

Oakridge News

February 2016 Vol. 24, No. 2



Scatter Shooting with Dwight Davis - ONA President

The Oakridge Neighborhood Association is having its first general membership meeting of the year on Thursday, February 25, 2016. There are some important items that we want to discuss with as many of you as can come and join with us. If you have never made a membership meeting, please plan and be a part of this meeting. There will be City of Garland employees that bring pertinent information to all Oakridge neighborhood homeowners.

We will be having the firemen from Station 3 visiting us with their firetruck and ambulance. We will also have representatives from the City of Garland Code Compliance to update us on their resolutions from our last membership meeting and taking any new issues to work. Also, we will be preparing our Nominating Committee for the 2016-2017 team that begins on June 1, 2016. We will be discussing sign toppers for 75 ONA street signs that the city will be paying for 90% of the \$7,500 cost on a ONA Neighborhood Matching Grant application. You need to come and share your ideas and thoughts for ONA to your meeting on the 25th.

See details about the fire station visit at the bottom of this page, details on Code Compliance on the bottom of page three and the details about the 75 ONA Street sign toppers on the top of page four.



Our next ONA Meeting starts promptly at 7:00 P.M. - THURSDAY, FEBRUARY 25th at the Achievement Center of Texas, 2950 Shiloh Road. I look forward to seeing you there early at **6:30 P.M.** for the social gathering. Dwight Davis, 972-675-9195, dwight@dwightdavis.org . **There is extra parking in the front and West side of the Children's Dental Healthcare at 2426 Belt Line Road.**

A Visit from Fire Station 3 - Bill Olive - ONA Safety Director

We're pleased to report that on February 25th, Captain Brooks and his "band of merry men" from Station 3 will be attending our **next ONA General meeting on Thursday, February 25, 2016.** A word of warning to you, however, as they will be bringing a firetruck and an ambulance and they're planning to arrive around 7 pm. For this reason, we urge all residents planning to attend the meeting to arrive early to ensure you're able to obtain a parking spot. They will be on call that night, so they may have to leave suddenly and will need to have the truck and ambulance ready to go.

Station 3 was the first station to provide service to the Oakridge area and many years ago our neighborhood began providing Christmas dinners to them as a "Thank You." Since then our neighborhood has grown, Garland itself has grown, and now both Station 3 and Station 11 provide service to our area. A few years ago, our neighborhood started providing both Thanksgiving and Christmas dinners to both stations.

Hopefully, Captain Brooks will have a few minutes to answer questions after his overview. If you have other questions regarding fire and emergency medical services, this is your time to ask. Unfortunately, their time with us will be somewhat limited since they will be on duty that evening.

Garland's firemen/EMS are outstanding, and a very big asset to our city. To really experience this extremely rewarding and exciting part of our city services, we highly recommend that you attend the Garland Fire Department's Citizens Fire Academy. We'll have applications on hand at the meeting, and if you do it, you'll get such an adrenalin rush, and you'll be talking about it for years afterward. You'll get to drive a firetruck (oh, yes you will!) and an ambulance--and actually feel what it's like to hold on to a fire hose when the water first comes rushing through it.

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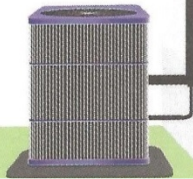
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Daytimers Get Healthy Living Tips - Dianne Winter

The Daytimers met at the home of Chris Beyers on January 12th, and more than three dozen women learned how to take charge of their health. Coach Bill Neal from Richland College invigorated his audience with information about exercise and nutrition. He has accumulated this knowledge from personal experience and research.

Other items of discussion were announcements of meetings of interest groups within the club. Tempting snacks were served by food hostesses and along with the food, there was fellowship and fun.

If you would like to share time, interests, neighborhood questions and friendships with these Oakridge residents, please join them at the home of Jo Ann Williams, 2801 Oak Springs Drive, on Tuesday, February 9th, at 10 am, then again at the home of Betty Prickett, 2013 Diamond Oaks, on Tuesday, March 8th at 10 A.M. The theme for the programs this year is "Our Personal Connections to World Events." Sandra Stevens, program chairman, always has an interesting twist planned for the presentations.

Come and enjoy!

Daytimers is a social organization that requires residence in Oakridge and \$20.00 annual dues. Daytimers promotes the Oakridge community and the Oakridge Neighborhood Association. Any questions should be directed to Ann Conrath at 972-346-8167.

ONA Newsletter New Format – Dwight Davis, Pres.

We brought Dylan Hedrick on to be our Oakridge Neighborhood Association (ONA) Communications Director. Dylan has been working diligently in getting a new look and new format to our monthly ONA newsletter. Dylan has worked in several journalism positions prior to his coming to help serve the ONA.

Also, Dylan has experience in website design, which is great because we have many updates needed on our current website. He is developing a new website format to eventually take the place of our current site with updated information about the neighborhood Also It promises to be user friendly and with updates in format to more currently meet the ONA needs and requirements.

Please plan to come to our next membership meeting and meet Dylan and all of our Directors and Officers.

If you have any articles or news that you deem might be added value to our Oakridge homeowners, please send them to Dylan in the last 2 weeks of the month prior to the month of publication. Contact Dylan at dylan.hedrick@gmail.com.

Oakridge Home Values up 9.7% - Dylan Hedrick

The past year was a good year for home values as houses in the Oakridge Neighborhood appreciated 9.7% in the past 12 months according to the online real estate database company Zillow. According to Zillow's Home Value index, the average house price in the neighborhood was \$211,800 with the value projected to rise 6.1% by the end of 2016.

Compared to the national average of 4.0% increase in 2015, and a 2.6% projected increase in 2016, the Oakridge neighborhood is doing quite well comparatively.

Zillow rates Oakridge a 9.3 out of 10 on its Market Health Index, which includes the past and projected growth of home values among other metrics. As of the press date, only two homes were for sale in the neighborhood, according to Zillow. The lack of homes for sale is likely a result of the strength of the housing market in the Dallas area.

According to an article in the Dallas Morning News published in September, the supply of houses in North Texas is at a historical low point which is largely responsible for the rise in cost of residential properties.

Demand for homes is expected to remain strong as corporations such as Toyota and Liberty Mutual Insurance move into new campuses in the region.

ONA Code Compliance Process - Dwight Davis

The Oakridge Neighborhood Association Officers and District Directors are doing what we can to serve the ONA neighborhood. If you should have any Code Compliance issues, the ONA team is requesting that you **FIRST** contact the City of Garland Code Compliance team. As a neighborhood association, the ONA team has no ability to do anything for these issues. You could also **SECOND** contact Scott LeMay, our City Councilman for District 7. He will be able to talk to Code Compliance with more clout than we could have. Should you not get the proper response or corrective action from Code Compliance, then **THIRD** escalate it and talk to us or send a message to me the ONA President at dwight@dwightdavis.org and let us know what actions you have made. We will reiterate things with Steve Killen in Code Compliance and with Scott LeMay to get some results.

Your best Code Compliance contact is Steve Killen, Director of Code Compliance at 972-485-6408. Steve has been very good in the past about getting things done. Rick Barker is the Neighborhood Standards Manager at 972-485-6411 and Rio Orticio is the Housing Standards Manager at 972-485-6424.

You can find additional Code Compliance information for various subjects on the City of Garland 'Code Cares' community outreach web site using the link below:

<http://www.garlandtx.gov/gov/cd/code/care/default.asp>



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Oakridge Sign Toppers Proposed for All 75 ONA Street Signs – Dwight Davis, ONA President

The City of Garland's Neighborhood Vitality Matching Grant (VMG) is available to the Oakridge Neighborhood Association. On January 30, 2016, I attended a workshop for all Garland Homeowners and Neighborhood Associations where the details of the available grants were presented. There has been set aside about \$5 Billion dollars for this program for use over an 11 year period. This grant has been going for about five years and they have spent only \$2.5 billion dollars of the grant money. As you may recall, we utilized this grant in 2012 to install a number of vintage black post street lights throughout Oakridge to increase visibility and safety for all.

These grants are designed to empower residents to be able to improve and sustain the various neighborhoods with improved quality of life. Enhancements that improve neighborhood identity and build community pride and that benefit the public at large are considered for this matching grant money.

The ONA has selected street sign toppers as a current project for our neighborhood. There are 75 street signs throughout Oakridge that will need these sign toppers. The cost for each sign topper is \$100. It costs \$35 to manufacture and paint and \$65 to install each sign. The total for the entire project for the 75 signs is estimated to be \$7,500. The ONA will pay 10% of the cost or \$750 up front. The City of Garland Office of Neighborhood Vitality will pay 90% or the matching grant of \$6,750—which I believe is a very good deal for us. We expect the project to be completed by the end of this summer. Below is a preliminary drawing of the proposed sign topper.



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