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Urban Planning ◆ Landscape Architecture

Parks of Delray (proximity activating) Security Gates Narrative

The Parks at Delray development was recently platted which transferred the ownership of the internal roadways to the Centerpointe Delray Homeowners Association, Inc. which is the HOA for the Parks at Delray development. The proposed gates will be located within the HOA ownership of the roadway tracts and will not affect the layouts of the various approved site plans.

The HOA is planning to install security gates at 5 locations within the Parks of Delray development. The gates are being installed to provide a sense of security but more importantly a platform for security cameras. The gates will be at entrances accessing Congress Avenue and Old Germantown Road. The gates will be unmanned and do not have keypads or any kind of readers. The gates will automatically open when a vehicle approaches either entering or exiting the development. The gates will be open during daylight hours from the beginning of the morning peak hour at 7:00 am till the end of the evening peak hour at 6:00 pm so there will be no congestion issues during peak hours.

The gates will be accessed from the following two public roadways with two ingress/ egress points from locations on each roadway:

Gates at the Southeast entrance at Congress Avenue:
At this location there is a roundabout that has a driving aisle to the west and one to the north coming off the circle. Each of these drives will be gated at the roundabout. No modifications to the curbing or roadway is necessary to accommodate the gate arm installations. The location of the gates at this location are in conformity with the storage area requirements for gates.

Gates at the Central entrance at Congress Avenue:
No modifications to the curbing or roadway is necessary to accommodate the gate arm installations. The location of the gates is in conformity with the storage area requirements for gates at this location.

Gates at the Northeast entrance at Old Germantown Road:
The area needed to accommodate the gate installation will require the relocation of two parallel parking spaces. The two spaces will be created to the south across from the recreation center and just north of the main entry road from Congress Avenue. Existing Green Buttonwoods will be relocated to the south as well. There will be no loss in landscape materials or parking spaces by relocating all. The location of the gates is in conformity with the storage area requirements for gates at this location.

Gates at the Northwest entrance at Old Germantown Road:
The location of these gates is restricted by the driveways for the townhouses on the west side of the entry tract. This results in the storage area being shortened from the required 100 feet to 77 feet. A queueing study was prepared that shows the 77 foot storage area exceeds the area required to adequately service this gate. A request for a reduction of the storage area has been included with in the application documents. No modifications to the curbing or roadway is necessary to accommodate the gate arm installations.

The installation of the gates will be within the private roadway tracts controlled by the HOA. See the attached plan sheets that show the specific locations and details at each gate ocation. Locations have been chosen to be the least invasive of existing conditions at ground level as well as related to underground utilities. The gates will be powered by utilizing existing facilities associated with street lighting. Also attached are gate product information and installation exhibits.

Mailing Address:
7050 W. Palmetto Park Road
Suite 15-274
Boca Raton, Florida 33433

Office Address:
1209 S. Swinton Avenue
Delray Beach, Florida 33444
561-910-0330 / LA# 0000967

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Urban Planning ◆ Landscape Architecture

Parks of Delray (Soft) Security Gates Narrative - January 28, 2026

The Parks at Delray development was recently platted which transferred the ownership of the internal roadways to the Centerpointe Delray Homeowners Association, Inc. which is the HOA for the Parks at Delray development. The proposed gates will be located within the HOA ownership of the roadway tracts and will not affect the layouts of the various approved site plans.

The HOA is planning to install security gates at 5 locations within the entry roads of the Parks of Delray development. The gates are being installed to provide a sense of security but more importantly a platform for security cameras. The gates will be at entrances accessing Congress Avenue and Old Germantown Road. The gates will be unmanned and do not have keypads or any kind of readers. The gates will automatically open when a vehicle approaches either entering or exiting the development. The gates will be open during daylight hours from the beginning of the morning peak hour at 7:00 am till the end of the evening peak hour at 6:00 pm so there will be no congestion issues during peak hours.

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The installation of the gates will be within the roadway tracts. The location of the gates will not restrict access to the perimeter pathways. See the attached plan sheets that show the specific gate locations and details at each location. Locations have been chosen to be the least invasive of existing conditions at ground level as well as related to underground utilities. The gates will be powered by utilizing existing facilities associated with street lighting. Also attached are gate product information and installation exhibits.

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GARD GT4

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FOR PASSAGES UP TO 4 M



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PASSAGE WIDTH CLEARANCE
from 2.5 to 4 meters

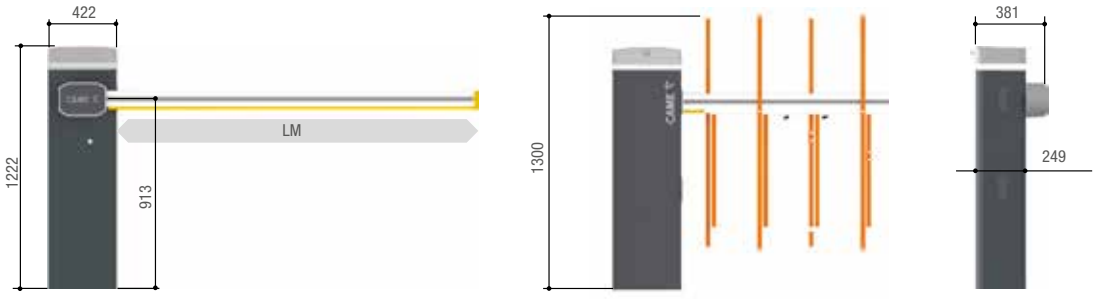
MCBF
3 million cycles

Tested for intensive use up to
350 CYCLES/hour.

GARD GT4
FEATURES

- **RESISTANT**
  Cabinet in galvanized and painted steel or in AISI 304 or AISI 316 stainless steel.
- **RELIABLE**
  24 V DC operator, ENCODER and ADVANCED SPEED CONTROL for controlling the forces applied to the boom.
- **PRACTICAL**
  Built-in LED traffic lights and safety accessories.
- **SAFE- EN12453**
  Shockproof rubber profile and efficient obstacle detection system.
- **PERFECTLY INTEGRABLE**
  Advanced control board with digital inputs, CXN BUS inputs, MODBUS protocol and CONNECT technology.
- **EFFICIENT**
  with opening and closing speed from 2 to 4 seconds depending on the length of the boom.

THE COMPLETE RANGE



LM = Max. net clearance width

OPERATIONAL LIMITS

MODELS	803BB-0160	803BB-0280	803BB-0240	803BB-0260
Max. net clearance width (m)		4		

TECHNICAL FEATURES

MODELLI	803BB-0160	803BB-0280	803BB-0240	803BB-0260
Cabinet material	STEEL	STEEL	AISI 304 STAINLESS STEEL	AISI 316 STAINLESS STEEL
RAL color	7024	CUSTOM	-	-
Protection rating (IP)		54		
Power supply (V - 50/60 Hz)		230 AC		
Motor power supply (V)		24 DC		
Max current draw (mA)		1.1		
Stand-by consumption (W)		7		
Power (W)		240		
Torque (Nm)		300		
Opening time at 90° (s)		2 to 6		
Cycles/hour		350		
Operating temperature (°C)		-20 ÷ +55		

● 24 V DC

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We are a leading multinational supplier of integrated high-tech solutions for automating residential, public and urban settings, which generate intelligent spaces for the wellbeing of people.

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- VIDEO DOOR ENTRY SYSTEMS
- AUTOMATIONS FOR GARAGES AND INDUSTRIAL DOORS
- AUTOMATIC BARRIERS
- PARKING SYSTEMS
- TURNSTILES AND SPEED GATES
- BOLLARDS AND ROAD BLOCKERS
- TEMPERATURE CONTROL DEVICES
- AUTOMATIC DOORS
- SOLUTIONS FOR AWNINGS AND BLINDS
- BURGLAR ALARM SYSTEMS
- HOME AUTOMATION SYSTEMS



INSTALLATION

🕮 The following illustrations are examples only. The space available for fitting the operator and accessories varies depending on the area where it is installed. It is up to the installer to find the most suitable solution.

In case of manual handling, have one person for every 20 kg that needs hoisting; for non-manual handling, use proper hoisting equipment in safe conditions.

When the operator is being fixed in place, it may be unstable and overturn. Be careful and do not lean on it until it is fully fastened in place.

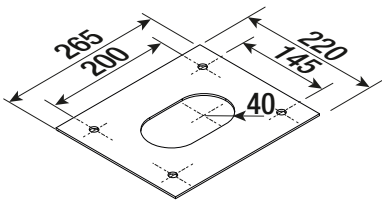
Preliminary operations

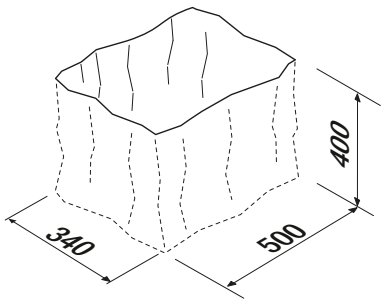
🕮 If the flooring does not allow the device to be fastened in a solid and stable way, lay a cement slab.

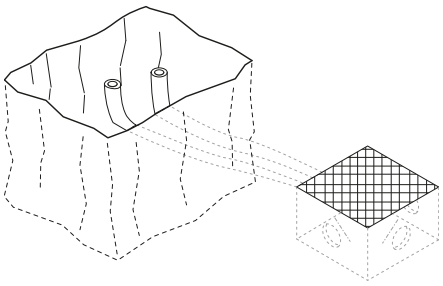
Dig a hole for the foundation frame.

Set up the corrugated tubes needed for the wiring coming out of the junction pit.

🕮 The number of tubes depends on the type of system and the accessories that are going to be fitted.





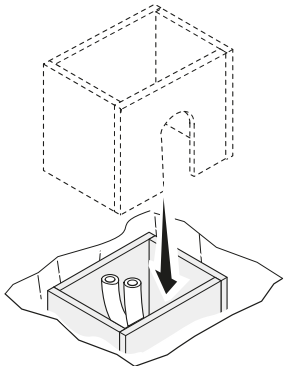


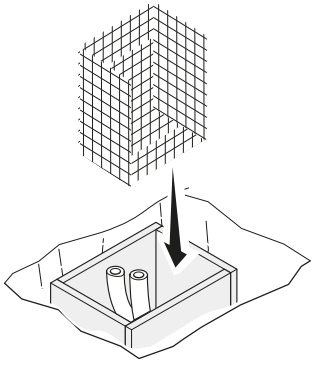
Laying the anchoring plate

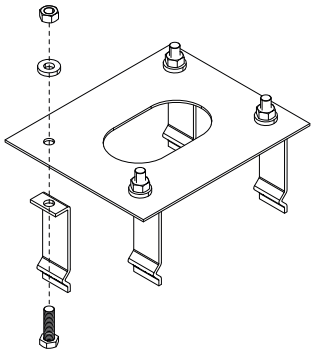
Set up a foundation frame that is larger than the anchoring plate.

Fit an iron cage in the foundation frame to reinforce the concrete.

Assemble the anchoring braces to the plate.







Fit the anchoring plate in the iron cage.

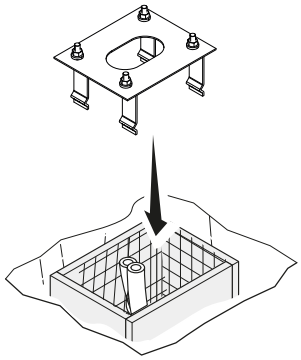
📖 The tubes must pass through the existing holes.

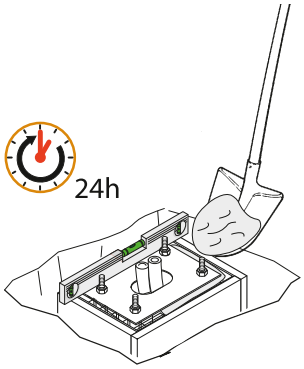
Cast cement into the foundation frame.

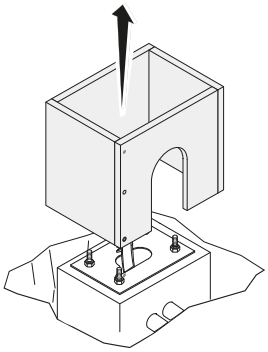
📖 The plate must be perfectly level and the screw threads completely above surface.

Wait at least 24 hours for the cement to dry.

Remove the foundation frame.



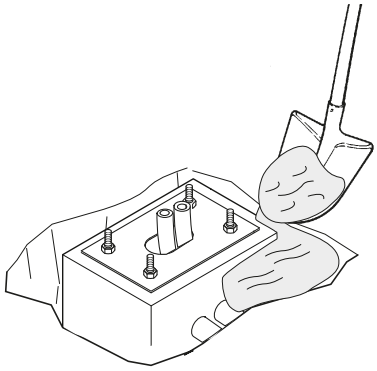


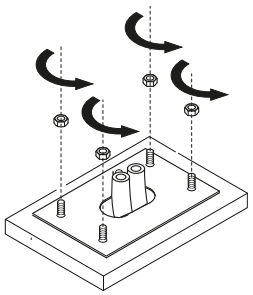


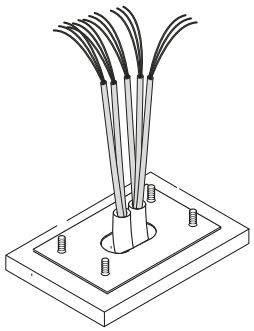
Fill the hole with soil around the concrete block.

Remove the nuts from the screws.

Thread the electrical cables into the tubes so that they protrude by about 1500 mm.







Preparing the barrier

📖 With the inspection hatch open, the operator does not work.

