

# SECURITY CARD AGREEMENT

**Lakes at Boca Raton Homeowners Association, Inc.**  
 10551 Lakes at Boca Raton Drive, Boca Raton, FL 33498  
 Phone: 561-477-3199 Fax: 561-483-2878  
 Email: dacovino@grsmgt.com

A resident Security Card is required to access Community Center facilities between dawn and dusk. The main gate at the rear of the parking lot provides access to the pool and the surrounding deck, wading pool, barbecue pavilion, children's playground, and bathrooms. The tennis courts and basketball courts are accessed through a separate gate. The Security Card opens both these gates.

The Security Card does not provide access to the Fitness Center; a Key Fob Agreement & Waiver must be completed to utilize the Fitness Center.

A resident who loans a Security Card to someone not of their household will be subject to a \$100 fine and suspension of their Security Card. One Security Card per residence will be available at no charge. Residents may purchase additional fobs, or replace a lost fob, for \$20, which is non-refundable and payable by check only to Lakes at Boca Raton HOA. Possessing a Security Card does not entitle a Member or anyone else to use the pool before dawn or after dusk.

INFORMATION ABOUT APPLICANT			
Applicant Name (First, Middle, Last)		I am at least 18 years of age <input type="checkbox"/> Yes <input type="checkbox"/> No	
Home Address		Email Address	
Home Phone	Cell Phone	ACCT#	
<input type="checkbox"/> Resident Owner (name on a current deed)		If Tenant,	
<input type="checkbox"/> Tenant (name on a current lease) <input type="checkbox"/> Other		Landlord's Name	
RELEASE, WAIVER, ASSUMPTION OF RISK, INDEMNIFICATION, AND HOLD HARMLESS AGREEMENT			
<p><b>DISCLAIMER:</b> The Lakes at Boca Raton HOA is not responsible for any injury, including but not limited to death, or loss of property to any person suffered while on the premises or participating in the use of the Community Center for any reason, including, but not limited to, the utilization of any equipment or the playing, practicing or watching of any activity occurring in or about the Community Center.</p> <p>In consideration for my participation in and the use of the Community Center, I hereby release and covenant not to sue the Association, its affiliated or related entities, officers, directors, agents, representatives, servants, and employees from any and all present and future claims resulting from ordinary negligence and inherent risk of use of the facilities and equipment of the Community Center, including, but not limited to, any loss, injury, damage, or liability sustained by me while on or about the premises of the Community Center.</p> <p>I am fully aware and understand that the Association does not have on or about the Community Center, or employ or contract with any medical services, provisions for ordinary or emergency medical services, including, but not limited to, emergency cardiovascular assistance.</p> <p>I am also fully aware and understand that such losses, injury, disability or death may result from the actions, inactions, or negligence on my part, on the part of the Association, on the part of others, the rules of play, or the condition of the Community Center premises and equipment.</p> <p>I agree that immediately prior to participating in any activity occurring in or about the Community Center, I will inspect the facilities and equipment to be used, and if any defect is apparent, I will not use the facility or equipment and I will immediately notify the Associations management of the defect.</p> <p>To the fullest extent of the law, I further hereby agree to indemnify, save, defend and forever hold harmless the Association, its affiliated or related entities, officers, directors, agents, representatives, servants, and employees from any and all liabilities, damages, costs, penalties, fines, fees, losses, suits, demands, causes of action, judgments, obligations, claims and expenses, including but not limited to reasonable attorney's fees and associated costs (whether pre-trial, at trial, mediation or at arbitration and/or in connection with any appeals) incurred, sustained, arising out of or connected with any injury to person or property however caused, or from any matter whatsoever arising from or in connection with my use of the Community Center facilities or equipment, or for any injury, including but not limited to death, or loss of property to any person suffered while on the premises or participating in the use of the Community Center facilities for any reason, including, but not limited to, the utilization of any equipment or the playing, practicing or watching of any activity occurring in or about the Community Center premises, wherever, whenever, or however the claims may arise including, but not limited to, travel to and from the Community Center. I assume all of the foregoing risks and accept personal responsibility for any and all damages and loss following any loss of property, injury, permanent disability or death resulting therefrom.</p> <p>I hereby understand and agree that by signing this Agreement, I am responsible for my family members and guests while inside the Community Center. If my Security Card is lost or stolen, I will notify the HOA office immediately, or will otherwise be responsible for any damage to the Community Center property resulting from unauthorized use of my Security Card.</p> <p><b>I HAVE READ AND FULLY UNDERSTAND THE ABOVE RELEASE, WAIVER, ASSUMPTION OF RISK, INDEMNIFICATION AND HOLD HARMLESS AGREEMENT AND FULLY UNDERSTAND THAT I HAVE GIVEN UP SUBSTANTIAL RIGHTS BY SIGNING THIS RELEASE, WAIVER, ASSUMPTION OF RISK, INDEMNIFICATION AND HOLD HARMLESS AGREEMENT, AND SIGN IT VOLUNTARILY.</b></p>			
REQUIRED SIGNATURE			
Signature of Applicant		Date Signed	