

Pleasant Tides
Property Owners
Association
P.O. Box 91
Brinnon, WA 98320

2025-2026 Term:
President/Editor:
Lura Sheahan

Vice-President:
Shaina Johnson

Secretary:
Chip Bryant

Treasurer:
Lou Leet

Water Director:
Jim Messmer

Covenants
Chairperson:
Erin Galeno

Community
Property
Chairperson:
Rebecca Abair

Pleasant Tides Property Owners Association

April 2026



Presidents Report Lura Sheahan

Hello Neighbors!

Spring is upon us and Summer will be here in no time.

Your PTPOA Board would like to invite you to ~

THREE SUMMER EVENTS:

June 27th is our **ANNUAL COMMUNITY CLEAN-UP**. It is always so much fun. From 9-11AM, you'll see old friends and new neighbors while you beautify our already beautiful little community. We meet at the community beach, and depending on our numbers, we break up into two groups. Some stay at the beach and the other group will go up to our well house and water tank areas. So, bring your marked yard tools and join us!!

On July 18th, Rebecca Abair will once again host our **ANNUAL COMMUNITY BBQ** on her beautiful lawn at 906 Rhododendron Lane. Bring your favorite side dish. Hamburgers, hot dogs and soda will be provided.

The forecast for our summer is hot and dry weather. To aid in the prevention of fires, PTPOA will be offering a no cost pick up of your spring yard clippings. Please read the Community Land Chair report on the next page for more information and contact Rebecca immediately, we need a certain level of response to move forward with this project. Also please save and review the Brinnon fire Department insert. It provides important information on residential and outdoor burning. Also, please check our fire level warning board at the community sign to be aware of danger levels in Jefferson County.

In closing we have a new and improved PTPOA website, thanks to our board secretary, Chip Bryant. You'll find links for emergency preparedness, our bylaws and covenants and other helpful information. www.Ptpoa.org

Covenants Chair & Water Billing ~ Erin Galeno

Thank you to our members for your patience during this first year under our new water billing program. Our next annual water billing will occur in late July or early August. Each member's annual dues amount will be based on water usage for the period July 1, 2025, through June 30, 2026, and will reflect a 3% increase over the previous year's dues as approved at the September general meeting. As a reminder, members will fall into one of four dues rates based on annual water usage. The next annual invoices will reflect the full year balance. The process of invoicing quarterly became very challenging for our members and third-party billing company. You can reach out to the PTPOA Treasurer to develop a payment plan if necessary.

Community Land Chair ~ Rebecca Abair

We will pick up only yard debris at no cost for our HOA members. We need confirmation of interest level to determine the amount each owner can bag and put out per household and the pickup date. Text or email – 360.649.6059/rebeccadawn59@gmail.com.

Deadline for sign up is May 20th

Water Chair ~ Jim Messmer

The last few months have been relatively quiet for the Pleasant Tides water system except for recent damage done to our water storage tank perimeter fencing. A large dead tree blew down damaging 40-50 feet of cyclone fencing, including a gate. Bids for repair have been received and a contractor secured for repairs in the next few weeks. Water service will not be impacted. Otherwise, the system and services have been routine with the required water testing continuing and a few instances of detected leaks. The new billing system has experienced a few glitches that have been addressed immediately through our billing agent.

Some pending issues for the system include:

- Leak analysis and repair.
- 3 bacteria sampling stations need to be installed.
- plan for water main marker installation and potential right-of-way clearing.

While we should not experience any drought related restrictions this summer due to our deep aquifer, we would ask that you be proactive in water conservation by exercising these precautions:

- Check for leaks within our properties (such as leaking toilet valves and dripping faucets) and repairing them.
- Conserving water through our everyday usage such as outdoor watering, washing cars, laundry, etc.
- Turning water off at the meter if gone for more than a week

SAVE THE DATES~ 2026

Community Beach Clean Up	June 27 th 9AM
Annual Community BBQ	July 18 th 12:00 – 3:00
Annual All Community Board Meeting	Sept. 19 th 10:00 – 12:00

BOARD CONTACTS

Lura Sheahan ~ general questions and happy to help	360.485.6464 sheahan52@comcast.net
Erin Galeno ~ Covenants, property use questions	253.740.6082 egaleno@comcast.net
Jim Messmer ~ Water emergencies and questions	360.764.0493 jmessmer@gmail.com
Rebecca Abair ~Community Beach and home assistance	360.649.6059 rebeccadawn59@gmail.com

Please do not hesitate to call if you need assistance.

A little housekeeping ☺

*Please keep your dogs on their leashes when not in your yard and let
your friends and guests know too.
**AND COLLECT THEIR POOP WHEN OUT IN THE
NEIGHBORHOOD.***



Enjoy a Safe and Happy Summer