

Court of Appeals, Division One

Civil Appeal

1 CA-CV 25-1044

LEWIS v. AVANT GARDE, et al.

Appellate Case Information

Case Filed: 23-Dec-2025

Case Closed:

Dept/Composition

Side 1. VICTORIA LEWIS, Plaintiff/Appellant

(Litigant Group) VICTORIA LEWIS

- Victoria Lewis PRO SE

Side 2. AVANT GARDE RESIDENTIAL MANAGEMENT SERVICES LLC, et al., Defendant/Appellee

(Litigant Group) AVANT GARDE RESIDENTIAL MANAGEMENT SERVICES LLC, et al.

- Avant Garde Residential Management Services LLC

- 1337 Polk St LLC

- Melina Sanchez

- Cristina Calderon

Attorneys for: Defendant/Appellee

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CASE STATUS

May 29, 2026...At Issue

Table with 6 columns: PREDECESSOR CASE(S), Cause/Charge/Class, Judgment/Sentence, Judge, Role <Comments>, Trial, Dispo. Rows include MAR CV2024-036147 and EPX1J CC2024218009EA.

PENDING MATTER

General Motion

Filed: 10-Apr-2026

Appellant's Motion for Judicial Notice of Undisputed Court Records and Public Records (Arizona Rule of Evidence 201) (Appellant Pro Per)

33 PROCEEDING ENTRIES

- 1. 23-Dec-2025 FILED: Index of Record, Notice of Appeal from Maricopa County Superior Court filed 11/25/25
2. 23-Dec-2025 FILED: e-Record on Appeal: Combined Instruments/Minute Entries Exhibits: None
3. 23-Dec-2025 FILED: Appellate Clerk Notice re: Appellant's Fee/Case Management Statement/Brief Due
4. 29-Dec-2025 FILED: Application for Deferral of Appellate Filing Fees; Application for Deferral or Waiver of Court Fees or Costs and Consent to Entry of Judgment; Benefit Verification Letter (Appellant Pro Per)
5. 31-Dec-2025 ORDERED: Application for Deferral of Appellate Filing Fees (Appellant Pro Per) = WAIVER GRANTED. Patrick Philippe Lacroix ProTem Judge - Author
6. 14-Jan-2026 FILED: Motion to Accept Late Filing of Case Management Statement (Nunc Pro Tunc); Blank (Certificate of Service Via TurboCourt) (Appellant Pro Per)
7. 14-Jan-2026 FILED: Request to Participate in Pro Bono Program; Blank (Certificate of Service Via TurboCourt) (Appellant Pro Per)
8. 14-Jan-2026 FILED: Designation of Transcripts and Request to Settle and Supplement Record; Blank (Certificate of Service Via TurboCourt) (Appellant Pro Per)
9. 14-Jan-2026 FILED: Case Management Statement (ARCAP 12(d)); Notice of Appeal and Statement of Procedural Error; Courtesy Copy (Superior Court Motion for Accelerated Consideration and Emergency Interim Relief) (Appellant Pro Per)

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10. 19-Jan-2026 FILED: Answering Brief; Certificate of Compliance; Certificate of Service; Courtesy Copy (Maricopa County Superior Court Ruling on Motion for Summary Judgment Minute Entry) (Appellee)
- [stricken per order filed 01/20/2026]
11. 20-Jan-2026 ORDERED: Striking the answering brief filed on 01/19/2026. Appellees may file an answering brief after the opening brief is filed and served. Melina Brill ProTem Judge - Author
12. 20-Jan-2026 FILED: Notice of Filing Certificate of Service (Cure of Deficiency) (Appellant Pro Per)
13. 21-Jan-2026 ORDERED: Request to Participate in Pro Bono Program (Appellant Pro Per) = DENIED. FURTHER ORDERED: Designation of Transcripts and Request to Settle and Supplement Record (Appellant Pro Per) = TAKING NO ACTION. Melina Brill ProTem Judge - Author
14. 21-Jan-2026 ORDERED: Motion to Accept Late Filing of Case Management Statement (Nunc Pro Tunc) (Appellant Pro Per) = GRANTED and accepting the case management statement filed on 01/14/2026. The opening brief remains due by 02/23/2026. If the brief is not timely filed, the court will dismiss this appeal. Melina Brill ProTem Judge - Author
15. 23-Jan-2026 RECEIPT No.: 2026-00102 ; \$165.00, Authorization: #23005487324, Applied to: AVANT GARDE RESIDENTIAL MANAGEMENT SERVICES LLC, e - Class B Filing Fee (\$165.00) Paid for: Law Offices of Scott M Clark PC - By nCourt LLC
16. 22-Feb-2026 FILED: Motion for Extension of Time to File Opening Brief; Notice of Certificate of Service; Referral Order (Exhibit A - Medical Housing Verification); Untitled (Exhibit B - Telecare Verification Letter) (Appellant Pro Per)
17. 22-Feb-2026 FILED: Designation of Transcripts and Request for Guidance Regarding Ordering/Access; Notice of Certificate of Service (Duplicate) (Appellant Pro Per)
18. 23-Feb-2026 ORDERED: Motion for Extension of Time to File Opening Brief (Appellant Pro Per) = GRANTED. Due date EXTENDED from Monday, 02-23-2026 to Monday, 03-09-2026. If the brief is not timely filed, the court will dismiss this appeal. If additional time is needed based on a transcript delay, any future extension motion must comply with ARCAP 15(e)(1). The parties are encouraged to submit future extension motions at least 5 business days prior to the brief deadline. Melina Brill ProTem Judge - Author
19. 23-Feb-2026 ORDERED: Designation of Transcripts and Request for Guidance Regarding Ordering/Access (Appellant Pro Per) = DENIED and taking no action on the designation of transcripts. Melina Brill ProTem Judge - Author
20. 13-Mar-2026 FILED: Motion to Dismiss for Failure to File Opening Brief; Motion to Dismiss for Failure to File Opening Brief (Duplicate) (Certificate of Service) (Appellee)
21. 26-Mar-2026 FILED: Motion for Extension of Time to File Opening Brief; Notice of Certificate of Service; Untitled (Exhibit A); Untitled (Exhibit B) (Appellant Pro Per)
22. 2-Apr-2026 FILED: Appellant's Motion to Accept Late-Filed Response to Motion to Dismiss Nunc Pro Tunc to March 27, 2026; Notice of Certificate of Service; Exhibit A to Appellant's Motion to Accept Late-Filed Response to Motion to Dismiss Nunc Pro Tunc to March 27, 2026; Exhibit B to Appellant's Motion to Accept Late-Filed Response to Motion to Dismiss Nunc Pro Tunc to March 27, 2026 (Appellant Pro Per)
23. 2-Apr-2026 FILED: Appellant's Response to Motion to Dismiss for Failure to File Opening Brief; Notice of Certificate of Service (Appellant Pro Per)
24. 9-Apr-2026 FILED: Appellant's Opening Brief; Certificate of Compliance; Notice of Certificate of Service (Appellant Pro Per)
25. 9-Apr-2026 FILED: Appellant's Motion to Accept Opening Brief Nunc Pro Tunc and/or Extend Time, and to Hold Appellees' Motion to Dismiss in Abeyance; Notice of Certificate of Service (Appellant Pro Per)
26. 10-Apr-2026 FILED: Response to Motion to Accept Opening Brief Nunc Pro Tunc and/or Extend Time, and Hold Appellees' Motion to Dismiss in Abeyance; Response to Motion to Accept Opening Brief Nunc Pro Tunc and/or Extend Time, and Hold Appellees' Motion to Dismiss in Abeyance (Duplicate) (Certificate of Service); Proposed Order (Appellee)
27. 10-Apr-2026 FILED: Appellant's Motion for Judicial Notice of Undisputed Court Records and Public Records (Arizona Rule of Evidence 201); Certificate of Service; Table of Contents Judicial Notice Exhibits (Appellant Pro Per)
28. 10-Apr-2026 FILED: Appellant's Appendix (for Opening Brief) Table of Contents; Certificate of Service (Appellant Pro Per)
29. 16-Apr-2026 FILED: Appellant's Reply in Support of Motion to Accept Opening Brief Nunc Pro Tunc and/or Extend Time, and to Hold Appellees' Motion to Dismiss in Abeyance; Notice of Updated E-Service Email; Opposition to Appellees' Fee Request; Certificate of Service; Cover Page - Exhibit A/Exhibit A-1; Cover Page - Exhibit B/Exhibit C (Appellant Pro Per)
30. 17-Apr-2026 ORDERED: Appellant's Motion to Accept Late-Filed Response to Motion to Dismiss Nunc Pro Tunc to March 27, 2026 (Appellant Pro Per) = GRANTED. FURTHER ORDERED: Motion to Dismiss for Failure to File Opening Brief (Appellee) = DENIED. FURTHER ORDERED: Motion for Extension of Time to File Opening Brief (Appellant Pro Per) = GRANTED in part. FURTHER ORDERED: Appellant's Motion to Accept Opening Brief Nunc Pro Tunc and/or Extend Time, and to Hold Appellees' Motion to Dismiss in Abeyance (Appellant Pro Per) = GRANTED and accepting the opening brief filed on 4/9/26. FURTHER ORDERED: answering brief is due by 5/19/26. If the brief is not timely filed the court will submit this appeal for decision on the record and the opening brief. Hon Randall M Howe - Author

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33 PROCEEDING ENTRIES

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| 31. | 27-Apr-2026 | ORDERED: deferring a ruling on the motion (for Judicial Notice of Undisputed Court Records and Public Records) to the panel that considers this appeal on the merits. Melina Brill ProTem Judge - Author |
| 32. | 13-May-2026 | FILED: Answering Brief; Certificate of Compliance; Certificate of Service (Appellee) |
| 33. | 29-May-2026 | FILED: Appellant's Reply Brief Table of Contents; Certificate of Compliance and Certificate of Service; Certificate of Service (Appellant Pro Per) |