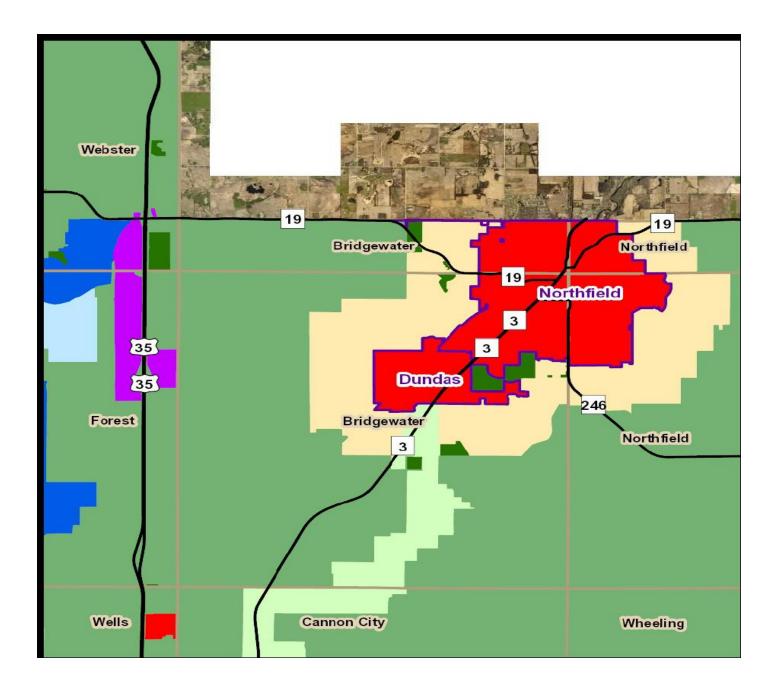
Bridgewater Incorporation

Motivation

Objectives

Process



Motivation

Northfield annexation agreement expires end of 2019

- Uncertainty about reaching a new agreement
- Gill/Prawer annexation proposal
- The Waterford situation

Limitations of Rice County zoning

- Restrictions on cluster housing
- Restrictions on industrial development

OBJECTIVES

1. Strengthen local control

2. Preserve quality agricultural land

3. Broaden tax base

Objectives

Strengthen local control

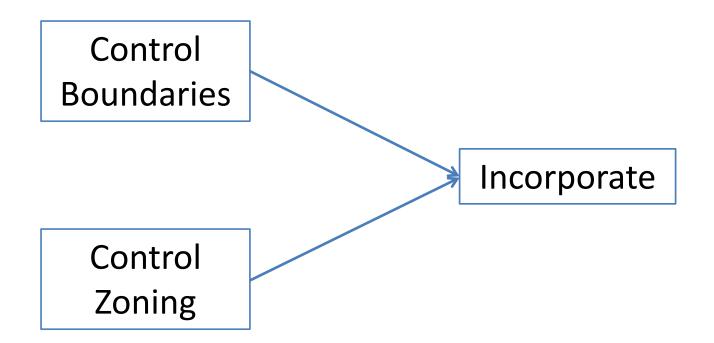
Preserve quality agricultural land

Broaden tax base

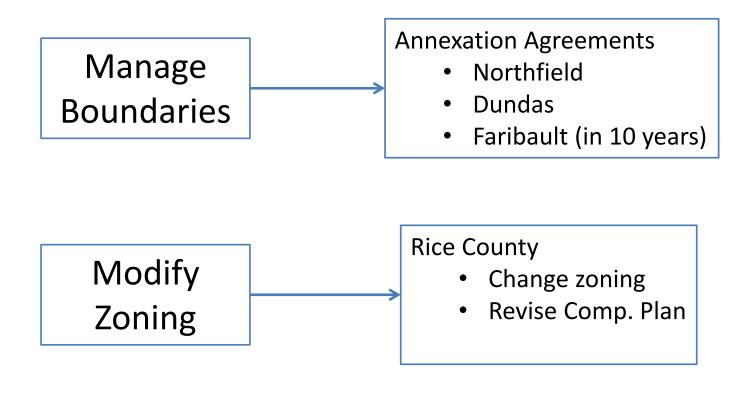
Control Boundaries

Control Zoning

Objectives



Objectives alternative approach



If decision is to incorporate
Aug – Sept 2019

Submit application
Sept – Oct 2019

If application is approved

Become Statutory City
Q1 – 2020

Appoint Charter Commission 2020

Become Charter City 2021

- Application sent to Boundary Adjustment Unit
- Administrative Law Judge presides
 - Considers only the 13 factors in MN Statute 414.02
 - Holds public hearing within 90 days
 - Renders decision

Analyze benefits & risks of incorporation	1/2018 – 6/2018
1. Education on the law & process	
2. Case studies	
Decided to consider incorporation	6/2018
1. Engaged Northland Securities for neutral view (July 2018)	
2. Discussions with Planning Commission (Aug. – Dec.)	
3. Discussions with small group of citizens (Aug. – Dec.)	
Public Meetings (7)	1/2019 – 3/2019
Decision on whether to proceed with developing application	4/2019
Prepare application	4/2019 – 8/2019
Decision on whether to submit application	8/2019 – 9/2018
1. Status of annexation agreement negotiations	
2. Status of Rice County Comprehensive Plan revisions	
3. If YES then notify adjacent jurisdictions	

Council members are invited to the public meetings in Q1 - 2019

Contact any of the supervisors to discuss concerns and possibilities

The Northland Securities Report will be sent to Council Members

The Bridgewater Board will convey its thoughts on an annexation agreement to the City by the end of February

The Bridgewater Board has sent its recommendations on zoning changes to Rice County