



The News Letter of Pitman Creek North Homeowner's Association

P.O.Box 864438, Plano, TX 75086

September (2001 Volume 2.)

Neighborhood Party

Saturday October 13, @6:00 pm.
Location: on Sabine in front of Hackberry Park.

Open to All PCN Residents.
Meet your Neighbors! Music, food, beverages, a jump house for the kids, fire truck and other entertaining activities will be available.

Bring your children for the early hours. Parking is available in the church parking lot. Bring your own lawn chair or blanket. If you have not paid your PCNHA annual dues, you will have the opportunity to do so at the party. Alcohol will be available and you are allowed to B.Y.O.B, but we are being encouraged to wait until after 8:00 when the younger children go home. Please be discrete. Use coozies or cups, and remember to put trash in its proper place.

Crime Watch Meeting

Tuesday October 23, @7:30 pm
Location: Pitman Creek Church of Christ.

All PCN Residents Are Encouraged to Attend.
The Plano Police Department estimates that crime would decrease in our area by 68% if neighborhood residents would put their garage doors down when they are not directly in, or around the garage area. This is a significant number, and one type of crime we ourselves can easily prevent! **Lynn Keska, our Neighborhood Watch Coordinator, and PPD Officer Mark Dawson, liaison to Pittman Creek's Crime Watch program, will be presiding.** Read more Crime Watch information on page 3.

Children's Play Group

Every Friday, 9:30am

Location varies from week to week.
Call Women's Club President Shelly Kelly at 972-309-1177 for locations.

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Upcoming Events:

Women's Club: (Stay-at-home fathers are encouraged to participate, we can even change the name if you wish!). We want to thank the Women's Club members for all their time and effort in organizing the Neighborhood Party. Special thanks also go to club President Shelly Kelly for getting this group started again.

Landscaping: Lynn Schwartz has been instrumental in recently obtaining and managing lawn services to beautify our public corners and islands. In addition he has invested much personal time and effort in making sure the sprinkler systems are working and in obtaining generous donations from Ken Tate of Century 21 Realtors and Tiemeyer Team Realtors. These

monetary donations are sorely needed and will be used for floral plantings in the public areas.

Street and Alley Repair: Heartfelt thanks to Dan Hay, Pittman Creek liaison to the City of Plano for expenditure of much time and effort cruising the neighborhood, creating maps and records of streets and alleys in need of repair. (Details on page 2. or go to www.pcnha.org.)

New Website Address.

www.pcnha.org is registered and will be active within one month. Specific areas on the website will be password protected.

-Continue on page 4

The Pitman Creek North
Homeowners Association

would like to express their gratitude

to

Tiemeyer Team Realtors

Marybeth Tiemeyer and

**Harry Harrier
of
Keller Williams**

for their generous donation of cash
that will be used toward
beautification of the entrances and
islands
in our neighborhood.

**Tiemeyer Team Realtors
972-470-0533
www.tiemeyerteam.com**

PCN Alley and Street Report

—information provided by Dan Hay

The alleys behind the following addresses as well as the street locations listed below are in need of varying degrees of repair. Dan Hay, Pittman Creek North's liaison to the city of Plano has identified these locations and contacted city officials with requests for street and alley repairs. The degree of repair needed varies from asphalt patches, to removing and replacing the existing cracked and broken concrete.

Amazon

1509,1604,1625,1629

Brazos

1513,1713

Geneva

1813,1816,1828

Huron

1409, 1421,1621,1817, 1820, 1824

Tawakoni

1724,1728,1816,1824

Alley Repairs are needed behind homes at the following addresses:

Street Repairs Needed:

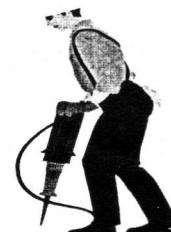
- North Traffic Island on Columbia-

West side of Island

- South Traffic Island on Victoria-West side of Island

- Victoria between Geneva and Huron just North of the alley between these streets.

Results: Street repairs will begin soon. Repairs to the north and south traffic islands should be completed by the end of November. The city gave no date for alley repairs to begin.



Hot Neighborhood Topics and Issues :

—By Vicki Blakley

Should we make annual membership dues mandatory?

The past couple of years the PCNHA has seen a drop in the number of residents willing to pay a paltry \$20 annual donation to our neighborhood association. This is a circular problem. The less we give the worse our public areas look. The worse our public areas look, the less we feel inclined to give donations to the association. I know,...**I was a disgruntled neighbor and did not pay dues for the year 2000.**

Having fumed about the look of the island at the south end of Columbia for most of this spring, I decided to go to the most recent neighborhood meeting and **give the board a piece of my mind.** I came to the meeting angry and really fired up!

What I discovered, however, stopped me in my tracks. Since donations have been dwindling, the Association has had insufficient funds to contract with a lawn service. The PCNHA has been relying on the heroic efforts of a hand-full of die-hard neighborhood volunteers. These volunteers have been selflessly working on maintaining an antiquated sprinkler system, (runs on underground batteries that short out and have to be replaced every time it rains), so our flower plantings receive sufficient water in hot weather. In addition, because the sprinkler system fails, we have been continually investing person power and money in its repair and have been unable to focus on flower plantings. Mean-

while, it *looks* like the entrances have been totally neglected.

Our neighborhood needs to upgrade our sprinkler system so it works automatically under all conditions. This will cost \$4,000 to \$5,000 according to recent bids received for the work. The landscaping committee would also like to lower long-term maintenance costs by changing to low-maintenance plantings.

To alleviate our monetary problems, the board has raised the annual voluntary dues by \$5. They have also solicited donations from companies and people who may have vested interest in the support of our community beautification efforts. But if we don't get at least a 75% voluntary participation in payment of dues, the board has been discussing what has, in the past, been considered a very undesirable alternative.

The two neighborhoods that surround ours both charge mandatory association fees of \$200 a year. Their public areas are immaculate, while ours are just short of abysmal. Well maintained public areas show neighborhood pride and unity, they decrease crime due to the intimidation factor (appearance of a cohesive and involved neighborhood group), and make the neighborhood a more desirable place to live,...thus maintaining or increasing our property investments. Based on these facts, and coupled with the poor annual dues collection we have had the last cou-

ple of years, the board is being forced to discuss increasing the annual dues substantially and making them mandatory. (The fee needs to be large enough to warrant court collection costs if we decide to make fees mandatory.)

I strongly urge my neighbors to do as I did this year,...willingly pay this year's dues along with last years unpaid dues, plus a bit of interest. I'm not sure I like the alternative. If you would like to voice an opinion on this topic or pay your dues online go to www.pcnha.org.

Should we make our neighborhood a "No Soliciting" community?

Many of us are very tired of having "outsiders" cut across our lawns every day just to leave unwanted flyers and leaflets hanging on our front doors. The accumulation of flyers on our front doors indicates the possible absence of the homeowner and invites crime. Not to mention the intrusion into our lives occasioned by the solicitors and leaflets. The board is discussing taking action to make Pittman Creek North a "No Soliciting" community. Meanwhile, we are so short of funds we have decided to hand deliver our neighborhood newsletter instead of mailing the. Therefore, we ourselves will be guilty of soliciting. To voice an opinion on this topic or pay your dues online, go to www.pcnha.org.



Watch! Watch!

Our Neighborhood Crime Watch Program Is Reactivated Now !!!

— From Lynn Kaska, Area Coordinator

Our neighborhood **crime watch program** is now reactivated with the **Plano Police Department**. Come to our next neighborhood meeting at Pitmen Creek Church of Christ.

Topic in the meeting:

- Home security.
- The McGruff House Program.
- Keeping our garage doors down.
- Child safety in our neighborhood.
- Crime prevention safety services provided by the PPD.

Block Captains are needed to help pass on information received from the area coordinator, update information about residents' names, address and current telephone numbers for neighbors on their block, encourage each neighbor to use the nine block information sheet to meet their neighbors and help each other keep safe in our community.

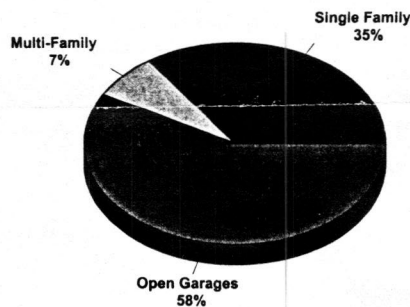
Block captains should try to have at least one event for the residents on their block to meet and talk on an annual basis. If you are interested in serving our community as a block captain you can call or email Lynn Kaska at 972-509-5729 lkaska@aol.com.

Do You Know What is Happened?

-By Plano Police Department

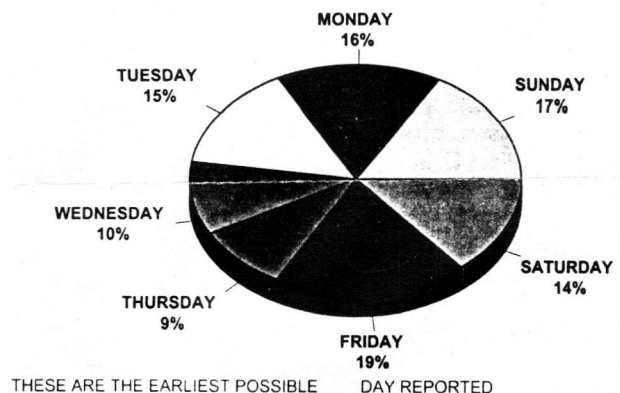
JUL 2001 RESIDENTIAL BURGLARIES

% BY TYPE OF PREMISE



JUL 2001 RESIDENTIAL BURGLARIES

% BY DAY OF THE WEEK



THESE ARE THE EARLIEST POSSIBLE DAY REPORTED

July 2001 Offenses for Pitmen Creek North :

-By Plano Police Department

Crime Stats Analysis:

OFFENSE

OFFENSE	ADDRESS
Crim. Mischf. >\$50	1400 Blk Amazon
Burg. Motor Veh	1600 Blk Amazon
Burg. Motor Veh.	1700 Blk Amazon
Crim. Mischf >\$50	1700 Blk Amazon
Crim. Mischf. >\$50	1400 Blk Brazos
Burg. Motor Veh	1500 Blk Brazos
Crim. Mischf. >\$50	1500 Blk Brazos
Burg. Motor Veh.	1500 Blk Danube
Info/FM DS	1700 Blk Danube
Crim. Mischf.	1400 Blk Huron
Crim. Mischf. >\$50	1500 Blk Rio Grande
Crim. Mischf. >\$50	1800 Blk Tawakoni
Burg. Habitat	1500 Blk Tawakoni
Drug Pos.	1900 Blk W. 15 th St.
Drug Pos.	1100 Blk W. Park
Drug Pos.	1100 Blk W. Park

By Street

Street Name	# of Offenses	% to Total
Amazon	4	25%
Brazos	3	19%
Danube	2	13%
Huron	1	6%
Tawakoni	2	13%
Rio.Grande	1	6%
W. Park	2	13%
W. 15th st.	1	6%
Total	16	100%

By Crime Type

Type	# of Offenses	% to Total
Crim.Mischif	7	44%
Burg.Motor	4	25%
Info/FM DS	1	6%
Burg.Habitat	1	6%
Drug Pos.	3	19%
Total	16	100%

President's Message— From Peggy Breeze

The neighborhood is looking wonderful. There has been a real effort by many homeowners and renters to beautify our development. Fences are being replaced, grasses are being maintained, and the overall upkeep of our neighborhood is definitely on the upswing. It's a pleasure to walk through our streets and see everyone's lovely landscaping. After all, the beautification of our homes represents us.

I also appreciate the work that has gone into the leadership of the Homeowner's Association. We now have approximately 20 plus neighbors working on various committees and their efforts really show. Come and join us; it's a lot of fun and you are protecting your investment and the neighborhood pride. Just contact one of us on the list.

Peggy Breeze
1525 Huron Trail



President's Corner

More Upcoming Evens :

—Continue from page 1

Babysitters: Teens and adults, if you are looking for babysitting jobs please e-mail Shelly Kelly with your name, home address, phone number and availability (i.e. evenings, morning, weekends, weekdays, etc.). Also provide the names and phone numbers of two neighborhood or school references. Your information will be distributed at the Women's Club meetings. Pittman Creek parents with children would love to use sitters from our own neighborhood. We need you! Shelly's e-mail address is: shellykelly2451@aol.com

Home Care: Neighborhood teens and adults looking for work cleaning houses, doing laundry, mowing lawns, maintaining swimming pools, or cooking dinner for working Moms & Dads, please e-mail Vicki Blakley with your name, phone number, address and the type of work you are looking for. Vicki's e-mail address is: blakley@dallas.net. Your "job wanted" will be posted in the next newsletter, and if you agree, on our web site at www.pcnha.org. Professional service companies need not respond.

For the most up-to-date information on any topic in our Newsletter,...and more; go to our neighborhood Web site at www.pcnha.org.

We're on the Web!
www.pcnha.org

The Pittman Creek North Homeowners Association

Would like to express their gratitude

to

Ken Tate Century 21 Park One

For his generous donation of cash that will be used toward beautification of the entrances and islands in our neighborhood.

Ken Tate
Century 21 Park One

888-KEN-TATE

Office: 972-596-5574
kentate@mrrealestat.net
www.mrrealestate.net

PITMAN CREEK NORTH HOMEOWNER'S ASSOCIATION LEADERSHIP LIST

President:

Peggy Breeze
972 633-9103

Vice President/ Liaison to Hunt Properties:

Bob Hill
972 516-6621

Vice President/Social:

Kent Hamilton
972 422-2277/881-0992

Secretary:

Jane and Lyle Moyer
972 423-9294

Treasurer and Membership Chairman:

Kit Phelan
972 422-8309

Assistant to Treasurer:

Freddy Wilson
972 633-5178

Landscaping/ Beautification Chairman:

Lynn Schwartz
972 423-4211

Newsletter Editor:

Vicki Blakley
972 422-4619

Crime Watch Coordinator:

Lynn Kaska
972 509-5729

Liaison to the City of Plano:

Dan Hay
972 578-1605

Website Coordinators:

Webmaster - Mark Borchelt
972 881-5002

John Ivanoff
972 943-1603

Marvin Breeze
972 633-9103

Misc. Projects

RaeDene Rouse
972 881-5002

PCN Woman's Club:

Shelly Kelly
972 309-1177