



<b>Date of Incident</b>	07-15-2020
<b>Prepared By</b>	Nancy Benner
<b>Property</b>	Joshua House
<b>Time of Incident</b>	04:00:00
<b>Location of Incident</b>	2607 Welsh Road Apartment J107-J-West Building common areas and laundry room and exterior if I-North and J-West Buildings

#### Description of Incident

Around 4:00 am on Wednesday 7/15/2020 Joshua House 2607 Welsh Road Philadelphia, Pa 19114 Apartment J-107 a shooting took place. Management called Ms. Walker resident of J-107 and left a message she returned the call to the leasing office and relayed the following. Ms. Tierra Walker stated she had a gathering of people in her apartment home. A man approached her exterior living room window screaming and threw a rock and a paver through the window breaking the glass. There was a man inside apartment J-107 that exited and was shot in the leg allegedly by the man who threw the paver through the window. In speaking with Ms. Walker, the lease holder, she stated the man who exited and was shot was a friend of one of the girls she invited to her home for game night and she did not know him. Ms. Walker also stated she did not know who the person was who shot this man and broke her window. The Community Director contacted the Assistant Manager around 9:30am upon finding out there was a crime that took place. Assistant Manager Nilsa Reyes who resides on the property answered and the Community manager requested she go to J-west right away. Ms. Reyes went to building J-west and encountered police officer Telt outside J-West building at the front door, the area was taped off and she introduced herself and asked what happened. He expressed there was a shooting and he was waiting for detectives to arrive with a warrant to retrieve weapons and anything related to the crime. Officer Telt allowed Nilsa Reyes access to the building and apartment to obtain photos of the damaged areas and scene where she observed a handgun on the kitchen counter and a copy of the lease holder Ms. Walkers license to carry a weapon. Community Manager Nancy Benner arrived shortly after. Upon arrival detectives were present and Community Manager and Assistant Community Manager waited to speak with the detectives. The Police detectives relayed to management that they believe the shooting took place in front of the I-North building after the man left J107 and the man ran after being shot and gained access back into the J building upon being shot. There was a large amount of blood on the exterior of two buildings and in the common hallway and laundry room right across from J-107 Ms. Walkers apartment, several residents contacted police and the man was taken to the hospital. Many of the residents are shaken and upset and one has asked to be transferred due to this incident. Below are accounts of the incident from the residents that have contacted management. Karen Jackson Apartment J-303 phone number 267-266-0862. Ms. Jackson reported to the Community and Assistant director while outside taking photos of the damages as well as detectives that she heard a man screaming outside of J-107 just before 4am she stated she heard this man say "who is that pussy motherfucker in the apartment?" Ms. Jackson said he continued to yell and scream and ask who the man was in the apartment and screamed to be let in and a few moments later she heard glass breaking. Ms. Jackson then said she saw a man run in between K and L building courtyard and soon after a black car pulled up in the parking lot next to J building and then quickly did a U turn headed back toward K building and sped off. Also, while the Community and Assistant Manager were outside apartment J107 taking photos the resident in J-308 Ms. Damarilis Rodriguez 215-888-9845. She explained she was sleeping and was awoken by the sound of glass breaking, she thought the sound came from someone dropping a beverage glass outside and went back to sleep. Ms. Rodriguez said she was awakened soon after by the alarm in the building and banging on her door. Ms. Rodriguez got out of bed and went to the door where two women were banging and begging to please be let in due to a active shooter. Ms. Rodriguez opened the door and let the women inside her living room, the women were very scared and said someone was shot in the building and Ms. Rodriguez called the police. The police arrived and the women then left and went downstairs. Mr. Brian Harris 267-236-6806 He e-mailed the leasing office at 7:28 am on Wednesday July 15th he reported he lives in the Joshua house apartment. J105. He wanted to report a complaint that he's lived at Joshua House for 5 years and never had a problem until this year. The fire alarm went off in his building and woke him out of his sleep, he stated it is not the first time the alarm went off. Mr. Harris said he could not make it to work because someone got shot in his building and there was blood all over the front of his door and the hallway. The police had him blocked in and he could not make it to work. He expressed that he lost money because he couldn't make it to work. Mr. Harris requested he be relocated from the building that he be relocated to another apartment or Lindy community. Mr. Harris would like to move to another building. Mr. Thomas Darden (312) 399-7600 resident of Apartment J-108 e-mailed and called the leasing office and reported the following. He resides in unit J108, and at approximately 3:40am he heard a loud argument going on between what sounded like several males and females. Between 3:40-4:00am, the argument continued, and several individuals were going in and outside the doors leading to the back-courtyard side of the J West building. Just before 4:00am, he heard a loud sound and 3-4-gun shots and 15-20 seconds later the fire alarm went off. He called 911 at 3:59am to report the alarm, and about a minute later he exited his front door. When he opened the hallway door next to the Kitchen door to apartment J107, he observed an African American male pointing a handgun out the door aiming toward the Front door (i.e. the entry/exit door to the parking lot) of the J West Building. This individual was standing inside the door with only his arm and the gun outside the door. Mr. Darden immediately turned around an exited out the back door toward the courtyard. Once he was a safe distance from the building, Mr. Darden called 911 at 4:02am to report the individual with the gun. The individual with the gun appeared to be in his early to late 20s and was approximately 5'10" to 5'11" tall. He was medium build with shoulder length dreadlocks, and he was wearing a light maroon shirt and blue jeans. He gave the police the above information and shared his contact information with them. When the police arrived, he informed and pointed out to police that the individual who had the gun was still on the premises. After the police left, he walked back into his apartment at approximately 5:00am, he observed 4 females walking down from the second floor, and they exited toward the courtyard, he did not recognize any of them.

#### Corrective action taken at the time of the incident

We contacted the 8th district and Northeast detectives, we obtained DC# 20-08-021120 A e-mail blast was drafted and edited and approved by Brian Kroker COO and it was sent out to all residents informing them of the incident. Paul Cohens office was called and correspondence was drafted and approved to be sent to the resident Ms. Walker of apartment J-107. Clean Tech was contacted to clean the building and power wash the exterior, Rob from Eastern Glass was contacted, Maintenance Supervisor Dudlow Blake was called and met with the Maintenance director where it was discussed and arranged to secure the window until new glass could be installed. Rob from Eastern Glass was called to measure and order glass for the window. Community Director contacted Northeast Detectives and obtained the e-mail address of Detective Thomas Bartol and sent an email requesting her contact her and the resident asking to be transferred was contacted with availability and options available. Edna was contacted in re of hallway carpet

#### What we have done related to Customer Service and helping the resident, if anything?

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#### Witnesses names and phone number

Dudlow Blake Maintenance Supervisor (267)264-7180 Nancy Benner Community Director (215)669-8922 Nilsa Reyes Assistant Community Director (215)528-7602 Adam Levitt Regional Manager (215)510-7884 Michael Jacobas Director of Maintenance (215)990-3618 Brian Kroker COO (267)300-6773 Cohen-Marraccini-(Julie) (215)887-8100 Detective Thomas Bartol e-mail Thomas.Bartol@phila.gov Thomas Darden Jr. Resident J-108 (312) 399-7600 Karen Jackson Resident J-303 (267)266-0862 Damarilis Rodriguez Resident J-308 (215)888-9845

#### Is criminal activity involved

Yes

#### Criminal activity involved

Firearms

