FLOCK CAMERA SYSTEM POLICY

LANTERN RIDGE COMMUNITY ASSOCIATION, INC.

The Lantern Ridge Community Association, Inc. (“Association”) has a Flock Safety (“Flock”) camera system installed at the two main entrances/exits to the community. The Flock camera system is an unmonitored camera system and does not provide and should not be relied on as providing any type of security, protection, safety, and/or continuous surveillance. The cameras are intended to assist with the identification and investigation of criminal activity when requested through the process described below. Owners and residents remain responsible for their own safety and security.

The Flock camera system will be limited to the two main community entrances/exits and will record license-plate information and associated vehicle images of most vehicles entering and exiting the community.

Flock cameras are installed at:

- **Main Front Entrance/Exit** located at Lantern Park Lane and North Decatur Road
- **Main Secondary Entrance/Exit** located at Lantern Wood Drive and North Decatur Road

1. Use and Access to Flock Camera Information

Flock camera images and information will be used only for law enforcement purposes, criminal investigations, or in response to a subpoena, warrant, court order, or other legally enforceable process. Except as required by law, the Association shall not release Flock information to owners, residents, tenants, guests, vendors, or other private parties.

The Association makes no representation or warranty regarding the accuracy, completeness, quality, availability, or reliability of any Flock camera image, license plate information, vehicle recognition data, or associated metadata. The Association shall have no liability arising from missing, incomplete, unavailable, inaccurate, or corrupted data.

The Association utilizes the Flock camera platform and does not control the operation, storage, processing, retention, security, or management of information maintained by Flock. Information collected, stored, processed, or retained through the Flock system may be subject to Flock's terms of service, privacy policy, data-retention practices, and other policies and procedures, as amended from time to time. Nothing in this Policy shall be interpreted to expand the Association's rights to access, retain, retrieve, disclose, or control information beyond those rights made available through the Flock platform and applicable law.

Authorized Personnel: Access to Flock camera information is restricted to the Board of Directors for the limited purpose of responding to an active law enforcement investigation and/or a legal or court-ordered request. Image retrieval or release must be approved by a majority of the Board of Directors. No individual Board member or officer may independently authorize the

retrieval or release of Flock images to any requesting party. **Active Law Enforcement Investigation Defined:** To qualify as an "active law enforcement investigation," the requesting party must provide a valid police report number, a law enforcement case number, or a direct, verified request from a law enforcement agency before any Flock information is released.

No Direct Resident Requests: Residents, owners, tenants, guests, vendors, and other private parties shall have no right to inspect, review, obtain, copy, or receive Flock images or information directly from the Association. Private parties must report incidents directly to law enforcement and instruct the investigating agency to request the information from the Association.

Prohibited Use Cases: Flock information shall not be used for Association covenant enforcement or daily community monitoring. Specifically, the system shall not be used to:

- Identify residents violating parking restrictions;
- Determine whether someone is visiting another homeowner;
- Monitor contractor activity;
- Investigate covenant violations;
- Track residents' comings and goings;
- Monitor guests or visitors.

No Duty; Limitation of Liability. The Flock camera system is provided solely as a voluntary amenity and investigative tool. The Association does not undertake any duty to monitor, detect, prevent, investigate, or respond to criminal activity, emergencies, accidents, violations of law, or violations of the governing documents. The Association, its directors, officers, committee members, managing agent, and legal counsel shall not be liable for any claim arising out of or related to the installation, operation, failure, maintenance, use, misuse, non-use, disclosure, nondisclosure, retention, deletion, or unavailability of Flock camera information. The Association shall have no obligation to review, search, retrieve, preserve, or produce Flock information unless required by applicable law or unless the Board elects in its sole discretion to cooperate with a law enforcement request.

2. Legal Process, Subpoenas, and Orders

The Association recognizes its obligation to comply with legitimate legal processes. The Association is not responsible for preserving Flock data unless and until a valid law enforcement request, subpoena, warrant, court order, or other legally enforceable request is received. Any failure to preserve data before receipt of such request shall not create liability for the Association.

Distinction of Legal Requests: The Association will address and process the following legal requests separately:

- Search warrants
- Subpoenas
- Court orders
- Formal discovery requests

- Other legally enforceable processes

Legal Counsel Review: Upon request by the Board, the Association's attorney shall review any questionable, conflicting, or disputed legal requests before any data or information is released.

Legal Compliance Provision: Nothing in this policy shall require the Association to withhold information when disclosure is required by applicable law, subpoena, warrant, court order, or other legally enforceable process.

Except where disclosure is required by law, the Board retains sole discretion to determine whether a request satisfies the requirements of this policy.

All Flock camera data and information accessible to the Association shall be deemed Association records maintained solely for the purposes stated in this policy and shall not constitute records subject to inspection by members to the extent prohibited by law or protected by privacy, law enforcement, or legal-process considerations.

3. Personally Identifiable Information & Privacy

License plates and vehicle images captured by the Flock camera system can constitute personally identifiable information (PII). The Association is committed to maintaining privacy standards:

Strict Confidentiality: All images and metadata captured by the system shall be treated as confidential and will not be published, broadcast, or shared publicly by the Board.

4. Retention of Flock Camera Information

Flock camera information will be automatically recorded over in accordance with the system's available storage and retention limitations unless specific information is preserved because it is needed in connection with an active police investigation and/or a legal or court-ordered request.

When preservation of specific Flock camera information is requested in connection with an active police investigation, the Association may retain a copy of the relevant information for the period reasonably necessary to respond to the investigation or as otherwise required by applicable law. Information subject to a legal or court-ordered request will be retained and produced as required by that request and applicable law.

The Association will not maintain permanent copies of Flock camera images for routine reference or general surveillance purposes.

5. Notice

Signs will be posted advising that a Flock camera system is in use at the community entrances.

Reviewed and Approved by the Board on: _____

President: _____ **Date:** _____

Secretary: _____ **Date:** _____