



Waters Landing News **Ashore**

20000 Father Hurley Boulevard, Germantown, MD 20874

www.waterslanding.org / email: wla@waterslanding.org / 301-972-3681

DECEMBER 2021

A message from the Association Staff:

The Holiday season is upon us! We would love to hear about the holidays you celebrate and any holiday or family traditions you may have. Our community is diverse, there is a lot we can learn from one another!

The holidays can be a time of great joy, but for some can be a hard time of year. Check on friends, family & neighbors throughout the season.

As the year draws to end, it's a time to look back & reflect on the past year, but also a time to look ahead.

A reminder that face masks continue to be required when visiting the Association office. We appreciate your cooperation.

We wish you all a happy & safe Holiday season!

Kristin, Shelia & Dean

SIGN UP FOR THE NEWSLETTER & FOLLOW US ON TWITTER!

Remind friends & family to sign up for community updates. To sign-up, go to www.waterslanding.org & scroll to the bottom of the homepage and fill out the



“Subscribe Here” portion.

Follow us on Twitter! [@WLA_HOA](https://twitter.com/WLA_HOA)

MARK YOUR CALENDARS

2nd CALL ANNUAL MEETING

The 2nd call of the annual meeting will be held on Wednesday, December 15, 2021, 7 p.m. Additional information is being mailed and will be available on the Association website.

<https://waterslanding.org/annual-meeting>



BOARD MEETING

The next meeting will be held on Wednesday, February 16, 2022, 7 p.m.

For virtual meeting details, please visit the Association website for zoom details.

BOARD OF DIRECTORS

- John Pesce President
- Nic D’Ascoli Vice-President
- Andrew Saundry Secretary*
- Mark Smith Treasurer
- Erik Herron At-Large

* Term ends 12/31/2021

AERC MEETING

The Architectural & Environmental Review Committee (AERC) meets the first Monday of each month at 7 p.m. to review applications for changes/additions to the outside of your property. Exterior changes or additions to your home or property – with very few exceptions – require the prior and written approval of the Association’s AERC.



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Deadline to submit applications is the 25th of each month. Applications must be submitted to the Association office. Meeting schedule subject to change due to holidays. Changes will be announced via the News Ashore & on the Association website.

The next meeting will be held on Monday, January 10, 2022, 7 p.m.

COMMUNITY EVENTS

WALK AUDIT

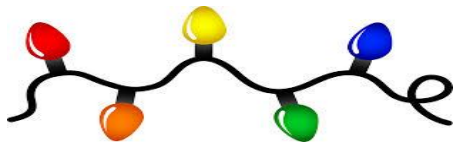
Thank you to all who joined us for the walk audit in November, it was a great success! The information collected will be shared with County entities.



The pdf form fillable route maps will be on the Association webpage through Friday, December 10, 2021. If you would like to share your thoughts on any of the routes, but were unable to attend the event, please complete a form & submit it to the Association office.

HOLIDAY LIGHT CONTEST

New to Waters Landing this year- We Love Waters Landing / Liz & Kate, Your Realtors by the Lake 🏡🌳🌸, are sponsoring a holiday light decorating contest!!!



❄️🌳🎄🌸 Have you seen Kate's post with her fabulous dachshund-themed wienie wonderland? Well, the bar has been set high, but I have seen some pretty amazing light displays in our neighborhood! Now is the time to show our holiday spirit! 🧡💚💙💛

We will have a number of categories and announce and celebrate winners 🥳🏆🏆🏆 on

December 18th - IN PERSON - with a party 🥳🌸 at the Waters Landing Community Center (time to be confirmed). More details soon!!!!

SAVE THE DATE, get decorating and join the fun!! **More information coming through a News Ashore Blast next week. Keep a lookout!**

VISIT MONTGOMERY

Holiday Hub

<https://visitmontgomery.com/holiday/>

LEAF REMOVAL



The second leaf removal is scheduled for the full week before the Christmas holiday.

Homeowners are responsible for the leaves on their property. There is no street vacuuming for leaf removal in our area. Leaves should be raked and placed in recycle bags to be collected by Montgomery County recycling. There are other options to address leaves, including mulching with your mower and utilizing as mulch around your tree beds.

More information on leaf options from My Green Montgomery:

<https://mygreenmontgomery.org/2021/five-great-ways-to-use-fall-leaves/>





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CRIME & SAFETY PREVENTION TIPS & HOLIDAY SAFETY TIPS

We have been notified recently of a few instances of thefts from vehicles throughout Waters Landing. Please remember to lock your vehicle doors and windows. Vehicle break-ins are when the vehicle is locked; theft from vehicles is when the vehicle is unlocked. **LOCK YOUR DOORS.**



Malfunctioning porch lights in the front not only encourages criminal activity, but it can also delay emergency rescue when your property numbers are not luminated. Consider using a sensor light bulb.

Holiday Safety Tips Provided by MCPD

HOLIDAY SHOPPING

While shopping, please lock your vehicle at all times and keep valuables out of sight. It is recommended that if you are shopping at multiple stores that you move your vehicle every time you put packages into it. Criminals will wait in the parking lot to see who places packages in the vehicle then walks away to another store giving them a large window of opportunity to break into your vehicle and steal your packages. Remember to park in well-lit areas and be mindful of your surroundings

TRAVELING

While traveling, think about using an automatic timer for your lights to give the appearance that someone is home. Also ask a trusted neighbor to watch your home and to pick up your mail if you don't have it temporarily stopped. You don't want to tip burglars off that you are away for an extended

period of time. As always, please report any suspicious activity to the police department. We can't guarantee a crime won't occur but hardening the target (making it less convenient to commit the crime) will increase your chances of not becoming a victim

OUTSIDE HOME MAINTENANCE – WINTERIZATION



Colder weather is here, and it is important to properly winterize your outside faucets. Without proper preparation, you could face frozen pipes and water damage requiring expensive, but avoidable repairs. This is also a good time to clean your gutters to prevent clogged gutters, which can cause water damage.

ASSESSMENTS/MONTHLY HOMEOWNERS PAYMENT

Waters Landing contracts with a financial management company, First Service Residential, Inc.

Individual assessment account questions should be directed to the financial management services contractor.

Assessments are due the first (1st) of each month and are considered delinquent if not received by the fifteenth (15th) of the month. Delinquent accounts will be assessed a late fee of \$15.00 each month.

First Service Residential, Inc.
8701 Georgia Avenue
Silver Spring, MD 20910
Financial Manager: William Hudak

Assessment Contact: Ron Dean
Email: Ronald.dean@fsresidential.com
Phone: 301-495-6645

For Statement of Account



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Call Center: 1-800-870-0010

MAPS

Your resource for maps. This section of the Association webpage has the Waters Landing map, a map of the path system and neighborhood maps with street lights and dog stations marked. You will also find maps for Montgomery County & Maryland State Parks for Black Hill Regional Park, Little Bennett Regional Park, Seneca Creek State Park and the South Germantown Rec Park.

<https://waterslanding.org/maps>

TRASH & RECYCLING REMINDERS

2021 Holidays

- Christmas Week & New Year's Week: No changes, trash will be collected.

CHRISTMAS TREE RECYCLING

Christmas trees are recycled through Montgomery County. For more information, go to Montgomery County's site on Christmas tree recycling.

https://www2.montgomerycountymd.gov/DEpHowDoI/material.aspx?tag=christmas-trees&material_key=47

Condominiums have their own arrangements, please contact your condominium management company.

<https://waterslanding.org/condominiums>

Condominium Neighborhoods and Streets

Esprit: Beaconfield Terrace and Pickering Court

Lakeview: Shipley Terrace

Landing Glen: Ambassador Drive and Ambassador Terrace

South Shore Harbour: Shore Harbour Drive

Waters House: Shadyside Lane and Shadyside Way

Waverly: Deerwater Drive



NEIGHBORHOOD ADVISORY COUNCIL (NAC)

The Association sent out an orange mailer to Waters Landing residents in the single-family & townhome communities regarding re-establishing an NAC in your neighborhood. We followed up through our outreach initiative and a few NAC's have been re-established! As noted in the mailer, the NAC is activated to address issues in your specific neighborhood and function as a liaison partner to the Board of Directors. The Neighborhood Governance of the NAC is located in Article VII of the By-laws. Please contact the Association office with questions or if you are interested in participating.

Neighborhoods & Street Listings

<https://waterslanding.org/neighborhoods>

The following neighborhoods are in process of re-establishing their NAC:

Harbour Place, townhome

Gables/Manorwoods, single-family

Lakeforest, single-family

Laurelwood Cove, single-family

The following neighborhoods have interest, but need more volunteers:

Country Lake, townhome

LakeCrest, townhome

Waterbury Downs North, townhome

Waterbury Downs South, townhome

Waters Edge, townhome



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Deep Wood Village, single-family

Woodlands, single-family

The following neighborhoods need volunteers:

Logansport, townhome

Sunridge, townhome

US Homes, townhome

Village, townhome

Highlands, single-family

SELLING YOUR HOME?

YOU NEED A RESALE PACKAGE!

If you are selling your home, you are required by law to provide the prospective buyer with a set of Homeowner Association documents. Don't risk the legal problems that can come from a lack of full disclosure on your resale. The Waters Landing resale package is available for purchase by order through the Association office. We ask that you place your request a minimum of 5 days in advance, allowing sufficient time for preparation.

BABYSITTING & HANDYMAN DIRECTORY

We're still looking!

Waters Landing would like to provide a directory for babysitting & handyman services. If you are interested in being included, please contact the Association office by email at wla@waterslanding.org. The Association will publish this Directory as a public service for residents and makes no recommendations or endorsements for the

individuals listed and will not be held responsible for their actions.

HELPFUL NUMBERS

<https://waterslanding.org/helpful-numbers>

Trash

Single Family & Townhomes Only**

J&J Inc.1-800-465-2350

Trash Days – Monday & Thursday

Bulk Pick-Up – Thursday*

* Please call J&J prior to putting bulk items out and for any questions regarding bulk trash collection.

** Condo residents should contact their condominium management company.

Recycling

Montgomery County

By Phone: 311

Alternate Phone Number: 240-777-0311

www.montgomerycountymd.gov/recycling

Recycling Day - Monday

- Mixed Paper
- Plastic
- Scrap Metal – Hot Water Heaters, Dishwashers, Washers/Dryers
- Yard Trim – Grass, Leaves, Brush

Request a new blue bin or request pickup of a broken bin

https://www2.montgomerycountymd.gov/dpwebstore/items.aspx?subcatalog_id=11

Request a scrap metal recycling collection

<https://www.montgomerycountymd.gov/scrapmetal>

Utilities

Street Light Issues

Street lights are owned & maintained by Potomac Edison.

1-800-686-0011

Report a streetlight malfunction – Montgomery County streets



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- Single Family Neighborhoods; Waters Landing Drive, Crystal Rock Drive, Wynnfield Drive, Wisteria Drive

https://www.montgomerycountymd.gov/DO-T-Traffic/streetlight_maint.html

Potomac Edison Electric

Power Outages

1-888-544-4877

Customer Service

1-800-686-0011

WSSC

(Washington Suburban Sanitation Commission)

Emergencies

301-206-4002

Customer Service

301-206-4001

Washington Gas

1-844-927-4427

MISS UTILITY

MISS UTILITY should be contacted prior to work to mark any underground utility lines.

1-800-257-7777

POST OFFICE

Germantown Post Office

310-428-0460

Mailbox & key issues should be reported to the Germantown Post Office.

Montgomery County

Montgomery County

<https://montgomerycountymd.gov/home.aspx>

Upcounty Regional Services Center

<https://www.montgomerycountymd.gov/upcounty/index.html>

Upcounty Services

<https://www.montgomerycountymd.gov/upcounty/services.html>

Montgomery County Parks

<https://www.montgomeryparks.org/>

Montgomery County Recreation

<https://www.montgomerycountymd.gov/rec/activitiesandprograms/classes/>

Montgomery County COVID-19

<https://montgomerycountymd.gov/covid19/>

Montgomery County Council

<https://www.montgomerycountymd.gov/council/>

Montgomery County Information Service

By Phone: 311

Alternate Phone Number: 240-777-0311

<https://www.montgomerycountymd.gov/mc311/>

Animal Control

Code Enforcement

Department of Technology

Landlord/Tenant Affairs

Noise Control

Permitting Services

Recreation

Recycling

Montgomery County Police

<https://www.montgomerycountymd.gov/pol/>

Non-Emergency

301-279-8000

Germantown Police Station

301-840-2650