



May 2022

Cedar Ridge Homeowners Association P.O. Box7403 Bonney Lake WA 98391

## BOARD OF DIRECTORS

### President:

Travis Weber Jr.  
(253) 486-0002  
[President@cedaridgehomeowners.com](mailto:President@cedaridgehomeowners.com)

### Vice President:

Erynn Marlar  
(808) 779-9909  
[VicePresident@cedaridgehomeowners.com](mailto:VicePresident@cedaridgehomeowners.com)

### Secretary:

Diana Thompson  
(253) 219-2306  
[Secretary@cedaridgehomeowners.com](mailto:Secretary@cedaridgehomeowners.com)

### Treasurer:

Lillian McGinnis  
(253) 862-2248  
[Treasurer@cedaridgehomeowners.com](mailto:Treasurer@cedaridgehomeowners.com)

### Sergeant at Arms/Newsletter

Carolyn Fry  
(253) 350-1306  
[SgtatArms@cedaridgehomeowners.com](mailto:SgtatArms@cedaridgehomeowners.com)

## FROM THE BOARD

As we head outdoors for those many projects on our to do lists, remember to call 811 before you dig those fence post holes or any other holes on your property. Nobody wants to hit a cable or water line and ruin everybody's day. Please remember to submit a homeowner improvement form to the ACC for any projects you'd like to complete.

## Community Quote

If you just communicate, you can get by. But if you communicate skillfully, you can work miracles. -Jim Rohn

## CRHOA PRESIDENTS MESSAGE

Greetings Cedar Ridge Family. First off Happy Mother's Day to all those mothers out there! All of us wouldn't be here without you and hopefully you had a wonderful time celebrating. It was my impression that April showers were supposed to bring May flowers and pilgrims...Not May Showers! Aside from the soggy spring start, our time is coming. A little bit about me this month: my friends call me the Leftover King as I try not to let anything go to waste no matter what color it has turned or how far it is beyond its shelf life.

Thank you to all those who made it out for the community cleanup day. It's hard work, and volunteer time that could be spent elsewhere. We appreciate the help and willingness for our HOA. I'm borrowing a phrase from some others in the area, thank you for helping to beautify our part of Bonney Lake.

It's never too late to gear up for elections and with most neighbors wanting a voice, we will be including a survey to request what kinds of changes you would like seen in the governance documents. We'll gather those items to get on the ballots this year. Remember this is your election, your HOA and the changes must come from all the homeowners. Minimally, we need 51% of homeowners in good standing to vote. This will be a recurring theme leading up to because November really isn't that far away. Things to remember as we move forward, it will be upon us quick.

Looking forward to a wonderful summer, see you all around our wonderful home.

## EVENTS CALENDAR

### Next Board Meeting:

June 8, 2022 6:00 pm  
11116 204<sup>th</sup> Ave Ct. E. Lot #74  
All homeowners are encouraged to attend!

### Upcoming Events:

**July 4, 2022:** The annual neighborhood 4<sup>th</sup> of July parade at 12:00 noon. This event is approaching faster than we think. It's not too early to start planning for this fun event. The board is looking for volunteers to help plan and make this event happen. If you want to become involved, please contact a board member to get a committee formed and start the planning process. Since we haven't had a parade for 3 years, let's make this the best one ever. The Sumner HS marching Band will be participating again and hopefully the East Pierce Co. Fire Department will join in. Line up begins at 11:30am along 112<sup>th</sup> St with the parade starting at noon sharp.

**August 13, 2022:** CRHOA Neighborhood garage sale 9:00-4:00pm. It's never too early to start cleaning out those closets and garages for items you can sell! Advertising will be provided by the association along with signage at both entrances, and at 214<sup>th</sup> & 112<sup>th</sup> and 214<sup>th</sup> and South Prairie.

## Treasurers Report

### April Month end Balances

Checking            \$18,142.91  
Savings             \$5,211.16  
Reserve Account   \$4,500.42

**Total Balance        \$27,854.49**

## BOARD TOPICS

The following topics were addressed at the May 11<sup>th</sup> Board Meeting

- Review and approval of quarterly Treasurers report
- HOA dues status
- Approval to pay storage annually instead of monthly
- Discussion about language in our bylaws concerning fine policy and schedules as per RCW643820 section 4.411 in the state bylaws.
- Community cleanup details and task lists
- ACC report
- Noncompliance updates
- Neighborhood safety issues concerning trash left behind on a homeowner's property by non-homeowners. Sheriff, PC Public works, and PCHD contacted for removal.
- Addressed letters and requests from homeowners. Schedule time of financial records review by a homeowner.

## YARD OF THE MONTH

The Yard of the Month committee has chosen a winner! Congratulations to Chuck and Pam Christophel Lot #59 for winning the Yard of the Month for May! A gift bucket with tools, garden gloves and a plant were presented to the winners along with the YOTM sign to be displayed all month long in their yard. The committee has decided they will continue to walk the neighborhood from time to time and choose the monthly winners.

## RANDOM ACTS OF KINDNESS

Recently, the board received an anonymous tip about some extraordinary neighbors who went the extra mile to help someone in need. A special thank you to Randy Rich for mowing and taking yard waste to the dump for the homeowner, Carol Rich for cooking and providing meals and Zibby Simson for going with our neighbor to doctor appointments. The board wishes to recognize these individuals for stepping up for a neighbor in need and making their life a little easier right now.

The board would also like to thank and recognize the following homeowners for their work last summer in providing the neighborhood with much needed events. These homeowners known as "your Cedar Ridge Neighbors" organized and planned the following; Parade for National Night Out to honor our homeowners in law enforcement (attended by about 130 individuals)  
Picnic in the Park with Fir Ridge (40 people attended)  
"Meet and Greet" gathering at Lot #74 (opportunity to meet your neighbors and introduce those running for open board positions attended by about 35).  
Zibby Simson Lot# 26  
Diana Thompson Lot# 58  
Carolyn Fry Lot# 74  
Dave Dyrseth Lot# 16  
Linda Fernandez Lot# 87  
Barb Moberg Lot# 21  
Randy and Carol Rich Lot# 53  
Melissa Wilson Lot# 86

It takes all of us continue to keep Cedar Ridge the most desirable neighborhood in Bonney Lake! Thank you for your continued commitment.

## BOARD OF DIRECTORS

There will be three open positions that will need to be filled for the 2023/2024 term. Elections will be held in November 2022. If interested in becoming a Board Member for 2023/2024, please contact any Board Member.

## RECIPE OF THE MONTH

### Oatmeal Scotchies Cookies

**1 ¼ Cups flour**  
**1 tsp. baking soda**  
**½ tsp salt**  
**½ tsp cinnamon**  
**1 cup unsalted butter softened**  
**¾ cups sugar**  
**¾ cup firmly packed brown sugar**  
**2 eggs**  
**1 tsp vanilla**  
**3 cups oats uncooked**  
**12 oz bag Butterscotch chips**

**Preheat oven to 375 degrees. Line baking sheets with parchment. In a bowl combine flour, baking soda, salt, and cinnamon, set aside. In another bowl, beat butter, sugars, eggs, & vanilla until creamy. Gradually add flour mixture. Stir in oats and butterscotch chips. Drop by level tblsp. Bake 7-8 minutes for chewy cookies, 9-10 minutes for crispy. Cool completely on wire racks.**

Recipe from Carolyn Fry Lot # 74

JANUARY, FEBRUARY, MARCH 2022 CRHOA QUARTERLY TREASURER REPORT  
As of March 31, 2022

**Beginning Balances**

Checking	\$12,760.94
Savings	\$5,211.00
Reserve	\$4,000.27

**Total Beginning Funds \$21,972.21**

Savings Interest	\$0.12
Reserve Interest	\$0.11
Dues	\$6,281.50
Late Fees	\$352.00
Transfer Fees	\$200.00

**Total Income \$6,833.73**

**Total Available Funds \$28,805.94**

**Expenses**

Annual State Corp Fee	\$20.00	Contingency	\$93.50
HOA Storage	\$210.00	Newsletter	\$39.38
Power	\$703.23	Office Supplies	\$0.00
Water	\$45.50	Postage	\$115.50
Website	\$130.00		
Reserve Xfer	\$500.00		
Savings Xfer	\$0.00		

**Total Expenses \$1,857.11**

**Ending Balances**

Checking	\$17,737.33
Savings	\$5,211.12
Reserve	\$4,500.38

**Total Ending Funds \$27,448.83**

**\*\* At quarter end one check in the amount of \$66.00 is still outstanding**



# CEDAR RIDGE NEIGHBORHOOD CLEANUP



PHOTO BY: BARB MOBERG

Thank you to everyone who attended the Cedar Ridge semi-annual community cleanup on May 21st, 2022. We were able to beautify the front entrance and pick up litter on 112th St E.

**PICTURED:** Randy and Carol Rich, Zibby Simson, Travis Weber Jr, Lillian McGinnis, and Erynn Marlar.

**NOT PICTURED:** Barb Moberg and Eugene Pfaff

PHOTO BY: BARB MOBERG



PHOTO BY: LILLIAN MCGINNIS



# MAY YARD OF THE MONTH

Congratulations to Chuck and Pam Christophel for winning Yard of the Month for May!



PHOTO BY: DAVE DYERSETH