



GUD
Community Management

Northpointe Homeowners Association

Welcome Homeowner!

Effective August 1, 2025, *GUD Community Management (GUD)* will be the new HOA Management Company for Northpointe Homeowners Association. GUD will be a resource for financial management of your Association and the day to day operations of the community. All questions or concerns can be directed to our office. Please continue to make your payments to your current management company until August 1, 2025.

We look forward to managing Northpointe Homeowners Association! If you have any questions please give us a call!

Joe Brown | Community Manager

Direct Line: 480-939-3165

joe@gudhoa.com

Mandy Ramirez | Assistant Community Manager

Direct Line: 480-602-6803

mandy@gudhoa.com

GUD Community Management partners with CINC Systems to provide online account access. You can see real time information on balances, make payments, access community documents and more.

Homeowners may start registering for the Homeowner portal now. Please note the portal is in a pending status so information is minimal at this time. **The Webaxis portal is anticipated to be finalized by August 10th, 2025.** This allows us ample time to input homeowner balances from previous management.

To register for online access please go to GUDHOA.cincwebaxis.com

If you have any questions regarding payments recently sent in, or credits on your account, email kathrine@gudhoa.com with your inquiry- **please note that final balances are not sent to us until after the 1st of August.** We can answer specific questions about balances once we have received that information from previous management. **As a courtesy while homeowners adjust to the change in management, there will be no late fees applied in August.**

Online Payments

You will be able to make online payments using either e-check (\$2.99 fee) or credit cards (3.25% fee). To make your payments, please go to our website at **GUDHOA.cincwebaxis.com**. This website has been specifically designed to allow you the convenience of making your payments online and accessing your account information. On your first visit to the website, you will need to register. Simply click on the "Register" button and complete the information required. Once your registration request is reviewed and validated by GUD Community Management, you will receive an email with a link to set your password. You can then log in with your email address and new password to make payments and access information about your community.

Check/Lockbox Payments

All checks should still be made payable to Northpointe Homeowners Association and have your account number noted in the memo line. Your account number is the association ID (NPC) followed by your lot number (Ex: NPC123). If you are unsure on your account number please email info@gudhoa.com to inquire. Payments should be mailed to the payment processing lockbox in Las Vegas (address below). Mailing payments to our Mesa office will result in delayed processing time.

Recurring Payments /Automatic ACH

Our office does not directly process ACH payments. Homeowners can sign up for a recurring payment through GUDHOA.cincwebaxis.com (\$1.99 e check fee, 3.25% card fee) OR through Alliance Bank (free echeck, \$5.00 debit card, 3% card). To sign up through Alliance Bank, visit gudhoa.com, click on 'Homeowner Info' then 'Alliance Bank'. You will need to create an account with Alliance Bank to set up a recurring payment—note this is separate from the webaxis. If you need assistance with Alliance Bank please call their homeowner support number 844-739-2331.

Association ID: NPC

If you have ACH or recurring payments set up with the current management company, that does NOT transfer over to GUD. You will need to set up a recurring payment in webaxis or Alliance Bank. Please note that even if you sign up for a recurring payment you will still receive billing statements.

Bill Pay through personal bank:

If you have been paying your assessments through your bank's online bill pay service, you must notify them of the change of address! The payment processing center address for sending payments is below.

CHECKS AND BILL PAYS MUST BE MAILED TO:
Northpointe Homeowners Association
c/o GUD Community Management
P.O. Box 94915, Las Vegas, NV 89193-4915

Please ensure that you reference your account number on any payments sent to GUD Community Management. Your account number is NPC followed by your lot number (Ex: NPC123). If you are unsure on your account number please email info@gudhoa.com to inquire.

****PLEASE PROMPTLY RETURN BY MAIL OR EMAIL - THANK YOU.****

Owner Information Form

c/o GUD Community Management
4135 S. Power Road, Suite 122,
Mesa AZ 85212
Phone: 480-635-1133 * info@gudhoa.com

Community: _____

Owner Name(s): _____

Property Address: _____ Lot #/Unit#: _____

Phone Number (primary): _____ CELL HOME WORK (circle one)

Phone Number (secondary): _____ CELL HOME WORK (circle one)

Email (primary): _____

Email (secondary): _____

Alternate Mailing Address (if applicable) OR ☐ Check if property address is mailing address

Address: _____

City: _____ State: _____ Zip Code: _____

Country (if outside of United States): _____

Is this the year-round mailing address? (circle one) YES NO

If not, what months is this address used? (circle below) *(please note we do not automatically update your mailing address according to this schedule but we do use this in the event we receive returned mail)*

JAN FEB MAR APR MAY JUN JUL AUG SEP OCT NOV DEC

Authorized Contact Information:

Name(s): _____

Phone Number: _____

Email Address: _____

Relation to Owner: _____

Because your community is a membership Association, each member (owner) is expected to comply with the directives set forth in the Covenants, Conditions and Regulations (CC&Rs), the Bylaws, and the Association Rules and Regulations you were digitally provided during the closing process. If you need a copy of said documents, please contact the management company. If this is occupied by anyone other than the owner, it is imperative that a copy of the CC&R's and Association Rules & Regs be made available to the tenant/resident. Any failure by the tenants/resident to follow the Association rules may bring consequences to the owner of the unit. By signing this statement, you are verifying that you received the digital copy of these documents.

Homeowner Signature: _____ Date: _____

****Please fill out this form ONLY if you have a tenant and/or management company****

TENANT RESIDENT REGISTRATION FORM

The following information must be provided each time you have a new or renewed lease.

COMMUNITY NAME: _____

Address: _____ Lot #/Unit # _____

Property Management Agent: (note: this is not GUD Community Management)

Company Name: _____ Contact Name: _____

Phone #: _____ Email: _____

Address: _____

City: _____ State: _____ Zip Code: _____

Names and contact information for all Non-Owner residents living in the unit:

Tenant Move-in Date: ____/____/____ Start of Lease: ____/____/____ End of Lease: ____/____/____

Occupant 1:

Name: _____

Phone #: _____

Email: _____

Vehicle Make: _____

Vehicle Model: _____

Vehicle Color: _____

Vehicle Plate #: _____ State: _____

Occupant 2:

Name: _____

Phone #: _____

Email: _____

Vehicle Make: _____

Vehicle Model: _____

Vehicle Color: _____

Vehicle Plate #: _____ State: _____

I acknowledge I have received/read the Rules and Regulations for all owners and residents of the Association, and I agree to abide by all the Rules and Regulations. I acknowledge I have provided the tenants with a copy of the CC&Rs and Rules & Regulations. I further understand that any violation may subject the owner to monetary penalties.

Occupant 1 Signature: _____ Date: ____/____/____

Occupant 2 Signature: _____ Date: ____/____/____

I further acknowledge that as the owner of this unit, I must submit this form each time a lease is entered into and each time a lease is renewed.

Unit Owner's Name Printed: _____

Unit Owner's Signature: _____ Date: ____/____/____

Landlord/Management Co. Signature: _____ Date: ____/____/____