



**CITY OF TEMPE
HEARING OFFICER**

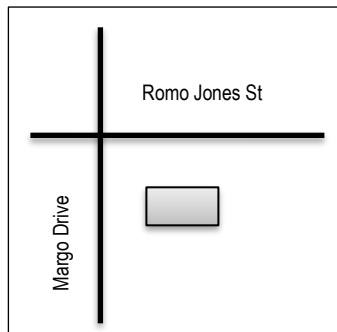
**Meeting Date: 11/18/2025
Agenda Item: 6**

ACTION: Request approval to abate public nuisance items at the TUURA PROPERTY located at 1241 W Romo Jones Street. The applicant is the City of Tempe – Code Compliance.

FISCAL IMPACT: \$4091.10 for abatement request, including trash and debris, commercial and vehicles, and deteriorated landscape. 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 TUURA PROPERTY (CE247091). 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 CE247091: trash and debris, commercial equipment and vehicles, and deteriorated landscape. The request includes the following:



Property Owner	Anna Tuura
Applicant	City of Tempe – Code Compliance
Zoning District:	R1-6, Single Family Residential District
Code Compliance Inspector:	Melissa Ensing, Code Inspector

ATTACHMENTS: Supporting Attachment

STAFF CONTACT: Shawn Daffara, Crime Prevention Planning Coordinator (480-858-2284)

Department Director: Jeff Tamulevich, Community Development Director
Prepared by: Cassidy McFerran, Executive Assistant
Reviewed by: Drew Yocom, Deputy Community Development Director – Community Enhancement

COMMENTS:

Code Compliance is requesting approval to abate the TUURA PROPERTY located at 1241 W Romo Jones Street in the R1-6, Single Family Residential District. This case was initiated 10/4/2024 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	TUURA PROPERTY ABATEMENT				EXISTING ZONING	R1-6	<input type="checkbox"/>		
PROJECT ADDRESS	1241 W. ROMO JONES ST., TEMPE, AZ 85281				SUITE(S)		<input type="checkbox"/>		
PROJECT DESCRIPTION	ABATEMENT OF CE247091 NOVEMEBER 18, 2025				PARCEL No(s)	124-74-033	<input type="checkbox"/>		
PROPERTY OWNER INFORMATION – REQUIRED (EXCEPT PRELIMINARY SITE PLAN REVIEW & SIGN TYPE K)									
BUSINESS NAME					ADDRESS	1241 W. Romo Jones St.			
CONTACT NAME	Anna Tuura	CITY	Tempe	STATE	AZ	ZIP	85282		
EMAIL					PHONE 1	PHONE 2			
<i>I hereby authorize the applicant below to process this application with the City of Tempe.</i>									
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	MELISSA ENSING/CODE INSPECTOR	CITY	TEMPE	STATE	AZ	ZIP	85281		
EMAIL	melissa_ensing@tempe.gov				PHONE 1	480-858-2085			
<i>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.</i>									
APPLICANT SIGNATURE					X	DATE			10/16/2025
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 #									
SPR TRACKING # <i>(if 2nd or 3rd submittal, please use Planning Resubmittal Form)</i>							TOTAL APPLICATION FEES		
						RECEIVED BY INTAKE STAFF (INITIALS)			

SEE REVERSE SIDE FOR REQUIRED PROJECT DATA



DATE: October 06, 2025
TO: Anna Churan, Code Inspector Supervisor
FROM: Melissa Ensing, Code Inspector
SUBJECT: CE247091, Anna Tuura Property Abatement

LOCATION: 1241 W. ROMO JONES ST., TEMPE, AZ 85281

PARCEL: 124-74-033

OWNER: ANNA TUURA
1241 W. ROMO JONES ST
TEMPE, AZ 85281

FINDINGS:

10/04/2024 The Code Compliance Division received complaint for junk/trash/debris – construction equipment in the front yard.

10/04/2024 Inspected property and yellow CAT construction vehicle/equipment in the front yard. Notice to comply mailed to owner.

10/18/2024 Inspected property and observed the construction equipment/vehicle had been removed. Monitoring lawn parking.

10/21/2024 Inspected property and did not see any lawn parking. I continued to monitor.

10/22/2024 Correction Notice was returned. No forwarding address.

11/04/2024 Inspected property and I did not observe any violations. I closed the complaint.

11/12/2024 The Code Compliance Division received an additional complaint for a construction business, deteriorated roof, trash and debris, and commercial equipment.

11/12/2024 Inspected property and observed lawn parking, construction equipment, alley obstruction, deteriorated landscape in the front yard, vegetation in the alley, deteriorated roof, trash/debris/misc items in the rear yard. Final notice to comply mailed to owner.

11/19/2024 Final Correction Notice was returned. Forwarded notice to forwarding address.

11/19/2024 Final Correction Notice was returned. No forwarding address.

12/12/2024 Inspected property and observed the commercial equipment was removed from front yard. I decided to monitor remaining violations due to the progress.

12/20/2024 Inspected property and observed the commercial equipment was still gone. Due to holiday I decided to monitor remaining violations.

01/09/2025 Inspected property and observed it was still in violation. I hung the pink door notice along with the final notice stapled to it.

01/14/2025 Inspected property and observed a trailer in the front yard setback and grass and weeds in the front yard gravel landscape. I mailed an updated notice to comply to the owner.

01/28/2025 Updated Final Correction Notice was returned. Notice was already mailed to forwarding address.

01/30/2025 Civil Citation issued.

02/03/2025 Received a voicemail from owner Anna Tuura. I returned Ms. Tuura's call and discussed violations. I granted an extension.

02/12/2025 Owner called and I discussed violations and the progress of the property.

02/13/2025 Owner failed to appear for court.

02/14/2025 Inspected property and observed improvement. Monitoring.

02/27/2025 Owner called and I discussed violations and the progress of the property. I let Ms. Tuura know that the property needed to be brought into compliance or I had to move forward.

03/04/2025 Ms. Tuura emailed me asking for clarification. I emailed her back. Inspected property and observed no lawn parking and the roof was being repaired. The rear yard had improved. Monitoring.

03/14/2025 The Code Compliance Division received an additional complaint for deteriorated roof, construction equipment and lawn parking.

03/25/2025 Inspected and seen a tarp on the roof. There was no lawn parking and the rear yard had improved. Monitoring.

03/26/2025 The Code Compliance Division received an additional complaint for deteriorated roof.

04/07/2025 Inspected and observed the roof was being repaired.

04/28/2025 Inspected and observed new tiles being installed on the roof.

05/05/2025 Ms. Tuura paid the citation.

05/29/2025 Inspected and observed the roof was repaired. I hung a notice on the for trash/debris in the rear yard. I knocked on the door and no one answered.

06/02/2025 Ms. Tuura and her roommate called. I discussed the remaining violations with them. They also spoke with my supervisor.

06/13/2025 My supervisor spoke with Ms. Tuura's roommate and granted an extension.

07/08/2025 Civil Citation issued.

07/22/2025 Certified and copy of citation came back. No forwarding address.

07/25/2025 Owner failed to appear for court.

08/18/2025 Owner paid citation fees/fines.

08/26/2025 Inspected property and observed no progress. Mailed an updated final notice with all violations adding deteriorated wall.

10/06/2025 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 1241 W. Romo Jones St. due to property owner's failure to bring property into compliance with Tempe City Code 21-3.B.1; 21-3.B.8; 29-2; 21-3.B.5; 21-4.A.1. Ms. Tuura has been given ample time to come into compliance and maintain the property. The property owner has been issued civil citations and has failed to appear in 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,



Melissa Ensing
Code Inspector

ACTION TAKEN: Submit
NAME: Anne-Chu
DATE: 10/9/25



NOTICE OF INTENT TO ABATE PUBLIC NUISANCE

DATE: 10/06/2025
CASE #: CE247091

TUURA ANNA
7117 E ORANGE BLOSSOM LN
PARADISE VALLEY, AZ 85253

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

LOCATION: 1241 W ROMO JONES ST TEMPE, AZ 85281
PARCEL: 12474033

This office will submit this complaint to the Community Development Abatement Hearing Officer located at the Tempe City Council Chambers [11/18/2025 at 05:00pm](#). 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.8 Uncultivated plants, weeds, tall grass, or uncultivated shrubs; or growth which presents a deteriorated appearance
- Sec.29-2. Adjacent property owners to maintain sidewalks, gutters, alleys
- 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.5 Storing or leaving of any machinery or equipment designed for commercial purposes
- CC 21-4.a.1 Commercial vehicle or trailer in a residential district

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.8 Please remove all grass/weeds/vegetation from the property and alley behind your property.
- Sec.29-2. Property owners must maintain each alley that is adjacent to their premises free of weeds and debris to the center line of such alley
- CC 21-3.b.1 Please remove trash, debris, tarps, wood, pallets, buckets, ladders, and other misc. items from the property and alley.
- CC 21-3.b.5 Please remove all commercial equipment and materials from residential district.
- CC 21-4.a.1 Please remove the commercial vehicle from the residential district.

Upon receipt of the Hearing Officer approval to abate this public nuisance, the necessary work will be performed at the expense of the property owner. The cost of this work will be **\$4091.10**. In addition to the actual cost of abatement, an administrative charge of fifteen percent (15%) of the actual cost of abatement or three hundred (\$300) dollars, whichever is greater, for expenses incurred by the city for abatement procedures, and the cost of recording liens and releases will be charged. The recorded lien may bear interest at the legal rate of judgments in the State of Arizona. Administrative charges and the cost of recording liens and releases shall become a lien on the property whether or not the public nuisance is abated by the City.

If you have questions regarding this matter, please contact our office at (480)350-4311.

Code Inspector: Melissa Ensing
Phone Number: 480-858-2085
E-mail: Melissa_Ensing@tempe.gov



ESTIMATE	#730
SERVICE DATE	Aug 18, 2025
EXPIRATION DATE	Oct 2, 2025
TOTAL	\$3,070.00

Skunkys Junk Removal

1241 West Romo Jones Street
Tempe, AZ 85281

✉ emailprocurementofficerdirectly@none.com

CONTACT US

2618 W. First Street, Suite 7
Tempe, AZ 85281

☎ (844) 758-6597

✉ info@skunkysjunk.com

ESTIMATE

Services	amount
CE247091, 1241 W Romo Jones St Remove grass and weeds from property and alley Remove trash and debris from property and alley.	\$2,750.00
Security (Off-Duty Tempe PD) 3 hr. minimum	\$320.00
	Services subtotal: \$3,070.00
Subtotal	\$3,070.00
Total	\$3,070.00

Skunkys Junk Removal is a full service Junk removal company located in Tempe Arizona. Skunkys is dedicated to diverting waste from landfills and donates salvageable items to local charity's.

Customer Quotation

Date	Quote #
28-Aug-2025	179

Apache Sands Towing

7602 E Main St
 Mesa, Arizona 85207
 Phone: (480) 986-5556
 Fax: (480) 373-8766

Quoted For:

Melissa Ensing
 City of Tempe (Nuisance Abatement Services)

Arizona

Summary

Location: 1241 W Romeo Jones St Tempe
Destination: Impound Pioneer
Reason: Tow
Zone:
Vehicle: JLB Forklift (Beige)
Owner:
Phone:
VIN:
Plate/Tag:
Mileage:

Service	Quantity	Rate	Amount
HD - Towing	1.00	424.60	424.60
HD - Winching	1.00	227.40	227.40
		Sub Total	652.00
		QUOTATION TOTAL	652.00

The above quoted amounts are valid for 60 days from the date of this quotation.

 Signature

 Date

Customer Quotation

Date	Quote #
30-Sep-2025	192

Apache Sands Towing

7602 E Main St
 Mesa, Arizona 85207
 Phone: (480) 986-5556
 Fax: (480) 373-8766

Quoted For:

Melissa Ensing
 City of Tempe (Nuisance Abatement Services)

Arizona

Summary

Location: 1241 W Romo Jones St Tempe, AZ
Destination: Impound Pioneer
Reason: Tow
Zone:
Vehicle: Catapillar Compact TRack Loader (Yellow)
Owner:
Phone:
VIN:
Plate/Tag:
Mileage:

Service	Quantity	Rate	Amount
MD - Towing	1.00	197.80	197.80
MD - Winching	1.00	171.30	171.30
Sub Total			369.10
QUOTATION TOTAL			369.10

The above quoted amounts are valid for 60 days from the date of this quotation.


 Signature

 Date



RE: CE247091 1241 W. Romo Jones St., Tempe - Commercial Equipment/Vehicle

From Brian Fredrickson <brian@apachesands.com>
Date Tue 9/30/2025 2:37 PM
To Ensing, Melissa <Melissa_Ensing@tempe.gov>
Cc Churan, Anna <anna_churan@tempe.gov>

 1 attachment (34 KB)
Quote-192.pdf;

Melissa,

If we can drive this equipment out to our truck, then we can waive the winching fee.

Regards,

Brian Fredrickson
General Manager
Apache Sands
Office 480.984.3101
Direct 480.494.5500

From: Ensing, Melissa <Melissa_Ensing@tempe.gov>
Sent: Thursday, September 25, 2025 8:08 AM
To: Brian Fredrickson <brian@apachesands.com>
Cc: Churan, Anna <anna_churan@tempe.gov>; Ensing, Melissa <Melissa_Ensing@tempe.gov>
Subject: Re: CE247091 1241 W. Romo Jones St., Tempe - Commercial Equipment/Vehicle

Hi Brian,

Will you please send me an updated bid for this commercial equipment. It is located in the rear yard.

Thank you,

Melissa Ensing
Code Compliance Inspector



Community Enhancement Division | 21 E. Sixth Street, Suite 208 | Tempe, Arizona 85281 | 480.858.2085
| www.tempe.gov/code

From: Ensing, Melissa <Melissa_Ensing@tempe.gov>

Sent: Tuesday, August 26, 2025 8:19 AM

To: Brian Fredrickson <brian@apachesands.com>

Cc: Churan, Anna <anna_churan@tempe.gov>; Salazar, John <John_Salazar@tempe.gov>; Ensing, Melissa <Melissa_Ensing@tempe.gov>

Subject: CE247091 1241 W. Romo Jones St., Tempe - Commercial Equipment/Vehicle

The City of Tempe Code Compliance Division would like to request a bid to conduct an abatement for the listed work at the property below. Photos of the property are attached.

Case Number: CE247091

Property Address: 1241 W. Romo Jones St., Tempe, AZ 85281

Work to be conducted: Remove Commercial Equipment/Vehicle

Officer Required: Yes

Please supply the bid by 08/28/2025.

Please contact me if you have any questions or require additional information.

Sincerely,

Melissa Ensing
Code Compliance Inspector



Community Enhancement Division | 21 E. Sixth Street, Suite 208 | Tempe, Arizona 85281 | 480.858.2085
| www.tempe.gov/code



Case #: CE241091
Site Address: 1241 W ROMO JONES ST. TEMPE, AZ 85281


Tempe
City of Tempe
Code Compliance
Community Development
21 E. 6th St., #208
Tempe, AZ 85281
Phone: 480-350-4111
Code Compliance Office Hours
Monday - Friday 8 a.m. to 5 p.m.

We attempted to contact you on 1/8/25
regarding the indicated violation

- Deteriorated landscape
- Impaired/unregistered vehicle
- Junk, rubbish or debris
- Illegal parking
- Street or sidewalk obstruction
- Swimming pool
- Tall grass or weeds in green landscape
- Other

Message CE24-1091
Please call violations or
service at 480-350-4111 or
in a large number will be
issued.

Inspector _____
Phone _____
Email _____

City of Tempe
1241 W Romo Jones St
Tempe, AZ 85281

Network: Sep 22, 2025 at 12:27:56 PM MS-
Local: Sep 22, 2025 at 12:27:56 PM MS-



Network: Sep 22, 2025 at 12:28:15 PM MS-
Local: Sep 22, 2025 at 12:28:15 PM MS-



Network: Sep 22, 2025 at 12:30:23 PM MS-
Local: Sep 22, 2025 at 12:30:23 PM MS-



Network: Sep 22, 2025 at 12:31:08 PM MS-
Local: Sep 22, 2025 at 12:31:08 PM MS-



Network: Aug 22, 2025 at 10:03:32 AM MS-
Local: Aug 22, 2025 at 10:03:32 AM MS-





COMMUNITY DEVELOPMENT DEPARTMENT
CODE COMPLIANCE
CORRECTION NOTICE

10/04/2024

TUURA ANNA
7117 E ORANGE BLOSSON LN
SCOTTSDALE, AZ 85253

Case #: CE247091
Site Address: 1241 W ROMO JONES ST, TEMPE, AZ 85281

This is a notice to inform you that this site was inspected on 10/04/2024 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
ZDC 3-102	Non-permitted use in residential district
CC 21-3.b.4	To permit outside of any single-family or multifamily dwelling or accessory building any camper, vehicle or parts thereof in the front or side area of the building visible from the street that is not on an improved area intended for parking

PLEASE TAKE THE FOLLOWING CORRECTIVE ACTION		SITE REINSP ON OR AFTER
ZDC 3-102	Please remove all construction equipment from property.	10/18/2024
CC 21-3.b.4	Please cease all lawn parking on front yard gravel landscape.	10/18/2024

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

Melissa Ensing
Code Inspector

Direct: 480-858-2085
Code Compliance: 480-350-4311
Email: Melissa_Ensing@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
CORRECTION NOTICE

10/04/2024

TUURA, ANNA
1241 W ROMO JONES ST
TEMPE, AZ 85281

Case #: CE247091
Site Address: 1241 W ROMO JONES ST, TEMPE, AZ 85281

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

Melissa Ensing
Code Inspector

Direct: 480-858-2085
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Email: Melissa_Ensing@tempe.gov

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COMMUNITY DEVELOPMENT DEPARTMENT
 CODE COMPLIANCE
FINAL CORRECTION NOTICE

11/12/2024

TUURA ANNA
 7117 E ORANGE BLOSSON LN
 SCOTTSDALE, AZ 85253

Case #: CE247091
 Site Address: 1241 W ROMO JONES ST, TEMPE, AZ 85281

This is a notice to inform you that this site was inspected on 11/12/2024 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
ZDC 3-102	Non-permitted use in residential district
CC 21-3.b.4	To permit outside of any single-family or multifamily dwelling or accessory building any camper, vehicle or parts thereof in the front or side area of the building visible from the street that is not on an improved area intended for parking
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	Uncultivated plants, weeds, tall grass, or uncultivated shrubs; or growth which presents a deteriorated appearance
CC 21-3.b.7	Object, building, tree, bush or vehicle that interferes with or obstructs a sidewalk or street
Sec.29-2.	Adjacent property owners to maintain sidewalks, gutters, alleys
CC 21-4.a.2.c	Deteriorated roof; broken, rotted, split, curled or missing roofing material in such amounts as to present a deteriorated appearance
ZDC 3-412	Home Occupation

PLEASE TAKE THE FOLLOWING CORRECTIVE ACTION		SITE REINSP ON OR AFTER
ZDC 3-102	Please remove all construction equipment and materials from property including in rear yard.	12/12/2024
CC 21-3.b.4	Please cease all lawn parking on front yard gravel landscape.	12/12/2024
CC 21-3.b.1	Please remove trash and debris from the alley behind your property.	12/12/2024
CC 21-3.b.8	Please remove all grass/weeds/vegetation from the alley behind your property.	12/12/2024
CC 21-3.b.7	Please cease all parking in the alley to allow for unobstructed passage of the alley.	12/12/2024
Sec.29-2.	Property owners must maintain each alley that is adjacent to their premises free of weeds and debris to the center line of such alley	12/12/2024

CC 21-4.a.2.c	Please repair/replace deteriorated roof.	12/12/2024
ZDC 3-412	Products and or equipment produced or used by the home occupation shall not be displayed or visible from outside any building.	12/12/2024

CORRECTIVE ACTION MUST BE COMPLETED OR \$1,340 CITATION MAY BE ISSUED

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

Melissa Ensing
Code Inspector

Direct: 480-858-2085
Code Compliance: 480-350-4311
Email: Melissa_Ensing@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

11/12/2024

TUURA ANNA
 4225 N 32ND ST 2025
 PHOENIX, AZ 85018

Case #: CE247091
 Site Address: 1241 W ROMO JONES ST, TEMPE, AZ 85281

This is a notice to inform you that this site was inspected on 11/12/2024 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
ZDC 3-102	Non-permitted use in residential district
CC 21-3.b.4	To permit outside of any single-family or multifamily dwelling or accessory building any camper, vehicle or parts thereof in the front or side area of the building visible from the street that is not on an improved area intended for parking
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	Uncultivated plants, weeds, tall grass, or uncultivated shrubs; or growth which presents a deteriorated appearance
CC 21-3.b.7	Object, building, tree, bush or vehicle that interferes with or obstructs a sidewalk or street
Sec.29-2.	Adjacent property owners to maintain sidewalks, gutters, alleys
CC 21-4.a.2.c	Deteriorated roof; broken, rotted, split, curled or missing roofing material in such amounts as to present a deteriorated appearance
ZDC 3-412	Home Occupation

PLEASE TAKE THE FOLLOWING CORRECTIVE ACTION		SITE REINSP ON OR AFTER
ZDC 3-102	Please remove all construction equipment and materials from property including in rear yard.	12/12/2024
CC 21-3.b.4	Please cease all lawn parking on front yard gravel landscape.	12/12/2024
CC 21-3.b.1	Please remove trash and debris from the alley behind your property.	12/12/2024
CC 21-3.b.8	Please remove all grass/weeds/vegetation from the alley behind your property.	12/12/2024
CC 21-3.b.7	Please cease all parking in the alley to allow for unobstructed passage of the alley.	12/12/2024
Sec.29-2.	Property owners must maintain each alley that is adjacent to their premises free of weeds and debris to the center line of such alley	12/12/2024

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COMMUNITY DEVELOPMENT DEPARTMENT
 CODE COMPLIANCE
FINAL CORRECTION NOTICE

11/12/2024

TUURA, ANNA
 1241 W ROMO JONES ST
 TEMPE, AZ 85281

Case #: CE247091
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COMMUNITY DEVELOPMENT DEPARTMENT
 CODE COMPLIANCE
FINAL CORRECTION NOTICE UPDATED

01/15/2025

TUURA ANNA
 7117 E ORANGE BLOSSON LN
 SCOTTSDALE, AZ 85253

Case #: CE247091
 Site Address: 1241 W ROMO JONES ST, TEMPE, AZ 85281

This is a notice to inform you that this site was inspected on 01/14/2025 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.

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ZDC 3-412	Home Occupation
ZDC 4-602.B.7	Recreational vehicles exceeding twenty-one (21) feet in length and all boats, unmounted truck campers, and trailers shall not be parked in the front yard building setback or street side yard setback.
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
ZDC 3-102	Please remove all construction equipment and materials from property including in rear yard.	1/29/2025
CC 21-3.b.4	Please cease all lawn parking on front yard gravel landscape.	1/29/2025
CC 21-4.a.2.c	Please repair/replace deteriorated roof including removing blue tarp material.	1/29/2025
ZDC 3-412	Products and or equipment produced or used by the home occupation shall not be displayed or visible from outside any building.	1/29/2025
ZDC 4-602.B.7	Please remove trailer from front yard setback (driveway).	1/29/2025
CC 21-3.b.8	Please remove grass and weeds from gravel front and side yards. Gravel landscape must be maintained free of grass and weeds.	1/29/2025

CORRECTIVE ACTION MUST BE COMPLETED BY 01/29/2025 OR CITATIONS MAY BE ISSUED

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 CODE COMPLIANCE
FINAL CORRECTION NOTICE UPDATED

01/15/2025

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 PHOENIX, AZ 85018

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COMMUNITY DEVELOPMENT DEPARTMENT
 CODE COMPLIANCE
FINAL CORRECTION NOTICE UPDATED

01/15/2025

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 1241 W ROMO JONES ST
 TEMPE, AZ 85281

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COMMUNITY DEVELOPMENT DEPARTMENT
CODE COMPLIANCE
FINAL CORRECTION NOTICE UPDATED

06/23/2025

TUURA ANNA
7117 E ORANGE BLOSSON LN
SCOTTSDALE, AZ 85253

Case #: CE247091
Site Address: 1241 W ROMO JONES ST, TEMPE, AZ 85281

This is a notice to inform you that this site was inspected on 06/23/2025 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

PLEASE TAKE THE FOLLOWING CORRECTIVE ACTION

CC 21-3.b.1	Please remove trash, debris, and other misc. items from the property.	SITE REINSP ON OR AFTER 7/7/2025
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CORRECTIVE ACTION MUST BE COMPLETED OR A \$200 CITATION MAY BE ISSUED

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**Melissa Ensing
Code Inspector**

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06/23/2025

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Section	Violation	SITE REINSP ON OR AFTER
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		
CC 21-3.b.1	Please remove trash, debris, and other misc. items from the property.	7/7/2025

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Case #: CE247091
Site Address: 1241 W ROMO JONES ST, TEMPE, AZ 85281

This is a notice to inform you that this site was inspected on 06/23/2025 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

PLEASE TAKE THE FOLLOWING CORRECTIVE ACTION		SITE REINSP ON OR AFTER
CC 21-3.b.1	Please remove trash, debris, and other misc. items from the property.	7/7/2025

CORRECTIVE ACTION MUST BE COMPLETED OR A \$200 CITATION MAY BE ISSUED

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

Melissa Ensing
Code Inspector

Direct: 480-858-2085
Code Compliance: 480-350-4311
Email: Melissa_Ensing@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 REVISED

08/26/2025

TUURA ANNA
7117 E ORANGE BLOSSOM LN
PARADISE VALLEY, AZ 85253

Case #: CE247091
Site Address: 1241 W ROMO JONES ST, TEMPE, AZ 85281

This is a notice to inform you that this site was inspected on 08/26/2025 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.8	Uncultivated plants, weeds, tall grass, or uncultivated shrubs; or growth which presents a deteriorated appearance
Sec.29-2.	Adjacent property owners to maintain sidewalks, gutters, alleys
ZDC 3-412	Home Occupation
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.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.5	Storing or leaving of any machinery or equipment designed for commercial purposes
CC 21-4.a.1	Commercial vehicle or trailer in a residential district
ZDC 4-706	Non-permitted wall or fence

PLEASE TAKE THE FOLLOWING CORRECTIVE ACTION		SITE REINSP ON OR AFTER
CC 21-3.b.1	Please remove trash and debris from the alley behind your property.	9/9/2025
CC 21-3.b.8	Please remove all grass/weeds/vegetation from the alley behind your property.	9/9/2025
Sec.29-2.	Property owners must maintain each alley that is adjacent to their premises free of weeds and debris to the center line of such alley	9/9/2025
ZDC 3-412	Products and or equipment produced or used by the home occupation shall not be displayed or visible from outside any building.	9/9/2025
CC 21-3.b.8	Please remove grass and weeds from gravel front and side yards. Gravel landscape must be maintained free of grass and weeds.	9/9/2025
CC 21-3.b.1	Please remove trash, debris, tarps, wood, pallets, buckets, ladders, and other misc. items from the property.	9/9/2025
CC 21-3.b.15	Please repair or replace deteriorated sections of rear yard fence. Replacement materials must be consistent and of like materials (Block).	9/9/2025
CC 21-3.b.5	Please remove all commercial equipment and materials from residential district.	9/9/2025
CC 21-4.a.1	Please remove the commercial vehicle from the residential district.	9/9/2025
ZDC 4-706	Please reduce height of wall/gate in rear yard to no more than 7 foot in height or obtain building permits.	9/9/2025

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.

Melissa Ensing
Code Inspector

Direct: 480-858-2085
Code Compliance: 480-350-4311
Email: Melissa_Ensing@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 REVISED

08/26/2025

TUURA ANNA
4225 N 32ND ST 2025
PHOENIX, AZ 85018

Case #: CE247091
Site Address: 1241 W ROMO JONES ST, TEMPE, AZ 85281

This is a notice to inform you that this site was inspected on 08/26/2025 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
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Sec.29-2.	Adjacent property owners to maintain sidewalks, gutters, alleys
ZDC 3-412	Home Occupation
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.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.5	Storing or leaving of any machinery or equipment designed for commercial purposes
CC 21-4.a.1	Commercial vehicle or trailer in a residential district
ZDC 4-706	Non-permitted wall or fence

PLEASE TAKE THE FOLLOWING CORRECTIVE ACTION		SITE REINSP ON OR AFTER
CC 21-3.b.1	Please remove trash and debris from the alley behind your property.	9/9/2025
CC 21-3.b.8	Please remove all grass/weeds/vegetation from the alley behind your property.	9/9/2025
Sec.29-2.	Property owners must maintain each alley that is adjacent to their premises free of weeds and debris to the center line of such alley	9/9/2025
ZDC 3-412	Products and or equipment produced or used by the home occupation shall not be displayed or visible from outside any building.	9/9/2025
CC 21-3.b.8	Please remove grass and weeds from gravel front and side yards. Gravel landscape must be maintained free of grass and weeds.	9/9/2025
CC 21-3.b.1	Please remove trash, debris, tarps, wood, pallets, buckets, ladders, and other misc. items from the property.	9/9/2025
CC 21-3.b.15	Please repair or replace deteriorated sections of rear yard fence. Replacement materials must be consistent and of like materials (Block).	9/9/2025
CC 21-3.b.5	Please remove all commercial equipment and materials from residential district.	9/9/2025
CC 21-4.a.1	Please remove the commercial vehicle from the residential district.	9/9/2025
ZDC 4-706	Please reduce height of wall/gate in rear yard to no more than 7 foot in height or obtain building permits.	9/9/2025

CORRECTIVE ACTION MUST BE COMPLETED OR CITATIONS MAY BE ISSUED

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Code Inspector

Direct: 480-858-2085
Code Compliance: 480-350-4311
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COMMUNITY DEVELOPMENT DEPARTMENT
CODE COMPLIANCE
FINAL CORRECTION NOTICE REVISED

08/26/2025

TUURA, ANNA
1241 W ROMO JONES ST
TEMPE, AZ 85281

Case #: CE247091
Site Address: 1241 W ROMO JONES ST, TEMPE, AZ 85281

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Arizona Traffic Ticket and Complaint

City of Tempe
Maricopa County
State of Arizona



Complaint Number 1790169		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.		<input type="checkbox"/> DLP	State	Class	Endorsements M H N P T X D			Incident Report Number CE247091				
Interpreter Required? <input type="checkbox"/> Spanish <input type="checkbox"/> Other Language												
Defendant Name (First, Middle, Last) Anna Tuura										Juvenile		
Residence Address, City, State, Zip Code 4225 N. 32nd St., 2025, Phoenix AZ 85018										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 01	Day 30	Year 2025	Time 10:57	<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 1241 W Romo Jones St						<input checked="" type="checkbox"/> Tempe <input type="checkbox"/>	85281		State of Arizona	Area	Dist.
The Defendant Committed the Following:												
A	Section: ZDC 1-201 A		ARS Violation: ZDC 3-412 Home Occupation		<input type="checkbox"/> Domestic Violence Case		<input type="checkbox"/> Criminal		<input type="checkbox"/> Criminal Traffic		<input checked="" type="checkbox"/> Municipal Code	
	Docket Number		Disp. Code:		Date of Disposition:		Sanction:		<input type="checkbox"/> Civil Traffic		<input type="checkbox"/> Petty Offense	
MVD												
B	Section: ZDC 1-201 A		ARS Violation: ZDC 3-102 Construction equip/materials		<input type="checkbox"/> Domestic Violence Case		<input type="checkbox"/> Criminal		<input type="checkbox"/> Criminal Traffic		<input checked="" type="checkbox"/> Municipal Code	
	Docket Number		Disp. Code:		Date of Disposition:		Sanction:		<input type="checkbox"/> Civil Traffic		<input type="checkbox"/> Petty Offense	
MVD												
C	Section: TCC 21-3 A		ARS Violation: 21-3.B.4 Lawn Parking		<input type="checkbox"/> Domestic Violence Case		<input type="checkbox"/> Criminal		<input type="checkbox"/> Criminal Traffic		<input checked="" type="checkbox"/> Municipal Code	
	Docket Number		Disp. Code:		Date of Disposition:		Sanction:		<input type="checkbox"/> Civil Traffic		<input type="checkbox"/> Petty Offense	
MVD												
D	Section: TCC 21-4 A		ARS Violation: 21-4.A.2.C Deteriorated roof		<input type="checkbox"/> Domestic Violence Case		<input type="checkbox"/> Criminal		<input type="checkbox"/> Criminal Traffic		<input checked="" type="checkbox"/> Municipal Code	
	Docket Number		Disp. Code:		Date of Disposition:		Sanction:		<input type="checkbox"/> Civil Traffic		<input type="checkbox"/> Petty Offense	
MVD												
E	Section:		ARS Violation:		<input type="checkbox"/> Domestic Violence Case		<input type="checkbox"/> Criminal		<input type="checkbox"/> Criminal Traffic		<input type="checkbox"/> Municipal Code	
	Docket Number		Disp. Code:		Date of Disposition:		Sanction:		<input type="checkbox"/> Civil Traffic		<input type="checkbox"/> Petty Offense	
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: 02/13/2025		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			Date:		Time:		<input type="checkbox"/> AM <input type="checkbox"/> PM		Court No.		
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						Complainant <i>Melissa J</i>			ID # 17448			
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.												
Initials _____						Date Issued if not violation date _____						

First violation \$740⁰⁰
mailed certified

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.



1790169

Case No: 25-0022261-4

Title: CITY OF TEMPE vs ANNA TUURA

TUURA, ANNA
4225 N 32ND ST APT 2025
PHOENIX, AZ 85018

Case Status: Closed **Case Balance Owing:** \$0.00
Filed: 2/3/2025 **Stayed Balance Owing:** \$0.00

TPC Due Date:
TPC Amount Due:

Cite Number	Code	Violation Date	Description	Filed	Disposition	Disp Date
1790169A	3-412	01/30/2025	HOME OCCUPATION	2/3/2025	11 - PLEAD GUILTY/RESP - SENT IMPOSED	5/3/2025
1790169B	1-201A	01/30/2025	ZONING VIOLATION	2/3/2025	11 - PLEAD GUILTY/RESP - SENT IMPOSED	5/3/2025
1790169C	21-3B4	01/30/2025	ENUMERATED VIOL-CAMPER/VEH OUT FRON	2/3/2025	11 - PLEAD GUILTY/RESP - SENT IMPOSED	5/3/2025
1790169D	21-4A2C	01/30/2025	DAMAGED ROOFING	2/3/2025	11 - PLEAD GUILTY/RESP - SENT IMPOSED	5/3/2025

Citations: 4

REGISTER OF ACTION

Date	Cite Number	Action	Amount	Judge	User
2/3/2025		ATTC FILED			ALP
2/3/2025		FIRST VIOLATION \$740.00 MAILED CERTIFIED			ALP
2/3/2025	1790169 A	CIVIL ARRAIGNMENT NLT 2/13/2025			ALP
2/3/2025	1790169 B	CIVIL ARRAIGNMENT NLT 2/13/2025			ALP
2/3/2025	1790169 C	CIVIL ARRAIGNMENT NLT 2/13/2025			ALP
2/3/2025	1790169 D	CIVIL ARRAIGNMENT NLT 2/13/2025			ALP
2/13/2025		CV ARR FTA - PENDING DEFAULT APPEAR NLT 2/27/2025			SYS
2/13/2025		CV ARR FTA - PENDING DEFAULT APPEAR NLT 2/27/2025			SYS
2/13/2025		CV ARR FTA - PENDING DEFAULT APPEAR NLT 2/27/2025			SYS
2/13/2025		CV ARR FTA - PENDING DEFAULT APPEAR NLT 2/27/2025			SYS
2/27/2025	1790169 A	DEFAULT FEE IMPOSED	\$50.00		SYS



Case No: 25-002261-4

Title: CITY OF TEMPE vs ANNA TURA

REGISTER OF ACTION

Date	Cite Number	Action	Amount	Judge	User
2/27/2025	1790169 A	FINE AND APPLICABLE FEES IMPOSED	\$170.00		SYS
2/27/2025	1790169 A	JCEF TIME PAYMENT FEE IMPOSED	\$20.00		SYS
2/27/2025	1790169 A	FTA DEFAULT			SYS
2/27/2025	1790169 B	DEFAULT FEE IMPOSED	\$50.00		SYS
2/27/2025	1790169 B	FINE AND APPLICABLE FEES IMPOSED	\$170.00		SYS
2/27/2025	1790169 B	FTA DEFAULT			SYS
2/27/2025	1790169 C	DEFAULT FEE IMPOSED	\$50.00		SYS
2/27/2025	1790169 C	FINE AND APPLICABLE FEES IMPOSED	\$200.00		SYS
2/27/2025	1790169 C	FTA DEFAULT			SYS
2/27/2025	1790169 D	DEFAULT FEE IMPOSED	\$50.00		SYS
2/27/2025	1790169 D	FINE AND APPLICABLE FEES IMPOSED	\$200.00		SYS
2/27/2025	1790169 D	FTA DEFAULT			SYS
2/27/2025		CASE HAS BEEN REFERRED TO VALLEY FOR COLLECTION	\$72.00		
5/3/2025		FINES AND FEES PAID	\$1,032.00		SYS
5/3/2025	1790169 A	FTA DEFAULT RESOLVED			SYS
5/3/2025	1790169 B	FTA DEFAULT RESOLVED			SYS
5/3/2025	1790169 C	FTA DEFAULT RESOLVED			SYS
5/3/2025	1790169 D	FTA DEFAULT RESOLVED			SYS
5/3/2025		CLOSED CASE FILE PURGE DATE SET TO 5/3/2030			SYS
# Actions: 30					



Arizona Traffic Ticket and Complaint

City of Tempe
Maricopa County
State of Arizona



Complaint Number 1790012		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"/> 16 Passenger Vehicle <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 247091			
Interpreter Required? <input type="checkbox"/> Spanish <input type="checkbox"/> Other Language														
Defendant		Name (First, Middle, Last) Anna Toura										Juvenile		
Residence Address, City, State, Zip Code 4225 N. 32nd St #2025 Phoenix, AZ 85018												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 05	Year 2025	Time 8:32	<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 1241 W. Romo Jones St.							<input checked="" type="checkbox"/> Tempe <input type="checkbox"/> 85281		State of Arizona		Area	Dist.	
The Defendant Committed the Following:														
A	Section: TCC 21-3 A			ARS CC	Violation: 21-3.B.1 Trash and Debris				<input type="checkbox"/> Domestic Violence Case		<input type="checkbox"/> Criminal	<input type="checkbox"/> Criminal Traffic	<input checked="" type="checkbox"/> Municipal Code	
	Docket Number			Disp. Code:	Date of Disposition:		Sanction:		<input type="checkbox"/> Civil Traffic	<input type="checkbox"/> Petty Offense				
MVD														
B	Section:			ARS CC	Violation:				<input type="checkbox"/> Domestic Violence Case		<input type="checkbox"/> Criminal	<input type="checkbox"/> Criminal Traffic	<input type="checkbox"/> Municipal Code	
	Docket Number			Disp. Code:	Date of Disposition:		Sanction:		<input type="checkbox"/> Civil Traffic	<input type="checkbox"/> Petty Offense				
MVD														
C	Section:			ARS CC	Violation:				<input type="checkbox"/> Domestic Violence Case		<input type="checkbox"/> Criminal	<input type="checkbox"/> Criminal Traffic	<input type="checkbox"/> Municipal Code	
	Docket Number			Disp. Code:	Date of Disposition:		Sanction:		<input type="checkbox"/> Civil Traffic	<input type="checkbox"/> Petty Offense				
MVD														
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	
	Docket Number			Disp. Code:	Date of Disposition:		Sanction:		<input type="checkbox"/> Civil Traffic	<input type="checkbox"/> Petty Offense				
MVD														
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	
	Docket Number			Disp. Code:	Date of Disposition:		Sanction:		<input type="checkbox"/> Civil Traffic	<input type="checkbox"/> Petty Offense				
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: 07/22/2025		Time: Between 9AM & 4PM		<input type="checkbox"/> Criminal Court Suite 200, 2nd Floor	Date: _____		Time: _____		<input type="checkbox"/> AM <input type="checkbox"/> PM
				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.	<input checked="" type="checkbox"/> mailed certified	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.									
			Michelle S	17448	Complainant ID #									
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 #2002 * Authority to enforce under 29-2														
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.

COMPLAINT



1790012

Case No: 25-019941-4

Title: CITY OF TEMPE vs ANNA TUURA

TUURA, ANNA
4225 N 32ND STREET APT 2025
PHOENIX, AZ 85

Case Status: Closed **Case Balance Owning:** \$0.00
Filed: 7/10/2025 **Stayed Balance Owning:** \$0.00

TPC Due Date:
TPC Amount Due:

Cite Number	Code	Violation Date	Description	Filed	Disposition	Disp Date
1790012A	21-3B1	07/08/2025	(CV) LITTER OR DEBRIS-COVERED EXT	7/10/2025	11 - PLEAD GUILTY/RESP - SENT IMPOSED	8/18/2025

Citations: 1

REGISTER OF ACTION

Date	Cite Number	Action	Amount	Judge	User
7/10/2025		ATTC FILED			CAB
7/10/2025	1790012 A	CIVIL ARRAIGNMENT NLT 7/22/2025			CAB
7/22/2025		CV ARR FTA - PENDING DEFAULT APPEAR NLT 8/5/2025			SYS
8/5/2025	1790012 A	DEFAULT FEE IMPOSED	\$50.00		SYS
8/5/2025	1790012 A	FINE AND APPLICABLE FEES IMPOSED	\$200.00		SYS
8/5/2025	1790012 A	JCEF TIME PAYMENT FEE IMPOSED	\$20.00		SYS
8/5/2025	1790012 A	FTA DEFAULT			SYS
8/5/2025		CASE HAS BEEN REFERRED TO VALLEY FOR COLLECTION	\$20.25		SYS
8/18/2025		FINES AND FEES PAID	\$290.25		SYS
8/18/2025	1790012 A	FTA DEFAULT RESOLVED			SYS
8/18/2025		CLOSED CASE FILE PURGE DATE SET TO 8/18/2030			SYS

Actions: 11

