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## Bicyclist killed in traffic collision

**DOWNEY** – A 47-year-old Norwalk man was killed Wednesday after he was involved in a traffic collision with a tractor trailer.

The collision occurred at about 6:11 a.m. Authorities say the Norwalk man was on a bicycle traveling westbound on Stewart and Gray Road when he collided with the tractor heading south on Bellflower Boulevard.

The driver of the tractor trailer was identified as a 59-year-old Lakewood resident. He did not appear to be under the influence of drugs or alcohol and was released after questioning, police said.

The bicyclist was pronounced dead at the scene. His identity was not publicly revealed.

The cause of the collision is under investigation. Anyone with information is asked to call Detective Haxton at (562) 904-2339 or Sgt. Miller at (562) 904-2342.

## Police increase patrol for pedestrian traffic violations

**DOWNEY** – Downey Police are stepping up enforcement of bicycle and pedestrian traffic safety laws this month.

“The department has mapped out locations over the past three (3) years where pedestrian and bike collisions have occurred along with the violations that led to those crashes,” the department said in a statement. “Extra officers will be on duty patrolling areas where bike and pedestrian traffic and crashes occur in an effort to lower deaths and injuries.

“Officers will be looking for violations made by drivers, bike riders and pedestrians alike that can lead to life changing injuries. Special attention will be directed toward drivers speeding, making illegal turns, failing to stop for signs and signals, failing to yield to pedestrians in cross walks or any other dangerous violation.

“Additionally, enforcement will be taken for observed violations when pedestrians cross the street illegally or fail to yield to drivers who have the right of way. Bike riders will be stopped and citations issued when they fail to follow the same traffic laws that apply to motorists.”

## Mayor accepting award nominations

**DOWNEY** – Mayor Alex Saab is accepting nominations for his new Distinguished Service Award.

The award will be presented to people and businesses “who have demonstrated outstanding and selfless service to the residents of Downey.”

Nominees must live, work or have a business in Downey. The person submitting the nomination does not need to live or work in Downey.

Nomination forms are available on the city’s website and can be emailed to asaab@downeyca.org or council@downeyca.org.

For more information, call (562) 904-7274.

## Miss Downey applications still available

**DOWNEY** – Little Miss, Junior Miss, Miss Teen and Miss Downey applications are still being accepted.

Applications are available at downeyrose.org (click on “Miss Downey”).

They also will be available at Miss Downey rehearsals, and will be accepted Jan. 25 and Feb. 1 from 5:30-6 p.m., with practice from 6 to 7:30 p.m. at Trinity Baptist Church.

For questions, please call Jennifer at (562) 714-5658.

# Downey City Council extends ban on medical marijuana dispensaries



By Alex Dominguez  
Contributor

**DOWNEY** – In their first meeting of 2016, Downey City Council unanimously voted on Tuesday to amend municipal codes 9428 and 9146, thus maintaining and adding to the city’s current prohibition on medical marijuana dispensaries.

Currently, municipal code 9428 states that “it is unlawful to for any person or entity to own, manage, conduct, or operate any medical marijuana dispensary or to participate as an employee, contractor, agent or volunteer, or in any other manner or capacity, in any medical marijuana dispensary in the City of Downey.” Code 9146 contains definitions.

With the council’s recent decision, prohibition on cultivation, delivery, testing, and manufacturing will be added to code 9428.

Downey Mayor Pro Tem Fernando Vasquez said that he had received correspondence from the community both for and against the amendments, however Tuesday’s meeting saw only two community members come forward to address the issue.

# Norwalk also votes against medicinal marijuana

By Christian Brown  
Staff Writer

**NORWALK** – The city of Norwalk is introducing new prohibitions against medical marijuana this month ahead of California legislation that grants the Department of Food and Agriculture power to permit distribution of the drug.

Effective March 1, local control of medical marijuana may rest in the hands of state regulators who will begin overseeing licensing authority in any city without a land use ordinance in place.

The provision is hidden in the Medical Marijuana Regulation and Safety Act signed by Governor Jerry Brown last year.

“It would behoove the city to implement its own ordinance in order to keep its local control,” said Kurt Anderson, Norwalk’s director of community development. “Criminal activity is often associated with medical marijuana activity...staff recommends a prohibition of medical marijuana cultivation both for personal and commercial use.”

The Norwalk City Council voted in 2008 to prohibit the establishment of medical marijuana dispensaries in all zones. This newest ordinance bans the cultivation, distribution and any commercial activities related to the drug.

According to the city staff report, officials worry marijuana cultivation could increase risks to public safety via robberies and break-ins. Also, staff cited

# Free carotid artery, blood pressure screenings Jan. 27

By Greg Waskul  
Contributor

**DOWNEY** – The world’s most successful stroke seminar series, which has already saved many lives of Downey residents, resumes on Wednesday, Jan. 27 from 9:30 to 11 a.m. at Rio Hondo Event Center with a presentation on Stroke Awareness and Prevention and free carotid artery and blood pressure screenings.

The featured speaker is Dr. Tara Dutta, a board-certified neurologist at Rancho Los Amigos National Rehabilitation Center. Dr. Dutta is also an adjunct assistant professor of Neurology at the Keck School of Medicine at the University of Southern California.

“The Downey community is much healthier today because so many local area residents have taken advantage of our 12 free seminars over the last three years,” said Deborah Massaglia, President of the RTH Stroke Foundation and a Downey native. The Foundation sponsors these free seminars with a team that includes PIH Downey Medical Center, Rio Hondo Event Center and The Downey Patriot.

“We are providing free carotid artery screenings at the January 27 seminar, which would cost approximately \$500 each in a doctor’s office. We have found many participants who had blockages in their carotid arteries which would have inevitably led to serious medical issues had they not been discovered. It’s why we encourage local community members to sign up for the seminar,” she said.

“It’s incredible how fast these seminars fill up,” said Mark Shelton, who

One resident, Irene Hesse, said that “to ban cannabis in the City of Downey is against our rights as Cannabis medicinal use patients.”

Hesse also asked the council to consider waiting till a later date to decide on the amendments in order to look into other options.

“There’s many ideas for dispensary. I know that we can comply by the state laws if we look into and get more education on it.”

Another citizen, who asked to be referred to as Advocate Herman, echoed some of Hesse’s thoughts on postponing the decision, however did not take a specific side.

“I personally am not for it, nor am I against it...I can’t measure what the situation is here tonight other than know for a fact that how I’ve seen one individual in my life change to live two years is better than watch someone die and suffer in cancer [or] some uncontrollable disease.”

Addressing both speakers and the public response that he had received, Mayor Pro Tem Vasquez said that he understood the benefits of a dispensary in the city, including economically, however “it’s not always about the taxes.”

“Unfortunately right now there’s a conflict between state and federal law,” said Vasquez. “Based on what I’ve seen there are insufficient control mechanisms to regulate the use of medical marijuana right now. I don’t think it’s the time and place for the city right now to be allowing medical marijuana dispensaries, cultivation, distribution, and so on. There just are insufficient policies and procedures right now at state level and the federal; they can’t get their act together. So until they do, we at the local level are forced to be able to take control of the situation.”

Council member Roger Brossmer said that “there is a clear difference between use and sale.” Brossmer declined to comment on his opinion of marijuana use, however did say, “I just don’t want it sold in this city.”

Mayor Alex Saab mirrored Vasquez’s and Brossmer’s opinions.

“I’m not here to judge; we’re not here to judge. Whether you use or not, that’s your own personal decision and that’s not the decision before us,” said Saab. “Until we’re able to regulate it just like we do prescription drugs out of a pharmacy...then I probably wouldn’t feel comfortable going forward in approving something like this.”

the “skunk-like” fumes and potential fire hazards associated with its growth and use as reasons to ban the substance completely.

City council members will vote on the final draft of the ordinance during its next meeting scheduled for Jan. 19.

### Branding

The city of Norwalk has also hired a branding firm to revamp its image, offering the 59-year-old town a new logo, motto, brand characteristics, and visual elements.

In a unanimous vote last Tuesday, the city council approved a \$122,650 contract with Tripepi Smith and Associates, who will launch a city branding committee next month to access community feedback.

The branding committee will consist of key stakeholders such as active residents, seniors, youth, business owners, council members, government employees, and non-profit representatives.

Beginning this month, the Irvine-based Tripepi Smith and Associates will research and compare near-market cities for their branding and will produce goals for Norwalk. The firm will also host community engagement forums in neighborhoods around the city from February to April in order to garner sentiments about what kind of city residents desire.

By August, the city plans to unveil a branding statement, a brand identity, a motto and logo.

manages the Rio Hondo Event Center. “So many lives have been saved and many people I know have found out they needed immediate medical attention for extremely high blood pressure, which is a major risk factor for stroke.”

“We suggest that if you wish to attend, that you sign up immediately by calling toll-free to (888) 794-9466 so that you can secure your place at this important event,” Deborah said. “And you are also going to hear a great speaker. We are thrilled that Dr. Dutta will be presenting at the first of our four Downey events for 2016,” Deborah said.

Dr. Dutta earned Bachelor’s degrees in Biology and Spanish at Butler University, a Master of Arts in Human Physiology at Ball State University, and completed medical school at Indiana University. She did her neurology residency and stroke fellowship training at University of Maryland in Baltimore before coming to Rancho to practice in September 2014.

Currently she acts as a co-director of the Neurology System of Care; attends on the inpatient Neurology service and provides consultation to the Rehabilitation and Medical service and oversees Neurology resident trainees and medical students from USC.

Dr. Dutta also acts as the site principal investigator for SUCCEED, a National Institute for Health-funded trial investigating the impact of a community health worker intervention to prevent stroke. In addition, she is involved in several academic and performance-improvement activities at USC and Rancho

Dr. Dutta will be providing vital information about stroke. “Eighty percent

See SCREENINGS, page 10

## Weekend at a Glance

Friday 63°

Saturday 66°

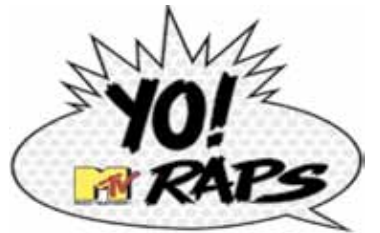
Sunday 69°

### THINGS TO DO



#### R&B Fest

**Saturday - Microsoft Theatre, 7 p.m.**  
Ginuwine, Tony Tone Toni, 112, Bobby Brown, and others perform live on stage. \$67 and up



#### Yo! Raps

**Sunday - Epic Lounge, 10 p.m.**  
Dance to classic hip hop, funk, breaks, and more music from the Golden Era. No cover charge



#### Monster Jam

**Saturday - Angels Stadium, 7 p.m.**  
Watch monster trucks roar through a custom-designed track. Tickets start at \$10

### FROM OUR FACEBOOK

#### The state of Downey neighborhoods

**Carol Berkeley:** Downey has always been the city that people in surrounding areas aspire to live in. Hate seeing these real estate people mess up the neighborhoods with the over built ugly butt mansions

**Sandra Luz:** Even before I moved to Downey I knew the new homes as “McMansions”. I miss the one old home on Cherokee by Lakewood that was torn down. It looked like a home from the south.

**Julie Skillman:** I loved my hometown of Downey. But, just like other cities, it has changed. Change is inevitable. It will never be what it was as we knew it. Just like the surrounding areas.

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### TWEET OF THE WEEK

@\_adrianax3: everything about cinemark just smells like new esp the seats. It’s the greatest thing ever

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# SPORTS BRIEFS: Warren cross country runners named to Dream Team

By Mark Fetter Contributor

**DOWNEY** – The Warren High School girls' cross country team continued to receive accolades over the Christmas break for their outstanding 2015 season.

After finishing third at the C.I.F. Division I Finals at Mt. SAC and 12th at the State Meet in Fresno over the Thanksgiving break, five Lady Bear runners were recognized for their outstanding efforts.

Warren High School senior cross country runners Gwendolyn Hurtado, Samantha Tabares and Janeane Hernandez all received Long Beach Press Telegram First-Team Dream Team Honors. Second Team Dream Team Honors went to Lady Bear juniors Carlota Conant and Trinity Gomez.

For her efforts in cross country,

Janeane Hernandez was offered a full-ride scholarship to attend Baker University in Kansas where she will have an opportunity to compete in cross country, basketball and track and field. Gwendolyn Hurtado is considering pursuing her running career at Texas Christian University or at the University of Texas-San Antonio.

Coach Waldron and his staff are extremely proud of what his runners were able to accomplish this season. This was the second time in the last seven years (2009) the Lady Bears have qualified to run at the state meet in Fresno. With only three seniors graduating in 2016, Warren will reload for next year. Warren is the 2015 S.G.V.L. champion and look to continue their strong running next season.

The Warren High School boys' soccer team tied Paramount Tuesday

at Warren 2-2 in the league opener for both schools.

Warren led 2-1 at halftime but Paramount rallied back in the 72nd minute with the equalizer. Neither team scored in extra time so the game ended in a 2-2 tie.

Warren came into the game ranked 7th in the latest Division I poll while Paramount came in ranked 1st.

Paramount striker Oliver Meza scored in the 4th minute to give the Pirates a 1-0 lead. Warren answered back when Sergio Flores scored a goal in the 20th minute and Julian Rojas' gave the Bears the lead when he scored a goal off the crossbar in the 33rd minute.

Warren had a chance to go ahead 3-1 in the 55th minute but Flores pulled a penalty kick wide left. Paramount's late goal in the 72nd minute tied the game at 2.

It appeared Paramount had

taken the lead in the first five minute overtime period when an apparent goal was disallowed after Paramount was called for being offside. Paramount outshot Warren 18-12 and was called offside eight times. There were a total of seven yellow cards handed out in addition to two red cards. It was an intense game that ended in a draw.

Warren currently has an overall record of 8-3-1 and are 0-0-1 in S.G.V.L. play. Paramount currently has an overall record of 10-1-3 and is also 0-0-1 in S.G.V.L. play.

The two teams will meet again at Paramount on January 28.

Warren traveled to Gahr yesterday and Paramount hosted Dominguez (scores unavailable at press time). Warren will travel to Dominguez next Thursday to face the Dons.

The annual Downey-Warren cross-town rivalry wrestling match took place at Warren High School last Thursday night and Downey won 51-15.

The wrestling began at 119 pounds when Roland Dominguez of Downey got the Vikings off to a 3-0 lead. Downey pinned Warren at 126 and

132 pounds to take an early 15-0 lead. Armando Padilla (132) played a key role in this surge.

Warren won at 138 pounds and pulled to within 15-3. Downey pinned at 145, 152 and 160 pounds to pull away 33-3. Nick Arrellano (160) finished this run for Downey. Warren won at 170 pounds on a pin by Bear standout Gabriel Rodriguez to bring the score to 33-9. Warren won at 182 and 195 pounds to pull to within 33-15. That is as close as the Bear comeback would get, however.

Downey's Bradly Russel won at 220 pounds and Downey won by pin at 285 pounds to stretch the lead to 42-15. Downey won at 106 pounds when Jonathan Prata pinned his opponent and also won at 113 pounds when Dilan Ajtun won by decision to bring the score to 51-15.

Coach Soto and his staff are extremely proud of his wrestlers. Downey now has the inside track to the 2016 S.G.V.L. title. The Vikings are the defending 2015 C.I.F. Western Division Dual Meet champions after defeating San Marino 33-32 in the Final last year at Long Beach Millikan High School.

It appears as if the Vikings are

gearing up to make another run at the C.I.F. Dual Meet team title.

The Downey High School boys' basketball team currently has an overall record of 15-2 and began San Gabriel Valley League play Wednesday night against Dominguez at Dominguez (score unavailable at press time).

Downey is coming off a 75-64 win against Sunny Hills at Sunny Hills last Friday night in their final preseason game. The Vikings will host Lynwood tonight, will travel to Warren next Wednesday and will travel to Gahr next Friday.

The Vikings have been led this season by seniors C.J. Smith (16.4 ppg) and Tyler Dees (11.9 ppg). Downey is currently on a seven game win streak and playing well as S.G.V.L. play begins. The Vikings are currently ranked 154th in the nation and 24th in the state.

Downey finished last season with a 19-9 overall record and were 6-4 in league play. The Vikings were eliminated by San Clemente at San Clemente 54-43 in the first round of the C.I.F. Division 1AA playoffs. Coach Shelton, his staff and players are looking forward to the start of league play.

The Downey High School girls' basketball team currently has an overall record of 11-5 and began San Gabriel Valley League play Wednesday night against Dominguez at Dominguez (score unavailable at press time). Downey is coming off a 61-44 win against Schurr at Downey last Thursday night in their final preseason game. The Lady Vikings will host Lynwood tonight, will travel to Warren next Wednesday and will travel to Gahr next Friday.

The Vikings have been led this season by freshman point guard Surie Camacho (9.8 ppg), senior post Dalia Makhlof (7.9 ppg), junior guard Lynette Garcia (7.8 ppg) and junior forward Danise Herrington (7.7 ppg).

Downey finished last season with a 15-12 overall record and were 6-4 in league play. The Lady Vikings were eliminated by Great Oak at Great Oak 47-38 in the first round of the C.I.F. Division 1AA playoffs.

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An Environmental Reminder...

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John Grzebyk Gallatin Elementary School Mrs. Johnson's Class

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City of Downey

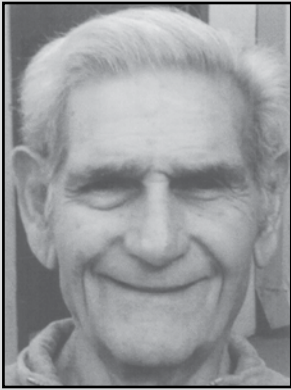
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*In Memory of*  
**Don Nassar**

September 15, 1927 to December 20, 2015



Don was born in Toledo, Ohio on September 15, 1927. He passed on December 20, 2015. He died of Alzheimer, peacefully surrounded by his family. He lived in Huntington Park, through his growing years and graduated from South Gate High School in 1945. He was immediately drafted into the Army, where he spent 2 years in the Signal Battalion. Soon after returning, he met Dorothy, and they were married in 1951. He worked for Bob Spreen Cadillac in Huntington Park, which would eventually become Penske Cadillac in Downey. He was the Service Manager for Penske Cadillac and earned the nickname Auto Doc by his clients. Don retired in 1989. He was an avid golfer, and was a member of Candlewood Country Club for 35 years. He is survived by his wife of 64 years, Dorothy, a son Mike (Letty) a daughter Sandy (Art) and a daughter Raven. Our hearts are broken, but you will always be remembered.

*In Memory of*  
**George Allen Avery**

Funeral services for George Allen Avery, 82, of Downey, were held Thursday, January 7, 2016 at 1:00p.m. in the Rainbow Chapel at Rose Hills Memorial Park, Whittier, CA.

The Revs Terry and Joe Risser officiated. His internment was in the Sacred Heart section of Rose Hills.

He passed away Sunday, December 27, 2015 at Marina del Rey Hospital. He was retired from Downey Unified School District, where he worked 35 years as a maintenance painter.

He is survived by his partner Pauline Mann of Downey, his ex-wife Faith Cormack or Artesia, two daughters Rebecca Hubbert of Lebanon, Oregon, Sharon Leon of Lincoln, California and one son Darryl Avery of Downey, California; five grandchildren, Derrick, Darren, Ashley, Destiny and Logan, and one great-granddaughter, Janay.

Pallbearers were Julie Alvarado, Jim Leon, Logon Leon, Darren Avery, Geneva Ramierz, Sharon Leon, Ashley Avery and Rudy Quizuivix.

**Carol Rowland is guest speaker**

DOWNEY – Carol Rowland, coordinator of Keep Downey Beautiful and a Gangs Out of Downey board member, will be guest speaker Wednesday at the American Business Women's Association's monthly dinner meeting.

The meeting begins at 6 p.m. at the Rio Hondo Event Center.

For reservations, email Ilda Vaja at vajafamily@hotmail.com.

**Sertoma has new meeting location**

DOWNEY – Effective Jan. 12, Downey Sertoma Club now meets in the private meeting room at Rio Hondo Event Center, next to Hackers.

The service club meets at 6 p.m. on the second and fourth Tuesday of every month.

**Library fundraiser at Chili's**

DOWNEY – The Friends of the Downey City Library will hold a fundraiser at Chili's restaurant at Downey Landing this Wednesday, Jan. 20.

Chili's will donate 15% of food sales when presented with an event flyer. Flyers are located in the Friends Bookstore inside the library or by calling (562) 928-4327.

**Polly Anderson was former Downey resident**

DOWNEY – Alta Pauline "Polly" Anderson was born in Los Angeles County on May 12, 1928. She was raised by her mother and stepfather, Alta Miller and Earl Kent.

She attended school in Santa Barbara and graduated from Santa Barbara High School in 1946. She was awarded a full scholarship to BYU but was unable to attend. She went to Los Angeles City College and certified in Early Childhood Education.

She married Robert Alvin Sorensen in Los Angeles in 1948. They lived in Downey, where their first two daughters were born: Christine Ann in 1951, and Lynne Diane in 1954. In 1955 the family moved to San Jose, where their next two daughters were born: Susan Joanne in 1958, and Carol Pauline in 1959.

After her daughter Susan was born she re-entered college, taking night classes and eventually earned a Bachelors Degree at San Jose State University. She went an additional year to obtain her Teachers Credential, which began a long career as an elementary teacher, reading specialist, and assistant principal.

Polly was an active member of the Church of Jesus Christ of Latter Day Saints.

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Cesar Macedo is a recognized financial advisor and member of LPL Financial. His professional career has spanned over 18 years where he has helped transition hundreds of investment clients into retirement. Cesar joined LPL Financial in 2007.

Cesar is a graduate of the University of California, Santa Cruz, receiving a Bachelors degree in Economics. He received his Personal Financial Planner Certificate from U.C. Irvine and his Certified Financial Planning designation from the Certified Financial Planner Board of Standards in 2004. In addition he has earned his Chartered Life Underwriter designation from The American College. He earned his MBA from Cal State Long Beach. His professional affiliations include the Financial Services Institute.

Cesar's hobbies include reading and golf. Cesar is a member of various chamber of commerce organizations.

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**Metro Briefs**

**Regional Connector Project Closures**

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## Opinion page

Dear Editor:

Re: "Reaction to President Obama's Executive Action on Gun Control"  
Excellent presentation of all political points of view. It was so refreshing to have a single, non-biased article. Keep up the good work.

Re: "Government Needs to Work Better": Amen.

Millie Tyson  
Downey

## Response to Lee Hamilton

Dear Editor:

Re: "Government Needs to Work Better"

I take anything on this subject from ex-Congressman Lee Hamilton with an 18-wheeler of salt --

Lee never met an expansive government program that he disapproved of, or couldn't - in his view - be bigger.

Now, he says that "government needs to work better"? Hah!

Well, I paraphrase Thomas Jefferson when I say that the government that works less, works best.

Let's make government smaller so that it is a smaller, and inconsequential factor, in our day-to-day lives, at both the federal and state levels.

Drew Kelley  
Downey

## Government waste

Dear Editor:

On Dec. 27, the Times published a great photograph of the "Precision Tracking Space System" (PTSS) with the following caption: "The Planned network of nine to twelve satellites orbiting high above the equator was designed to detect missile launches and track warheads in flight. Four years after its inception, the government quietly killed the program before a single satellite was launched."

The program cost \$231 million. The people working in the program in 2013 left the Department of Defense, saying that "the PTSS would have been an important investment to make for the long term. It might have proved its worth 10, 20, 30 years from now"

It never worked. Now we know why Social Security recipients did not get a raise (COLA).

This is only an example of how the government has better ways to spend our tax money. Not very wisely, though.

Margo Baird  
Downey

## Squared away

Dear Editor:

I actually enjoyed Byron Dillon's letter last week about his cleaning up graffiti in his neighborhood.

There actually might be a military factor here. In a previous letter I believe Mr. Dillon indicated he had been a captain in the Air Force, and had also been in the Navy.

Myself, I was enlisted in the Navy. In the military, if everything is copacetic, things are said to be "squared away." On military bases, to keep things shipshape, it is common for personnel to "police up an area." At Kaneohe Marine Corps Air Station there was a parade ground known as "block alpha," which we regularly scoured of any stray trash.

This might explain, in part, why Mr. Dillon and myself like to see our neighborhoods "squared away," by being trash and graffiti free.

Hopefully, we can say the same of our fair city.

Jack Russell  
Downey

## Roybal-Allard: Migrant families have right of due process

Last week, Congresswoman Lucille Roybal-Allard (CA-40) issued the following statement about the Department of Homeland Security's apprehension of migrant women and children:

"I am deeply disappointed in the harsh enforcement tactics the Department of Homeland Security is using to apprehend vulnerable migrant women and children. At a time when DHS is attempting to rebuild a relationship with Latino communities, the invasion of people's homes and neighborhoods sows fear and distrust, and subjects migrant women and children to further trauma.

"Many of the individuals targeted by DHS fled violence and terror in their home countries, and made the difficult journey to our nation because it was the only way to protect themselves and their families. Throughout America's history, our country has been a safe haven for those seeking asylum. We should not turn our backs on these women and children or attempt to deter them in their moment of greatest need.

"I am also greatly concerned that the people who have been targeted in DHS removal operations have been unable to fully present their case for asylum due to a lack of legal representation or inadequate representation. In keeping with our immigration laws, removal from the country is sometimes required at the conclusion of immigration court proceedings, but our government should have absolute confidence that due process has been afforded to the women and children seeking our nation's protection, and that returning these vulnerable populations to their home countries will not place them back in harm's way."

## Reaction to President Obama's State of the Union address

**Congresswoman Linda Sanchez:** Tonight, the President reminded all of us that we each have a stake -- and a say -- in our country's future.

As I listened and reflected on the past seven years, I remembered that achievement takes hard work and commitment. Yet, with 70 straight months of job creation, President Obama and Congressional Democrats can proudly say that we have helped to lead our nation's economy back from the depths of the Great Recession.

We can say that because of the Affordable Care Act more Americans have health coverage than ever before. "And because we stood shoulder to shoulder against hate and intolerance, a same sex couple in California can legally get married.

Of course there are areas which I would have liked to see more done, especially when it comes to immigration. However, what's clear after tonight it is that the American people are looking to us to put partisan politics aside and get to work on helping working families thrive. I am hopeful Congress -- even in this election season -- can still do the work our constituents sent us here to get done.

I believe that we can get back to debating big ideas and meet the challenge the president laid out in his State of the Union address.

**Donald Trump:** The State of the Union speech was one of the most boring, rambling and non-substantive I have heard in a long time. New leadership fast!

**Congresswoman Lucille Roybal-Allard:** Tonight, President Obama made a bold and inspiring call for action to confront the many challenges our nation faces at home and around the world.

Over the past seven years, it has been my privilege to work with the Obama Administration to build a more perfect union, and I stand ready to do whatever I can in the coming year to keep America moving forward. While the president and I have differed on some issues over the years, including recent enforcement policies targeting refugees, I believe that the large majority of the decisions he has made over the course of his administration have made America a better, safer, and more prosperous nation.

Now is not the time to stop the progress we have made. It is incumbent on all of us, Democrats and Republicans, to come together and implement policies that will continue to create jobs, grow our economy, expand paychecks, keep our country safe, and bolster America's reputation as a land of freedom, justice, and equality for all.

If we continue to harness the energy, optimism, and ingenuity of the American people, we are sure to leave future generations a country with a bright and welcoming tomorrow.

**Sen. Ted Cruz:** President Obama's speech tonight was more of the same. It was less state of the union than it was a state of denial.

The President refused to say the words "radical Islamic terrorism" much less demonstrate any plan to destroy it. He diminished the threat of ISIS. The American people are tired of having a president who will not even acknowledge the evil we're facing much less do anything to stop it.

**Carly Fiorina:** Tonight, President Obama once again proved that he is a politician, not a leader. Instead of talking about solutions, he talked politics.

## Winning the fight for \$15 in 2016

By Jill Reese

Millions of low-paid Americans rang in 2016 with a raise, as a handful of state minimum wage increases went into effect on the first day of January.

Many of those raises are a barely noticeable 15 or 20 cents an hour — little comfort to people struggling to make ends meet. But workers in the cities and states that voted for more robust wages last year saw much more significant gains.

Minimum wage workers in Alaska, California, Massachusetts, and Nebraska, for example, are finding a dollar-an-hour increase in their paychecks. Workers in Hawaii are enjoying an extra \$1.25 an hour. In Seattle, some workers at bigger companies are seeing a substantial \$2 hourly increase as the city's \$15 minimum wage is phased in.

The national campaign for a \$15 minimum wage emerged as a leading economic justice issue last year. It's also a critical racial justice issue: Half of all African-American workers and almost 60 percent of Latino workers make less than \$15 an hour.

The momentum to raise the minimum wage will only increase in 2016 as public support grows. Yet too many states — 21 of them, concentrated mainly in the South — haven't budged from the federal minimum wage of \$7.25 an hour, unchanged since 2009.

Many of these holdouts have deep pools of poverty. Most deny poor families health care by refusing to expand Medicaid, and nearly all have held the sub-minimum wage for tipped workers to \$2.13 an hour for 25 years.

The problem with efforts to raise the wage city by city and state by state is that it leaves out workers in states without a citizen initiative process, or in communities without strong unions or leadership. Millions of low-wage

## A formula for more murder

By Mitchell Zimmerman

Picture a world in which most of the people you encounter — on the street or at work, in stores or classrooms, at the movies or in church — are openly carrying guns.

That's the world Second Amendment absolutists are promoting when they repeat their mantra, "The only thing that stops a bad guy with a gun is a good guy with a gun," and blame mass murder victims for not going about armed.

They're wrong. More gun carrying is actually a formula for more murder.

To understand why, we need to look at two things — the nature of most American murders, and the nature of most American murderers.

Five mass shootings garnered the bulk of the news coverage about gun violence last year. But the 40 people slain in these well-known massacres account for a very small proportion of the 11,000 Americans who die in gun homicides each year.

President Barack Obama referred to that carnage in his recent remarks on gun violence, when he announced some modest executive orders to register more gun sellers and strengthen background checks on buyers.

"Every time I think about those kids it gets me mad," he said of the 2012 massacre of elementary school children in Connecticut. But, he added, "it happens on the streets of Chicago every day."

Indeed it does. And throughout the land. The bulk of America's gun homicides happen in a slow, daily, bloody grind.

Few involve mass murders by deranged strangers or terrorists. According to FBI data, 90 percent of murders in America involve a single victim. Four out of five victims are acquainted with their killers, and over a third of murders are committed by intimate partners or family members.

"Most homicides are momentary lapses," a Kansas law enforcement official explains. "They happen in fits of anger or fights over drugs."

Talk about "good guys" and "bad guys" is fine for cowboy movies. But in the real world, most killers were (more or less) good guys until they lost it and became murderers. Carrying a gun probably won't protect you against the

Despise his rhetoric, Americans know that our economy is lagging, our leadership in the world is waning, and the very character of our nation is threatened.

This administration has continued to grow a bloated, corrupt government that serves only the powerful, the wealthy, and the well-connected. President Obama talked about wanting to end crony capitalism -- but then proposed doubling down on the same policies that have enabled this corruption and ineptitude.

We cannot elect Hillary Clinton to the White House. She has promised throughout her campaign to extend and expand Barack Obama's failed policies. And, like this President, she has always put politics ahead of problem-solving. She lacks a track record of leadership and accomplishment. She has lied. It is the Clinton way.

We need a nominee who can beat Hillary and who will finally hold her accountable. One thing is clear: Hillary Clinton will wipe the floor with Donald Trump.

I can beat Hillary Clinton and I will. I will force her to fight on her record -- on her lies and lack of trustworthiness, whether that's about emails and servers or Benghazi.

It is time to elect a leader who has been tested, who will see and speak and act on the truth. We need a President who will be a clear-eyed advocate for policies formed by principles, not by polls and politics.

**Hillary Clinton:** From a stronger economy to affordable health care to common sense gun measures, we've accomplished so much under President Obama's leadership. We need to build on that progress—not go backwards.

**Gov. John Kasich:** We're going to cut taxes, balance the budget and get government out of the way so every American can rise. We're also going to strengthen our military and renew our alliances to proclaim the values of the civilized world and stand up to extremists and bullies. On-the-job training in this presidency has marched us down a trail of failure and left America weaker, divided and adrift. That's going to end and by working together we're going to fight, win and succeed.

**Mike Huckabee:** Obama's endless excuses are out-of-control and Americans have had enough. He pats himself on the back for giving us an Affordable Care Act no one can afford. He glows and grins about an economy that's punching millions of Americans in the gut. And he refuses to accept an ounce of responsibility for his epic foreign policy disasters. Set aside our Union, Obama's mind is in a state of confusion, delusion and decay.

It's time we stop bankrupting Social Security, Medicare and our children's future and start acting like the United States. It's time we quit making excuses for radical Islam, attacking Christians and apologizing for being Americans. I'm running for President to burn down the corrupt Washington political machine and put Americans first.

**Martin O'Malley:** No President of the United States in modern times inherited bigger challenges than President Obama. Blessed for his leadership, thankful for his service. Let's build on it.

workers are at risk of becoming a left-behind underclass.

That means it's time for Congress to increase the national minimum wage — and to abolish the lower, sub-minimum wage for tipped workers. If they aren't sure how to do it, leaders from New York to Los Angeles have provided plenty of examples.

Research from my organization, the Alliance for a Just Society, shows that a living wage for a single adult ranges from \$14.26 in Arkansas to \$21.44 in Hawaii. On average, a worker would have to put in 93 hours a week just to get by on the federal minimum wage of \$7.25 an hour.

The numbers underscore the crisis facing families in our country.

Often, low-wage workers are told that the solution is to go get a better-paying job, but the reality is there are nowhere near enough jobs that pay a living wage. The occupations with the most job openings — in retail and restaurants — pay the least, and they're most likely to be part-time.

We've become a low-wage nation, with implications that reach far beyond just low pay. Low-wage jobs also mean part-time hours, unpredictable schedules, and no benefits or paid sick leave — making it impossible for workers to break even.

It's unacceptable that anyone who works full-time in our country should go hungry, homeless, or without care for their child. This is the year to make all wages living wages. Without action, Congress is endorsing the creation of a new class of poverty among our workers.

*Jill Reese is the associate director of the Alliance for a Just Society, a national organization focusing on economic and racial justice. AllianceForAJustSociety.org*

ordinary murderer you know.

Of course, some murderers aren't ordinary. A handful of killers want to slay large numbers of strangers. But because random mass shootings are relatively rare, the shooters will always have the advantage of surprise — whether you're armed or not.

Replay the Sandy Hook Elementary School murders with kindergarten teachers packing handguns. When the murderer enters the classroom in that event, what does he do first? He shoots the teacher.

Or are teachers supposed to draw their guns whenever the classroom door opens?

Sure, you can make up a scenario in which an armed bystander might limit a mass killing. It's far more likely, though, that a civilian "good guy with a gun" would overreact and turn a misunderstanding into a bloodbath. Or that more people will kill each other in fits of anger.

This may explain why so few people have been ready to try the absolutist solution. Outside law enforcement, barely 3 percent of Americans carry guns outside the house on a daily basis.

A recent study looked at that 3 percent. More than half of them acknowledged losing their temper and getting into fights, smashing things, or having other angry outbursts.

Armed, angry, and impulsive: People who feel the need to have their guns with them all the time aren't a bulwark against violence — they're more likely a source of it.

Such people are less like Gary Cooper in High Noon and more like the man in Chapel Hill, North Carolina who brought his rifle along when he went to complain to his neighbors about parking issues — and ended up murdering them.

The "good guys with guns" jingle advertises a phony fix to the real problem of gun violence in America.

*Mitchell Zimmerman is an intellectual property lawyer who devotes much of his practice to pro bono work.*

## The Downey Patriot

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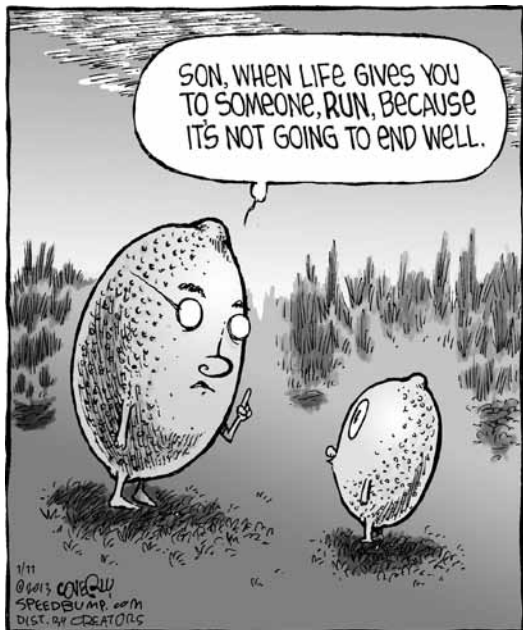
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## SPEED BUMP



## DAVE COVERLY



# Downey Community Calendar

### EVENTS FOR JANUARY

Saturday, Jan. 16: **Keep Downey Beautiful cleanup**, See's Candy off Paramount Blvd., 9 a.m.  
 Saturday, Jan. 16: **International Jr. Miss California 2016**, Downey Theatre, 3 p.m.

### CITY MEETINGS

1st & 3rd Wednesday, 6:30pm: Planning Commission, Council Chamber at City Hall.  
 1st Tue., 4:00pm.: Recreation and Community Services Commission, Council Chamber, City Hall.  
 1st Tue., 6:00pm: Emergency Preparedness Committee, at Fire Station No. 1, 12222 Paramount Blvd.  
 2nd & 4th Tue., 6:30pm: City Council, Council Chamber.  
 3rd Tue., 6:30pm: Library Advisory Board, at Downey City Library.  
 4th Mon., 5 pm: Green Task Force, at City Hall.

### Regularly Scheduled Meetings

#### MONDAYS

7 pm: Boy Scout Troop 2, at Downey United Methodist Church, call 869-6478.  
 2nd Mon., 11 am: American Legion Auxiliary #270, at United Methodist Church, call 304-3439  
 4th Mon., 7:30 pm: Downey Numismatists, at Downey Retirement Center, call 862-6666.

#### TUESDAYS

9:30 am: Downey Seniors Club, at Apollo Park, call Paul Sheets at 714-618-1142.  
 10 am: Downey Bocce Club, at 7850 Quill Drive, call John Fiorenza at 652-4399.  
 12 pm: Rotary Club, at Rio Hondo Events Center, call William Medina 413-3477.  
 6 pm: Toastmasters Club 587, at First Baptist Church, call Karika Austin 260-3856.  
 7 pm: Downey Knights of Columbus Bingo, at 11231 Rives Ave., call 923-1932.  
 7 pm: Healing Room and Prayer, at Desert Reign Church 11610 Lakewood Blvd, call 861-6011.  
 1st Tues., 7:30 am: Gangs Out of Downey, at City Hall training room.  
 2nd Tues., 3:30 pm: Keep Downey Beautiful, at City Hall, call 905-7103.  
 2nd and 4th Tues., 6 pm: Sertoma Club, at Cafe 'N Stuff, call 927-6438.  
 2nd Tues., 6 pm: Downey Fly Fishers, at Apollo Park, call 425-7936.  
 3rd Tues., 6:30 pm: Community Emergency Response Team meeting, Fire station 1, 12222 Paramount.  
 3rd Tues., 6 pm: American Legion #270, at Sizzler Restaurant, call 544-0372.  
 Tues., Thurs. & Sat., 10 am: Downey Bocce Club, at 7850 Quill Drive, call John Fiorenza 652-4399

#### WEDNESDAYS

7 am: Kiwanis Club, at Rio Hondo Events Center, call Steve Roberson at 927-2626.  
 1 pm: Women's Bocce Club, at 7850 Quill Drive, call Marie Puch at 869-4366.  
 7 pm: Out Post 132 Royal Rangers, at Desert Reign Church, call 928-8000.  
 1st Wed., 11 am: Woman's Club of Downey, call Cheryl Olson 833-8954.  
 1st Wed., 11:30 am: Downey Coordinating Council, Community Center, call Cindy 803-4048.  
 1st Wed., 7:30 pm: Downey Stamp Club, at Maude Price School cafeteria, call 928-3028.  
 2nd Wed., 11:30 am: Christian Women's Club, at Los Amigos Country Club, call Anita 861-3414.  
 2nd Wed., 7:30 pm: Downey Model A Club, at Gallatin School Cafeteria, call 928-4132.  
 3rd Wed.: Downey Dog Obedience Club, at Apollo Park, call Gina 869-5213 or Valerie 420-2972.  
 3rd Wed., 10 am: Los Angeles County Quilters Guild, at Women's Club, call (310) 604-0725.  
 3rd Wed., 10 am: OLPH Women's Guild, at OLPH School Auditorium, contact Armida Lugo, (562) 715-6142.  
 3rd Wed., 6 pm: American Business Women's Association, Rio Hondo Country Club, call Barbara 863-2192.  
 4th Wed., 12:00 pm: Retired Federal Employees, at Barbara J Riley Center, call 943-5513.  
 4th Wed., 7:30 pm: US Coast Guard Aux. Flotilla 5-10, First Presbyterian Church, call Brian 419-5420.  
 Wed.& Fri., 10:15 am: Senior Bingo, at Apollo Park, call 904-7223

#### THURSDAYS

7:30 am: Connections Networking, at Bob's Big Boy, for info., call Nick Smith, 861-5222.  
 7:30 am.: Soroptimist Int'l of Downey, for information, call Mia Vasquez, 806-3217.  
 9:30 am: Take off Pounds Sensibly, at Barabara Riley Senior Center, call (800) 932-8677.  
 12 pm: Kiwanis Club of Downey, at Rio Hondo Events Center, call Roy Jimenez 923-0971.  
 12 pm: Optimist Club of Downey, at Rio Hondo Events Center.  
 6:30 pm: Downey United Masonic Lodge # 220, 8244 3rd St., call 862-4176.  
 7 pm: Troop 351, Boy Scouts of America, at First Baptist Church, call 776-3388.  
 1st Thurs., 12:00 pm: Downey Christian & Professional Luncheon, Sizzler's Restaurant, call James 310-1335.  
 1st Thurs., 7:30 pm.: The Downey Amateur Radio Club, at First Baptist Church room 120.  
 2nd Thurs., 7:30 pm: Beaming Rebel Foxes Collectors Club, call Carl D. Jones at 923-2400.  
 2nd & 4th Thurs., 6 pm: Lions Club, at Coco's, call Lenora (310) 283-9825.  
 3rd Thurs., 4 pm: Public Works Committee, at City Hall Training Room.  
 3rd Thurs., 6 pm: Downey CIPAC, at Sizzler's Restaurant, call Rich Tuttle 413-6045.  
 4th Thurs., 10 am: Assistance League, at Casa De Parley Johnson, call 869-0232.  
 4th Thurs., 7:30 pm: Downey Historical Society programs, at Community Center, call 862-2777.

#### FRIDAYS

7:30 am: Pro Networkers, at Mimi's Cafe, call Barbara Briley Beard at 869-7618.  
 3rd Fri., 8:30 am: Women's "In His Glory" Ministry at Los Amigos C. C. 622-3785.

#### SATURDAYS

9 am: Farmers Market, Downey Avenue at 3rd Street, call 904-7246.  
 4th Sat., 12:00 pm: Downey Arts Coalition, email contact@downeyarts.org.

### On This Day...

**Jan. 14, 1952:** NBC's "Today" show premiered.  
**1954:** Baseball player Joe Dimaggio and actress Marilyn Monroe were married at San Francisco City Hall.  
**1963:** George C. Wallace was sworn in as governor of Alabama with a pledge of "segregation forever."  
**1970:** Diana Ross and the Supremes performed their last concert together, at the Frontier Hotel in Las Vegas.  
**BIRTHDAYS:** Actress Faye Dunaway (75), wrestler "Hacksaw" Jim Duggan (62), rapper LL Cool J (47), actor Jason Bateman (47) and rocker Dave Grohl (46).

## THE NEWSDAY CROSSWORD

Edited by Stanley Newman (www.StanXwords.com)

THE "IN" CROWD: Both first name and last by S.N.

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Reach Stan Newman at P.O. Box 69, Massapequa Park, NY 11762, or at www.StanXwords.com

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You can contact puzzle editor Stanley Newman at his e-mail address: StanXwords@aol.com. Or write him at P.O. Box 69, Massapequa Park, NY 11762, Please send a self-addressed, stamped envelope if you'd like a reply.

GREALDINE CHAPLIN (24 Across) portrayed her own grandmother in the 1992 biopic *Chaplin*. C-SPAN (39 Across) is an acronym for Cable-Satellite Public Affairs Network. Swiss-born tennis pro MARTINA HINGIS (97 Across) was named for Martina Navratilova.



# Paging Dr. Frischer...

By Dr. Alan Frischer



as much as 26% of the population, while in Canada it's closer to 6%. Here in the United States, it affects about 15% of the population.

Even though the signs and symptoms of IBS can be extremely uncomfortable, IBS does not lead to changes in bowel tissue and it does not increase the risk for colorectal cancer (as do ulcerative colitis and Crohn's disease).

In fact, only a small number of people with irritable bowel disease have severe symptoms. Many manage their disease through diet, lifestyle and stress management. Others need medication. For most, IBS symptoms come and go, and can be mild, severe, or even absent for a time.

The cause of IBS is unknown, but a variety of factors may play a role. The body appears to overreact to the digestive process, perhaps due to poorly coordinated signals between the brain and the intestines. The walls of the intestines are lined with layers of muscle that contract and relax in a coordinated rhythm as they move food from the stomach, through the intestinal tract, and to the rectum.

With irritable bowel syndrome, the contractions may be stronger

and last longer than normal, causing gas, bloating and diarrhea. Or, the opposite may occur, with weak intestinal contractions slowing food passage and leading to hard, dry stools and constipation.

There are common triggers that stimulate IBS symptoms. Food triggers include chocolate, spices, fats, beans, cabbage, cauliflower, broccoli, milk, carbonated beverages and alcohol.

Stress is a common trigger. IBS patients tend to experience high levels of anxiety, and often also suffer from fibromyalgia and chronic fatigue syndrome, leading some to speculate that IBS involves a malfunction in the way stress is managed.

Hormones play a role, which may explain why women are twice as likely as men to have IBS. Many women find that symptoms are worse during or near their menstrual period. Gastrointestinal infections can also trigger IBS.

IBS complications result from its symptoms. Constipation or diarrhea can aggravate hemorrhoids. Avoiding certain foods can lead to being malnourished.

Probably the most significant effect is on quality of life. Uncontrolled diarrhea, painful constipation, or abdominal cramping can pose substantial obstacles to living life to the fullest.

To diagnose IBS, your doctor will take a complete medical history

and conduct a physical exam. There are no conclusive lab tests, x-rays, or biopsies - it is actually a process of ruling out other conditions. The bowel appears normal, but doesn't function properly. Even with classic IBS symptoms, your doctor must still rule out other causes by ordering a colonoscopy and an ultrasound or CT scan of the abdomen. You will likely be asked to avoid dairy products and gluten (in order to rule out lactose and gluten intolerance), have a breath test (to rule out bacterial overgrowth syndrome), have blood tests (to rule out celiac disease), and give stool samples (to rule out bacterial or parasitic infections).

Treatment for IBS focuses on the relief of symptoms. Learning to manage stress and making changes in diet and other lifestyle measures will usually control mild symptoms:

\*For gas, avoid chewing gum, drinking through a straw, carbonated beverages, and foods like beans, cabbage, cauliflower and broccoli.

\*Limit dairy products if you are lactose intolerant. Substitute yogurt and aged cheeses for milk. Avoid chocolate.

\*Try eliminating gluten in the diet to reduce diarrhea.

\*Dine at consistent times to help regulate bowel movements.

\*Drink plenty of fluids every day; water is the best. Alcohol and caffeinated beverages stimulate the intestines and make diarrhea worse.

\*Avoid sugar-free sweeteners

such as sorbitol and mannitol.

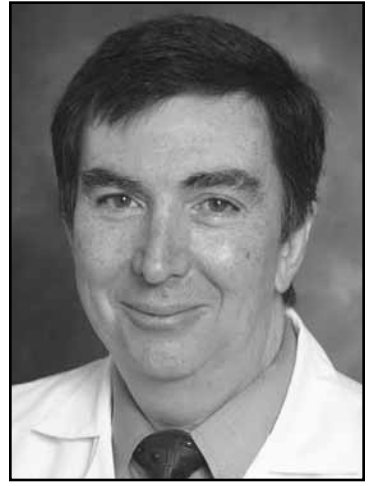
\*Avoid medications that contain caffeine

\*Exercise regularly to help with anxiety and depression, and get enough sleep.

Other approaches can be helpful. These may include probiotics, acupuncture, hypnosis, yoga, massage, meditation, biofeedback, progressive relaxation, deep breathing, mindfulness...and peppermint.

Moderate to severe IBS symptoms often require medication. Most of these are available over-the-counter. Constipation is usually treated with fiber such as psyllium (Metamucil), or methylcellulose (Citrucel). Be cautious with anti-diarrheal medications and laxatives. If they are necessary, try the very lowest doses. There are a growing number of newer prescription medications that can be quite effective. Speak with your doctor to find a medication or course of action that works best for you.

*Dr. Alan Frischer is former chief of staff and former chief of medicine at Downey Regional Medical Center. Write to him in care of this newspaper at 8301 E. Florence Ave., Suite 100, Downey, CA 90240.*



Jerry Floro, M.D., cardiologist with Pioneer Medical Group, has been selected for the seventh consecutive year as a Southern California Super Doctor by Los Angeles Magazine. This honor is only awarded to the top 5% of doctors in Los Angeles County.

Dr. Floro serves as the Director of Cardiology for Pioneer Medical Group, and the Director of Non-Invasive Cardiology at Lakewood Regional Medical Center. He is the president of Pioneer Medical Group and in 2016, will preside as the newly appointed Chairman of the Board of Directors at Lakewood Regional Medical Center.

Do you suffer from abdominal pain, bloating, cramping, or gas; along with diarrhea and/or constipation? Has this been going on for some time? Have you had relatives who experienced these issues?

If the answer is yes to some of these questions, you may suffer from an extremely common disease known as Irritable Bowel Syndrome (IBS). IBS affects the large intestine (colon), and is a chronic condition that has no cure. The treatment is to prevent and manage the symptoms.

Those at highest risk for IBS are under the age of 45, and women are twice as likely as men. Also increasing the risk is a family history of IBS; suffering from anxiety or depression; exposure to childhood emotional traumas (such as sexual abuse or domestic violence); and even geography.

In Mexico, for example, it impacts

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## Volunteers donate socks, coats and blankets to homeless



**DOWNEY** – On the first Saturday of 2016, volunteers from Downey and neighboring cities converged on Gladys Park, a park near Skid Row that many homeless veterans call home, delivering warm clothing ahead of the winter storms.

Dozens of volunteers handed out hundreds of blankets and winter clothing, specifically outerwear, hats, gloves and socks to help the homeless combat cold. Volunteers came from different service clubs, organizations and churches of different nominations.

of various groups as one team,” said Mike Medina of Fit Life Long Beach.

Alex Gaytan and Paula Mejia, along with local students, collected donations of coats, blankets and socks all December, using donated office space at 2nd Street and Downey Avenue as their home base. Donations came from as far away as Hawaii and Chicago.

“There was even a young man from Pakistan who was visiting his brother in town,” said Gaytan. “He told us this is the memory of America that he would take back to his country.”

“We all felt a deep gratitude and a sense of satisfaction knowing that we kept many people warm when the storms hit Los Angeles,” added Mejia.

A second clothing drive is already in the works. For more information, call Alex Gaytan at (562) 396-6042 or Paula Mejia at (562) 884-9657.

“It was amazing to see so much diversity and the coming together

## Dr. Mary Stauffer cannot be thanked enough



Photo by Valentin Flores

appreciation for the support given not only to the school, but to the entire community of Downey.

“It feels like a great honor to have West Middle named after me. I feel very appreciated by them. I am just thankful and blessed to have lived as long as I have to help out the community in the ways I can,” commented Dr. Stauffer.

Born in 1917, Mary Stauffer is currently 98 years old and has been living in Downey for over 60 years. She does not consider herself “old,” but she considers herself still young at heart. She says she owes her age to good genes.

Dr. Stauffer attended Ohio State University, where she graduated first in her class as Valedictorian. She received her M.D. and soon became a doctor where she specialized in delivering children.

During her young adult life, many men did not believe she, a woman, was capable of studying sciences and getting a degree as a doctor of medicine. She studied arduously throughout college. Once she succeeded in her studies and career, she wanted more young people to follow their ambitions as well.

This was the point when Mary Stauffer decided she wanted to use her earnings to help students grow academically so they, too, could go to college and become exemplar citizens for their communities in the future.

When asked why she devoted so much of her time and efforts to the city of Downey and its students, Dr. Stauffer replied, “It’s much better to invest in people than it is to invest in any business... I very much enjoy helping out the community because it makes me feel like I have an important purpose.”

Her investments have impacted the residents of Downey in a very positive way. With her support, the students of Downey have had the opportunity to expand their learning beyond the classroom and with the scholarships her foundation provides, many have had the opportunity to attend college.

Dr. Mary Stauffer has been so generous to the city of Downey. She cannot be thanked enough.

By Valerie Aguilar  
Contributor

**DOWNEY** – Mary Stauffer is one of the most recognizable community members of Downey. She is known as a generous giver who cares very much for this city – and for good reason. In total, over \$5 million has been donated by the Mary Stauffer Foundation to helping the youth of Downey become study-focused and career-orientated.

Dr. Stauffer aims to empower students with scholarships and also assists with funding programs that shine a light on academics, art, and culture.

The Project Lead The Way (PLTW) program is largely supported by Dr. Stauffer and teaches middle school students basic career technical education on subjects such as engineering, computer science, and robotics.

Art classes in the district are also backed by Dr. Stauffer. Students can freely express themselves and become creative by sculpting with clay, painting, and drawing with materials donated by the Mary Stauffer Foundation.

For all Dr. Stauffer and her foundation have done for the former West Middle School, the school changed its name to Stauffer Middle School in order to show their

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## Shared Stories: Food for thought

*Maria L. Garcia grew up in Manila, and moving to California as a young wife made her aware of the cultural impact of different foods. Shared Stories is a weekly column featuring articles by participants in a writing class at the Norwalk Senior Center. Bonnie Mansell is the instructor for this free class offered through the Cerritos College Adult Education Program. Curated by Carol Kearns*

By Maria Garcia

Last week I was surprised by an email sent by a best friend from the Philippines greeting me Happy Birthday and wishing me to continue being a gourmet cook. First of all, it wasn't my birthday. Secondly, by today's standards I don't consider myself a gourmet cook! My cooking pales in comparison with the outside-the-box food creations by today's chefs.

Ever hear of mashed up, unripe plantains, or of sliced up jicama, or fried, melted Jack cheese shaped as taco shells? And what about Taco Bell's new "naked, crispy chicken taco shells"? Obviously the scale of gourmet cooking has been toppled over by an innovative combination of ingredients never before done during my time.

I've become a virtual foodie watching the Food Network, and whetting my appetite as I view snapshots of foods posted daily on social media by friends and family.

Food is an important component for socialization in many cultures, perhaps much more in some cultures than others. In my country of origin, for example, traditional food is so much a part of celebrations and fiestas in the provinces that people will often go into debt to cover the cost of a saint's feast. Invited relatives and friends and tag-alongs are expected to house-hop and sample the array of food.

Since I grew up in the city I did not experience the uproarious food preparation for fiestas. I had learned through quiet observation. At an early age, my mother would drive and take me every Saturday morning with her to the wet market, and I would watch

her fill her basket with some fish, poultry, and vegetables.

Beef was supplied by her sister, my aunt Clotilda from the province, who would ice-pack and ship the meat and other innards once a month by freight train. Sometimes there were dried tree mushrooms or some fruits and nuts, that grew only in the region, in the packages.

Food was a-plenty at our house and the kitchen was the hub for my mom and myself, as she always insisted that I should watch her because someday she would graduate from cooking. I never really understood that until later.

My dad on the other hand, even if he was not into hands-on cooking, loved to eat. He showed me photos of dishes with accompanying recipes on the pages of magazines. On one occasion he even took me on a food trip to a wet market some distance from home, just to observe how a certain noodle dish, pancit palabok, native to the town, was cooked. I also loved to hang out with the maids who cooked everything with coconut milk - be it vegetable, meat, or dessert.

It was only when I came to the United States that out of necessity I had to recall all those indigenous

dishes with no written recipes. In fact, a new-found friend in San Francisco, who happened to belong to a family-owned restaurant, asked me to demonstrate a recipe at the Philippine consulate general's home, that same palabok noodle dish, this time using an added packet of mix that her family was promoting. I later learned the clip was aired in KTSF, an Asian Channel serving the San Francisco Bay Area Asian community since 1976.

I was now in America and I knew I had to expand my repertoire of food preparation. In my first teaching job at a parochial school in Paramount, I was introduced to Mexican food by the nuns. Since I am not the adventurous sort, I was most reluctant to eat the enchiladas, the burritos, and the quesadillas.

Frequent exposure finally gave way to not only sampling the food but also learning to prepare it for our children,

who took a fancy to Mexican food, which was basically quicker to prepare except for the tamales. While teaching Living Skills through an older adult education program in Los Angeles, I also learned from a Thai student, how to make a Pad Thai noodle dish.

Through the years I've done some sort of fusion cuisine. But I have a waning penchant for cooking, now that my husband and I are empty nesters. I think I know now what Mom meant by "graduating from cooking."

Our grown children periodically call to ask me to email recipes of dishes they remember and love. I am compelled to put those recipes in writing like thinking in reverse, meaning, I cook first, then write the recipe. But after I press the button to send the recipe, my husband and I go out and celebrate my "graduation" in one of our favorite restaurants.

## Catholic author is guest speaker

**DOWNEY** - Author Kay Murdy will be guest speaker at the OLPH Women's Guild general meeting this Wednesday at 10 a.m. in the OLPH School auditorium.

Murdy's topic will be "Joyful Mysteries of the Rosary: Guidelines for our Daily Lives."

Murdy is co-founder of the teaching and coordinating team of the Catholic Bible Institute for the Los Angeles Archdiocese. A donation of \$10 is asked for lunch.

## Poetry reading next Thursday

**DOWNEY** - Poet Kathleen Goldman will read from her new book, "Down River," this Thursday, Jan. 21, at Stay Gallery.

The free event begins at 7:30 p.m. and also includes an open microphone. The reading is part of "Poetry Matters, which is curated by Lorine Parks.

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- RIDE ALONG 2 PG-13 Thu: (11:00, 1:35, 4:10), 6:45, 9:20
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- DADDY'S HOME PG-13 Fri to Wed: (12:00, 2:30, 4:50), 7:20, 9:45; Thu: (12:00, 2:30, 4:40)
- ALVIN AND THE CHIPMUNKS: THE ROAD CHIP PG-13 Fri to Wed: (11:35, 1:55, 4:15), 7:00; Thu: (11:35, 1:55, 4:15), 7:05, 10:05
- STAR WARS: THE FORCE AWAKENS PG-13 (12:10, 3:20), 7:05, 10:05
- \* THE BOY (2015) NR: Thu: 7:15, 9:30

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from "Weather You Need: Four Views"

El Niño

Waves pound the shoreline, swallow homes strung too close to the water. Days later we find the pearls.

By Kathleen Goldman

Born in Wisconsin on the bank of the Mississippi, Kathleen Goldman comes by her water imagery naturally. Here with understated brevity, she uses the metaphor of the broken necklace to explore disaster and loss. Goldman will read from her collection Down River on January 21 at Stay Gallery in downtown Downey, preceded by an open microphone session for local poets at 7:30 pm. Poetry Matters is curated by Lorine Parks.

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# SCREENINGS: Know the symptoms of stroke

Continued from page 1

of strokes can be prevented with simple lifestyle changes," Deborah said. "Dr. Dutta will be there to help inform attendees and answer their questions about stroke."

"It's important to reduce your risk of stroke, because more than 800,000 new stroke cases are reported each year in the United States," Deborah said. "Stroke is the fourth leading cause of death in our country, with about 130,000 people dying because of stroke each year."

Stroke is also the leading cause of disability in America. In addition, 90% of all stroke survivors have permanent deficits.

"The total spent on stroke-related medical cost and disability in the United States is nearly \$60 billion each year," Deborah said. "The tragedy is that the vast majority of these strokes could have been avoided if people had just changed their lifestyle to avoid the factors that put them at a high risk for stroke."

Many risk factors for stroke can be treated and some can even be eliminated. These include:

- Hypertension (high blood pressure)
- Heart disease
- Cigarette smoking
- Transient Ischemic Attack or mini-stroke (TIA)
- Atrial Fibrillation (abnormal heart rhythm)
- Stress
- Diet and exercise
- Sleep Apnea
- Diabetes
- Elevated blood cholesterol
- Excessive alcohol use

"These factors account for four out of every five strokes," Deborah said. "By recognizing the issues that you have in these areas and making the necessary lifestyle changes to correct them, you can help prevent a stroke in your life."

There are five risk factors for stroke that can't be treated. These include age, gender, race, a prior stroke and a family history of stroke. On the positive side, there are six things that people can do to help reduce the risk of a stroke, including:

- Know your risk factors
- Exercise five to six times per week for 30 minutes per day
- Lower your sodium (salt) intake
- Cut down on fatty foods
- Eat a well-balanced diet
- Report any symptoms immediately to your doctor

Knowing the symptoms of stroke and taking immediate action can often mean the difference between life and death, or even between having a permanent disability and sustaining substantially less long-term damage to your body.

"I encourage everyone to join us for our free seminar on January 27 to hear Dr. Dutta's presentation and get your lifesaving free screenings," Deborah said. "It might be the best thing you could possibly do on that day. In fact, it might even save your life!"

# Downey Symphony's winter concert promises a night of art and music

**DOWNEY** - The Downey Symphonic Society, once again in collaboration with the Downey Arts Coalition, continues the 2015-16 Concert Series of the Downey Symphony Orchestra at the Downey Theatre by presenting an evening filled with art and music.

Music Director Sharon Lavery invites you to join in the excitement as Downey Symphony Orchestra continues its 58th season.

"Our winter concert will feature the Downey Symphony's talented string section as they perform the passionate works of Mozart (Eine Kleine Nachtmusik - Serenade, K. 525), Holst (St. Paul's Suite), and Dvorak (Serenade for Strings, Op. 22)," Lavery said.

"In keeping with our promise to promote young American composers, this concert will also include a world premiere performance of a work by up and coming Los Angeles composer, Bryan Kostors (To Dust). In addition, this premiere will be accompanied by a spectacular multimedia component, so you are guaranteed to be in for a treat!"

However, the doors to the Downey Theatre lobby will open at 6:30 p.m. for the art exhibit "Tempest" curated by Eloisa "EJ" Ball, member of the Downey Arts Coalition. When asked for detailed information about some of the artists and their works, Eloisa was happy to provide.

"We are very excited about our upcoming exhibition with the theme this time inspired by William Shakespeare's, The Tempest. "And as the morning steals upon the night, melting the darkness, so their rising senses begin to chase the ignorant fumes that mantle their clearer reason." We hope to bring, not only images of storms of life, nature and the human condition, but images of blizzards of color, rainstorms of objects, and disturbances of the mind -- for after the Tempest, the calm will come!"

"With a total of 22 participating

artists and over 35 artworks on display we hope to bring a feast to your eyes! We are very pleased to have Downey resident Elsa Van Leuven be a part of this amazing event and delighted to have returning artists, Brandi Kim, Irina Krakov, Bill Rademaker, Lisa Maffia-Reynoso and many others participating as well."

"Artist Lindsay Yost was born and raised in Downey and continues to live here. She has been creating mosaics for seven years and continues to hone her artistic style, which is inspired by the Pop Art movement and the work of her grandmother, renowned sculptor and ceramist, Bonnie Jean Malcolm. Lindsay attended Warren High School and Long Beach City College where her talents were enhanced by studies in ceramics and photography. Lindsay enjoys using as much recycled and repurposed materials as possible in her mosaics, which gives each one its own unique character and charm. Lindsay has been very supportive of all our events and we are honored to have her beautiful mosaics adorn the walls of the Downey Theatre."

"We are thrilled to have a new participating artist, Rob Grad. He is a multi-discipline artist and musician. His visual work has been featured in solo and group exhibitions. He

has received commissions from individuals and corporations; his most recent commission "SF" hangs in the San Francisco International Airport. His heavily layered work blends unconventional materials which can range from bubble gum to roofing cement, toys and ice cream, with the more traditional mediums of paint and photography. Rob Grad's artwork is simply amazing!"

"We are also excited to present another new artist, an Argentinian native, Mariana Royuela. Mariana's concern for the human condition, which has permeated her life, is reflected in her artwork. The grace and beauty of the human body and the perplexity of facial expressions are all recurring themes in her work. Her painting, Torn, which won an award in Sacramento, will be one of her artworks displayed."

"This art exhibition is made even more special because our very own Frank Kearns, a transplanted New Englander and longtime Downey resident, has written "Night Music" an exclusive poem just for the occasion. After retiring from a career in the aerospace industry, Frank has devoted his time to supporting the arts, writing poetry, and helping others publish their work. He is the author of two

poetry collections, "Circling Venice" (2013) and "Yearlings" (2015)."

"Only the Downey Symphony Orchestra offers you an opportunity for your senses to overflow in a celebration of the arts by listening to a beautiful symphonic concert, by admiring amazing artwork, and for the first time, by being enchanted with a beautiful poem written specifically for the event. I hope you do not miss this affair on January 23, 2016."

The art exhibit "Tempest" and the Downey Symphony Orchestra Concert "Strings Stravaganza" take place at the Downey Theatre on Saturday, Jan. 23.

The lobby doors open at 6:30 p.m. A lecture about the music being performed is given from the stage by Music Director/Conductor Sharon Lavery at 7:15 p.m. The concert begins at 8 p.m.

Tickets are still available at the Downey Theatre Box Office, open 11 a.m. to 5 p.m., Tuesday through Friday, and one hour before the concert.

You may order tickets by phone at (562) 861-8211 or online at [downeysymphony.org](http://downeysymphony.org).

# Group to follow L.A. River from Long Beach to San Gabriel Mountains

**DOWNEY** - As the Los Angeles River fluctuates between El Nino flood conditions and lingering drought, the LA River Trek will embark on Feb. 5 to follow the Los Angeles Watershed from the Pacific Ocean in Long Beach into the tributaries of the San Gabriel Mountains.

Traveling by bike and by foot, writer Tamara Lang, of Long Beach, and photographer Glenn Lewis, of Greeley, Colo., will document the river through a live blog, followed by a Rain Day Watershed Fair and Photography Exhibition to be held in Long Beach on Saturday, Feb. 27.

The Feb. 5 trek includes a stop in Downey midday, where the group will interact with the Downey community.

The LA River Trek seeks to solidify public awareness of the Los Angeles Watershed by framing the wider history and ecology of the Watershed within the narrative of ground travel.

Interacting with the Los Angeles Watershed as a whole, the LA River Trek will document both human and ecological communities along the river in order to explore the realities of living in an urban watershed.

This project follows a series of proposed projects by the City of Los Angeles to revitalize the Los Angeles River by increasing public access and restoring the river to a more natural state, and is inspired by public education projects put forth by Friends of the LA River (FoLAR).

Tamara Lang first conceived of the idea of traveling up the Los Angeles River while working as an Aquarium of the Pacific volunteer in 2008, and veered towards the relationship between urban and natural environments after discovering green sea turtles in the outflow of a San Gabriel River power plant in 2012.

After returning in November 2015

from two years in South Korea, where she had befriended photographer Glenn Lewis, Lang was confronted by a California whose newfound fascination with water after years of drought paralleled a startling lack of knowledge about native watersheds.

Lang and Lewis founded the LA River Trek to alleviate this gap in public education by showcasing the Los Angeles Watershed as a traversable whole, an idea that will become reality when they begin up the Los Angeles River Bike Path this Feb. 5.

To follow the LA River Trek, or to receive more information about the Rain Day Watershed Fair and Photography Exhibition on February 27, visit [tamaralang.com/larivertrek](http://tamaralang.com/larivertrek) or follow @larivertrek on Facebook, Twitter, or Instagram.

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ARE IN DEFAULT UNDER A DEED OF  
TRUST, DATED 04/03/2007, UNLESS  
YOU TAKE ACTION TO PROTECT  
YOUR PROPERTY, IT MAY BE SOLD  
AT A PUBLIC SALE. IF YOU NEED AN  
EXPLANATION OF THE NATURE OF  
THE PROCEEDING AGAINST YOU, YOU  
SHOULD CONTACT A LAWYER. NDEX  
West, L.L.C., as duly appointed Trustee  
under and pursuant to Deed of Trust  
Recorded on 04/10/2007 as Instrument  
No. 20070854550 official records in  
the office of the County Recorder of LOS  
ANGELES COUNTY, State of CALIFORNIA,  
EXECUTED BY: SERGIO S CORTEZ, WILL  
SELL AT PUBLIC AUCTION TO HIGHEST  
BIDDER FOR CASH, CASHIER'S CHECK/  
CASH EQUIVALENT or other form of  
payment authorized by California Civil  
Code 2924h(b), (payable at time of sale in  
lawful money of the United States), DATE  
OF SALE: 02/03/2016 TIME OF SALE:  
10:00 AM PLACE OF SALE: BEHIND THE  
FOUNTAIN LOCATED IN CIVIC CENTER  
PLAZA, 400 CIVIC CENTER PLAZA,  
POMONA CA. STREET ADDRESS and  
other common designation, if any, of  
the real property described above is purported  
to be: 8423 EVEREST ST, DOWNEY,  
CALIFORNIA 90242 APN#: 6261-002-018  
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, under  
the terms of said Deed of Trust, fees,  
charges and expenses of the Trustee and  
of the trusts created by said Deed of Trust.  
The total amount of the unpaid balance of  
the obligation secured by the property to  
be sold and reasonable estimated costs,  
expenses and advances at the time of the  
initial publication of the Notice of Sale is  
\$527,202.32. The beneficiary under said  
Deed of Trust has deposited all documents  
evidencing the obligations secured by the  
Deed of Trust and has declared all sums  
secured thereby immediately due and  
payable, and has caused a written Notice  
of Default and Election to Sell to be executed.  
The undersigned 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, 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 <http://search.nationwideposting.com/>  
propertySearchTerms.aspx, using the file  
number assigned to this case CA1500268266  
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.  
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 Mortgagor, the Mortgagee or  
the Mortgagee's attorney. Date: First American  
Title Insurance Company 6 Campus Cir,  
Bldg 6, 1st Floor Westlake, TX 76262 First  
American Title Insurance Company MAY  
BE ACTING AS A DEBT COLLECTOR ATTEMPTING  
TO COLLECT A DEBT. ANY INFORMATION  
OBTAINED MAY BE USED FOR THAT PURPOSE.  
FOR TRUSTEE'S SALE INFORMATION PLEASE  
CALL (916) 939-0772 NPP0268266 To:  
THE DOWNEY PATRIOT 01/07/2016,  
01/14/2016, 01/21/2016

**The Downey Patriot  
1/7/16, 1/14/16, 1/21/16**

NOTICE OF TRUSTEE'S SALE Trustee  
Sale No. 15-002670 Title Order No. 730-  
1407561-70 APN 6253-007-031 YOU ARE  
IN DEFAULT UNDER A DEED OF TRUST  
DATED 11/14/06. 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 01/27/2016 at 11:00 am,  
Aztec Foreclosure Corporation as the duly  
appointed Trustee under and pursuant to the  
power of sale contained in that certain Deed  
of Trust executed by Sylvia Beltran, a Single  
Woman, as Trustor(s), in favor of Mortgage  
Electronic Registration Systems, Inc. solely  
as nominee for Quality Home Loans, A  
California Corporation, as Beneficiary,  
Recorded on 11/30/06 in Instrument No.  
200626848724 of official records in the Office  
of the county recorder of LOS ANGELES  
County, California; Citibank, N.A. as Trustee  
for CWABS, Inc. Asset-Backed Certificates,  
Series 2007-QX1, as the current 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), By  
the fountain located at 400 Civic Center  
Plaza, Pomona, CA 91766, all right, title  
and interest conveyed to and now held by  
under said Deed of Trust in the property  
situated in said County, California described  
as: 8403 5TH STREET, DOWNEY, CA 90241.  
The property heretofore described is being sold  
"as is". 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: \$642,693.62

(Estimated good through 1/20/16). Accrued  
interest and advances, if any,  
will increase this figure prior to sale. 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. DATE: December 23, 2015  
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Robbie Weaver Assistant Secretary &  
Assistant Vice President Aztec Foreclosure  
Corporation 20 Pacifica, Suite 1460, Irvine,  
CA 92618 Phone: (877) 257-0717 or (602)  
638-5700 Fax: (877) 257-0718 www.  
aztecrestree.com NOTICE TO POTENTIAL  
BIDDERS: If you are considering bidding  
on this property, 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 or visit the  
Internet Web site, using the file number  
assigned to this case 15-002670. 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. 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 Mortgagor,  
the Mortgagee or the Mortgagee's attorney.  
Date: First American Title Insurance Company  
MAY BE ACTING AS A DEBT COLLECTOR  
ATTEMPTING TO COLLECT A DEBT. ANY  
INFORMATION OBTAINED MAY BE USED  
FOR THAT PURPOSE. FOR TRUSTEE'S SALE  
INFORMATION PLEASE CALL (916) 939-0772  
NPP0268266 To: THE DOWNEY PATRIOT  
01/07/2016, 01/14/2016, 01/21/2016

**The Downey Patriot  
1/7/16, 1/14/16, 1/21/16**

NOTICE OF TRUSTEE'S SALE Trustee  
Sale No. 15-002670 Title Order No. 730-  
1407561-70 APN 6253-007-031 YOU ARE  
IN DEFAULT UNDER A DEED OF TRUST  
DATED 11/14/06. 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 01/27/2016 at 11:00 am,  
Aztec Foreclosure Corporation as the duly  
appointed Trustee under and pursuant to the  
power of sale contained in that certain Deed  
of Trust executed by Sylvia Beltran, a Single  
Woman, as Trustor(s), in favor of Mortgage  
Electronic Registration Systems, Inc. solely  
as nominee for Quality Home Loans, A  
California Corporation, as Beneficiary,  
Recorded on 11/30/06 in Instrument No.  
200626848724 of official records in the Office  
of the county recorder of LOS ANGELES  
County, California; Citibank, N.A. as Trustee  
for CWABS, Inc. Asset-Backed Certificates,  
Series 2007-QX1, as the current 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), By  
the fountain located at 400 Civic Center  
Plaza, Pomona, CA 91766, all right, title  
and interest conveyed to and now held by  
under said Deed of Trust in the property  
situated in said County, California described  
as: 8403 5TH STREET, DOWNEY, CA 90241.  
The property heretofore described is being sold  
"as is". 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: \$642,693.62

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 2015-03376. Information about  
postponements that are very short in  
duration or that occur close in time to the  
scheduled sale may not immediately be  
reflected in the telephone information or  
on the Internet Web site. The best way to  
verify postponement information is to attend  
the scheduled sale. Date: 12/31/2015  
Entra Default Solutions, LLC Katie Milnes,  
Vice President A-4557188 01/07/2016,  
01/14/2016, 01/21/2016

**The Downey Patriot  
1/7/16, 1/14/16, 1/21/16**

NOTICE OF TRUSTEE'S SALE Trustee Sale  
No. 121876 Title No. 150034067 YOU ARE  
IN DEFAULT UNDER A DEED OF TRUST,  
DATED 09/23/2008. 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 01/27/2016 at 11:00 AM,  
The Mortgage Law Firm, P.L.C. as duly  
appointed Trustee under and pursuant to  
Deed of Trust recorded 10/02/2008, as  
Instrument No. 20081770435, in book xx,  
page xx, of Official Records in the office  
of the County Recorder of Los Angeles  
County, State of California, executed by  
Eliseo Soto, and Blanca Reyes, Husband  
and Wife, as Joint Tenants, WILL SELL AT  
PUBLIC AUCTION TO HIGHEST BIDDER  
FOR CASH, CASHIER'S CHECK/CASH  
EQUIVALENT or other form of payment  
authorized by 2924h(b), (payable at time of  
sale in lawful money of the United States).  
By the fountain located at 400 Civic Center  
Plaza, Pomona, CA 91766. All right, title  
and interest conveyed to and now held by  
it under said Deed of Trust in the property  
situated in said County and State, described  
as: FULLY DESCRIBED IN THE ABOVE  
DEED OF TRUST. APN 8082-005-018  
The street address and other common  
designation, if any, of the real property  
described above is purported to be: 12628  
Molette Street, Norwalk, CA 90650 The  
undersigned Trustee disclaims any liability  
for any incorrectness of the street address  
and other common designation, if any,  
shown herein. Said sale will be made, but  
without covenant or warranty, expressed  
or implied, regarding title, possession,  
or encumbrances, to pay the remaining  
principal sum of the note(s) secured by  
said Deed of Trust, with interest thereon,  
as provided in said note(s), advances, if  
any, under the terms of said Deed of Trust,  
fees, charges and expenses of the Trustee  
and of the trusts created by said Deed of  
Trust. The total amount of the unpaid  
balance of the obligation secured by the  
property to be sold and reasonable estimated  
costs, expenses and advances at the time  
of the initial publication of the Notice of  
Sale is: \$387,572.74 If the Trustee is unable  
to convey title for any reason, the successful  
bidder's sole and exclusive remedy shall  
be the return of monies paid to the Trustee,  
and the successful bidder shall have no  
further recourse. The beneficiary under said  
Deed of Trust heretofore executed and  
delivered to the undersigned a written  
Declaration of Default and Demand for  
Sale, and written Notice of Default and  
Election to Sell. The undersigned caused  
said Notice of Default and Election to Sell,  
the undersigned caused a Notice of Default  
and Election to Sell to be recorded in the  
county where the real property is located.  
Date: 12/24/2015 THE MORTGAGE LAW  
FIRM, PLC The Mortgage Law Firm, PLC. is  
attempting to collect a debt. Any information  
obtained may be used for that purpose.  
Adriana Rivas/Authorized Signature 41689  
ENTERPRISE CIRCLE NORTH, STE. 228,

TEMECALA, CA 92590 (619) 465-8200  
FOR TRUSTEE'S SALE INFORMATION  
PLEASE CALL 714-730-2727 NOTICE  
TO POTENTIAL BIDDERS: If you are  
considering bidding on this property, you  
should understand that there are risks  
involved in bidding at a trustee auction. You  
will be bidding on a lien, not on the property  
itself. Placing the highest bid at a trustee  
auction does not automatically entitle you  
to free and clear ownership of the property.  
You should also be aware that the lien being  
auctioned off may be a junior lien. If you are  
the highest bidder at the auction, you are or  
may be responsible for paying off all liens  
senior to the lien being auctioned off, before  
you can receive clear title to the property.  
You are encouraged to investigate the  
existence, priority, and size of outstanding  
liens that may exist on this property by  
contacting the county recorder's office or  
a title insurance company, either of which  
may charge you a fee for this information.  
If you consult either of these resources, you  
should be aware that the same lender may  
hold more than one mortgage or deed of trust  
on the property. NOTICE TO PROPERTY  
OWNER: The sale date shown on this  
notice of sale may be postponed one or  
more times by the mortgagee, beneficiary,  
trustee, or a court, pursuant to Section  
2924g of the California Civil Code. The law  
requires that information about trustee sale  
postponements be made available to you  
and to the public, as a courtesy to those  
not present at the sale. If you wish to learn  
whether your sale date has been postponed,  
and, if applicable, the rescheduled time  
and date for the sale of this property, you  
may call (714) 730-2727 for information  
regarding the trustee's sale or visit this  
Internet Web site - [www.servicelinkASAP.com](http://www.servicelinkASAP.com) - for  
information regarding the sale of this  
property, using the file number assigned to  
this case: 121876. Information about  
postponements that are very short in  
duration or that occur close in time to the  
scheduled sale may not immediately be  
reflected in the telephone information or  
on the Internet Web site. The best way to  
verify postponement information is to attend  
the scheduled sale. A-FN4556536 01/07/2016,  
01/14/2016, 01/21/2016

**The Downey Patriot  
1/7/16, 1/14/16, 1/21/16**

T.S. No.: 9551-3916 TSG Order No.:  
120347769 A.P.N.: 8052-016-050 NOTICE  
OF TRUSTEE'S SALE YOU ARE IN  
DEFAULT UNDER A DEED OF TRUST  
DATED 09/20/2007. UNLESS YOU TAKE  
ACTION TO PROTECT YOUR PROPERTY,  
IT MAY BE SOLD AT A PUBLIC SALE.  
IF YOU NEED AN EXPLANATION OF  
THE NATURE OF THE PROCEEDING  
AGAINST YOU, YOU SHOULD CONTACT  
A LAWYER. NBS Default Services, LLC,  
as the duly appointed Trustee, under and  
pursuant to the power of sale contained in  
that certain Deed of Trust Recorded 09/27/2007  
as Document No.: 20072229327, of Official  
Records in the office of the Recorder of Los  
Angeles County, California, executed by:  
JOSE JAVIER SANDOVAL, A SINGLE  
MAN, as Trustor, WILL SELL 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 & Time: 02/03/2016 at 10:00 AM Sale  
Location: Behind the fountain located in  
Civic Center Plaza, 400 Civic Center  
Plaza, Pomona CA The street address and  
other common designation, if any, of the  
real property described above is purported  
to be: 10617 FIRWOOD CT, NORWALK, CA

90650 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: \$399,153.23 (Estimated)  
as of 01/19/2016. 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, 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 Web site, [www.nationwideposting.com](http://www.nationwideposting.com), for  
information regarding the sale of this  
property, using the file number assigned to  
this case, T.S.# 9551-3916. 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. 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. NBS Default  
Services, LLC 301 E. Ocean Blvd. Suite  
1720 Long Beach, CA 90802 800-766-7751  
For Trustee Sale Information Log On To:  
[www.nationwideposting.com](http://www.nationwideposting.com) or Call: 916-  
939-0772. NBS Default Services, LLC,  
Nicole Rodriguez, Foreclosure Associate  
This communication is an attempt to collect  
a debt and any information obtained will be  
used for that purpose. However, if you have  
received a discharge of the debt referenced  
herein in a bankruptcy proceeding, this is not  
an attempt to impose personal liability upon  
you for payment of that debt. In the event  
you have received a bankruptcy discharge,  
any action to enforce the debt will be taken  
against the property only. NPP0268744  
To: THE DOWNEY PATRIOT 01/14/2016,  
01/21/2016, 01/28/2016

**The Downey Patriot  
1/14/16, 1/21/16, 1/28/16**

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# OP/ED: The state of Downey neighborhoods



Photo by Allison Mansell, DowneyDailyPhotos.com

By George Redfox  
Downey Conservancy

Over the last 20 years, there has been a significant change in the way we live in Downey. The places we live, shop and dine have all changed; some for the good and some for the not-so-good.

This made me start to think about the things that can be done to make it better for everyone in our city. We have decent shopping and dining, but our neighborhoods seem to get lost somewhere in-between. We have a stock of beautiful older homes, some needing a little work, and we have a mix of newer builds that are just a little out-of-place when you put them next to most of our community's housing.

I think we have finally come to a place where we could use a little more oversight as to what is being built around town, something that will make it good for investors/builders, while also respecting the rights of those people that have made their own investments in a neighborhood by buying homes.

Many of you may remember that a few years back, I, as well

as many other people in the community, spoke out against some of the large homes that were being built. With this being said, the city implemented a few standards that were intended to make things better for neighborhoods. The issues of setback and height were addressed by the city, and those actions did do some good with these homes.

Another thing that was done was the adoption of design guidelines which were supposed to be used in the neighborhoods to integrate both new homes and remodels, so the impact would not be so harsh. This is where I think we need a little work to move forward and help all residents retain high property values.

Most neighborhoods in Downey have established streetscape patterns defining their character. New structures should respect these established patterns and be consistent with the typical characteristics that can be seen from the street. Setbacks and views of existing homes should be taken into consideration when a

new home is built or an older home is restored or redone. New infill construction as well as additions should be compatible with the character of the neighborhood and the traditional architectural styles found there, and should incorporate the features of prevalent styles.

Massing, materials and detail to design should all be considered so the development is beneficial not just to investors/builders, but also to the residents that have spent their hard-earned money to buy into the neighborhood. I, as well as many other people here in town, take great pride in our homes and our city. We want our homes to remain relevant to how we live today, but we also want to keep our investment in our community so that we all may flourish in the future.

The steps that need to be taken are actually not out of the ordinary, they are being done today throughout Southern California in other communities. For instance, the cities of South Pasadena and Alhambra have implemented great models for design guidelines that could easily be used here in Downey. Although our city did approve the implementation of similar design guidelines a few years ago, it has not yet put them into effect.

What the Downey Conservancy encourages for the upcoming year is a historic survey of our neighborhoods to determine what the prevalent design patterns are, while at the same time looking for possible historic structures that may need to have special attention brought to them. Historic structures and historic neighborhoods bring value to the city as a whole and help to create local jobs. It is not uncommon for designated historic zones to have property values up to

40% higher than the surrounding neighborhoods. As a homeowner in the City of Downey, I would be proud to own a historic home, and I believe many other members of the community would be as well.

The Downey Conservancy would like to share with the community a common myth about historic preservation.

**MYTH:** "If a property gets designated as a historic landmark, it's protected forever and can never be demolished."

**FACT:** Landmark designation ensures a more-thorough review of demolition proposals, but it does not prohibit demolition outright. In the City of Los Angeles, designation as a city historic landmark (Historic-Cultural Monument) allows the city's Cultural Heritage Commission to object to the issuance of a demolition permit, but only for 180 days. The City Council may then extend the objection to demolition for an additional 180 days.

Many East Coast cities, including New York, do actually prohibit demolition of their landmarks, but these cities also leave an exception for cases of demonstrated economic hardship. Even listing in the National Register of Historic Places, which

sounds more elevated than "mere" local listing, does not provide for more iron-clad protection. Although demolition of a designated landmark in California additionally requires preparation of an Environmental Impact Report to assess the feasibility of alternatives to demolition, a truly determined property owner may be able to obtain approval to destroy

even our most cherished landmarks.

To learn more about The Downey Conservancy, please visit [thedowneyconservancy.org](http://thedowneyconservancy.org) or contact the organization at (562) 869-4900.

*George Redfox is president of the Downey Conservancy.*

For all of your Real Estate needs, call Jeff or Lois at: (562) 659-2245

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Rare "Cambridge Village", Free-Standing Home with Great Curb Appeal  
Comfortable 3 Bedroom/2.5 Bath Model  
High Ceilings on Both Levels  
Built in 2001 with Modern Floorplan and Conveniences  
Features Beautifully Tiled Floor Downstairs  
Bright Living Room with Fireplace and Media Niche  
Separate Dining Area & Tiled Kitchen with Under-Counter Lighting  
Two Bedrooms with Attached "Jack & Jill" Bathroom  
Large Master Suite with Walk-In Closet, Private Bath with Tub and Separate Shower Built-in Work Station with View to Community Greenbelt  
Private Sideyard + Backyard with Vinyl Fencing and Gate to Greenbelt  
Double Attached Garage + Guest Space  
Inside Laundry  
Central Air Conditioning and Copper Plumbing  
Dual Paned Windows  
Low Association Dues of \$235/month  
For more details and photos.. feel free to visit my website!!!

**JUST SOLD**

10530 Dolan Ave  
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2,070 Liv. Sqft.  
**SOLD FOR \$593,000**

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**PTA HELPS KITCHEN – Steve Roberson, broker/owner of Century 21 My Real Estate Company and Realtor Dorothy Pemberton presented a donation check for \$500 to the Director of the PTA Helps Kitchen, Beth Gendreau during their office meeting last month.**

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**OUR CLIENTS**

"Steve Roberson did a great job and we are very happy & pleased!" - **Melody Cutler**

"Russell Skersick did a good job as I always give him a 10!" - **Raul Lopez**

"Lorena & Lilian did a great job & I am very happy! They were efficient, fast & professional." - **Jose Villagrana**

**FEATURED PROPERTY**

**MOVE IN READY!** Newly remodeled kitchen, including new stone counter tops & tile floor, soft closing drawers & cabinets, stainless steel appliances. Newly remodeled bathrooms; dark wood laminated floors throughout; newly landscaped, including timed sprinklers in front & back yards; covered patio. **Call Today For Info!!!**

**TOP PRODUCERS**

**TOP LISTING**  
John Kemmerer

**TOP PRODUCTION**  
Lorena Amaya & Lilian Lopez

**TOP SALES**  
Nubia Aguirre

**One Of A Kind!**  
This 11,000 sqft. custom Downey home sits on over an acre of land. The property features 7 bedrooms, 13 bathrooms, pool house, workout room, sports court, study/library, tree house, game room, 6 car garage and a movie theater that seats approximately 10 people. **Call Today For Info!!!**

**Huge 25K Price Reduction!**  
Beautiful Orange estates home! This home features 6 spacious bedrooms and 4 bathrooms with over 3,000 sq ft of living space. It's over sized master suite is on the upper level with a huge walk in closet and en suite bath. **Call Today For Info!!!**

**SOLD**

**Move Right In!**  
Newer modern and elegant PUD. Spacious 1700 sqft of living area. 3 bedrooms 3 baths. Open loft, dining and kitchen room. Double attached garage for easy access to your home, secure automatic gated property. **Call Today For Info!!!**

**SPECTACULAR VIEWS!!!**  
This beautiful 2 level townhome features 3 bedrooms and 3 bathrooms. The top level features the kitchen, living room, a bedroom, bathroom and a deck. As soon as you walk in you see the reflection of Alamitos Bay in the mirrored walls. The bottom level features the laundry area, 2 bedrooms including the master. **Call Today!!!**

**Move In Ready!**  
Nice property with 3 bed, 1 bath & upgraded bathroom with tile floor. Remodeled kitchen with granite counters and newer cabinets. Nice sized bedrooms with window AC units. Detached 2 car garage. Large front and back yard with sprinklers system. Easy freeway access great location. Priced to sell. Great potential. **Call Today For Info!!!**

**IN ESCROW**

**Terrific Downey Home!!!**  
Very nice house you must see have to see the inside. 3 bedrooms 3 baths large family room. Back yard have parking for 6+ cars with electric gate. Spa. Close to freeway, stores & schools. **Call Today!!!**

**Move Right In!!!**  
This home is move-in condition. Great floor plan - cozy fireplace in living room. Tile floors, newer carpet, remodeled bathroom, covered patio in private yard. Detached garage with extra storage building attached. Wall window air condition, security system. **Call Today!!!**

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"Let's Talk Real Estate!"  
**(562) 382-1252**  
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**SALE PENDING**  
  
**13831 Greenbrier, Bellflower**  
Charming 3 Bedroom, 2 Bath Home in Bellflower with central A/C, wood shutters, cul-de-sac street, hardwood floors, plus more!  
Priced at: **\$425,000**

**SOLD!**  
  
**Home Sweet Home!**  
SOLD in 20 Days!  
Sold for **\$495,000**  
I Can Sell Your Home Too!  
Call Carrie Today 562-382-1252

**FOR RENT!**  
  
**8416 Fontana, Downey**  
2 bedrooms, 1 bath home with hardwood floors, inside laundry room, 2 car garage, super clean home in quiet neighborhood.  
\$1,850/month.  
Call Today For More Info! 562-382-1252

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\*Providing Service To Downey Residents For 23 Years  
\*Downey Resident Selling Downey Homes

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**CONDO!**  
  
**Near Downey!**  
3 bedrooms, plantation shutters, family room, 2 car garage, low HOA dues.  
Priced at: **\$379,000!**  
Call Marie for more info 562-618-0033

**JUST LISTED!**  
  
**Turnkey Home!**  
Great 2 story home in great school district! 4 or 5 bedrooms, 3 baths, family room! Wood Floors! Remodeled Kitchen!  
Priced at: **\$549,000**

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**Move Right In!**  
3 bedrooms, 2 bathrooms, totally remodeled in the historic district of Long Beach. Close to shopping, restaurants, the beach.  
Call Cristina today for a private showing 562-234-7862

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**(562) 889-1870**  
www.FrankMoreno.com

**NEW LISTING!**  
  
**Waterfront Property**  
3 bedrooms 2 1/2 bath, 2 story home in the water! only **\$184,900**  
Call Frank For More Information 562-889-1870

**IN ESCROW!**  
  
**Whittier Home!**  
3 bedrooms, 2 bath home on a Cul-De-Sac for **\$419,000**  
Call Frank For More Information.

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**LISTED AND SOLD!**  
  
**10033 Pico Vista Rd., Downey**  
Downey 2-story home, 4 bedrooms, 4 bathrooms, 4 car garage, 3,519 sq. ft. living space  
Call Today To **SELL Or Buy** Your Next Home!  
Zeke Pinaya 562-746-8840

**Jimmy Spathos**  
"Jimmy The Greek"  
**(562) 400-2148**  
JimSpathos@aol.com

**UNITS! UNITS UNITS!**  
  
Very clean well maintained 6 unit building in Maywood. The city of Maywood is the densest city in California. Strong Rental Market with upside potential. Large 3 bedroom 3 bath front unit recently remodeled in great condition/.4 one bedroom 1 bath units/1 two bedroom 2 bath unit. Priced to sell at: **\$995,000**  
Call Jimmy 562-400-2148

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**Vicki Spearman**  
**(562) 367-9520**

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**(562) 537-1134**

**Mario Persico**  
"Mario DID IT Again!"  
**(562) 533-7433**  
Mario@MarioPersico.com

**IN ESCROW!**  
  
**Downey Townhome**  
3 bedrooms, 2 bathrooms, 1,540 sq. ft. living space  
Call Mario Persico For More Info! 562-533-7433

**REDUCED!**  
  
**9720 Pomeroy Rd, Downey**  
3 bedrooms, 2 bathrooms, 1,824 sq. ft. living space  
Call Mario Persico For More Info! **MARIO DID IT AGAIN!**

**SOLD!**  
  
**8058 Albia Street, Downey**  
3 bedrooms, 2 bathrooms, 1,487 sq. ft. living space,  
**SOLD! SOLD! SOLD! SOLD!**

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**N. E. DOWNEY MANSION**

**Newer Built Home (2008) on Northeast side of Downey!**  
4 bedrooms + office (could be 5th room), 4 bathrooms, 4,560 sq ft living space, 8,808 sq ft lot, large family room with fireplace, oversized master suite, and high ceilings in entry.  
Price: **\$1,289,000**



**OPEN HOUSE SATURDAY & SUNDAY**

**ROOM TO GROW**  
4 BD, 2 BA, 1,627 sq ft, huge 11,637 sq ft lot. Other amenities: central air & heat, fireplace in living room, enclosed patio, large master bedroom.  
List Price: **\$589,900**



**ENTERTAINER'S DELIGHT**  
4 BD, 4.5 BA, 4,942 sq. ft., 12,112 sq. ft. lot, large pool, luxurious master suite with fireplace, and guest house with bathroom behind 2 car garage.  
List Price: **\$1,349,950**



**REMODELED DUPLEX IN DOWNEY**  
Main House has 2 BD, 1 BA, den, remodeled kitchen & oversized BA. Second unit is a studio Apt. renting for \$1,150/month. Property has two 1 car garages.  
List Price: **\$549,900**

**CALL MICHAEL TODAY FOR A PRIVATE SHOWING OR A FREE MARKET EVALUATION!**