

March 2017

# Trailwood

[WWW.FACEBOOK.COM/TRAILWOOD](http://WWW.FACEBOOK.COM/TRAILWOOD)

[WWW.TRAILWOOD.ORG](http://WWW.TRAILWOOD.ORG)

[WWW.TWITTER.COM/TRAILWOODASSOC](http://WWW.TWITTER.COM/TRAILWOODASSOC)

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

## RESPONSIBLE PET OWNER TIPS

Please ensure that all pets are kept on a leash at all times. This is a community rule and City ordinance. Also, whether your pet has to go in the Association common areas or in the neighbors yard, please be sure to clean up after your pet immediately and dilute urine with water to help keep turf areas looking nice.

*Don't forget to move your  
clocks ahead one hour on  
March 12th!*



## SPRING IS COMING!

With the spring season approaching, we anticipate increased usage of the community pool and park areas.

The pool heat will be turned on one week prior to Spring Break. Please be sure to review and follow the Pool Rules. For your convenience, a copy of the rules are posted at the bulletin board in the pool area. To obtain a copy for your personal records, please contact Management at (949) 833-2600. If you are in need of a pool key for this coming swim season, please see Peri of Nordic Security at the Creekglen Gate to purchase additional or replacement key fobs for the pool on Trailwood. Should you need a key for the Northwood Pointe Master Association pool located on Meadowood, please call (949) 833-2600 to speak with a representative from Northwood Pointe.

Individual homeowners may reserve one grill, located in at Trailwood Park (not in the pool area) and the covered gazebo area. For reservations and availability, please contact Katin Horan at Keystone Pacific Property Management, LLC. at (949) 838-3201. There is a refundable deposit required per the reservation agreement.

## BOARD OF DIRECTORS

President: David Northcutt  
Vice President: Maajed Abahusayn  
Treasurer: T. Eric Wang  
Secretary: Bob King

## NEXT BOARD MEETING

**Tuesday, March 21 2017**

Homeowner Forum @ 6:00 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) 833-0919

Email: [mgonzalez@keystonepacific.com](mailto:mgonzalez@keystonepacific.com)

### COMMON AREA ISSUES:

Katin Horan

Phone: 949-838-3201

Email: [khoran@keystonepacific.com](mailto:khoran@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.

## March 2017 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.

### JANUARY 17, 2017 BOARD MEETING HIGHLIGHTS

The following is a brief recap of some of the decisions that were reached by the Board of Directors at the meeting:

- The General and Executive Session board meeting minutes from November 14, 2016 were reviewed and approved.
- The Board reviewed options for the investment of Association funds and appropriate action was taken.
- The Board reviewed survey feedback and approved the installation of a stop sign at Brentwood/Laurelwood to enhance the control of traffic and improve safety for residents and drivers at this intersection.
- The Board approved a proposal to convert the lights in the guard houses to LED lights.

### SPRING CLEANING

As you are cleaning up in anticipation of spring, tidying up the garage or refreshing the landscaping, please remember that trash must be stored out of view of the street until the evening before pickup. Waste Management will not pick up large items (furniture, etc.) unless you call ahead for a bulk item pickup. For more information please contact Waste Management at (949) 642-1191.

#### VISIT [www.Trailwood.org](http://www.Trailwood.org)!

Log onto the community website to:

- Obtain information on submitting for approval for exterior changes
- 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.

#### 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 [customercare@keystonepacific.com](mailto:customercare@keystonepacific.com) to request an ACH application.

#### REMINDERS

##### 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. Citations will be issued to vehicles on the street and violation notices will be issued by the Association.

#### 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](mailto:customercare@keystonepacific.com)

##### ASSOCIATION WEBSITE:

[www.trailwood.org](http://www.trailwood.org)

##### NORTHWOOD POINTE MASTER ASSOCIATION INFO:

[www.nwpointe.org](http://www.nwpointe.org)

##### APPROVED COLOR SCHEME INFORMATION:

Please check the Association's website at [www.trailwood.org](http://www.trailwood.org)

##### 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](http://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 Peri Kennedy at 714-573-9879 to purchase additional Transponders and/or Fobs.

##### VANDALISM:

Please report it immediately to Nordic Security at 714-832-0586.

##### IRVINE POLICE DEPARTMENT:

Non Emergency Line: 949-724-7200

##### ANIMAL CONTROL: 949-724-7092