



February 19, 2026

RE: Ponderosa Ridge HOA Extraordinary Assessment for Firewise Project

Dear Ponderosa Ridge Residents,

The Board of Directors of the Ponderosa Ridge Homeowners Association is pleased to announce the introduction of the Firewise Fire Fuel Reduction Program within our community. In order to finance this significant initiative, the Board has reached a unanimous decision to implement an extraordinary assessment totaling \$25,000.32. This amount translates to a contribution of \$107.76 per household.

Residents will have a period of 60 days to remit this assessment before any late fees or interest charges are applied. It is important to note that all funds collected will be allocated exclusively for the Firewise Fire Fuel Reduction Project. This project aims to mitigate hazardous fuel accumulation in greenspace owned by the Ponderosa Ridge HOA along the southern and western embankments of our community. Combined with grant funding from the Spokane Fire Department and the Washington Department of Natural Resources, this financial support will enable the completion of critical fuel reduction work throughout the common areas owned by the Homeowners Association.

Payment options for this assessment are the same as those available for regular assessments, see Payment Methods document enclosed with this notice. ***Please note; If you are currently enrolled in AutoPay through the Owner Portal and would like your payment to include the special assessment amount you will need to update your AutoPay settings.*** Update by Feb 28 to include in the March 1 payment or update by Mar 31 to include in the April 1 payment. If you are NOT enrolled in AutoPay but would like to pay online through the Owner Portal, the assessment will be posted to accounts on March 1.

AutoPay Settings Update Instructions

Owner Portal: <http://engage.goenumerate.com/s/ponderidge/>

Log into the Portal>>Click on Make a Payment>>Click on the hamburger menu icon in the upper left hand corner. It looks like 3 horizontal lines.>>Click on Settings>>If **Autopay full balance** is already toggled ON then there is nothing else you need to do. If **Autopay for selected charges** is toggled ON then you will need to untoggle that and toggle ON **Autopay full balance**. After updating AutoPay settings select *Save Changes*.

Should you have any questions regarding the Firewise Fuel Reduction Project or the extraordinary assessment, please do not hesitate to contact Rockwood Property Management.

In Partnership,
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