

To All Sandy Springs Apartment Community Managers,

I would like to take a few minutes to inform you about a new program we would like to start in the City of Sandy Springs Police Department to assist our Apartment Community Managers. The program is called "Operation Safe Home". This is a program that was developed strictly for the Apartment Communities and will afford Apartment Community Managers a database to cross reference with other Apartment Communities located in the City of Sandy Springs with regards to leasing to potential tenants. Apartment Communities are "One Stop Shopping". This is because victims and crooks are living in one central location. I am sure most of you are aware the majority of Sandy Springs crime stems from our over 75 apartment communities located in the City of Sandy Springs. We need to work hand in hand with each other to change the crime issues that face your/our communities.

First a new addendum would be signed by prospective leasing candidates. This would hold them accountable for any felony crimes they have committed and would cause them to be evicted from your community. Using this new system will allow other managers in the Sandy Springs area to check the database to ensure that the issue they are facing does not become a problem in another Sandy Springs Community. So, in a nut shell, the problem we face here in Sandy Springs is when a tenant is evicted or leaves one community, they simply move next door into another Sandy Springs Apartment Community. Therefore, the problem never goes away. So the goal is to get the problem tenant out of your community and out of the City of Sandy Springs. We believe this new program is exactly what we need in our City and will make a huge impact on crime and communication.

Here is a brief break-down on how the program will work –

- We will first establish a database that all Sandy Springs Apartment Communities can access and cross reference on a daily basis.
- Secondly, it is basically cost free. The only expense the community would be responsible for is an approximately \$25.00 for a sign to be posted at the entrance of the complex. The sign will read: ("Operation Safe Home Community").
- An onsite inspection will be conducted by a Sandy Springs Police Officer that is trained in (CPTED) Community Policing through Environmental Design. This inspection is completed to make sure that your community has proper lighting, manicured landscaping, (that does not obstruct natural surveillance and allows intruders to hide), proper signage that is clearly visible and simple to understand, and good property maintenance to create a "cared for" image.
- Tools of the trade include: resources, leasing addendums, city municipal codes, education, Fair Housing, and using our "eyes and ears" in the communities.
- It's all about partnerships! Some advanced, secure/protected, social networking sites we can use to upkeep communication include: Bigtent/Ning, Facebook, MySpace, and Twitter.

ADVANTAGES OF THIS PROGRAM:

- **Better Tenants**
- **Lower Turnover**
- **Cost Less**
- **Tenant accountability throughout the complex**
- **Better communication between the community and the police department**

DISADVANTAGES OF NOT BEING PART OF THIS PROGRAM:

- **High turnover in your community**
- **Decreased Property Value**
- **Property Defacement**
- **Increased Liability – Property Insurance and vandalism**

We would like to invite and STRONGLY encourage all Sandy Springs Apartment Management to attend an open forum to discuss this new program and get your feedback and ideas. Sandy Springs is one of only two cities in the State of Georgia to have such programs **dedicated to the apartment communities.** Please let me know what times and dates work for you. We will have the meeting around lunch time hours and will provide lunch. I hope to hear back from all of you. Let's take the lead and make Sandy Springs Apartment Communities the best and safest in the State!

Sincerely,