

April/May 2025

Westbury Place NEWSLETTER

Published bi-monthly by Neighborhood News, Inc. for the Westbury Place Homeowners Association

MESSAGE FROM THE BOARD OF DIRECTORS

Happy Spring!!!

The goal of the Board of Directors is to make our home, Westbury Place Subdivision a great place to live by keeping our community safe, vibrant and looking great! Thank you to RowCal Community Association Management team for helping us to meet our community goals. Time to get our lawns and landscaping in good shape. It takes all of us to keep Westbury Place looking good and proud to call home.

Please join us at our next HOA meeting.

Tuesday, June 17, 2025 @ Red Lobster at 1381 SW Loop 410 at 6:30pm.

Martes, Diecisiete de Junio 2025 @ Red Lobster at 1381 SW Loop 410 at 6:30pm

VOLUNTEERS ALWAYS WELCOME & NEEDED!!

If you're interested in helping with an event or just wanting to assist with an upcoming project, contact us at (512) 580-4212.

COMMUNITY NEWS

**COMMUNITY-WIDE EVENT – COMMUNITY-WIDE
GARAGE SALE - SATURDAY, MAY 31, 2025**



**Time to do some Spring
Cleaning and get rid of stuff!**

Saturday, May 31, 2025, all residents are invited to have a garage sale in your own front yard. Please be sure to pick up a garage sale permit prior to the day. The HOA will advertise the community event and hopefully have a good turnout!



Improvements & Architectural Requests

Go to **RowCal.com** and click on **ACC Request** to make a home improvement/architectural request.

Association Management

RowCal Community Association Management is working hard for us. For assistance please call (512) 580-4212 or visit CareTeam@rowcal.com.

Management Company Contact Information

RowCal Community Association Management
1901 NW Military Hwy, Suite #111
Castle Hills, TX 78213
(512) 580-4212
www.RowCal.com/ CareTeam@rowcal.com

Community Association Manager
Meagan Newstead
(512) 580-4212/Direct: (210) 988-0569
Meagan.newstead@rowcal.com

ONGOING MAINTENANCE:

The Spring season is a great time to work on our home and yard maintenance. Please remember to submit a request for maintenance at RowCal.com.

On our monthly community drive arounds, we will be looking at things like:

- Fences that need to be repaired and replaced. Maybe it's time to re-stain or paint the wood.
- Gable vents, wooden trim, garage doors, eaves, overhangs, and soffit that need to be refreshed/repainted. Check your gutters to make sure they are clean and properly attached.
- Dead vegetation: Many plants did not survive the cold. Early March will be the time to pull those out and replace them with something new. This includes grass/lawns. If you don't see new growth soon, consider replacing.
- Lawns with bare patches/ no grass is not the sign of a well-maintained property. Dirt and mud running onto the sidewalk and street is a slipping hazard and nobody wants to walk through mud.
- Tree trimming: One of the best times to trim trees and prune shrubs is before the Spring growth starts. The worst time is after the new buds are growing.
- Clean out and refresh your designated planting beds - remulch or add rocks to help keep weeds to a minimum. 6 inches of mulch is recommended to reduce weeds.

We ask that you take time to make sure the front of your home is clear of clutter, trash and other debris. Everybody loves plants, but having multiple potted plants and extensive yard decorations can get out of hand and make your property look cluttered, unorganized, and potentially trashy. Sometimes less is more.

Please be aware of your community's rules regarding

storage of items in the driveway: Grills, tables, trailers, RVs, boats, inoperable vehicles, etc. are not allowed to be stored in public view.

Trash pick-up is on Mondays while Recycle and Organic Material pick-up is on Thursdays.

Please remove trash and recycling receptacles from view on days not scheduled for pick up.

Do not use the receptacles as barriers in front of your home to discourage parking. All roads within the association are public roads.

Please do not park in front of mailboxes. The mail carrier will not deliver the mail if the mailbox is blocked. Some residents have been impacted by this and missed delivery of important mail.

Please keep in mind that one of the main reasons an HOA exists is to help the community maintain and/or improve the property values of the homes in the neighborhood. Every home has its own unique character, but consistent homeowner upkeep and maintenance is universal. Your neighbor is depending on you to maintain your area of responsibility for the benefit of the community.

Feel free to contact our office if you have any questions.

Important Phone Numbers/ Online Resources

RowCal: 512-580-4212

Police: 210-207-7273

Graffiti: 210-207-2833

City Services: 311

SAWS: 210-704-7297

CPS: 210- 353-2222

Recipe Corner

5-MINUTE FRUIT MOUSSE



Source: <https://www.seriousseats.com/light-and-easy-five-minute-fruit-mousse-dessert-recipe>

Ingredients

- 8 1/2 ounces (about 2 1/4 cups) frozen berries or other fruit
- 2 tablespoons sugar (or use sugar, honey, maple syrup, or stevia extract to taste)
- 1 large egg white
- Fresh berries and whipped cream for serving (optional)

Directions:

1. Add fruit to the bowl of a food processor. Process to a rough puree, about 1 minute. Add the sugar or another sweetener and pulse briefly to combine. If you're using a different sweetener, add a small amount at a time to taste.
2. Add the egg white and process until smooth and fluffy and the mixture has lightened in color and doubled or tripled in volume, 2 to 3 minutes.
3. If the mixture clings to the sides of the food processor's bowl too much (this may happen if the blade doesn't extend all the way to the sides of the bowl), transfer the mixture to a normal medium-sized bowl and beat with a mixer fitted with the whisk attachment until fluffy.
4. Spoon the mousse into glasses and top or layer with fresh berries and/or whipped cream (optional). Serve immediately or store in the refrigerator for up to 2 hours (because this mousse has very little sugar in it, it's not very stable and it won't hold for longer than that).



Upcoming Dates 2025 Calendar

April 20	Easter Sunday
April 21	Student Holiday/Teacher Planning Day NISD
April 22	Earth Day
May 2	Holiday (Schools/Offices Closed) NISD
May 5	Cinco De Mayo
May 11	Mother's Day
May 26	Memorial Day
May 29	Summer Break Begins NISD

DO YOU HAVE A NEWSLETTER IDEA?

If you are a good writer or have ideas, suggestions or articles for the newsletter, please email mahali@neighborhoodnews.com



EASTER WORD SEARCH



S	B	M	A	L	R	E	T	S	A	E	C
G	N	E	T	A	L	O	C	O	H	C	A
H	O	T	C	R	O	S	S	B	U	N	S
X	C	H	I	C	K	E	N	S	I	R	I
G	S	L	I	D	O	F	F	A	D	Z	T
N	T	S	S	T	E	K	S	A	B	H	S
I	N	G	G	E	R	E	T	S	A	E	U
R	U	E	Y	V	R	A	B	B	I	T	N
P	H	D	U	C	K	L	I	N	G	S	D
S	J	E	L	L	Y	B	E	A	N	S	A
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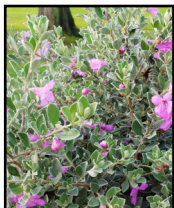
BASKET
BONNET
EASTER EGG
HOT CROSS BUNS
CANDY
HYACINTH

IRIS
CHICKEN
CHOCOLATE
JELLYBEANS
DAFFODILS
LAMBS

RABBIT
DYE
DUCKLINGS
SPRING
EASTER
SUNDAY

BRING POLLINATORS TO YOUR YARD

As warmer weather approaches, consider adding plants that attract pollinators like bees, butterflies, and hummingbirds. These vital creatures help sustain biodiversity and contribute to a healthy ecosystem by pollinating flowers, fruits, and vegetables. In Texas's warm, dry climate, selecting native and drought-tolerant plants can support pollinators while keeping your garden beautiful and resilient. Here are some excellent choices:



1. Texas Sage

A native Texas plant, Texas Sage blooms with vibrant purple, pink, or white flowers and attracts bees and butterflies. It's drought-tolerant and thrives in our climate.

2. Black-eyed Susan

With bright yellow petals, Black-eyed Susans are a favorite of bees and butterflies. They're low-maintenance and perfect for our hot summers.



3. Lantana

These colorful plants attract butterflies and hummingbirds and are heat and drought-tolerant. Lantanas come in several bright colors, making them a vibrant addition to your yard.

4. Purple Coneflower

Purple Coneflowers are easy to care for and attract bees, butterflies, and birds. This native plant is drought-resistant, making it ideal for Texas gardens.

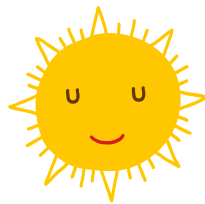


5. Mexican Sunflower

Known for its vibrant orange flowers, the Mexican Sunflower attracts Monarch butterflies. It thrives in our heat and is drought-tolerant.

By incorporating these plants and practices, you can create a thriving habitat that supports pollinators and enhances the beauty of your garden. A pollinator-friendly space not only benefits wildlife but also contributes to a healthier environment for all.

A GUIDE TO SUNLIGHT FOR PLANTS



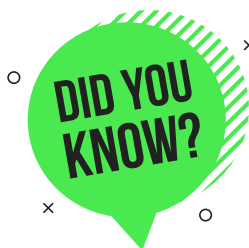
Have you ever wondered what it really means when a plant is labeled as needing full sun or partial shade? Here's a simple guide:

Full Sun: Requires more than 6 hours of direct sunlight per day, including afternoon sun.

Part Sun: Receives 4 to 6 hours of direct sunlight per day, with some afternoon exposure.

Part Shade: Gets 4 to 6 hours of direct sunlight per day, primarily before noon.

Full Shade: Gets less than 4 hours of direct sunlight per day, with no afternoon sun.



Marigolds aren't just beautiful, they're also natural pest repellents! These vibrant flowers produce a scent that helps keep aphids, mosquitoes, and even certain

nematodes (microscopic worms that damage plant roots) away from your garden. Marigolds contain pyrethrum, a compound used in many natural insect repellents. Planting them near vegetables like tomatoes, peppers, and beans can help protect your crops from harmful pests. Plus, marigolds attract pollinators like bees and butterflies, making them a great addition to any eco-friendly garden!





A Season of Togetherness

Call us today to embrace your tomorrow!

Landon Ridge Senior Living is here to help! We provide a continuum of care through independent living, assisted living, and memory care – so we meet our residents right where they are!

Through our lifestyle activities, amazing amenities, and caring team members we ensure your needs are met and you receive the care you deserve. Step into your new home this season and embrace true community with us. We look forward to welcoming you home!

210.625.8421

LandonRidgeAlamoRanch.com

Independent Living

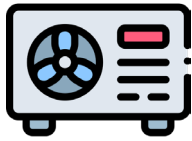
11300 Wild Pine,
San Antonio, TX 78253

Assisted Living & Memory Care

11349 Alamo Ranch Pkwy.,
San Antonio, TX 78253

 A Sagora Senior Living Community

 AL 307560 MC 104691



TIME TO CHECK YOUR AIR CONDITIONER

As temperatures start to rise, now is the perfect time to check your air conditioner to ensure it's ready for the warmer months ahead.

Replace the Filter – A clean filter improves airflow and helps your system run efficiently. Change it every 1–3 months.

Clear Debris – Remove leaves, dirt, and other debris from around your outdoor unit to keep air flowing freely.

Schedule a Tune-Up – A professional inspection can catch small issues before they become big problems, improving efficiency and extending the life of your system.

SPRING CLEANING TIPS AND TRICKS

Spring is now in full swing, and what better way to refresh your life than by decluttering your home? Here are some simple and effective tips to help you declutter your home and create a clean, organized space:

Set Realistic Goals

Start by setting small, achievable goals. Trying to declutter your entire home in one weekend can be overwhelming. Break the task into manageable steps, like tackling one room or area at a time. Setting a goal for a specific number of items to declutter (e.g., “I will let go of 20 items this week”) can also keep you motivated.

Start with a Clear Out of Seasonal Items

Begin by sorting through seasonal items that may have piled up over the holidays. This could include decorations, extra blankets, or winter gear like coats and boots. Go through them to see what you actually use and donate or recycle anything you no longer need.



Adopt the “One In, One Out” Rule

To prevent clutter from building up in the future, try the “one in, one out” rule. For every new item you bring into your home, commit to getting rid of something old. This can be especially helpful for clothes, toys, or kitchen gadgets that tend to accumulate over time.

Tackle the Tough Areas First

Some areas tend to collect clutter more than others—think junk drawers, closets, or the garage. Start by organizing these high-traffic spots to feel an immediate sense of accomplishment. For example, try emptying a closet, sorting through the items, and then donating or discarding anything that doesn't belong.

Celebrate Your Success

Once you've tackled a space, take a moment to appreciate your hard work! Celebrate your progress with a small reward. Maybe a relaxing evening or a cup of tea in your newly organized living room. Every little bit of decluttering you do is an achievement!



When you volunteer with Meals on Wheels San Antonio, you are doing much more than delivering a meal! Your support enables our senior neighbors to age independently and safely in the comfort of their own homes, making a significant difference in our community.

Meal delivery opportunities are available across San Antonio, with pick-up sites located at:

- University Methodist Church - 5084 DeZavala Rd., 78249
- Morningside at the Meadows - 730 Babcock Rd., 78201
- Northwest Church of Christ - 9681 W Loop 1604 N, 78254

FOR MORE INFORMATION OR TO APPLY TO DELIVER, PLEASE VISIT [MOWSATX.ORG/VOLUNTEER](https://mowsatx.org/volunteer), CALL (210) 735-5115, OR EMAIL VOLUNTEER@MOWSATX.ORG!

FOSTERING CONNECTION IN OUR COMMUNITY

In today's fast-paced world, it's easy to feel disconnected, even in our own neighborhoods. The importance of community connection has never been more crucial. Building relationships and fostering a sense of togetherness in our neighborhood can enhance our quality of life, make us feel supported, and create a more vibrant, welcoming environment for all.

One of the best ways to bring people together is by hosting or attending neighborhood events. From block parties and potlucks to holiday gatherings and yard sales, these events allow us to meet, interact, and form friendships. If large-scale events seem intimidating, consider smaller meet-ups like coffee mornings or book clubs.

Small, everyday gestures also go a long way. Taking a moment to greet your neighbors, offering to pick up groceries for someone, or sharing a homemade treat can make a big difference. These simple acts not only brighten someone's day but also send a message that you care. Over time, these small exchanges can grow into lasting friendships.

Everyone has unique talents or hobbies they can share with others. Whether it's hosting a cooking class, offering a DIY home improvement workshop, or starting a neighborhood book club, sharing your skills can create opportunities for connection. These activities help bring neighbors together over shared interests and offer a chance to learn something new while strengthening community ties.

At the core of fostering connection is creating a welcoming environment. Being open to meeting new people and introducing yourself to neighbors can go a long way. Sometimes, all it takes is a friendly hello or an invitation for coffee to break the ice. The more welcoming we are, the more we create a culture of kindness, where everyone feels valued and appreciated.



KEEPING YOUR HOME PROTECTED FROM CYBERSECURITY THREATS

With much of our lives happening online, protecting your personal information is crucial.

Here are simple steps to secure your home network:

Use Strong Passwords: Avoid obvious passwords like your name or "12345." Create long, complex passwords with a mix of letters, numbers, and symbols.

Beware of Phishing Scams: Phishing scams trick you into revealing personal info through fake emails, texts, or calls. Always verify the sender's email and avoid suspicious links or attachments.

Secure Smart Devices: Change default passwords on smart devices and use strong, unique ones. Consider placing these devices on a separate Wi-Fi network for added security.



MCKENNA
INSPIRATION-INFLUENCE-IMPACT



The HOPE
Center



The Hope Center, inspired by the McKenna Foundation's Choose Kindness Campaign, celebrates Dana Roby as our recipient of the Choose Kindness Award for May 2025.

Dana is a woman of faith, grace, and compassion—the true personification of a servant's heart. Each day, she selflessly gives of herself to those around her, advocating for others without judgment. As both a nurse and a person, Dana's impact on the community is immeasurable. She is a constant ray of light, uplifting and encouraging everyone she meets! Through her selflessness, patience, and wisdom, Dana has transformed countless lives, making the world a better place for all.

To learn more about the Choose Kindness campaign and/or to nominate someone, visit

<https://mckenna.org/choosekindness/>

How will you CHOOSE KINDNESS today?

ChooseKindness



Westbury Place HOA
RowCal Community Association Management
1901 NW Military Hwy, Suite #111
Castle Hills, TX 78213

PRSRT STD
U.S. POSTAGE
PAID
SAN ANTONIO, TX
PERMIT NO.1568

Time Dated



Happy Mother's Day!!!



*Happy
Mother's
Day*

*Thanks for making
Westbury Place a great
place to live and grow!!!*