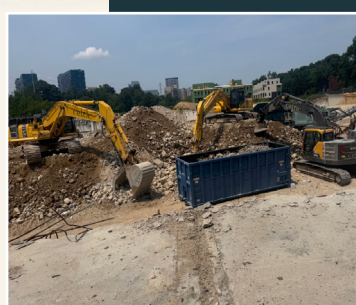


JULY 21, 2026



SUNSET STATION PHASE 2 SITE PREPARATION IS ON SCHEDULE TO BE COMPLETED BY DECEMBER 2026

Despite the summer thunderstorms, the work on the backfill phase of the FNMA building and garage project is going well. To date, approximately 40% of the backfill has been completed, and the site is being prepared for future development. As the site is filled, the demolition contractor utilizes a certified third-party vendor to ensure that the material has been placed per the approved specifications and requirements.

A large portion of the primary backfill material is made of recycled concrete that comes from the office building. We continue to process the recycled concrete onsite using a special piece of equipment. We remove the remainder of the demolished materials by truck via the southeast entrance to Sunset Hills Road.

The remaining structural elements of the garage will be removed as the backfill and stabilization is completed.

SUNSET STATION'S AMENITIES ARE PERFECT TO ENJOY THE SUMMER WEATHER!

If you haven't visited the playground or taken a walk on the trails by the lake, you should take the opportunity to enjoy the beautiful cool mornings and warm evenings and enjoy these popular amenities. The playground was designed with the natural environment in mind and has become popular with the area's residents. Our trails are the perfect place to go for a jog or bike ride and look for the turtles and ducks that have returned to the pond. If you spend some time on the trails or at the playground, please send your photos to info@theamericandreamwayproject.com.



SUNSET STATION SALES UPDATE

Sunset Station is enjoying strong sales this summer and has proven to be a popular community for move-up home buyers from the local area. Since opening the 24-foot townhomes at a VIP event late last month, Dream Finder Homes sold half of the building in just one week! The Dickenson model is priced at a little over \$1.3 million.

The community's biggest attraction is the convenience to Reston Town Center and all of the retail and businesses that are within walking distance.



For more information about Sunset Station, visit <https://dreamfindershomes.com/new-homes/va/reston/sunset-station/>

Update



AMERICAN DREAMWAY CONSTRUCTION

PHASE 1

SUNSET STATION UPDATE

- There are five buildings under construction, each at varying phases of completion.
- Trail maintenance and landscaping are ongoing.

MEET THE CONSTRUCTION TEAM

WHEELOCK COMMUNITIES

Steve Coniglio



DREAM FINDERS HOMES

Adan Peralta



WILLIAM A. HAZEL INCORPORATED

Corey Reynolds

PHASE 2

- Work on backfill of the site will continue through 1Q 2027.
- The backfill phase of the project is expected to mostly occur between Monday – Friday (except Federal Holidays), between the hours of 7 am and 4 pm. All project stakeholders are closely monitoring the start times of the Demolition Team and their ancillary partners (Debris Hauling, Metal Recycling, Delivery, etc.) to ensure disruptions to the adjacent neighbors are kept to a minimum. When needed to keep the project on schedule, Saturdays might be used as progress catch-up days periodically.
- We are working closely with Fairfax County Land Development and Zoning Personnel to make sure the backfill activities are in compliance at all times.
- Fairfax County inspectors monitor the main entrance to the construction site making sure the demolition contractor is using required techniques to clean off truck tires before leaving the project site to minimize any contamination within the storm water system.
- The VDOT-approved construction entrance system is in use to keep soils and debris out of storm structures in place.
- Fairfax County inspectors continue to verify that the demolition contractor is utilizing the water sprayers as required.

MEET THE CONSTRUCTION TEAM

WHEELOCK COMMUNITIES

Steve Coniglio



CUSHMAN & WAKEFIELD

Robert Adkins



CONSTRUCTION HOTLINE

We have set up a 24/7 hotline that you can call to ask questions, communicate your concerns, or get more information about the project.

The Hotline Number is: 703-423-0995

Simply leave us a voicemail message with your question or concern and a member of our construction team will get in touch with you as soon as possible.

FAQ's

To review our complete list of FAQs, please visit <https://www.americandreamwayproject.com/faqs>.