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IN THE UNITED STATES BANKRUPTCY COURT
FOR THE NORTHERN DISTRICT OF TEXAS
DALLAS DIVISION

In Re:	)	Chapter 7
TRICOLOR HOLDINGS, LLC, *et al.*,[1]	)	Case No. 25-33487 (MVL)
Debtors.	)	

CHAPTER 7 TRUSTEE'S MOTION TO SET LANDLORD ADMINISTRATIVE EXPENSE CLAIM RESOLUTION PROCEDURES

NO HEARING WILL BE CONDUCTED HEREON UNLESS A WRITTEN RESPONSE IS FILED WITH THE CLERK OF THE UNITED STATES BANKRUPTCY COURT AT EARLE CABELL FEDERAL BUILDING, 1100 COMMERCE STREET, ROOM 1254, DALLAS, TEXAS, 75242 BEFORE CLOSE OF BUSINESS ON SEPTEMBER 17, 2026, WHICH IS AT LEAST 24 DAYS FROM THE DATE OF SERVICE HEREOF.

ANY RESPONSE SHALL BE IN WRITING AND FILED WITH THE CLERK, AND A COPY SHALL BE SERVED UPON COUNSEL FOR THE MOVING PARTY PRIOR TO THE DATE AND TIME SET FORTH HEREIN. IF A RESPONSE IS FILED A HEARING MAY BE HELD WITH NOTICE ONLY TO THE OBJECTING PARTY.

1 The Debtors in these chapter 7 cases are as follows: Tricolor Holdings, LLC, TAG Intermediate Holding Company, LLC, Tricolor Auto Group, LLC, Tricolor Auto Acceptance, LLC, Tricolor Insurance Agency, LLC, Tricolor Home Loans LLC dba Tricolor Mortgage, Tricolor Real Estate Services, LLC, TAG California Holding Company, LLC, Flexi Compras Autos, LLC, TAG California Intermediate Holding Company, LLC, Tricolor California Auto Group, LLC, Tricolor California Auto Acceptance, LLC, Risk Analytics LLC, Tricolor Tax, LLC, Tricolor Financial, LLC, Tricolor Auto Receivables LLC, Tricolor Asset Funding, LLC, and Apoyo Financial, LLC.

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IF NO HEARING ON SUCH NOTICE OR MOTION IS TIMELY REQUESTED, THE RELIEF REQUESTED SHALL BE DEEMED TO BE UNOPPOSED, AND THE COURT MAY ENTER AN ORDER GRANTING THE RELIEF SOUGHT OR THE NOTICED ACTION MAY BE TAKEN.

Anne Elizabeth Burns, the duly appointed Chapter 7 trustee (the "Trustee") of the estates of the above-captioned debtors (the "Debtors"), files this *Chapter 7 Trustee's Motion to Set Landlord Administrative Expense Claim Resolution Procedures* (the "Motion"), and respectfully states as follows:

JURISDICTION AND VENUE

1. The United States Bankruptcy Court for the Northern District of Texas, Dallas Division (the "Court") has jurisdiction to consider the Motion pursuant to 28 U.S.C. §§ 157 and 1334 and the *Order of Reference of Bankruptcy Cases and Proceedings Nunc Pro Tunc* dated August 3, 1984, entered by the United States District Court for the Northern District of Texas. This matter is a core proceeding under 28 U.S.C. § 157(b). Venue in this District is proper under 28 U.S.C. §§ 1408 and 1409.

PROCEDURAL BACKGROUND

2. On September 10, 2025 (the "Petition Date"), the Debtors each commenced a case by filing a petition for relief under chapter 7 of the Bankruptcy Code (collectively, the "Chapter 7 Cases"). The Chapter 7 Cases are being jointly administered for procedural purposes only.

3. On the Petition Date, the Office of the United States Trustee for Region 6 (the "U.S. Trustee") appointed Anne Elizabeth Burns as the Trustee over the Chapter 7 Cases.

4. The Debtors were party to over seventy-five (75) unexpired real property leases, all of which have been rejected.

5. On October 27, 2025, the Court entered its *Order Setting Chapter 7 Landlord Administrative Expense Claim Bar Date* [Doc. No. 1107] (the "Landlord Admin Claim Bar Date

Order"). Pursuant to the Landlord Admin Bar Date Order, Landlords had until 11:59 p.m. (prevailing Central time) on June 5, 2026 to assert administrative claims against the estates under Bankruptcy Code section 503(b) arising from post-petition rent or other expenses related to real property leases (collectively, the "Landlord Claims").

6. Also pursuant to the Landlord Admin Bar Date Order, certain parties were permitted to assert Landlord Claims by submitting an official form 410 proof of claim rather than by a separate motion or application requesting allowance of such claim (an "Admin Proof of Claim").[2] Numerous Admin Proofs of Claim were timely filed.

RELIEF REQUESTED

7. By this Motion, the Trustee seeks to establish certain procedures related to the resolution of the Admin Proofs of Claim. Relief is requested because, ordinarily, a claim is presumed to be an "allowed" claim unless and until an objection to it is filed. *See* Fed. R. Bankr. P. 3001(f). Once a claim is objected to, the allowed amount of that claim is determined through the litigation of such objection at a hearing thereon. Fed. R. Bankr. P. 3007.

8. To maximize the efficiency of the claims resolution process as it pertains to Admin Proofs of Claim, and to preserve estate assets and minimize the need for Court involvement, the Trustee requests that the following procedures (the "Procedures") be approved with respect to allowance of Admin Proofs of Claim:

> (a) Parties in interest other than the Trustee[3] shall have 24 days from the date an order approving this Motion is filed to object to any Admin Proof of Claim.
>
> (b) If no third-party objections to an Admin Proof of Claim are timely filed, the Trustee and the applicable claimant may resolve the liquidated amount of the applicable Landlord Claim via

2 For clarity, Admin Proofs of Claim do not include claims asserted via motion or application for allowance thereof.

3 No claims objection deadline has been set with respect to the Trustee.

stipulation and agreed order approved by the Court without the necessity of the Trustee first objecting to the claim.

(c) If a third-party objection to an Admin Proof of Claim is timely filed, the objecting party, the Trustee and the applicable claimant may resolve the liquidated amount of the claim via stipulation and agreed order approved by the Court.

(d) Unless and until an Admin Proof of Claim is (i) objected to or (ii) resolved via stipulation and agreed order, such Admin Proof of Claim shall constitute *prima facie* evidence of the claim's validity and amount pursuant to Bankruptcy Rule 3001(f).

(e) Any Admin Proof of Claim for which an objection, but no stipulation and agreed order approved by the Court, has been filed shall otherwise be resolved pursuant to notice and a hearing as set forth in Bankruptcy Rule 3007(a).

ARGUMENT AND AUTHORITIES

9. The relief requested herein is consistent with Bankruptcy Rule 3007 and authorized pursuant to Bankruptcy Code section 105(a) ("The court may issue any order, process or judgment that is necessary or appropriate to carry out the provisions of this title."). Here, implementing the Procedures is appropriate because doing so will streamline the claims reconciliation process with respect to Landlord Claims, preserve estate resources, and minimize the need for Court involvement. No parties in interest will be prejudiced by the Procedures because, should an objection be filed to an Admin Proof of Claim that cannot be resolved by the applicable claimant, the objecting party and/or the Trustee, such objecting party and the claimant will be afforded the opportunity for a hearing thereon as provided for under the Bankruptcy Rules.

WHEREFORE, the Trustee respectfully requests that this Court enter an order substantially in the form attached hereto as **Exhibit A** (a) establishing the Procedures and (b) granting the Trustee such other and further relief to which she may be justly entitled.

Dated: August 24, 2026
Dallas, Texas

Respectfully submitted,

/s/ Eric C. Seitz

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Counsel to the Chapter 7 Trustee

CERTIFICATE OF SERVICE

I do hereby certify that on August 24, 2026, a true and correct copy of the foregoing Motion was served on all parties authorized to receive electronic notice in this case via the CM/ECF system for the United States Bankruptcy Court for the Northern District of Texas. The Debtors' claims and noticing agent will be filing a supplemental certificate of service on the docket to reflect any additional service of the foregoing Motion.

/s/ Eric C. Seitz
Eric C. Seitz

LOCAL RULE 9013-1(a) CERTIFICATION

Given the fact that over seventy parties are affected by the Motion, the Trustee believes that conferring with the attorneys for affected parties is neither possible nor practicable.

/s/ Eric C. Seitz
Eric C. Seitz

EXHIBIT A

Proposed Order

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE NORTHERN DISTRICT OF TEXAS
DALLAS DIVISION

In Re:	)	Chapter 7
TRICOLOR HOLDINGS, LLC, *et al*.,[1]	)	Case No. 25-33487 (MVL)
Debtors.	)	

ORDER APPROVING LANDLORD
ADMINISTRATIVE EXPENSE CLAIM RESOLUTION PROCEDURES

On this day, the Court considered the *Chapter 7 Trustee's Motion to Set Landlord Administrative Expense Claim Resolution Procedures* (the "Motion"),[2] filed by Anne Elizabeth Burns, Chapter 7 Trustee in this case, on August 24, 2026 [Docket No. [●]]. The Court, having

1 The Debtors in these chapter 7 cases are as follows: Tricolor Holdings, LLC, TAG Intermediate Holding Company, LLC, Tricolor Auto Group, LLC, Tricolor Auto Acceptance, LLC, Tricolor Insurance Agency, LLC, Tricolor Home Loans LLC dba Tricolor Mortgage, Tricolor Real Estate Services, LLC, TAG California Holding Company, LLC, Flexi Compras Autos, LLC, TAG California Intermediate Holding Company, LLC, Tricolor California Auto Group, LLC, Tricolor California Auto Acceptance, LLC, Risk Analytics LLC, Tricolor Tax, LLC, Tricolor Financial, LLC, Tricolor Auto Receivables LLC, Tricolor Asset Funding, LLC, and Apoyo Financial, LLC.

2 Capitalized terms not defined herein shall have the meanings given to them in the Motion.

determined that adequate notice of the Motion was provided, and no responses or objections were filed, is of the opinion that the Motion should be granted. It is therefore;

ORDERED that the Motion is **GRANTED**; it is further

ORDERED that the following procedures (the "Procedures") be approved with respect to allowance of Admin Proofs of Claim:

(i) Parties in interest other than the Trustee[3] shall have 24 days from the date this Order is filed to object to any Admin Proof of Claim.

(ii) If no third-party objections to an Admin Proof of Claim are timely filed, the Trustee and the applicable claimant may resolve the liquidated amount of the applicable Landlord Claim via stipulation and agreed order approved by the Court without the necessity of the Trustee first objecting to the claim.

(iii) If a third-party objection to an Admin Proof of Claim is timely filed, the objecting party, the Trustee and the applicable claimant may resolve the liquidated amount of the claim via stipulation and agreed order approved by the Court.

(iv) Unless and until an Admin Proof of Claim is (i) objected to or (ii) resolved via stipulation and agreed order, such Admin Proof of Claim shall constitute *prima facie* evidence of the claim's validity and amount pursuant to Bankruptcy Rule 3001(f).

(v) Any Admin Proof of Claim for which an objection, but no stipulation and agreed order approved by the Court, has been filed shall otherwise be resolved pursuant to notice and a hearing as set forth in Bankruptcy Rule 3007(a).

END OF ORDER

3 No claims objection deadline has been set with respect to the Trustee.

Submitted by:

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