



Waters Landing News **Ashore**

20000 Father Hurley Boulevard, Germantown, MD 20874

www.waterslanding.org | [email: wla@waterslanding.org](mailto:wla@waterslanding.org) | 301-972-3681

February 2022

A message from the Association Staff:

February has arrived, and with it we celebrate Black History Month!

Black History week was conceived by historian Carter G. Woodson in 1926 to honor African Americans and raise awareness of Black history.

In 1976, U.S. President Gerald Ford officially declared February as Black History Month to extend the recognition to "honor the too-often neglected accomplishments of Black Americans in every area of endeavor throughout our history", according to National Geographic.

While we all continue to endure the third year of the pandemic, Black History Month's 2022 theme designated by the Association for the Study of African American Life and History is Black Health and Wellness: honoring those in our medical fields such as scholars and the health care providers on the front lines of the pandemic. More information can be found on their website at <https://asalh.org/black-history-themes>.

We've had quite a bit of snow and chilly weather so far this year, so we hope you all are keeping warm and safe during this time. We are certainly looking forward to warmer weather, as we're sure you are as well. We may have to wait a little longer for Spring. Punxsutawney Phil saw his shadow on Groundhog Day, February 2, which means 6 more weeks of winter.

As COVID-19 variants continue to spread, we encourage everyone to maintain safety measures, including wearing face masks, hand washing and social distancing. Face masks are required when visiting the Association office.

Kristin, Shelia & Dean

MEET THE STAFF



Kristin Czarick
General Manager

I am a native Washingtonian and grew up in Montgomery County. I have been with Waters Landing Association, Inc. for over 16 years, and have been General Manager for 8 years.

Waters Landing is also my home so it's more than just a job! Working and living in the same community, particularly one as large & diverse as ours, offers a unique perspective in managing. Over the years, I have seen the community grow and change and appreciate all that our community has to offer, from access to beautiful lakes & trails to the residents themselves.

I currently hold two Association Management designations and I continue education through CAI, Community Associations Institute, as well as through Montgomery County entities and previously participated in the Citizens Advisory Board with the Germantown Police Department.

The designations I currently hold are:

Certified Manager of Community Associations (CMCA®)

Association Management Specialist (AMS®)

I enjoy visiting sunny (and very HOT) Arizona to spend time with my family, including my two wonderful nieces. When home on the East Coast,



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I enjoy being out in nature, reading and history, and while Fall is my favorite time of year, I always enjoy time at the beach.

I always enjoy meeting residents & neighbors and hearing your ideas, personal stories and antidotes. If you see me in the neighborhood, please say hi!



Shelia Jenkins-Diaz

Executive Assistant to the General Manager

I am a native Washingtonian and have been a resident of Montgomery County for over 40 years. I have lived in the Waters Landing community for over 21 years and have worked at Waters Landing Association for 8 years.

I graduated from Bethesda-Chevy Chase High School and hold a B.S. in Social Science. I was a stay-at-home mother and started the Germantown Chapter of Mocha Moms, Inc., a support group for stay-at-home mothers. I served as President of the chapter until my son was of school age and I returned to work.

I served as President on the PTA at Lake Seneca Elementary School; and served on my Condominium Association's Board of Directors in Waters Landing for 7 years and as President on the Board for 6 years. I've attended numerous

seminars and training offered through various Montgomery County entities.

Working for the Waters Landing Association has allowed me to interact with so many residents within the Waters Landing community over the years. From interacting with residents while walking in the community, seeing neighbors visiting the Association office during pool season; and interacting with county entities thru my previous civic commitments. I am grateful to be able to work and live in the same community!

I enjoy spending time with my husband, traveling and relaxing at the beach. As well as spending quality time with my son and my three beautiful nieces.

Dean Spear

Covenants Assistant

I am originally from St. Augustine, Florida and have lived in Montgomery County since 2015. I have worked with Waters Landing for four years as the Covenants Assistant.

In my off time, I am an avid reader and enjoy anything Arts related.

CAN'T MAKE A MEETING? WANT TO KNOW WHAT'S GOING ON? SIGN UP FOR THE NEWSLETTER & FOLLOW US ON TWITTER!

Although we encourage residents to attend Board and other community meetings, the website & newsletter are a great way to know what's going on. 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)



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MARK YOUR CALENDARS



BOARD MEETING

<https://waterslanding.org/board-of-directors>

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
Erik Herron, Secretary
Laura Magnuson, Treasurer
Mark Sagarin, At-Large

BOARD OF DIRECTORS SPOTLIGHT

Each month we will be spotlighting one of the Board of Directors.

Let's meet John Pesce, President of the Waters Landing Board of Directors!

John has lived in the Laurel Wood Cove neighborhood of Waters Landing for 32 years. He was born in New York City, has one sibling, and is married. He and his wife have a daughter and son. John has volunteered to join the AERC and the Board of Directors, it is his belief, volunteers are needed to make the process work. John is retired and enjoys physics as a hobby. John is a Pisces. John's favorite quote is: "History doesn't repeat itself, but often rhymes" - Mark Twain

AERC MEETING

<https://waterslanding.org/architectural-aerc>

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.

Deadline to submit applications is the 25th of each month. Applications must be submitted to the Association office. Applications must be complete, with all required documentation and signatures or will be returned to Homeowners. All deadlines apply. Please read the application instructions carefully.

[Please click here for the AERC Application](#)

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

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

AERC GUIDELINES AMENDMENTS

The proposed revisions were collectively made by the Architectural and Environmental Review Committee, which seek to build upon the current Architectural Guidelines while retaining the aesthetic of Waters Landing. The revisions made are tentative, following a vote by the Waters Landing Board of Directors. The Board of Directors will review the proposed guidelines at the February 16, 2022 meeting. Any questions may be directed to the Association office via phone at 301-972-3681 or via email at wla@waterslanding.org

A copy of the amended guidelines will be posted to the Association website, under Architectural/AERC, link above.

RESIDENT RESOURCES

As a resident of Waters Landing, you are automatically a member of a Homeowner



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Association, or a common ownership community.

Residents are always encouraged to contact the office with any questions they may have, but there are other resources for residents for education, dispute resolution, and information on other services.

Montgomery County Office of Common Ownership Communities (OCOC)

<https://montgomerycountymd.gov/DHCA/housing/commonownership/index.html>

Commission on Common Ownership Communities

https://montgomerycountymd.gov/DHCA/housing/commonownership/the_commission.html

What is a Common Ownership Community?

https://montgomerycountymd.gov/DHCA/housing/commonownership/what_is_a_coc.html

Living in a Common Ownership Community Frequently Asked Questions

https://montgomerycountymd.gov/DHCA/housing/commonownership/faq-living_in_a_coc.html

Community Associations Institute (CAI)

CAI is international organization dedicated to Homeowner and Condominium Associations.

<https://www.caionline.org/pages/default.aspx>

MEET THE UPCOUNTY REGIONAL SERVICES CENTER DIRECTOR!

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

W. Gregory Wims

Greg attended our Walk Audit in November and we look forward to working with his office in the future!

From Montgomery County:

W. Gregory Wims is a sixth generation Montgomery County native who has dedicated his life to serving others. He has over 45,000 community volunteer service hours and has served on over 30 nonprofit boards and commissions. He is the founder of the Victims' Rights Foundation (VRF) which works closely with law enforcement, local governments and the business community to help victims of violent crimes. He has raised over a million dollars for the VRF in the last 25 years.



Wims started a small business in the 1980s after leaving the United States Small Business Administration where he worked in the Minority Small Business Office. He is currently vice president of Government Affairs for Bold Concepts, Inc. in Gaithersburg. Wims has raised funds and volunteered for a number of organizations in his Upcounty community, including the Boys and Girls Club (Germantown), Montgomery College, Holy Cross Hospital, Adventist Hospital and the Rotary Club of Montgomery Village.

HOA/MONTHLY ASSESSMENT COUPON BOOKS

Coupon books were mailed by First Service Residential, Waters Landing's financial management contractor, in December. A few



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residents have reported that they have not received their coupon book. Please contact First Service Residential if you have not received your coupon book.

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

NEIGHBORHOOD NOTES

Waterbury Downs South

- There continues to be a drainage issue due to a private property pipe. If you notice low water pressure or your water bill is higher than normal, you should contact a plumber.

Waterbury Downs North

- Pets left outdoors for long periods of time and barking, is a violation of the noise ordinance law. Please be mindful of the law and respectful of your neighbors.
- Vehicle maintenance in not allowed in the parking lot.
- Residents are parking their motorcycle in unassigned parking spaces, along with their vehicle, which prevents others from parking in the parking space. This is not allowed.

Lakecrest

- Evictions: When an eviction takes place, items are dumped on the nearest county road, which is Waters Landing. It is the responsibility of the landlord who requested the eviction to remove the

items from the dumped sidewalk within 24 hours. If items are not collected, the Association assumes the responsibility to remove items.

- Rodents caused damaged to a resident's car. Please be mindful of trash being placed outside of trash pickup days.
- Residents parking improperly, which prevents others from parking.
- Residents are parking their motorcycle in unassigned parking spaces, along with their vehicle, which prevents others from parking in the parking space. This is not allowed.

STREETLIGHT OUTAGES



Streetlights are inspected about once a month for outages. If you notice there is a streetlight that is either out, dim, flickering, or on during the day, you may contact Potomac Edison (PE) directly as PE owns and maintains all streetlights. For your convenience, we have prepared a streetlight map listing all streetlights with streetlight numbers for easy notification to report outage when calling Potomac Edison at 1-800-686-0811.

<https://waterslanding.org/maps>

White Church Circle (1) & White Church Court (1)
Demetrias Way (3)
Tide Winds Way (1)
Sunbright Lane (1)
Afternoon Lane (2)
Summer song Lane (1)



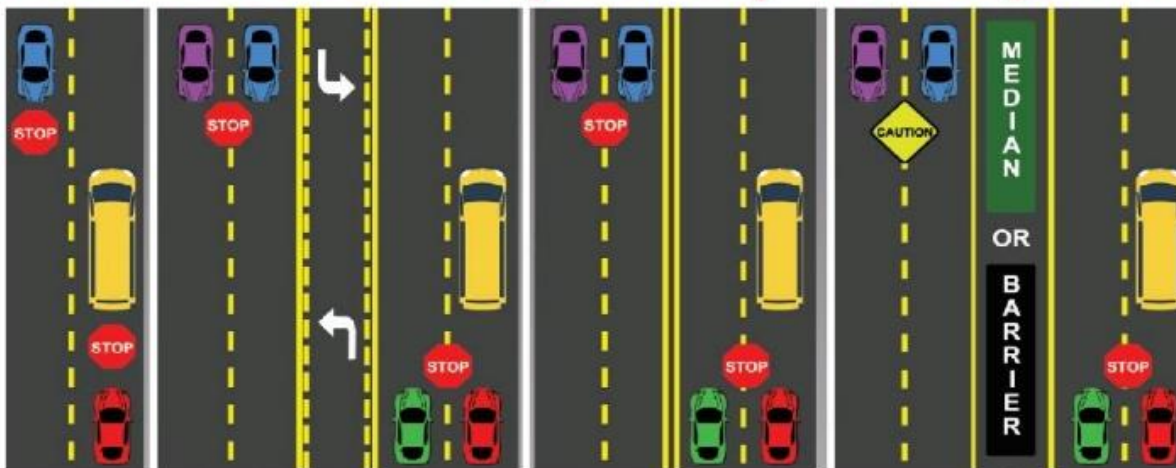
SCHOOL BUS SAFETY

With the dark days of winter, we want to remind everyone to be safe around school buses. Passing a stopped school bus is a crime and carries a fine. School buses are equipped with cameras to catch violators. Fines subject to change.

Maryland schools are back in session.



Remember what to do when a school bus stops for passengers!



Two Lane:
Vehicles traveling in both directions **MUST STOP.**

Two Lane with Center Turn Lane:
Vehicles traveling in both directions **MUST STOP.**

Multi-Lane:
Vehicles traveling in both directions **MUST STOP.**

Divided Highway:
Vehicles behind bus **MUST STOP.**
Vehicles traveling in the opposite direction **USE CAUTION.**



MARYLAND CENTER for SCHOOL SAFETY



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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/depwebstore/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

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

https://www.montgomerycountymd.gov/DOT-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/>



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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/>

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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