



Northwood Pointe

www.nwpointe.org

NORTHWOOD POINTE PRESENTS

CONCERTS IN THE PARK

Please mark your calendars to attend Northwood Pointe's Concerts in the Park series, where two great bands are scheduled to perform at the Meadowood Park on July 17th and August 28th from 6:00 P.M.—8:00 P.M.

TIJUANA DOGS—SATURDAY, JULY 17TH

QUEEN NATION— SATURDAY, AUGUST 28h

Bring your beach chairs, blankets and snacks, and come out and join your Northwood Pointe neighbors for music under the stars!

CANYON VIEW ELEMENTARY—6TH GRADE PROMOTION AND LUAU

On Friday, June 4th, Canyon View Elementary held a "Luau Party", at the Northwood Pointe Pool, celebrating the promotion of the 6th graders. A fun time was had by all!! Thank you to all the committee members and volunteers who made the event such a great success.



BOARD OF DIRECTORS:

President: Bob King
Vice-President: Lata Jobanputra
Treasurer: Jayant Limaye
Secretary: Dave Petka
Member-at-Large: Anjali Kashalkar

NEXT BOARD MEETING:

Monday, July 12th at 6pm
Location: Via Zoom

The final agenda will be posted at the Meadowood pool bulletin board or on the pool gates. 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
Emergency After Hours:
(949) 833.2600
Fax: (949) 377.3309

COMMON AREA ISSUES:

Bryanna Chrisp
Phone: (949) 570-1305
bchrisp@keystonepacific.com

BILLING QUESTIONS/ ADDRESS CHANGES/ WEBSITE LOGIN:

Phone: (949) 833.2600
customer@keystonepacific.com

ARCHITECTURAL DESK:

Phone: (949) 838.3239
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 Bryanna @ 949-570-1305 or email:

Managed by Keystone
16775 Von Karman Ave., Suite 100
Irvine, CA 92606

July 2021 REMINDERS

Keystone is Closed for Independence Day (observed) - Monday, July 5th

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.

ASSOCIATION INFORMATION FOR TENANTS

With more tenants residing in the community, please remember that it is an Owner responsibility to acquaint their tenants and guests with the CC&R's and Rules and Regulations of the Association. Please feel free to provide any tenant residents with Management's contact information, so they may receive any necessary assistance.

SIGN UP FOR THE ACH PROGRAM

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

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.

HOMEWISEDOCS.COM

Keystone utilizes HomeWiseDocs.com, the next generation in document and data delivery for resale packages, resale demands, lender questionnaires and association documents.

HomeWiseDocs.com provides reliable, around-the-clock online access to all governing documents and critical project data for lenders, closing agents, real estate professionals, and homeowners from Keystone Pacific's managed communities. Please see below for login information:

Online Chat at www.homewisedocs.com Help Desk: 866.925.5004

e-mail: info@homewisedocs.com

Log on to www.homewisedocs.com and select the Sign Up link to register. The many system enhancements geared toward an improved user experience include: Order by address or association name, Email and SMS text completion notices for users AND Track orders online with confirmation.

ARCHITECTURAL GUIDELINES FOR NORTHWOOD POINTE

If you are considering to conduct exterior improvements to your home, please keep in mind that you must submit an architectural application for approval prior to commencing work. The review process allows 30 days for review of your submittal beginning from the time the completed application is received. 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.

POOL RULES

Effective April 1, 2018



Hours

Sunday - Thursday 6:00 A.M. to 10:00 P.M.
Friday & Saturday 6:00 A.M. to 10:30 P.M.

Reservations

Individual homeowners may not reserve pool facilities for exclusive use.

Pool Manager

Any problems should be reported immediately to Keystone Pacific Property Management, LLC, at (949) 833-2600.

General Rules

1. Persons under the age of 14 may not use the pool unless accompanied and supervised by a person 18 years or older. Use the pool at your own risk. The Association assumes no responsibility for any accident or injury in connection with such use or for any loss or damage to personal property.
2. Pool Furniture may not be removed from the pool area for any reason at any time, including for use at the park.
3. Guests may make use of the swimming pool/wading pool only when accompanied by the resident host.
4. For health reasons, persons with bladder control or incontinence issues are required to wear leak-proof swimming attire in the pool (including "swim diapers" for diaper-age persons).
5. Persons with contagious maladies or persons with open sores will not be permitted to use the swimming pool/wading pool.
6. For shoulder length hair or longer, it is recommended that hair be tied back, braided or a cap worn (hair clogs the drains).
7. No running or "horse play" on the pool deck.
8. No "horse play" in the swimming pool/wading pool.
9. No ball/Frisbee or object throwing.
10. No water guns allowed in pool or pool area.
11. No gum in the pool area.
12. No skateboards, bicycles/tricycles/skates/roller blades inside the fenced area.
13. No glass bottles or other glass containers/objects inside the fenced area.
14. No pets inside the fenced area.
15. No unduly loud or disturbing noise inside the fenced area.
16. No radios/playback sound devices without headsets inside the fenced area.
17. No diving from benches, tables or other facility structures inside the fenced area.
18. No rafts, inflatable objects, or diving rings during busy periods. The lifeguard determines busy periods. Lifejackets are always allowed.
19. No "boogie boards", body boards or surf boards.
20. Smoking is prohibited.
21. Alcoholic beverages are prohibited.
22. Food and drink is prohibited in the pool and wader.
22. No pool furniture in the pool.
23. Anyone urinating or defecating in the pool is subject to immediate removal from the pool and pool area and the imposition of appropriate penalties, which may include charging residents with all costs associated with the draining and cleaning of pool. Residents are also subject to fines for such actions by themselves or their guests.
24. Swim instruction is for the Northwood Pointe residents only.

POOL RULES CONTINUED

25. Two (2) designated lanes are provided for lap swimming only and not for lounging or playing. Lane lines are not to be hung on.
26. Barbecues and picnic benches are available on a first come first serve basis at all times and may not be reserved.
27. Any damage to equipment or furnishings must be reported promptly. Members responsible for the damage will be required to reimburse the association for losses related to the damage.
28. The "buddy system" is recommended to be used by all swimmers at all times. For safety reasons, no one should swim alone.
29. For safety reasons, all gates must remain closed and locked at all times.
30. Each household may bring up to 15 guests. Any party seen with guests over the 15 person limit allowed will be requested to leave the pool area. Residents may call Nordic Security to take action at (714) 751-0347.
31. Any resident or resident's guest who jumps over the fence to gain entry to the recreational facility will be required to leave the facility for the day. If this conduct occurs a second time, the person will be asked to leave the facility for the day and a letter will be sent to the homeowner. Non-resident violators will be reported to the police as trespassers.
32. Violation of these rules may result in disciplinary action, including without limitation the suspension of pool privileges and fines.

COMMUNITY REMINDERS

NORTHWOOD POINTE POOL

Please do your part to help keep the Meadowood Pool in tip-top shape this summer season. When using the pool facilities, we ask that you treat the pool area, furniture and restrooms like you do your own homes. We thank you for your anticipated cooperation.

LARGE UMBRELLA USAGE

The large shade umbrellas at the pool area only may be raised with a key and are purposely left closed if foul weather conditions (e.g. winds or rain) are anticipated to avoid costly damage to the canvases at the discretion of the janitorial service and the lifeguards on duty. Please do not attempt to force the umbrellas open as this will cost the Association to have them repaired.

BARBECUE AREA

BBQ grills and picnic table areas may not be reserved and are for use on a first-come, first-served basis. Please keep this in mind and exercise courtesy in using the BBQs by cleaning the grills after use, and being mindful not to monopolize the grills so that others waiting may also use the BBQs. Also, do not set up at the picnic tables all day so that these can be available for others to use them, as needed.

POOL AREA 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.

SWIM LESSONS CONDUCTED AT THE NORTHWOOD POINTE POOL

Please be advised that swim lessons conducted at the Northwood Pointe pool must be for **residents** only and may use no more than two (2) lanes to allow lap swimmers to swim. If lane lines are being used by swimmers, please conduct lessons in the main body of the pool. If you have any questions, please contact Teresa at tduhoux@keystonepacific.com or (949) 838-3248.



Northwood Pointe Maintenance Association

July 2021 Flash Swim Team Schedule

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
				1 Flash Swim Team Practice 3:30-7pm	2 Flash Swim Team Practice 3:30-7pm	3
4	5	6	7	8	9	10
		Flash Swim Team Practice 3:30-7pm	Flash Swim Team Practice 3:30-7pm	Flash Swim Team Practice 3:30-7pm	Flash Swim Team Practice 3:30-7pm	Meet 3
11	12	13	14	15	16	17
	Monday Flash Swim Team Stroke Clinic Practice 4:30pm- 6:30pm	Flash Swim Team Practice 3:30-7pm	Flash Swim Team Practice 3:30-7pm	Flash Swim Team Practice 3:30-7pm	Flash Swim Team Practice 3:30-7pm	Meet 4
18	19	20	21	22	23	24
		Flash Swim Team Practice 3:30-7pm	Flash Swim Team Practice 3:30-7pm	Flash Swim Team Practice 3:30-7pm	Flash Swim Team Practice 3:30-7pm	TBD
25	26	27	28	29	30	31
	Monday Flash Swim Team Stroke Clinic Practice 4:30pm- 6:30pm	Flash Swim Team Practice 3:30-7pm	Flash Swim Team Practice 3:30-7pm	Flash Swim Team Practice 3:30-7pm	Flash Swim Team Practice 3:30-7pm	Meet 5

LIFEGUARD SCHEDULE PREMIER AQUATICS

Month	Dates	Shift
June	1st- 30th	11:00am- 7:00pm
Month	Dates	Shift
July	1st- 31st	11:00am- 7:00pm
Month	Dates	Shift
August	1st- 31st	11:00am- 7:00pm