



**CITY OF TEMPE
HEARING OFFICER**

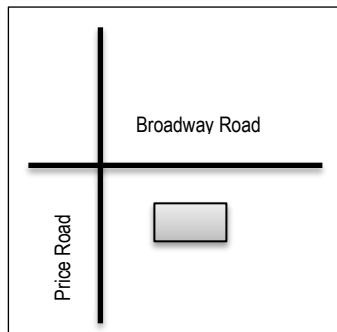
**Meeting Date: 1/7/2025
Agenda Item: 2**

ACTION: Request approval to abate public nuisance items at the Manlief Property located at 2300 East Loma Vista Drive. The applicant is the City of Tempe – Code Compliance.

FISCAL IMPACT: \$3,840.00 for abatement request, including deteriorating landscaping, trash and debris throughout the front and backyards, Security on site.

RECOMMENDATION: Staff – Approval

BACKGROUND INFORMATION: City of Tempe – Code Compliance Section requests approval to abate items in violation of the Tempe City Code at the MANLIEF PROPERTY (CE242389). The details of this case represent several months of correspondence for compliance with the property owner. Staff requests the approval of abatement of the following nuisance items under Complaint CE242389: deteriorated landscape, weeds, trash, debris. The request includes the following:



Property Owner	Michael Manlief
Applicant	City of Tempe – Code Compliance
Zoning District:	R1-6, Single Family Residential District
Code Compliance Inspector:	Melissa Heineman, Code Inspector

ATTACHMENTS: Supporting Attachment

STAFF CONTACT: Jack Scofield, Code Compliance Administrator (480-350-8967)
Department Director: Jeff Tamulevich, Community Development Director
Prepared by: Cassidy Hernandez, Executive Assistant
Reviewed by: Drew Yocom, Deputy Community Development Director – Community Enhancement Division

COMMENTS:

Code Compliance is requesting approval to abate the Manliel Property located at 2300 East Loma Vista Drive in the R1-6, Single Family Residential District. This case was initiated 03/28/24 following which Code Compliance has attempted to obtain compliance through correspondence with the property owner regarding violations of the Tempe City Code.

Without the intervention of abatement the property will continue to deteriorate. It is therefore requested that the City of Tempe Community Development Hearing Officer approve the abatement of this public nuisance in accordance with Section 21-53 of the Tempe City Code.

HISTORY & FACTS:

The history and facts of this case are detailed in an attached memo from the Code Compliance Inspector.

ABATEMENT

Planning Application Submittal Form

Part 1 of 2

City of Tempe
Community Development Department
31 East 5th Street, Garden Level, Tempe, Arizona 85281
(480) 350-4311 Fax (480) 350-8677
Planning Fax (480) 350-8872
<http://www.tempe.gov/planning>



All applications must be accompanied by the required plans, submittal materials, and correct fee(s)

PROJECT INFORMATION - REQUIRED			
PROJECT NAME	MANLIEF PROPERTY ABATEMENT	EXISTING ZONING	R1-6 <input type="checkbox"/>
PROJECT ADDRESS	2300 E LOMA VISTA DR, TEMPE, AZ 85282	SUITE(S)	<input type="checkbox"/>
PROJECT DESCRIPTION	ABATEMENT OF CE242389 HEARING DATE 01/07/2025	PARCEL No(s)	134-40-213 <input type="checkbox"/>

PROPERTY OWNER INFORMATION - REQUIRED (EXCEPT PRELIMINARY SITE PLAN REVIEW & SIGN TYPE K)			
BUSINESS NAME	ADDRESS	*****	
CONTACT NAME	CITY	STATE	***** ZIP *****
EMAIL	PHONE 1	PHONE 2	

I hereby authorize the applicant below to process this application with the City of Tempe.

PROPERTY OWNER SIGNATURE	X	DATE
or attach written statement authorizing the applicant to file the application(s)		

APPLICANT INFORMATION - REQUIRED			
COMPANY / FIRM NAME	CITY OF TEMPE CODE ENFORCEMENT	ADDRESS	21 E. 6TH STREET, SUITE 208
CONTACT NAME	MISSY HEINEMAN / CODE INSPECTOR	CITY	TEMPE STATE AZ ZIP 85281
EMAIL	MISSY_HEINEMAN@TEMPE.GOV	PHONE 1	(480) 350-8224 PHONE 2

I hereby attest that this application is accurate and the submitted documents are complete. I acknowledge that if the application is deemed to be incomplete it will be returned to me without review, to be resubmitted with any missing information.

APPLICANT SIGNATURE	X	Digitally signed by Missy Heineman Date: 2024.11.08 08:19:48 -07'00'	DATE	11/8/24
Missy Heineman				

BUSINESS INFORMATION - REQUIRED FOR USE PERMITS & SIGN DPRs			
BUSINESS NAME	ADDRESS		
CONTACT NAME	CITY	STATE	ZIP
TYPE OF BUSINESS	PHONE	EMAIL	

APPLICATION (Check all that apply)	QTY	SPECIFIC REQUEST (See Planning & Zoning Fee Schedule for types)	FOR CITY USE ONLY (Planning record tracking numbers)	
<input type="checkbox"/> A. PRELIMINARY SITE PLAN REVIEW			SPR	
<input type="checkbox"/> B. ADMINISTRATIVE APPLICATIONS			ADM	
<input type="checkbox"/> C. VARIANCES			VAR	
<input type="checkbox"/> D. USE PERMITS / USE PERMIT STANDARDS			ZUP	
<input type="checkbox"/> E. ZONING CODE AMENDMENTS			ZOA	ZON
<input type="checkbox"/> F. PLANNED AREA DEVELOPMENT OVERLAYS			PAD	REC
<input type="checkbox"/> G. SUBDIVISION / CONDOMINIUM PLATS			SBD	REC
<input type="checkbox"/> H. DEVELOPMENT PLAN REVIEW			DPR	
<input type="checkbox"/> I. APPEALS				
<input type="checkbox"/> J. GENERAL PLAN AMENDMENTS			GPA	
<input type="checkbox"/> K. ZONING VERIFICATION LETTERS			ZVL	
<input checked="" type="checkbox"/> L. ABATEMENTS			CE	CM
<input type="checkbox"/> M. SIGN TYPE K			GO	SE
TOTAL NUMBER OF APPLICATIONS	0			

FOR CITY USE ONLY			
DS TRACKING #	FILE APPLICATION WITH CE / CM / IP TRACKING #	DATE RECEIVED (STAMP)	VALIDATION OF PAYMENT (STAMP)
PL TRACKING #			TOTAL APPLICATION FEES
SPR TRACKING # (if 2 nd or 3 rd submittal, please use Planning Resubmittal Form)			RECEIVED BY INTAKE STAFF (INITIALS)

SEE REVERSE SIDE FOR REQUIRED PROJECT DATA



DATE: November 07, 2024
TO: David Rich, Senior Code Inspector
FROM: Missy Heineman, Code Inspector
SUBJECT: CE242389, MICHAEL MANLIEF PROPERTY ABATEMENT

LOCATION: 2300 E LOMA VISTA DR, AZ 85282

PARCEL: 134-40-213

OWNER: MICHAEL MANLIEF
2300 E LOMA VISTA DR
TEMPE, AZ 85282

FINDINGS:

03/28/24 The Code Compliance Division received complaint for deteriorated landscape.

04/08/24 Inspected property and found grass and weeds growing in the landscape of the front, side and back yards of property as well as the alley. Notice to comply mailed to property owner.

04/24/24 Inspected property and found grass and weeds growing in the landscape of the front, side and back yards of property as well as the alley. Final notice to comply mailed to property owner.

05/08/24 Inspected property and found grass and weeds growing in the landscape of the front, side and back yards of property as well as the alley. Pink final notice to comply mailed to property owner.

6/24/24 Inspected property and found grass and weeds growing in the landscape of the front, side and back yards of property as well as the alley. Observed junk, trash and debris in the back yard and alley. Observed dead portions of trees/bushes including palm trees. Revised final notice to comply mailed to property owner.

07/26/24 Citation #1790103 was issued for Deteriorated Landscape, Uncultivated weeds and exterior junk, trash, and debris.

07/30/2024 Civil arraignment NLT 8/13/24.

8/13/24 Pending default appear NLT 8/27/24.

8/27/24 Owner failed to appear for court, default fines and fees imposed.

11/07/24 Photos taken that show the current condition of the property.

11/13/2024 Posted notice of intent to abate to property and mailed to property owner.

RECOMMENDATIONS:

I recommend an abatement of the nuisance violations at the property at 2300 E Loma Vista Dr due to property owner's failure to bring property into compliance with Tempe City Code 21-3.B.8. Deteriorated landscape and uncultivated weeds. 21-3.B.1 Exterior junk, trash and debris. MR. Manlief has been given ample time to come into compliance and maintain the property. The property owner has been issued a civil citation and has failed to appear to court. There has been no indication that the property owner will bring the property into compliance. The property represents a health hazard and an eyesore to the community.

Without the intervention of abatement, the property will continue to deteriorate. I therefore make a request to the City of Tempe Community Development Hearing Officer for authorization to abate this public nuisance in accordance with section 21-53 of the Tempe City Code and authorization of multiple abatements for a period not to exceed one hundred eighty (180) days from the previous abatement order.

Respectfully submitted,

Missy Heineman
Code Inspector

ACTION TAKEN: Submit
NAME: Reed
DATE: 8/08/2024



Skunkys Junk Removal

2300 East Loma Vista Drive

Tempe, AZ 85282

✉ emailprocurementofficerdirectly@none.com

ESTIMATE	#614
SERVICE DATE	Sep 27, 2024
EXPIRATION DATE	Nov 9, 2024
TOTAL	\$3,840.00

CONTACT US

2618 W. First Street, Suite 7

Tempe, AZ 85281

☎ (844) 758-6597

✉ info@skunkysjunk.com

ESTIMATE

Services	amount
CE242389	\$3,200.00
REMOVE ANY JUNK, TRASH AND DEBRIS FROM THE FRONT, SIDE, AND REAR OF THE PROPERTY.	
CUT THE OVER HEIGHT GRASS AND WEEDS IN THE FRONT, SIDE, AND REAR YARDS AS WELL AS THE ALLEY.	
TRIM AND/OR REMOVE ANY OVERGROWN OR DEAD PORTIONS OF BUSHES, SHRUBS OR TREES IN THE FRONT, SIDE, AND REAR YARDS, INCLUDING ANY PALMS.	
Security (Off-Duty Tempe PD)	\$640.00
3 hr. minimum	

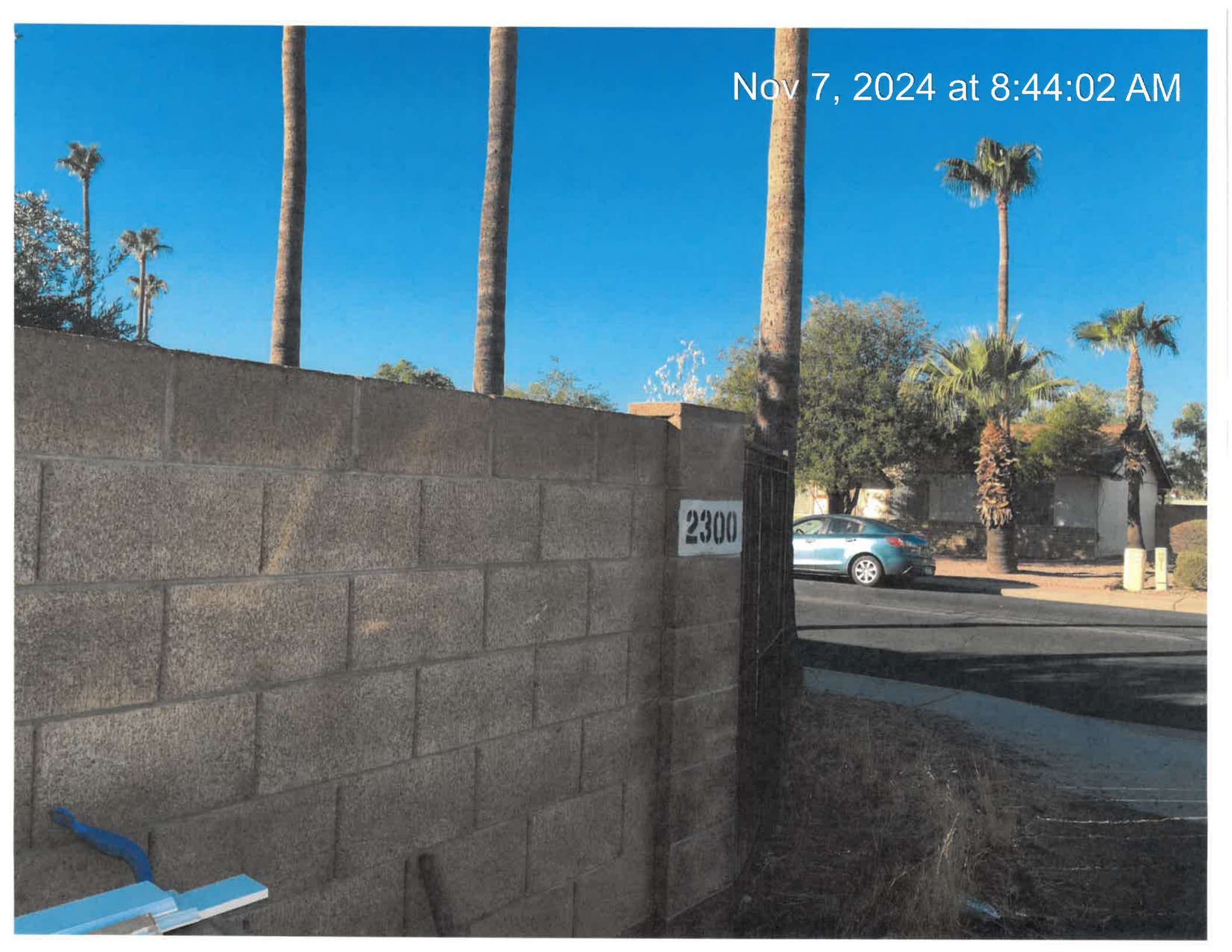
Services subtotal: \$3,840.00

Subtotal \$3,840.00

Total \$3,840.00

Nov 7, 2024 at 8:44:02 AM

2300



Nov 7, 2024 at 8:45:38 AM



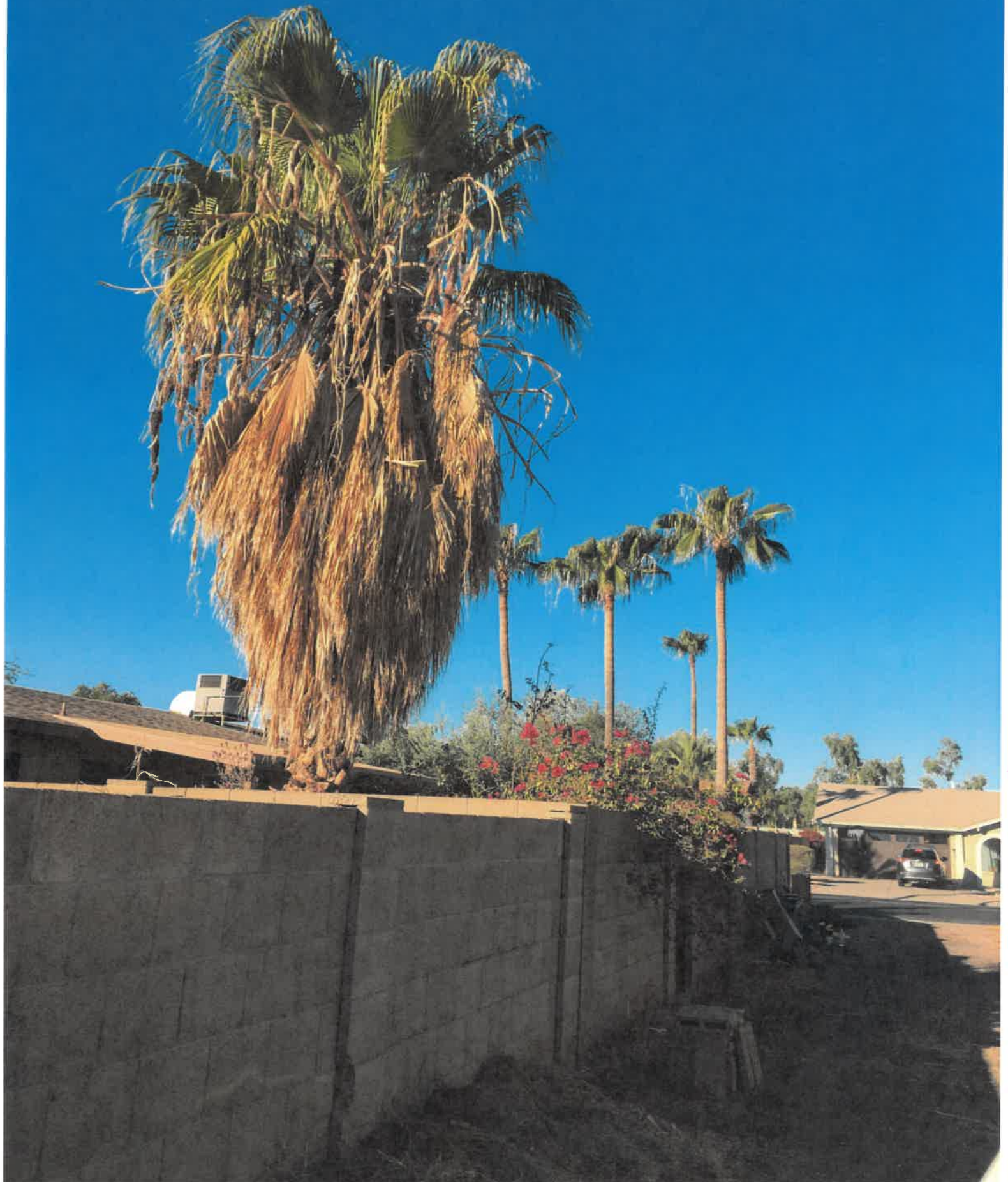
Nov 7, 2024 at 8:45:21 AM



Nov 7, 2024 at 8:45:47 AM



Nov 7, 2024 at 8:42:59 AM



Nov 7, 2024 at 8:44:26 AM



Nov 7, 2024 at 8:43:29 AM





COMMUNITY DEVELOPMENT DEPARTMENT
CODE COMPLIANCE
CORRECTION NOTICE

04/08/2024

MANLIEF MICHAEL LESLIE
2300 E LOMA VISTA DR
TEMPE, AZ 85282

Case #: CE242389
Site Address: 2300 E LOMA VISTA DR, TEMPE, AZ 85282

This is a notice to inform you that this site was inspected on 04/08/2024 and found to be in violation of the City of Tempe's Zoning and Development Code (ZDC) and/or Nuisances and Property Enhancement Ordinance, Chapter 21, Article I and/or II of the City Code (CC) as noted. Failure to comply may result in civil citation or criminal charges.

Section	Violation
CC 21-3.b.8	Any landscaping, visible from public property, that is substantially dead, damaged, or characterize by uncontrolled growth, or presents a deteriorated appearance

PLEASE TAKE THE FOLLOWING CORRECTIVE ACTION		SITE REINSP ON OR AFTER
CC 21-3.b.8	PLEASE REMOVE ALL GRASS AND WEEDS FROM THE FRONT AND SIDE YARD GRAVEL LANDSCAPED AREAS AS WELL AS REMOVE GRASS/WEEDS FROM THE ALLEY BEHIND THIS PROPERTY. ALL GRAVEL LANDSCAPES MUST BE MAINTAINED FREE AND CLEAR OF ANY UNCONTROLLED GROWTH, REGARDLESS OF HEIGHT. WILDFLOWERS ARE AN EXCEPTION.	4/22/2024

Please contact me if you have questions or need further assistance. Thank you for your cooperation in this matter.

Missy Heineman
Code Inspector

Direct: 480-350-8224
Code Compliance: 480-350-4311
Email: Missy_Heineman@tempe.gov

Please Note: In the event of more than one violation occurring at this property in a calendar year, the property owner may be assessed a reinspection fee of \$82.00 pursuant to City Code Section 21-51, subsection (b).

Civil and Criminal Penalties

City Code: Section 21-3, subsections (b) 1-8, 17-19 and 21; Sections 21-4; 21-13; Section 21-24; Section 21-38, subsections (a-k) and (m-q): 1st occurrence \$200 per violation, 2nd occurrence \$300 per violation, 3rd occurrence \$400 per violation | Sections 21-31; 21-32; 21-33; 21-35; 21-36: 1st occurrence \$300 per violation, 2nd occurrence \$500 per violation, 3rd occurrence \$700 per violation | Section 21-3, subsections (b) 9-16 and 20; Sections 21-34, 21-37; Section 21-38, subsection (l): 1st occurrence \$400 per violation, 2nd occurrence \$700 per violation, 3rd occurrence \$1,000 per violation. | Section 21-4 (b) Habitual Offender: 1st occurrence \$550 in addition to other fines, 2nd occurrence \$1,050 in addition to other fines, 3rd occurrence, \$1,550 in addition to other fines. | Section 21-25: \$1,050 per violation. | Zoning and Development Code: 1st occurrence \$170 per violation, 2nd occurrence \$420 per violation, 3rd occurrence \$820 per violation | The city has authority to abate the violation should the

owner neglect, fail or refuse to correct the violation within 30 days and to assess a lien against the property for the cost of the abatement. | The city prosecutor is authorized to file a criminal class 1 misdemeanor complaint in the Tempe Municipal Court for violations of these codes.



COMMUNITY DEVELOPMENT DEPARTMENT
CODE COMPLIANCE
FINAL CORRECTION NOTICE

04/24/2024

MANLIEF MICHAEL LESLIE
2300 E LOMA VISTA DR
TEMPE, AZ 85282

Case #: CE242389
Site Address: 2300 E LOMA VISTA DR, TEMPE, AZ 85282

This is a notice to inform you that this site was inspected on 04/24/2024 and found to be in violation of the City of Tempe's Zoning and Development Code (ZDC) and/or Nuisances and Property Enhancement Ordinance, Chapter 21, Article I and/or II of the City Code (CC) as noted. Failure to comply may result in civil citation or criminal charges.

Section	Violation
CC 21-3.b.8	Any landscaping, visible from public property, that is substantially dead, damaged, or characterize by uncontrolled growth, or presents a deteriorated appearance

PLEASE TAKE THE FOLLOWING CORRECTIVE ACTION		SITE REINSP ON OR AFTER
CC 21-3.b.8	PLEASE REMOVE ALL GRASS AND WEEDS FROM THE FRONT AND SIDE YARD GRAVEL LANDSCAPED AREAS AS WELL AS REMOVE GRASS/WEEDS FROM THE ALLEY BEHIND THIS PROPERTY. ALL GRAVEL LANDSCAPES MUST BE MAINTAINED FREE AND CLEAR OF ANY UNCONTROLLED GROWTH, REGARDLESS OF HEIGHT. WILDFLOWERS ARE AN EXCEPTION.	05/08/2024

Please contact me if you have questions or need further assistance. Thank you for your cooperation in this matter.

Missy Heineman
Code Inspector

Direct: 480-350-8224
Code Compliance: 480-350-4311
Email:Missy_Heineman@tempe.gov

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Civil and Criminal Penalties

City Code: Section 21-3, subsections (b) 1-8, 17-19 and 21; Sections 21-4; 21-13; Section 21-24; Section 21-38, subsections (a-k) and (m-q): 1st occurrence \$200 per violation, 2nd occurrence \$300 per violation, 3rd occurrence \$400 per violation | Sections 21-31; 21-32; 21-33; 21-35; 21-36: 1st occurrence \$300 per violation, 2nd occurrence \$500 per violation, 3rd occurrence \$700 per violation | Section 21-3, subsections (b) 9-16 and 20; Sections 21-34, 21-37; Section 21-38, subsection (l): 1st occurrence \$400 per violation, 2nd occurrence \$700 per violation, 3rd occurrence \$1,000 per violation. | Section 21-4 (b) Habitual Offender: 1st occurrence \$550 in addition to other fines, 2nd occurrence \$1,050 in addition to other fines, 3rd occurrence, \$1,550 in addition to other fines. | Section 21-25: \$1,050 per violation. | Zoning and Development Code: 1st occurrence \$170 per violation, 2nd occurrence

\$420 per violation, 3rd occurrence \$820 per violation | The city has authority to abate the violation should the owner neglect, fail or refuse to correct the violation within 30 days and to assess a lien against the property for the cost of the abatement. | The city prosecutor is authorized to file a criminal class 1 misdemeanor complaint in the Tempe Municipal Court for violations of these codes.



COMMUNITY DEVELOPMENT DEPARTMENT
CODE COMPLIANCE
REVISED FINAL CORRECTION NOTICE

06/24/2024

MANLIEF MICHAEL LESLIE
2300 E LOMA VISTA DR
TEMPE, AZ 85282

Case #: CE242389
Site Address: 2300 E LOMA VISTA DR, TEMPE, AZ 85282

This is a notice to inform you that this site was inspected on 05/08/2024 and found to be in violation of the City of Tempe's Zoning and Development Code (ZDC) and/or Nuisances and Property Enhancement Ordinance, Chapter 21, Article I and/or II of the City Code (CC) as noted. Failure to comply may result in civil citation or criminal charges.

Section	Violation
CC 21-3.b.8	Any landscaping, visible from public property, that is substantially dead, damaged, or characterize by uncontrolled growth, or presents a deteriorated appearance
CC 21-3.b.8	Any palm or similar type tree having dead or dry fronds descending downward from the base of the lowest living frond more than eight (8) feet or dry fronds longer than five (5) feet and closer than eight (8) feet to the ground
CC 21-3.b.1	Filthy, littered, debris or trash-covered exterior areas, including exterior areas under any roof not enclosed by the walls, doors or windows of any building

PLEASE TAKE THE FOLLOWING CORRECTIVE ACTION		SITE REINSP ON OR AFTER
CC 21-3.b.8	PLEASE REMOVE ALL GRASS AND WEEDS FROM THE FRONT, SIDE, AND BACK YARDS AS WELL AS THE ALLEY BEHIND THIS PROPERTY. ALL LANDSCAPES MUST BE MAINTAINED FREE AND CLEAR OF ANY UNCONTROLLED GROWTH, REGARDLESS OF HEIGHT OR DEAD VEGETATION.	07/08/2024
CC 21-3.b.8	PLEASE REMOVE DEAD/DRY PALM FRONDS FROM THE PALM TREES ON THE PROPERTY.	
CC 21-3.b.1	PLEASE REMOVE AND/OR PROPERLY DISCARD THE ITEMS IN THE BACK YARD/PATIO OF THE PROPERTY. THIS INCLUDES BUT IS NOT LIMITED TO: FURNITURE, WOOD, CARDBOARD, CONTAINERS, APPLIANCES, BUCKETS, TRASH, METAL, ANY HOUSEHOLD ITEMS, AND ANY OTHER MISCELLANEOUS ITEMS.	

CORRECTIVE ACTION MUST BE COMPLETED OR CITATIONS MAY BE ISSUED

Please contact me if you have questions or need further assistance. Thank you for your cooperation in this matter.

Missy Heineman
Code Inspector

Direct: 480-350-8224
Code Compliance: 480-350-4311
Email: Missy_Heineman@tempe.gov

Please Note: In the event of more than one violation occurring at this property in a calendar year, the property owner may be assessed a reinspection fee of \$82.00 pursuant to City Code Section 21-51, subsection (b).

Civil and Criminal Penalties

City Code: Section 21-3, subsections (b) 1-8, 17-19 and 21; Sections 21-4; 21-13; Section 21-24; Section 21-38, subsections (a-k) and (m-q): 1st occurrence \$200 per violation, 2nd occurrence \$300 per violation, 3rd occurrence \$400 per violation | Sections 21-31; 21-32; 21-33; 21-35; 21-36: 1st occurrence \$300 per violation, 2nd occurrence \$500 per violation, 3rd occurrence \$700 per violation | Section 21-3, subsections (b) 9-16 and 20; Sections 21-34, 21-37; Section 21-38, subsection (l): 1st occurrence \$400 per violation, 2nd occurrence \$700 per violation, 3rd occurrence \$1,000 per violation. | Section 21-4 (b) Habitual Offender: 1st occurrence \$550 in addition to other fines, 2nd occurrence \$1,050 in addition to other fines, 3rd occurrence, \$1,550 in addition to other fines. | Section 21-25: \$1,050 per violation. | Zoning and Development Code: 1st occurrence \$170 per violation, 2nd occurrence \$420 per violation, 3rd occurrence \$820 per violation | The city has authority to abate the violation should the owner neglect, fail or refuse to correct the violation within 30 days and to assess a lien against the property for the cost of the abatement. | The city prosecutor is authorized to file a criminal class 1 misdemeanor complaint in the Tempe Municipal Court for violations of these codes.

Arizona Traffic Ticket and Complaint

City of Tempe
Maricopa County
State of Arizona



Complaint Number 1790103		Case Number	Social Security Number		Military	<input type="checkbox"/> Serious Physical Injury	<input type="checkbox"/> Accident	<input type="checkbox"/> Fatality	<input type="checkbox"/> Commercial
Driver's License No.		DLP <input type="checkbox"/>	State	Class	Endorsements M H N P T X D			Incident Report Number CF042389	
Interpreter Required? <input type="checkbox"/> Spanish <input type="checkbox"/> Other Language									
Defendant Name (First, Middle, Last) Michael Mantief								Juvenile	
Residence Address, City, State, Zip Code 2300 E Loma Vista Dr Tempe AZ 85282								Telephone: (cell phone) <input type="checkbox"/>	
Sex	Height	Weight	Eyes	Hair	Origin	Date of Birth	Restrictions	Email Address	
Business Address, City, State, Zip Code								Business Phone No.	
Vehicle Color			Year	Make	Model	Style	License Plate	State	Expiration Date
Registered owner & address, City, State, Zip Code							Vehicle Identification Number		

The Undersigned Certifies That:

On	Month 07	Day 26	Year 2024	Time 1000	<input checked="" type="checkbox"/> AM <input type="checkbox"/> PM	Speed	Approx.	Posted	R & P	Speed Measurement Device <input type="checkbox"/> Radar <input type="checkbox"/> Laser <input type="checkbox"/> Pace	Direction of Travel	
At	Location 2300 E Loma Vista Dr						<input checked="" type="checkbox"/> Tempe	85282	State of Arizona		Area	Dist.

The Defendant Committed the Following:

A	Section: 21-3 B	ARS Violation: 21-3.B.8 Det Landscaping/Grass	Domestic Violence Case <input type="checkbox"/>	<input type="checkbox"/> Criminal	<input type="checkbox"/> Criminal Traffic
	Docket Number	Disp. Code:	Date of Disposition:	Sanction:	<input checked="" type="checkbox"/> Municipal Code <input type="checkbox"/> Civil Traffic <input type="checkbox"/> Petty Offense
B	Section: 21-3 B	ARS Violation: 21-3.B.1 Junk trash Debris	Domestic Violence Case <input type="checkbox"/>	<input type="checkbox"/> Criminal	<input type="checkbox"/> Criminal Traffic
	Docket Number	Disp. Code:	Date of Disposition:	Sanction:	<input checked="" type="checkbox"/> Municipal Code <input type="checkbox"/> Civil Traffic <input type="checkbox"/> Petty Offense
C	Section:	ARS Violation: CC	Domestic Violence Case <input type="checkbox"/>	<input type="checkbox"/> Criminal	<input type="checkbox"/> Criminal Traffic
	Docket Number	Disp. Code:	Date of Disposition:	Sanction:	<input type="checkbox"/> Municipal Code <input type="checkbox"/> Civil Traffic <input type="checkbox"/> Petty Offense
D	Section:	ARS Violation: CC	Domestic Violence Case <input type="checkbox"/>	<input type="checkbox"/> Criminal	<input type="checkbox"/> Criminal Traffic
	Docket Number	Disp. Code:	Date of Disposition:	Sanction:	<input type="checkbox"/> Municipal Code <input type="checkbox"/> Civil Traffic <input type="checkbox"/> Petty Offense
E	Section:	ARS Violation: CC	Domestic Violence Case <input type="checkbox"/>	<input type="checkbox"/> Criminal	<input type="checkbox"/> Criminal Traffic
	Docket Number	Disp. Code:	Date of Disposition:	Sanction:	<input type="checkbox"/> Municipal Code <input type="checkbox"/> Civil Traffic <input type="checkbox"/> Petty Offense

You must appear on the date and time indicated at:	Tempe Municipal Court 140 E. 5th Street Tempe, AZ 85281 Court No. 0753	<input checked="" type="checkbox"/> Traffic Court Suite 150, 1st Floor	Date: 8/13/2024	Time: Between 9AM & 4PM
		<input type="checkbox"/> Criminal Court Suite 200, 2nd Floor	Date:	Time: <input type="checkbox"/> AM <input type="checkbox"/> PM
	<input type="checkbox"/> Court:		Date:	Time: <input type="checkbox"/> AM <input type="checkbox"/> PM Court No.
Court Address, City, State, Zip Code				

Criminal: <input type="checkbox"/> Without admitting guilt, I promise to appear as directed hereon.	Victim? <input type="checkbox"/>	Victim Notified? <input type="checkbox"/>
Civil: <input type="checkbox"/> Without admitting responsibility, I acknowledge receipt of this complaint.	I certify that upon reasonable grounds I believe the defendant committed the act described contrary to law and I have served a copy of this complaint upon the defendant.	
x First Class Mail + Certified	Complainant <i>[Signature]</i>	ID # 23780

Comments:
Juvenile Notification: Failure to appear or comply as ordered will result in a suspension of your driver's license/driving privileges until you comply or reach your 18th birthday.

1st Violation Fees Apply \$ 400
A - 200
B - 200

Initials _____ Date issued if not violation date _____

Authority to enforce under 29-2

COMPLAINT

If you were charged with a civil ordinance violation and you fail to appear as directed in this complaint, a default judgement will be entered, and a monetary penalty will be imposed.



1790103

Case Summary External

Case No: 24-017820-4 **Title: CITY OF TEMPE vs MCHIAEL MANLIEF**

MANLIEF, MCHIAEL
 2300 E LOMA VISTA DR
 TEMPE, AZ 85282

Case Status: Inactive **Case Balance Owing:** \$559.00 **TPC Due Date:**
Filed: 7/30/2024 **Stayed Balance Owing:** \$0.00 **TPC Amount Due:**

Cite Number	Code	Violation Date	Description	Filed	Disposition	Disp Date
1790103A	21-3B8	07/26/2024	LANDSCAPING-DEAD, DAMAGED, UNCONTRO	7/30/2024	58 - FAIL TO APPEAR	8/27/2024
1790103B	21-3B1	07/26/2024	(CV) LITTER OR DEBRIS-COVERED EXT	7/30/2024	58 - FAIL TO APPEAR	8/27/2024

Citations: 2



Case No: 24-017820-4	Title: CITY OF TEMPE vs MCHIAEL MANLIEF
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REGISTER OF ACTION

Date	Cite Number	Action	Amount	Judge	User
7/30/2024		ATTC FILED			NCB
7/30/2024		1ST VIOLATION FEES APPLY A - 200 B - 200 \$400.00			NCB
7/30/2024	1790103 A	CIVIL ARRAIGNMENT NLT 8/13/2024			NCB
7/30/2024	1790103 B	CIVIL ARRAIGNMENT NLT 8/13/2024			NCB
8/13/2024		CV ARR FTA - PENDING DEFAULT APPEAR NLT 8/27/2024			SYS
8/13/2024		CV ARR FTA - PENDING DEFAULT APPEAR NLT 8/27/2024			SYS
8/27/2024	1790103 A	DEFAULT FEE IMPOSED	\$50.00		SYS
8/27/2024	1790103 A	FINE AND APPLICABLE FEES IMPOSED	\$200.00		SYS
8/27/2024	1790103 A	JCEF TIME PAYMENT FEE IMPOSED	\$20.00		SYS
8/27/2024	1790103 A	FTA DEFAULT			SYS
8/27/2024	1790103 B	DEFAULT FEE IMPOSED	\$50.00		SYS
8/27/2024	1790103 B	FINE AND APPLICABLE FEES IMPOSED	\$200.00		SYS
8/27/2024	1790103 B	FTA DEFAULT			SYS
8/27/2024		CASE HAS BEEN REFERRED TO VALLEY FOR COLLECTION	\$39.00		

Actions: 14

