



# Oakridge News

Vol. 2, No. 6

A Publication of the Oakridge Neighborhood Association

February, 1994

## WHERE IS REAL ESTATE HEADED IN 1994

To coin a phrase "Happy Days are Here Again". This is the general feeling in the Real Estate Industry. Three or four years ago when Mary Frances Bureson, President of Ebby Halliday Real Estate, Inc., was President of the Greater Dallas Association of Realtors, there were approximately 24,000 homes listed in our MLS System, which does not include those selling their homes on their own or many new construction homes. Today there are approximately 12,000 homes in the MLS System. This is roughly half of the inventory.

As sales remain constant because of the lower rates and the low cost of housing, a decline in the inventory of homes to 800-900 will swing the pendulum back towards a sellers market and you will see a rise in prices. How much and how fast depends on supply and demand, how high the interest rates rise and other economic factors.

Oakridge remains stable and for those homes "in condition" to sell there has been a slight increase. This has not been enough to make a significant change in the losses that this area has suffered because it was a newer neighborhood when the values fell and owners have lost a lot of equity. In addition to the equity loss, most owners have added more to their property in amenities, landscape and interior decor that they will not recoup upon selling.

The brighter side to this is that now is the time to be moving if you intend to purchase a larger home and take advantage of the lower rates and lower prices. If you are retiring or moving to another area you must be aware of the fact that a significant increase in values will take another 3-5 years. You must take into account the cosmetic improvements that your home may need in order to sell and at that time make decisions as to your options.

At any rate, values are improving and that is a start. The neighborhood is very stable and I encourage all of you to join the neighborhood association. Remember the work it does and the participation you have in your neighborhood is a direct reflection for buyers and their attitude about our area. Please help and we will all benefit from caring about each other and the condition of our neighborhood.

Peggy Richey

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### OAKRIDGE NEIGHBORHOOD ASSOCIATION

President	Scott Youzva
V.President	Jo Ann Schmerheim
Secretary	Donna Dayhoff
Treasure	Jerry Johnson

### DIRECTORS

District No.1	Cindie Johnson
District No.2	Stephanie Hall
District No.3	Pat Downing
District No.4	John Gay
District No.5	Tom Corbin

### COMMITTEE CHAIRPERSONS

Civic and Political Communications	Jack Rash
Crime Prevention	Luanne Payne
Environmental	Pam Harbach Ron Harbach
Finance	Jay Miles
Membership	Pat Downing

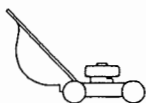
### MEETING DATES

March 9	Environmental Committee	7:00 PM
March 15	Communications Committee	7:30 PM
March 17	Crime Prevention	7:00 PM
March 8	Civic and Political	7:00 PM
March 22	O.N.A. Board	7:00 PM
March 23	O.N.A. General Meeting at Oakridge C.C.	7:30 PM
	Topic Budget Presentation	
Garland City Council Meets 1st & 3rd Tuesday of the month at 7:00 PM. City Hall, 200 North 5th St.		

**Environmental Committee  
Chairpersons Ron and Pam Harbach**

The new landscaping contract should be signed by March 1 with Landscaping Experts of Dallas. They currently do The Spring Park Neighborhood and we feel they will give us very good service. This new contract will increase our budget by approximately \$125.00 per month but we feel the service will be much more detailed and professional.

**MARK YOU CALENDAR!!  
SPRING CLEAN UP  
SATURDAY, MARCH 12**



We will meet at the Oakridge Country Club parking lot on Saturday, March 12, at 9:00 AM. Bring your rakes, edgers(gas) and mowers. (We need more *men.*) Just 2 or 3 hours of your time will make a tremendous difference in our neighborhood.

**ANOTHER O.N.A. ACCOMPLISHMENT**

We have been successful in getting the waterway cleaned up between the apartments on Beltline and the homes on Big Oaks. It looks great! We are sure the homeowners who live next to this waterway are enjoying the change. Just one of the many things your O.N.A. has accomplished for our neighborhood. Remember us when we ask for your dues support of \$25.00 this year.

Next Meeting of the Environmental Committee is scheduled for March 9th at 7:00 PM. Anyone interested in joining us please call 530-5024.

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**IMPORTANT PHONE NUMBERS**

Police:	
Emergencies	911
Non-Emergencies	205-2150
Voice Mail	220-2286
City Councilman	
Michael Holden	530-2906
Sanitation	205-3420
Environmental Code	205-3374
Animal Control	205-3570
Poison Center	590-5000

February 1994

Dear Neighbors:

This is an important election year, starting with the primaries (both Party's) on March 8th. The winners of the primaries will be on the ballot for the General Election in November.

The General Election will include the race for Governor, Senate and Congressional seats as well as local state and county officers.

There will be a Garland election for mayor and city council in the spring.

To vote in the Primary you had to have been registered as of February 4th. To vote in the General Election you must have a current voter registration card or send in voter registration form. If you need a form to register, please call me, Marcus C. Meurer, your Precinct Judge at 530-6850, and I will send a self addressed registration form, which you will fill out and mail.

Remember voting is a privilege, Please exercise your right.

Thanks, Your Precinct Judge

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## Teen Talk

So it's about time that Oakridge had an article in its newsletter for teens. I'll be coming to you once a month through the newsletter to tell you about important happenings in Oakridge, to you let you know about fun and exciting places to hang out, and just to cover some issues that would be more interesting to teens without all that grown-up mumbo jumbo.

If there is anything in particular you'd like to see or read about don't be shy, you can call the Oakridge voice mail service (220-2286) and I'll get your message and start on your story as soon as possible. I look forward to hearing from you and I hope you'll look forward to hearing from me too !!!

Until Next time!

Maridel

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## ONA General Meeting Addresses School Issues

Close to 100 Oakridge residents gathered for the January membership meeting of the Oakridge Neighborhood Association to discuss our neighborhood schools in a program organized by the ONA Civic and Political Interest Committee.

The meeting featured a panel of representatives from neighboring schools as well as representatives from the Garland Independent School District. The panelists included Martha Craft, Director of Elementary Schools for GISD; Pat Chumley, Director of Secondary Schools for GISD; Kay Kuner, Principal of Davis Elementary; Richard Cosby, Principal of Jackson Middle School; and Tim Cowan, Student Resource Officer at Jackson Middle School and a member of the Garland Police Department.

The program began with each member of the panel making a brief opening statement, describing their school or area of responsibility. Directors Craft and Chumley gave an overview of GISD's freedom-of-choice plan.

The program was then opened up to questions from the audience.

Several questions centered on why some students cannot get into the closest school to their residence. Directors Craft and Chumley pointed out that when a school has more applicants than available space, based on court-mandated racial or ethnic "mixes," the school administration selects enrollment based on the closest residences to the school.

Principals Kuner and Cosby answered questions on what criteria parents should look for when selecting a school, and on ways that anyone can become involved in

helping neighborhood schools accomplish their mission. Dr. Kuner pointed out that there are many opportunities for volunteers to work as tutors, teacher assistants, officer workers, and resource providers.

Officer Cowan responded to questions about the GISD/GPD School Resource Officer Program and how it was helping to keep crime and violence down in middle and high schools throughout the city. He reported that the program was very successful and was being well received by students, parents, school administrators, and the Garland Police Department.

The Civic and Political Interest Committee has pledged to keep issues concerning our neighborhood schools before the residents of Oakridge, and to help facilitate communications between the neighborhood and the schools system.

Our special thanks are extended to the members of the panel who took time to participate in a meaningful and worthwhile meeting, and to those who attended the meeting and took part in the discussions.



## Comments or Suggestions



We welcome your comments or suggestions about the newsletter, particularly items you would like to see in the newsletter. Call the voice mail and leave a message and we will return your call. Please mail any articles for the newsletter to:

Oakridge Neighborhood Association  
P.O. Box 450145.

The deadline for articles is the third Friday of the month.

**The Communications Committee needs volunteers!!**

### Reminder

There will be no trash pick-up Monday February 28. Starting Tuesday March 1, 1994 Oakridge trash pick-up day will be Tuesday. They will collect all trash, newspapers and recycle bin. If you have trash pick-up in the alley, your newspaper and red bin will also be collected in the alley,

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References

**ENTRY WAY BEAUTIFICATION PROJECT**

**GREAT JOB!! THANK YOU!!!**

We have had a great response to this project and we are on our way to meeting our goals. So if you have not sent in your donation yet — do it today as spring planting is almost here.

Please make your check payable to OAKRIDGE NEIGHBORHOOD ASSOCIATION, complete the attached form and MAIL TO:

Ron Harbach  
3102 Big Oaks Drive  
Garland, Texas 75044

**CONTRIBUTION TO O.N.A. ENTRY WAY BEAUTIFICATION PROJECT**

NAME: \_\_\_\_\_

ADDRESS: \_\_\_\_\_

AMOUNT: \_\_\_\_\_ PHONE: \_\_\_\_\_

ENTRY WAY PREFERENCE: \_\_\_\_\_

## Oakridge Crime Watch Block Captains

RIDGE OAK DR.	3405 - Kim Gingerich 3306 - Charmaine Hutson 3229 - Donna Dayhoff	WILLOW RIDGE	2813 - Luanne Payne
RIDGE OAK PL.	2601 - Cheryl Wood 2618 - June Edwards	WINDING OAK	2813 - Vance & Elena Smith
RIDGE OAK CT.	2501 - Cathy Murphy	OVERVIEW	2018 - Betty Glover
RIDGE VIEW LN.	NEEDED	PEAKWOOD	2119 - Jack Treadway
GREENVIEW DR.	3310 - Kim Eubanks *3422 Beverly Prater	HEARTHSIDE LN.	*2008 - Bettelyn Howard
GREENVIEW CIR.	2709 - Betsy Pugh	LAUREL OAKS	2850 - Jo Ann Schmerheim 2730 - Bert Littlejohn 2839 - Stephanie Hall
BENDING OAKS	3314 - Sue Cole 3222 - Sara Traylor 3202 - Hazel & Dick Toberny *3317 - Mary Fowler	LAUREL OAKS CT.	NEEDED
BEAVER RUN	NEEDED	BIG OAKS	2502 - Mary Macejewski 2509 - Mark Edwards 2706 - Scott Youzva 2821 - Sharon McDonald 2833 - Bill Smart 2843 - Bettie Bishop 3014 - Joan Nichols 3109 - Sue Sweetnam
GOLDEN OAKS	2502 - Dana Burk *2405 - Bonnie Hill	HICKORY BEND	2622 - Pat Woods 2811 - Diane Cooper
DIAMOND OAKS	2125 - Harry & Lila LaGrassa 2101 - Doris Autrey 2321 - Dennis Cheatham	STONERIDGE	2810 - Weldon Martindale *2870 - Edward Carpenter
OAK POINT	2906 - Art Dietz	MEADOWRIDGE	2625 - Katherine Rackley
OAK SPRINGS	3001 - Mary Musseman	RICHLAND	NEEDED
LONE OAK	2317 - Joi Stowe 2401 - Pam Hubbard	SUNCREST	2502 - Lisa Wilson
ROCKY TRAIL	NEEDED	CREIGHTON	2517 Elaine Centorbi
MOSS TRAIL	2221 - Vicki Fitzgerald	CRESTEDGE	*2504 - Natalie Burgin *2522 - Lynn Hamilton
ROLLING OAK	2271 - Jim Cook 2005 - Sue Hageland	FULTON	*2433 - Jake Benner
SHADY OAKS CT.	2201 - Charles & Valerie Derryberry	PEPPERIDGE	2502 - Sandy Dean
WINDY RIDGE LN.	2113 - Jack Rash 2114 - Ken Davey	PEBBLESTONE	2537 - Deborah Meals 2545 - Patricia Downing
GRAND OAK	2906 - Virbol & Ruth Bartlett 2822 - Mary Anne McFall	RICHOAK	NEEDED

You do not have to be a member of the Oakridge Neighborhood Association to serve as a Block Captain. You need just to be a loyal and trustworthy neighbor who is willing to keep an eye on your neighbor's house while they are away, pick up newspapers and mail, and report any suspicious activities.

**\* NEW BLOCK CAPTAINS**

Our goal is to have a Block Captain for every 6 to 10 houses. With approximately 1,200 homes in Oakridge, we have a long way to go.

Volunteer to be a Block Captain by calling the O.N.A. Crime Watch and Information Hotline at 220-2286. Leave your name and number and we'll call you back.

**Crime Prevention and Safety**  
**Luanne Payne, Chairperson**

**Crime Statistics for January:**

- 1 - Burglary of Habitation: Rolling Oak
- 1 - Assault Class C Misdemeanor: Ridge Oak Place
- 4 - Criminal Mischief: Oak Springs  
 Big Oaks  
 Rolling Oak (2)

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I am very pleased with the January report. Offenses were down to only 6 in January, whereas there were 18 offenses reported in December. The Crime Watch program must be doing something right. Keep up the good work!

Also, I would like to thank all the new block captains for volunteering to represent their streets. This really helps the system work. **Be sure to tune-in Channel 16 on the TCI cable for current updates on criminal activity in Garland.** You may be able to help the police in catching criminals!

It is never too late to join the Oakridge Neighborhood Association. We need you to be involved so we can continue to grow and keep you informed on current happenings in Oakridge. This Newsletter goes to 1130 homes in Oakridge and the O.N.A. doesn't have but 1/4th of these supporting the hard work and dedication to make this work. It is only \$25.00 per year so join today!

To Betty Bishop: We are all thinking of you and wish you well.

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Return the completed form with \$25.00 dues to  
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## OAKRIDGE Neighborhood Association MEMBERSHIP FORM

Street Address \_\_\_\_\_

Home Phone \_\_\_\_\_

Date \_\_\_\_\_

According to the Bylaws of the Association each household is entitled to 2 (two) voting members. Please complete the following information for each voting member. Indicate any information you do not want published in the ONA Membership Directory.

### Member #1

Last Name	First Name	M.I.	Birth Month/Day	Preferred or Nickname

Employer	Occupation	Business Phone

### Member #2

Last Name	First Name	M.I.	Birth Month/Day	Preferred or Nickname

Employer	Occupation	Business Phone

### MEMBER #1

### MEMBER #2

I AM INTERESTED IN: PLEASE CHECK ALL APPROPRIATE BOXES

- Actively participating on a committee. Please contact me.
- Learning more about the Association. Please contact me.
- Participating on a committee on an "as needed" basis.
- Offering some type of business sponsorship. (Advertising, Resources, etc.)
- Supporting the Association by paying annual dues and being informed.

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- Offering some type of business sponsorship. (Advertising, Resources, etc.)
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PRIORITIZE YOUR INTERESTS IN THE ASSOCIATION: 1-4 1-MOST IMPORATANT 4-LEAST IMPORTANT

- Social Activities
- Beautification Projects
- Civic, City & Zoning Concerns
- Crime Prevention
- Senior Citizen Organization
- Youth Organization
- Other \_\_\_\_\_

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- Other \_\_\_\_\_

### CHILDREN IN HOUSEHOLD

Name	Birthday	Name	Birthday