



"NEXT DOOR:"

AN EASY AND EFFICIENT WAY TO HELP PROTECT OUR NEIGHBORHOOD

Pleasant Valley is a great place to live! With fabulous homes and neighbors, lots of trees, a wonderful country club, and proximity to amenities, services, and our workplaces, we are indeed fortunate to live here. That being said, we are not immune from criminal activity, lost pets, and other normal difficulties of life. Our Crime Prevention Team, led by Jane McLellan, has discovered a website/community bulletin board called "Next Door" that has proven to be an easy and efficient way for us to get involved with our neighbors while at the same time sharing information that helps protect us and our property. It's a website that any group can use. Ours is specific to us and it's called "Next Door Pleasant Valley." Here's what Bill Maples says about it: "Next Door Pleasant Valley is doing GREAT with 350 members representing 285 homes in Pleasant Valley. That is about 30% of the homes in the subdivision. If you are not a member please join us! We have thus far had some good success, both in the criminal activity and lost pet areas. In one case, "Next Door Pleasant Valley" directly led to the arrest of an individual who was breaking into vehicles and stealing cell phones. In another, two lost pets were returned to their owner. There really is no downside to being a member!"

I must say that I'm not really that well-versed in the use of social media. However, "Next Door Pleasant Valley" is so easy to use that even I can do it! So, here's a little bit on how it works. The site is free and confidential. Only residents of Pleasant Valley can join "Next Door Pleasant Valley." The only information you have to give to join is your true first and last name and your address. The forms allow you to post your phone numbers and a public e-mail address but these are not required. Your name and address are shared with other resident members but your e-mail address is not shared with anyone on the website. The program allows members to "message" other members but this process does not show your e-mail address. Some residents use "Next Door Pleasant Valley" only for crime watch purposes, but it does have other areas, such as lost and found and a classified section if you have something to sell. It also has a recommendations section in case you have a great handyman whose name you want to pass on. Once you join, you can easily set the filters to participate in whatever section or sections you choose. Just go to <https://pleasantvalleyar.nextdoor.com/join> and fill out the easy to use forms. You'll be joining many of your neighbors in a fun and useful endeavor!

For those of you who have volunteered to be "street captains", please continue to contact your neighbors and obtain their information, which should be forwarded to Jane McLellan at jane.mclellan@gmail.com. Our Crime Prevention Team consists of Mark Carter, Kristin Cummings, Pat Dempsey, Bill Maples, David and Cynthia Martinous, Howard Massey, Jane McLellan, Susan Meadow, Dudley Moll, Glen Pye, Ron Snow, Bill Temple, and Mac Walker.

Our team looks forward to increased "Next Door Pleasant Valley" membership and making our already safe neighborhood even safer!!

Bill Temple
Crime Prevention Team Member



The board has worked extremely hard this year to collect on past dues and it has paid off. Delinquencies have decreased significantly and we have collected on many accounts that owed more than 3 years. Last year, the board filed liens on 25 accounts that were chronically past due. As of today 13 of those have paid in full. This year we will only file liens on 5 additional properties. During this time, written accounts receivable procedures have been developed that adhere to our By-laws and Bills of Assurance. In summary, they are as follows.

The initial bill is mailed February 1st with a due date of March 31st. April 1st, interest in the amount of 6% begins to accrue on unpaid accounts and and late notices are mailed. May 1st a 20% late fee is assessed to all accounts that still have outstanding balances and 2nd late notice is mailed. June 1st if the account has not been paid the POA will send a demand letter for payment in full and advise the resident of the pending attorney's fees. July 1st all unpaid accounts are turned over to the attorneys for a lien to be filed and an additional \$245 in attorney's fees are assessed to the account. The following residents have dues outstanding:

- | | | |
|------------------|------------------------|-------------------|
| Michael Fountain | John Orsi | William Plunkett |
| Benzion Pape | John and Dorris Garner | Clarence Thornton |
| James Clark | Marjorie Davis-Gachot | Donell Burkett |
| Jake Johnson | Ray Walker | Walt Terry/ |
| Albert Smith | Nathan Kimes | JP Morgan Chase |

There seems to be some confusion regarding solicitors in our neighborhood. Many residents refer to our neighborhood as a "non – soliciting" neighborhood. I contacted the Little Rock Business License Division and the police for more information regarding this and read the Little Rock Municipal code. The information concerning solicitors/peddlers/canvassers is found in the Little Rock Municipal code Article V. Section 17- 126 – 130. The consensus is there is no such thing as a "non – soliciting" neighborhood.

The facts are: A solicitor must have a permit. If they have a permit they can go where they want to go. And it is not possible to block an entire neighborhood. If you do not want solicitors you must place a "No Solicitors" or "No Solicitation" sign on your residence or yard. If solicitors do not have a permit or you have a sign on your home and they continue to knock on your door you may report that to the police. Do not call the POA to call the police. The report needs to be made by the individual who experienced the solicitation. This information is helpful and can often narrow down who might be working a neighborhood. Residents may call the POA to report information.

The police non-emergency number is 371-4617 to report violations.

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Many of you may not be aware, but Pleasant Valley has 55 acres of green space or common areas. Maintaining these area's is one of the largest budget items for Pleasant Valley. Last year the board developed a Scope of Work for our common areas, then placed the maintenance of the common areas out for bid. This is a sound and prudent business practice and is part of our current polices and procedures. Bids were presented to the board and voted on for the contract.

received in the past such as trimming bushes and trees in the pool areas which was a much needed addition. There are also several projects the POA would like to accomplish that are slated for the "dry season" when mowing is not necessary in some areas.



Horticare maintains the green spaces and has provided excellent service especially considering the excessive rains received this summer. Their contract calls for biweekly mowing of the median and pool areas which is the same as previous seasons. However, Horticare has mowed the median and some of the pool area's every week to keep up with the rapid growth of the grass at no additional charge. Horticare also provides additional services not

Please remember if you live near a common area, do not dispose of your yard waste in the common area or blow leaves and grass clippings in the common areas. Another problem seen is bamboo growing from residents yards and taking over common areas. Please restrict anything from your yard growing into the green space. The board will bill you to clean the common area of these items if necessary.

Contributions to the Neighborhood

The board strives to improve the amenities and quality of life in Pleasant Valley, all while annual dues remain lower than most neighborhoods in the area. Pleasant Valley also maintains more facilities- two pools, two playgrounds, 55 acres of green space and a community center. However, there is always more that can be done to create a better and safer place to live.

Pleasant Valley is considered a 501 C-7, for any contribution and contributions towards specific projects are always welcome. Donations can be sent to the office with this form.

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\$ _____ for Private Patrols in Pleasant Valley

\$ _____ for professional landscaping

Name _____ Address _____

*Please accept this check to go towards funding the projects of which I have marked.
 I understand that PVPOA is considered a 501 C-7, and will consult my tax advisor regarding deductions and contributions.*

**Pleasant Valley Property
Owners Association**

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Little Rock, AR 72212

501-225-0481

email: PleasantValleyPOA@yahoo.com

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Street Improvement Update

Little Rock Public Works informed us several months ago our streets would be repaved within two weeks. Two streets were repaved when the work stopped. According to Little Rock Public Works they were pulled off of Ward 4 (portions of W. Little Rock) to work in Wards 1 and 2 and will return to Ward 4 to complete the work later this year. Little Rock Public Works did not give a time frame for when they would be back in the area, but we are still on the list with many streets to be resurfaced during 2013.

Three Great Closers...



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