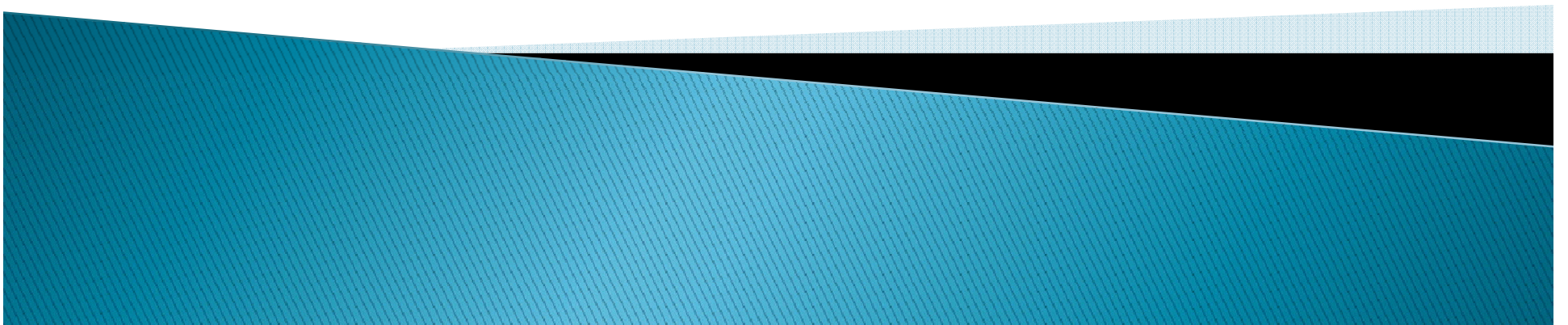


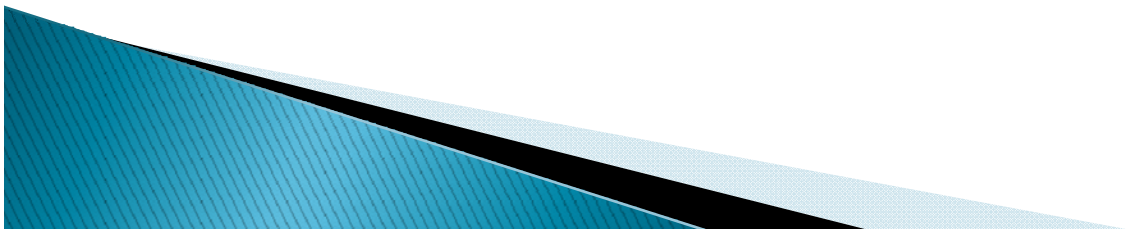
700 Cate St.

Home Ice Company

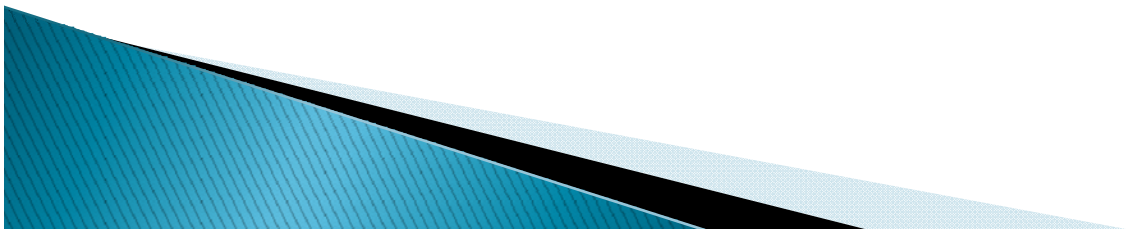


History of Home Ice Company

- ▶ The Home Ice building was built in 1896 for a wagon factory, then it became a peanut factory at the turn of the century, then an ice cream plant in 1916 and went all ice and no cream in 1926.
- ▶ Sam Rosse took over Home Ice in 1978.
 - Kait



Home Ice Company



700 Cate St in 2010/11

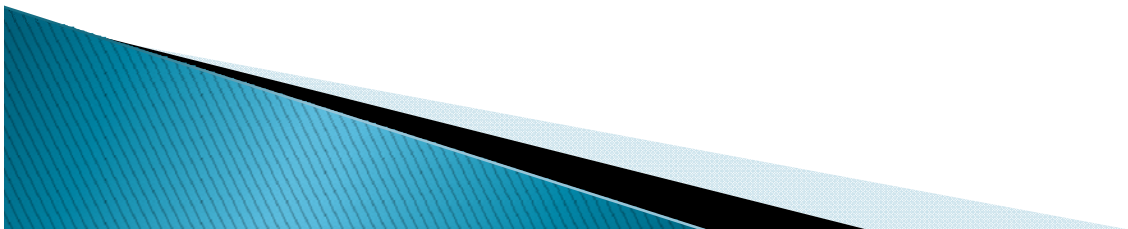


700 Cate St April 2013



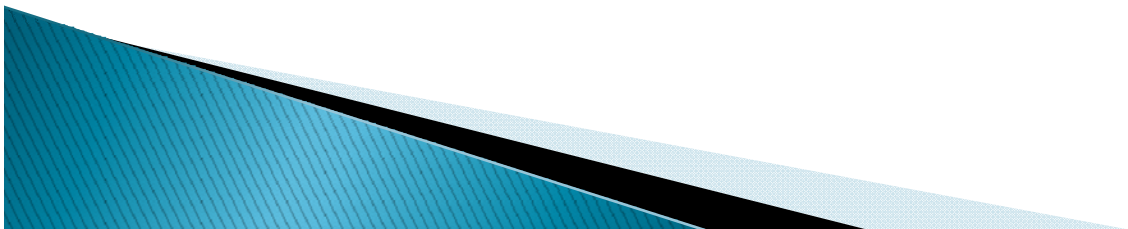
Code Enforcement Actions

- ▶ Case 13-3082 Opened for Unsightly/Unsanitary conditions.
 - Dumpster overflowing, need clean up around building, spoke to Karen Siegel 10-28-13, says have contacted Throgmartin about emptying, told her to contact another company and get it emptied, also continuing cleaning up around building.
 - Owner of record found to be Samuel Rosse III
 - Contact was made with Karen Siegel, lived with Mr. Rosse.



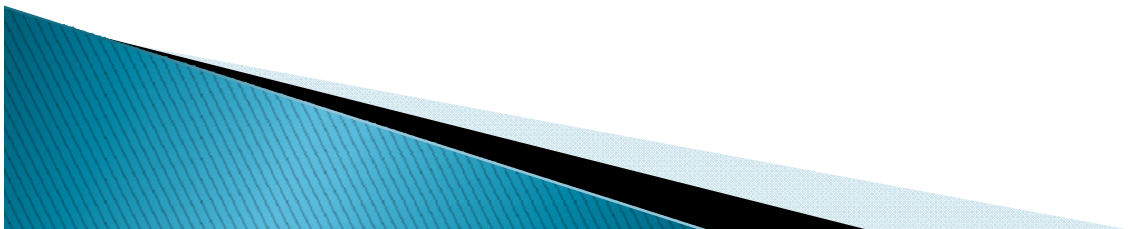
Code Enforcement actions cont.

- ▶ Siegel advised in December 2013 that Mr. Rosse was in the hospital and incommunicado.
- ▶ From December 13 to March 14 little progress was made. Siegel advised that person that was doing cleanup was in a motorcycle accident.
- ▶ 5/16/14 Affidavit filed against Samuel Rosse III.
- ▶ Learned that Mr. Rosse was possibly in prison.



Code Enforcement cont.

- ▶ May 1014 to July 2014 Very little progress was made in clean-up. Siegel was unable to be contacted.
- ▶ July 2014 – work on the property resumed.
- ▶ December 2014 Samuel Rosse located in federal detention facility. Certified letter sent to give notice and determine future plans.



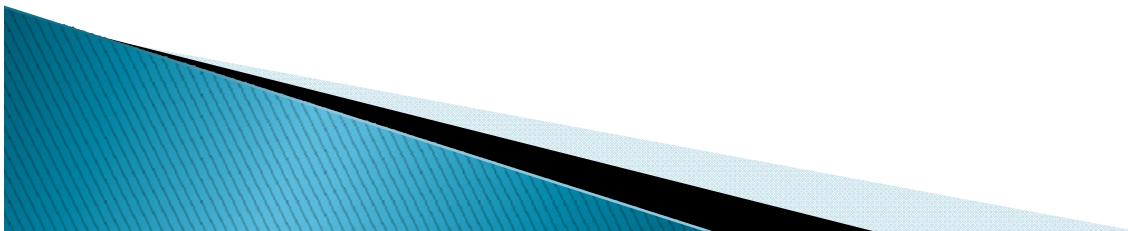
Code Enforcement cont.

- ▶ January 2015 - Electric cut to building because it was determined to be unsafe by Building Inspector.
- ▶ Learned the Samuel Rosse was no longer the owner. Property owned by Rosse Family Trust with Karen Siegel as power of attorney.
- ▶ February 2015 Building was inspected by Building Inspector and architectural engineer.



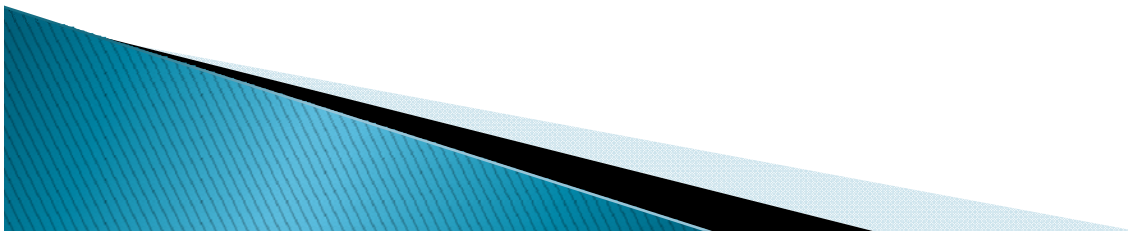
Code Enforcement cont.

- ▶ April 2015 condemnation of 700 Cate St. sent to Public Safety Committee.
- ▶ August 2015 City Council condemned 700 Cate St.
- ▶ September 2015 Rosse Family Trust filed an appeal to the condemnation.



Code Enforcement Cont.

- ▶ March 2016 appeal was denied with prejudice.
- ▶ Second appeal filed and is currently pending.



700 Cate St April 2013



700 Cate St. September 2015



October 3rd Clean-up efforts

A verbal estimate of \$8000 was given for the cost of a clean-up. These taxpayer funds would likely never be recovered, so other solutions were sought.

- ▶ TRG supplied a recycling trailer.
- ▶ Sanitation provided boom truck
- ▶ Street Department provided a skid loader
- ▶ Parks Department provided line trimmers
- ▶ Code Enforcement provided labor.





2016/03/08 07:16



2016/03/08 07:18



2016/03/08 07:18





2016/03/08 07:22



2016/03/08 13:52



2016/03/08 13:51



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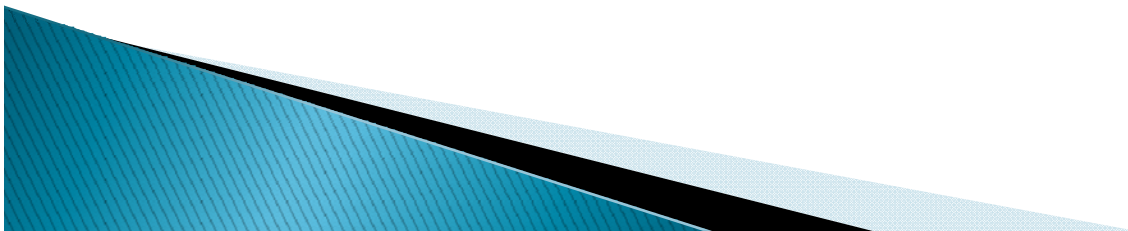


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Clean-up results

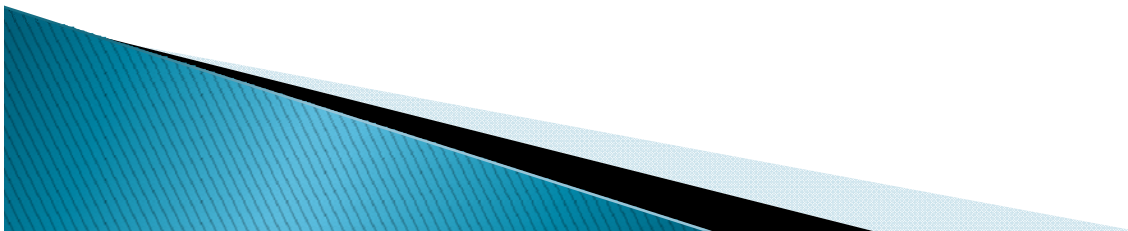
- ▶ 3220 lbs of scrap metal was taken to TRG. The proceeds will be used to offset the cost of dumping and administrative fees.
 - Anything over and above those costs will be paid to the Rosse Family Trust.

3.69 Tons of trash was removed from the property.



Pending:

- ▶ Status of the appeal will determine timeline for demolition.
- ▶ Fence currently standing and in-tact and property is screened.
- ▶ October 17, 2016 is the follow-up date for inoperable vehicles to be removed from property.



Question

