

April 2019

Trailwood

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

2019 ANNUAL MEETING & ELECTION

The Annual Meeting and Election for the Board of Directors will be held in April 2019. At the same time, you will be asked to cast your vote on the IRS Revenue Ruling 70-604. Your voting materials were mailed to you at the end of February. Please complete and return your ballot at your earliest convenience. Thank you!



SWIM SEASON IS HERE!

The pool heat has now been turned on for the start of swim season. Please be courteous to your neighbors when using the pool and remember the following:

- Persons under the age of 14 may not use the pool unless accompanied and supervised by an adult.
- Guests may make use of the swimming pool/wading pool only when accompanied by the resident host.
- Smoking and glass containers are prohibited in the pool or park area.
- For safety reasons, all gates must remain closed and locked at all times.
- Always clean up any mess and dispose of any trash before leaving the pool area.

HOME AND YARD MAINTENANCE

Spring time is a great time to review your home for necessary maintenance! Please take a moment to take a look at the appearance of your home from the street to identify any maintenance issues. Common issues identified by Management include: paint that is peeling or cracking in need of touch-up, stains/dirt spots on the face of the home that need to be washed, failing or dying plant material and lawns in the front yard, weeds growing in planter beds. Please take a look at your home and address any maintenance concerns as quickly as possible.

SAVE TIME BY REGISTERING ANTICIPATED GUESTS & VENDORS

You may add guests online via the Nordic Security Website at www.nordicsec.com. You will need to use your Nordic ID and password to complete your request. You may also call in your guests to the Gate Attendant so they can be let into the community. If you need assistance logging in, please contact the Creekglen Gate at 714-573-9879.

BOARD OF DIRECTORS

President: Bob King
Vice President: Gary Abraham
Treasurer: Darren Inouye
Secretary: Maajed Abahusayn

NEXT BOARD MEETING

May 22, 2019

Homeowner Forum @ 6:30 P.M.
Keystone Pacific Property
Management, LLC
16775 Von Karman Ave., Suite 100
Irvine, California 92606

The final agenda will be posted on the bulletin boards at the community entrances and available on the Association's website at least 4 days in advance of the meeting.

Please note: If you wish to address the Board at the meeting, please contact Michael Gonzalez at (949) 838-3214 ten days prior to the meeting to have your name and item of discussion placed on the agenda.

CONTACT INFORMATION

COMMUNITY MANAGER:

Michael Gonzalez, CMCA
Main Line: (949) 833-2600
Direct Line: (949) 838-3214
Fax: (949) 377-3309
Email: mgonzalez@keystonepacific.com

COMMON AREA ISSUES:

Mike Gomez
Phone: 949-838-3201
Email: mgomez@keystonepacific.com

PARK RESERVATIONS:

Mike Gomez
Phone: 949-838-3201
Email: mgomez@keystonepacific.com

Keystone Pacific Property Management, LLC

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.*

April 2019 REMINDERS

- 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.

TRAILWOOD PARK RESERVATIONS

If you are planning a party at Trailwood Park and would like to reserve the covered picnic tables and one barbeque grill, please download and print the reservation form from the community website at www.trailwood.org and/or contact Mike Gomez at (949) 838-3201 or mgomez@keystonepacific.com to obtain the form and to inquire about the reservation schedule.

When using the barbeques, please remember the following:

- Promptly clean up after yourself and leave the BBQ area so that the next resident may also enjoy the use of clean facilities.
- Please wipe the counter to remove any oil or spills.
- Clean the grill with the grill brush.

VISIT www.Trailwood.org!

Log onto the community website to:



- Submit maintenance requests and address changes
- Get the latest community news and updates
- Obtain minutes, newsletters, policies, forms
- Register to receive E-Notifications and E-Statements
- Access your account online
- Pay your HOA bill online

Should you have a problem logging onto the community website, please call Customer Care at 949-833-2600.

RESIDENT AD SPACE

Trailwood Maintenance Association assumes no liability for and does not endorse the advertised services, goods, or events. For pricing and additional information on how to include your ad in future newsletter, please contact Management.

Tutoring and Babysitting in Northwood Pointe!

- | | |
|-----------|-----------|
| ✓ English | ✓ SAT/ACT |
| ✓ History | ✓ Biology |
| ✓ Math | ✓ Reading |

College Grad taking a gap year before medical school with 6+ years of tutoring and babysitting experience
Please contact me at zoeburger7@gmail.com or (714)615-4147 with any questions.

TRASH PICK-UP DAY: Monday

Please store your trash cans out of view of the street by Monday evening.

STREET SWEEPING:

1st Thursday Every Month

Please do not park on the streets between the hours of 8 A.M. to 4 P.M.

INFORMATION

TRAILWOOD PARK

RESERVATIONS:

Complete the reservation form and please call 949-838-3201

BILLING QUESTIONS / SIGN UP FOR ACH PROGRAM:

Please contact Customer Care at 949-833-2600 or

customercare@keystonepacific.com

ASSOCIATION WEBSITE:

www.trailwood.org

NORTHWOOD POINTE MASTER ASSOCIATION INFO:

www.nwpointe.org

APPROVED COLOR SCHEME INFORMATION:

Please check the Association's website at www.trailwood.org or visit the Canyonwood Guard House.

CANYONWOOD GATEHOUSE:

714-832-0586; Fax 714-832-1551

CREEKGLEN GATEHOUSE:

714-573-9879; Fax 714-573-8620

NORDIC ONLINE ACCESS:

You may add guests and vendors online via the Nordic Security Website at www.nordicsec.com. You will need to use your Nordic ID and password to complete your request.

KEY FOBS/TRANSPONDERS:

The forms may be found on the community website. Please contact Isaac Garcia at 714-573-9879 to purchase additional Transponders and/or Fobs.

VANDALISM/ NOISE COMPLAINTS:

Please report it immediately to Nordic Security at 714-832-0586. Please also call Irvine PD at the number listed below.

IRVINE POLICE DEPARTMENT:

Non Emergency Line: 949-724-7200

ANIMAL CONTROL: 949-724-7092

STREET LIGHTS OUT: www.sce.com