



Sudden Valley Community Association

1850 Lake Whatcom Blvd Bellingham, WA 98229

www.suddenvalley.com 360-734-6430

Finance Committee Meeting

February 18, 2026, 6:30 PM, Via Zoom

I. Call to Order

II. Roll Call

Jean Maixner, Treasurer & Committee Chair

Laurie Robinson

Ray Meador

Rob Gibbs

Marty Jeide

John Gingrich

III. Adoption of Agenda

IV. Announcements

V. Property Owner Comments – 15 Minutes Total

Please note that comments are limited to 3 minutes per person.

VI. Approval of Minutes

- Minutes for January 21, 2026

VII. Reports

- a) November Financial Statements

VIII. New Business

- a) Capital Request – 2026 Bridge Inspections
- b) Capital Request – Turfcare Equipment Replacements

IX. Adjournment



Meeting Access Information

Meetings Overview

Sudden Valley has a Board of Directors and six committees that meet on a regular basis. The Appeals Committee meets on an as-needed basis.

Each meeting has a 15-minute public comment period; Association members must be attending in-person or via Zoom to participate.

Viewing Meetings

There are four ways to view meetings:

- Join in person (not available for all meetings)
- Participate via Zoom (See instructions below)
- Listen via Telephone (call **360-209-5623** and enter the Zoom meeting ID)
- View on the **Sudden Valley YouTube channel** (BOD meetings are streamed live on YouTube. All other meetings are posted the following day)

Instructions to Join Zoom Meetings

- Click the BOD/Committee Meeting Link posted on the individual BOD/committee webpages on SuddenValley.com
- **OR**
- Go to Zoom.com
- Click on “Meet” on the top menu bar and select “Join a meeting”
- Enter the meeting ID in the dialogue box and click “Join”

BOD/Committee	Usual Meeting Day During Month	Time	Location	Zoom Meeting ID
Board of Directors	2 nd & 4 th Thu	7:00 PM	Multi-Purpose Room A	86704997445
Architectural Control Committee	1 st Thu	9:00 AM	Zoom	83287084478
Architectural Control Committee	3 rd Thu	5:00 PM	Multi-Purpose Room A	83287084478
Document Review Committee	3 rd Wed	3:00 PM	Zoom	825226271801
Finance Committee	3 rd Wed	6:30 PM	Zoom	83670070736
Long-Range Planning Committee	1 st Thu	6:30 PM	Multi-Purpose Room A	89486224133
Nominations & Elections Committee	Last Mon	6:30 PM	Zoom	84647671152
Appeals Committee	Meets As Needed			
Safety Committee	3 rd Thu	2:00 PM	Multi-Purpose Room A	82499784476

Scan the QR code to view the Sudden Valley Board of Directors & Committee Overview page for more information.





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BOARD OF DIRECTORS MEMO

To: Sudden Valley Community Association Board of Directors
From: Jo Anne Jensen, General Manager
Date: February 26, 2026
Subject: Capital Request – 2026 Bi-Annual Bridge Inspections

Purpose

To request funding for the 2026 Bi-Annual Bridge Inspections project.

Background

The Sudden Valley Community Association (SVCA) 2026 Capital Budget – Roads includes \$6,014.00 to complete bridge inspections by a certified bridge inspector. These inspections are repeated every 2 years, following National Bridge Inspection Standards (NBIS) recommendations. SVCA’s bridges were last inspected in 2024 and are due for re-inspection in 2026. On January 14th, Turfcare Superintendent, Greg Wadden, reported a beam failure on the #9 golf bridge, requiring an emergency closure. Golfer traffic was re-routed to another bridge. The need to assess and repair the damage to the #9 bridge caused us to bring forward the timing of the 2026 bridge inspection, which would otherwise have occurred later in the year.

Analysis

SVCA has four road bridges and eight golf course bridges that must be regularly inspected. Integrity Structural Engineering, PLLC completed these inspections in 2022, 2024, and have submitted a proposal to complete inspections again in 2026, (see attached). In 2024, the inspection fee was \$5,561.00, this year the inspection proposal is \$6,976.00. The increase in price is due to SVCA’s request that the inspector also complete maintenance repair drawings for the 9th Hole Golf Course bridge. Two reports will be submitted to SVCA, one for the four road bridges and one for the eight golf course bridges.

Request

For these reasons, I request that the board authorize the spend of \$6,976.00 from the 2026 Capital Budget -Roads for the required bi-Annual bridge inspection.

Motion

I move that the board authorize the spend of \$6,976.00 from the 2026 Capital Budget -Roads for the required bi-Annual bridge inspection.

Approvals

Recommended: _____ Not Recommended _____ Finance Committee

Signed: _____ Date: _____

Jean Maixner, Treasurer



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Approved: _____ Not Approved: _____ SVCA Board of Directors

Signed: _____ Date: _____

Keith McLean, Board President

Approved: _____ Not Approved: _____ Finance Committee



January 19, 2026

Mr. Tyler Andrews
PNW Services, Inc.
P.O. Box 30498
Bellingham, WA 98228

Dear Mr. Andrews:

Re: Proposal for Professional Bridge Inspection Services at Sudden Valley Community Assoc.
Inspection and Reporting for Four Vehicle Bridges & Eight Golf Course Bridges
9th Hole Damaged Bridge Girder Repair with Steel Girder Replacement

Thank you for your request and the opportunity to assist you with a girder repair at the 9th Hole Bridge and inspection of the private Sudden Valley Community Association bridges. Integrity Structural Engineering's (ISE) scope of work is to perform a visual inspection, create/modify existing sketches, and take field measurements, for the four (4) vehicle bridges (one is used primarily for a utility support) and eight (8) golf course pedestrian type bridges some of which may be crossed by golf course maintenance equipment. One golf course bridge was recently damaged and a steel girder repair will be designed. The condition assessments for the vehicle bridge will match to that of the standard WSBIS reporting, while the others will not but shall be similar to my previous reporting containing engineering reporting and criteria consistent for their intended use. Scour observations, creek profile, bridge sketches/measurements, inspection notes, and structural condition state appraisal will be completed for each bridge and shall be provided electronically via email.

Specific work breakdown tasks are:

- Coordinate and perform one (1) site visit to inspect all bridges in a single day.
- Create field sketches, notes, and take measurements/photographs for reporting use.
- Complete a WSDOT type bridge inspection/reporting by a WSDOT/FHWA certified bridge inspector documenting current conditions for the four (4) vehicle bridges.
- Complete a bridge inspection/reporting and condition assessment of the eight (8) golf course bridges by a WSDOT/FHWA certified bridge inspector.
- Create a stamped engineering design Plan for the 9th Hole steel girder replacement.
- Provide two written summary memos one for the vehicle bridges and one for the golf course bridges that will also include statements of the general observed conditions and maintenance recommendations.
- Electronic transmission of the completed reports, sketches, and photographic figures.

SCHEDULE

ISE's inspection work of this project will commence January 19th as per your written authorization with access coordinated directly with SVCA for completion of the inspection work on that day. The Design and steel girder repair replacement necessary at the 9th hole will be provided end of day January 26. The completed inspection reports will be transmitted before the end of February.

In consideration of the mutual covenants and agreements stated below, the parties agree:

I. ISE's Services Provided

A. On a Time & Material Basis for the compensation stated below, ISE shall provide to the Client professional services of:

1. Bridge Inspection and Technical Reporting.
2. 9th Hole Steel girder repair solution Plan, Elevation, & Details.

B. These services are provided exclusively for the Client's use on the Private Sudden Valley Community Association Bridges and may not be used for any other purpose or by any other person or entity without the prior written consent of ISE.

II. Compensation, Fee, and Billing

Services will be provided and billed on a Time and Materials Basis at the consulting rate of \$185.00 per hour for Structural Engineer/Bridge Consultant and expenses at direct cost plus ten percent (10%) mark-up with a not to exceed Budget of \$6,976 without prior Client approval. Fees and costs are billed monthly and at completion of the reporting, which are due and payable upon receipt. Client must notify ISE in writing within ten (10) days of the date of the Invoice of any question, issue or discrepancy with the Invoice. Absent such written notification the Client agrees that the Invoice amount is correct, due and payable, and binding on Client. Client shall pay ISE the amount due within thirty (30) days of the date of each Invoice. Any amount not paid shall accrue interest at the rate of one percent (1%) per month from the date of the Invoice. Failure to pay the fees billed may result in the termination of ISE services.

III. Client's Duties and Responsibilities

In addition to Client's duties stated above with respect to the invoices and payment to ISE and except as otherwise specifically agreed in writing between the parties, the Client shall provide to ISE:

1. Copies of recent permits and repairs for the bridges, if any.
2. Cooperation with ISE for the work and inspection including and not limited to right of access.

IV. Limitations of Liability

1. ISE shall not be responsible for nor held liable for any matter outside its control including, but not limited to: employee or contractor strikes or lockouts at job sites, delays or accidents caused by third parties, failure by Client to provide ISE information necessary to perform its services, and negligent work or intentional acts by other parties.

2. ISE makes no representations regarding the existing bridge structural condition, scour critical classification of foundations/slopes, or any cost figures made in connection with construction costs and/or fees.

3. Client understands and agrees that compensation, as set forth in Paragraph II, is based solely on the Services Provided in Paragraph I.

4. Regardless of the presence or absence of coverage, ISE shall not be liable for loss or damage beyond its control, or for loss of earnings, loss of use or other incidental or consequential damages suffered by Client or others, however caused. *Integrity Structural Engineering, PLLC's* liability hereunder, whether in tort or in contract, for any cause of action shall be limited to one hundred percent (100%) of the fee earned by ISE under this Agreement or \$100,000, whichever is greater.

Thank you for your request of my proposal Mr. Andrews. Please provide me with a counter signed copy of this letter indicating your acceptance to initiate work.



**INTEGRITY
STRUCTURAL
ENGINEERING
PLLC**

Mr. Andrews
January 19, 2026

Sincerely,

Kenneth M. Wilson, PE SE
Bridge Consultant / WSDOT Bridge Inspector #D2038

Encl: Cost Estimate Spreadsheet

Notice to proceed and acceptance of this Proposal for Professional Engineering Services,

By:

Name (Printed)

Date

Signature

Title (Printed)

Task	PM/Br Engr	Total Hrs ISE, PLLC	
2026 Sudden Valley Community Bridge 9th Hole Repair & Routine Bridge Inspection & Reporting			
1 Inspection, Condition Assessment, and Technical Reporting			
a. Coordination, Phone & Email Technical Discussions, Admin.	1	1	
b. Background Review, Preparation, and Inspection Planning	1	1	
c. Preparation, Travel, Bridge Inspection, Measurements, Photographic Figures, and Sketches (4 Vehicle Bridges+8 Golf Course Bridges, One Day Maximum)	11	11	
d. Damaged Bridge Engineering and Repair Plan, Elevation, Section, & Details (1 sheet)	8	8	
e. Inspection Memorandum and WSBIS Reporting Preparation, Photographic Figures, Maintenance Recommendations, and Email Summary (4 Vehicle Bridges)	8	8	
f. General Bridge Inspection Reporting Memo, Sketches, Maintenance Recommendations, and Photographic Figures, and Email Summary (8 Golf Course Bridges)	8	8	
Subtotal Task 1	37	37	Subtotal Task 1
2026 Sudden Valley Community Bridge 9th Hole Repair & Routine Bridge Inspection & Reporting			
1 Inspection, Condition Assessment, and Technical Reporting	37	37	Subtotal Task 1
	37	37	
Billing Rate		\$ 185.00	
Fee		\$ 6,845	
		\$ 6,845	labor cost = \$ 6,845
Mileage	\$ 131		direct costs = \$ 131
Courier, mail	\$ -		ISE, PLLC = \$ 6,976
Tolls	\$ -		
Reproduction	\$ -		
<u>ISE, PLLC Direct Expenses Subtotal:</u>	<u>\$ 131</u>		



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CAPITAL REQUEST MEMO

To: Sudden Valley Community Association Board of Directors
From: Greg Wadden Turfcare Superintendent
Date: February 26, 2026
Subject: Capital Request – Turfcare Equipment Replacement

Purpose

To request funding to replace the following: 2012 Toro 5410 Reelmaster fairway mower; 2012 Toro triplex greens mower Asset ID#1076; Replace 2012 Toro triplex greens mower Asset ID#1303; and 2019 Tru-turf greens roller Asset ID#1082.

Background

The four pieces of Turfcare equipment listed above are scheduled to be replaced in 2026 under the ten-year capital plan. I recommend that these items be replaced with John Deere equivalents as they are of similar quality and less expensive. Additionally, after-sales and service for John Deere products is located nearby and is dependable.

Analysis

The existing units listed below have well exceeded their life expectancy with no residual value left other than private resale or scrap value. The 2026 capital budget includes \$234,000 for the replacement of this equipment.

Asset ID	Description	Budgeted Amount
1076	2012 Toro Triplex Greens Mower	\$65,000
NA	2012 Toro Reelmaster 5410-D Fairway Mower	\$75,000
1303	2012 Toro 3300 Triplex Mower	\$65,000
1082	2019 Tru-turf Greens Roller	\$29,000
	Total Budget	\$234,000

Three equipment suppliers, John Deere, Toro and Jacobsen, were contacted to bid on the above equipment. Two of the suppliers were considered for the replacement, John Deere and Toro, as Jacobsen equipment is manufactured overseas with no reliable parts and service available. The table on the following page. compares the quoted prices for the John Deere and Toro equipment.



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Current Asset Description	John Deere	Toro
Reelmaster Fairway Mower	6500A Fairway Mower - \$74,484.48	3820 Reelmaster - \$76,566.04
Triplex Greens Mower	Triplex Mower - \$69,408.96	Greenmaster 3420 - \$76,566.04
Triplex Greens Mower	Triplex Mower - \$69,408.96	Greenmaster 3420 - \$76,566.04
Greens Roller	Toro H-11 Greens Roller - \$19,203.20	9071-N Greens Roller - \$27,259.84
Total Cost	\$232,505.60	\$256,957.96

I recommend that SVCA purchase the John Deere equipment at a total cost of \$232,505.60.

Request

I request that the SVCA Board of Directors approve \$232,505.60 from CRRRF for the purchase of a John Deere 6500A fairway mower, two John Deere triplex mowers, and a Toro H-11 greens roller.

Motion

I move that the SVCA Board of Directors approve \$232,505.60 from CRRRF for the purchase of a John Deere 6500A fairway mower, two John Deere triplex mowers, and a Toro H-11 greens roller.

Finance Committee Approval

Recommended _____ Not Recommended _____

Jean Maixner, Treasurer

Board of Directors Approval

Approved: _____ Not Recommended: _____

Keith McLean, President

Quote # 1325264

Exp. 28-May-2026

Balance Due
\$227,440.96

Prepared For

SUDDEN VALLEY COMMUNITY
ASSOCIATION

4 CLUBHOUSE CIR
BELLINGHAM, WA 982292735

Prepared By

RICK MICHEL
1818 Bickford Avenue
Snohomish, WA 98290

Description	QTY	Selling Price
6500A E-Cut Hybrid Fairway Mower PowerGuard - 1000 Total Hours, 36 Total Months, \$0 Deductible, Comprehensive - Full Machine Date Quoted : 08-Jan-2026	1	\$68,460.00
2750 E-Cut Hybrid Triplex Mower PowerGuard - 1800 Total Hours, 36 Total Months, \$0 Deductible, Comprehensive - Full Machine Date Quoted : 25-Nov-2025	1	\$63,795.00
2750 E-Cut Hybrid Triplex Mower PowerGuard - 1800 Total Hours, 36 Total Months, \$0 Deductible, Comprehensive - Full Machine Date Quoted : 25-Nov-2025	1	\$63,795.00
Quick-Adjust 5 Cutting Units for 2500B, 2500E, 2400, 2550, 2700, and 2750 Triplex Mowers	1	\$12,995.00
Subtotal		\$209,045.00
Total Selling Price		\$209,045.00
Total Tax		\$18,395.96
Sub Total		\$227,440.96
Balance Due		\$227,440.96

Configurations

6500A E-Cut Hybrid Fairway Mower QTY 1

Base / Options

United States and Canada	1		
All Other countries (English/Spanish)	1	QA5 Cutting Unit and Rear Roller Power Brush ONLY Counterweights	1
Quick Adjust 5 (QA5) 7-blade Heavy Section Cutting Units	1	JDLINK™ Modem	1
50.8 mm (2-in.) Diameter Wide Tube / Hollow Smooth Rollers	1	(5) QA5 Rear Roller Power Brush Drive	1
50.8 mm (2-in.) Diameter Wide Tube / Hollow Smooth Rollers	1	(5) QA5 22 In. Rear Roller Power Brushes	1

2750 E-Cut Hybrid Triplex Mower QTY 1

Base / Options

United States and Canada	1	Cutting Unit ONLY Counterweights	1
All Other Countries (English / Spanish)	1	Cutting Unit Attaching Yokes and Black Grass Catchers	1
Smooth Tires and Wheels (20x10.00-10, 4 ply)	1	Grammer Deluxe Suspension Seat with Left Side Armrest	1
Rear Wheel Assist - GRIP All-Wheel Drive	1	JDLINK™ Modem	1
Quick Adjust 5 (QA5) 11-blade Cutting Units	1	LED Work Light Kit	1
50.8 mm (2-in.) Diameter Machined Grooved Solid Rollers with Solid Endcaps	1	Greens Mower Storage and Convenience Kit	1
50.8 mm (2-in.) Diameter Machined Smooth Solid Rollers	1	Dew Whip Holder	1

2750 E-Cut Hybrid Triplex Mower QTY 1

Base / Options

United States and Canada	1	Cutting Unit ONLY Counterweights	1
All Other Countries (English / Spanish)	1	Cutting Unit Attaching Yokes and Black Grass Catchers	1
Smooth Tires and Wheels (20x10.00-10, 4 ply)	1	Grammer Deluxe Suspension Seat with Left Side Armrest	1
Rear Wheel Assist - GRIP All-Wheel Drive	1	JDLINK™ Modem	1
Quick Adjust 5 (QA5) 11-blade Cutting Units	1	LED Work Light Kit	1
50.8 mm (2-in.) Diameter Machined Grooved Solid Rollers			

with Solid Endcaps	1	Greens Mower Storage and Convenience Kit	1
50.8 mm (2-in.) Diameter Machined Smooth Solid Rollers	1	Dew Whip Holder	1

Quick-Adjust 5 Cutting Units for 2500B, 2500E, 2400, 2550, 2700, and 2750 Triplex Mowers **QTY**
1

Base / Options

US / Canada	1	2 In. (5 cm) x 22 In. (55.9 cm) Diameter Machined Smooth Solid Roller	1
Verticutter	1	QA5 Cutting Unit Only Counterweight	1
2 In. (5 cm) x 22 In. (55.9 cm) Diameter Machine Grooved Roller with Solid End Caps	1	Cutting Unit Attaching Yokes and Black Grass Catchers for 2700 / 2750 Triplex Mowers	1



Date: January 7, 2026

Quotation for Sudden Valley Community Assoc

Quote No: Q012795

Prepared For:	Greg Wadden	Quote No:	Q012795
	Sudden Valley Community Assoc 4 CLUBHOUSE CIR Bellingham WA 98229-2735 United States of America	Sales Person:	TM Shawn Frisbee Shawn.Frisbee@turfstar.com

Summary

Configuration Name	Qty	Unit Price	Sub Total	Sales Tax	Total
0009071-N-DEMO: DEMO Gas Greens Roller Hp11, 13Hp E-Start Honda W/ Transport Trailer	1	\$17,650.00	\$17,650.00	\$1,553.20	\$19,203.20
03820R: Preowned Reelmaster 3555-D	1	\$30,000.00	\$30,000.00	\$2,640.00	\$32,640.00

Totals			47,650.00	4,193.20	51,843.20
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Accepted By: _____



Date: January 7, 2026

Quotation for Sudden Valley Community Assoc

Quote No: Q012795

Configuration Product Details

0009071-N-DEMO: DEMO Gas Greens Roller Hp11, 13Hp E-Start Honda W/ Transport Trailer

Model	Product Description	Qty	Unit Price	Extended	Sales Tax	Total
0009071-N-DEMO	DEMO Gas Greens Roller Hp11, 13Hp E-Start Honda W/ Transport Trailer	1	\$17,500.00	\$17,500.00	\$1,540.00	\$19,040.00
FSD2	Delivery	1	\$150.00	\$150.00	\$13.20	\$163.20
Totals:						\$19,203.2



Date: January 7, 2026

Quotation for Sudden Valley Community Assoc

Quote No: Q012795

Configuration Product Details

03820R: Preowned Reelmaster 3555-D

Model	Product Description	Qty	Unit Price	Extended	Sales Tax	Total
03820R	Preowned Reelmaster 3555-D	1	\$30,000.00	\$30,000.00	\$2,640.00	\$32,640.00
Totals:						\$32,640



Date: January 7, 2026

Quotation for Sudden Valley Community Assoc

Quote No: Q012795

Standard Terms and Conditions:

All customer orders require a review and either a customer signature on the final TSW quotation or a customer Purchase Order which includes the TSW quotation. In addition the customer must include a preferred delivery date, and any specific set-up requirements, such as Height of Cut, and the payment method must be pre-approved by TSW before proceeding with the order's acceptance.

All equipment sales are final, as most equipment is custom and specific to an application. Order cancellations must be approved in advance by TSW and will incur a 15% restock and handling fee.

Office Locations:

Northern California:

3928 N. Blattela Lane
Ereano, CA 93727

Southern California:

79-893 Country Club Drive
Bermuda Dunes, CA 92203

Pacific Northwest:

1750 Industrial Dr. NE
Salem, OR 97301



Date: November 5, 2025

Quotation for Sudden Valley Community Assoc

Quote No: Q011868

Prepared For:	Greg Wadden	Quote No:	Q011868
	Sudden Valley Community Assoc 4 CLUBHOUSE CIR Bellingham WA 98229-2735 United States of America	Sales Person:	TM Shawn Frisbee Shawn.Frisbee@turfstar.com

Summary

Configuration Name	Qty	Unit Price	Sub Total	Sales Tax	Total
04540: Greenmaster 3420 TriFlexHybrid-Diesel 23.5HP	2	\$70,373.20	\$140,746.41	\$12,385.71	\$153,132.12
30807: Groundsmaster 3500-D T4Compliant Diesel 24.8HP	1	\$58,057.17	\$58,057.17	\$5,109.04	\$63,166.21
03820: Reelmaster 3555-D	1	\$85,565.25	\$85,565.25	\$7,529.76	\$93,095.01
0009071-N: Gas Greens Roller Hp11, 13Hp E-Start Honda w/ Transport Trailer	1	\$25,055.00	\$25,055.00	\$2,204.84	\$27,259.84

Totals			309,423.83	27,229.35	336,653.18
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Accepted By: _____



Date: November 5, 2025

Quotation for Sudden Valley Community Assoc

Quote No: Q011868

Configuration Product Details 04540: Greenmaster 3420 TriFlexHybrid-Diesel 23.5HP

Model	Product Description	Qty	Unit Price	Extended	Sales Tax	Total
04540	Greenmaster 3420 TriFlexHybrid-Diesel 23.5HP	2	\$50,605.06	\$101,210.13	\$8,906.51	\$110,116.64
04508	Greensmower Seat KitStandard	2	\$1,239.24	\$2,478.48	\$218.11	\$2,696.59
121-3660	LH Arm Rest Kit	2	\$96.66	\$193.32	\$17.01	\$210.33
04655	DPA 14bld C/U TriFlex	6	\$3,846.84	\$23,081.01	\$2,031.13	\$25,112.14
04255	Front Narrow WiehleRoller .200 Spacing (Supersedes 115-7360,107-9037,104-9795,106-6944,106-2628)	6	\$417.72	\$2,506.33	\$220.56	\$2,726.89
04554	LED Light KitRiding Greensmower	2	\$797.47	\$1,594.94	\$140.35	\$1,735.29
30043	400 HOUR MAINTENANCE KIT: GR3400/3420	2	\$97.10	\$194.20	\$17.09	\$211.29
VSUR	Manufacturer's surcharge	2	\$3,281.00	\$6,562.00	\$577.46	\$7,139.46
FSD1	GR 3420 TriFlex Setup	2	\$1,313.00	\$2,626.00	\$231.09	\$2,857.09
FSD2	GR 3420 TriFlex Delivery	2	\$150.00	\$300.00	\$26.40	\$326.40

Totals:

\$153,132.12



Date: November 5, 2025

Quotation for Sudden Valley Community Assoc

Quote No: Q011868

Configuration Product Details 30807: Groundsmaster 3500-D T4Compliant Diesel 24.8HP

Model	Product Description	Qty	Unit Price	Extended	Sales Tax	Total
30807	Groundsmaster 3500-D T4Compliant Diesel 24.8HP	1	\$52,125.32	\$52,125.32	\$4,587.04	\$56,712.36
30836	Leaf Mulching KitContour Plus II Deck	3	\$79.75	\$239.24	\$21.05	\$260.29
31692	LED Work Light KitGM3500/RM3100	1	\$360.76	\$360.76	\$31.75	\$392.51
30629	Premium Seat-GM3500RM3100	1	\$1,058.23	\$1,058.23	\$93.12	\$1,151.35
108-1462	BLADE SERVICE PACK, 27 IN	1	\$159.00	\$159.00	\$13.99	\$172.99
44963	MVP KIT, 1000 HR, GM35XX/RM35XX, T4 (Supersedes 30053)	1	\$176.62	\$176.62	\$15.54	\$192.16
VSUR	Manufacturer's surcharge	1	\$2,706.00	\$2,706.00	\$238.13	\$2,944.13
FSD1	GM 3500 Setup	1	\$1,082.00	\$1,082.00	\$95.22	\$1,177.22

27,229.35

336,653.18

Accepted By: _____

FSD2	GM 3500 Delivery	1	\$150.00	\$150.00	\$13.20	\$163.20
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Totals: \$63,166.21



Date: November 5, 2025

Quotation for Sudden Valley Community Assoc

Quote No: Q011868

Configuration Product Details 03820: Reelmaster 3555-D

Model	Product Description	Qty	Unit Price	Extended	Sales Tax	Total
03820	Reelmaster 3555-D	1	\$52,948.10	\$52,948.10	\$4,659.44	\$57,607.54
03487	22in 5in 8Bld RR DPA CU	5	\$4,136.71	\$20,683.54	\$1,820.16	\$22,503.70
107-2993-03	WIEHLE SCRAPER ASM (22IN)	5	\$36.81	\$184.05	\$16.20	\$200.25
03406	RRB Only Kit 5in CU	1	\$4,151.90	\$4,151.90	\$365.37	\$4,517.27
121-7924	TIRE ASM 22-12X12, TREADED	2	\$382.54	\$765.09	\$67.33	\$832.42
30090	400 HOUR MVP FILTER KIT-RM35XX/GM35XX	1	\$105.34	\$105.34	\$9.27	\$114.61
30629	Premium Seat-GM3500RM3100	1	\$1,058.23	\$1,058.23	\$93.12	\$1,151.35
VSUR	Manufacturer's surcharge	1	\$3,942.00	\$3,942.00	\$346.90	\$4,288.90
FSD1	RM 3555 Setup	1	\$1,577.00	\$1,577.00	\$138.78	\$1,715.78
FSD2	RM 3555 Delivery	1	\$150.00	\$150.00	\$13.20	\$163.20

Totals: \$93,095.01



Date: November 5, 2025

Quotation for Sudden Valley Community Assoc

Quote No: Q011868

Configuration Product Details 0009071-N: Gas Greens Roller Hp11, 13Hp E-Start Honda w/ Transport Trailer

Model	Product Description	Qty	Unit Price	Extended	Sales Tax	Total
0009071-N	Gas Greens Roller Hp11, 13Hp E-Start Honda w/ Transport Trailer	1	\$23,150.00	\$23,150.00	\$2,037.20	\$25,187.20
0161432-O	Cross Contamination Prev Kit (Factory Install)	1	\$825.00	\$825.00	\$72.60	\$897.60
0161335-O	Led Light Kit (Factory Installed)	1	\$465.00	\$465.00	\$40.92	\$505.92
0347013-O	Arm-Rest Seat Upgrade(Factory Installed)	1	\$615.00	\$615.00	\$54.12	\$669.12

Totals: \$27,259.84



Date: November 5, 2025

Quotation for Sudden Valley Community Assoc

Quote No: Q011868



PURCHASE ORDER



Lynden, Mt. Vernon, Pacific, Sequim, Chehalis, Rainier, Salem, Eugene, Redmond, Christmas Valley, Central Point and Klamath Falls

BRIM Tractor Company 2500 Cedardale Road Mt. Vernon, WA 98274 360.424.1600

December 23, 2025

Phone #:
Name: Sudden Valley / Greg Wadden

Sales Rep: Jon Gouras
Cell #: 360-961-2680

Address:
City, State, Zip:
Email:

Email: jon.gouras@brimtractor.com

MAKE	MODEL	DESCRIPTION	UNIT #	SERIAL #	HRS	AMOUNT
Jacobsen	Eclipse360	15 blade reels,pwr'd back roller brushes,baskets 3 wheel drive(in stock 2024)				\$ 56,109.00
Jacobsen	Eclipse360	15 blade reels,pwr'd back roller brushes,baskets 3 wheel drive(in stock 2024)				\$ 56,109.00
Jacobsen	AR331	trim mower mulch kit 3 wheel drive				\$ 46,417.00
Jacobsen	LF570	Fairway mower,4 wheel drive,7" reels, pwr rear roller brushes				\$ 90,477.00
Trade In						

Warranty:

SUBTOTAL	\$	249,112.00
8.8% SALES TAX	\$	21,921.86
TOTAL	\$	271,033.86

Warranty coverage does not include travel/ hauling time or freight on parts.
All sales are final.

UNDERWRITING FEE	\$	299.00
PHYSICAL DAMAGE INSURANCE	\$	-
MISC:	\$	-

DOWN PAYMENT	\$	-
CONTRACT FEE/PDI	\$	299.00
BALANCE DUE	\$	271,332.86

- Cash
- Check
- Bank Card
- Financed

MONTHS	0
INTEREST	0.00%
PAYMENT	#NUM!

- Sale
- Transfer
- Demo
- Rental
- Consignment

Special Instructions
Pricing and programs valid until the end of the month

MONTHS	0
INTEREST	0.00%
PAYMENT	#NUM!

- Brim to Haul
- Customer to Haul

MONTHS	0
INTEREST	0.00%
PAYMENT	#NUM!

Initial Here Customer Warrants that Trade In Equipment or Consigned Equipment is Traded or Consigned with no Liens or Encumbrances

Purchaser's Signature: _____

Date: _____