

**BETMAR ACRES CLUB, INC.**  
**A 55+ Older Community**  
**Operating Policy and Procedure**  
**127**  
**BETMAR SECURITY**

Effective Date: 3-17-2016

Last Revision: 4-20-2023

Version 127.1

**SCOPE:** The scope of this policy is to describe twenty-four (24) hour security services for the Betmar Community. Betmar Acres Club, Inc. bylaws shall guide the policy. It applies to Betmar Acres Club, Inc. Board of Directors, Trustees, Security Volunteers, and resident lot owners/renters of Betmar.

**PURPOSE:** The purpose of the policy and procedure is to describe hours of operation, designation of security team, payment of contracted services for nighttime security and delineate volunteer non-criminal services activities.

**POLICY:**

1. Betmar Acres Club, Inc. corporate goal is to provide twenty-four-hour (24), seven (7) days a week security services for the Betmar Community.
2. The Betmar Acres Club, Inc. Board of Trustees shall oversee all security operations and provide the necessary resources and equipment for the Security Team
3. Pasco County Sheriff shall provide nighttime security as voted by the membership. An annual security assessment as outlined in the Betmar Acres Club, Inc. bylaws shall provide funding to cover the cost of nighttime security.
4. The security team is authorized to communicate with the Pasco County Sheriff's department and other law enforcement agencies to establish good relationships and lines of communication.
5. Daytime and Nighttime security shall have full authority on behalf of Betmar Acres Club, Inc. to enforce parking restrictions, vehicle, golf cart, bicycle, and foot traffic regulations within the common ground boundaries.
6. Volunteer security will not be armed.
7. Any club or activity planning use of the park or county roads must call Security to establish road safety.

8. The welfare and safety of Betmar residents is a priority. The “Good Samaritan Act” states “***Any person, including those licensed to practice medicine, who gratuitously and in good faith renders emergency care or treatment... shall not be held liable for any civil damages as a result of such care or treatment.***” This shall encompass Wellness checks.

## **PROCEDURE:**

1. Board of Trustees
  - a. Shall review the annual Pasco County Sheriff contract costs, and develop, in cooperation with the security team, security budget to include in the annual Betmar Acres Club, Inc. budget for the Board of Director acceptance and membership approval.
  - b. Shall appoint a Security Team Chief who shall
    - i. Coordinate and communicate with the Pasco County Sheriff.
    - ii. Provide monthly security reports to the General Assembly.
    - iii. Provide weekly reports to the Board of Trustees.
    - iv. Report problems requiring resolution to the Board of Trustees.
2. Security Team
  - a. A volunteer force comprised of Betmar resident lot owners shall provide daytime security.
  - b. The team shall preferably work in pairs as much as possible using a Betmar security golf cart.
  - c. The Security Team shall handle the following non-criminal activities (this list is NOT all inclusive).
    - i. Answer security phones.
    - ii. Respond to Betmar community member complaints and calls for assistance.
    - iii. Enforce no-solicitation in the Betmar community.
    - iv. Respond to complaints of trespassing, theft of property, unnecessary loitering, noise, animal issues, etc. and ensuring the appropriate Pasco County Department is contacted.
    - v. Assist with traffic control at emergency scenes within the Betmar Community.
    - vi. Maintain a log of incidents and give to the trustees every week.
    - vii. Assist with storm response in Betmar.

- d. Wellness checks must be done by two (2) people (Security plus another person) when
  - i. A family member calls the office and requests one.
  - ii. A point of contact listed with the office calls the office.
  - iii. A neighbor calls the office.

VERSION	APPROVED BY	REVISION DATE	DESCRIPTION OF CHANGE	AUTHOR
127	Owners Board of Directors	3-17-2016		
127.1	Owners/Acres Board of Directors	4-20-2023	Replaces policy 127 dated 3-17-2016	P & P committee

127.1 Approved:

Policy and Procedure Chairperson: \_\_\_\_\_ Date \_\_\_\_\_

President Betmar Owners Inc. \_\_\_\_\_ Date \_\_\_\_\_

Three (3) Year Policy and Procedure Committee Review Date: 2026

Signed: \_\_\_\_\_

Three (3) Year Policy and Procedure Committee Review Date: 2029

Signed: \_\_\_\_\_