

OZARK SPECIAL ROAD DISTRICT (OSRD)
REGULAR MEETING MINUTES
JULY 14, 2026 – 3:30 p.m.
Ozark Special Road District Road Barn
905 N. Riverside Rd, Ozark, Missouri

The meeting was called to order at 3:31 p.m. by President Barbara Hover.

Commissioners: President Barbara Hover, Vice President Jerry Countryman, and Secretary/Treasurer Scott Bilyeu.

OSRD Employees: Jennifer Belin, Jody Stutesmun, and Mike Mieseler.

CRC CPAs Associate (Accountant & Recordkeeper for the OSRD): Kevin Yount.

Guests: Patrick Platter (Neale & Newman), Derrick Estell and Collin Cones (Toth and Associates), Bradley Jackson (Christian County), Mike Bloom, Steve Krause, Kathie Krause, Karen Trimble, Larry Clayton, Debbie Lackey, Stacey Vorhies, Richard Huffman, Carolyn Huffman, JeanAnn Hutchinson, and Jeanne McFall.

Agenda

Jerry Countryman made a motion to approve the meeting agenda. Scott Bilyeu seconded. Approved 3-0.

Minutes

Jerry Countryman made a motion to approve the June 9, 2026 regular and closed meeting minutes. Scott Bilyeu seconded. Approved 3-0.

Jerry Countryman made a motion to approve the June 23, 2026 special meeting minutes. Scott Bilyeu stated he did not want to approve the minutes because he felt they did not accurately reflect the meeting. Barbara Hover and Jennifer Belin both reiterated the importance of emailing suggested changes when draft minutes are distributed. Barbara Hover stated that the minutes would be tabled until Scott communicates his corrections.

Financial Review

Kevin Yount presented the June 2026 financial report.

Major deposits for the month:

- Approximately \$11,000 in property tax revenue
- Approximately \$51,000 in CART revenue
- Approximately \$4,000 in interest income
- Driveway permit income and miscellaneous income
- Total revenue: Approximately \$66,000

Major expenses for the month (excluding payroll):

- Approximately \$7,600 to Capital Materials for Smallin Road project
- Approximately \$12,000 to Moore Excavating for Smallin Road

- Approximately \$30,000 to Toth for engineering

Bank balances as of June 30, 2026:

- Operating Fund: approximately \$2.1 million
- Emergency Fund: approximately \$549,000
- Escrow Fund: approximately \$69,000
- Total: approximately \$2.8 million

Net revenue year-to-date is approximately \$1.1 million, compared to approximately \$714,000 at the end of June 2025.

Jerry Countryman made a motion to approve the June 2026 financial report as presented. Barbara Hover seconded. Approved 2–1, with Scott Bilyeu voting no. Scott stated he did not want to approve the June financials because he does not agree with how money is being spent.

Guest Business

- **McCracken Road / Barrington Springs**

Steve Krause, serving on the Barrington Springs HOA board, requested to be on the agenda and provided preliminary questions and documents for the Commission's review. He deferred portions of his testimony to residents Richard and Carolyn Huffman, who expressed concern about the volume of water flowing through the subdivision and their backyard.

A lengthy discussion followed regarding easements, right-of-way, utilities, and stormwater management. Scott Bilyeu noted that the flow level is less now than in earlier years, explaining that McCracken Road was previously impassible during heavy rain when the Barrington Springs area was still an open field. The Huffmans testified that ongoing water issues are eroding the foundation of their deck.

Derrick Estell referenced his July 2024 report, reiterating that the subdivision sits lower than the roadway. He stated that addressing the issue would require a joint effort among OSRD, the City, the HOA, and the utility companies. After extensive questions and discussion, it was acknowledged that the roads existed prior to the subdivision's construction and that the developer appears not to have planned for stormwater conditions beyond the required area. Estell also noted that the subdivision was built with private funds, and the complainants are now requesting that public taxpayer dollars be used to resolve the problem.

- **Riverbluff Drive**

Mike Bloom requested to appear on behalf of resident Amy Acker to describe a dangerous situation on Riverbluff Drive. Bloom reported that Acker was forced off the roadway by a fire truck due to the narrow width of the road during an emergency response. Bloom stated that when he previously served on the Commission, the Board had ceased efforts to widen the road, but he now recommends widening it to meet standard width requirements. He noted that he researched easements and believes OSRD has the legal right to widen the roadway, even if doing so requires removing trees.

Bloom referenced "fee and title easement" examples, including a past situation where Commissioner Scott Bilyeu gifted ownership to reroute a road for safety purposes. Bloom

apologized to Bilyeu for previously opposing tree removal when they served together, and Bilyeu clarified that he only supported removing trees that were absolutely necessary.

Commissioner Jerry Countryman suggested converting a portion of Riverbluff Drive to one-way traffic, but this option was rejected by all parties.

After discussion, consensus was reached to remove one tree at the narrowest point of the roadway. Derrick Estell will amend the invitation to bid to include removal of the identified tree. Bloom apologized to Estell for misunderstanding OSRD's authority within its right-of-way. Estell will verify the easement and right-of-way limits at the location of the tree.

A culvert will also be installed to address the spring surfacing through the roadway.

Scott Bilyeu made a motion to move forward with the existing plan, adding the removal of one tree. Barbara Hover seconded. Approved 3-0.

- **Abandoned Riverside Road sections**

Mike Bloom requested to appear before the Commission to ask that OSRD formally support vacating the abandoned section of old Riverside Road located in front of his residence. Bloom stated that the roadway has gone more than five years without maintenance and is being used by the public to access the river, resulting in trespassing on his property. He asked that OSRD advise the Christian County Commission to vacate the roadway. Bloom added that once the vacation is completed, he would be willing to offer the area back as an easement for maintenance purposes.

Attorney Pat Platter reported that he attended the Christian County Commission meeting where Bloom presented the same request. Platter is awaiting paperwork from the County Surveyor and County Counsel to determine the legal descriptions and ownership on both sides of the bridge.

Commissioner Barbara Hover expressed that the matter has been ongoing for an extended period and asked that the process be expedited. Platter noted that the City of Ozark may have interest in retaining the corridor for future bike path development.

- **Greenbridge**

Mike Bloom began discussing OSRD granting access to contractors, stating that contractors would need to purchase an easement from the affected property owners. Attorney Pat Platter and Bloom engaged in an argument regarding what activities are permitted within OSRD's existing easement. Administrator Jennifer Belin interrupted to clarify that this topic was not listed on the agenda. Discussion ended.

Guests in attendance suggested implementing a timer for public comments and noted that at City of Ozark meetings, speakers are limited to five minutes.

Old Business

- **6th Avenue Property**

Attorney Pat Platter reported that the sellers are scheduled to sign the final plat on Friday, July 17, in Portland, Oregon, at the Toth office.

- **Riverside Bridge**

Nothing further than what has already been discussed.

- **Use of Funds for Purchase of Beverages**

Attorney Pat Platter reported the results of his investigation, noting that nobody has a formal policy regarding the purchase of beverages. He stated that there are no accounting group standards on this matter, and that the State of Missouri allows up to \$9.50 per employee per day. Barbara Hover added that OSRD's spending is well below this amount.

Over the last seven months, OSRD has averaged \$158 per month at Walmart, which includes bottled water, Gatorade, soda, coffee, dish soap, trash bags, hand soap, toilet paper, paper towels, paper plates, plastic utensils, and cleaning supplies.

Barbara proposed putting this matter to rest and noted that she and Jerry do not collect their monthly stipends.

Scott responded that he disagrees but stated that the Board could move on.

New Business

- **Resolution to Adopt Christian County Multi-Jurisdictional Hazard Mitigation Plan**

Jennifer Belin, Jody Stutesmun, and TJ Hughes have been participating in the Christian County Multi-Jurisdictional Hazard Mitigation Plan facilitated by SMCOG by attending meetings and completing required questionnaires. This is a five-year plan that OSRD must participate in to remain eligible for FEMA and SEMA funding.

The plan is nearing finalization, and approval of the resolution adopting the Christian County Multi-Jurisdictional Hazard Mitigation Plan is required as part of OSRD's participation.

Jerry Countryman made a motion to approve the Resolution adopting the Christian County Multi-Jurisdictional Hazard Mitigation Plan. Scott Bilyeu seconded. Approved 3-0.

- **Schedule Annual Tax Levy Hearing**

After discussion of the levy, the Board noted that under the Hancock Amendment, the levy is reduced each year. The Board may choose to lower the levy, but it cannot be raised unless approved by voters through an election.

Scott raised concerns about the ballot language, stating that the word form and number form did not match on the ballot and asked whether there would be an official ruling regarding the mistake. Barbara acknowledged that the ballot was incorrect. Minutes from the last two years were correct, but two earlier years contained errors in the minutes. Discussion continued regarding the levy amount, the ballot wording, and how the minutes had reflected those prior years.

The annual tax levy hearing was scheduled for Tuesday, August 25, 2026, at 5:00 p.m. at the OSRD Road Barn.

Correspondence

- **Preliminary 2026 Valuations – Christian County Clerk**
Preliminary 2026 valuation information was received from the Christian County Clerk.
- **Invitation to Bid – Riverbluff Drive**
Toth & Associates issued an Invitation to Bid for sealed bids for the resurfacing of Riverbluff Drive.
- **Invitation to Bid – PressurePave**
Toth & Associates issued an Invitation to Bid for sealed bids for the PressurePave limited list of roads.

Project and Development Updates

- **Smallin Road**
Derrick Estell reported that the Smallin Road project is currently under construction and has been delayed due to rain. The road crew has been moving dirt from 17th Street. Scott read a list of costs incurred thus far, totaling \$105,000. OSRD's crew is performing the work.

Barbara Hover noted that the road was crumbling and that this approach was the only way to properly fix it. There was discussion regarding the importance of temporary construction easements being written rather than verbal. Barbara requested that Attorney Pat Platter draft a temporary construction easement for Smallin Road. The landowner has provided verbal permission for the project.
- **Updates from Toth & Associates**
Derrick Estell reported the following updates:
 - **S 6th Ave and E Warren Ave**
Toth completed an all-way traffic study over a two-week period following concerns raised at the last meeting regarding speed and sight distance. The results of the study do not warrant an all-way stop. Recommendations include installing a stop bar, relocating the stop sign, and working with the adjacent property owner regarding landscaping that impedes sight distance. The cost of the study was \$9,690.

Public Comments / Complaints

- **Warren Avenue Mowing**
Jeanne McFall brought forward a complaint regarding the area along the fence on Warren Avenue not being mowed. Jody said he would check on the issue.
- **Mowing on 32nd Street Near Scott Bilyeu's Property**
Scott reported that the mowers had scraped dirt on 32nd Street near his house and expressed concern about the issue.
- **OSRD Tax Concerns / IGA Discussion**
Jeanne McFall expressed concern about paying OSRD taxes. Barbara Hover responded that OSRD is attempting to work with the City of Ozark on renewing the Intergovernmental

Agreement (IGA). Attorney Pat Platter added that he had spoken with a City representative who indicated they were waiting for specific staff availability to meet with OSRD regarding the IGA.

Pat provided historical context, noting that when the City asked whether OSRD was authorized to pay for bike paths—and the answer was no—it appeared the City no longer wished to continue working with OSRD.

Ongoing Road Work and Employee Items for Update or Review

- **Equipment Update**

Karen Trimble asked about the purchase of new trucks. It was noted that OSRD's two new trucks are being leased. Scott requested that Jody provide a list of equipment sold over the last four years. Jody stated that he would work on compiling the information.

Closed Session

None

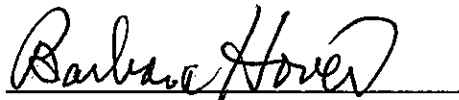
Next Meeting Date

Tuesday, August 11, 2026 at 3:30 p.m.

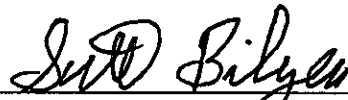
Adjournment

Scott Bilyeu made a motion to adjourn the meeting at 6:08 p.m. Jerry Countryman seconded. Approved 3-0.

Meeting adjourned.



Barbara Hover, President
Minutes for July 7/14/2026



Scott Bilyeu, Secretary/Treasurer