

Greetings Community!

It was wonderful to see so many of you at our 2026 Annual Member Meeting. It was a good turnout with 43 members attending in person and 9 attending on Zoom.

Water System Summary:

- **Safety Testing:** We passed eight rounds of PFAS testing with non-detectable results, earning us a testing waiver for the next year or two. Lead and copper testing is set for June 2026.
- **New Equipment:** We've retired our 43-year-old utility truck and replaced it with a fully retrofitted model featuring professional toolboxes and a sliding deck.
- **Security:** New grant-funded cameras are now active at the Cottonwood building and water tower for remote winter monitoring.
- **Water Tower (Late Fall):** The tank will be offline for two days to repair internal corrosion; the system will run on pressure only during this window.
- **Pine Tree Road:** We will be replacing or lining a section of pipe near the river this July or August.
- **Generator Upgrades:** To prevent future flood damage, we are raising our generator onto a new 2-foot pad.

Dan announced his intention to retire as Water System Administrator by the end of the year after 16 years of service. He emphasized that he will remain in the community and will be available to assist in training a successor. We wish him much rest and relaxation in his well-earned retirement.

Audit:

We completed our 2024 audit and it was determined there were no material defects in the association's books. The RCWs require yearly audits now so we will begin an audit of the 2025 financials in October and results will be posted when they are received.

Online Store:

We invite you to visit our **new online community store**, linked on our website. It's a fee-free way to grab community merchandise at cost. If you have merchandise requests or questions, please reach out to Tammy at admin@chiwawariverpines.org.

Board Positions:

While no members initially stepped forward to run for the board, we are pleased to share that several individuals were nominated via write-in ballots, as permitted by the updated RCWs. We are currently reaching out to these nominees to confirm their

interest in serving. Please stay tuned for further updates as we finalize the candidate list.

Current Board Members:

President: Lance Jones
Vice President: Kris Jones
Secretary/Treasurer: Tammy McKee
Sonya Kraski
Judy VanEyck
Dave Lowrie

Community Projects & Events:

- **Becker Park:** The board has formally named our new common area "Becker Park". Sonya Kraski will lead a committee to gather your ideas for amenities and conservation.
- **Firewise Program:** Dumpsters for grindable yard waste will be at Becker Park from May 4 through the end of the month.
- **4th of July:** Our annual parade kicks off at 10:00 a.m. at the fire station, followed by a potluck at the river lot.
- **2nd Half of Dues:** Please remember, the 2nd half of the HOA dues are due September 1
- **Snowman Competition:** Mark your calendars for December 29 (fingers crossed for snow!).

Welcome Summer!

Summer will be here before we know it! Just a reminder, the gate code is "3154." Please keep in mind that the community access is for community members and personal guests. When bringing pets to the river access, please be mindful of others. Many are fearful, allergic, or do not prefer interacting with dogs. All community members should be able to feel safe and comfortable enjoying community spaces.

Upcoming Board Meetings:

Please join us for any or all of the upcoming board meetings. All regular meetings are held at the water building (2651 Cottonwood Lane, Leavenworth) at 9:00 AM. A Zoom link is available on the community calendar on our website (chiwawariverpines.org).

- June 13
- July 18

- August 29

Additionally, our 2026 Fall Members Meeting will be September 26th at 10:00 AM. This will be held at the Lake Wenatchee Rec Club.

Contact Us:

Please feel free to reach out with questions at admin@chiwawariverpines.org or 509-763-4309.

We are profoundly grateful for your continued help and support—you are truly what makes this such a special place to live, play, and belong!

Sincerely,

A handwritten signature in blue ink, appearing to read "Tammy McKee". The signature is fluid and cursive, with a large initial "T" and "M".

Tammy McKee
CCA Secretary Treasurer