

February 2018



NORTHWOOD POINTE NEWS

www.nwpointe.org

Professionally Managed by Keystone Pacific Property Management, LLC - 16775 Von Karman, Ste. 100, Irvine, CA 92606

ANNUAL MEETING - CANDIDACY APPLICATIONS

There are two (2) seats up for the annual election for the Northwood Pointe Board in April, each for a two (2) year term. The members of the Board of Directors are the elected representatives of the Homeowners Association and are the only officers of the Corporation. The Board of Directors has the exclusive responsibility to supervise the property, sub-contractors, finances, CC&Rs, Rules and Regulations, and in general, make any decisions which may affect the Association and its members.

If you are interested, please complete and return the Application for Candidacy that was included in your January statement. If you do not have one, please contact tduhoux@keystonepacific and request that a copy be emailed to you.

PROPOSED RULES AND REGULATIONS FOR

NORTHWOOD POINTE — At the January 8th Board of Directors meeting, the Board approved to amend the Rules and Regulations for the Northwood Pointe pool. The proposed changes were sent out with the budget material in January. A decision on the proposed rule change will be made at the March 12, 2018 Board of Directors meeting. If you would like to view the proposed changes, please go to the nwpointe.org website to download the material or email tduhoux@keystonepacific.com and request that a copy be emailed to you.

JANUARY 08, 2018 BOARD MEETING HIGHLIGHTS

- November 13, 2017 General Session Meeting Minutes were approved
- October 31, 2017 and November 30, 2017 Financial Statements were accepted
- Merrill Lynch CD's were invested
- Three Phase Electric proposal was approved
- Aquapure proposal was approved proposal was approved.
- Proposed Rules and Regulations were approved to be sent out for a 30 day comment period
- Ratification of the Executive Committee Decisions
- Next Meeting: March 12, 2018

President: Jan Northcutt
Vice-President: Bob King
Secretary: Dave Petka
Treasurer: Lata Jobanputra
Member-at-Large: Melody Alvarado

NEXT BOARD MEETING:

Monday, March 12, 2018

6:00 P.M.

Keystone Pacific Property Management, LLC
16775 Von Karman, Suite 100
Irvine, CA 92606

The final agenda will be posted at the Meadowood pool bulletin board. You may also obtain a copy of the agenda by contacting Management at 949-838-3248.

IMPORTANT NUMBERS:

ASSOCIATION MANAGER:

Teresa Duhoux
Phone: 949-838-3248
tduhoux@keystonepacific.com
Emergency After Hours: 949-833-2600
Fax: 949-833-0919

COMMON AREA ISSUES:

Nathalie Cantuna
Phone: 949-838-3261
ncantuna@keystonepacific.com

BILLING QUESTIONS/ ADDRESS CHANGES/ WEBSITE LOGIN:

Phone: 949-833-2600
customercare@keystonepacific.com

ARCHITECTURAL SUBMITTALS:

architectural@keystonepacific.com

INSURANCE BROKER:

Armstrong/Robitalle/Riegle
830 Roosevelt, Suite 200
Irvine, CA 92620
(949) 487-6131

POOL KEYS: \$50.00 check payable to Northwood Pointe Maintenance Association. Please call Nathalie @ 949-838-3261.

February 2018 REMINDERS

Keystone Pacific Closed in Observance of President's Day - Monday, February 19th



For after-hours association maintenance issues, please call 949-833-2600 to be connected with the emergency service line. Please call 9-1-1 for life-threatening emergencies.

Monday, March 12, 2018— Board Meeting @ 6:00 P.M.
Location: Keystone Pacific Property Management, LLC
16775 Von Karman, Suite 100
Irvine, CA 92606



SIGN UP FOR COMMUNITY E-NEWS

Sign up to receive news and updates pertaining to our community association via email. To sign up, please register from the "Account Notifications" page once you have logged into The KPPM Connection at www.kppmconnection.com.

SIGN UP FOR THE ACH PROGRAM

Save time and money and never miss a payment again! Sign up to have your assessment payments automatically debited from your checking or savings account. Please call Customer Care at 949-833-2600 or send an e-mail to customer care@keystonepacific.com to request an ACH application.

NORTHWOOD POINTE FLASH SWIM TEAM UPCOMING SEASON 2018 - LOOKING FOR SWIMMERS

Families interested in joining the Northwood Pointe Flash Swim Team this summer should contact the team's Registrar, Peggy Bui Odom at: NWPFlashRegistrar@gmail.com no later than March 1, 2018 to be included in the lottery. Please include the following information: (1) children's names, genders, and ages as of June 1, 2018; (2) your home address, and (3) the number of years at that address as of March 1, 2018. Most importantly, please include an e-mail address and phone number where you can be contacted. Swimmers entered in the lottery MUST BE residents of Northwood Pointe and MUST be able to swim the length of the pool (25 yards) unaided. The lottery will be held in the middle of March.

COMMITTEE VOLUNTEERS WANTED

Northwood Pointe Maintenance Association is looking for homeowners who are passionate about forming a committee to benefit other Northwood Pointe homeowners. If you are interested in being involved with social events or forming a new committee, please email your property manager, Teresa Duhoux at tduhoux@keystonepacific.com.

SUB-ASSOCIATION GATE CODE CHANGES

As we enter the first quarter of the new year, a lot of our sub-associations have/will be changing gate codes. As a reminder, if you live in one of our sub-associations with gates, please be selective when giving out your gate code. Also, at the request of your neighbors, we ask that you do not use our various sub-associations as shortcuts to Canyon View Elementary, Sierra Vista Middle or Northwood High schools.

ARCHITECTURAL GUIDELINES FOR NORTHWOOD POINTE

If you are considering to complete exterior improvements to your home, please keep in mind that you must submit for architectural approval prior to commencing work. The review process allows 30 days for review of your submittal from the time of receipt of a completed application. Incomplete applications will be sent back for re-submittal and will not be considered. Due to the volume of submittals, Management cannot expedite the review of any applications; applications will be processed in the order in which the applications are received. If you would like to view the guidelines and application, please visit the Association's website at: www.nwpointe.org to download the material or email tduhoux@keystonepacific.com to request a copy.

LOCAL RESIDENT OWNED BUSINESSES

Are you a Northwood Pointe resident who owns your own business looking to get word out to your neighbors? Have you considered placing an add in our newsletter? The nominal ad fees are as follows:

\$10.00 business card-sized ad

\$20.00 quarter page ad

\$40.00 half page ad

\$80.00 full page ad

Additionally, if you purchase a full twelve months worth of ad space in advance, you only pay for 10 months and get two months free (i.e. \$100.00 vs. \$120.00 for a business card-sized ad). The newsletter ads are a courtesy available only to Northwood Pointe residents. Our monthly newsletter is distributed to all our 1,930 residences. Offsite owners also receive the newsletters. If you are submitting a new ad, the non-refundable fee must be paid in advance. Please make your check payable to Northwood Pointe Maintenance Association. All ads must be submitted via e-mail in a .jpeg, .gif or word file to Teresa at tduhoux@keystonepacific.com. Ad space is based on available space.

The Northwood Pointe Maintenance Association assumes no liability for and does not endorse the advertised services, goods, or events.

PLACE YOUR AD HERE

Kaylyn Zhu/朱俁依, 在您身旁的房产经纪
帮您租房! 买房! 卖房!

电话 / Cell: **949-838-7451**

微信/wechat: **656801217**

加我微信, 创建

北木家庭微信组

Northwood Family Group Chat

I live right here in Northwood

Buy? Sell? Lease?

I pick up phone right away and I am only 5 minutes away!

International Home Realty

16485 Laguna Canyon Rd ste160

Irvine, CA, 92618

Bre#:01971500

