



SUDDEN VALLEY COMMUNITY ASSOCIATION
SUDDEN VALLEY VIEWS

March 2025

WWW.SUDDENVALLEY.COM

Off-site mitigation area lot approved by SVCA Board

Directors also approve policy for free community events

By Bill Helm
 Editor

SUDDEN VALLEY — The Sudden Valley Board of Directors, on Feb. 13, approved General Manager Michael Bennett to accept Lot 61, division 16 (at 25 Sudden Valley Drive) as an off-site mitigation area lot.

This approval will follow the execution of a real property transfer agreement.

The agreement is included in the SVCA board's Feb. 13 agenda packet.

Bennett, in a Feb. 13 memo to the board, wrote that the property owner, Adam Fulton, purchased Lot 201 Division 10 to build a single-family residence.

However, the lot is next to a drainage ditch/wetland within the wetland buffer.

Bennett explained that to mitigate impacts to the buffer, Fulton installed wetland enhancements on the lot and purchased Lot 61, Division 16 to be dedicated as SVCA green space.

According to Bennett's memo, Fulton placed the lot in a Conservation Easement with Whatcom County and has worked with SVCA since 2021 "to finalize this request for SVCA to accept title to the lot as a Compensatory Mitigation Area."

Fulton agrees to pay all back assessments on the mitigation lot, plus an additional 24 months of assessment, and to bear all costs to execute this agreement, the memo states.

SVCA would then own and maintain the lot and would no longer collect assessments on the lot.

SVCA management and maintenance have had an arborist inspect the lot for hazardous trees or other land-related issues that might encumber SVCA with high costs in the future.

See **SVCA Board** on 8

SVCA Board approves capital spending

By Bill Helm
 Editor

SUDDEN VALLEY — The Sudden Valley Board of Directors approved several consent agenda items in their Feb. 27 meeting.

Those items at full cost would expense out at \$480,644.

The greatest expense, \$167,333, was an annual funding approval for maintenance of ditches, culverts, and swales according to the 2016 Special General

Meeting (SGM) Mandate for 2025.

Sudden Valley General Manager Michael Bennett's Feb. 27 memo to the board includes an analysis of the project and states that in 2023, Impact Design created a new 10-Year Capital Roads and Drainage Program that SVCA is following.

The plan "identified many culverts that need replacement and provides a schedule for completing the work," the memo states.

"The plan also identifies the importance and need to continue maintaining and improving ditches and culverts," Bennett wrote in his memo. "The plan specifically calls out using CVC funds identified each year to complete ditching, and keeping culverts cleared. In addition, it stated that any unused Fast Response funds from prior years should be allocated to the following year's CVC allowance. For

example, any 2024 Fast Response funds not used should be added to the 2025 CVC budget."

The memo's financial breakdown shows \$67,774 toward SVCA's maintenance department and \$99,559 for outside contractors utilizing the 2025 On-Call Contractor list.

To pay for the project, the board approve \$130,333.00 from Roads with the balance of funds in Capital Code 9924.1 (approx-

mately \$37,000).

Another one of the board's capital requests approved via consent agenda is funding for the 2025 Fast Response for Unforeseen Drainage Issues project, at a cost of \$91,936 from roads.

In a Feb. 27 memo to the board, Bennett explained that SVCA has approximately 36 miles of roads "with ditches generally on both sides and over 350 identi-

See **Capital** on 4

Snow creates opportunities for photographs



Sudden Valley's February snowfall created an opportunity for Paul Brennan to take his camera out to photograph birds. (Photo courtesy Paul Brennan)

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NOTICE

The dues collection box at the former administration office across from El Agave **will be closed after Monday, March 31.** Please make payments at the Welcome Center drop box.

COMPLIANCE CORNER

Sudden Valley parking: Rules & Regulations



By Allen Helvajian
Compliance Manager

In this second edition of Compliance Corner, we will examine the topic of parking your car. Parking your boat, trailer, and other recreational or pleasure craft, etc. will be discussed in next month's edition of Valley Views.

Where one may park their car and for how long is widely discussed and sometimes misunderstood.

In the shortest and simplest terms, parking your car is only permitted in designated parking areas. Examples of designated areas include garages, car ports, driveways and parking lots.

Though some areas may be paved, unattended parking in various areas, including mailbox cluster parking lots is not allowed.

Parking is also not allowed on grassy knolls under tree limbs,

unpaved areas under open sky, or by the side of the road. Parking in your front yard on the lawn is not permitted. Parking in Handicap parking spots without the appropriate placard or sticker is also not permitted.

Many homeowners consider it their right to park on the roadside gravel pads in front of their homes and claim exclusive ownership to the spots.

In actuality most of these gravel pads are on Sudden Valley Community Association Right-of-Way and are not owned by the homeowner. They are open to public use. Section 5.1 in the Rules & Regulations covers this topic:

- 5.1 Use of SVCA common property, i.e. parks, greenbelts, beaches, open spaces, roadways, and all other property belonging to SVCA as depicted on plats and official maps, such use consisting of member constructed pathways, fences, bulkheads, parking areas, or any other private use of SVCA property made by members outside the platted boundaries of their lot or parcel, shall be with SVCA's consent, but which consent may be modified or revoked at any time.

The Resident Handbook does a great job providing definition and giving guidance about parking all types of vehicles.

Resident Handbook:

- Parking: Unattended parking on paved roads or shoulders where any part of the vehicle projects into a traffic lane is pro-

hibited. Parking is allowed only in designated areas.

Parking of boats, trailers and like equipment is not allowed on the property unless they are in an enclosure or screened area.

Residents can obtain temporary parking passes from Administration ... for themselves or visitors to park vehicles and RVs on their property or in the lower Golf Course parking lot. These passes are valid for three days, and each additional day is \$10.

- Don't park or store vehicles used for recreation outside of the approved garage or other screened area longer than 72 hours. A permit is required for all such parking from the Administration office...

Fog Lines are stripes of paint along the right edge of the roadway. It's easy to tell when you are illegally parked if any part of your car extends or is parked over the Fog Line. For roads without the Fog Line, the same can be said about the right edge of the asphalt or cement roadway where the Fog Line would have been and the gravel or dirt roadside or gravel pad.

Overflow parking is accommodated in the lower golf course parking lot with a 72-hour parking sticker issued by the Administration Office in the Welcome Center.

Rules and Regulations:

- 2.3 Utility or recreational vehicles, boats, any type of utility or recreational trailer, motor homes or detached campers, or any

other vehicles used principally for recreation purposes, shall not be stored or parked outside of an approved garage, carport or other appropriately screened area on any residential property for longer than 72 hours, and such parking is allowed only by permit issued by SVCA Security or Member Services.

- 2.3.1 In addition to the above, unlicensed or inoperable vehicles of any type must be garaged or parked out of view under cover approved by the ACC. The 72-hour parking permit also is applicable when, by necessity, these types of vehicles must be parked outside of an approved screened or covered area.

- 3.3 Unattended parking on paved roads or on shoulders where any part of the vehicle projects into a traffic lane is prohibited.

- 3.3.1 Vehicles parked in violation of the above, or in designated emergency vehicle lanes or handicapped access spaces may

be towed away at the owner's expense.

- 3.3.2 Unlicensed or inoperable vehicles parked on SVCA owned property will be towed away, whereupon the owner shall be billed for the expense. (See section 2.3.1)

A word about abandoned or inoperable vehicles:

- 1.11.1 Purpose -- The purpose of this rule is to protect the health, safety, welfare, and/or tranquility of the residents of Sudden Valley, or any portion thereof, by requiring:

- (c) The removal of vehicles that are abandoned, unsightly and open to public view, in a state of disrepair, or that are disabled for an unreasonable period;

- 1.11.2 Correction or Abatement Required - Any property owner, or other person in control or possession of a house, structure, property or vehicle, who:

- (a) maintains, permits, or suffers property, structures, or vehicles that are deemed to be unsightly, unkempt, cluttered, in a state of disrepair, or to be a nuisance shall correct or abate such unacceptable condition(s) without unreasonable delay, upon notification of such violation and the requirement to abate it, when given by a representative of Sudden Valley Community Association.

Such correction or abatement may include removal, acceptable storage, renovation, repair, or any other method of correction or abatement that is acceptable to the Sudden Valley Community Association.

- 1.11.3 Timely Response - Abatement shall, in all instances, begin at the earliest possible opportunity, but shall be completed in a timeframe that is acceptable to the Sudden Valley Community Association.

- (b) Vehicle-related violations must be initiated within 48 hours and be completely abated within five days of notification.

Consult the Rules and Regulation Documents for more information at our website at www.suddenvalley.com.

Look under the Resident Resources tab under the Board Resolutions, Rules, and Regulations.



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POLICY

The Sudden Valley Views welcomes letters to the editor submitted by members of the Association. Topical submissions of current news interest may be accepted up to six times per calendar year. Letters of up to 550 words are allowed. The editor may edit for style and libel.

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.

Maintaining SVCA community amenities

Editor,

I am writing to express my deep frustration with the Sudden Valley HOA's chronic neglect and mismanagement when it comes to maintaining community amenities.

Over the years, I've noticed a troubling trend: when something in our shared spaces breaks, it is rarely fixed or replaced. Instead, it is quietly discarded or repurposed — an unacceptable practice, especially given the ever-increasing HOA dues.

One glaring example is the sauna connected to the Library. For months, we were assured it would be fixed soon.

Instead, it was quietly torn down and turned into a storage room. When I inquired, staff claimed the sauna was "unfixable."

This is simply not true. If the heater couldn't be repaired, why wasn't it replaced?

Saunas are standard amenities in countless communities, and replacing a heater is far from an insurmountable task.

Unfortunately, this is not an isolated incident. The gym is another example of the HOA's indifference to maintaining amenities.

A rowing machine sat out of commission for months before being removed entirely.

A treadmill has been broken for some time now, marked with an out-of-order sign that seems permanent.

The men's locker room scale disappeared months ago, and despite repeated assurances that it would be replaced any day now, it remains missing.

The pattern is clear: when equipment breaks, it is rarely fixed or replaced. Instead, it vanishes — another quiet reduc-

tion in the services we pay for.

Meanwhile, the golf course receives top-tier treatment. When something goes wrong there, up to millions of dollars are allocated to ensure it is fixed promptly.

While I understand that the golf course is a key feature of our community, it should not come at the expense of other amenities that serve a broader segment of residents.

This blatant prioritization sends a clear message: some parts of the community matter, and others do not.

The HOA's refusal to maintain amenities is not just frustrating — it's a slippery slope.

While some residents may not care about the sauna or gym, this pattern could extend to any community benefit. Today it's the sauna and gym equipment; tomorrow it could be the playgrounds, walking trails, or other shared spaces.

All the while, our dues continue to rise, with less and less to show for it.

As paying members of this community, we deserve better.

The HOA must be held accountable for maintaining and, when necessary, replacing broken amenities.

Transparent communication is critical: if repairs are genuinely impossible, we should be informed why and presented with a plan for replacement.

Our dues should be used to enhance our quality of life, not to fund quiet cutbacks or golf course upgrades at the expense of everything else.

I urge my fellow residents to speak up. This issue affects all of us, whether you use the sauna, the gym, or any other amenity.

If we don't hold the HOA accountable now, we risk losing even more in the future.

Let's demand the transparency, accountability and community investment that our dues are meant to support.

*Linden Nolen
Sudden Valley*



Sudden Valley seniors are invited to a complimentary afternoon high tea in the Dance Barn, Friday, April 4 from 2-4 p.m. RSVP by March 28 by calling the rec department 360-366-8450 or email BODvandepolder@suddenvalley.com. Please let us know if you will need transportation and we will attempt to arrange a ride. (Courtesy photo)

Update to Long Range Planning request for input

Please be aware that in addition to sending your comments to longrangeplanning@suddenvalley.com as was requested in last month's Views, you can also send them by mail to LRPC, Sudden Valley Community Association, 1850 Lake Whatcom Blvd., Bellingham, WA 98229, or simply drop them off at the Sudden Valley Welcome Center.

Submitting letters to the editor

The *Sudden Valley Views* encourages letters to the editor.

However, submissions must refrain from attacking individuals without providing supporting documentation or a rational and legally defensible justification.

Letters should be emailed to bill@lyndentribune.com and should not exceed 550 words.

Your letter must include your full name, complete address and telephone number.

Your address and telephone number will not be printed in the newspaper, but will be used for verification by newspaper staff.

Neither unsigned letters nor letters containing personal attacks of a libelous nature will be published.

The *Sudden Valley Views* reserves the right to edit or refuse any letter.

All columns and letters on the opinion page are the views of the authors and do not necessarily reflect the views of the *Sudden Valley Views* newspaper.

Submitting articles of interest to the editor

SVCA members are encouraged to submit articles of interest for inclusion in the Views. Member submitted articles should focus on areas of interest to the Sudden Valley community.

Opinions, complaints, and politicking belong in the Letters to the Editor, and will not run as a member feature article.

Articles promoting a vendor's services, or advertisements disguised as articles, will not be accepted.

The Views has a separate mechanism for advertising a business, and that is where such information should be kept.

However, to provide fair and equal access, consecutive submissions by a member will not be permitted.

In other words, members who have already had an article published may not submit an article for the following issue.



SUDDEN VALLEY VIEWS
Sudden Valley Community Association
4 Clubhouse Circle, Bellingham, WA 98229
www.suddenvalley.com

Administration Offices / Member Services are
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SUDDEN VALLEY VIEWS is the official publication of the Sudden Valley Community Association. Published monthly, it has a circulation of 4,074.

Publisher: Sudden Valley Community Association

Executive Editor: Lynden Tribune and Print Company

Layout and design: Bill Helm, 360-354-4444; bill@lyndentribune.com

Reporter: TBD, 360-354-4444, ext. 23; email@lyndentribune.com

Advertising Manager: Mitze Kester 360-354-4444; mitze@lyndentribune.com

The Views is published monthly for a subscription price of \$24 per year by the Sudden Valley Community Association.

POSTMASTER: Please send address changes (Form No. 3579) to Sudden Valley Community Association, 4 Clubhouse Circle, Bellingham, WA 98229.

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AROUND THE VALLEY

Crews maintain essential facilities despite bad weather

As we transition into early spring, Sudden Valley's teams diligently prepare the community for the warmer months ahead.

Despite February's snow and icy conditions, crews have maintained essential facilities and made progress on key projects, including marina renewals, golf course improvements, and infrastructure planning.

Below is a summary of key updates, accomplishments, and upcoming initiatives.

GM report

Our Maintenance and Turf Care teams have successfully managed winter weather challenges while advancing critical projects.

Marina renewals are progressing, though slightly behind last year's pace.

The Association is also working on HR process improvements and exploring cost-saving measures such as hybrid electronic voting.

We appreciate the community's continued support and engagement in keeping Sudden Valley a thriving place to live and enjoy.

Capital Projects Update Active Projects

- Turf Care Equipment Replacement - Final unit replacement (Fairway Top Dresser) included in the Feb. 27 Board

agenda.

- Adult Center HVAC & Tankless Water Heater - Installation is complete; final inspection is scheduled for next week.

- Clubhouse HVAC Design & Permitting - Permit application submitted in October, awaiting approval.

- Bridge Design & Permitting - Design ongoing; permit submission expected in March.

Upcoming Capital Requests (March 27 meeting)

- Roads & Infrastructure: Culvert control, pothole repairs, pavement markings, Area-Z Bridge Replacement.

- Golf Course: Cart path improvements, bathroom fixture updates, and wash pad refurbishment.

- Turf Care Building Renovation - Pending permitting.

Projects on hold

- Barn 8 Siding/Structural Renovations - Under review by the Long-Range Planning Committee.

Administration & Accounting

Activity Summary

- Supporting GM onboarding and operational policy reviews.

- Marina renewals at 33% completion (slower than last year; anticipated surge in March).

- HR firm One Digital completed an audit and outlined improvement strategies.

- The Finance Committee reviewed eight capital projects on Feb. 19.

- Exploring hybrid electronic voting for board elections to reduce administrative costs.

Successes

- Smooth Office Manager transition and strengthened ACC Committee support.

- Collection rates continue to meet/exceed expectations.

Planned Work

- Website migration to an improved platform within the next 90 days.

- Provide logistical support for community events and upcoming elections.

Maintenance & Turf Care

Activity Summary

- February focused on snow removal, hedge trimming, facility repairs, and road maintenance.

- Installed solar lights at Gate 3 mailboxes (trial basis).

- Electrical repairs at Rec Center completed.

Successes

- Teams adapted well to alternate snow removal shifts.

- Maintenance worker vacancy successfully filled.

Challenges & Solutions

- Persistent ice accumulation required repeated treatments.

Planned Work

- Continue snow removal equipment servicing.

- Install video surveillance signs at mailbox locations.

Recreation

Activity Summary

- Marina Renewals: 64 out of 192 received as of Feb. 19.

- Converted Multi-Purpose Room B into new storage space and updated rental forms.

- Developing surveys for community sports leagues.

Successes

- New fitness classes and instructors receiving strong participation.

Challenges

- Expecting a last-minute rush for Marina Renewals before the deadline.

Planned Work

- Evaluating job descriptions for seasonal lifeguards and instructors.

Golf

Activity Summary

- Finalized 2025 budget with the Golf Club.

- The Stay & Play program is expanding with strong bookings.

- Attended the National PGA

Show for industry updates.

Successes

- Pre-bookings for tournaments and events are exceeding expectations.

Challenges

- Snow closures impacted two Winter Series events.

Planned Work

- Promote the March 1 Three Tee Scramble.

- Communicate course updates to members.

Weather Updates & Impact

Period/Precipitation (inches)

Jan. 1 - Feb. 19, 2024/11.47"

Jan. 1 - Feb. 19, 2025/4.83"

- Course closures (18 days) due to snow and freezing conditions.

- Anticipating a weather-related impact on March maintenance projects.

Conclusion

We focus on infrastructure improvements, community engagement, and operational efficiencies.

As we move into the spring season, we appreciate the community's patience and participation in maintaining and enhancing Sudden Valley.

We will share further updates in the coming months.

Thank you for your support.



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Mailbox lock replacement update

The Bellingham-Mt. Baker United States Post Office received the new mailbox locks.

However, they are still waiting on the new keys.

The new keys are expected to arrive any day now, and once

they do, USPS will begin to replace the master locks within Sudden Valley.

Residents will not need to replace their mailbox keys.

The only locks that will change are the ones the Post Office uses.

Once Sudden Valley Administration receives word about the new locks being installed, we will update the community through the Sudden Valley website and eBlast.

Capital: SVCA Board approves spending

Continued from 1

fied culverts." This infrastructure network, Bennett explained in the memo, winds through "steep, heavily forested terrain and includes one lake, numerous drainage corridors, and two large creeks: Beaver Creek and Austin Creek."

"Given this network, it is not uncommon for drainage issues to develop during storm events," Bennett wrote. "This capital request provides immediate financial assistance for SVCA to address the problems that may arise quickly."

Bennett also explained that although the risk of existing infrastructure failing unexpectedly is reducing, the risk still exists.

"Even with these recent improvements, only about 10% of SVCA's ditches have been restored," he wrote in the memo. "It is essential to maintain this budget item and have it available annually to cover unexpected drainage issues that may arise."

The following are the other expenses the SVCA Board approved in its Feb. 27 consent agenda:

- Turf Care Equipment at \$50,592
- On-Call Engineering Service-

es for Roads & Drainage for 2025, \$43,264 plus an additional \$2,000 from roads

- Design and Permitting 2026 road projects, at \$41,888 from roads

- Potholes & Minor Road Repairs for 2025, at \$37,856 from roads

- Pavement Marking and Street Signs for 2025, at \$31,805 from roads

- Level II Onsite Reserve Study for 2025, smart property, at \$9,970

- 2024 Business Tax Return Filing not to exceed \$4,000

A detailed breakdown of each expense is in the SVCA Board's Feb. 27 agenda at suddenvalley.com.

The Sudden Valley Community Association's Board of Directors meets at 7 p.m. the second and fourth Thursdays of each month in Multipurpose Room A.

The board will meet on March 13 again on March 27.

Agendas, minutes and recordings are available at suddenvalley.com.

-- Contact Bill Helm at bill@lyn-dentribune.com.

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Above: Andrew Thompson, age 8, skating as a forward for Whatcom County Jr. Blazers. "Hockey has taken over my life and I love it," he said. (Photo courtesy Allison Thompson) Below: Azazeabelle Buck enjoys a free ride in the snow in Sudden Valley. (Photo courtesy Paul Brennan)



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Do you know any kids who should be featured in Kids Views? Anyone interested in contributing to Kids Views should send their submissions to Taimi Van de Polder at bodvandepolder@suddenvalley.com. Please include names and ages of anyone in the photograph, and a brief description.

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Ways you can protect your home from burglary

By Michael Bennett
SVCA General Manager

With the increase in crime over the past several years, there are a number of things you can do to protect your home.

To help protect your home from becoming a target, the FBI has issued a series of tips:

- Avoid sharing travel plans on social media: Criminals often track social media posts to know when homeowners are away.
- Secure all entry points: Lock windows and glass doors and consider reinforcing second-story windows.
- Install security systems: Motion detectors,

security cameras, and lighted exteriors [which follow SVCA exterior lighting guidelines], can deter burglars.

Sudden Valley community safety tips

- Report suspicious activity: If you notice suspicious vehicles or unknown persons on foot near unoccupied homes, please report the incident to Security at 360-319-8200 and the Whatcom County Sheriff's Department non-emergency line.

If you notice something out of the ordinary, report it immediately. Your vigilance helps protect our community.

- Get to know your

neighbors: Familiarize yourself with your neighbors and their vehicles.

Exchanging contact phone numbers can be helpful in case of emergencies or when reporting unusual activity.

- Screen visitors: Do not open the door to strangers, unexpected delivery persons, or contractors you did not call. Always verify the identity of someone at your door before engaging with them.

- Carry insurance against loss: Ensure your home and valuables are insured. This can provide peace of mind in the unfortunate event of a break-in or theft.

- Document suspicious vehicles: If it's safe to do so, write down or take a photo or video of the vehicle license plate without being seen or identified by potential perpetrators. This information could be crucial evidence in the event of an investigation.

- Use motion-activated lighting: Installing SVCA-approved motion-sensor lights around the exterior of your home can help deter burglars, especially in less visible areas like backyards or side entrances. Direct that lighting downward and not toward neighboring homes or greenbelts.

- Lock all entry points: Ensure all doors, windows, gates, and garage doors are securely locked, even when you are home. A locked home is a less attractive target.

- Secure your mail and packages: Consider using Amazon's Key by Amazon program, which includes delivery options like Amazon Key In-Car and Amazon Key In-Home, or having packages delivered to a trusted neighbor or secure location. Package theft has become a common crime in residential areas and at Community Cluster Box Units (CBU's).

- Join or start a neighborhood watch

program: Organize or participate in a hyper-local neighborhood watch program. This strengthens communication among neighbors and fosters a collective awareness of unusual activities in the community.

- Be mindful of landscaping: Trim bushes or trees near windows and doorways to eliminate hiding spots for potential burglars. A well-kept yard is not only aesthetically pleasing, but it also discourages criminal activity.

Working together can create a safer environment for everyone in Sudden Valley.

When to call 911:

- If you are the victim of a crime that is in progress or has just occurred.

- If you are witnessing a crime in progress or just occurred.

- If you are the victim of a crime and the suspect is still in the area.

- If you require an immediate police response to a crime.

- If you need to report a fire.

- If there is a medical emergency.

We can help protect our homes and keep Sudden Valley safe by staying aware and taking these precautions.

-- With help from NPR for the FBI report reference.

10 more things you can do to decrease your home's risk

By Judy White
Safety Committee Member

In January, I wrote about 10 things we all can do to decrease risk in our homes. This month, I

offer 10 more ideas.

- Buy a battery backup for your garage door opener so that you can open it during a power failure.
- While you're at it, buy a garage door opener remote that fits on your keychain so that if someone breaks into your car, they won't be able to also access your home. Or use an app that can open your garage with your smart phone.

Buy an air horn at a local marine supply store. The sound can travel a long distance to alert your neighbors of a problem or rescuers if you need help. Never allow anyone to use the air horn unless you are experiencing some type of emergency.

- Be sure everyone in your home knows the Morse code for SOS: short-short-short--long-long-long--short-short-short.
- Know when and how to shut

off your propane, gas, water, electric - and also when/how to turn them back on again.

- As you put together your go-bag of items to take if you need to quickly evacuate, tape a list of those items inside a kitchen cabinet. Make a second list of items that you still need to add to your go-bag and work on adding those items now.

- Plan for the needs of your pets in case of evacuation and/or shelter-in-place situations.

- Whether you own or rent your home, make certain that you are adequately insured.

- If you evacuate or are at home with no power, plan for who you would need to contact

and how you would reach them.

- If you have a hazardous tree on your property, have it removed as soon as possible.

Depending on its size, you may first need permission from the SVCA Architectural Control Committee (ACC) at accadmin@suddenvalley.com, as well as from Whatcom County Planning & Development Services at 360-778-5900.

For more information, see the ACC Committee page on the SVCA website, suddenvalley.com. A reminder, the SVCA Safety Committee is organizing another Wildfire Preparedness Workshop on May 12, at 6:30 p.m. in the Dance Barn.

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Property Owners	Annual	Monthly	Non-Property Owners	Annual	Monthly
Single	\$2,300	\$195	Single	\$2,500	\$210
Couple	\$3,450	\$290	Couple	\$3,800	\$320
Family of 3+	\$3,650	\$310	Family of 3+	\$4,000	\$340
Young Family (children 15 or younger)			Young Family (children 15 or younger)		
After Noon Play	\$1,625	\$140	After Noon Play	\$1,800	\$155
Senior Limited (62 & up, M-F)	\$1,675	\$145	Senior Limited (62 & up, M-F)	\$1,850	\$160
Intermediate (Ages 18 - 28)	\$1,150	\$100	Intermediate (Ages 18 - 28)	\$1,250	\$110
Junior (17 and Younger)	\$350	\$37	Junior (17 and Younger)	\$380	\$42

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: \$550 / year - \$48 / 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: \$145 / year (\$155 / year with GHIN Handicap Service)**

Opportunity to help guide your Long Range Planning Committee

By Ray Meador
Long Range Planning Committee


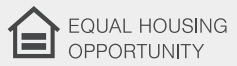
To be clear the Long Range Planning Committee also known as LRPC, is seeking ideas big and small from owners on any item in Article III of our articles of incorporation, specifically 1) "for the benefit of all lot owner's and condominium owners;" 2) "to maintain roads, parks, reserve areas, community beach areas and recreational areas;" and 3) "to engage in social and community activities, includ-

ing the development, construction, maintenance and operation of any other community facilities."

Send us your thoughts on what the LRPC needs to address 3-year, 5-year and 10-year if you want.

All responses will be read and reviewed. This is an opportunity to guide but not an obligation.

We have received some great ideas so far. Thank you for your participation. Contact: longrangeplanning@suddenvalley.com or send letter to LRPC 4 Clubhouse Circle Bellingham, WA 98229.

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*Minimum HELOC amount is \$15,000. Minimum advance to lock in rate is \$5,000.
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Sudden Valley saves sinking ship in the marina

By Maxx Robinson
SVCA Staff

On Feb. 24, 2025, Sudden Valley received a report that a boat was sinking in the marina.

After attempting to contact the owner, Sudden Valley sent its maintenance team to save the vessel and protect the marina and docks.

Within an hour of the report, the Maintenance team arrived with a water pump and began draining the boat.

After about 30 minutes, the boat was mostly drained of water and no longer submerged.

Sinking, even if only partially, can be devastating for a vessel and reveal maintenance issues.

“Make sure you have a good working bilge pump. Those generally must be replaced every couple of years,” said Joe Amore, a retired United States Coast



If you notice a sinking boat in the Sudden Valley Marina, or notice any other issues, please contact Sudden Valley Administration at 360-734-6430. (SVCA photo)

Guard. “Every time I would go out on my boat, I would look at the bilge to see if I had water coming in. Always look first to see if there is anything leaking.”

While a worn-out bilge pump isn’t always the cause of sinking, it is generally a good place to start.

According to BoatU.S., 69%

of boat sinking incidents occur while the boat is docked. In addition, 34% of sinkings are caused by wear and tear. If you keep your boat in the water for extended periods of time, it is vital to make regular checks part of your routine.

Regular checks can also prevent other potential problems.

“In addition to leaks, do a smell test. When you’re looking for water in your bilge and you smell gas, do not start your boat. I’ve seen boats blow up while working as a harbor master,” Amore said.

Weather events can also cause a boat to sink.

If your boat isn’t properly sealed, heavy rain can eventually find its way into the bilge pump, so checking in on your vessel before and after storms is also a good suggestion.

A submerged boat can also

cause infrastructure damage to the marina.

“The line can be stressed because it is holding the boat partially up; you can do damage by pulling the cleats out of the dock,” Amore said. “And there’s always the damage that could occur when you try to pull the boat back up.”

Depending on the size of the boat, the weight may also damage the structure of the dock and the surrounding boats. Fluid could also leak into the marina, causing environmental damage.

If you notice a sinking boat in the Sudden Valley Marina, or notice any other issues, please contact Sudden Valley Administration at 360-734-6430.

With boating season fast approaching, keeping the marina safe and secure for all boaters is our highest priority.

Learn about sustainable landscaping efforts



By Cheryl Lovato Niles
Member submission

What does your ideal yard look like? For some people it’s a tidy lawn. For others, it’s an abundance of colorful blooms. Regardless of preferred garden style, many of us look to create an environmentally-friendly outdoor oasis.

Figuring out how to create your own personal paradise, whether it can be measured in acres or square feet, can feel daunting when confronted by the vast marketplace of garden products and a virtually endless supply of garden advice.

I teach the WSU Whatcom County Extension Gardening Green course which provides evidence-based guidance and practical strategies for successful landscape gardening that also protect the environment. I had the pleasure of meeting Michele Majors when she took the Gardening Green course in March 2024. I followed up with Michele in September to learn how her sustainable landscaping efforts were going.

Michele lives with her husband and three boys on a city lot in Bellingham that is just shy of 5,000 square feet. She describes her property as “mostly flat” and “hemmed in” by houses and fences. When she and her husband bought the place, the property was mostly grass surrounded by houses and fences and was dotted by a couple of maples and roses,

a lilac and some perennials. An energetic gardener, Michele has been adding to it ever since. Inspired by the 1990s movie, “The Secret Garden,” her goal is to turn her property into an enclave of green privacy with an abundance of colorful flowers.

Michele was drawn to the Gardening Green course because she wanted to learn more about conserving water by making better plant choices. Michele says that for years she had a romantic vision of watering. She imagined tranquil moments in the garden with a hose in one hand and a cup of tea in the other. But the reality of a busy life with three young boys combined with a very thirsty summer-time garden meant that in high summer, “I was always making bad watering decisions.” Plus, she realized that it’s challenging to move a garden hose around while holding a cup of tea.

So, water conservation strategies were a big draw plus she was interested in the laboratory soil test offered through the class.

Participants in the course choose an area of their yard as a focal point for the course exercises. Michele chose to focus on her front yard and discovered that even though it’s not particularly large, it hosts a variety of sun and moisture conditions. During the course she planned to replace a sloped and sunny area of lawn that dries out sooner than the rest with drought tolerant and Mediterranean plants. In the late spring/early summer she was able to execute her plan. She has dubbed the area, “the parched island,” and is pleased with how well the plants are doing so far.

When she’s not in the backyard with her boys, or actively replacing lawn with colorful flowering plants, she enjoys the view from her kitchen sink. When I visited in the fall, she was admiring the Joe Pye Weed gifted by a friend

which was growing exuberantly in its partly sunny and moist home along the back fence.

Finding the time for all of the projects she’d like to tackle is a challenge. One day, she hopes to improve the drainage in a couple of heavily trafficked zones, one of which gets water-logged in the winter. For now, she appreciates the simple solution offered by stepping-stones. The stepping-stones in that water-logged area help to keep her feet dry and also mitigate the impact of 130 years of foot traffic. She plans to add stepping-stones to the other heavily trafficked zone as well.

One of the most helpful and surprising things Michele learned from the course is that you’re better off working with your soil texture rather than trying to change it. Most gardening books, podcasts, and articles recommend heavily amending your soil – a sentiment captured by the phrase, “Don’t put a \$10 plant into a \$2 hole” and so she was somewhat surprised to learn that changing the soil texture is actually very tough to do in anything larger than a raised bed and that amending the soil within a planting hole can work against the plant’s ability to root well.



Michele Majors has replaced areas of lawn with colorful landscaping. (Photo courtesy Michele Majors)

But, to her delight, her soil tests revealed that she’s working with a sandy loam with pretty good drainage – hospitable soil for a wide variety of plants.

She told me that the takeaway she’s used most frequently is the method for determining what kind of sun exposure an area receives – whether it would be considered full sun, partly shady, or

shady. And she really appreciated learning more about composting. She says it scared her off, “in a good way” because she realized that she didn’t want to dedicate the necessary amount of her small city lot to composting.

I asked Michele what kind of

See **Majors** on 11



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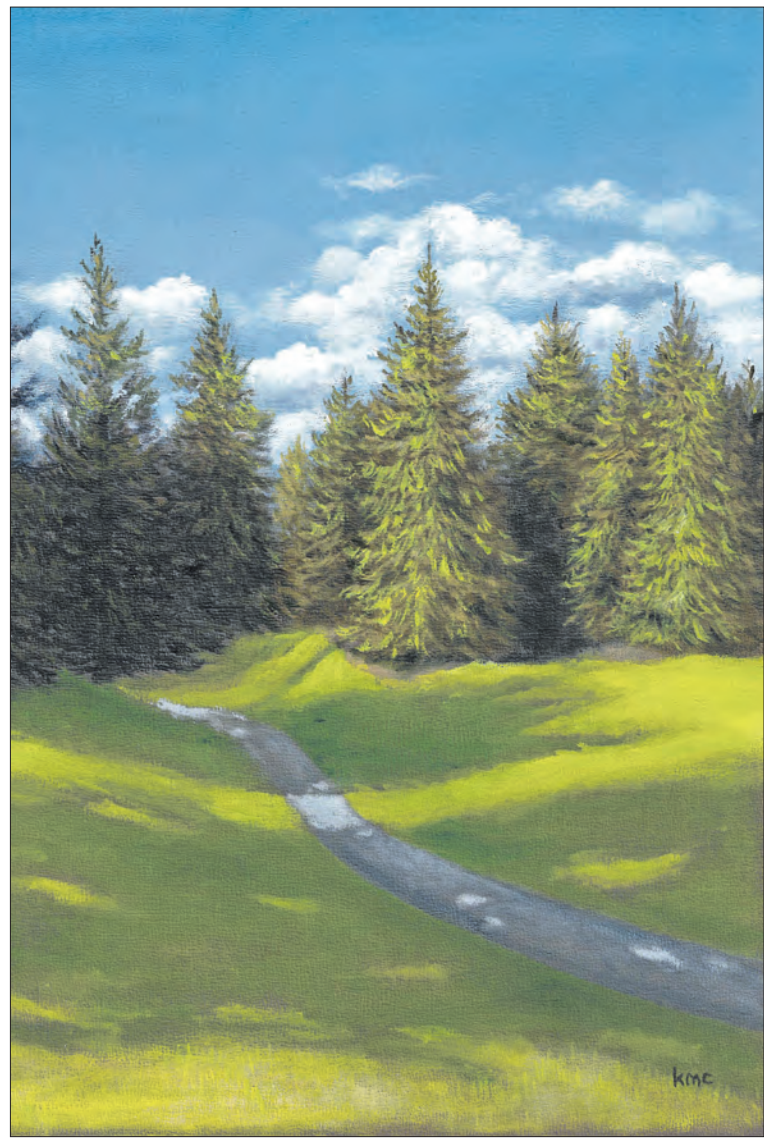
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Views of Sudden Valley at El Agave



Since moving here in 2017, my husband David and I have walked many miles throughout the community. In all that time, we have never tired of the beauty of this area no matter the weather or season.

As a realistic landscape oil painter, I'm never at a loss for subject matter here in my own backyard. I use an Old Master's technique beginning with a tinted canvas or board. Thin layers of color are slowly built up from dark to lighter colors.

To add more depth, I often use a glazing technique, which means

earthy colors thinned with a medium to make them transparent but still tinted.

I joined the Valley Arts Group, now the Art in the Barn Club, when I first moved to Sudden Valley. It has truly been a blessing and encouragement to me. The paintings in this exhibit are based on the photos taken by me and fellow member Vicki Tenpas.

-- Karen McCormick is featured artist for the Art in the Barn Club and a Sudden Valley resident. Her work will be on display at El Agave Restaurant from March 12-May 8.

By Karen McCormick
Member Submission

Sudden Valley is a hidden treasure here in Whatcom County.

Above: Pathway to Par (oil on board, 9" x 12"). At left: Valley Fairway, (oil on canvas, 8" x 16")

SVCA Board: Approves off-site mitigation area lot

Continued from 1

identified on the lot, which is unsuitable for building.

not present at the Feb. 13 meeting. The attending board members all voted to ratify the mitiga-

tion property transfer agreement of 25 Sudden Valley Drive.

board's Feb. 13 meeting:

No trees or visible issues were

Three board members were

tion property transfer agreement

In other news from the SVCA

- The board appointed Chad Avery to Sudden Valley's Long Range Planning Committee. The board also appointed Daniel Harris to the Safety Committee.

- The board approved a free community events policy, 2025.01.

The policy's intent, according to the board's agenda, states that any member wishing to propose offering a free community event should first complete a detailed facility rental application which can be emailed to office@suddenvalley.com or brought to the SVCA Welcome Center or the SVCA Community Center.

Community events "are organized activities that bring residents together for social, recreational or educational purposes," the agenda states. "They are opportunities to build relationships, enhance community awareness and create the kind of neighborhood people are proud to call home."

For SVCA to waive any associated rental fees, the event must be open to and inclusive of all residents, must be free, must be secular events, must not promote a business.

The approved policy also states that a cleaning/damage fee will be charged to the member's account "if the facility is not restored to the condition in which it was provided."

Policy 2025.01 is in the board's agenda packet.

The Sudden Valley Community Association's Board of Directors meets at 7 p.m. the second and fourth Thursdays of each month in Multipurpose Room A.

The board will meet on March 13 and again on March 27.

Agendas, minutes and recordings are available at suddenvalley.com.

-- Contact Bill Helm at bill@lyndentribune.com.

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Dance Barn (up to 300 people)

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- Large stage for presentations or performances.
- Kitchen space for food preparation & serving.

Multi-purpose Room A (up to 40 people)

- Tables and chairs provided.
- Direct room access to the outdoor playground for birthday parties.

For more information,
visit suddenvalley.com/rentals

FINANCIALS

Sudden Valley Community Association
Operations - By Department
December 1, 2024 to December 31, 2024
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	35,000	34,771	7,103	3,159	(16,483)	55,907	44,380	93,837
Accounting	2,185	952	45,257	(4,544)	3,388	5,129	(46,460)	1,537
Administration	214	99	88,183	(35,909)	21,463	(4,422)	(109,432)	(40,232)
Common Costs	6,789	3,531	-	-	34,172	(8,962)	(27,383)	(5,431)
Facilities	5,634	1,488	7,217	(1,270)	24,320	(9,753)	(25,903)	(9,535)
Maintenance	-	-	63,225	(15,710)	15,785	7,842	(79,010)	(7,868)
Subtotal	49,822	40,841	210,985	(54,274)	82,645	45,741	(243,808)	32,308
Golf	31,176	3,766	87,870	(9,848)	43,588	(19,472)	(100,282)	(25,554)
Marina	-	-	-	-	952	421	(952)	421
Rec/ Pools/ Parks	1,607	1,589	19,415	(2,519)	6,335	247	(24,143)	(683)
Subtotal	32,783	5,355	107,285	(12,367)	50,875	(18,804)	(125,377)	(25,816)
Subtotal Operations before Ops Dues	82,605	46,196	318,270	(66,641)	133,520	26,937	(369,185)	6,492
Ops Dues Earned	222,528	-	-	-	-	-	222,528	-
Curr Yr Bad Debts Activity	914	-	-	-	-	-	914	-
Net Ops Dues	223,442	12,158	-	-	-	-	223,442	12,158
Net Operations	306,047	58,354	318,270	(66,641)	133,520	26,937	(145,743)	18,650
Net BOD Approved UDR Activity for Operations	-	-	-	-	-	-	-	-
Firewise	-	-	-	-	-	-	-	-
Hazardous Tree Removal	-	-	-	-	633	-	(633)	-
GM Recruiting Search	-	-	-	-	6,803	-	(6,803)	-
Legal Expenses - Past Due Account Collections	-	-	-	-	-	-	-	-
Net Operations with Board Approved UDR	306,047	58,354	318,270	(66,641)	140,956	26,937	(153,179)	18,650
Other Operating Activity	-	-	-	-	-	-	-	-
UDR Activity	17,871	-	-	-	561	-	17,310	-
AR Accrual - Prior Year Reversal	-	-	-	-	-	-	-	-
AR Accrual - Current Year	53,456	-	-	-	-	-	53,456	-
Lease Income- Library Prepaid Recognized	667	-	-	-	-	-	667	-
Vacation Liability Accrual	-	-	-	-	(9,478)	-	9,478	-
Total Other Operating Activity	71,994	-	-	-	(8,917)	-	80,911	-
Grand Total Operations Activity	378,041	58,354	318,270	(66,641)	132,039	26,937	(72,268)	18,650

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

Sudden Valley Community Association
Balance Sheet
December 31, 2024 and December 31, 2023

	Unaudited** Dec 31, 2024	See Note** Dec 31, 2023	Inc / (Dec)
OPERATIONS			
Current Assets			
Operating Cash	\$ 857,147	\$ 678,244	\$ 178,903
Building Completion Deposit Fund	749,910	506,408	243,502
Member Receivables - Operations*	53,456	43,985	9,471
Other Receivables	16,109	16,560	(451)
Prepaid Expenses	84,726	70,215	14,511
Operating Lease ROU Assets	6,210	10,631	(4,421)
Inventory	5,824	5,659	166
Total Current Assets	1,773,382	1,331,702	441,681
Current Liabilities			
Accounts Payable	(143,316)	(226,676)	83,360
Accrued Vacation Liability	(76,335)	(64,195)	(12,140)
Accrued Payroll	(115,575)	(64,114)	(51,461)
Prepaid Assessments	(249,179)	(224,404)	(24,775)
Building Completion Deposits	(749,910)	(506,408)	(243,502)
Other Refundable Deposits	(9,956)	(5,896)	(4,060)
Operating Lease Liability	(6,210)	(10,631)	4,421
Prepaid Golf Memberships	(112,307)	(112,089)	(218)
Total Current Liabilities	(1,462,788)	(1,214,413)	(248,375)
Deferred Lease Revenue Liabilities			
Deferred Library Lease Revenue	(36,000)	-	(36,000)
Total Deferred Lease Revenue Liabilities	(36,000)	-	(36,000)
Operating Reserve Funds			
Emergency Operating Cash	363,815	362,252	1,563
Undesignated Reserves Cash	302,135	306,265	(4,130)
Total Operating Reserve Funds	665,950	668,517	(2,567)
Net Operating Assets	\$ 940,544	\$ 785,806	\$ 154,739
CAPITAL			
Capital Current Assets			
CRRRF (Capital Repair & Replacement) Cash Fund	3,072,349	3,627,018	(554,669)
Roads Reserve Cash Fund	1,893,511	2,034,275	(140,664)
Board Density Reduction Cash Fund	87,889	87,688	201
Mailbox Cash Fund	151,970	126,445	25,525
CRRRF Capital Reserve Holding Cash	219,618	222,019	(2,401)
Mitigation Assignment of Savings Cash	49,821	49,688	133
LWWSD Assignment of Savings Cash	14,939	101,840	(86,901)
Member Receivables - Capital**	13,625	16,112	(2,487)
Total Capital Current Assets	5,503,822	6,265,085	(761,263)
Capital Fixed Assets			
Fixed Assets	17,109,114	15,373,162	1,735,952
Finance ROU Assets	58,661	136,464	(77,803)
Lots Held for Sale	236,456	236,456	-
Total Capital Assets	17,404,231	15,746,082	1,658,149
Long Term Liabilities			
CRRRF Loan 2022	(1,553,342)	(1,799,425)	246,082
Finance Leases	(44,203)	(106,596)	62,393
Total Long Term Liabilities	(1,581,414)	(1,906,021)	324,607
NET ASSETS	\$ 22,267,183	\$ 20,890,952	\$ 1,376,231
MEMBER EQUITY			
Member Equity			
Current Year Net Income; Operations	284,466	463,239	(178,773)
Net Income: Rec Special Assmt	-	(180,468)	180,468
Transfers Out from Operations to Capital	(145,600)	(32,799)	(112,801)
Current Year Net Income: Capital**	1,095,115	1,471,336	(376,221)
Transfers Into Capital from Operations	145,600	32,799	112,801
Retained Earnings**	5,232,892	4,950,121	282,771
Capital**	15,654,710	14,186,724	1,467,986
TOTAL MEMBER EQUITY	\$ 22,267,183	\$ 20,890,952	\$ 1,376,231

* The Association's internal policy is to write off any member receivables that are 30 days past due as bad debts for internal interim financial statement purposes. As per SVCA policy, Management continues to pursue collection of these receivables via all avenues allowed by Washington State laws. In addition, the Association records and bills finance charges on receivables that are thirty days past due at 1% per month. At December 31, 2024, and December 31, 2023, the balances of receivables written off were \$699,426 and \$623,674, respectively.

** Beginning with the 2020 year end audited financial statements, Accounting Standards Codification (ASC) 606 requires issued audited financial statements to reclassify unspent capital dues revenue, including related capital transfer fee collections, as a contract liability balance (unearned revenue), which is then reversed out in future years when capital dues/capital transfer fee collections are actually expended on capital related expenditures. This particular accounting standard change is only incorporated into the issued audited financial statements and is not factored into SVCA's internal monthly statements as it would obscure the reality of monthly capital dues/capital transfer fee revenues collected for internal monthly presentation purposes. See SVCA's 2020 through 2023 audited financial statements (2023 represents the most recently issued audited statements), which fully incorporate ASC 606 and comply with Generally Accepted Accounting Principals (GAAP).

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FINANCIALS

**Sudden Valley Community Association
Reserve Cash Balance & Activity
12 Months Actual, 0 Months Projected**

UNAUDITED

Capital Reserve Funds

Operating Reserve Funds

	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 12/31/2023	3,627,018	2,034,275	222,019	87,688	126,445	151,528	\$ 6,248,973	362,252	306,265	\$ 668,517
Dues Received	1,339,755	1,384,878			24,938		2,749,570		111,018	111,018
Storm Water Mitigation Plan Fee		2,500					2,500			
Investment Income	26,262	17,767	949	201	586	155	45,919	1,563	1,327	2,890
Sale of Assets	1,368						1,368			
Board Approved Transfer- Marina Dock Replacement	105,600									
Board Approved Transfer- Other Transfers	40,000						40,000			
Mitigation Release		86,923				(86,923)				
2024 Expenditures	(2,067,653)	(1,632,732)	(3,350)				(3,703,734)		(116,475)	(116,475)
Net Available Cash at 12/31/2024	3,072,349	1,893,611	219,618	87,889	151,970	64,760	\$ 5,490,197	363,815	302,135	\$ 665,950
0 Month Outlook										
Outlook - 2024 Dues (95% collections)							\$ -			\$ -
Outlook - Prior Year Collections										
CRRRF Loan Payments for year 2024										
Obligated Expenses/Holdings	(1,005,545)	(158,651)	(219,618)			(64,760)	(1,448,574)		(27,040)	(27,040)
Net Usable Cash Balance 12/31/2024	2,066,804	1,734,960	-	87,889	151,970	-	\$ 4,041,623	363,815	275,095	\$ 638,910
Board Recommended Carryover Balance	(600,000)	(500,000)					\$ (1,100,000)			\$ -
Net Usable Cash 12/31/2024, After Recommendation	\$ 1,466,804	\$ 1,234,960	\$ -	\$ 87,889	\$ 151,970	\$ -	\$ 2,941,623	\$ 363,815	\$ 275,095	\$ 638,910
Net Current Year Cash Increase (Decrease)	(1,560,214)	(299,315)	(222,019)	201	25,525	(151,528)	\$ (2,207,350)	1,563	(31,170)	\$ (29,607)

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

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.

**Sudden Valley Community Association
Income Statement Summary**

UNAUDITED

	Current Month - December 2024			Year to Date - 12 Months Ending 12/31/2024			
	Operations & Operating Reserves	Operations Better / (Worse) Budget	Capital Reserves**	Operations & Operating Reserves	Operations Better / (Worse) Budget	Coll %	Capital Reserves**
REVENUE							
Current Year Dues & Assessments Income							
Dues & Assessments Income	222,528		230,678	2,672,588			2,770,734
Bad Debt Reserve	914		(2,015)	(54,791)			(40,781)
Net Current Year Assessment Income	223,442	12,158	228,663	2,617,797	82,395	97.9%	2,729,953
Bad Debt Recoveries - Prior Years			4,006				30,933
Golf Income	31,176	3,765		1,424,436	134,286		
Marina Income				240,977	47,257		
Rec Center & Pools Income	1,117	1,117		34,029	12,129		
Legal & Collections Income							
Other Income	8,495	3,751		145,198	56,748		
Rental Income - Other	490	472		13,549	5,549		
Area 2 Rental Income	2	2		20,401	(3,599)		
Lease Income	5,632	1,486		66,367	16,615		
New Home Construction Fees	35,000	35,000		263,150	188,150		2,500
Capital Gain (Loss) on Sale of Assets							1,368
Investment Income	693	602	3,180	9,022	7,922		45,919
Total Revenue	306,047	58,354	235,849	4,834,926	547,452		2,810,673
EXPENSES							
Salaries & Benefits	318,270	(66,641)		2,407,632	82,359		
Contracted & Professional Services	33,041	(3,770)		302,293	(119,493)		
CC&Ts/ Mandates	55,211	(4,797)		554,469	(97,769)		
Maintenance & Landscaping	27,506	(1,547)		417,533	22,644		
Utilities	28,327	(7,287)		214,865	(12,554)		
Administrative	34,842	(19,988)		200,696	(36,395)		
Regulatory Compliance	(61,661)	66,265	290,809	241,633	(62,218)		290,809
Insurance Premiums	16,254	(2,022)		189,935	(19,156)		
Other Expenses		83			1,000		
Depreciation Expense			108,710				1,354,397
Interest expense			5,637				67,865
Total Expenses	451,790	(39,704)	405,156	4,529,056	(241,582)		1,713,071
Net Income (Loss)	(145,743)	18,650	(169,307)	305,870	305,870		1,097,602
Net UDR Activity for Operations							
Firewise					(5,734)		
Hazardous Tree Removal					(55,000)		
GM Recruiting Search	(638)				(25,128)		
Legal Expenses - Past Due Account Collections	(6,803)				(10,016)		
Net Income (Loss) with Board Approved UDR	(153,179)	18,650	(169,307)	209,992	305,870		1,097,602
Other Activity							
Net Other UDR Activity*	17,310			73,142			
AR Accrual - Prior Year Reversal				(43,985)			(16,112)
AR Accrual - Current Year	53,456		13,625	53,456			13,625
Lease Income - Library Prepaid Recognized	667			4,000			
Vacation Liability Accrual	9,478			(12,139)			
Total Other Activity	80,911		13,625	74,474			(2,487)
Grand Total Activity	(72,268)	18,650	(155,682)	284,466	305,870		1,095,115

*Prior year recoveries for operations are deposited into the Undesignated Reserve Account (UDR).
**Refer to the last footnote on the Balance Sheet (prior page) for a discussion of Accounting Standards Codification (ASC) 606 and capital dues revenue collections.

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April 6: Book fair
Books by the Bay book fair will be from 11 a.m. until 4 p.m. April 6 at Village Books Fairhaven, 1200 11th St., Bellingham. Meet award-winning authors, explore their latest releases and celebrate the best books of the year. More at villagebooks.com.

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FINANCIALS

Sudden Valley Community Association
Operations - By Department
January 1, 2024 to December 31, 2024
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	326,156	248,406	7,103	84,389	551,230	(170,810)	(232,177)	161,985
Accounting	27,109	(14,391)	369,716	(6,651)	90,125	(14,024)	(432,732)	(35,066)
Administration	6,438	4,238	489,106	(23,315)	145,188	(28,583)	(627,856)	(47,660)
Common Costs	50,534	11,434	-	-	484,466	(118,951)	(433,932)	(107,517)
Facilities	86,769	13,017	50,302	3,851	156,258	45,192	(119,791)	62,060
Maintenance	-	-	413,376	(1,291)	99,328	41,909	(512,704)	40,618
Subtotal	497,006	262,704	1,329,603	56,983	1,526,595	(245,267)	(2,359,192)	74,420
Golf	1,424,436	134,286	818,914	30,351	445,684	(69,256)	159,838	95,381
Marina	248,110	50,390	-	-	14,384	3,386	233,726	53,776
Rec/ Pools/ Parks	47,577	17,677	259,115	(4,975)	134,761	(12,804)	(346,299)	(102)
Subtotal	1,720,123	202,353	1,078,029	25,376	594,829	(78,674)	47,265	149,055
Subtotal Operations before Ops Dues	2,217,129	465,057	2,407,632	82,359	2,121,424	(323,941)	(2,311,927)	223,475
Ops Dues Earned	2,672,588	-	-	-	-	-	2,672,588	-
Curr Yr Bad Debts Activity	(54,791)	-	-	-	-	-	(54,791)	-
Net Ops Dues	2,617,797	82,395	-	-	-	-	2,617,797	82,395
Net Operations	4,834,926	547,452	2,407,632	82,359	2,121,424	(323,941)	305,870	305,870
Net BOD Approved UDR Activity for Operations								
Firewise	-	-	-	-	5,734	-	(5,734)	-
Hazardous Tree Removal	-	-	-	-	55,000	-	(55,000)	-
GM Recruiting Search	-	-	-	-	25,128	-	(25,128)	-
Legal Expenses - Past Due Account Collections	-	-	-	-	10,016	-	(10,016)	-
Net Operations with Board Approved UDR	4,834,926	547,452	2,407,632	82,359	2,217,302	(323,941)	209,992	305,870
Other Operating Activity								
UDR Activity	93,588	-	-	-	20,446	-	73,142	-
AR Accrual - Prior Year Reversal	(43,985)	-	-	-	-	-	(43,985)	-
AR Accrual - Current Year	53,456	-	-	-	-	-	53,456	-
Lease Income- Library Prepaid Recognized	4,000	-	-	-	-	-	4,000	-
Vacation Liability Accrual	-	-	-	-	12,139	-	(12,139)	-
Total Other Operating Activity	107,059				32,585		74,474	
Grand Total Operations Activity	4,941,985	547,452	2,407,632	82,359	2,249,887	(323,941)	284,466	305,870

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

Majors: Learn about sustainable landscaping

Continued from 7

advice she'd give to other gardeners. She said that before the course she approached gardening with the mindset that a plant could be successful just about anywhere so long as you did the right things, but she's since realized that for any given condition (drought, shade, wet, etc.) there are numerous plants that will naturally thrive there - in some cases hundreds - so why not choose a plant that will be happy where you want to put it?

In other words, why not put the right plant in the right place?

She then said it's too easy to bring home a gorgeous plant only to realize that you actually don't have a place in your yard is, say, both sunny and moist, and that you really don't want to commit to watering that particular plant all summer.

Michele says that what she learned in the course helps her make smarter plant purchases.

You can learn more about sustainable landscaping and upcom-

ing Gardening Green courses at extension.wsu.edu.

-- Cheryl Lovato Niles is Water Resources Educator for WSU Whatcom County Extension

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South Whatcom Library needs your support

By Nancy Wyen
Member Submission

It's a new year. Please renew your Friends of the South Whatcom Library (FoSWL) membership. To provide financial support for beloved activities and events at the South Whatcom Library that serves Sudden Valley, Geneva and Glenhaven, we need members for the 2025 January-December year.

Membership dues for 2025 are \$10 for individual, \$25 for the household, \$50 for a business, and \$250 or more for sponsorship.

Additional donations beyond membership dues are welcome and appreciated.

Consider including a gift to FoSWL in your will. Whenever taking a Required Minimum Distribution (RMD), consider donating a portion to FoSWL, and that portion is not taxed.

The FoSWL fill a need in South Whatcom Library through volunteerism and funding events,



materials and furnishings which are not covered by funds from Whatcom County Library System (WCLS).

The FoSWL make it possible for the library to provide free member benefits such as:

- Creativity Kits for over 75 children each month
- Learn to Knit program for Tweens and Teens
- Additional adult programs such as Wild Fermented Breads and author talks
- Family Patron Appreciation Day Sweet Potluck
- Family Ice Cream Social
- Fall flower bulbs on Daffy Day
- WCLS Whatcom Grooves

- concert at Glenhaven Lakes Club
- Beverages at the monthly social hour
- Complimentary daily coffee and tea in the library
- Complimentary Dog treats in the library
- Fun Book Sales and Bake Sales

How to renew your membership or become a member

- Complete a Membership Form at South Whatcom Library - pay by cash, or by check to FoSWL.
- Pay online with PayPal, Venmo or credit/debit cards (if paying by credit/debit card, click on PayPal button first) at our website swlfriends.org (under the Membership drop down).

Please support our South Whatcom Library by joining FoSWL or renewing your FoSWL member dues today.

-- Nancy Wyen is a member of the Friends of the South Whatcom Library Board of Directors



To provide financial support for beloved activities and events at the South Whatcom Library that serves Sudden Valley, Geneva and Glenhaven, we need members for the 2025 January-December year. (Photo courtesy Nancy Wren)

Pet of the MONTH

Ashe

This month's pet of the month is Ashe, submitted by Rachel Flanders. Ashe loves dinner time and lounging on her bed in the afternoon. She is four years old, and when she isn't snacking, she is chasing bugs and rough housing with her sister. We lovingly call her "The Queen" because she rules the house. Ashe may be shy, but she certainly makes up for it with lots of snuggles.

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

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SVCA acronyms

<p>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 LWWS - Lake Whatcom Water &</p>	<p>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</p>
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NEW LISTING

512 14th St., Bellingham Incredible Islands and Bellingham Bay view home. This beautiful 1930 Craftsman, in a prime location on South Hill, has been extensively renovated retaining its charm for today's modern lifestyle. All three floors are carefully updated with all solid wood trim, hardwood floors. Cozy, sun-drenched living room w/gas fireplace & new double pane windows. New KitchenAid appliances, abundant storage & counter space in kitchen. 3 bdrm, 3.5 ba incl. new master bath. Private deck off living room. New siding w/all new cedar trim wraparound the doors and windows. New plumbing, new electrical and roof. 2-car garage and finished office/art studio in the fully fenced yard. **\$1,998,000**

BELLINGHAM

20 Sparrow Ct., Bellingham One level 3 bed, 2 ba home. Quartz countertops throughout, kitchen w/custom cabinets, stainless appliances, data wiring & plumbing fixtures throughout. Huge utility room w/extra cabinetry. Primary bdrm vault & bathroom w/tile shower & lg walk-in closet. Upgraded fireplace, high efficiency HP for heat/AC, wired for EV! Massive backyard w/covered porch. **\$619,000**

OWNER FINANCING

Fabulous 3 bedroom plus office/den home with luxurious finishes throughout. Large living room with fireplace and dining room and lovely side deck and front porch. Home has lots of natural light all day long, with gourmet kitchen and stainless-steel appliances. Stunning hardwood & slate flooring, with master suite with luxurious bath including double sinks, separate soaking tub and shower. All with a low maintenance yard, new roof, on demand water heater and level driveway! **\$649,000**

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. **\$357,500**

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