

The Woodbury Connection

Important Community Pools Update

Pool reservations will be not be required at any of the community pools this summer. Pool furniture has been placed back at the pool areas and we ask that residents do not move them. Residents are still welcome to bring their own chairs. Wipes are available at each pool area for residents to use on the pool furniture. No rafts, inflatable toys, boogie boards, diving rings, swim fins, scuba equipment, or other like toys are allowed. Please find a copy of the pool rules on the Woodbury website at www.woodburyhoa.org and they are hung in the bulletins at each of the pool areas.

No guests will be allowed, and groups are limited to 6 people, all of which must be in the same household and shown on your key card. Security, pool monitors, and/or Management will be doing key card checks. Please visit the Woodbury website at www.woodburyhoa.org for further information.

Board & Brush Painting

Date: June 26

We are excited to announce a virtual paint event hosted by Board & Brush for adults, in which you will be painting a wood sign! The paint kits are limited to 2 per household and would even be a fun gift for someone! Each kit will include: wood stained, stencil for the project, paint brushes, color paints, containers for mixing, mixing color instruction sheet, and sandpaper for distressing. There will be a directional video that will be emailed to everyone before the date. *Residents will need to pick up their kits at the Woodbury office on Thursday, June 24th from 1:00 p.m. to 5:00 p.m.* There are a limited number of spots available.

Due to complaints about the RSVP process for the summer kick off, we will now require residents to RSVP by signing up at the Woodbury office starting on Saturday, June 5th at 10:00 a.m.



Cookie Decorating for kids

Date: June 12

Join in on the fun on June 12th for an exciting cookie decorating class! The kits are limited to one kit per family, enough for two kids to decorate, and each kit consists of 6 cookies (3 shapes, 2 of each shape), 3 individual royal icing bags and sprinkles. A link to the video to follow will be included in the kits. There will also be an ingredient label with each kit. *Residents will need to pick up their kits at the Woodbury office on Friday, June 11th from 9:00 a.m. to 5:00 p.m.* This event will reach max capacity and there are a very limited number of spots available. The class will be a pre-recorded video, that you will be able to pause the video as you decorate the cookies.

RSVP beginning May 26th at 11:00 a.m. by emailing kstephenson@keystonepacific.com with your name, Woodbury address, and key card number. Emails submitted before 11 a.m. will not be accepted.

Charcuterie Board Workshop

Date: July 10 at 11 a.m.

We are excited to announce a brand new Charcuterie workshop for adults on July 10th at 11 a.m. hosted by Picnic Grazing Co.! Each kit will include all of the food you will need to put the charcuterie board together. The kits are limited to **1 per household**. This event will be live, and an email link for the class will be emailed to residents from Picnic Grazing Co. before the event. *Residents will need to pick up their kits at the Woodbury office on Friday, July 9th from 1:00 p.m. to 5:00 p.m.* Each kit will need to be stored in the fridge until the day of the event. This event will reach max capacity and there are a limited number of spots available!

Due to complaints about the RSVP process for the summer kick off, we will now require residents to RSVP by signing up at the Woodbury office starting on Saturday, June 12th at 10:00 a.m.



Community Reminders:

Facility Rentals

We have opened up the clubroom, courtyard, and park areas for reservations again. Please visit the Woodbury website at www.woodburyhoa.org for further information and for the rental contracts.

Email Notifications

Residents will need to sign up again to receive email notifications as we are switching to a new email system! Visit: <https://woodburyhoa.org/sign-up-for-enews/> to subscribe to email notifications.

Bring Your Pets to the Woodbury Office!

Our on-site office in Woodbury at 108 Lamplighter would love for you to bring your adorable dogs by for a treat! Blake and Roxy (picture on right) come by the office every day for their treats!



IF YOU RENT YOUR HOME – WHAT YOU NEED TO KNOW: You are responsible for your tenants! You automatically delegate the use of the recreational amenities to your tenants for the duration of your tenancy and your rights to use and enjoy the Master Association Property, and the recreational amenities are suspended. This means that you will not have access to use the pools and/or sport courts or to be able to reserve the clubhouse for an event or attend the Community events. (see Section 4 of the CC&R's)

- *You will need to provide your tenants with the Rules and Regulations & CC&R's.*
- *If they are violation any of the CC&R's or Rules and Regulations, you will receive a violation letter and your tenant will be mailed a copy. If the violation is escalated to a hearing, you will be asked to attend the hearing to discuss the issue with the Board of Directors.*

Each new tenant will need to get new key cards with their own family photo on them. They may not use key cards that do not have their photo on it. Homeowners will need to notify the General Manager or Recreation Director regarding any new tenants so that we may update the current Key Card Application on file. Tenants or new homeowners can email their family photo to kstephenson@keystonepacific.com. Key Card Applications can be found on the Woodbury website!

WANT TO KNOW WHAT'S GOING ON IN THE COMMUNITY?

Woodbury residents can stay informed by going to the Woodbury website where you can find information such as agendas for upcoming meetings, minutes from past board meetings, newsletters, events, contact information, amenity updates, facility and park rental information, and much more! The Board of Directors has made the decision to withdraw their application with the City of Irvine to relocate the sand volleyball court. The volleyball court will stay at the resort pool area and the Board will be looking into adding a rinse off station and possible wall around the court. Since the application has been withdrawn with the City of Irvine, the public hearing will not be necessary.

FACILITY & PARK RESERVATIONS:

The Woodbury Clubroom & Courtyard and parks are now available for reservations. All applications, fees and deposit, and insurance must be submitted to the Woodbury office at 108 Lamplighter. Rentals are first come first serve. We will not hold any dates unless we have the contract, check with the fees and deposit, copy of a photo ID, and a current utility bill submitted to our office. To check for availability on dates, please email kstephenson@keystonepacific.com or call (949) 451-1650. Please visit the Woodbury website: www.woodburyhoa.org to obtain the contract and for more information.

REPLACEMENT MAILBOX KEYS: If you lose your mailbox keys and you're in a single-family home, you will need to contact the United States Postal Service on 1 League in Irvine. The cost for a replacement lock is \$50.00 and it will take 2-3 days to go through the whole process. You will fill out a form at the USPS, present a photo ID, and a current utility bill. If you have any questions, you can call the post office at (714) 368-3374.

ADDRESS VISIBILITY: Please take a look at the front of your home for the visibility of your house number. Many addresses are missing completely or are being blocked by overgrown shrubs or trees.

PETS ON LEASH: Please be reminded to keep your pets on a leash at all times during walks in Woodbury.

TRESPASSING: Please be respectful of your neighbor's property by not walking on their front lawn or allowing your pets to do so. Thank you for your cooperation.

BOARD OF DIRECTORS CORNER:



Attention Woodbury Homeowners & Residents: The Board of Directors wants to bring attention to every resident in our Woodbury Community the ongoing issue we are having with street parking. This major issue has been discussed in several past issues of our bi-monthly newsletter. Over the past several years, there has been a huge increase in street parking throughout our community. We recognize that as our children have grown and are now driving that means families now have more than 2 drivers and possibly more than two cars per address.



Therefore, it is very important that if you have a 2-car garage that 2 of your vehicles are parked in the garage and not in the street.

As a result of this parking crisis, we have asked the respected sub-association managers to address this issue with each of their residents and conduct garage inspections. We want to ensure that the 1 or 2 car garages are not being used for storage/workout rooms (gyms)/playrooms for the kids, etc.



We have also asked each sub-association manager to report back to us, identifying what steps each of them is taking within their community in Woodbury to ensure that their residents are using their garage for parking of their vehicles.



If the street parking issue is **NOT RESOLVED**, the Woodbury Board is looking into the possibility of implementing a parking permit program in which residents would be required to obtain a permit if they wish to park on the street. If such a program is initiated, there would be a monthly cost to residents to maintain.

Should you have any questions or concerns, you may attend a board meeting at the Woodbury clubhouse that meets on the second Thursday of every month at 4:30 p.m.

SWIM LESSONS AT WOODBURY: Premier Aquatics will be offering swim lessons this year for Woodbury residents.

Private Lessons | 20 Minute Lessons

Private swim lessons are 1 on 1 for 20 minutes at a time. The cost of each swim lesson is \$47.00. The schedule for lessons will be posted online at www.swimoc.com and sign-ups will run through the Premier Aquatics registration system.



They will not be offering group lessons at this time.

For any questions, please contact Premier Aquatics directly by calling (949) 716-3333 or visiting their website at www.swimoc.com.

RED CROSS BLOOD DRIVE:

Schedule now to donate blood on June 23rd from 10 a.m. to 4 p.m. and July 8th from 11 a.m. to 5 p.m. with the Red Cross! The Red Cross Bloodmobile will be in the Woodbury parking lot at 108 Lamplighter. Residents can schedule by going to www.RedCrossBlood.org and using the sponsor code: Woodbury. *All blood donations are now tested for COVID-19 antibodies – www.redcrossblood.org/antibodytesting. For any questions, please contact the Red Cross at (800) 733-2767.



SUMMER MOVIES IN THE PARK:

Please join us this year as we host Movies in the Park for the Woodbury Community. Bring your family to a fun filled night. The movies will be playing at the Great Lawn grass area (108 Lamplighter) beginning at the end of August. Dates are to be determined! Stay tuned for the August & September newsletter for the movie dates and times to be announced. You won't want to miss it! We are very excited!



SPORT COURT RESERVATION BOOKING PLATFORM:

On February 1st, we switched to TennisBookings for all court reservations. You will need to create a new account through the TennisBookings.com system and then you can begin booking reservations. Please visit this website to create a new account and get started: woodburyca.tennisbookings.com. Management will need to approve your TennisBookings account before you can start booking reservations. Please contact kstephenson@keystonepacific.com if you have any questions or concerns.

SUMMER COLORING CONTEST!

Pick up a coloring page at the Woodbury office at 108 Lamplighter or print one off the Woodbury website at woodburyhoa.org. Use your best artist techniques to win the competition. Bring your page back to the office by Monday, June 28th at 12 p.m. for a chance to be one of four winners! Winners will be announced on Tuesday, June 29th. All submissions will be posted at the Recreation Office to view. We will choose one winner for each of the following age groups: 0 to 6 years old and 7 to 14 years old.



LIFEGUARDS ON DUTY:

Please note that lifeguards will be on duty at the Lagoon and Resort pool daily beginning May 28th from 12 p.m. to 7 p.m. Please be reminded that the lifeguards should NOT be considered in lieu of proper parental supervision. There will not be lifeguards staffed at the Cypress Square, Date Palm Square, Peppertree Square, and Promenade Square pools.

WOODBURY WAVES SWIM MEETS: Please note that the Woodbury Waves will be having intra-squad swim meets at the Competition Pool on the following dates: June 19, June 26, July 10, July 17, July 24, and July 31. They will practice Monday – Thursday from 3:30 p.m. to 6:00 p.m. There will be 2 lanes open for resident swim during those practice times. We will also post a sign in the bulletin board outside of the main entrance to the Competition pool. We recommend residents who swim daily at the Competition Pool avoid those dates and times for swimming at that pool area.

SPEED AQUATICS COMPETITIVE SWIM PROGRAM: You can email Speed at speedaquaticsevaluation@gmail.com. Please check out www.speedaquatics.com or call (949) 825-9901 for more information!

TENNIS LESSONS: Please visit the Woodbury website in order to find our approved tennis instructors. If you would like to become an approved tennis instructor, please follow the instructions on the website and email kstephenson@keystonepacific.com.

COMMUNITY UPDATES:

Now you can receive updates via text message regarding the Woodbury Community! Text "WOODBURY" to 47464 to sign up.



Contact Information

Keystone Pacific Property Management, LLC

16775 Von Karman Avenue, Suite 100
Irvine, CA 92606
(949) 833-2600

After-Hours Common Area Maintenance Emergencies

(949) 833-2600

General Manager

Susan Seifen, CMCA®, AMS®, PCAM®
sseifen@keystonepacific.com
Direct: (949) 451 - 1654

Recreation Director

Kayla Stephenson
kstephenson@keystonepacific.com
Direct: (949) 451 - 1650

Billing & Account Questions

Nicholas Cumpston
ncumpston@keystonepacific.com
Direct: (949) 508-1110

Escrow & Refinancing

Homewisedocs.com
(949) 838-3251

Titanium Security - Parks & Pools

(866) 256-4659

Weekend Office Phone

*Saturday and Sunday Only
Direct: (949) 451-1652

VISIT THE KPPM HOMEOWNER PORTAL TO:

- Sign up for reoccurring ACH
- Manage credit card payments
- Make a one-time ACH payment

Please visit the Keystone Pacific Property Management at <https://www.kppmconnection.com/Account/Login> for much more!

COMMUNITY MOBILE CAR WASH SERVICE:

We know you're busy, so we're bringing a car wash service to Woodbury. We've partnered with Private Car Wash Service to bring their onsite car wash service right to you. Now once a week you can schedule a time to have your vehicle washed right here in the community. You can book a time with Private Car Wash Service at (800) 511-8681. All cars will be washed in the Woodbury parking lot on Lamplighter - 108 Lamplighter! Prices start at \$20.00 for the deluxe hand wash.



COMMUNITY WASTE CONTAINERS:

It has been observed that many of the Woodbury community waste containers in the parks and walkway areas are being used by members of the community disposing of their household waste. As this utilizes Association resources, we ask that you please refrain from placing household waste in these containers.

DOWNLOAD ACCESS IRVINE NOW:

The City of Irvine has an application for mobile devices called Access Irvine! It is designed to provide residents with convenient access to the City services, news, and events. Get connected with the City of Irvine and download this free app today!



PRIVATE TENNIS & SWIM INSTRUCTION:

Woodbury is now allowing outside private instructors for tennis and swim to teach only Woodbury residents. To become a Woodbury approved tennis or swim instructor, please visit the Woodbury website for further information:

<https://woodburyhoa.org/recreation/recreation-classes/>.

Private instruction cannot begin until approval is received from Management and the instructor receives their ID badge. For questions, please email kstephenson@keystonepacific.com.

Board of Directors

President
Owen Klug
Vice President
Chris Bonno
Secretary
Benjamin Medvitz
Treasurer
Amy Chen
Director
Michael Langford

Board Meetings

Board Meetings are held on the second Thursday of every month at 4:30 p.m. at Recreation Center at 108 Lamplighter.



On-Site Office Hours

Monday – Friday:
9:00 a.m. to 5:00 p.m.

Saturday/Sunday:
10:00 a.m. to 5:00 p.m.

**Appointments are recommended.*

***Lunch hour varies.*