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PHILADELPHIA, WEDNESDAY, AUGUST 28, 2024

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LEGAL LISTINGS

COURT NOTICES

FIRST JUDICIAL DISTRICT OF PENNSYLVANIA PHILADELPHIA MUNICIPAL COURT

President Judge Administrative Order No. 10 of 2024

In re: Emergency Appointment of Substitute Court Magistrate

ORDER

AND NOW, this 22nd day of August 2024, this Court finds that due to the increase of volume in search warrant applications and arraignments, as well as a temporary reduction of legal staff attorneys stemming from attrition, vacations and medical issues, along with magisterial attendance at mandatory seminars, an emergency exists which requires the appointment of qualified attorneys who are court employees to act as emergency substitute court magistrates, as provided in 42 Pa.C.S.A. § 1125, and therefore, it is hereby ORDERED and DECREED that the following court employee shall act as a substitute Court Magistrate, when called upon, with all duties and powers vested in the duty appointed Philadelphia Magistrates, as requested by the President Judge from time to time.

MATTHEW ALLEN, ESQUIRE

BY THE COURT:
/s/ T. Francis Shields
T. Francis Shields, President Judge
Philadelphia Municipal Court

FIRST JUDICIAL DISTRICT OF PENNSYLVANIA PHILADELPHIA MUNICIPAL COURT

NOTICE TO THE BAR

Effective November 4, 2024, Municipal Court Courtroom 5, Widener Building, 1339 Chestnut St 10th Floor, Philadelphia, PA 19107 will no longer have a 10:00 a.m. hearing list.

Beginning November 4, 2024, there will be two lists: a morning list at 9:00 a.m. and an afternoon list at 1:00 p.m. The Courtroom will continue to schedule sixty-five cases per list.

DATE: August 27, 2024

Honorable Gregory O. Yorgey-Girdy
Supervising Judge
Philadelphia Municipal Court-Civil
First Judicial District of Pennsylvania

COURT NOTICE

REAPPOINTMENT OF ARRAIGNMENT COURT MAGISTRATES PHILADELPHIA MUNICIPAL COURT

The Philadelphia Municipal Court is required by Rule to establish an Arraignment Court Magistrate Selection Panel to consider the reappointment of its incumbent Arraignment Court Magistrate(s) to a new term of office. This Panel has been established and may be contacted through Roseanne Unger, Deputy Court Administrator, Municipal Court Criminal Division at Roseanne.Unger@courts.phila.gov.

An Arraignment Court Magistrate's powers and duties include administering Oaths and Affirmations, presiding at Preliminary Arraignments, assigning counsel in certain cases, issuing Criminal Complaints, setting bail, scheduling Municipal Court Trials and Preliminary Hearings, and issuing Arrest Warrants and Search and Seizure Warrants.

On September 21st, 2024, the current term of Lauren Connor, Esquire, and Debra Rainey, Esquire, Arraignment Court Magistrates, will expire. Public comment is invited concerning their reappointments. The deadline for submission of comments is August 23rd, 2024.

Honorable T. Francis Shields
President Judge, Municipal Court

Honorable Frank T. Brady
Chair, Arraignment Court Magistrate
Selection Panel

FIRST JUDICIAL DISTRICT OF PENNSYLVANIA PHILADELPHIA MUNICIPAL COURT

NOTICE TO THE BAR

Effective Monday, August 12, 2024, the Landlord Tenant Officer ("LTO") will no longer be accepting new writs of possession. Following that date, all writs will be directed to the Philadelphia Sheriff's Office.

Beginning Tuesday, August 13, 2024, the LTO will accept alias writs of possession on matters where the writs of possession had previously been filed with the LTO and paid for until the close of business Monday, September 9, 2024.

After Monday, September 9, 2024, if a writ has already been filed with the LTO and no alias writ is filed, litigants will be required to re-start the process with the Sheriff's Office.

DATE: July 31, 2024
Honorable T. Francis Shields
President Judge
Philadelphia Municipal Court
First Judicial District of Pennsylvania

COURT NOTICE

REAPPOINTMENT OF ARRAIGNMENT COURT MAGISTRATES PHILADELPHIA MUNICIPAL COURT

The Philadelphia Municipal Court is required by Rule to establish an Arraignment Court Magistrate Selection Panel to consider the reappointment of its incumbent Arraignment Court Magistrate(s) to a new term of office. This Panel has been established and may be contacted through Roseanne Unger, Deputy Court Administrator, Municipal Court Criminal Division at Roseanne.Unger@courts.phila.gov.

An Arraignment Court Magistrate's powers and duties include administering Oaths and Affirmations, presiding at Preliminary Arraignments, assigning counsel in certain cases, issuing Criminal Complaints, setting bail, scheduling Municipal Court Trials and Preliminary Hearings, and issuing Arrest Warrants and Search and Seizure Warrants.

On September 21st, 2024, the current term of Lauren Connor, Esquire, and Debra Rainey, Esquire, Arraignment Court Magistrates, will expire. Public comment is invited concerning their reappointments. The deadline for submission of comments is August 23rd, 2024.

Honorable T. Francis Shields
President Judge, Municipal Court

Honorable Frank T. Brady
Chair, Arraignment Court Magistrate Selection Panel

IN THE SUPREME COURT OF PENNSYLVANIA IN RE: TRANSFER OF DUTIES OF THE OFFICE OF JUDICIAL RECORDS, : FIRST JUDICIAL DISTRICT OF No. 619 JUDICIAL ADMINISTRATION DOCKET PENNSYLVANIA :

ORDER

AND NOW, this 20th day of June, 2024, pursuant to Article V, Section 10(a) of the Constitution of the Commonwealth of Pennsylvania, it is hereby ORDERED AND DECREED that all powers and duties of the Prothonotary of Philadelphia and Clerk of Quarter

Court Notices continues on 8

I N S I D E

Common Pleas Court:
3 Civil Listings
4 Criminal Listings
4 Family Court
6 Municipal Court
6 Orphans' Court
10 Public Notices

7 Register of Wills
Superior Court
3 Argument List
6 U.S. Bankruptcy Court
6 U.S. Court of Appeals
6 U.S. District Court
2 Trial List

DISTRICT COURT

NOTICE

1. Counsel shall promptly notify the deputy clerk to each judge before whom he/she has a case listed upon becoming attached for trial in another court. To be accorded recognition, a busy slip, using the designated form, MUST be filed in Room 2609 before 1 p.m. on the day after counsel becomes attached.
2. Cases in the trial pools do not necessarily appear in the order in which they will be called. Counsel should therefore be ready to begin trial upon receiving telephone call notice, subject to the following:
(a) Counsel whose cases are in the pools will be given 48 hours' notice, if feasible, but not less than 24 hours notice to ready for trial with witnesses.
(b) It is counsel's responsibility to check with each judge's deputy clerk on the status and movement of criminal and civil cases in that judge's pool.
(c) Counsel will not be required to commence trial less than 24 hours after completing trial of another case.

J. GOLDBERG
Chief Judge

M.S. GOLDBERG, CH. J.
Courtroom 17A

TUESDAY, SEPT. 3, 2024
Sentencing

03:00 P.M.
23-cr-0381 USA v. BARKSDALE

THURSDAY, SEPT. 5, 2024
Change of Plea Hearing

03:00 P.M.
23-cr-0456 USA v. MOORE

Sentencing

10:00 A.M.
23-cr-0514 USA v. MONACHELLI

Status Conference/Hearing

02:00 P.M.
14-cv-0824 BEHNKE v. CVS CAREMARK CORPORA

P.S. DIAMOND, J.
Courtroom 14-A

Secretary/Courtroom Deputy: Richard Thieme
Phone: (267) 299-7730
Criminal Courtroom Deputy: Lenora Kashner
Wittje
Phone: (267) 299-7739r

WEDNESDAY, SEPT. 4, 2024
Change of Plea Hearing

01:30 P.M.
22-cr-0282 USA v. MILBOURNE

THURSDAY, SEPT. 5, 2024
Change of Plea Hearing

01:30 P.M.
23-cr-0255 USA v. SANTOS GENAO

Sentencing

01:30 P.M.
23-cr-0333 USA v. SIZER

SANCHEZ, J.

Scheduling Courtroom Deputy: Nancy DeLisle
Phone: (267) 299-7789
ESR/Courtroom Deputy: Stacy Wertz
Phone: (267) 299-7781

WEDNESDAY, SEPT. 4, 2024
Final Pretrial Conference

10:30 A.M.
22-cv-4054 DARDEN v. LITTLE et al

THURSDAY, SEPT. 5, 2024
Final Pretrial Conference

02:00 P.M.
23-cv-3487 OLIVER v. WHEELS AMERICA PENNS

10:30 A.M.
23-cv-1937 LARKIN v. UPPER DARBY SCHOOL D

QUINONES ALEJANDRO, J.
Courtroom 8B

Secretary/Civil Deputy, Nicole Phillippi

(267) 299-7460
Criminal Deputy Clerk, Rosalind Burton-Hoop
(267) 299-7467

WEDNESDAY, SEPT. 4, 2024
Motion Hearing

10:00 A.M.
24-cv-2576 RIVERTOWN TCI, L.P. v. OPTMYZ

SCHMEHL, J.

Criminal Deputy Tanya L. Allender
Phone: 610-320-5030
Secretary/Civil Deputy: Barbara A. Crossley
Phone: 610-320-5099
The Gateway Building
201 Penn St.
Room 518
Reading, PA 19601
3rd flr., Rm. 3041 when in Phila.

THURSDAY, AUGUST 29, 2024
Pretrial Conference/Hearing

10:00 A.M.
17-cv-0570 LAUREL GARDENS, LLC et al v. M

WEDNESDAY, SEPT. 4, 2024
Final Pretrial Conference

02:30 P.M.
22-cv-0024 REPASH et al v. LIBERTY MUTUAL

Motion Hearing

10:00 A.M.
23-cv-3563 GridKor, LLC et al v. Gorbach

THURSDAY, SEPT. 5, 2024
Final Pretrial Conference

02:00 P.M.
23-cv-3248 ABDULLAH v. BERKS AREA REGIONA

Sentencing

10:00 A.M.
19-cr-0673 USA v. WATKINS

G.A. MCHUGH, J.

Civil Deputy: Patricia Clark
Phone: 267 299-7301
Criminal Deputy: Christian Henry
Phone: 267-299-7307

WEDNESDAY, SEPT. 4, 2024
Motion Hearing

10:00 A.M.
23-cr-0403 USA v. CANTEY

BEETLESTONE, J.

Courtroom 3B
Civil Deputy Aaris Wilson
(267) 299-7450,
Criminal Deputy Nelson Malave
(267) 299-7459

TUESDAY, SEPT. 3, 2024
Motion Hearing

02:00 P.M.
17-cr-0123 USA v. HUERTA

WEDNESDAY, SEPT. 4, 2024
Arbitration Hearing

09:30 A.M.
24-cv-1768 Alderfer v. TRAVELERS PERSONAL

THURSDAY, SEPT. 5, 2024
Attorney Appointment Hearing

03:00 P.M.
23-cr-0454 USA v. SAVAGE

KEARNEY, J.

Deputy Clerk: Ulrike Hevener
(267) 299-7688

THURSDAY, SEPT. 5, 2024
Sentencing

12:00 P.M.
22-cr-0391 USA v. LESLIE

PAPPERT, J.

Civil Deputy Katie Furphy
(267) 299-7530
Criminal Deputy Jeff Lucini
(267) 299-7537

THURSDAY, SEPT. 5, 2024
Pretrial Conference/Hearing

02:00 P.M.
24-cr-0174 USA v. ESPINAL-CRUZ

J.F. LEESON, JR., J.

Civil Deputy Clerk: Diane J. Abeles
(610) 391-7020
Criminal Deputy: Justin F. Wood
(610) 776-6118
Chambers of the Honorable Joseph F. Leeson, Jr.
United States District Court
Eastern District of PA.
Edward N. Cahn U.S. Courthouse, Suite 3401
504 W. Hamilton St.
Allentown, PA 18101
4th Flr., Rm. 4000 when in Phila.

WEDNESDAY, SEPT. 4, 2024
Final Pretrial Conference

04:00 P.M.
23-cv-0943 DOE v. FRANKLIN AND MARSHALL C

Pretrial Conference/Hearing

09:00 A.M.
23-cr-0169 USA v. CASTILLO-PEDRAZA

C.F. KENNEY, J.

Criminal Deputy: Christopher Kurek
phone 267-299-7549
Civil Deputy: Shelli MacElderly
phone 267-299-7540
Chambers of the Honorable Chad F. Kenney..
United States District Court
Eastern District of PA.

THURSDAY, AUGUST 29, 2024
Arbitration Hearing

09:30 A.M.
23-cv-4011 GODWIN v. FRONTIER AIRLINES, I

Motion Hearing

11:00 A.M.
24-cv-1886 MARTIN v. WALMART, INC. et al

Sentencing

09:00 A.M.
23-cr-0491 USA v. WITHERSPOON

TUESDAY, SEPT. 3, 2024
Motion Hearing

09:00 A.M.
24-cv-1111 LUMBERMENS MERCHANDISING
CORPO

Pretrial Conference/Hearing

10:00 A.M.
24-cv-2203 GREEN-MINOR v. REGIONAL
WOMEN'

Status Conference/Hearing

09:00 A.M.
24-cv-1111 LUMBERMENS MERCHANDISING
CORPO

WEDNESDAY, SEPT. 4, 2024
Motion Hearing

09:30 A.M.
19-cr-0518 USA v. ANAND

Pretrial Conference/Hearing

09:00 A.M.
24-cv-2086 TATUM et al v. PROGRESSIVE INS

THURSDAY, SEPT. 5, 2024
Change of Plea Hearing

10:00 A.M.
24-cr-0180 USA v. CAMACHO

Pretrial Conference/Hearing

09:00 A.M.
24-cv-2285 GREENE v. WALMART STORES EAST

Revocation Superv Rls-FinalHrg

02:00 P.M.
14-cr-0088 USA v. ROSENBERG

J.D. WOLSON, J.

Civil Deputy: Jeannine Abed
Phone: (267) 299-7321
Criminal Deputy: Laura Buenzle
Phone: (267)299-7239

THURSDAY, SEPT. 5, 2024
Sentencing

02:30 P.M.
21-cr-0173 USA v. MCBRIDE

J.M. YOUNGE, J.

Courtroom A
Criminal Courtroom Deputy: Andrew Follmer
Phone: 267-299-7369
Civil Courtroom Deputy: Dedra Brannan
Phone: 267-299-7360

WEDNESDAY, SEPT. 4, 2024
Change of Plea Hearing

01:30 P.M.
23-cr-0525 USA v. ANDREWS

12:30 P.M.

23-cr-0525 USA v. FORD

THURSDAY, SEPT. 5, 2024
Sentencing

11:00 A.M.
18-cr-0309 USA v. BRIL

12:30 P.M.

23-cr-0457 USA v. FINLEY

K. S.. MARSTON, J.

Courtroom TBA
Courtroom Deputy/Criminal: Lara Karlson
phone: 267-299-7379

TUESDAY, SEPT. 3, 2024
Change of Plea Hearing

03:00 P.M.
23-cr-0339 USA v. MAHABEE

Pretrial Conference/Hearing

10:30 A.M.
23-cr-0339 USA v. MAHABEE

Sentencing

02:00 P.M.
22-cr-0294 USA v. BURRELL

11:00 A.M.

24-cr-0164 USA v. POSTELL

WEDNESDAY, SEPT. 4, 2024
Conference

09:00 A.M.
24-md-3094 GLUCAGON-LIKE PEPTIDE-1
RECEPT

THURSDAY, SEPT. 5, 2024
Motion Hearing

10:30 A.M.
20-cv-1416 J.L. et al v. LOWER MERION SCH

12:45 P.M.

24-cr-0246 USA v. CARROLL

J. M. GALLAGHER, J.

Courtroom TBA
Courtroom Deputy/Criminal: Christine Stein
phone: 610-391-7012
Courtroom Deputy Civil: Brian Dixon
phone: 610-434-3457

PEREZ, J.

COURTROOM 10B
Courtroom Deputy: Mia Harvey
267-299-7589

WEDNESDAY, SEPT. 4, 2024
Final Pretrial Conference

03:00 P.M.
23-cv-1926 MARTIN v. AMERICAN SELECT INSU

Revocation Superv Rls-FinalHrg

11:00 A.M.
05-cr-0420 USA v. AMMONS

Sentencing

02:00 P.M.
23-cr-0336 USA v. WRIGHT

THURSDAY, SEPT. 5, 2024
Motion Hearing

03:00 P.M.
24-cr-0152 USA v. EASLEY

The Legal Intelligencer

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HODGE, J.
Courtroom 15A
Courtroom Deputy: Leesa Ciamaichelo 267-299-7559

MURPHY, J.
Courtroom 3B
Courtroom Deputy: Kerry Christy 267-299-7510

THURSDAY, AUGUST 29, 2024
Motion Hearing

10:00 A.M.
24-cv-0406
FAUST et al v. THE TRUSTEES OF

THURSDAY, SEPT. 5, 2024
Status Conference/Hearing

11:30 A.M.
24-cr-0003
USA v. MCCracken

24-cr-0003
USA v. MUSE

24-cr-0003
USA v. ABDUL-HAKIM

24-cr-0003
USA v. FOSQUE

24-cr-0003
USA v. COLEMAN

24-cr-0003
USA v. MOUSSA

24-cr-0003
USA v. SQUIRE

SCOTT, J.
Courtroom 13B
Courtroom Deputy: Susan Flaherty
Phone: 267-299-7598

THURSDAY, AUGUST 29, 2024
Motion Hearing

10:00 A.M.
23-cv-3357
GRIMES v. IMMACULATA UNIVERSIT

TUESDAY, SEPT. 3, 2024
Pretrial Conference/Hearing

02:00 P.M.
24-cr-0134
USA v. BANKS

WEDNESDAY, SEPT. 4, 2024
Pretrial Conference/Hearing

11:30 A.M.
23-cr-0254
USA v. DENNY

Sentencing

10:00 A.M.
24-cr-0044
USA v. GOLA

H. BARTLE, III, S.J.

J. R. PADOVA, S.J.
Courtroom 17B
Criminal Deputy Clerk: Michael Beck
Phone: 267-299-7409
Deputy Clerk Civil: Malissa Wolenski
Phone: 267-299-7459

A. B. BRODY, S.J.
Courtroom 7B
Scheduling/Deputy Clerk: Joseph Walton
Phone: 215-597-3978

ESR-Courtroom Deputy: Jim Scheidt
Phone: 267-299-7439

WEDNESDAY, SEPT. 4, 2024
Miscellaneous Hearing

10:30 A.M.
24-cv-0463
BURNS v. DELTA/B.J.D.S., INC.

THURSDAY, SEPT. 5, 2024
Sentencing

10:00 A.M.
04-cr-0014
USA v. RANSOME

R. SURRICK, S.J.
Secretary Civil Deputy: Donna Donohue Marley
Phone: 267-299-7630
Criminal Deputy Clerk: Patrick Kelly
Phone: 267-299-7639

TUESDAY, SEPT. 3, 2024
Jury Trial

09:30 A.M.

22-cr-0381
USA v. ORTIZ

C.M. RUFES, S.J.
Scheduling/Deputy Clerk: Kristen Pepin
Phone: (267) 299-7490
Fax: (267) 299-5077
ESR/Courtroom Deputy: Erica Pratt
Phone (267) 299-7499

THURSDAY, SEPT. 5, 2024
Conference

10:30 A.M.
24-cv-2304
JAMES v. CENCORA, INC. et al

24-cv-2344
BRADFORD v. CENCORA, INC. et a

24-cv-2524
Harrell v. CENCORA, INC. et al

24-cv-3554
COGGINS et al v. CENCORA, INC.

Miscellaneous Hearing

10:30 A.M.
24-cv-2227
JOHNSON v. CENCORA, INC. et al

24-cv-2271
MCQUILLEN et al v. CENCORA, IN

24-cv-2303
GERBER v. CENCORA, INC. et al

24-cv-2451
LYNN v. CENCORA, INC. et al

24-cv-2453
MOSKOWITZ v. CENCORA, INC. et

24-cv-2603
WEBB v. CENCORA, INC. et al

24-cv-2631
DAY et al v. CENCORA, INC. et

24-cv-2863
HOLLIS v. CENCORA, INC. et al

24-cv-2961
ANAYA et al v. CENCORA, INC. e

24-cv-3541
Margie Lopez v. Cencora, Inc.

M. BAYLSON, S.J.

T. J. SAVAGE, S.J.
Courtroom 9A
Courtroom Deputy: Alex Eggert
Phone: 267-299-7599
Judicial Secretary: Joanne Tyer
Phone 267-299-7480

TUESDAY, SEPT. 3, 2024
Change of Plea Hearing

10:00 A.M.
24-cr-0137
USA v. WISE

WEDNESDAY, SEPT. 4, 2024
Motion Hearing

09:30 A.M.
24-cr-0020
USA v. TERRERO-TERRERO

24-cr-0137
USA v. WISE

Sentencing

09:30 A.M.
24-cr-0159
USA v. CRUZ GARCIA

THURSDAY, SEPT. 5, 2024
Trial Date

09:00 A.M.
13-cv-0705
TIEN v. THE CITY OF PHILADELPH

J. H. SLOMSKY, S.J.
Courtroom Deputy: Matt Higgins
Courtroom Deputy: Matt Higgins
Phone: 267-299-7349
Civil Deputy: Kelly Haggerty
Phone: 267-299-7340

THURSDAY, AUGUST 29, 2024
Arbitration Hearing

09:30 A.M.
24-cv-1364
HUBBARD v. LIVE! CASINO & HOTE

TUESDAY, SEPT. 3, 2024
Jury Trial

09:30 A.M.
22-cr-0307
USA v. JONES

WEDNESDAY, SEPT. 4, 2024
Sentencing

10:30 A.M.
23-cr-0293
USA v. CRUZ-GONZALEZ

C. S. WELLS, M.J.
Deputy Clerk: Edward Andrews
Phone: 215-597-7833

E. T. HEY, M.J.
Courtroom Deputy: Mia Harvey
phone (267) 299-7670

WEDNESDAY, SEPT. 4, 2024
Arbitration Hearing

09:30 A.M.
23-cv-5128
LOPEZ v. LIBERTY MUTUAL GROUP,

L.A. SITARSKI, M.J.

Deputy Clerk: Regina M. Zarnowski
Phone: 267-299-7810

REID, M.J.
3042 US Courthouse
601 Market Street
Philadelphia, PA 19106
Courtroom as assigned
Ian Broderick, Deputy Clerk
(267) 299-7640
Ian_Broderick@paed.uscourts.gov

THURSDAY, AUGUST 29, 2024
Arraignment

01:30 P.M.
24-cr-0282
USA v. ABIODUN

TUESDAY, SEPT. 3, 2024
Settlement Conference

10:00 A.M.
23-cv-4900
AVENT v. MILLER'S ALE HOUSE, I

WEDNESDAY, SEPT. 4, 2024
Miscellaneous Hearing

11:00 A.M.
23-cv-3361
SPEAR v. OPTIMAL STRATEGIX GRO

CARLOS, M.J.

THURSDAY, AUGUST 29, 2024
Initial Appearance

01:30 P.M.
06-cr-0074
USA v. CARRAZANA

STRAW, M.J.

THURSDAY, SEPT. 5, 2024
Settlement Conference

01:00 P.M.
21-cv-2563
MCS Industries Inc. v. MICHAEL

10:00 A.M.
17-cv-1587
BRADLEY v. EASYACC.COM, INC. e

ARTEAGA, MJ
COURTROOM 3H
Courtroom Deputy

THURSDAY, AUGUST 29, 2024
Settlement Conference

10:00 A.M.
23-cv-3042
HIRES v. KINDER MORGAN, INC.

THURSDAY, SEPT. 5, 2024
Settlement Conference

10:00 A.M.
21-cv-4395
ESTATE OF JUSTIN PAUL SMITH BY

STATE APPELLATE COURT

SUPERIOR COURT
ARGUMENT LIST
17th Fl., 530 WALNUT ST., PHILA.

AUGUST 28, 2024
ARGUMENT PANEL
ARGUMENT
2335 EDA 2022; Com. v. Farmer, J.
1856 EDA 2023; Newsome, L. v. Fobia, J.
2730 EDA 2023; Com. v. Thompson, R.
1109 EDA 2024; Lastovka, N. v. Berila, A.
2792 EDA 2023; Deutsche Bank Trust v.

Biernat, J.
2242 EDA 2023; Meridian Bank v. Elverta
Washington Sq.
2241 EDA 2023; Meridian Bank v. Elverta
Washington Sq.
2969 EDA 2023; O'Brien, J. v. Beatty, K.
3143 EDA 2023; Arangio, C. v. Arangio, L.
604 EDA 2024; Tsarouhis, D. v. Catricketes, M.
607 EDA 2024; A.M.E. v. D.R.E.
2690 EDA 2023; Com. v. Laphish, R.
2590 EDA 2023; In Re: Trust of J.S.M., Appeal
of: J.S.M.
2902 EDA 2023; Rongione, L. v. Abington
Memorial Hospital
2063 EDA 2023; Com. v. Allen, T.
2139 EDA 2023; Cleveland Brothers v. Arcadia
North Land
479 EDA 2023; Com. v. Thompson, B.
3171 EDA 2023; Com. v. Roberts, M.
1784 EDA 2023; Trust of Sol E. Harrison and
Sydria Harrison

COMMON PLEAS COURT
CASE MANAGEMENT
COFERENCE LIST

CASE MANAGEMENT
PROGRAM
ROOM 613
CITY HALL

Any questions regarding the Case
Management Program should be
directed to CivilCaseManagement@courts.phila.gov

WED., AUGUST 28, 2024

8 A.M.
0012403-2450A. Govorov
Watson v.IVY Hill Post Acute Nursing &
Rehabilita

K. M. Buttery; M. Giannotti
0022405-0975M. D. Portlock
Dumont v. Trinity Health Mid-Atlantic et al.

G. S. Nesbitt; J. Giangulio
0032405-0990R. Jauregui
Jauregui Law Firm et al. v. Inside Higher
Education

B. A. Post; K. M. Gurney; M. K. McGrath
0042405-1091A. R. Spirt
Oprysko v. Jefferson Health et al.

H. A. Tereshko
0052405-1111J. Foster
Snodgrass v. Chester County Hosp. et al.

A. V. Romanowicz; H. A. Tereshko; J. V. Peeler; T. M. Savon
0062405-1190A. J. Lorentson; R. P.
Chase

Hoch et al. v. Thomas Jefferson Univ. Hosp.
A. P. Demichele; C. E. McCauley; G. S. Nesbitt; L. B. Shannon; P. E. Peel; S. F. Reilly
0072405-1232G. N. Haroutounian; M.
A. Casey

Wilson v. Doylestown Hosp. et al.
C. B. Heimbach; J. R. Drygas; J. P. Kilcoyne; K. H. Conrad; M. L. Wilson; S. A. Kocher

9 A.M.
0012405-1099C. A. Falcone
Dougherty v. Madison-Rtd Clifton Heights
Pa, Llc E

A. S. Goodman; D. Dawson; T. McDevitt
0022405-1678K. M. Blake
Nelson v. Sandoval et al.

L. Mitchell; O. R. Walls
0032405-1685M. D. Bleefeld
Williams v. Penn Medicine et al.

J. H. Tucker Jr; J. T. Donovan; J. J. Freeman; K. Kirkpatrick
0042405-1687M. I. Simon
Greene v. Pints 7n Pies Llc et al.

C. B. Stokes
0052405-1688A. A. Nichols
Lowe v. Mandia et al.

J. S. Ware
0012404-1969R. T. Lynch
Coyle et al. v. Rivera et al.

C. M. Schweizer; E. S. Knepper
0022404-2499L. A. Fox
King v. Bogosian

C. Horn; R. A. Steiger
0012405-0313F. P. Santarelli; G. A. Lomax; S. A. Cohen; S. C. Tolliver
Marrone v. Hoyle et al.

F. R. Emmerich Jr; M. Z. Bradley; S. D. Boutros

1 P.M.
0012312-3143J. R. Radmore; L. D. Rosenfeld
Lewis v. Kershaw et al.

0022405-1694M. P. Dorsey
Gibson v. Southeastern Pennsylvania
Transportation

L. S. Flocco
0032405-1696M. A. Surun Santos; R. Tarnowski
Eleby v. Commonwealth of Pennsylvania
Department O

K. D. Lawfer
0042405-1706G. J. Badey
Burden v. Coccia

0052405-1742J. L. Newman
Patrick v. Septa et al.

E. A. Chalik; E. N. Saltzman; K. J. Doyle
0062405-1755A. R. Duffy; M. H. Dehon; M. A. Budner

M.W. et al. v. Southeastern Pennsylvania
Transportat

I. M. Watt; J. J. Freeman; J. D. Groff; J. A. Baakman; M. E. Gottlieb

10 A.M.
0012404-0232K. Gaynier
Kendells et al. v. Riggins et al.

I. C. Naveira Lopez; M. N. Klebanoff
0022404-2895S. B. Mirow
Mirow v. Aaa Automobile Insurance et al.

C. S. Rybny; T. J. Dougherty
0032405-1861
Shaheed v. Young

J. Harris
10:15 A.M.
0012405-0635G. Schafkopf; M. B. Weisberg
Mediterranean Shipping Company Inc.
v. Recogio Tran

10:30 A.M.
0012404-2390R. A. Cohen; S. P. Kowalski
Ally Capital Corp. v. Lindsay

0022405-0849A. Kaminsky; O. D. Griffin; P. N. Kessler
Viking Mill Assoc. v. Engle, Esquire et al.
D. C. Dice; J. Laske

11 A.M.
0012402-3284H. Y. Baik
Marquez-Lopez v. Algahaim et al.

0022404-2377R. L. Foxworth
Hamilton et al. v. Liberty Mutual Insurance

0032404-3691P. T. Henigan
Phoenix Contractors Inc. v. Chestlen
Development,

0042405-1968G. S. Dion
Slocum v. Sobbecki et al.

N. M. Cordero
0052405-1975D. J. Deluca
State Farm Fire And Casualty Co. v. Peco
Energy Com

J. M. Kunsch; W. E. Voter; M. D. Rosenfeld; T. Williams

11:15 A.M.
0012405-1153R. E. Schoenlein; R. A. Korn
Garvey Roark Llc v. Palace Builders Na, Llc
et al.

J. J. Fitzpatrick; W. S. Zimolong
11:30 A.M.
0012405-1274C. E. Rice
American Heritage Federal Credit Union
v. Campagno

0022405-2041J. E. Fine; M. W. White
Thomas v. Centro Np Roosevelt Mall et al.

J. P. Bastasini
0032405-2042G. P. Heslin
Hoger v. Agency Insurance Company of
Maryland Inc.

K. T. McGarry
1:15 P.M.
0012405-1514D. Tuchinsky
Iah Trade Usa Llc et al. v. Brechko et al.

G. Schafkopf
1:30 P.M.
0012405-1620L. S. Markind
Amtrust Insurance Company v. Rhw.Com Llc

J. Cunilio
2 P.M.
0012405-1822D. Wechsler
Elite Constructors Corp. v. Iron Hill Compan

0022405-1865R. A. Cohen; S. P. Kowalski
Ally Capital Corp. v. Karim

0032405-1871P. J. Wesner
Newrez Llc D/B/A Shellpoint Mortgage
Servicing v. Karim

0042405-1873
Talbert v. McDermott

M. I. McDermott
0052405-1877A. J. Fein
Halladay v. Lamoreaux

J. A. Dingle
0062405-1879A. R. Duffy; R. J. Mongeluzzi; S. B. Dordick
Zadroga v. Hunter Roberts Construction
Group, Llc

A. K. Paparelli; A. J. Connolly; C. E. Burgess; E. Henry; F. J. Deasey
0072405-1894A. J. Pantano; J. P. Goodman; J. L. Howell; R. J. Mongeluzzi
Fletcher v. Polymer80 Inc. et al.

0082405-1901A. D. Flager
Goral et al. v. Davidson

J. P. Tolerico
2:30 P.M.
0012405-2206D. Salaman
Pa. Direct Logistics Inc. v. Transform Sr
Home Imp

3 P.M.
0012405-1984R. J. Weitzman
4801 Old York Road, Llc v. McCall

D. W. Shorter
0022405-1985T. A. Russeck
Leake v. Williams

0032405-1988C. A. Falcone
Del Rossi v. Bette's Bounces, Llc et al.

C. M. Gallagher; M. D. Moran
0042405-1990G. B. Baldino; G. B. Baldino

Heintz v.Sam 939 Llc et al.
C. Delpizzo; C. Prisco; K. Buchholz Helfrick
 0052405-1991A. **J. Pantano; L. E. Bendesky; M. A. Pileggi**
 Bonilla et al. v.Marin et al.
J. E. Salmon; P. Sarah; R. J. Cosgrove; S. F. Bernstein; T. Williams
 0062405-1993J. **J. Anzalone; S. T. Kopko**
 Caliskan v.E.L.S. Products Corp. et al.
J. A. Wescoe; M. Diprato; P. J. Hasson; R. A. Michetti
 0072405-1997E. **Gabay**
 Alrod, Llc v.Freeman et al.
 0082405-2005D. **B. Kline; J. S. Zafra**
 Nichols v.Green et al.

TUE., SEPTEMBER 3, 2024

8 A.M.
 0012405-2064E. **B. Marks; G. M. Zakeosian; N. A. Bezar**
 Clegg et al. v.Garcia-Marcinkiewicz et al.
A. V. Romanowicz; J. A. Rickabaugh; J. H. Tucker Jr; J. V. Peeler
 0022405-2078T. **E. Bosworth**
 Hernandez v.Jefferson Torresdale Hosp. et al.
A. C. Showalter; A. P. Demichele; M. C. Thompson; P. C. Troy
 0032405-2079M. **Schork; P. Lauricella; V. G. Lowe**
 Ghomi v.Mirault et al.
J. Stepanian; J. B. Clavin; K. H. Wright
 0042405-2195C. **Hahn; L. P. Haberman**
 Estate of Sonia . Brinkley By And Through Sarena B v.Mirault et al.
A. N. Parrilla; D. J. Divis
 0052405-2204D. **P. Rosner; J. M. Pinto**
 Crews v.Prospect Ccmc, Llc et al.
A. E. Pedersen; G. S. Nesbitt
 0062405-2330
 Purnell v.Sheth et al.
J. N. Bongiovanni; M. A. Schumaker

9 A.M.
 0012403-2552M. **T. Vanderveen; S. R. Bryson**
 Draouch et al. v.Kurtz et al.
S. L. Gordon
 0022405-2332M. **J. Cadigan**
 M v.Kingdom Kids Christian Learning Ctr. Inc.
S. Kirby
 0032405-2336A. **J. Pantano; L. E. Bendesky; M. A. Pileggi**
 Luna v.Stronghold Construction Development Corp. E
A. Scholler; F. T. Lachat Jr; J. A. Livingood; K. Sears; M. N. Hadgis; T. F. Reilly

9:30 A.M.
 0012405-2571B. **S. Chacker**
 Moses v.Rouse et al.
J. A. Livingood; K. L. Hutchings
 0022405-2577J. **Rosenau**
 Felder-Hadley v.Fitness International, Llc
D. J. Samlin; J. C. McMeekin
 0032405-2595M. **I. Simon**
 Johnson v.Daniels et al.
E. V. Violago; K. Storm; S. P. Cholden
1 P.M.
 0012405-2380M. **F. Greenfield**
 Bradsher et al. v.Metromile Insurance Company
 0022405-2381M. **F. Greenfield**
 Waller v.Diaby et al.
 0032405-2382M. **F. Greenfield**
 Jones v.Smakulski
L. A. Zikoski
 0042405-2384M. **F. Greenfield**
 Ford v.Hkhg Inc.
A. R. Benedict; R. S. Johnson
 0052405-2386M. **F. Greenfield**
 Jackson v.Don Juan Food Market Inc. et al.
 0062405-2390P. **Chung**
 Ec International Property, Llc v.Doe Apt 1 et al.
 0072405-2393K. **Michaels**
 West American Insurance Company A/S/O Pd Investmen v.Doe Apt 1 et al.
J. L. Bowman; J. A. Ricchezza
 0082405-2394
 Green v.Green III

10 A.M.
 0012403-2621J. **E. Fine; J. C. Larosa**
 Pryor v.Henry
A. J. Shaw; F. C. Love; Q. E. Lawson
 0022405-2395M. **I. Simon**
 Womack et al. v.Williams et al.
T. H. Lipscomb
 0032405-2399K. **S. Saffren**
 Hudson v.Presley et al.
 0042405-2400J. **A. Lindheim; M. T. Vanderveen**
 Baracaldo Leon et al. v.Gibson et al.
 0052405-2442B. **H. Smith**
 Stormfield Capital Funding I, Llc v.L.G. Financia
 0062405-2453W. **J. Taylor**
 Maya Couch 1031 Kh, Llc v.Williams

10:30 A.M.
 0012405-2598M. **I. Simon**
 Martinez v.The Giant Company et al.
L. Falcone
 0022405-2602M. **J. Williams**
 Miracle Home Buyers, Llc v.Bennett et al.
B. E. Levy

11 A.M.
 0012405-0118B. **E. Fritz; C. C. Bianculli; K. E. McCabe**
 Esposito et al. v.Select Physical Therapy Holdings,
A. M. Lambertson; P. C. Troy
 0022405-2483L. **B. Himmelstein**
 Rodgers v.City of Philadelphia et al.
N. M. Lyons; V. Konoval
 0032405-2488E. **Dyer**
 Rivera v.Om Ganatrate Namah Llc et al.

2 P.M.
 0012405-2454J. **S. Zafra; J. Grau**
 Brown v.Broody et al.
A. L. Hennessey; C. M. Gallagher
 0022405-2455C. **A. Odonnell; J. A. Zajdel**
 Capone v.Simon Property Group Inc. Individually
A. C. Goldstein; O. D. Ansa; R. W. Stanko
 0032405-2456T. **N. Sweeney**
 Yaros v.Thomas Jefferson Univ. Hosp. et al.
L. C. Miller
 0042405-2458E. **Benedon; J. S. Zafra; R. J. Garnick**
 Lyons v.Holloway et al.
L. Mitchell

3 P.M.
 0012405-2509J. **Glancy; O. D. Ansa; P. D. MacAvoy; R. R. Corkery**
 Esterly et al. v.Cedar Fair Entertainment Company E
J. T. Donovan; J. J. Freeman; M. A. Ghasiuddin; S. J. Bruderle
 0022405-2516M. **W. McLemore**
 Ficarra v.National Railroad Passenger Corp.
A. J. Kornblau; V. A. Nespor
 0032405-2520R. **W. Williams; T. C. Dyer**
 Bridgecrest Credit Company, Llc As Agent And Servi v.National Railroad Passenger Corp.
 0042405-2531A. **Nochumson; J. A. Hamilton; N. Klyashtorny**
 Sapient Logistics Inc. v.The Estate of Alfred Mi
H. M. Clinton; W. J. Taylor
 0052405-2549F. **N. Dimeo**
 McGrath v.Disanto
T. Siller
 0062405-2554M. **I. Simon**
 Skinner v.Dorfeuille et al.
 0072405-2563A. **A. Nichols**
 Flemings v.Main Street Properties Lp et al.
A. E. Capriotti Jr; B. D. Greenfield; J. A. Ricchezza; N. G. Noto

3 P.M.
 0012405-2509J. **Glancy; O. D. Ansa; P. D. MacAvoy; R. R. Corkery**
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 Skinner v.Dorfeuille et al.
 0072405-2563A. **A. Nichols**
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 Flemings v.Main Street Properties Lp et al.
A. E. Capriotti Jr; B. D. Greenfield; J. A. Ricchezza; N. G. Noto

FAMILY COURT DIVISION

AUGUST 28, 2024
ADMINISTRATION AND MISCELLANEOUS
1501 ARCH ST.
MURPHY, A.J.

JUVENILE BRANCH
FAMILY COURT BUILDING
1501 ARCH ST.

Juvenile Justice Service Center
YSC MASTER
Courtroom-3G

JCHO SHULER (M,W,F 9:30 A.M.) (T,TH 12:30 P.M.)
JCHO CICCONE (F 9:30 A.M.)

3E CASES HEARD IN 3G
Courtroom--4A
JCHO CICCONE
Courtroom--4B
JCHO GIUSINI
Courtroom--4C
GREY, J.
Courtroom--4D
MCCABE, J.
Courtroom--4E
FERNANDES, J.
Courtroom--4G
IRVINE, J. (T,TH,F)

Courtroom--5A
BARISH, J.
Courtroom--5B
MCLAUGHLIN, J.
Courtroom--5C
CANTY, J.
Courtroom--5D
SABATINA, J.
Courtroom--5E
JCHO SHULER (T,TH 9:30 A.M.)

IRVINE, J. (W)
Courtroom--5F
FURLONG, J. (Ex F)
Courtroom--5G
JCHO STOKES (Ex F)
Courtroom--6H
GORDON, J.

JCHO MCCULLOUGH T,TH 1 P.M.
JJSC JCHO MCCULLOUGH DOMESTIC RELATIONS/FAMILY COURT BUILDING 1501 ARCH ST.

Courtroom--3A
SANDHER, J. (Out)
Courtroom--3B
COHEN, J.
Courtroom--3C
JACKSON, J.
Courtroom--3D
PALMER, J. (M,T,TH,F)4F(W)

Courtroom--3E
DISTRICT ATTORNEY (W)
Courtroom--3F
MALLIOS, J. (W,F) 3E(M) 6g(T,TH)
Courtroom--4F
KRISTIANSSON, J. (M,T) 3D(W)

Courtroom--6A
LITWIN, J. (Out)
Courtroom--6B
FANNING, J. (W,TH) 3E (T,F)
Courtroom--6C
FORD, J. (M,T) 3E(W)
Courtroom--6D
WAHL, J. (M,T,W) 4F(TH,F)

Courtroom--6E
PAPADEMETRIOU, J. (W,TH,F) 3F(M,T)
Courtroom--6F
SULMAN, J. (Out)
Courtroom--7B
CHEN, J. (Out)

CRIMINAL TRIAL DIVISION

WEDNESDAY, AUGUST 28, 2024

Room 504—RANSOM, J.
 Beckwith, Paul (Def. Assoc.)
 Burwell, Hishinea (Steenon, Derek Alan)
 Ciaccia, Andrew J (Snyder, Marni Jo)
 Ciaccia, Andrew J. J. (Snyder, Marni Jo)
 Dangerfield-hill, Zyair (Def. Assoc.)
 Davis, John T. (Def. Assoc.)
 Dawkins, Quadir (O'Connor, Lawrence J. Jr.)
 Green, Anthony (Hurley, Eileen J.)
 Lee, Nicole (Def. Assoc.)
 Tilton, Dawn (Def. Assoc.)
 Walker, Robert C. (Def. Assoc.)

Room 505—PALUMBO, J.
 Artis, Antonio (Goldman, Randolph L.)
 Brown, Brian (Def. Assoc.)
 Cotto, Edwin (Def. Assoc.)
 Crabbe, Calvin (Def. Assoc.)
 Johnson, Isaac (Def. Assoc.)
 Jones, Henry (Def. Assoc.)
 Keitt, Rudolph (Link, Robert Patrick)
 Maddox, Tyrone (Def. Assoc.)
 Ross, Malik (Def. Assoc.)
 Ruiz, Ismael (Montoya, William Christopher)
 Sanchez-hermandez, Alan (Brown, Tobias Hamal)
 Sisco, Herbert (Def. Assoc.)
 Taber, Edward (Glassman, David Jay)
 Thomas, Robert (Def. Assoc.)
 Tilley, Kevin (Maynard, Wayne R.)
 Ward, Irving (Savino, Louis Theodore Jr.)
 Washington, Earl (Bowers, Peter C.)
 Young, Maurice (Def. Assoc.)

Room 507—MCDERMOTT, J.
 Adams, James (Dimairo, Paul Michael)
 Buce, Gia (Walsh, John M.)
 Butler, James E. (Def. Assoc.)
 Ford, Thomas (Walker, Michael Anthony)
 Gamble, Timothy (Steenon, Derek Alan)
 Grady, Alexander (Def. Assoc.)
 Horsene, Heather (Dimairo, Paul Michael)
 Horsene, Heather L. (Dimairo, Paul Michael)
 Humphrey, Quadir (Def. Assoc.)
 Huynh, Steven (Def. Assoc.)
 Johns, Kashawn (McDermott, Michael I.)
 Johnson, Tiana (Snyder, Marni Jo)
 Kinslow, Sufyaan (Def. Assoc.)
 Lee, Taylor (Dimairo, Paul Michael)
 Lopez, Quaza (Server, Gary Sanford)
 Love, Tynel (Yacoubian, George Setrag Jr.)
 Mafis, Sergio (Def. Assoc.)
 Rains, Anthony Clinton (Tarpey, Timothy J.)
 Reid, Eric T. (Dimairo, Paul Michael)
 Robinson, Comor J. (Amoriello, Gina A.)
 Squire, Shannon W. (Page, Shawn Kendrick Sr.)
 Sutton, Joshua (Birley, Kevin Thomas)
 Torres, Abiud (Def. Assoc.)
 Wear, Tyeann (Jones, Sarah Alexandra)
 Woolard, Jawad (Def. Assoc.)

Room 601—MOORE, J.
 Bibbs, Malik (Def. Assoc.)
 Colon, Louis (Levin, Peter Alan)
 Correa, Jesus (Def. Assoc.)
 Hood, Sharieff (Def. Assoc.)
 James, Douglas (Valvo, Joseph J.)
 Lopez, Yan (Def. Assoc.)
 Miles, Romanus Weston W (Javie, Jason David)
 Saez, Jose (Parkinson, Michael Patrick)
 Wallace, Omar (Def. Assoc.)

Room 602—WRIGHT-PADILLA, J.
 Corley, Radeem (Palazzo, Valerie Joy)
 Heath, Arthur Brain B. (Mosser, Todd Michael)
 Mcqueen, James Arthur A. (Bozzelli, Lawrence J.)
Room 605—BROWN, J.
 Corredor, Jose
 Covington, Samuel (Def. Assoc.)
 Dunlap, Jalil (Cacciamani, Kathryn Coviello)
 Feliciano, Santana (Savino, Louis)
 Griffin, William (Fioravanti, Michelle A.)
 Howzell, Bysil (Mischak, David B.)
 Jones, Abdul H. (Jones, Sarah Alexandra)
 Keenan, Darnell (Cacciamani, Kathryn Coviello)
 Lopez, Roberto (Kramer, Max Gerson)
 Lovd-powell, Tijere (Sobel, Jonathan J.)
 Murray, Ty (Duckett, Cowanis Lee Jr.)
 Oliver, Tyrell (Keenheel, Mark S.)
 Ortiz, Ivanie (Montroy, Andrew David)
 Pirela, Tyjay (Duckett, Cowanis Lee Jr.)
 Poole, Catherine (Dickson, William M.)
 Popelak, Justin (Def. Assoc.)
 Porter, Dewan (Def. Assoc.)
 Powell, Dimonte (Sanita, Amato T.)
 Powers, Antwon (Montoya, William Christopher)
 Pratt, Joseph (Steinberg, S. Philip)
 Pratt, Jovan (Defino, Michael A.)
 Pressley, Alvin R. (Def. Assoc.)
 Pressley, Stephen D. (Link, Robert Patrick)
 Ramirez, Daniel (Isicrate, Paul Vincent)
 Ranson, Rolando (Def. Assoc.)
 Rapko, Nisochola (Def. Assoc.)
 Ray, Fahim (Def. Assoc.)
 Reavis, Kyle (Meehan, Edward C. Jr.)
 Reed, Tysheen (Stern, Douglas Nathaniel)
 Rivera, Jacob (Godshall, Anthony Francis)
 Rivera, Victor (Kenny, Thomas)
 Rivers, Quanda (Thomson, Andrew Justin)
 Robinson, Dino (Dolfman, Douglas Lee)
 Robinson, Dino D. (Dolfman, Douglas Lee)
 Robinson, Keith (Maran, Mary Therese)
 Roby, Joshua Q. (Steenon, Derek Alan)
 Rodriguez, Alex (Def. Assoc.)
 Rodriguez, ELLias (Brown, Richard T. Jr.)
 Rodriguez, Gabriel (Irwin, Darryl A.)
 Rodriguez, Octavio (Montroy, Andrew David)
 Rodriguez-cartagena, Jose (Cameron, Angelo Leroy)
 Sanders, Lavar (Walker, John Robert)
 Smith, Darrell (Auspitz, Charles)
 Spoonhour, Jamal (Osei, Nana Yaw Adom)
 Tirado, Jamden (Goldstein, Zak Taylor)
 Wienckowski, Marcus (Perri, Fortunato N. Jr.)
 Zaruba, Wenzel (Cornish, David Wesley)

Room 702—HANGLEY, J.
 Hodges, Ichywood (Lorusso, Vincent M.)
 Lewis, Khalil S. (McDermott, Michael I.)
 Shields, Myanni D. (Kadish, Jason Christopher)
 Smith, Shaheed (Link, Robert Patrick)
 Stallings, Taren (Sigman, Scott Philip)

Room 704—YU, J.
 Allen, Kryslavon (Def. Assoc.)
 Barber, Wadeah (Def. Assoc.)
 Bivins, Kuloni (Walker, David Michael)
 Cruz, Jason (Def. Assoc.)
 Dover, Nasir (Def. Assoc.)
 Hall, Lowell W. (Def. Assoc.)
 Jones, Eric (Burrows, William Gordon)
 Kelson, Raheem N. (Def. Assoc.)
 Lee, Rahkim (Def. Assoc.)
 Lloyd, Roy (Def. Assoc.)
 Muhammad, Matazz
 Phippen, Matthew (Chisholm, Donald II)
 Porter, Michael A. (Def. Assoc.)
 Rivera-cartagena, Victor (Def. Assoc.)
 Robinson, Kyle (Def. Assoc.)
 Robinson, Kyle L. (Def. Assoc.)
 Robinson, Talik (Alva, Jeremy-Evan)

Room 705—WILLIAMS, J.
 Brown-perry, Zayvir (Osei, Nana Yaw Adom)
 Dantzier, John (Def. Assoc.)
 Gallasha, Isaiah (Def. Assoc.)
 Gilding, Jevon (Kramer, Max Gerson)
 Hence, Quana (Page, Shawn Kendrick Sr.)
 Johnson, Jalea (Alva, Jeremy-Evan)
 Mccarthy, Patrick (Def. Assoc.)
 Muhammad, Kenyatta (Def. Assoc.)
 Nichelson, Shawn (Def. Assoc.)
 Northern, Charles (Def. Assoc.)
 Otterbridge, Gary (Def. Assoc.)
 Robinson, Delshon (Def. Assoc.)
 Sibert, Lavon (Def. Assoc.)
 Terry, Kareem M. (Solomon, Eric Robert)

Room 707—CAMPBELL, J.
 Dennis, Saboor S. (Def. Assoc.)
Room 708—LIGHTSEY, J.
 Davis, Tashi (Def. Assoc.)
 Sims, Jahlil J. (Colon, Christian)
 Sterling, Lauren (Mann, Jessica Consuela)

Room 801—GIBBS, J.
 Blevins, Shahid (Sedacca, Matthew Paul)
 Faison, Kion E. (Piccarreto, Marisa Anne)
 Ferguson, Eddie (Def. Assoc.)
 Geffrard, Jean K. (O'Connor, Lawrence J. Jr.)
 Mott, Anthony (Fiore, Todd R.)
 Pegues, Antonio (Yee, Adam Sequoyah)
 Richardson, Jalil (Def. Assoc.)
 Smith, Tyree (Def. Assoc.)
 Turner, Andrea (Saile, Caterina Gatto)
 Walker, Brian (Def. Assoc.)

Room 802—CLEMONS, J.
 Ayala, Hector A. (Johnson, Shaka Mzee)
 Jaquez, Luis (Def. Assoc.)
 Jones, Selassi (McDermott, Michael I.)
 Parker, Lee V. (Kenny, Thomas)
 Stevenson, Nyiesha S. (Lee, James Ephraim)

Room 804—SAWYER, J.
 Billings, Michael (Def. Assoc.)
 Blackson, Muhammed (Def. Assoc.)
 Clay, Dwayne (Dolfman, Douglas Lee)
 Garcia, Jerick (Def. Assoc.)
 Jackson, Kiera (Abdul Rahman, Qawi)
 Mccord, Nichelle (DEFENDER ASSOCIATION)
 Morales, Pedro (Savino, Louis Theodore Jr.)
 Otero, Dammis (Def. Assoc.)
 Pack, Eric A. (Piccarreto, Marisa Anne)
 Rivera, Luis (Def. Assoc.)
 Ruiz, Destiny M. (Steenon, Derek Alan)
 Vo, Hung N. (Def. Assoc.)

Room 805—EISENHOWER, J.
 Anderson, Rafiq
 Bartlett, Nihjae (Def. Assoc.)
 Blackwell, Marvin (Privitera, Dino)
 Boakai, Alexander
 Bowen, Shannell (Def. Assoc.)
 Bush, Jalil (Def. Assoc.)
 Crawford, Daniel (Mann, Jessica Consuela)
 Dartoe, Bestman (Def. Assoc.)
 Febus, Roberto (Def. Assoc.)
 Harmon, John (Def. Assoc.)
 Harmon, John P. (Def. Assoc.)
 Hasty, Crystal (Def. Assoc.)
 Jenkins, Curtis (Def. Assoc.)
 Jenkins, Curtis A. (Def. Assoc.)
 Jordan, Henry (Def. Assoc.)
 Konah, Frank J. (Def. Assoc.)
 Lashley, Brian (Def. Assoc.)
 Matos, Rochainys
 Mccormick, Patrick (Def. Assoc.)
 Mcfadden, Haneef K. (Johnson, Shaka Mzee)
 Minor, Justin (Def. Assoc.)
 Morillo, Flamerson (Shore, Richard A.)
 Nourmand, Ari B. (Def. Assoc.)
 Pena, Juan (Gamburg, Robert Marc)
 Pressley-williams, Dashan (Shaw, Brianna Corine)

Room 807—ANHALT, J.
 Abdul-hadi, Zaire I. (Ehrlich, Irina G.)
Room 901—SCHULTZ, J.
 Featherstone, Braheem (Birley, Kevin Thomas)
 Lee, Tyquil (Def. Assoc.)
 Tyler, Maleek (Sigman, Scott Philip)

Room 904—ROSS, J.
 Davis, Quadir (Mann, Jessica Consuela)
 Hall, Markel T. (Def. Assoc.)
 Morales, Javier (Def. Assoc.)
 Muhammad, Shafiq (Osei, Nana Yaw Adom)
 Thompson, Jamal (Def. Assoc.)

Room 905—SHAFFER, J.
 Abdullah, Braheem D. (Def. Assoc.)
 Adames, Wilfredo (Def. Assoc.)
 Bosier, Markeese (Def. Assoc.)
 Calderon, Efrain (Def. Assoc.)
 Cellent, Sophonie (Def. Assoc.)
 Choates, Darrell K. (Yee, Adam Sequoyah)
 Cruz, Rafael (Gessner, Scott)

Davidson, Nasir (Johnson, Shaka Mzee)
Dejesus, Luis (Walker, John Robert)
Domenech, Luis (Def. Assoc.)
Fleming, Demetrius A. (Steenson, Derek Alan)
Fletcher, Damon (Def. Assoc.)
Gaskins, Andre M. (Fiore, Todd R.)
Gonzalez, Richard (Savino, Louis Theodore Jr.)
Graves, Traves (Def. Assoc.)
Hakim, Jamal A. (Walker, Michael Anthony)
Hassan, Aliyah (Def. Assoc.)
Heckstall, Mack (Jones, Sarah Alexandra)
Hines, Taylor (Steenson, Derek Alan)
Hollis, Williams (Def. Assoc.)
Jackson, Harold (Def. Assoc.)
Jones, Michael D. (Def. Assoc.)
Joynes, Tyray A. (Def. Assoc.)
Lee, Sherod (Martino, Andre)
Ly, Cam (Def. Assoc.)
Marshall, Edward (Def. Assoc.)
Muniz, Alexis M. (Def. Assoc.)
Myers, Jamal (Sanita, Amato T.)
Perskie, Morton Daniel (Zawrotny, Edward M.)
Pew, David (Def. Assoc.)
Price, David (Def. Assoc.)
Rooney, Brian (Def. Assoc.)
Shuler, Gene (Def. Assoc.)
Smith, Nakeem (Def. Assoc.)
Szymanek, Tyler (Def. Assoc.)
Taylor, Deshawn (Def. Assoc.)
Watts, Shakur (Humble, Brian Francis)
White, Odessa (Kadish, Jason Christopher)
Wright, Shaquan J. (O'Riordan, Daniel John)
Yeargin, George (Steenson, Derek Alan)

Room 907—O'KEEFE, J.

Hines, Khalif (Link, Robert Patrick)

Room 908—BRANDEIS-ROMAN, J.

Barber, Jason L. (Def. Assoc.)
Bonilla, Alexander (Parkinson, Michael Patrick)
Castle, James (Mischak, David B.)
Cooper, Kristina (Page, Shawn Kendrick Sr.)
Herring, Tyree (Yee, Adam Sequoyah)
Ruffin, Kevin (Meehan, Edward C., Jr.)

Room 1001—DICLAUDIO, J.

Austin, Andre (Pomerantz, Michael D.)
Barnett, sr., Robert (Brown, Jerome Michael)
Davis, Keith L. (Sigman, Scott Philip)
Exum, Alfonso (Mosser, Todd Michael)
Feliciano, Isaiah (Szanto, Jules Norris)
Fuller, Shacore (Def. Assoc.)
Mcclintic, John (Love, William Allan)
Melton, Derrick J. (Brown, Jerome Michael)
Miller, Howard (Browning, Deon Basheer)
Williams, Terrance (Bermudez, Donald)

Room 1002—TAYLOR-SMITH, J.

Baker, Ronny (Sigman, Scott Philip)
Blakey, Jonathan (Def. Assoc.)
Boyd, Christian (Def. Assoc.)
Burton, Tristan (Def. Assoc.)
Burton, Tristan J. (Def. Assoc.)
Edwards, Kyseir (Def. Assoc.)
Green-coates, Formonn (Fitzgerald, Joshua Bradley)
Hudgins, Mitchell (Def. Assoc.)
Lopez, Melvin (Alva, Jeremy Evan)
Martinez, Confesor
Mial, Akeem (Def. Assoc.)
Oakman-gilmore, Keith T. (Def. Assoc.)
Perez, Johnathan (Sobel, Jonathan J.)
Perez, Jonathan (Def. Assoc.)
Ranelli, John Dominic (Stretton, Samuel C.)
Rodriguez, Mildred (McDermott, Michael I.)
Santiago, Felix Jorge (Savino, Louis Theodore Jr.)
Tot-xol, Victor (Def. Assoc.)
Tot-xol, Victor H. (Def. Assoc.)
Washington, Amir (Fioravanti, Michelle A.)
Weaver, Aigner H. (Johnson, Shaka Mzee)
Williamson, Dontay (McCrae, Kendra Ilene)

Room 1004—GAGNON I HEARINGS

Bussey, Maurice (Def. Assoc.)
Cottman, Zimir (Def. Assoc.)
Donato, Lesty (Def. Assoc.)
Griffin, Alexander (Def. Assoc.)
Jones-jackson, Tahir (Abdul-Rahman, Qawi)
Lee, Isaiah (Dimairo, Paul Michael)
Minter, Nafiz (Def. Assoc.)
Monetenez, Wilfredo (Cacciamani, Kathryn Coviello)
Olmeda, Miguel (Def. Assoc.)
Portillo, Darwin (Coble, Richard P.)
Sanders, Wayne (Tarpey, Timothy J.)
Swartz, Christopher (Def. Assoc.)
Swartz, Christopher J. (Def. Assoc.)
Tolbert, Jeffrey (Def. Assoc.)
Vega, Andres (Cacciamani, Kathryn Coviello)

Room 1005—BRYANT-POWELL, J.

Andrews, Andrews (Def. Assoc.)
Benson, Rhaqif (Link, Robert Patrick)
Brown, Tayon (Def. Assoc.)
Buchanan, Meriyah (Def. Assoc.)
Carole, Katie (Def. Assoc.)
Cruz Johnson, Christopher (Pagano, Gregory Joseph)
Dinoia, Robert (Def. Assoc.)
Ealey, Amir (Def. Assoc.)
Espinoza, Glaze (Bowers, Peter C.)
Felix, Anthony (Godshall, Anthony Francis)
Foulke, Mathew D. (Def. Assoc.)
Goslin, Stephanie (Parkinson, Michael Patrick)
Hargrove, Briell (Def. Assoc.)
Holness, Omar (Doherty, Patrick Thomas)
Hudson, Quintin G. (Seth, Anita Marie)
Jackson, Daquan S. (Def. Assoc.)
Jackson, Rhaqif (Link, Robert Patrick)
Jackson, Warrant (Johnson, Shaka Mzee)
Jefferson, Arthur (Humble, Brian Francis)
Mattox, Latief (Def. Assoc.)
Mauger, Jenna (Def. Assoc.)
Mciver, Aleesa (Def. Assoc.)
Mendez, Jacob (Def. Assoc.)
Merced, June (Def. Assoc.)
Mitchell, Anthony (Def. Assoc.)
Montanez, Michael (Dolfman, Douglas Lee)
Nasher, Ahmed (George, Henry Jr.)
Pruitt, Darren (Def. Assoc.)
Ramirez, Luis (Def. Assoc.)
Ramirez, Shalom S. (Def. Assoc.)

Rehders, Thomas (Def. Assoc.)
Reyes, Damian (Def. Assoc.)
Roddy, Michael (Def. Assoc.)
Rozier, Joseph (Def. Assoc.)
Ruiz, George (Def. Assoc.)
Sanchez, Francheska (Def. Assoc.)
Santiago, Carlos (Def. Assoc.)
Sautter, Norman F. (Def. Assoc.)
Schneider, Andrew (Def. Assoc.)
Singleton, Andre (Def. Assoc.)
Slewioh, Sam (Def. Assoc.)
Slewioh, Samuel (McDermott, Michael I.)
Smith, Malik (Def. Assoc.)
Sykes, James (Def. Assoc.)
Washington, James (Jones, Sarah Alexandra)
Watkins, Ishmeal (Abdul-Rahman, Qawi)
Wilson, Curtis W. (Def. Assoc.)

Room 1104—ARRAIGNMENTS

\$2,252.00 Usd
\$590.00 Usd
Adams, Byron
Allen, Ranief (Walker, David Michael)
Aviles, Jonathan
Aydelotte, Dylan
Bailey, Matthew
Barlow, Timothy (Def. Assoc.)
Batista, Ricardo
Bell, Kahalil
Blair, Dion
Boone, James
Bullins, Derrick
Butts-mcintosh, Saafir (Def. Assoc.)
Caddell, Sean
Caple, Mark
Carrington, Jahson
Castro, Raymond
Clark, Khaif
Clayton, Keyon
Cotton, Isam
Daniel, Ivan
Darden, Brian
Dawkins, Samaj
Dejesus, Angel (Def. Assoc.)
Deleon, Kelfin
Diaz-ramos, Daniel
Dickerson, Jabree
Dillard, John
Doe, John
Dredde, Michael
Dunaway, Nisia K.
Etienne, Rolin (Def. Assoc.)
Eubanks, Raymond (Def. Assoc.)
Ferguson, Dashane
Ferron, Dasheem M.
Flanders, Dante (Def. Assoc.)
Frames, Anthony
Fripps, Paul
Garcia, Jose
Glover, Shamar
Gomez, Dewell (Def. Assoc.)
Gonzalez, Effrian
Grant, Kareem
Greene, William
Griffin, Wendell
Grimes, Tarik
Hairston, Janec T. (Def. Assoc.)
Harper, Keyshawn
Harper, Shairif (Silver, Gary Scott)
Harris, Jahli
Harrison, Lester
Hill, Shanaya
Holden, James
Jackson, Ameer
Jenkins, Deandre M. (Johnson, Shaka Mzee)
Jenkins, Saiheed
Johnson, Shamel (Def. Assoc.)
Johnson, Trevon
Jones, James
Jones, Trevor T
Joseph, Josiah
Joyer Bowden, Akhir
Keys, Kharee
Lewis, Malik
Lizardi, Francis
Lockett, Armond
Maestre, Ivan
Mareno, Emilio (Def. Assoc.)
Marshall, Kasan
Martin-williams, Warren (Humble, Brian Francis)
Martinez, Michael
Maxwell, Terrance
Mccray, Brandon J.
Mcneil, Donte (Marroletti, John A.)
Medina, Miguel
Melendez, Wilfredo
Miels, Aaron
Miller, Brian
Miller, Donte
Miller, Omar
Miller, Tameer
Miranda, Luis
Moore, C'wame
Negron, Jeanette
Nixon, Michael
Odom, Juwan
Parks, Kareem
Peguerto, Crystian
Perdue, Phillip
Perez, Jose
Polanco, Gabriel
Porter, Jamek
Quinones, Juan
Ray, Josh (Young, Jason R.)
Reyes, Kristian
Reyes, Martiza
Richard, Antwon
Robero, Jose
Rodgers, James
Rodriguez-lozano, Freilin (Levin, Andrew Joseph)
Rosado, Javier
Ruiz, Sol
Ryan, Alonzo
Ryan, Antonio
Sanchez, Eliezer
Santiago, David
Scott, George
Scott, Keyon
Sears, Rafiya (Def. Assoc.)
Sehneah, Zarwea
Simon, Isa
Sloan, Barry
Smith, Anthony (Fiore, Todd R.)
Smith, Darnell
Smith, Rakim (Def. Assoc.)

Smith, Ryan
Swinton, Ian
Terrell, Rudolph
Thomas, Azeem T. (Def. Assoc.)
Torres, Mario
Troutt, Devon (Parkinson, Michael Patrick)
Vasquez, Anthony
Watts, Zyquell
Whitmore, Raheem
Wiles-lewis, Demetrius (Def. Assoc.)
Williams, Andrew
Williams, Dwight
Williams, Eric
Wimer, Author
Woods, Robert (Def. Assoc.)
Young, Paul
Zharriez, Carlos

Room 1108—CIANFRANI, J.

Clark, Quran (Adams, Mark Wayne Franklin)
Clark, Quran M. (Adams, Mark Wayne Franklin)
Griffith, Lamont (Def. Assoc.)
Mathis, Jesus (Def. Assoc.)
Miller, Jason (McDermott, Michael I.)
Muhammad, Ismail (Def. Assoc.)

CRIMINAL TRIAL DIVISION**THURSDAY, AUGUST 29, 2024****Room 502—JOHNSON, V.**

Astillero, Todd (Coleman, Thomas Francis)
Vann, Michael (Levin, Peter Alan)

Room 505—PALUMBO, J.

Custis, Wahikee (Def. Assoc.)
Darden, Brian (Def. Assoc.)
Davis, Kevin (Def. Assoc.)
Garland, Anthony (Def. Assoc.)
Givens, Icealinda (Sigman, Scott Philip)
Givens, Icealinda V. (Sigman, Scott Philip)
Gunn, Madyere (Def. Assoc.)
Jumper, Donte (Def. Assoc.)
Leach-norwood, Musa (Def. Assoc.)
Perkins, Maurice (Cameron, Angelo Leroy)
Richards, Rahsign (Def. Assoc.)
Serrano, Ezequiel (Def. Assoc.)
Singh, Richard (Def. Assoc.)
Spady, Terrell (Schultz, Joseph Todd)
Tenner, Korey (Def. Assoc.)
Thomas, Tyrone (Def. Assoc.)
Villalobos, William (Def. Assoc.)
Willis, Tazmin (Nero, Worrell D.)

Room 507—MCDERMOTT, J.

Ambrose, Jaron (Mosser, Todd Michael)
Butler, Ervin (Def. Assoc.)
Butler, Jabreel (Amoriello, Gina A.)
Caldwell, Antonio (Kauffman, Earl G.)
Clayton, Patricia (Def. Assoc.)
Cohen, Matthew (Davis, William McFadden)
Collins, Malik (Schultz, Joseph Todd)
Corey-mccoy, Brandon B. (Def. Assoc.)
Cruz-davis, Yaseem (Def. Assoc.)
Danzot, Jorge (McMahon, John J. Jr.)
Davis, Haneef (Sigman, Scott Philip)
Dekeyser, Cameron J. (Tinari, Eugene P.)
Drew, Nigel (Mandell, Lee)
Foster, Taron (Dolfman, Douglas Lee)
Gambrell, Ronald (Goldstein, Zak Taylor)
Gans, Jamir (Tarpey, Timothy J.)
Goodman, Kyle (Kauffman, Earl G.)
Harris, Ayden Q. (Chisholm, Walter C.)
Hayes, Rahmeer (Chisholm, Walter C.)
Henry, Khalil (Stretton, Samuel C.)
Hillbert, Karie (Def. Assoc.)
Jenkins, Innissauil (Dimairo, Paul Michael)
Jenkins, Neremiah (Dimairo, Paul Michael)
Jordan, Frank A. (Jubelirer, Laurie Robin)
Kinsler, Deshawn (Kauffman, Earl G.)
Lennon, Tyree (Dimairo, Paul Michael)
Miller, Kamear (Def. Assoc.)
Nelly, Bryce (Def. Assoc.)
Patterson, Brian (Def. Assoc.)
Purnell, Dymere (Savino, Louis Theodore Jr.)
Reeves, Kyzir (Palividas, Pantellis)
Sanabria, Brandon (Strutin, Mitchell S.)
Scott, James E Iii (Schultz, Joseph Todd)
Simon, Saade (Davis, William McFadden)
Soto, Elijah (Yacoubian, George Setrag Jr.)
Stewart, Phillip
Stewart, Saair (Yacoubian, George Setrag Jr.)
Sutton, Dontae (Server, Gary Sanford)
Vargas, Matthew (Stern, Douglas Nathaniel)
Vazquez, Pedro (Clemens, Thomas C.)
Williams, Jahli (Stern, Douglas Nathaniel)
Williams, Nakye (Stern, Douglas Nathaniel)
Zeigler, Timothy (Chisholm, Walter C.)

Room 605—BROWN, J.

Gaines, Anthony (Steenson, Derek Alan)
Hogan, Victoria O. (Meehan, Edward C. Jr.)
Mcbride, Dayjuan A. (Def. Assoc.)
Mcshan, Kyle (Def. Assoc.)
Sosa, Michael (Def. Assoc.)
Thomas, Wadi (Def. Assoc.)
Torres, Carlos J. (Montroy, Andrew David)

Room 701—WASHINGTON, J.

Diggs, Michael (Cameron, Angelo Leroy)

Room 702—HANGLEY, J.

Baumann, Damir D. (Def. Assoc.)
Beoate, Quaron (Def. Assoc.)
Bey, Saivda K. (Def. Assoc.)
Blake, Kharee (Def. Assoc.)
Coleman, Durrell L. (Yee, Adam Sequoyah)
Harvey, Eric (Raynor, Earl Dubois Jr.)
Jones, Darryl (Def. Assoc.)
Jones, Russell (Burke, Thomas F.)
Mendez, Anibal (Def. Assoc.)
Nelms, Joshua (Def. Assoc.)
Neveu, Craig (Tinari, Eugene P.)
Tucker, Mark (Consadene, Jonathan D.)

Room 704—YU, J.

Alexander, Shiquon (Steenson, Derek Alan)
Alston, Anthony (Def. Assoc.)
Bates, Gregory (Goldstein, Zak Taylor)
Brazzle, Semaj (Def. Assoc.)
Colon, Nicholas (Def. Assoc.)
Jackson, Rashay (Def. Assoc.)
Lavenhouse, Derrick (Johnson, Shaka Mzee)
Lumb, Kyaire (Boyd, Matthew Christopher)
Lynch, Larayah (Sigman, Scott Philip)
Mansoor, Thompson (Def. Assoc.)

Mendoza, Julio (Def. Assoc.)
Molina, Ameer (Def. Assoc.)
Monroe, Carl (Def. Assoc.)
Morales, Javier (Def. Assoc.)
Patillo, Kimmon (Johnson, Shaka Mzee)
Petrowsky, Mike (Bermudez, Donald)
Reeves, Raekwon (Def. Assoc.)
Rivera, Jose (Parkinson, Michael Patrick)
Salas, Giovanni (Def. Assoc.)
Tellado, Carlos (Def. Assoc.)
Thompson, Cameron (Alva, Jeremy Evan)
Velasquez, Justin (Def. Assoc.)
West, Marquise (Johnson, Shaka Mzee)
Williams, Ronnie (Kelly, Joseph Kevin)
Zaakir, McClendon (Def. Assoc.)

Room 705—WILLIAMS, J.

Boyd, Darryl (Def. Assoc.)
Chism, Saer (Def. Assoc.)
Dane, Tyler (Ward, Annemarie Elizabeth)
Duran, Warren (Def. Assoc.)
Gaskins, Andre (Fiore, Todd R.)
Gaskins, Jhaquil (Sigman, Scott Philip)
Laya, Ruben (Tarpey, Timothy J.)
Mccoy, Donald (Yee, Adam Sequoyah)
Miller-smith, Alon (Davis, William McFadden)
Moore, Adra (Abdul-Rahman, Qawi)
Morris, Javier (Def. Assoc.)
Muhajji, Patricia K. (Def. Assoc.)
Perez, Nelson (Alboun, Samuel)
Pipkin, Michael (Def. Assoc.)
Rivera-cartagena, Victor (Def. Assoc.)
Salas, Steven (Tinari, Nino V.)
Toe, Markey (Def. Assoc.)
Tuck, Ronald (Coleman, Joseph L.)

Room 707—CAMPBELL, J.

Brown, Rasheen J. (McDermott, Michael I.)
Chambers, Jerry (Mosser, Todd Michael)
James, Ari (Kadish, Jason Christopher)
Legree, Joshua (Kadish, Jason Christopher)
Martinez-fernandez, Yobranny (Schultz, Joseph Todd)
Mccoy, Michael (Slaven, Ryan Patrick)
Warren, Hartley Butch B (Kadish, Jason Christopher)

Room 708—LIGHTSEY, J.

Arzeno, Luis V. (Savino, Louis Theodore Jr.)
Julio, Fernando (Sanita, Amato T.)
Rios De Jesus, Cristopher (Savino, Louis Theodore Jr.)
Salazar, Reyes (Steenson, Derek Alan)
Salazar, Reyes A. (Steenson, Derek Alan)

Room 801—GIBBS, J.

Coleman, Aaron (Boyd, Matthew Christopher)
Duffus, Ann M. (Def. Assoc.)
Smith, Raven J. (Szanto, Jules Norris)
Williams, Gerald (Def. Assoc.)
Williams, Raymond (Piccarreto, Marisa Anne)

Room 802—CLEMONS, J.

Walton, Trequan (Def. Assoc.)

Room 804—SAWYER, J.

Allen, Veronica (Def. Assoc.)
Dennis, Bridgett (Kelly, Joseph Kevin)
Foreman, Rahshon Q. (Fiore, Todd R.)
Freeman, Michael (Def. Assoc.)
Lane, Ebony (Bermudez, Donald)
Maduro, Julio (Def. Assoc.)
Medley, Nasif (Def. Assoc.)
Moore-mcgriff, Staronna (Alboun, Samuel)
Proud, John Paul (Def. Assoc.)
Sherman, Raheis (Szanto, Jules Norris)
Smith, Arthur (Hughes, Evan T. L.)
Walton-boone, Steshon (Kramer, Max Gerson)
Wilson, James (Cacciamani, Kathryn Coviello)
Young, Haile (Diamondstein, Michael Jay)

Room 805—EISENHOWER, J.

Bolger, Troy L.
Bowie, Quinn
Carrasco-nunez, Hector
Chapolini, Vincent (Def. Assoc.)
Colon, Isaac (Def. Assoc.)
Davis, Andrew (McCaul, John Francis)
Davis, Brian E. Jr.
Douglas, Hakeem J. (Def. Assoc.)
Durham, Morris
Elgazali, Waleed
Fernandez, Juan
Fortois, Rachel (Def. Assoc.)
Garrett, Adefumi
Gilchrist, Wayne (Def. Assoc.)
Giles, Terrence (Def. Assoc.)
Greene, Joshua (Savino, Louis Theodore Jr.)
Guzman, John (Savino, Louis Theodore Jr.)
Jackson, Ameer
Jenkins, Takayla
Johns, Crystal E (Def. Assoc.)
Jones, Stephanie
Jordan, Baagra
Lee, Albert (Santaguida, Joseph C.)
Lee, Albert T. (Savino, Louis Theodore Jr.)
Li, Yi
Medina, Cinthia
Minter, Nafiz E. (Def. Assoc.)
Nedd, Johna
Nichols, Anthony K. (Def. Assoc.)
Ortiz, Orlando W.
Pigford, Eric Jr.
Reis, Ivanilson Sousa
Riess, Robert (Piccarreto, Marisa Anne)
Rodriguez-lozano, Freilin (Levin, Andrew Joseph)
Skinner, Latrice
Smedley, Joseph
Smith, Justice
Smith, Matthew (Def. Assoc.)
Smith, Zachary (Def. Assoc.)
Soto, Malty
Talley, Laurence
Wideman, Lemane (Def. Assoc.)
Williams, Claire
Williams, Janaya
Wood, Maria (Def. Assoc.)

Room 807—ANHALT, J.

Brewer, Lindsey (Meehan, Edward C. Jr.)
Gonzalez, Daniel (Dolfman, Douglas Lee)
Hale, Hykeem (Levin, Peter Alan)
Kearse, Daquan Q. (Bozzelli, Lawrence J.)
Martin, Markese (Mosser, Todd Michael)
Palmer, Myelle (Def. Assoc.)
Soumare, Cheickna (Snyder, Marni Jo)
Thomas, Marquis (Himebaugh, Teri B.)

Room 901—SCHULTZ, J.

Bailey, Paul (Def. Assoc.)
Carter, Sharif (Def. Assoc.)
Castro-nunez, Jose A. (Cohen, Elliot Marc)
Davis, Lucas (Savino, Louis Theodore Jr.)
Higgs, Carlen (Def. Assoc.)
Parker, William (Def. Assoc.)
Talbert, Thomas (Def. Assoc.)

Room 904—ROSS, J.

Coleman, Tyrieek (Def. Assoc.)
Coleman, Tyrieek J. (Def. Assoc.)
Harrison, Shante (Def. Assoc.)
Henderson, Ricky (Def. Assoc.)
Jeffcoat, Antonio (Def. Assoc.)
Jordan, Brandon (Def. Assoc.)
Mosley, James (Def. Assoc.)

Room 905—SHAFFER, J.

Alexander, Demar (Def. Assoc.)
Alexander, Felicia (Def. Assoc.)
Allen, James (Def. Assoc.)
Boulogne, Neysha (Dimairo, Paul Michael)
Butler, Alana (Fitzgerald, Joshua Bradley)
Collins, Melanie (Walker, Michael Anthony)
Colon, Kevin C. (Turner, Alexandre Neuberger)
Dabrer, Russell (Tinari, Eugene P.)
Deloatche, Ryan (Hughes, Evan T. L.)
Diaz, Damani (Szanto, Jules Norris)
Francis, Donraye (Def. Assoc.)
Goodson, Ervin (Link, Robert Patrick)
Hewett, Shenise (Abdul-Rahman, Qawi)
Hill, Takir (Johnson, Shaka Mzee)
Ilarraza, Yandel (Dimairo, Paul Michael)
Joe, Tanya
Johnson, Hameshia (Goldstein, Zak Taylor)
Johnson, Mercedes N. (Abdul-Rahman, Qawi)
Jones, Eric P. (Burrows, William Gordon)
Kamara, Abu L. (Malley, Joseph A. III)
Koehler, Francis (Def. Assoc.)
Landers, Darrell (Def. Assoc.)
Moore, Lee (Colon, Christian)
Parks, Eddie R. (Ward, Annemarie Elizabeth)
Robinson, Antione (Def. Assoc.)
Robinson, Jeffrey (Dimairo, Paul Michael)
Scott, Wayne (Osei, Nana Yaw Adom)
Shearer, Bryance (Sanita, Amato T.)
Smith, Khalil (Petronie, Anthony J.)
Smith, Tamir (Def. Assoc.)
Terry, Ashley (Def. Assoc.)
Tucker, Asromel (Sciolla, Guy R. II)
Vasquez, Rene (Def. Assoc.)
Walker, Burton (Def. Assoc.)
Walker, Rasheed J. (Def. Assoc.)
Washington, Nyvier (Def. Assoc.)
West, Isaiah W. (Def. Assoc.)
Williams, Williams (Dimairo, Paul Michael)
Woods, Andre (Chisholm, Walter C.)
Young, Kevin (Def. Assoc.)

Room 907—O'KEEFE, J.

Black, Yahaair (Def. Assoc.)
Bond, Hakim (Bretschneider, Jennifer Kathleen)
Meggett, Rasheed N. (McMonagle, Brian J.)
Scaffe, Rosshann A. (Def. Assoc.)

Room 908—BRANDEIS-ROMAN, J.

Alexander, James (Def. Assoc.)
Burgos, Lisette F. (Def. Assoc.)
Francis, Sheder (Def. Assoc.)
Gioiosa, Bridget (O'Riordan, Daniel John)
Gomez, Emmanuel (Rossman, Mariana)
King, Tyrone (Def. Assoc.)
Mcdanllie, Carla (Def. Assoc.)
Mok, Seagull (Def. Assoc.)
Rosario, Jose R. (Def. Assoc.)

Room 1001—DICLAUDIO, J.

Alexander, Tyrese (Def. Assoc.)
Alexander, Tyrese H. (Def. Assoc.)
Brinson, Curtis (Mosser, Todd Michael)
Brown, Anthony (Cigainero, Margeaux Kelly)
Brown, Ciston (O'Hanlon, Stephen Thomas)
Brown, Shaquan B. (Cacciamani, Kathryn Coviello)
Cox, Demetrius (Mosser, Todd Michael)
Culmer, Cortez (O'Hanlon, Stephen Thomas)
Davis, Timothy (Mosser, Todd Michael)
Green, Amar (Lehman, David K.)
Howard, John L. (O'Connor, Lawrence J. Jr.)
Jones, Wayne (Def. Assoc.)
Perkins, Anthony (Chisholm, Walter C.)
Porter, Jeremiah (McCrae, Kendra Ilene)
Primus, Michael R. (Brown, Jerome Michael)
Tinsel, Dennis (Bozzelli, Lawrence J.)
Tynes, Fredrick (Meehan, Edward C. Jr.)
Vincent, Mark (Lacheen, Alexandra Lynnette)
Walhour, jr., Oliver (Marrone, Joseph Michael Jr.)

Room 1002—TAYLOR-SMITH, J.

Aragamon, Joan (Savino, Louis Theodore Jr.)
Baines, Ingrid (Narcisi, Laurence Anthony III)
Brooks, Sharif (Kramer, Max Gerson)
Buckholtz, Elvedoe (Def. Assoc.)
Burke, Albert A. (Consadene, Jonathan D.)
Cartwright, Terry (Def. Assoc.)
Clapsdale, Sarah (Def. Assoc.)
Echevarria-collins, Jerry (Levin, Andrew Joseph)
Hamilton, Amir (Azzarano, Jeffrey)
Harrison, Jermaine P. (Savino, Louis Theodore Jr.)
Hileman, Dominar (Stretton, Samuel C.)
Howell, Robert (Def. Assoc.)
Kidd, Ahmad (Def. Assoc.)
Kidd, Ahmad S. (O'Hanlon, Stephen Thomas)
Miranda, Luis (Copoulos, Mark)
Petty, Malik T. (Def. Assoc.)
Purdie, Yousef (Def. Assoc.)
Rawls, Jeffrey (Kramer, Max Gerson)
Robinson, Cordell (Def. Assoc.)
Rodriguez, Felix (Def. Assoc.)
Rodriguez, Luis (Stein, Gerald A.)
Rowen, Ronald (Fishman, Brian M.)
Santiago, Roberto (Def. Assoc.)
Smith, Durrell (Def. Assoc.)
Toukara, Malik (Def. Assoc.)
Winterly, Joseph (Def. Assoc.)
Wise, Byron E. (Johnson, Shaka Mzee)

Room 1005—BRYANT-POWELL, J.

Almonte, Stephanie A. (Amoriello, Gina A.)
Arrington, Tahlib (Cameron, Angelo Leroy)
Arthur, Christopher (Abdul-Rahman, Qawi)
Atkins, James (Def. Assoc.)

Bennett, Sean (Auspitz, Charles)
Borrero, Miguel (Def. Assoc.)
Burroughs-ellis, Cameron (Def. Assoc.)
Chandler, Monroe (Def. Assoc.)
Cue, Lamia (Def. Assoc.)
Diarra, Mohamed (Def. Assoc.)
Farlow, Khalef (Def. Assoc.)
Finch, Malachi (Def. Assoc.)
Ford, Mario (Levin, Andrew Joseph)
Harper, Ronell (Yee, Adam Sequoyah)
Hill, Jakai A. (Def. Assoc.)
Jarvis, La'keiya (Def. Assoc.)
Jefferson, Oeska (Def. Assoc.)
Kennedy, David (Def. Assoc.)
Kushner, Eric (Defino, Michael A.)
Mack, Kenyatta (Turner, Dennis Irwin)
Martin, Ryan L. (Diamondstein, Michael Jay)
Martinez, Devin (Def. Assoc.)
Medaniels, Anthony (Mischak, David B.)
Mckenzie, Aamir N. (Walsh, John M.)
Merryfield, Destinee (Duckett, Cowanis Lee Jr.)
Miller, Shaheem (Diamondstein, Michael Jay)
Mitchell, Samiyah S. (Def. Assoc.)
Nicholson, Thomas E. (Love, William Allan)
Plummer, Thomas L. (Mischak, David B.)
Reddy, Kalishea (Def. Assoc.)
Savage, Briianne (Def. Assoc.)
Smith, John (Def. Assoc.)
Span, Ruth (Def. Assoc.)
Squillace, Jason (Walker, John Robert)
Swinehart, Walter J. (Def. Assoc.)
Warren, Sharif B. (Privitera, Dino)
Wheeler, Todd (Def. Assoc.)
Wood, James (Meehan, Edward C. Jr.)
Wright, Gregory (Def. Assoc.)
Youngkin, Michael (Def. Assoc.)

Room 1101--S. JOHNSON, J.
Garnett, Byron (Goodman, Leon Dominic)
May, Damien (Johnson, Shaka Mzee)
Robinson, Sumere (Public Defender, Philadelphia)
Rodriguez, Joel (Def. Assoc.)
Taylor, Richard (Dolfman, Douglas Lee)

Room 1102--COVINGTON, J.
Motley, Donald (Page, Shawn Kendrick Sr.)
Sturgis, Ameer (McCrae, Kendra Ilene)

Room 1104--ARRAIGNMENTS
Cannon-solomon, Kanye (Def. Assoc.)
Cuff, Ronald (Def. Assoc.)
Davila, Carlos L. (Def. Assoc.)
Dire, Gabriela (Piccarreto, Marisa Anne)
Dordell, Kody (Def. Assoc.)
Ellis, James H. (Def. Assoc.)
Goldstein, Kristi (Def. Assoc.)
Gutierrez-vargas, Christopher (Def. Assoc.)
Huddleston, Amira E. (Def. Assoc.)
James, Arnett (Def. Assoc.)
Jordan, Marcus (George, Henry Jr.)
Kain, Teresa (Def. Assoc.)
Lown, Christopher S. (Def. Assoc.)
Lyles, Larry (Def. Assoc.)
Manning, Zahfeer (Def. Assoc.)
Martinez, Nathan (Def. Assoc.)
Mason, Zaakirah
Mcneill, Damon A. (Def. Assoc.)
Mercado, Anthony (Johnson, Shaka Mzee)
Mitchell, Mykala (Young, Jason R.)
Owens, James (Abdul Rahman, Qawi)
Pajuste, Christopher (Def. Assoc.)
Peele, Marcus J. (Nasuti, Carmen Charles III)
Pickens, Bennie (McMahon, John J. Jr.)
Rodriguez, Serafin (Hark, Richard Quinton)
Serad, Eric (Def. Assoc.)
Taylor, Jaquire (Def. Assoc.)
Williams, Kerhl (Def. Assoc.)
Wood, Jacob (Def. Assoc.)

Room 1108--CIANFRANI, J.
Abrams, Michael (Kravets, Richard Julian)
Colston, Kuwan (Def. Assoc.)
Doughty, Shaky (Tarpey, Timothy J.)
Hurst, Ameen (Amoriello, Gina A.)
Menealy, Kenneth (Parkinson, Michael Patrick)
Walton, Ramiara N. (Chisholm, Donald II)
Woods, Amir (Gamburg, Robert Marc)

MUNICIPAL COURT

CIVIL LISTINGS

WEDNESDAY, AUGUST 28, 2024

3--COLEMAN, J.
8:45 A.M.

- 1 KRINSKY AND CASTELLI PROP LLC v. BLUE
2 Holy Trinity Baptist Church v. Butler
3 7165 KEYSTONE INVESTMENTS, LLC v. COLEMAN
4 QUALITY REAL ESTATE INC v. FORTUNE
5 NICETOWN COURT HOUSING PARTNERS v. REESE
6 NICETOWN COURT HOUSING PARTNERS v. STURGIS
7 AP CANTERBURY COURT LLC v. Antwi
8 WPRE VI LP v. Aaron
10 KIANI v. ASKEW
11 YORK HOUSE SOUTH PARTNERSHIP v. JOHNSON
12 2901 WELSH ROAD ASSOCIATES v. HASHEMI
13 DUVAL MANOR ASSOCIATES v. BURTON
14 NEIGHBORHOOD RESTORATIONS VII v. GLOVER
15 TIOGA GARDEN APARTMENTS LP v. GEORGE
16 CHIAPPETTA v. Rico
17 KRE MREG CITY AVE OWNER, LLC v. LARSEN
18 CHVINVESTMENT LP v. WOODLAND
19 Yu Cao v. Benton
20 HCBLV REALTY CORP v. Charles
21 PHILLY SFR II LLC v. BUTLER
22 PFFM HOUSING PARTNERS LP v. JR
23 Zhou v. Lewis

- 24 Eastwick Joint Venture v. KENNEDY
25 Eastwick Joint Venture v. MERRIWEATHER
26 Eastwick Joint Venture v. ROSCOE
28 EASTWICK JOINT VENTURE v. PADILLA
30 Arch V Temple N 16th Street LP v. Ferguson
31 Eastwick Joint Venture v. HOLDEN
34 Eastwick Joint Venture v. KAMARA
35 East Falls Opportunity Zone LLC v. Idokogi
36 Eastwick Joint Venture v. CARSON
37 WINDSOR ESTATES APTS LP v. ROSS
38 BROADMOORE 2004 LP v. TRUEBLOOD
39 Yitz Moller v. III
40 JYJ PROPERTY MANAGEMENT 2 LLC v. Rivers
41 halal mahdi v. Jones
42 OKH-PH OWNER LLC v. WARNER
43 RSW PREMIER HOLDINGS LLC v. HADI
44 7165 KEYSTONE INVESTMENTS, LLC v. PRICE
45 MANOR ASSOCIATES v. Fells
46 WYNNFIELD TERR ASSOC v. GRAY
47 7165 KEYSTONE INVESTMENTS, LLC v. ESTWICK
48 7165 KEYSTONE INVESTMENTS, LLC v. BLAKE

- 9 A.M.
1 240 MOUNT PLEASANT LLC v. ROUSE
2 YUXING LUO v. POWELL
3 Philadelphia Lotus 03A LLC v. NASH
4 200 NORTH 16TH STREET HOLDINGS LP v. ESPINOZA

- 12:45 P.M.
1 KRINSKY AND CASTELLI PROP LLC v. ASHWOOD
2 LARCHWOOD GARDEN APARTMENTS LLC v. GROVER
3 WEST SEDGWICK STREET LLC v. CANNON
4 GALMAN ALGON 2018 LP v. LAWSON
5 Meng v. Jeffcoat
6 Meng v. Jones
8 Harris v. Stewart
9 Wang v. RIVERA
10 6001-17 LLC v. MUHAMMAD
11 EIT HOLDINGS v. LIGGINS
12 492 ROXBOROUGH AVENUE LLC v. SHAW
13 GARY UMANSKY v. MORGAN
14A & M 5715 HOLDINGS LLC v. MOLINA
15 MTV Properties LLC v. Taylor
16 2020 Property Investment LLC v. Rankowitz
17 Zheng v. Montanez
18 Dong v. Jaquez
19 PhillyDeeds v. Velez
21 6060 Crescentville Holdings LP v. Brown
22 6060 Crescentville Holdings LP v. Sandaogo
23 DB Champlost LP v. Smith
24 DB Champlost LP v. Brooker

- 1 P.M.
1 JULIAN K AND ADRIAN C PROP LLC v. LAFRANCE
2 Fangs Property Inc v. Richardson
3 TVC PA 6365 GERMANTOWN AVENUE LLC v. Hopkins
4 DOWNING JACKSON LLC v. CASTILLO

- 4--TO BE ASSIGNED
9 A.M.
1 City Of Phila.: Dept. Of L&I v. DEFINIS
2 City Of Phila.: Dept. Of L&I v. DEFINIS
3 City Of Phila.: Dept. Of L&I v. MARTINEZ
4 City Of Phila.: Dept. Of L&I v. JIANG TAO TONY
5 City Of Phila.: Dept. Of L&I v. RAMIREZ MARIA E
6 City Of Phila.: Dept. Of L&I v. MF PARKSIDE PRESERVATION LLC

- 1 P.M.
1 City Of Phila.: Dept. Of L&I v. Talmadge
2 City Of Phila.: Dept. Of L&I v. Althea Hankins

5--OSBORNE, J.
10 A.M.

- 1 CITIBANK, N.A. v. THOMAS
2 CITIBANK, N.A. v. WIMBERLY
3 CITIBANK, N.A. v. WILKINS
4 CITIBANK, N.A. v. TORRES
5 CITIBANK, N.A. v. PORTER
6 CREDIT CORP SOLUTIONS, INC. v. MILLHOUSE
7 CREDIT CORP SOLUTIONS, INC. v. SHELLEY
8 CREDIT CORP SOLUTIONS, INC. v. FLOREK
9 CREDIT CORP SOLUTIONS, INC. v. SAMAD
10 CREDIT CORP SOLUTIONS, INC. v. ROJAS ROSAR
11 CREDIT CORP SOLUTIONS, INC. v. MILLER
12 LVNV FUNDING LLC v. CLOVER
13 LVNV FUNDING LLC v. SCERATI
14 LVNV Funding LLC v. LEFTWICH
15 LVNV FUNDING, LLC v. CRUZ
16 Portfolio Recovery Associates, LLC v. Williams
18 Portfolio Recovery Associates, LLC v. Wilkerson
19 Portfolio Recovery Associates, LLC v. Jackson
20 Portfolio Recovery Associates, LLC v. Jr
21 Portfolio Recovery Associates, LLC v. Schmidt
22 Portfolio Recovery Associates, LLC v. Williams
23 Portfolio Recovery Associates, LLC v. Lester
24 Portfolio Recovery Associates, LLC v. Rawls
25 Portfolio Recovery Associates, LLC v. Elakram
26 LVNV FUNDING, LLC v. ABERSOLD
27 LVNV FUNDING, LLC v. JONES
28 LVNV FUNDING, LLC v. SMITH
29 LVNV FUNDING, LLC v. SAUNDERS
31 LVNV FUNDING, LLC v. KANE
32 LVNV FUNDING, LLC v. WILSON
33 LVNV FUNDING, LLC v. JOHNSON
34 LVNV FUNDING, LLC v. FLOYD
35 LVNV FUNDING, LLC v. GARCIA
36 LVNV FUNDING, LLC v. MUNDY
37 LVNV FUNDING, LLC v. RAHMANN
38 Resurgent Receivables LLC v. QUIMBY
39 LVNV FUNDING, LLC v. JACKSON

- 40 Synchrony Bank v. ORTIZ
41 LVNV FUNDING, LLC v. JACKSON
42 LVNV FUNDING, LLC v. FISCHER
43 LVNV FUNDING, LLC v. VEGA
44 LVNV FUNDING, LLC v. BOICE
45 LVNV FUNDING, LLC v. WHITE
46 LVNV FUNDING, LLC v. HALEY
47 LVNV FUNDING, LLC v. STUBBS
48 TD BANK USA NA v. VICTORINE
49 LVNV FUNDING, LLC v. BAIN
50 LVNV FUNDING, LLC v. STONE
51 LVNV FUNDING, LLC v. GRIMES
52 LVNV FUNDING, LLC v. NESMITH
53 LVNV FUNDING, LLC v. JACKSON
54 LVNV FUNDING, LLC v. CAMERON
55 LVNV FUNDING, LLC v. CRESPO
56 TD Bank USA, N.A., as successor in interest to Tar v. OSZAJCA
57 LVNV FUNDING, LLC v. MUCHISON
58 TD BANK USA NA v. VINCENT
59 LVNV FUNDING, LLC v. DONZO
60 LVNV FUNDING, LLC v. CARABALLO
61 TD Bank USA, N.A., as successor in interest to Tar v. LITTLEJOHN
62 LVNV FUNDING, LLC v. STANBACK
63 LVNV FUNDING, LLC v. PURNELL
64 LVNV FUNDING, LLC v. ROBINSON
65 Synchrony Bank v. OUKAUBETAILLY

- 1 P.M.
1 DISCOVER BANK v. DEJESUS
3 Portfolio Recovery Associates, LLC v. Gaither
4 Portfolio Recovery Associates, LLC v. Allen
5 Portfolio Recovery Associates, LLC v. Gimbel
6 Portfolio Recovery Associates, LLC v. Pierce
7 Portfolio Recovery Associates, LLC v. Velasquez
8 Portfolio Recovery Associates, LLC v. Baker
11 Portfolio Recovery Associates, LLC v. Baker
12 Portfolio Recovery Associates, LLC v. Michel
13 Portfolio Recovery Associates, LLC v. Vargas
14 LVNV FUNDING, LLC v. HALL
15 LVNV FUNDING, LLC v. REYES
16 LVNV FUNDING, LLC v. HARROLD
17 LVNV FUNDING, LLC v. SMITH
18 LVNV FUNDING, LLC v. MORO
19 Synchrony Bank v. BARBER
20 LVNV FUNDING, LLC v. RIVERA
21 LVNV FUNDING, LLC v. CANTEY
22 LVNV FUNDING, LLC v. ROBINSON
23 LVNV FUNDING, LLC v. MCREYNOLDS
24 LVNV FUNDING, LLC v. NIX
25 LVNV FUNDING, LLC v. BROWN
26 LVNV FUNDING, LLC v. HUANG
27 LVNV FUNDING, LLC v. TAYLOR
29 LVNV FUNDING, LLC v. PASTORE
30 LVNV FUNDING, LLC v. WILSON
31 LVNV FUNDING, LLC v. CIOCCA
32 LVNV FUNDING, LLC v. REED
33 Synchrony Bank v. WALLS
34 LVNV FUNDING, LLC v. ZEIGLER
36 TD BANK USA NA v. PACHECO
37 LVNV FUNDING, LLC v. GRAHAM
38 LVNV FUNDING, LLC v. PHOEUN
39 LVNV FUNDING, LLC v. THOMAS
40 LVNV FUNDING, LLC v. TURNER
41 LVNV FUNDING, LLC v. CHIAVAROLI
42 TD BANK USA NA v. HARDY
43 LVNV FUNDING, LLC v. NORMAN
44 LVNV FUNDING, LLC v. DEFELICE
45 LVNV FUNDING, LLC v. HUDGINS
46 LVNV FUNDING, LLC v. DANANGELO
47 LVNV FUNDING, LLC v. DASILVA
48 LVNV FUNDING, LLC v. MELLETT
49 LVNV FUNDING, LLC v. JEANNOT
50 LVNV FUNDING, LLC v. SHARPS
51 TD BANK USA NA v. TORRIEROMR
52 LVNV FUNDING, LLC v. OTERO

- 6--TO BE ASSIGNED
9:15 A.M.
2 West Philadelphia Pain Management Center v. Progressive Insurance Company
4 LVNV FUNDING LLC v. MOULIER
7 Tehmeh v. Milburn
9 Broth v. Ojinnaka
10 Thurmond v. Transunion
11 Covington v. Williams Jr.
12 GOOSE TOWN COMMUNICATIONS v. HARLING BOYZ TOWING & RECOVERY LLC

- 01:15 PM
1 ABC Bail Bonds Inc. v. Williams
2 ABC Bail Bonds Inc. v. Zahir
3 ABC Bail Bonds Inc. v. Ali-El
4 LVNV Funding LLC v. BIGGINS
5 ABC Bail Bonds Inc. v. Hill
7 ABC Bail Bonds Inc. v. Davis
8 ABC Bail Bonds Inc. v. Ford
9 ABC Bail Bonds Inc. v. Fields
10 ABC Bail Bonds Inc. v. McLaughlin
11 ABC Bail Bonds Inc. v. Gale

- 600--TO BE ASSIGNED
11 A.M.
1 WARD v. WOODARD

COURT OF APPEALS

NOT PRECEDENTIAL OPINIONS FILED

AUGUST 26, 2024
PER CURIAM
Evan Brown v. Vito Perugino; 23-2303; judgment of the district court affirmed.

DISTRICT COURT

CIVIL ACTIONS

The defendant's name appears first, followed by the name of the plaintiff, the number, the nature of the suit and the name of plaintiff's attorney.

AUGUST 26, 2024
John Doe Subscriber Assigned IP Address 73.30.162.47--Strike 3 Holdings, LLC;

24-04439; Fed. Question; J.C. Atkin; M.R. Perez.
John Doe Subscriber Assigned IP Address 71.224.227.94--Strike 3 Holdings, LLC; 24-04441; Fed. Question; J.C. Atkin; M.R. Perez.
Bethesda Project--Jessica M Younge; 24-04442; Fed. Question; R.T. Vance, Jr.; M.M. Baylson.
John Doe Subscriber Assigned IP Address 98.114.40.210--Strike 3 Holdings, LLC; 24-04443; Fed. Question; J.C. Atkin; W. Beetlestone.
John Doe Subscriber Assigned IP Address 71.185.211.146--Strike 3 Holdings, LLC; 24-04445; Fed. Question; J.C. Atkin; R.B. Surrick.
John Doe Subscriber Assigned IP Address 73.165.98.37--Strike 3 Holdings, LLC; 24-04446; Fed. Question; J.C. Atkin; N.I. Quinones Alejandro.
John Doe Subscriber Assigned IP Address 100.19.141.93--Strike 3 Holdings, LLC; 24-04447; Fed. Question; J.C. Atkin; P.S. Diamond.
John Doe Subscriber Assigned IP Address 108.52.173.222--Strike 3 Holdings, LLC; 24-04448; Fed. Question; J.C. Atkin; G.J. Pappert.
Novo Nordisk Inc.; Novo Nordisk A/S--Donald Fondren; 24-04452; Diversity; C.M. Silverman; K.S. Marston.
Novo Nordisk Inc.; Novo Nordisk A/S--Jessica Diaz; 24-04455; Diversity; J.M. Sedgh; K.S. Marston.
Eli Lilly and Company--Cherelle George; 24-04456; Diversity; J.M. Sedgh; K.S. Marston.
Eli Lilly and Company--Melinda Shaw; 24-04457; Diversity; J.M. Sedgh; K.S. Marston.
MWB Corp.--Morris Green; 24-04458; Fed. Question; M.P. Murphy, Jr.; M.M. Baylson.
Novo Nordisk A/S; Novo Nordisk Inc.--Angela Robison; 24-04459; Diversity; J.M. Sedgh; K.S. Marston.
Allstate Vehicle and Property Insurance Company--Gerald Byrd; Dawn White; 24-04460; Diversity; M.J. Walters; G.J. Pappert.
AstraZeneca Pharmaceuticals LP--Seth Sokol; 24-04461; Fed. Question; S.L. Gold; J.R. Sanchez.
Nationwide Insurance Company of America--Gerald Arters; 24-04462; Diversity; F. Hosking; G.A. McHugh.
Novo Nordisk A/S; Novo Nordisk Inc.--Daniel Lee Pence; 24-04463; Diversity; J.M. Sedgh; K.S. Marston.
Allstate Insurance Company--Barbara Dorsey; Gregory Cooper; 24-04464; Diversity; G. Beers.
Novo Nordisk A/S; Novo Nordisk Inc.; Eli Lilly and Company--Cynthia Fox; 24-04465; Diversity; J.M. Sedgh.
Susie Q 16, Inc.--Asher Dubin; 24-04466; Fed. Question; M.P. Murphy, Jr.
Matthew Connolly--United States of America; 24-04467; Fed. Question; J. Kolic.
Eli Lilly and Company--Batty Faye Watson; 24-04468; Diversity; J.M. Sedgh.
Lauren Smith; Shae Randolph; David Kratz; Bucks County--Ara Kimbrough; 24-04470; Fed. Question; W.P. Mansour.
Jenmer Lemuel Saavedra Fuentes--Ferreira A Wilson; 24-04472; Diversity; B.A. Swartz.
Kimberly-Clark Corp; Kimberly-Clark Corp. 401(k) & Profit Sharing Plan; Fidelity Investments--Sophie Kostomite; 24-04473; Fed. Question; E.H. Weitz.
Novo Nordisk A/S--Rodney Jones; 24-04474; Diversity; J.M. Sedgh.
Novo Nordisk Inc.; Novo Nordisk A/S; Eli Lilly and Company--Dustin Fields; 24-04475; Diversity; J.M. Sedgh.
Malvern Collision Inc--Kristie Biasiello; 24-04476; Fed. Question; S. Auerbach.
Better Home Care Agency, LLC; Better Home Care, LLC; Igor Bobovich; Yuri Tyshko; Joann Bush--Amber Brown; 24-04477; Fed. Question; C.W. Lowry.
Merrick B. Garland; Alejandro Mayorkas; Ur Jaddou--Yan Ai; 24-04478; U.S. Government Defendant; A.G. Isbell.
Martin O'Malley--Anne Marie Hintz; 24-04438; U.S. Government Defendant; C.J. Marzzacco; C.M. Straw.
Joseph Osborn--The United States of America; 24-04444; Fed. Question; M.T. McKeever; J.F. Leeson, Jr.
John Doe Subscriber Assigned IP Address 131.106.21.212--Strike 3 Holdings, LLC; 24-04449; Fed. Question; J.C. Atkin; J.M. Gallagher.
United States of America--Joe Easley; 24-04453; U.S. Government Defendant; D.L. Lutz; J.L. Schmehl.
RPL East LLC; Greystone Capital Inc.; 24-04469; Diversity.
RPL East LLC; Greystone Capital Inc.--BL Companies Inc.; 24-04471; Diversity; A.D. Capasso.

BANKRUPTCY COURT

OPINION

AUGUST 26, 2024
BY MAYER, B.J.
In re: Rivera Evelyn; 23-12363PMM, upon the foregoing, I will allow fees of \$5,500.00 and reimbursement of expenses of \$85.00 for a total compensation of \$5,585.00 to Counsel under its Application.

BANKRUPTCY COURT

PETITIONS FILED

AUGUST 26, 2024
(READING)
Chapter 7
Kaylee E. Kreider, 231 Providence Place, Mountville, PA 17554 -- Christine C. Shubert; United States Trustee; 24-12960; no summaries listed; L.M. Stump-Lesley, atty; P.M. Mayer, B.J.
Ali Shieh, P.O. Box 3481, Easton, PA 18043 --

Christine C. Shubert; United States Trustee; 24-12962; no summaries listed; Z. Zawarski, atty; P.M. Mayer, B.J.

Chapter 13
Gregory Alan Crone, 416 Fox Run, Easton, PA 18042 -- Scott F. Waterman [Chapter 13]; United States Trustee; 24-12956; no summaries listed; M.Y. Phillips, atty; P.M. Mayer, B.J.
Sarah M Ortiz, 802 FOLK ST, Easton, PA 18042 -- United States Trustee; 24-12967; no summaries listed; L.E. Feldman, atty; P.M. Mayer, B.J.

AUGUST 26, 2024
(PHILADELPHIA)

Chapter 7
Ahmed Qadri, 1016 Thornton Court, North Wales, PA 19454 -- Christine C. Shubert; United States Trustee; 24-12957; no summaries listed; A.L. Richardson, atty; A.M. Chan, B.J.
Joelle Marie Faucette, 2425 Boll Road, Willow Grove, PA 19090 -- Christine C. Shubert; United States Trustee; 24-12958; no summaries listed; A.J. Scarafone, Jr., atty; A.M. Chan, B.J.
Adam J. Levinson, 536 Country Club Lane, Havertown, PA 19083 -- Christine C. Shubert; United States Trustee; 24-12961; no summaries listed; D.P. Mudrick, atty; A.M. Chan, B.J.
Mark Klein, 12 Doyle Rd, Wayne, PA 19087 -- Christine C. Shubert; United States Trustee; 24-12963; no summaries listed; L.M. Herman, atty; P.M. Mayer, B.J.
Dianne Cherez, 616 Gerritt St., Philadelphia, PA 19147 -- Christine C. Shubert; United States Trustee; 24-12964; no summaries listed; M. Edelman, atty; P.M. Mayer, B.J.

Chapter 13
Steven George Hurley, 7 Madison Road, Willow Grove, PA 19090 -- Kenneth E. West; United States Trustee; 24-12959; no summaries listed; S.G. Hurley, atty; P.M. Mayer, B.J.
Michael P Mayberry, Sr., 4939 Growden Avenue, Feasterville Trevose, PA 19053 -- United States Trustee; 24-12965; no summaries listed; B.J. Sadek, atty; A.M. Chan, B.J.
Deborah Ann Lichtner, 565 Summit House, West Chester, PA 19382 -- Kenneth E. West; United States Trustee; 24-12966; no summaries listed; P.H. Young, atty; P.M. Mayer, B.J.
Nicholas Joseph Rivelli, 20 Hickory Drive, Unit B-1, Horsham, PA 19044 -- United States Trustee; 24-12968; no summaries listed; S.M. Dunne, atty; P.M. Mayer, B.J.
Corlisa M Richardson, 325 Bal Terrace West, West Chester, PA 19380 -- United States Trustee; 24-12969; no summaries listed; J.L. Quinn, atty; A.M. Chan, B.J.

ADVERSARY ACTIONS

The defendant's name appears first in heavy type, followed by the name of the plaintiff, the number, the nature of the suit and the name of plaintiff's attorney.

AUGUST 25, 2024
(READING)

Chapter 7
Discover Bank -- James Howard Godley, Jr.; 24-00109; 21 Validity, priority or extent of lien or other interest in property; 91 Declaratory judgment; V.A. Piontek, atty; P.M. Mayer, B.J.

ORPHANS' COURT DIVISION

HEARINGS AND CONFERENCES

Before RAMY I. DJERASSI, J.
FOR THE WEEK OF AUGUST 26, 2024
WED., AUGUST 28, 2024
10:00 A.M. HEARING
D'Juan Sharee Hagans, 1306 DE 2023/234316; K. Behrens.
Courtroom 414
1:00 P.M. ZOOM HEARING
Benjamin Abramson, 796 AI 2024/242589; Y. Rogers.
THURS., AUGUST 29, 2024
10:00 A.M. HEARING
Ronnie Butler, 621 DE 2023/232087; D. Kuestner.
Courtroom 414
FRI., AUGUST 30, 2024
NO HEARINGS SCHEDULED

HEARINGS AND CONFERENCES

Before CARRAFIELLO, J.
FOR THE WEEK OF AUGUST 26, 2024
WED., AUGUST 28, 2024
NO HEARINGS SCHEDULED
THURS., AUGUST 29, 2024
11:30 A.M. AIP HEARING; ZOOM
Giles C. McCrary III, AIP 858 AI of 2024; #242854; A.L. Bugay, J.M. Tyler.
FRI., AUGUST 30, 2024
NO HEARINGS SCHEDULED

HEARINGS AND CONFERENCES

Before SHEILA WOODS-SKIPPER, J.
FOR THE WEEK OF AUGUST 26, 2024
WED., AUGUST 28, 2024
NO HEARINGS SCHEDULED
THURS., AUGUST 29, 2024
NO HEARINGS SCHEDULED
FRI., AUGUST 30, 2024
NO HEARINGS SCHEDULED
HEARINGS AND CONFERENCES
Before STELLA TSAI, J.
FOR THE WEEK OF AUGUST 26, 2024
WED., AUGUST 28, 2024
NO HEARINGS SCHEDULED
THURS., AUGUST 29, 2024
NO HEARINGS SCHEDULED
FRI., AUGUST 30, 2024
NO HEARINGS SCHEDULED

REGISTER OF WILLS

WILLS PROBATED

The number of the Will (of the current year unless otherwise indicated) appears first, followed by the name of the testator in heavy type, the place of death, date of death, name and address of other executor or administrator, c.t.a. and name of attorney, where given

3478 Dolores Goldman a/k/a Dolores Goldman Pennsylvania Hospital, Philadelphia Philadelphia PA; Jun. 15, 2024; Barbara H. Yalof; 31 Sabine Avenue, Narberth, PA, 19072; Cynthia J Raymond.
 3494 Catherine L. Centofante 851 N 22nd Street, Philadelphia, PA Philadelphia PA; Jul. 31, 2024; Joann M. Winterle; 837 N. Ringgold Street, Philadelphia, PA, 19103; Katherine F Thackray.
 3486 Carol H. McCann Deer Meadows Retirement Philadelphia PA; Aug. 08, 2024; Michael McCann; 3235 Blackwalnut Dr, Annapolis, MD, 21403.
 3489 Quang Hong Mag 5136 F Street Philadelphia PA Philadelphia PA; Jun. 06, 2024; Hoa Ngoc Nguyen; 5136 F Street, Philadelphia, PA, 19124.
 3492 Harold A. Jackson a/k/a Harold Allen Jackson Vitas Hospice At Methodist Philadelphia PA; Jul. 22, 2024; Benjamin Wood; 103 Golden Meadow Lane, Sicklerville, NJ, 08081.

3445 Leroy R Cook Wise a/k/a Leroy Cook 310 Monroe St., Phila., PA 19147 Philadelphia PA; May. 11, 2024; Katrina C. Smith; 302 Eagle Nest Drive, Camden, DE, 19934; Jonathan D Sokoloff.
 3449 David E. Lupin a/k/a David Lupin Pauls Run Nursing Home, Philadelpr Philadelphia PA; May. 20, 2024; Steven H. Lupin; c/o HRMM&L 1684 S. Broad Street, Suite 230, Lansdale, PA, 19446; Kathleen A Maloles.
 3459 Margaret H Trotter Deer Meadows Nursing Home, Phila Philadelphia PA; Jul. 09, 2024; Patricia Cartafalsa; 110 Stanton Road, Havertown, PA, 19083; Edward J Gilson.
 3443 Dorothy Durham a/k/a Dorothy G. Durham 1443 W. Mayfield Street, Phila Philadelphia PA; Aug. 12, 2023; Marcus Durham; 7924 Fayette Street, Philadelphia, PA, 19150.
 3450 Freda F. Szymanik Jefferson Abington Hospital Philadelphia PA; Aug. 03, 2024; Lawrence A. Szymanik, Jr; 3569 Primrose Road, Philadelphia, PA, 19114.
 3468 Harry P. Rappaport MPAC - Monumental Post ACU Philadelphia PA; Jul. 21, 2024; Karen Palter; 2538 Swain Street, Philadelphia, PA, 19130.
 3467 Siraik Zakarian Thomas Jefferson Universit Philadelphia PA; Aug. 15, 2024; Robert Berndt; 600 N 22nd Street, Apt 2n, Philadelphia, PA, 19130.
 3474 Margaret C. Ingham a/k/a Margaret Caroline Ingham 3812 Fairdale Road, Philadelf Philadelphia PA; Sept. 10, 2023; Brian Ingham; 3812 Fairdale Road, Philadelphia, PA, 19154.
 3471 James P. Dolan, Sr. a/k/a James Dolan 2656 Belgrade Street Philade Philadelphia PA; Aug. 13, 2024; Nancy Anne Cullen; 3217 Birch Road, Philadelphia, PA, 19154.

LETTERS OF ADMINISTRATION

The number of the letter (of the current year unless otherwise indicated) appears first, followed by the name of the decedent in heavy type, the place of death, date of death, name and address of other executor or administrator, c.t.a. and name of attorney, where given

1319 Thomas E. Gross a/k/a Thomas Eugene Gross, Tom Gross 366 Delmar Street, Philadelphia, PA Philadelphia PA; Feb. 13, 2018; Janene B. Reilly; 321 W. 1st Avenue, Conshohocken, PA, 19428; Coleen Kryst.
 3491 Theresa C. Hawkins a/k/a Theresa Hawkins-Hinson Thomas Jefferson Hospital, Philadel Philadelphia PA; May. 14, 2015; Deborah B. Nelson; 6936 Grosbeak Place, Philadelphia, PA, 19142; Roxane Crowley.
 3487 John E. Davis Philadelphia Philadelphia PA; Apr. 22, 2024; Rosemarie A. Davis; 621 Fountain Street, Philadelphia, PA, 19128; Jay Feinschil.
 3479 Alberta Theresa Sipe Nazareth Hospital, Philadelphia, PA Philadelphia PA; Jul. 17, 2024; Scott Sipe; 3219 Primrose Road, Philadelphia, PA, 19114; Charles F Volz.
 3481 Denise Miller 1529 Earl Street, Philadelphia Philadelphia PA; Jul. 05, 2024; Francis T. Miller; 116 Madison Road, Willow Grove, PA, 19090.
 3484 Josephine M. Beulah Temple Helath-Chestnut Hill Philadelphia PA; Jul. 12, 2024; Tyrone Beulah; 112 West Hortter Street, Philadelphia, PA, 19119.

3488 Anthony Mitchell Hospital of the University Philadelphia PA; Jul. 25, 2023; Barbara A. Mitchell; 1431 N. 29th Street, Philadelphia, PA, 19121.
 3493 Michael Nathaniel Cunningham 49 W. Sharpnack Street, Phil Philadelphia PA; Aug. 05, 2024; Rochelle Cunningham; 49 W. Sharpnack Street, Philadelphia, PA, 19119.
 3616 Jeannette J. Cox a/k/a Jeanette Cox Temple Medical Center, Philadelphia Philadelphia PA; Oct. 22, 1995; William Walker; 1928 West Somerset Street, Philadelphia, PA, 19132; Mark W Richardson.
 3466 Eric L. Johnson 1103 Brighton Street, Philadelphia Philadelphia PA; Jul. 20, 2024; Eboni Johnson; 7752 Wagner Way, Apartment A, Elkins Park, PA, 19027; Andrew I Roseman.
 3469 Eudora L. Wiggins 32 W. Pomona Street, Philadelphia Philadelphia PA; Jan. 29, 2020; Angela R. Wiggins-Streater; 3501 Morrell Avenue, Philadelphia, PA, 19114; Andrew I Roseman.
 3479 Alberta Theresa Sipe Nazareth Hospital, Philadelphia, PA Philadelphia PA; Jul. 17, 2024; Scott Sipe; 3219 Primrose Road, Philadelphia, PA, 19114; Charles F Volz.
 3447 John Wilkes 2925 North Marston Street Philadelphia PA; Aug. 06, 2024; Derick Wilkes; 3000 Chestnut Street, Po Box 42848, Philadelphia, PA, 19101.
 3448 Gloria Renee Coleman-Williams Hospital Of The University Philadelphia PA; Jun. 08, 2024; Rodney A. Williams; 1625 S 54th Street, Philadelphia, PA, 19143.
 3470 Laverne Crisden Einstein Medical Center, Phil Philadelphia PA; Mar. 29, 2022; Charlene Marlowe; 1114 Yeadon Avenue, Yeadon, PA, 19050; Sharon Wilson.
 3464 Joseph Baxter, Jr. Coastal Carolina Medical Philadelphia PA; Sept. 25, 2017; Courtney Baxter; 176 W Manheim Street, Apt. 3, Philadelphia, PA, 19144.

3463 Maxine Martin-Shouse Hospital Of The University Philadelphia PA; Apr. 07, 2024; Anthony Martin; 5844, Washington Avenue, Philadelphia, PA, 19143.
 3479 Anthony Morales Pennsylvania Hospital, Philal Philadelphia PA; Mar. 16, 2024; Belinda Morales; 2118 Manton Street, Philadelphia, PA, 19146.

INVENTORIES FILED

Name of decedent appears first in heavy type, followed by name of accountant s attorney.

Margaret Scales.
 James F. Nangle.
 Ellen Tsao Au-Yang Nina B. Stryker.
 Shirelexe Smith.
 Constance Joan Jackson Roger F. Perry.
 Elva Clara McGuire Randal J. McDowell, Esq.
 Walter F. Naedele.
 Delores Dix.
 Anthony Marchiano Debra G Speyer.
 Kathryn P. Patras Richard L. Newman.
 William J. Howlett, Jr. Franca Tavella.
 Elaine Kligerman Steven G. Winters.
 Lenore P. Millhollen Katherine F. Thackray, Esq.
 Walter Wild Gary B. Freedman.
 Fred Corbett Ronald J. Gordon, Esq.
 Leona Johnson Clair M. Stewart Esq.
 Wilma Ruth Johnson Clair M. Stewart Esq.
 Joan Voipe Roxane Crowley.
 Charles A. Jones.
 Marina Kravcheuko.
 Hattie M. Dawkins William M Labkoff Esq.
 Martha Lee Ingram Adam 8S. Bernick.
 Gwendolyn Monroe Jeffrey A. Muldawer.



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Court Notices

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Sessions of Philadelphia, currently vested in the Office of Judicial Records of the First Judicial District of Pennsylvania by Orders of this Court, be transferred from the Trial Division to the Office of Court Administration. This Order and Caption supersede the Order dated September 30, 2013 entered on this docket.

IN THE SUPREME COURT OF PENNSYLVANIA

IN RE:

ORDER AMENDING RULE 509 OF THE RULES OF JUDICIAL ADMINISTRATION
NO. 618
JUDICIAL ADMINISTRATION DOCKET
ORDER

PER CURIAM

AND NOW, this 4th day of June, 2024, pursuant to Article V, Section 10 of the Constitution of Pennsylvania, and in the interests justice and efficient administration pursuant to Pa.R.J.A. No. 103(a)(3),

IT IS ORDERED that Rule 509 of the Rules of Judicial Administration is amended in the attached form.

This ORDER shall be processed in accordance with Pa.R.J.A. No. 103(b), and shall be effective immediately.

Additions to the rule are shown in bold and are underlined.

Deletions from the rule are shown in bold and brackets.

Rule 509. Access to Financial Records.

(a) General policy. Financial records of the Unified Judicial System are presumed to be open to any member of the public for inspection or copying during established business hours. The term “financial records” is defined as any account, contract, invoice or equivalent dealing with: 1) the receipt or disbursement of funds appropriated to the system; or 2) acquisition, use or disposal of services, supplies, materials, equipment or property secured through funds appropriated to the system.

(b) Accessibility. All financial records are accessible to the public except the following:

(1) any part of a record setting forth information to which access is otherwise restricted by federal law, state law, court rule, court order or court policy;

(2) any part of a record setting forth a person’s social security number, home address, home telephone number, date of birth, operator’s license number, e-mail address, or other personal information;

(3) any part of a record setting forth the address of a judge’s chambers or office located outside a judicial facility;

(3) any part of a record setting forth financial institution account numbers, credit card numbers, personal identification numbers (PINs) and passwords used to secure accounts;

(4) any part of a record setting forth information presenting a risk to personal security, personal privacy, or the fair, impartial and orderly administration of justice, as determined by the Court Administrator of Pennsylvania.

Note: For purposes of Rule 509(b)(3), a “judicial facility” is a facility, such as a courthouse, that includes a courtroom, hearing room, or other rooms used by the court to conduct trials, hearings, or other public proceedings.

FIRST JUDICIAL DISTRICT OF PENNSYLVANIA COURT OF COMMON PLEAS OF PHILADELPHIA COUNTY

No. 6 of 2024

President Judge General Court Regulation

*In re: Adoption of Philadelphia Rule of Judicial Administration *5101, and Rescission of Philadelphia Rule of Judicial Administration *1900*

ORDER

AND NOW, this 10th day of June, 2024, the Board of Judges of Philadelphia County having voted at the Board of Judges’ meeting held on May 16, 2024, to adopt Philadelphia Rule of Judicial Administration *5101, and rescind *1900 as attached to this Order, and, as required by Pa.R.J.A. 103, the Supreme Court Civil Procedural Rules Committee has reviewed the attached local rules, has determined that Rule *5101 is consistent with applicable statewide rules, and has authorized their promulgation.

NOW, therefore, it is hereby ORDERED and DECREED that Philadelphia Local Rule of Judicial Administration *5101 is adopted, as attached, effective thirty days after publication in the *Pennsylvania Bulletin*.

As required by Pa.R.J.A. 103(d), the local rule which follows this Order was submitted to the Supreme Court of Pennsylvania Procedural Rules Committee for review, and written notification has been received from the Rules Committee certifying that the local rule is consistent with any general rule of the Supreme Court. This Order and the attached local rule shall be filed with the Office of Judicial Records in a docket maintained for Administrative Orders issued by the First Judicial District of Pennsylvania. As required by Pa.R.J.A. 103(d)(5)(ii), two certified paper copies of this Administrative Order and the attached local rule, as well as one copy of the Administrative

Order and local rule shall be distributed to the Legislative Reference Bureau on a computer diskette for publication in the *Pennsylvania Bulletin*. As required by Pa.R.J.A. 103(d)(6) one certified copy of this Administrative Order and local rule shall be filed with the Administrative Office of Pennsylvania Courts, shall be published on the website of the First Judicial District at <https://www.courts.phila.gov>, and shall be incorporated in the compiled set of local rules no later than 30 days following publication in the *Pennsylvania Bulletin*. Copies of the Administrative Order and local rules shall also be published in *The Legal Intelligencer* and will be submitted to *American Lawyer Media*, *Jenkins Memorial Law Library*, and the Law Library for the First Judicial District.

By The Court:

Nina Wright Padilla

President Judge, Court of Common Pleas Philadelphia County

Phila.R.J.A. No. *5101

Philadelphia Rule of Judicial Administration No. *5101

Rule *5101. Protocols to Mark, Inventory, Store and Retain Exhibits, Physical Evidence and Electronic Evidence Offered During Trials and Evidentiary Hearings in the Philadelphia Court of Common Pleas.

(a) **General Rule.** In accordance with Pa.R.J.A. 5101, counsel and unrepresented parties shall present all exhibits, physical evidence and electronic evidence used and offered during trials or evidentiary hearings, which shall be inventoried, filed, and retained as provided in this rule.

(b) **Custody of Exhibits During Court Proceedings.** The tipstaff or other court staff designated by the presiding judge shall be the custodian of exhibits pursuant to Pa.R.J.A. 5102. The custodian shall secure and maintain all exhibits presented to the court during the proceedings, including during breaks and recesses.

(c) **Documentary Evidence.** Counsel and unrepresented parties may pre-mark exhibits. When possible, all documentary exhibits such as letters and reports should be 8-1/2 x 11 size. For oversized documentary evidence, see subsection (d)

(d) **Physical evidence.** Physical evidence and oversized exhibits must be photographed by the proponent, converted to letter sized pdf and appropriately marked and produced during the trial or evidentiary hearing. Unless otherwise provided by the presiding judge, at the conclusion of the trial or evidentiary hearing, physical evidence shall be returned to the police in criminal cases and to counsel in civil cases for safekeeping as required by any applicable retention schedule, statute, rule, regulation, or policy, or until further order of court.

(e) **Electronic Evidence.** Electronic evidence, including audio or video exhibits, must be produced by the proponent on a USB drive, CD/DVD, or other medium specified by the presiding judge or Office of Judicial Records.

(f) **Confidential Documents.** Confidential documents offered as exhibits shall be produced with a *Confidential Document* form as provided by the *Public Access Policy of the Unified Judicial System of Pennsylvania: Case Records of the Appellate and Trial Courts* (UJS Case Records Policy) as provided in Phila.R.J.A. No. *401. Confidential Documents are not accessible by the public.

(g) **Confidential Information.** Documents offered as exhibits which contain confidential information listed in the UJS Case Records Policy shall be produced in a *Redacted Format*. All confidential information will be contained on the confidential information sheet which is not accessible by the public.

(h) **Sealed Documents.** Any documents the presiding judge deems necessary to seal will not be accessible by the public. Exhibits that are ordered sealed cannot be electronically filed. They can be given to the tipstaff or other court staff designated by the presiding judge and will be manually uploaded or kept and sealed from the public view.

(i) **Exhibit List.** At the conclusion of the trial or evidentiary hearing, designated court staff shall inventory all exhibits and evidence, whether documentary, physical, electronic, audio, video or otherwise, and whether admitted or marked for identification. Any oversized exhibit, physical evidence or visual evidence not previously converted to letter size pdf format as provided in subsection (d) shall be photographed and/or converted to pdf letter size and marked. Each Exhibit and piece of evidence shall be clearly marked and placed on the Exhibit List which shall be reviewed and approved by the presiding judge, filed of record and copies provided to all parties no later than five days following the conclusion of the trial or evidentiary hearing. When submitting or uploading Exhibit Lists and Exhibits, Counsel and unrepresented parties shall certify compliance with this rule by including the following language:

I certify that this filing is in compliance with Philadelphia Rule of Judicial Administration No. *5101 and all files submitted with this transaction were introduced as evidence during trial or other evidentiary hearing.

(1) **After Court Proceedings.** Exhibits and evidence shall be made part of the record as follows:

(1) Trial Division:

a. **Civil Section:** within five (5) days of the conclusion of the trial or evidentiary hearing, counsel for each proponent of the exhibits and evidence shall upload their documentary exhibits through the Electronic Filing System and, if not already done, provide to the Office of Judicial Records a USB drive, or CD/DVD with audio or video evidence, as provided in this rule. The Office of Judicial Records shall either upload the contents of any USB drive or CD/DVD to a documentary-evidentiary program, or retain any USB drive, or CD/DVD as required by Pa.R.J.A. 5101-5103 until further order of court.

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Court Notices

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b. Criminal Section: within five (5) days of the conclusion of the trial or evidentiary hearing, counsel for each proponent of the exhibits and evidence shall upload their documentary exhibits through the Electronic Filing System and, if not already done, provide to the Office of Judicial Records a USB drive, or CD/DVD with audio or video evidence, as provided in this rule. The Office of Judicial Records shall either upload the contents of any USB drive or CD/DVD to a documentary-evidentiary program, or retain any USB drive, or CD/DVD as required by Pa.R.J.A. 5101-5103 until further order of court.

c. Self-represented Parties: at the conclusion of the trial or evidentiary hearing, the tipstaff or other designated court staff pursuant to subsection (b) shall take possession of all exhibits and any USB drive or CD/DVD proffered by self-represented Parties and shall deliver them to the Office of Judicial Records which shall convert all documentary evidence to PDF format and stored in a documentary-evidentiary program as required by Pa.R.J.A. 5101-5103, or upload the contents of any USB drive or CD/DVD to a documentary-evidentiary program and/or retain any USB drive or CD/DVD as required by required by Pa.R.J.A. 5101-5103 until further order of court.

(2) Family Court: Pursuant to 5104(b), proceedings before hearing officers in divorce, custody, support, delinquency, and dependency matters are excluded from this Rule.

a. Dependency matters: at the conclusion of the trial or evidentiary hearing, the tipstaff or other designated court staff pursuant to subsection (b) shall take possession of the exhibits and evidence and upload the documentary exhibits through the electronic filing system and provide to the Clerk of Family Court any USB drive, or CD/DVD with audio or video evidence, as provided in this rule. The Clerk of Family Court shall either upload the contents of any USB drive or CD/DVD to a documentary-evidentiary program, or retain any USB drive, or CD/DVD as required by Pa.R.J.A. 5101-5103 until further order of court.

b. Adoption matters: at the conclusion of the trial or evidentiary hearing, the tipstaff or other designated court staff pursuant to subsection (b) shall take possession of the exhibits and evidence and upload the documentary exhibits through the electronic filing system and provide to the Clerk of Family Court any USB drive, or CD/DVD with audio or video evidence, as provided in this rule. The Clerk of Family Court shall either upload the contents of any USB drive or CD/DVD to a documentary-evidentiary program, or retain any USB drive, or CD/DVD as required by Pa.R.J.A. 5101-5103 until further order of court.

c. Delinquency Matters: at the conclusion of the trial or evidentiary hearing, the Office of Judicial Records shall take possession of all exhibits and any USB drive or CD/DVD, shall upload the documentary exhibits through the electronic filing system and shall either upload the contents of any USB drive or CD/DVD to a documentary-evidentiary program, or retain any USB drive, or CD/DVD as required by Pa.R.J.A. 5101-5103 until further order of court.

d. Adult Criminal matters in Family Court: See section (j)(1)b.

e. Domestic Relations matters: at the conclusion of the trial or evidentiary hearing, the tipstaff or other designated court staff pursuant to subsection (b) shall take possession of all exhibits and any USB drive or CD/DVD proffered, and shall deliver them to the Clerk of Family Court, which shall convert all documentary evidence to PDF format and stored in a documentary-evidentiary program as required by Pa.R.J.A. 5101-5103, or upload the contents of any USB drive or CD/DVD to a documentary-evidentiary program and/or retain any USB drive or CD/DVD as required by required by Pa.R.J.A. 5101-5103 until further order of court.

(3) Orphans' Court: within five (5) days of the conclusion of the trial or evidentiary hearing, counsel for each proponent of the exhibits and evidence shall send their Exhibit List and exhibits to the electronic mail address instructed by the presiding judge to be attached to an Order and Decree entered by court. Orphans' Court Administration shall retain all evidence as required by Pa.R.J.A. 5101-5103 until further order of court.

IN THE SUPREME COURT OF PENNSYLVANIA

IN RE:
PRELIMINARY MINIMUM STANDARDS FOR DELIVERY OF EFFECTIVE INDIGENT
DEFENSE SERVICES PURSUANT TO ACT 34 OF 2023, ARTICLE II-F, INDIGENT
DEFENSE
NO. 617
JUDICIAL ADMINISTRATION DOCKET

ORDER

PER CURIAM

AND NOW, this 29th day of May, 2024, pursuant to Article V, Section 10 of the Constitution of Pennsylvania and in the interests of justice and efficient administration pursuant to Pa.R.J.A. 103(a)(3),

IT IS ORDERED that, in accordance with Section 203-F(i)(3) of Act 34 of 2023, and in response to the submission of the Indigent Defense Advisory Committee (IDAC) as approved by the Pennsylvania Commission on Crime and Delinquency (PCCD), preliminary standards for the delivery of effective indigent defense services in the Commonwealth of Pennsylvania are adopted in the attached form.

These preliminary standards are adopted solely for the purpose of providing guidance to IDAC and PCCD regarding Indigent Defense Grant Program applications submitted in fiscal year 2023-24.

These preliminary standards are aspirational in nature. Adoption of these preliminary standards is not a determination of the constitutionality of Act 34, or any of its provisions, under the Pennsylvania Constitution or the Constitution of the United States, and does not create or determine any legal rights.

This **ORDER** shall be processed in accordance with Pa.R.J.A. 103(b), and shall be effective immediately.

STANDARD 1: Funding, Structure, and Oversight

Where county case volume allows, indigent defense should be a mixed system: primarily dedicated public defender offices, augmented by additional Court Appointed/Conflict Counsel to handle overflow and conflict of interest cases. The compensation for lawyers working for Public Defender Offices should be appropriate for and comparable to other publicly funded lawyers. Court Appointed/Conflict Counsel should be paid a reasonable fee, in a timely manner, that reflects the cost of overhead and other office expenses, as well as payment for work. Investigators, social workers, experts, and other staff and service providers necessary to indigent defense for all Indigent Defense Providers should also be compensated in a manner consistent with this Principle.

STANDARD 2: Essential Components of Effective Representation

Indigent Defense Providers should adopt a client-centered approach to representation based around a client's needs and working with them to achieve their goals. Indigent Defense Providers should have the assistance of investigators, social workers, mitigation specialists, experts, and other specialized professionals necessary to meet indigent defense needs. Funding for such services should be provided to and controlled by Indigent Defense Providers. Indigent Defense Providers should address collateral issues that are relevant to their clients' cases. Indigent Defense Providers can offer direct assistance with such issues or establish collaborations with, or provide referrals to civil legal services organizations, social services providers, and other lawyers and non-lawyer professionals.

To publish your Corporate Notices,
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PUBLIC NOTICES

The Legal Intelligencer

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ESTATE NOTICES

NOTICE TO COUNSEL
Your attention is directed to Section 3162 of the Probate, Estates and Fiduciaries Code of June 30, 1972 (Act No. 164) which requires advertisement of grant of letters to contain the name and address of the personal representatives.

ORPHANS' COURT OF PHILADELPHIA COUNTY

Letters have been granted on the Estate of each of the following decedents to the representatives named, who request all persons having claims against the Estate to present them in writing and all persons indebted to the Estate to make payment to them (unless otherwise noted all addresses being in Philadelphia)

CAMPOS, KATTY -- Luisa Carrascal, Executrix, 302 W. Welsh Road, Ambler, PA 19002; Joseph V. Pinto, Jr., Attorney, Greenbaum & Pinto, P.C., 858 E. Welsh Road, Suite 5, Maple Glen, PA 19002.

8-14-3*

FLOOD, OLLIE M. -- Monica Wells and Patrice Robbins, Co-Executrices, 202 Woods Edge Dr., Douglassville, PA 19518; Michael Wolinsky, Attorney, 1015 Chestnut Street, Suite 414, Philadelphia, PA 19107.

8-28-3*

LICKFIELD, ALLEN P. -- Carol Lickfield, Administratrix, c/o Ashley Sharek, Esquire, P.O. Box 130, Bradford Woods, PA 15015; Ashley Sharek, Attorney, Entrusted Legacy Law, P.O. Box 130, Bradford Woods, PA 15015.

8-21-3*

MIGNOGNA, THOMAS MICHAEL
-- Eric J. Mignogna, Executor, 525 Route 73 North, Suite 104, Marlton, NJ 08053.

8-28-3*

MORSE, MATILDA FLOR-ENCE (a/k/a MATILDA F. MORSE) -- Jennifer Anderson, 12621 Chilton Road, Bensalem, PA 19020 and Amanda Morse, 3511 Cloverdale Road, Philadelphia, PA 19154, Co-Executors; Henry A. Carpenter, Atty., Bucks County Elder Law, 301 Oxford Valley Road, Suite 101B, Yardley, PA 19067.

8-28-3*

POLLARD, ROSE -- Nicole R. Pollard, Executrix, 9404 Nicklaus Lane, Laurel, MD 20708.

8-28-3*

ROSARIO, CARLOS ALBERTO (a/k/a CARLOS A. ROSARIO RODRIGUEZ) -- Darling Rosario, Administrator, 1928 N. Howard Street, Philadelphia, PA 19122; David A. Schweizer, Attorney, Maniaci, Ciccotta & Schweizer, 6720 Frankford Avenue, Philadelphia, PA 19135.

8-28-3*

WAGNER, CHRISTINE -- Marilyn Wagner Cannon, Administrator, 22 E. Grant Street, New Castle, PA 16101; Brian F. Levine, Atty., 22 E. Grant Street, New Castle, PA 16101.

8-28-3*

WILSON, CHARLESCENE -- Bernadette Wilson-McDonald, Executrix, P.O. Box 105, Alloway, NJ 08001.

8-21-3*

MISCELLANEOUS GENERAL NOTICES

The **Citizens Police Oversight Commission (CPOC)** will host a **Commissioners' Public Meeting on Tuesday, September 3 at 6:00 pm on Zoom**. The meeting link and call-in number are available at Phila.gov/CPOC. For disability accommodations or interpretation, please contact CPOC@phila.gov or 215-685-0891 as soon as possible.

8-28-1*

NAME CHANGE

Court of Common Pleas for the County of Philadelphia, July Term, 2024, No. 000482. **NOTICE IS HEREBY GIVEN** that on July 19, 2024, the petition of **Dara Tucker Bryant** was filed, praying for a decree to change her name to **Dara Starr Tucker Bryant**. The Court has fixed August 29, 2024, at 11:00 A.M. in Room No. 691, City Hall, Philadelphia, Pa., for a hearing. All persons interested may appear and show cause if any they have, why the prayer of the said petitioner should not be granted.

8-28-1*

Tax Collection Sale

City of Philadelphia

TAX COLLECTION SALE

Sale . . . Under provisions of Act of Assembly May 16, 1923, P.L. 207 and the Amendments thereto, and as required by the Act of March 15, 1956 - No. 388, subject to the right of redemption as provided by law, real estate as follows:

Properties to be sold by Office of the Sheriff, City and County of Philadelphia 10:00 a.m. September 5, 2024
at <https://www.bid4assets.com/philadelphia> Rochelle Bilal, Sheriff

Book	Writ	Address	Ward	Dimensions	Book	Writ	Address	Ward	Dimensions
2409	6001	4210-28 R WEST GIRARD AVENUE 19104	6TH WD.	15,029 SQ. FT.	2409	6014	1915 SOUTH SALFORD STREET 19143	40TH WD.	889 SQ. FT.
2409	6002	946 NORTH 43RD STREET 19104	6TH WD.	1,110 SQ. FT.	2409	6015	2050 SOUTH 61ST STREET 19142	40TH WD.	1,269 SQ. FT.
2409	6003	30 SAINT LUKES STREET 19140	7TH WD.	869 SQ. FT.	2409	6016	6131 REINHARD STREET 19142	40TH WD.	910 SQ. FT.
2409	6004	1946 WEST WESTMORELAND STREET 19140	11TH WD.	1,282 SQ. FT.	2409	6017	6034 UPLAND STREET 19142	40TH WD.	841 SQ. FT.
2409	6005	1624 WEST VICTORIA STREET 19140	13TH WD.	840 SQ. FT.	2409	6018	6064 UPLAND STREET 19142	40TH WD.	841 SQ. FT.
2409	6006	2024 ROWAN STREET 19140	13TH WD.	970 SQ. FT.	2409	6019	6139 GLENMORE AVENUE 19142	40TH WD.	750 SQ. FT.
2409	6007	2016 NEWCOMB STREET 19140	13TH WD.	619 SQ. FT.	2409	6020	741 WEST RUSSELL STREET 19140	43RD WD.	718 SQ. FT.
2409	6008	4334 WAYNE AVENUE 19140	13TH WD.	1,005 SQ. FT.	2409	6021	5054 OGDEN STREET 19139	44TH WD.	770 SQ. FT.
2409	6009	4444 NORTH CLEVELAND STREET 19140	13TH WD.	738 SQ. FT.	2409	6022	4913 OGDEN STREET 19139	44TH WD.	942 SQ. FT.
2409	6010	5927 EAST WISTER STREET 19138	17TH WD.	1,232 SQ. FT.	2409	6023	4972 KERSHAW STREET 19131	44TH WD.	1,400 SQ. FT.
2409	6011	2515 MASCHER STREET 19133	19TH WD.	721 SQ. FT.	2409	6024	5342 WEST BERKS STREET 19131	52ND WD.	1,588 SQ. FT.
2409	6012	3954 PARRISH STREET 19104	24TH WD.	1,659 SQ. FT.	2409	6025	1102 NORTH 42ND STREET 19104	6TH WD.	1,374 SQ. FT.
2409	6013	2806 NORTH DARIEN STREET 19133	37TH WD.	540 SQ. FT.					

Conditions of Sheriff Sale for JUDICIAL TAX SALES

- Based on the health and safety recommendations of the Centers for Disease Control and Prevention (CDC) and Pennsylvania Department of Health (Department of Health) due to the COVID-19 pandemic, the scheduled sale shall be conducted virtually at Bid4Assets.com (Bid4Assets).
- All bidders must complete the Bid4Assets on-line registration process to participate in the auction (Auction). All bidders must submit a One Thousand Five Hundred Dollars (\$1,500.00) deposit (Deposit) plus a Thirty-Five Dollars (\$35.00) processing fee to Bid4Assets before the start of the Auction. Such single Deposit shall be associated with the Auction held as of this date (Auction Date) and shall allow a bidder to bid on all of the properties that are listed on the Auction Date.
- All properties are sold AS IS with NO expressed or implied warranties or guarantees whatsoever. The Sheriff and Bid4Assets shall not be liable as a result of any cause whatsoever for any loss or damage to the properties sold. In anticipation of participating in the Auction and purchasing a property, the bidder assumes all responsibility for due diligence. It is the responsibility of the bidder to investigate any and all liens, encumbrances and/or mortgages held against the property which may not be satisfied by the post-sale Schedule of Proposed Distribution under Pa. R.C.P. 3136 (Schedule of Proposed Distribution).
- The opening bid for all tax delinquent properties will be One Thousand Six Hundred Dollars (\$1,600.00). The opening bid for tax lien auctions will vary (see auctions for details). By close of business the day after the auction, the purchaser is responsible for 10% of the purchase price for each property purchased or \$600 whichever is greater. Plus a buyer's premium of 10% of the total purchase price of each property purchased. The purchaser shall pay the balance of 90% of the purchase price for each property purchased plus a \$35 processing fee by 5:00PM EST on the fifteenth (15th) calendar day following the Auction Date unless that day falls on a holiday or weekend day, then the balance is due on the next business day by 5:00PM EST.
- Failure to comply with the Conditions of Sale including, but not limited to, the failure to pay the remaining balance by any due date (the 10% down payment due date is the day following the auction; the 90% balance due date is 15 days after the auction date) and complying with all post-sale instructions required by the Sheriff and Bid4Assets, shall result in a default (Default) and the down payment shall be forfeited by the bidder.
- The highest bidder shall be responsible for any and all post sale costs that are imposed by law, which are incurred by the Sheriff. Please be advised that Realty Transfer Taxes have been calculated and included in the bid amount.
- On any auction that results in a third-party sale, the bidder who was directly outbid by the highest bidder will be given the option to register as a second bidder. If the second bidder accepts this option, he/she agrees to purchase the property for the same price as the highest bidder. The second bidder shall deposit 10% of the purchase price by 5:00PM EST on the first (1st) business day following the auction date. On that date the second bidder will be apprised of the status of the winning bidder's deposit, and shall be told his/her 10% will be kept on deposit. The second bidder shall also be told he/she is liable for the 90% balance fifteen (15) calendar days from this date, if the highest bidder does not comply. If the highest bidder did not complete the sale, second bidder will have five (5) calendar days to complete the sale. If that 5th day falls on a holiday or weekend day, then the balance is due on the next business day by 5:00PM EST. If the second bidder is non-compliant he/she will forfeit his/her deposit to Sheriff. If the highest bidder completes the transaction, the second bidder will get his/her deposit refunded within 10 business days.
- The Sheriff's Office, in its sole discretion, may cancel the sale after the auction closes for any reason.
- The Plaintiff, pursuant to Court Order, may cancel the sale after the Auction closes for any reason.
- The tax servicer, pursuant to Court Order, may cancel the sale after the Auction closes for any reason.
- All bidding after the minimum bid, as described in Paragraph 4., shall be in increments of at least One Hundred Dollars (\$100.00)
- The winning bidder must file a certificate of compliance with the Philadelphia Sheriff's Office. If the Sheriff's grantee is to be anyone other than the winning bidder registered with Bid4Assets, a notarized written assignment must be filed with the Sheriff's Office of Philadelphia. Both the bidder and the assignee must file a certificate of compliance with the Philadelphia Sheriff's Office. Failure of either the bidder or the assignee to obtain a certificate of compliance will be treated as a failure to meet the conditions of sale and result in the forfeiture of the 10% deposit.
- The Sheriff will not acknowledge a deed poll to any individual or entity using an unregistered fictitious name and may, at the discretion of the Sheriff, require proof of identity of the purchaser or the registration of fictitious names. The bid of an unregistered fictitious name shall be forfeited as if the bidder failed to meet the terms of sale.
- The Sheriff reserves the right to refuse purchase from bidders who have failed to enter deposits, failed to make settlement or for any other reason at Sheriff's sole discretion and further reserves the right to deny access to future sales for a period of time as determined by the Sheriff.
- The Sheriff will file in the Prothonotary's office a Schedule of Distribution Thirty (30) Days from the date of sale of Real Estate. Distribution will be made in accordance with the Schedule unless exceptions are filed thereto within Ten (10) days thereafter. Any balance exceeding the payouts per the Schedule of Distribution and Exceptions thereto, shall be paid to the homeowner at the time of sale.
- The properties at today's sale may be subject to a right of redemption, meaning the property owner or other parties of legal interest in the property may file a petition to get the property back after the sale. Generally there are 9 months to redeem the property from the date the Sheriff's office acknowledges the deed for non-vacant properties. We cannot provide any advice as to whether a right to redeem exists on a specific property. If you have questions regarding redemption and protecting your rights we advise that you speak to an attorney.
- The Philadelphia Land Bank will be bidding on certain properties that have been identified on the Sheriff Sale list. The Land Bank's bids are known as priority bids, which are authorized by the Commonwealth's Land Bank Act. The properties the Land Bank will be bidding on are being offered for sale at the City's opening bid. However, because the Land Bank has the exclusive right to acquire these properties, no bids other than the Land Bank bids will be accepted.
- When the Sheriff's Deed Poll is issued to the winning bidder, he/she becomes the official new owner of the property. If the property is occupied, the new owner must start a judicial procedure for ejection to have the occupant removed.
- All auctions are conducted pursuant to Pennsylvania Rules of Civil Procedure and the local rules of the City and County of Philadelphia.

Very truly yours,
ROCHELLE BILAL, Sheriff
City and County of Philadelphia
www.OfficeofPhiladelphiaSheriff.com

www.TheLegalIntelligencer.com

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