



SUDDEN VALLEY COMMUNITY ASSOCIATION

SUDDEN VALLEY VIEWS

February 2024

WWW.SUDDENVALLEY.COM

Rickland Asai joins Sudden Valley board

Directors consider six candidates before selecting Joshua Bowens' replacement

By Bill Helm
Editor

SUDDEN VALLEY — On a 4-to-2 vote, the Sudden Valley Community Association's Board of Directors appointed Rickland Asai to the board on Jan. 25.

Asai, who goes by the

name Rick, replaces Joshua Bowens, who resigned from the SVCA Board at its Dec. 14 meeting.

Asai was one of six candidates the board considered to replace Bowens. The others were Martin Cooper, Ray Meador, Kolleen Mitchell, Susan Miracle and Barbara Wahli.

The SVCA Board needed several rounds of votes to finally select Asai. With six voting members, the new appointee needed at least four votes for majority support. First round, Asai received two votes, Meador three votes and Wahli one vote. After a few rounds of Asai and Meador each

garnering three votes, the board eventually selected Asai over Meador.

The board used a silent/ballot vote to this decision. In other news:

- The SVCA Board approved the purchase of a new maintenance vehicle to replace its 2005 Chevrolet 3500.

According to a Jan. 25 memo from Maintenance and Facilities Manager Mike Brock to the SVCA Board, the current maintenance vehicle "has reached its serviceable lifespan and is budgeted for replacement."

"There is significant rust on the frame of this vehicle

and it was placed out of service in 2023 due to safety concerns," Brock wrote.

The Board's unanimous vote is to purchase a Dodge RAM 3500 cab and chassis or an equivalent truck, as well as purchase and installation of a steel flatbed and accessories, fuel transfer tank with pump, and to remove the snowplow from the current maintenance vehicle to mount it onto the new truck. Total cost is not to exceed \$90,480, which would be paid from Capital Repair and Replacement Reserve Fund (CRRRF).

More information about this item is in the board's Jan. 25 agenda packet.

- On a unanimous vote, the SVCA Board approved a \$54,080 allocation of CRRRF funds to complete asphalt repairs to the association's golf cart paths.

According to a memo to the board from SVCA General Manager Jo Anne Jensen dated Jan. 25, the cart paths throughout the golf course "have many defects, primarily area where the asphalt has been raised by tree roots."

This project will repair those isolated locations, Jensen wrote.

More information about this item is in the board's Jan. 25 agenda packet.

- Sudden Valley Com-



Rickland 'Rick' Asai

munity Association has budgeted \$117,177 in 2024 for repair and refurbishment of its turf care building. On Jan. 25, the SVCA

See **Asai** on 10

SV area CERT needs volunteers

By Owen Bamford CERT

CERT stands for Community Emergency Response Team, and the name says it all. It's a community organization of people like you. It's a team: people working together toward a common goal, and it exists to respond to emergencies.

What exactly is CERT, and what does it do? The FEMA website says the goal of CERT is to build a culture of preparedness in the United States ... the CERT concept was developed and implemented by the Los Angeles City Fire Department in 1985. The Whittier Narrows earthquake in 1987 ... confirmed the need for training civilians to meet their immediate needs"

That word preparedness is the key. Disasters happen, both natural and man-made. We have great, well-trained, well equipped first responders, such as police, firefighters and EMT's, but in a major, area-wide disaster they will be overwhelmed

There are simply not enough of them to help the all the people who will need help. They will need backup, and it will have to come from the community, because there isn't anywhere else. So the community needs to be prepared.

After a disaster, everyone wants to help if they can. But untrained community volunteers who show up at a disaster scene are likely to endanger themselves and hamper operations, and may need to be rescued themselves.

The aim of CERT is to create a corps of volunteers with training they need to be useful.

That includes how to work within a

system of command so that everyone knows what they have to do.

Sudden Valley has a special need for such people. A major storm with wind and torrential rain would topple trees, flood low-lying areas and create landslides which could block roads.

A big earthquake would cause landslides, ground liquefaction and building collapses, and probably block all three roads.

The handful of firefighters present in Sudden Valley would do everything that they could, but it would clearly be impossible for them to even check on, let alone help, more than 7,000 people in nearly 3,000 homes along about 40 miles of roads.

And there wouldn't be any help from outside for days, and maybe weeks, because first responders in all the surrounding areas would be equally overwhelmed and communications would be disrupted.

Help can only come from within the community, and for that to happen, volunteers need to be trained in the basic skills needed. That's what CERT training does. It's usually done in eight three-hour sessions with a final exercise where you put everything you have learned into practice.

The sessions cover the basics of team organization search and rescue, triage, fire suppression, life-saving emergency medical care, and working with professional responders.

Personal safety is the priority through-

See **SVCA** on 12

Managing the unpredictable



Sudden Valley Community Association has made snow removal a high priority. But snow removal is challenging, as the weather can change quickly. This month's Views has included a special four-page pullout, pages 5-8, to tell you more about the association's Snow Response Plan. (SVCA photo)

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SUDDEN VALLEY NEWS BRIEFS

Hummingbirds in the snow

By Karen Hardesty

Have you seen any hummingbirds lately? We were recently surprised to see an Anna's Hummingbird flitting about in mid-winter. Most hummingbirds migrate south for the winter, but the I stays right here with us in Western Washington.

How do they do it? So tiny, so pretty, and so resilient, Anna's Hummingbirds have adapted to surviving winters primarily through a sort of mini-hibernation called torpor.

At night, the hummingbirds conserve precious energy when their body temperature lowers significantly, and their respiration rate drops dramatically. One source stated that their respiration rate dropped from 245 breaths per minute to fewer than 10.

You may see a hummingbird in torpor and have the urge to help it in some way. But the best thing you can do for the bird is to let it be.

During the day, the Anna's must keep eating both protein and a sugar source. Tiny insects such as whiteflies can be found in protective vegetation, or near the warmth of buildings. Sugar can come from winter flowers, early catkins, and - believe it or not - tree sap found in wood-

pecker holes.

You can enjoy watching Anna's Hummingbirds and help sustain them through the winter by hanging a hummingbird feeder. Be sure to place the feeder near sheltering shrubs and trees, and out of reach from neighbors' cats.

Tips for winter hummingbird feeding:

- Place or hang your feeder near shrubs and trees. Doing so limits the energy birds have to expend flying between food and shelter and helps them avoid predators. In addition, the shrubs offer protection from wind.

- Make your own nectar. A recommended recipe calls for four parts water to one part white sugar (a 4:1 ratio). Stir or shake the mixture until the sugar is completely dissolved in the water.

Note: Never use brown sugar, raw sugar, honey or molasses.

- Avoid using the pre-mixed, colored solutions you see at the stores. Nectar is colorless, and there's no need for the added dyes and preservatives.

- Bring the feeder in at night; hummingbirds do not feed at night, but instead feed heavily at dusk, and then seek cover for the night.

- Clean the feeder every day.

- Avoid filling the feeder with cold nectar. In the morning, be sure the fresh nectar you provide is at least room temperature; apparently if the

solution is too cold, these little ones experience brain freeze, (like what happens with some people when they eat ice cream too quickly), and it can result in them fainting.

- Be sure to keep the feeder and solution from freezing. An easy way to do that is simply to have two feeders that you use in rotation during the day; bring one in and let it warm, while the birds have access to the other, etc. You can also use an external heat source to keep the feeder and solution from freezing.

While hummingbird feeders do supply needed calories, it's always best for wildlife to eat their natural food. You can plant several native plants that will provide blooms with nectar for hummingbirds.

Look for more information on planting for wildlife in future issues of The Views.

Architectural Control Committee review: Fence Requests

The January 2024 issue of *The Views* included an article that explained how the Association's founders tasked the Architectural Control Committee (ACC) to ensure the beauty of Sudden Valley would continue.

The article also outlined the Exterior Alteration Request form and promised that more information would follow in subsequent months.

Like Exterior Alteration Requests, the ACC is responsible for reviewing Fence Requests which must be submitted before a homeowner can build a fence.

Although fences alter the exterior look of the property, they are in a category of their own. It is required that fences

are designed to blend into the surroundings, have a natural design, and continue to allow wildlife to move freely throughout the Association. These values explain why include chain link fences are prohibited, property perimeter fences are discouraged, and fences may not exceed a height of five feet (unless on a county road).

Approved fences may be living (vegetative) or non-vegetative, each with their own sets of Architectural Control (AC) parameters. The ACC looks at each request on a case-by-case basis considering the lot, the intended use of the fence, how the fence will impact neighboring properties, and the fence placement and design.

Before submitting a fence request, it is important to locate utilities and tree roots that may impact the fence location. Once submitted and approved, any alterations to the fence design must be approved in writing by the ACC.

Pro Tips for filling out the fence request form:

- Review the Architectural Control Policies regarding fences in section 14.6.9. The policies are available on the SVCA website under the Resident Resources tab, under the Governing Documents tab, under the Board Resolutions, Rules & Regulations section.

- Fill in all the blanks. (ACC Administration can look up the Division and Lot, if needed.)

- Check the appropriate boxes for Intended Use and Fence Type.

- In the empty square box, draw a detailed site plan showing the road, the house, and the location of the fence including the distance in relation to the property line (must be out of the setback requirement unless a Variance Request was submitted and approved). Be sure to include the dimensions of the fence.

- In the Description area, restate the dimensions of the fence, the materials to be used, intended use of the fence, and any additional information you would like the ACC to consider.

- Include photos or illustrations, as available.

- Email the completed request to accadmin@suddenvalley.com or drop it off at the Welcome Center. After hours, drop

the request into the outside payment drop box.

After your Fence Request is submitted, it is likely the ACC will visit the property as part of their review. Applicants must stake the fence plan to provide a visual representation of the proposed fence location. Approved fences must be completed within six months of approval.

The Committee usually meets on the first Thursday and the third Thursday of each month. Applicable request forms are available on the SVCA website (www.suddenvalley.com) under the Commonly Requested Forms tab, in the Architectural Control section. Printed forms are available at the Welcome Center located at 1850 Lake Whatcom Blvd. (the first right after entering Gate 2). To have time to assemble the agenda and time for the ACC to visit properties, the deadline for submitting requests is noon on the Thursday one week prior to each meeting.

Related to fences but also to anything that encroaches into the required setbacks (20-foot setback from the road and five-foot setback on sides and back) is the Variance Request which will be covered in the March issue of The Views.

Feb. 29 a rare occurrence of fun, tradition

By Morgan Libby
Sudden Valley Views

Did you know that 2024 is a leap year?

In leap years, February has an extra day, 29 instead of its usual 28 days. Feb. 29 is a special day and brings with it many fun traditions and quirks:

- People born on Feb. 29 are known as Leap Day Babies, or Leapings, who only get to celebrate their true day of birth every four years.

- In Ireland, Feb. 29 is known as Bachelor's Day or Ladies Privilege, the tradition which dates back to the 15th Century, allowed that women could propose marriage on this day.

- In Greece, it is considered unlucky for couples to marry

See **Feb. 29** on 11

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AROUND THE VALLEY

Sudden Valley experiences disruptive weather in January

By Jo Anne Jensen
SVCA General Manager

In January, Sudden Valley experienced the community's first snowfall of the season. The timing and sequence of very cold temperatures, large accumulations of snow, rapid melting and high winds combined to create a very disruptive and destructive weather event.

While Maintenance and Turf Care teams came together to staff extended road-clearing shifts, administrative staff focused on keeping the community up to date on road conditions, garbage collection, and office closings. Now that the storm is over, the focus is on cleaning up and making repairs.

Administration

Activity Summary

Updated website for 2024.
Developed annual schedule of SVCA meetings and events.
Supported communication during the extended weather event.

Supported N&E Committee in recruitment of candidates for the Board of Directors vacancy.

Successes

Although poor road conditions required closing SVCA offices, Admin staff worked remotely to ensure that regular status updates were posted online for the community.

Planned Work

Continuing work on the SVCA website.
Complete inventory of signs (not road signs) within SVCA.

Accounting

Activity Summary

Completed routine work to maintain monthly financial schedule; November financials

completed.

Continued work on year-end closing procedures.

Reorganized files to reflect 2024 sending older files to storage.

Input approved 2024 budget.

Successes

On track to close out the year on schedule with an operational surplus.

Planned Work

Close out 2022 capital projects.
Continue work on year-end closing procedures.

Maintenance

Activity Summary

Installed plows and sanders on trucks for snow event.
Applied brine to all SVCA roads for winter weather preparation.

Addressed a broken sprinkler head in the Clubhouse fire suppression system, isolated the system, cleaned impacted areas, and repaired the sprinkler head. Dry-wall repair to be scheduled.

Maintenance staff plowed, sanded, and removed trees and branches from SVCA roads during a recent snow event, with ongoing cleanup efforts.

After the snow event, removed plows and sanders from trucks to use them for tree cleanup and other duties.

Initiated the process of removing trees and limbs from SVCA roads, acknowledging that this task may take weeks to complete.

Repaired damaged street signs at various locations.

Completed cleanup of the maintenance shop for remodeling.

Relocated maintenance operations to a temporary office trailer.

Installed studded snow tires on vehicles OP-24 and SP-5 in

preparation for winter conditions.

Hosted Community Cleanup Event drop off site.

Successes

The recent snow event presented challenges, but it proved to be successful for SVCA. The new UTV performed exceptionally well, showcasing its effectiveness under real conditions.

Notably, none of our plows or sanders experienced breakdowns during the event, a testament to the thorough preventive maintenance carried out on the equipment between seasons.

Despite the weather's difficulty, several employees demonstrated exceptional dedication in plowing and sanding SVCA roads, and although road conditions could have been better, I take pride in their commendable efforts.

Planned Work

Tree and branch cleanup throughout SVCA.

Install louvers and fan in server room at Welcome Center.

Painting door to gym in Rec Center.

Service UTV.

Remove unsafe sauna from Adult Center.

Clean up area around the Rotunda.

Recreation

Activity Summary

Compiled 12 weeks of Community Center usage observation data to identify average usage per hour of each Community Center room.

Continued work on revised Community Center User Handbook.

Organized and cleaned out Dance Barn Media closet.

Successes

Re-hired three seasonal staff

from 2023.

Planned Work

Evaluating & identifying optimal staffing coverage needed for current and potentially expanded hours at the community center.

Ordering parts that need to be replaced on fitness center equipment.

Golf

Activity Summary

Installed five new mats on the driving range.

Coordinated with staff to fuel all golf carts and identified needed repairs; scheduled annual maintenance.

Commenced training with staff on tournament operations and membership sales.

Continued outreach to outside tournaments for rebooking in 2024 and sent out tournament contracts.

Progressed in deleting non-renewed 2024 memberships from the Ghin handicap system; final review before the Jan, 31 deadline.

Successfully hosted the fifth Winter Series "How Low Can You Go" tournament despite one inch of rain the night before.

Completed January's monthly membership billing.

Successes

Avoided significant damage from Pro-Shop sprinkler malfunction.

Planned Work

Continue to reach out to previous outside tournament groups and rebook for 2024.

Work with Avalon to prepare for the next Winter Series Event on Feb. 3-4. Two-day event.

Review membership renewals and reach out to previous members that have not renewed for 2024.

Complete monthly membership billing for February.

Turf Care

Activity Summary

Exposed failed drainage in No. 15 Green.

Continue Fairway aerating and turf slicing to improve water infiltration throughout the winter season.

Sand trap edging continues through fall/winter.

Aerating of putting greens to improve water infiltration and gas exchange.

Work on repair and maintenance of golf course equipment.

Successes

Keeping up on the scheduled turf care equipment repair and maintenance.

Planned Work

Turf equipment seasonal repair and maintenance ongoing.

Storm cleanup of branches and tree limbs.

Continue drainage project on No. 15 Green.

Planned tree work at Library for extensive apple tree corrective pruning Feb. 15.



SVCA revives Family Movie Night

From 6-8:30 p.m. Friday, Feb. 16 at the Sudden Valley Dance Barn, see the movie "Lyle, Lyle Crocodile!" at the Sudden Valley Dance Barn. This is a fun, free event for the whole family. Popcorn, water and some treats will be provided, and games and prizes will also be part of the night. You are also welcome to bring your favorite movie snacks or treats to share if you want. Bring pillows and blankets for the kids to camp out and watch the big screen. Tables and chair seating will be available in the back of the room. Movie starts at 6:30 p.m.



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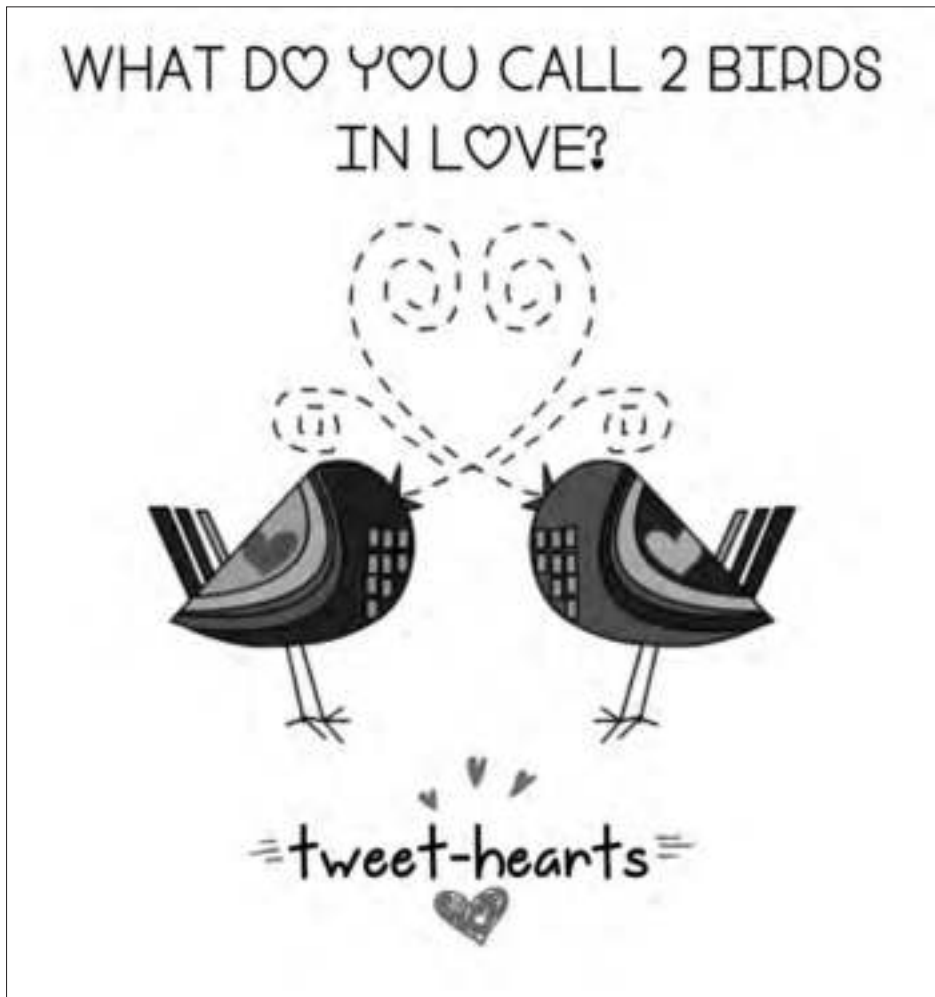
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DEADLINES

The deadline for editorial submissions (including letters to the editor) for the upcoming issue is the 23rd of each month. Editorial items may be submitted to: bill@lyndentribune.com. For advertising information and deadlines, please contact Mitze Kester at mitze@lyndentribune.com or call 360.354.4444.



SUDDEN VALLEY VIEWS
Sudden Valley Community Association
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Administration Offices / Member Services are
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Hours: 8 a.m. - 4:30 p.m. for remote assistance (phone or email)
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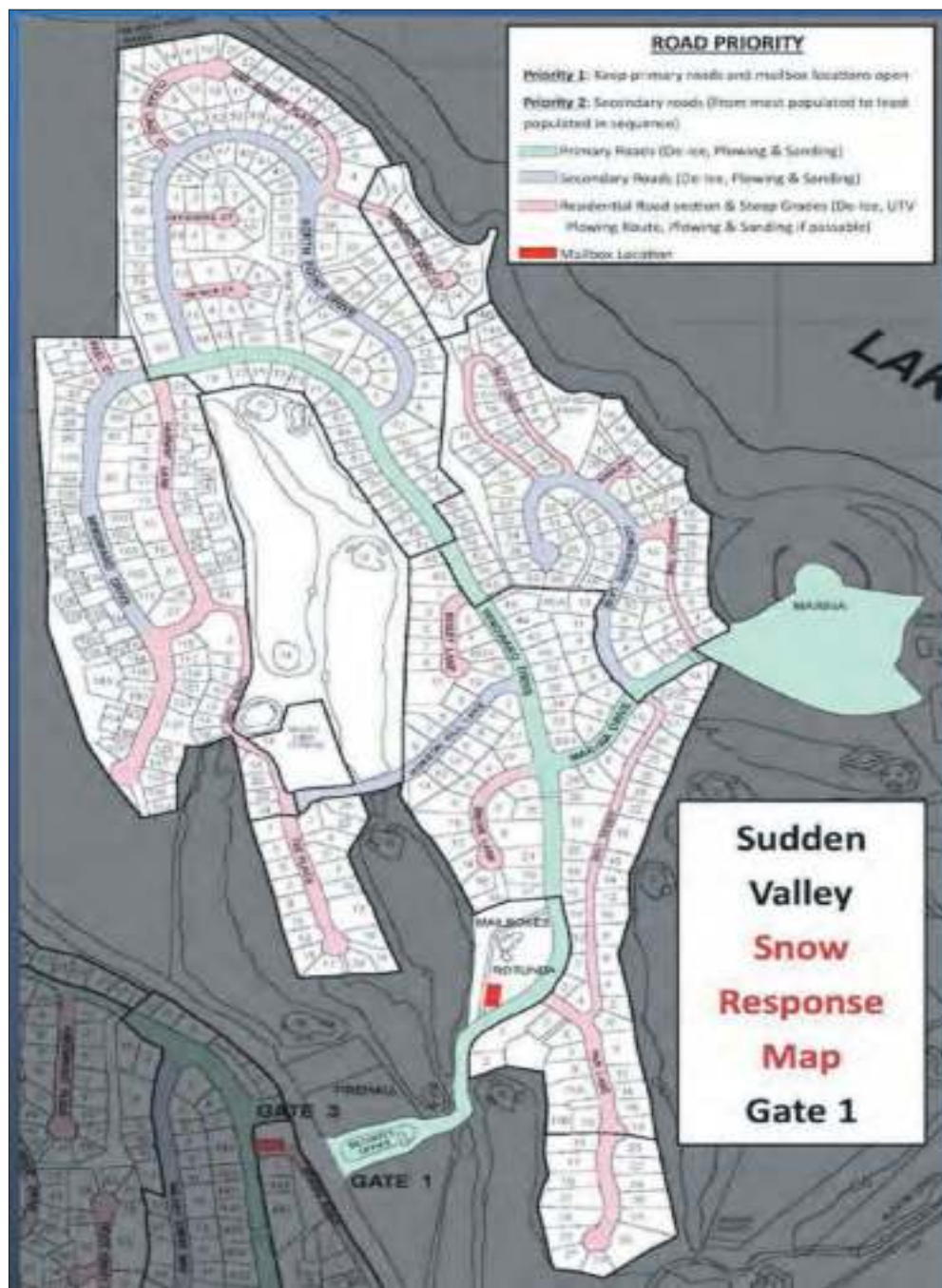
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SVCA shares 2023-2024 Snow Response Plan



Snow removal is a high priority for SVCA.

The goal of snow removal is to ensure that residents and emergency services can get into and out of the community during weather events.

SVCA focuses on clearing the most used roads first, giving access to the largest number of residents.

Snow removal is challenging. Weather is unpredictable and can change quickly.

Snow removal can be difficult or even dangerous, given the conditions. The appropriate snow removal tactics change based on the weather forecast and conditions.

Snow removal is costly; we want

to keep the roads safe, but not to overspend.

Communication

- Throughout a weather event, updates on conditions will be posted to SuddenValley.com in the announcements section.

- In an extended snow event, updates on conditions and plowing progress will be posted to the home page of the website.

- A hotline has been established to make updates available to members without internet access; when we post a weather alert to the website, we will also record the update as a phone message on the SVCA Hotline: 360-746-7010.

- eBlasts will be sent when a serious weather event is predicted.

What should you do during severe weather?

- If you are having an emergency, call 911.

- If you see an issue on the roads, let SVCA know:

- After hours, report issues to

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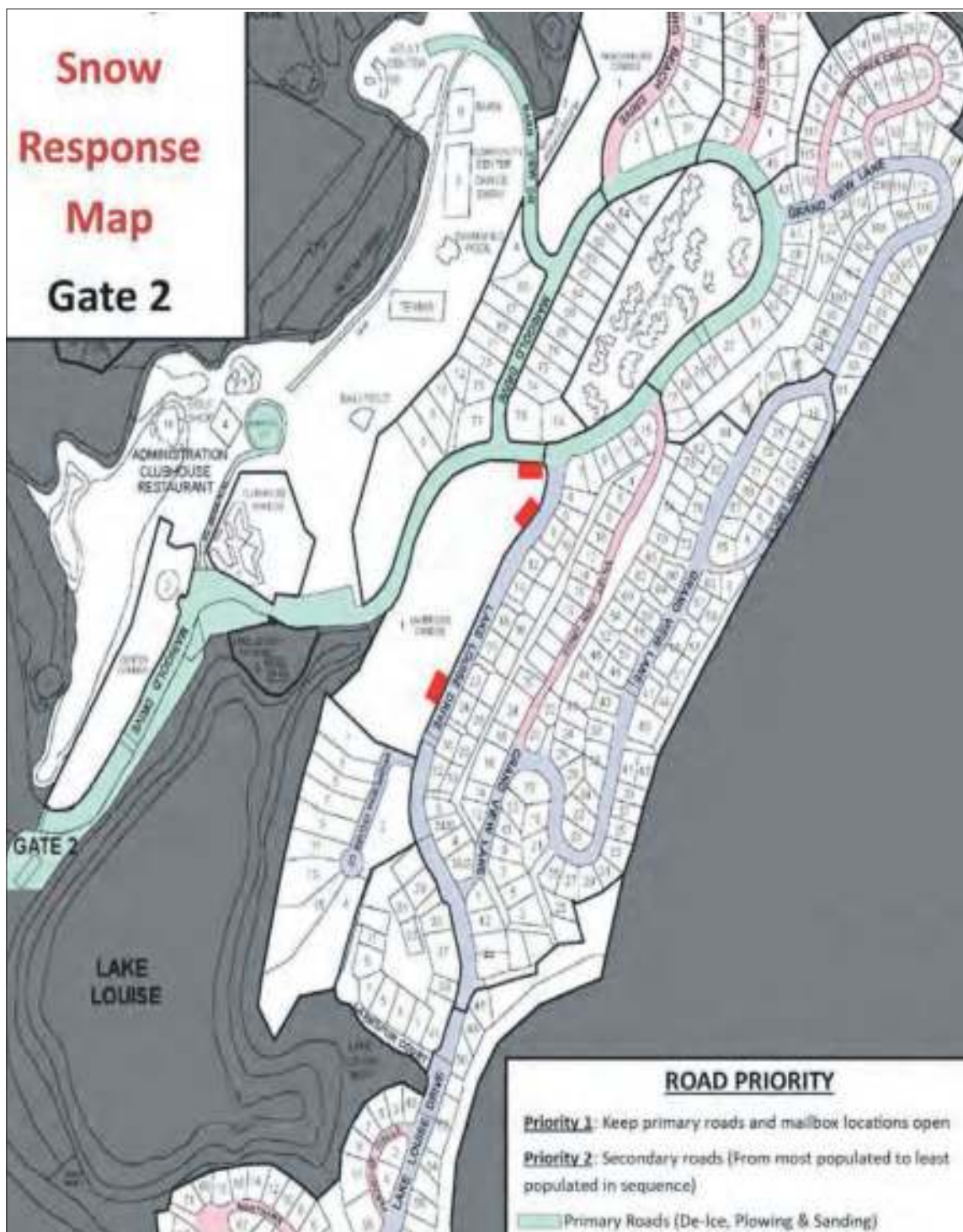
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- During business hours (9 a.m. until 4 Monday through Friday), call Administration at 360-734-6430
- Make preparations to clear your driveway; keep in mind that plowing could affect your driveway entrance.
- If you can't clear all the snow off your driveway, plain sand is the best thing to put down for traction; if you use de-icers, be aware they can melt and then refreeze.

Cars left on the roads

- One of the biggest challenges during a snow event is cars that are abandoned on the roads.

- Cars left on the road prevent SVCA from plowing and cause accidents when other drivers try to avoid them.

- To avoid getting stuck on the road, use the overflow parking lot across from the Gate 5 entrance.

- If you do get stuck, please call Security immediately at 360-319-8200 to report your location, the make and model of your car, your phone number, and your property address.

- You must make your own arrangements for towing, but cars left on the road may be towed by SVCA if they are a significant hazard.

Managing the unpredictable

Weather is unpredictable, so SVCA frequently monitors weather forecasts. Often, conditions can vary widely between gates.

We must sometimes take different steps in different areas to ensure the safety of the roads.

When severe weather is expected, staff are scheduled in alternating shifts so that issues can be addressed as quickly as possible.

For example, when we experienced a windstorm in November, staff worked through the night and into the morning to clear the roads from fallen trees and debris.

In that storm, we relied on Security to alert us to the road issues.

Monitoring

- Weather forecasts and road conditions will be monitored by the Maintenance & Facilities Manager and the Maintenance Foreman.
- After hours, Security will monitor road conditions and notify maintenance as warranted.

Staffing

If a storm is forecast that has the potential to be an extended weather event, a plan is in place to have staff work alternating shifts to provide coverage.

Tactics

SVCA uses deicing brine, sand mixed with crystalized deicer, and

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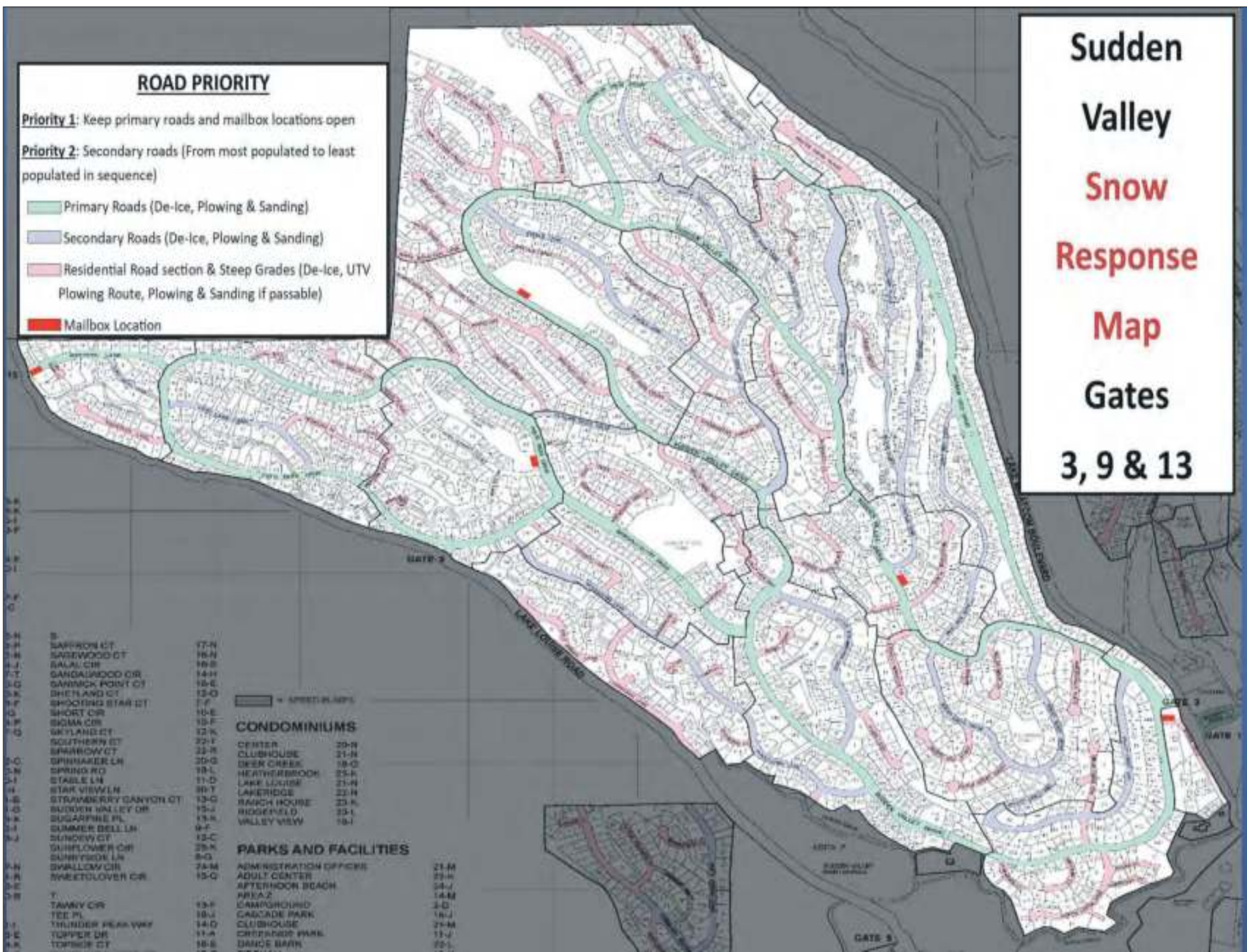


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Come & Play at the SVCA Community Center!



Planning a party or event?

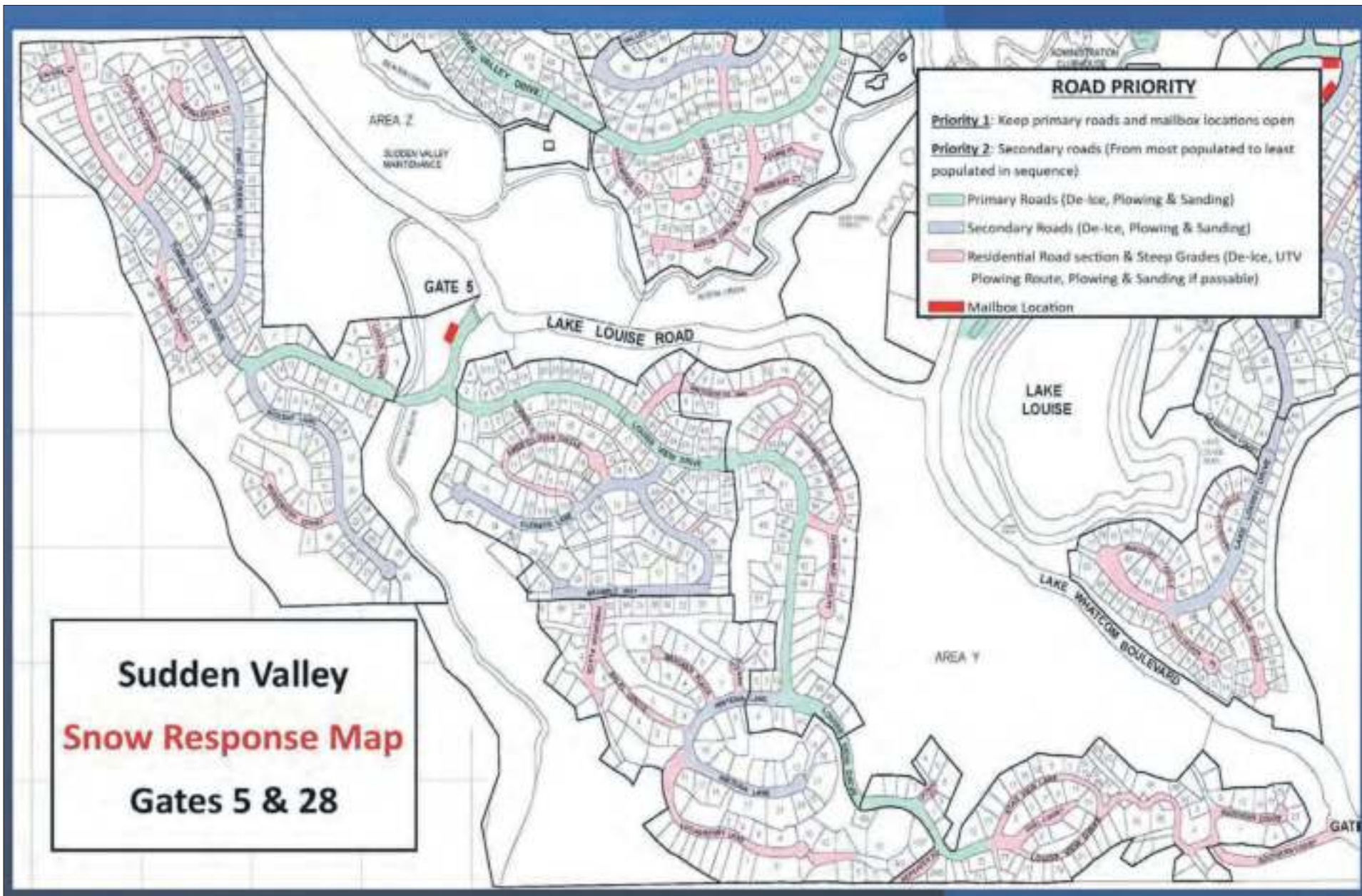
Rent the Dance Barn at the Community Center.

Just hanging out?

Check out pool equipment from the front desk and play a game of pool in the Game Lounge.



See all of the rooms available for rent at SuddenValley.com or call us at 360-734-6430.



plowing to keep the roads clear. Often, residents call and ask us to apply more sand. We will always check up on these calls, but we need to be judicious about applying any substance to the roads. Too much sand can cause reduced traction after the snow melts and also fills up the ditches, which are vital for drainage.

Anti-Icing

- An anti-icing brine will be applied prior to forecast snow and ice events to improve road conditions.
- Primary roads will be sprayed first, followed by secondary roads.
- The intent is to spray all roads prior to a snow event.

Plowing and sanding

- When snow accumulates to

a level that plowing is beneficial (usually 1" to 3" on the roadway, depending on conditions), crews will be dispatched to plow and sand primary roads followed by secondary roads.

- SVCA acquired a plow-equipped UTV and staff will be plowing steep roads that were formerly plowed by the baby plow.

Equipment and materials

Maintenance has worked hard to have all equipment serviced and ready to go for snow removal. They also have a good supply of sand, brine, and deicer on hand as well as relationships with suppliers to buy more supplies if needed.

- 5 trucks equipped with sanders and plows
- 1 truck equipped with a plow
- 1 truck set up for brine ap-

plication

- 1 tractor set up for brine application and plowing
- 1 UTV set up for sand application and plowing
- Based on historical averages, an adequate supply of sand, salt, and brine is on hand for the start of the winter season
- We will purchase additional materials as room becomes available to store them.

Sudden Valley Golf Club

2024 Memberships Are On Sale Now!

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- Golf Shop Discount • Social Events •



Full Membership Rates

Property Owners	Annual	Monthly	Non-Property Owners	Annual	Monthly
Single	\$2,200	\$185	Single	\$2,400	\$200
Couple	\$3,300	\$275	Couple	\$3,650	\$305
Family of 3+	\$3,500	\$295	Family of 3+	\$3,850	\$325
Young Family (children 15 or younger)			Young Family (children 15 or younger)		
After Noon Play	\$1,550	\$130	After Noon Play	\$1,700	\$145
Senior Limited (62 & up, M-F)	\$1,600	\$135	Senior Limited (62 & up, M-F)	\$1,760	\$150
Intermediate (Ages 18 - 28)	\$1,100	\$95	Intermediate (Ages 18 - 28)	\$1,200	\$105
Junior (17 and Younger)	\$325	\$35	Junior (17 and Younger)	\$360	\$40

Associate Membership: Associate members receive three complimentary rounds of golf, 50% off all green fees, 50% off range balls, handicap service, a locker, preferred tee times, and may play in all Golf Club tournaments and participate in all social events. **Cost: \$525 / year - \$45 / mo.**

Social Membership: Social members receive two complimentary rounds of golf, 25% off all green fees, a locker, preferred tee times and may play in all Golf Club tournaments and participate in all social events. **Cost: \$135 / year (\$145 / year with GHIN Handicap Service)**



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SV Women's Club is back



Any ladies interested in meeting new friends here in Sudden Valley, or simply getting together with old ones? Joining the Sudden Valley Women's Club is a great way to do just that. The Sudden Valley Women's Club was organized in 1992 by Alice Healey, the first president, after getting board approval of their bylaws. Since then, it has been a way for women to get to know other women in our neighborhood and to have fun social outings. After an approximately three-year interruption, they are again meeting on the second Wednesday of the month. In January, they met at El Agave for a delicious taco bar luncheon. The Women's Club will continue to meet through May, but will take the summer off and return to events in the fall. Cost for each monthly luncheon will be held to approximately \$25, with beverages extra. If you would like to join this fun group of women, volunteer to help, or simply to get more information, please contact the new president, Barbara Walsh at 925-699-3367 or Ann Gray at 360-499-3407.

Polar Bear Plunge

On New Year's Day, as the sun rose over the lake a group of Sudden Valley residents gathered at the Marina for the annual Polar Bear Plunge. The weather was cold but not too much so as to discourage the brave swimmers from launching themselves into a chilly 40 degree Lake Whatcom. Hot beverages were donated to those attending the event. A special thanks to Trang Worline and Jason Manning for organizing and providing beverages. (Photo courtesy Linda Bradley)

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FINANCIALS

Sudden Valley Community Association Operations - By Department November 1, 2023 to November 30, 2023 CURRENT MONTH								Whole \$
UNAUDITED Department	Actual Revenue	Revenue B / (W)	Actual Salary Benefits	Salary & Benefits B / (W)	Actual Other Expense *	Other Exp B / (W)	Net Income / (Loss) *	Net B / (W)
ACC / Security	4	(164)	-	0,963	66,618	(2,002)	(54,615)	(20,205)
Accounting	1,381	(2,239)	54,537	(5,417)	6,012	4,584	(59,360)	(6,262)
Administration	147	0	43,052	(5,785)	23,382	(15,230)	(66,287)	(20,999)
Common Costs	5,828	2,906	-	-	30,114	(6,780)	(24,286)	(3,863)
Facilities	3,480	726	-	2,674	(1,183)	9,846	6,643	14,248
Maintenance	-	(84)	26,843	3,229	39,189	(17,861)	(86,027)	(14,606)
Subtotal	12,839	1,174	104,432	(278)	159,932	(52,412)	(242,573)	(51,467)
Golf	37,817	2,669	87,096	8,374	23,371	(692)	(31,250)	11,171
Marina	0	0	-	-	662	214	(956)	272
Subtotal	30,864	3,870	152,128	9,348	178,365	(52,890)	(274,729)	(39,874)
Rec/ Pools/ Parks	-	-	-	-	-	-	-	-
Special Asset Earned	637	-	-	-	-	-	637	637
Curr Yr Bad Debts Activity	637	-	-	-	-	-	637	637
Net Special Asset Dues	1,274	-	-	-	-	-	1,274	1,274
Subtotal Rec/ Pools/ Parks	2,462	1,274	18,628	(1,491)	2,158	2,092	(18,104)	2,786
Subtotal Operations before Ops Dues	53,346	5,424	162,756	7,655	175,423	(50,198)	(284,833)	(37,108)
Ops Dues Earned	209,257	-	-	-	-	-	209,257	209,257
Curr Yr Bad Debts Activity	(6,837)	-	-	-	-	-	(6,837)	(6,837)
Net Ops Dues	203,620	5,102	-	-	-	-	203,620	5,102
Net Operations	256,966	10,537	162,756	7,655	175,423	(50,198)	(81,213)	(32,006)
Net BOO Approved UDR Activity for Operations: Firewise Hazardous Tree Removal	-	-	-	-	-	-	-	-
Net Operations with Board Approved UDR	256,966	10,537	162,756	7,655	175,423	(50,198)	(81,213)	(32,006)
Other Operating Activity	-	-	-	-	-	-	-	-
UDR Activity	(292)	-	-	-	4,495	-	4,787	4,787
AR Accrual - Prior Year Reversal	-	-	-	-	-	-	-	-
AR Accrual - Current Year	-	-	-	-	-	-	-	-
Vacation Liability Accrual	-	-	-	-	(13,954)	-	(13,954)	(13,954)
Total Other Operating Activity	(292)	-	-	-	(8,839)	-	8,567	8,567
Grand Total Operations Activity	256,674	10,537	162,756	7,655	166,584	(50,198)	(72,646)	(32,006)

* Excludes Depreciation
B / (W) = Better / (Worse) Than Budget

Sudden Valley Community Association Operations - By Department January 1, 2023 to November 30, 2023 YEAR TO DATE								Whole \$
UNAUDITED Department	Actual Revenue	Revenue B / (W)	Actual Salary Benefits	Salary & Benefits B / (W)	Actual Other Expense *	Other Exp B / (W)	Net Income / (Loss) *	Net B / (W)
ACC / Security	60,582	(17,001)	-	82,813	442,213	(151,939)	(381,831)	(85,127)
Accounting	26,399	(13,203)	809,793	(7,390)	79,997	(11,450)	(463,891)	(32,041)
Administration	9,218	7,660	308,846	(22,958)	171,667	(72,011)	(471,295)	58,602
Common Costs	83,511	51,381	-	-	388,967	(74,355)	(306,456)	(22,778)
Facilities	58,252	5,980	7,384	35,060	167,199	(21,121)	(116,305)	19,919
Maintenance	-	(917)	269,557	(5,087)	122,640	(73)	(389,897)	(4,029)
Subtotal	237,962	54,802	895,360	(23,348)	1,472,677	(330,959)	(2,031,875)	(66,704)
Golf	1,432,918	807,322	957,895	29,477	373,389	(67,383)	861,034	274,418
Marina	188,639	11,815	(1)	1	11,310	5,385	177,370	11,701
Subtotal	1,859,579	863,899	1,593,254	29,827	1,758,998	(394,258)	(3,492,673)	288,819
Rec/ Pools/ Parks	-	-	-	-	-	-	-	-
Special Asset Earned	182,248	-	-	-	-	-	182,248	182,248
Curr Yr Bad Debts Activity	3,462	-	-	-	-	-	3,462	3,462
Net Special Asset Dues	185,710	13,360	-	-	-	-	185,710	13,360
Subtotal Rec/ Pools/ Parks	48,308	9,640	288,050	22,377	138,167	(10,305)	(135,918)	20,721
Subtotal Operations before Ops Dues	2,091,598	885,028	1,839,313	282,204	1,897,163	(394,258)	(3,442,878)	272,874
Ops Dues Earned	2,356,512	-	-	-	-	-	2,356,512	2,356,512
Curr Yr Bad Debts Activity	(67,316)	-	-	-	-	-	(67,316)	(67,316)
Net Ops Dues	2,109,196	88,071	-	-	-	-	2,109,196	88,071
Net Operations	4,202,794	451,099	1,839,313	282,204	1,897,163	(394,258)	442,549	339,045
Net BOO Approved UDR Activity for Operations: Firewise Hazardous Tree Removal	-	-	-	-	23,749	-	(23,749)	-
Net Operations with Board Approved UDR	4,202,794	451,099	1,839,313	282,204	1,920,912	(394,258)	442,549	339,045
Other Operating Activity	-	-	-	-	-	-	-	-
UDR Activity	91,423	-	-	-	14,402	-	77,021	77,021
AR Accrual - Prior Year Reversal	(46,750)	-	-	-	-	-	(46,750)	(46,750)
AR Accrual - Current Year	-	-	-	-	-	-	-	-
Vacation Liability Accrual	-	-	-	-	(11)	-	(11)	(11)
Total Other Operating Activity	44,673	-	-	-	14,391	-	29,842	29,842
Grand Total Operations Activity	4,247,467	451,099	1,839,313	282,204	1,911,755	(394,258)	472,391	339,045

* Excludes Depreciation
B / (W) = Better / (Worse) Than Budget

Asai: Joins Sudden Valley Community Association board

Continued from 1

Board unanimously approved two motions that allocate money directed toward the building. The first, \$9,009.46 in CRRRF funds, is

for HVAC replacements. The second, \$9,755 in CRRRF funds, is for the design and permitting phase to remodel the building.

More information about this item is in the board's Jan. 25

agenda packet.

• Sudden Valley Community Association's Board moved its Jan. 11 meeting to a remote format "because of the extremely cold temperatures" that were

forecast.

One hour and one minute is how long the board needed to push through its agenda.

With several agenda items tabled for further discussion, the

board did direct General Manager JoAnne Jensen to negotiate a contract with Brian Kruhlak as director of golf through the end of March.

In early 2023, Kruhlak gave the board notice to retire at the end of his contract, which expired on Dec. 31, 2023.

SVCA has not yet named Kruhlak's replacement.

The Sudden Valley Board of Directors meets at 7 p.m. the second and fourth Thursdays of each month at 4 Clubhouse Circle.

Agendas and minutes are available at suddenvalley.com, as are video recordings of past meetings.

The SVCA board next meets on Feb. 8 and on Feb. 22.

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FINANCIALS

Sudden Valley Community Association
Reserve Cash Balance & Activity
11 Months Actual, 1 Months Projected

UNAUDITED

Capital Reserve Funds

Operating Reserve Funds

	CRRRF	Roads	CRRRF Capital Reserve Holding Cash	Board Density Reduction	Mailbox	Mitigation Assignment of Savings*	Total Capital Reserve Funds	Emergency Ops	UDR	Total Operating Reserve Funds
Net Available Cash 12/31/2022	3,236,221	2,560,947	262,193	87,552	181,061	53,621	\$ 6,301,595	361,096	223,385	\$ 584,481
Dues Received	1,231,180	1,270,237		1	22,897		2,524,315	-	111,007	111,007
Storm Water Mitigation Plan Fee		500					500			-
Investment Income	15,225	11,511	611	117	318	227	29,009	1,018	784	1,801
Sale of Assets	-						-			-
Mitigation Assignment	(5,000)	(92,535)				97,535	-			-
Transfers/Return of Funds	-	-	9,856			-	9,856			-
2023 Expenditures	(925,594)	(1,726,589)	(50,726)	-	-	-	(2,702,909)		(19,610)	(19,610)
Net Available Cash at 11/30/2023	3,553,032	2,824,071	221,934	87,670	124,275	151,383	\$ 6,162,365	362,114	315,566	\$ 677,680
1 Month Outlook										
Outlook - 2023 Dues (95% collections)	107,138	110,194			1,988		\$ 219,320			\$ -
Outlook - Prior Year Collections	1,699	1,747		2	32		3,479		2,962	2,962
CRRRF Loan Payments for year 2023	(27,753)						(27,753)			-
Obligated Expenses/Holdings	(1,586,495)	(271,007)	(221,934)			(151,383)	(2,230,819)		(15,068)	(15,068)
Net Usable Cash Balance 12/31/2023	2,047,620	1,865,005	-	87,672	126,295	-	\$ 4,126,592	362,114	303,460	\$ 665,574
Board Recommended Carryover Balance	(600,000)	(500,000)					\$ (1,100,000)			\$ -
Net Usable Cash 12/31/2023, After Recommendation	\$ 1,447,620	\$ 1,365,005	\$ -	\$ 87,672	\$ 126,295	\$ -	\$ 3,026,592	\$ 362,114	\$ 303,460	\$ 665,574
Net Current Year Cash Increase (Decrease)	(1,188,601)	(695,942)	(262,193)	120	25,234	(53,621)	\$ (2,175,003)	1,018	60,075	\$ 81,093

*Note: when mitigation period has ended, unspent funds will be returned to the source account, Roads and CRRRF.

Feb. 29

Continued from 2

during a leap year, and especially on Leap Day.

• In Scotland it's thought that those born on Leap Day will live a life of untold suffering.

• On a happier note, In 1928, Harry Craddock, a bartender who worked at the famous Savoy Hotel in London, invented a cocktail of gin, Grand Marnier, vermouth and lemon juice to celebrate the hotel's Leap Day celebrations. Mix your own to toast the day: the recipe can be found online at <https://www.se-riouseats.com/leap-year-cocktail-recipe>.

This day only comes around every four years, so make it fun. Celebrate the history of the day as you enjoy some leap year festivities and make the most of this rare extra day on the calendar.



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Sudden Valley Community Association acronyms

ACC - Architectural Control Committee
 AGM - Annual General Meeting
 BOD - Board of Directors
 BMP - Best Management Practices
 CC&Rs - Covenants, Conditions & Restrictions
 CIP - Capital Improvement Plan
 CRRRF - Capital Repair and Replacement Reserve Fund
 CTK - Christ the King Church
 DNR - Washington State Department of Natural Resources

DOE - Washington State Department of Ecology
 DRC - Document Review Committee
 EIS - Emergency Information System
 FTE - Full Time Employees
 GIS - Geographic Information System
 GM - Sudden Valley's General Manager
 GMA - Growth Management Act
 HOA - Homeowner's Association
 LAMIRD - Limited Areas of More Intensive Rural Development
 LRPC - Long Range Planning Committee
 LWPG - Lake Whatcom Policy Group

LWWSO - Lake Whatcom Water & Sewer District
 MOU - Memorandum of Understanding
 MPR - Multi-Purpose Room
 N&E - Nominations and Elections
 NPDES - National Pollutant Discharge Elimination System
 OPS - Operations
 PSE - Puget Sound Energy
 PUD - Planned Unit Development
 RCW - Revised Code of Washington
 REC - Parks & Recreation Department
 RFP - Request for Proposals
 RFQ - Request for Qualifications

ROW - Right-of-Way
 SGM - Special General Meeting
 SOP - Standard Operating Procedure
 SVCA - Sudden Valley Community Association
 UDR - Undesignated Reserves
 WCLS - Whatcom County Library System
 WCOG - Whatcom Council of Governments
 WCSO - Whatcom County Sheriff's Office
 WDFW - Washington State Department of Fish and Wildlife
 WTA - Whatcom Transportation Authority
 WUCIOA - RCW 64.90 - The WA Uniform Common Interest Ownership Act





This month's pet of the month is Harvey Pickles, submitted by Morgan Libby.

Meet Harvey Pickles. His human caretaker is Alyssa Libby who dotes on him. This spirited ginger cat revels in snuggles and unleashes his zoomies with zeal. Pickles has a penchant for strategically placing his toy mice in shoes and clothing. His favorite place to play is in the bathtub where he chases his own tail and plays with his toys. He is a furry whirlwind of a cat but is willing to slow down for cuddles.

Do you have a pet of the month? If you think that your pet is ready for prime time, please send a high resolution photo with your pet's name, your name, and a brief description to office@suddenvalley.com

KEEP INFORMED

The following are the Sudden Valley Community Association's various boards and committees. To learn more about each, visit: <https://suddenvalley.com/committee-information>

- Board of Directors
- Architectural Control Committee (ACC)
- Document Review Committee
- Finance Committee
- Long-Range Planning Committee
- Nominations & Elections Committee
- Appeals Committee

Looking for Sudden Valley news and updates? Learn more through the following outlets:

Online: SuddenValley.com
 This website is updated regularly with news, SVCA staff reports, and announcements as well as current meeting minutes, rules and regulations, and much more.

Social Media: Facebook & YouTube
 Find the Sudden Valley Community Association on YouTube, where SVCA meetings of the Board of Directors and Committees are regularly posted, and Facebook for weekly announcements.

E-Mail: Sudden Valley Community Association e-Blast
 Sign up for our e-blast to receive community event and other important updates delivered directly to your inbox.

Print Media: The Sudden Valley Views
 Published each month and delivered by mail to property owners. Also available for pick up in various community locations including the administration building, community center, and at the market. Please contact us if you wish to start or stop mail delivery.

Gate Signs
 Meetings and events are also posted one-to-two weeks before they occur.

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SVCA: Needs CERT volunteers

Continued from 1

out the course. You are never expected to put yourself at risk. The active CERT group that existed in Sudden Valley before COVID-19 has lost many of its members through relocation, advancing age and ill health. We are making efforts to revive it. Hopefully, there will be a CERT class either at Sudden Valley or Geneva in the spring. If you want to be someone who knows what to do in an emergency, please contact the Whatcom County coordinator, Doug Bestle at Dbestle@co.whatcom.wa.us and ask to be put on the mailing list for upcoming classes. Meanwhile, you are welcome to come to our monthly meetings at the Sudden Valley fire station, on the third Tuesday of each month, starting at 6:30 p.m. We hope to see you there.



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SUDDEN VALLEY VACANT LOTS

20 Sparrow Ct. (Gate 2).....\$109,000
Semiahmoo- 5487 Wood Duck Lp (Bay View Lot).....\$325,000

SPACE FOR LEASE



Established hair studio location over 40 years available June 1st, 2024. Call for an appointment: 360-441-2900.

SOLD



1 Lake Louise Drive #32 Step into your luxurious townhouse, in the peaceful Sudden Valley Gate 2. Updated open floor plan w/stunning kitchen highlighting all new modern cabinets, quartz countertop, large island & stainless-steel appliances. The spacious living room maximizes natural sunlight & opens to a nice-sized deck overlooking the picturesque views & amazing sunsets. The master bedroom is a retreat with ample closet space adorned w/French doors. New floors, doors, trim, paint, upgraded lighting, soaking tub, vanity w/quartz counter. All new plumbing fixtures, new water heater & fully insulated one-car garage. **\$409,000**

PENDING



2040 Steelhead Way Lynden Located in the new community of Kamm Creek, this brand new home sits on a private lot that is surrounded on two sides by green space! 3bds 2 full ba, open concept one-floor living, vinyl plank floors, AC, a spacious kitchen with quartz counters, extra large 8' island with eating bar, pantry, mud room, and much more. Fully covered back patio that has amazing views of the designated open space, the Twin Sisters and the gorgeous mountain ranges. **\$569,999**

OWNER FINANCING



Build your dream home on this fabulous million dollar view home overlooking Drayton Harbor, while also enjoying the views of Semiahmoo Resort, White Rock, B.C., and coastal mountains. This lot, located in a gated community, has an unobstructed water view and abuts a community nature trail. Includes tree survey map. Just minutes from the US/Canadian Border. Priced to sell. **\$325,000**

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SUDDEN VALLEY HOUSES & CONDOS Rental Listings

No smoking of any kind, no drugs. Applicants must have good credit. Application fee - \$35 single, \$45 married.

Fully furnished 3 bedrooms 2.5 baths with living room, dining room and family room. Fully fenced yard in the Pacific View neighborhood. 10 months lease. Rent \$2900

South Hill Fully renovated 94-year-old home with Bay view, just like new! 3 bedrooms, 2.5 baths, 2-car garage and fully finished art studio in the backyard with a fenced yard. 2 blocks to Boulevard Park and Fairhaven downtown. Rent \$4800

Happy Valley Fairhaven 4 bedrooms, 2 full baths, just got renovated throughout. Rent \$2900