
◊ Oakridge News ◊

Vol. 8, No. 5

A Publication of the Oakridge Neighborhood Association

October 1999

President's Corner : Mike Rose

It's interesting that the city of Garland thinks neighborhood associations are important enough that an individual has been assigned the responsibilities to work with existing groups and to help in the forming of new associations. She will be working for Assistant City Manager Ron Jones. Mr. Jones spoke at our annual membership meeting on May 20th. Please see an article on page 5 in this newsletter that Jan authored.

Councilman Lowell Hyatt was our featured speaker at the September 30th general membership meeting. We were informed of the progress that the Camelot Neighborhood Association is making on benchmarking their entire neighborhood. The Board of ONA has begun discussions with the appropriate City officials to find out how the Oakridge area may become involved in this process. It appears to be a detailed analysis of our small community but will set a "benchmark" for us. One item of interest would be what tax revenue the Oakridge area generates for the City. The Board will certainly keep everyone informed as to the progress being made.

The holiday seasons are fast approaching. Several discussions have taken place to see if some type of contest could be developed regarding Christmas decorations. Both an individual homeowner as well as a street award are the most active ideas. Let your District Director know of any ideas you might have and these will be shared at our next Board meeting. Wouldn't it be nice if the Oakridge area could compete with the Spring Park area for a pleasingly decorated neighborhood.

Have you noticed that the word neighborhood has been mentioned several times, both in this newsletter and many past issues. We must be a proactive community. If we are not it might cause our area to fall into decline. Would you want that to happen? Do you know if your immediate neighbor is a member of ONA? How about your neighbor

**OAKRIDGE
NEIGHBORHOOD
ASSOCIATION**
P.O. Box 450145
Garland, TX 75045-0145
ONA Hotline: 214-967-5136

OFFICERS

President	Mike Rose
Vice President	Jim Griffin
Secretary	Fern Cook
Treasurer	JoAnn Schmerheim

DIRECTORS

District 1	Joan McDole
District 2	Karen Hearn
District 3	Diana Edwards
District 4	Bill Johnson
District 5	Kathy Cypert
District 6	Nelson Prater
District 7	Donna Visneau

COMMITTEES

Membership	Mary Musseman Fern Cook
Newsletter	Jackie Griffin Luanne Payne
Environmental	Cy Farver
Architectural	Gary Richey
Crime Prevention	Luanne Payne
Citizens on Patrol	Bill Johnson
Homeowners Coal.	Mike Rose
Welcome Wagon	Luanne Payne



OAKRIDGE WOMEN'S CLUB

Libby Morse

We are having a membership drive in November! The meeting is November 2, 1999. We will meet at Pam's house at 2806 Oak Point. We meet at 7pm for snacks and the meeting begins at 7:30. If you have been thinking of joining the OWC, now is the time! Look for our fliers and signs. For More information call Mary Macejewski at 972-495-5734. We meet the first Tuesday of each month! It is a great way to get to know your neighbors, their families and have fun! Outings are scheduled with a variety of interests in mind. We have holiday parties for the kids, nights out for the girls, and couple only activities! Please join us! We are a fun group and would love to have you!

At the Last Meeting: We met at the Oakridge Country Club. We planned the Halloween Party and November New member drive. Please remember to get out those fliers! Watch for the new signs for our monthly meetings. Thank you Mary for getting the signs! Thanks also Emma for the business cards!

Don't miss the Halloween event for the kids! Games and snacks are planned at Foxboro park. We will meet On Saturday Oct. 23rd from 3pm to 6pm. Foxboro Park is located at the southeast corner of Plano Road and Braeburn Lane (mapsco 8K) just north of Owens Farm. Come dressed and bring a bag for all your goodies! (The rain date is October 30th at the same place and time!)

Trick or treat! If you would like to trick or treat with a group from the OWC, meet at Pam's house at 7pm on the 31st! It will be fun!

See You in November!!

One Room Cleaned FREE up to 250 sq.ft.

ALWAYS A CLEANER CARPET

"You Don't Want A Carpet Cleaner, You Want A Cleaner Carpet"

- NO DRYING TIME
- NO SOAPY RESIDUE
- SPOTS WON'T RETURN
- FINE UPHOLSTERY / DRAPERY CLEANING



*The Dry Extraction
Carpet Cleaning System*

- CARPET READY TO USE RIGHT AWAY
- MAKES CARPET LAST LONGER



972-530-5456

One Room Cleaned FREE up to 250 sq.ft.

LET SUE DO IT

The refrigerator repairman is coming today but you have an important meeting

LET SUE DO IT

You need a week away, but Kitty and Rover don't want to go to the Kennel

LET SUE DO IT

The possibilities are endless (and the prices are reasonable)

- Pet/House Sitting
- Errands
- Taking kids to soccer, ortho, Etc.
- Shopping
- Grocery Shopping (Especially for Home Bound Seniors)
- Etc., Etc.

LET SUE DO IT

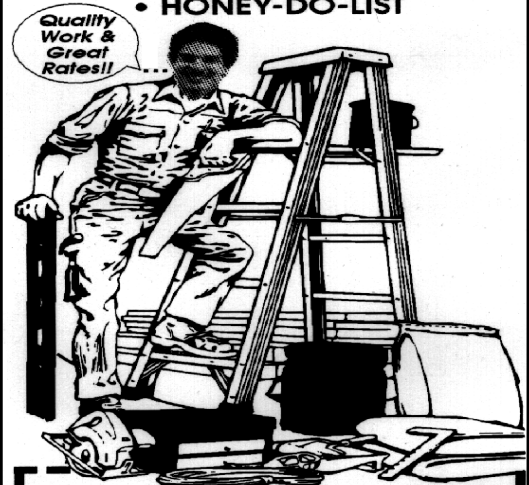
Oakridge Resident Since 1988

Sue Hageland

972-530-5089

WE SPECIALIZE IN:

- INSURANCE CLAIMS
- REPAIRS FOR REAL ESTATE CONTRACT SALES
- ALL GENERAL REPAIRS
- HONEY-DO-LIST



MR. FIX-IT-ALL

WE FIX ^{ALMOST} ANYTHING

972-272-3700

FREE ESTIMATES

- ROOFING
- PAINTING
- PLUMBING
- FENCE REPAIR
- REMODELING
- SHEET ROCK
- ELECTRICAL
- BATHROOM TILE & CAULKING

Remodeling and Renovation How does that affect you?

It is hard to believe that our subdivision (started in 1982) is now 17 years old. The rising values are a direct result of the supply and demand of housing. The values are still not back to the 1980's, but they are significantly better. In the last two years we have gone from 50 – 60 homes on the market to no more than 10 to 20 houses of which approximately 25% of those are under contract.

It is taking Buyers longer to find a home to buy because of the lack of inventory. Buyers who have homes to sell do not have the luxury of a contingency contract because many of the Sellers will not accept them, especially a Seller with a home that has been remodeled or totally updated.

Many of the homes in our neighborhood are at an age where they need updating or renovation. I have found that many Buyers prefer established neighborhoods and would rather buy a pre-owned home with a nice yard and trees, but many of these homes need so much work that Buyers purchase new construction.

The good news is that new construction is further North and East and is more expensive. I feel as the 190 corridor (George Bush Freeway) becomes established as an outer loop it will make our homes more valuable. For many people who moved to Allen, McKinney or further North, their driving time has increased substantially.

I know the rule of thumb is that you will not get every dime of your renovation back, but as the option for new construction become less in our area, a remodeled home may get more money than in years past. Usually a big attraction for a buyer is remodeling Kitchen and Baths. New carpet, fresh paint and updated papers can really give a house a lift. Replacing vinyl with tile and using today's materials will allow you to compete with the marketplace and new construction. Skylights or painted paneling bring light to our older and darker floor plans.

I can remember when it was a big deal to get a microwave in a home. Now it is standard and expected. Other builder standards include tile in the kitchen and baths, and in some places jacuzzi tubs and sprinkler systems.

As we all begin to update our homes, it can't help but increase the values in our neighborhood. I recommend that you have an overall plan and do each step as it fits into your budget. Updating on a regular basis will keep you from having to spend thousands of dollars at one time

Peggy Richey, CRS, GRI

MEMBERSHIP

Mary Musseman

Our membership is at 426 members. The good thing is that it grows every month. That's mostly due to Luanne Payne and the Directors who welcome the new families into the neighborhood. We get over half the families who are greeted to join the O.N.A. I think that's a great percentage. So you see how IMPORTANT it is for us to know when someone new moves in. Please give me a call at 972-414-1098 or the O.N.A. Hotline at 214-967-5136 with the address of a new family. THANKS for all your help. Have a safe Halloween.

HALLOWEEN TIPS:

Jim Griffin

Halloween may be a fun holiday for kids, but for parents, trick-or-treat time can be a little troublesome. Concerns about children's safety – whether they are out in the neighborhood or back at home with bountiful bags of goodies – can cast a spell on the evening's festivity. But not to worry! Following a few safety tips will ensure that Halloween will be a "howling" good time for all.

Consider This:

Parents and kids can avoid trick-or-treating troubles entirely by organizing a Halloween costume party with treats, games, contests, music, scary stories, and much more. Make your Halloween party the place to be! Schools, fire stations, libraries, even malls in many communities organize "haunted houses" and other festivities for families.

Pranks That Can Be a Little Tricky:

Halloween is notoriously a night of pranks – toilet papering a house or filling mailboxes with shaving cream are not unusual. Try to get a handle on your children's plans before they go out. Explain to them that while you want them to have a good time, some tricks could hurt other children or vandalize property. Emphasize that you disapprove of vandalism.



Notes from Medeco High Security Locks' booklet titled Security Tips for Your Home & Business.

In addition to keeping your yard neatly trimmed and well cared for, keep it well lighted. Burglars prefer to operate in the dark.

- Install porch lights, and be attentive to burned out bulbs.
Install motion sensitive lights; they will not only make you feel safer when approaching your home after dark, but they will also deter criminals who don't want to be seen.
- Leave a light on, preferably on each floor, when you go out in the evening.

Be aware of the physical details, people and happenings in your neighborhood.

Participate in a neighborhood watch program. Post signs to let potential housebreakers know that your neighborhood is aware of their threat and that you are collectively willing to protect yourselves. A united front makes your neighborhood less vulnerable.

- Tell your neighbors about suspicious stranger, including a description of the suspect and his procedure.

Notes from Safeco's Fall/Winter Customer News.

Red-light running is a dangerous form of aggressive driving. Red-light runners are responsible for an estimated 260,000 crashes and 750 deaths every year, according to the Insurance Institute for

Dart Light Rail

Jim Griffin

There has been a lot of news about the Dallas Area Rapid Transit (DART) light rail service since its beginning 3 years ago, and it is coming to Garland in the spring of 2002. That is just 2 years away. It seems like just the other day when we cast ballots to create a regional transportation system in 1983.

DART will extend from the Mockingbird Station at Mockingbird Lane and North Central to White Rock Lake in fall 2001 and Garland in winter 2002. Four new stations at White Rock Lake on East Northwest Highway near West Lawther Drive; at Skillman and Miller roads; at Forest Lane and Jupiter Road; and in downtown Garland adjacent to the Garland Central Transit Center, Walnut St. at Fifth St. are being built.

There is a lot of planning going on in the areas around the rail stations to promote the area, and to entice new businesses and people to Garland, says Managing Director of Development Services Neil Montgomery for the City of Garland. There are plans to make the downtown station more people friendly by adding a walkway lined with trees from the Rail Station into the downtown area across Fifth Street.

This is an exciting time for Garland and it has been a long time coming – but it is coming!

CLASSIFIED ADS

**Crocheted Names
Suitable for Framing
Also
Crocheted Angels,
Bells, Snowflakes, & Doileys
Call Norene Murphy
972-530-6669**

PATIO DECKS

**RELIABLE / FREE
ESTIMATES
BOB MUSSEMAN**

BUILDING STRONG NEIGHBORHOODS

Citizens pulling together in the form of neighborhood associations is a concept that is successfully enhancing the quality of life in many communities across the United States. In some communities, neighborhood associations are organized, structured and are very active. In other areas, residents pull together to improve their neighborhoods in an informal and less structured fashion.

Some city governments have “Neighborhood Improvement Programs” that work to improve the appearance, economic wellness and quality of life in local neighborhoods. While government efforts can be helpful, it is the residents who know best the needs of their individual neighborhoods. By working together through a neighborhood association, residents can produce tailor made solutions for building and maintaining a strong neighborhood.

In areas with active neighborhood associations, residents become neighbors and friends, and develop a sense of community and neighborhood pride. Once they feel a part of their community, residents are more likely to take pride in the appearance of their home and yard. Positive peer pressure also contributes to the residents taking better care of their property. In addition, neighborhood associations often have their own programs for encouraging property upkeep and appearance, such as “yard of the month” contests.

While citizens often desire a city department, such as Code Compliance, to encourage citizens to comply with city regulations for maintaining properties, this approach can be improved upon through neighborhood association involvement. Neighborhood associations can often enhance the overall appearance of the neighborhood through its organized efforts and the sense of pride it instills. This neighborhood pride goes a long way towards enhancing the economic wellness and home values of the area.

It’s the residents who are best able to create the kind of neighborhood they desire to live in by working together through their neighborhood associations and with city organizations in a spirit of cooperation and community.

Jan Dolph
Community Services Manager
Housing and Neighborhood Services Department
City of Garland
972-205-3864
jdolph@ci.garland.tx.us

ROLE OF COMMUNITY SERVICES MANAGER

To facilitate communication between neighborhood associations and City departments to assist in creating, nurturing and supporting new and existing neighborhood associations and programs, with the intent of enhancing the quality of life and avoiding decline in Garland neighborhoods. To promote insightful solutions to community problems and build public and private partnerships.

An Oakridge Neighbor since 1986
Office Close to Home

MICHAEL W. STUCKER **ATTORNEY AT LAW**

Wills & Probate • Commercial Litigation
Contracts • Incorporations
Partnerships • Deceptive Trade Practices
1919 S. Shiloh RD. #330 Garland, TX 75042

(972) 271-7200

Licensed in Texas since 1976

Not Certified by the
Texas Board of Legal Specialization

Longaberger
Independent Sales Consultant
Vicki Eakin
972-495-6759

**Book a basket party before November
and receive a free gift!**

OAKRIDGE DAYTIMERS

Roberta Jones

Autumn is finally here so let's celebrate the season together with our neighbors by going to the Gabberts' Design and Show Home for a tour and luncheon. We will arrive at 10 AM and tour the home for approximately one hour. A Gabberts' designer will present a short program complete with door prizes and then we will have a catered salad luncheon. The home is beautiful and the furnishings and accessories are wonderful. This is a real treat to see so I hope you can come. Reservations with a check for \$11.00 are a must. So call Jo Ann Williams at 972-530-2938 by **NOVEMBER 4th**.

If you are interested in carpooling, meet at Oakridge Country Club parking lot at 9:30 AM. Directions to Gabberts' Show Home: Located between LBJ & Forest (north & south); Hillcrest & Park Central (east & west). Turn to the east off of Hillcrest at the guard gate. The guard will have a list of all the names attending. After going through the gate, go to the stop sign and turn left; the next right is Forest Glen. Please park in the parking lot across from the house or in the lot at the end of Forest Glen. They have asked that we do not park on the street.

There will not be a November Coffee or Out-to-Lunch Bunch but there will be an Antiquing trip with lunch in McKinney on November 1st. Martha Boyette is the one to call for details about carpooling and reservations at 972-414-9875.

Make plans now to attend our December Christmas Coffee on December 14th at 10 AM at the home of Jo Dietz, 2906 Oak Point. Each person will bring two dozen homemade cookies and the recipe – lots of yummys and fun holiday spirit as we had last year!! Remember, we will reveal our secret pals and give them a gift (around \$10) so be shopping around for that special something! Those of you without a secret pal can choose to bring a gift also and exchange with someone else who doesn't have a secret pal... it's up to you.

Check the following list for any activity you might be interested in:

BOOK CLUB – Next meeting is November 19th at Jo Ann Williams (Coordinator), 2725 Hickory Bend at 10 AM. Phone 972-530-2938. Book

selection is Winter Wheat by Mildred Walker. The December meeting will be "A Christmas Review" by Jo Dietz. The book selection for January is Alias Grace by Margaret Atwood.

BRIDGE – Jane Buchanan can be reached at 972-530-4762.

CRAFTS GROUP – Norene Murphy can be reached at 972-530-6669.

WALKERS – Barbara Brunette can be reached at 972-530-4288.

HOSPITALITY – Call either Jo Dietz at 972-530-8308 or Sarah Traylor at 972-414-5383.

SUNSHINE – Diane Winter at 972-530-6210

COMMUNITY LIASON – Luanne Payne at 972-530-9323

Such a fun time we had at Oakridge Country Club for the Friendship & Fashion Show Coffee this past month with 35 ladies in attendance. If you haven't "experienced" Oakridge Daytimers yet and want to know more about it, just call Roberta Jones,

TAKE TIME TO TRAVEL



Home Safety:
Bill Johnson

A simple and inexpensive way to ensure the safety and well-being of your home and family is to make sure your house number is plainly visible from both the front street and from the alley.

Police, firemen, and emergency care providers rely upon house numbers for rapid response. Neighbors, passers-by, and Citizens On Patrol can more effectively alert authorities to the proper location when they can quote house numbers rapidly and accurately. Even trades people responding to service calls can be more prompt when your house is easily locatable.

While most homes in Oakridge do display readable house numbers in front, alley markings are less reliable. Possibly half of our homes have house numbers plainly visible from the alleyway. We can do better than this.

Home safety can be improved and theft deterred by keeping garage doors closed when not being used for access. Most crime reports in Oakridge pertain to thefts from open garages. Theft of the green garbage containers is also a current problem, and this can be minimized if containers are put away after collection.

Homes with back yard fences should have locks on gates. This is especially important if the yard contains attractive nuisances such as hot tubs and swimming pools. Fences should be kept structurally sound. While most of us opt for tall, wooden fences in the interests of privacy, thieves enjoy the same privacy once they gain access to the yard. For this reason, police and other authorities would much prefer no fences, or at least see-through fencing.

✂

Christmas is just around the corner!
Shop early and get a 10% discount!

Jessica Acosta
Mary Kay Independent Sales Manager

1917 Santa Anna
Garland, TX 75042 972-272-2257

CRIME STATISTICS FOR SEPTEMBER 1999:
Luanne Payne

Vehicle Burglary – Diamond Oaks:

Thief stole clothing, tools, portable stereo & food from unlocked vehicle in open garage. Offense occurred Sun. 9/13 between 6:30-6:45 a.m.

Vehicle Burglary – Greenview:

Thief stole clothing, jewelry, backpack, car stereo & CD's from vehicle. Offense occurred Fri. 9/11 between 12:30-7:30 a.m.

Vehicle Burglary – Rolling Oak:

Thief stole combat gear from vehicle. Offense occurred between 11:00 p.m. on Sat. 9/12 & 7:00 a.m. on Sun. 9/13.

UUMV (Stolen Vehicle) – Big Oaks:

Thief stole 1999 Ford Ranger pick-up. Offense occurred between 9:00 p.m. on Sun. 9/20 & 9:00 a.m. on Mon. 9/21.

UUMV (Stolen Vehicle) – Richland:

Thief stole 1995 Chevrolet Suburban. Offense occurred between 8:30 p.m. on Tues. 9/8 & 6:00 a.m. on Wed. 9/9.

*****CRIME ALERT*****

The Garland Police Department issued a crime alert to all residents of Garland, through active crime watch areas and the local newspaper. The ONA posted the ONA HOTLINE UPDATE signs at all entryways. These signs were up for 4 days from Oct. 9th thru Oct. 12th. There were only 6 curious people that called the Hotline during these 4 days. Therefore, I will try to inform those of you who are members of the ONA via the newsletter.

There is a group of solicitors going door-to-door selling cleaning products and magazine subscriptions. These people try to get into your home and many home burglaries have been occurring throughout the metroplex. Do not open the door to these people. If they seem suspicious, call the police with a description. For your information, anyone soliciting in Garland, with the exception of schools or churches, should have a City of Garland Solicitors Permit. If they do not have a permit, ou should call the police and inform them.

This notice was provided to the Garland Police from an out-of-state police agency. The Garland Police have confirmed that the group is staying in a motel in the metroplex. Please keep in mind, that with the combined efforts of the citizens of Garland and the Garland Police Department, Garland will remain in the top 10 of the Safest Cities in Texas.



MASSEY
Cadillac.

Dallas' Only Exclusive Cadillac Dealer

DOMINICK FRANCONI

Fleet and Leasing Manager
Phones 214-348-2211
(Cell) 214-546-9440

www.masseycadillacdallas.com
11501 E. Northwest Highway – Dallas, TX 75218

**2000 ENTERTAINMENT
PASSBOOKS**

The 2000 Entertainment Passbooks are in and waiting for you to call for one today. The books are selling for the same price of \$30. These books have all kinds of great savings and you get your \$30 back after only 2 or 3 uses. The 1999 books are still valid until December 1st and the 2000 books are effective now. The books make great presents for relatives, friends or employees. To get one of these books, call Luanne Payne at 972-530-9323 and I will be glad to bring one to you.

OAKRIDGE NEIGHBORHOOD ASSOCIATION
P.O. BOX 450145
GARLAND, TX 75045-0145

CHANGE SERVICE REQUESTED

BULK RATE
US POSTAGE
PAID
PERMIT # 573
GARLAND TX 75040