

Bridgewater Township Work Session
County of Rice, State of Minnesota
August 25, 2018
Official Minutes

Call to order at 9:00 am

Roll Call: John Holden, Glen Castore, Gary Ebling, Bruce Morlan, John Klockeman, Jeff Johnson, Larry Alderks, Ray Larson, Nancy Johnson, Josh Little, Cole Lindenfelser, Jim Braun, Carolyn Braun

- Land Use - Housing.
 - A discussion was held regarding current land use in the township.
 - The location and history of the existing housing clusters was reviewed.
 - Nancy Johnson noted that clusters should have enough residents to warrant bus services and a road laid out with emergency and bus vehicles taken into account.
 - A question was posed regarding does the township currently have receiving/landing areas for future cluster housing areas?
 - After review, the following sections were identified as being future areas for rural residential; 13, 14, 05, 23, and 24.
 - Per Carolyn Braun, we can specify in the ordinance that a certain percentage of trees and open land must be maintained in the residential areas.
 - Another area identified for rural residential was along Heath Creek.

- Land Use - Commercial
 - It was noted that commercial areas in a township tend to be on a smaller scale.
 - Sections identified as being possible areas for future commercial development include; 02, 15, 16, and 34 on the north end near Hwy 19.
 - Commercial areas would lean more toward office spaces adjacent to the cities. Other options to consider include pop up commercial along the bike trail.

- Land Use - Industrial
 - Industrial areas in the township would focus on manufacturing.
 - Current possible future sites would be along the rail line and the old gravel pits.
 - The township would consider allowing land owners adjacent to the rail line and gravel pits to opt-in in the industrial zone.
 - Sections identified as being possible areas for future industrial in the township include: 29, 30, 32 (west of Hwy3), and 31 (east half).
 - Per Bruce Morlan, the township will need to watch out for water and aquifer levels with any future industrial.

Adjourn