

September 2019

NORTHWOOD POINTE NEWS

www.nwpointe.org

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

CONCERTS IN THE PARK

The Concerts in the Park series were held on July 20th and August 17th at the Meadowood Park lawn area. The two concerts; LA Vation and Dog N' Butterfly were a tremendous success and those who attended, had a great time.



A big "thank you" to social committee members **Susan Dickerson** and **Melody Alvarado**, for coordinating the event this year!

NO SCHOOL PARKING AT THE MEADOWOOD POOL LOT



Now that the 2019/2020 school year has resumed, please be advised that school parking is **NOT PERMITTED** at the Meadowood Pool lot during **school hours**, Monday – Friday. Violators **will** be towed at the owner's expense.

CVC 22658

BOARD OF DIRECTORS:

President:	Lata Jobanputra
Vice President:	Dave Petka
Treasurer:	Melody Alvarado
Secretary:	Mark Mortensen
Member at Large:	Bob King

NEXT BOARD MEETING:

Monday, September 9, 2019

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, CMCA, AMS, PCAM

Phone: 949-838-3248

tduhoux@keystonepacific.com

Emergency After Hours: 949-833-2600

Fax: 949-377-3309

COMMON AREA ISSUES:

Angelique Smith

Phone: 949-838-3246

asmith@keystonepacific.com

BILLING QUESTIONS/ ADDRESS CHANGES/ WEBSITE LOGIN:

Phone: 949-833-2600

customercare@keystonepacific.com

ARCHITECTURAL SUBMITTALS:

architectural@keystonepacific.com

INSURANCE BROKER:

Armstrong/Robitaille/Riegle

830 Roosevelt, Suite 200

Irvine, CA 92620

(949) 487-6131

POOL KEYS: \$50.00 check payable to Northwood Pointe Maintenance Association. Please call Angelique@ 949-838-3246 or email: asmith@keystonepacific.com

September 2019 REMINDERS

Keystone Pacific Closed in Observance of Labor Day - Monday, September 2nd

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, September 9, 2019 - Board Meeting @ 6:00 PM
 Location: Keystone Pacific Property Management, LLC
 16775 Von Karman, Suite 100
 Irvine, CA 92606

JULY 29, 2019 BOARD MEETING HIGHLIGHTS

- May 13, 2019 General Session Meeting minutes were approved
- April 30, 2019 and May 31, 2019 and June 30, 2019 Financial Statements were accepted
- Villa Park Proposal – Tree Removals were approved
- Sim’s Tree Health Specialists proposals were approved
- 2020/2021 Reserve Study Proposal was approved
- Brooker Proposal was approved – Pergola Beam Replacement
- Delinquency Report - Liens Placed
- Outdoor Dimension Sign Replacement was approved
- Next Meeting Date – September 9, 2019

HOMEOWNERS ARE RESPONSIBLE FOR THEIR TENANTS

Owners, if you are renting out your property, please ensure that your tenants have a copy of the Master and Sub-Association *Rules and Regulations* and adhere to them. As the homeowner, you are ultimately responsible for their actions. If you do not have a copy of the Rules and Regulations, please contact Keystone Pacific Property Management, LLC and one can be provided to you. You may also want to provide them with a copy of the monthly newsletter.



COMMUNITY UPDATES

- **Pool Wi-Fi** – If you experience any difficulties accessing the Wi-Fi while you are at the pool area, please call Cox’s 24 hour Customer Service line at 1-877-897-2159 for assistance.
- **Architectural Modifications** – If you are considering to take advantage of the warm weather to complete exterior improvements, please be sure to keep in mind that you must submit for architectural approval prior to commencing work. Late summer tends to be primetime for doing work and for submittals. 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.
- **Maintenance Requests** – As a reminder, although we are happy to help facilitate any maintenance requests with the City or your respective sub-association, the Northwood Pointe Master Association does not maintain Meadowood Park, Citrus Glen Park, or any landscaped areas at the entrances to the individual neighborhoods or inside of the individual neighborhoods.

LIFEGUARD SCHEDULE WITH SAFE SWIM**

SEPTEMBER	1, 2 (Labor Day), 3-6*, 7, 8, 9-13*, 14, 15, 16-20*, 21, 22, 23-27*, 28, 29
OCTOBER	1-4* 5, 6, 7-11*, 12, 13, 14-18*, 19, 20, 21-25*, 26, 27

* Lifeguard hours 3:00 p.m. – 7:00 p.m. during the week.

Lifeguard hours are from 11:00 A.M. to 7:00 P.M. on the dates indicated above through September and from 10:00 A.M. to 6:00 P.M. on the dates indicated above for October, unless indicated otherwise.**

Your help is needed to make sure all pool rules are followed.

All persons younger than 14 years old must be accompanied and supervised by an individual 18 years