

Date of Incident	10-28-2023
Prepared By	Amber Johnson
Reviewed By	Incident Report was reviewed by John Samuel on 11-02-2023 at 02:58 PM.
Property	Academia Suites
Time of Incident	15:45:00
Location of Incident	Academia Spencer vestibule

Report Last Updated By	Update Date
John Samuel	11-02-2023
Amber Johnson	11-02-2023

Incident Type
Criminal Activity Involved
Incident Type Category
Non-violent crime
Incident Type Sub-Category
Theft

Description of Incident
On Monday, 10/30, Thomas received a call from S209, Marlon Davis about a package that had been stolen from the Spencer vestibule. It was delivered by UPS, and he had a photo of where it was left. He arrived an hour later, and the package was gone. Thomas went to review the camera, however the key copy did not work so he was unable to get in the cameras room that day. On Tuesday, 10/31, I went with Thomas with another set of keys and we were able to successfully get into the camera room. Thomas informed the resident we would call him once we reviewed the camera. He is a police officer and told Thomas that he wanted to press charges against the person who stole the package, and he would call someone at the 35th to obtain footage. I called John and John informed me that Marlon would be allowed to do so. We proceeded to review the camera from Saturday and could see a woman come out of the building, pause in front of the packages in the vestibule, then grab the package and open it. She took out the items, crumbled the bag, then left. I looked on the cameras of the floors to see if I could find which apartment she came from and found her coming from S302, Richard Dean's apartment. Thomas and I walked to the apartment and knocked on the door to speak with the resident. Richard was not home, but his wife was. We informed her we saw someone come from her apartment and take a package. Thomas showed her the picture of the person and she exclaimed it was her daughter (not listed on the lease). She was visibly shocked and livid. As she was explaining to us, her daughter entered from the stair tower doors, carrying more packages. I recognized her from when we first entered the building on 10/31 by her black and white jacket. The mother screamed, took the packages from her, and gave them to us, as they were not hers. We asked her where the package was she had stolen on Saturday, and she said she did not know. After we showed her the picture, she admitted she opened it and that the items did not fit her, so she discarded them behind the building. I went outside and looked around the building and bushes and could not find the package. Thomas called Marlon to inform him and he came over to the building from his precinct to talk to the mother, as she told us the daughter was only 15 years old. She told him she understood if he wanted to press charges and he told her that he just wanted compensation since this was the second time the package was sent, as it was previously stolen. She agreed to pay for the package contents and brought the money to the office, about \$115.00. On 11/1, she called Thomas and bought \$100 to the office and said she would bring the \$15 Friday to give to Marlon. Thomas contacted Marlon to give him the money and he informed us to let the family know that if another package was stolen, he would proceed with having her arrested. I informed Thomas to speak with Richard Dean and inform him of what happened and that we request the daughter be removed from the apartment and not allowed onsite. The wife assured us that she would be looking for a program that would take the daughter and that they would remove her.

Corrective action taken at the time of the incident
We spoke with the tenant and they agreed to compensate the other resident for the loss. I informed John Samuel and asked him to clarify policy in regards to police cooperation. We requested the residents in S302 find other accommodation for the daughter, as she is no longer welcome on site. And if this happens again that we will involve police. resident is also placed on non renewal

What we have done related to Customer Service and helping the resident, if anything?
We communicated with both residents and reached an agreement for compensation.

Witnesses names and phone number
Marlon Davis- (267) 437-1054

Was there security camera footage of this incident?
Yes

Link to security footage video in Box
https://lindyproperties.box.com/s/csglezb8up1adh2i3k1ick7aftmx2sh

Did this incident involve a resident?
Yes

Unit
S302

Resident Name
Unknown daughter of resident Richard Dean, tenant

Did this incident involve a Lindy team member?
No

Did this incident involve a vendor?
No

