



**CITY OF TEMPE
HEARING OFFICER**

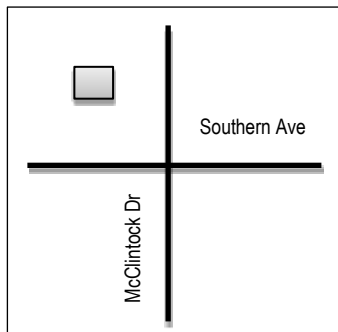
**Meeting Date: 1/21/2025
Agenda Item: 3**

ACTION: Request approval to abate public nuisance items at the CARLSON PROPERTY located at 1402 E. Campus Dr. The applicant is the City of Tempe – Code Compliance.

FISCAL IMPACT: \$1,511.00 for abatement request, including deteriorating landscaping, trash and debris throughout the front and backyards, and 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 CARLSON PROPERTY (CE243610). 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 CE243610: deteriorating landscaping, trash and debris throughout the front and backyards.



Property Owner	Donald Carlson
Applicant	City of Tempe – Code Compliance
Zoning District:	R1-6, Single Family Residential District
Code Compliance Inspector:	Missy 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: Shawn Daffara, Crime Prevention Planning Coordinator (480-858-2284)
Reviewed by: Drew Yocom, Deputy Community Development Director – Community Enhancement Division

COMMENTS:

Code Compliance is requesting approval to abate the CARLSON PROPERTYT located at 1402 E Campus Dr. in the R1-6, Single Family Residential District. This case was initiated 5/09/24 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	CARLSON PROPERTY ABATEMENT	EXISTING ZONING	R1-6 <input type="checkbox"/>
PROJECT ADDRESS	1402 E CAMPUS DR., TEMPE, AZ 85282	SUITE(S)	<input type="checkbox"/>
PROJECT DESCRIPTION	ABATEMENT OF CE243610 HEARING DATE 01/21/2025	PARCEL No(s)	133-33-034 <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 Missy Heineman	Digitally signed by Missy Heineman Date: 2024.12.16 16:56:03 -07'00'	DATE	12/16/24
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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: December 16, 2024
TO: David Rich, Senior Code Inspector
FROM: Missy Heineman, Code Inspector
SUBJECT: CE243610, DONALD CARLSON PROPERTY ABATEMENT

LOCATION: 1402 E CAMPUS DR, AZ 85282

PARCEL: 133-33-034

OWNER: DONALD CARLSON
1402 E CAMPUS DR
TEMPE, AZ 85282

FINDINGS:

5/09/24 The Code Compliance Division received complaint for deteriorated landscape.

5/10/24 Inspected property and found over height grass and weeds growing in the landscape of the front, side and back yards as well as the alley. Dead portions of trees. Junk, trash, and debris in the front, side, and back yards of the property as well as the alley. The wall separating the backyard from alley is broken. Notice to comply mailed to property owner, Donald Carlson, to remedy the violations.

5/24/24 Inspected property and found all initial violations remain. Over height grass and weeds growing in the landscape of the front, side and back yards as well as the alley. Dead portions of trees. Junk, trash, and debris in the front, side, and back yards of the property as well as the alley. The wall separating the backyard from alley is broken. Final notice to comply mailed to property owner, Donald Carlson, to remedy the violations.

6/25/24 Inspected property and found all initial violations remain. Over height grass and weeds growing in the landscape of the front, side and back yards as well as the alley. Dead portions of trees. Junk, trash, and debris in the front, side, and back yards of the property as well as the alley. The wall separating the backyard from alley is broken.

7/03/24 Pink final notice to comply posted to the property asking for the property owner to contact me.

There have been numerous communications with the property owner regarding the violations and extension requests.

7/17/2024 #1790098 Civil Citation was issued for Deteriorated Landscape, Uncultivated Weeds, Exterior Junk, Trash, and Debris and Deteriorated Wall/fence.

8/30/24 Civil arraignment State Motion to Dismiss.

9/06/24 2-week extension was granted.

9/16/24 Inspected property and found all initial violations remain. Over height grass and weeds growing in the gravel landscape of the front, side and back yards as well as the alley. Dead portions of trees. Junk, trash, and debris in the front, side, and back yards of the property as well as the alley. The wall separating the backyard from alley is broken.

9/16/24 #1790114 Civil Citation #1790114 was issued for Deteriorated Landscape, Uncultivated Weeds, Exterior Junk, Trash, and Debris and Deteriorated Wall/fence.

10/15/24 Defendant failure to appear, fine and fees imposed.

11/8/24 Observed the wall has been repaired. The rest of the violations remain.

12/02/24 Photos taken that show the current condition of the property.

12/20/24 Posted notice of intent to abate to property and mailed to property owner.

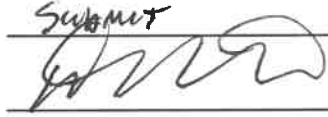
RECOMMENDATIONS:

I recommend an abatement of the nuisance violations at the property at 1402 E CAMPUS DR due to property owner's failure to bring property into compliance with Tempe City Code 21-3.B.8 DETERIORATED LANDSCAPE AND 21-1.B.1 EXTERIOR JUNK, TRASH, AND DEBRIS. MR. CARLSON 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 
DATE: 12/20/2024



NOTICE OF INTENT TO ABATE PUBLIC NUISANCE

DATE: 12/17/2024
CASE #: CE243610

CARLSON DONALD W
1402 E CAMPUS DR
TEMPE , AZ 85282

This serves as notification of the City of Tempe's intentions regarding the abatement of code violations on the following described property:

LOCATION: 1402 E CAMPUS DR TEMPE, AZ 85282
PARCEL: 13333034

This office will submit this complaint to the Community Development Abatement Hearing Officer located at the Tempe City Council Chambers **01/21/2024 at 05:00 PM**. We are requesting Hearing Officer Authorization to abate this public nuisance in accordance with Section 21-53 of the Tempe City Code by removal and repair of:

- 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
- 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 Landscaping that is substantially dead, damaged or characterized by uncontrolled growth, or presents a deteriorated appearance; or any dead trees, bushes, shrubs or portions thereof, including stumps

If the violations have not been corrected within thirty (30) days, our office will proceed with the abatement process. As owner of the property, you have thirty (30) days after receipt of this letter to abate or correct any violation as described below:

- CC 21-3.b.1 PLEASE REMOVE AND PROPERLY DISCARD THE ITEMS IN THE FRONT, SIDE, AND BACK YARDS OF THE PROPERTY. AS WELL AS ITEMS IN THE ALLEY BEHIND THIS PROPERTY. THIS INCLUDES BUT IS NOT LIMITED TO VEHICLE PARTS, TOOLS, CONTAINERS, TRASH, METAL, WOOD, ANY HOUSEHOLD ITEMS, AND ANY OTHER MISCELLANEOUS ITEMS.
- CC 21-3.b.8 PLEASE CUT/REMOVE ALL OVERHEIGHT GRASS/WEEDS IN THE FRONT/SIDE/REAR YARDS OF THE PROPERTY AS WELL AS THE ALLEY. MAINTAIN LANDSCAPE FREE OF ANY UNCONTROLLED GROWTH OR DEAD VEGETATION.
- CC 21-3.b.8 PLEASE REMOVE DEAD PORTIONS OF THE TREES/BUSHES IN THE FRONT AND/OR SIDE AND/OR REAR YARD LANDSCAPED AREAS. ALL LANDSCAPES MUST BE MAINTAINED FREE AND CLEAR OF ANY DEAD GROWTH.



December 6, 2024

City of Tempe
Attn: Missy Heineman
Code Compliance Inspector

RE: Clean-Up

Thank you for giving Artistic Land Management, Inc the opportunity to serve your landscaping needs. Below is our price to provide all labor, equipment, landfill fees, and supervision to perform the work listed at 1402 E. Campus Dr, Tempe, AZ. Please give us a call for any questions you may have at 480-821-4966.

Scope of Work

- 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
- Trim and/or remove any dead portions of bushes, shrubs, or trees in the front, side, and rear yards
- Haul off debris
- Police presence on-site for the duration of the visit

Total = \$1,511.00

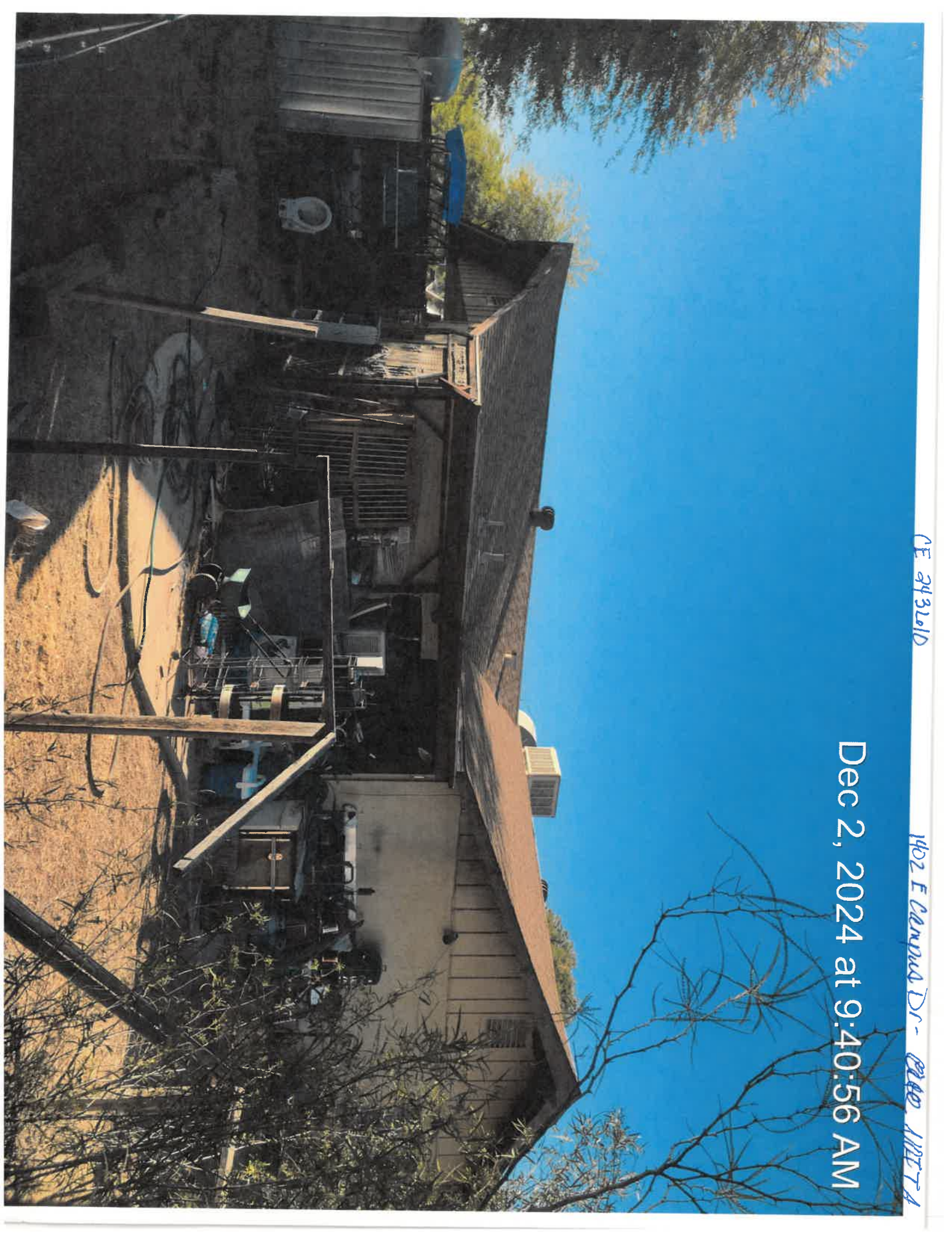
Respectfully,

Freddie Panzella

CE 243261D

1402 E Campus Dr - PHOENIX, AZ 85024

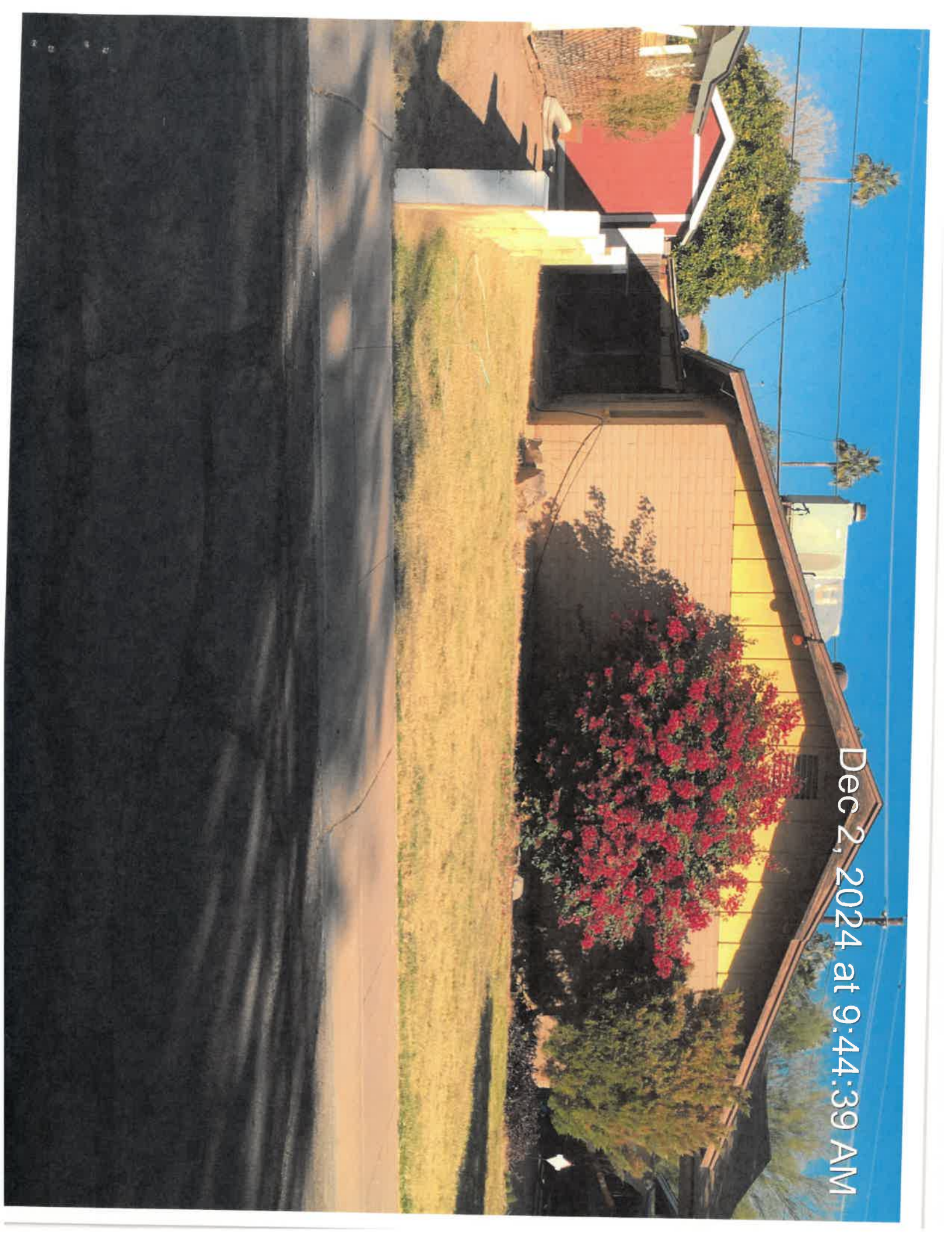
Dec 2, 2024 at 9:40:56 AM



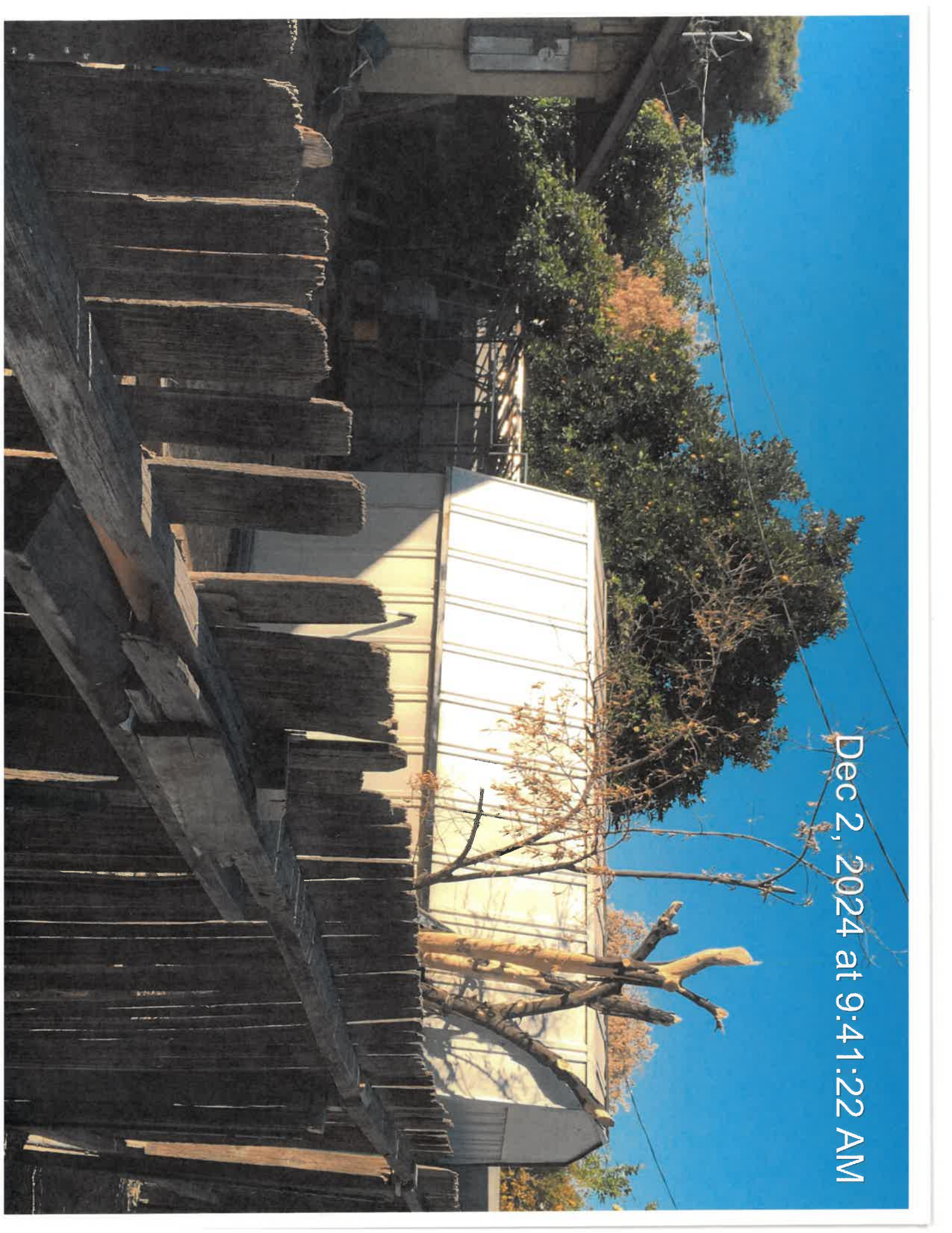
Dec 2, 2024 at 9:44:59 AM

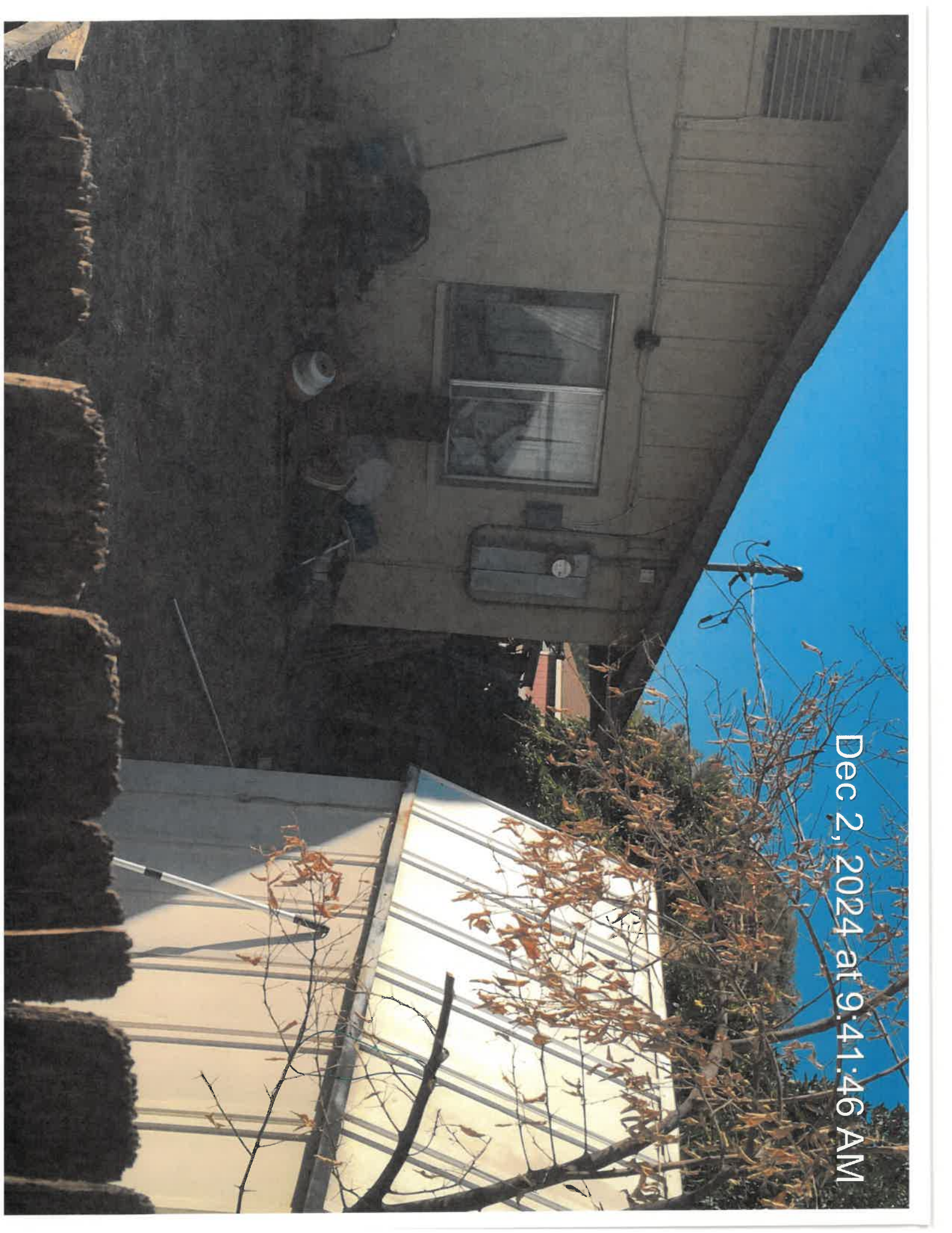


Dec 2, 2024 at 9:44:39 AM



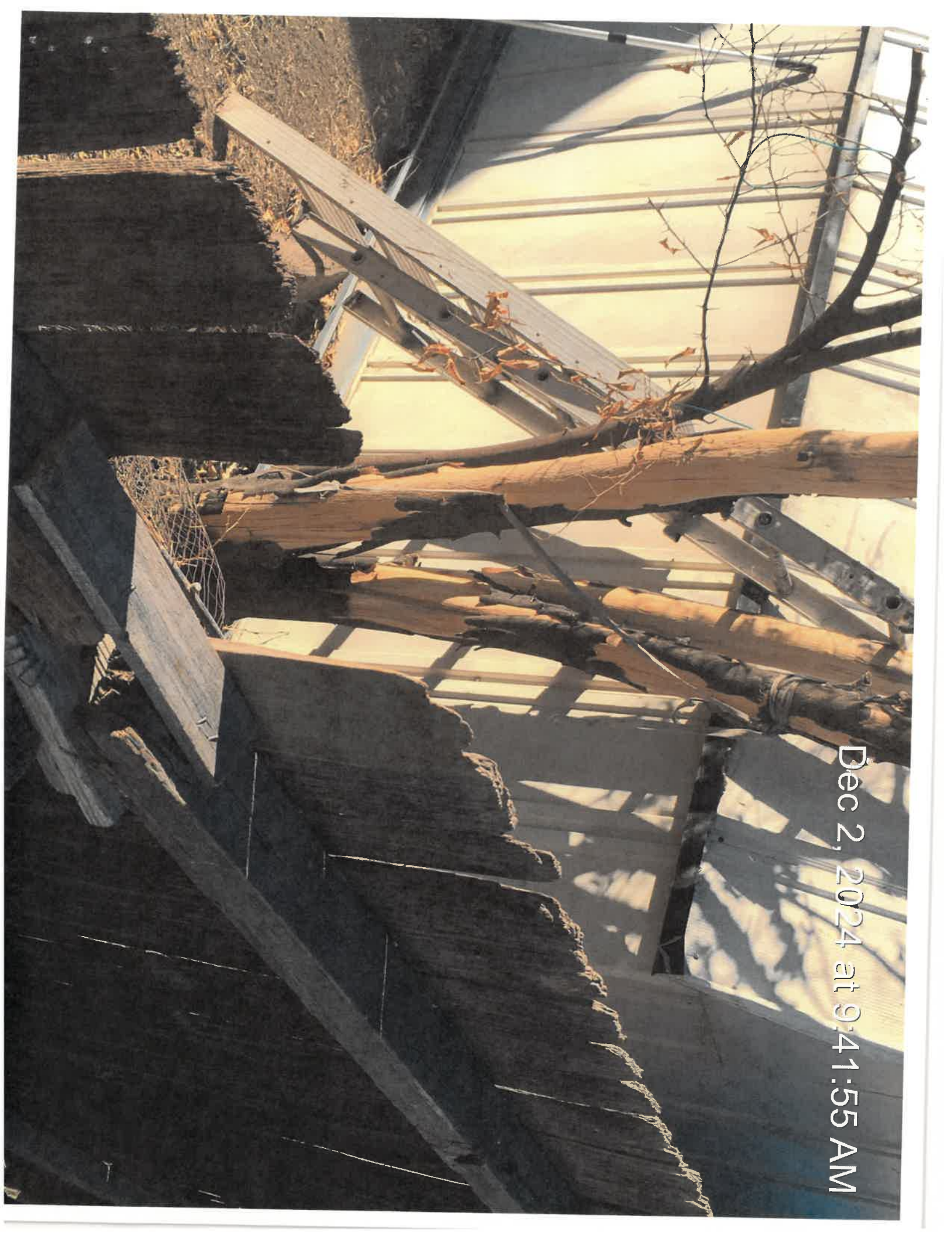
Dec 2, 2024 at 9:41:22 AM





Dec 2, 2024 at 9:41:46 AM

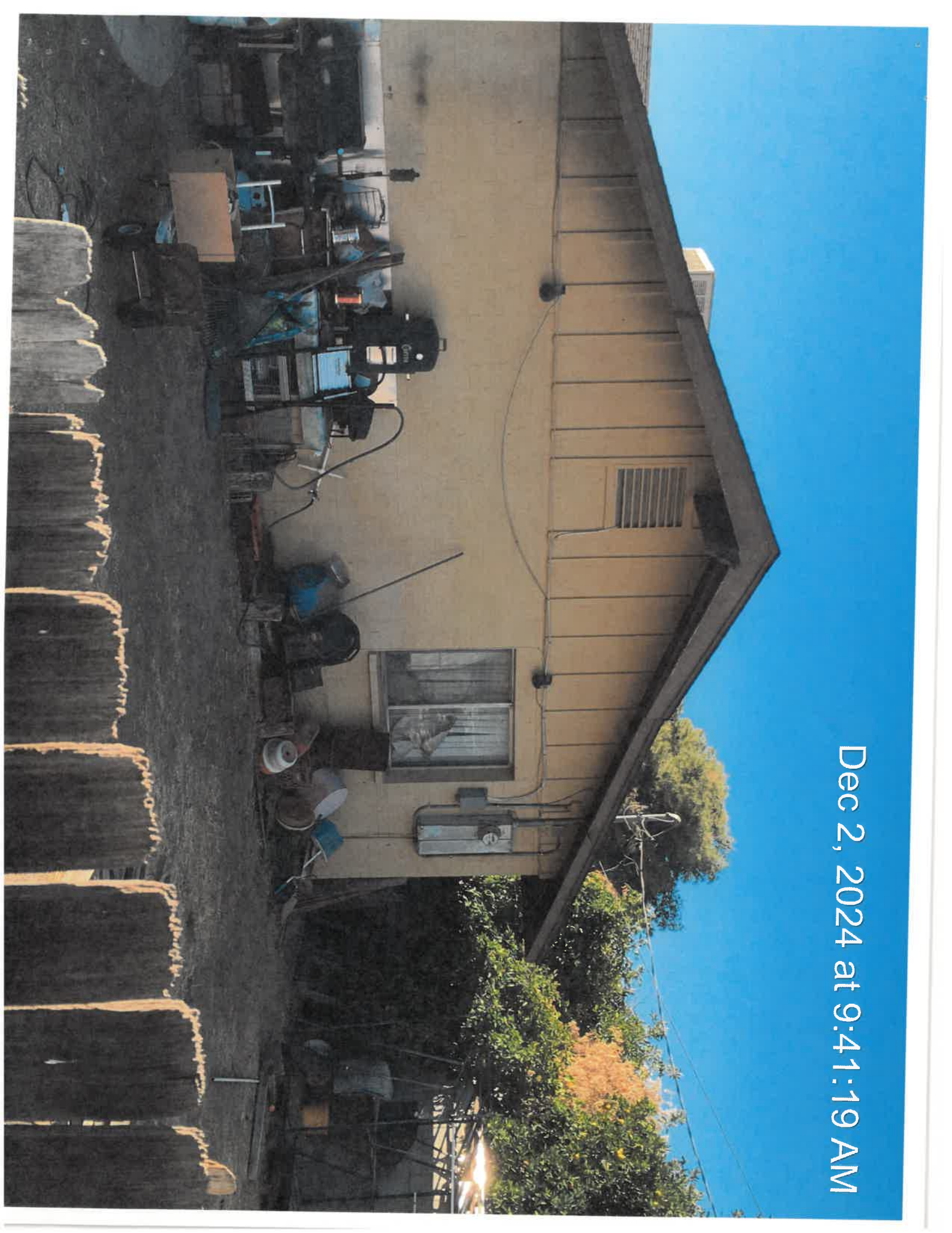
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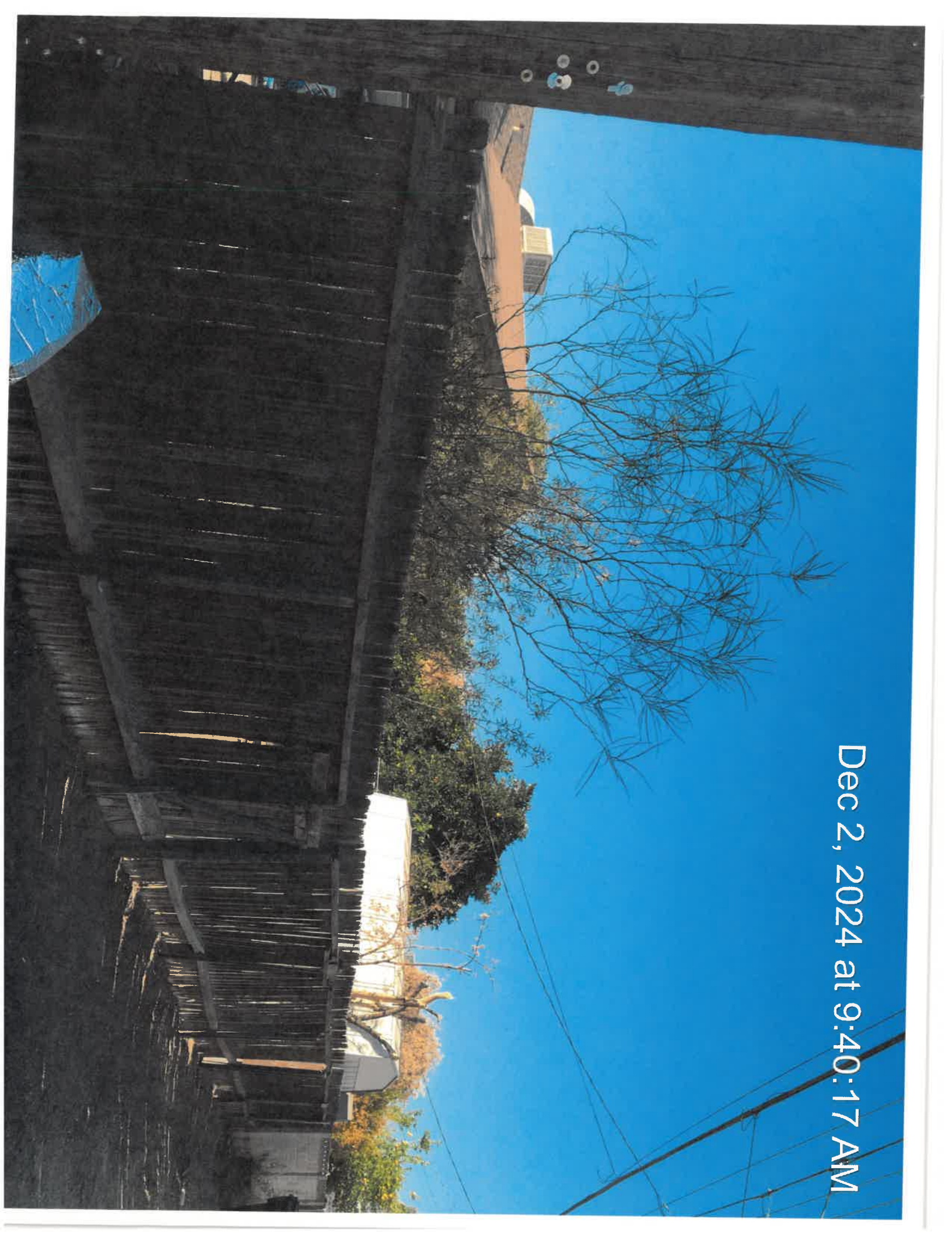
Dec 2, 2024 at 9:41:51 AM



Dec 2, 2024 at 9:41:19 AM



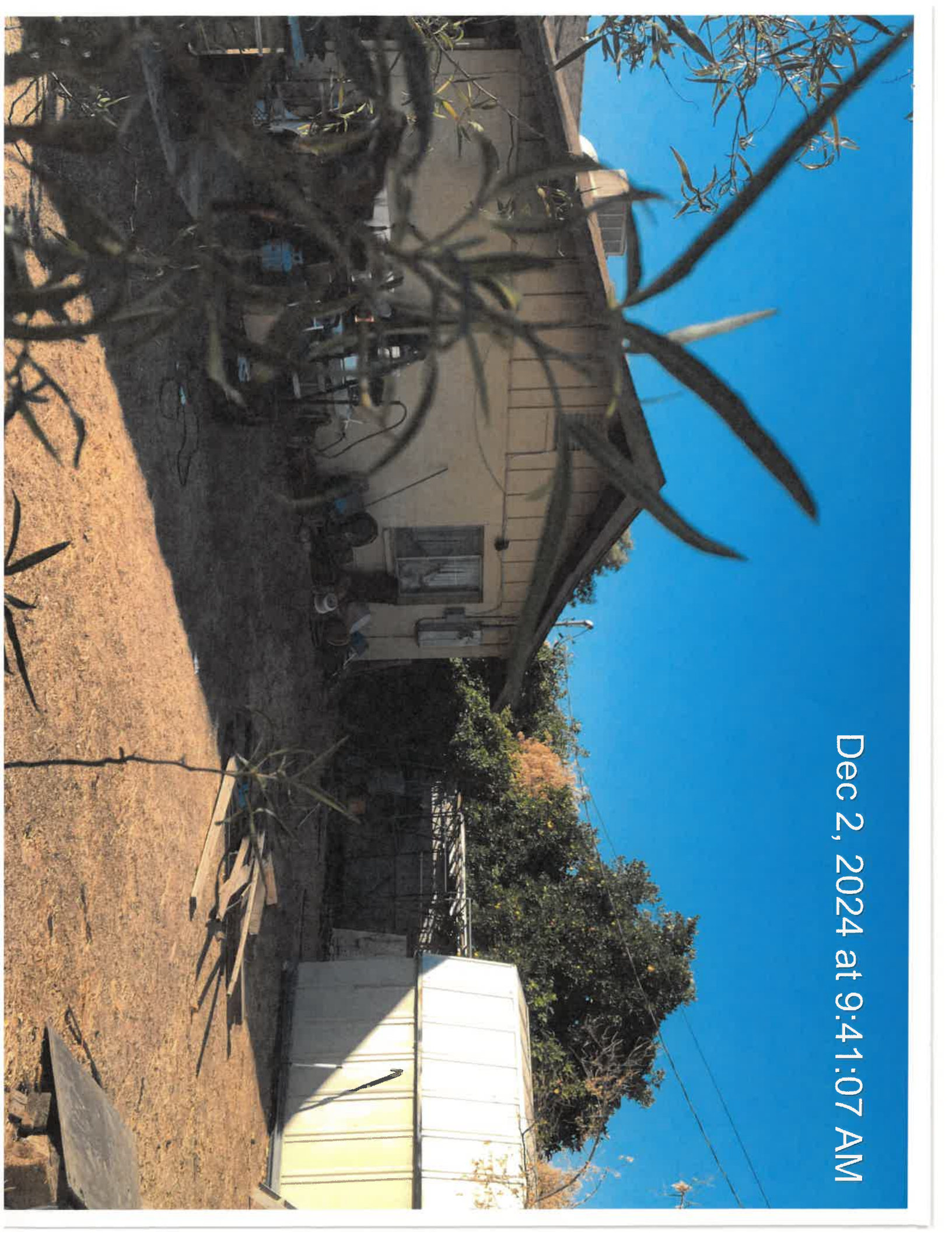
Dec 2, 2024 at 9:40:17 AM



Dec 2, 2024 at 9:40:52 AM



Dec 2, 2024 at 9:41:07 AM





COMMUNITY DEVELOPMENT DEPARTMENT
 CODE COMPLIANCE
 CORRECTION NOTICE

05/10/2024

CARLSON DONALD W
 1402 E CAMPUS DR
 TEMPE, AZ 85282

Case #: CE243610
 Site Address: 1402 E CAMPUS DR, TEMPE, AZ 85282

This is a notice to inform you that this site was inspected on 05/10/2024 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.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
CC 21-3.b.15	A wall or fence deteriorated in appearance or which constitutes a hazard
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	Landscaping that is substantially dead, damaged or characterized by uncontrolled growth, or presents a deteriorated appearance; or any dead trees, bushes, shrubs or portions thereof, including stumps

PLEASE TAKE THE FOLLOWING CORRECTIVE ACTION		SITE REINSP ON OR AFTER
CC 21-3.b.1	PLEASE REMOVE AND PROPERLY DISCARD THE ITEMS IN THE FRONT, SIDE, AND BACK YARDS OF THE PROPERTY. AS WELL AS ITEMS IN THE ALLEY BEHIND THIS PROPERTY. THIS INCLUDES BUT IS NOT LIMITED TO VEHICLE PARTS, TOOLS, CONTAINERS, TRASH, METAL, WOOD, ANY HOUSEHOLD ITEMS, AND ANY OTHER MISCELLANEOUS ITEMS.	5/24/2024
CC 21-3.b.15	PLEASE REPAIR OR REPLACE DAMAGED SECTIONS OF FENCE/WALL. REPLACEMENT MATERIALS MUST BE CONSISTENT AND OF LIKE MATERIALS.	5/24/2024
CC 21-3.b.8	PLEASE CUT/REMOVE ALL OVERHEIGHT GRASS/WEEDS IN THE FRONT/SIDE/REAR YARDS OF THE PROPERTY AS WELL AS THE ALLEY. MAINTAIN LANDSCAPE FREE OF ANY UNCONTROLLED GROWTH OR DEAD VEGETATION.	5/24/2024
CC 21-3.b.8	PLEASE REMOVE DEAD PORTIONS OF THE TREES/BUSHES IN THE FRONT AND/OR SIDE AND/OR REAR YARD LANDSCAPED AREAS. ALL LANDSCAPES MUST BE MAINTAINED FREE AND CLEAR OF ANY DEAD GROWTH.	5/24/2024

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

05/24/2024

CARLSON DONALD W
 1402 E CAMPUS DR
 TEMPE , AZ 85282

Case #: CE243610
 Site Address: 1402 E CAMPUS DR, TEMPE, AZ 85282

This is a notice to inform you that this site was inspected on 05/24/2024 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.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
CC 21-3.b.15	A wall or fence deteriorated in appearance or which constitutes a hazard
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PLEASE TAKE THE FOLLOWING CORRECTIVE ACTION		SITE REINSP ON OR AFTER
CC 21-3.b.1	PLEASE REMOVE AND PROPERLY DISCARD THE ITEMS IN THE FRONT, SIDE, AND BACK YARDS OF THE PROPERTY. AS WELL AS ITEMS IN THE ALLEY BEHIND THIS PROPERTY. THIS INCLUDES BUT IS NOT LIMITED TO VEHICLE PARTS, TOOLS, CONTAINERS, TRASH, METAL, WOOD, ANY HOUSEHOLD ITEMS, AND ANY OTHER MISCELLANEOUS ITEMS.	06/07/2024
CC 21-3.b.15	PLEASE REPAIR OR REPLACE DAMAGED SECTIONS OF FENCE/WALL. REPLACEMENT MATERIALS MUST BE CONSISTENT AND OF LIKE MATERIALS.	06/07/2024
CC 21-3.b.8	PLEASE CUT/REMOVE ALL OVERHEIGHT GRASS/WEEDS IN THE FRONT/SIDE/REAR YARDS OF THE PROPERTY AS WELL AS THE ALLEY. MAINTAIN LANDSCAPE FREE OF ANY UNCONTROLLED GROWTH OR DEAD VEGETATION.	06/07/2024
CC 21-3.b.8	PLEASE REMOVE DEAD PORTIONS OF THE TREES/BUSHES IN THE FRONT AND/OR SIDE AND/OR REAR YARD LANDSCAPED AREAS. ALL LANDSCAPES MUST BE MAINTAINED FREE AND CLEAR OF ANY DEAD GROWTH.	06/07/2024

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.

1402 E Campus Dr



**City of Tempe
Code Compliance**
Community Development
21 E. 6th St., #208
Tempe, AZ 85281

Phone: 480-350-4311

Code Compliance Office Hours
Monday - Friday 8 a.m. to 5 p.m.

We attempted to contact you on 7/3/24 ^{mh} regarding the indicated violation:

- Deteriorated landscape *Please see back →*
- Inoperable/Unregistered vehicle
- Junk, rubbish or debris
- Lawn parking
- Street or sidewalk obstruction
- Swimming pool _____
- Tall grass or weeds in gravel landscape
- Other _____

Message

PLEASE GET IN TOUCH WITH ME BEFORE THE CLOSE OF BUSINESS ON 7/11/24 ^{mh}
TO AVOID RECEIVING A CITATION ON 7/12/24 ^{mh}

Missy Heineman
(480) 350-8224
Missy_Heineman@Tempe.gov

1.) Over height grass/weeds
in front/side/back yards
and alley will need to be
removed.

2.) Please repair damaged
sections of wall in the alley.

3.) Please remove + properly
dispose of trash/debris in
the front, side + back yards
+ carport.

4.) Please remove any
dead portions of trees/bushes.

Please call me
with questions -

Thank you -
Missy

Jul 3, 2024 at 9:43:35 AM



Arizona Traffic Ticket and Complaint

City of Tempe
Maricopa County
State of Arizona



Complaint Number 1790098		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 CE243L10	
Interpreter Required? <input type="checkbox"/> Spanish <input type="checkbox"/> Other Language											
Defendant		Name (First, Middle, Last) Donald W Carlson								Juvenile	
Residence Address, City, State, Zip Code 1402 E Campus 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 17	Year 2024	Time 1300	<input type="checkbox"/> AM <input checked="" 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 1402 E Campus Dr							<input checked="" type="checkbox"/> Tempe <input type="checkbox"/> 85282		State of Arizona			Area	Dist.

The Defendant Committed the Following:

A	Section: 21-3 B	ARS CC 21-3.B.1	Violation: Exterior Junk/Trash Debris	<input type="checkbox"/> Domestic Violence Case	<input type="checkbox"/> Criminal <input type="checkbox"/> Criminal Traffic <input checked="" type="checkbox"/> Municipal Code <input type="checkbox"/> Civil Traffic <input type="checkbox"/> Petty Offense
	Docket Number	Disp. Code:	Date of Disposition:	Sanction:	
B	Section: 21-3 B	ARS CC 21-3.B.15	Violation: Deteriorated Wall/Fence	<input type="checkbox"/> Domestic Violence Case	<input type="checkbox"/> Criminal <input type="checkbox"/> Criminal Traffic <input checked="" type="checkbox"/> Municipal Code <input type="checkbox"/> Civil Traffic <input type="checkbox"/> Petty Offense
	Docket Number	Disp. Code:	Date of Disposition:	Sanction:	
C	Section: 21-3 B	ARS CC 21-3.B.8	Violation: Deteriorated Landscape	<input type="checkbox"/> Domestic Violence Case	<input type="checkbox"/> Criminal <input type="checkbox"/> Criminal Traffic <input checked="" type="checkbox"/> Municipal Code <input type="checkbox"/> Civil Traffic <input type="checkbox"/> Petty Offense
	Docket Number	Disp. Code:	Date of Disposition:	Sanction:	
D	Section:	ARS CC	Violation:	<input type="checkbox"/> Domestic Violence Case	<input type="checkbox"/> Criminal <input type="checkbox"/> Criminal Traffic <input type="checkbox"/> Municipal Code <input type="checkbox"/> Civil Traffic <input type="checkbox"/> Petty Offense
	Docket Number	Disp. Code:	Date of Disposition:	Sanction:	
E	Section:	ARS CC	Violation:	<input type="checkbox"/> Domestic Violence Case	<input type="checkbox"/> Criminal <input type="checkbox"/> Criminal Traffic <input type="checkbox"/> Municipal Code <input type="checkbox"/> Civil Traffic <input type="checkbox"/> Petty Offense
	Docket Number	Disp. Code:	Date of Disposition:	Sanction:	

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: 8/16/2024 Time: Between 9AM & 4PM
<input type="checkbox"/> Court:	<input type="checkbox"/> Criminal Court Suite 200, 2nd Floor Date: _____ Time: _____ <input type="checkbox"/> AM <input type="checkbox"/> PM

Court Address, City, State, Zip Code

Criminal: <input type="checkbox"/> Without admitting guilt, I promise to appear as directed hereon. Civil: <input type="checkbox"/> Without admitting responsibility, I acknowledge receipt of this complaint.	Victim? <input type="checkbox"/> Victim Notified? <input type="checkbox"/> 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. M Heinenman 23780 Complainant ID#
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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.

First Violation Fees Apply
A \$200 C \$200 B \$200
\$600 total

Initials _____ Date issued if not violation date _____

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.



1790098

COMPLAINT

Arizona Traffic Ticket and Complaint

City of Tempe
Maricopa County
State of Arizona



Complaint Number 1790114		Case Number		Social Security Number			Military		<input type="checkbox"/> Serious Physical Injury		<input type="checkbox"/> Accident <input type="checkbox"/> Fatality		<input type="checkbox"/> Commercial <input type="checkbox"/> Haz. Material		
Driver's License No.				DLP <input type="checkbox"/>	State	Class	Endorsements M H N P T X D					Incident Report Number CE 243610			
Interpreter Required? <input type="checkbox"/> Spanish <input type="checkbox"/> Other Language															
Defendant		Name (First, Middle, Last) Donald W Carlson										Juvenile			
Residence Address, City, State, Zip Code 1402 E Campus 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	Day	Year	Time	AM	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 1402 E Campus Dr										Area	Dist.			
The Defendant Committed the Following:															
A	Section: 21-3A			ARS CC	Violation: 21-3.B.1 Exterior Junk Trash debris			Domestic Violence Case		<input type="checkbox"/> Criminal	<input type="checkbox"/> Criminal Traffic	<input checked="" type="checkbox"/> Municipal Code	<input type="checkbox"/> Civil Traffic	<input type="checkbox"/> Petty Offense	
	Docket Number	Disp. Code:	Date of Disposition:	Sanction:											
	MVD														
B	Section: 21-3A			ARS CC	Violation: 21-3.B.15 Deteriorated Wall			Domestic Violence Case		<input type="checkbox"/> Criminal	<input type="checkbox"/> Criminal Traffic	<input checked="" type="checkbox"/> Municipal Code	<input type="checkbox"/> Civil Traffic	<input type="checkbox"/> Petty Offense	
	Docket Number	Disp. Code:	Date of Disposition:	Sanction:											
	MVD														
C	Section: 21-3A			ARS CC	Violation: 21-3.B.8 Deteriorated Landscaping			Domestic Violence Case		<input type="checkbox"/> Criminal	<input type="checkbox"/> Criminal Traffic	<input checked="" type="checkbox"/> Municipal Code	<input type="checkbox"/> Civil Traffic	<input type="checkbox"/> Petty Offense	
	Docket Number	Disp. Code:	Date of Disposition:	Sanction:											
	MVD														
D	Section:			ARS CC	Violation:			Domestic Violence Case		<input type="checkbox"/> Criminal	<input type="checkbox"/> Criminal Traffic	<input type="checkbox"/> Municipal Code	<input type="checkbox"/> Civil Traffic	<input type="checkbox"/> Petty Offense	
	Docket Number	Disp. Code:	Date of Disposition:	Sanction:											
	MVD														
E	Section:			ARS CC	Violation:			Domestic Violence Case		<input type="checkbox"/> Criminal	<input type="checkbox"/> Criminal Traffic	<input type="checkbox"/> Municipal Code	<input type="checkbox"/> Civil Traffic	<input type="checkbox"/> Petty Offense	
	Docket Number	Disp. Code:	Date of Disposition:	Sanction:											
	MVD														
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: 10/1/2024	Time: Between 9AM & 4PM	<input type="checkbox"/> Criminal Court Suite 200, 2nd Floor	Date:	Time:	<input type="checkbox"/> AM	<input type="checkbox"/> PM	Court No.			
	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.	Civil: <input type="checkbox"/> Without admitting responsibility, I acknowledge receipt of this complaint.	Victim? <input type="checkbox"/>	Victim Notified? <input type="checkbox"/>	I certify that upon reasonable grounds I believe the defendant committed the act described primary to law and I have served a copy of this complaint upon the defendant.											
x First Class Certified mail				Complainant M. H. Hemen	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.	First Violation Fees Apply A - 200 C 200 B 200	Total \$600													
Initials B 200	Date issued if not violation date														

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.



1790114

Case No: 24-017031-4 **Title:** CITY OF TEMPE vs DONALD W CARLSON

CARLSON, DONALD W
1402 E CAMPUS DR
TEMPE, AZ 85282

Case Status: Closed

Case Balance Owning:

Filed: 7/19/2024

Stayed Balance Owning:

TPC Due Date:

TPC Amount Due:

Cite Number	Code	Violation Date	Description	Filed	Disposition	Disp Date
1790098A	21-3B1	07/17/2024	(CV) LITTER OR DEBRIS-COVERED EXT	7/19/2024	44 - DISMISSED ON MOTION OF STATE	8/30/2024
1790098B	21-3B15	07/17/2024	WALL/FENCE THAT IS MISSING BLOCKS,	7/19/2024	44 - DISMISSED ON MOTION OF STATE	8/30/2024
1790098C	21-3B8	07/17/2024	LANDSCAPING-DEAD, DAMAGED, UNCONTROL	7/19/2024	44 - DISMISSED ON MOTION OF STATE	8/30/2024

Citations: 3

REGISTER OF ACTION

Date	Cite Number	Action	Amount	Judge	User
7/19/2024		ATTC FILED			NCB
7/19/2024		FIRST VIOLATION FEES APPLY A \$200 B \$200 C \$200 TOTAL \$600			NCB
7/19/2024	1790098 A	CIVIL ARRAIGNMENT NLT 8/6/2024			NCB
7/19/2024	1790098 B	CIVIL ARRAIGNMENT NLT 8/6/2024			NCB
7/19/2024	1790098 C	CIVIL ARRAIGNMENT NLT 8/6/2024			NCB
8/6/2024		CIVIL HEARING 8/23/2024 10:00 AM		ADM	NCB
8/6/2024		HANDED DEF COPY OF NOH AND INFO SHEET			NCB
8/6/2024		ADV OFFICER TO SUBMIT EMAIL TO CHANGE DATE. ADV OFFICER TO UPDATE HER AVAILABLE DAYS IN THE SCHEDULER			SPG
8/6/2024		CASE HAS BEEN LOADED N2 CASELINES PLAINTIFF ONLY			NCB
8/6/2024		WRITTEN MOTION TO CONTINUE COURT DATE FILED BY OFFICER			ML3
8/6/2024	1790098 A	JUDICIAL REVIEW NLT 8/13/2024			ML3
8/6/2024	1790098 B	JUDICIAL REVIEW NLT 8/13/2024			ML3



Case No: 24-022397-4 Title: CITY OF TEMPE vs DONALD W CARLSON

CARLSON, DONALD W
 1402 E CAMPUS DR
 TEMPE, AZ 85282

Case Status: Closed **Case Balance Owing:** \$0.00 **TPC Due Date:**
Filed: 9/24/2024 **Stayed Balance Owing:** \$0.00 **TPC Amount Due:**

Cite Number	Code	Violation Date	Description	Filed	Disposition	Disp Date
1790114A	21-3B1	09/16/2024	(CV) LITTER OR DEBRIS-COVERED EXT	9/24/2024	11 - PLEAD GUILTY/RESP - SENT IMPOSED	11/1/2024
1790114B	21-3B15	09/16/2024	WALL/FENCE THAT IS MISSING BLOCKS,	9/24/2024	11 - PLEAD GUILTY/RESP - SENT IMPOSED	11/1/2024
1790114C	21-3B8	09/16/2024	LANDSCAPING-DEAD, DAMAGED, UNCONTROL	9/24/2024	11 - PLEAD GUILTY/RESP - SENT IMPOSED	11/1/2024

Citations: 3

REGISTER OF ACTION

Date	Cite Number	Action	Amount	Judge	User
9/24/2024		ATTC FILED			ALP
9/24/2024	1790114 A	CIVIL ARRAIGNMENT NLT 10/1/2024			ALP
9/24/2024	1790114 B	CIVIL ARRAIGNMENT NLT 10/1/2024			ALP
9/24/2024	1790114 C	CIVIL ARRAIGNMENT NLT 10/1/2024			ALP
9/24/2024		1ST VIOLATION FEES APPLY A\$200 B\$200 C\$200 TOTAL-\$600			ALP
9/24/2024		1ST CLASS + CERTIFIED MAIL			ALP
10/1/2024		CV ARR FTA - PENDING DEFAULT APPEAR NLT 10/15/2024			SYS
10/1/2024		CV ARR FTA - PENDING DEFAULT APPEAR NLT 10/15/2024			SYS
10/1/2024		CV ARR FTA - PENDING DEFAULT APPEAR NLT 10/15/2024			SYS
10/15/2024	1790114 A	DEFAULT FEE IMPOSED	\$50.00		SYS
10/15/2024	1790114 A	FINE AND APPLICABLE FEES IMPOSED	\$200.00		SYS
10/15/2024	1790114 A	JCEF TIME PAYMENT FEE IMPOSED	\$20.00		SYS
10/15/2024	1790114 A	FTA DEFAULT			SYS



Case No: 24-022397-4 Title: CITY OF TEMPE vs DONALD W CARLSON

REGISTER OF ACTION

Date	Cite Number	Action	Amount	Judge	User
10/15/2024	1790114 B	DEFAULT FEE IMPOSED	\$50.00		SYS
10/15/2024	1790114 B	FINE AND APPLICABLE FEES IMPOSED	\$400.00		SYS
10/15/2024	1790114 B	FTA DEFAULT			SYS
10/15/2024	1790114 C	DEFAULT FEE IMPOSED	\$50.00		SYS
10/15/2024	1790114 C	FINE AND APPLICABLE FEES IMPOSED	\$200.00		SYS
10/15/2024	1790114 C	FTA DEFAULT			SYS
10/16/2024		CASE HAS BEEN REFERRED TO VALLEY FOR COLLECTION	\$72.75		
11/1/2024		FINES AND FEES PAID	\$1,042.75		SYS
11/1/2024	1790114 A	FTA DEFAULT RESOLVED			SYS
11/1/2024	1790114 C	FTA DEFAULT RESOLVED			SYS
11/1/2024	1790114 B	FTA DEFAULT RESOLVED			SYS
11/1/2024		CLOSED CASE FILE PURGE DATE SET TO 11/1/2029			SYS
11/6/2024		SCANNED CASE FILE ATTACHED			PJT
# Actions:		26			