

RESERVATION AGREEMENT

RULES AND REGULATIONS

- Facility reservations are available only to homeowners and tenants who are currently residing in Kissing Tree.
- At no time will any organization or individual sublease a reserved facility, as it is strictly prohibited.
- All organizations are prohibited from selling goods or services without prior approval from the Association.
- Reservation agreements may be submitted up to one year in advance of event and must be scheduled one month prior to event.
- Resident host is required to provide contact information and Certificate of Insurance for any vendor or provider who will be on property.
- Kissing Tree will not be held liable in the event of accidents resulting in injury, illness from food preparations, lost or stolen items, or any unforeseen mechanical problems.
- The sale of alcohol by other vendors is prohibited. Alcohol may be served only to persons age 21 and older, and must be purchased from/through the Kissing Tree bar.
- Resident host is responsible for the actions of guests. Persons deemed to be intoxicated will be required to leave the facility.
- Carrying weapons is strictly prohibited inside and outside the Welcome Center, Independence Hall, all common areas or facilities, on the balconies of any facility, and all amenities, including the Fitness Center and the Community pools.
- All events must begin and end at the time indicated on the contract, including set-up and clean-up.
- Resident host must check-in with the Independence Hall front desk upon arrival and is required to attend the event throughout its entire duration.
- Resident host shall arrange for all pick-ups and deliveries to be made during the time the facility has been rented. All deliveries must be made through the front or side doors of Independence Hall.
- Tape, nails, or staples may not be used on walls, windows, or tables/furniture. Tables or chairs may not be moved outside without prior approval from the Community Life staff.
- Rice, confetti, birdseed, etc. are not permitted; only rose petals and bubbles are permitted.
- Open flames are not permitted anywhere within Independence Hall.
- All guests must remain in the rooms rented/reserved and may not enter other areas of The Mix, except the restrooms, without approval from Community Life staff.
- Resident host will be completely responsible for the set-up and clean-up of the event, i.e., all leftover food, dishes, decorations and anything else that is brought in, must be removed; facilities should be left tidy and back to their original state unless otherwise coordinated with a member of the Community Life team.
- Smoking is prohibited inside, outside, on the balconies of any facility, and at the community pools, except for the designated smoking area located near the horseshoe pits.
- All doors must remain closed and secure at all times.
- Linens, serving ware, ladders or extension cords will not be provided by Community Life staff unless otherwise discussed in advance.
- I am aware that this agreement does not include use of the pool area or any exception to the guests per resident rule, and violation of this rule will be an automatic forfeit of entire deposit.

HOLD HARMLESS AGREEMENT

I, the undersigned, indemnify and hold harmless Carma Paso Robles, Brookfield Residential Properties, Brookfield KT Master Community and Kissing Tree Master Community Inc., and any of their employees or agents from any claim, liability or loss suffered by anyone wholly or partially responsible through my negligence or staff negligence or equipment failure. I agree to abide by, and accept responsibility for all guests' adherence to the Facility Rules and Regulations as stated above. I, as the Kissing Tree resident host will be in attendance throughout the entire duration of the event, and understand that if I leave the event, this contract will become null and void and the event will end.