

Bridgewater Township Board of Supervisors
County of Rice, State of Minnesota
June 12th, 2024 4:00pm
Official Minutes

Call to order

Pledge of Allegiance

Roll Call: Glen Castore, Thomas Hart, Larry Alderks, Debbie Salaba, Lori Noreen, Absent: Andrew Ebling, Kathleen Kopseng

Introduction of Guests: Jim Olds, David Young, Henry Bull, Leif Knecht, Brad Pfahning

Approval of Agenda

- It was requested to add "Recycling Day" to New Business
- Larry Alderks made a motion to approve the agenda as amended, Thomas Hart seconded, all approved.

Public Comment on Non-Agenda Items

- Jim Olds invited the Board to the Wendwood Association Annual Meeting. Social hour will be held at 6:30pm on Monday June 17th at the Developments ball park with their annual meeting to begin at 7pm.
- Leif Knecht stated his concern for the need for dust control treatment on Township gravel roads. He encouraged the Board to consider budgeting for all roads to be treated as they had in the past. He suggested, if need be, to raise the levy to pay for this service.

Approval of Minutes & Claims

- May 8th Meeting Minutes
 - Larry Alderks made a motion to approve the May 8th Meeting Minutes, Thomas Hart seconded, all approved.
- June Claims
 - Larry Alderks made a motion to approve the June Claims, Thomas Hart seconded, all approved.

Treasurer's Report

- Treasurer's Report
 - Debbie Salaba stated that she transferred \$5K from the Merchants checking account to the Frandsen Operating account leaving a balance of approximately \$490 in the Merchants Account. She noted that she has been in contact with the State of Minnesota regarding the automatic transactions that occur and they are in the process of changing the account used to the Frandsen Operating. Once this occurs, the Merchants account will be closed.
 - Debbie Salaba noted that she transferred \$55K in May plus deposited approximately \$15K to cover the Claims in May.
 - Debbie Salaba provided an update as to the remaining accounts noting that there has been no change in those.
 - It was noted that after paying the June Claims the Frandsen Operating account will be at \$-87K noting that the Landfill Host Fee has not been deposited into the account as it should have been. Debbie Salaba stated that she reached out to Rice County regarding this and in return found out that it was an oversight on the County's side. The County let her know that they

would be presenting this at their next meeting for approval and the Township should see the monies by the beginning of July. It was also noted that the 1st half Property Taxes should be deposited into the Operating Account by the end of June.

- IRS Reporting
 - The Treasurer provided the report to the Chair.

Clerk's Report

- Appoint Election Judges
 - It was noted that Mary Mitchell's last name was misspelled on the Election Judge List. The Clerk will make the correction.
 - Larry Alderks made a motion to approve appointing the 2024 Election Judges, Thomas Hart seconded, all approved.

Roads

- 2024 Dust Control
 - Glen Castore explained that dust control treatment in the Township will be completed differently than it was in 2023. He also explained to the guests and Board the steps involved prior to dust control treatment being placed on gravel roads. It was stated that the roads that received new gravel in 2024 will receive dust control treatment by the Township. Individuals who live on a gravel road that did not receive gravel are responsible for purchasing their own treatment if they wish to have it put down. He also noted that the Township is looking into an alternative to dust control and gravel which is a type of emulsion on the current gravel on the roads.
 - David Young expressed his concerns of the amount of dust where he lives. He questioned if the road will receive dust control this year, which was answered with yes, it is one that will receive the treatment.
 - Henry Bull expressed his concerns which he stated were the same concerns he had in 2023. He questioned why the Township cannot put the treatment down earlier in the year. Mr. Bull also expressed his concerns regarding the amount of traffic the road he lives on receives due to Keepsake Cidery being located on the same road.
 - Brad Pfahning questioned if there is residual effect of the treatment going into a new year with the response being that there is a small amount but it is quite minimal.
 - Glen Castore made the suggestion to the Board that they put together a Dust Control Policy to deal with the issues the residents expressed concern over. It was noted that once a policy and plan is created there will be a notice sent to the residents living on gravel roads.
- 100th St/Believet Dust Control
 - Larry Alderks stated he had received questions regarding dust control treatment on 100th St due the road receiving more traffic than most due to Believet. He stated that after reviewing Believet's CUP he has a better understanding of what they are responsible for.
- Proposal for Paving Certain Residential Developments
 - Glen Castore provided a proposal for paving certain residential developments to the Board for review.
 - The proposal was reviewed and discussion was held. It was noted that a policy would need to be put in place. It was decided this will be worked on

to have in place at hopefully the July or August meeting to approve. Once approved quotes for the work to be performed will be requested.

- Brad Pfahning questioned if the Township would consider budgeting money for the work instead of bonding for it.
- New Hire
 - Glen Castore stated that he and Andrew Ebling met with Craig Schultz regarding potentially becoming a backup operator for the Grader and Snow Plow. Craig would perform work on an as needed basis at \$40 per hour.

Planning & Zoning-

- Mark Thompson property
 - Cindy Nash provided a Memorandum to the Board with added/new comments regarding Mr. Thompson's property and what can be done to resolve the situation at hand.
 - The Board reviewed the Memo and noted that there is a "pathway" that the Township can take with Mr. Thompson. Glen Castore stated that he will speak with Mr. Thompson regarding the next steps that need to be taken.
- 5120 Ebert Ct Property
 - The Clerk provided an update that she received from Inspectron regarding the Ebert Ct Property. It was noted that the Inspectors did go to the property with two deputies. The deputies examined the shed that was in question, stating that it was full of items with no room to move around and the extension cord running to the shed was for a light. They stated they felt there was no room for occupants to inhabit the space.
- Permitting Fees
 - The Clerk provided an update to the Board, stating that she performed a small study of permitting fees in the surrounding areas. It was noted that Bridgewater Township is slightly higher in Windows, Roofing & Siding Fees than some Cities and Townships but not significantly different to where it seems there should be any changes to the fees at this time.
- Ag Permits
 - An example of an Ag Building Permit Handout was provided to the Board to review with the thought of the Township implementing the handout to Resident's who apply for an Ag Building to be built.
- Compliance List
 - The 2024 Compliance List was reviewed by the Board.
 - Siebenaler property will stay on the list to continue to keep an eye on. It was noted that they are continually working on cleaning the property up.
 - Jacobson property will stay on the list to continue to keep an eye on. It was noted that the property is for sale and Mr. Jacobson has been making an effort to clean it up. It was noted that the property does look significantly better.
 - Ackerman property will stay on the list to continue to keep an eye on. It was noted that no change has occurred on the property and if, in the future, the Township provides a recycling day for residents a letter will be sent directly to the property owner.
 - Lareaux property has been deemed remedied. It can be removed from the List.

Old Business

- Town Hall Rental Agreement
 - It was noted that the word “provided” should be replaced with “allowed”. Once the change is made, the rental agreement can be implemented for the use of the Town Hall.
- Industrial Park / CORE X Partners Project Update
 - Glen Castore provided a Milestones and Sequence of events for the Core X Project to the Board to review with key notes being that Core X intends to break ground by September 2024 but they need the CUP from the Township in order to do so as well as an Escrow Agreement signed and in place. Ownership of the rail siding is still undecided.
 - The Milestones and Sequence of events were reviewed and discussion was held. A decision was made to continue to have a schedule & projects updates reviewed at future meetings as well as a potential special meeting to meet with Drew Greenberg.
- Core X Escrow Agreement
 - Cindy Nash provided a memorandum to the Board to review regarding the request she had for a copy of the Escrow Agreement by Stantec. Glen Castore stated that the Agreement is a Non-Standard agreement. It was noted that the agreement needs to be updated with a current repayment amount.
 - Glen Castore stated that he will reach out to Drew Greenberg to let him know that Stantec has requested the Escrow Agreement.

New Business

- Affordable Housing Project
 - Glen Castore provided an update to the Board regarding the potential for an Affordable Housing Project in Bridgewater Township. He stated that there was a meeting with a company, Rebound, who is willing to work with the Township to do the project. Glen mentioned that there are many unsettled components yet, but there is interest to work through them and move forward.
 - Glen Castore explained that the next steps are to obtain a report from Stantec on the 4 potential sites. He noted that there could be a work session in the latter part of July to work through the components of the project if all deems viable.
- Dundas Road Policy
 - Thomas Hart stated that after the last meeting with the City of Dundas his consensus from the meeting was confusion. It appeared that the City may not have obtained the Policy with the Township’s changes.
 - Glen Castore stated that he has the final copy of the policy which he will provide to the Clerk who in turn will supply to the Board. It was discussed to have this final copy reviewed at the July meeting, hopefully sign it and send it to Dundas for their signature.
- Newsletter
 - Discussion was held as to the topics for the next newsletter. It was noted that Glen Castore will provide a paragraph regarding the Core X Project, the Clerk will work on the rest. It is hopeful that the newsletter will go out in the next week.

- Recycling Day
 - Larry Alderks provided an update on the research he did regarding having a recycling day for the Township residents. He reviewed the many options and or pathways the Township could take and the cost it would be to do so. He noted that it is the beginning stages of it being a possibility of something the Township could provide to its residents and there is more research to be done. He noted that he will continue to work on the idea and bring further information to the board at a future meeting.

Issues for future meetings

- Glen Castore noted that a grant was applied for from the University of Minnesota to work with a professor to see if and/or how one can capture methane from the landfill. He noted that he received word that the grant was awarded to the Township. He is hopeful to have more information regarding the topic at the July meeting.
- Deb Salaba requested to hold the Claims payments until the 1st Half Property Taxes are deposited into the account so that the Operating Account does not fall into the negative. It was decided to do so.

Adjourn