

The Buzz...

At Westphalia Town Center

Winter Issue: 2018 – 2019
Edition 1: Volume 1

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Note from the Developer

Welcome to the new Westphalia Town Center community newsletter – **The Buzz**. We are excited to launch the first edition. The newsletter is intended to provide residents with community news and updates on what is happening at Westphalia Town Center, as well as inform residents of community events and better acquaint everyone in this new community.

Future editions will come out quarterly – winter, spring, summer and fall. One feature of the newsletter is the Resident Spotlight. Each quarter we will highlight a resident of the community. If you know of a resident you think we should spotlight or if you have ideas on articles you would like to see or information that could be helpful to share with the community, please let us know by emailing us at WTCNewsletter@walton.com

We hope you enjoy the newsletter. We look forward to bringing exciting announcements to you in 2019. From our family to yours, we wish you a Happy Holiday!

Upcoming Events

Are you looking for a fun-filled event to kick off your holiday season? On December 22, the National Harbor will host its annual Tree Light and Fireworks event. This holiday celebration will feature a visit with Santa at the carousel, a tree light show, and fireworks. Bring the little ones to watch How the Grinch Stole Christmas. For more information on this event, visit: <https://www.nationalharbor.com/event/holiday-movie-grinch-stole-christmas-1966/>



The Buzz: Edition 1, Volume 1



Welcome to the Neighborhood!



Greetings residents, and welcome to the community! We want to stay in contact with you but need to have your contact information. Do we have your most current Westphalia HOA information in our database? To ensure the accuracy of your HOA information, please log in and verify your account.

To access registration instructions for [owners](#) and [non-owners](#), visit the Westphalia Town Center [website](#) at www.westphalia.com/town-center/ and click on the HOA tab.

For more information, please contact the [registration team](#) at register.dcmetro@fsresidential.com

Due to the close proximity of the homes, residents are reminded to please refrain from parking your vehicles in the drive aisles or adjacent to the townhomes.

Some drive aisles are narrow and abut the garages of neighbors. When vehicles are parked in these locations, it can block the entrances and exits of connecting units.

Please ensure to park in garages and driveways. If additional parking is needed for residents or guests, please park on the larger public streets.

By the Numbers

181

Homes built and occupied

74

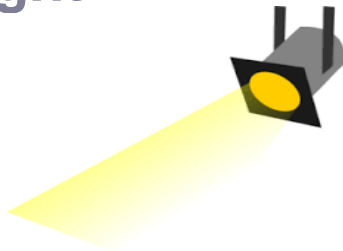
Homes under construction

Resident Spotlight

The Resident Spotlight will be a regular column in **The Buzz**. If you know a resident with an interesting job, background or someone who should be recognized for his or her contribution to the community let us know please by emailing your suggestion to: WTCNewsletter@Walton.com.

This month, the Spotlight is on two residents – Corryne Carter and Zaneta Hardy. Corryne and Zaneta are resident members of the homeowner's association Budget Committee.

In that role, they voice the interests of the residents as the budget for each year is developed and decisions are made on where and how to spend money within the community. We thank them for their service to the community!



Pet Waste Collection

In an effort to maintain the beauty of the Westphalia Town Center community, we encourage all residents to please be diligent about the removal and disposal of their pet's waste.

Residents can now expect to see three new pet waste collection stations in the community in the following locations:

- Heading north along Glover Park Drive
- Heading east along Presidential Parkway
- Heading west off of Presidential Parkway and Manor Park Drive





Coming Soon: Amenities to Westphalia

Construction work in the Westphalia Green Park continues to progress. Here are some updates:

- The entrance plaza is nearly complete.
- The playground is slated for completion towards the end of December 2018.
- The plantings in the playground area will be complete in spring 2019.
- The dog park is expected to be completed in early 2019.
- The first phase of pedestrian lighting in the circle will be completed by this winter.
- The remaining work along the circle is expected in spring of 2019.

PEPCO continues to install the street lighting along Woodyard Road and other public roads.

The developer is installing street lights near the alleys and private roads. The lights are being installed and are expected to be complete in December 2018.

Construction of the Woodyard Road interchange near Melwood Road, at the entrance to the community, is expected to begin late winter/early spring of 2019.

Private Street Lighting

The Westphalia Town Center community is dedicated to the well-being and safety of its residents.

As a security enhancement, the developer is installing private street fixtures to provide additional lighting and visibility along the alleys and private streets.

The street light design is attractive and in keeping with the lights along the public streets.



Ongoing construction of townhome lots.



Townhome lot nearing completion for one of three featured builders.



The Westphalia Green Park is expected to be completed in early 2019.



Along the Street Corner



Brown is the New Green! In an effort to keep the Westphalia community clean and beautiful, please be mindful of appropriate trash disposal methods. Here are the types of waste and the respective collection schedule:

Monday: Recycling
Tuesday & Friday: Trash
 Regular trash collection is twice a week.
Wednesday: Yard Waste
Bulky Trash: As scheduled by individual

Prince George's County provides residents with trash cans. To arrange for a container to be delivered to your home, please call Prince George's County at 301-883-4748.

Yard waste must be placed in a brown paper bag or in a different container than the regular trash containers and must be clearly labeled "yard waste."

Citizens and residents in the County-contracted collection areas should place their trash containers at the alley curb by 6:00 a.m. on their regularly scheduled collection day. Trash will be collected between the hours of 6:00 a.m. and 8:00 p.m.

The contractor will empty containers and return them to your curbside. The homeowner is responsible for storing and cleaning the containers.

Neither the County nor the contractor will be responsible for items not intended for collection that are placed next to trash containers or for the removal of any containers.

Are you Connected to Your Community?

Would you like to receive up-to-date information related to the Westphalia Town Center community?

If so, we encourage you to sign up and receive our newsletter at WTCNewsletter@walton.com.



Follow us and like us on Facebook
[@WestphaliaTownCenter](https://www.facebook.com/WestphaliaTownCenter).

Stay in Touch

For general HOA contact information, please visit the Westphalia Town Center [website](http://www.westphalia.com/town-center/) at www.westphalia.com/town-center/ and click on the [HOA tab](#) or visit: https://dcmetro.fsrconnect.com/cws_v3/login.aspx?ReturnUrl=%2fwestphaliahoa%2fdefault.aspx

For registration or to inquire about your HOA information, please send an email to the [registration team](#) at register.dcmetro@fsresidential.com.

To receive Westphalia-related community updates, please sign up for the [newsletter](#) or send an email to WTCNewsletter@walton.com.