

CITY OF OXBOW

Council Meeting Minutes 5-19-2026 Oxbow Country Club

Present: Mayor Nyhof, Mark Sanders, Bryan Triebold, Mike Bindas, Cody Furstenau

Meeting called to order by Mayor Nyhof at 5:59 pm.

Motion by Furstenau, second by Sanders, to approve the minutes from April 15, 2026. Motion carried.

Potential development presentation – Jace Hellman, representative for Dabbert Homes, in attendance. Hellman presents 2 plans for potential development. Plan 1 consisted of 81 lots, the west side of 81 would have 50 lots being an acre + and the east side of 81 would have 31 lots being 1/3 acre, on average. Plan 1 has 9.5 acres of land set aside for the golf course to use, at a cost. Plan 2 consisted of 99 lots, the west side of 81 would have the same 50 lots at an acre+ each and the east side of 81 would have 49 lots with no land set aside for the golf course. Hellman stated that there would be no gravel roads, they would be asphalt. Hellman also noted that they would be putting in septic systems rather than hooking up to the sewer system. Engineer Aakre and Mayor Nyhof prefer not to have septic systems. This development would have to abide by the City of Oxbow's ordinances but not the covenants. The council wants the development to be comparable to Oxbow in its layout and appearance.

Building plans - none

Landscaping plans – none

Motion by Sanders, second by Bindas, to change the agenda by removing P&Z report and adding Park report. Motion carried.

Oxbow Park district President Zach Schnitzler in attendance and gave the following updates on the park:

- Park equipment is outdated. This will need to be replaced in the next 5 years, if not sooner, and will come at an extreme expense. The park wants the council to be aware since they currently only can levy for \$7000 per year and will be needing assistance to purchase new equipment.
- Is the community happy with where the park is located? Could it be moved to a more centralized area? The land that the park sits on currently could be broken up into 2 lots.
- Mayor thinks there should be a park committee created – one representative each from the clubhouse, the city council, and the park board.
- Auditor Fett to put an email out to the residents that the park will be closed while the crew is mowing.

Sheriff's report – 5 calls for service, 31 COPs, and 4 business checks;

Southern Valley Fire & Rescue – no report

City Engineer update:

- Water treatment and supply study – currently 3 alternatives
 - Cass Rural Water – future development on the west side of Hickson and the west side of 81 would be serviced by CRW. CRW can provide 75 gpm (108,000 gallons/day) for months Oct – Apr but will not be able to provide enough for the summer months. All services would be metered – which would the city would hold a public meeting for and

would need a citywide vote to approve. The Oxbow water system would have to supplement CRW during the summer months.

- Oxbow Water treatment plant upgrade which includes construction of a filtration system and new well.
- Oxbow Water treatment plant stays the same with a new well and minor improvements.
- No update to report on the Hwy 81 bike path. Since the MetroCOG only meets quarterly, according to their website, there hasn't been any action taken as of yet.

Water treatment plant:

- Well #3 is up and running
- Video for helping flush water lines has been put on hold because not all homeowners have the correct spicket hook-up.

Motion by Triebold, second by Sanders, to approve the bills with the exception of the PeopleService invoices, pending credit for overcharge for delivering testing samples. Motion carried.

Motion by Furstenau, second by Bindas, to approve the financials. Motion carried.

Discussion on mowing services provided by OnSite Property Services. They will be charging \$35/hr when using our mower and \$180/hr when using 2 of their men on their mowers.

Waste Management will be picking up the grass clipping roll-offs and will not be returning them. The City is moving forward with Fat Man Trash to handle the grass clipping roll-off services.

Motion by Furstenau, second by Triebold, to adjourn the meeting. Motion carried. Meeting adjourned at 7:13 pm.

Mayor Jim Nyhof

Stacey Fett – City Auditor