

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT ENTRANCE GATE POLICIES

GENERAL INFORMATION

The virtual attendants will receive guests via the kiosk located at the Main Gate. The guest, vehicle, and license plate are monitored with audio and video feeds, which are typically archived for approximately 30 days. Guests will need to utilize the left hand side of the entrance lane and pull up to the kiosk and wait for the attendant to acknowledge them.

GUEST ACCESS 6 a.m. to 11 p.m.

Guests arriving between 6 a.m. and 11 p.m. will be asked to provide identification and the name of the resident they are visiting. If the guest refuses to provide identification or the name of the resident they are visiting, the virtual attendants will make a note with the time and date in the log book, and will permit the guest to enter.

GUEST ACCESS 11 p.m. to 6 a.m.

Only guests who have been registered by a resident will be provided access between 11 p.m. and 6 a.m. The virtual attendants will ask guests to provide identification and the name of the resident they are visiting. In the event a guest is not registered and upon request by the guest, the virtual attendant may contact the resident using the contact information on file with the virtual attendant or verify the identity of the resident using the PIN issued to the resident. If the resident is unavailable by phone, the guest will be denied access.

GATE ARMS

The District Manager is authorized to modify the hours the gate arms remain open during the day and the Guest Access hours at the direction of the Board of Supervisors.

LOSS OF POWER OR INTERNET OR GATE MALFUNCTION

In the event of a loss of power, the gates open automatically to allow for free entrance and exit of all vehicles. The gates will also open should internet service be lost.

In the event the entrance or exit gates malfunction (e.g., fail to open or close all the way, or open and close continually), or if the video kiosk is not working, the Cordoba Ranch CDD District Manager should be contacted at 813-933-5571.

DEVELOPER RIGHTS DURING CONSTRUCTION

To facilitate marketing and construction throughout the community, the Developer shall have the right to maintain the gate arm at the Main Gate in an upright and open position during the following hours: Monday-Friday 6:00 am to 6:30 pm, Saturday 7:00 am to 6:30 pm, and Sunday 11:00 am to 6:30 pm, until construction in the community is completed and the Developer has sold and closed on the last home.