



Indian Lake Property Owners Association, Inc.

Entrance/Exit Gate Program and Policy

(Adopted May 12, 2017)

(Updated January 2020)

(Updated September 2022) _

(Updated March 2023)



GATE OPERATION

An additional entrance sliding gate has been installed adjacent to the existing barrier gate. Members will have a proximity card or an RFID (radio frequency identification) tag to operate the barrier gate and the new sliding gate. The proximity card is similar to the card used previously. However, you will not have to slide the card: it requires you to wave the card in front of the operator. The RFID tag is installed on the inside of your windshield. This tag communicates automatically with the gate sensor to open the gate earlier than proximity cards. Our personnel will oversee the installation of that RFID tag in your windshield, insuring that the device is not shared with an unauthorized guest. If a member wishes to have an RFID in lieu of a proximity card, it will cost an additional \$10. The proximity card is issued to Association members at no charge. The RFID can only be used on the vehicle it is assigned to and installed in.

During daytime hours, the entrance sliding gate will be in the "open position" and only the barrier gate will be in operation. A member can use the Member lane and either wave the proximity card in front of the operator to open the barrier gate or allow the RFID tag to open it.

During the overnight hours, both the sliding and barrier gates will be in the closed position. As a member approaches the entrance using the Member lane, either the proximity card or the RFID tag can be used to open both gates in that lane. It will take approximately 30 seconds for the sliding gate to open. When a guest arrives, they will pull up to the entrance using the Guest lane to access the telephone entry system. Using the telephone entry system, the guest will find the name of the member they wish to visit. In lieu of finding the member's name, a guest can also use the four (4) digit code provided to them by the member. Upon finding and selecting the member's name, a phone call will be placed to the member. After answering the call, the member must enter the issued code 9, triggering the opening of the sliding and/or barrier gates for the guest to then proceed to the member's property.

The gate system technology provides us with reports that will allow us to see who is coming into our community. In addition, our video cameras have been greatly improved to provide video verification along with system reporting. It also allows us to delete access of those members who may have moved or whose access needs to be deleted for other reasons.

The opening of the barrier exit gate is triggered when your vehicle passes over sensors in the pavement, which send a signal to the system to open the gate. The exit gate does not require any card.

DISTRIBUTION OF PROXIMITY CARDS

Proximity Cards will be issued as follows:

Members

Proximity cards will be issued to all Association members at no charge. If a member owns multiple lots in whole or part, they will be issued only one proximity card. If a lot is deeded/titled in a Corporations or Trusts name, the maximum number of proximity cards provided shall be three. An Association member is a person who owns a lot or lots in Indian Hills, is recorded on the official deed, and a copy of that deed is on file at the Association office, as per Article III of the by-laws.

A MEMBER WHO IS NOT IN GOOD STANDING (has not paid their dues, membership has been suspended, etc.) WILL BE REMOVED FROM THE GATE SYSTEM DIRECTORY AND WILL HAVE NO ABILITY TO BUZZ THEIR GUESTS IN FROM THEIR PHONE. OUR BUILDING AND USE RESTRICTIONS, SECTION 9 STATES THAT ANNUAL DUES ARE DUE ON THE FIRST DAY OF MARCH. ON MARCH 2 OF EACH YEAR YOU WILL BE CONSIDERED A MEMBER NOT IN GOOD STANDING IF YOUR DUES HAVE NOT BEEN RECEIVED, WHICH WILL RESULT IN YOUR NAME BEING REMOVED FROM THE DIRECTORY.

If a member wishes to have a proximity card issued to their dependents, additional proximity cards can be purchased for \$25 each or RFID tags for \$35 each. The dependents must present a valid driver's license that contains either the member's lake address or the member's primary address which is registered with the Association office.



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If a member requests more devices than there are names on the deed because they have additional cars, they may receive additional devices if 1) they switch all their devices to RFIDs (so that they are not allowed to hand a card to a non-member), 2) they pay for the RFIDs (an additional \$10 per RFID for deed holders and \$35 for each additional RFID, 3) Each car must be registered to a deed holder and proof of that is registered with the office, and 4) The "additional" cards will have to be renewed and paid for annually.

ADDITIONAL PROXIMITY CARD REQUEST (Approved October 2018)

Members who have a home at Indian Lake can request one additional card for the price of \$50 (renewable annually). This request is not eligible for members that only have an undeveloped lot.

NO EXTRA CARDS WILL BE SOLD UNTIL THE MEMBER HAS PAID THEIR DUES FOR THE YEAR. NO EXTRA CARDS WILL BE SOLD TO ANY MEMBERS NOT IN GOOD STANDING WITH THE ASSOCIATION.

Tenants

If a tenant wishes to receive a proximity card, a copy of the written lease must be submitted to the Association office. The lease must have a minimum term of 6 months. Only tenants listed on the lease will receive proximity cards. Only members names and telephone number are allowed in the directory.

The free proximity cards and RFID's issued to Association members will be good from year to year. Any additional cards you wish to buy for dependents must be renewed each year and will require the payment of the card fee of \$25. These funds will be used to offset the annual expenses of the gate system.

LOST SECURITY ACCESS CARDS/TAGS (Approved July 2018)

If a member has to replace their security access card/tag for any reason, they can purchase a replacement card/tag based on schedule below. The lost card/tag will be deactivated in the gate system. RFID's does not transfer from one vehicle to another, as they are destroyed when removed from windshield. A replacement RFID is \$35.00.

	First Lost Card/Tag	Second Lost Card/Tag	3+ Lost Cards
Proximity Card	\$50	\$75	\$100
RFID Tag	\$35	\$70	\$140

MEMBERSHIP AND GUEST CARDS

Membership and Guest Cards will be issued as before. But a membership or a guest card can no longer be used to operate the entrance barrier gate. Membership and guest cards will be used for identification purposes only, and should be presented when required by Security.

EMERGENCY VEHICLE ACCESS

All emergency vehicles have the capability to open the entrance gates at any time.

OTHER INFORMATION

In a power outage, a phone call will be made to Security and other personnel, so that they can immediately manually open the entrance gates when the entrance is unmanned.

The new system does not come without some inconveniences. Here are a few to keep in mind:

- Timing: It is going to take a very short time for the sliding gate to open. Although it is as fast as technology allows at this point, it is not going to be the quick arm up action like the existing barrier gate that we now have.



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- Cell service: Cellphone service at Indian Lake is notoriously bad. It may be difficult for your guests to contact you from the gate if you do not have a land line. Microcells can be purchased from most wireless providers.
- It is now **YOUR RESPONSIBILITY** to authorize your guests to gain entrance to the community during the hours when the entrance is unmanned.
- We must physically observe you installing an issued RFID tag or windshield sticker on your vehicle. You will not be allowed to take them home for installation.
- Indian Hills activities are restricted to Members and their guests only. General public access is not allowed for any activities (garage sales, parties, etc.) and will be turned away by our security staff.
- The gate is designed for vehicular traffic only. Pedestrians should **NEVER** use these gates.

Your Board and local law enforcement believe this is a significant step to give the members the gated community you have requested. We expect this to have a positive impact on crime and drug activity that has become all too familiar in our community.