

---

---

# ◊ Oakridge News ◊

---

---

Vol. 10 No. 5

A Publication of the Oakridge Neighborhood Association

October - 2001

---

---

## President's Message

*By Scott Youzva*

The world is a much different place than it was just 30 days ago. I know with a neighborhood the size of Oakridge, the changes have affected some more than others and the future will only involve more as the fight on terrorism continues. Our prayers and thoughts go out to each of you and hope that all will work out fine.

I have maintained through the early days of this conflict that our part in battling this evil is to not let it disrupt our lives. Our homes, families, workplaces and our neighborhood must show these terrorists that we are a strong people united to fight whatever comes our way. We will bond together even closer than ever to lend our support financially, politically, and spiritually. I hope that we will all do our part in helping our friends and others around us in whatever support that we give.

The ONA is exactly the sort of organization that strives to unite us in a common bond to help provide this type of support. It is through our organized effort that we can accomplish more than each of us individually. We continue to recruit new members into this organization to better our neighborhood in whatever way that we feasibly can through the time, effort and financial support of us collectively. The board is coming together after this article is written to determine the best way to utilize the resources that we have as an organization, unfortunately our greatest need is your time. Not a lot, but as a neighborhood of over 1200 homes, only a few have participated in the work of the ONA. Please do not wait to be asked to help because frankly, many of us do not know you well enough to ask for your assistance, rather call us and let us know how you would be willing to help and we will find the right area for you to participate.

I look forward to speaking with you and look forward to seeing many more people get involved with the ONA. Please feel free to call me at 972-495-1833 and let me know how you would like to help. Thanks to all that have already donated their time. Your efforts are applauded.

## Garland Developing Long Range Planning Tools to Assure Neighborhood Vitality

*By Ron Jones, Assistant City Manager*

Many cities struggle with the issue of neighborhood decline and face difficult challenges in solving neighborhood problems. The City of Garland is no different. In attempting to address these challenges, it is important to realize that the vitality of every neighborhood influences the city's collective good.

While neighborhood decline first affects the quality of life for the residents of a particular neighborhood, its impacts are not isolated. Decline in one neighborhood can also begin to impact surrounding business districts and neighborhoods. Ultimately, the entire city may suffer through increased strain on its resources (such as increased demands on its police and code enforcement officers) or through negative influences on its image and economic development opportunities. In addition, as the city approaches build-out, it grows increasingly dependent on maintaining the condition of its existing tax base, with diminishing opportunities to augment its revenues through new construction and development.

Through its Housing and Neighborhood Services Department, the city has many well-established programs to address neighborhoods that are already in a state of blight. In order to prevent decline in additional neighborhoods, to maintain the quality of life for Garland citizens, and to plan for the city's future challenges, city staff has begun implementing and researching several new programs and initiatives. The first of these initiatives was the restructuring of the city's organization to coordinated departments delivering neighborhood services under one administrator. During this effort, the city also created the Office of Community Coordination to serve as a liaison and to provide support and assistance to neighborhood associations.

*(Continued on page 7)*



**Watch out for ghosts, goblins,  
ghouls and other creatures on  
Halloween!!!**

## OAKRIDGE WOMEN'S CLUB

*Libby Morse*

**At the Last Meeting:** We met at Mary's house and played Keno. We have a new member! Welcome Maranda Serrano. We look forward to getting to know you and your family! We started plans for the fall event (below) and the holidays, which are quickly coming upon us! Remember- there will be no formal November and December meetings, but look forward to the Adult Holiday party at Beni Hanna's on Thursday Dec. 6<sup>th</sup> and the Kids Christmas party on Dec. 9<sup>th</sup>.

### **Fall event for the kids!**

We are going to a pumpkin patch to pick out a pumpkin, and then we will have a picnic in the park and will carve them! This will be fun! Find out more at the next meeting on the 16<sup>th</sup> or call Libby for more information 972-495-9034 or TOMLIB@home.com

**Next Meeting:** Our next meeting will be October the 16<sup>th</sup>. It is at Sheila's house. We will be finalizing the fall event and will be planning the Holiday party. We will be getting the new member packet with everyone's name and address and upcoming events. It is also time for dues. Please bring a check or money order to our treasurer Tracy for the \$20 annual dues.

**Don't miss this sale!** The Achievement Center of Texas (ACT) is a nonprofit daycare center providing care for special needs children and young adults. On Saturday, October 20, 2001, ACT will hold a Garage Sale. All funds raised will go towards the operations of the center and are tax deductible. The sale will be from 8am - 4pm in the parking lot of Garland Pediatric Dentistry (Dr. Grace Smart's office). This is located at 2426 Belt Line (the South East corner of Belt Line and Shiloh). IF you would like to help or have any donations, call Amy Jahnel @ 972-495-9466.



*See you at the fall event!*

### **Nice Neighbor!!**

*By June Phipps*

Kudos to Maggie Turnbow for making our alley entrance between Overview and Peakwood very pleasant.

She put up a trellis and planted Morning Glories to give us beautiful blossoms to admire every time we enter the alley. I always stopped to look for the few pink blossoms hiding among all of the blue.

Thanks Maggie from all of us who have enjoyed your work all summer.

### **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 <sup>ALMOST</sup> ANYTHING

**972-272-3700**

**FREE ESTIMATES**

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

## **SEPTEMBER C.O.P. REPORT**

*By Bill Olive, Coordinator  
972-495-3402*

### **FLAGS**

It's great to see so many American flags flying throughout Oakridge. It sure makes patrolling our neighborhood pleasurable. However, there is one thing I'd like to remind everyone about: Take care when displaying the flag to make sure you're doing it correctly. If you have any questions about proper flag etiquette, contact someone who knows, or, check it out online, call the VFW, American Legion, Boy Scouts, or speak to the veteran who lives next door.

### **YOU HAVE BEEN DRAFTED**

**The events of Sept. 11 effected all of us. In fact, you could say that we've all been drafted into the war on terrorism. Hopefully, none of us will see battle, however, we all have a job to do.** We must harness our fears, take that planned vacation, go to the fair, buy some stock, work harder at our jobs, and even take a plane trip. Giving into fear and changing our lives in a way that damages our country can only be perceived as a victory for the terrorists. Be careful, take precautions, watch out for anything suspicious, but don't give up on the American way of life. We can not let a small handful of "bandits" ruin our lives.

### **ALARMS**

While patrolling during September, I heard an audible alarm go off at a nearby residence. Our C.O.P. team has been advised to call police, wait a safe distance and observe things until a unit arrives. What I saw while waiting was disturbing; two close by neighbors basically disregarded the alarm while some nearby yard workers went about business as though they hear nothing. A Garland police officer arrived in less than three minutes and checked all the doors and windows for security. The officer determined there were two dogs inside the home and possibly one of them had accidentally set off the alarm, however, those persons in the area who ignored the alarm couldn't have known this. The police officer who came out was extremely professional, courteous and appreciative. ***When you hear an alarm, don't ignore it; call the police.*** It may be a false alarm, but, it just may be that someone's life or property is in danger.

### **SPEEDERS**

We're all aware there are some people who continue to exceed the speed limit and drive recklessly through our neighborhood. Garland police are also aware and are periodically checking. But—you can help. If you observe speeders and/or reckless driving that's occurring regularly, at specific times, call the traffic division at 972-205-2146. If you can get license plate numbers, make, model, color of the car(s), give the information to them along with the times and days it's occurring. If you don't want to contact the police directly, for any reason, put the information on a plain sheet of paper and send it to your Oakridge C.O.P. at P.O.B. 452393, Garland, TX. 75044. We'll relay the information to the appropriate parties for you, however, bear in mind—first party information is always better than secondhand, so, if you call the traffic department directly, it will get their attention more quickly.

### **STREET ADDRESSES**

Please be sure that your address is visible from the street, and, if

you are on an alley, make sure the address is posted there also. This is extremely important so that emergency services (police, fire, EMS) can respond quickly. We strongly urge you to have your address painted on the curb in front of your residence, that's where it will be seen first.

### **POSTCARD REMINDERS CONTINUE**

**During the month of September we sent out more than 40 postcard reminders about open, unattended garage doors. An open garage door allows the "bad guys" to see all those goodies they can steal and pawn. Don't be one of those who say "I didn't think it would happen to me".**

### **FINALLY, AN IMPORTANT MATTER**

#### **"HALLOWEEN"**

The C.O.P. plans to be out patrolling on Halloween to help ensure that children who're out are safe. We're asking all our residents to be especially careful on Halloween and allow the youngsters to enjoy a safe and happy evening. If you have to be out driving that night, drive slower, pay more attention and watch out for small "gremlins".

**If you normally park your vehicle(s) on the street, make an exception for Halloween, park it in your drive or garage, the fewer vehicles parked along the street, the fewer opportunities there are for small ones to dart out from behind a parked vehicle.**

If your children or grandkids are out "trick or treating" make sure their costumes are clearly visible in the dark. Remember, some of our streets are not well lit so it's helpful if you leave your outside lights on. If you don't normally answer the door, why not make an exception this year? Young people are feeling the stress of recent events too, let's all try to give them something that helps take away some of the fear and brings them some pleasure. Oh, alright, go ahead, while you're getting candy for the kiddies, get some for yourself too! If you don't want to hand out candy why not try pennies or nickels, kids like getting money just as much as adults do. **And, remember, nothing lightens the heart like the smile on a child's face.**

### **Recent Crime Watch Statistics For Oakridge Area**

July

**3202 Ridge Oak Dr. 7/08/01**

**Criminal Mischief \$50 - \$500**

August

**2420 Richoak Dr 8/09/20**

**Criminal Mischief \$50 - \$500**

**2522 Golden Oaks Dr. 8/27/01**

**Criminal Mischief \$50 - \$500**

**2538 Creighton Dr. 8/21/01**

**Criminal Mischief \$50 - \$500**

## Water Consumers Beware of Scams

Water customers are at times bombarded with offers to purchase many different types of in-home water treatment devices. If you do decide to purchase one of these devices, please follow the manufacturer's recommendations. Bacteria can develop in devices not maintained correctly. Consumers in the United States purchased \$2.2 billion worth of home treatment devices in 1998 and the market is expected to increase to \$3 billion by 2003. Some offers to purchase devices are based upon untrue information. The American Water Works Association (AWWA) offers the following tips to interested consumers to protect themselves from being bilked by con-artists.

Check with the water utility regarding claims of unsafe drinking water; Federal law requires utilities to monitor and test drinking water and disclose results to consumers. Ask your utility company to determine what's causing the unpleasant taste or odor and for a solution to correct it. Consult professionals like the Water Quality Association or the National Sanitation Foundation for information and costs of reputable, efficient systems.

If you buy a home treatment device, follow the manufacturer's maintenance recommendations. Reputable systems correctly maintained are viable devices if you are interested in maintaining an aesthetically pleasing drinking water. Especially during periods of algae bloom or agricultural runoff in the raw water source that can cause taste and odor concerns.

Monthly water analysis is available on our web site at [www.ci.garland.tx.us/water/cogwa](http://www.ci.garland.tx.us/water/cogwa) and a copy of our annual *Water Quality Report* is also available in English and Spanish. The *Water Quality Report* is also mailed to every address in the City in July of each year. Besides water quality information, it contains some organizations and web sites where you can get information on water quality questions and regulations governing the industry.

# Visit us. First.

## First United Methodist Church of Garland

801 W. Ave. B at Glenbrook  
(972) 272-3471  
[www.firstmethodistgarland.org](http://www.firstmethodistgarland.org)



### Oakridge Country Club

*With the fall golf season upon us, you owe it to yourself to experience the game you love at a new and exciting level.*

*Oakridge Country Club is the perfect place to entertain clients or relax with family and friends while enjoying premier country club amenities. You can also receive an amazing array of products and services at 19 clubs in the area through participation in The Metroplex Alliance.*

**Introducing our  
NEW FALL TRIAL GOLF MEMBERSHIP**  
For just \$250 you can begin enjoying the benefits of an  
Oakridge Membership until April 31, 2002

**For information call our Membership Office at (972) 530-8008.**

*Don't forget...Oakridge is the perfect place  
for your holiday parties!*





7 Days  
24 Hour  
EMERGENCY  
SERVICE

## RESIDENTIAL & COMMERCIAL

### Repair Specialists

*Service on All Makes & Models*

**Need Help?  
We're On The Way!**



**RICHARDSON**  
Heating Air Conditioning and Appliance Repair

"WE KNOW OUR BUSINESS AND APPRECIATE YOURS"  
CALL FOR FREE ESTIMATE ON PROFESSIONAL DUCT CLEANING

OAKRIDGE RESIDENT SINCE 1986.  
OWNER: GARY HEARN

SALES • SERVICE • INSTALLATION

9  
7  
2

# 272-1606

TACLA003291





## New Group In Search Of A Name

*By Becky Parks*

This newly formed Exercise group consists of walking (sometimes unconventionally!) while using optional hand weights. Upper body conditioning is a big part of this program designed to get the most possible out of the 30 minute workout.

Walk to the club parking lot near the pool carrying light hand weights, I recommend 1 to 2.5 pounds each. Be there at 8: AM Mondays, Wednesdays, and Fridays for a 30 minute workout in the parking lot.

No leg weights please as these can be dangerous to our knees. For more information please call Becky Parks at 972-495-8776.

## IMPORTANT PHONE NUMBERS

<b>Police &amp; Fire Emergencies</b>	<b>911</b>
<b>Police Non-Emergencies</b>	<b>972-205-2150</b>
<b>Lone Star Gas</b>	<b>1-800-817-8090</b>
<b>Sanitation</b>	<b>972-205-3420</b>
<b>Code Violations</b>	<b>972-485-6400</b>
<b>Tommy Cobb</b>	<b>972-485-6148</b>
<b>Animal Control</b>	<b>972-205-3570</b>
<b>Poison Center</b>	<b>1-800-764-7661</b>
<b>Street Light Repair</b>	<b>972-205-3483</b>
<b>Electricity Emergency</b>	<b>972-205-3000</b>
<b>Water &amp; Sewer</b>	<b>972-205-3210</b>
<b>Councilman, Lowell Hyatt</b>	<b>972-495-9394</b>
<b>Off. Sam Castorani, NPO</b>	<b>972-205-2740</b>

## **CLASSIFIED ADS**

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

**Master Electrician  
972-495-7383  
Ceiling Fans hung to cool you  
Electrical Outlets or Phone Jacks  
added too  
Indoor/outdoor lighting  
Installed  
Jobs large or small**

## Meetings

The following are the next meeting dates for Executive Board and General Membership Session of the ONA. As members you are welcome to attend them. Contact one of the members of the board for time and place.

November 13, 2001

*General Membership Session:*  
November 15, 2001

## IS IT A BUYER OR A SELLER MARKET?

*By Peggy Richey,  
CRS,GRI, Keller Williams*

Neither and both. We are venturing into new territory. Let's talk about the last three years. We have definitely been in a Sellers market. What constitutes a Sellers market? The inventory has been scarce and Buyers have found that the prices have remained high. Sellers have demanded more for their homes and they have been able to get their prices. Before the tragic events of September 11, the market was softening not only because Sellers were finding out that they had reached the ceiling on prices, but also Buyers were not going to pay any more and we wondered about possible layoffs. Sellers who had pushed the pricing envelope started reducing their homes. Understand that there is still a shortage of homes and prices have been looking for a leveling place.

Now come the events of September 11. For all purposes, business halted for three weeks. Two to handle the shock and one to get back to business. Sellers worry that their homes won't sell and Buyers want to take advantage of lowering prices. Now this is confusing.... We still have a shortage of homes so how are we in a Buyers market? Enter the fear factor. Will this lower the prices? Will we have more layoffs? Will Buyers wait to buy homes?

The fear factor could lower prices. Everyone tells me it is a Buyers market, but I do not see the inventory increase. Maybe there are layoffs coming. That could create more inventory. Yes, we are seeing the beginning of a softening market and possibly the turn towards a Buyers market, but I have never seen such low interest rates. 6.5 - 6.75 on a 30-year fixed rate and 6 1/8 for a 15-year note. WOW! If I were a buyer I would not want to miss such great rates waiting for prices to lower. What if interest rates start to rise the first quarter of next year?

Markets change. They move in cycles, but if you are Seller, the prices are still great. If you are a Buyer the rates are fantastic. Remember in the 1980's the rates were as high as 17-18%. If you got a 14% interest rate buying down points you thought you had a great deal. Right now.... you don't lose as a Buyer or a Seller. It is a win-win market.

## OAKRIDGE DAYTIMERS... . October

By Dianne Winter



**OCTOBER** brings a coolness that refreshes and renews our autumn spirit. That calm spirit prevailed at the meeting held on October 9<sup>th</sup> at the home of Dianne Winter. Food refreshments were supplied by **Irene Arbuckle, Mary Pattie, Becky Parks and Luanne Payne**. We welcomed Dana Hopkins as a guest and after a time of neighborly chatting and visiting, calendars were distributed and the following announcements and interests were discussed. Call group leaders for more information.

**BOOK CLUB** on the third Fridays—call **Nell Burt** at 972-496-1338. The Book Club will meet at the home of **Suzanne Snow** on October 19<sup>th</sup> at 10am to discuss the book, *To Kill a Mockingbird* by Harper Lee.

Call **Jane Buchanan** at 972-530-4762 for **BRIDGE** events that occur on the first through fourth Wednesdays of every month.

These **CANASTA** groups are recruiting, so for details call **Barbara Brunette** at 972-530-4288 for **DAY CANASTA** and **Margaret Fowler** at 972-530-8585 for **NIGHT CANASTA**. This group reported on a special lunch they attended at El Centro College.

The **ARTS & CRAFT GROUP** will meet at the home of Jo Dietz on Monday, October 15<sup>th</sup>, to make and demonstrate several holiday items, including a decorative cornucopia.

Call **Roberta Jones** (972-414-7277) or **Jo Dietz** (972-530-8308) for more information.

**STITCH & CHAT** will continue to meet at **Norene Murphy's** (972-530-6669) on the 3<sup>rd</sup> Tuesday to visit and continue to work on projects. They have completed quilting the Holiday Project to be donated to the club to benefit ONA. Thanks to Mary Musseman and Jackie Griffin for their work on the tree skirts. More tickets were sold for the tree skirts that will be awarded at the November meeting.

The **WALKERS GROUP** is walking more cooler weather. A new addition to the the Exercise Walking in the Country Club lot at 8:00 to 8:30 am with Becky Parks lead- They are having great fun and results. Call **Pattie** at 972-496-6486 for details.



in the group is parking ing them. **Mary**

The **OUT TO LUNCH BUNCH** will meet at **Dovie's** on Thursday, Oct. 18<sup>th</sup> at 12:00 at 14671 Midway Rd., Addison, between Beltline and Spring Valley. Please call **Gail Durbin** for reservations at 494-6045.

Many thanks to **Janice Schadegg** for creative work on the scrapbook and to **Lucy Brock**, who has agreed to carry on this position.

**HAPPY BIRTHDAY** wishes in October to: **Martha Boyette, Jackie Tucker and Dianne Winter**.

### **DON'T FORGET YOUR SECRET PAL!!**

In November we will draw for 2002 Secret Pals. Please be present or contact **Sarah Traylor** at 972-414-5383 to be included.

A favorite member, Pat Tharp, has moved and so has JoAnn Schmerheim, who has devoted so much of her time to our neighborhood. Jo Ann is still fighting health battles so you might want to send her a card at 701 Private Rd., Yantis, TX 75497 -5881

Congratulations to **Norene Murphy** who won the door prize.

## **NOVEMBER COFFEE**

**Tuesday, November 13, 10:00am**

**Home of Jo Dietz**



For questions or suggestions concerning **Daytimers** contact **Dianne Winter**, president, at ddwinter@home.com or 972-530-6210. Dues are \$12 per year- prorated from January.



**IN MEMORY OF MOLLY WOOD**  
**February 14, 1948 - September 14, 2001**

## **Membership Update**

*By Peggy Richey, Membership Director*

I am pleased to tell you that the new directory is at the printers as you read this. We will have them at the November 25 membership meeting for you to pick up. I hope you will like the new format and the added features.

We currently have 418 Members. As you use your new directory and you find friends and neighbors that are not involved, please take the time to ask them to join. We will be able to create inserts for the directory for new members as they join throughout the year.

We look forward to seeing you in November. As always we thank you for your continued support.

## **MICHAEL W. STUCKER** **ATTORNEY AT LAW**

Wills & Probate

Commercial Litigation

Contracts · Incorporations

Partnerships

Deceptive Trade Practices

**(972) 271-7200**

Licensed in Texas since 1976

Not Certified by the  
Texas Board of Legal Specialization

(Continued from page 1)

In addition, the city recently implemented the Neighborhood Benchmarking Program (NBP) to assess and track changes in neighborhood conditions over time. A resident opinion survey is also conducted as part of this program for the purpose of identifying issues and residents' concerns about their neighborhoods.

The results of data collected through the NBP will be used in many ways. Staff hopes to gauge the effectiveness of neighborhood initiatives, revitalization and code enforcement efforts, to identify neighborhoods at risk of entering the early stages of decline, to forecast the city's overall health and future, and to enhance the information available to city leaders for making crucial decisions.

In addition to these applications, the data from the NGP will be used to perform high-level statistical analyses. Statistic tests will be conducted to identify potential cause and effect relationships. Hierarchical linear models and random effects models will be used to evaluate the rates of change in various community indicators. This analysis may lead to plans for how the city designs and delivers services, as well as models of the underlying structure of individual neighborhoods and what factors make them viable or vulnerable. It may also lead to models that identify indicators of decline and improvement. Monitoring these indicators could potentially enable the city to intervene in a neighborhood to slow down or prevent these changes.

Another goal of the city's efforts will be to determine which city services and programs produce the highest rate of return in the form of maintaining and improving neighborhood conditions. In turn, these conclusions will be used to assist in undertaking a strategic planning effort. By using a "gap" analysis and other efforts, the city hopes to develop a comprehensive strategy plan for maintaining neighborhood vitality.

Reprinted with permission from The Greens Homeowners Association Newsletter.

☆☆☆☆☆☆☆☆☆☆☆☆☆☆☆☆☆☆☆  
 ☆ **WAR** ☆  
 ☆ I have known war ☆  
 ☆ As a child during World War II ☆  
 ☆ Rationing and horror were daily ☆  
 ☆ events ☆  
 ☆ I joined and trained for war in Korea ☆  
 ☆ I never walked bloody battlefields ☆  
 ☆ But I have known war ☆  
 ☆ War has returned to us ☆  
 ☆ Like any unwelcome guest ☆  
 ☆ I care not much for war ☆  
 ☆ Only one thing is worse ☆  
 ☆ Living cowardly as a slave ☆  
 ☆ My freedom is precious to me ☆  
 ☆  
 ☆ By Bill Johnson ☆  
 ☆☆☆☆☆☆☆☆☆☆☆☆☆☆☆☆☆☆☆

**MEMBER:**  
 Dallas Irrigation Assoc.  
 Texas Turf Irrigation Assoc.

**Bill Marks**  
 TX License L1 6099

**BILLY JACK SPRINKLER CO.**

- Residential & Commercial Systems
- Repair
- Installation
- Back Flow Testing

[www.BillyJackSprinkler.com](http://www.BillyJackSprinkler.com)

**Office: 972 303-0007**  
**Mobile: 214 460-2209**  
**Fax: 972-303-4212**  
 P.O. Box 495786  
 Garland, TX 75049-5786

**EXTERIOR BRICK WALLS**

**Please read the letter below from the City of Garland in response to the ONA President's request to clarify the ownership of the brick walls surrounding Oakridge.**

City of Garland  
P.O. Box 469002  
Garland, Texas  
75046-9002  
972-205-2000

**GARLAND**

October 8, 2001

Scott Youzva  
President, Oakridge Homeowners Association  
2706 Big Oaks Drive  
Garland, Texas 75044

RE: Oakridge Screening Wall

Dear Mr. Youzva:

When the developer of the Oakridge Subdivision constructed the existing screening wall, the screening wall was placed on private property which would make maintenance and or replacement cost of the screening wall the responsibility of the property owner for the portion of the screening wall constructed on the owner's lot. After examining the various plats for this subdivision, there is an alley easement at the rear of the lots with the wall being constructed in the alley easement. The alley easement is on private property.

If further information or assistance is needed, please contact me at (972) 205-2462.

Sincerely,

City of Garland  
Planning Department

*Serretta Appleton*  
Serretta Appleton  
Planning Coordinator

**FALL PLANTING TIME IS HERE!**

*Oakridge Neighborhood Association  
Beautification Donation*

I wish to donate \$ \_\_\_\_\_ to the O.N.A.  
for use in purchasing flowers and shrubs to  
be planted at an entrance to Oakridge.


\_\_\_\_\_  
Name

\_\_\_\_\_  
Address

\_\_\_\_\_  
Phone

*Thank for keeping our neighborhood beautiful!*

**STERLING**  
PEST MANAGEMENT



**Proud To Live In Oakridge  
Pleased To Support The ONA**

SERVING NORTH TEXAS WITH THE BEST IN  
PEST & TERMITE CONTROL

OFFICES IN DALLAS & ARLINGTON

FOR INFORMATION OR  
APPOINTMENT

**(214)320-1020**

State License TPCL9130

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

PRSR STD  
US POSTAGE  
PAID  
PERMIT # 573  
GARLAND TX 75040

**CHANGE SERVICE REQUESTED**

**ONA Website: oakridgena.com**

**OFFICERS**

President	Scott Youzva
Vice President	Dennis Cheatham
Secretary	Debbie Zellars
Treasurer	Mary Musseman

**DIRECTORS**

District 1	Gene & Diana Bauske
District 2	Pam Hubbard
District 3	June Phipps
District 4	Bill Johnson
District 5	Brenda Olive
District 6	Nelson & Kelly Prater
District 7	Chris Beyers

**COMMITTEES**

Membership	Peggy Richey
Communications	Jackie Griffin
Environmental	Dennis Cheatham
Technical	Peggy Richey
Crime Prevention	Jerry Zellars
Citizens on Patrol	Bill Olive
Civic Interests	
Welcome Wagon	District Directors
NPO	Sam Castorani