

Apartment Safety Tips

- Make sure locks have been changed since the last resident
- Use your eye viewer and never open the door to a stranger
- Utilize secondary locking devices on windows and sliding doors
- Park in well lit areas and remove your keys and valuables from your vehicle
- Don't leave valuables unattended in the laundry room, mail room, or other common areas
- Keep windows and blinds closed after dark
- Stay alert and always be aware of your surroundings
- Report suspicious activity to the Police
- Trust your instincts

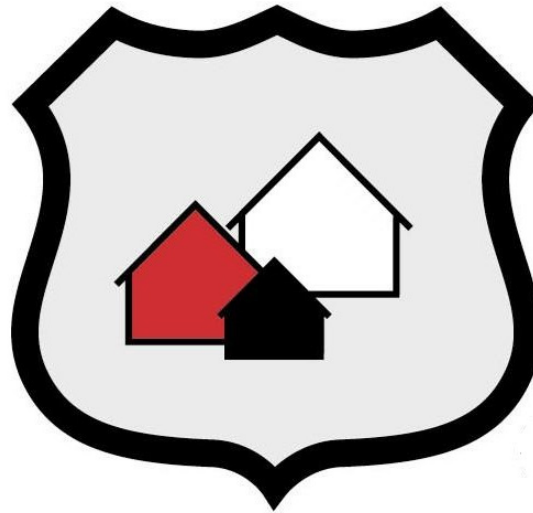


If you need more information, please use the contact information listed below

If you have an emergency, please call 9-1-1

If you need an officer to respond, call 720-5000

Disclaimer: Neither the distributor nor the author of this pamphlet is engaged in rendering legal services. If legal assistance is required, the services of a competent attorney should be sought.



TIPS
FOR
FUTURE RESIDENTS

Sgt. Joe Snyder
Wichita Falls Police Department
610 Holliday Street
Wichita Falls, Texas 76301

Phone: 940-761-7718
Fax: 940-761-7707

www.wichitafallstx.gov/crimefreewf

TIPS FOR FUTURE RESIDENTS



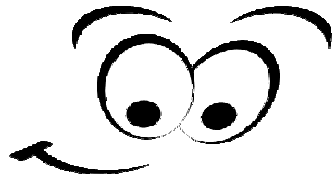
*A GUIDE
TO RENTING
&
CRIME
PREVENTION*

*Courtesy of the
Wichita Falls Police
Department's Crime
Free Program*

Questions to ask when choosing an apartment...

How does the property look?

Criminals prefer to act anonymously and will look for properties where they won't be noticed or identified. Good managers know this, and will make their properties visible to neighbors and police. Taken alone, few of the following crime prevention techniques will have a significant impact. Taken together, they will deter some criminals from wanting, or being allowed to move onto the property.



Good managers will implement the following types of crime prevention techniques: lighting for common areas, fence to secure entry points, well-maintained landscape, addresses are posted clearly, doors with deadbolt locks and peepholes, and secured common areas.

How responsible is the manager?

Responsible managers, conversely, will take the applicant screening process seriously, and will urge applicants to report all unusual activity. Don't be put off by application fees or deposits, and don't be insulted by detailed questions or requests to authorize background checks. If the manager is scrutinizing your application, you will have the peace of mind knowing that other renters are being screened equally as well, and that the risk of illegal activity occurring in the area is reduced.

Effective managers will run thorough background checks, conduct periodic inspections, encourage community gatherings, and will implement rental agreements that: ban subleasing, restrict how long visitors may stay, and prevent others (excluding rightful renters) from occupying the unit.

How does the neighborhood look?

A clean, well-kept neighborhood is a positive indicator, but appearances can be deceiving. Be able to recognize warning signs that suggest the presence of criminal activity. Warning signs may include such things as graffiti, suspicious people, unusual smells, frequent short-stay visitors, and luxury cars in a working or middle-class neighborhood. If possible, talk to trusted neighbors to find out more about the area.



Your role as resident?

Now that you've scrutinized your future rental unit, neighborhood, and manager, you may wish to take a look at yourself. As a resident, you should: Help keep the premises clean and safe, follow all rules and agreements in the lease, respect your neighbors right to peaceful enjoyment of the premises, report suspicious activity to the police, and get to know your neighbors.

View your relationship with your manager, neighbors, and police as a partnership. Every one of us are allies, not adversaries, and we constitute a force more powerful than crime itself, as long as we are committed to that partnership and the responsibilities it entails.

When moving in or out...

Criminals tend to steal when there is an opportunity. You need to eliminate that opportunity. The police and apartment management want you to be safe, so please read and follow these tips:

1. Have someone stay with your vehicle while loading and/or unloading your belongings
2. Remove keys and lock your doors
3. Never leave apartment door open or unlocked, even if occupied
4. Never leave unsecured valuables unattended