 1, Part 7, Division 2 of the California Labor Code, and Contractor shall cause the work to be performed as a "public work" in accordance with such Chapter of the California Labor Code. The Council of the City of Fresno has adopted Resolution No. 82-297 ascertaining the general prevailing rate of per diem wages and per diem wages for holidays and overtime in the Fresno area for each craft, classification, or type of worker needed in the execution of contracts for the City. A copy of the resolution is on file at the Office of the City Clerk. Actual wage schedules are available at Construction Management Office, 1721 Van Ness Avenue, Fresno, California 93721, (559) 621-5600.
Contractors and Subcontractors must meet any and all requirements of Labor Code sections 1771.1 and 1771.5 prior to submitting bids.
All proposals must be made on the Bid Proposal Form provided by the Purchasing Manager and must be accompanied by a Bid Deposit in the amount of TEN PERCENT (10%) of the Total Net Bid Amount (or, in bids with Add Alternates, the highest possible combination of the Base Bid plus Add Alternates) in the form of a certified or cashier's check, an irrevocable letter of credit, or a certificate of deposit or a bidder's bond executed by a corporate surety, admitted by the California Insurance Commissioner to do business in California, payable and acceptable to the City of Fresno; or the Bidder shall have registered with the Purchasing Manager of the City an annual bid bond sufficient to provide coverage in such amount. All Bid Deposits will be held until a Contract has been executed with the successful Bidder or all bids have been rejected.
The City of Fresno hereby notifies all Bidders that no person shall be excluded from participation in, denied any benefits of, or otherwise discriminated against in connection with the award and performance of any contract on the basis of race, religious creed, color, national origin, ancestry, physical disability, mental disability, medical condition, marital status, sex, age, sexual orientation, ethnicity, status as a disabled veteran or veteran of the Vietnam era or on any other basis prohibited by law.
The City will carry out applicable federal requirements in the award and administration of any contract awarded hereunder. This is a federal project funded with financial assistance from the U.S. Department of Commerce, U.S. Economic Development Administration (EDA).
A pre-bid conference will be held at 10:00 a.m., on December 19, 2019, in Room 4017N, City Hall, 2600 Fresno Street, Fresno, California. Prospective Bidders are encouraged to attend since City Staff will be present to answer any questions regarding the Specifications, and there may be an inspection tour of the job site(s).
The meeting room is physically accessible. Services of an interpreter and additional accommodations such as assistive listening devices can be made available. Requests for accommodations should be made at least five working days but no later than 48 hours prior to the scheduled meeting/event. Please contact the Procurement Specialist on the cover at 559-621-1332 or through the Questions and Answers field on Planet Bids.
In accordance with provisions of section 22300 of the California Public Contract Code, Contractor may substitute securities for any monies withheld by City to ensure performance under the Contract.
A 100 percent Payment Bond and 100 percent Performance Bond for all public works contracts must be filed with the Contract Documents and approved by the City before the Contractor enters upon performance of the Work.
No bid will be considered for award unless the Bidder at the time of bid opening, is licensed with a valid Class "A" Contractor's

Continued | Next Page

MISCELLANEOUS

Continued | From 26

License issued by the State of California.
The City reserves the right to reject any and all bids.
12/06/2019

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(1)
NOTICE OF PUBLIC LIEN SALE
Business & Professional code S21700
Notice is hereby given that a public lien sale of the following described personal property will be held at the hour of 08:00 AM on December 19, 2019 at Derrel's Mini Storage located at 3330 E. Tulare St, Fresno, County of Fresno, State of California.
Siqueiros, Angie cabinet, wall art, stereo Hawkins, Manesha Lafaye bike, luggage, port. table Sagrero, Rodrigo stove top, microwave, tool box Castro, Priscilla Leona bike, air compressor, walker Cortes, Amelida Arroyo washer, dryer, cabinet, bike Renteria, Anthony wall art, microwave, furniture Sanders, Devon refrigerator, ping pong table, speaker Leos, Maria Del Rosario table lamp, desk, wheelchair Hobbs, Nikki baby crib, chair, toys Walther, Matthew shovel, bike pump, table top Lopez, Josephine portable table, shelf, pillow Murillo, Adam Joseph washer, dryer, scooter, Myers, Jennifer chair, hand truck, stage props Fambrough, Stephanie tv, cart, weights
Signed: J D'Acquisto Date: 12.02.19
12/06/2019, 12/13/2019

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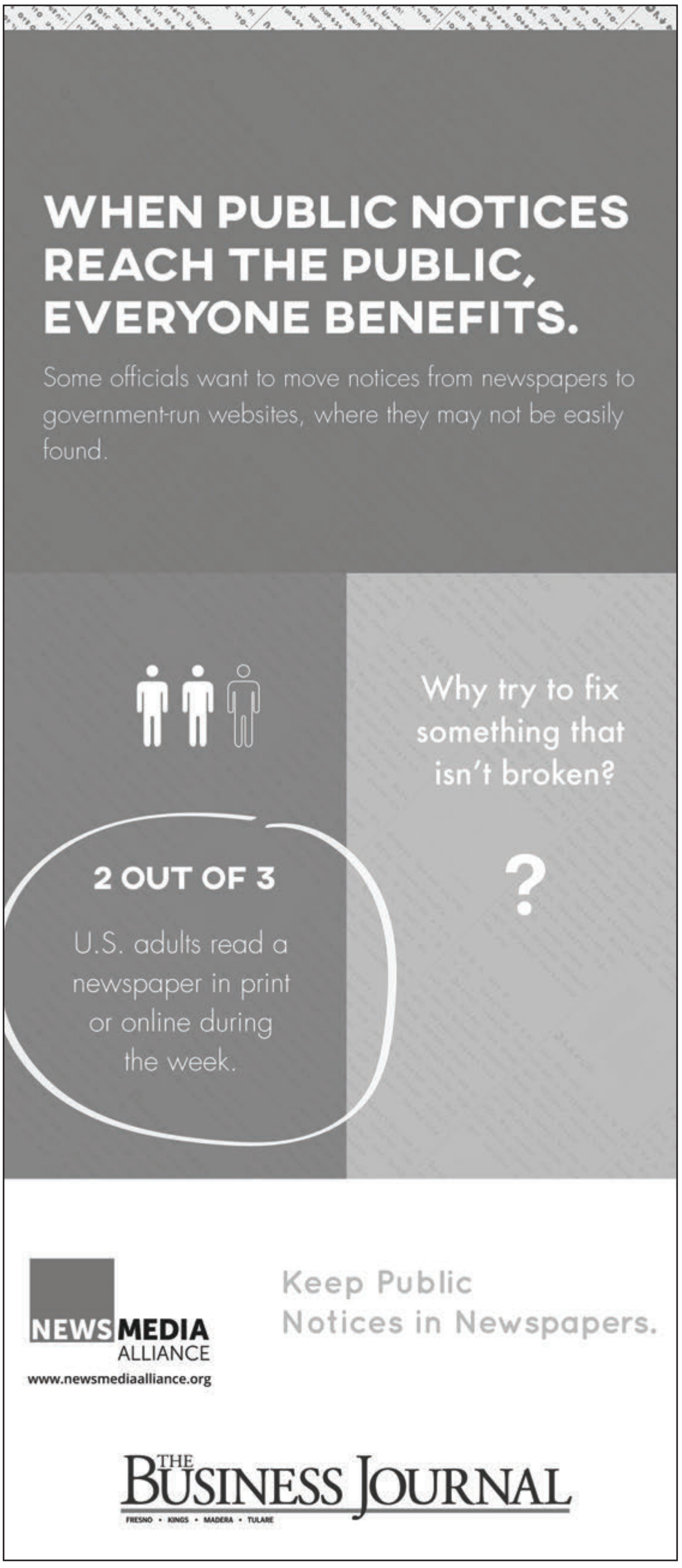
(1)
NOTICE
The Grassland Basin Authority (GBA) is requesting proposals from individual attorneys and law firms interested in serving as General Counsel for the Authority. GBA will be selecting its General Counsel, following interviews with the candidates that GBA determines from the proposals are most likely to meet GBA's needs, on the basis of demonstrated competence and on the professional qualifications necessary for the satisfactory performance of the services required.
The GBA is a joint powers authority formed under the California Joint Powers Agencies Act in June 2019 to manage drainage, and other related activities, in western Merced and Fresno counties. The GBA is an independent agency formed by seven public entities: San Luis Water District, Charleston Drainage District, Pacheco Water District, Panoche Drainage District, Panoche Water District, Camp 13 Drainage District, and Firebaugh Canal Water District. The GBA has a five-member Board of Directors, with regular meetings on the fourth Thursday of every month.
The General Counsel will be called upon to provide legal advice, represent the GBA in meetings with outside agencies, coordinate with outside counsel retained for specific matters, and assist with presentations, drafting and coordination among multiple parties on complex legal issues as directed by the Board of Directors, primarily through contact with the General Manager. Desired areas of legal knowledge include the Ralph M. Brown Act; laws and regulations applicable to California local agencies and joint powers agencies, including laws and regulations regarding employment, contracting, procurement, conflicts of interest, compliance with requirements for state and federal grants, the California Environmental Quality Act, and state and federal water quality and groundwater statutes. If the applicant is a law firm, it must identify an attorney who will be available to act as the General Counsel at Board meetings and also provide resumes of other firm attorneys available to assist GBA. Applicants will describe education, practice areas and length of practice for attorneys proposed to provide services to GBA; describe experience relevant to the GBA's needs; report on an initial conflict of interest check relative to the GBA's members; and explain how they expect to efficiently and economically serve the GBA.
Responses to questions and additional information regarding this request can be obtained by contacting Ara Azhderian at aazhderian@panochewd.org. The deadline for applying is December 18, 2019. The GBA Board of Directors will consider all applications and schedule interviews with the top candidates during the second week of January 2020. The successful applicant will be expected to start service on March 1, 2020.
12/06/2019, 12/09/2019, 12/11/2019, 12/13/2019

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY
Notice is hereby given that pursuant to Section 21700 of the Business and Professions Code, State of California, the undersigned will sell at Public Auction by competitive bidding on December 13th 2019 at 1:30 p.m. at Security Public Storage, 2633 W. Shaw Ave., Fresno, CA 93711, City of Fresno, County of Fresno, State of California. The goods, chattels or personal goods and property of the tenants/units listed below.
A016 JOSEPH H CATANIA
B258 RITA L OHANO
E160 CHENNA MEP
E176 GERMAN ARENIVAL-GARCIA
F115 TERRANCE DION JOHNSON
F135 PAOLA MOYA
G050 MICHAEL D JACKSON
G051 VERONICA I LOPEZ
H028 ANTHONY MICEAL CASTANEDA
Purchased goods are sold as is, and must be removed within one (1) day of purchase. Payment is to be with cash only and made at the time of purchase.
This sale is subject to cancellation without notice in the event of settlement between owner and obligated party.
Publication dates: November 29th 2019 & December 6th 2019
11/29/2019, 12/06/2019

NOTICE OF PUBLIC SALE
To satisfy the owner's storage lien, PS Orange Co. Inc. will sell at public lien sale on December 19, 2019, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 11:00 AM and continue until all units are sold.
PUBLIC STORAGE # 22340, 5045 N Gates Ave, Fresno, CA 93722, (559) 540-2154
A045 - Febuary, Jeff; A071 - Rock, Brandon; B014 - Gonzales, Tarina; B026 - Smith, LeMesa; C001 - Kyle, Mark; C010 - Dix, Lindsey; D007 - Ortiz, Jorge; D084 - Hernandez, Margarita; D086 - Holley, Manzanita; E039 - Thompson, Jason
Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Orangeco, Inc., 701 Western Avenue, Glendale, CA 91201. (818) 244-8080. Bond No. 5857632
11/29/2019, 12/06/2019

Notice of Intent to Adopt the Westside Subbasin Groundwater Sustainability Plan
NOTICE IS HEREBY GIVEN that the Board of Directors of Westlands Water District, serving as the Groundwater Sustainability Agency for the Westside Subbasin, will hold a public hearing on December 17th, 2019 at 1:00 p.m. at Westlands Water District in Fresno, 3130 N. Fresno St., Fresno, CA 93703, to consider the adoption of the Westside Subbasin Groundwater Sustainability Plan (GSP), immediately following the hearing. The public will be allowed to provide oral comments at the hearing.
Prior to adoption, the GSP may also be viewed online at: wwd.ca.gov/SGMA .
11/29/2019, 12/06/2019

PROPOSED VACATION OF A PORTION OF SOUTH GOLDEN STATE BOULEVARD, BETWEEN SAN BENITO STREET AND STATE ROUTE 41
Notice is hereby given that the Council of the City of Fresno has adopted Resolution of Intention No. 1134-D to vacate a portion of South Golden State Boulevard, between San Benito Avenue and State Route 41. The resolution conforms to the provisions of the Public Streets, Highways, and Service Easements Vacation Law, being Sections 8300-8363 of the California Streets and Highways Code.
Resolution of Intention No. 1134-D sets the hour of 10:00 a.m. on December 12, 2019, in the Council Chambers in the Fresno City Hall, when all persons interested in or objecting to the proposed vacation may appear before the Council and offer evidence in relation thereto. All persons interested in or objecting to the proposed vacation may appear before the Council and offer evidence in relation thereto
Questions related to this vacation should be directed to Mr. Jason Camit of the Public Works Department, Traffic and Engineering Services Division, at 621-8681.
P.W. File No. 12454
12/04/2019, 12/06/2019



The good news, bad news about California

GUEST VIEW
By Jon Coupal

A son once told his father that he had both good news and bad news and asked his dad which he would like first. The father said, "Give me the good news first." So the son says, "The good news is that the air bags in your car work perfectly."

California is a state with both good news and bad news. The good news is that we remain an economic powerhouse with the world's fifth largest economy, the Bay Area remains the epicenter of venture capital, we have a diverse population, great climate and recreational opportunities that are unparalleled.

Yet despite all this good news, California still feels like a state in decline. High taxes, heavy regulations, business flight, crumbling infrastructure, a housing crisis and seemingly insurmountable problems with our vast homeless population are the issues that confront us every day in the headlines.

Those who point out what is wrong with California are criticized by our political leaders as being "declinists" who are invested in California's failure. But that's not true. Most would like nothing more than to see this state succeed and to have our elected representatives pursue policies that would lead to that success.

Much of the discussion about what is good or bad about California is anecdotal. For example, we all know friends or family members who have moved out of California to escape its high cost of living. And every day we hear about another company, either large or small, which has pulled up stakes because it can no longer tolerate California's anti-business environment.

John Adams famously said that "facts are stubborn things." So, when it comes to assessing California as either a shining example for the rest of the world to follow or as a potentially failed state, it helps to look at hard numbers.

The exodus from California by citizens and businesses is both undeniable and measurable. Earlier this month, a consulting firm that tracks business locations, Spectrum Location Solutions, issued new research estimating that about 660 California companies moved 765 facilities out of state in 2018 and thus far into 2019. This represents a significant acceleration of business flight that began two decades ago.

The stories we hear about citizens moving to Texas, Florida, Nevada and Arizona are not just anecdotal. According to U.S. Census figures, net domestic outmigration has exceeded over one million people in less than a decade.

Progressive elected officials, including Gov. Gavin Newsom, like to crow about the state's low unemployment numbers and attribute them to the success of their political agenda. But again, let's look at some hard numbers.

It is absolutely true that unemployment in California is near a historic low at 3.9 percent. The Employment Development Department reported preliminary, seasonally adjusted numbers for October showing total employment was up 50,000 from September, while the number of unemployed was down 9,200. But, as noted by the California Business Roundtable's Center for Jobs and the Economy (CCJE),

"California slipped slightly to the 17th highest unemployment rate among the states."

Judging California in terms relative to other states, quite frankly, we don't look so good. An unemployment rate that even at 3.9 percent is higher than the national average strongly suggests that the policy choices at the national level are lifting California, not the other way around.

More bad news is reflected in our labor participation rate. Again, as reported by CCJE, "the state continues to experience lower than average participation rates in spite of having a relatively younger population than the rest of the U.S. For the 12 months ending October 2019, the seasonally adjusted data shows the California labor force shrank by 57,400 workers (-0.3% growth) compared to the rest of the U.S. gain of 1.7 million (1.2%)."

And the real kicker is in job creation where California ranks dead last among 50 states. As stated by CCJE, "In another sign of the economy's slowing, the total number of persons employed (seasonally adjusted) over the 12 months ending in October again shrank, by 24,000. California dropped back to the 50th highest rank, with Texas leading with an additional 220,500 persons employed over this period, and Florida in second place with a gain of 190,100."

Those of us who look at these hard numbers with alarm are not gleeful at all. We would simply prefer our elected representative to start adopting a more pro-taxpayer, pro-business agenda. And if not that, at least stop inflicting damage with even more foolish laws and regulations.

***Jon Coupal** is president of the Howard Jarvis Taxpayers Association. This piece was originally published at pasadenastarnews.com.*

Small Business Saturday slays

U.S. shoppers spent a record high of an estimated $19.6 billion at independent retailers and restaurants this Small Business Saturday, compared with $14.6 billion spent online during Black Friday and Cyber Monday, according to recently released studies. According to the 2019 Small Business Saturday Consumer Insights Survey from American Express and NFIB and figures from Adobe Analytics, Small Business Saturday outperformed both Black Friday ($5.4 billion) and Cyber Monday ($9.2 billion).

"This year's Small Business Saturday sales set a stunning record, eclipsing Black Friday and Cyber Monday online sales," said NFIB President and CEO Juanita D. Duggan. "These figures underscore the importance of the world's third largest economy, small businesses, and the need to support them year-round."

According to the 2019 Small Business Saturday Consumer Insights Survey, 97% of consumers who shopped on Small Business Saturday agree that small businesses are essential to their community and 95% reported the day makes them want to shop or eat at small, independently-owned businesses all year long, not just during the holiday season.

Shoppers this year are conscious of the positive effects small businesses have in their community. A vast majority of respondents who shopped on Small Business Saturday (96%) agree that shopping at small, independently-owned businesses supports their commitment to making purchases that have a positive social, economic and environmental impact.

Small Business Saturday is a partnership between American Express and NFIB, intended to bring more customers to their community's small businesses. Last year, shoppers spent an estimated $17.8 billion.

*Founded in 1943, and headquartered in Nashville, Tennessee, the **National Federation of Independent Business** is America's leading small-business advocacy association.*

WEB POLL

What percentage of your holiday shopping will you do online?

Online retailers such as Amazon have taken over the holiday gift-buying game, leaving brick-and-mortar retailers to find new ways to make their numbers. According to voters in this week's Business Journal online poll, about 41% plan to buy anywhere from 1-50% of their holiday wares online, while 40% plan to get anywhere from 51-99% via click of the mouse or smart phone. About 14% plan to buy nothing online, while 5% plan to buy everything on line. Eighty-eight votes were cast.

1-50%	41%
51-99%	40%
0%	14%
100%	5%

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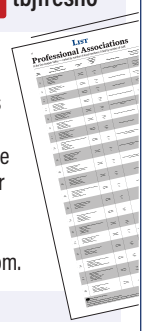
Upcoming FOCUS TOPICS

Each week, The Business Journal takes an in-depth look at an industry or an issue facing the Valley with its Focus section. We welcome input from the business community. If you would like to be considered as a source for an upcoming focus, please call the editorial department at 559.490.3400 or e-mail: editor@thebusinessjournal.com.

12/13	Small Business
12/20	Retail
12/27	Year in Review
1/3	Agriculture

Upcoming LISTS

Each week, The Business Journal ranks the Valley's hottest growth industries from tourism to health care to mortgage lenders. To be considered for one of our lists, please contact Edward Smith at 559.490.3448 or e-mail: edward@thebusinessjournal.com.


List
Professional Associations

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12/20	Trucking Companies
12/27	Most Expensive Home Sales
1/3	Staffing Services

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All submissions must include name, business affiliation and telephone number, and must not contain slanderous or libelous material. Please limit your letters to 250 words. Guest commentaries should be limited to 600 words. All letters and commentaries are subject to editing for clarity, length, spelling and grammar.

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Granville | from 3

and Deauville East in Clovis. Granville also manages rental property in the growing downtown area, with the company itself being highly involved in the revitalization efforts there.

With financial success, the Granville Home team has further been heavily involved in local philanthropic efforts throughout Fresno. This has included 947 coats to the Foundation for Central Schools. Meanwhile, the Granville Homes Summer Reading Program, a partnership with the Boys and Girls Club, resulted in nearly 1,000 books read over the summer with 125 of the top readers receiving brand new bicycles. They've also partnered with Fresno Animal Humane Services for the GV Free-Fur-All. This year marked the third annual event, which allowed for the adoption of 228 pets.

"We've truly been fortunate to have received incredible support from our homeowners as well as our community over the years," Parker said. "And in turn, we've truly made it our mission to use Granville Homes as a vehicle to help those in our community who need it most."

Most notable of all of Granville's efforts, however, has been the Granville Home of Hope contest. Each year since 2006, the company has sold tickets for a drawing to receive a free house with full amenities, with all proceeds going to benefit local nonprofit organizations.

As of 2019, Granville has raised $5.8 million to charity through Hope of Hope. This year, nine nonprofits benefited from the effort, including two new recipients: Parents and Addicts in Need (PAIN), a leading provider of support for families in the ongoing struggle with the opioid crisis; and the Angels of Grace Foster Family Agency, an organization that works with Child Protective Services to give provisions and shelter to neglected and abused children.

"The home is truly a symbol of what each of these organizations does each and every day by giving hope to those in need in our community," Parker said.

These factors, Parker said, have all contributed to Granville being named Best Home Builder and Best Real Estate Property Management Company by readers of The Business Journal. Meanwhile, their urge to give it back has won them a third title of Best Business for Supporting Local Charities.

YOU bring out the best in us.

You are the reason we give our best - today and every day.
A lot has changed since we first opened our doors, but
one thing will never change ... our commitment to you.

Thank you for trusting us to care for you and your loved ones.

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