CEDAR READER

October 2026 www.cedarridgehomeowners.com

CONTACT THE BOARD-
Cedar Ridge Homeowners Association
P.O. Box7403
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www.cedarridgehomeowners.com

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Julie Summers lot#67
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TREASURER
Joanie Davey lot#22
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SECRETARY
Svetlana "Lana" Antohi lot#44
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The leaves are beginning to fall in Cedar Ridge, Halloween decorations will soon be popping up in yards, and there's definitely a little autumn chill in the air. We hope everyone is enjoying the change of seasons and all the fun that comes with October! It's always a great time of year in the Ridge as the trees begin to change, pumpkins appear on porches, and our neighborhood settles into fall.

On September 5th, Cedar Ridge volunteers were back at work fulfilling our Adopt-a-Road commitment along 112th. Six volunteers collected six bags of trash, six tires, a BBQ, and even a shopping cart, along with plenty of other roadside odds and ends! Keeping the road cleaner and safer for our walkers, especially our young students heading to and from school, is what motivates our commitment to this program. A big thank you to everyone who volunteered their time and helped make such a noticeable difference! See photos on page 3

We have a little good financial news to share. Our Treasurer has reinvested the Association's CD, continuing our effort to make the most of the funds Cedar Ridge has carefully set aside. The CD earned an additional $74.84 before being reinvested. Every little bit adds up! Careful budgeting and thoughtful management of our funds have helped us plan ahead for future needs while keeping our annual dues affordable.

THE ANNUAL MEETING IS CREEPING CLOSER! 👻

Your Annual Meeting ballot should be arriving soon. This year, all five Board positions are open, and we have five candidates running for five positions. See all the candidates information on page 2.

You may vote for up to five candidates total. If you would like to add a write-in candidate, that person would count as one of your five choices. Ballots must be returned by the Annual Homeowners Meeting on October 24th at 10:30 a.m. Please take the time to vote, return your ballot, and show your support for the candidates and the future of Cedar Ridge. We need a quorum of 31 returned ballots for the election to be valid, so every ballot matters!

There's more brewing at the Annual Meeting than elections. The Board will also present the proposed 2027 Budget, which will be ratified at the following Board meeting in November. We will post the preposed 2027 Budget along with the Annual Meeting Agenda a week before the meeting onto our website. So feel free to take a look ahead of time and bring any questions to the Annual Meeting. Here's one highlight we think everyone will be happy to hear: we do not anticipate an increase in HOA dues for 2027!

We would also like to spend some time at the Annual Meeting discussing our upcoming governing documents rewrite project. There is quite a bit of work ahead of us, along with some challenges and important decisions for our community. Our governing documents have served Cedar Ridge for many years, but updating them will be an important project for the Association.

The Annual Meeting will be a good opportunity to open that conversation, explain some of what lies ahead, and hear from homeowners as we move forward…

CONTINUING ON PAGE THREE ➡️

Please be sure to Vote! Candidates are willing to jump on Board!



Julie Summers,
2025/2026 President, Lot#67

Hi, I'm Julie Summers and I have called Cedar Ridge my home since 1993. For the past two years, I've had the privilege of serving as your HOA President and Newsletter Editor. I've submitted my name for your consideration for another term because I truly care about Cedar Ridge and the great people who call this neighborhood home. Family, neighbors, and community are my priorities, and I would be honored to continue working to keep Cedar Ridge a welcoming, connected, and wonderful place to live.



Svetlana Antohi
2025/2026 Secretary, Lot#44

Hi, I'm Lana Antoni. I've called Cedar Ridge home for 10 years, and during that time, called Cedar Ridge home for 10 years, and during that time, I've had the honor of serving our community as Board Secretary and Webmaster. I'm grateful for the opportunity to stay involved, support our neighbors, and help maintain the strong sense of community we share. With my family's support, I would like to consider another term and look forward to continuing to contribute to making Cedar Ridge a wonderful place to call home.



Meg Shaffer
Lot#42

Hi, I'm Meg Shaffer. I have lived in Cedar Ridge since 1996 and raised my boys here in the neighborhood. Over the last few years, I have enjoyed helping the Board with various events and projects when needed. Those experiences have given me the chance to contribute and become more involved in what goes on behind the scenes in our neighborhood. I am glad to now have the opportunity to serve Cedar Ridge in an official capacity as a member of the Board.



Joanie Davey
2025/2026 Treasurer, Lot#22

Hi, I'm Joanie Davey. I've called Cedar Ridge home for 28 years and have had the privilege of serving on the Cedar Ridge Board several times over the years. Most recently, I've served as your Treasurer. One accomplishment I'm especially proud of over the past two years is reaching 100% collection of our annual HOA dues, even when that meant personally knocking on a homeowner's door. I also helped establish Cedar Ridge's first HOA investment CD, allowing our community funds to earn additional income. I love the friends and neighbors I've made here and am dedicated to continuing to serve and give back to this wonderful community.



Jessica Hoppe
Lot#59

Hi my name is Jessica Hoppe. I am new to Cedar Ridge and was pleased to answer the call for volunteers in the neighborhood newsletter. I have three years of prior Board experience in my former community, where I enjoyed helping with neighborhood matters and working with fellow residents. I look forward to bringing that experience to Cedar Ridge and helping make a positive difference as a member of Cedar Ridge's Board.



Board of directors

You will receive your ballot by mail. Instructions included. If you have any questions or concerns about your ballot, contact the Board at 206-940-3160 or crhoa2024@gmail.com.
Please show your support and help us continue to do great work for you!

CONTINUING FROM PAGE ONE

… If you have a topic you would like to formally present at the Annual Meeting, please let us know so we can add you to the Agenda schedule. Presentations should have a clear topic or proposal intended for the good of the Association. There will also be time for homeowners to share ideas, ask questions, and join in open conversation. We know you homeowners care about the future of our neighborhood.

A LITTLE HALLOWEEN SAFETY

As Halloween approaches, we also want to remind everyone to help keep the evening fun and safe for our Cedar Ridge kids. Trick-or-treaters can be excited, distracted, wearing dark costumes, or crossing streets unexpectedly. If you're driving through the neighborhood, please slow down and be extra watchful, especially after dark and on Halloween night. With so many little ghosts, witches, superheroes, and princesses roaming the Ridge, a little extra caution behind the wheel can make a big difference.

Parents, please remind children to stay visible, carry a flashlight or glow stick, walk along the side of the road where they can be easily seen, and look carefully before crossing. Together, we can help make Halloween in Cedar Ridge a safe and fun night for everyone.

We hope to see you at the Annual Meeting on October 24th BL Library at 10:30 a.m. Please plan to attend, bring your questions and ideas, and show your support for our community. If you cannot attend, be sure to return your ballot so your voice is counted. A strong turnout helps ensure a valid election and shows that Cedar Ridgers Remember, it takes great neighbors to make a great neighborhood!

-Julie Summers President





Rocky the Ridge Rattler has officially slithered off to hibernate for the season!

Thank you to everyone who painted a rock and helped our colorful serpent grow throughout 2026. This fun community art project will return in the spring, when Rocky wakes up ready to grow even longer!

Until then, sleep tight, Rocky! zZz

ADOPT-A-ROAD VOLUNTEERS











Thank you to the Adopt-A-Road Volunteers!
Randy Rich, Carol Rich, Gene Pfaff, Meg Shaffer, Lana Antohi, Julie Summers

EVENTS

Annual Homeowners Meeting

October 24th, 2026

10:30am - 12:00

Bonney Lake Library



Next Board Meeting

November 16th, 2026

6:30pm (Lot#22)

20313 108TH Street Ct. E.



CRHOA MONTHLY TREASURER REPORT

Month: September Year: 2026

BEGINNING BALANCE		ENDING BALANCE	
Checking	$ 10,286.21	Checking	$ 9,626.62
Savings	$ 5,213.61	Savings	$ 5,213.65
Reserve	$ 4,502.39	Reserve	$ 4,502.42
Total Beginning Funds	$ 20,002.21	**Total Ending Funds**	$ 19,342.69
US Bank CD	$ 5,152.69	US Bank CD	$ 5,227.53

INCOME		EXPENSES	
Savings Interest	$ .04	State Corp Fee	$
Reserve Interest	$ .03	PO Box	$
Dues	$	Insurance	$
Late Fees	$	Storage	$
Transfer Fees	$	Power	$ 340.64
Total Income	$ .07	Water	$ 141.10
Total Checking	$ 10,286.21	Website	$
Total Available Funds	$ 20,002.28	Newsletter	$
US Bank CD	$ 5,152.69	Office Supplies	$
		Postage	$ 82.00
		Landscape	$ 95.85
		Legal	$
		Irrigation	$
		Events	$
		Committees	$
		Contingency	$
		Other	$
		Total Expenses	$ 659.59

OUTSTANDING DUES INCOME (Number of Lots)

Year: 2026 Lots: 0

MONEY TRANSFERS

Checking to Reserve	$
Checking to Savings	$
Savings to Checking	$
Other	$

EXPLANATORY NOTES

Prepared By: Joanie Davey Date: October 1, 2026



ACC PROJECTS

Homeowners are required to turn in ACC requests for new exterior projects. Repairs of SAME existing structures and same colors do NOT need approval, as they were already approved in the past.

Forms are available on our website. WWW.CEDARRIDGEHOMEOWNERS.COM

Contact the Board/ACC with any questions. crhoa2024@gmail.com



A Quirky Quip-

Why did the ghost volunteer for Adopt-a-Road?

Because he wanted to help make 112th BOO-tiful! 👻

Find neighborhood forms, documents and all the latest on your neighborhood website. Including our work in progress of our governing documents.

www.cedarridgehomeowners.com



SPECIAL $ NOTE- THIS NEWSLETTER TOOK MANY VOLUNTEER HOURS TO PRODUCE YET WAS FREE OF HOA CHARGE IN ITS PRINTING & PAPER