IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT, LAW DIVISION

30 DEGREE DESIGN, LLC, an Illinois limited liability company, BRAD BEHMER, an individual, and KENNETH MAYLE, an individual	)	
Plaintiffs / Counter-Defendants,	)	No. 2022 L 010246
v.	)	Calendar Y Room 2004
GP OPPORTUNITY FUND, LLC, an Illinois Limited Liability Company.	)	
Defendant / Counter-Plaintiff.	)	

ORDER

This is a 2022 lawsuit that is set for in-person bench trial on September 14, 2026. (The trial had previously been set for August 2025.) Tenant 30 Degree Design, LLC and co-guarantor Behmer have long been in default. The sole remaining claim is landlord GP Opportunity Fund's counterclaim against *pro se* Counter-Defendant Mayle for breach of the lease guaranty. On June 12, 2026, this Court deemed Mayle a vexatious filer and ordered that he not file any motions in advance of the August 19, 2026 pretrial conference without prior leave of court. Mayle has already violated that order. *See* Order dated 6/24/26.

Instead of carpet-bombing the docket with motions as he has done in the past, Mayle is now inundating court personnel with emails. Initially, through July 5, 2026, Mayle copied landlord's counsel on his emails. Since July 6, 2026, all of his communications have been *ex parte*. He now asserts that copying opposing counsel would reveal his "strategy." All of the foregoing is entirely improper.

Among other things, Mayle continues to press the court clerk and coordinator to move the pretrial and trial dates, purporting that the Burning Man Festival, set for late August and early September in Nevada, is a "religious observance" for him. The pretrial and trial dates are firm and will not be reset.

IT IS HEREBY ORDERED:

1. The August 19, 2026 pretrial conference and September 14, 2026 trial dates stand. 4373 TD
2. Mayle is not to contact Court personnel by email or any other means. 851
3. Any further communication with Court personnel will be considered a willful violation of this order and will result in sanctions.
4. All matters are continued to the previously-noticed in-person pretrial conference on August 19, 2026 in Room 2004. 4335

5. Any and all interim dates, including without limitation the July 15, 2026 motion presentment 4330 date are stricken.

Dated: July 7, 2026

ENTERED:

J Tully #2354

Judge John J. Tully, Jr. 2354

ENTERED
Associate Judge John J. Tully, Jr.-2354
JUL 07 2026
MARIYANA T. SPYROPOULOS
CLERK OF THE CIRCUIT COURT
OF COOK COUNTY, IL