

Hawk Island Property Owners Annual Meeting  
November 4, 2017

The meeting was called to order at 10:05am by President Tom Eckdahl with Tom welcoming everyone. There were 26 homeowners in attendance as well as 11 proxies which formed a quorum of 37. He asked everyone to introduce themselves, where they lived and how long they had been there. Tom also thanked Brenda McLane and Mary Beth Otto for bringing treats to the meeting. Tom also explained the details of his flood issue at his home the week prior.

Tom introduced Arlene Page from the Camden County Sheriff's Department to discuss the Neighborhood Watch.

Arlene highlighted:

We can put up standard signage or create signage of our own.

The Neighborhood Watch website has the plaques.

Packets and CDs are available to get started.

Arlene pointed out that Climax Springs has had over 25 burglaries in the past two weeks. She gave another example of a home on Passover Road that was burglarized and damaged for over \$100K. The perpetrators openly took electronics from the home and sent them to Kansas City without anyone reporting it.

Our area is unique for Neighborhood Watches due its rural nature.

Most importantly, be diligent and common sense should prevail.

Our area is not as safe as it used to be due to the addition of the new highway system.

Establish a committee to oversee the Neighborhood Watch and design a pyramid of oversight.

Shoot for a first of the year start up.

Discouragement of vigil antes is a must.

No matter how small a matter, please contact the sheriff's department.

It is not unusual for personal property to be stolen. We should all make a list of, take pictures of and document our personal property.

Use your safety deposit box for your valuables and, if you have a safe, make sure it is bolted down.

It is an absolute group effort!

How it works:

Establish a board; groups of people who want to participate.

Homeowners should contact the group when on vacation and set a schedule. If something goes wrong, contact the Sheriff's Dept.

With 772 road miles in Camden County it is difficult for the Sheriff's Department to patrol; however, if needed, call for an extra patrol and they will try to accommodate.

A homeowner commented that the post office marks mailboxes of non permanent residents. Arlene suggested contacting your local postmaster to resolve and stated that she would also try to do so.

The idea of a neighborhood watch is proactive crime prevention. Register online. There are no retainers or fees for the program.

Question raised regarding drug users already in the area. Contact the Sheriff's Department if there are ongoing issues.

Again, signage is available to post.

Motion made, seconded and approved to establish.

Annual meeting minutes were presented and approved. They are available on line at <http://www.hawkislandstates.com>

New Business -

Election of board members. Cindy Howell and Tom Eckdahl's terms are expiring. Cindy is willing to accept another term as Treasurer. Cheryl Bransted and Miriam Borden were also nominated. Lengthy discussion was held as to the proper procedure for voting and approving the nominations. Miriam withdrew her nomination. It was decided that each board position should be voted on separately by secret ballot.

Tom Eckdahl indicated that he would be willing to serve another board term and was nominated as President. Seth Hein and Mariam Borden were also nominated for the position. Two votes were taken and Cindy was elected Treasurer and Tom as President. Both received a round of applause.

Tom Otto passed around the pool sign up sheet for 2018. A suggestion was made that more homeowners assist in the opening and closing of the pool in the spring and fall. Bert Hessler was recognized for his above and beyond effort in the pool area after a storm. He spent several hours cleaning up.

A question was raised as to how complaints are handled. If complaints are from an anonymous source they will not be forwarded or acted upon. Earlier in the year, the board also decided not to forward any email complaints either. A suggestion was made to discuss individual complaints with the perpetrators. Noise level complaints should be forwarded to the board as informational. Also, the board should be notified when there is an awareness of rentals in the neighborhood. A suggestion was made that a letter be sent as well as an email to the person being complained about. All were informed that this was done this past summer. A concern was expressed that property values could be going down due to illegal practices in the subdivision. Another question was raised as to how long a homeowner's dues can be in arrears before a lien can be placed on the homeowner. It was pointed out that all dues for 2017 were paid and no one is in arrears.

#### Treasurers Report -

Cindy explained that her responsibilities are extensive and she has been doing this for a long time. We will have a small shortfall at the end of the year but it will be easily made up. It was proposed that the dues remain the same for 2018 as in 2017 with no major projects scheduled. A question was raised if a street light can be added in the vicinity of 1536 Hawk Island Dr. Board will review the possibility. A motion was made to approve the 2018 budget, seconded, voted on and approved.

#### Other Business -

A question was raised if the bylaws could be changed if rules are being violated. It was pointed out that pool signage was changed to post hours that make trespassing in play when violated, with the possibility of arrests being made. A further suggestion was made to review the bylaws, especially regarding the use of the pool by VRBO renters. An example was given regarding the use of the pool by a large group of renters in the summer of 2016 which caused consternation for an actual homeowner and their family. Another suggestion was made that changes be developed for individual bylaws as needed. Perhaps a committee be formed to study the bylaws. Restrictions can be made to the bylaws as needed.

After a brief caucus, the board announced that Tom Otto would assume the role of President; Mark Tinges would become Vice President; Cindy Howell would remain Treasurer; Terry McLane would remain Secretary and Tom Eckdahl will become the Board Member At Large.

Tom Eckdahl was thanked for serving as President by several homeowners.

Tom Otto thanked everyone for keeping Hawk Island beautiful!

With no further business, a motion was made, seconded and approved to adjourn the meeting.

Respectfully submitted,

Terry McLane

Board Secretary