

U.S. BANKRUPTCY COURT
NORTHERN DISTRICT OF CALIFORNIA

Honorable Stephen L. Johnson

Tuesday, October 22, 2024

Current as of 10/17/2024 at 9:51 AM

Please refer to the last page re hybrid hearing

San Jose Courtroom 10 - Johnson

U.S. Courthouse
[280 S 1st Street](#)
San Jose CA 95113

10:30 AM **23-51120** Heidi Calanthia Theodore
Ch 13
Trustee: Derham-Burk
Moving: Daniel I. Singer
Opposing
Debtor or Plaintiff Jason Vogelpohl
Matter: [Motion for Relief from Stay \(16 Browns Valley Road, Watsonville CA\) Filed by Headlands Residential, Series E \(53\)](#)

[*Opposition filed by Debtor \(55\)](#)

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10:30 AM **24-50514** Reginald Ken Bravo Apura and Ruth Alaban Apura
Ch 13
Trustee: Derham-Burk
Moving: Dane Wyatt Exnowski
Opposing
Debtor or Plaintiff Arasto Farsad
Matter: [Motion for Relief from Stay \(10095 Maymont St., Las Vegas NV\) Filed by Wilmington Savings Fund Society, FSB, not in its individual capacity but solely as trustee for the Verus Securitization Trust 2022-4 \(49\)](#)

[*Opposition filed by Debtors \(57\)](#)
Comment: (fr 10/8)

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10:30 AM **24-51244** Julio Armando Lopez Velasquez
Ch 13
Trustee: Derham-Burk
Moving: Brett H. Ramsaur
Opposing
Debtor or Plaintiff ProSe / None
Matter: [Motion for Relief from Stay \(1140 Cadillac Court, Milpitas CA\) Filed by U.S. Bank National Association, as Trustee for Velocity Commercial Capital Loan Trust 2021-1 \(25\)](#)

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Honorable Stephen L. Johnson

HYBRID AND ZOOM WEBINAR INFORMATION

HYBRID HEARINGS:

The hearing on this matter will take place in-court using hybrid technology. Each party or lawyer can elect to appear in person in court, or remotely by video/telephone. In-person appearances are not required but are optional. The hearing will be conducted in the presiding judge's courtroom 10.

If you choose to appear by video or telephone, you may contact the courtroom deputy, Anna Lee, at (408) 278-7517 or email her at: anna_e_lee@canb.uscourts.gov

ZOOM PROCEDURES:

- All parties and Counsel who have filed papers in connection with a calendared matter: the Courtroom Deputy will email you an invitation to join the Zoom Webinar two (2) days prior to the hearing. Please make sure your email address is correct.
- Parties or Counsel who have not filed papers but wish to attend the hearing: Please contact the Courtroom Deputy no less than two (2) days prior to the hearing by email at anna_e_lee@canb.uscourts.gov to request an invitation to the Zoom Webinar. The Courtroom Deputy will email you an invitation prior to the hearing. They will attend in LISTEN-ONLY MODE.
- When signing into the Zoom Webinar, please enter **FIRST AND LAST NAME AND CASE NAME**.
- Please sign into the Zoom Webinar **15 minutes early**.
- Do not forward or share the Zoom Webinar invitation with anyone.
- All parties must wear business casual attire.
- Failure to timely follow these procedures may result in a party or counsel's appearance being waived.

PHONE PROCEDURES:

- Parties who dial-in via phone are in LISTEN-ONLY MODE, unless the court instructs otherwise.
- Attorneys and others intending to appear and be heard on matters on the calendar should not register with CourtCall as they had in the past.

IMPORTANT NOTICE TO THE MEDIA AND PUBLIC

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An official audio recording or written transcript of a hearing, trial or other proceeding may be available from the Clerk of Court or from PACER.