

Forest Bridgewater Joint Powers Development District

Rice County, Minnesota
Wednesday, February 16, 2022
6:00 PM
Meeting minutes

1. Call the meeting to order

Glen Castore called the meeting to order at 6:00 pm.

Members present: William Malecha, Charlie Peters, Ashley Anderson, Glen Castore, Andy Ebling, Deb Salaba

2. Approve the November 17, 2021 meeting minutes

Ashley read the November 17, 2021 meeting minutes.

Bill made a motion to approve the minutes. Andy seconded the motion. All voted in favor and the motion carried.

3. Claims (GDO Law invoice)

The Board reviewed the GDO invoice and approved the invoice for payment.

The Board reviewed the treasurer's report. There was one deposit of \$20,000 from Forest Township leaving a balance of \$37,300.29.

4. Review Reese, Winter & Associates Engagement Letter

The board reviewed an engagement letter from Reese, Winter & Associates for bookkeeping services through December 31, 2022.

Charlie made a motion to approve the engagement terms with Reese, Winter, & Associates for bookkeeping services. Bill seconded the motion. All voted in favor and the motion carried.

5. Report on Northfield Meeting

Charlie and Glen presented to the Northfield City Council. Northfield showed interest in the work of the Joint Powers Board. Charlie and Glen were invited to talk to the Northfield Economic Development Authority.

6. Report on Faribault Meeting

Charlie and Glen met with the Faribault City Council. They presented the work of the Development District and discussed future potential opportunities. The 2040 Comprehensive Plan indicates sewer and water will be extended to County Road 9. The only way Faribault will go further would be an extenuating circumstance.

7. Other

Glen talked to Peter Miller at Stantec. He expects the Joint Powers Board will have Stantec's engineering report within the next week. The report will include information about a plan to hook up to Faribault sewer and water as that plan was previously engineered during the racetrack exploration.

Glen and Charlie met with Inland Development partners. They have purchase agreements for 250 acres. Labor is a perceived issue for future development. They have interest in the Joint Power's wastewater treatment plan, cost, and timeline. They have clients who are looking at the properties.

Kwik Trip has been looking at property near 35. Stantec didn't give them promising options for wastewater treatment near Highway 19 but there are other options, including the intersection of 35 and County Road 1.

Bridgewater has projects interested near the Railroad. One is parking for railcars and the other is a distribution center for frozen meat.

The group discussed future housing between 46 and the freeway, zoning, and the 2040 Comprehensive Plan.

The group plans to meet next month, March 16, at 6:00 PM. The Board will review the engineering report from Stantec. The report will include options for a standalone sewer and water systems for the first phase of development which includes light water use, such as sinks and toilets in warehouses.

The County has been very agreeable with the Development District and their mission for desirable development.

8. Adjourn

Bill made a motion to adjourn the meeting at 6:45 pm. Andy seconded the motion. All in favor and the motion carried.

Respectfully submitted by Ashley Anderson, Clerk, Forest Bridgewater Joint Powers Development District.