

THE SPRINGS AT HIGH ROCK COMMUNITY

SECURITY STRATEGIC PLAN

Purpose

Document the Security Committee's plan for identifying, remediating, and managing security risks for The Springs at High Rock community.

Roles and Responsibilities

Residents choose gated communities for several reasons, but security is a high priority as these communities provide controlled access. The overarching role of the Security Committee is to take the actions necessary to maintain control over access to our community and its facilities to keep it safe and secure for residents and property owners. Primary responsibility for security is delegated to the Security Committee by the homeowners' association (HOA) board of directors.

Functional responsibilities include:

- Developing security plans and subordinate documents:
 - Strategic Plan (this document)
 - Risk Analysis
 - Operations Manuals
 - Incident database and reports
 - Security budget
- Access control:
 - Entrance gate
 - Clubhouse
 - Boat storage lot
 - Emergency exit
- Alarm systems
- Surveillance (camera) systems
- Neighborhood Watch program liaison
- Vehicle ID decals
- Coordination with first responders (law enforcement, fire, etc.) and other gated community security teams
- Security communications to the community
- Miscellaneous locks, keys, and codes

The geographic area of responsibility includes securing and safeguarding all Springs common areas and facilities. The Security Committee is not responsible for individually or corporately owned lots in The Springs.

Strategic Goals

The primary goals of the Security Committee are:

- Provide convenient access to the community for residents, lot owners, their guests, emergency services, builders and subcontractors during the build process, delivery services, realtors, utility workers, and home maintenance contractors
- Maintain situational awareness of all access to the community and its facilities
- Minimize unauthorized access into the community
- Minimize unauthorized use of community facilities
- Mitigate vulnerabilities to minimize risks to community security and safety

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Objectives to Achieve the Strategic Goals

Soft objectives

These objectives can be accomplished by manpower alone:

- S1 Recruit and retain motivated security team members
- S2 Organize and improve security information on The Springs website
- S3 Develop security metrics and reports (e.g., incident database, incident statistics, etc.)
- S4 Develop a comprehensive security risk analysis
- S5 Develop supporting manuals for each security component for continuity of operations
- S6 Develop annual and strategic budgets to support ongoing expenses and planned improvements
- S7 Update and maintain all security documents
- S8 Increase the security consciousness and participation of the entire community
- S9 Promote and maintain the vehicle decal program
- S10 Revive the Neighborhood Watch program

Hard objectives

These objectives require a financial investment:

- H1 Improve and expand cameras and monitoring capabilities
- H2 Improve connectivity for security system components
- H3 Improve security lighting
- H4 Improve security at the emergency exit
- H5 Mitigate off-road trespassing paths
- H6 Improve or install security signage at all entry points and facilities
- H7 Install smart locks on all facilities