



Cedar Ridge

January 2018

Cedar Ridge Home Owners Association P.O. Box 7403 Bonney Lake, WA 98391

Cedar Ridge Web Site – www.cedarridgehomeowners.com

Board of Directors!

President:

Eugene Pfaff, Lot #52
253-862-6789
happydogsx2@msn.com

Vice President:

Jim Bouchard, Lot #24
253-677-9771
jrbouchard3@gmail.com

Secretary/Sargent-in-Arms:

John Sellmann, Lot #23
253-862-2680
jrsellmann@msn.com

Treasurer:

Lillian McGinnis, Lot #32
253-862-2248
mugzymac@aol.com

Newsletter/Welcome:

Sherryl Pfaff, Lot #52
253-862-6789
Happydogsx2@msn.com

FROM THE BOARD

HAPPY NEW YEAR!! May 2018 be a happy and prosperous year for us all.

The election results were ratified at the Annual Meeting which was held on November 4, 2017 at the Bonney Lake Library. There were 3 Board positions available and 3 residents asked that their names be placed on the ballot. That being said, Jim Bouchard, John Sellmann and Lillian McGinnis were elected to a two year term ending in December 2019. Eugene Pfaff and Sherryl Pfaff's terms expire December 2018. Therefore, there will be two positions that will need to be filled in this year's election. Your 2018 Board of Directors are as follows: Eugene Pfaff, President; Jim Bouchard, Vice-President; John Sellmann, Secretary/Sargent-in-Arms; Lillian McGinnis, Treasurer and Sherryl Pfaff, Newsletter.

Cedar Ridge Homeowner's Web Site

The web site is working. The site provides Cedar Ridge Homeowners access to the current CC&R's and By-laws, Newsletters, Treasurer Reports Meeting Minutes, various forms, and Neighborhood Alerts and/or Emergency Messages. The web address is www.cedarridgehomeowners.com

Events Calendar-

All Board Meetings will be held the last Wednesday of each month at the home of Eugene Pfaff

Board Meeting Schedule

January 31
February 28
March 28

TREASURER REPORT

4th Quarter Report for 2017 - attached

2018 Budget - attached

Homeowner's Dues for 2018

Payment of your 2018 dues must be received no later than February 28th, 2018 in order to not be assessed a late fee. In accordance with 4.2 of the CRHOA By-laws... any dues not paid within 30 days of the due date shall incur a late charge of 5% (\$5.50) per month.

If you need to make other arrangements, please contact Lillian McGinnis at mugzymac@aol.com before February 28th, 2018.

Architectural Control Committee (ACC) John Sellmann (253-862-2680) jrsellmann@msn.com;
Adopt a Street (Street Cleaning) Kirsten Russell (602-790-4853) kmpollack@yahoo.com;
Welcome Committee Sherryl Pfaff (253-862-6789) happydogsx2@msn.com

October, November, December 2017 QUARTERLY TREASURER REPORT
Cedar Ridge Homeowners Association
As of December 31, 2017

Beginning Balance:

Checking	\$ 5,391.48
Savings	\$ 7,208.11

Total Beginning Funds: **\$ 12,599.59**

Income:

Dues	\$ 180.00
Late Fees	16.50
Transfer Fees	100.00
Savings Interest	<u>.18</u>

Total Income: \$ 296.68 **\$ 296.68**

Total Available Funds: **\$ 12,896.27**

Expenses:

Annual PO Box Fee	90.00	(Postmaster)
HOA Storage	220.00	(Centennial Storage)
HOA Storage (1st Quarter - 2018)	210.00	(Centennial Storage)
Landscaping	69.95	(Rain Pros)
Postage	55.10	(Ballots)
Power (PSE auto pay)	682.08	(Puget Sound Energy)
Water	192.03	(City of Bonney Lake)
Website	460.00	(Notable Web)

Total Expenses **\$ 1,979.16** **\$ 1,979.16**

Ending Balance **\$ 10,917.11**

Checking	\$ 3,708.82
Savings	<u>\$ 7,208.29</u>

Total **\$ 10,917.11**

Prepared by Lillian McGinnis, CRHOA Treasurer 1-17-2018

Cedar Ridge Homeowner's Association 2018 Budget

Anticipated Income

2018 Homeowner Dues 87 x \$110.00	\$ 9,570.00
Fees	<u>385.00</u>
Total Income	\$ 9,955.00

Proposed Expenses

OPERATIONS

Annual State Corporation Fee	\$ 10.00
Annual P.O. Box Fee	\$ 90.00
Insurance	\$ 1,100.00
CCR Rewrite	\$ 290.00
Committees	\$ 150.00
Contingency	\$ 330.00
Events	\$ 150.00
HOA Maintenance Fund	\$ 75.00
HOA Storage	\$ 840.00
Landscaping	\$ 2,050.00
Newsletter	\$ 150.00
Office Supplies	\$ 400.00
Postage	\$ 200.00
Professional Fees/Legal/Liens	\$ 300.00
Power	\$ 2,720.00
Water	\$ 400.00
Website/ Web	<u>\$ 700.00</u>
Total Expenses	\$ 9,955.00

Annual Homeowners Dues: \$110.00