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Northwood Hills is considered an affluent neighborhood, which makes us a target for thefts and burglaries. While we experience a low incident rate as compared to many other areas of our city, we can't become complacent. Northwood Hills Homeowners Association is taking a proactive approach because we know that safety and security are a priority for our homeowners. We will never have zero crime, but when our residents work together to make ourselves hard targets, criminals will go elsewhere. Every level of deterrence is important – from the private security patrol, to knowing neighbors, to having an alarm system and security lighting, to locking doors. NHHHA has created this Crime and Security Guidebook to educate and empower our residents by providing tips, reminders, resources and incentives for securing our properties and contributing to the overall safety of our neighborhood. Preventing crime is an investment in your own property and in Northwood Hills as a whole, because a safe neighborhood is a desirable neighborhood.

We encourage you to read each section, tear out to-do items, post reminders on your fridge, and keep this guidebook handy at all times. The information included herein will remain relevant for many years to come and your efforts CAN make a difference.

Garage Sale Safety

Spring and summer are prime seasons for garage sales. A lot of foot traffic is great for your sale, but NHHA wants to remind you to remain vigilant and protect your property. Use this checklist the next time you host a garage sale:

- Let your neighbors know in advance that you're having a sale
- Remove all personal information from sale items
- Have limited access paths so you can easily see who is coming/going at all times
- Lock all doors and windows and restrict access to areas where the sale isn't happening
- Keep your children and pets away from the sale area
- Keep your cell phone on you
- Enlist a friend, family member or neighbor to assist you so the sale area is never left unattended
- Use a designated cashier with no other duties



Northwood Hills Homeowners Association
P O Box 800874 • Dallas, TX 75380-0874

Anatomy of a Burglary

A feature in the Washington Post revealed that a burglary takes place in the U.S. every 15 seconds and that most of them occur between 10am and 3pm. The front door of a home is the most likely access point, followed by first-floor windows and the back door. The most telling statistic they uncovered is that homes without security systems are three times more likely to be broken into than homes with systems. We strongly encourage our residents to consider installing a home security system with video cameras. While it isn't a guarantee for preventing a break-in, a properly armed security system will decrease the time a criminal can spend undetected in your house, audibly alert your neighbors to an incident in progress, and elicit a response from local police and an NHHA security patrol officer. Prominently displaying a security sign on your property could be enough to deter a would-be thief.

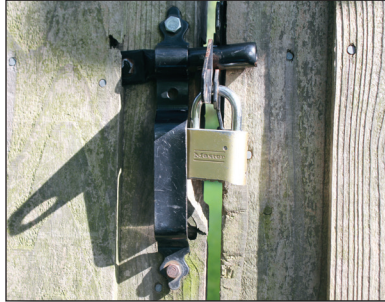


Want this sign for your house? See page 4.

If despite your best efforts, a perpetrator is able to enter your home, why not make their endeavor a little less satisfying? Research shows that the first stop during a home burglary is usually the master bedroom. Once there, crooks gravitate to your dresser drawers and closets. Try to keep your valuables in a less conspicuous place or in something that's not easily opened or removable, like a wall safe or floor safe.

It's What's Inside That Counts

As a homeowner, the best course of action you can take to protect your occupants and your personal property is to make it as difficult as possible for criminals to gain access inside. Do you leave your garage door open/cracked for extended periods of time? Do you leave your doors and windows unlocked? Do you leave your fence gates open or unlatched? If so, consider yourself an easy target! NHHHA's Crime and Security Statistician, Judy Switzer, tracks criminal incidents as they occur and notices many of the police reports involving thefts and burglaries include phrases such as "No forced entry" or "Suspect entered open garage" or "Suspect entered unlocked shed." We know it's easier on you to come and go quickly and access your tools and lawn equipment when you leave things unlocked, but consider how that makes it easier on criminals too! Here's what you



can do to make your property more secure:

- Lock doors and windows, even when you're home
- Get deadbolt locks on all exterior doors with minimum 2" screws in the door lock frame
- Secure sliding glass doors with a wood dowel or safety bar
- Get a locking mailbox



- Lock fence gates and sheds
- Keep your garage door closed
- Don't store a spare house key outside
- Get a home security system and SET IT
- Consider glass break sensors and video surveillance cameras



Make Your Home Unappealing

We all like to look our best, but when it comes to courting criminals, try to make your home unappealing! You want to let would-be thieves know immediately that your house isn't worth their time. Consider the following tips to discourage nefarious activity:

- Use motion sensors and timers for exterior lighting
- Keep your window shutters and drapes closed from prying eyes
- Don't leave valuables outside on your porch, lawn, or driveway
- Keep bushes and trees trimmed next to your house
- Ask neighbors or family members to pick up packages so they're not left for extended periods of time on your porch
- Post home security signs near EACH access point, including the alley
- Consider open fencing instead of privacy fencing so criminals don't have cover
- Tell your service personnel to secure their vehicles and equipment trailers



You AUTO Know!

Sometimes homeowners take for granted the importance of securing their automobiles, especially when they think they'll be "in and out in a jiffy!" Criminals love to capitalize on these types of oversights and it's time we drive them out of our neighborhood. Are you following these easy steps to reduce your risk of becoming a victim?

- Lock your car at all times
- Keep windows rolled up
- Remove valuables from car or store them out of sight
- Don't leave your car running unattended, even for a couple minutes
- Park in the garage
- If you have to park outside overnight, park in a well-lit location and don't leave garage door openers in the car

We know it's tempting to park on the street when you're making a quick stop at home, but it's important to remember that crimes of opportunity are just that – opportunities. Take away the criminal's opportunity and you exponentially reduce your chance of being victimized. Garage too full to park in it? Time for some purging and organization! How much is your car worth versus the items you're storing in the garage? Make a commitment to rid yourself of excess stuff – host a garage sale (and follow our tips on page 2), donate items in good condition, and take advantage of the free monthly bulk trash pick-up provided by the city.

A Multi-Faceted Approach

NHHA introduced a custom benefit for its members a few years ago. The sign below proudly announces that Northwood Hills is patrolled by armed security and monitored by video surveillance. The crisp, eye-catching design and clear message on the sign make it a meaningful addition to the multi-faceted approach that each homeowner needs to be taking in their security endeavors. Want to get one for your yard? If you're not a current member, go to northwoodhills.org to join NHHA or renew your membership today. Each member household is entitled to one free sign; additional signs are \$5 each. Email membership@northwoodhills.org to request yours.

Another defense against criminal activity is knowing who lives around you. Residents should fill out the Know Your Neighbors grid on page 7 of this guidebook. Meet your neighbors for the first time or confirm their contact information. If you ever see anything suspicious at a nearby house, you'll know how to reach the owner. If you ever have a package sitting out front and can't get to it in a timely fashion, you'll have multiple neighbors you can call for help!

The Dallas Police Department believes engaged neighbors are a great deterrent to crime because an extra set of eyes keeping watch on your property means suspicious activity can be reported before it turns into a criminal offense. Call 911 to keep your neighbors safe, and they'll do the same for you!



**IN CASE OF
EMERGENCY
CALL 911**

What Can NHHA Do For You?

Members of Northwood Hills Homeowners Association tell us that crime and security are at the top of their list of concerns. We make it a priority to focus our efforts in this area so that we can educate and empower residents. There is a lot you can do to take charge of your personal safety, and we're here to provide additional resources. Membership in NHHA is an investment in your neighborhood and there are tangible, immediate returns! When you join NHHA for \$300 per calendar year, you are entitled to:

- A No Solicitors plaque to post by your door
- A highly reflective alley address sign and periodic curb address painting for quicker identification by emergency personnel
- Security decals to post on your mailbox or windows

Members are given access to our private, armed security patrol which is on duty 7 days a week. After alerting 911, Members can call the patrol officer to investigate a suspicious person or drive out unpermitted solicitors. While on duty, our officers often monitor the DPD police scanner to stay informed of neighborhood activity and respond when possible. Members are allowed free Out-of-Town Home Checks while on vacation, where a patrol officer will drive by or stop at your residence and look for anything suspicious. If requested, they can ensure your doors are locked and garage door is closed. Because they have your contact information as a Member, they can call you immediately if anything is amiss.

NHHA's Crime and Security Statistician, Judy Switzer, is our neighborhood liaison in the fight against crime. She serves Members by working with the Dallas Police Department to track incidents and reach out to victims. She helps facilitate video camera footage when available and keeps us informed of incidents through periodic Security Snapshots. Judy has been known to send out MemberMails when scams have been identified as occurring in or around our neighborhood and Crime Alerts if residents need to be immediately informed of a rash of incidents.

Northwood Hills Homeowners Association is the one entity that works to connect, alert and inform us at a moment's notice while enhancing the security of our neighborhood. For more information and to join today, please visit northwoodhills.org. You can also complete and return by mail the membership form on page 6 of this guidebook.

Know The Facts

In 2014, the City of Dallas passed an ordinance requiring anyone soliciting within city limits to register and obtain a solicitor's permit. (Charitable and non-profit organizations are exempt from this law). The permit identification card should be worn by the solicitor and must be visible at all times. Home solicitation is allowed between the hours of 9am and sunset, Monday through Saturday, except on the following days: New Year's Day, MLK Day, President's Day, Memorial Day, Independence Day, Labor Day, Columbus Day, Veterans Day, Thanksgiving Day, and Christmas Day. It is never allowed at homes where a "No Solicitors" sign is prominently displayed.

If you feel a solicitor is breaking the law, or you are ever concerned for your safety, CALL 911. Then, NHHA members should call the security patrol.



Sell it Somewhere Else

In this age of e-commerce, the door-to-door salesman is becoming a thing of the past. However, from time to time, there will be knocks on your door. We understand some people appreciate the face-to-face interaction a solicitor will give them, but we encourage homeowners to exercise caution. As we have mentioned elsewhere in this guidebook, it's important to make it difficult for criminals to gain access to your home. If the person knocking on your door has honorable intentions, he or she should have no problem interacting on the terms that are most comfortable to you. We suggest following these easy steps when dealing with solicitors:

- Post a No Solicitors sign near your door (NHHA provides one with your membership)
- Consider a wireless video doorbell system, like Ring™ or Nest™
- Don't pretend you're not home when someone knocks
- Don't open the door
- Speak to the solicitor through the door or through a video doorbell system
- Ask the solicitor to show his permit identification card and state the nature of his visit
- Never let the solicitor inside
- Don't leave the door unlocked if you walk to another room to retrieve something
- Don't follow a solicitor outside or to another part of the property with the door unlocked

NHHA MEMBERSHIP

Choose from two ways to pay:

- Mail your check, payable to NHHA, to PO Box 800874, Dallas, TX, 75380-0874.
- OR, pay with Paypal or by credit card by visiting our secure payment site at www.northwoodhills.org.

Dues:
\$300



Dues paid to NHHA are not deductible as charitable contributions for federal income tax purposes.

Northwood Hills Homeowners Association
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☐ NEW MEMBER

☐ RENEWING MEMBER

Your name: _____

Your cell #: _____ Your email: _____

Spouse's name: _____

Spouse's cell #: _____ Spouse's email: _____

Home address: _____

Home phone: _____

Comments or questions? _____

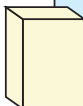
We hope you will want to learn more about our activities. Please check any / all areas of interest.

- | | | |
|---|---|---|
| <input type="checkbox"/> Security / Crimewatch | <input type="checkbox"/> Fundraising | <input type="checkbox"/> Communications / Marketing |
| <input type="checkbox"/> Membership Recruitment | <input type="checkbox"/> Beautification | <input type="checkbox"/> Independence Day Parade |
| <input type="checkbox"/> Special Events & Programming | <input type="checkbox"/> Newsletter | <input type="checkbox"/> Other _____ |

Membership questions? Email membership@northwoodhills.org.

KNOW YOUR NEIGHBORS!

If you see suspicious activity at your neighbor's home, call 911 first, then your neighbor.

**ACROSS THE STREET**

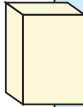
Address: _____

Name(s): _____

Phone: _____

Email: _____

Pets: _____

**ACROSS THE STREET**

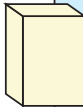
Address: _____

Name(s): _____

Phone: _____

Email: _____

Pets: _____

**ACROSS THE STREET**

Address: _____


Name(s): _____

Phone: _____

Email: _____

Pets: _____

YOUR STREET

**NEXT DOOR**


Address: _____

Name(s): _____

Phone: _____

Email: _____

Pets: _____

**YOUR HOUSE**


Address: _____

Name(s): _____

Phone: _____

Email: _____

Pets: _____

**NEXT DOOR**

Address: _____

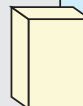
Name(s): _____

Phone: _____

Email: _____

Pets: _____

YOUR ALLEY

**BEHIND NEXT DOOR**

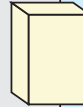
Address: _____

Name(s): _____

Phone: _____

Email: _____

Pets: _____

**BEHIND YOUR HOUSE**

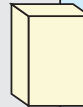
Address: _____

Name(s): _____

Phone: _____

Email: _____

Pets: _____

**BEHIND NEXT DOOR**

Address: _____

Name(s): _____

Phone: _____

Email: _____

Pets: _____



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Resources

Residents can contact Lindsey Allen with the Dallas Police Department to conduct a free Home Security Survey. She utilizes a concept called crime prevention through environmental design. To find out more or to schedule a consultation, call Senior Corporal Allen at (214) 670-1581. There are many online sites available that review products and companies so you can feel more confident in your purchases. A few options are:

- Consumer Reports (subscription required) – consumerreports.org
- Top Ten Reviews – toptenreviews.com
- CNET – cnet.com
- Angie's List (subscription required) – angieslist.com
- Amazon.com

Don't forget to ask your neighbors, friends, and family members to see what works for them.

We thank longtime Members Kevin and Kristi Burke, who believe in the value of NHHA membership. Through their company, Direct Mail Partners, they generously underwrite the folding, labeling and mailing of each issue of the Northwood Hills Breeze newsletter.

Crime and Security Guidebook

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