Part Four: Entering & Leaving

A NewVistas Constitutional Perimeter

Entering and Leaving NewVistas:

♦ The Constitutional Perimeter ♦

Part Four applies the same logic at the boundary. If Parts One, Two and Three explain how the system works inside the community, Part Four explains (1) *how a person crosses the perimeter,* (2) *how reversible access becomes irreversible conveyance, and* (3) *how departure occurs without undoing community title. The boundary is not an afterthought but is the place where the economic, legal, and personal rules converge.*

Parts One, Two, and Three showed how the design works on the inside of NewVistas. The LAW explained the economic system. The PLOT and the HOUSE DOCS explained the physical and governing sequence. The economic sections showed how property is conveyed, how an enterprise works, and how residual is "kept" as a capital-preserving engine. The office and calendar chapters showed how seats are held, rotated, and renewed without turning service into a contest. But all of that assumes something important: the community has members, and it has a boundary. Part Four will now look at that boundary. It asks how a person enters a private, gated NewVistas community, how entry can eventually become an irreversible agreement and conveyance of property, and how a person can later leave without turning community title back into private gain.

This boundary follows the same secular reading used throughout the book. The source documents use the word "City," but the settlement reconstructed here is not a city government. It has no civil authority of its own. Its edge is a property line, not a political border. Its rules come from property rights and contract, not sovereignty. In practical terms, the community controls access the way a private estate or club controls access, while remaining fully under the ordinary law of the land.

The evidence in this part works a little differently from the earlier sections, so it helps to be clear about what is fixed and what is reconstructed. Two endpoints come straight from the documents. (1) The LAW gives the deepest act of entry: property is conveyed *"with a covenant and Deed which cannot be broken."* That is the irreversible transfer at the center of the economic system. (2) The PLOT gives the open horizon: the same pattern is to be laid off *"in the same way"* until it fills the world. In other words, the system is repeatable and, in principle, open to any qualified person willing to live under its discipline. Between those two endpoints: an open approach on one side and an irreversible conveyance on the other, the documents give only limited procedure. That middle space is treated as constrained reconstruction. The documents and the constitutional rules already established set the boundaries, and the NewVistas design fills in practical details only where they fit those controls. The translation still runs in one direction going from recovered documentary wording to a modern working function. As was previously stated, throughout this book we make no claim about the source or status of the documents. They are read as a design specification.

The Two Anchoring Texts

Two recovered texts fix the endpoints of everything that follows and are place side by side:

THE CONVEYANCE AND AGREEMENT: (The LAW)

"conscrate all thy properties ... with a covenant and Deed which cannot be broken"

The LAW establishes two inseparable legal acts: (1) The deed is the conveyance: property moves irreversibly into community title. (2) The covenant is the participant-protecting agreement: after title has moved, the participant receives protected standing, custody by lease over productive assets, and the right to operate an enterprise under the Owner's Draw-and-residual rule. Both sides matter. Without the deed, community title fragments; without the agreement, the participant would convey property without receiving the protected place the LAW promises. Read in the economic system, the phrase is the hinge of title, enterprise ownership, Owner's Draw, residual, kept, and administer; read here, it is the single irreversible act of entry into a participant's standing, binding both conveyance and agreement in one agreement that *"cannot be broken."*

THE OPEN HORIZON
(The PLOT)

"lay off another in the same way, and so fill up the world"

A repeatable pattern laid down successively, bounded by population number, geographic location, and square miles; a nonprofit gated community open, in principle, to qualified participants who accept its system, and not closed by culture, creed, or wealth.

Everything in Part Four lies between these two texts. The conveyance fixes what entry finally becomes; the open horizon fixes the breadth of possible admission. The perimeter, admission tiers, rent gate, participant gate, coming-of-age bridge, and exit annuity are the constrained reconstruction of one path: approach without conveyance, qualification without wealth preference, irreversible entry only at the participant gate, and departure without loss to community title.

The Perimeter Without Sovereignty

A NewVistas community is private property, not a government. It can decide who enters its own land, buildings, equipment and infrastructure just as a private estate or club can, but it cannot police, punish, detain, or claim authority over the public. Public roads remain public for travel through, while entry into the community still requires the proper permission. Emergencies are handled by ordinary civil authorities, not by special community powers.

The boundary also carries one basic rule: the community has no special emergency power. If there is a physical emergency, the proper civil authorities handle it. The responsible bureau domain coordinates the affected function, and Enterprise Owners or certified contractors do the actual work. No office, bureau, presidency, contractor, or software system may use an emergency as a reason to skip due process, combine separate domains, bypass admission rules, or turn property access into civil authority.

The perimeter works in both physical and digital ways. No level of access allows someone to walk in or drive in anonymously. This is not just a security layer added to an open settlement. It is the boundary that makes the community's agreements, leases, residual rules, and rotating offices work in real life. Pedestrians, private vehicles, freight, and service traffic each follow a due-diligence process that fits the kind of access being requested. Once someone is properly inside, ordinary movement stays simple and human-scaled. The main control is at the edge, not on every walkway inside.

Public roads that cross community land are treated differently from entry into the community itself. The simple rule is this: people may pass through, but passing through is not the same as entering. A traveler using a public-road easement may cross or follow that road without qualifying for community access, because the public right of passage remains real and the community claims no authority over the road. But interior roads and gates leading from that easement into the community stay closed unless the person has qualified for the proper access tier. In short, transit is a public right; entry is private access. That line does not move because someone claims an emergency, because no office or bureau has emergency power over the distributed system.

This does not shut out civil enforcement or replace public services. Police and comparable public authorities still carry out their lawful duties inside the community. They do so by renting space in the community's commercial buildings, just like other tenants. That way, the community is served by the proper public authority without becoming a government itself or giving civil power to its own offices. Its perimeter is managed as property, not as a state.

Privacy Starts at the Door

Privacy starts at the perimeter and stays with the person at every level of access, even during a short visit. A visitor does not have to earn privacy by moving deeper into the system, and a temporary guest does not lose it just because the stay is brief. The protection belongs to the person and to the private space, not to the administrator. In practical terms, that means bodily dignity, private rooms that can be separated from others, and relationships or visits that continue only by consent. Even short-term and overnight guests are placed in rentable private suites, not in makeshift public space.

The same idea applies to personal information. The community can check whether someone qualifies for a level of access without turning that process into surveillance. Instead of handing over raw personal records, the entrant provides verifiable proof that the required standard has been met. The community receives the proof it needs, while the underlying personal data stays under the entrant's control. As access increases, the proof required increases too, but the community still does not collect information it does not need. Because no central personal file is built, there is nothing central to erase if a person is denied, stops the process, or leaves. The credential simply expires or is revoked. The front door follows the same proof-without-surveillance rule used elsewhere in the system: the community checks what it must, without seeing what it does not need to see.

Sponsorship and the Tier 0-4 Admission Ladder

Every level of entry above public transit begins with an invitation. No one receives even temporary access without a sponsor, and that sponsor must already have passed the due diligence required for the access tier involved. By inviting someone, the sponsor accepts standing accountability for that invitation. The gate is not opened anonymously. The credential proves the person meets the threshold; the sponsor personally stands behind the invitation.

Admission then moves through ordered tiers. As access increases, the proof required also increases, and no one may reach a deeper tier using proof meant for a shallower one. A person may remain at any tier indefinitely or choose not to advance. Every tier below participant status is fully reversible: the person may leave, and the credentials simply expire or are revoked. The tiers are simple:

Tier 0 is public transit through a road easement; it is passage, not entry, and requires no community permission.

Tier 1 is a sponsored short visit, even for a single hour, using only enough proof to identify the visitor and confirm the sponsor.

Tier 2 is a longer sponsored guest stay, supported by fuller proof and housed in a rentable private suite; it creates no conveyance, enterprise, lease custody, or office.

Tier 3 is applicant status for someone seeking to become an Enterprise Owner. It requires the fullest pre-agreement proof: qualification testing, demonstrated understanding, a preliminary Life Plan, and a preliminary Business Enterprise Plan. At this stage the key credential is not wealth but productive capability. The applicant must show aptitude, a workable productivity path, and feasible demand, but may not be required to show inherited wealth, prior capital, or wealthy guarantors. The applicant still holds no community-titled asset and has conveyed nothing.

Tier 4 is the participant gate. Only there does the person make the irreversible conveyance by agreement and deed, receive protected standing, and enter an enterprise business under the Owner's Draw-and-residual rule. Tier 4 is the deepest tier and the only one at which entry becomes irreversible. Here the conveyance fixed by the LAW occurs: the participant conveys all properties into the community title structure by a Deed *"which cannot be broken"* and enters by agreement into the system that governs life after title has moved. It is reached only after the origination sequence where the Token of Authorization (TOK) certifies schema completeness, demand evidence, and underwriting viability against the published standards, with no override. The break between Tier 3 and Tier 4 is the single most important boundary in the sequence: everything up to and including Tier 3 is reversible and conveys nothing, while Tier 4 is the one irreversible step.

Admission is not discretionary but governed. Legal Bureau 14 supplies the due-diligence procedure, privacy and data-processing clauses, sponsorship and tier templates, arbitration clauses, and civil-law compliance forms; consistent with its constitutional limit, it certifies the procedure and the arbitrators but decides no cases. The applicant-to-participant qualification is carried by the proper rails: Bureau 5 governs the Life Plan and Owner's Draw discipline; Bureau 19 governs schema and plan completeness; Markets Bureau 20 verifies demand; Bureau 21 tests underwriting viability; and the lease, title, finance, accounting, and audit rails remain distinct. No bureau may override another, and no downstream preference for growth, occupancy, financing, or convenience may bypass TOK. Disputes over admission go first to private arbitration conducted by certified contractors, with civil courts as the final backstop and no emergency power to shorten the sequence.

Two Gates: Ability Before Wealth

The **rent gate** and the **participant gate** help the community grow in the right order. In the beginning, a community starts with renters. It is not yet a full Enterprise Owner economy. Renters can live in the community, learn how it works, prove they are reliable, and leave without giving up any property. During this time, the community builds the financial strength, lease base, services, and credit capacity needed for mature Enterprise Owners. The requirement to convey property does not apply to the first building or the early renter stage. It applies only after the community is strong enough to support business enterprises responsibly.

The two gates represent different financial steps. Naming them separately makes the entry path easier to understand. The **rent gate** is intentionally simple. A participant only needs to pay rent and use an outside bank account where all wages or other income are deposited and from which rent is automatically withdrawn. At this stage, there is no net-worth test, no debt test, and no enterprise duty. Renting does not create an enterprise, does not sweep any residual, and does not require anyone to convey property. Renters may still own vehicles and other personal property. Their only financial obligation to the community is rent. The first year gives both the participant and the community time to test whether the arrangement works.

The **participant gate** is for those who choose to move beyond renting. To qualify, they must meet two financial conditions. First, all consumer debt must be brought into one outside-bank credit line with a zero balance, except for vehicle debt and education debt. Second, their net worth, measured before education debt, must be zero or higher. Once both conditions are met, the participant may be considered for a Business Enterprise that is sized through competitive formation so it can provide more than their Owner's Draw support and produce kept residual. Renting remains reversible, but enterprise ownership does not. The one irreversible step—total conveyance—happens only at the participant gate. Education debt always remains personal. It is not included in the consolidated credit line, refinanced as the participant advances, or taken over or paid by the community. After an enterprise business begins, its scheduled payment is counted within the household's "Owner's Draw."

The key qualification for a Business Enterprise is ability. This basic rule of entry applies to early participants exactly as it applies to everyone after them. The system is built first for renters who do not have enough capital to start businesses on their own. They enter first because the system is meant to create business enterprises. Those in the middle class enter when the community's lifestyle, services, security, and productive opportunities clearly offer more than ordinary income can buy outside. The wealthier class enter last—not because they are kept out, but because the system becomes more convincing when private home ownership looks less like security and more like a burden of maintenance, management, insurance, security, and liability. Later entrants convey property into community title as a release from unmanaged ownership, not as a loss. No one can predict exactly when any person or group will enter, but the sequence is clear: the door opens through one's proven productive ability, not by a participant's stored-up capital.

Coming of Age: From Dependent to Applicant

A lasting community needs a clear rule for how a child raised inside it can become a full participant as an adult. This rule matches the succession rule discussed in Part Three, but it applies at the point of entry. The children of participants live under the household Life Plan, and dependents over twelve already take part in the quarterly Life Plan process. But becoming an adult does not automatically make them an Enterprise Owner. A young adult may join the agreement only by meeting the same Tier 3-to-Tier 4 requirements as any other applicant and by showing the same capability. The young adult may also choose not to join and may leave through the normal exit procedure. In that case, the person takes no conveyed property, because no property was ever conveyed. Therefore, becoming an adult creates the opportunity to apply but it does not create a right to inherit their parent's Business Enterprise.

This completes the entry side of the lifecycle and reflects the same principle used on the exit side. An enterprise can pass only by sale, not by inheritance. In the same way, membership in the system comes through qualification, not birthright. Larger questions, such as how a family is supported after an Enterprise Owner's death beyond catastrophic coverage, or how an enterprise passes from one generation to another-belong in the later discussion of membership lifecycle, dependency, and succession by sale. This section establishes only the basic threshold rule.

Exit from the Community and the Purchase Annuity

Tier 4 entry requires a Deed that cannot be reversed. This is essential: if departing Enterprise Owners could reclaim conveyed property, community title would fracture and the system would lose stability. The owner who leaves therefore does not recover conveyed property, but may leave with value the owner actually created and owned.

Because the Deed is permanent, the owner must sell the enterprise before departure. No one exits while still holding one. The sale follows the standard transfer process of four stages: (1) application, (2) internship, (3) cooperative-run trial, then (4) a two-quarter solo proving period. The buyer pays from the continuing business through a purchase annuity — an agreed share of after-tax profit above an Owner's Draw over an agreed term — so the seller is paid only as the buyer keeps the business productive. A separate consulting or transition agreement may compensate the former Enterprise Owner for training, customer continuity, system transfer, trouble-shooting, or other agreed support, but it does not reduce the purchase price. If no proven successor is ready, the sale moves through the consolidator, transfer, and clearing route. Lease custody and quarterly Owner's Draw end with the sale, and no community-titled asset is liquidated to fund the exit.

If the seller remains in the community, sale payments, transition consulting income, and revenue from any new enterprise belong to the current Life Plan. They are not personal residual from the former business. After approved expenses, taxes, lease costs, and plan obligations, these revenues may create residual, but the Owner's Draw remains. Amounts above their draw become governed credit for future Owner's draws or residual under the approved plan. The Owner's Draw rule ends only when the former owner leaves; any remaining purchase annuity then enters the governed exit stream.

Sale proceeds reach the seller as a purchase annuity paid by the buyer from the continuing business, not as a lump sum. This annuity is a settlement for value the participant already owned — not a clawback, and not inheritance. Property held under the Deed does not return to the seller.

What Owner's Draw means is the defined ceiling on personal draw — the amount they may take for living expenses, regardless of how large the annuity is. While the seller remains an Enterprise Owner, the annuity funds the next stage of their plan instead of unrestricted personal spending. It may support:

- Retirement;
- Full-time service;
- A slow-maturing enterprise;
- Another approved Life Plan season.

Who governs what: Bureau 5 sets standards for Life Plans, the Owner's Draw threshold, seller-credit, and exit continuity. Bureau 19 governs the Business Enterprise Plan, transfer completion, buyer viability, and the negotiated annuity terms. Other bureaus (accounting, market, underwriting, legal, audit, metrics) support both as needed.

The community pays the annuity in full regardless of why the participant leaves, and it remains enforceable through ordinary civil process. An exception: participants who exit below Tier 4 receive no settlement, because they never held conveyed property.

The exit annuity is the lifecycle's governed liquidity. It is not inheritance, estate wealth, or unrestricted personal cash. It is a credit-backed settlement for business value the owner created, measured by after-tax residual above their draw and paid from future business profit. While the former owner remains inside, that credit supports future Life Plans or Business Enterprise Plans, with personal draw still limited to their draw. If the owner dies with credit remaining, it may support dependents when needed. If there are no dependents, or their support is complete, the excess remains with the community as kept capital. Gifts follow the same boundary: gifts between participants become revenue to the receiver's plan and residual above the Owner's Draw; gifts to outsiders must fit within the giver's draw; and inheritance received inside the community enters community title because private inheritance does not survive the Deed.

Voluntary departure begins with notice, followed by sale of the enterprise and payment through the governed annuity. Involuntary departure, including removal from the community or loss of a tier, must follow published rules and cannot be sudden or arbitrary. Contested removal goes first to certified arbitration, with civil courts as the final backstop. Even after removal, the business is sold first and the annuity is paid in full. Removal ends access and membership, but it does not seize owned value or allow the community to withhold payment as punishment. Fraud or other wrongdoing is handled separately in civil court. Because settlement is paid over time, a civil court may attach the annuity to satisfy a judgment, keeping exit value reachable through ordinary civil process. Two consequences complete the rule:

First, nothing passes by inheritance except limited personal memorabilia. Property was already conveyed by the Deed, and the business transfers only through qualification and sale. When that owner dies, any remaining annuity-backed credit returns to the community because no further draw is owed to the deceased. Dependents are supported through Life Plans, legal, health, underwriting and accounting rails, and care enterprises.

Second, former members are not automatically restored. Re-entry requires the full Tier ladder again: sponsorship, attestation, and, for Enterprise Owner status, origination qualification. Previously conveyed property remains with the community. There is no dormant membership to reactivate; the person must enter again through the ordinary on-ramp.

Legal Structure and Outside Relationships

A NewVistas is set up so it can operate legally without becoming a bank, a government, or a separate sovereign authority. It is a nonprofit community corporation that holds assets through a Community Asset Trust. Because of that, no participant owns the community itself. Each Business Enterprise is separate and is owned by its owner through a limited-liability company. Banking stays with outside banks. The community keeps a large external credit line and works with the bank to provide operating credit to the owners. That credit comes from the bank and is backed by the community credit line, not by the Enterprise Owner personally. The community does not take deposits, make loans, or perform banking services.

This structure keeps the main roles separate. Bureaus 1, 2 and 3 oversee lease and custody rules by asset type. Bureaus 7, 8 and 9 oversee title, liens, settlement, and finance representation. Bureaus 19, 20 and 21 oversee origination through TOK. Bureau 16 represents accounting truth, and Bureau 15 verifies only when a published trigger requires it. No bureau may own operating assets, hold custody, employ productive workers, run a business, control a discretionary budget, or recreate those roles through contractors, software, or supposedly independent arrangements. Bureaus set the standards. Enterprise Owners and certified contractors do the work.

The community remains fully subject to ordinary civil law. This includes zoning, taxes, licenses, building codes, schooling rules, and other legal duties. It grows slowly and locally on purpose: first one qualified founder, then a , then one working apartment building, then four buildings, then district build-out, and only later mature enterprise formation. This staged growth keeps the community lawful, visible, and financially secure. At first, the community is rent-only and holds no business enterprises. They begin only after the community has kept net worth and district-scale capacity. In maturity, individual Enterprise Owners (not the community itself) can fail operationally. Lease payments support community debt. The community 10% fee helps struggling enterprises before outside creditors are reached. The kept rule protects principal. Banks may reach only assets on which they hold liens. Kept residual remains kept, and if the community winds down in an orderly way, any remaining kept funds go to another community, not to private individuals.

Independent communities trade with each other using ordinary national or local currency. The system does not issue scrip or create its own internal money. A coordination field may compare conditions, align standards, and pass proven methods along, but goods, services, and licensed intellectual property are still exchanged through outside banking in ordinary currency. This keeps each community legally and financially independent. The import-export rule is about solvency, not exact balance between every pair of communities or every time period. A community may not cover chronic deficits with kept capital. But specialization, comparative advantage, export earnings, and real investment inflows remain allowed.

Religious, political, union, civic, and similar groups are treated as private voluntary associations. They may rent enclosed private spaces on the same terms as everyone else. They may not hold public rallies, parades, exhibitions, flags, banners, advertising, or symbolic displays in public space. Parks, breezeways, corridors, and other civic spaces therefore remain free of partisan, sectarian, commercial, or organizational displays. Private association is still available, but it happens through private space rented on published terms.

The NewVistas Institute has a limited licensing role. It licenses each building, provides organizational paperwork, and supplies the operating system and software for the building and, later, the community. A mature community may keep using the software under a perpetual license, with a small fee collected automatically by the software. The Institute does not govern the community. It cannot direct, override, administer, or control it. The system spreads proven practices without creating central power.

Closing the Perimeter

Purpose of the Perimeter. Part Four established the constitutional boundary the system requires. A seat requires a participant; a participant requires a boundary; and a non-sovereign community can define that boundary only through property, agreement, and contract. From that foundation come the easement rule, inward privacy, sponsored tiers, the two gates, and governed exit.

Entry and Exit. The path remains reversible until the participant gate. Transit, visiting, guest stays, application, and renting convey nothing and may end freely. Only Enterprise Owner status activates the irreversible conveyance fixed by the LAW. Exit follows the same logic: Tiers 0-3 lapse without settlement, while a Tier 4 participant leaves only after sale and receives settled value through a civilly reachable annuity. Community title remains intact. Capability opens the door, agreement holds the system together, and settlement governs departure.

What Part Four Secures. Part Four explains and coordinates the main rules that define the perimeter:

- No civil authority and continued subordination to ordinary civil law;
- A physical and digital perimeter that separates transit from entry;
- Privacy before every tier, sponsorship, and the Tier 0-4 ladder;
- The rent and participant gates, governed departure, and ordinary re-entry;
- Private-only association within civic space.

These rules keep entry, exit, membership, law, finance, and staged growth within one coherent perimeter rather than scattering them across separate policies.

Transition to the Remaining Parts

Here the PLOT's open horizon and the LAW's irreversible conveyance meet in one mechanism:

> *A boundary anyone may approach, only the committed may cross, and anyone may leave without dissolving the capital that sustains the system or placing the community above civil law.*

With that perimeter set, the remaining parts turn to bureau-governed systems, the charter and eight departments, replication and diffusion, and constitutional renewal without surrendering what

****

PART FIVE: THE DAILY SYSTEMS

FOOD, CLOTHING, LEARNING, CARE, & CULTURE