

## **Clubhouse Reservation Instructions**

1. Check for an available time-slot online at [www.curryre.com](http://www.curryre.com).
2. Print and complete the attached clubhouse agreement.
3. Mail your agreement, with applicable rental fees and security deposit to:

Curry Association Management  
2700 Kendallwood Parkway, Suite 106  
Kansas City, MO 64119

4. Clubhouse keys will be sent to you one week prior to your event. To retain your deposit, please follow the cleaning checklist and return your keys to Curry.

## Contract and Agreement for the use of the White Horse Clubhouse Facilities

This Agreement made and entered into this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_ by and between the White Horse Homes Association and \_\_\_\_\_, hereinafter referred to as "Association Member".

WITNESSTH: That Association Member shall be provided the use of the White Horse Clubhouse Facilities located at 14800 Juniper, Leawood, Kansas 66224, hereinafter referred to as "Facilities", under the following terms and conditions. The Swimming Pool area is NOT included in the term "Facilities". \_\_\_\_\_

**Initial**

1. The function shall be held on \_\_\_\_\_, \_\_\_\_\_, between the hours of noon (12:00) PM until \_\_\_\_\_ AM. Neither the White Horse Homes Association nor the Curry Association Management, Inc. "Curry" shall be responsible for any item left in the Facilities after the designated rental period. THE FACILITY MUST BE VACATED BY MIDNIGHT OF THE DAY OF THE EVENT. Overnight sleeping is not permitted. \_\_\_\_\_

**Initial**

2. The type of function is \_\_\_\_\_; the maximum number of persons attending shall be \_\_\_\_\_.
3. The use fee is (please check below):  
\_\_\_\_\_ Special rate of 1-15 persons Monday – Thursday . . . . . \$ -0- no charge  
\_\_\_\_\_ 16 – 50 persons Monday - Thursday . . . . . \$ 75.00  
\_\_\_\_\_ 1 – 50 persons Friday – Sunday . . . . . \$ 75.00

A security deposit of \$250.00 (must be a separate check), cleaning fee of \$50.00 (cleaning fee not required for 1-15 persons rental), and an additional food security deposit of \$100.00 (if applicable) totaling \$\_\_\_\_\_ shall be received at least five (5) days in advance of the function date (returned to Curry with this signed Agreement). \_\_\_\_\_

**Initial**

4. Association Member state that he/she is a bona-fide Association Member in good standing of the White Horse Homes Association and understands that any expense of clean-up and/or repair following the function shall be the sole responsibility of Association Member and failure of Association Member to pay such costs to the White Horse Homes Association shall result in a lien against their White Horse property even though not all owners of said property have signed this Contract. The sponsoring resident must be present at the event from start to finish. Failure of residents to be in attendance may result in forfeiture of security deposit and/or loss of privilege for use of the facility again. \_\_\_\_\_

**Initial**

5. The Clubhouse is not to be used for any profit-making functions.
6. Intoxicating beverages will be served only to persons who have attained their twenty-first (21<sup>st</sup>) birthday. Violations will result in immediate termination of the function and the facility shall be closed. \_\_\_\_\_

**Initial**

7. Smoking is NOT permitted in the facility, including entry hall and restrooms. Any evidence and/or damage of smoking will result in loss of security deposit. \_\_\_\_\_  
**Initial**
8. The furniture in the living room cannot be moved.
9. Food is not to be prepared in the facility, however, catering is permissible, as is the heating of food in the kitchen ovens or microwave. Beer kegs are allowed on tiled surfaces only. Hot items that could leave a stain are not to be set on the stone or glass topped tables. \_\_\_\_\_  
**Initial**
10. "Air Conditioner and Heating Requirements" If you are renting the clubhouse and the outside temperature is extremely cold (below 20°) or extremely warm (above 90°) please make arrangements with the Clubhouse inspector or Curry Management to activate the heat or air 24 hours in advance of your event.
11. No staple guns, hot glue guns, nails, thumb tacks, confetti or glitter are to be used to decorate the clubhouse. \_\_\_\_\_  
**Initial**
12. Signs or flyers on any private property to announce the event or to give directions to the clubhouse are prohibited.
13. D.J.'s, stereos, and bands are not allowed to play on the outside deck past 10:00 PM. All music must cease to play no later than 12:00 Midnight and shall be played at a volume not to be heard outside the facility. \_\_\_\_\_  
**Initial**
14. The rental fee, security deposit, and the signed contract must be submitted to Curry five (5) days prior to the event or the contract is not valid. The security deposit shall be returned to Association Member only if there is no damage, other than normal wear, or items missing from the facility as determined by the Manager. The facility must be left in an orderly manner. This is the responsibility of the Association Member. No clubhouse key will be issued until funds and contract are received by Curry. \_\_\_\_\_  
**Initial**
15. Association Member accepts FULL RESPONSIBILITY for actions of Member, Member's guests, and invitees and for damage to the facility furnishings, or removal of any items shown to have been caused by them. Association Member agrees to pay in full the amount of such damage and further agrees that if such payment is not made in 30 days, such payment will be charged to Association Member as a Homeowner's Assessment and a lien will be placed against the Member's White Horse property. Said Assessment shall in no way limit Owner from enforcing this Agreement in any court competent jurisdiction. \_\_\_\_\_  
**Initial**
16. Upon leaving the facilities after use, the Association Member shall lock all exterior doors and windows, make sure oven, coffee pot, etc. are turned off, all lights are extinguished; the Clubhouse attendant will set the security alarm. \_\_\_\_\_  
**Initial**

17. Under no circumstances shall any illegal substances be brought into the facility or onto any part of the premises including the parking areas. Association Member shall not permit any noise or conduct that may be offensive to other White Horse residents or result in disturbance of the peace. \_\_\_\_\_

**Initial**

18. Any Member of the White Horse Homes Association Board of Directors, the Property Manager, or their designated representative shall be allowed reasonable access to the facility during the function if there is reason to believe that violation of this Agreement has, in fact, occurred, is occurring, or may occur.

19. If, in the reasonable judgement of the Owner (any member of the White Horse Homes Association Board of Directors, the Property Manager, or their designated representative), any term or condition herein has been violated by Association Member, his guests, or invitees, the function may be declared "terminated" at the Owner's discretion, in addition to Owner reserving the right to sue Association Member for damages. \_\_\_\_\_

**Initial**

20. In the event of breach by Association Member of any agreements set forth herein, Owner shall be entitled to recover collection fees, lien fees, reasonable attorney's fees, service or process fees and court costs from Association Member.

21. Return this Agreement to Curry Association Management, 2700 Kendallwood Parkway, Suite 106, Kansas City, MO 64119. If you have any questions please call 414-5300.

22. Unless you have made arrangements with the Board of Directors, Lessee cannot enter the clubhouse until 12:00 Noon on the day Lessee has rented the clubhouse. \_\_\_\_\_

**Initial**

\_\_\_\_\_  
Association Member

\_\_\_\_\_  
Signature of Association Member

\_\_\_\_\_  
Residence Address at White Horse

\_\_\_\_\_  
Date

\_\_\_\_\_  
Phone Numbers (Home and Work)

## **White Horse Clubhouse Checklist**

The clubhouse has been cleaned prior to your use. If the clubhouse is not in acceptable condition when you enter the clubhouse please contact Mary Music at (816) 589-5848 (cell) or (816) 234-0167 (voice pager). If you see any problem or have a concern, please call Curry Management at 816-414-5300 and report the concerns prior to your use.

Paid cleaning of the clubhouse includes kitchen counter tops, kitchen floor, glass surfaces, rest rooms, vacuuming and dusting. There will be additional charges as listed below if other than the above needs to be done by staff.

\*\*Check list **MUST** be returned with key in order for deposit to be returned.\*\*

- \_\_\_\_\_ **All trash must be in plastic bags in trash containers located behind the clubhouse under the deck.**
  
- \_\_\_\_\_ **Remove all items from clubhouse that you do not want discarded.**
  
- \_\_\_\_\_ **You must arrange the furniture as it was when you arrived.** You may rearrange the furniture, however furniture should not be moved to a different level of the clubhouse. There are photos on the upper cabinet door by the kitchen sink to assist you in the proper placement. There is a \$50.00 minimum charge if the maintenance staff has to reposition the furniture.
  
- \_\_\_\_\_ **Lock all windows and doors including sliding glass doors.**
  
- \_\_\_\_\_ **Turn off all lights.**
  
- \_\_\_\_\_ **Reset thermometer to 60° in winter months unless the outside temperature is 35° or lower then set it at 68° and 80° in summer months.**

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Signature of White Horse resident contract holder