



Timothy W. Dore
U.S. Bankruptcy Court
(Dated as of Entered on Docket date above)

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UNITED STATES BANKRUPTCY COURT FOR THE WESTERN DISTRICT OF
WASHINGTON AT SEATTLE

In Re:

GREENSTAR HOSPITALITY LLC
dba CABANA MOTEL,

Debtor.

Case No. 17-12815-TWD

**AGREED ORDER AUTHORIZING
EXTENSION OF PERIOD FOR USE OF
CASH COLLATERAL AND ADEQUATE
PROTECTION PAYMENTS**

This matter having come before this Court on the Debtor's Motion for Order to Extend the Period for Use of Cash Collateral and for Adequate Protection Payments, pursuant to Sections 361 and 363(c) of the Bankruptcy Code, Fed.R. Bankr. P. 4001 and L.Bankr. Rules. 4001-2, and 9013-1(d)(2)(E), having considered the Motion, ~~any objections thereto~~, declarations in support ~~or in opposition, the arguments of counsel~~ and the relevant pleadings and files of record in this case, the Court finds as follows:

1. The continued use of rents as cash collateral is necessary to the continued operation of Debtor's business.

AGREED ORDER AUTHORIZING EXTENSION OF PERIOD FOR
USE OF CASH COLLATERAL AND ADEQUATE PROTECTION
PAYMENTS

Iwama Law Firm
333 5th Ave. S.
Kent, WA. 98032
Telephone: 253-520-7671
Facsimile: 253-520-7326

- 1 2. Unless Debtor is granted continued use of cash collateral it will be impossible for Debtor
2 to reorganize.
3 3. Debtor has filed its Plan and Disclosure Statement and has set a hearing on confirmation
4 for March 9, 2016.
5
6 4. Debtor is working with UBB and IRS to resolve remaining objections to confirmation.
7
8 5. It is appropriate to extend the period for use of cash collateral and payment of adequate
9 protection payment pending confirmation of Debtor's Plan of Reorganization

10 Therefore, it is hereby ORDERED THAT

- 11 1. The Debtor is authorized to continue to use rents as cash collateral to continue to operate
12 its business pursuant to the terms of the Agreed Order Authorizing Extension of Period of
13 Use of Cash Collateral Payment of Adequate Protection entered December 20, 2017
14 (Doc. 94) through March 31, 2018. A copy of that Order is attached as Exhibit A.
15
16 2. All provisions of the December 20, 2017 Agreed Second Interim Order (Doc. 94) not
17 inconsistent with this Order remain in effect.
18
19 3. This Order shall have effect through March 31, 2018. Any cash collateral payments after
20 that date will require further order of this Court.
21
22 4. In the event that the Court enters an order of dismissal this order shall cease to have
23 effect upon dismissal of this case.

24 //End of Order//

25 Presented by:

26 /s/ S. Lamont Bossard, Jr.
27 S. Lamont Bossard, Jr. WSBA #12295
28 monty@iwmalaw.com
29 Iwama Law Firm
30 Attorney for Debtor

/s/ Douglas R. Cameron
Douglas R. Cameron
dcameron@hansonbaker.com
Hanson, Baker, Ludlow, Drumheller, PS
Attorneys for United Business Bank
Successor to Plaza Bank
(signed on his behalf upon email auth'n.)

Exhibit A 1 of 4



Timothy W. Dore
U.S. Bankruptcy Court
(Dated as of Entered on Docket date above)

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UNITED STATES BANKRUPTCY COURT FOR THE WESTERN DISTRICT OF
WASHINGTON AT SEATTLE

In Re:

GREENSTAR HOSPITALITY LLC
dba CABANA MOTEL,

Debtor.

Case No. 17-12815-TWD

**AGREED ORDER AUTHORIZING
EXTENSION OF PERIOD FOR USE OF
CASH COLLATERAL AND ADEQUATE
PROTECTION PAYMENTS**

This matter having come before this Court on the Debtor's Motion for Order to Extend the Period for Use of Cash Collateral and for Adequate Protection Payments, pursuant to Sections 361 and 363(c) of the Bankruptcy Code, Fed.R. Bankr. P. 4001 and L.Bankr. Rules. 4001-2, and 9013-1(d)(2)(E), having considered the Motion, any objections thereto, declarations in support or in opposition, the arguments of counsel and the relevant pleadings and files of record in this case, the Court finds as follows:

//

AGREED ORDER AUTHORIZING EXTENSION OF PERIOD FOR
USE OF CASH COLLATERAL AND ADEQUATE PROTECTION
PAYMENTS

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333 5th Ave. S.
Kent, WA. 98032

Telephone: 253-520-7671

Facsimile: 253-520-7326

Exhibit A 2 of 4

- 1 1. The continued use of rents as cash collateral is necessary to the continued operation of
2 Debtor's business.
- 3 2. Unless Debtor is granted continued use of cash collateral it will be impossible for Debtor
4 to reorganize.
- 5 3. Debtor has filed its Plan and Disclosure Statement and has set a hearing date of January
6 5, 2018 for approval of the Disclosure Statement.
- 7 4. It is appropriate to extend the period for use of cash collateral and payment of adequate
8 protection payment.
9
10

11 Therefore, it is hereby ORDERED THAT

- 12 1. The Debtor is authorized to continue to use rents as cash collateral to continue to operate
13 its business in accordance with the budget attached hereto as Exhibit A and pursuant to
14 the terms of the Agreed Second Interim Order on Cash Collateral and Granting Adequate
15 Protection (Doc. 34) until confirmation of its Plan of Reorganization or until February 28,
16 2018, whichever occurs first.
- 17 2. All provisions of the Agreed Second Interim Order on Cash Collateral and Granting
18 Adequate Protection not inconsistent with this Order remain in effect.
- 19 3. Any cash collateral payments after February 28, 2018 will require further order of this
20 Court.
- 21 4. In the event that the Court enters an order of dismissal this order shall cease to have
22 effect upon dismissal of this case.
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28 //End of Order//

29 //

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AGREED ORDER AUTHORIZING EXTENSION OF PERIOD FOR
USE OF CASH COLLATERAL AND ADEQUATE PROTECTION
PAYMENTS

Iwama Law Firm

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Kent, WA. 98032

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Facsimile: 253-520-7326

Exhibit A 3 of 4

Presented by:

/s/ S. Lamont Bossard, Jr.
S. Lamont Bossard, Jr.
WSBA #12295
monty@iwamalaw.com
Iwama Law Firm
Attorneys for Debtor

Signed electronically upon email authorization 12/19/2017:

/s/ Douglas R. Cameron
Douglas R. Cameron
WSBA #43091
Dcameron@hansonbaker.com
Hanson, Baker, Ludlow, Drumheller, PS
Attorneys for United Business Bank, successor to Plaza Bank.

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Exhibit A 4 of 4

Exhibit A

Estimated 2018 Expense Projections

Based on average actual monthly expenses July- October 2017

Monthly Expenses:

US Trustee:	\$ 266.67
Sales Tax:	\$ 750.00
Mortgage (Plaza Bnk) **	\$8255.10
Legal:	\$2000.00
Supplies/repairs:	\$ 525.00
Licenses:	\$ 75.00
Gas:	\$ 50.00
Water/garbage:	\$1350.00
Electricity:	\$1185.00
Wages:	\$2500.00
Property Taxes:	\$1185.00
Cable:	\$ 650.00
Telephone:	\$ 150.00
Insurance:	\$ 601.84
Bank Fees:	\$ 100.00
Credit card fees:	\$ 300.00
TOTAL EXPENSES	\$19,893.61

**Adequate protection payment to Plaza Bank.