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**FICTITIOUS BUSINESS NAME STATEMENT 2020-091994**  
 The following person is doing business as: a. **POWERED BY DIESEL TRUCKING b. POWERED BY DIESEL INJECTOR SERVICE**, 3622 CHARLEMAGNE AVE, LONG BEACH, CA 90808. Registered Owners: POWERED BY DIESEL LLC, 3622 CHARLEMAGNE AVE, LONG BEACH, CA 90808. This business is conducted by: Limited Liability Company. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: MIGUEL MARTINEZ RIOS, Managing Member. This statement was filed with the County Recorder Office: 06/05/2020. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. The filing of this statement does not of itself authorize the use in this state of a Fictitious

Business Name in violation of the rights of another under federal, state or common law (see Section 14411 et.seq., Business and Professions Code). **Gardena Valley News-6/25,7/2,9,16/2020-95879**

**FICTITIOUS BUSINESS NAME STATEMENT 2020-091988**  
 The following person is doing business as: **S.K. MAHAJAN INC DBA SUBWAY SANDWICHES**, 11812 WILMINGTON AVE, LOS ANGELES, CA 90059. Registered Owners: S.K. MAHAJAN, INC., 2615 WEST 231ST STREET, TORRANCE, CA 90505. This business is conducted by: Corporation. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: SATISH MAHAJAN, President. This statement was filed with the County Recorder Office: 06/05/2020. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious

Business Name Statement must be filed before that time. The filing of this statement does not of itself authorize the use in this state of a Fictitious Business Name in violation of the rights of another under federal, state or common law (see Section 14411 et.seq., Business and Professions Code). **Gardena Valley News-6/25,7/2,9,16/2020-95880**

**FICTITIOUS BUSINESS NAME STATEMENT 2020-091986**  
 The following person is doing business as: **ALFONSO MORALES**, 3737 MARTIN LUTHER KING JR BLVD SUITE #345, LYNWOOD, CA 90262. AI #ON 3726802. Registered Owners: LAW OFFICES OF ALFONSO MORALES, P.C., 3737 MARTIN LUTHER KING JR BLVD SUITE #345, LYNWOOD, CA 90262. This business is conducted by: Corporation. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: ALFONSO MORALES,

President. This statement was filed with the County Recorder Office: 06/05/2020. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. The filing of this statement does not of itself authorize the use in this state of a Fictitious Business Name in violation of the rights of another under federal, state or common law (see Section 14411 et.seq., Business and Professions Code). **Gardena Valley News-6/25,7/2,9,16/2020-95938**

**FICTITIOUS BUSINESS NAME STATEMENT 2020-091992**  
 The following person is doing business as: **WESTERN MOTEL**, 15340 S WESTERN AVE, GARDENA, CA 90249. Registered Owners: RAJESHKUMAR B AHIR & DAXA-BAHEN R AHIR, 15340 S WESTERN AVE, GARDENA, CA 90249. This business is conducted by: Married Couple. The date registrant started to trans-

act business under the fictitious business name or names listed above: 08/2015. Signed: RAJESHKUMAR B AHIR, Manager. This statement was filed with the County Recorder Office: 06/05/2020. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. The filing of this statement does not of itself authorize the use in this state of a Fictitious Business Name in violation of the rights of another under federal, state or common law (see Section 14411 et.seq., Business and Professions Code). **Gardena Valley News-6/25,7/2,9,16/2020-96641**

**FICTITIOUS BUSINESS NAME STATEMENT 2020-096853**  
 The following person is doing business as: **MASSEY'S HOUSE OF FLOWERS**, 25929 S WESTERN AVE, LOMITA, CA 90717. Registered Owners: CARLA ANN SERAFIN, 20547 VISTA

DR, TORRANCE, CA 90503. This business is conducted by: Individual. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: CARLA ANN SERAFIN. This statement was filed with the County Recorder Office: 06/18/2020. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. The filing of this statement does not of itself authorize the use in this state of a Fictitious Business Name in violation of the rights of another under federal, state or common law (see Section 14411 et.seq., Business and Professions Code). **Gardena Valley News-6/25,7/2,9,16/2020-97490**

Trustee Sale No. 1006017  
 Notice Of Trustee's Sale  
 Loan No. Title Order No. APN 4061-029-021 TRA No. You Are In Default Under A Deed Of Trust Dated 06/04/2019. Unless You Take Action To Protect Your Property, It May Be Sold At A Public Sale. If You Need An Explanation Of The Nature Of The Proceedings Against You, You Should Contact A Lawyer. On 07/23/2020 at 11:00AM, First American Title Insurance Company as the duly appointed Trustee under and pursuant to Deed of Trust recorded on July 5, 2019 as Document Number 20190647858 of official records in the Office of the Recorder of Los Angeles County, California, executed by: Saint Andrews Equities, LLC, as Trustor, Carolyn C. Ausweger Trust dated October 8, 2008, as Beneficiary, Will Sell At Public Auction To The Highest Bidder For Cash (payable at time of sale in lawful money of the United States, 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). At: Behind the fountain located in Civic Center Plaza, 400 Civic Center Plaza, Pomona CA, all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County, California describing the land therein: Lots 5 And 6 Of Tract No. 23176, In The City Of Gardena, County Of Los Angeles, State Of California, As Per Map

Recorded In Book 666, Pages 89 And 90 Of Maps, In The Office Of The County Recorder Of Said County. Except Therefrom The Northerly 64.77 Of Said Lot 5. APN: 4061-029-021 The property heretofore described is being sold "as is". The street address and other common designation, if any, of the real property described above is purported to be: 13629 S. Saint Andrews Place, Gardena, CA 90249. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust, to-wit: \$306,220.91 (Estimated) Accrued interest and additional advances, if any, will increase this figure prior to sale. 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 caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located and more than three months have elapsed since such recordation. 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 visit the website below using the file number assigned to this case. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. For information on sale dates please visit our website at: <http://www.firstam.com/title/commercial/foreclosure/> Date: 6/22/20 First American Title Insurance Company 4380 La Jolla Village Drive Suite 110 San Diego, CA 92122 (858) 410-2158 David Z. Bark, Foreclosure Trustee  
**Gardena Valley News 7/2,9,16/2020-97212**

**SUMMONS (CITACION JUDICIAL) CASE NUMBER (Numero del Caso) 20TRCV00123 NOTICE TO DEFENDANT: (Aviso al Demandado): SANDYS CHU, an individual; CHEFS-MART, INC., a California corporation; and DOES 1-10 YOU ARE BEING SUED BY PLAINTIFF: (Lo esta demandando el demandante) REINS INTERNATIONAL-AL (USA) CO. LTD. dba GYU-KAKU RESTAURANT NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below. You have 30 calendar days after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center ([www.courtinfo.ca.gov/selfhelp/](http://www.courtinfo.ca.gov/selfhelp/)), your county law library, or the court-**

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house nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.

There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (www.lawhelpcalifornia.org), the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), or by contacting your local court of county bar association. NOTE: The court has a statutory lien for waived fees and costs on any settlement or arbitration award of \$10,000.00 or more in a civil case. The court's lien must be paid before the court will dismiss the case.

**AVISO!** Lo han demandado. Si no responde dentro de 30 días, la corte puede decidir en su contra sin escuchar su versión. Lea la información a continuación. Tiene 30 días de calendario después de que le entreguen esta citación y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar su respuesta. Puede encontrar estos formularios de la corte y mas información en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov), en la biblioteca de leyes de su condado o en la corte que le quede mas cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le de un formulario de exención de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podrá quitar su sueldo, dinero y bienes sin mas advertencia. Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remisión a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos.

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tos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (www.lawhelpcalifornia.org), en el Centro de Ayuda de las Cortes de California, (www.sucorte.ca.gov) o poniéndose en contacto con la corte o el colegio de abogados locales.

**AVISO!** Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperación de \$10,000.00 o mas de valor recibida mediante un acuerdo o una concesión de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.

The name and address of the court is (El nombre y dirección de la corte es): Superior Court of Los Angeles-Southwest District, 825 Maple Avenue, Torrance, CA 90503. The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is (El nombre, dirección y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es): Christopher L. Walters, Esq., Potente, A Professional Law Corp, 4320 La Jolla Village Dr, Ste. 170, San Diego, CA 92122. (619) 888-5759. Date: February 04, 2020 Sherri R. Carter Executive Officer/ Clerk of Court by (Secretario) Patricia Perez Deputy (Adjunto) **NOTICE TO THE PERSON SERVED:** You are served. **Gardena Valley News-7/9,16,23,30/2020-97477**

**NOTICE OF PETITION TO ADMINISTER ESTATE OF: THOMAS D. WEST CASE NO. 20STPB04940**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of THOMAS D. WEST. YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.

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

A HEARING on the petition will be held in this court as follows: 11/16/20 at 8:30AM in Dept. 67 located at 111 N. HILL ST., LOS ANGELES, CA 90012

**Notice of Telephonic Hearing**

Due to court closures, you may participate telephonically by scheduling with Court-Call at 1-888-882-6878. Please check the court's website at www.lacourt.com for information regarding closure to the public. 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.

**NOTICE OF PETITION TO ADMINISTER ESTATE OF: THOMAS D. WEST CASE NO. 20STPB04940**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of THOMAS D. WEST. YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.

**GARDENA CA 90247 7/9, 7/16, 7/23/20 CNS-3376947# GARDENA VALLEY NEWS Gardena Valley News 7/9,16,23/2020-97560**

**NOTICE OF PETITION TO ADMINISTER ESTATE OF: MARVIN R. OKUNO CASE NO. 20STPB04973**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of MARVIN R. OKUNO.

A PETITION FOR PROBATE has been filed by SHERRY S. THURESSON in the Superior Court of California, County of LOS ANGELES.

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

A HEARING on the petition will be held in this court as follows: 11/16/20 at 8:30AM in Dept. 2D located at 111 N. HILL ST., LOS ANGELES, CA 90012

**Notice of Telephonic Hearing**

Due to court closures, you may participate telephonically by scheduling with Court-Call at 1-888-882-6878. Please check the court's website at www.lacourt.com for information regarding closure to the public. IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney. IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code.

Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.

YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk. Attorney for Petitioner JAMES A. DIAMOND - SBN 118484, DAVIDSON, RUSS & DIAMOND 1875 W REDONDO BEACH BLVD., SUITE 301

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60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.

YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.

Attorney for Petitioner SIBYLLE GREBE - SBN 141553; LORENZO C. STOLLER - SBN 291581, CONOVER & GREBE, LLP 3424 WEST CARSON STREET, SUITE 320 TORRANCE CA 90503 7/9, 7/16, 7/23/20 **CNS-3377086# GARDENA VALLEY NEWS Gardena Valley News 7/9,16,23/2020-97584**

**ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 20STCP02123**

TO ALL INTERESTED PERSONS: Petitioner: DEANA TOTIANA DARRETT filed a petition with this court for a decree changing names as follows: DEANA TOTIANA DARRETT to DEANNA MARIE DARRETT.

THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

**NOTICE OF HEARING NOV 02, 2020 3:00 p.m., Dept. 72 Room: 731 Superior Court of California County of Los Angeles 111 North Hill Street Los Angeles, CA 90012**

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Gardena Valley News

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ley News DATE: JUL 02, 2020 RUTH A. KWAN Judge of the Superior Court **Gardena Valley News 7/16,23,30,8/6/2020-97774**

**ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 20CMCP00082**

TO ALL INTERESTED PERSONS: Petitioner: NICOLE SACHIKO BAUTISTA filed a petition with this court for a decree changing names as follows: NICOLE SACHIKO BAUTISTA to NICOLE UCHIMURA.

THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

**NOTICE OF HEARING SEPTEMBER 15, 2020 8:30 a.m., Dept. A Room: 904 Superior Court of California County of Los Angeles 200 West Compton**

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**Blvd Compton, CA 90220** A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Gardena Valley News DATE: JUN 22, 2020 MAURICE A. LEITER Judge of the Superior Court **Gardena Valley News 7/16,23,30,8/6/2020-97775**

**NOTICE OF AUCTION SELF STORAGE LIEN SALE**

IN ACCORDANCE WITH THE PROVISIONS OF THE CALIFORNIA SELF-STORAGE FACILITY ACT BUSINESS AND PROFESSIONS CODE, SECTIONS 21700-21716. THERE BEING DUE AND UNPAID RENT, STORAGE CHARGES, FEES AND COSTS, NOTICE IS HEREBY GIVEN THAT THE GOODS WHICH ARE STORED AT SAF KEEP SELF STORAGE - GARDENA WILL BE SOLD BY UNIT AND PUBLIC AUCTION, AT 2045 W ROSECRANS AVE. GARDENA, CA 90249. ON W W W . S T O R - A G E T R E A S U R E S . C O M BY ONLINE COMPETITIVE BID ENDING AFTER **JULY 30, 2020 AT 8:30 AM** AND ANY DATES TO BE ANNOUNCED AT AUCTION UNTIL ALL

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GOODS ARE SOLD OR UNTIL THE LIEN IS SATISFIED UNLESS THE CHARGES ARE PAID BEFORE THAT TIME. THE PROPERTY CONSISTS OF ARTICLES OF HOUSEHOLD AND BUSINESS PROPERTY STORED BY THE FOLLOWING PARTIES:

NAME: DESCRIPTION OF ITEMS: **RAMONA LEE GRILL**, BAGS, AND HOUSEHOLD ITEMS **PABLO ARIAS** TOOLS, TOTES, TELEVISION AND BOXES **ENO UDI FAN**, TIRES, RUG, HOUSEHOLD ITEMS, AND BOXES **KEITH THARPE** MATTRESS, CLOTHES, AND BOXES **KEITH DENNIS** TOOLBOX, AND WEIGHT SET **LANEISHA JOHNSON** BOXES, MATTRESSES, BAGS, TABLE AND TOYS **CHRIS ITOW** HOUSEHOLD ITEMS, SPORTS EQUIP., AND BAGS **ANGELA HOOKS** BOXES, BAGS, TOYS AND SUITCASES

**DAISY SANDOVAL**, MANAGER **SAF KEEP SELF STORAGE - GARDENA** TELEPHONE (310) 225-2577 **FACSIMILE** (310) 352-6944 **AUCTIONEER:** W W W . S T O R - A G E T R E A S U R E S . C O M (480) 397-6503 **Gardena Valley News 7/16,23/2020-97781**

**CITY OF GARDENA NOTICE OF PUBLIC HEARING ON ZONING CHANGES PUBLIC NOTICE IS HEREBY GIVEN that on July 28, 2020 at 7:30 p.m.** the City Council of the City of Gardena will consider Ordinance No. 1820, making changes to Title 18 of the City's Zoning Code, primarily relating to residential development standards throughout the City. The hearing will take place via an on-line platform that can be accessed from your computer, smartphone, or tablet. Detailed directions for accessing this hearing will be on the meeting agenda that will be posted on the City's website at <https://www.cityofgardena.org/agendas-city-council/> no later than July 24, 2020.

The changes in Ordinance No. 1820 include the following subject matters:

- Reduction of minimum dwelling unit size in all zones except R-1
- Clarifications/changes regarding distances between buildings
- Reduction in storage space sizes/changes in location for multi-family developments
- Change in Development standards for the Mixed-Use Overlay and R-4 zone including changes to heights, density, parking
- Specific Plan modifications - no longer required for housing project greater than 5 acres and can be used for a single lot
- Modifications to Parking Standards
- Lighting standards revised for multi-family developments
- Site Plan regulations modified to: allow Director to make minor modifications to approved site plan due to conflicts with other requirement; remove the type of use as a factor for consideration, including compatibility and overconcentration of uses.
- Modification to allow extensions of administrative approvals beyond a one-time 6-month extension.

On July 7, 2020, the Planning Commission recommended that the City Council adopt Ordinance No. 1820, including a modification of a reduction to the minimum dwelling unit size. Staff has determined that the Ordinance would not have any significant effects and is therefore exempt from CEQA under Guidelines § 15061(b)(3) and § 15305 as a minor alteration in land use limitations. You will have the opportunity to ask questions during the hearing. Additionally, you are encouraged to pose any questions or comments ahead of time by emailing CityClerk@cityofgardena.org. If you challenge the nature of the proposed action in court, you will be limited to raising only those issues you or someone else raises at the public hearing described in this notice, or in written correspondence delivered to the City at, or prior to, the public hearing. The proposed Ordinance may be viewed at <https://www.cityofgardena.org/agendas-city-council/>. If you need a hard copy, please contact the City Clerk's Office at (310) 217-9565. This notice is dated this 16th day of July, 2020. /S/ MINA SEMENZA CITY CLERK **Gardena Valley News 7/16/2020-97777**