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Citrus Heights Messenger

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MARCH 18, 2022

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WELCOMED!**



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Habitat for Humanity Pitches In

City Considers Redevelopment of Sayonara Drive



Above: Citrus Heights City Council is considering the redevelopment of the remaining vacant lots in the Sayonara Drive community. Youth counselor Boomer Bennett hopes that redevelopment in the neighborhood will inspire local youth. Right: Property on Sayonara Drive that has been vacant for more than a decade could soon be the site of new construction, as the Citrus Heights City Council considers partnering with Habitat for Humanity to build affordable owner-occupied housing for low-income families. Photos by Patrick Larenas

Story by Shaunna Boyd

CITRUS HEIGHTS, CA (MPG) - Between 2008 and 2010, the City demolished various blighted housing units on Sayonara Drive. Two of the City-owned parcels are now the site of the Sayonara Community Center, but 12 are still vacant. The Citrus Heights City Council held a Study Session on March 10 to discuss future development of these lots.

Because affordable housing units were removed, the City is obligated to replace them with new affordable housing. The City's replacement obligation is 35 units, with a total of 70 bedrooms. Approval of the Sunrise Pointe Apartments project on Sunrise Blvd. earned the City a credit for 23 of those units, so the remaining obligation for redevelopment on Sayonara is 12 units, with a total of 24 bedrooms.

The units were supposed to be replaced within five years of demolition, but that goal was not met due to various challenges finding a development partner. The City received an extension, which ends September 2022, at which time a plan needs to be in place for the redevelopment.

Now the City has found a potential development partner: Habitat for Humanity, a non-profit community housing builder that provides new home-ownership opportunities to hardworking low-income families. Leah Miller, president and CEO of Habitat for Humanity Greater Sacramento, said that the local affiliate has been serving the Sacramento area for 36 years, with a local board of directors and local fundraising efforts. Miller said, "It takes a community to build a community."

Habitat for Humanity is not just the builder and developer, but also the loan originator, offering candidates zero-interest equivalent 30-year mortgages, which are secured by a deed of trust. To qualify as candidates, families have to show a stable income to ensure they can pay a mortgage and demonstrate their need, such as living in substandard or overcrowded conditions and paying more than 50% of their income on rent. Families also have to show willingness to be a partner in the process—by contributing 500 hours to helping build the home, sharing their story, and participating in financial education courses.

A variety of housing options were presented, from all single-family homes, or all duplexes, to a mix of

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Democrats Kill Proposal to Lower Gas Prices

By Assemblyman James Gallagher

SACRAMENTO, CA (MPG) - On Monday, March 14, Assembly Democrats killed a Republican proposal to immediately bring down the price of gas by suspending California's 51-cent-per-gallon gas tax. California drivers face the highest gas prices in the country, and at \$5.74 per gallon; fuel costs here are \$1.41 per gallon above the national average.

"Capitol Democrats had the chance to provide struggling Californians with immediate relief at the gas pump. They refused," said Assemblyman James Gallagher (Yuba City). "High gas prices and inflation are devastating California families, but Capitol Democrats' only solution seems to be 'buy a Tesla.'"

During the Assembly floor session, Republicans moved to advance AB 1638, which would suspend California's state gas tax for six months, and backfill the revenue from the state's budget surplus, which could exceed \$69 billion. The motion was killed on a 18-40 vote, with all Republicans voting to suspend the tax. Not a single Democrat voted for the effort. ★

Prop 47: Had Enough?

By Assemblyman James Gallagher

California communities are under assault by a rise in crime that's hitting neighborhoods throughout our state.

Thieves walk into stores, fill up their backpacks and stroll out without a care in the world. Organized rings of thieves are committing brazen smash-and-grabs. Open air drug use and fentanyl overdoses are common on our streets at high-end retail boutiques. Soft-on-crime policies have failed Californians.

Proposition 47 is a huge culprit, reducing penalties for many crimes to a slap on the wrist. Now, a majority of Californians support bringing back more serious consequences for people who break the law.

Californians deserve to live in communities safe from violent crime and rampant theft. That is why I teamed up with Assemblymember Kevin Kiley and a dozen other legislators to introduce AB 1599 that would repeal Proposition 47 and rein in California's crime wave. Enough is enough! It's time to start holding criminals accountable. ★

Council Votes to Maintain Current Election District Map

Story by Shaunna Boyd

CITRUS HEIGHTS, CA (MPG) - On March 10, the Citrus Heights City Council held the third public hearing in the redistricting process for their election districts map. Although the Council just selected the current map in 2018 when the City transitioned to district-based elections, the redistricting process must be conducted again after the release of the new 2020 census data to ensure that the map meets all legal requirements.

Major requirements include compact and contiguous districts that have roughly equal populations, with no more than a 10% differential between the most populated and least populated districts. The City's current map is still legally viable, since the population differential is just under 6%.

The purpose of the third hearing was to get input from the community before the Council voted on a draft map, but there were no public comments offered during

the meeting. However, the City also held a Community Workshop on March 3, 2022, that was attended by five community members, all of whom supported maintaining the current district map.

Councilmember Jeannie Bruins said, "I am heavily in favor of leaving our districts as they are. We are well within the boundaries of the law on all levels. ... I think it would be in the best interest of our community to have stability, and so I favor leaving

the districts as they are for this census track."

Vice Mayor Tim Schaefer agreed that keeping the current districts "offers a lot more continuity than the confusion that will come from changing the districts at this point."

The City Council voted unanimously to maintain the current district map. A final vote to adopt the map will be held at a public hearing at the March 24 meeting.

Visit CitrusHeightMessenger.com for current election district map. ★

Read More at www.CitrusHeightsMessenger.com

Local Attorney Targets Frivolous ADA Lawsuits

By Thomas J. Sullivan

SACRAMENTO REGION, CA (MPG) - A Carmichael attorney, Catherine Corfee of the Corfee Stone Law Corp. (Corfee Stone) is cautioning local businesses on Fair Oaks Blvd., and Sacramento County to be especially alert to an individual who is known throughout California for filing frequent ADA lawsuits against small businesses for the purpose of recovering attorney's fees.

Signed into law in July 1990 by President George H.W. Bush, the Americans with Disability Act (ADA) aims to make buildings and transportation accessible for those with disabilities and to protect them from discrimination in employment. Store owners and restaurants can often face a fine of \$4,000 for each individual ADA violation.

According to Corfee, the plaintiff, Brian Whitaker, a quadriplegic who uses a wheelchair, has filed more than 1,000 ADA lawsuits across California since the COVID-19 pandemic began last year, according to published news reports.

In his recent filings, Whitaker alleges that he was "barred from full and equal access to the business, was denied access because of insufficient ADA parking, a non-ADA dining table, and/or the sales counter was too high."

Attorney Dennis Price, of the San Diego law firm Potter Handy, which has a specialized division called the Center for Disability Access and which has represented Mr. Whitaker, did not respond to the Messenger's request for comment.

In her blog, Corfee outlines steps which local

business owners and restaurants should be taking to protect themselves against serial ADA filings by individuals such as Whitaker, who in her opinion, "seek only money and never return to patronize the business they may sue."

"As of January 20, 2022, our law firm tracked plaintiff Brian Whitaker's recent ADA complaints which have been filed against businesses in Fair Oaks, and Sacramento," Corfee said. "Many of these targeted businesses are located on Fair Oaks Blvd."

If a business is mailed a notice of an ADA complaint in any form they should take action quickly and promptly seek legal counsel before responding, Corfee said.

"If a defendant does not respond to the ADA complaint, the plaintiff such as Whitaker, who alleges an ADA violation against a business owner, can obtain a default judgment and possibly attorney's fees," she said. The likely cost for legal defense in an ADA case when not taken in time, could drain a business financially.

Corfee, a graduate of UC Berkeley and the McGeorge School of Law, has been in professional legal practice since 1991. She has practiced ADA and California disability access law since 1985 and has published case law on the subject. She also worked for two prior United States Magistrate judges in the Eastern District Court of California.

"Most everyone chooses to settle with Mr. Whitaker because of the expensive cost of litigating," she said.

Many ADA cases can become a "game" for attorney's fees as the disabled person's attorney tries to



Catherine Corfee has practiced ADA and California disability access law since 1985. Photo provided by Catherine Corfee

protract litigation to earn more money in fees to later reclaim such in a settlement, a motion, and/or at trial.

Her firm has lowered its price to file a motion to dismiss an ADA claim when the defendant makes the perfect ADA changes and implements an ADA policy and procedure, she said.

"The only remedy under the ADA is 'injunctive relief,' Corfee explains, which is a 'fix-it order' plus attorneys' fees and costs. "The best thing a business can do is to fix (cited ADA discrepancies) perfectly, and in advance of a lawsuit," she said.

"We can also prepare for

our business clients ADA policy and procedural manuals, much like an employee handbook," she said.

Corfee said she recommends the retention of an ADA compliance expert, such as a Certified Access Specialist (CASp), to physically inspect a business or commercial facility to provide specific access recommendations.

In Corfee's opinion, business owners should also think twice, however, about hiring just any random CASp.

While a CASp may be an expert on the ADA access standards, they are often not attorneys who are licensed to

read and fully keep up with the many court decisions interpreting the ADA and California Building Codes," she said.

"They should also hire an experienced CASp who will not 'throw the book at them and overwhelm them with too many codes to fix,' she said.

Corfee recommended her clients hire an ADA attorney to oversee the CASp so that his or her report is not discoverable by the plaintiff.

"If they get a hold of a CASp report of 'all' potential ADA violations, then they can use it against the defendant and amend the lawsuit to add more barriers," she said.

"Having an attorney direct the CASp makes his report 'privileged' pursuant to the attorney-consultant privilege is recommended," she said.

Corfee offers four helpful tips which business owners should follow to ensure ADA compliance or properly respond to a filed complaint.

Tips include:

1. Retain a CASp who has litigation experience, been deposed and who has filed declarations in courts or as an expert.
2. Retain a good ADA attorney who cares about winning, more than collecting your money and ensure the attorney directs the CASp, so that the CASp's report is privileged per the attorney-consultant privilege, and provides solutions, rather than just identifies ADA violations.
3. Take steps to fix the ADA matter within 120 days or within 180 days if a building permit is needed. "If the business does have a CASp inspection, and fixes the most important

barriers in 120 days, or a disabled plaintiff does sue, a business may not be found presumptively not liable for statutory damages," Corfee said.

4. Have the CASp return before 120 days to write the A+ report demonstrating the business owner has perfect ADA compliance, and save all receipts, bids, payments made, as there are tax credits available for completed ADA work.

"At Corfee Stone, we feel that we know the best CASps, and can offer excellent alternative solutions to help business owners minimize their legal expenses when they have to make specific ADA improvements," she said.

Corfee said she prefers to perform her own physical site inspections and share her knowledge of the California building code.

"Many ADA attorneys rely solely on their (designated) CASp and do not know the codes themselves, as I do," she said.

Clients who hire her law firm can count on her expertise and experience to develop a keen strategy to leverage settlements.

Visit the Corfee Stone Law Corp. on the web at: corfeestonelaw.com

Local business owners with specific questions regarding the Americans with Disability Act (ADA) or compliance with law can call Catherine Corfee directly at (916) 487-5441, or by cell phone at (916) 812-7322 between 10 a.m. and 5 p.m. to schedule a minimum one-hour business consultation. She is also available by email at corfee.catherine@gmail.com or corfee.assistant@gmail.com ★

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League of Cities Examines Local Infrastructure Investments



A sunny future for Citrus Heights has been paved for future generations. Photo: City of Citrus Heights

League of California Cities Press Release

CITRUS HEIGHTS, CA (MPG) - Investments in local infrastructure can yield benefits that extend far beyond the curb. A 2021 report found that upcoming spending on federal, state, and local infrastructure will generate nearly \$200 billion in economic activity in California alone. That equates to a return of \$4.30 in economic activity for every \$1 spent on infrastructure.

The city of Citrus Heights, located just a few miles east of Sacramento, shows the impact such investments can have on local communities. City officials embrace a transportation philosophy known as complete streets, meaning that mobility for all users, including transit users, pedestrians, and cyclists, is incorporated into infrastructure projects, along with greenhouse emission goals. When fully implemented, complete streets projects can help create vibrant, walkable cities.

The city’s first complete streets project, the Antelope Road Improvement Project, added wider sidewalks, as well as improved pedestrian crossings, landscaping, and lighting. Similarly, a project on Sunrise Boulevard includes bicycle detecting sensors and cameras, raised sidewalks, and transit stops and shelters.

Everyone wants to Live, Work, and Play Close

Nowhere is this philosophy more obvious than the city’s ongoing revitalization of Auburn Boulevard, a 1.75-mile stretch that connects Citrus Heights to the nearby city of Roseville. Half the project is complete and functional, with construction on the second half expected to begin in early 2023. Once the project is complete, Citrus Heights residents will be able to safely bike or walk to Louis Orlando Transit Center – located just over the border in Roseville – and other nearby businesses, schools, and parks.

Pre-construction, Auburn Boulevard was home to many underutilized and vacant lots and optimized solely for vehicles. Today, the redeveloped part of the corridor looks drastically different. For starters, the number of conflict points, such as fewer left-hand turns, has been reduced, which lowered the area’s crash rate by 9%. Travel lanes are also narrower, and the roadway was constructed with the extra protection of vertical curbs, which also reduces the likelihood of a crash.

Additionally, the medians and sidewalks are lined with trees, providing much-needed shade for pedestrians and cyclists, as well as a barrier from oncoming traffic. Utility wires have been placed underground, reducing the number of sidewalk obstructions for pedestrians.

“If you drive along the corridor today, you’ll see a stark difference as you approach the yet to be constructed, phase two section,” said City Engineer Leslie Blomquist.

However, the biggest difference is not the road. It is what is on either side: new businesses. The area has also seen 23

million in private investment since construction was completed, leading to a subsequent increase in the city’s sales tax revenue from businesses along the corridor. The once sleepy, low-density Sylvan Corners is now a vibrant neighborhood shopping center. Another intersection that once consisted of auto repair shops and underutilized or vacant lots now includes a bank, financial advisor offices, a Starbucks, and other businesses.

“We are trying to establish the city of Citrus Heights and provide a sense of community vibrancy that has really been lacking in this corridor,” said Blomquist. “The city council wants to make this roadway a destination, not a place you drive through.”

Tom Romeo, who owns several lots along the corridor, including the corporate headquarters of his own business, Bearpaw Shoes, believes benefits like these are worth the wait. By his estimates, he directly or indirectly employs hundreds of workers through his properties in the corridor.

“Everyone wants to live, work, and play close. They don’t want to get in a car,” said Romeo. “You can walk in the area now. It’s made the area much more [pedestrian] friendly And now people want to come.”

To Romeo’s point, the area has also seen increased residential development, including the nearby rezoning and development of a former middle school, which will add 93 new homes. Romeo himself is exploring ways to include residential units on some of his commercial properties.

Business owners and city officials are eager for the second half of the project to begin. In a letter of support to the city, Ben Aibuede, a local restaurant owner, noted he has invested in the area because of the planned construction. “The success of the corridor is also our success,” Aibuede wrote.

Both projects were funded by a combination of grants and local funds, including money awarded by the Sacramento Area Council of Governments.

A Sunny Future for Citrus Heights

Auburn Boulevard is not even Citrus Heights’s most ambitious project. Late last year, the city council unanimously voted in favor of a plan to redevelop the 100-acre Sunrise Mall into a mixed-use development. Citrus Heights is 98% built out, meaning there are few opportunities for new development. Projects like the Sunrise Mall redevelopment are a crucial part of creating communities where residents can live, work, and play in the same area. Developments like the Auburn Boulevard project ensure that those benefits are felt throughout the city.

The Cal Cities #LocalWorks initiative shines the spotlight on examples of local actions that are making a difference to their communities. Show how #LocalWorks in your community by contacting communications@calcities.org. ★

County Animal Shelter Reopens to the Public

By Allison Harris, Sacramento County

SACRAMENTO COUNTY, CA (MPG) - On Wednesday, Feb. 23, Sacramento County’s Bradshaw Animal Shelter made the transition to fully reopen to the public—doing away with adoption appointments and restricted hours.

Like many businesses, Sacramento County’s Bradshaw Animal Shelter has been closed to the public due to the ongoing COVID-19 pandemic. The shelter initially closed its doors in March 2020 in response to state-mandated health regulations. While shelter staff continued to provide outstanding care for the shelter animals and animals in the community, the public was not able to access the shelter for services including adoptions. Furthermore, social distancing mandates and essential worker guidelines called for understaffing and loss of volunteers. This resulted in overcrowding of the animal population, which was temporarily resolved by the shelter’s foster program and the implementation of a new



We welcome everyone to stop in and visit our shelter pets and beautiful facility. Photo courtesy Pixabay

adoption by appointment process.

For the next two years and as mandates began to loosen up, the shelter operated in this capacity but began to host walk-in adoption events on weekends and with rescue partners. These events were very successful and helped animals get out of the shelter and into homes quickly – lessening the shelter population impact and increasing positive outcomes.

“We are very excited and proud to reopen without adoption appointments. It is time to achieve even higher lifesaving results and the feedback from the public

has been very positive,” said Bradshaw Animal Shelter Director, Annette Bedsworth. “We welcome everyone to stop in and visit our shelter pets and beautiful facility. Help us continue our lifesaving mission and adopt today!”

Here is what you should know before you go:

The shelter is open Tuesday-Sunday, 12 p.m. - 5 p.m. (excluding holidays); The shelter is located at 3839 Bradshaw Rd, Sacramento, CA 95827; Adoptions are first-come, first-serve. Consider arriving early; You are free to browse the shelter without assistance from staff; Adoption applications and specials are available on the shelter’s website; You can view adoptable animals before you arrive by visiting the adoptable animals webpage; Pet licensing is available in-person, online and via mail; If you cannot adopt, please consider volunteering, fostering or donating.

To learn more about the Bradshaw Animal Shelter and its lifesaving mission, visit animalcare.saccounty.gov. ★

Nielsen’s Water Bill Killed: ‘It’s Absurd and Irresponsible’



Jim Nielsen
Office of Senator Jim Nielsen

SACRAMENTO, CA (MPG) - As California’s precious water continues to be flushed out to sea, Democrats killed Senate Bill 890, a measure Senator Jim Nielsen (R-Red Bluff) authored to secure funding to build and repair critical water infrastructure.

“Another historic drought, billions in extra funding and legislative Democrats turn their backs on investing in critical water projects that affect the lives of all Californians? It’s absurd and irresponsible,” said Nielsen.

SB 890, jointly authored with Senator Andreas Borgeas (R-Fresno), would have advanced the goals of

Proposition 1 (2014) by making significant investments in California’s aboveground water storage and conveyance infrastructure. Specifically, SB 890 would have established the Water Storage and Conveyance Fund to provide:

\$2.6 billion to complete the funding of Sites Reservoir in Colusa County; and, \$685 million to repair the Friant-Kern/Delta-Mendota Canals and the San Luis Field/San Joaquin Divisions of the California Aqueduct.

Completion of Sites Reservoir would ensure an additional 1.5 million acre-feet of water is stored during wet years and made available to cities, farms and the environment during times of drought.

California’s Central Valley canals are in severe need of repair. Canal diversion and conveyance capacity have degraded due to substantial land subsidence caused by regional

groundwater overdraft.

The Legislature had the opportunity to fund these critical water infrastructure projects using taxpayer revenue that has already been collected. This is because under state law, infrastructure projects may be financed using revenue from the General Fund when it exceeds the State Appropriations Limit, or Gann limit.

The need for reliable and dependable above ground water storage and conveyance infrastructure is vital. The completion of Sites Reservoir and repairs on the Central Valley canals will go a long way toward preserving public health, protecting the environment and maintaining economic viability.

SB 890 was killed in the Senate Natural Resources and Water Committee.

To contact Senator Jim Nielsen, please call him at 916-651-4004, or via email at senator.nielsen@senate.ca.gov. Follow him @CASenatorJim. ★

Aftershock Festival 2022 Lineup Announced

By Ken Casparis, Sacramento County

SACRAMENTO COUNTY, CA (MPG) - The Aftershock Music Festival will once again be returning to Sacramento County’s Discovery Park this October! After shattering attendance records last year, event organizer, Danny Wimmer Presents, has announced another tremendous lineup.

This year’s festival headliners include Slipknot, KISS, My Chemical Romance and Foo Fighters. Other big names like Rob Zombie, A Day to Remember, Evanescence, Papa Roach and more have also joined the lineup.

“We are so excited to welcome rock fans from all over the country back to Discovery Park this



Aftershock 2022 will be held the weekend of Oct. 6 – 9. Photo courtesy of Supervisor Phil Serna.

October,” said Liz Bellas, Director of Regional Parks. “We welcome the opportunity to show off some of the amenities and amazing versatility of the Regional Parks system.”

Last year’s sold-out event set a record with 145,000 attendees and was estimated to have brought in \$30 million to the local economy, according to Visit Sacramento. Roughly 75 percent of attendees traveled to Aftershock from outside the region.

“Aftershock’s extraordinary line-up this year - including one of my favorite bands, Foo Fighters - shows just how committed we are to enhancing live music experiences in Sacramento County,” said First District Supervisor, Phil Serna.

Aftershock 2022 will be held the weekend of Oct. 6 – 9. For a complete lineup and to purchase tickets, visit the Aftershock Festival website at aftershockfestival.com/ ★

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Hometown Hero Welcomed!

Neighbors Help Marine Vet Who Gets a ‘Home for our Troops’

By MaryAnne Povey

ORANGEVALE, CA (MPG) - Friends, family and the community of Orangevale celebrated the much anticipated homecoming for retired Marine Chief Warrant Officer 3, David Field, in a big way! First responders from Sacramento, Folsom, and a large contingent of Combat Veterans on their Harleys, escorted Fields from Dairy Queen in Orangevale to his newly built home near Casa Roble High School.

O3 Field arrived home to over 150 attendees including elected officials Congressman Ami Bera, M.D., Assemblyman Kevin Kiley, and Supervisor Sue Frost who all thanked David for his service of 22 years in the Marine Corps. His service included two conflicts in Desert Storm and deployments to Iraq and Afghanistan with Marine Light Attack Helicopter Squadrons.

“We’re so very grateful for your courage and dedication to our nation,” said Supervisor Sue Frost. “I want to say God bless ‘Homes for our Troops’ for the work they’re doing to improve the quality of life for our veterans. We know this home was carefully designed to make the quality of life for CWO3 Fields better. I want to challenge us all to support Homes for our Troops, who improve the quality of



David Field can’t help but smile after a great day of celebration at his new home courtesy of Home for our Troops. Here he is with sister Christine Jones, Sue Field, mom, Larry Field, dad and middle kid in the family Teri (Field) Rickett! Photo: Cathy Kurtz Photography

life for veterans one at a time!”

Homes for our Troops representatives became endeared to David when he reached out for assistance after being diagnosed with service-related ALS five years ago. The team worked tirelessly building David’s custom 2800 square

foot home with specially adapted equipment and furnishings. The homecoming ceremony was a day many were looking forward to, especially David who gave a touching speech of what this has meant to him.

“I send a huge loving thank you

to the staff and everyone,” said David in a pre-recorded message. “Veterans like myself who have received this type of gift are forever indebted to you. You have created a safe home for me and my caregivers. There are no words I can think of to describe how Homes for our

Troops is changing lives. I have a disease called ALS. It has taught me to live each day to its fullest. I would like to say to everyone, try to live your best day today and everyday, make it the best.”

A special thanks was given to representatives from the community (to name a few) who assisted in fundraising, volunteering, and the day’s festivities. This included Dairy Queen, Casa Roble Jr ROTC presenting the flag, Action Day Learning Center shuttling guests to and from the ceremony, Darren Lang from Easystumps for displaying the giant American flag outside the home, Cathy Kurtz for taking photos, Sherwood Florist for donating a beautiful floral arrangement and the team from Orangevale Live for video support and live streaming the event.

This home is the 41st built in California, in addition they have built 328 across the nation since 2004. They rely on private donations from the public.

For information on how to support “Homes for our Troops”, go to www.hfotusa.org. And know that, ninety cents of each dollar goes directly to veterans assistance. To see the livestream of CWO3 Field’s homecoming go to Orangevale Live on Facebook or Youtube. ★



Volunteers and ‘Homes for our Troops’ workers spent a previous week landscaping the house as the final touches were made to the marine’s new home. Photo: Cathy Kurtz Photography



Volunteers and community members put their heart, soul and name into the work welcoming retired Marine Chief Warrant Officer 3, David Field. Photo: Cathy Kurtz Photography



District 4 Sacramento Supervisor Sue Frost told those present, “I want to challenge us all to support ‘Homes for our Troops.’” Photo: Cathy Kurtz Photography

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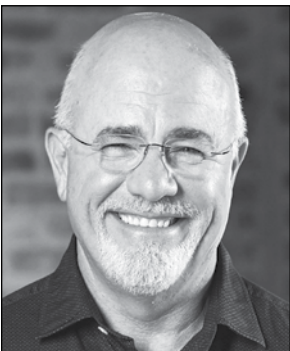
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Dave Ramsey Says

AD&D Insurance? No, Thank You

Dear Dave,

My wife and I both work, and we have been looking at level term life insurance policies. A friend says it would be a good idea for us to have accidental death and dismemberment insurance, too. Do you agree?

– Aiden

Dear Aiden,

You both definitely need good level term life insurance policies. Stick with 15- to 20-year level term life insurance, and make sure that coverage is separate from anything provided by your employer.

Each one of you needs 10 to 12 times your yearly income wrapped up in a policy. If you make \$50,000 a

year, that means you need a policy with \$500,000 to \$600,000 worth of coverage. The idea of life insurance is to take the place of income. If you or your wife died, the other could invest the insurance money and replace that lost income.

You do not – I repeat, not – need accidental death and dismemberment (AD&D) insurance. These policies are cheap, but they’re pretty much worthless because of the long list of conditions they won’t pay out for. Most pay out only a small portion in cases of dismemberment, and many won’t pay a death benefit if you die from a medical procedure, health-related issue or drug overdose. The devil’s in the details, and AD&D policies are chock-full of them.

If you have long-term disability insurance in place, which is what I recommend, you can be covered for a substantial part of income lost due to an injury or disability. One study says 25% of today’s 20-year-olds will

become disabled by age 67. In my mind, those odds are way too high for you to skimp on long-term disability insurance – especially when it’s very affordable in most cases. If you’re in your prime income-earning years, a permanent disability could derail your dreams of homeownership, paying for your kid’s college or having a dignified retirement.

I hope this helps, Aiden!

– Dave

Dave Ramsey is a seven-time #1 national best-selling author, personal finance expert, and host of The Ramsey Show, heard by more than 18 million listeners each week. He has appeared on Good Morning America, CBS This Morning, Today Show, Fox News, CNN, Fox Business, and many more. Since 1992, Dave has helped people regain control of their money, build wealth and enhance their lives. He also serves as CEO for Ramsey Solutions. ★

Newsom Paints Rosy Picture, Ignores Big Issues



By Dan Walters
CALMatters.org

California is a shining example of economic and social progress, a beacon to the rest of the nation and the rest of the world.

Doubt it? It must be true because Gov. Gavin Newsom said it Tuesday in his fourth State of the State address, declaring, “now, in the midst of so much turmoil with stacking stresses and dramatic social and economic change, California is doing what we have done for generations, lighting out the territory ahead of the rest, expanding the horizon of what’s possible.”

He called it “The California Way” and said it “means rejecting old binaries and finding new solutions to big problems ...”

However, Newsom ignored many “big problems” as he portrayed a state on the cutting edge of virtually everything positive.

By any measure, the state has an immense shortage of housing that has driven costs through the roof and given California the nation’s highest poverty rate. But neither the housing crisis nor the poverty rate crossed his lips.

He also sidestepped another crisis — a drought that threatens to devastate California’s agricultural industry and, in

the longer run, clobber the entire economy.

Instead, Newsom portrayed the economy in the rosiest terms, saying, “When it comes to the economy, California is unmatched.

“We dominate in research, innovation, entrepreneurialism, venture capital — and remain the world’s fifth largest economy. Our GDP growth has consistently outpaced not only the rest of the country — but most other large, western democracies. Nearly a million new jobs in the last 12 months. In December alone, 25% of America’s jobs were created right here in California. More new business starts during the worst of the pandemic than Texas and Florida combined.”

Sounds great, right? But Newsom avoided the fact that California has the nation’s highest unemployment rate at 6.5%, nearly three percentage points higher than the national rate and three times as high as some states.

How about education?

“I’m talking about a real transformation of our public education system, like we’re doing right here in California,” Newsom claimed. “By creating choices — real choices — for parents and unprecedented support for their kids.”

What about the devastation that COVID-19 visited upon the state’s nearly six million public school students, and the widening “achievement gap” between poor students and their more advantaged classmates? What about California’s chronically poor performance on nationwide

academic tests? Not a word.

Newsom bragged about the state’s leading role in reducing greenhouse gases and reducing the dominance of hydrocarbons in transportation and utilities.

“At a time when we’ve been heating up and burning up, one thing we cannot do is repeat the mistakes of the past,” Newsom said. “Embracing pollutants. Drilling even more oil, which only leads to even more extreme weather, more extreme drought, more wildfire.”

However, he said nothing about California’s looming shortage of electrical power, already evident on hot summer days. Nor has he spelled out how the economic impacts of the conversion to an all-electric society will be alleviated.

Newsom did mention crime, at least in passing, but offered faint solace to victims of the state’s rising crime rates, particularly the wave of homicide in the major cities.

“Our approach is to be neither indifferent to the realities of the present day, nor revert to heavy-handed policies that have marked the failures of the past,” Newsom said, citing more money for both law enforcement and “new programs to tackle the root causes of crime, doubling down on proven violence prevention programs.”

Bottom line: As a State of State speech, it was shockingly deficient. It sounded more like a kickoff to his re-election campaign.

Dan Walters has been a journalist for nearly 60 years, spending all but a few of those years working for California newspapers. ★

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TERRITORIAL DISPATCH

“More Tax Please?”

Commentary by Bruce Lee

Local government is jiggling your front door handle ... “Anyone home? It’s election year. We want more taxes please.” Yes, they are knocking and soon many tax measures will be proposed.

And, here’s an old proposal in new clothes! A 40 year, transportation half percent sales tax hike for Sacramento County. First proposed in 2016 and voted down; then resurfaced in 2020 to be pulled off the ballot at the last moment when the Sacramento Transportation Authority realized it would again miss the two-thirds threshold for passage.

Here’s the twist ... rather than local government proposing a special use tax again (requiring a 2/3 majority vote); let’s con the voters into taxing themselves! Let’s use the “citizen initiative” process to put the tax on the ballot, which now only requires a simple majority vote due to a recent array of court decisions.

In 1978 California voters, through the historic Proposition 13, established that the state legislature approve tax increases with a two-thirds vote requirement. In 1996 this was strengthened by Proposition 218 requiring local tax increases to have voter approval – a simple majority for general fund

revenue, and two-thirds for special purpose taxes.

Then a 2017 California Supreme Court opinion commented, “(W)e will not lightly apply such restrictions on local governments to voter initiatives.” And, the race was on! A possible loophole was found for special interests to get past the two-thirds vote requirement! In 2018 two San Francisco test cases popped up – both taxes placed on the ballot by citizen initiative – one taxed business for homeless issues and one taxed commercial property for childcare and early education. Both failed to receive two-third approval, the early education passed by only 50.87%.

Both taxes were challenged in court, where a local judge and San Francisco appellate court upheld the taxes as valid since placed on the ballot by initiative. Interestingly, test cases in an Oakland parcel tax for education and a Fresno sales tax for parks were voided by local judges citing the two-thirds approval requirement. Then in June 2020, the California Supreme Court refused to hear an appeal of the San Francisco taxes – thereby allowing the appellate court decision stand. AND, THE RACE IS ON!!

Now, any special interest group with some cash – such as public employee unions - can push taxes that benefit themselves. If I can convince the bare majority to tax others for some “feel good” topic, then I’m the winner and feel no pain. Taxing commercial buildings for early childhood education has no relationship. I can tax business or the perceived wealthy to “save the whales” (or whatever issue has the emotional attention of the majority). All I have to do is pay enough signature

gathers in front of Wal-Mart, and viola – I have a tax proposal.

Now, if this was truly a “citizen” initiative, getting all those initiative signatures to qualify is difficult. But, a special interest group with millions in the bank, that’s easy stuff!

Back to the just announced county-wide “citizen” initiative for the half-percent, 40 year tax coming to a Wal-Mart near you; it’s sponsored by “A Committee for a Better Sacramento”. Wow, that sounds wonderful. And, it’s lead by the “California Alliance for Jobs”, who championed Senate Bill 1 increasing gasoline sales tax under Governor Jerry Brown. Per state filings, in January they had \$4.4 million on hand – plenty to qualify a “citizen” initiative. But, believe me, people don’t donate \$4.4 million for feel-good rainbows. They are investing \$4.4 million to get a return on the back-end. Follow the money! For example, developers will profit from the long-desired connector between Highway 99 and 50.

W. Bruce Lee is an educator and speaker (WBruceLee.com) with a career in government as an elected official and fiscal advisor, who has worked at the local, state, and federal levels. He authors the “We the Government” column as a community service. He is president of the Sacramento Taxpayers Association (SacTax) - promoting efficient, economical government; fair and equitable taxation which permits a strong, healthy economy; as well as sensible balance and rational control of government expenditures.. His private message telephone is 916-624-6476. Copyright W. Bruce Lee, 2022 ★

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ACROSS

- Campus military org.
- Pilgrimage to Mecca
- 1968 hit "Harper Valley"
- Turkish honorific
- *I captained the Millennium Falcon in "Star Wars"
- Inlet in Greenland
- Map out
- Pharaoh's symbol
- Austin Powers and Shrek to Mike Myers
- *I developed the theory of relativity
- Sailor's hail
- Lyric poem
- Solar System center
- Portable stairs
- *I am Sgt. George Baker's inept comic strip character
- Mine deposit
- Shape
- Fairy tale cannibal
- Feline sneakers
- Lawyer group
- *I have a coiled shell and eyes on stalks
- Very dark black
- Free from obstruction
- ___ Aviv
- Most buffoonish
- Rest or hydration for common cold, e.g.
- Hot springs resort
- *...he found a crooked sixpence upon a crooked
- Japanese stringed instrument
- *I am a runaway slave, an abolitionist, and a best-selling author
- Email destination
- Jasmine of "Aladdin," e.g.
- Food fish
- Silly
- Self-cleaning appliance
- Ad staple
- O in IOU
- P in m.p.g.
- Affirmative, colloquially

DOWN

- Do like Drake
- Eye up and down
- Bangkok native
- Like preserved peaches, sometimes
- Sharpened
- Like Huck Finn's dad, e.g.
- *Some people call me the Rocket Man
- *I starred as Pam in the "Meet the Parents" movies
- *I used to host a sports show with Mike Golic
- Commercials
- Buddhist's enlightenment
- Sham
- *I am a WWE Champion, an actor, and my nickname is geology-related
- Vision correctors, colloquially
- Greek letters on campus
- *My résumé includes Fly Girl and "American Idol" judge
- Curaçao neighbor
- Evil one
- Fence board
- Popular gemstone
- Shed tears
- *I am an American who became Princess of Monaco
- Harangue
- Network with an eye
- *My TV role became synonymous with a hair style
- Perform at the bee
- Canada's neighbor
- Beginning
- Strong adhesive
- Contemptibly small
- Dry white Italian wine
- Radio receiver
- Dr. Seuss: "The more that you read, the more things you will ___"
- Piercing woodwind
- Water quantity
- Loafer, e.g.
- Adventure story
- United Nations labor agency
- Homer's catchword

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FICTITIOUS BUSINESS NAME STATEMENTS

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01108
Mark McGuire, 3835 Cresta Way
Sacramento, CA 95864 are doing business
under the Fictitious Business Name(s)
"McGuire Homes" 3835 Cresta Way
Sacramento, CA 95864. Filed with the Clerk
of Sacramento County February 10, 2022
Publish: February 25, March 4, 11 and 18,
2022
MARK 3-18-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01104
Samuel Brown, 8057 Briar Ridge Lane
Citrus Heights, CA 95610 are doing business
under the Fictitious Business Name(s) "The
Interior Guy" 8057 Briar Ridge Lane Citrus
Heights, CA 95610. Filed with the Clerk
of Sacramento County February 10, 2022
Publish: February 25, March 4, 11, and 18,
2022
INTERIOR 3-18-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-00501
Forward Technology Group, Inc., 6221
Samoa Way Carmichael, CA 95608
are doing business under the Fictitious
Business Name(s) "Forward Technology
Group, Inc" 6221 Samoa Way Carmichael,
CA 95608. Filed with the Clerk of
Sacramento County January 24. 2022
Publish: February 25, March 4, 11, and 18,
2022
FORWARD 3-18-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-00932
Oleksandr Khatzor, 5213 Winding Way
Carmichael, CA 95608 are doing business
under the Fictitious Business Name(s)
"Hilltop" 5915 Hilltop Drive Carmichael,
CA 95608. Filed with the Clerk of
Sacramento County February 3, 2022
Publish: February 25, March 4, 11, and 18,
2022
HILLTOP 3-18-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-00831
J. Lorenz Fine Jewelry LLC, 2935
Bergamo Way Sacramento, CA 95833
are doing business under the Fictitious
Business Name(s) "Betty's Boutique, J.
Lorenz Fine Jewelry" 2935 Bergamo Way
Sacramento, CA 95833. Filed with the Clerk
of Sacramento County February 1, 2022
Publish: February 25, March 4, 11, and 18,
2022
BETTYS 3-18-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01199
Mary Morgan 5625 Haskell Avenue
Carmichael, CA 95608 are doing business
under the Fictitious Business Name(s) "The
Chubby Cupboard" 5625 Haskell Avenue
Carmichael, CA 95608 Filed with the Clerk
of Sacramento County February 15, 2022
Publish: February 25, March 4, 11, and 18,
2022
CHUBBY 3-18-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-00464
Mr. Pork Brazilian Homemade Sausage LLC
220 Martis Valley Circle Sacramento, CA
95835 are doing business under the Fictitious
Business Name(s) "Mr. Pork Brazilian
Homemade Sausage LLC" 322 East Bidwell
Street Folsom CA 95630. Filed with the Clerk
of Sacramento County January 24, 2022
Publish: February 25, March 4, 11, and 18, 2022
MR 3-18-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-00802
LN Development & Construction, Inc. 4670
Aldona Lane #3 Sacramento, CA 95841
are doing business under the Fictitious
Business Name(s) "LN Development &
Construction" 4670 Aldona Lane #3 & #4
Sacramento, CA 95841. Filed with the Clerk
of Sacramento County January 31, 2022
Publish: February 25, March 4, 11, and 18, 2022
LN 3-18-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01157
Igor Kulakysz 5905 Creighton Way
Sacramento, CA 95842 are doing business
under the Fictitious Business Name(s)
"Advanced Elite Flooring" 5905 Creighton Way
Sacramento, CA 95842. Filed with the Clerk
of Sacramento County February 14, 2022
Publish: February 25, March 4, 11, and 18, 2022
ADVANCED 3-18-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-00473
James and James Investments, Inc. 3030
Mather Field Road Rancho Cordova
CA 95670 are doing business under the
Fictitious Business Name(s) "Louie's Cocktail
Lounge" 3030 Mather Field Road Rancho
Cordova, CA 95670. Filed with the Clerk
of Sacramento County February 24, 2022
Publish: February 25, March 4, 11, and 18, 2022
LOUIES 3-18-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01338
Munireen Sami, 3520 Mission Avenue
#14 Carmichael, CA 95608 are doing
business under the Fictitious Business
Name(s) "Coastal Cove Logistics" 3520
Mission Avenue #14 Carmichael,
CA 95608. Filed with the Clerk of
Sacramento County February 18, 2022
Publish: March 4, 11 18, and 25, 2022
COASTAL 3-25-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01366
Clare Joy James, 2235 Glencoe Way
Sacramento, CA 95826 are doing business
under the Fictitious Business Name(s)
"Bloom Schoolhouse" 2235 Glencoe Way
Sacramento, CA 95826. Filed with the Clerk
of Sacramento County February 22, 2022
Publish: March 4, 11 18, and 25, 2022
BLOOM 3-25-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01350
Amber Anne Adams and Kevin Francis
Adams, 6120 Beech Avenue #107
Orangevale, CA 95662 are doing
business under the Fictitious Business
Name(s) "Additional Dreams Design"
5150 Sunrise Boulevard Suite F3 Fair
Oaks, CA 95628. Filed with the Clerk of
Sacramento County February 22, 2022
Publish: March 4, 11 18, and 25, 2022
DESIGN 3-25-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01394
Jason Cody Evans, 1600 Response
Road #3015 Sacramento, CA 95815
are doing business under the Fictitious
Business Name(s) "Poke Base" 1600
Response Road #3015 Sacramento,
CA 95815. Filed with the Clerk of
Sacramento County February 23, 2022
Publish: March 4, 11 18, and 25, 2022
POKE 3-25-22

LEGAL ADVERTISING
Carmichael Times Adjudicated For and By the County of Sacramento, Adjudication No. 317294- February 7, 1984
Rancho Cordova Independent Adjudicated For and By the County of Sacramento, Adjudication No. 195380- September 18, 1969
Citrus Heights Messenger Adjudicated For and By the County of Sacramento, Adjudication No. 34-2020-00273535- March 12, 2020
The Rio Linda News Adjudicated For and By the County of Sacramento, Adjudication No. 358073- March 21, 1988

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01368
Ahmad Wahid Habib, 3535 Marcon
Avenue #131 Sacramento, CA 95821
and Abdul Shaleor Qazizada, 1409
Merrirow Court Wake Forest, NO 27587
are doing business under the Fictitious
Business Name(s) "Shipping Center &
More" 4628 Watt Avenue North Highlands,
CA 95660. Filed with the Clerk of
Sacramento County February 22, 2022
Publish: March 4, 11 18, and 25, 2022
SHIPPING 3-25-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01306
Andrew C. Fass, 11573 Melones Circle
Gold River, CA 95670, Jason A. Fass,
3810 Randow Way Sacramento, CA
95864 are doing business under the
Fictitious Business Name(s) "Fass Wealth
Strategies Groups" 11573 Melones Circle
Gold River, CA 95670. Filed with the Clerk
of Sacramento County February 18, 2022
Publish: March 4, 11 18, and 25, 2022
FASS 3-25-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01348
Donald Joseph Zemina, 7130 Winding Way
Fair Oaks, CA 95628 are doing business
under the Fictitious Business Name(s) "Motor
Machine Super Shop, Motor Machine Super
Shops, Super Shop, Super Shops, Motor
Machine Co" 7620 Fair Oaks Boulevard
Carmichael, CA 95608. Filed with the Clerk
of Sacramento County February 22, 2022
Publish: March 4, 11 18, and 25, 2022
MOTOR 3-25-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01253
Stacy Cisneros, 2106 63rd Avenue
Sacramento, CA 95822 are doing business
under the Fictitious Business Name(s)
"Pizza Lovers Sac" 2106 63rd Avenue
Sacramento, CA 95822. Filed with the Clerk
of Sacramento County February 16, 2022
Publish: March 4, 11 18, and 25, 2022
PIZZA 3-25-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01392
Jessica Ortega, 7033 Durham Street Citrus
Heights, CA 95621 are doing business under
the Fictitious Business Name(s) "Health
is Harmony" 7033 Durham Street Citrus
Heights, CA 95621. Filed with the Clerk
of Sacramento County February 23, 2022
Publish: March 4, 11 18, and 25, 2022
HEALTH 3-25-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01446
JDV Distribution LLC, 3710 Branch Street
Sacramento, CA 95838 are doing business
under the Fictitious Business Name(s)
"Ultimate Clean" 3710 Branch Street
Sacramento, CA 95838. Filed with the Clerk
of Sacramento County February 24, 2022
Publish: March 4, 11 18, and 25, 2022
ULTIMATE 3-25-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01237
Anthony Silva and Tonia Silva, 8799
Rio Linda Boulevard Elverta, CA 95626
are doing business under the Fictitious
Business Name(s) "Rio Java Coffee
House" 440 Elkhom Boulevard Suite 1
Rio Linda, CA 95673. Filed with the Clerk
of Sacramento County February 16, 2022
Publish: March 4, 11 18, and 25, 2022
RIO 3-25-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01456
Sweet Gift Wrap Photography & Video
LLC, 117 Sierra Woods Circle, Folsom,
CA 95630 are doing business under the
Fictitious Business Name(s) "Sweet Gift Wrap
Photography & Video" 117 Sierra Woods
Circle Folsom, CA 95630. Filed with the Clerk
of Sacramento County February 24, 2022
Publish: March 4, 11 18, and 25, 2022
SWEET 3-25-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01214
Stacy Gaebae, 50 Fullerton Court #101
Sacramento, CA 95825 are doing business
under the Fictitious Business Name(s)
"SLG Investments" 50 Fullerton Court #101
Sacramento, CA 95825. Filed with the Clerk
of Sacramento County February 15, 2022
Publish: March 4, 11 18, and 25, 2022
SLG 3-25-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01000
Julie Anne Garibaldo-Hannan and Zachary
William Hannan, 11051 Fair Oaks
Boulevard Fair Oaks, CA 95628 are doing
business under the Fictitious Business
Name(s) "Cherry Hill Farms, Cherry Hill
Nursery" 11051 Fair Oaks Boulevard Fair
Oaks, CA 95628. Filed with the Clerk of
Sacramento County February 7, 2022
Publish: March 4, 11 18, and 25, 2022
CHERRY 3-25-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01478
Gary S. Lang, 7839 Ahl Way Fair Oaks,
CA 95628 are doing business under the
Fictitious Business Name(s) "Lang-Apps
Virtual Immersion" 7839 Ahl Way Fair
Oaks, CA 95628. Filed with the Clerk of
Sacramento County February 25, 2022
Publish: March 4, 11 18, and 25, 2022
LANG 3-25-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01272
Alex Sergey Sinsor, 6633 Cherry Lane Rio
Linda, CA 95673 are doing business under
the Fictitious Business Name(s) "Western
Lakes Contracting" 6633 Cherry Lane Rio
Linda, CA 95673. Filed with the Clerk of
Sacramento County February 17, 2022
Publish: March 11 18, 25, and April 1, 2022
WESTERN 4-1-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01588
Tyrell Turner, 4494 Mary Lynn Lane #3A
Carmichael, CA 95608 are doing business
under the Fictitious Business Name(s) "The
Water Heater Guyz" 4494 Mary Lynn Lane
#3A Carmichael, CA 95608. Filed with the
Clerk of Sacramento County March 2, 2022
Publish: March 11 18, 25, and April 1, 2022
WATER 4-1-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01164
Mayra Tamayo-Luna and Eugenie Gonzalez-
Tamayo, 8217 Coed Lane Sacramento,
CA 95828 are doing business under the
Fictitious Business Name(s) "Luna's
Cleaning Services" 8217 Coed Lane
Sacramento, CA 95828. Filed with the Clerk
of Sacramento County February 14, 2022
Publish: March 11 18, 25, and April 1, 2022
LUNA'S 4-1-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01439
Frederico Marques, 11603 Gold Country
Boulevard Gold River, CA 95670 and Juliana
Coutinho, 204 Andalusian Way Roseville,
CA 95678 are doing business under the
Fictitious Business Name(s) "Fast N Easy
Auto Sales" 7823 Fair Oaks Boulevard,

Carmichael, CA 95608. Filed with the Clerk
of Sacramento County February 24, 2022
Publish: March 11 18, 25, and April 1, 2022
FAST 4-1-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01361
Midway Towing N Bay Inc, 6950 34th
Street Suite 230A North Highlands, CA
95660 are doing business under the
Fictitious Business Name(s) "Quality
North Bay" 6950 34th Street North
Highlands, CA 95660. Filed with the Clerk
of Sacramento County February 22, 2022
Publish: March 11 18, 25, and April 1, 2022
QUALITY 4-1-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01628
Dmitry Romanyuk, 1620 Winchester Way
Roseville, CA 95661 are doing business
under the Fictitious Business Name(s)
"Remedy Real Estate" 1610 R Street Suite
280 Sacramento, CA 95811. Filed with the
Clerk of Sacramento County March 3, 2022
Publish: March 11 18, 25, and April 1, 2022
REMEDY 4-1-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01585
Oranthe Mae Edington Powell, 35 Ramble
Oak Circle Sacramento, CA 95831 are
doing business under the Fictitious Business
Name(s) "Empowerment Solutions for
Young Black Men" 35 Ramble Creek Circle
Sacramento, CA 95831. Filed with the Clerk
of Sacramento County March 2, 2022
Publish: March 11 18, 25, and April 1, 2022
EMPOWERMENT 4-1-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01059
Penny Valley Child Care Inc, 4331
Galbrath Drive Sacramento, CA 95842
are doing business under the Fictitious
Business Name(s) "Ready Set Go
Children's Center" 4331 Galbrath Drive
Sacramento, CA 95842. Filed with the Clerk
of Sacramento County February 8, 2022
Publish: March 11 18, 25, and April 1, 2022
PENNY 4-1-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01524
Tarnara Lee Summer, 6129 Terrell Drive #A
Citrus Heights, CA 95621 are doing business
under the Fictitious Business Name(s) "The
Genealogy Helper" 6129 Terrell Drive #A
Citrus Heights, CA 95621. Filed with the Clerk
of Sacramento County February 28, 2022
Publish: March 11 18, 25, and April 1, 2022
GENEALOGY 4-1-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01555
Morris Motors 1107 LLC, 14176 Highway
160 Walnut Grove, CA 95690 are doing
business under the Fictitious Business
Name(s) "Morris Morris" 14176 Highway
160 Walnut Grove, CA 95690. Filed with the
Clerk of Sacramento County March 1, 2022
Publish: March 11 18, 25, and April 1, 2022
MORRIS 4-1-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01684
Miguel Angel Zarate Ortiz and Maria
Victoria Zomeno Sevilla, 9247 Delair Way
Elk Grove, CA 95758 are doing business
under the Fictitious Business Name(s)
"DZ Sport Horses" 9247 Delair Way Elk
Grove, CA 95758. Filed with the Clerk of
Sacramento County March 4, 2022
Publish: March 11 18, 25, and April 1, 2022
DZ 4-1-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-00753
1st Rate Loans, LLC, 18501 Murdock
Circle Suite 101 Port Charlotte, FL 33948
are doing business under the Fictitious
Business Name(s) "Motto Mortgage, 1st
Rate" 2804 Gateway Oaks Drive #100
Sacramento, CA 95833. Filed with the Clerk
of Sacramento County January 28, 2022
Publish: March 18, 25, April 1, and 8, 2022
MOTTO 4-8-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01438
Thuy Thi Nguyen, 22 Windchime
Court Sacramento, CA 95823 is doing
business under the Fictitious Business
Name(s) "Brandie Paul Nails & Spa"
9475 Madison Avenue #110-120 Folsom,
CA 95630. Filed with the Clerk of
Sacramento County February 24, 2022
Publish: March 18, 25, April 1, and 8, 2022
BRANDIE 4-8-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01691
Posh Motorsports, 10 Main Avenue #6
Sacramento, CA 95838 are doing business
under the Fictitious Business Name(s)
"Posh Motorsports" 10 Main Avenue Suite
6 Sacramento, CA 95838. Filed with the
Clerk of Sacramento County March 4, 2022
Publish: March 18, 25, April 1, and 8, 2022
POSH 4-8-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01693
James Mayfield-Martinez, 1117 Vessona
Circle Folsom, CA 95630 are doing
business under the Fictitious Business
Name(s) "Lifted Peaks" 1117 Vessons
Circle Folsom, CA 95630. Filed with the
Clerk of Sacramento County March 4, 2022
Publish: March 18, 25, April 1, and 8, 2022
LIFTED 4-8-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01633
Nina Krishel, 1501 16th Street #420
Sacramento, CA 95814 are doing business
under the Fictitious Business Name(s)
"Nina Krishel Consulting" 1501 16th Street
#420 Sacramento, CA 95814. Filed with the
Clerk of Sacramento County March 3, 2022
Publish: March 18, 25, April 1, and 8, 2022
NINA 4-8-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01758
Mario Tapa Fonseca, 116 Hickory Street Unit
A Roseville, CA 95678 are doing business
under the Fictitious Business Name(s)
"Express UB Auto Detailing" 116 Hickory
Street Unit A Roseville, CA 95678. Filed with
the Clerk of Sacramento County March 7, 2022
Publish: March 18, 25, April 1, and 8, 2022
EXPRESS 4-8-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01140
Pursuit LLC, 6056 Rutland Drive Suite B326
Carmichael, CA 95608 are doing business
under the Fictitious Business Name(s)
"Roadnet" 6056 Rutland Drive Suite B326
Carmichael, CA 95608. Filed with the Clerk
of Sacramento County February 10, 2022
Publish: March 18, 25, April 1, and 8, 2022
ROADNET 4-8-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01716
Elfrén D. Quial, 4406 Miller Creek Court
Stockton, CA 95219 are doing business under
the Fictitious Business Name(s) "AlveoMed
Nursing School" 8300 Fair Oaks Boulevard
Suite 304 Carmichael, CA 95608. Filed with
the Clerk of Sacramento County March 7, 2022
Publish: March 18, 25, April 1, and 8, 2022
ALVEO 4-8-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01511
My Huong Thi Cao, 8438 Ardelle Way Elk
Grove, CA 95624 is doing business under
the Fictitious Business Name(s) "Derma
Glow" 6624 Laguna Boulevard Suite 112
Elk Grove, CA 95758. Filed with the Clerk
of Sacramento County February 28, 2022
Publish: March 18, 25, April 1, and 8, 2022
DERMA 4-8-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01356
International Endeavors LLC, 7420 Watt
Avenue Apt #113 North Highlands, CA
95660 are doing business under the Fictitious
Business Name(s) "DTE Development"
7420 Watt Avenue Apt #113 North
Highlands, CA 95660. Filed with the Clerk
of Sacramento County February 22, 2022
Publish: March 18, 25, April 1, and 8, 2022
DTE 4-8-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01271
Alex Kulichnik, 2335 Pez Vela Place Rancho
Cordova, CA 95670 is doing business under
the Fictitious Business Name(s) "Golden River
Contracting" 2335 Pez Vella Place Rancho
Cordova, CA 95670. Filed with the Clerk
of Sacramento County February 17, 2022
Publish: March 18, 25, April 1, and 8, 2022
GOLDEN 4-8-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01634
Zsn Burgerin LLC, 4040 Sunrise Boulevard
Suite 100 Rancho Cordova, CA 95742
are doing business under the Fictitious
Business Name(s) ZSN Burgerin LLC"
4040 Sunrise Boulevard Suite 100 Rancho
Cordova, CA 95742. Filed with the Clerk
of Sacramento County March 3, 2022
Publish: March 18, 25, April 1, and 8, 2022
BURGERIN 4-8-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01513
Kapi Smith, 11820 Melones Circle Gold
River, CA 95670 is doing business under
the Fictitious Business Name(s) "Kapi Wax
& Skin Bar" 1134 Coloma Road Suite 645
Gold River, CA 95670. Filed with the Clerk
of Sacramento County February 28, 2022
Publish: March 18, 25, April 1, and 8, 2022
KAPPI 4-8-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01312
John Holt, 3315 Spicewood Drive Folsom,
CA 95630 is doing business under the
Fictitious Business Name(s) "Neck of
the Woods" 3315 Spicewood Drive
Folsom, CA 95630. Filed with the Clerk of
Sacramento County February 18, 2022
Publish: March 18, 25, April 1, and 8, 2022
NECK 4-8-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-00653
All Inclusive Medical Services Urgent Care,
Inc, 5900 Coyle Avenue Sute B Carmichael,
CA 95608 are doing business under the
Fictitious Business Name(s) "AIMS
Urgent Care" 5900 Coyle Avenue Suite B
Carmichael, CA 95608. Filed with the Clerk
of Sacramento County January 27, 2022
Publish: March 18, 25, April 1, and 8, 2022
AIMS 4-8-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01891
Cheyenne Penae Keniston, 2826 Muskrat Way
Sacramento, CA 95834 is doing business
under the Fictitious Business Name(s) "CK
Consulting, CRK Consulting" 2826 Muskrat
Way Sacramento, CA 95834. Filed with the
Clerk of Sacramento County March 10, 2022
Publish: March 18, 25, April 1, and 8, 2022
CK 4-8-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01696
Jeanette Rodriguez, 4820 37th Avenue
Sacramento, CA 95834 are doing business
under the Fictitious Business Name(s)
"Mirala Boutique" 5504 547th Street
Sacramento, CA 95820. Filed with the
Clerk of Sacramento County March 4, 2022
Publish: March 18, 25, April 1, and 8, 2022
MIRALA 4-8-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01799
Gyro and Shawarma LLC, 2931 Sunrise
Boulevard Suite 100 Rancho Cordova,
CA 95742 are doing business under the
Fictitious Business Name(s) "Bonfire Pizza
and Wings" 10731 Coloma Road Rancho
Cordova, CA 95742. Filed with the Clerk
of Sacramento County March 9, 2022
Publish: March 18, 25, April 1, and 8, 2022
BONFIRE 4-8-22

FICTITIOUS BUSINESS NAME
STATEMENT FBNF2022-01725
10th Island Foods Co LLC 3219 Petty
Lane Carmichael, CA 95608 are doing
business under the Fictitious Business
Name(s) "Got Plate Lunch" 3219 Petty
Lane Carmichael, CA 95608 Filed with the
Clerk of Sacramento County March 7, 2022.
Publish: March 18, 25, April 1 and 8, 2022
GOT 4-8-22

ORDER TO SHOW FOR CHANGE OF NAME

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2022-00315164

Analiese Marin Medina has filed a petition with
this court for a decree changing the name(s) of
Analiese Marin Medina to Italy Marin Medina.

IT IS ORDERED that all persons
interested in the above-entitled matter
appear before this court at 9:00a.m. on
March 30, 2022, in Department 54, located
at 813 6th Street, Sacramento, CA 95814,
and show cause, if any, why the petition for
Change of Name should not be granted.
Dated: February 4, 2022
Christopher E. Krueger,
Judge of the Superior Court
Publish: February 25, March 4, 11, and 18, 2022
MEDINA 3-18-22

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2022-00309820

Nelly Chinyerey R Osuji has filed a
petition with this court for a decree
changing the name(s) of Nelly Chinyerey
R Osuji to Jasmine Chinyerey Adams.

IT IS ORDERED that all persons
interested in the above-entitled matter
appear before this court at 9:00a.m. on
April 6, 2022, in Department 54, located
at 813 6th Street, Sacramento, CA 95814,
and show cause, if any, why the petition for
Change of Name should not be granted.
Dated: February 09, 2022
Christopher E. Krueger,
Judge of the Superior Court
Publish: February 25, March 4, 11, and 18, 2022
ADAMS 3-18-22

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2021-00308500
John David Palkovic has filed a petition with
this court for a decree changing the name(s)
of John David Palkovic to John David Halston.

IT IS ORDERED that all persons
interested in the above-entitled matter
appear before this court at 9:00a.m. on
May 4, 2022, in Department 54, located at
813 6th Street, Sacramento, CA 95814,
and show cause, if any, why the petition for
Change of Name should not be granted.
Dated: February 8, 2022
Christopher E. Krueger,
Judge of the Superior Court
Publish: February 25, March 4, 11, and 18, 2022
PALKOVIC 3-18-22

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2022-00314941

Joshua Robert Newman-Defazio has filed a
petition with this court for a decree changing
the name(s) of Joshua Robert-Newman-
Defazio to Joshua Robert Defazio, Isaiah
Lewis Newman-Sanchez to Isaiah Lewis
Defazio, Elijah Joseph Newman-Defazio to
Elijah Joseph Defazio, and Amara Jane
Newman-Defazio to Amara Jane Defazio.

IT IS ORDERED that all persons
interested in the above-entitled matter
appear before this court at 1:30p.m. on
March 23, 2022, in Department 53, located
at 813 6th Street, Sacramento, CA 95814,
and show cause, if any, why the petition for
Change of Name should not be granted.
Dated: February 2, 2022
Richard K. Sueyoshi,
Judge of the Superior Court
Publish: February 18, 25, March 4, and 11, 2022
DEFAZIO 3-18-22

ORDER TO SHOW FOR CHANGE OF NAME

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2022-00315360

Heidi Dawn Smith has filed a petition with this court for a decree changing the name(s) of Heidi Dawn Smith to Mary Jane Bapat. IT IS ORDERED that all persons interested in the above-entitled matter appear before this court at 9:00a.m. on April 6, 2022, in Department 54, located at 813 6th Street, Sacramento, CA 95814, and show cause, if any, why the petition for Change of Name should not be granted. Dated: February 10, 2022 Christopher E. Krueger, Judge of the Superior Court Publish: March 11, 18, 25, and April 1, 2022 BAPAT 4 -1-22

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2022-00316077

FNU Mohammad Ashraf and Basera Basera has filed a petition with this court for a decree changing the name(s) of Mohammad Harris Harris to Harris Mohammadi, Mohammad Wasis Wasis to Wasis Mohammadi, Lema Lema to Lema Mohammadi, Marwa Marwa to Marwa Mohammadi and Mohammad Ali Ali to Ali Mohammadi. IT IS ORDERED that all persons interested in the above-entitled matter appear before this court at 9:00a.m. on April 20, 2022, in Department 54, located at 813 6th Street, Sacramento, CA 95814, and show cause, if any, why the petition for Change of Name should not be granted. Dated: February 28, 2022 Christopher E. Krueger, Judge of the Superior Court Publish: March 11, 18, 25, and April 1, 2022 ALI 4 -1-22

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2022-00315965

Elliot Louis Henne has filed a petition with this court for a decree changing the name(s) of Elliot Louis Henne to Elie Dao Yuan Wu. IT IS ORDERED that all persons interested in the above-entitled matter appear before this court at 1:30p.m. on April 19, 2022, in Department 53, located at 813 6th Street, Sacramento, CA 95814, and show cause, if any, why the petition for Change of Name should not be granted. Dated: February 24, 2022 RichardK.Sueyoshi,JudgeoftheSuperiorCourt Publish: March 11, 18, 25, and April 1, 2022 WU 4-1-22

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2022-00315939

William Lamont Murray has filed a petition with this court for a decree changing the name(s) of William Lamont Murray to Elisha Demetrius Bronner IT IS ORDERED that all persons interested in the above-entitled matter appear before this court at 1:30p.m. on April 19, 2022, in Department 53, located at 813 6th Street, Sacramento, CA 95814, and show cause, if any, why the petition for Change of Name should not be granted. Dated: February 25, 2022 RichardK.Sueyoshi,JudgeoftheSuperiorCourt Publish: March 11, 18, 25, and April 1, 2022 BRONNER 4-1-22

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2022-00315941

Amritpal Singh has filed a petition with this court for a decree changing the name(s) of Amritpal Singh to Amritpal Singh Gill. IT IS ORDERED that all persons interested in the above-entitled matter appear before this court at 1:30p.m. on April 19, 2022, in Department 53, located at 813 6th Street, Sacramento, CA 95814, and show cause, if any, why the petition for Change of Name should not be granted. Dated: February 25, 2022 RichardK.Sueyoshi,JudgeoftheSuperiorCourt Publish: March 11, 18, 25, and April 1, 2022 GILL 4-1-22

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2022-00315355

LaCresha Dixon Whitfield has filed a petition with this court for a decree changing the name(s) of LaCresha Shanise Dixon Whitfield aka LaCresha Shanise White to LaCresha Shanise Dixon Whitfield. IT IS ORDERED that all persons interested in the above-entitled matter appear before this court at 1:30p.m. on April 6, 2022, in Department 53, located at 813 6th Street, Sacramento, CA 95814, and show cause, if any, why the petition for Change of Name should not be granted. Dated: February 14, 2022 RichardK.Sueyoshi,JudgeoftheSuperiorCourt Publish: March 11, 18, 25, and April 1, 2022 WHITFIELD 4-1-22

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2022-00316376

Qahera Qahera has filed a petition with this court for a decree changing the name(s) of Qahera Qahera to Qahera Mohammadi IT IS ORDERED that all persons interested in the above-entitled matter appear before this court at 9:00a.m. on April 27, 2022, in Department 54, located at 813 6th Street, Sacramento, CA 95814, and show cause, if any, why the petition for Change of Name should not be granted. Dated: March 4, 2022 Christopher E. Krueger, Judge of the Superior Court Publish: March 18, 25, April 1, and 8, 2022 QAHERA 4 -1-22

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2021-00302968

Sharina Lekis McNeal has filed a petition with this court for a decree changing the name(s) of Jeremiah Russ

Rostchild to Jeremiah Russ Patton IT IS ORDERED that all persons interested in the above-entitled matter appear before this court at 9:00a.m. on April 20, 2022, in Department 54, located at 813 6th Street, Sacramento, CA 95814, and show cause, if any, why the petition for Change of Name should not be granted. Dated: February 28, 2022 Christopher E. Krueger, Judge of the Superior Court Publish: March 18, 25, April 1, and 8, 2022 PATTON 4 -8-22

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2022-00316089

Mujeeburrahman Rahmany has filed a petition with this court for a decree changing the name(s) of Mohd Rahman Rahmany to Mohammad Rahman Rahmany. IT IS ORDERED that all persons interested in the above-entitled matter appear before this court at 9:00a.m. on April 20, 2022, in Department 54, located at 813 6th Street, Sacramento, CA 95814, and show cause, if any, why the petition for Change of Name should not be granted. Dated: February 28, 2022 Christopher E. Krueger, Judge of the Superior Court Publish: March 18, 25, April 1, and 8, 2022 RAHMANY 4 -8-22

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2022-00316320

Terry Michael Essick II has filed a petition with this court for a decree changing the name(s) of Terry Michael Essick II to Terry Michael Schaeffer. IT IS ORDERED that all persons interested in the above-entitled matter appear before this court at 9:00a.m. on April 27, 2022, in Department 54, located at 813 6th Street, Sacramento, CA 95814, and show cause, if any, why the petition for Change of Name should not be granted. Dated: March 3, 2022 Christopher E. Krueger, Judge of the Superior Court Publish: March 18, 25, April 1, and 8, 2022 SHAEFFER 4 -8-22

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2022-00316520

Michael W. Crosson has filed a petition with this court for a decree changing the name(s) of Kimlum Keith to Ming Lum. IT IS ORDERED that all persons interested in the above-entitled matter appear before this court at 9:00a.m. on April 28, 2022, in Department 54, located at 813 6th Street, Sacramento, CA 95814, and show cause, if any, why the petition for Change of Name should not be granted. Dated: March 2, 2022 Christopher E. Krueger, Judge of the Superior Court Publish: March 18, 25, April 1, and 8, 2022 LUM 4 -8-22

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2022-00314738

Ramazan Sumovic and Alysia Marie Sumovic have filed a petition with this court for a decree changing the name(s) of Ramazan Sumovic to Ramazan Suma, Alysia Marie Sumovic to Alysia Marie Suma, Aliah Sumovic to Aliah Suma, Fatima Sumovic to Fatima Suma, and Selman Sumovic to Selman Suma IT IS ORDERED that all persons interested in the above-entitled matter appear before this court at 9:00a.m. on April 27, 2022, in Department 54, located at 813 6th Street, Sacramento, CA 95814, and show cause, if any, why the petition for Change of Name should not be granted. Dated: March 4, 2022 Christopher E. Krueger, Judge of the Superior Court Publish: March 18, 25, April 1, and 8, 2022 SUMA 4 -8-22

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2022-00315899

Lucy Margenta Coleman Merchant has filed a petition with this court for a decree changing the name(s) of Lucy Margenta Coleman Merchant to Lucy Margenta Coleman Lewis IT IS ORDERED that all persons interested in the above-entitled matter appear before this court at 1:30p.m. on April 13, 2022, in Department 53, located at 813 6th Street, Sacramento, CA 95814, and show cause, if any, why the petition for Change of Name should not be granted. Dated: February 23, 2022 RichardK.Sueyoshi,JudgeoftheSuperiorCourt Publish: March 18, 25, April 1, and 8, 2022 LEWIS 4-8-22

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2022-00316390

Meazza Hunduma has filed a petition with this court for a decree changing the name(s) of Meazza Hunduma to Kuleni Meazza Hunduma. IT IS ORDERED that all persons interested in the above-entitled matter appear before this court at 1:30p.m. on April 27, 2022, in Department 53, located at 813 6th Street, Sacramento, CA 95814, and show cause, if any, why the petition for Change of Name should not be granted. Dated: March 7, 2022 RichardK.Sueyoshi,JudgeoftheSuperiorCourt Publish: March 18, 25, April 1, and 8, 2022 HUNDUMA 4-8-22

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2022-00316379

Heather S. Mayer, Esq. has filed a petition with this court for a decree changing the name(s) of FNU Mohammad

Ashraf to Ashraf Mohammadi. IT IS ORDERED that all persons interested in the above-entitled matter appear before this court at 1:30p.m. on April 27, 2022, in Department 53, located at 813 6th Street, Sacramento, CA 95814, and show cause, if any, why the petition for Change of Name should not be granted. Dated: March 4, 2022 RichardK.Sueyoshi,JudgeoftheSuperiorCourt Publish: March 18, 25, April 1, and 8, 2022 ASHRAF 4-8-22

SUPERIOR COURT OF CALIFORNIA
COUNTY OF SACRAMENTO
ORDER TO SHOW CAUSE
CHANGE OF NAME
#34-2022-00312789


Francisco Paul Perez has filed a petition with this court for a decree changing the name(s) of Francisco Paul Perez to Lord Cisco. IT IS ORDERED that all persons interested in the above-entitled matter appear before this court at 1:30p.m. on April 20, 2022, in Department 53, located at 813 6th Street, Sacramento, CA 95814, and show cause, if any, why the petition for Change of Name should not be granted. Dated: February 28, 2022 RichardK.Sueyoshi,JudgeoftheSuperiorCourt Publish: March 18, 25, April 1, and 8, 2022 LEWIS 4-8-22

NOTICE OF PETITION TO ADMINISTER ESTATE OF ELISABETH SCHROEDER
CASE No. 34-2022-314827

To all heirs, beneficiaries, creditors, and contingent creditors of and persons who may be otherwise interested in the will or estate, or both of Elisabeth Schroeder deceased. A Petition for Probate has been filed by Michael Schroeder, in the Superior Court of California, County of Sacramento, requesting Michael Schroeder be appointed as personal representatives 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. A hearing on the petition will be held in this court as follows July 14, 2022 9:00 a.m. in Dept 129. 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 deceased, 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 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. The name, address and telephone number of the Attorney for Petitioner is: Gordon G. Bones-Bones Law Firm 5960 Esrig Way Sacramento, CA 95841 916-965-6647 Publish: March 4, 11, and 18, 2022 SCHROEDER 3-18-22

TRUSTEE SALE NOTICES

NOTICE OF TRUSTEE'S SALE T.S. No.: 2021-01351 Loan No.: RMF4028724 APN: 216-0242-020-0000 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 10/30/2020. 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: CATHERINE A. TEEL, AS SURVIVING JOINT TENANT Duly Appointed Trustee: SUPERIOR LOAN SERVICING Recorded 11/18/2020 as Instrument No. 202011181235 in book, page of Official Records in the office of the Recorder of Sacramento County, California, Date of Sale: 3/25/2022 at 1:30 PM Place of Sale: At The East main entrance to the County Courthouse, 720 9th Street, Sacramento, CA 95814 Amount of unpaid balance and other charges: \$333,228.12 Street Address or other common designation of real property: 7909 Glen Stone Avenue Citrus Heights, CA 95610 A.P.N.: 216-0242-020-0000 "As Is Where Is." The undersigned Trustee disclaims any liability for any incorrectness of



THE RICH LOWRY COLUMN

What Putin Knew

There are forgivable intellectual and policy errors, and then there’s the self-delusion that has driven the West into its dependence on Vladimir Putin’s oil and gas.

Russia has long been a major supplier of energy to Europe. The depletion of European natural gas reserves has played a role in Russia’s increased significance. Moscow has also benefited, though, from a deliberate choice by Europe to attempt a great leap forward into a green-energy future, especially in a Germany that turned its back on both nuclear and coal.

In taking this route, Europe made a holiday-from-history decision to forget the incredible power of oil, gas and coal – the most reliable and efficient sources of energy the world has ever known – and ignore the inevitable centrality of energy to geopolitics.

Greta Thunberg, the teenage climate activist who has been elevated into an oracle of all that is good and true, demanded nothing less.

No matter what you’ve heard, the world hasn’t embraced fossil fuels out of hatred of the planet, rather because they are so incredibly useful. If they didn’t already exist – thanks to sunlight and plants that lived millions of years ago – we would have to invent them and wouldn’t be able to.

Oil is a miracle fuel. Alex Epstein of the Center for Industrial Progress writes that it is “almost eerily engineered by natural processes, not just for cheapness, not just for reliability, not just for scalability, but also for another characteristic crucial to a functional civilization: portability.” It powers cars, trucks and jets, without which the modern world as we know it wouldn’t exist.

Coal, too, Epstein notes, is affordable, abundant and easy to extract and transport. There is a reason that developing nations invariably use it to power their economic advancement.

So, it’s not surprising that fossil fuels are still the leading source of global electricity, with coal accounting for 36.7% and gas 23.5%. The total fossil fuel contribution, at 63.3%, is down only slightly from two decades ago.

In terms of overall energy, fossil fuels are an even larger proportion, 84.3%.

For its part, green energy – wind, solar and other renewables – account for around 10% of global electricity, and even less of total energy.

Vladimir Putin knew this and understood the power it gave him, even if European policymakers couldn’t be bothered to think a tiny bit strategically.

Did they not notice that coal was the mainstay of Britain’s rise to global power in the 19th century?

Did they forget the role of oil in World War I and World War II, let alone

subsequent 20th-century history?

Petroleum wasn’t particularly useful prior to World War I and, by the end of it, had become a pillar of national power. It fueled the motorized vehicles and airplanes that transformed warfare. British foreign minister Lord Curzon famously said at the war’s conclusion that the Allies had “floated to victory upon a wave of oil.”

In World War II, the Japanese attacked the United States in part for fear that the American de facto oil embargo would starve its war machine, and one reason the Nazis were defeated was that they ran out of fuel.

Of course, the strategic significance of the Middle East owed almost entirely to its vast oil reserves. The phrase “war for oil” is a cliché and usually a smear, but it is certainly true that no one has ever fought a war for wind.

In light of all of this, Europe still choose to subjugate itself to an anti-Western authoritarian and, even as Russian opera stars are getting canceled, it hasn’t ceased purchases of Russian oil and gas.

Some perspective is necessary. While climate change may indeed prove a serious long-term challenge, it is not reducing parts of European cities to rubble or a threat to use a tactical nuclear weapon.

If this horrifying episode hasn’t scared the West straight on energy, nothing will.

Rich Lowry is editor of the National Review.

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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 (714) 730-2727 or visit this Internet Web site www.servicelinkASAP.com, using the file number assigned to this case 2021-01351. 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. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if

you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call (714) 730-2727, or visit this internet website www.servicelinkASAP.com, using the file number assigned to this case 2021-01351 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. Date:2/18/2022 SUPERIOR LOAN SERVICING, BY ASSET DEFAULT MANAGEMENT, INC., AS AGENT FOR TRUSTEE 7525 Topanga Canyon Blvd . Canoga Park, California 91303 Sale Line: (714) 730-2727 Julie Taberdo/ Sr Trustee Sale Officer A-4742362 03/04/2022, 03/11/2022, 03/18/2022 ASAP#4742362 3-18-22

CITY OF CITRUS HEIGHTS
NOTICE OF ORDINANCE ADOPTION

The following is a summary of an ordinance adopted by the City Council of the City of Citrus Heights at its meeting of **MARCH 10, 2022.**

ORDINANCE NO. 2022-001

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CITRUS HEIGHTS AMENDING VARIOUS SECTIONS OF CHAPTER 106 OF THE CITRUS HEIGHTS MUNICIPAL CODE (ZONING CODE SECTION)

The purpose of this Ordinance is to amend the Citrus Heights Zoning Code amending various sections of the Zoning Code, relating to Residential Paving Standards, Tree Mitigation, Commercial Fencing, Conditional Use Permits and various Definitions within the Zoning Code and other minor changes.

AYES: Council Members: Bruins, Daniels, Miller, Schaefer, Middleton

NOES: Council Members: None

ABSENT: Council Members: None

ABSTAIN: Council Members: None

The full text of the adopted ordinance is available in the City Clerk's office, 6360 Fountain Square Drive, Citrus Heights, CA 95621 or (916) 727-4704 or www.citrusheights.net.

Amy Van
City Clerk

Citrus Heights Messenger 3-18-2022

CITY OF CITRUS HEIGHTS
NOTICE OF PROPOSED ORDINANCES

ORDINANCE NO. 2022-002

AN ORDINANCE OF THE CITY OF CITRUS HEIGHTS ADOPTING A MAP DESCRIBING FIVE COUNCIL DISTRICTS PURSUANT TO CALIFORNIA ELECTIONS CODE SECTIONS 21600 - 21609 AND AMENDING ARTICLE II OF CHAPTER 2 OF THE CITRUS HEIGHTS MUNICIPAL CODE

The foregoing is a summary of an ordinance proposed to be adopted by the City Council of the City of Citrus Heights at its meeting of **March 24, 2022.**

The full text of the proposed ordinance is available in the City Clerk's Office, 6360 Fountain Square Drive, Citrus Heights, CA 95621, (916) 727-4704 or www.citrusheights.net.

Amy Van
City Clerk

Citrus Heights Messenger 3-18-2022

Ask Toni

Turning 65 . . . Help Me Enroll in Medicare with SSA.gov!!



Toni King

Hi Toni:
I am turning 65 in June and am not working full-time with employer benefits. I was surprised when I called Social Security and the Social Security rep told me to go online to SSA.gov to enroll in Medicare. Due to the Pandemic (COVID-19), there is not a local Social Security office open that can help me in person if I have a problem with the online application. Opening a “My Social Security Account” has not been an easy process.

Can you explain in simple terms where to go online, so that I can enroll in Medicare the right way? Thanks in advance.
~ Beth from Arizona

Beth:
Unless you are receiving your Social Security check at least 90 days prior to turning 65, then Medicare has no idea that you are turning 65 and should be receiving your Medicare card with Parts A and B. It is Social Security that enrolls America in Medicare not Medicare.

Social Security processes **all Medicare applications** for Medicare. Medicare does not enroll their own applications. Is that confusing or what?

Beth, you mentioned that you are not receiving your Social Security check, not working full time with employer benefits and that Social Security advised you to enroll online. The best timeline for your Medicare to begin the month you turn 65 is to enroll within 3 months before turning 65. **Visit www.ssa.gov/benefits/medicare** to enroll in Medicare and to begin the 1st day of the month you turn 65.

When you begin the process of enrolling in Medicare, Social Security will ask if you have a have a “My Social Security Account.”

If you do have a “My Social Security Account” visit www.ssa.gov/benefits/medicare to enroll online for Medicare to begin the 1st day of the month that you turn 65:

- Scroll down to “How to Apply Online for Just Medicare.
- Follow the directions to “Apply and

Complete” and start a new application.

- Please have your SSA.gov username and password to begin enrolling in Medicare Parts A and/or B application online. (Very Important)

If you do not have a “My Social Security Account” please be aware that opening an account is not simple:

- Starting a “My Social Security Account” does not begin your Social Security check.
- Register yourself and your spouse for a “My Social Security Account” months before applying for Medicare so that you are ready to apply within 3-months prior to turning 65.
- Visit www.ssa.gov/myaccount and click on the blue box with “Sign in with LOGIN.GOV after September 18, 2021, to open up a personal “My Social Security Account”. Those who have opened a SSA.gov account prior to September 18, 2021, use the top username and password boxes to sign in.

Local Social Security offices are closed because of the Pandemic (COVID-19), and one must call your local Social Security 800 number for help when not able to open a “My Social Security Account” due to being locked out.

Information on application to apply for Medicare is below:

- 1) Your information: Name, Social Security number, Gender, and Date of Birth.
- 2) Contact information with address, phone number, email address.
- 3) Citizen information about you.
- 4) Questions about your employer health benefits.
- 5) Submit your application online. View your receipt which explains additional information needed such as marriage license for those with under 40 quarters and applying under spousal benefits or citizenship papers to be verified.
- 6) Your new Medicare Card should arrive in the mail.

March’s “Live” Confused about Medicare Workshop in Katy Thursday, March 31st at 6:00PM-8:00PM at Spring Creek BBQ-Katy 21000 Katy Frwy, Katy, TX 77449. Workshop is free and dinner not included. RSVP 832/519-8664 or visit www.tonisays.com.

Toni’s new 2022 Medicare Survival Guide® is available at www.tonisays.com. ★

50-Yard Challenge Gone Worldwide

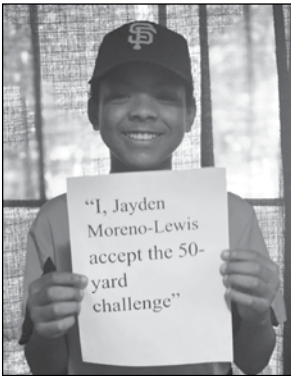
By Michele Townsend

SACRAMENTO REGION, CA (MPG) - Rodney Smith Jr. is a 32-year-old man that lives in Alabama. Rodney doesn’t have any children of his own, but he believes that it is important for children to learn that helping people and giving back to your community is an important part of becoming a good person as an adult. Rodney has a lawn service, based in Alabama, called Raising Men Lawn Care Service.

Raising Men Lawn Care Service is a free service for people that do not have the ability or the funds to take care of their yard. Therefore, this free service is for the elderly, the disabled, veterans and single parents. So in 2016, Rodney decided to put the challenge out there into the world and he created the 50-Yard Challenge. He was looking for a way to channel the energy that kids have, in a positive way.

The 50-Yard Challenge is for girls and boys to mow 50 yards, for free, for someone that can use the help. This also includes raking leaves and shoveling snow. While the kids that accept the challenge follow a positive path, they learn their importance to society. The challenge has not only taken off across the country, but has gone worldwide.

It begins by a child logging onto weareraisingmen.com and sending a picture of themselves holding a sign that says, “I accept the 50-Yard challenge”. They will then



Sacramento area 12-year-old Jayden Moreno-Lewis accepted the 50-Yard Challenge. Photo provided by Aleecia Gutierrez



Julian Gutierrez, a 12-year-old, posted his acceptance of the 50-Yard Challenge. Photo provided by Aleecia Gutierrez

receive a white Raising Men t-shirt, along with sunglasses and ear protection in the mail. The child is to take a picture of each yard that they care for, for free. They are to submit those pictures.

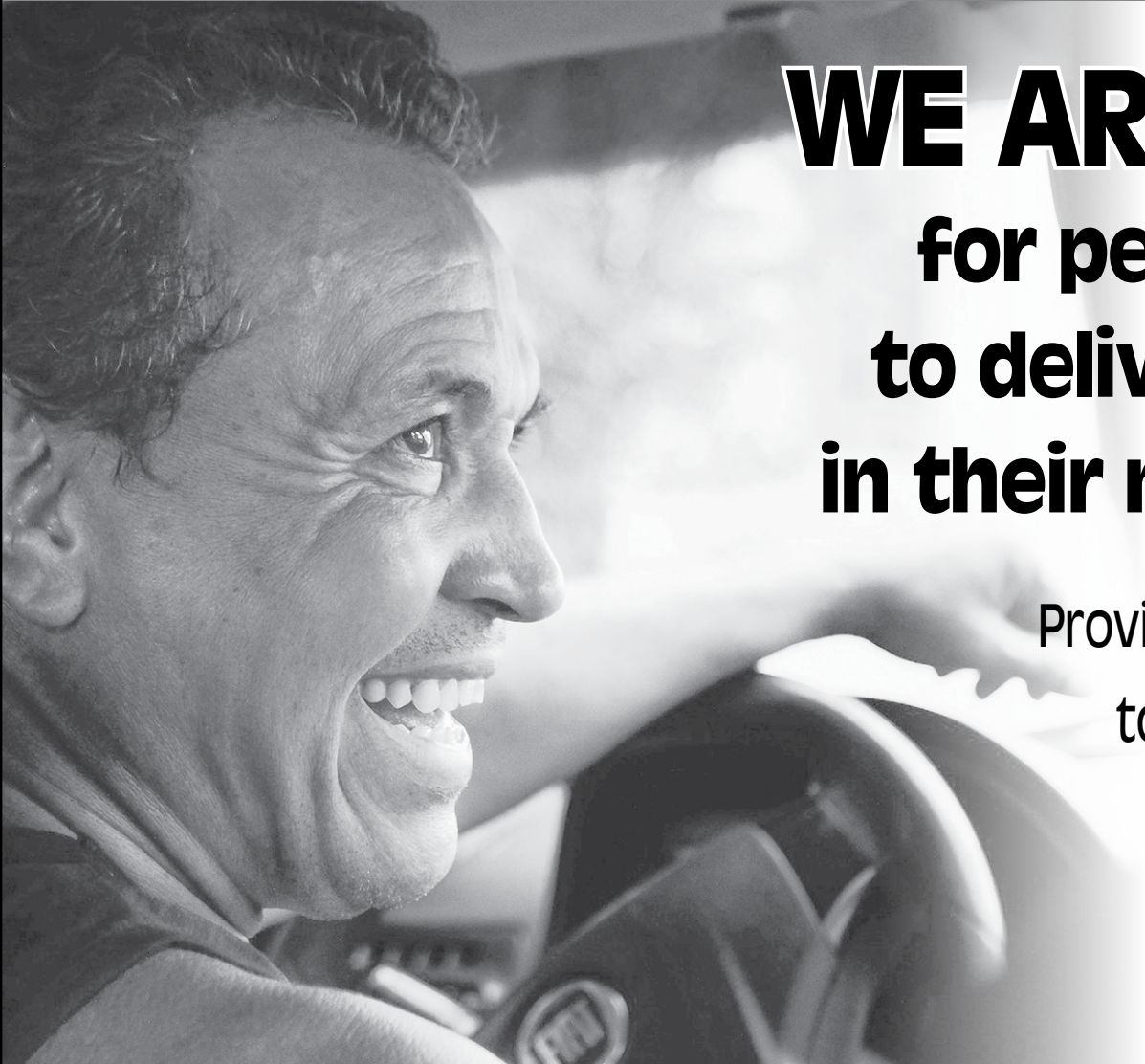
For every 10 yards, the kids get another color of t-shirt. When 50 yards have been completed, Rodney travels to where you are to deliver to you your final t-shirt, hat and a brand new lawn mower, weed eater and or leaf blower. Rodney has traveled to every state in our country and has now gone to 8 other countries to deliver the equipment to children that have completed the challenge. He makes all deliveries himself.

“Even though we are called Raising Men, we are Raising Women too”, Rodney says, “Three years ago I realized that there were not as many girls signing up for the challenge and that those that did were wearing Raising Men t-shirts. That did not sit well with me, so we created Raising Women Lawn Care Service”. Now young ladies receive Raising Women t-shirts.

Raising Men is a 501(c)3 and relies completely on the generosity of supporters for the equipment, the shirts, hats and travel expenses. You can donate and learn all about the group on weareraisingmen.com. You can also purchase adult sized shirts and hats in support of your kids and the program. In addition, you can see video testimony from the kids and view news stories that have been done.

This program really is putting the care back into lawn care, and your kids can meet some interesting people. One mother said, “Sometimes people insisted on paying, so we just didn’t count those lawns”. It is left to the kids and their parents to determine who could use their help. Summer is coming up on us fast. If your kids have energy to burn, and don’t know where to burn it off, consider this challenge. It’s a great way for your kids to learn about their community. ★

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WEEKLY COMICS

Amber Waves by Dave T. Phipps

OH, THESE BABY PICTURES OF GERALD ARE PRECIOUS.

IT SEEMS LIKE YESTERDAY HE WAS THIS LITTLE BABY SLEEPING IN MY ARMS.

NOW HE'S THIS GROWING BOY FULL OF ENERGY AND YOUTHFUL EXUBERANCE!

A POLITE WAY OF SAYING "EVERYTHING HE TOUCHES HE BREAKS OR LOSES."

The Spats by Jeff Pickering

YOU SHOULD NEVER BRUSH YOUR TEETH WITH YOUR LEFT HAND!!

WHY NOT?

A TOOTHBRUSH WORKS BETTER.

Out on a Limb by Gary Kopervas

LET'S SEE, WHICH OF THESE 10,000 DOGS CRAMMED INTO THIS ONE TINY FOLDER DO I WANT?

FIRST, MY PASSWORD: "SELTZER"

CLOWN COMPUTING

THEY'LL DO IT EVERY TIME BY AL SCADUTO

TV SCENES WED LIKE TO SEE--

OUR SOUFFLÉ IS ALL READY--NOW FOR THE TEST--HERE, JULIA! TASTE IT--

BLEC-CCK-KK THAT IS JUST AWFUL--U-KK--PTU-U-U--

SCHOOL DAZE--

MY TEACHER IS NOT TOO SMART--SHE'S BEEN IN THE SAME GRADE FOR TEN YEARS--

WHA--?

R.F.D. by Mike Marland

ISN'T THAT BUD NUTTER'S TRUCK?

YUP.

HE'LL DO ANYTHING TO AVOID PAYIN' THE RETRIEVAL COST!

TRUCK FOR SALE AS IS \$55-3978

HOUSEHOLD MATH--

YORICK! HOW MANY TIMES HAVE I TOLD YOU TO CLEAN UP THIS ROOM?

DON'T YOU KNOW? I'D SAY ABOUT 922--NO--923 TIMES THAT YOU'VE TOLD ME, MOM--

GRIN and BEAR IT

It was named Car of the Year by Tow Truck Magazine!

LAFF-A-DAY

My foot's asleep.

Just Like Cats & Dogs by Dave T. Phipps

UGH... DEAR, THIS MORNING I'M DEFINITELY FEELING MY AGE ... IF MY AGE WAS AROUND 85 OR SO.

HOCUS-FOCUS BY HENRY BOLTINOFF

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9 LIVES CANNED CAT FOOD 5.5 Oz All Varieties Limit 2 Cases Per Family 47¢ Effective 3/16/22 - 3/22/22	FANCY FEAST GOURMET CANNED CAT FOOD All Varieties except Elegant Medley 3 Oz Limit 2 Cases Per Family ON SALE Everyday Effective 3/16/22 - 3/22/22	JONNY CAT PREMIUM CAT LITTER 20 Lb Bag •Regular •Multiple Cat Formula Limit 2 Bags Per Family \$4.19 Effective 3/16/22 - 3/22/22	FELINE PINE HEALTHY CAT LITTER 20 Lb Bag Limit 2 Bags \$8.99 Effective 3/16/22 - 3/22/22
IAMS DRY CAT FOOD •Healthy Adult Chicken •Indoor/Weight/Hairball •Salmon & Tuna •Hairball 16 Lb Bag Limit 2 bags 15 Lb Bag \$19.99	FRESH STEP SCOOPABLE CAT LITTER 42 Lb Bag Limit 2 Bags \$13.99	PRECIOUS CAT CAT LITTER 20 Lb Box Limit 2 Boxes Cat Attract \$12.99 Touch of Outdoors \$8.49	FANCY FEAST DRY CAT FOOD (Purina One Dry Cat •Selected Varieties 3 Lb. \$7.99) \$6.99
SCIENCE DIET SMALL BITES DRY DOG FOOD •Adult •Light •Mature •Puppy (Sensitive Stomach •Lamb & Rice Small Bites \$31.99) 36 Lb Bag Limit 2 Bags Original \$31.99 Multi-Cat \$33.99	HEINZ PUP-PERONI DOG TREATS •Beef •Lean •Bacon •Prime Rib 22.5 & 25 Oz Pkgs Limit 2 Bags \$9.49	CAREFRESH PET BEDDING 60 Liter (Ultra Not Included) \$16.49	CHICKEN SOUP FOR THE SOUL DRY DOG FOOD As Marked 10% OFF •Adult (including Beef) •Large Breed (including Beef) •Mature •Weight Care •Puppy (Reg & Lrg Breed) 28 Lb Bag \$10.99
SWHEAT SCOOP NATURAL WHEAT LITTER (12 Lb Bag •Original \$11.99 Multi Cat \$12.99) 36 Lb Bag Limit 2 Bags Original \$31.99 Multi-Cat \$33.99	WELLNESS DRY DOG FOOD 24-30 Lb Bag •Chicken •Senior •Healthy Weight •Grain Free Adult (Lrg Breed Adult \$59.99) \$57.99 •Grain Free Lamb •Grain Free White Fish \$59.99	CHICKEN SOUP FOR THE SOUL CANNED FOOD SALE As Marked 10% OFF OUR REGULAR LOW PRICES Dog Cans 13 Oz (Reg & Grain Free) All Varieties Cat Cans 5.5 Oz Limit 1 Case	MERRICK'S WHOLE EARTH FARMS DRY DOG FOOD •Grain Free Chicken/Turkey •Grain Free Pork, Beef & Lamb 25 Lb Bag Limit 2 Bags per Family \$8 OFF OUR REGULAR LOW PRICES
COASTAL & HAMILTON PET LEASHES •Leashes •Harnesses •Lead •Collars All Varieties 20% OFF OUR SUPER LOW PRICES	GRILLERZ NATURAL DOG CHEWS •Jr. Mammoth •Beef Hook •Beef Knuckle •Beef Ribs •Knee Caps •Pork Femur All Varieties 20% OFF OUR SUPER LOW PRICES	VITTE VAULT AIRTIGHT Food Containers (30 gal \$22.99 50 gal \$30.99) 20% OFF OUR SUPER LOW PRICES	NYLABONE Products Healthy Edibles All Varieties 20% OFF OUR SUPER LOW PRICES
J&W GRIP SOFT BAMBOO GROOM GROOMING PRODUCTS All Varieties 20% OFF OUR SUPER LOW PRICES	HAGEN FLUVAL FILTER SALE MODEL...TANK...PET CLUB SALE 107...25 GAL... \$104.99 207...40 GAL... \$119.99 307...70 GAL... \$159.99 407...100 GAL... \$189.99	AQUEON BOXED 10 GALLON TANK With Economy Kit Just add Heater For Tropical Fish \$48.99 Limit 1 Per Family	KORDON WATER CONDITIONERS Amquel 16 Oz... \$8.49 Amquel Plus 16 Oz... \$9.49 Novaqua Plus 16 Oz... \$8.99
KORDON CORAL SEA 50 GAL SALT MIX WITH AMQUEL \$14.99	BONUS COUPON FRISKIES BUFFET CANNED CAT FOOD 5.5 Oz All Varieties Limit 1 Case With Coupon Limit One Coupon Per Family Price Valid Only With Coupon Effective 3/16/22 - 3/22/22 ON SALE Everyday CHM PLU 367	BONUS COUPON WHISKAS TEMPTATIONS CAT TREATS •Selected Varieties - 3 Oz Limit 2 Pkgs with Coupon Limit One Coupon Per Family Price Valid Only With Coupon Effective 3/16/22 - 3/22/22 \$1.49 CHM PLU 569	BONUS COUPON JONNY CAT CAT LINERS Jumbo Drawstring - 5 Ct Limit 1 Box with Coupon Limit One Coupon Per Family Price Valid Only With Coupon Effective 3/16/22 - 3/22/22 \$2.19 CHM PLU 449

Habitat for Humanity Pitches In

Continued from page 1
the two. Of the vacant parcels, one is farther down the street than the others, so staff suggested it could be turned into a community garden. One of the others is twice the size of the rest, which would be split into two, leaving 12 for the redevelopment project—eight on the north side of the street and four on the south side.

The cost for 12 single-family homes (with a total of 45 bedrooms from a mix of three- and four-bedroom layouts) would be \$251,000 per unit, with a total project cost of just over \$3 million. Building duplexes on each of the 12 lots would result in 24 units (with a total of 84 bedrooms) at \$246,000 each, with a total project cost of just under \$6 million. Staff also provided approximate costs for a mix of housing, such as building eight single-family houses and four duplexes (16 units with a total project cost of just under \$4 million), or eight duplexes and four single-family houses (20 units with a total project cost of just under \$5 million).

The City’s potential contribution would be almost \$1.4 million from the following sources: \$735,000 from the state grant for Permanent Local Housing Allocation, \$350,000 from the City’s Affordable Housing Fund, and \$292,000 in federal 1998 HOME Funds. With the City’s contribution and Habitat for Humanity’s sponsorship of \$150,000 per unit, the project would be fully funded for the 12-unit or



Sayonara Community Center youth counselor Boomer Bennett says he’s “glad there’s a discussion taking place about the future of these vacant lots in the Sayonara Drive community.” Photo by Patrick Larenas

the 16-unit options (all or mostly single-family homes). To move forward with the 20-unit or the 24-unit options (all or mostly duplexes), additional grants and funding sources would be needed. Councilmember Bret Daniels asked if it was possible to restrict the “first opportunity of ownership” to current Citrus Heights residents, but because Habitat for Humanity is an equal opportunity housing lender, they cannot make that restriction. But Leah Miller said candidates must be current residents

of either Sacramento or Yolo counties, and robust outreach in Citrus Heights can ensure the candidate pool has many applications from within the city. Councilmember Jeannie Bruins was on the council when the City purchased these lots, and she said, “One of our chief goals was to de-densify this street, because these were all four units per lot. So, with that in mind ... I favor either all single-family homes, or the majority of it being single-family homes ... I think that most closely meets the intent that we established back

when these units were demolished.” While Councilmember Steve Miller, who was also on the Council at that time, agreed that density is a major issue to consider, he said he prefers the all-duplex option to “maximize the opportunity for housing.” Councilmember Bret Daniels said he grew on Sayonara Drive, “And it’s just the same neighborhood, it’s the same street, it’s the same problems. I feel, in my heart, that it will never change as long as it remains in its current makeup. We are already

the most densely populated community in the Sacramento region, and we have done, I think, more than our fair share of multi-family housing, low-income housing ... those opportunities are here. What is escaping Citrus Heights, more and more, is the ability to own a home. So, I want to say I fully support the option of single-family homes to the greatest extent we’re allowed to and able to.” Mayor Porsche Middleton said that with the lack of available land in Citrus Heights, she views all duplexes as the

more responsible option. “We have the opportunity to build enough affordable housing and provide home ownership at the same time.” And after touring the area, she didn’t think that single-family homes would fit in well with the existing housing on that street, cautioning that it could “create disparity in that area.” She said the duplex option would “offer enough room for families to come and to grow in Citrus Heights.” Vice Mayor Schaefer agreed: “I want to house as many people as possible. And I just want to say that I am delighted that we have Habitat for Humanity involved here. I think it’s the right direction, it’s a sensible approach, and I definitely favor having more units.” Vice Mayor Tim Schaefer also suggested that rather than using the separate parcel for a community garden, it could be used for transitional housing to help address the issue of homelessness. The majority of the Council expressed support for exploring that possibility, with Mayor Middleton saying, “We can’t really talk about, we want to help and do something about homelessness and not really have a place in Citrus Heights where someone who needs to be off the street has a place to go.” Staff will take the Council’s feedback and continue refining plans with Habitat for Humanity. The City Council will vote on declaring the parcels as surplus property at the next regular meeting. ★



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* Covid-19 vaccines are limited in supply and distribution. At this time we have contracted with CVS Pharmacy to supply our communities with the vaccine in cadence with CDC inoculation protocols. The exact timing of the vaccines is still unclear at time of this publication. Please contact the community for more details.
* Care charges are not included. Certain conditions apply. Contact community for details.

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- Assisted Living
- Respite Care





CogirSeniorLiving.com