

U.S. BANKRUPTCY COURT
NORTHERN DISTRICT OF CALIFORNIA

Honorable Stephen L. Johnson

Thursday, December 11, 2025

Current as of 12/10/2025 at 11:40 AM

Please refer to the last page for zoom by telephone hearing

Via Tele/Videoconference
www.canb.uscourts.gov/calendars

Tele/Videoconference

10:00 AM **23-50026** Raul Zesati Diaz
Ch 13
Trustee: Derham-Burk

1

Moving: Norma L. Hammes

Opposing

Debtor or Plaintiff Norma L. Hammes

Matter: [Motion for Order Allowing Sale of Real Property Filed by Raul Diaz \(79\)](#)

[*Opposition filed by Trustee \(90\)](#)

Comment: Tentative Ruling: Matter will be called. Debtor does not include any statutory authority for selling the real property. See BLR 9013-1(b)(2) (document shall provide ... supporting authorities). Also, no certificate of service on co-owner Manual Diaz.

10:00 AM **23-50233** Andrew Tran Lang
Ch 13
Trustee: Derham-Burk

2

Moving: Norma L. Hammes

Opposing

Debtor or Plaintiff Norma L. Hammes

Matter: [Motion for Order Allowing Sale of Mobilehome Filed by Andrew Lang \(34\)](#)

[*Statement of Non-Opposition filed by the Trustee \(43\)](#)

Comment: Tentative Ruling: Matter will be called. Debtor does not include any statutory authority for selling the property. See BLR 9013-1(b)(2) (document shall provide ... supporting authorities). Also, no certificate of service on co-owner Nguyen Phung. Finally, property is a mobile home, which is usually identified by a VIN number (not as "mobile home" or the space number at the park) as the moving papers state.

10:00 AM 23-50233 Andrew Tran Lang

Ch 13

3

Trustee: Derham-Burk

Moving: Norma L. Hammes

Opposing

Debtor or Plaintiff Norma L. Hammes

Matter: [Motion for Order Allowing Debtor to Purchase Real Property and to Incur Debt for its Financing Filed by Andrew Lang \(37\)](#)

[*Statement of Non-Opposition filed by the Trustee \(44\)](#)

Comment: Tentative Ruling: This motion is not necessary. The motion refers to no law that requires the court to approve the proposed purchase post-confirmation (§ 364 does not apply to an employee of a company). The trustee's approval is legally sufficient.

10:00 AM 25-50935 Kevin Wayne Ruby and Maritess S Ruby

Ch 13

4

Trustee: Derham-Burk

Moving: Devin Derham-Burk

Opposing

Debtor or Plaintiff Jason Vogelpohl

Matter: [Motion to Dismiss Case Non-Payment \(Pre-Confirmation\) Filed by Devin Derham-Burk \(33\)](#)

[*Opposition filed by Debtors \(36\)](#)

Comment: Tentative Ruling: Case will be dismissed if the arrears through November 2025 are not current by the date of the hearing.



Zoom Hearing via Telephone for the Honorable Stephen L. Johnson

- Dial into the Telephone number **15 minutes prior** to the scheduled hearing.
- Please identify yourself to the Courtroom Deputy when you have been connected.
- Persons appearing will be authorized by the courtroom deputy to **speak only on the matter they are assigned to.**

Reservations not required.

How to join webinar by phone

1. Dial-in numbers listed below.

(669) 254 5252 (San Jose)
(415) 449 4000 (US Spanish Line)
(646) 828 7666 (New York)

2. Enter the webinar/meeting ID. **Webinar ID: 161 107 8164** and then press #.
3. You will be prompted to enter your unique **participant ID**. **Press # to skip.**
4. Once you are connected, you will be muted until the courtroom deputy starts the hearing.
5. Press ***6** - to unmute yourself.

How to join webinar (no camera). Please click the link below:

Please click the link below to join the webinar:

<https://www.zoomgov.com/j/1611078164?pwd=HiDO8xf8U6xmURm1GMUIxIQNEsUhbk.1>

Passcode: fV.kG6uM!

****Important Notice to the Media and Public****

Unless authorized by the Court, in accordance with the policy of the Judicial Conference of the United States, recording, retransmitting or otherwise copying or capturing any portion of the video or audio content during a hearing, trial or other proceeding taking place before the Court is prohibited.

A violation of this prohibition is subject to sanctions, including but not limited to removal of media credentials, restricted or denial of entry to future hearings, monetary sanctions, the suspension of electronic filing privileges or other sanction the Court deems.

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