



# Elk Grove Citizen

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## Jessie Baker School Celebrates 60 Years



District 5 Supervisor Pat Hume presents Principal Cindee Shapton with a proclamation award. Photo by Emanuel Espinoza

Story and photos  
by Emanuel Espinoza

**ELK GROVE, CA (MPG)** - The Jessie Baker School, the first public school in California for children with severe disabilities, celebrated its 60th anniversary last week.

The event was flush with attendees, including local government officials, who came out to celebrate the momentous occasion at the groundbreaking school.

Dawn Phillips, a teacher at the school for 19 years, co-organized the event on March 27 and said the staff wanted to “celebrate

this unique school” and to honor the school’s namesake.

“We wanted to celebrate Jessie Baker, who started this school 60 years ago, because our students didn’t have a place to go back then,” Phillips said. “She and other people made this school happen, and we have grown over the years for our students, who have special needs, to thrive.”

Inspired by her son’s needs, Baker became a vocal advocate for the education of students with special needs, ultimately spearheading the construction of the school in 1964.

Jenny Mitchell, teacher and co-organizer of the event, said she has taught at the school for the past eight years. She noted when the school first started, it primarily dealt with students with Down Syndrome, but over the years the school has accepted and served students with different disabilities such as autism, as well as physical disabilities and other limitations.

“Through the years, we have diversified our population, and we have grown in size and staff,” Mitchell said. “We have definitely grown.”

The festivities included touring the classrooms, adorned with balloons of the school’s colors.

One classroom displayed photos of lessons taught to the students while another had a line formed for attendees for food and refreshments.

Attendees were also able to take part in the “one bite” challenge, an exercise used to help students acquire new tastes.

Teacher Ashley Rothrock said the one-bite challenge helps students acquire new tastes that they were never willing

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## Running of the Elk Brings Community Together



Despite a bit of rain, the 14th annual Running of the Elk, sponsored by Kaiser Permanente, took place on Sunday, March 30 at District56. Video still courtesy of Kaiser Permanente

By MPG Staff

**ELK GROVE, CA (MPG)** - Despite some slightly uncooperative weather, Kaiser Permanente’s 14th Annual Running of the Elk took place without any issue, drawing runners, families and supporters to District56 on Sunday, March 30.

The event, which featured 5K and 10K races along with a Kids’ Fun Run, aimed to promote health and wellness while raising funds for the Elk Grove Youth Sports Foundation.

The nonprofit organization helps provide financial assistance to local children who might not otherwise be able to participate in youth sports. Jay Robinson, senior vice president and area manager for Kaiser Permanente Sacramento and South Sacramento, emphasized the importance of the cause.

“We’ve been involved with Running of the Elk since its first year because we believe in improving the health of the community we serve,” Robinson said. “It’s an honor to give young athletes the help they need to play in local sports and school leagues, and embrace a healthy, active lifestyle.”

While the rain and wind created some challenges, participants remained in high spirits, according to Gary Davis, president of the Elk Grove Youth Foundation Board of Directors.

“Rain and wind make perfect running weather, so it’s been a great day,” Davis said. “What you see here—tents blowing around, rain getting people wet—it’s not going to stop us from having a good time.”

The event, which began with packet pickup and registration at 7 a.m., kicked off with the Kids’ Fun Run at 8 a.m., followed by the 5K and 10K races at 8:30 a.m. Runners started and finished at District56 on Civic Center Drive, receiving commemorative finisher medals and moisture-wicking event

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## EGPD Releases Annual Report

By Sean P. Thomas  
City Editor

**ELK GROVE, CA (MPG)** - The Elk Grove Police Department released its 2024 annual report offering a detailed look into crime trends and department policies and procedures for the previous year.

During last week’s City Council meeting, Elk Grove Police Department Chief of Police Bobby Davis shared statistics from the report that included data by type of crime and responses over the past year.

Patrol operations were consistent with the previous year, according to the report. In 2024, the Elk Grove Police Department made 8,334 reports on 91,094 calls for service. The previous year it made 8,392 reports on 90,045 calls for service.

The difference primarily came in arrests made. In 2023, police made 2,682 arrests, compared to 2,102 in 2024, a 22% decrease.

Davis said he saw the decrease as a positive for the community.

“Not every call that we go to is going to result in an arrest,” Davis said. “I actually think those are positive numbers, meaning

that we are having contacts that don’t always result in an arrest for the folks that we make contacts within our community.”

Overall, the report detailed an 18% increase in crimes against persons, from 733 in 2023 to 872 in 2024, which includes

offenses like domestic violence and assault, homicides and robberies.

Crimes against society, which encompasses DUIs, weapon-law violence and disorderly conduct, dropped significantly, from 867 in 2023 to 566 in 2024; a 35% dip. Trespass

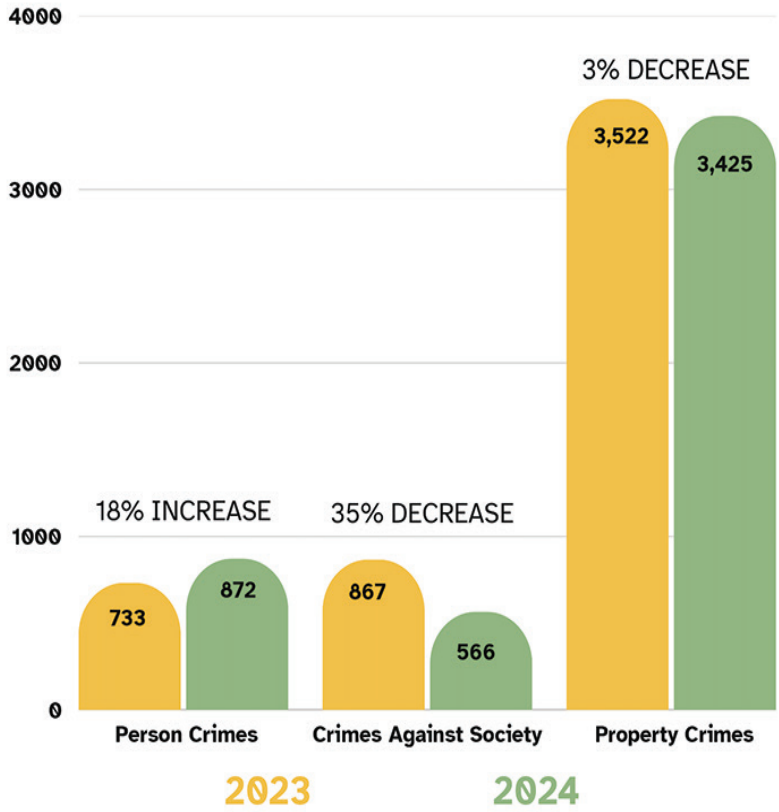
violations were the only statistic to increase.

The department attributed the decrease to “advanced technology” provided by the department to aid officers, investigators and support staff.

Property crimes dipped

Continued on Page 3

### EGPD REPORTING TRENDS 2024



Data From 2024 Elk Grove Police Department Annual Report



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# California Snowpack is Near-Average

## What Does This Mean for Water Supplies?

By Alastair Bland  
CalMatters.org

This story was originally published by CalMatters.

Despite some heavy rainstorms and squalls of snow in recent months, the Sierra Nevada snowpack today stands at 90% of average, according to state officials.

This year’s measurements mark the first below-average snowpack since 2022, when it dropped to a dismal 38% of the historical average. Last year at this time, the statewide calculation reached 110% of the average, and in 2023, the snowpack was one of the largest ever, measuring more than twice the average.

More snow is on the way, however, which could make this year right around average. “This will be the third year in a row that the snowpack conditions at the start of April are near or above the average,” which is “great news for the state,” said Andy Reising, manager of the Snow Surveys and Water Supply Forecasting Unit.

Snow levels in the Sierra Nevada at this time of year are considered especially important, since they help water managers determine how much water will be available through the dry season, which typically begins around May.

Sierra Nevada snowpack supplies about a third of the state’s water on average.

As snow fell last week, a Department of Water Resources survey team measured several spots on the snowy meadow at Phillips Station, a few miles south of Lake Tahoe. The average snow depth was 39.5 inches, with a water content of 17 inches — numbers representing 70% of the April 1 average for that location.

“We hope to add a few more inches before the year is out,” Reising said, noting that storms forecast to cross the Sierra next week could add more snow.

Reising said the erratic winter weather patterns of the past six months “are a good reminder that the next flood or drought could come at any time.”

“We know future years won’t all unfold like this one has, and in addition we know that floods and droughts can happen at any time,” Reising said. “It is the California way of life to expect that.”

Throughout the state’s main mountain range, snowpack averaged from more than 250 sites ranged from above average to considerably below. In the northern Sierra Nevada and southern Cascade peaks, it stands at 108% of the historical April 1 average, but in the central and southern Sierra, it’s just 83% and 81%.

The data reflects a sharp regional discrepancy this winter, with wet conditions prevailing in the northern half of the state and drought across Southern California. Reising noted that Southern California has experienced roughly 50% of its average annual rainfall.

Sierra Nevada snow provides cold runoff that feeds rivers and reservoirs and helps support fish habitat all summer.

“As we near the end of the wet season, our focus shifts to snowpack runoff and whether temperatures allow for a slow melt so we can capture as much of that runoff as possible,” said Department of Water Resources Director Karla Nemeth.

The north-to-south disparity in the state’s precipitation this year “affects how much water the State Water Project will be able to deliver,” she said.

“It’s great news that our state’s snowpack has recovered from several weeks of extremely dry conditions in the heart of our winter storm season,” Nemeth said. “However, it’s not a wet year across the entire Sierra Nevada.”

State officials earlier this week announced that deliveries to water users would be increased this year from an earlier allocation. As of March 25, water



DWR employees conduct the fourth snow survey of the season at Phillips Station. Photo by Ken James/California Department of Water Resources

users who depend on the State Water Project receive 40% of requested supplies.

A final allocation will be issued in May or June and could result in another increase, according to the department.

The State Water Contractors, which receives and distributes the water to farms and urban areas, mostly in Southern California, issued a statement on March 25 noting a “mismatch in hydrology and exports” from the Delta.

General Manager Jennifer Pierre urged state officials “to continue to pursue modernized infrastructure to further develop scientific rationale to refine regulatory requirements and ramp up adaptive management.”

Reservoir levels statewide are well above average. In Southern California, in spite of a relatively dry winter, most reservoirs are nearly full. In Northern California, Lake Shasta, the state’s largest reservoir, is 111% of its average capacity for this date. Lake Oroville, the largest reservoir of the State Water Project, is at 120%.

Together, these two reservoirs now

contain about 7 million acre-feet of water. While that’s almost enough water to supply all of the state’s residents for about two years, most of it is diverted to farms.

The U.S. Bureau of Reclamation, which manages the Central Valley Project, has also announced an increase in the 2025 allocation of water supplies.

President Donald Trump repeatedly tried to blame water issues and the Los Angeles fires on the Newsom administration’s management of Delta water supplies. Though corrected repeatedly by media and outspoken officials, he ordered the release of water from two federal reservoirs in late January. San Joaquin Valley farmers and others said the releases wasted water because they came at a time when their crops didn’t need irrigation. That water also doesn’t reach Los Angeles.

California’s ski resorts report mixed results this year. Mammoth Mountain has reported 248 inches of snow this season, considerably less than the ample amounts that fell during the past two winters but more than the 168 inches in the drought-plagued winter of 2014-15. ★

# Pumpkin Growers Compare Notes at Social Event

By Emanuel Espinoza

ELK GROVE, CA (MPG) - Ever wanted to learn what it takes to grow one of those ginormous pumpkins?

Pumpkin growers and gardeners got that exact opportunity when they gathered for the Giant Pumpkin Growers Spring Social on March 29 at the Elk Grove Regional Park Pavilion.

Madison Thomson, a grower from Penn Valley in Nevada County, said the event was a great opportunity to get everybody in a room to share information.

“It takes a lot of time, energy and effort to grow a 2,000-pound pumpkin,” Thomson said. “To get to that point, you have to start prepping years in advance. That’s what we’re talking about today, to get people dialed in to know what they need to do to have a

great growing season.”

The Giant Pumpkin Weigh-Off is a staple in the annual Giant Pumpkin Festival, often held in the first weekend of October. Growers of giant pumpkins from across California and beyond compete for the top prize, and possibly a world record, as their giant pumpkins hit the scale.

Elizabeth Rhoan, event organizer and the host of the weigh-off at the Giant Pumpkin Festival, said the social event was where the growers get together and talk about their plans for the growing season. Typically, growers aim to plant in late April or early May.

She said they talk about strategy in the growth, what they’re growing and to swap seeds.

Although the growers come to discuss strategy, as well as the use of water

and soil, the event is also a way for them to get together and socialize.

“I think them talking to each other is the most important thing as well as comparing notes,” Rhoan said. “This event is an opportunity for folks to socialize. What’s important is providing an opportunity for the growers to spend time together because that is secondary to comparing genetics and strategies.”

Nick Kennedy, a pumpkin grower from Fair Oaks, said that although the event was mainly to provide growers some information on the growing process, it’s really the grower’s choice on where that pumpkin ultimately ends up.

For example, some growers may grow a pumpkin to enter into the Pumpkin Regatta, another staple in the Giant Pumpkin Festival where



Ruben Frias, right, and his family pose with their first place, 1,967-pound pumpkin at the 2024 Giant Pumpkin Festival. Photo courtesy of CCSD

community luminaries race across the Elk Grove Park pond in their pumpkins.

“Some growers are here to grow a 700-lb. pumpkin because they want to enter the Pumpkin Regatta every year and some are here to try to break local and state records, sometimes world records,” Kennedy said.

The event kicked off with a presentation from Jamie Patton, a certified professional soil scientist from Wisconsin. Patton

presented a PowerPoint through video chat. The presenter showed slides about root systems for growing pumpkins, as well as a visual presentation on soil and the use of water to help them grow.

A Q&A was held by Giant Pumpkin champions Leonardo Ureña and Jose Ceja. Ureña and Ceja spoke about their personal experiences in growing their pumpkins.

Sonora grower Carla

Suehowicz said that every year she tries to beat her personal record, and her goal is to reach 2,000 pounds.

“I pretty much increase each time, except for one year when the pumpkin didn’t weigh as much as the one from the previous year,” Suehowicz said. “But it didn’t discourage me because I just continued to try to do my best and put new methods into the growth.” ★

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# Cosumnes Community Services District Selects Ogden as New General Manager

**Cosumnes Community Services District News Release**

**ELK GROVE, CA** - After a thoughtful and rigorous nationwide search, Cosumnes Community Services District has selected Tim Ogden as its next general manager. The employment contract required approval from the board, which was scheduled for April 2, after press time. If approved, Ogden will

join the district on April 30. As general manager, Ogden will oversee the special district’s fire protection and emergency medical services in southern Sacramento County, as well as its parks and recreation programs in Elk Grove. He will work closely with the board of directors to implement the district’s strategic vision and ensure high-quality services for the community.

“We were looking for a dynamic and experienced leader who could guide Cosumnes CSD into the future while staying true to our mission,” said Angela Spease, Cosumnes CSD Board president. “Tim brings the vision, expertise and collaborative spirit needed to lead our district forward, and we’re excited to welcome him to the team.” Ogden is an experienced municipal leader with a strong track record in city

management, economic development and community engagement. He has been the city manager in Brentwood since 2020 and previously served as city manager in Manteca and Waterford over the prior nine years. Throughout his 23-year career, Ogden has led fire service expansions, major park projects and business growth initiatives, including several award-winning programs and projects. Committed to

public engagement, he has launched leadership roundtables and citywide surveys and held public forums to strengthen community involvement. “I couldn’t be more excited to join the Cosumnes CSD and the community we serve, and I am honored to step into this role,” said Ogden. “As the community continues to grow, the district has a unique opportunity to make a lasting impact. I look forward to working



**Tim Ogden has been city manager in Brentwood since 2020.** Photo courtesy of Cosumnes Community Services District

with the board, our dedicated staff and community partners to advance our mission, enhance services and ensure Cosumnes CSD remains a cornerstone of safety and quality recreation.” ★

# City Council to Vote on Two Affordable Housing Projects this Month

**By Sean P. Thomas City Editor**

**ELK GROVE, CA (MPG)** - Welcome to the latest edition of the Elk Grove Business Roundup, a column that highlights retail, restaurant and nonprofit news around Elk Grove.

If you have any questions or business news to report, please contact City Editor Sean P. Thomas at 916-410-5389 or email sean.thomas@mpg8.com.

The Elk Grove City Council is set to vote at the end of the month on two new affordable housing projects that, pending approval, could bring an addition 329 units to the city amidst a growing need for affordably priced units.

The first, dubbed Sheldon Farms North, comes from Los Angeles-based Adobe Communities and will be built at 8851



Bruceville Road. The development will include 240 one-, two- and three-bedroom units across two phases. Planned amenities include a playground, fitness center, community pavilion and outdoor kitchens on a city-owned 6.16-acre site. The landscape is designed by Fletcher Studio. The project is expected to finish permits and financing by late 2026 and begin construction in early 2027. If the timeline holds, the construction will likely finish in late 2028. The second comes from Mutual Housing California, which proposed

an 89-unit affordable housing project at 9200 Elk Grove Blvd. in Old Town. The three-story complex will feature one studio, 74 one-bedroom and 13 two-bedroom units along with community spaces, laundry facilities and a pet area. It will also have one three-bedroom unit for a manager.

The developers hope to seek low-income housing tax credits to finance the project. Neither Mutual Housing nor Adobe Communities responded to a request for comment.

**Coatza Brewing Co. Abruptly Closes** Coatza Brewing Co., a craft brewery located at 9251 Elk Grove Blvd. in Old Town Elk Grove, has permanently closed its doors after less than two years in business.

As of now, no official statement has been released by the owners regarding the specific reasons for the closure. Calls to the establishment went unanswered, and a sign on the building announced the closure last week.

Founded by Enrique Silva, Coatza Brewing aimed at offering unique flavors, including modern interpretations of ancient Mayan recipes. The establishment featured a range of beers and hosted events such as live DJs and collaborations with vendors like Mama’s Tacos.

The closure comes as Elk Grove officials have increasingly placed a crosshair on Old Town Elk Grove as an important economic driver for the city. The City Council recently approved an increase in allowable drink licenses for alcohol-serving

establishments in the corridor along Elk Grove Boulevard between Elk Grove Florin and Waterman roads.

Barbecue heavyweight Matthew Horn is also in the works of transitioning the former Slow & Low space to his latest iteration of Horn Barbecue. The space was supposed to open in February according to social media posts from Horn and local restaurateur Michael Hargis, but turn-over has lingered. It remains unclear when the space will officially open under the new banner.

**Elk Grove Boulevard CVS Closing** Elk Grove is losing a CVS pharmacy. A spokesman for CVS confirmed in an email that the store at 8585 Elk Grove Blvd. will close on May 8. “Store closure decisions

are based on several factors, including population shifts, consumer buying patterns, store and pharmacy density, pharmacy care access, and community health needs,” CVS Spokesperson Kara Page said in an email. “We’re focused on ensuring we have the right kinds of stores and the right number of stores in the right locations.”

Prescriptions will be transferred to a CVS Pharmacy at 9285 Elk Grove Blvd., according to Page, and employees are being offered comparable roles at other CVS locations in the area. “We have four CVS locations remaining in Elk Grove and our teams will continue to provide the community with outstanding service at these locations,” Page wrote in an email. ★

# EGPD Releases Annual Report

*Continued from page 1*  
by 3%, which the report attributes to a large drop in the theft of motor vehicle parts, such as catalytic converters, and a reduction in burglaries. There were 3,425 reported property crimes, compared to 3,522 the previous year. On the roads, officers overall responded to 1,122 collisions, 73 resulting from a DUI. Still, driving under the influence arrests decreased by 12%, from 261 in 2023 to 230 in 2024. That number still outpaced the 212 arrests made in 2022. “We like to think a lot of that has to do with the fact that our operations were standard this year,” Davis said. “We believe that our folks are starting to understand the importance of not driving if you

have been drinking in our community.” While DUIs did decrease, rates of distracted driving citations increased by 11%. The department issued 1,006 citations for distracted driving, compared to 904 in 2023. Davis said distracted driving can be just as dangerous as driving under the influence. “For us to go by vehicles and see [drivers] on their phones or doing other things in their cars, they will be cited in our city,” Davis said.

**Drones as a First Responder Program** The report also highlighted the department’s Drone as a First Responder Program, which was launched in 2024 to help supplement emergency

response calls. The report cataloged 924 calls for service with an average response time of 2.2 minutes compared to 7.7 minutes of traditional patrol time. The stats given were between May and December 2024. The department currently has 33 pilots, according to the report, who have logged approximately 192 hours of flight time. “It has been a tool that has been an absolute game changer for us,” Davis said. The program has continued to grow since it was first initiated. In January, the department announced that it received a beyond visual line of sight waiver from the Federal Aviation Administration, which enables the department

to conduct drone operations without the need for human visual observers. The waiver gives the department the ability to fly its drones beyond the visual line of sight, on a case-by-case basis, depending on the risks of the operation. Normally, drones and other uncrewed aircraft flown in the United States must stay in sight of the operator, according to the FAA standards. The waiver now allows the department to fly the drones autonomously across the department’s 42-square-mile jurisdiction, removes the need for rooftop human visual observers and allows drones upwards of 400 feet in the air. This is twice as high as other similar waivers permitted in the past for

law enforcement. The waiver is the largest square-mile approval in the nation for law enforcement drone operators. **Other Important Statistics and Numbers** The Elk Grove Police Department has an overall budget of approximately \$73.66 million for the 2024/2025 fiscal year. The general fund provides the bulk of the budget at \$64.79 million, while Measure E makes up the remaining \$5.977 million. Measure E was passed in 2022 by Elk Grove voters to help fund additional public safety and homeless outreach efforts. The Investigations Division closed 589 cases in 2024 and recovered \$15,568 in stolen merchandise. The division also arrested 50 individuals and towed three vehicles. The Elk Grove Police

Department cleared 107 homeless encampments in 2024, while providing 126 referrals. The removal of those encampments resulted in nearly 56,100 pounds of trash being removed. “As a result, we are seeing areas where there are not as many of these clean-ups that are necessary,” Davis said. Davis said the department also saw a 42% increase in mental health interventions provided by its Crisis Intervention Response Team, from 387 in 2023 to 548. The team consists of mental health clinicians and a patrol officer who have received special training in mental health conditions, according to the report. The team focuses on de-escalation tactics when needed and connecting individuals with support and resources. ★



## AMBASSADOR OF THE MONTH

### Genny Walker-Fulp

Genny Walker-Fulp has been an Ambassador for the Elk Grove Chamber for the last 8 years. She feels volunteering has always been her calling, since her early days with the State of California.

She currently volunteers with the EG Chamber of Commerce and has won Ambassador of the Year in 2018 and 2020. She is also very active with Soroptimist International of Elk Grove since 2008. Additionally, she volunteers with Friends of the Fair since 1990, Crocker Art Museum since 2010, California Museum since 2014, and American Legion Auxiliary Post 55.

As cancer survivor, Genny really felt the need to give back by donating blood/platelets/plasma since the 1980's and is presently a Vitalant Elite, having donated over 55 gallons to date.

Genny reflects that her volunteering days have been full and wonderful.





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# Rancho Seco Recreational Area Implements New Boat Restrictions to Protect Lake



A float-tube fisherman works the water at Rancho Seco Lake. Photo courtesy of SMUD

By MPG Staff

**HERALD, CA (MPG)** - The Sacramento Municipal Utility District announced new watercraft restrictions on March 25 at Rancho Seco Lake as a preventive measure against the spread of invasive, non-native golden mussels recently discovered in the Sacramento-San Joaquin Delta.

The new restrictions follow an alert issued by the California Department of Fish & Wildlife that indicated the potential environmental and economic threats it could pose to the region.

According to the alert, golden mussel shells were recently discovered in the Sacramento-San Joaquin Delta. The species pose a threat to natural ecosystems, water conveyance systems, infrastructure and water quality in California and across the United States.

“This discovery is the first known occurrence of golden mussels in North America,” the Department of Fish & Wildlife wrote in the alert.

Golden mussels are similar in appearance, biology and impact to quagga and zebra mussels, per the alert, but can also establish in waters with lower calcium levels than required by quagga and zebra mussels.

To protect Rancho Seco Lake from invasive mussels, only small watercraft that can be launched by hand (such as

canoes, kayaks, smaller electric watercraft, paddle boats, sculls and the like) are now allowed.

The watercraft must be thoroughly cleaned, drained and dried before launch, and cannot have been in any other waterway, including the Delta, for at least 30 days. To further protect the ecosystem, only artificial bait and lures are permitted.

The measure also bars trailer-launched watercraft and live aquatic bait, including all baitfish, crawfish, crabs and mussels.

Small electric trolling motors and other hand-launched watercraft such as hand-launched canoes, rafts, kayaks, rowboats, paddle boats, inflatables, sculls and other hand-launched recreational watercraft will still be allowed on the lake.

All permitted watercraft will be required to undergo a watercraft inspection by a certified inspector or canine upon park entry. Inspectors will restrict any boat that has been in any other body of water in the last 30 days or that they deem a risk.

All watercraft must be clean, drained and dry. Boaters will be required to participate in visual inspections of their watercraft.

All visitors planning to launch any flotation device will receive inspection, and devices must be fully clean, drained and dry before launching.

For more information about recreational activities at Rancho Seco Recreational Area, visit [smud.org/RanchoSeco](http://smud.org/RanchoSeco). ★



## DO YOU KNOW THESE GUYS?

### Unplanned Financial Toll Resulting from Serious Injury by Someone Else’s Negligence

The turmoil from an injury due to someone else’s negligence may upend your life in ways you don’t expect. Medical bills, lost wages, mobility issues and day-to-day living may be disrupted. When this is all happening, as a result of someone else’s negligence, the prospect of an eventual settlement might be appealing and may seem like a long way into the future. It’s critical to note that acceptance of a settlement means relinquishing the right to bring any further legal actions related to the injury against the defendant.

Many plaintiffs and many attorneys say taking a case to trial can be long, complicated and stressful. This requires significant investment of time and resources. Choosing to settle means both parties avoid the unpredictability and cost of a trial. For the defendant, it eliminates the risk of a potentially large payout ordered by a jury, and it gives the plaintiff quicker access to funds to cover medical expenses, lost wages and other associated costs.

Once you have decided on an attorney, they help to manage the case while collecting relevant evidence along they way. This includes medical records, accident scene photos, police reports and witness statements and may include reports from a private investigator. Using this information, a demand letter is sent to the defendant or their insurance company. This demand will detail the extent of your injuries, the costs incurred and the total amount of compensation you are seeking. **Submitting a settlement demand before the full extent of your injuries and their long-term impact are fully revealed can be irresponsible. Insurance companies keep very careful track of how each attorney operates. Insurance companies know who will take a case to trial and who will settle and just move on.**

We represent people who are injured because of the careless and reckless acts of others. At the end of the day your case can only be settled one time and you need to know all of the facts beforehand. The reason that insurance companies have paid our clients in excess of hundreds of millions is that we get the facts and are not intimidated at the prospect of going to trial when insurance companies fail to offer full compensation. We help with serious injuries that require serious representation. We are the Law Offices of Guenard & Bozarth, LLP. Our attorneys have more than 60 years of experience specializing in only representing injured people. Call GB Legal 24/7/365 at 888-809-1075 or visit [www.gblegal.com](http://www.gblegal.com).

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# Senior Lifestyle

Monthly feature of the Elk Grove Citizen  
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Monday		Tuesday		Wednesday		Thursday		Friday	
Light Body Toning	8:30	Gentle Yoga	8:30	Standing Pilates	8:30	Gentle Yoga	8:30	Tai Chi Flow	8:30
Chair Exercise	8:30	Knit & Crochet	9:30	Brain & Body 2nd & 4th Wed. 4/9 & 4/23	8:30	Chair Exercise	9:00	Quilting	8:30
Chair Exercise	9:00	Men's Talk Group	9:30	Chair Exercise No Chair 4/23	9:00	Open Artist Studio	9:00	Chair Exercise	9:00
Chair Exercise	10:00	Zumba Gold	10:00	Chair Exercise	10:00	Open Games	9:00	Mahjong	9:30
Standing Pilates	10:00	Guitar Workshop	11:00	Tai Chi	10:00	Zumba Gold	10:00	Chair Exercise	10:00
Open Games	10:00	Lunch Bunch 1st Tues	11:30	Alzheimer's Caregivers Support Group 1st Wed	10:00	Intermediate Spanish	10:30	Parkinson's Caregivers Support Group 3rd Fri	10:15
Oil Painting Bob Ross Style 1st & 3rd Mon	11:00	Zumba Chair	11:30	Parkinson's Support Group 3rd Wed	10:30	Improv	11:30	Bingo	12:00
Español Conversational 2nd & 4th Mon	11:00	Sign Language	12:30	Ukulele	10:30	Light Body Toning	11:30	Bridge	1:00
Aerobics	11:30	Mahjong	1:00	Book Group 2nd Wed	11:00	Scrabble	12:00		
Core & Strength	11:30	Hula	1:00	Sambassa World Fitness	11:00	Rhythm & Motion	1:00		
Western Line Dance	1:00	Line Dance All Levels	2:00	Aerobics	11:30	Rock Painting 1st & 3rd Thursday	1:00		
Bridge	1:00	Genealogy	2:00	Chair Yoga	12:15	Get Artsy w/Renee 2nd & 4th Thursday	1:00		
Writers Group	1:00	Mindfulness & Meditation	2:00	Zumba Chair	12:30	Men's Talk Group	1:00		
Intermediate Hatha Yoga	1:30			Bunco	12:45				
				Cardmaking	1:00				
				Syndee 4/16 & 4/30	1:00				
				Open Ballroom Dance No Dance 04/23	2:00				

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# MEETING MINDERS

Community members can watch these meetings online and submit public comments for the officials to review.

**The Elk Grove City Council** has its regular meetings at 6 p.m. the second and fourth Wednesday of the month. To view the meeting, visit the city of Elk Grove’s website, [www.ElkGroveCity.org](http://www.ElkGroveCity.org).

**The Elk Grove Planning Commission** has its online meetings at 6 p.m. the first and third Thursdays of the month.

A live video stream of this meeting can be viewed at the city of Elk Grove’s website, [www.ElkGroveCity.org](http://www.ElkGroveCity.org).

**The Cosumnes Community Services District Board of Directors** has in-person meetings at 5 p.m. the first and third Wednesdays of the month.

It governs the Cosumnes Fire Department as well as Elk Grove’s parks and recreation system.

The CSD board meetings can be

watched live at [www.CosumnesCSD.gov](http://www.CosumnesCSD.gov) and they are held at 8820 Elk Grove Blvd.

**The Elk Grove Unified School District Board of Trustees** meets the first and third Tuesday of each month at 6 p.m. This meeting is in-person at the Robert L. Trigg Education Center Board Room, 9510 Elk Grove Florin Road.

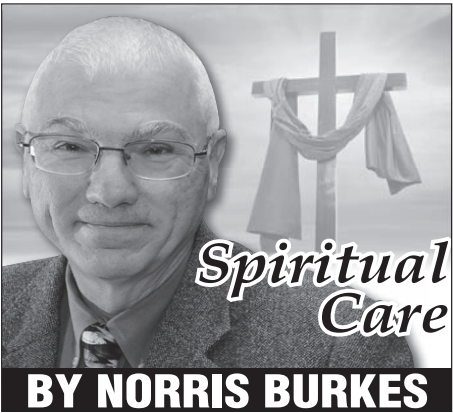
Members of the public can also view it by using the Zoom application and visiting the school district’s website, [www.EGUSD.net](http://www.EGUSD.net).

Past board meetings can be watched on the district’s YouTube channel, “ElkGroveUnified.”

**The Florin Resource Conservation District Board**, which governs the Elk Grove Water District, holds online meetings every third Tuesday at 6:30 p.m. These meetings are held via the Zoom application.

To access them, visit [www.egwd.org](http://www.egwd.org). ★

# How I Became the Bomb-Dump Chaplain



A good friend once suggested that I start using the term “America’s Favorite Chaplain” to promote my public speeches.

“No,” I said. “I prefer the moniker, ‘The Bomb-Dump Chaplain.’” His quizzical expression inspired a story from an earlier day.

In 1994, I took my first active-duty assignment at Onizuka Air Station outside San Jose, Calif. One day, our supervisor, James Young, informed the staff of an upcoming inspection from the Command Chaplain’s office in Denver.

In civilian lingo, this moment would compare to a church getting a visit from their bishop or district overseer. During upcoming weeks, we worked diligently starching our uniforms and vigorously varnishing the prayer benches.

But the exhausting part was preparing something called our Unit Visitation Statistics. “The report,” said Chaplain Young, “should include a count of all chaplain interactions with airmen on base.”

“How do you define ‘interactions’?” I asked.

“That’s up to you,” Young said, handing us the form. “Don’t forget to record where your interactions take place.”

Ours was a young and ambitious staff. We wanted to look as good as possible by generating as many numbers as possible.

So we busied ourselves crisscrossing the base for the next week. We’d stroll to the gym or the dining hall and greet all passersby – ping, ping, ping, – documenting forty pastoral visits in an afternoon without breaking a sweat.

Yes, like a lot of officers, chaplains can be competitive. Meaning, we were engaging in a practice that bureaucrats call “pencil whipping” – manipulating the stats with a simple slide of the pencil on a report.

Perhaps you’ve heard the adage, “Statistics don’t lie, but statisticians certainly do.”

Command Chaplain, Col. Benjamin Perez, arrived bright and early on inspection day and cloistered us in the chapel fellowship hall.

Perez was a short, fit, steely-eyed New Yorker, keen with anecdotes. He was sharp enough to see past our manipulated stats. He saw the places we hid because he was looking for the forgotten airmen.

Holding our reports in hand, Perez posed his signature question: “How many of you have been to the bomb dump?”

The “bomb dump” is the unofficial name for the secluded place where hazardous explosive devices are rendered safe. The airmen there are not the celebrated “Bomb Squad,” they are a forgotten group of isolated engineers who worry about public safety.

Now here’s the funny thing — our base didn’t have a bomb dump. Perez knew Onizuka was a Space Command base that controlled satellite trajectories.

Nevertheless, the trajectory of my military ministry would change that day in a somewhat slight, but significant way.

Perez was using “bomb dump” as a euphemism for the place populated by the forgotten people. He didn’t care how many visits we were making to headquarters or the gym. He wanted to know if we knew the names of our cleaning staff. Could we recall our subordinates and their families by their first names?

His question was a not-so-subtle biblical inference to Mathew 25 where Jesus taught that caring for those of a lesser privilege — the prisoner, the sick, the immigrant — was the equivalent of caring for Jesus himself.

“Truly I tell you,” Jesus said, “whatever you did for one of the least of these brothers and sisters of mine, you did for me.”

Anyone working in the bomb dump might well be counted among the “least of these.” That’s why Perez considered visits made to the secluded and forgotten sides of the base to be the test of a real chaplain.

His question became the guiding reminder early in my career that while statistics remain a necessary tool, they aren’t the mission. People are.

I doubt I’ll ever become “America’s Favorite Chaplain,” but for now, I’ll settle for being called the “Bomb-dump Chaplain.”

*Sign up to receive this weekly column in your email box at <https://thechaplain.net/newsletter/> or send me your email address to [comment@thechaplain.net](mailto:comment@thechaplain.net).*

*All of Norris’s books can be ordered on Amazon. Autographed copies can be obtained on his website [www.thechaplain.net](http://www.thechaplain.net) or by sending a check for \$20 for each book to 10566 Combie Rd. Suite 6643 Auburn, CA 95602. ★*

# RELIGION NEWS

**Field of Hope United Church of Christ’s Services**

Community members are invited to the Field of Hope United Church of Christ’s Sunday worship service at 10:30 a.m. at 9624 Melrose Ave., Elk Grove.

Sunday School and nursery services are available.

For more information, visit [www.FieldOfHopeUCC.org](http://www.FieldOfHopeUCC.org).

**Chabad of Elk Grove Torah Classes**

Local community members are invited to attend free weekly Torah Classes that will be offered by Chabad of Elk Grove. Each class will be held from 6:45-7:30 p.m. on Wednesdays at a private location.

The course, “Flashbacks in Jewish History,” will examine how our past informs our future. Rabbi Chaim Groner leads the discussion.

For location, call (917) 724-4443.

**St. Maria Goretti Catholic Church’s Mass Schedule**

Elk Grove’s St. Maria Goretti Catholic Church invites everyone to celebrations of Holy Mass at 8700 Bradshaw Road..

Mass will be held there at 5 p.m. on Saturdays, and 8 a.m., 10 a.m. and noon on Sundays.

They also have weekday Masses at 9 a.m. on Mondays, Wednesdays, Thursdays, and Fridays.

For more information, call (916) 647-4538, visit [www.SMGCC.net](http://www.SMGCC.net), or download the MyParish app and enter the code, 55321.

**Community and Church Events at Elk Grove Presbyterian Church**

Community Events: Our Jazz & Blues Concerts resumed on March 2 with Jazz music by Claudette Stone. The next Concert will be April 6 and will feature blues music by Charlie Wade. The May 4 concert will feature Sinatra music by Larry Ski. These 4 p.m. concerts are held the first Sunday of every month through November.

Singer/songwriter Scotty Inman has performed many times in our area, and he will return to District 56 in the fall. His music is remarkable, with messages of faith, family and life. Come enjoy his music at the concert on Nov. 14. To reserve your seats: [itickets.com/events/481804](http://itickets.com/events/481804). A portion of the proceeds will go to several charities: One Thousand Schools, Chicks in Crisis, EG Food Bank Services and Sacramento Stand Down.

Upcoming Sermon Topics – Rev. Dexter McNamara has announced these sermon topics:

April 6: “Private Blessings, Public expectations”

April 13: “Not What Was Expected”

April 20: “Called by Our Name”

On Ash Wednesday we held a Drive-Through Imposition of Ashes (12-1 p.m.) and are now looking forward to Easter, April 20 – “He Has Risen!”

Please Join Us

Rev. McNamara welcomes members and visitors every Sunday at 10 a.m. Our church is located at 8153 Elk Grove Blvd, Suite 50, facing Big Horn Boulevard.

We have open Communion the first Sunday of the month. For more, Rev. McNamara can be reached at (916) 683-1435, or email [elk-grovepres@gmail.com](mailto:elk-grovepres@gmail.com).

**Grace Church Hosts Celebrate Recovery**

Celebrate Recovery is a Christ-centered ministry offering help in finding freedom from the issues (hurts, hang-ups and habits) controlling your life.

Meetings are held weekly on Friday evenings at 7 p.m. at Grace Church, located at 9766 Waterman Road, next to Mel Dogs Restaurant.

Sunday Morning Worship begins at 10 a.m. For more information call (916) 714 3444) or email; [office@gracechurcheg.org](mailto:office@gracechurcheg.org). Visit [GraceChurchEG.org](http://GraceChurchEG.org). ★



# Places of Worship

**Full Gospel Church**  
9286 E. Stockton Blvd.,  
Elk Grove, CA 95624  
  
Pastor Daniels  
916-531-8429  
  
Tuesday Prayer Healing 6pm  
Sunday School 10am  
Sunday Worship 11am

**St. Peter’s Lutheran Church**  
8701 Elk Grove-Florin Rd.  
Pastor Joe Dapelo  
916-689-7300  
  
Service Hours:  
Traditional - 8:30 am  
Contemporary - 11:00 am  
Sunday School - 9:45 am  
5th Sunday - 9:30 am  
  
**Website:** <https://stpeterseg.org>  
**Facebook:** <https://www.facebook.com/St.PetersLutheranChurchElkGrove>

**St. Luke’s Lutheran Church (ELCA)**  
7595 Center Parkway  
Sacramento, CA 95823  
Pastor Rob Williamson  
916-421-5039  
Sunday Service 10:30 a.m.  
Website: [slclca.org](http://slclca.org)  
Facebook: <https://www.facebook.com/StLukesac>  
Stream Online via YouTube: [@st.lukeslutheranchurch7590](https://www.youtube.com/@st.lukeslutheranchurch7590)  
All are welcome in this place!

Join us at **Light of the Valley Lutheran Church** in Elk Grove, where faith and community come together.

Join us for our Sunday services!

**Sunday Worship Services**

- **8:45 AM** – Traditional Service
- **10:30 AM** – Contemporary Service

We offer a welcoming environment for all ages, including engaging programs and opportunities to grow in faith through ministry and service.

We can’t wait to meet you!

Visit us  
9270 Bruceville Road, Elk Grove, CA  
or online at [lightofthevalley.net](http://lightofthevalley.net).  
Email: [office@lightofthevalley.net](mailto:office@lightofthevalley.net)  
Call 916-691-3568

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**Family Praise and Worship Ministries**  
4099 Emerson Road, Acampo, CA 95220  
Pastors Claude & Jan Moore  
209-224-8145  
Sunday School 9:30 a.m., | Sunday Service 11:00 a.m.  
Bible Study Wednesdays 7:00 p.m.  
Worship Service 4th Friday 7:00 p.m.

**To be included in this directory, please contact**  
**Lezet Vidauri (209) 745-1551 - [lezet.vidauri@mpg8.com](mailto:lezet.vidauri@mpg8.com)**



POLICE LOGS

March 24

7:45 a.m., 3300 block of Renwick Circle, Elk Grove Police arrested a male juvenile, 15; and a male juvenile, 14, on driving without owner’s consent, receiving a stolen vehicle, resisting arrest, criminal conspiracy and possession of burglary tools charges.

3:34 p.m., 10000 block of Olgethorpe Way, Elk Grove Police arrested Julian Martinelli, 29, on violation of a court order charges.

6:33 p.m., Calvine Road/Bradshaw Road, Elk Grove Police arrested Brian Marshall, 45, on possession of tear gas, possession of dirk or dagger, possession of burglary tools, violation of parole, possession of a controlled substance and possession of drug paraphernalia charges.

March 25

1:29 a.m., Elk Grove Florin Road/Sheldon Road, Elk Grove Police arrested Larry Burton, 49, on possession of a controlled substance and possession of drug paraphernalia charges.

2:12 a.m., 8700 block of Auberry Drive, Elk Grove Police arrested Vikrant Bhatti, 52, on DUI charges.

2:16 p.m., confidential location, Elk Grove Police arrested Catalina Doughty, 75, on corporal injury to an intimate partner charges.

3:07 p.m., Elk Grove Florin Road/Brittany Park Drive, Elk Grove Police arrested Shawn Sherwood, 35, on warrant charges.

3:28 p.m., confidential location, Elk Grove Police arrested Latasha Demery, 43, on domestic battery charges.

4:42 p.m., 9400 block of Canmoor Circle, Elk Grove Police arrested Rohit Narr, 36, on battery charges.

4:55 p.m., 9100 block of West Stockton Boulevard, Elk Grove Police arrested Xavier Brutus, 25, on trespassing charges.

5:09 p.m., 7500 block of Laguna Boulevard, Elk Grove Police arrested Naiomomi Russell, 38, on theft and resisting arrest charges.

5:37 p.m., 9600 block of Anton Oaks Way, Elk Grove Police arrested Matthew Carvalho, 40, on warrant charges.

5:46 p.m., 9000 block of Bruceville Road, Elk Grove Police arrested Timothy Debella, 26, on under the influence of drugs, possession of a controlled substance and possession of drug paraphernalia charges.

10:54 p.m., confidential location, Elk Grove Police arrested Jenny Vang, 43, on corporal injury to an intimate partner and child endangerment charges.

March 26

9:58 a.m., Franklin High Road/Frank Greg Way, Elk Grove Police arrested Francisco Maldonado, 36, on warrant charges.

11:02 a.m., 8400 block of Elk Grove Boulevard, Elk Grove Police arrested Khyree Ross, 30, on battery charges.

6:18 p.m., Elk Grove Florin Road/Four Seasons Drive, Ignacio Navarette, 32, on violation of parole charges.

6:20 p.m., Robbins Road/Elk Grove Florin Road, Elk Grove Police arrested Mike Riley, 40, on possession of a controlled substance and possession of drug paraphernalia charges.

6:26 p.m., 9400 block of East Stockton Boulevard, Elk Grove Police arrested Shyloh Ruffin, 21, on warrant charges.

9:40 p.m., Waterman Road/Sheldon Road, Elk Grove Police arrested Jarick Single, 25, on DUI/drug charges.

9:49 p.m., Elk Grove Boulevard/Walnut Avenue, Elk Grove Police arrested Isaiah Sarani, 22, on DUI/drug charges.

9:54 p.m., 10000 block of Oglethorpe Way, Elk Grove Police arrested Julian Martinelli, 29, on violation of a restraining order, misuse of 911 system and making a false emergency report charges.

March 27

11:17 a.m., 8100 block of Sheldon Road, Elk Grove Police arrested Daliana Dragomir, 19; and Ion Stoian, 25, on robbery and elder abuse charges.

3:23 p.m., Chimes Harbor Drive/Two Harbors Drive, Elk Grove Police arrested Stephan Hurdon, 50, on possession of tear gas, bringing contraband into a jail or state prison, bringing drugs into a jail or state prison, possession of cocaine or heroin, possession of drug paraphernalia and drug possession with prior offenses charges.

5:14 p.m., 7100 block of Elk Grove Boulevard, Elk Grove Police arrested Jesus Duarte, 38, on shoplifting charges.

5:34 p.m., 8400 block of Elk Grove Boulevard, Elk Grove Police arrested Syho Thavisack, 48, on DUI charges.

March 28

9:55 a.m., 8100 block of Sheldon Road, Elk Grove Police arrested Eduardo Cornejo, 20, on shoplifting charges.

3:44 p.m., confidential location, Elk

Grove Police arrested Anwar Abedelsalam, 48, on violation of a restraining order charges.

5:58 p.m., 8400 block of Elk Grove Florin Road, Elk Grove Police arrested Richard Cooke, 66, on warrant charges.

9:53 p.m., 7500 block of Laguna Boulevard, Elk Grove Police arrested Oliver Schamburg, 35, on shoplifting charges.

March 29

4:10 a.m., Sheldon Road/Highway 99, Elk Grove Police arrested Anthony Ortega, 30, on DUI charges.

6:02 a.m., confidential location, Elk Grove Police arrested Jon-Paul McNamee, 23, on corporal injury to an intimate partner charges.

9:44 p.m., 10000 block of Dona Neely Way, Elk Grove Police arrested Quyen Nguyen, 48, on DUI and hit and run/non-injury charges.

10:20 p.m., 8100 block of Sheldon Road, Elk Grove Police arrested Marina Lopez, 21, on robbery charges.

March 30

2:59 p.m., Di Lusso Drive/Vicino Drive, Elk Grove Police arrested Miguel Perez, 31, on possession of a controlled substance for sale, possession of methamphetamine and possession of drug paraphernalia charges.

3:17 p.m., 7400 block of Elk Grove Boulevard, Elk Grove Police arrested Adriana Rubio, 56, on shoplifting charges.

11:11 p.m., 10400 block of McMillan Road, Elk Grove Police arrested Yusuf Brewadamsamonoo, 63, on DUI/drug charges. ★

ARTS CALENDAR

View Artwork from Elk Grove

At [webmaps.elkgrovecity.org/publicartelkgrove/](http://webmaps.elkgrovecity.org/publicartelkgrove/). The Elk Grove Arts Commission has created a virtual Citywide Art Guide to art pieces and art events in Elk Grove.

If you know of a piece or event that should be included, contact the city

of Elk Grove’s community event center manager, Lana Yoshimura at [lyoshimura@elkgrovecity.org](mailto:lyoshimura@elkgrovecity.org).

Art Workshops for Adults

Enhance your visual arts skills or learn a new technique in an art class or workshop at the Elk Grove Fine Arts Center.

We periodically offer workshops for younger people, dependent upon the instructor and type of class.

If you’re looking for basic to advanced instruction in Batiking, Ceramics, Clay, Encaustics, Fabric Art, Mixed-Media, Mosaics, Plein Air, or Watercolor (and more!), you will find it here. To

learn more, visit [elkgrovefineartscenter.org/workshop](http://elkgrovefineartscenter.org/workshop).

The Elk Grove Fine Arts Center is at 9020 Elk Grove Blvd., Suite 101. They are open from 11 a.m. to 5 p.m. on Wednesdays through Saturdays, and Sundays 11 a.m. to 4 p.m.

Visit us every First Saturday from 4-7PM at

the Center for refreshments, an opportunity to meet featured artists, and enjoy live music.

For more information, please visit [ElkGroveFineArtsCenter.org](http://ElkGroveFineArtsCenter.org) or call (916) 685-5992.

Call for Artists at Fine Arts Center

All art competitions

require online submission through Smarter Entry. Fees may be paid directly online through this system.

Visit the individual exhibition pages to explore deadlines, fees, awards, and to download the prospectus.

For more information, please visit [elkgrovefineartscenter.org](http://elkgrovefineartscenter.org). ★

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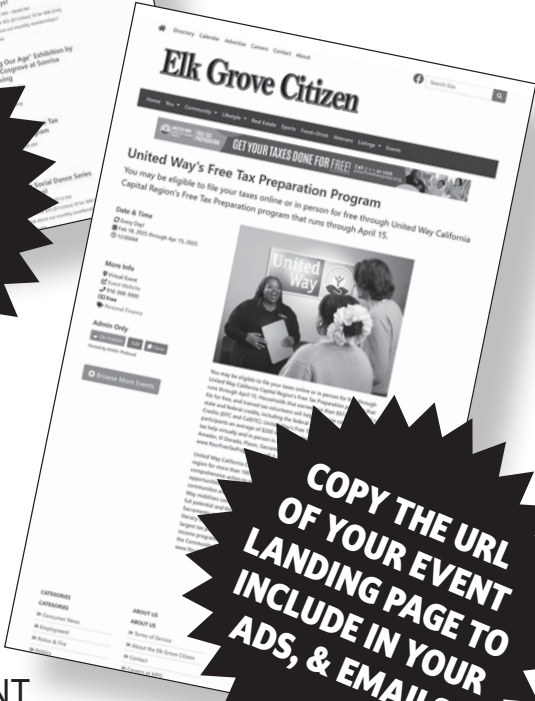


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FICTITIOUS BUSINESS NAME STATEMENTS

FICTITIOUS BUSINESS NAME STATEMENT FBNF2025-01525  
Jessica Yee, 9479 Sidesaddle Drive, Wilton, CA 95693 is doing business under the Fictitious Business Name(s) "Jay's Sweet Imperfections" 9479 Sidesaddle Drive, Wilton, CA 95693. Filed with the Clerk of Sacramento County February 28, 2025  
Publish: March 14, 21, 28, April 4, 2025  
SWEET 4-4-25

FICTITIOUS BUSINESS NAME STATEMENT FBNF2025-00968  
Bonin RV, Inc. 9540 Stablegate Road, Wilton, CA 95693 is doing business under the Fictitious Business Name(s) "RV's of Sacramento" 9501 E Stockton Boulevard, Elk Grove, CA 95624. Filed with the Clerk of Sacramento County February 11, 2025  
Publish: March 14, 21, 28, April 4, 2025  
RV 4-4-25

FICTITIOUS BUSINESS NAME STATEMENT FBNF2025-01862  
Kathy Nguyen, 9309 Fox Springs Way, Elk Grove, CA 95624 is doing business under the Fictitious Business Name(s) "iBeautyByKat/Lashes and Brows By Kat" 7601 Laguna Boulevard, Suite #140, Elk Grove, CA 95758. Filed with the Clerk of Sacramento County March 12, 2025  
Publish: March 21, 28, April 4, 11, 2025  
KAT 4-11-25

FICTITIOUS BUSINESS NAME STATEMENT FBNF2025-01781  
Michael Luong, 9531 Supreme Court, Elk Grove, CA 95624 is doing business under the Fictitious Business Name(s) "Fat Boy SnackShack" 9531 Supreme Court, Elk Grove, CA 95624. Filed with the Clerk of Sacramento County March 7, 2025  
Publish: March 21, 28, April 4, 11, 2025  
FAT 4-11-25

FICTITIOUS BUSINESS NAME STATEMENT FBNF2025-01733  
Hitech Security Services, 9245 Laguna Springs Drive, Suite 200, Elk Grove, CA 95758 is doing business under the Fictitious Business Name(s) "Hirise Security Services" 9245 Laguna Springs Drive, Suite 200, Elk Grove, CA 95758. Filed with the Clerk of Sacramento County March 6, 2025  
Publish: March 21, 28, April 4, 11, 2025  
HIRISE 4-11-25

FICTITIOUS BUSINESS NAME STATEMENT FBNF2025-00749  
Michael Bauro, 12464 Woods Road, Wilton, CA 95693 is doing business under the Fictitious Business Name(s) "I Know A Guy Services" 12464 Woods Road, Wilton, CA 95693. Filed with the Clerk of Sacramento County February 4, 2025  
Publish: March 21, 28, April 4, 11, 2025  
KNOW 4-11-25

FICTITIOUS BUSINESS NAME STATEMENT FBNF2024-09287  
Mama Bear Face Painting & Cleaning LLC, 8939 Mountain Home Court, Elk Grove, CA 95624 is doing business under the Fictitious Business Name(s) "Mama Bear Face Paint & Cleaning" 8939 Mountain Home Court, Elk Grove, CA 95624. Filed with the Clerk of Sacramento County December 12, 2024  
Publish: March 21, 28, April 4, 11, 2025  
MAMA 4-11-25

FICTITIOUS BUSINESS NAME STATEMENT FBNF2025-01891  
Jo & Ho Corp, 8568 Zinnia Way, Elk Grove, CA 95624 is doing business under the Fictitious Business Name(s) "Yang Kee Dim Sum BBQ" 8347 Elk Grove Florin Road, #127, Elk Grove, CA 95829. Filed with the Clerk of Sacramento County March 12, 2025  
Publish: March 21, 28, April 4, 11, 2025  
YANG 4-11-25

FICTITIOUS BUSINESS NAME STATEMENT FBNF2025-01451  
Kimberli Riley, 9404 Laguna Creek Drive, Elk Grove, CA 95624 is doing business under the Fictitious Business Name(s) "KBooks Services" 9404 Laguna Creek Drive, Elk Grove, CA 95624. Filed with the Clerk of Sacramento County February 27, 2025  
Publish: March 21, 28, April 4, 11, 2025  
KBOOKS 4-11-25

FICTITIOUS BUSINESS NAME STATEMENT FBNF2025-01819  
Jacqueline Roshia Caldwell, 8743 Summer Sun Way, Elk Grove, CA 95624 is doing business under the Fictitious Business Name(s) "LoveJoy Entertainment" 8743 Summer Sun Way, Elk Grove, CA 95624. Filed with the Clerk of Sacramento County March 11, 2025  
Publish: March 21, 28, April 4, 11, 2025  
LOVE 4-11-25

FICTITIOUS BUSINESS NAME STATEMENT FBNF2025-01006  
Jhoanna Jyra Palo, 8476 McGray Way, Elk Grove, CA 95624 is doing business under the Fictitious Business Name(s) "Maruya.atbp" 8476 McGray Way, Elk Grove, CA 95624. Filed with the Clerk of Sacramento County February 13, 2025  
Publish: March 28, April 4, 11, 18, 2025  
MARUYA 4-18-25

FICTITIOUS BUSINESS NAME STATEMENT FBNF2025-01251  
Shawndra R Celaya, 9559 S Coast Lane, Elk Grove, CA 95758 is doing business under the Fictitious Business Name(s) "Simpli Labs" 9559 S Coast lane, Elk Grove, CA 95758. Filed with the Clerk of Sacramento County February 21, 2025  
Publish: March 28, April 4, 11, 18, 2025  
SIMPLI 4-18-25

FICTITIOUS BUSINESS NAME STATEMENT FBNF2025-01962  
Clarisse Cambaliza, 4812 North Laguna Drive, Sacramento, CA 95823 is doing business under the Fictitious Business Name(s) "Cat Litter Cleanup" 4812 North Laguna Drive, Sacramento, CA 95823. Filed with the Clerk of Sacramento County March 14, 2025  
Publish: March 28, April 4, 11, 18, 2025  
CAT 4-18-25

FICTITIOUS BUSINESS NAME STATEMENT FBNF2025-02349  
V & V Vending 9681 Melrose Avenue, Elk Grove, CA 95624 is doing business under the Fictitious Business Name(s) "V & V Vending" 9681 Melrose Avenue, Elk Grove, CA 95624. Filed with the Clerk of Sacramento County March 25, 2025  
Publish: April 4, 11, 18, 25, 2025  
V&V 4-25-25

FICTITIOUS BUSINESS NAME STATEMENT FBNF2025-01755  
Heart Space Family Therapy, Inc, 9589 Four Winds Drive, Apt 1116, Elk Grove, CA 95758 is doing business under the Fictitious Business Name(s) "Heart Space Psychotherapy" 1401 21<sup>st</sup> Street, Suite R, Sacramento, CA 95811. Filed with the Clerk of Sacramento County March 7, 2025  
Publish: April 4, 11, 18, 25, 2025  
HEART 4-25-25

FICTITIOUS BUSINESS NAME STATEMENT FBNF2025-01149  
Dr. Yanzhi Zhu MD, Inc., 9381 E. Stockton Boulevard, Elk Grove, CA 95624 is doing business under the Fictitious Business Name(s) "EverGrove Internal Medicine/EverGrove Medical" 9381 E. Stockton Boulevard, Suite 219, Elk Grove, CA 95624. Filed with the Clerk of Sacramento County February 19, 2025  
Publish: April 4, 11, 18, 25, 2025  
EVER 4-25-25

STATEMENT OF ABANDONMENT OF FICTITIOUS BUSINESS NAME

FILE NO. FBNF2022-06993  
FILED: 9/19/2022  
Abandoned: 03/06/2025  
STATEMENT OF ABANDONMENT OF USE OF FICTITIOUS BUSINESS NAME

FILE NO: FBNF2022-06993  
The following person(s) has/have abandoned the use of Fictitious Business Name of:ELK GROVE SUBARU located at: 8581 LAGUNA GROVE DRIVE, ELK GROVE CA 95757  
The fictitious business name statement referred to above was filed on 9/19/2022 in the county of SACRAMENTO.  
The full name and address of registrant: KNIGHT SACRAMENTO SU INC., 16005 VALLEY BLVD, FONTANA, CA 92335  
This business was conducted by: CORPORATION  
/s/ K. KNIGHT  
3331591-PP ELK GROVE CITIZEN 3/21,28,44,11 2025  
SUBARU 4-11-25

ORDER TO SHOW FOR CHANGE OF NAME

SUPERIOR COURT OF CALIFORNIA  
COUNTY OF SACRAMENTO  
ORDER TO SHOW CAUSE  
CHANGE OF NAME  
#25CV006020

Kimberly Griffin has filed a petition with this court for a decree changing the name(s) of Kimberly Marie Griffin to Kymmberlie Marie Griffin.

IT IS ORDERED that all persons interested in the above-entitled matter appear before this court on May 5, 2025, at 9:00 a.m. 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 17, 2025  
Christopher E. Krueger, Judge of the Superior Court  
Publish: March 28, April 4, 11, 18, 2025  
GRIFFIN 4-18-25

SUPERIOR COURT OF CALIFORNIA  
COUNTY OF SACRAMENTO  
ORDER TO SHOW CAUSE  
CHANGE OF NAME  
#25CV006062

Hedy Ninth Rico-Carias has filed a petition with this court for a decree changing the name(s) of Hedy Ninth Rico-Carias to Hedy Ninth Carias.

IT IS ORDERED that all persons interested in the above-entitled matter appear before this court on May 28, 2025, at 1:30 p.m. 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 17, 2025  
Richard K. Sueyoshi, Judge of the Superior Court  
Publish: March 28, April 4, 11, 18, 2025  
CARIAS 4-18-25

SUPERIOR COURT OF CALIFORNIA  
COUNTY OF SACRAMENTO  
ORDER TO SHOW CAUSE  
CHANGE OF NAME  
#25CV006744

Kim Thoa Thi Huynh has filed a petition with this court for a decree changing the name(s) of Kim Thoa Thi Huynh to Kim Wong.

IT IS ORDERED that all persons interested in the above-entitled matter appear before this court on July 29, 2025, at 1:30 p.m. 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 25, 2025  
Richard K. Sueyoshi, Judge of the Superior Court  
Publish: April 4, 11, 18, 25, 2025  
WONG 4-25-25

NOTICE OF PETITION TO ADMINISTER ESTATE

NOTICE OF PETITION TO ADMINISTER ESTATE OF WILLIAM LENNY ESTEPA CASE NO. 25PR000958

To all heirs, beneficiaries, creditors, and contingent creditors of and persons who may otherwise be interested in the will or estate, or both, of William Lenny Estepa.

A Petition for Probate has been filed by MaryAlice Gilley, in the Superior Court of California, County of Sacramento, requesting MaryAlice Gilley be appointed as personal representative(s) to administer the estate of the decedent.

The petition requests the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.

The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or have consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

A hearing on the petition will be held in this court as follows April 30, 2025, 9:00 a.m. in Dept 129; Superior Court of California, County of Sacramento, William R. Ridgeway Family Relations Courthouse, 3341 Power Inn Road, Sacramento, CA 95826.

IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.

IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.

YOU MAY EXAMINE the file kept by the court. If you are 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: Arthur Samuel Humphrey, 181 Butcher Road, Vacaville, CA 95687; (707) 446-4400  
Publish: March 28, April 4, 11, 2025  
ESTEPA 4-11-25

SUMMONS

IN THE MARION COUNTY SUPERIOR COURT  
CAUSE NO. 49D22-2412-DN-011849  
STATE OF INDIANA COUNTY OF MARION  
JASPREET SINGH, Petitioner, vs. GURPREET KAUR, Respondent,

NOTICE OF SUIT  
The State of Indiana to the Respondent above named, and any other person who may be concerned. You are notified that you have been sued in the Court named above. The nature of the suit against you is: A dissolution of marriage filed by Jaspreet Singh

This summons by publication in the ELK GROVE CITIZEN is specifically directed to the following named Respondent(s) whose addresses are: No address is known of said Respondent and to the following Respondent whose whereabouts are unknown: Gurpreet Kaur

In addition to the above named Respondent being served by this summons there may be other Respondents who have an interest in this lawsuit. If you have a claim for relief against the plaintiff arising from the same transaction or occurrence, you must assert it in your written answer. You must answer the Complaint in writing, by your or your attorney, on or before the 25th day of April, 2025, (the same being within thirty (30) days after the Third Notice of Suit), and if you fail to do so a judgment will be entered against you for what the plaintiff has demanded.

By: Larry Pleasants  
Attorney for Jaspreet Singh  
ATTEST: Clark of the Marion Superior Court 22  
Name: Larry Pleasants  
Address: 7508 Madison Avenue, City and State: Indianapolis, IN 46227  
Phone number: (317) 881-8900  
Attorney for Plaintiff: Larry Pleasants  
Publish: April 4, 11, 18, 25, 2025  
SINGH 4-25-25

TRUSTEE SALE

T.S. No.: 241126854-5 Loan No.: xxxxxx9112 Order No. 95530552 APN: 117-1470-007-0000 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 5/24/2018. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cashier's check drawn on a state or national bank, cashier's check drawn by a state or federal credit union, or a cashier's 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. No cashier's checks older than 60 days from the day of sale will be accepted. Trustor: Tania Gill Duly Appointed Trustee: Mortgage Lender Services Recorded 5/30/2018 as Instrument No. 201805301364 in book n/a, page n/a of Official Records in the office of the Recorder of Sacramento County, California, Date of Sale: 4/10/2025 at 1:30 PM Place of Sale: At the main entrance to the County Courthouse, 720 9th Street, Sacramento, CA 95814 The property situated in said County, California describing the land therein: LOT 7, AS SHOWN ON THE "FINAL MAP OF SHELTON FARMS, SUBDIVISION NO. P04-118", FILED FOR RECORD MARCH 27, 2006, IN BOOK 348 OF MAPS, MAP NO. 10, RECORDS OF SACRAMENTO COUNTY. Amount of unpaid balance and other charges: \$51,337.77 (estimated) Street Address or other common designation of real property: 8580 Neopolitan Way Elk Grove, CA 95758 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (916) 939-0772 or visit this Internet Web site www.nationwideposting.com, using the file number assigned to this case 241126854-5. 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 bidder," 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 (916) 939-0772, or visit this internet website site www.nationwideposting.com, using the file number assigned to this case 241126854-5 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. When submitting funds for a bid subject to Section 2924m, please make the funds payable to "Total Lender Solutions, Inc. Holding Account". 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: 3/7/2025 Mortgage Lender Services 7844 Madison Avenue #145 Fair Oaks, CA 95628 Phone: 916-962-3453 Sale Line: (916) 939-0772 BY: Lauren Meyer, Vice President NPP0471997 To: CITIZEN (ELK GROVE) 03/21/2025, 03/28/2025, 04/04/2025 ELK GROVE CITIZEN 4-4-25

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 (916) 939-0772, or visit this internet website site www.nationwideposting.com, using the file number assigned to this case 241126854-5 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. When submitting funds for a bid subject to Section 2924m, please make the funds payable to "Total Lender Solutions, Inc. Holding Account". 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: 3/7/2025 Mortgage Lender Services 7844 Madison Avenue #145 Fair Oaks, CA 95628 Phone: 916-962-3453 Sale Line: (916) 939-0772 BY: Lauren Meyer, Vice President NPP0471997 To: CITIZEN (ELK GROVE) 03/21/2025, 03/28/2025, 04/04/2025 ELK GROVE CITIZEN 4-4-25

APN: 115-1560-059-0000 TS No.: 23-05365CA TSG Order No.: 8781921 NOTICE OF TRUSTEE SALE UNDER DEED OF TRUST YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED JUNE 14, 2018. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. Affinia Default Services, LLC, as the duly appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust Recorded June 14, 2018 as Book No.: 20180614 Page No.: 1055 of Official Records in the office of the Recorder of Sacramento County, California, executed by: Hung Pham, a single man, as Trustor, will be sold AT PUBLIC AUCTION TO THE HIGHEST BIDDER for cash (payable in full at time of sale by cash, a cashier's check drawn by a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in section 5102 of the Financial Code and authorized to do business in this state). All right, title and interest conveyed to and now held by it under said deed of trust in the property situated in said county and state, and as more fully described in the above referenced deed of trust. Sale Date: April 22, 2025 Sale Time: 1:30 PM Sale Location: At the main entrance to the County Courthouse, 720 9th Street, Sacramento, CA 95814 2 File No.:23-05365CA The street address and other common designation, if any, of the real property described above is purported to be: 8815 Kestrel Ct, Elk Grove, CA 95624. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made in an "AS IS" condition, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust, to-wit: \$378,058.75 (Estimated) as of . Accrued interest and additional advances, if any, will increase this figure prior to sale. It is possible that at the time of sale the opening bid may be less than the total indebtedness due. 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, (916) 939-0772 for information regarding the trustee's sale or visit this internet website, www.nationwideposting.com, for information regarding the sale of this property, using the file number assigned to this case, T.S.# 23-05365CA. 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 website. 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 (916) 939-0772, or visit this internet website www.nationwideposting.com, using the file number assigned to this case 23-05365CA 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. 3 File No.:23-05365CA If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and the successful bidder shall have no further recourse. For Pre Sale Information Log On To: www.nationwideposting.com or Call: (916) 939-0772. For Post Sale Results please visit www.affinidefault.com or Call (866) 932-0360 Dated: March 10, 2025 By: Omar Solorzano Foreclosure Associate Affinia Default Services, LLC 301 E. Ocean Blvd., Suite 1720 Long Beach, CA 90802 (833) 290-7452 NPP0471984 To: CITIZEN (ELK GROVE) Publish: 03/28/2025, 04/04/2025, 04/11/2025 ELK GROVE CITIZEN 4-11-25

T.S. No. 128987-CA APN: 132-0920-078-0000 NOTICE OF TRUSTEE'S SALE IMPORTANT NOTICE TO PROPERTY OWNER: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 4/13/2022. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER On 5/1/2025 at 1:30 PM, CLEAR RECON CORP, as duly appointed trustee under and pursuant to Deed of Trust recorded 4/15/2022 as Instrument No. 202204150788 of Official Records in the office of the County Recorder of Sacramento County, State of CALIFORNIA executed by: YINGSHI ZHANG, AN UNMARRIED WOMAN WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK DRAWN ON A STATE OR NATIONAL BANK, A CHECK DRAWN BY A STATE OR FEDERAL CREDIT UNION, OR A CHECK DRAWN BY A STATE OR FEDERAL SAVINGS AND LOAN ASSOCIATION, SAVINGS ASSOCIATION, OR SAVINGS BANK SPECIFIED IN SECTION 5102 OF THE FINANCIAL CODE AND AUTHORIZED TO DO BUSINESS IN THIS STATE; OUTSIDE THE EAST MAIN ENTRANCE TO THE COUNTY COURTHOUSE, 720 9TH ST., SACRAMENTO, CA 95814 all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State described as: MORE ACCURATELY DESCRIBED IN SAID DEED OF TRUST. The street address and other common designation, if any, of the real property described above is purported to be: 10232 NICK WAY, ELK GROVE, CA 95757 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be held, but without covenant or warranty, express or implied, regarding title, possession, condition, or encumbrances, including fees, charges and expenses of the Trustee and of the trusts



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The Elk Grove Citizen Adjudicated For and By the County of Sacramento, Case No. 14303 - October 14, 1910

The Elk Grove Citizen Adjudicated For and By the City of Elk Grove, Case No. CS01032 - August 25, 2000

**TRUSTEE SALE**

created by said Deed of Trust, to pay the remaining principal sums of the note(s) secured by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is: \$661,082.64 If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned or its predecessor caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. **NOTICE TO POTENTIAL BIDDERS:** If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. **NOTICE TO PROPERTY OWNER:** The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (855) 313-3319 or visit this Internet website [www.clearreconcorp.com](http://www.clearreconcorp.com), using the file number assigned to this case 128987-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. **NOTICE TO TENANT:** Effective January 1, 2021, 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 (855) 313-3319, or visit this internet website [www.clearreconcorp.com](http://www.clearreconcorp.com), using the file number assigned to this case 128987-CA 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. **FOR SALES INFORMATION:** (855) 313-3319 CLEAR RECON CORP 3333 Camino Del Rio South, Suite 225 San Diego, California 92108. Published 3/28/25, 4/4/25, 4/11/25 ELK GROVE CITIZEN 4-11-25

**NOTICE OF TRUSTEE'S SALE** Trustee's Sale No. CA-RCS-24020647 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 3/30/2006. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF

THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. **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](http://www.servicelinkasap.com), using the file number assigned to this case, CA-RCS-24020647. 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. On April 29, 2025, at 1:30:00 PM, THE EAST MAIN ENTRANCE TO THE COUNTY COURTHOUSE, 720 9TH STREET, in the City of SACRAMENTO, County of SACRAMENTO, State of CALIFORNIA, PEAK FORECLOSURE SERVICES, INC., a California corporation, as duly appointed Trustee under that certain Deed of Trust executed by STEVEN NEWMAN, AN UNMARRIED MAN, as Trustors, recorded on 4/7/2006, in Volume 20060407, page 0516, as Instrument No. ///, of Official Records in the office of the Recorder of SACRAMENTO County, State of CALIFORNIA, under the power of sale therein contained, WILL SELL AT PUBLIC AUCTION 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. Property is being sold "as is - where is". TAX PARCEL NO. 132-0640-002-0000 LOT 2, AS SHOWN ON THE "FINAL MAP OF LAGUNA STONELAKE UNIT NO. 10", FILED IN THE OFFICE OF THE RECORDER OF SACRAMENTO COUNTY ON NOV. 1, 2000 IN BOOK 279 OF MAPS, MAP NO. 4, RECORDS OF SAID COUNTY. EXCEPTING THEREFROM AN UNDIVIDED 50% INTEREST IN ALL OIL, GAS, HYDROCARBON SUBSTANCES AND MINERAL RIGHTS NOW OR HEREFTER IN OR UNDER OR RECOVERABLE FROM THE ABOVE REAL PROPERTY LYING BELOW A DEPTH OF 500 FEET BENEATH THE PRESENT SURFACE OF SAID REAL PROPERTY WITHOUT, HOWEVER, ANY RIGHT TO ENTER ON OR PERFORM ANY MINING OR DRILLING OPERATIONS IN OR ON ANY PART OF THE SURFACE OF SAID REAL PROPERTY ABOVE A DEPTH OF 500 FEET, AS RESERVED IN THE DEED FROM JOHN ELLIOTT COMPANY, A CALIFORNIA CORPORATION, TO ZITA CORPORATION, A CALIFORNIA CORPORATION, DATED DECEMBER 14, 1960, RECORDED MARCH 6, 1961, IN BOOK 4205 OF OFFICIAL RECORDS, PAGE 542. ALSO EXCEPTING THEREFROM AN UNDIVIDED 50% INTEREST IN ALL OIL, GAS AND OTHER HYDROCARBON SUBSTANCES, INERT GASES, MINERALS AND METALS, LYING BELOW A DEPTH OF 500 FEET FROM THE SURFACE OF SAID LAND AND REAL PROPERTY, WHETHER NOW KNOWN TO EXIST OR HEREFTER DISCOVERED, INCLUDING, BUT NOT LIMITED TO THE RIGHTS TO EXPLORE FOR, DEVELOP AND REMOVE SUCH OIL, GAS AND OTHER HYDROCARBON SUBSTANCES, INERT GASES,

MINERALS AND METALS WITHOUT, HOWEVER, ANY RIGHT TO USE THE SURFACE OF SUCH LAND AND REAL PROPERTY OR ANY OTHER PORTION THEREOF ABOVE A DEPTH OF 500 FEET FROM THE SURFACE OF SUCH LAND AND REAL PROPERTY FOR ANY PURPOSE WHATSOEVER, AS RESERVED IN THAT CERTAIN GRANT DEED RECORDED NOVEMBER 8, 2000, IN BOOK 2000 11 08, PAGE 799, OFFICIAL RECORDS. From information which the Trustee deems reliable, but for which Trustee makes no representation or warranty, the street address or other common designation of the above described property is purported to be 2413 MCKEON WAY, ELK GROVE, CA 95624. Said property is being sold for the purpose of paying the obligations secured by said Deed of Trust, including fees and expenses of sale. The total amount of the unpaid principal balance, interest thereon, together with reasonably estimated costs, expenses and advances at the time of the initial publication of the Notice of Trustee's Sale is \$402,141.80. **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 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 877-237-7878, or visit [www.peakforeclosure.com](http://www.peakforeclosure.com) using file number assigned to this case: CA-RCS-24020647 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. **NOTICE TO PROSPECTIVE OWNER-OCCUPANT:** Any prospective owner-occupant as defined in Section 2924m of the California Civil Code who is the last and highest bidder at the trustee's sale shall provide the required affidavit or declaration of eligibility to the auctioneer at the trustee's sale or shall have it delivered to PEAK FORECLOSURE SERVICES, INC. by 5:00 PM on the next business day following the trustee's sale at the address set forth above. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale will be entitled only to the return of the money paid to the Trustee. This shall be the Purchasers sole and exclusive remedy. The Purchaser shall have no further recourse the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney/WE ARE ATTEMPTING TO COLLECT A DEBT, AND ANY INFORMATION WE OBTAIN WILL BE USED FOR

THAT PURPOSE. **SALE INFORMATION LINE:** 714-730-2727 or [www.servicelinkasap.com](http://www.servicelinkasap.com) Dated: 3/25/2025 **PEAK FORECLOSURE SERVICES, INC., AS TRUSTEE** By: Lilian Solano, Trustee Sale Officer A-4838837 04/04/2025, 04/11/2025, 04/18/2025 ELK GROVE CITIZEN 4-18-25

T.S. No.: 17-17988 A.P.N.: 132-1230-075-0000 **NOTICE OF TRUSTEE'S SALE** YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 4/21/2011. 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. **BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE.** Trustor: DUANE E. OTT, AN UNMARRIED MAN Duly Appointed Trustee: Carrington Foreclosure Services, LLC Recorded 4/28/2011 as Instrument No. in book 20110428, page 1061 of Official Records in the office of the Recorder of Sacramento County, California , Described as follows: As more fully described in the Deed of Trust Date of Sale: 5/1/2025 at 1:30 PM Place of Sale: Outside the East Main entrance to the County Courthouse located at 720 9th Street, Sacramento, CA 95814 Amount of unpaid balance and other charges: \$354,937.99 (Estimated) Street Address or other common designation of real property: 10357 GRACIOSA WAY ELK GROVE, CA 95757 A.P.N.: 132-1230-075-0000 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagee, the Mortgagee, or the Mortgagee's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holder's rights against the real property only. **THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE.** As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. **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 (844) 477-7869 or visit this Internet Web site [www.STOXPOSTING.com](http://www.STOXPOSTING.com), using the file number assigned to this case 17-17988. 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. For sales conducted after January 1, 2021: **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 (844) 477-7869, or visit this internet website [www.STOXPOSTING.com](http://www.STOXPOSTING.com), using the file number assigned to this case 17-17988 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: 03/25/2025 Vylla Solutions, LLC formerly known as Carrington Foreclosure Services, LLC 1600 South Douglass Road, Suite 140 Anaheim, CA 92806 Automated Sale Information: (844) 477-7869 or [www.STOXPOSTING.com](http://www.STOXPOSTING.com) for NON-SALE information: 888-313-1969 Tai Alailima, Director Published 4/04/2025, 04/11/2025, 04/18/2025 ELK GROVE CITIZEN 4-18-25

**NOTICE OF TRUSTEE'S SALE** TS No. **CA-19-873390-AB** Order No.: **DEF-507194** **YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 9/8/2006. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER.** A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial Code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. **BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE.** Trustor(s): **Eileen Argel, a married woman as her sole and separate property** Recorded: **9/27/2006** as Instrument No. **xxx** in Book 20060927 Page 0880 of Official Records in the office of the Recorder of **SACRAMENTO** County, California; Date of Sale: **4/29/2025 at 1:30 PM** Place of Sale: **At the main entrance to the County Courthouse, 720 9th Street, Sacramento, CA 95814** Amount of unpaid balance and other charges: **\$743,253.65** The purported property address is: **9771 HELENITE CT, ELK GROVE, CA 95624-4464** Assessor's Parcel No.: **134-0870-007-0000** **NOTICE TO POTENTIAL BIDDERS:** If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the

highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. **NOTICE TO PROPERTY OWNER:** The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call **800-758-8052** for information regarding the trustee's sale or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: **CA-19-873390-AB**. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet website. 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's sale, you can call **619-645-7711**, or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: **CA-19-873390-AB** 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. **NOTICE TO PROSPECTIVE OWNER-OCCUPANT:** Any prospective owner-occupant as defined in Section 2924m of the California Civil Code who is the last and highest bidder at the trustee's sale shall provide the required affidavit or declaration of eligibility to the auctioneer at the trustee's sale or shall have it delivered to QUALITY LOAN SERVICE CORPORATION by 5 p.m. on the next business day following the trustee's sale at the address set forth in the below signature block. **NOTICE TO PROSPECTIVE POST-SALE OVER BIDDERS:** For post-sale information in accordance with Section 2924m(e) of the California Civil Code, use file number CA-19-873390-AB and call (866) 645-7711 or login to: <http://www.qualityloan.com>. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. Date: **QUALITY LOAN SERVICE CORPORATION 2763 Camino Del Rio S San Diego, CA 92108 619-645-7711** For NON SALE information only Sale Line: **800-758-8052** Or Login to: <http://www.qualityloan.com> Post-Sale Information (CCC 2924m(e)): **(866) 645-7711 Reinstatement or Payoff Line: (866) 645-7711 Ext 5318** QUALITY LOAN SERVICE CORPORATION TS No.: **CA-19-873390-AB** IDSPub No.: **0237465** 4/4/2025 4/11/2025 ELK GROVE CITIZEN 4-11-25

**PUBLIC SALE**

Notice is hereby given pursuant to California Business and Professional Codes # 21700-21716, Section 2328 of the UCC of the Penal Code Section 535 the Under-Signed, **SecurCare Self Storage**, will sell at public sale on or after **Friday the 18th day of April, 2025 at 10:00 am** with bidding to take place on Lockerfox.com the following misc. goods: SecurCare Self Storage 2328 Maritime Dr, Elk Grove, CA 95758.

Sammy Gray  
Carly Pickett

Goods must be paid in CARD, MONEY ORDER, or CASHIER'S CHECK and removed within 48 hours of sale. Sale is subject to cancellation in the event of settlement between owner and obligated party.

Elk Grove Citizen 4-4-2025





Legal Advertising Hotline  
916-483-2299

Legal Advertising Fax  
916-773-2999

LEGAL ADVERTISING

The Elk Grove Citizen Adjudicated For and By the County of Sacramento, Case No. 14303 - October 14, 1910

The Elk Grove Citizen Adjudicated For and By the City of Elk Grove, Case No. CS01032 - August 25, 2000

Legal Advertising  
7144 Fair Oaks Blvd #5  
Carmichael, CA 95608

NOTICE TO CONTRACTORS

Notice is hereby given that the Elk Grove Unified School District, hereinafter referred to as the District, will receive sealed proposals for the **Platform Lift Replacement at David Reese Elementary School** project at Facilities and Planning Department, 9510 Elk Grove-Florin Road, Room 206, Elk Grove, California 95624 until **4:00 p.m., local time**, on **Thursday, April 17, 2025**, at which time bids will be opened.

Each bid must conform to the requirements of the Drawings and Project Manual and other documents comprising the Contract Documents, which are available from Signature Reprographics, 620 Sunbeam Avenue, Sacramento, CA 95811, (916) 454-0800. Prime Contractors may obtain copies for a non-refundable cost of **\$25 per set**. Signature Reprographics maintains the project plan holders' list, so it is a requirement that prospective bidders purchase their plans from Signature Reprographics to ensure that all potential bidders possess a complete set of documents including any addenda for the project. Plans may be previewed online at [www.egusdplans.com](http://www.egusdplans.com)

A **MANDATORY** pre-bid conference will be held on **Wednesday, April 9, 2025, 3:00 p.m.** at the **David Reese Elementary School, 7600 Lindale Drive, Sacramento, CA 95828**. The District's Representative and Architect will be present to discuss the project. Bids received from parties not attending this mandatory pre-bid conference will be rejected as non-responsive. All bidders are **required** to attend the pre-bid conference in its entirety.

This project involves the removal and replacement of vertical lift platform per specifications and details. This project requires a **Class B** license.

In accordance with California Labor Code Section 1770 *et seq.* payment of the appropriate general prevailing rate of wages for all crafts employed on the public works site is required of the Contractor and all subcontractors. This project has a goal of 3% Disabled Veterans Business Enterprises (DVBE) participation per the State Allocation Board requirements. Compliance with California Education Code Section 45125.1 mandating fingerprinting requirements apply to this project.

NOTE: The complete Notice to Contractors is included in the bid documents.

ELK GROVE UNIFIED SCHOOL DISTRICT,  
Sacramento County, California

BY: Michael Bean  
Senior Construction Manager  
Elk Grove Unified School District

Elk Grove Citizen 3-28, 4-4-2025

NOTICE TO CONTRACTORS

Notice is hereby given that the Elk Grove Unified School District, hereinafter referred to as the District, will receive sealed proposals for the **Mary Tsukamoto Elementary School, Roofing 2025** project at Facilities and Planning Department, 9510 Elk Grove-Florin Road, Room 206, Elk Grove, California 95624 until **3:00 p.m., local time**, on **Thursday, April 17, 2025**, at which time bids will be opened.

Each bid must conform to the requirements of the Drawings and Project Manual and other documents comprising the Contract Documents, which are available from Signature Reprographics, 620 Sunbeam Avenue, Sacramento, CA 95811, (916) 454-0800. Prime Contractors may obtain copies for a non-refundable cost of **\$25 per set**. Signature Reprographics maintains the project plan holders' list, so it is a requirement that prospective bidders purchase their plans from Signature Reprographics to ensure that all potential bidders possess a complete set of documents including any addenda for the project. Plans may be previewed online at [www.egusdplans.com](http://www.egusdplans.com)

A **MANDATORY** pre-bid conference will be held on **Wednesday, April 9, 2025, 9:00 a.m.** at the **Mary Tsukamoto Elementary School, 8737 Brittany Park Drive, Sacramento, CA 95828**. The District's Representative will be present to discuss the project. Bids received from parties not attending this mandatory pre-bid conference will be rejected as non-responsive. All bidders are **required** to attend the pre-bid conference in its entirety.

This project involves roof replacement on designated classrooms. This project requires a **Class C-39** license.

In accordance with California Labor Code Section 1770 *et seq.* payment of the appropriate general prevailing rate of wages for all crafts employed on the public works site is required of the Contractor and all subcontractors. This project has a goal of 3% Disabled Veterans Business Enterprises (DVBE) participation per the State Allocation Board requirements. Compliance with California Education Code Section 45125.1 mandating fingerprinting requirements apply to this project.

NOTE: The complete Notice to Contractors is included in the bid documents.

ELK GROVE UNIFIED SCHOOL DISTRICT,  
Sacramento County, California

BY: Michael Bean  
Senior Construction Manager  
Elk Grove Unified School District

Elk Grove Citizen 3-28, 4-4-2025

City of Elk Grove - Planning Commission

NOTICE OF PUBLIC HEARING

**NOTICE IS HEREBY GIVEN** that on **Thursday, April 17, 2025, at 6:00 p.m.**, or as soon thereafter as the matter may be heard, the Elk Grove Planning Commission will hold a Public Hearing at City Hall in the **Council Chambers, 8400 Laguna Palms Way**, Elk Grove, California to consider the following matter:

**NEXTGEN ALPHA UPFITTING (PLNG24-050) – CONDITIONAL USE PERMIT:**

The Project consists of a Conditional Use Permit (CUP) to utilize an existing 9,710 square-foot tenant space in the Light Industrial (LI) zoning district for the customization of vehicles.	
PROJECT OWNER:	PROJECT APPLICANT:
Dino Drive LLC Stephen Zehnder (Representative) 15134 De La Cruz Drive Rancho Murrieta, CA 95683	NextGen Alpha Upfitting Sumeet Singh (Representative) 8400 Carbide Court Sacramento, CA 95828
LOCATION/APN:	9731 Dino Drive, Suites 100-110; APN: 134-0580-006
ZONING:	Light Industrial (LI)
GENERAL PLAN:	Light Industrial (LI)
ENVIRONMENTAL:	The Project is exempt from the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15301 (Existing Facilities)
PROJECT PLANNER:	Joseph Daguman, Associate Planner 916.478.2283 or <a href="mailto:jdaguman@elkgrovecity.org">jdaguman@elkgrovecity.org</a>

**Dated / Published: April 4, 2025**

NOTICE REGARDING APPEALS

Pursuant to §23.14.060 of the Zoning Code, appeals of a final action by the Planning Commission must be filed with the City Clerk no later than ten (10) calendar days after the day on which the final action was taken, along with the appropriate fee.

NOTICE REGARDING CHALLENGES TO DECISIONS

Pursuant to all applicable laws and regulations, including without limitation, California Government Code Section 65009 and/or California Public Resources Code Section 21177, if you wish to challenge in court any of the above decisions (regarding planning, zoning and/or environmental decisions), you may be limited to raising only those issues you or someone else raised at the public hearing(s) described in this notice/agenda, or in written correspondence delivered to the City at, or prior to, this public hearing.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please call (916) 478-3620 or [skyles@elkgrovecity.org](mailto:skyles@elkgrovecity.org) or TTY 888-435-6092. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility.

Elk Grove Citizen 4-4-2025

CITY OF ELK GROVE - ORDINANCE NO. 07-2025

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ELK GROVE AMENDING ELK GROVE MUNICIPAL CODE CHAPTERS 16.81 (CITY OF ELK GROVE EAST FRANKLIN FACILITIES FEE), 16.82 (CITY OF ELK GROVE LAGUNA RIDGE PARK FEE), 16.89 (AFFORDABLE HOUSING FEE FOR NEW NON RESIDENTIAL DEVELOPMENT), AND 16.95 (DEVELOPMENT IMPACT FEES) TO EXEMPT DESIGNATED OUTDOOR AREAS FROM CERTAIN CITY DEVELOPMENT IMPACT FEES.** The purpose of this Ordinance is to amend EGMC Chapters 16.81 (City of Elk Grove East Franklin Facilities Fee), 16.82 (City of Elk Grove Laguna Ridge Park Fee), 16.89 (Affordable Housing Fee for New Non Residential Development), and 16.95 (Development Impact Fees) to exempt designated outdoor areas from certain City development impact fees by adding a definition of “designated outdoor area” and a section regarding fee exemptions for such areas to each specified chapter. Introduced March 12, 2025; Adopted March 26, 2025; Effective April 25, 2025. **AYES: SINGH-ALLEN, ROBLES, BREWER, SPEASE, SUEN; NOES: NONE; ABSENT: NONE.**

Jason Lindgren, City Clerk, City of Elk Grove, April 4, 2025  
A certified copy of this ordinance is available by request; email [cityclerk@elkgrovecity.org](mailto:cityclerk@elkgrovecity.org)

Elk Grove Citizen 4-4-2025

CITY OF ELK GROVE - ORDINANCE NO. 08-2025

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ELK AMENDING ELK GROVE MUNICIPAL CODE SECTION 10.48.020 SPEED LIMITS TO ESTABLISH SPEED LIMITS ON VARIOUS ROADS IN THE CITY.** The purpose of this Ordinance is to amend Elk Grove Municipal Code Section 10.48.020 Speed Limits as shown in Exhibits A, B, C, D, E, and F (on file in the Office of the City Clerk) to establish speed limits on Bruceville Road, Kyler Road, Poppy Ridge Road, Sheldon Road, and Union Parkway. Introduced March 26, 2025; to be adopted April 9, 2025. **AYES: SINGH-ALLEN, ROBLES, BREWER, SPEASE, SUEN; NOES: NONE; ABSENT: NONE.**

Jason Lindgren, City Clerk, City of Elk Grove, April 4, 2025  
A certified copy of this ordinance is available by request; email [cityclerk@elkgrovecity.org](mailto:cityclerk@elkgrovecity.org)

Elk Grove Citizen 4-4-2025

NOTICE TO CONTRACTORS

Notice is hereby given that the Elk Grove Unified School District, hereinafter referred to as the District, will receive sealed proposals for the **Elk Grove High School, Roofing 2025** project at Facilities and Planning Department, 9510 Elk Grove-Florin Road, Room 206, Elk Grove, California 95624 until **3:30 p.m., local time**, on Thursday, **April 17, 2025**, at which time bids will be opened.

Each bid must conform to the requirements of the Drawings and Project Manual and other documents comprising the Contract Documents, which are available from Signature Reprographics, 620 Sunbeam Avenue, Sacramento, CA 95811, (916) 454-0800. Prime Contractors may obtain copies for a non-refundable cost of **\$25 per set**. Signature Reprographics maintains the project plan holders' list, so it is a requirement that prospective bidders purchase their plans from Signature Reprographics to ensure that all potential bidders possess a complete set of documents including any addenda for the project. Plans may be previewed online at [www.egusdplans.com](http://www.egusdplans.com)

A **MANDATORY** pre-bid conference will be held on **Wednesday, April 9, 2025, 9:30 a.m.** at the **Elk Grove High School, 9800 Elk Grove-Florin Road, Elk Grove, CA 95624**. The District's Representative will be present to discuss the project. Bids received from parties not attending this mandatory pre-bid conference will be rejected as non-responsive. All bidders are required to attend the pre-bid conference in its entirety.

This project involves roof replacement on designated classrooms. This project requires a **Class C-39 license**.

In accordance with California Labor Code Section 1770 *et seq.* payment of the appropriate general prevailing rate of wages for all crafts employed on the public works site is required of the Contractor and all subcontractors. This project has a goal of 3% Disabled Veterans Business Enterprises (DVBE) participation per the State Allocation Board requirements. Compliance with California Education Code Section 45125.1 mandating fingerprinting requirements apply to this project.

NOTE: The complete Notice to Contractors is included in the bid documents.

ELK GROVE UNIFIED SCHOOL DISTRICT,  
Sacramento County, California

BY: Michael Bean  
Senior Construction Manager  
Elk Grove Unified School District

Elk Grove Citizen 3-28, 4-4-2025

REQUEST FOR STATEMENT OF QUALIFICATIONS/PROPOSAL TO PERFORM LEASE-LEASEBACK CONSTRUCTION SERVICES FOR THE 2025 SUMMER RELOCATABLE CLASSROOM PROJECT

The Elk Grove Unified School District ("District") is requesting a Statement of Qualifications/Proposal (SOQ/P) from Contractors holding a **Class B** license, to perform Lease-Leaseback construction services for the **2025 Summer Relocatable Classroom** project.

If your firm is interested in being considered for this project, the submittal requirements and deadline for SOQ/P responses are as follows:

- Electronic copy in PDF format of a completed SOQ/P, submitted thru Dropbox
- As part of this RFQ, all participants must complete a Pre-qualification Application, if you have not already
- SOQ/P packet, and Pre-qualification Application can be accessed at [www.egusdplans.com](http://www.egusdplans.com)
- Completed SOQ/P must be received no later than **Friday, April 18, 2025, by 4:00 p.m.**

The District will not review submittals received after the time and date above. Facsimile (FAX) copies of the SOQ/P will not be accepted. The Administration reserves the right to accept or reject any and all SOQ/P, to negotiate with any and all-responsible firms, and to waive any informality in the process. The District is not responsible for any expenses related to the preparation or presentation of the SOQ/P, including travel costs. The SOQ/P may be withdrawn at any time prior to the closing date and time for receipt of SOQ/P.

In order to control information disseminated regarding this SOQ/P, firms interested in submitting SOQ/P are directed not to make personal contact with members of the Governing Board or District Administration with the exception of the individual, or department staff listed on the SOQ/P packet. This includes unauthorized visits to District-educating facilities.

In accordance with California Labor Code Section 1770 *et seq.* payment of the appropriate general prevailing rate of wages for all crafts employed on the public works site is required of the Contractor and all subcontractors. This project has a goal of 3% Disabled Veterans Business Enterprises (DVBE) participation per the State Allocation Board requirements. Compliance with California Education Code Section 45125.1 mandating fingerprinting requirements applies to this project.

Elk Grove Citizen 3-28, 4-4-2025

NOTICE TO CONTRACTORS

Notice is hereby given that the Elk Grove Unified School District, hereinafter referred to as the District, will receive sealed proposals for the **Anna Kirchgater Elementary School, Play Area Upgrades** project at Facilities and Planning Department, 9510 Elk Grove-Florin Road, Room 206, Elk Grove, California 95624 until **1:30 p.m., local time**, on **Thursday, April 17, 2025**, at which time bids will be opened.

Each bid must conform to the requirements of the Drawings and Project Manual and other documents comprising the Contract Documents, which are available from Signature Reprographics, 620 Sunbeam Avenue, Sacramento, CA 95811, (916) 454-0800. Prime Contractors may obtain copies for a non-refundable cost of **\$100 per set**. Signature Reprographics maintains the project plan holders' list so it is a requirement that prospective bidders purchase their plans from Signature Reprographics to ensure that all potential bidders possess a complete set of documents including any addenda for the project. Plans may be previewed online at [www.egusdplans.com](http://www.egusdplans.com)

It is mandatory that all General Contractors (GCs) and Mechanical, Electrical, and Plumbing (MEP) Subcontractors who intend to submit bids fully complete the pre-qualification questionnaire, provide all materials requested herein, and be approved by the District. MEP is defined as subcontractors holding the following license classifications: C-4, C-7, C-10, C-16, C-20, C-34, C-36, C-38, C-42, C-43 and/or C-46. No bid will be accepted from a GC that has failed to comply with these requirements, or submits a bid that lists MEP Subs that have failed to comply with these requirements. If two or more business entities submit a bid on a project as a Joint Venture, or expect to submit a bid as part of a Joint Venture, each entity within the Joint Venture must be separately qualified to bid. Pre-qualification application packages are available by contacting the Facilities and Planning Department, 9510 Elk Grove-Florin Road, Room 206, Elk Grove CA 95624, via telephone at (916) 686-7711, or via email at [facilitiesbids@egusd.net](mailto:facilitiesbids@egusd.net).

A **MANDATORY** pre-bid conference will be held on **Tuesday, April 8, 2025, 10:00 a.m.** at **Anna Kirchgater Elementary School, 8141 Stevenson Avenue, Sacramento, CA 95828**. The District's Representative and Architect will be present to discuss the project. Bids received from parties not attending this mandatory pre-bid conference will be rejected as non-responsive. All bidders are **required** to attend the pre-bid conference in its entirety.

This project includes removal of existing AC hardcourt around Kindergarten play area to be replaced with concrete and new play striping, addition of seat walls and side work, new softSURFACES fall protection in existing play apparatus area (Owner-furnished play apparatus), landscape and irrigation repair as required for new work, new pre-checked shade structure over the hardcourt area, and new drinking fountain at Building A exterior wall. This project requires a **Class A or B** license.

In accordance with California Labor Code Section 1770 *et seq.* payment of the appropriate general prevailing rate of wages for all crafts employed on the public works site is required of the Contractor and all subcontractors. This project has a goal of 3% Disabled Veterans Business Enterprises (DVBE) participation per the State Allocation Board requirements. Compliance with California Education Code Section 45125.1 mandating fingerprinting requirements applies to this project.

NOTE: The complete Notice to Contractors is included in the bid documents.

ELK GROVE UNIFIED SCHOOL DISTRICT,  
Sacramento County, California

BY: Michael Bean  
Senior Construction Manager  
Elk Grove Unified School District

Elk Grove Citizen 3-28, 4-4-2025

City of Elk Grove – City Council

NOTICE OF PUBLIC HEARING

**ENGINEER’S REPORT AND SUPPLEMENT NO. 56  
CONCERNING STREET MAINTENANCE ASSESSMENTS IN  
DISTRICT 1, ZONE 3-AS (EASTERN AREA)**

**FOR THE 9730 KENT STREET ADDITION PROJECT**

**NOTICE IS HEREBY GIVEN** that on **Wednesday, May 14, 2025, at 6:00 p.m.**, or as soon thereafter as the matter may be heard, at the City Hall, 8400 Laguna Palms Way, Elk Grove, California, the City Council of the City of Elk Grove shall hold a public hearing on the Engineer’s Report and a supplement thereto prepared and filed in connection with proposed street maintenance assessments on property identified in the report as supplemented. The City has mailed a notice to each affected property owner specifying the amount of the proposed assessment on the owner’s property. At the public hearing, the City Council shall hear and consider all protests.

Dated / Published: April 4, 2025, and April 11, 2025

JASON LINDGREN  
CITY CLERK, CITY OF ELK GROVE

ADA COMPLIANCE STATEMENT

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Office of the City Clerk at (916) 478-3635. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

Elk Grove Citizens 4-4, 4-11-2025



Legal Advertising Hotline  
916-483-2299

Legal Advertising Fax  
916-773-2999

LEGAL ADVERTISING

The Elk Grove Citizen Adjudicated For and By the County of Sacramento, Case No. 14303 - October 14, 1910  
The Elk Grove Citizen Adjudicated For and By the City of Elk Grove, Case No. CS01032 - August 25, 2000

Legal Advertising  
7144 Fair Oaks Blvd #5  
Carmichael, CA 95608

City of Elk Grove  
INVITATION TO BID

**NOTICE IS HEREBY GIVEN** that electronic bids will be received at the City of Elk Grove Vendor Portal through PlanetBids prior to 10:00 a.m. local time (09:59:59 – according to the PlanetBids official Bid clock) on **Tuesday, April 22, 2025** for furnishing all labor, materials, tax, transportation, equipment and services necessary for the:  
  
**GTE Kongsberg X24 Edge 3kW with Conveyor including accessory package\* or Equal**  
  
Bids submitted after the time specified will not be accepted.  
  
**Description of Work:**  
The proposed work shall be performed in accordance with the specifications and other contract documents and shall consist of the following: supplier shall prepare bid for the furnishing of all labor, materials, tax, and transportation services necessary for the installation and setup of a new, unused GTE Kongsberg X24 Edge 3kW with Conveyor including accessory package\* or equal (Equipment), one (1) year warranty for the Equipment, one (1) week of on-site training on Equipment, and ongoing customer support for one (1) year after installation of the Equipment.  
  
\*Accessory package to include the following or equal:

- Kongsberg X24 Edge Production Base Table (1680 x 3200 mm)
- Vacuum pump 7.5kW - Power supply 3x220V
- Sound suppressor Busch 02 Large pumps, 6 and 7,5 kW
- E-Save option (frequency control of vacuum pump) - Americas only
- i-cut Production Console Sign & Production v3.0
- i-camera kit
- MultiCUT High Power for X, including X-Pad
- X-pad - factory installed
- MultiCUT High Power for X
- Lockable measuring foot function - milling - factory installed
- Multi-Purpose High-Frequency V2 knife tool for X
- Rigid Material Knife tool (for 8mm knife blades)
- KissCutting Knife tool (incl 6x sign foil knife blades)
- Industrial Vacuum Debris Remover 25 Liter
- Conveyor feed option for X24 - factory installed
- Roll feeder for X2x and C2x - factory installed

  
**For Obtaining Bid Documents, Contact:**  
Whitney Yann, Management Analyst I, City of Elk Grove, Public Works Department  
Telephone: (916) 687-3062 or electronically at the City of Elk Grove Vendor Portal through PlanetBids  
  
Specifications and other bid documents may be examined and/or obtained at the City of Elk Grove City Hall, Public Works Department, located on the second floor of 8401 Laguna Palms Way, Elk Grove, CA 95758. A copy of the bid documents may be obtained at the City Hall upon request and payment of \$15.00 or may be mailed upon request and payment of \$20.00. The amount of the payment is non-refundable. Bidders may also view and download the plans, specifications, and other bid documents at the City of Elk Grove Vendor Portal through PlanetBids. Any Addendum shall only be issued electronically at the City of Elk Grove Vendor Portal through PlanetBids.

By: \_\_\_\_\_ Date: March 25, 2025

Jeffrey R. Werner, PE  
Public Works Director

Elk Grove Citizen 4-4, 4-11-2025

NOTICE OF PUBLIC HEARING

**REGARDING THE FORMATION OF  
CALIFORNIA STATEWIDE COMMUNITIES DEVELOPMENT AUTHORITY  
STATEWIDE COMMUNITY INFRASTRUCTURE PROGRAM COMMUNITY  
FACILITIES DISTRICT NO. 2024-13 (ARBOR RANCH)  
IMPROVEMENT AREA NO. 2, CITY OF ELK GROVE, COUNTY OF SACRAMENTO,  
STATE OF CALIFORNIA, AND THE LEVY OF A SPECIAL TAX THEREIN**  
  
**Thursday, April 17, 2025 at 2:00 p.m.**  
  
**California State Association of Counties, at 1100 K Street,  
Sacramento, CA 95814**  
  
NOTICE IS HEREBY GIVEN that on Thursday, March 6, 2025, the Commission (the "Commission") of the California Statewide Communities Development Authority (the "Authority") duly adopted its Resolution No. 25SCIP-039 (the "Resolution of Intention") wherein it declared its intention to annex territory to California Statewide Communities Development Authority Statewide Community Infrastructure Program Community Facilities District No. 2024-13 (Arbor Ranch) City of Elk Grove, County of Sacramento, State of California (the "Community Facilities District"), to designate Improvement Area No. 2 within the Community Facilities District ("Improvement Area No. 2"), and to levy a special tax therein to finance certain public improvements (the "Improvements"), including Improvements to be constructed from certain development impact fees, capacity fees and/or other development related charges (the "Fees") for the City of Elk Grove (the "City") and Sacramento Area Sewer District ("SacSewer") and Sacramento County Water Agency ("SCWA") together with the City and SacSewer, the "Local Agencies") under and pursuant to the terms and provisions of the "Mello-Roos Community Facilities Act of 1982," being Chapter 2.5, Part 1, Division 2, Title 5 (beginning with Section 53311) of the Government Code of the State of California (the "Act"). On March 6, 2025, the Commission also adopted its Resolution No. 25SCIP-038 (the "Resolution to Incur Bonded Indebtedness") wherein it declared its intention to incur bonded indebtedness in a principal amount not to exceed two million five hundred thousand dollars (\$2,500,000) for Improvement Area No. 2, to finance the Improvements and Fees, all under and pursuant to the terms and provisions of the Act.  
  
This Notice contains a brief summary of the proposal embodied in the Resolution of Intention and the Resolution to Incur Bonded Indebtedness (collectively, the "Proposal"), but you are referred to the Authority's Resolution of Intention and its Resolution to Incur Bonded Indebtedness on file with the Authority for the definitive description of the Proposal, including a description of the Improvements and Fees, a list of incidental expenses and bond issuance costs and the rate and method of apportionment of the proposed special tax for Improvement Area No. 2.  
  
The Proposal consists of the authorization of (1) the special tax within the Community Facilities District to finance the Improvements and Fees, (2) the issuance of bonds to finance the Improvements and Fees, and (3) the establishment of the initial annual appropriations limit for Improvement Area No. 2 in the amount of two million five hundred thousand dollars (\$2,500,000) for the 2024-2025 Fiscal Year.  
  
In order to confer the authority upon the Authority to annex territory to the Community Facilities District, to levy the special tax and to issue the bonds, a public hearing must be held on the Proposal, and the qualified electors within Improvement Area No. 2 must approve the Proposal by a two-thirds vote. As Improvement Area No. 2 is uninhabited, or inhabited by fewer than 12 registered voters, the qualified electors are, pursuant to the Act, the owners of property within Improvement Area No. 2.  
  
THIS IS THE NOTICE OF THE PUBLIC HEARING.  
  
The public hearing will be held Thursday, the 17th day of April, 2025 at the hour of 2:00 p.m., at the offices of California State Association of Counties, at 1100 K Street, Sacramento, CA 95814. You are hereby invited to attend at the above address or via telephonic or electronic access, if any, as shall be specified in the public meeting notice.  
  
**If you are an individual with a disability and need a reasonable modification or accommodation pursuant to the Americans with Disabilities Act ("ADA") please contact info@cscda.org or 1-800-531-7476 prior to the meeting for assistance.**  
  
At the public hearing, any persons interested, including all taxpayers, property owners and registered voters within Improvement Area No. 2, may appear and be heard, and the oral or written testimony of all interested persons or taxpayers for or against the annexation of territory, the designation of Improvement Area No. 2, and the levy of special taxes therein, the financing of the Improvements and Fees, or the authorization to issue the bonds, or the establishment of the appropriations limits, or on any other matters contained in the Proposal, will be heard and considered.  
  
Any protests to the Proposal may be made orally or in writing by any interested persons or taxpayers, except that any protests pertaining to the regularity or sufficiency of the proceedings shall be in writing and shall clearly set forth the irregularities and defects to which objection is made. The Commission may waive any irregularities in the form or content of any written protest and at the public hearing may correct minor defects in the proceedings. All written protests not presented in person by the protester at the public hearing shall be filed with the Secretary of the Authority at or before the time fixed for the public hearing in order to be received and considered. Any written protest may be withdrawn in writing at any time before the conclusion of the public hearing.  
  
Written protests by a majority of the registered voters residing and registered within Improvement Area No. 2 (if at least six such voters protest), or by the owners of a majority of the land area within Improvement Area No. 2 not exempt from the proposed special tax, will require suspension of these proceedings forming the Community Facilities District and designating Improvement Area No. 2 for at least one year. If such protests are directed only against certain elements of the proposed Improvements or Fees or special tax of Improvement Area No. 2, only those elements need be excluded from the proceedings.  
  
The Authority's special tax consultant, in consultation with and on behalf of the Local Agencies, has studied the Community Facilities District and will provide, at or before the time of the public hearing, a report which will contain a brief description of the Improvements and Fees by type which in their opinion will be required to adequately meet the needs of the new development expected to occur within the Community Facilities District, together with estimates of the cost of financing the Improvements directly or through Fees, and an estimate of the incidental expenses related thereto. The report will be available for inspection by the public, and will become a part of the record of the public hearing. Questions should be directed to DTA, Inc. Special Tax Consultant, at (800) 969-4382.  
  
Dated: April 4, 2025 California Statewide Communities Development Authority  
  
Elk Grove Citizen 4-4-2025

NOTICE OF SELF STORAGE SALE

Please take notice Laguna Self Storage located at 3000 Dwight Rd Elk Grove CA 95758 intends to hold a public sale to the highest bidder of the property stored by the following tenants at the storage facility. The sale will occur as an online auction via **www.bid13.com** on 4/24/25 at 10:00 AM. Alex Klemm Greene. This sale may be withdrawn at any time without notice. Certain terms and conditions apply.

Elk Grove Citizen 4-4-2025

City of Elk Grove – City Council  
NOTICE OF PUBLIC HEARING

**RESOLUTION OF INTENTION TO ANNEX TERRITORY  
TO AN EXISTING COMMUNITY FACILITIES DISTRICT  
  
COMMUNITY FACILITIES DISTRICT 2003-2  
(POLICE SERVICES) ANNEXATION 77  
  
FOR THE BIRCHWAY APARTMENTS PROJECT**  
  
**NOTICE IS HEREBY GIVEN** that the City Council of the City of Elk Grove on March 26, 2025 adopted its Resolution No. 2025-041, in which it declared its intention to annex territory to the existing Community Facilities District No. 2003 2 (Police Services) (the "CFD"), and to levy a special tax to pay for certain police services, all pursuant to the provisions of the Mello Roos Community Facilities Act of 1982, Chapter 2.5, Part 1, Division 2, Title 5 of the California Government Code. The resolution describes the territory to be annexed, specifies the type of services to be financed, and describes the rate and method of apportionment of the proposed special tax. No change in the tax levied in the existing CFD is proposed. For further details, the resolution is available at the office of the City Clerk, 8401 Laguna Palms Way, Elk Grove, California.  
  
**NOTICE IS HEREBY FURTHER GIVEN** that the City Council has fixed **Wednesday, May 14, 2025**, at the hour of **6:00 p.m.** or as soon thereafter as the matter may be heard, at the regular meeting place of the City Council, Council Chambers, 8400 Laguna Palms Way, Elk Grove, California, as the time and place when and where the City Council will hold a public hearing to consider the annexation. At the hearing, the testimony of all interested persons for or against the annexation of the territory or the levying of the special taxes will be heard.  
  
Dated / Published: April 4, 2025  
  
JASON LINDGREN  
CITY CLERK, CITY OF ELK GROVE  
  
**ADA COMPLIANCE STATEMENT**  
**In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Office of the City Clerk at (916) 478-3635. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.**  
  
Elk Grove Citizens 4-4-2025

NOTICE OF PUBLIC HEARING

**REGARDING THE FORMATION OF  
CALIFORNIA STATEWIDE COMMUNITIES DEVELOPMENT AUTHORITY  
STATEWIDE COMMUNITY INFRASTRUCTURE PROGRAM COMMUNITY  
FACILITIES DISTRICT NO. 2023-02 (ELLIOTT SPRINGS)  
IMPROVEMENT AREA NO. 3, CITY OF ELK GROVE, COUNTY OF SACRAMENTO,  
STATE OF CALIFORNIA, AND THE LEVY OF A SPECIAL TAX THEREIN**  
  
**Thursday, April 17, 2025 at 2:00 p.m.**  
  
**California State Association of Counties, at 1100 K Street,  
Sacramento, CA 95814**  
  
NOTICE IS HEREBY GIVEN that on Thursday, March 6, 2025, the Commission (the "Commission") of the California Statewide Communities Development Authority (the "Authority") duly adopted its Resolution No. 25SCIP-035 (the "Resolution of Intention") wherein it declared its intention to annex territory to California Statewide Communities Development Authority Statewide Community Infrastructure Program Community Facilities District No. 2023-02 (Elliott Springs) City of Elk Grove, County of Sacramento, State of California (the "Community Facilities District"), to designate Improvement Area No. 3 within the Community Facilities District ("Improvement Area No. 3"), and to levy a special tax therein to finance certain public improvements (the "Improvements"), including Improvements to be constructed from certain development impact fees, capacity fees and/or other development related charges (the "Fees") for the City of Elk Grove (the "City"), Sacramento Area Sewer District ("SacSewer") and Sacramento County Water Agency ("SCWA") together with the City and SacSewer, the "Local Agencies") under and pursuant to the terms and provisions of the "Mello-Roos Community Facilities Act of 1982," being Chapter 2.5, Part 1, Division 2, Title 5 (beginning with Section 53311) of the Government Code of the State of California (the "Act"). On March 6, 2025, the Commission also adopted its Resolution No. 25SCIP-034 (the "Resolution to Incur Bonded Indebtedness") wherein it declared its intention to incur bonded indebtedness in a principal amount not to exceed five million dollars (\$5,000,000) for Improvement Area No. 3, to finance the Improvements and Fees, all under and pursuant to the terms and provisions of the Act.  
  
This Notice contains a brief summary of the proposal embodied in the Resolution of Intention and the Resolution to Incur Bonded Indebtedness (collectively, the "Proposal"), but you are referred to the Authority's Resolution of Intention and its Resolution to Incur Bonded Indebtedness on file with the Authority for the definitive description of the Proposal, including a description of the Improvements and Fees, a list of incidental expenses and bond issuance costs and the rate and method of apportionment of the proposed special tax for Improvement Area No. 3.  
  
The Proposal consists of the authorization of (1) the special tax within the Community Facilities District to finance the Improvements and Fees, (2) the issuance of bonds to finance the Improvements and Fees, and (3) the establishment of the initial annual appropriations limit for Improvement Area No. 3 in the amount of five million dollars (\$5,000,000) for the 2024-2025 Fiscal Year.  
  
In order to confer the authority upon the Authority to annex territory to the Community Facilities District, to levy the special tax and to issue the bonds, a public hearing must be held on the Proposal, and the qualified electors within Improvement Area No. 3 must approve the Proposal by a two-thirds vote. As Improvement Area No. 3 is uninhabited, or inhabited by fewer than 12 registered voters, the qualified electors are, pursuant to the Act, the owners of property within Improvement Area No. 3.  
  
THIS IS THE NOTICE OF THE PUBLIC HEARING.  
  
The public hearing will be held Thursday, the 17th day of April, 2025 at the hour of 2:00 p.m., at the offices of California State Association of Counties, at 1100 K Street, Sacramento, CA 95814. You are hereby invited to attend at the above address or via telephonic or electronic access, if any, as shall be specified in the public meeting notice.  
  
**If you are an individual with a disability and need a reasonable modification or accommodation pursuant to the Americans with Disabilities Act ("ADA") please contact info@cscda.org or 1-800-531-7476 prior to the meeting for assistance.**  
  
At the public hearing, any persons interested, including all taxpayers, property owners and registered voters within Improvement Area No. 3, may appear and be heard, and the oral or written testimony of all interested persons or taxpayers for or against the annexation of territory, the designation of Improvement Area No. 3, and the levy of special taxes therein, the financing of the Improvements and Fees, or the authorization to issue the bonds, or the establishment of the appropriations limits, or on any other matters contained in the Proposal, will be heard and considered.  
  
Any protests to the Proposal may be made orally or in writing by any interested persons or taxpayers, except that any protests pertaining to the regularity or sufficiency of the proceedings shall be in writing and shall clearly set forth the irregularities and defects to which objection is made. The Commission may waive any irregularities in the form or content of any written protest and at the public hearing may correct minor defects in the proceedings. All written protests not presented in person by the protester at the public hearing shall be filed with the Secretary of the Authority at or before the time fixed for the public hearing in order to be received and considered. Any written protest may be withdrawn in writing at any time before the conclusion of the public hearing.  
  
Written protests by a majority of the registered voters residing and registered within Improvement Area No. 3 (if at least six such voters protest), or by the owners of a majority of the land area within Improvement Area No. 3 not exempt from the proposed special tax, will require suspension of these proceedings forming the Community Facilities District and designating Improvement Area No. 3 for at least one year. If such protests are directed only against certain elements of the proposed Improvements or Fees or special tax of Improvement Area No. 3, only those elements need be excluded from the proceedings.  
  
The Authority's special tax consultant, in consultation with and on behalf of the Local Agencies, has studied the Community Facilities District and will provide, at or before the time of the public hearing, a report which will contain a brief description of the Improvements and Fees by type which in their opinion will be required to adequately meet the needs of the new development expected to occur within the Community Facilities District, together with estimates of the cost of financing the Improvements directly or through Fees, and an estimate of the incidental expenses related thereto. The report will be available for inspection by the public, and will become a part of the record of the public hearing. Questions should be directed to DTA, Inc. Special Tax Consultant, at (800) 969-4382.  
  
Dated: April 4, 2025 California Statewide Communities Development Authority  
  
Elk Grove Citizen 4-4-2025

LEGAL ADS FOR SACRAMENTO COUNTY?

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ABOUT TOWN

**Saturday, April 5**  
**Art Extravaganza and competition – 10 a.m. to 5 p.m.:** This is a fundraising component for the Elk Grove Artists’ educational scholarship for Elk Grove Regional School District students.

It will include local community artists with exhibits, host vendor booths, live entertainment and art demonstrations. For more information, call 916-715-3749. *8230 Civic Center Drive #100*

**Wilton Bingo – 5 p.m.:** Doors open at 5 p.m. with food available for sale, and bingo starts at 6 p.m. in the Wilton Community Center. All proceeds go to two nonprofits: the local Park Council and the Wilton History Group. *Colony Road, at Dillard Road.*

**Saturday, April 5 and Sunday, April 6**

**Elk Grove Music Festival – noon to 8 p.m. both days:** This two-day, family-friendly music festival will be in Old Town Plaza, with local craft and business vendors, food and beverage vendors, plus a beer garden. Day one will be rock and reggae music; day two will bring Latin sounds. Tickets and information at [elkgrovmusicfestival.com](http://elkgrovmusicfestival.com). *9615 Railroad St.*

**Sammy’s Spring Splash – 1 p.m. to 4 p.m.:** Sammy has hidden eggs all around the Wackford Aquatic Complex. Join us to enjoy the pools and other fun Spring-themed activities. Event proceeds will go toward the Cosumnes CSD “Making Waves” swim scholarship fund. There will be an admission fee; pre-registration is encouraged online at the Wackford Aquatic Complex website. *9014 Bruceville Road.*

**First Saturday art reception – 4 p.m. to 7 p.m.:** More information at [elkgrovincartscenter.org](http://elkgrovincartscenter.org) or call 916-685-5992. *Elk Grove Fine Arts Center, 9020*

*Elk Grove Blvd. #101*

**Monday, April 7**  
**Elk Grove Community Band Concert – 6:30 p.m. to 8 p.m.:** The band includes professional, semi-professionals, community members, and students.

Concerts are in the multi-purpose room at Joseph Kerr Middle School. Concerts are free and donations are accepted. *8865 Elk Grove Blvd.*

**Friday, April 11**  
**“Denim and Paws” fundraiser benefiting Paws for a Purpose – 5 p.m.:** The event includes a barbecue sit-down dinner plus live and silent auctions. Entertainment includes a DJ and line-dancing lessons. For more information or tickets, please visit [judybagsandmore.com/product/denim-and-paws-event/297](http://judybagsandmore.com/product/denim-and-paws-event/297). *District 56, 8230 Civic Center Drive #100*

**Sunday, April 13**  
**Dia de la Concha – Elk Grove Sweet Fest – 10 a.m. to 4 p.m.:** ARTners non-profit presents the second annual festival, celebrating the traditional sweet breads of Mexico. There will be sweet pan dulce, cupcakes, cookies, coffee vendors, shopping with artisan crafters, themed art murals and other photo opportunities, silent art auction, music and all kinds of entertainment. More at: [artners.org/art-grove-day-of-la-concha-2025](http://artners.org/art-grove-day-of-la-concha-2025) *District 56, 8230 Civic Center Drive #100*

**Sunday, April 19**  
**Breakfast with the Bunny – 8 a.m. to 11 a.m.:** Join the Pride of Laguna Creek Lions Club and the Cosumnes CSD as they celebrate the season and use this fundraiser to support many schools, nonprofits and individuals in need throughout the Elk Grove community. Advance registration

is required and will be sold by table or by person. Details at [cosumnescsd.gov/487/Breakfast-with-the-Bunny](http://cosumnescsd.gov/487/Breakfast-with-the-Bunny). *Elk Grove Park Pavilion, 9950 Elk Grove-Florin Road*

**Family Fun Day – noon to 4 p.m.:** Come and enjoy carnival games, music and more. Entrance and activities are free. Food available for purchase at the Food Truck area. *Old Town Plaza, 9615 Railroad St.*  
**Taste of Elk Grove – 6 p.m. to 9 p.m.:** If you love food, wine, craft beer and live music, you don’t want to miss this event. The best restaurants in Elk Grove will be offering samples of their menu. Participate in the silent auction, enjoy live music and dance the night away. Ticket prices will increase at the door; buy your tickets today at: [tasteofelkgrove.org/buy-tickets](http://tasteofelkgrove.org/buy-tickets). Sacramento *Asian Sports Foundation, 9040 High Tech Court*

**Saturday, April 26**  
**Elk Grove Festival of the Arts – 10 a.m. to 5 p.m.:** Enjoy a day filled with live musical performances, artwork displays and demonstrations, a food and wine area, plus a Kids Zone for young people to experience the arts. *Old Town Plaza, 9615 Railroad St.*

**Friday, May 2**  
**Fridays in the Grove: Country in the Plaza – 5 p.m. to 8 p.m.** Get those boots ready and join in the fun. Learn to line dance from “Dancing with Rhonda and the NorCal Stompers.” Boot-scoot and boogie to live music by the All Hat No Cattle Band. Free and open to all ages. *Old Town Plaza, 9615 Railroad St.*

**Saturday, May 3**  
**Carnitas and Margaritas Feed Fundraiser – 5 p.m. to 8 p.m.:** Join the Kiwanis Club of Laguna-Elk Grove for its 2025 fundraiser. Event includes an all-you-can-eat carnitas dinner, no-host bar, huge raffle and silent and dessert auctions. Tickets are on sale now at [zeffy.com/](http://zeffy.com/)

en-US/ticketing/2025-carnitas-and-margaritas-feed. *District56 Event Center, 8230 Civic Center Drive #100*

**Ongoing Activities**  
**Widowed Persons Social Club:** April 5, 10:30 – Coffee Gathering at Peets Coffee, 7127 Elk Grove Blvd. Contact is Evelyn at 916-685-9669.

April 7, 10:30 a.m. – WPSC Board Meeting at the Oaks Mobile Home Park Clubhouse, 116 Calle Entrada, Elk Grove. Open to all members.

April 7, Noon – Lunch at BJ’s Restaurant, 9237 Laguna Springs Drive. Contact is Barbara at 916-516-6009.

April 9, Noon – No-host lunch followed by Beginners’ Pinochle at Original Mike’s, 9139 East Stockton Blvd. Contact is Evelyn at 916-685-9669.

April 11, 10 a.m. – Hand and Foot card game at Elk Grove UMC, 8986 Elk Grove Blvd. A small donation to the church is expected. Contact is Gerri at 916-698-1940.

**American Legion Post 233:** American Legion Post 233 and Auxiliary Unit 233 have general meetings 7 p.m. fourth Thursday at Elks Lodge, 9240 Survey Road, Elk Grove. Dinner at 6 p.m. Next meeting will be Thursday, April 24.

Family Breakfast, first Saturday at Mimi’s Café on the corner of Laguna and West Stockton boulevards. For information, call Henry at 916-205-9296 or Sue at 916-683-6128.

**American Legion Post 55, Veterans and Auxiliary Units:** fourth Wednesday. Dinner 6 p.m., meeting 7 p.m. Veterans Hall, 8230 Civic Center Drive. Next meeting will be March 26. Breakfast: second Saturday, 8-10 a.m., 8830 Sharkey Ave.

**Marine Corps League:** first Thursday. Dinner 6 p.m., meeting 7 p.m., Veterans Hall, 8230 Civic Center Drive.

**VFW Post 2073:** second Thursday. Dinner 6 p.m., meeting 7 p.m., Veterans Hall, 8230 Civic Center Drive. For more information, call 916-684-3849. ★

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**City of Elk Grove - Planning Commission**

**NOTICE OF PUBLIC HEARING**

**NOTICE IS HEREBY GIVEN** that on **Thursday, April 17, 2025, at 6:00 p.m.**, or as soon thereafter as the matter may be heard, the Elk Grove Planning Commission will hold a Public Hearing at City Hall in the **Council Chambers, 8400 Laguna Palms Way**, Elk Grove, California to consider the following matter:

**BIRCHWAY APARTMENTS (PLNG24-039) - MAJOR DESIGN REVIEW AND DISTRICT DEVELOPMENT PLAN DESIGN REVIEW:**

The Project consists of a Major Design Review and District Development Plan Design Review for a new multi-unit residential apartment complex with 276 units and additional site improvements including parking, lighting, and landscaping. The Project will have seven, 3-story buildings as well as both indoor and outdoor amenities, including a clubhouse, fitness area, swimming pool and spa, playground, BBQ/dining area, and a covered lounge area.

The Project shall comply with the City’s Climate Action Plan (CAP) for new multi-unit residential development, including CAP measures related to energy efficiency (BE-4), decreased energy emissions (BE-5), electric appliances (BE-6), off-road construction fleet (TACM-8), and electric vehicle charging (TACM-9).

PROJECT OWNER:	PROJECT APPLICANT:
Fred W/Tamara J Broadbent Revocable Trust Melinda S Backer Revocable Trust 15134 De La Cruz Drive Fred W Broadbent/Tamara J Broadbent Revocable Trust 2005 K & J Backer Family Trust Melinda Backer (Representative) 10410 Sheldon Road Elk Grove, CA 95624	Greystar Development West, LLC Gabe Gardner (Representative) 3400 Cottage Way, Suite H Sacramento, CA 95825

LOCATION/APN:	Southwest corner of Big Horn Boulevard and Whitelock Parkway; APN: 132-0050-121
ZONING:	Laguna Ridge Specific Plan (LRSP); Shopping Center (SC)/Multifamily Overlay District
ENVIRONMENTAL:	No further environmental review is required from the California Environmental Quality Act (CEQA) pursuant to Title 14 of the California Code of Regulations Section 15162 (Subsequent EIRs and Negative Declarations) and Section 15183 (Projects Consistent with a Community Plan, General Plan, or Zoning).

PROJECT PLANNER: Sarah Kirchgessner, Senior Planner (916)478-2245 or [skirchgessner@elkgrovecity.org](mailto:skirchgessner@elkgrovecity.org)

***Dated / Published: April 4, 2025***

**NOTICE REGARDING APPEALS**

Pursuant to §23.14.060 of the Zoning Code, appeals of a final action by the Planning Commission must be filed with the City Clerk no later than ten (10) calendar days after the day on which the final action was taken, along with the appropriate fee.

**NOTICE REGARDING CHALLENGES TO DECISIONS**

Pursuant to all applicable laws and regulations, including without limitation, California Government Code Section 65009 and/or California Public Resources Code Section 21177, if you wish to challenge in court any of the above decisions (regarding planning, zoning and/or environmental decisions), you may be limited to raising only those issues you or someone else raised at the public hearing(s) described in this notice/agenda, or in written correspondence delivered to the City at, or prior to, this public hearing.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please call (916) 478-3620 or [skyles@elkgrovecity.org](mailto:skyles@elkgrovecity.org) or TTY 888-435-6092. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangement to ensure accessibility.

Elk Grove Citizen 4-4-2025

**City of Elk Grove – City Council**

**NOTICE OF PUBLIC HEARING**

**CONCERNING STORM WATER DRAINAGE FEE ZONE 2 ASSESSMENTS**

**ANNEXATION NO. 72 INTO STORM WATER DRAINAGE FEE ZONE 2 FOR THE 9730 KENT STREET ADDITION PROJECT AND THE ELK GROVE MUSLIM CENTER EXPANSION PROJECT**

**NOTICE IS HEREBY GIVEN** that on **Wednesday, May 14, 2025, at 6:00 p.m.**, or as soon thereafter as the matter may be heard, at the City Hall, 8400 Laguna Palms Way, Elk Grove, California, the City Council of the City of Elk Grove shall hold a public hearing prepared and filed in connection with proposed Storm Water Drainage Fee Zone 2 assessments on properties identified in the resolution of intent adopted on March 26, 2025. The City has mailed a notice to each affected property owner specifying the amount of the proposed assessment on the owner’s property. At the public hearing, the City Council shall hear and consider all protests.

Dated / Published: April 4, 2025, and April 11, 2025

JASON LINDGREN  
CITY CLERK, CITY OF ELK GROVE

**ADA COMPLIANCE STATEMENT**  
In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Office of the City Clerk at (916) 478-3635. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

Elk Grove Citizens 4-4, 4-11-2025

**City of Elk Grove – City Council**

**NOTICE OF PUBLIC HEARING**

**RESOLUTION OF INTENTION TO ANNEX TERRITORY TO AN EXISTING COMMUNITY FACILITIES DISTRICT**

**COMMUNITY FACILITIES DISTRICT 2006-1 (MAINTENANCE SERVICES) ANNEXATION 102**

**FOR THE 9730 KENT STREET ADDITION PROJECT AND ELK GROVE MUSLIM CENTER EXPANSION PROJECT**

**NOTICE IS HEREBY GIVEN** that the City Council of the City of Elk Grove on March 26, 2025, adopted its Resolution No. 2025-042, in which it declared its intention to annex territory to the existing Community Facilities District No. 2006-1 (Maintenance Services) (the “CFD”), and to levy a special tax to pay for certain maintenance services, all pursuant to the provisions of the Mello Roos Community Facilities Act of 1982, Chapter 2.5, Part 1, Division 2, Title 5 of the California Government Code. The resolution describes the territory to be annexed, specifies the type of services to be financed, and describes the rate and method of apportionment of the proposed special tax. No change in the tax levied in the existing CFD is proposed. For further details, the resolution is available at the office of the City Clerk, 8401 Laguna Palms Way, Elk Grove, California.

**NOTICE IS HEREBY FURTHER GIVEN** that the City Council has fixed **Wednesday, May 14, 2025**, at the hour of **6:00 p.m.** or as soon thereafter as the matter may be heard, at the regular meeting place of the City Council, Council Chambers, 8400 Laguna Palms Way, Elk Grove, California, as the time and place when and where the City Council will hold a public hearing to consider the annexation. At the hearing, the testimony of all interested persons for or against the annexation of the territory or the levying of the special taxes will be heard.

Dated / Published: April 4, 2025

JASON LINDGREN  
CITY CLERK, CITY OF ELK GROVE

**ADA COMPLIANCE STATEMENT**  
In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Office of the City Clerk at (916) 478-3635. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

Elk Grove Citizens 4-4-2025

**City of Elk Grove – City Council**

**NOTICE OF PUBLIC HEARING**

**ENGINEER’S REPORT AND SUPPLEMENT NO. 33 CONCERNING STREET MAINTENANCE ASSESSMENTS IN DISTRICT 1, ZONE 5-AD (LAGUNA RIDGE AREA) FOR THE BIRCHWAY APARTMENTS PROJECT**

**NOTICE IS HEREBY GIVEN** that on **Wednesday, May 14, 2025, at 6:00 p.m.**, or as soon thereafter as the matter may be heard, at the City Hall, 8400 Laguna Palms Way, Elk Grove, California, the City Council of the City of Elk Grove shall hold a public hearing on the Engineer’s Report and a supplement thereto prepared and filed in connection with proposed street maintenance assessments on property identified in the report as supplemented. The City has mailed a notice to each affected property owner specifying the amount of the proposed assessment on the owner’s property. At the public hearing, the City Council shall hear and consider all protests.

Dated / Published: April 4, 2025, and April 11, 2025

JASON LINDGREN  
CITY CLERK, CITY OF ELK GROVE

**ADA COMPLIANCE STATEMENT**  
In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Office of the City Clerk at (916) 478-3635. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

Elk Grove Citizens 4-4, 4-11-2025

**LEGAL NOTICE**

**NOTICE TO BIDDERS**

NOTICE IS HEREBY GIVEN THAT the Board of Education of the Elk Grove Unified School District, County of Sacramento, State of California, will receive sealed bids up to but no later than **April 25, 2025, at 4:00 P.M. PST**, for:

**RFP# 795-24/25 Food & Nutrition Services, Specialty Fresh Produce, Site-to-Site Delivery**

The bid must be obtained, submitted, and received electronically online through the EGUSD online Bonfire Procurement Portal at <https://egusd.bonfirehub.com>

Bids will not be opened or read publicly and will be opened in accordance with the procedures set forth in Public Contract Code Sections 20112 and 1601.

The District reserves the right to reject any and all bids received in whole or part, to waive any irregularities in the bids or bidding, and to be the sole judge of the suitability of products and services being offered.

For assistance, please contact Kirsten Garcia at [kgarcia@egusd.net](mailto:kgarcia@egusd.net) or by phone at (916) 686-7773.

Kirsten Garcia  
Purchasing Supervisor  
Elk Grove Unified School District

Elk Grove Citizen 4-4, 4-11-2025

**LEGAL ADS FOR SACRAMENTO COUNTY? We Can Do That!**

**Call 916-773-1111**





# Two Schools Place at CyberPatriot Event      Jessie Baker School Celebrates 60 Years

By MPG Staff

**ELK GROVE, CA (MPG)** - Two Elk Grove schools sent teams to Washington, D.C. and Maryland in March to compete in the CyberPatriot National Championships.

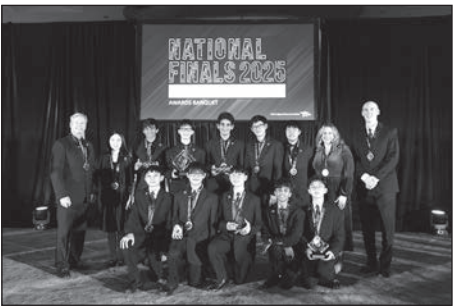
CyberPatriot is the National Youth Cyber Defense Competition, which pits teams of middle and high schools students in the role of newly hired IT professionals tasked with managing the network of a small company.

The students are asked to find and fix cyber security vulnerabilities in those systems.

The goal is to inspire K-12 students toward a career in cybersecurity or other science, technology, engineering and mathematics fields critical to national defense, according to the CyberPatriot website.

The top teams earn an all-expenses-paid trip to Maryland for the National Finals Competition, where they can earn national recognition and scholarship funds.

Franklin High School's "Team Half Dome" placed second in the nation in the open division while "Sentinel Rock" from Toby Johnson Middle School earned third



**Franklin High School's "Team Half Dome" and Toby Johnson Middle School's "Sentinel Rock" placed second and third place, respectively, at the CyberPatriot competition in Washington, D.C., in March.** Photo by Jud McCrehin/Air & Space Forces Association

place in the middle school division.

Franklin High School's Pratham Rangwala and Priyam Rangwala were named Cyber All-Americans, an award given to competitors who qualified for the National Finals during all four of their high school competition seasons.

Team Half Dome won first place in the NorCalCyber Mayors Club – Greater Sacramento Region awards last June.

The team was recognized last year by Elk Grove Mayor Bobbie Singh-Allen and the California Assembly for its victory. ★

Continued from page 1

to try before by eating a marshmallow with flavor additives. She said that it starts with "one touch, one smell, one taste and it eventually leads to one bite."

"We've had one student who would say no to every recipe, and by mid-school year, he was trying those new recipes," Rothrock said. "Before, we would try to get him to try the food with us, and we would take one bite together."

Before the event kicked off, Jessie Baker Principal Cindee Shapton received a Certificate of Recognition from Elk Grove Mayor Bobbie Singh-Allen and a Proclamation Award from District 5 Supervisor Pat Hume on behalf of the school.

Shapton said the staff has watched many students



**Principal Cindee Shapton, center, is with District 5 Supervisor Pat Hume, left, and Mayor Bobbie Singh-Allen presenting the awards.**

grow, read, write and learn social skills to make friends and be part of the group.

Shapton said she feels that the school will continue to grow.

"It will continue to grow," Shapton said. "We have new kids coming in and they go all the way up to age 22 with our teaching. We have a lot more to give." ★

# Local Classifieds      Advertise in your local community newspaper

## Call 916-773-1111

### Announcements

IF YOU HAD KNEE OR HIP REPLACEMENT SURGERY and suffered an infection due to use of a Bair Hugger (Blue Blanket), between 2020 and the present time, you may be entitled to compensation. Call attorney Charles H. Johnson (800) 535-5727 (Cal-SCAN)

If veterinary care is unavailable or unaffordable, ask for Happy Jack® ItchNoMore® or Skin Balm® to treat skin allergies on dogs & cats. At Tractor Supply®. (Cal-SCAN)

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Tiene un vehiculo no deseado? Donelo a Patriotic Hearts! Recogida rápida y gratuita en los 50 estados. Patriotic Hearts ofrece programas para ayudar a los veteranos a encontrar trabajo o iniciar su propio negocio. Llama ahora: 1-855- 408-7368 (24/7) (Cal-SCAN)

Get a break on your taxes! Donate your car, truck, or SUV to assist the blind and visually impaired. Arrange a swift, no-cost vehicle pickup and secure a generous tax credit for 2025. Call Heritage for the Blind Today at 1-844-491-2884 today! (Cal-SCAN)

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**Kings tickets**  
Best Seats in G1 for the \$ Section 218 Row B 7 & 8 Private box area 1st row balcony halfcourt; 16 folding chairs in one row. No one in front or behind. Buy direct save \$ 916-595-5379

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### Help Wanted

**Dry Creek is looking for qualified individuals to join our team!**  
  
Open positions for:  
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ACROSS

1. Like some champagne

5. Undergarment

8. Dashboard acronym

11. Poison ivy woe

12. Took to court

13. Milan's La \_\_\_\_\_

15. Afresh

16. Globes and such

17. SNL's forté

18. \*Ladyfingers+coffee liqueur

20. Grammy of sports

21. Jeweler's unit

22. \*Like walnuts on ice cream

23. \*Thin Mint or Carmel deLite

26. \*Apple dip

30. Nelson Mandela's org.

31. Profoundness, pl.

34. Frost-covered

35. Ticket leftovers

37. Pathet \_\_\_\_\_

38. Lazybones

39. Samoan money

40. A in AU, Alabama

42. Heidi Samuel \_\_\_\_\_ Klum

43. Contaminating punch

45. Flammable anes-thetics

47. a.k.a. acid

48. Military group

50. Jezebel's deity

52. \*Espresso+gelato

56. Forgo

57. Palo \_\_\_\_\_, CA

58. Sacred image

59. Southern cuisine pods

60. Show the guns

61. Small stream

62. "The Star-Spangled Banner" author

63. Toni Morrison's "\_\_\_\_\_ Baby"

64. Adeline or Addison, for short

DOWN

1. Troublesome child

2. Jasmine of "Aladdin," e.g.

3. Olympic cast-out

4. Smack

5. Anatomical sac

6. Overthrow by argument

7. Marketing creations

8. Wild onion

9. Clever tactic

10. Spanish sea

12. Evening party

13. See-through

14. \*Eggs+milk+sugar

19. Old \_\_\_\_\_, or unpopped popcorn kernels

22. Be, singular past tense

23. Uses a fishing reel

24. Like beer at a kegger (2 words)

25. Round openings

26. Cabbage, in France

27. "The House at Pooh Corner" author

28. African chieftain

29. Ancient Greeks' harps

32. Socket counterpart

33. Bar bill

36. \*Filo dough+nuts+honey

38. Book opener

40. Uniting conjunction

41. Robin Hood in Disney's "Robin Hood" (2 words)

44. Keys

46. Mecca to Medina exodus

48. Type of lily

49. Happily ever when?

50. \*Make Alaska

51. Gossamer

53. Vinegar or lemon juice, to a chef

54. Communicated

55. James Bond's "For Your Eyes \_\_\_\_\_"

56. Asian cuisine pan

57. Astern

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# Monterey Trail High School Looks to Rebuild Baseball Program

By Alejandro Barron

ELK GROVE, CA (MPG) - Despite interest from underclassmen, the Monterey Trail Mustangs baseball program was not able to meet the participation numbers it needed to field a varsity team.

Monterey Trail Athletic Director David Coronado said the program tried until the last moment, which was December 2024, and in the end, there wasn't a feasible way to field a varsity team, especially in the hyper-competitive Delta League. The program will only have a junior varsity team this year.

"Every year, I mean, you can go through and look at the rosters every year," Coronado said. "We battled the numbers and just tried to do everything we could to get them out there, like after school, during summers and it was a tough battle."

The low numbers are attributed to the lack of baseball culture at Monterey Trail, Coronado said. The COVID-19 pandemic was another contributing factor to diminished participation numbers, he added.

According to MaxPreps, the Mustangs had just 10 players on the team last year, two of which were



freshmen. That team went 12-14 for the season.

Monterey Trail is another name on the list of local schools to cancel a varsity season in the past year.

In August 2024, both Florin and Valley high schools cancelled their football seasons, also due to low participation numbers.

Coronado said student-athletes in the area also transfer to other schools to play in certain programs, which has hurt Monterey Trail's baseball participation numbers and culture.

"We understand the lack of baseball culture we have on our campus, and we do everything we can," Coronado said. "We want kids to participate, but at some point, I think the parents, and I was one of them; my son is a senior, so it was the hardest decision I've ever had to make, is let my kid go to another school."

"We've lost multiple

kids in our area that should be at our school playing baseball that have transferred and that's what happens, and we get killed and unfortunately, we don't have a varsity team," he added.

Coronado said he hopes the Sac-Joaquin Section will change to conference models, which will allow schools like Monterey Trail to be competitive.

"93% of these kids will never play baseball again," Coronado said. "So that's the number I want to impact."

The plan for shaping the future of Monterey Trail's baseball culture is to keep working hard and not bother anyone by trying to recruit kids, Coronado said.

He added the future of the varsity baseball team would be two years from now, when the current junior varsity baseball team is upperclassmen. Coronado said there are currently 10 freshmen and two sophomores on the junior varsity team.

"We're going to keep our kids and we're going to coach who we got," Coronado said.

"If competing is what they want to do, we're going to get kids that come into our area and stay at our school." ★

# LC Baseball Continues to Honor Coach Mariano with Senior Scholarship

By Alejandro Barron

ELK GROVE, CA (MPG) - For the 2022 season, the Laguna Creek Cardinals introduced the Roy Mariano Memorial Scholarship, which is presented to a senior each year who exemplifies effort, a positive attitude and being a selfless teammate.

The scholarship is in memory of their junior varsity coach, Roy Mariano, who passed away on Oct. 2, 2021, due to COVID-19 complications. He is survived by his wife, Michelle, and his four children, Anthony, Marissa, Justin and Christian.

"Roy was a wonderful human being, he was always very present with the boys and his mindset was always to help everybody get better," Matt Halseth, a junior varsity coach at the time with Mariano, said. "He was kind, caring, enthusiastic and definitely hard working."

Halseth recognized that once he and Todd Collum, another junior varsity coach at the time, stopped coaching and Mariano's son, Justin, was no longer a member of the team, that Roy Mariano might not be remembered unless they did something about it.

The scholarship was first brought up during the team's board meetings, where the goal was to keep Mariano's memory alive while keeping the focus on the athletes' character development through what he taught his players, Laguna Creek baseball's Booster Club president, Krissy Kolpacoff, said.

"I think all of us in the Laguna Creek baseball community tried to come together when the Mariano family lost Roy," Kolpacoff said. "We all felt like we lost Roy, so it was part of the coaching staff's will to try to continue to be there for Justin, as they know Roy would be there for their own children if one of them had passed."

The Roy Mariano Memorial Scholarship will be awarded at the Cardinals' end-of-season



The Roy Mariano Memorial Scholarship is presented to a senior from the Laguna Creek baseball team each season and is named after Roy Mariano, a member of the Cardinals baseball family who passed away in 2021. Image courtesy of Laguna Creek Baseball

banquet. The first three recipients of the award were Matthew Tokunaga, Cameron Crowley and Justin Mariano.

Justin Mariano unanimously won the award last season.

"Justin's a great kid and a very good leader," Halseth said. "He was one of our better pitchers; he had the most swag up on the mound. He was such a good teammate, so beloved by all the players. Being a main part of our team, he was a natural recipient of the award."

Kolpacoff said that Justin embodies all the characteristics that his father wanted to pass on to those he coached.

"Some things are bigger than baseball, bigger than stats or scoreboards," Kolpacoff said. "I know as a parent; I want my kids to grow up to be great people contributing to the community and I strongly feel that's what Roy was preaching when he was out there on the field."

The current senior class at Laguna Creek is the first to not be entirely

coached by Mariano, once he started as a coach in 2019-2020. The hope is for the future senior classes who didn't know him to ask questions about him, Halseth said.

"Who is Roy Mariano? What did he bring to the team? Why is this banner out there?" That would give us an opportunity to tell a story about a really strong family man who was a volunteer, who also put a lot of time and energy into the program and treated all the players respectfully and wanted them to have the best experience possible," Halseth said.

Along with the banner that was unveiled last season in left field with Mariano's name and the scholarship, the Laguna Creek Cardinals will host the Mariano Memorial Tournament the first weekend of June.

"If anybody wants to come out and watch, we have t-shirts that have Roy's name and his family will come out and support every year, so it's a fun community event," Kolpacoff said. ★

# Kings Korner

By V.G. Harris

In the life of every NBA team there is a lowest spot of the season. Sunday night in Orlando Florida could very well be the Mendonza line for the Sacramento Kings.

It was not a pretty sight as a tired Kings team fought in futility just to stay in the game. The Magic jumped out to a 10-1 lead, and it went downhill from there. There are many reasons the Kings lost this game, and shooting 25% from beyond the arc was front and center. In the first quarter alone, the Kings went 0-6 from 3-point range while the Magic connected on 5-10.

Outrebounded 49-41 hurt, but making only 17 assists to the Magic's 31 was a staggering statistic.

Coming off a scintillating victory at Golden One over the Portland Trailblazers, fans were looking forward to scoring a victory over a Magic squad that came into the game below 500. Sadly, for the Kings, Orlando played more like the Boston Celtics as they excelled in nearly every aspect of the game.

In desperation, coach Christie turned to little used Doug McDermott in an effort to ignite the team in the second half, but it was too little, too late as McBuckets contributed 8 points in a 30-point blow-out loss.

Scoring an anemic 91 points, the Kings now head for Indiana where the Pacers await. Currently in the No. 4 place in the eastern conference, the Pacers are playing some of their best basketball of the season and are 7-3 over the last 10 games.

With eight games remaining, Sacramento is faced with winning games against teams they are not favored to beat and that begins with the Pacers Monday night.

Already looking like a tired team, besting Tyrese Haliburton and his Pacer teammates is a tall order, but fans should remember that this is the same team that went into Boston and blew out the hometown Celtics, and although that was prior to the DeAaron Fox trade, Fox did not play in that game.

Yes, the Kings can surprise you, and although the media has all but counted out the Sactown ballers, I hope the loyal fans of Sacramento haven't given up hope.

I continue to hope that coach Christie pays close attention to his bench, as players like Isaac Jones, and even Doug McDermott can make contributions that matter if they are used on a consistent basis.

For the Johnny come lately Kings fans, there was a time in Sacramento, that Arco Arena was filled with screaming fans that would have been over the moon for a 30-win season, let alone a shot at post-season basketball.

Losing season after losing season had fans standing in a line for season tickets that were 5 years in the waiting. This is true, and even with the inconsistent play of the 2025 Kings squad today, there is still hope.

The Yeoman like work of Domantas Sabonis alone is worth the ticket, and right now Kings fans have the opportunity to see a burgeoning Keon Ellis, as he begins to make his mark on the NBA. His defensive excellence is something to behold, and the best for Keon is yet to come.

Many pundits believe a change in the front office is imminent, and that means a new GM. Typically new GM's want to pick their own coach, and since coach Christie has the word interim next to his name, don't be surprised if you see more changes within the administration than you do on the court.

Make no mistake about it Kings fans, the last eight games matter! They matter to the fans, and they matter to every player. We are blessed with players that have a lot of heart, and there remains a lot of talent on this team.

I am ready for more offensive flow and less iso, and if that is what we see, pray that the 3-pointers start falling.

Currently the Kings lead the entire NBA in mid-range shooting, thanks largely to Domantas Sabonis and DeMar DeRozan, but 3-point shooting is not our strong suit, and right about now would be a great time to find our stride.

Root hard Kings fans, because anything can happen in an 8-game stretch!

All the best!

Your thoughts are always welcome at [vgharriskingsfan@gmail.com](mailto:vgharriskingsfan@gmail.com). ★

# Running of the Elk Brings Community Together



The event featured 5K and 10K races along with a Kids' Fun Run. Video still courtesy of Kaiser Permanente

Continued from page 1

shirts. Post-race festivities included pancakes, fresh fruit, games and vendor booths.

The event also required several road closures in the area, with portions of Civic Center Drive, Big Horn Boulevard and Laguna Springs Drive closed for the duration of the race.

According to the event website, Lawrence Tsai of Davis finished first in the 5K at 17 minutes and 28 seconds. Anthony Cortes of Petaluma earned the first-place medal for the 10K with a 33-minute-and-59-second finish.

For women, Angelica Cross of Sutter Creek finished first in the 10K with a time of 49 minutes, while Jeana Takahashi finished first in the 5K with a 21 minute and 4 second chip time.

Dr. Erik Hofmann, a Kaiser Permanente emergency room physician and director of the event's medical team, highlighted the importance of the community-driven event.

"It's all about health and wellness," Hofmann said. "I think being outside of the hospital and out in the community for an event like this promotes

health and wellness, and that is the most important thing for families, kids and adults. We love doing this."

Debra Wood, an Elk Grove resident and 5K participant, said her child participates in local youth sports and was excited to have the opportunity to give back to the community by running the race.

"It's a way to give back for those who can't fully afford it," Wood said. "A lot of the coaches, they are not paid, so it's a way to give back and make sure our kids can play sports no matter what."

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