

Bridgewater Township Board of Supervisors
County of Rice, State of Minnesota
January 8th, 2025, 4:00pm
Official Minutes

Call to order

Pledge of Allegiance

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

Introduction of Guests: George Little

Approval of Agenda

- It was requested to add “Intergovernmental Meeting Update to Old Business, “Data Center in Faribault”, “MAT Twp Meeting in Feb”, an “Burn Permits” to New Business.
- Glen Castore made a motion to approve the agenda as amended, Larry Alderks seconded, all approved.

Public Comment on Non-Agenda Items: N/A

Approval of Minutes & Claims

- December 11th Meeting Minutes
 - Larry Alderks made a motion to approve the December 11th Meeting Minutes, Kathleen Kopseng seconded, all approved.
- January Claims
 - Kathleen Kopseng questioned what the \$41K to Stantec was for with a response that it was for work performed by Stantec in 2024 on various projects.
 - Glen Castore made a motion to approve the January Claims, Thomas Hart seconded, all approved.

Treasurer's Report

- Treasurer’s Report
 - Debbie Salaba reviewed the Treasurer’s report with the Board. It was noted that \$10K was transferred from the Host Fee for the Regents Bill regarding the Landfill study. It was noted that the bond money has been deposited into the Township Operating account and the Stantec Invoices will be paid with some of the proceeds. Glen Castore made a motion to transfer \$42K of the bond proceeds to the Operating account to pay for the Stantec Invoices in the January Claims.
 - It was noted that the dedicated accounts all accrued year end interest.
 - The Bond Proceeds will be added as long-term liabilities on the Township’s balance sheet. It was discussed and determined to open a Money Market account to hold the proceeds until needed/used. Money will be transferred to cover costs incurred. The Clerk will create and keep a detailed spreadsheet regarding the bond.
 - Debbie Salaba stated that a new laptop has been purchased for the Treasurer and she just received the bill. Debbie requested a motion to write a check to pay the invoice. Kathleen Kopseng made a motion to approve writing a check to Aldrich Technology, Glen Castore seconded, all approved.
- IRS Reporting
 - The Treasurer stated the reporting has been completed and provided the information to the Chair.

Roads

- Ditch Clean Up
 - Larry Alderks discussed that he had received a call of garbage in a ditch in the Township. He suggested the potential of a space dedicated on the Township website where residents can notify the Township when they find items in the ditch.
 - Discussion was held and it was determined by the Board that the current process in handling ditch clean up will remain. If a supervisor sees an area that is in need of clean up, one can assess and remedy as needed.

Planning & Zoning

- Consider drafting a Transfer of Development Rights process
 - The Board reviewed the memorandum provided by the Zoning Administrator regarding consideration of a potential amendment related to move building eligibilities from one quarter quarter to another quarter quarter on the same parcel.
 - George Little provided a brief background of his property and why this topic has been brought to the Board for consideration.
 - After discussion it was determined to have the Zoning Administrator proceed with drafting an ordinance amendment regarding TDRs on the same parcel in which the text amendment would be made by application of a property owner with the costs incurred by them.

Old Business

- Bonding for Industrial Park Infrastructure
 - It was discussed that the Bond money has been deposited into the Township operating account. A money market account will be set up for the proceeds to be held in and a tracking spreadsheet will be created.
 - It was noted that approx. \$60K must be held for the first two interest payments. The Clerk will speak to the Bank President as to how the Bank would like the Township to hold this money.
- CORE X Partners Update
 - Glen Castore stated that CORE X Partners is still on track to begin building in April of 2025. It was noted that CORE X has a draft of the development agreement with Bridgewater. Glen Castore stated that he will reach out to obtain an update on when the development agreement will be executed.
 - It was noted that CORE X Partners has new investment partners.
 - It was stated that the land sale has yet to be completed. Once the land is purchased it appears building will move quickly.
 - It was discussed and determined that the Township can invoice approx. \$41K of the escrow reimbursement to CORE X Partners. Glen Castore will provide the exact amount to the Clerk and an invoice will be sent.
 - It was noted that Bridgewater Township will purchase the 5.7-acre piece of land in 2025.
- 140th St. Easement
 - It was noted that in order to obtain the \$1.6M Grant for 140th Street Improvements the Township must demonstrate there is an easement on the road.

- It was discussed that there is a need to have the homeowners along 140th St acknowledge that an easement exists along the road. Peter Tiede has created a form that the homeowners can sign acknowledging the easement.
- It was decided that Glen Castore will have the letter sent to the residents to sign. If all sign the requirement is fulfilled.
- Northfield Annexation Agreement
 - Glen Castore stated that he met with the new Mayor of the City of Northfield regarding the Northfield Annexation Agreement in which she stated that they are working on getting a draft and setting a meeting to review with the hope that this agreement will be completed by February or March of this year.
- Intergovernmental Meeting Update
 - It was noted that the meeting was in very small attendance and not much was discussed.

New Business

- MPCA Grant Applications
 - Glen Castore stated that a Grant Application for \$50K regarding PFAS Elimination will be submitted Thu. 1/9 by 4pm.
 - Glen Castore discussed that he tried working with Julie Runkel to no avail regarding the Landfill.
 - It was noted that Galen Malecha suggested getting a working group together regarding the Landfill in which the City of Northfield would be willing to take part in.
- Annual Meeting Presentation Draft
 - Larry Alderks provided a draft of a presentation for the Annual Meeting.
 - The draft was reviewed by the Board. It was asked to provide the current layout the Township has been using of the slideshow to Larry Alderks. The Clerk will send a copy of the 2024 slideshow.
 - It was noted that a final slideshow will be created after the Budget Work Session and reviewed at the Next Meeting.
- Budget Draft
 - Larry Alderks provided a spreadsheet that could be used for the budget meeting. The Board reviewed. It was determined that Clerk will work on the current spreadsheet to help with better “flow” in hope it will be easier to read.
- Data Center in Faribault
 - It was brought to the Board’s attention that there will be a new Data Center in Faribault.
- MAT Meeting in February
 - It was questioned who attends this meeting. Kathleen Kopseng stated she may go.
- Burn Permits
 - Larry Alderks stated that Chief Tom Nelson was not aware that Township’s provide burn permits to its residents. Larry questioned if Bridgewater issues them with the response, yes Bridgewater Township issues burn permits to its residents.

Issues for future meetings

- Set date for work session for budget
 - It was decided that the Annual Budget and Audit Work Session will be held on Wednesday, February 5th at 10am.
- Glen Castore commented on the Wendwood Association Annual Meeting that was held at the Town Hall on Monday January 6th. He stated that he attended the meeting in which the Association questioned when the road in the development would be addressed. Glen mentioned that the Township is looking at bonding for road improvements at the end of 2025 in which the road would be paved in 2026. The Wendwood Association did ask if they would be assessed for the work in which Glen Castore informed them 20-30% would be assessed to the residents of the development.
- It was noted that the Township will look into having Stantec perform an assessment of the asphalt roads in the Township that need repair.

Adjourn

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| Chair |
| Clerk |