2026 Hawk Island Property Owners Association Annual Meeting
November 14, 2026

Having met a quorum, Fred Newell called the meeting to order at 10:05 am with introductions from both the board members and attendees.

Representatives from Missouri Water Association/Missouri Waste Water Association introduced themselves and explained their role with the community well as well as addressing current issues with the well system. There are iron issues in both wells which are being addressed. When new filters are installed at the well house, the amount of iron will be greatly reduced. Installation will take place the week of 11/16/2026. The cost of this install is covered as part of the annual assessment in the budget. This will be covered as part of our annual budget review.

There will be an updated homeowners directory published in the very near future. Fred is working with the county to ensure accuracy of the current homeowners. He will also contact individual owners to ensure contact info is up to date.

Water drainage issues were brought up by an owner regarding water flow into some yards after recent paving by the county. It was explained that any drainage issues are the responsibility of individual homeowners.

A lengthy discussion was held regarding the deer issues in the subdivision. A motion was made and seconded. to invite bow hunters from St. Louis to make a presentation of their process of deer elimination. With the amount of proxies, there was neither a majority nor non-majority to approve or disapprove the motion when voted on. We will attempt to invite the St. Louis bowhunters to a special meeting in the coming year.

A question was raised regarding the possibility of cameras in the common areas. After clarification of positives and negatives of an install, due to privacy issues the idea was shelved.

Two board member positions are expiring. Both Tom Eckdahl and Jeremy Hall have agreed to stay on for another term and both were approved by the majority of those attending.

Fred proposed increasing the annual assessment from $1600 to $1700 for 2027. After an explanation of the reasons behind the proposed increase, (primarily sewer, water and electric charges) by bookkeeper Tom Otto, a motion was made, seconded and voted and the budget was approved.

The pool was the next topic of discussion. Fred said he was planning on replacing the vanity in the restroom due to its deterioration. The pool volunteer sign up sheet was distributed. Some concern was raised about the cleanliness of the pool during the season. It was pointed out that, if you sign up, you need to honor your commitment.

Fred next discussed the ongoing deterioration of the pool. As it has surpassed its lifetime usefulness, the board has secured several bids on what we should do to bring the pool and plumbing up to speed. At this point the options include:
- a new pool - approximately $250 K
- an estimate to repair fiberglass surface and plumbing - approximately $98K
- an estimate to replace surface with gunite and replace plumbing - approximately $128K
- do nothing and fill in the pool

There was much discussion regarding the options. Fred promised that he would send out detailed estimates for the pool options to all owners via email.
He will attempt to schedule a special meeting on 1/30/27 to review the pool estimates and, hopefully, have the St. Louis deer hunters here to review its process.

A question was raised and answered regarding parking on Island Ct.

A question was raised about getting the HIPOA website up to date and the board said that the matter would be addressed.

With no further issues the meeting was concluded and adjourned.