



PECAN SQUARESM

Year in Review 2022

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Life Squared

It is hard to believe that we are three years into building a life here in Pecan Square! The community pride here is stronger than ever and the culture rings true to the small town, run next door for a cup of sugar, spirit that we hoped to create. We've seen strangers become neighbors that do life together—they celebrate birthdays, marriages, adoptions, promotions, and simple beautiful days, together. We hosted over 300 events and activities ranging from small-group classes to community wide celebrations. We think that life in Pecan Square is pretty sweet and so do our residents!



"It's hard to put into words, what I love about Pecan Square, because it's more of a feeling. A feeling you get when you're here. Before you move-in, you're welcomed. Once you're here, you're supported. When you struggle with life, you're lifted. And when someone else struggles, you want to help. It truly is a pay it forward community. It's a blessing."

— Laurie A.

Hillwood Guiding Principles

At Hillwood Communities, we see placemaking as a responsive, continuous evolution. Innovation not for innovation's sake, but for real-life experiences that are meaningful and ever better. Guided by the principles below, our approach has led to a proven history of delivering long-term results for customers, partners, and investors.



SENSE OF COMMUNITY

Create a culture of belonging through programming that inspires people to live life together for greater joy and mutual support.



WELL-BEING

Nurture healthy living by creating environments that contribute to a sense of health, wholeness and connection to others and the natural world.



ENRICHMENT

Empower lifelong learning by offering inspired opportunities that promote the experiences, skills and knowledge that lead to continual growth.



STEWARDSHIP

Contribute to a more sustainable society and planet through embracing the generational thinking that values the land's heritage and local culture, conserves resources, and gives back to the community.



INNOVATION

Operate with a spirit of curiosity that advances quality of life through a commitment to creative thinking and constant improvement that makes life better now and for generations to come.

“Everything about this community is just stellar. The activities, the places to meet with neighbors and friends, the groups where we can meet face to face are just phenomenal. I also truly love the diversity. The “hi’s and hellos” as people pass by. The safety. I know that the friendships I’ve made in this community are real. We truly have a village.”

– Tamara Jennings

Pecan Square Firsts

Here at Pecan Square, we are fond believers in celebrating and commemorating moments. We have been avid collectors of some of our community “firsts” over the past year to create a tradition rich environment and be able to revel in nostalgia as we grow.

SUNSET SERENADE



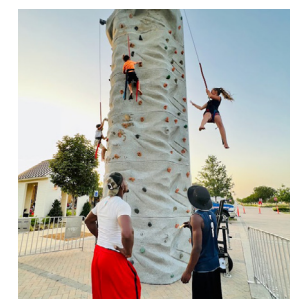
BON VOYAGE SUMMER PARTY



FATHER'S DAY CAMPOUT



BARN DANCE



ADULT EGG HUNT



Johnnie Daniel Elementary

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Johnnie Daniel Elementary, the first of three planned on-site Northwest ISD schools, broke ground in May. Several residents that will be the first kindergarten class of Daniel Elementary joined in on the celebration. This new school will open in August 2023.



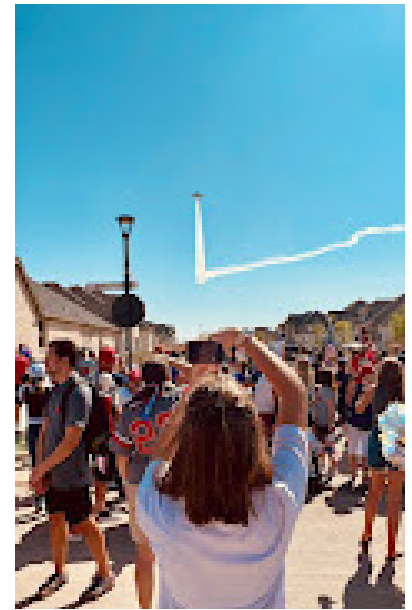
“In time, the residents from Pecan Square will be able to attend kindergarten all the way through high school. Neighborhood schools are special and truly promote community. That’s especially true with elementary schools which become the heartbeat of a community.”

Fred Balda, President of Hillwood Communities

Building Homes for Heroes

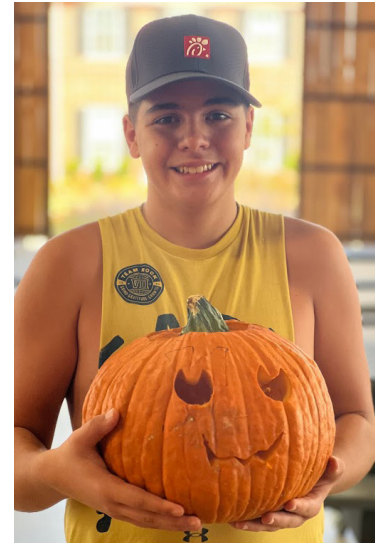
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We had the honor of partnering with Building Homes for Heroes, Hillwood Communities, and Highland Homes to welcome United States Army Veteran, Jonathan Merchant, to his mortgage-free home in Pecan Square and celebrate the impactful work of BHFH that has made this possible for Merchant and 299 veterans across America! Throughout the year, the community has come together to commemorate milestones of the building process like writing notes of love on the frame of the home and introducing the Merchants to fellow veterans in the community. Then, on September 10, the community came out in full-force to celebrate the Merchants getting the keys to their new home! We started the day with a parade featuring The Northwest High School marching band, cheerleaders, Boy Scouts from all over, Mayor David Rettig and other Northlake officials in rare classic cars, and droves of residents clad in patriotic colors! Next, came the ceremony complete with an incredible flyover and Merchant officially getting the keys to his fully furnished home! We wrapped things up with a big party on The Square.



PECAN SQUARE TEENS

The Pecan Square Teen Council was created this year to empower and inspire young teens in the community. It also serves as a platform to teach them that they are leaders in this community and all their younger neighbors are watching and learning from them. Teens provide an important voice in planning activities that interest them, serve, and support philanthropy efforts, and provide leadership in the community. Through Council efforts, the teens raised hundreds of dollars through the Hoops for Hunger event to support the North Texas Food Bank! We are very excited to see this group grow even more in 2023!



“No words can really explain my love for this community. It is such a vibe. Great people, sense of community, events, whether you go to everything or just a few, you always feel loved and welcome!”

— Julie Anderson



We are a community anchored in the traditions of small-town America. We support our neighbors and when our cups run over, we support those in surrounding communities through the North Texas Food Bank. The Northlake Neighbors Race remains our largest fundraiser, but the Adult Egg Hunt came in close second this year. In 2022, we raised enough funds and goods to provide 18,300 meals!



THE NATIONALS

The Nationals, presented by the National Sales and Marketing Council and the National Association of Home Builders, celebrates North America's best in new-home sales and marketing. Pecan Square won the Silver Award for Best Lifestyle Program and our very own Candace Culver won the Gold Award and title of National Lifestyle Director of the Year!

“It’s an honor to receive this award! This role takes a lot of passion, empathy, and creativity to do well. Fortunately, I hear from our wonderful residents how much they appreciate my work on a regular basis, but it is amazing for it to be recognized on a national level. I would not be so successful if it weren’t for Hillwood giving me the freedom to bring the vision of Pecan Square to life and for residents to eagerly participate and make this lifestyle program the best.”

-Candace Culver





PECAN SQUARESM

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DEVELOPER'S CORNER

Pecan Square is going strong. We have over 1,100 occupied homes and over 1,250 home sales. The completion of the Jackson Hall expansion that includes the second pool and the fitness center was a highlight for 2022. Elm Tower was also completed in 2022. If you want to see breathtaking sunsets, this is the best location in Pecan Square. We hope everyone is watching the progress of the Johnny Daniel Elementary which broke ground this year and will be open for the Fall 2023 school year.

New in 2023: Several new phases of development are underway with almost 500 new lots being completed in 1Q23. These new phases will resupply all the product lines (40', 50', 60' and 70') and our first section of Estate Lots (100' x 180') will be completed. Highland, Coventry and David Weekley have new models underway that will open in 1Q23. Along with the new lots, there will be pocket parks within each section.

We are excited to announce the new amenities that will start construction in 2023 along the ridge. The north ridge, across from the elementary school, will be home to a pickleball complex. Knowing our competitive residents, we anticipate many community tournaments. Once the new pickleball complex is complete the Arena will be dedicated to basketball on the sports side. The south ridge, located south of Elm Street, will be the home of our third pool. We will share renderings with the community once we have the plans finalized.

As we hit milestones in 2023, the Management Team will share our progress. Thank you all for choosing Pecan Square to call home.



“Coming from the Virgin Islands, I love the town feel. Pecan Square feels like a small town all within itself. The square feels like a little town as I use to see in the movies. I LOVE the feel of community and the diversity within. Most of all, yes we all have houses here but it feels like home. I celebrate a year in the community and I am so glad I chose here.”

– Leah