

CITY OF MINNETRISTA



CITY COUNCIL AGENDA ITEM

Subject: 9550 West Hill Road Nuisance Discussion

Prepared By: Jasper Kruggel, City Administrator
Craig Squires, Director of Public Safety

Meeting Date: May 18, 2025

Issue: The Minnetrista Police Department and Building Department Officials gained consent to access the property at 9550 West Hill Road to inventory items on site for future consideration of a nuisance declaration and potential nuisance abatement order.

Overview: On April 17th the Minnetrista Police Department and Building Department Officials were able to access the property at 9550 West Hill Road. The City of Minnetrista has received a complaint about the property, and both criminal and civil investigation have ensued. The criminal complaint is in process and is more related to vehicles that are non-operable and unregistered. The civil investigation is tied to [Section 1510 – Public Nuisances](#) in the Minnetrista City Code.

From Chapter 1510.03 and 1510.05 of the Minnetrista City Code, below are the definitions of public nuisances:

510.03. - Definitions.

The following words, when used in this chapter, shall have the meanings ascribed to them:

Garbage means all putrescible animal, vegetable or other matter, including the cans, containers, or wrappers wasted along with such materials.

Rubbish means all non-putrescible wastes such as wood waste, tree trimmings, shavings, paper, rags, clothing, soil, plaster, glass, ashes, tin cans and other metal products, plastics and any other debris, whether combustible or non-combustible.

1510.05. - Additional public nuisances defined.

It is hereby declared to be a public nuisance to permit, maintain, cause, deposit, or harbor any of the following:

Subd. 1. Diseased animals, fish or fowl, wild or domestic, whether confined or running at large.

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Subd. 2. Carcasses of animals, fish or fowl, wild or domestic, not buried or destroyed within 24 hours after death.

Subd. 3. Garbage not stored in rodent free and fly-tight containers, or garbage stored so as to emit foul and disagreeable odors, or garbage stored so as to constitute a hazard to public health.

Subd. 4. Accumulations of rubbish as defined herein.

Subd. 5. The dumping of any effluent, garbage, rubbish, wastewater, fuel, oil, lubricant or other noxious substance upon public or private property.

Subd. 6. Any open well, pit, excavation, structure, barrier or other obstruction which endangers public health, safety or welfare.

Subd. 7. The pollution of any public or private well or cistern, any public stream, lake, canal, or body of water by effluent, garbage, rubbish or other noxious substance.

Subd. 8. Any noxious weeds, or any other vegetation which is maintained in violation of Minn. Stats. § 18.75 to 18.91, as may be amended from time to time.

Subd. 9. The emitting or production of dense smoke, noxious fumes, gases, soot, cinders or sparks in unreasonable quantities.

Subd. 10. Accumulation of disused furniture, appliances, machinery, automobiles, trucks, buses, light and heavy equipment, semi-trucks, fire trucks, ambulances, boats, other emergency response vehicles, trailers, recreational vehicles, and any other related vehicles or equipment and parts thereof, and freight or cargo containers of any kind, which may become a harborage for rats, snakes or vermin, or which may be conducive to fire, or which endangers the health, safety or welfare of the public, or which leads to a blighting condition in a particular neighborhood.

Subd. 11. Accumulations of animal waste, litter or manure which pose a risk of pollution of ground or surface waters or which endanger public health, safety or welfare.

Subd. 12. Any motor vehicle which is not currently licensed in Minnesota or any other state, or which is not in operable condition, or which is partially dismantled, or which is used for the sale of parts, or as a source of repair or replacement parts for other vehicles, or which is kept for scrapping or dismantling or salvage of any kind, or any abandoned vehicle as that term is defined in Minn. Stat. Section 168B.011, subdivision 2.

Subd. 13. Maintenance of grass or weeds on a property at a height of more than ten inches, except:

- (a) On those portions of a property actively farmed or used for agricultural purposes;
- (b) On residential properties one acre or larger in size and located in the R-1, R-2, R-2(a), R-3, R-5, RDB, A, AP, and SDD zoning districts, except that those portions of such

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properties that are maintained as lawn shall be kept in compliance with the above standard;

(c) On residential properties, on slopes in excess of 3:1; wetlands; wetland buffers; areas maintained in prairie or other native vegetation; or areas subject to a conservation or similar easement; and

(d) Publicly owned parks, trails or nature areas.

Subd. 14. Any condition whereby any fuel, oil, fluid, or other substance is allowed to leak from any motor vehicle and leech into the ground.

Subd. 15. Violation of any provision of the city code related to the keeping of or care of animals.

Subd. 16. Any condition which creates excessive exterior storage resulting in a blighted condition of a property, or which is open and obvious to neighboring properties or to the general public from public areas.

Subd. 17. Anything else declared to be a nuisance by Minnesota Statute or by the Minnetrista City Code.

Below are links to videos of the site:

[Bosma Exterior Property Video](#)

[Bosma Interior Property Video](#)

Next Steps:

Minnetrista Police Department staff will be available at the work session for any questions, along with City Attorney Sarah Sonsolla.

Staff are seeking direction on next steps regarding the nuisance complaint at 9550 West Hill Road. If City Council feels this property meets the criteria in Section 1510 of Minnetrista City Code to declare this property a public nuisance, City Council may direct staff to draft a nuisance declaration, and subsequent nuisance abatement order for a future City Council meeting.

The property owner has been invited to this meeting in hopes of receiving an update on progress and a potential timeline for cleaning up.

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Supplemental Report

ICR: 26001118

Last Modified: 03-19-2026 1345

Title: Civil Nuisance Property - DC Cummings

Created By: Patrick Cummings

The property at 9550 West Hill Road in the City of Minnetrista has long been a nuisance problem. This has been an ongoing problem that has worsened over several years. The property is in numerous violations of city ordinances to include but not limited to Minnetrista Ordinance 1510.01 Subd. 1, 3, 4, 14 & 16, Minnetrista Ordinance 925 and despite multiple efforts to get the property owners to clean up the property and be within city codes, the property continues to be a nuisance problem and seems to worsen regularly. The property is owned by Robert Bosma and his sons frequently are at the property.

On March 30, 2025, CSO Carlson and the MPSD started a new criminal process for the ordinance violations (See related ICR 25002146 for details). In this related case, officers had been to the property to observe and document violations on multiple occasions. On 04/30/2026 CSO Carlson and Officer Griggs walked the property. They observed numerous violations, which were caught on body worn camera, and advised Robert that he had 30 days to fix the violations. On May 29, 2025, CSO Carlson returned to the property and realized there was no progress made. In this instance they took and documented 29 different photographs showing violations. CSO Carlson went to the property again on 07/10/2025 and once again there was little to no progress made and there were still countless violations upon the property. In this case, there were 18 more photographs taken and documented showing violations. On this last occasion officers were not allowed to walk and observe the entire property. While documenting violations on the portion of the property they were allowed access to, permission to be on the property was denied and Robert requested officers to leave the property.

After being denied access to the property and the property being in numerous violations of city ordinances, the case was sent to the city attorney for review of charges. This case is still being litigated in the courts on the criminal procedure.

As of mid-March 2026, you can observe by driving by the residence on West Hill Road that the property is still in numerous violations. The city has also continued to receive multiple complaints by multiple citizens regarding the property. The city has decided to take a civil approach along with teh criminal proceedings. I requested Detective Wegner to contact Robert and request permission to observe, photograph and document the entire property.

PENDING...

Supplemental Report

ICR: 26001118

Last Modified: 04-20-2026 0823

Title: Conversations with Mr. Bosma - Detective Wegner

Created By: Ryan Wegner

On March 18th, 2026, I (Detective Wegner) was tasked with calling the property owner of 9550 West Hill Road in the City of Minnetrista by Deputy Chief Cummings. The property owner was Robert Reinhard Bosma - DOB: 06/30/1938.

I was advised that members of the Police Department were seeking permission from Mr. Bosma to document the condition of his property for a civil proceeding. I was advised that this documentation would likely take many hours. The date that was chosen due to staffing levels was April 8th.

On March 19th, I called Mr. Bosma at the cell phone number we had on file for him (612-570-1026). There was no answer and the message indicated the voicemailbox was not set up.

I then called the home phone number we had on file for Mr. Bosma (952-446-1841). The line appeared to be disconnected.

A short time later I received a call from Mr. Bosma's cell phone number on my desk phone.

I spoke with him and relayed our request to him. I made it clear that we would likely be there for an extended period of time. Mr. Bosma indicated he was in the process of cleaning up the property and stated he was having difficulty recently due to items being frozen to the ground.

Mr. Bosma ultimately said he would have to speak with his attorney about this request, and he would get back to me. I told him I would be happy to speak with his attorney about the matter as well.

I stepped out of my office for a short period of time and when I returned I found I had a missed call from Mr. Bosma's cell phone number. I called him back and he requested my name so he could give it to his attorney. I told him the number he was calling was my desk phone.

Mr. Bosma was polite each time I talked to him.

All of the above conversations were digitally audio recorded. There are two different files which were attached to LETG. See recordings for full details.

As of March 25th I hadn't been contacted by Mr. Bosma. I called his cell phone and spoke with him. Our conversation was recorded and is attached to LETG.

Mr. Bosma advised that he hadn't called his Attorney yet and was going to do that today. I reminded him of the April 8th date that we were requesting and told him I'd wait to hear from him.

Mr. Bosma indicated he was actively cleaning up the property and they were making progress.

He was polite and pleasant to talk to.

See recording for full details.

A couple hours later Mr. Bosma called back and left a message while I was out of my office. I called him back and he indicated he tried to call his Attorney a few times and received a fax sound. He confirmed my number and said he would keep trying to contact his Attorney and get back to me.

On March 26th, I called and spoke with Mr. Bosma on his cell phone number. Our conversation was recorded and is attached to LETG.

I inquired if he was able to get in contact with his Attorney. He was surprised that his Attorney hadn't called me and said he had called him yesterday and left a message for him to call me. He also called and spoke with his Attorney's Administrative Assistant and spoke with her about this matter.

On April 2nd, I was out of the office and received the attached email notifying me that I received a voice message from an Attorney who said he represented Mr. Bosma. The Attorney's name was Daivid Schultz and his cell phone number is 612-270-6977. I forwarded this information to Depuy Chief Cummings.

END

Supplemental Report

ICR: 26001118

Last Modified: 04-20-2026 0822

Title: Follow Up - DC Cummings

Created By: Patrick Cummings

On April 2, 2026, Detective Wegner (who was off this day) advised he received a voicemail from David Schultz (612-270-6977), indicating to be Robert's attorney. At approximately 1500 hours I called David and received a voicemail. I advised David that we were inquiring about getting consent to observe the entire property, preferably on April 8, in order to photograph any ordinance violations. I requested a call back.

Eventually David called back and spoke with Detective Wegner. We were given consent to walk and document the property. It was agreed upon a date of 4/18/26. See Det. Wegner report for details.

On April 16, 2026 I received a phone call from Bob's attorney, David. David advised that he was no longer going to be at the property at 0800 hours on the 17th but would be there mid-morning. David asked if we could push the date back a couple weeks. I advised David that we can't continue to push the date back. David said he understood and that we still had consent to go on the property and that he would talk to Bob.

On April 17, 2026 the following people briefed this situation at the MPSD: Myself, Det. Wegner, Det. White, Sgt. Griggs, Ofc. Hintz, Ofc. Dwinell, CSO Carlson, CSO Ewald and city officials Nick Olson and Robert Goodman. At approximately 0830 hours we began to depart the PD to Bosma's residence and received a phone call from Bob. Detective Wegner and I spoke on the phone with Bob. The following is a summary of our conversation:

Bob was very worked up and animated. Bob wanted this situation pushed back to the July 1. Bob stated he was upset with the city and was going to sue the city. Bob stated this was all "fucking bullshit" and he was pissed. Bob wanted to know how many people would be coming. I explained to Bob that we had 10 individuals and the plan was to take pictures and document the items on the property. Bob was upset with this and stated it should only take 2 individuals and just a couple minutes. We explained to Bob what we needed to do, that his property was large, and that there are clearly numerous violations that needed to be documented. After a lengthy conversation Bob revoked consent and stated we could potentially come to the property at 10:30 when his attorney showed up.

Det. Wegner and I then contacted Bob's attorney and explained the situation to him. David stated he would call Bob and talk to him as he had talked to him earlier this morning and Bob was still consenting. A brief time later David called back and stated that we could go to the property and that Bob was consenting.

At approximately 0930 hours we went to the residence, 9550 West Hill Road. I had some conversations with Bob who was pleasant and consenting to us being on the property. I explained to Bob that there were numerous violations on the property and he agreed.

See officer's supplements for details regarding photographs.

I walked the interior property and took two videos. I took one video that was the exterior path of the property and another video that was the interior. I uploaded the two videos to a USB and attached it to this case file. A separate USB will be created including the two videos as well as all the photographs for council.

END...

Supplemental Report

ICR: 26001118

Last Modified: 04-20-2026 0822

Title: Conversation with Mr. Bosma's Attorney - Detective Wegner

Created By: Ryan Wegner

On April 6th, 2026, I called and spoke with Mr. Bosma's Attorney (Mr. Schultz). Our conversation was recorded and is attached to LETG.

I advised Mr. Schultz of the City's civil proceeding with the property and our request to document the property. I told him that we'd like an answer by the 10th. I advised him that ideally, we'd like to do the documentation on Wednesday April 8th. Citing higher than normal staffing levels so we could get it done as quickly as possible as it would likely take several hours.

I also told him that if we were denied access or no answer was received the City would attempt to gain access to the property via Minnesota Rule 1300.0110 Subp. 7.

He said he'd have to look into the rule and talk to Mr. Bosma and would get back to me.

Mr. Schultz was polite, pleasant to talk to and seemed to indicate there would be no reason to not give consent to the documentation.

On April 8th, I received a call from Mr. Schultz. Deputy Chief Cummings was also present for the call.

Mr. Schultz advised that Mr. Bosma would consent to having us document his property. He said that day would not work for Mr. Bosma though so he could not honor that request.

A tentative date of Friday, April 17th was decided on as it worked the best with everyone's schedule.

PENDING

Supplemental Report

ICR: 26001118

Last Modified: 04-17-2026 1218

Title: Nuisance Property Walk Through - 8111

Created By: Brandon White

On April 17th, 2026, at approximately 0930 hours, I, Detective White, assisted Minnetrista Police Department with a walk-through/information gathering of Robert Reinhart Bosma's property, 9550 W. Hill Road in the City of Minnetrista.

I was partnered with Minnetrista Community Service Officer (CSO) Ewald. We were assigned to start at the south (middle of property) end of the property and then document north until we came to a "T" intersection then document east of the intersection. CSO Ewald took photographs of the property while I took notes on each photograph. During the time we were documenting the property I was wearing clothing that clearly stated "Police" and had my Minnetrista body worn camera (BWC) on.

When we arrived we were met by Robert Bosma (Bob). We greeted Bob, spoke with him and then started documenting the property. We started at the gate located off of W. Hill Road and just east to the house entrance. We took photographs of the property at the south end and continued to take photographs as we made our way north. Once we made it to the most northern pint of the property ("T" intersection) we headed east and continued taking photographs. Once we finished taking photographs of the northeast portion of the property we returned to the "T" and headed west, continuing to take photographs. Once we were finished documenting the property we met with other Minnetrista Officers, Bob and his son (Robert). We then cleared.

While we were photographing the property we saw many disabled trucks, utility trucks, cars boats and recreational vehicles. Some of the vehicles were registered but the majority of vehicles that we saw were inoperable. There were many metal containers that were rusted out and couldn't be used. We saw many boats and boat lifts on the property. There were many disable construction vehicles on the property such as, Bobcats, tractors and a boom truck. There was a large inoperable car crusher on the property. There were multiple trailers on the property, horse, flat bed, and covered. Throughout the entire property there is material that was rusted or obviously junk. There were piles of tires, wires, rusted metal, household items and miscellaneous equipment. Much of the materials were piled on top of each other and appeared to be damaged or junk. On the property was many sheds (large and small) that appeared to be collapsing.

Once we returned to the MPSD my BWC was downloaded along with all the photographs taken by CSO Ewald. When reviewing the photographs of the property CSO Ewald and took photographs 75 through 160.

Clear...

Supplemental Report

ICR: 26001118

Last Modified: 04-17-2026 1217

Title: Nuisance Property - Hintz #129

Created By: Nathan Hintz

On 04/17/2026 around 0800 hours, I, Officer Hintz, assisted with a nuisance property at 9550 West Hill Road. I was assigned to take several photos of the property which had numerous piles of junk and trash on it.

I was with CSO Carlson who was the scribe and notating each picture. I took 52 pictures in total. The pictures are listed in the report beginning with 22 and ending with 74. The area I was assigned to with the middle northwest section of the property which is directly behind the large red barn, and I worked my way from the north end of the property to the south end of the property.

All images taken included countless piles of scrap metal, tires, junk, junked / abandoned vehicles, hazardous items such as batteries and general trash.

CSO Carlson entered each image into this report and Deputy Chief Cummings uploaded my BWC to a USB.

End Supplement.

Supplemental Report

ICR: 26001118

Last Modified: 04-17-2026 1318

Title: Nuisance Property

Created By: Chad Griggs

On 04/17/2026 at approximately 0930 hours I, Sgt. Griggs, of the Minnetrista Public Safety Department (MPSD) along with several other MPSD officers and city employees, assisted with a documentation detail regarding a nuisance property at 9550 West Hill Rd.

I was partnered with Minnetrista city employee Robert Goodman, and we were assigned to photograph and document junked vehicles and debris in violation of Minnetrista city ordinance on the east side of the property. We entered from the east driveway and followed it all the way to the north end of the property. We observed many disabled or inoperable cars, trucks, boats, trailers and scrape metal. We photographed and documented the items along this path. Once completed we were assigned to the northwest corner where we documented a small section.

The following are descriptions of the photographs.

(East side trail)

- 001 - Fleetwood RV, expired registration.
- 002 - Chrysler Sebring Touring, expired registration.
- 003 - Red Chevrolet truck, expired registration and Ford tractor.
- 004 - Ford Focus, Chevrolet F700 tree trimming truck, expired registration.
- 005 - Skylark Bristol RV, utility trailer.
- 006 - Horse trailer. No registration.
- 007 - RV Trailer, lifetime registration, inoperable.
- 008 - Boat lift, miscellaneous junk.
- 009 - Enclosed trailer, expired registration, utility trailer, woodchipper, miscellaneous junk.
- 010 - (2) Semi-trailers filled with junk, tires, scrap metal, inoperable.
- 011 - Flat bed trailers with scrap metal.
- 012 - Truck bed campers, white Chevrolet truck, expired registration.
- 013 - ATV, trailer, canoe with no registration, stove, mattresses
- 014 - (4) boat trailers, no registration
- 015 - Aluminum boat with no registration, goose neck trailer with no registration.
- 016 - Well craft boat, horse trailer, no registration
- 017 - Farm implement

(Northwest corner)

- 018 - Scrap piles, Ford Ranger with expired registration, Dodge Dakota with expired registration, (2) campers
- 019 - Metal scrap, (2) trailers
- 020 - Log piles, miscellaneous junk.
- 021 - John Deer lawn mower, snowplow.

All photographs were attached to this report and listed by number as shown above.

Body-worn camera active.

Supplemental Report

ICR: 26001118

Last Modified: 04-20-2026 0821

Title: Property Documentation - Detective Wegner

Created By: Ryan Wegner

On April 17th, 2026 at 0800 hours, I (Detective Wegner) was assigned to assist with documenting city ordinance violations at the property owner's (Mr. Bosma's) property at 9550 West Hill Road in the City of Minnetrista. Several other Officers and City Staff members were planning to get to Mr. Bosma's property at 0830 hours.

Mr. Bosma called and left a message for me around 0820 hours (attached). He indicated that things had changed and requested I call him. I did not see I had this message until he called again and Office Staff advised he was on the phone and wanted to speak with me.

Deputy Chief Cummings and I spoke with Mr. Bosma. I started my digital recorder when Mr. Bosma became verbally aggressive.

We then spoke with Mr. Bosma's Attorney (Mr. Schultz) three separate times about this matter. These conversations were recorded.

All recordings were later attached to LETG. See Deputy Chief Cumming's supplement for further details on these conversations.

Around 0930 hours we arrived at Mr. Bosma's property.

I was paired up with the Senior City Planner, Nick Olson. We were designated as group 4 and documented the northwest area of the property to the southwest area of the property. My BWC was active during the process. It was later downloaded onto a thumb drive by Deputy Chief Cummings.

I took the following photos of the violations (attached) and Mr. Olson wrote down the violations I observed that corresponded to the photos (attached):

159-White tow truck Exp Reg YU76573, Black trailblazer Exp Reg LCG797, Black truck Exp Reg and Flat Tire RJM079

160-Black chev truck Exp Reg 661CGC, Chev truck Exp Reg and Flat Tires YM74170

161-Brown horse trailer Exp Reg and Flat Tires X33726

162-Misc junk, White trailerhouse No Reg, Flat tires

163-Gray chev Exp reg and no wheels 9RK021

164-Horse trailer No reg, Popup camper Exp reg RU94004

165-Various clutter and garbage, White GMC pickup No reg

166-Tan chev pickup Exp reg and Flat tires YM98441, Dodge camper with front end damage and Exp reg WN1847

167-Misc metal and garbage, Coachmen camper Exp reg RV38755

168-Misc garbage, metal, snow plow
169-Dodge camper No reg, Multicolored Chev truck Exp reg and Flat tires YU29873
170-Misc metal, garbage, inoperable bobcat
171-Misc garbage, metal
172-Mis garbage, metal
173-Misc garbage, TVs
174-Black chev Exp reg HUE930, White Winnebago Exp reg RV93030
175-Misc garbage, metal
176-Misc garbage, metal, tires, rims
177-Misc garbage, metal, 55 gallon drums
178-Misc garbage, metal, lawn mowers, cat tree
179-Misc grabage, metal, culvert, pallets
180-GMC camper Exp reg RVD8491
181-Misc garbage, car door
182-Misc garbage, metal disability scooter
183-Gray ford focus Flat tire
184-Misc garbage, metal bikes
185-Misc garbage, lawn mower
186-Chev S10 No reg and flat tires, Red ford towtruck YUJ3850 Exp reg and flat tires
187-Tan trailer, No reg and missing wheel
188-Boat lift, misc metal
189-Red chev truck, Exp reg KBX155
190-Misc garbage, metal
191-Misc garbage, Trailer Exp reg and flat tires CTH7085
192-Misc garbage, metal
193-Trailer Exp reg and flat tires, Honda motorcycle Exp reg 11782MD
194-Green John Deere lawn tractor nonoperational
195-Jet ski No reg, Rusty trailer No reg and flat tires
196-Pontoon Exp reg, nonoperational
197-White and yellow trailer Exp reg and flat tire 3123LTL
198-Trailer Flat tires
199-Boat lift, Ford RV Exp reg RVB1860
200-Black rusted trailer No reg, Horse trailer No reg and flat tires
201-Yellow trailer Exp reg 3072CTM

202-Rusted trailer with junk Flat tires

203-Red ford truck Exp reg YBC7465, Blue GMC truck Exp reg YAH7925

204-Rusted trailer No reg, Maroon trailer Exp reg

205-Boat lifts

As indicated above I located numerous city ordinance violations.

Around 1031 hours we cleared the property.

END.