



1778 Samurai Point Q-1 Lutz, FL 33558
813-948-6411
www.PLCA.rocks



THE GATE ALLIANCE

In the 1980s, The Paradise Lakes Community was one big happy family. Over the years, developers portioned off sections, so we now have six condo associations (PLCA, The Terraces, The RV Park, The Fountains, Phase 3, and Paradise Palms) and Paradise Lakes Resort.

Paradise Lakes Resort owns the entrance and gate property. However, the condo associations needed access, so the Gate Alliance Committee was formed. The Gate Alliance consists of two board members from each of the six condo associations and the owners of The Resort. It meets quarterly or whenever gate maintenance is necessary. Each condo association partly funds the gate maintenance based on the number of units in the association.

Getting six condo associations and The Resort owners to agree on managing the gate can be difficult. The current gate policies and operation resulted from many compromises that carefully weighed the safety and security of our community with the overall costs per resident. If you move to another location within Paradise Lakes and get a new car or license plate, kindly inform the appropriate condo association to update your record. Cameras have been placed at the gate to read license plates and identify people who are causing accidents or disturbances in our community.

GATE CARDS AND GATE CLICKER POLICY

Approved owners and tenants may lease from PLCA either a \$20 gate card or a \$75 gate clicker, payable via check or money order. **It is the owner's/tenant's responsibility to return all gate cards and clickers to PLCA upon the sale of the unit or expiration of the lease.** Please allow 24 hours for reprogramming to be completed. You can drop off your gate cards and clickers at the PLCA's drop box outside Q-01. Please allow 24 hours for reprogramming to be completed. Please make sure you give your guests and vendors instructions to enter. **Paradise Lakes Resort does not allow non-resort members through Gate B.**

GATE CODES AND ACCESS

1. ONLY USE LANE A (Look for the yellow line).
2. Stop at the Call Box.
3. Wait for any vehicles ahead of you to proceed through the gate. The lane must be clear in front of you, and the arm must be in the down position BEFORE you use your gate card or gate clicker.
4. Hold your card against the black rectangular pad on the right side of the call box. Do not "swipe" or wave the card.
5. When you hear a long tone, the gate will open, and the arm will rise. You can then proceed through the gate. Please note that the gate arm will not rise until the entrance gate is fully open.
6. If you notice someone who appears to be tailgating you, stop your vehicle once you're past the gate arm, and wait for it to lower. **If the person you let in causes damage to our community or harms another resident, you could be liable for their actions.**

VANGUARD MANAGEMENT GROUP, LLC.

10500 University Center Drive, Suite 190 ▪ Tampa, FL 33612 ▪ 813-930-8036 ▪ www.VanguardManagementGroup.com



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OPENING THE GATE USING YOUR PHONE

YOUR GATE CODE IS _____

1. ADD "Paradise Lakes Entry Gate" and (813) 576-9763 to your phone's contact list.
2. Ensure your guests know your GATE CODE and to use GATE A (yellow line).
3. Answer calls from the gate like any other phone call. Ask the caller to identify themselves. **IF YOU DO NOT KNOW THE CALLER, DO NOT LET THEM IN. If the person you let in causes damage to our community or harms another resident, you could be liable for their actions.**
4. To admit the caller, press and hold the "9" button (or tap the "9" repeatedly) on your phone until you hear a long tone, then the phone call will automatically disconnect.

GATE ACCIDENTS

Accidents happen. If you or your guest(s) damage the gate, call the PLCA Office at 813-948-6411 IMMEDIATELY. If no one answers, leave a message with your name, number, description of what happened, and date and time of the incident. If the accident is reported, the minimum charge is \$75 plus repairs. If the accident is unreported and our gate volunteers have to spend their time watching video footage to find the culprit(s), the minimum charge is \$325 plus gate repairs.

TESTING YOUR GATE CODE

The next time you leave Paradise, take your cell phone with you. When you return, don't use your gate card to enter. Instead, enter your 4-digit gate code at the call box. When your phone rings, answer it and press "9" to open the gate from your phone. If you forget your gate card or gate clicker, this is how you can get through the gate.

TAILGATING

The gate system only admits one car at a time. Do not attempt to follow another car through the gate, nor encourage anyone behind you to follow you in. Damage to the gate or your vehicle is YOUR RESPONSIBILITY. Call the PARADISE LAKES NEIGHBORHOOD WATCH at 813-421-1248 IMMEDIATELY if someone tailgates you into the community. Provide the time, date, and description of the vehicle or person involved, along with a description of your vehicle so we can obtain a video.

ADDITIONAL GATE CARDS AND GATE CODES

If you are a resident who requires regular deliveries or regular visits from a wellness provider, don't hesitate to get in touch with the PLCA Office about getting an additional gate code or gate card. They will need to provide a copy of their driver's license.

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The safety of our residents is essential. We occasionally get visitors who are curious about the nudist lifestyle. Most are harmless, but not always. Please remember that anyone who comes through the gate using your gate code or gate device or tailgates you into the community is YOUR RESPONSIBILITY. This includes friends, guests, delivery drivers, and unknown individuals. Owners are responsible for any condo or common area damages for guests or tenants they let in through the gates.

VIDEO MONITORING

24-hour video monitoring of the gate system is in place. You are fully responsible for any damage to your vehicle should it be damaged by the entry gate. You are fully responsible for any damage you might cause to the gate system. You are fully responsible for anyone visiting you, including but not limited to family, guests, contractors, delivery persons, etc. Anyone you let through that gate is YOUR RESPONSIBILITY.

In addition to the video cameras at the gate, please note three additional security cameras: one by the PLCA entrance/exit at The Terraces, one by the PLCA entrance/exit by Building H, and one by the dumpsters at the E building. The cameras by the entrance/exit is to deter crime, and the one by the dumpster is to deter illegal dumping. Signs are posted as to their presence. If you do not wish to be on video naked, please cover yourself accordingly. We encourage you to review our camera policy. Don't hesitate to get in touch with the PLCA office or visit the Vanguard website for details.

NEIGHBORHOOD WATCH

If you see someone or something that doesn't look like they belong on PLCA property, call The Neighborhood Watch Line at 813-421-1248 immediately. This number rings six vetted community members simultaneously; whoever can take the call will help you as best as they can. For medical emergencies, a robbery in progress, domestic violence, or assault, please call 911. For Non-Emergencies, call The Pasco County Sheriff's Office at 727-847-8102, option 7.

SNUG APP

For residents who live alone, we highly recommend installing the SNUG app on your smart phone. The app asks you to enter your emergency contacts into the app. It then requires you to "check-in" daily by pushing a button on your phone at the same time every day. Should you miss your check-in, your emergency contacts are automatically notified that you missed your check in and someone needs to check on you.

VIAL OF LIFE

PLCA has provided you with the "Vial of Life" medical information sheet. Please take a few moments to fill it out and place it on your refrigerator with the red sticker and white cross. Please make a copy of the form and put it in your purse or wallet. Should you ever need medical attention and can't speak for yourself, first responders will instantly get the details they need to help you. Update the information twice a year as your medical history and medications change, and let your emergency contacts and neighbors know that you have that information ready to go and where it can be found.

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