

Tanyard Springs HOA

Cash Disbursement - 7/31/2025

Date	CheckNo	Description	Amount
100020 - Tanyard Springs HOA-9547			
7/1/2025	ACH	ABARIS REAL ESTATE MANAGEMENT Inv # 1364042	20,634.67
		500200 - MANAGEMENT FEE - MANAGEMENT FEE	20,634.67
7/1/2025	Avid 7322	HIGH SIERRA POOLS Inv # SIO190403	10,015.00
		331100 - REPLACEMENT RESERVE - New Pool Chemical Controller	10,015.00
7/1/2025	Avid 7323	Verizon Inv # JUNE'25	569.93
		510900 - TELEPHONE - TELEPHONE UTILITY	569.93
7/2/2025	Auto Draft	Post Item - NSF Fees	275.00
		439200 - NSF COST	275.00
7/3/2025	Check 7324	Owner Refund Acct # 0708	87.21
		200450 - REFUNDS PAYABLE - Owner Refund for Acct: 070858087	87.21
		Christi Kienast - 1166 Coulbourn Corner Glen Burnie, MD 21060	
7/7/2025	Avid 7325	PICKETT LAW, LLC Inv # 25B-46497	350.00
		500300 - LEGAL-OWNER BILLINGS - Collection Services	350.00
7/7/2025	Avid 7326	Waste Management of MD., Inv # 3742057-2420-5	304.51
		520200 - TRASH - July 2025 Trash Services	304.51
7/7/2025	Avid 7327	Innovative Security Systems Inv # 119448	18.49
		536680 - COMMUNITY CENT-ACCESS SYSTEM - Innovative Security Syst - Clubhouse Gym Access	18.49
7/7/2025	Avid 7328	HIGH SIERRA POOLS Inv # SIO195891	846.94
		538700 - POOL EQUIPMENT,SUPPLIES - Spring Opening Supplies	846.94
7/7/2025	Avid 7329	LOGICALTECH, LLC Inv # MSP-2288	60.00
		501100 - OFFICE EQUIPMENT - Clubhouse Wifi Fee	60.00
7/7/2025	Avid 7330	CWR, Incorporated Inv # 00008860	1,233.65
		536630 - COMMUNITY CENTER CLEANING - Clubhouse Event Cleaning June 2025	1,233.65
7/7/2025	Avid 7331	PICKETT LAW, LLC Inv # 25B-46498	180.00
		500300 - LEGAL-OWNER BILLINGS - Collection Services	180.00
7/7/2025	Check 7332	BG&E Inv # 6/2-7/1/25	24.43
		510310 - ELECTRICITY - CLOCK TOWER - Baltimore Gas And Elect. - ELECTRIC UTILITY	24.43
7/7/2025	Check 7333	BG&E Inv # 6/2-7/1/25	8,906.10
		510100 - ELECTRIC-STREET LIGHTS - Baltimore Gas And Elect. - ELECTRIC UTILITY	8,906.10

Tanyard Springs HOA

Cash Disbursement - 7/31/2025

Date	CheckNo	Description	Amount
7/9/2025	Avid 7334	HIGH SIERRA POOLS Inv # SIO194486	20,680.00
	521800 - POOL - July Pool Management Services		20,680.00
7/9/2025	Avid 7335	KOMPAN, INC Inv # INV130786	10,307.10
	128000 - ACCT REC-INSURANCE CLAIM - 50% Final Payment for replacement swings damaged by fallen tree. Insurance claim was filed		10,307.10
7/14/2025	Avid 7336	SBC OUTDOOR SERVICES Inv # 308-15	2,275.00
	504750 - GARDEN COMMITTEE - Community Garden Clean Up		2,275.00
7/14/2025	Avid 7337	SBC OUTDOOR SERVICES Inv # 301-14	2,300.00
	532800 - TREE CARE - New Tree Planting		2,300.00
7/14/2025	Avid 7338	SBC OUTDOOR SERVICES Inv # 301-17	350.00
	533100 - IRRIGATION - Irrigation Repairs		350.00
7/14/2025	Avid 7339	ALARM ONE ADVANTAGE, LLC Inv # 1730	31.79
	524000 - FIRE SYSTEM MONITORING - Monthly Security Monitoring		31.79
7/14/2025	Avid 7340	REES BROOME,PC Inv # 1485583	275.00
	500400 - LEGAL - June 2025 Retainer		275.00
7/14/2025	Avid 7341	PORTERS SUPPLY CO.,INC Inv # 0477380	793.10
	537200 - MAINTENANCE/SUPPLIES - Maintenance Supplies		793.10
7/14/2025	Avid 7342	SBC OUTDOOR SERVICES Inv # 25-2-7-7	1,800.00
	533100 - IRRIGATION - Irrigation Repairs		1,800.00
7/14/2025	Avid 7343	SBC OUTDOOR SERVICES Inv # 301-18	1,800.00
	331100 - REPLACEMENT RESERVE - Roadway Repairs Asphalt Patching		1,800.00
7/14/2025	Check 7344	BG&E Inv # 6/2-7/1/25	1,898.50
	536640 - COMMUNITY CENTER-ELE - Baltimore Gas And Elect.		1,843.43
	536650 - COMMUNITY CENT-GAS - Baltimore Gas And Elect. - ELECTRIC UTILITY		55.07
7/14/2025	Avid 7345	CSG Engineering Inv # 250431	16,591.30
	331100 - REPLACEMENT RESERVE - CONSTRUCTION SYSTEMS GROUP, INC. - Pedestrian Bridge Preconstruction Services		16,591.30
7/14/2025	Avid 7346	REES BROOME,PC Inv # 1479797	5,221.85
	500400 - LEGAL - May Legal Services		5,221.85
7/14/2025	Avid 7347	CSG Engineering Inv # 250531	4,125.00
	331100 - REPLACEMENT RESERVE - CONSTRUCTION SYSTEMS GROUP, INC. - Pedestrian Bridge Preconstruction Services		4,125.00
7/17/2025	Avid 7348	HIGH SIERRA POOLS Inv # SIO195890	4,599.00
	538700 - POOL EQUIPMENT,SUPPLIES - Robotic Pool Cleaner		4,599.00

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Cash Disbursement - 7/31/2025

Date	CheckNo	Description	Amount
7/17/2025	Avid 7349	SBC OUTDOOR SERVICES Inv # 57-25	3,380.00
		532600 - GROUNDS/LANDSCAPING - Watering Services	3,380.00
7/17/2025	Avid 7350	SBC OUTDOOR SERVICES Inv # 2025-2-83	16,211.92
		520400 - GROUNDS/LANDSCAPING - Monthly Landscape Maintenance Contract	16,211.92
7/17/2025	Avid 7351	SBC OUTDOOR SERVICES Inv # 57-96	16,211.92
		520400 - GROUNDS/LANDSCAPING - Monthly Landscape Maintenance Contract	16,211.92
7/18/2025	Avid 7352	SBC OUTDOOR SERVICES Inv # 301-15	38,750.00
		331100 - REPLACEMENT RESERVE - AA County Citation Compliance for Several Stormwater Management Facilities	38,750.00
7/18/2025	Avid 7353	SBC OUTDOOR SERVICES Inv # 301-21	6,804.00
		534200 - GENERAL REPAIRS - June Handyman Services	6,804.00
7/22/2025	ACH	ABARIS REAL ESTATE MANAGEMENT Inv # 6/1-6/15/25 PAYROLL REIMBURSEMENT	4,704.72
		546800 - CONTRACT STAFFING	777.52
		546800 - CONTRACT STAFFING - PAYROLL REIMBURSEMENT	3,927.20
7/22/2025	Check 7354	Owner Refund Acct # 0708	360.50
		200450 - REFUNDS PAYABLE - Owner Refund for Acct: 070858091 Simone Jones - 7508 Briargrove Ln Glen Burnie, MD 21060	360.50
7/24/2025	Check 7355	PREMIERE OUTDOOR MOVIES Inv # 48505731	524.00
		509800 - MISCELLANEOUS - DEPOSIT ON THE SHOWING	524.00
7/25/2025	ACH	ABARIS REAL ESTATE MANAGEMENT Inv # 6/16-6/30/25 PAYROLL REIMBURSEMENT	4,704.72
		546800 - CONTRACT STAFFING	266.30
		546800 - CONTRACT STAFFING - PAYROLL REIMBURSEMENT	4,438.42
7/29/2025	ACH	Abaris Real Estate Mgmt-1 Inv # 10001	163.92
		501300 - POSTAGE - Postage Costs	49.68
		501400 - PRINTING - Printing Costs	25.20
		508300 - WEBSITE	89.04
7/29/2025	ACH	Abaris Real Estate Mgmt-1 Inv # 10521	796.50
		501300 - POSTAGE - Postage Costs	484.75
		501400 - PRINTING - Printing Costs	311.75
7/29/2025	Check 7356	ANNE ARUNDEL COUNTY OFFICE OF FINANCE Inv # 25066302 / 25216557	13.20
		533120 - IRRIGATION SYSTEM-WATER - BILL #'S- 24886061, 24736217	13.20

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Cash Disbursement - 7/31/2025

Date	CheckNo	Description	Amount
7/29/2025	Avid 7357	Power Systems Electric Inv # M41962718	915.08
		331100 - REPLACEMENT RESERVE - Power Systems Electric, - Clocktower lights and timer replacement	915.08
7/29/2025	Avid 7358	PICKETT LAW, LLC Inv # 25C-1423	723.00
		500300 - LEGAL-OWNER BILLINGS - Collection Services	723.00
7/29/2025	Avid 7359	PET WASTE ELIMINATOR Inv # 43439829	1,441.60
		537200 - MAINTENANCE/SUPPLIES - BFT, LP - Pet Waste Bags	1,441.60
7/29/2025	Avid 7360	CWR, Incorporated Inv # 00008907	1,140.00
		536630 - COMMUNITY CENTER CLEANING - Clubhouse Event Cleaning June 2025	1,140.00
7/29/2025	Check 7361	PREMIER OUTDOOR MOVIES OF MD Inv # 48505731	649.00
		504500 - SOCIAL COMMITTEE - Outdoor Movie Night	649.00
7/29/2025	Check 7362	KAITLYN AMBUSH Inv # 7/28/25-MEETING MINUTES	250.00
		504600 - SECRETARIAL SERVICE - MEETING MINUTES	250.00
7/29/2025	Check 7363	ANNE ARUNDEL COUNTY OFFICE OF FINANCE Inv # 5116191	88.43
		594400 - CCOC STORM WATER REIMB - PROPERTY TAX BILL	88.43
7/29/2025	Check 7364	ANNE ARUNDEL COUNTY OFFICE OF FINANCE Inv # 5116779	363.14
		594400 - CCOC STORM WATER REIMB - PROPERTY TAX BILL	363.14
7/29/2025	Check 7365	ANNE ARUNDEL COUNTY OFFICE OF FINANCE Inv # 5117363	435.17
		594400 - CCOC STORM WATER REIMB - PROPERTY TAX BILL	435.17
7/29/2025	Check 7366	ANNE ARUNDEL COUNTY OFFICE OF FINANCE Inv # 5117495	13.05
		594400 - CCOC STORM WATER REIMB - PROPERTY TAX BILL	13.05
7/29/2025	Check 7367	ANNE ARUNDEL COUNTY OFFICE OF FINANCE Inv # 5116780	653.96
		594400 - CCOC STORM WATER REIMB - PROPERTY TAX BILL	653.96
7/29/2025	Check 7368	ANNE ARUNDEL COUNTY OFFICE OF FINANCE Inv # 5117536	1,167.53
		594400 - CCOC STORM WATER REIMB - PROPERTY TAX BILL	1,167.53
7/29/2025	Check 7369	ANNE ARUNDEL COUNTY OFFICE OF FINANCE Inv # 5117494	171.10
		594400 - CCOC STORM WATER REIMB - PROPERTY TAX BILL	171.10
7/29/2025	Check 7370	ANNE ARUNDEL COUNTY OFFICE OF FINANCE Inv # 5117535	26.14
		594400 - CCOC STORM WATER REIMB - PROPERTY TAX BILL	26.14
7/29/2025	Check 7371	ANNE ARUNDEL COUNTY OFFICE OF FINANCE Inv # 5117199	397.72
		594400 - CCOC STORM WATER REIMB - PROPERTY TAX BILL	397.72

Tanyard Springs HOA

Cash Disbursement - 7/31/2025

Date	CheckNo	Description	Amount
7/29/2025	Check 7372	ANNE ARUNDEL COUNTY OFFICE OF FINANCE Inv # 5116467	3,591.16
	594400 - CCOC STORM WATER REIMB - PROPERTY TAX BILL		3,591.16
7/29/2025	Check 7373	ANNE ARUNDEL COUNTY OFFICE OF FINANCE Inv # 5116935	11.18
	594400 - CCOC STORM WATER REIMB - PROPERTY TAX BILL		11.18
7/29/2025	Check 7374	ANNE ARUNDEL COUNTY OFFICE OF FINANCE Inv # 5117338	1,638.53
	594400 - CCOC STORM WATER REIMB - PROPERTY TAX BILL		1,638.53
7/29/2025	Check 7375	ANNE ARUNDEL COUNTY OFFICE OF FINANCE Inv # 5116936	3,495.34
	594400 - CCOC STORM WATER REIMB - PROPERTY TAX BILL		3,495.34
7/31/2025	Avid 7376	Verizon Inv # JULY'25	568.59
	510900 - TELEPHONE - TELEPHONE UTILITY		568.59
Total			226,918.69

114600 - FORBRIGHT - ICS

7/31/2025	Transfer Out	Transfer to FORBRIGHT BANK - ICS Transfer	15,000.00
	114400 - MONEY MARKET - Transfer from FORBRIGHT - ICS - ICS Transfer		15,000.00
Total			15,000.00

114400 - FORBRIGHT BANK

7/25/2025	Transfer Out	Transfer to Tanyard Springs HOA-9547 - Transfer to operating	15,000.00
	100020 - CASH OPERATING-NCB - Transfer from FORBRIGHT BANK - Transfer to operating		15,000.00
7/31/2025	Transfer Out	Transfer to FORBRIGHT - ICS - ICS Transfer	771.33
	114600 - MONEY MARKET - Transfer from FORBRIGHT BANK - ICS Transfer		771.33
Total			15,771.33



TANYARD SPRINGS HOA

Primary Phone: 410-360-4038
Account Number: 652-488-208-0001-64
Bill Date: June 21, 2025



Get answers fast

- Visit verizon.com/business
- Call 1.800.Verizon (1.800.837.4966)

June '25
708
51090

JUN 30 2025

Your payment is due:

\$569.93

Total Due by July 20

This month's charges

Internet, TV & Phone Bundle	\$284.00
Services, Equipment & Discounts	\$161.00
Your One-Time Activities	\$5.00
Fees & Other Charges	\$119.93
Total Due by July 20	\$569.93

Offers & benefits

Increase productivity

Reduce cybersecurity risks, too. Get Business Internet Secure to help safeguard your devices by blocking access to malicious websites and restricting access to social media and other categories. Visit verizon.com/businessinternetsecure

Get Digital Ready

Verizon Small Business Digital Ready gives small businesses like yours personalized tools to help you succeed in today's digital world. Get access to learning modules, expert coaching, peer networking, grant opportunities and more. To learn more, visit verizon.com/smallbusinessdigitalready

Return only this stub with your payment. We will not review or honor other written notifications. Visit verizon.com.

Account Number: 652-488-208-0001-64

Total Due by Jul 20, 2025: \$569.93 062125

Make check payable to Verizon



0005422 01 AV 0.545 KM062111 0027 XX
TANYARD SPRINGS HOA
SPRINGS
7811 MONTROSE RD
POTOMAC MD 20854-3363

\$ 569.93

VERIZON
PO BOX 16801
NEWARK NJ 07101-6801



V5 652488208000164 000000000000 000000569939

Use My Business

Save time. Add services. Pay bills. Manage most account needs online. Learn more at verizon.com/my-business

Your Discounts

	Price	Your Discounts	Amount You Pay
Bundle			
Fios Internet 100M/100M - 2YR	99.00		
Custom TV Sports & News - Public	80.00		
Business Digital Voice Premium Line 3 @ \$35	105.00		
Bundle Price	\$284.00		

Services & Equipment Discounts			
Fios TV 2Yr Discount		-15.00	

TV Discount.

Discounts This Month **-\$15.00**

Discounts have been applied to the Total Due shown on page 1.

FCC Mandatory Video Information

Fios TV Package	
TV Package & Programming Fees*	\$87.44
Custom TV Sports & News - Public	80.00
Broadcast Fee**	16.49
Regional Sports Network Fee**	5.95
Premiums, Internationals & Others	.00
PPV, VOD Rentals & Purchases	.00
Fios TV Discount(s)	-15.00

* In compliance with FCC rule 47 CFR Sec. 76.310 "All-In" video pricing requirement

** if applicable

For more details, see page-3

? **Frequently Asked Questions****How can I review my bill in more detail?**

Review your bill at verizon.com/smbbillview. Select 'View Details'.

If a credit or adjustment is applied, where do I find this on my bill?

Credits and Adjustments are located on page 3 of your bill. It may take up to two billing cycles for credits to be applied to your account and appear on your bill. You can also visit verizon.com/smbbillview. Select 'History' and then 'Payment History'. You will see options for active investigations and any credits granted.



- Visit verizon.com/business
- Call 1.800.Verizon (1.800.837.4966)

Details of Payments

Payments		
Previous Balance	569.93	
Payment Received - Thank You	-569.93	6/3
Balance Forward	\$.00	

Details of Charges

Includes discounts shown on page 2.

Internet, TV & Phone Bundle		
Your Solutions for Business bundle includes:		
Fios Internet 100M/100M - 2YR		
Custom TV Sports & News - Public		
3 Business Digital Voice Lines		
Bundle Price	\$284.00	6/22 - 7/21

Your monthly price.

Services, Equipment & Discounts		
Services		
CustoPAK Line - Unrestricted Intercommunication (410-360-4038)	48.12	
CustoPAK Line - Unrestricted Exchange Access (410-360-4038)	7.88	
CustoPAK Term 24 Months (410-360-4048)	40.00	
CustoPAK Term 24 Months (410-360-3397)	40.00	
Equipment		
Rent: Digital Adapter 5 @ 8	40.00	
Discounts		
Fios TV 2Yr Discount	-15.00	
Subtotal	\$161.00	6/22 - 7/21

Equipment and additional services to personalize your Fios service.

Your One-Time Activities		
VLD FirmRate Advantage Shortfall Charge	5.00	6/22

Charges that vary monthly based on your account activity.

Fees & Other Charges		
Taxes, Governmental Fees & Surcharges		
Federal Excise Tax	.71	
MD Local Excise Tax	20.71	
Telecommunications Access of MD Fee	.10	
MD State Sales Tax	2.40	
MD 988 Fee	1.50	
MD 911 Fee	7.50	
Verizon Surcharges & Fees		
MD Gross Receipts Tax Surcharge	5.95	
Federal Universal Service Fee	32.25	
Video Franchise Fee	6.76	
PEG Grant Fee	.98	
Regulatory Recovery Fee - Federal	.10	

Includes both Verizon fees and governmental taxes and fees. For details, visit verizon.com/taxesandfees.



Primary Phone: 410-360-4038
Account Number: 652-488-208-0001-64
Bill Date: June 21, 2025

Fees & Other Charges continued

Federal Subscriber Line ChargeCredit	-10.80
Federal Subscriber Line ChargeMulti Line	19.86
Federal Access Recovery Charge	3.57
VLD Carrier Cost Recovery Charge	.72
VLD Long Distance Access Charge	3.70
VLD Long Distance Administrative Charge	1.48
Fios TV Broadcast Fee	16.49
Regional Sports Network Fee	5.95
Subtotal	\$119.93

Total Due **\$569.93**



- Visit [verizon.com/business](https://www.verizon.com/business)
- Call 1.800.Verizon (1.800.837.4966)

Important

Fios TV Term Plan

Your Fios TV service is based on a 2-year auto-renewal Term Plan, with the final date of the term listed below.
Custom TV Sports & News - Public Commitment Period thru Jan 20, 2023

Customer Notices

Your Choices to Limit Use and Sharing of Information for Marketing

You have choices about Verizon's use and sharing of certain information for the purpose of marketing new services to you. Verizon offers a full range of services, such as television, telematics, high-speed internet, video, and local and long distance services.

Unless you notify us as explained below, we may use or share your information beginning 30 days after the first time we notify you of this policy. Your choice will remain valid until you notify us that you wish to change it, which you have the right to do at any time. Verizon protects your information and your choices won't affect the provision of any services you currently have with us.

- Customer Proprietary Network Information

Customer Proprietary Network Information (CPNI) is information available to us solely by virtue of our relationship with you that relates to the type, quantity, destination, technical configuration, location, and amount of use of the telecommunications and interconnected VoIP services you purchase from us, as well as related billing information.

We may use and share your CPNI among our affiliates and agents to offer you services that are different from the services you currently purchase from us. If you don't want us to use or share your CPNI with our affiliates and agents for this purpose, let us know by calling us any time at 1.866.483.9700.

- Information about Your Credit

Information about your credit includes your credit score, the information found in your consumer reports and your account history with us. We may share this information among the Verizon family of companies for the purpose of marketing new services to you. If you don't want us to share this information among the Verizon family of companies for the purpose of marketing new services to you, let us know by calling us any time at 1.844.366.2879.

Electronic Fund Transfer (EFT)

Paying by check authorizes us to process your check or use the check information for a one-time EFT from your bank account. Verizon may retain this information to send you electronic refunds or enable your future electronic payments to us. If you do not want Verizon to retain your bank information, call 1.888.500.5358.

Service Providers

Verizon MD provides regional, local calling and related features, and Fios TV service, unless otherwise indicated. Verizon Long Distance provides US and International long distance calling, Business Digital Voice with related equipment, installation and activation, and any services identified by "VLD" in the billed line. Verizon Online provides

Internet service and Fios TV equipment. Fios is a registered mark of Verizon Trademark Services LLC.

Late Payment Charges

To avoid a late payment charge of 1.5% of your total due, full payment must be received before Jul 24, 2025.

Local Franchise Authority - Fios TV

Anne Arundel County, Arundel Center, P.O. Box 2700, Annapolis, MD 21404, 410 222-1700, Your FCC Community ID is: MD0399

Services

Closed Captioning Questions and Concerns?

If you have a concern or complaint with closed captioning on a program, please call Verizon at 1.800.Verizon (1.800.837.4966). Written correspondence can be sent by email to videoclosedcaption@verizon.com, or by mail to Verizon, P.O. Box 16806 Newark, NJ 07101 Attn: Katie Barton, Supv.

Bankruptcy Information

If you are or were in bankruptcy, this bill may include amounts for pre-bankruptcy service. You should not pay pre-bankruptcy amounts; they are for your information only. Mail bankruptcy-related correspondence to 500 Technology Drive, Suite 550, Weldon Spring, MO 63304.

Blocking of Third Party Charges Available

You can block third party charges to your Verizon bill. Visit [verizon.com/blocking](https://www.verizon.com/blocking) or call 1.800.VERIZON (1.800.837.4966).

Third Party Billing

Verizon may allow third-party vendor billing; free blocking of certain third-party vendor billing may be available.



INVOICE

2704 Columbia Pike
 Arlington, VA 22204
 703-920-1750
 703-920-1753

Invoice Number	SIO190403
Invoice Date	04/28/25
Due Date	DUE UPON RECEIP

Page: 1

Bill To: Tanyard Springs HOA
 c/o Abaris Realty, Inc
 7811 Montrose Rd#110
 Potomac, MD 20854

Customer ID CN11204
 Job No. J010604

Item/Description	Quantity	Unit Price	Total Price
EST5056711 Chemical Controller&Acid Feeder -Tank			
New PoolCop Genesis Chemical Controller	1	4,850.00	4,850.00
Professional service labor	1	750.00	750.00
FAC Installation Pack	1	3,375.00	3,375.00
Stenner 7.5 Gallon GRAY Tank	1	1,040.00	1,040.00

Amount Subject to Sales Tax	0.00	Amount Exempt from Sales Tax	10,015.00
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Subtotal:	10,015.00
Invoice Discount:	0.00
Tax:	0.00
Total:	10,015.00



INVOICE

Customer ID: 23-02234-53005
Customer Name: ABARIS TANYARD SPRINGS HOA
Service Period: 07/01/25-07/31/25
Invoice Date: 06/25/2025
Invoice Number: 3742057-2420-5

How to Contact Us

Visit wm.com/MyWM

Create a My WM profile for easy access to your pickup schedule, service alerts and online tools for billing and more. Have a question? Check our support center or start a chat.



Customer Service: (800) 834-2805

Your Payment is Due

Jul 25, 2025

708

If full payment of the invoiced amount is not received within your contractual terms, you may be charged a monthly late charge of 2.5% of the unpaid amount, with a minimum monthly charge of \$5, or such late charge allowed under applicable law, regulation or contract.

Your Total Due

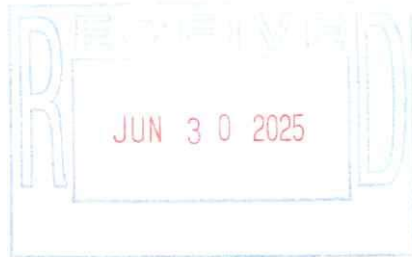
\$304.51

If payment is received after 07/25/2025: **\$ 312.12**

Previous Balance	+	Payments	+	Adjustments	+	Current Invoice Charges	=	Total Account Balance Due
302.23		(302.23)		0.00		304.51		304.51

IMPORTANT MESSAGES

***WM only sells services online through our own website at wm.com. WM does not sell any services through other on-line marketplaces. To arrange services for your business or home, visit wm.com directly.



----- Please detach and send the lower portion with payment ----- (no cash or staples) -----



WASTE MANAGEMENT OF MARYLAND, INC.
 BALTIMORE HAULING
 PO BOX 3020
 MONROE, WI 53566-8320
 (800) 834-2805
 (866) 571-2981 FAX

Invoice Date	Invoice Number	Customer ID
06/25/2025	3742057-2420-5	23-02234-53005
Payment Terms	Total Due	Amount
Total Due by 07/25/2025	\$304.51	
If Received after 07/25/2025	\$312.12	



2420000230223453005037420570000003045100000030451 6

0032504 01 AB 0.59 **AUTO T5 0 7175 20854-334935 -C04-P32536-11 10066C86



ABARIS TANYARD SPRINGS HOA
 7811 MONTROSE RD STE 110
 POTOMAC MD 20854-3349



Remit To: 
WM CORPORATE SERVICES, INC.
AS PAYMENT AGENT
 PO BOX 13648
 PHILADELPHIA, PA 19101-3648

DETAILS OF SERVICE

Details for Service Location:
Tanyard Springs Hoa, 6920 Heritage Xing, Glen Burnie MD
21060-8466

Customer ID: 23-02234-53005

Description	Date	Ticket	Quantity	Amount
6 Yard Dumpster Service	07/01/25		1.00	256.15
Energy Surcharge				39.86
Administrative Charge				8.50
Total Current Charges				304.51

GREENER WAYS TO PAY

Please choose one of these sustainable payment options:



AutoPay

Set up recurring payments with us at wm.com/myaccount



Online

Use wm.com for quick and easy payments



By Phone

Pay 24/7 by calling 866-964-2729

HOW TO READ YOUR INVOICE

How to Contact Us: Visit wm.com/MyWM

Your Payment is Due: 10/25/2022

Your Total Due: \$123.45

If payment is received after 10/25/2022, \$128.45

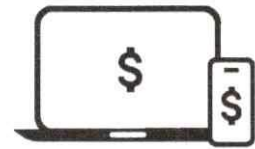
Previous Balance	Payments	Adjustments	Current Invoice Charges	Total Account Balance Due
\$123.45	(\$123.45)	0.00	\$123.45	\$123.45

Description:
 6YD DUMPSTER SERVICE
 MN STATE SOLID WASTE TAX @ 7.5%
 COUNTY ENVIRONMENTAL CHARGE

- 1** Your Total Due is the total amount of current charges and any previous unpaid Balances combined. This also states the date payment is due to WM, anything beyond that date may incur additional charges.
- 2** Previous balance is the total due from your previous invoice. We subtract any Payments Received/Adjustments and add your Current Charges from this billing cycle to get a Total Due on this invoice. If you have not paid all or a portion of your previous balance, please pay the entire Total Due to avoid a late charge or service interruption.
- 3** Service location details the total current charges of this invoice.

New Payment Platform

Here are more details about our enhanced online bill-pay system. Powered by Paymentus, the platform will provide more options and flexibility when managing and paying your bills.



Expanded payment options.

Pay with PayPal, Apple Pay, or Google Pay; via secure direct debit from a bank account; or by credit or debit card.

Anytime, anywhere payments.

Same great 24/7 availability so you can make payments when convenient or set it and forget it with AutoPay.

Complete Hub for account activity.

Continue to view and manage your bills directly from **My WM** (wm.com/mywm).

If your service is suspended for non-payment, you may be charged a Resume charge to restart your service. For each returned check, a charge will be assessed on your next invoice equal to the maximum amount permitted by applicable state law.

<input type="checkbox"/> Check Here to Change Contact Info List your new billing information below. For a change of service address, please contact WM .		<input type="checkbox"/> Check Here to Sign Up for Automatic Payment Enrollment If I enroll in Automatic Payment services, I authorize WM to pay my invoice by electronically deducting money from my bank account. I can cancel authorization by notifying WM at wm.com or by calling the customer service number listed on my invoice. Your enrollment could take 1-2 billing cycles for Automatic Payments to take effect. Continue to submit payment until page one of your invoice reflects that your payment will be deducted.	
Address 1		Email	
Address 2		Date	
City		Bank Account	
State		Holder Signature	
Zip			
Email			
Date Valid			

NOTICE: By sending your check, you are authorizing the Company to use information on your check to make a one-time electronic debit to your account at the financial institution indicated on your check. The electronic debit will be for the amount of your check and may occur as soon as the same day we receive your check.

In order for us to service your account or to collect any amounts you may owe (for non-marketing or solicitation purposes), we may contact you by telephone at any telephone number that you provided in connection with your account, including wireless telephone numbers, which could result in charges to you. Methods of contact may include text messages and using pre-recorded/artificial voice messages and/or use of an automatic dialing device, as applicable. We may also contact you by email or other methods as provided in our contract.

Please send all bankruptcy correspondence to RMCbankruptcy@wm.com or PO Box 43290 Phoenix, AZ 85080. Using the email option will expedite your request. (this language is in compliance with 11 USC 342(c)(2) of the Bankruptcy Code)

Innovative Security Systems,
 4815 Prince Georges Avenue, Suite #3
 Beltsville, MD 20705-1968
 Phone: 301-931-0200 Fax: 301-931-1959
 VADCJS #11-2549



Invoice

DATE	INVOICE #
7/1/2025	119448

BILL TO	SHIP TO
Abaris Realty Attn: Accounts Payable 7811 Montrose Rd Suite 110 Potomac, MD 20854	Abaris Realty - Tanyard Springs HOA 6920 Heritage Crossing Glen Burnie, MD 21060

TERMS	DUE DATE	REP	P.O. NUMBER	Ticket No.	VIA
n10	7/11/2025	AT		MONTHLY PG	Perform. Plan

ITEM CODE	DESCRIPTION	QTY	PRICE	AMOUNT
pg-mon.standard... Fee	Discount Standard Maintenance Plan - Monthly Billing Administration Fee (ACH not provided)	1	14.44	14.44T
		1	3.00	3.00T
	Plan Covers Gym Access Control			

Due to the recent price increase in Postage, we will no longer be mailing invoices unless previously requested. If you need your invoice mailed, Please contact our billing department.

We are also moving toward 100% of payments being set up as ACH payments. Please ask us how to get set up for ACH autopayments.

Please contact our Billing Department at 1-888-879-4774 or Accounting@innovativesecurity.com

Sales Tax (6.0%)	\$1.05
Total	\$18.49
Payments/Credits	\$0.00
Balance Due	\$18.49
Thank you for your business.	

JUL 07 2025
708
51031

BGE
ELECTRIC
DELIVERY



TAXES & FEES

ELECTRIC SUPPLY
NextEra Energy Svcs MD LLC
gexaenergy.com
(877) 528-2890
Electric Choice ID: 2107621213

Bill Summary

Tanyard Springs HOA
1 Tanyard-Springs Ln
Glen Burnie, MD 21060
Account # 2107650000
Issued Date: July 2, 2025

Previous Balance	\$26.72
Payments Received June 17, 2025	-\$26.72
BGE Outstanding Balance	\$0.00
Electric	\$24.43
Total amount due by July 25, 2025	\$24.43

Payment received after July 25, 2025 will incur a late charge.

A late payment charge is applied to the unpaid balance of your BGE charges. The charge is up to 1.5% for the first month; additional charges will be assessed on unpaid balances past the first month, not to exceed 5%.

The amounts shown in the circles reflect charges from this bill period.



Return only this portion with your check made payable to BGE. Please write your account number on your check.

Pay your bill online, by phone or by mail.

See reverse side for more info ▶

Account # 2107650000

0129882 01 AB 0.59 **AUTO T4 0 1962 20854-3349 -C01-P29911-11 5



Tanyard Springs HOA
7811 Montrose Rd Ste 110
Potomac, MD 20854-3349



Total amount due by Jul 25, 2025 **\$24.43**

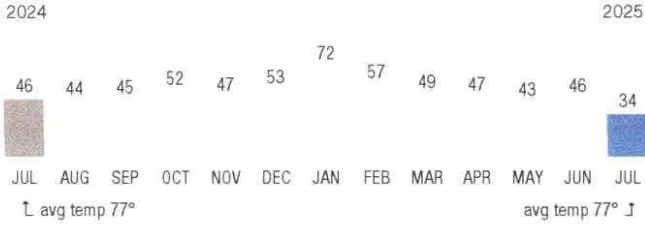
Payment Amount \$ **24.43**

BGE
P.O. Box 13070
Philadelphia, PA 19101-3070

21210765000090000024438206000000248400

Electric details

ANNUAL ELECTRIC USAGE



General Service - Schedule G
 Billing Period: Jun 2, 2025 - Jul 1, 2025
 Next Scheduled Reading: July 30, 2025
 Meter #G162071969 Read on Jul 1

POLR Type I
 Days Billed: 29

Current Reading 11515 - Previous Reading 11481 = **34 kWh used**

Category	Description	Rate	Usage	Amount
ELECTRIC SUPPLY				\$4.03
NEXTERA ENERGY SVCS MD LLC				4.03
BGE ELECTRIC DELIVERY				\$17.28
Customer Charge				15.10
EmPower MD Chg	34 kWh x	.0207		0.70
Distribution Chg	34 kWh x	.04344		1.48
TAXES & FEES				\$3.12
MD Universal Svc Prog				1.85
Envir Strchg	34 kWh x	.00015		0.01
Franchise Tax	34 kWh x	.00062		0.02
Local Tax	34 kWh x	.0025		0.09
State Tax		6%		1.15
TOTAL				\$24.43

BGE SUPPLY PRICE COMPARISON INFORMATION

BGE Supply Price Comparison Information: The current price for Standard Offer Service (SOS) electricity is 12.021 cents/kWh, effective through August 31, 2025. SOS electricity will cost 14.218 cents/kWh beginning September 1, 2025 through September 30, 2025. SOS electricity will cost 14.469 cents/kWh beginning October 1, 2025 through November 30, 2025. SOS electricity will cost 12.273 cents/kWh beginning December 1, 2025 through February 28, 2026. SOS electricity will cost 14.469 cents/kWh beginning March 1, 2026 through May 31, 2026. The weighted average price of SOS electricity will be 13.179 through May 31, 2026. The price for SOS from June 1, 2026 through September 30, 2026 will be set in November 2025.

Electric Supplier Charges

NEXTERA ENERGY SVCS MD LLC

Billing Period: Jun 2, 2025 - Jul 1, 2025

Generation & Trans	34 KH x 0.1089	3.70
NITS /Day Adjustm	1 MO x 0.10063	0.10
Sales Tax		0.23

Total Electric Supplier \$4.03

All inquiries on above supplier billing should be directed to NEXTERA ENERGY SVCS MD LLC at 877.528.2890

IMPORTANT INFORMATION ABOUT YOUR BILL

- ▶ The EmPower MD charge funds programs that can help you reduce your energy consumption and save you money. For more information, including how to participate, go to BGESmartEnergy.com.
- ▶ This bill reflects new BGE Electric Supply prices as authorized by the PSC. See bge.com/billsupport for details.

Federal Tax Identification # 52-0280210

Adj Annual Usage Ele 584 kWh

Other ways to pay



BGE app

Available for download at the App Store and Google Play



Online

BGE.COM



In-person

Visit **BGE.COM** and select *Pay My Bill* for a list of authorized ACE Cash Express** Fidelity Express** and Western Union** payment locations.



Pay-by-phone

Paymentus**
833.209.5245

**Fees may apply.



0129882-0071348-00000002 of 0000004-C01-m1-71001962-29911



C.W.R., Incorporated
PO Box 599
Beltsville, MD 20704
3019371733
ar@cwr.solutions

Invoice 00008860

BILL TO

Tanyard Springs HOA
C/o Abaris Realty
7811 Montrose Road, Suite
110
Potomac, MD 20854

DATE 07/01/2025	PLEASE PAY \$1,233.65	DUE DATE 07/31/2025
--------------------	---------------------------------	------------------------

DATE	ACTIVITY	AMOUNT
	Janitorial Maintenance Service (M) Service Period: 1-31 JULY 2025	1,233.65

We appreciate your continued business.

SUBTOTAL	1,233.65
TAX	0.00
TOTAL	1,233.65

TOTAL DUE \$1,233.65

THANK YOU.



INVOICE

2704 Columbia Pike
 Arlington, VA 22204
 703-920-1750
 703-920-1753

Invoice Number	SIO195891
Invoice Date	06/30/25
Due Date	DUE UPON RECEIP

Page: 1

Bill To: Tanyard Springs HOA
 c/o Abaris Realty, Inc
 7811 Montrose Rd#110
 Potomac, MD 20854

Customer ID CN11204
 Job No. J010604

Item/Description	Quantity	Unit Price	Total Price
EST5392691 Spring Items 2025			
Spring Opening Supplies	1	799.00	799.00

Amount Subject to Sales Tax	Amount Exempt from Sales Tax
799.00	0.00

Subtotal:	799.00
Invoice Discount:	0.00
Total Sales Tax:	47.94
Total:	846.94



logicalTech, LLC
 PO Box 197
 Tazewell, TN 37879 US
 +12406142602
 logicalTech.com

Invoice MSP-2288

DATE 07/01/2025	PLEASE PAY \$60.00	DUE DATE 07/01/2025
--------------------	------------------------------	------------------------

BILL TO

Tanyard Springs HOA
 6920 Heritage Crossing
 Glen Burnie, Maryland 21060

PLEASE DETACH TOP PORTION AND RETURN WITH YOUR PAYMENT.

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Unifi Cloud Hosted Wi-Fi Controller:Unifi Cloud Hosted Wi-Fi Controller Unifi Cloud controller, manages the wireless & wired Unifi networks at Tanard Springs HOA	1	60.00	60.00

Thank you for your business - We appreciate it very much.

** Please update your records and use this new address for all mail correspondence and payments:

logicalTech, LLC
 P.O. Box 197
 Tazewell TN 37879

TOTAL DUE \$60.00

THANK YOU.

Pay invoice

Other charges and credits

ELECTRIC PRIVATE AREA LIGHTING CHARGES \$8,906.10

Commercial - Schedule B85PLC
 Billing Period: June 2, 2025 - July 1, 2025

150w SV Acorn UG	122	x	17.92	2,186.24
100w SV Acorn UG	11	x	15.77	173.47
150 LED Post-Top Colonial - 91	55	x	17.26	949.30
14' Fiberglass Pole	27	x	15.66	422.82
12' Fib Pole-Shroud	56	x	25.70	1,439.20
14' Fib Fluted Pole	101	x	30.85	3,115.85
14' Fib Hinged Pole	4	x	21.65	86.60
Envir Srchg	9,135 kWh	x	.00015	1.37
Franchise Tax	9,135 kWh	x	.00062	5.66
Local Tax	9,135 kWh	x	.0025	22.84
State Tax			6%	502.75

TOTAL \$8,906.10

IMPORTANT INFORMATION ABOUT YOUR BILL

- ▶ The EmPower MD charge funds programs that can help you reduce your energy consumption and save you money. For more information, including how to participate, go to BGESmartEnergy.com.
- ▶ This bill reflects new BGE Electric Supply prices as authorized by the PSC. See bge.com/billsupport for details.

Federal Tax Identification # 52-0280210

Other ways to pay



BGE app

Available for download at the App Store and Google Play



Online

BGE.COM



In-person

Visit **BGE.COM** and select *Pay My Bill* for a list of authorized ACE Cash Express** Fidelity Express** and Western Union©** payment locations.



Pay-by-phone

Paymentus**
833.209.5245

**Fees may apply.





INVOICE

2704 Columbia Pike
 Arlington, VA 22204
 703-920-1750
 703-920-1753

Invoice Number	SIO194486
Invoice Date	06/01/25
Due Date	07/01/25

Page: 1

Bill To: Tanyard Springs HOA
 c/o Abaris Realty, Inc
 7811 Montrose Rd#110
 Potomac, MD 20854

Customer ID CN11204
 Job No. J010604

Item/Description	Quantity	Unit Price	Total Price
July Pool management installment	1	20,680.00	20,680.00

Amount Subject to Sales Tax	0.00	Amount Exempt from Sales Tax	20,680.00
-----------------------------	------	------------------------------	-----------

Subtotal:	20,680.00
Invoice Discount:	0.00
Total Sales Tax:	0.00

Total: 20,680.00



Sales - Invoice

Abaris Realty, Inc.
Brianna Franks
7811 Montrose Road
Suite 110
Potomac, MD 20854

Invoice No. INV130786
Customer No. C112141
Document Date 05/30/2025

Due Date 06/29/2025

Customer Ref. Signed SP148956

Sales Representative Terri Paddy
Email TerPad@Kompan.com
Phone No. 443-960-0331 / 800-426-9788
Install & Service Philip Smith
Email phismi@kompan.com

Project Name US328289 Tanyard Springs HOA

No.	Description	Qty Unit	Unit Price	Discount %	Net Price
<u>KSW924-CUSTOM</u>	CUSTOM - Swing Frame, 4 Seat, 8 ft H In-ground 90cm 20353616 3 color swing with basket seat and 2 belts.	1 Pieces	6,950.00	5.00	6,602.50
INSTALL SPECIAL	Project Installation (Special Offer) Includes demo of existing swing on site. Assemble and install Kompan 2 Bay Swing.	1 Pieces	13,941.67	12.31	12,225.55
FREIGHT	Freight	1 Pieces	1,390.00		1,390.00
PREPAYMENT	Prepayment	-1			-10,307.10
			Total USD Excl. Tax		9,910.95
			Estimated Tax rate		396.15
			Total USD Incl. Tax		10,307.10

Payment Terms 50% Prepayment , 50% Net 30 days
Shipment Method Carriage and Insurance Paid To
Ship via Ocean to NJ

Product Ship-to Address

Younger Services
Daniel Younger
7829 Marlboro Pike
District Heights, MD 20747

Ship-to Contact Phone 443-684-3724

Ship-to Contact E-mail Daniel@youngerservices.com

Bill-to Address

Abaris Realty, Inc.
Brianna Franks
7811 Montrose Road
Suite 110
Potomac, MD 20854

Invoice Dispatch E-Mail
Invoice E-Mail TanyardSprings@abarisrealty.com

Installation Site Address

Tanyard Springs HOA
Daniel Younger
7248 Mockingbird Circle
Glen Burnie, MD 21060
Phone No. 443-684-3724



Note that the color and texture of products and surfacing made with recycled content are subjected by the differences from the used recycled raw materials. Therefore, minor differences in the appearance and texture can occur.

SBC Outdoor Services

PO Box 420
Fallston, MD 21047
+14436191460
kelly.reynolds@sbclandscaping.com



BILL TO

Tanyard Springs
7811 Montrose Rd
Suite 110
Pocomac, Maryland 21854
United States

INVOICE # 25-2-7-7
DATE 07/10/2025
DUE DATE 08/07/2025
TERMS 28 Days

DATE	SERVICE	AMOUNT
	Repaired broken main line along Tanyard Springs Lane on July 10th	1,800.00
BALANCE DUE		\$1,800.00



(410) 525-9100

(410) 525-9200

Invoice

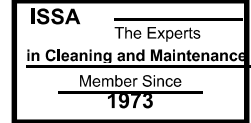
PORTERS SUPPLY COMPANY, INC.

1100 Whistler Avenue P.O. Box 4451 Baltimore, MD 21223-4510

Sanitary Chemicals Janitorial Supplies and Equipment Industrial Paper Products

FAX (410) 525-9004

Fed ID #52-0850819



SOLD TO: TANYARD SPRING HOA
7811 MONTROSE RD
SUITE 110
Potomac, MD 20854

SHIP TO: 6920 HERITAGE CROSSING
MD

CUST. NO.	YOUR PURCHASE ORDER	OUR ORDER NO.	ORDER DATE	INVOICE NO.	INVOICE DATE
2104018		0221244	7/2/2025	0477380	07/07/2025

SHIPPED VIA	SALESMAN	TERMS
OUR TRUCK	0001	NO TERMS

QUANTITIES		U/M	ITEM NUMBER	PRICE	AMOUNT
ORDERED	SHIPPED	DESCRIPTION			
1	1	CS WHITE PEARL HAND&BODY 4/1GAL	00390211005	39.5000	39.50
3	3	CASE RENATURE TOILET TISSUE 96/500	00440240052	45.0000	135.00
3	3	CASE NP5301 WHITE M/F TOWEL (759)	00460520070	34.9600	104.88
3	3	CASE GYM WIPES	/MISC-C	130.0000	390.00
1	1	CASE 38x60 17MIC LINERS	00250206518	34.0000	34.00
1	1	EACH LONG HANDLE PLASTIC DUSTPAN	00170810010	15.0000	15.00
1	1	EACH 36" FLOOR SQUEEGEE	/MISC-E	27.0000	27.00
		FUEL SURCHARGE	/FUEL		3.00

**1 1/2 % SERVICE CHARGE PER MONTH
ON ALL PAST DUE ACCOUNTS**

Subtotal:	748.38
Freight:	0.00
Sales Tax:	44.72
TOTAL:	793.10

Keep it clean with Porters Products

SBC Outdoor Services

PO Box 420
Fallston, MD 21047
+14436191460
kelly.reynolds@sbclandscaping.com



BILL TO

Tanyard Springs
7811 Montrose Rd
Suite 110
Pocomac, Maryland 21854
United States

INVOICE # 301-17
DATE 07/08/2025
DUE DATE 08/05/2025
TERMS 28 Days

DATE	SERVICE	AMOUNT
	Irrigation repairs completed July 8 on Pultney Lane as approved by Mark	350.00
BALANCE DUE		\$350.00

SBC Outdoor Services

PO Box 420
Fallston, MD 21047
+14436191460
kelly.reynolds@sbclandscaping.com



BILL TO

Tanyard Springs
7811 Montrose Rd
Suite 110
Pocomac, Maryland 21854
United States

INVOICE # 301-14
DATE 07/08/2025
DUE DATE 08/05/2025
TERMS 28 Days

DATE	SERVICE	AMOUNT
	<ul style="list-style-type: none"> • Remove both pictured trees including the root balls in preparation for new installations. • After the removal of the trees, we will install enriched topsoil and fertilizer as needed to help promote root growth then install (2) 2” caliper “Acer Rubrum Red Maple. • After installing the (2) new trees we will tree stake both trees as required to help stabilize the trees for proper growth. And add gator bags which will need to be filled after watering the trees. • Then we will add new mulch to both trees, leaving a nice/neat appearance. • Clean up and remove all work-related debris from the property which includes both root balls 	2,300.00
BALANCE DUE		\$2,300.00

Tanyard Springs Homeowners Association, Inc.
c/o Abaris Realty
via email: invoice@abarisrealty.com

June 30, 2025
Client: 020842
Matter: 000002
Invoice #: 1485583
Resp. Atty: KMO
Page: 1

RE: Retainer

For Professional Services Rendered Through June 30, 2025

SERVICES

Date	Person	Description of Services	
6/6/2025	KMO	Telephone conference with Manager on history of trail and bridge project and possible source of complaints that led to stop work orders.	
6/10/2025	KMO	Telephone conference with President on email related to AA County dispute.	
6/13/2025	KMO	Exchange emails with Management on outcome of election, updated BOD email and pending letter to AA County.	
Total Professional Services			\$275.00

SUMMARY

Timekeeper	Level		
KMO Kim M. O'Halloran-Perez	Shareholder		
		Total Services	\$275.00
		Total Current Charges	\$275.00
		Previous Balance	\$275.00
		Less Payments	(\$275.00)
		TOTAL CHARGES DUE FOR THIS MATTER	\$275.00

This invoice may not include expense items such as deliver service, filing fees, etc., for which we have not yet been invoiced, or accounting activity after current invoice cycle

PAYMENT DUE UPON RECEIPT OF THIS INVOICE
Accounting questions: email accounting@reesbroome.com
Pay online at www.reesbroome.com/paymyinvoice

Please reference your invoice # on your payment. If multiple invoice #'s are listed, please reference the first listed invoice #.

SBC Outdoor Services

PO Box 420
Fallston, MD 21047
+14436191460
kelly.reynolds@sbclandscaping.com



BILL TO

Tanyard Springs
7811 Montrose Rd
Suite 110
Pocomac, Maryland 21854
United States

INVOICE # 308-15
DATE 06/27/2025
DUE DATE 07/25/2025
TERMS 28 Days

DATE	SERVICE	AMOUNT
	30 hours X \$65.00 per hour= \$1,950.00	2,275.00
	Dump Fee \$225.00	
	Selective Treatment Cost \$100.00	
	Total Cost \$2,275.00	

BALANCE DUE **\$2,275.00**



AN EXELON COMPANY

708 JUL 11 2025

CONTACT US
Customer Service:

BGE.COM
800.685.0123
800.735.2258 (TTY-TTD)
P.O. Box 1475 Baltimore, MD 21203

Correspondence:

6-2-7-1-2025

Bill Summary

Tanyard Springs HOA
6920 Heritage Xing
Glen Burnie, MD 21060
Account # 0573411000
Issued Date: July 7, 2025

BGE
ELECTRIC
DELIVERY



TAXES & FEES

ELECTRIC SUPPLY
NextEra Energy Svcs MD LLC
gexaenergy.com
(877) 528-2890
Electric Choice ID: 0573461351

53664

BGE GAS
DELIVERY



TAXES & FEES

GAS SUPPLY
SFE Energy Maryland Inc
sfeenergy.com
(877) 316-6344
Gas Choice ID: 0573464790

53665

Previous Balance	\$1,462.98
Payments Received June 19, 2025	-\$1,462.98
BGE Outstanding Balance	\$0.00
Electric	\$1,843.43
Gas	\$55.07
Total amount due by July 30, 2025	\$1,898.50

Payment received after July 30, 2025 will incur a late charge.

A late payment charge is applied to the unpaid balance of your BGE charges. The charge is up to 1.5% for the first month; additional charges will be assessed on unpaid balances past the first month, not to exceed 5%.

The amounts shown in the circles reflect charges from this bill period.



Return only this portion with your check made payable to BGE. Please write your account number on your check.



Pay your bill online, by phone or by mail.

See reverse side for more info ▶

Account # 0573411000

Total amount due by Jul 30, 2025 **\$1,898.50**

Payment Amount \$ **1898.50**

0129267 02 AB 0.59 **AUTO T8 2 2011 20854-3349 -C01-P29296-11 5



Tanyard Springs HOA
7811 Montrose Rd Ste 110
Potomac, MD 20854-3349



BGE
P.O. Box 13070
Philadelphia, PA 19101-3070

21057341100040001898501211600019642300

Electric Supplier Charges

NEXTERA ENERGY SVCS MD LLC

Billing Period: Jun 2, 2025 - Jul 1, 2025

Generation & Trans 9640 KH x 0.1089	1049.80
NITS /Day Adjustm 1 MO x 9.74806	9.75
Sales Tax	63.57

Total Electric Supplier **\$1,123.12**

All inquiries on above supplier billing should be directed to NEXTERA ENERGY SVCS MD LLC at 877.528.2890

IMPORTANT INFORMATION ABOUT YOUR BILL

- ▶ The EmPower MD charge funds programs that can help you reduce your energy consumption and save you money. For more information, including how to participate, go to BGESmartEnergy.com.
- ▶ This bill reflects new BGE Electric Supply prices as authorized by the PSC. See bge.com/billsupport for details.





Invoice

DATE	INVQICE NO.
5/29/2025	250431

Engineering • Construction Management • Moisture Protection

BILL TO
<p>Ms. Shireen Ambush Abaris Real Estate Management Inc. 7811 Montrose Road, Suite 110 Potomac, MD 20854</p>

REMIT TO:
<p>Construction Systems Group, Inc. 1451 Dolley Madison Boulevard, Suite 300 McLean, Virginia 22101</p>

TERMS	JOB NO	PERIOD
Net 30	24-098	April, 2025

ENGINEERING SERVICES	AMOUNT
TANYARD SPRINGS HOA; 6920 HERITAGE CROSSING; GLEN BURNIE, MARYLAND.	
PEDESTRIAN BRIDGE REHABILITATION PROJECT:	
PERMITTING:	
- Permit Set of Drawings and Documents Preparation.	
Principal: 6.0 Hours	1,800.00
Sr. Engineer: 12.5 Hours	3,437.50
Technician: 3.5 Hours	525.00
PRECONSTRUCTION PHASE:	
Principal: 2.0 Hours	600.00
Principal/Partner: 14.0 Hours	4,200.00
Project Engineer: 22.0 Hours	5,500.00
Technician: 2.0 Hours	300.00
REIMBURSABLE EXPENSES:	
Mileage: 286 Miles @ \$.80 Per Mile	228.80
TOTAL INVOICE	\$16,591.30

24-098 - Tanyard Springs Bridges						
April 2025 Time Details						
Project Engineer	4/1/2025	Tues	24-098	Bridges - Tanyard		7.00
Project Engineer	4/3/2025	Thurs	24-098	Bridges - Tanyard		3.00
Project Engineer	4/8/2025	Tuesday	24-098	Bridges - Tanyard		1.00
Project Engineer	4/9/2025	Wed	24-098	Bridges - Tanyard		1.00
Project Engineer	4/10/2025	Thurs	24-098	Bridges - Tanyard		1.00
Project Engineer	4/11/2025	Friday	24-098	Bridges - Tanyard		1.00
Project Engineer	4/21/2025	Monday	24-098	Bridges - Tanyard		5.00
Project Engineer	4/23/2025	Wed	24-098	Bridges - Tanyard		3.00
				Total PE		22.00
Sr. Engineer 1	4/8/2025	TUE	24-098	Bridges - Tanyard		1.00
Sr. Engineer 2	4/8/2025	Tue	24-098	Bridges - Tanyard		1.00
Sr. Engineer 2	4/10/2025	Thu	24-098	Bridges - Tanyard		1.00
Sr. Engineer 1	4/21/2025	MON	24-098	Bridges - Tanyard		4.00
Sr. Engineer 1	4/21/2025	MON	24-098	Bridges - Tanyard		1.00
Sr. Engineer 1	4/22/2025	TUE	24-098	Bridges - Tanyard		3.00
Sr. Engineer 2	4/23/2025	Wed	24-098	Bridges - Tanyard		1.50
				Total SE		12.50
Partner	4/1/2025	Tue	24-098	Bridges - Tanyard		2.00
Partner	4/2/2025	Wed	24-098	Bridges - Tanyard		0.50
Partner	4/3/2025	Thu	24-098	Bridges - Tanyard		1.00
Partner	4/9/2025	Wed	24-098	Bridges - Tanyard		0.50
Partner	4/11/2025	Fri	24-098	Bridges - Tanyard		1.50
Partner	4/16/2025	Wed	24-098	Bridges - Tanyard		0.50
Partner	4/17/2025	Thu	24-098	Bridges - Tanyard		0.50
Partner	4/21/2025	Mon	24-098	Bridges - Tanyard		4.00
Partner	4/22/2025	Tue	24-098	Bridges - Tanyard		2.00
Partner	4/30/2025	Wed	24-098	Bridges - Tanyard		1.50
				Total Principal/Partner		14.00
Tech	4/22/2025	TUE	24-098	Bridges - Tanyard		1.50
Tech	4/23/2025	WED	24-098	Bridges - Tanyard		2.00
Tech	4/24/2025	THUR	24-098	Bridges - Tanyard		2.00
				Total Technician		5.50

INVOICE

ALARM ONE ADVANTAGE LLC
PO Box 2
Upper Falls, MD 21156-0002

billing@alarmoneadvantage.com
+1 (443) 438-8005



Bill to

Tanyard Springs HOA
Tanyard Springs HOA
%Abaris Realty Inc
7811 Montrose Rd, #110
Potomac, MD 20854

Invoice details

Invoice no.: 1730
Terms: Due on receipt
Invoice date: 07/10/2025
Due date: 07/17/2025

#	Product or service	Description	Qty	Rate	Amount
1.	Standard Monthly Monitoring	Security Monitoring	1	\$29.99	\$29.99

Subtotal \$29.99

Sales tax \$1.80

Total \$31.79

Ways to pay



We accept credit cards, ACH payments, and checks. Remittance address for check is:

Alarm One Advantage LLC
PO Box 2
Upper Falls, MD 21156-0002

[View and pay](#)



Invoice

DATE	INVOICE NO.
6/13/2025	250531

Engineering • Construction Management • Moisture Protection

BILL TO
<p>Ms. Shireen Ambush Abaris Real Estate Management Inc. 7811 Montrose Road, Suite 110 Potomac, MD 20854</p>

REMIT TO:
<p>Construction Systems Group, Inc. 1451 Dolley Madison Boulevard, Suite 300 McLean, Virginia 22101</p>

TERMS	JOB NO	PERIOD
Net 30	24-098	May, 2025

ENGINEERING SERVICES	AMOUNT
<p>TANYARD SPRINGS HOA; 6920 HERITAGE CROSSING; GLEN BURNIE, MARYLAND.</p> <p>PEDESTRIAN BRIDGE REHABILITATION PROJECT:</p> <p>PRECONSTRUCTION PHASE: Principal: 2.0 Hours Principal/Partner: 6.0 Hours Project Engineer: 6.0 Hours Technician: 1.5 Hours</p>	<p>600.00 1,800.00 1,500.00 225.00</p>
TOTAL INVOICE	\$4,125.00

24-098 - Tanyard Springs Pedestrian Bridge						
May 2025 Time Details						
PE	5/1/2025	Thurs	24-098	Tanyard Springs - Ped. Bridge	0.50	Submittal Review
PE	5/2/2025	Fri	24-098	Tanyard Springs - Ped. Bridge	2.00	Submittal Review/Project Management
PE	5/5/2025	Mon	24-098	Tanyard Springs - Ped. Bridge	0.50	Submittal Review
PE	5/9/2025	Fri	24-098	Tanyard Springs - Ped. Bridge	1.50	ADD. Discussion with Wayne and Contractor about decking materials and contract timeline
PE	5/13/2025	Tues	24-098	Tanyard Springs - Ped. Bridge	1.00	Pay App
PE	5/21/2025	Wed	24-098	Tanyard Springs - Ped. Bridge	0.50	Call and sending Pay App
				Total Project Engineer	6.00	
Partner	5/1/2025	Thu	24-098	Tanyard Springs - Ped. Bridge	0.50	Coordinate submittals with Tom, correspondence with client
Partner	5/2/2025	Fri	24-098	Tanyard Springs - Ped. Bridge	0.50	Coordinate with Tom
Partner	5/6/2025	Tue	24-098	Tanyard Springs - Ped. Bridge	0.50	Correspondence, call with client
Partner	5/8/2025	Thu	24-098	Tanyard Springs - Ped. Bridge	0.50	Coordinate with Wayne
Partner	5/9/2025	Fri	24-098	Tanyard Springs - Ped. Bridge	1.00	Application for payment, discussion with contractor on cancelling material orders
Partner	5/12/2025	Mon	24-098	Tanyard Springs - Ped. Bridge	0.50	Correspondence
Partner	5/13/2025	Tue	24-098	Tanyard Springs - Ped. Bridge	1.00	Call with contractor, application for payment with Tom
Partner	5/15/2025	Thu	24-098	Tanyard Springs - Ped. Bridge	1.00	Correspondence, coordinate with Wayne
Partner	5/21/2025	Wed	24-098	Tanyard Springs - Ped. Bridge	0.50	Correspondence, call with contractor
				Total Principal/Partner	6.00	
Tech	5/13/2025	TUE	24-098	Tanyard Springs - Ped. Bridge	1.50	Application for payment 1
				Total Tech	1.50	

SBC Outdoor Services

PO Box 420
Fallston, MD 21047
+14436191460
kelly.reynolds@sbclandscaping.com



BILL TO

Tanyard Springs
7811 Montrose Rd
Suite 110
Pocomac, Maryland 21854
United States

INVOICE # 301-18
DATE 07/08/2025
DUE DATE 08/05/2025
TERMS 28 Days

DATE	SERVICE	AMOUNT
	Ron and Nelson completed the work on July 8th with one crew member	1,800.00
BALANCE DUE		\$1,800.00

RE: Asphalt repairs

From Jack Hendrickson <jack.hendrickson@sbclandscaping.com>

Date Thu 7/3/2025 11:24 AM

To Mark Moorman <mmoorman@abarisrealty.com>; Ron Kuczinski <Ron.kuczinski@sbclandscaping.com>; Shireen Ambush1 <sambush1@abarisrealty.com>

Mark,
I will see what we can do but might need to be Monday.

Jack Hendrickson
Director of Maintenance
667-292-0934

jack.hendrickson@sbclandscaping.com
<https://sbclandscaping.com/>



From: Mark Moorman <mmoorman@abarisrealty.com>

Sent: Thursday, July 3, 2025 6:39 AM

To: Jack Hendrickson <jack.hendrickson@sbclandscaping.com>; Ron Kuczinski <Ron.kuczinski@sbclandscaping.com>; Shireen Ambush1 <sambush1@abarisrealty.com>

Subject: Re: Asphalt repairs

Jack
This is approved. Please have done today.

Mark

MARK MOORMAN, CMCA
Portfolio Manager



Abaris Real Estate Management Inc.,
Maryland or Virginia address
Potomac, MD 20854

Phone: 301-468-8919
mmoorman@abarisrealty.com
www.abarisrealty.com



All homeowner questions, comments or service requests should be submitted through our Homeowner Portal at <https://portal.abarisrealty.com> or by sending an email to our new company email address: customercare@abarisrealty.com

From: Jack Hendrickson <jack.hendrickson@sbclandscaping.com>

Sent: Wednesday, July 2, 2025 4:48 PM

To: Mark Moorman <mmoorman@abarisrealty.com>; Ron Kuczinski <Ron.kuczinski@sbclandscaping.com>; Shireen Ambush1 <sambush1@abarisrealty.com>

Subject: Re: Asphalt repairs

Hi Mark,

Ron and I looked at the area on Archibald Drive. The sink has gotten worse. We will need to cut the edges of this and use more material to fill the void. This will be an additional \$1000.

Please let me know if you approve and we have this on the schedule ASAP.

I have attached a picture.

Thank you!

Jack Hendrickson
SBC Outdoor Services
Director of Maintenance

667-292-0934

jack.hendrickson@sbclandscaping.com

<https://sbclandscaping.com/>

From: Mark Moorman <mmoorman@abarisrealty.com>

Sent: Monday, June 30, 2025 3:57:01 PM

To: Ron Kuczinski <Ron.kuczinski@sbclandscaping.com>; Shireen Ambush1 <sambush1@abarisrealty.com>

Cc: Jack Hendrickson <jack.hendrickson@sbclandscaping.com>

Subject: Re: Asphalt repairs

Ron

Attached is the signed proposal for the asphalt repairs. Please sign & return back to me.

Let me know when the crew is onsite for these repairs.

Thanks!

Mark

MARK MOORMAN, CMCA
Portfolio Manager



Abaris Real Estate Management Inc.,
Maryland or Virginia address
Potomac, MD 20854

Phone: 301-468-8919
mmoorman@@abarisrealty.com
www.abarisrealty.com



All homeowner questions, comments or service requests should be submitted through our Homeowner Portal at <https://portal.abarisrealty.com> or by sending an email to our new company email address: customercare@abarisrealty.com

From: Ron Kuczinski <Ron.kuczinski@sbclandscaping.com>
Sent: Sunday, June 29, 2025 9:46 PM
To: Shireen Ambush1 <sambush1@abarisrealty.com>
Cc: Mark Moorman <mmoorman@abarisrealty.com>; Jack Hendrickson <jack.hendrickson@sbclandscaping.com>
Subject: Re: Asphalt repairs

No problem, please include Jack Hendrickson on the signed proposal email as he will be assisting while I'm out for vacation.

Ron Kuczinski

Client Relations & Production Manager

SBC Outdoor Services

C:(240)-501-2408

O:(410)-679-1683

From: Shireen Ambush1 <sambush1@abarisrealty.com>
Sent: Sunday, June 29, 2025 11:51:16 AM
To: Ron Kuczinski <Ron.kuczinski@sbclandscaping.com>
Cc: Mark Moorman <mmoorman@abarisrealty.com>
Subject: Re: Asphalt repairs

Thanks for the update

Mark

Please send the signed proposal to Ron tomorrow for only the 3 HOA areas

SHIREEN AMBUSH, MPA, CPM, PCAM
President



All homeowner questions, comments or service requests should be submitted through our Homeowner Portal at <https://portal.abarisrealty.com> or by sending an email to our new company email address: customercare@abarisrealty.com

From: Ron Kuczinski <Ron.kuczinski@sbclandscaping.com>
Sent: Thursday, June 26, 2025 1:15 PM
To: Shireen Ambush1 <sambush1@abarisrealty.com>
Cc: Mark Moorman <mmoorman@abarisrealty.com>
Subject: RE: Asphalt repairs

I discussed this with Mark this morning and sent him pictures for the only one on the county road that we are not completing. So he could send over to them for repairs. The three for this proposal are on the property and would be our responsibility. Please send signed proposal for proper scheduling.

I also mentioned that we were cleaning up the vegetable garden area today and billing on a T&M basis. Just wanted to let you know as well.

Have a great day!!

From: Shireen Ambush1 <sambush1@abarisrealty.com>
Sent: Thursday, June 26, 2025 8:22 AM
To: Ron Kuczinski <Ron.kuczinski@sbclandscaping.com>; Mark Moorman <mmoorman@abarisrealty.com>
Subject: Re: Asphalt repairs

Hi Ron

I approve this as long as Mark confirms that the roadways you are patching are owned by the HOA and not by the County. Mark is on vacation this week and will send you the signed proposal when he gets back on Monday

SHIREEN AMBUSH, MPA, CPM, PCAM
President



All homeowner questions, comments or service requests should be submitted through our Homeowner Portal at <https://portal.abarisrealty.com> or by sending an email to our new company email address: customercare@abarisrealty.com

From: Ron Kuczinski <Ron.kuczinski@sbclandscaping.com>
Sent: Monday, June 23, 2025 2:43 PM
To: Mark Moorman <mmoorman@abarisrealty.com>
Cc: Shireen Ambush1 <sambush1@abarisrealty.com>
Subject: Asphalt repairs

Good afternoon,

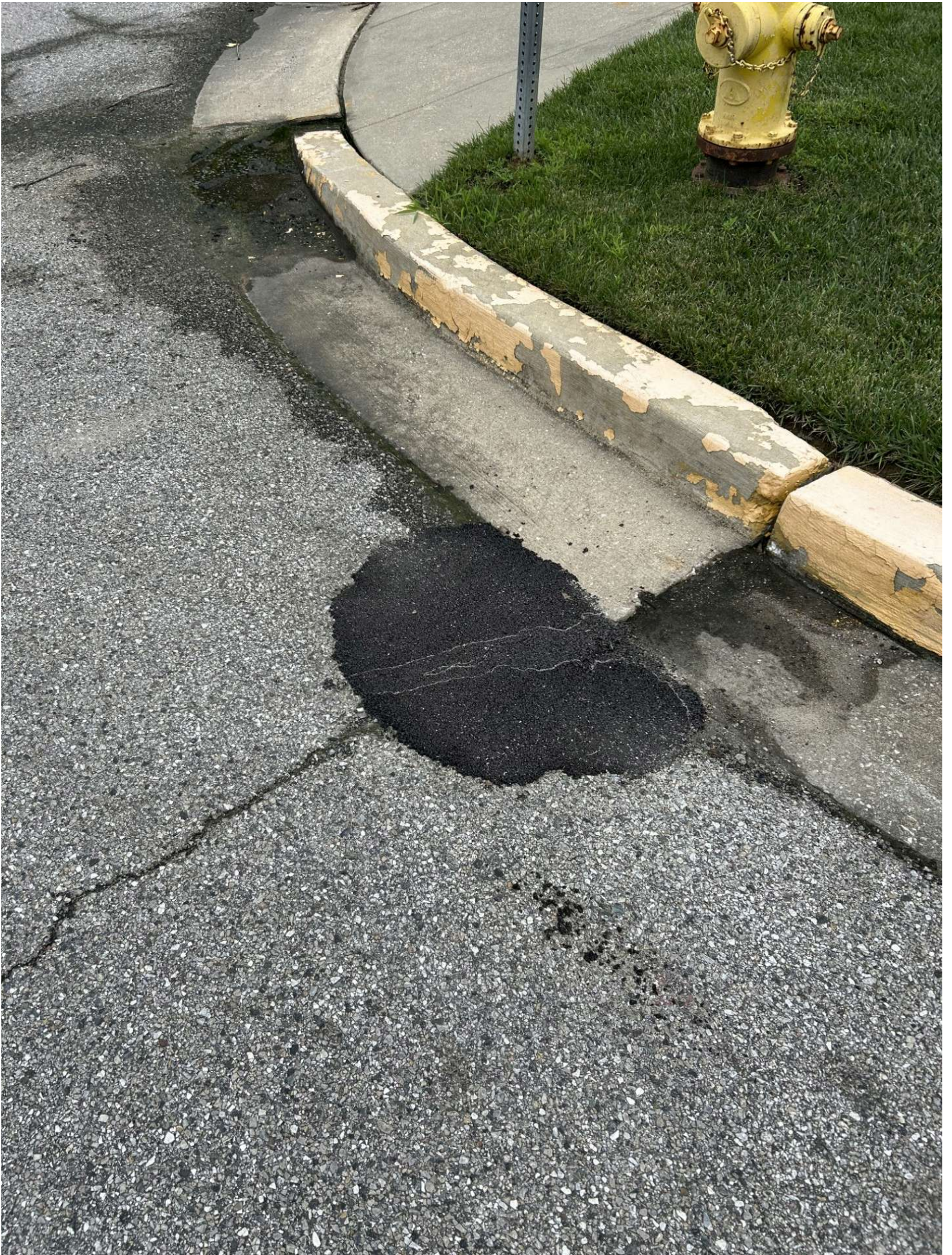
Please see the attached asphalt repairs we texted about last week. Please review and let me know how you would like to proceed. Thank you

Ron Kuczinski
Client Relations & Production Manager
SBC Outdoor Services
C:(240)-501-2408
O:(410)-679-1683











SBC Outdoor Services

PO Box 420
Fallston, MD 21047
+14436191460
kelly.reynolds@sbclandscaping.com



BILL TO

Tanyard Springs
7811 Montrose Rd
Suite 110
Pocomac, Maryland 21854
United States

INVOICE # 57-96
DATE 07/02/2025
DUE DATE 07/30/2025
TERMS 28 Days

DATE	SERVICE	AMOUNT
	2025 Monthly Contractual Landscaping Billing	16,211.92

BALANCE DUE **\$16,211.92**

SBC Outdoor Services

PO Box 420
Fallston, MD 21047
+14436191460
kelly.reynolds@sbclandscaping.com



BILL TO

Tanyard Springs
7811 Montrose Rd
Suite 110
Pocomac, Maryland 21854
United States

INVOICE # 57-25
DATE 07/01/2025
DUE DATE 07/29/2025
TERMS 28 Days

DATE	SERVICE	AMOUNT
06/02/2025	06/02/2025 Watering service 6/2/25 - 6/6/25 Hours: 8 Rate: \$65	520.00
06/09/2025	06/09/2025 Watering service 6/9/25 - 6/13/25 Hours: 4 Rate: \$65	260.00
06/23/2025	06/23/2025 Watering service 6/23/25 - 6/27/25 Hours: 40 Rate: \$65	2,600.00
BALANCE DUE		\$3,380.00



INVOICE

2704 Columbia Pike
 Arlington, VA 22204
 703-920-1750
 703-920-1753

Invoice Number	SIO195890
Invoice Date	06/30/25
Due Date	DUE UPON RECEIP

Page: 1

Bill To: Tanyard Springs HOA
 c/o Abaris Realty, Inc
 7811 Montrose Rd#110
 Potomac, MD 20854

Customer ID CN11204
 Job No. J010604

Item/Description	Quantity	Unit Price	Total Price
EST5056690 Dolphin Wave 100 Robotic Cleaner			
Dolphin Wave 100 Robotic Cleaner with 98' Cord	1	5,139.00	5,139.00
Delivery charge	1	85.00	85.00
Discounts	-1	625.00	-625.00

Amount Subject to Sales Tax	0.00	Amount Exempt from Sales Tax	4,599.00
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Subtotal:	4,599.00
Invoice Discount:	0.00
Total Sales Tax:	0.00
Total:	4,599.00

SBC Outdoor Services

PO Box 420
Fallston, MD 21047
+14436191460
kelly.reynolds@sbclandscaping.com



BILL TO

Tanyard Springs
7811 Montrose Rd
Suite 110
Pocomac, Maryland 21854
United States

INVOICE # 2025-2-83
DATE 06/02/2025
DUE DATE 06/30/2025
TERMS 28 Days

DATE	SERVICE	AMOUNT
	2025 Monthly Contractual Landscaping Billing	16,211.92

BALANCE DUE **\$16,211.92**

SBC Outdoor Services

PO Box 420
Fallston, MD 21047
+14436191460
kelly.reynolds@sbclandscaping.com



BILL TO

Tanyard Springs
7811 Montrose Rd
Suite 110
Pocomac, Maryland 21854
United States

INVOICE # 301-15
DATE 07/08/2025
DUE DATE 08/05/2025
TERMS 28 Days

DATE	SERVICE	AMOUNT
	SWM Pond clearing, installation of missing plant material as requested by the inspector at inspection. Mulching of certain SWM ponds per as built plans. All to pass the re-inspection once completed.	38,750.00

BALANCE DUE **\$38,750.00**



Abaris Real Estate Management, Inc.
7811 Montrose Road, Suite 110, Potomac, MD 20854
301-468-8919 · Fax: 301-468-0983

397 Herndon Pkwy, Suite 100, Herndon, VA 20170
703-437-5800 · Fax: 703-471-6578
abarisrealty.com

June 4, 2025

Ron Kuczinski
SBC LANDSCAPING
ron.kuczinskisbclandscaping.com

RE: Oak Pointe SWM Pond & Bio Swale Repairs

Dear Ron:

The Board of Directors at the above-referenced community has voted to accept your proposals for performing repairs to the the SWM Pond & Bio Swale areas in Oak Pointe as outlined in the proposal.

Enclosed is the signed copy of the proposal for your records. Please let me know if you have any questions. Thank you!

Sincerely,

Kaitlyn Ambush, CMCA
Community Manager

CC: Board of Directors



Department of Inspections and Permits

Heritage Office Complex
2664 Riva Road
Annapolis, MD 21401
410-222-7476

Infrastructure and Environmental Programs Inspection Report

To Contact this Inspector, Telephone: 410-222-4885

Inspection Date: 4/25/2025 TIME: 0930 PERMIT G02015781 SWMA: 0070

AASCD Name: 1014-26

OWNER/Permitee Name: TANYARD SPRINGS HOMEOWNERS ASSOCIATION, INC.

Address: 7811 MONTROSE ROAD CITY: POTOMAC STATE: MD ZIP: 20854

Location: WARBLERS PERCH WAY, GLEN BURNIE, MD 21060

Inspection Type: Storm Water Maintenance

Inspection Results: Not In Compliance

Corrective Action Taken:

4/1/2025 Issue Correction Notice

This triennial maintenance inspection was conducted to ensure that the Storm Water Management (SWM) practices (12 Infiltration Dry Wells, 5 Permeable Pavements, 4 Grass Swales, 2 Non-Rooftop Disconnects, 8 Bio-Swales, 5 Micro-Bioretenation, and 3 Submerged Gravel Wetlands) are being maintained in accordance with: Anne Arundel County Code, Article 16, Title 4 (SWM Ordinance), §§ 16-4-303 & 16-4-401; and the terms of SWM Agreement #15-0070; under Tax Account #03-605-90243393.

The inspection revealed that 8 Bio-Swales, 5 Micro-Bioretenation, and 3 Submerged Gravel Wetlands are not in compliance.

Please complete the following required maintenance actions by 06/30/2025:

Bio-Swale #1, #4, and #7:

1) Re-plant missing grasses as shown on the approved as-built landscaping plan.

Bio-Swale #3:

1) Re-plant missing shrubs as shown on the approved as-built landscaping plan.

Bio-Swale #5, #6, and #8:

1) Re-plant missing grasses and shrubs as shown on the approved as-built landscaping plan.

Bio-Swale #2:

- 1) Re-plant missing grasses and shrubs as shown on the approved as-built landscaping plan.
- 2) Repair, stabilize, and seed the sinkhole/erosion area around the inlet structure.
- 3) Confirm that the sinkhole/erosion is not being caused by a broken pipe and/or pipe connection coming from the ditch line in between the homes. If so, repair as necessary and stabilize/seed any disturbed area.

Micro-Bioretenation #1:

- 1) Re-plant missing grasses and shrubs as shown on the approved as-built landscaping plan.
- 2) Install 2"-3" of shredded hardwood mulch.
- 3) Repair, stabilize, and seed the sinkhole/erosion near the PVC cleanout pipe.
- 4) Confirm the sinkhole/erosion is not being caused by a broken pipe and/or pipe connection. If so, repair as necessary and stabilize/seed any disturbed area.

Micro-Bioretenation #2 and #3:

- 1) Re-plant missing grasses and shrubs as shown on the approved as-built landscaping plan.
- 2) Install 2"-3" of shredded hardwood mulch.

Micro-Bioretenation #4:

- 1) Re-plant missing grasses as shown on the approved as-built landscaping plan.
- 2) Install 2"-3" of shredded hardwood mulch.



Department of Inspections and Permits

Heritage Office Complex
2664 Riva Road
Annapolis, MD 21401
410-222-7476

Infrastructure and Environmental Programs Inspection Report

To Contact this Inspector, Telephone: 410-222-4885

Micro-Bioretenention #5:

- 1) Re-plant missing grasses and shrubs as shown on the approved as-built landscaping plan.
- 2) Install 2"-3" of shredded hardwood mulch.
- 3) Re-seed and stabilize any bare areas on the side slopes.

Submerged Gravel Wetland #1, #2, and #3:

- 1) Remove turf grass cover.
- 2) Replace missing grasses as shown on the approved as-built landscaping plan.
- 3) Install 2"-3" shredded hardwood mulch.

NOTE: The above requirements for the submerged gravel wetlands will be put on hold at this time and re-inspected during the next follow-up inspection. Would like to give the existing vegetation some time to grow without mowing to see which plantings re-emerge and which will need to be re-installed.

Submerged Gravel Wetland #3:

- 1) The forebay (on Kinglets Roost Ln side) is holding water. Verify the PVC de-watering pipe is clear of obstruction and repair if necessary.

Notes/Other Comments:

- 1) Original follow-up date was 5/16/25. Request for extension was granted on 4/25/25 due to quantity and lead time for plant stock.
- 2) Failure to comply with, and/or reply to, this Correction Notice will result in the issuance of a Non-Compliance Notice and Violation Letter. Further non-compliance will result in a referral to the County Office of Law.

Required maintenance actions are based on site conditions that could be observed at the time of inspection. Required maintenance actions are subject to change and/or addition, pending the results of a follow-up inspection.

A follow-up inspection is currently scheduled for 06/30/2025.

If you have questions or concerns; would like to schedule a meeting; or would like to reschedule the follow-up inspection; please contact me at (443)-960-5740 (cell), (410)-222-4885 (office), and/or ipfred23@aacounty.org.

Received By:

I hearby acknowledge of this report by my signature which does not imply agreement or disagreement with its content.

Inspector: KYLE FREDERICKSON

SWM Pond Proposal

From Ron Kuczinski <Ron.kuczinski@sbclandscaping.com>

Date Fri 5/2/2025 11:31 AM

To Tanyard Springs <tanyardsprings@abarisrealty.com>

Cc Mark Moorman <mmoorman@abarisrealty.com>; Cory Thompson <cory.thompson@sbclandscaping.com>;
Jack Hendrickson <jack.hendrickson@sbclandscaping.com>

 1 attachment (269 KB)

2025-Tanyard Springs-SWM Ponds without Gravel Wetlands.pdf;

Good morning Mark,

I'm glad we had the opportunity to walk the site with the inspector yesterday and review all the SWM ponds, as well as discuss ways to help the community successfully pass the re-inspection. Removing the wet gravel areas for now was a helpful step for this year, and the potential to substitute shrubs with perennials—based on your conversation with the inspector—could be very beneficial moving forward. We'll wait to hear his update regarding those areas.

In the meantime, I've reviewed the list of plant material needed for the bioretention areas and bioswales to adjust the cost and focus solely on completing those specific areas. After working with our team and sourcing the most cost-effective plants, I've attached a revised proposal for your review and approval. We were able to include a discount from what the full cost would typically be, which will hopefully help support the community and streamline the approval process.

Please let me know if there's anything else I can help with.
Have a great weekend!!

Ron Kuczinski
Client Relations & Production Manager
SBC Outdoor Services
C:(240)-501-2408
O:(410)-679-1683





Enhancement Proposal

Date: 5/2/2025

Ron Kuczinski
SBC Outdoor Services
240-501-2408
Ron.Kuczinski@SBCLandscaping.com

Attention:
Tanyard Springs
6920 Heritage Crossing, Glen Burnie, MD 21060
Mark Moorman
tanyardsprings@abarisrealty.com

SBC Landscaping is pleased to submit a professional landscape proposal for Tanyard Springs. We are confident our attention to detail will provide you with the satisfaction your property deserves. Our proposal centers on providing you with an overview of the property conditions based on site inspections from our team. Our intent is to lay the foundation for a partnership that develops a plan to improve your property.

SWM Pond Inspection Repairs Required to Pass Reinspection

Scope or work:

- Furnishing and delivery of all plant material list below per inspection.
- Remove turf grass cover in all areas per the inspection.
- Repair, stabilize and seed the sink holes/erosion areas around the inlet structures per the inspection.
- Check the sinkholes/erosion areas mentioned in inspection to ensure they are not being caused by any broken pipes and/or pipe connection in all the SWM ponds mentioned by the inspector. Repair as needed and stabilize/seed any disturbed areas. Micro-bioretenion #5 will have the slopes bare areas repaired and stabilized as requested. These areas include the PVC cleanout pipes as well in required SWM ponds per the inspector. Submerged gravel wetland #3's forebay was holding water and we will verify the PVC de-watering pipe is clear of any/all obstructions and make proper repairs.
- Replant all missing grasses and shrubs in all necessary SWM ponds as shown on the approved as-built landscaping plan. Cory and I inspected every SWM pond together to compile the list of missing/needed plants. The entire list for each SWM pond is listed below.
- Install 2-3" of shredded hardwood mulch only in SWM ponds areas per the inspector. Seems the micro-bioretenion ponds will be the areas for mulching. Nothing in the bio-swales per the inspection.
- Clean up and dispose of any/all work-related debris from the property.

Quantity Needed	Codes	SWM Ponds Per Inspection	Plant Material	Size	
		Bio Swale 1 &2			
7	MCE	Myrica Cerifera	Southern Bayberry	3 GAL	
27	PVI	Panicum virgatum	switchgrass	QT	
3	STO	spirea tomentosa	steeplebush	3 GAL	
6	IVE	ILEX VERTICILLATA	SPARKLEBERRY HOLLY	3 GAL	
33	RFU	RUDBECKIA FULGITA	ORANGE CONEFLOWER	QT	
7	LBE	LINDERA BENZOIN	SPICEBUSH	3 GAL	
33	SSE	SOLIDAGO SEPERVIRONS	SEASIDE GOLDENROD	QT	
8	GDU	GAYLUSSACIA DUMOSA	DWARF HUCKLEBERRY	3 GAL	
0	QPA	QUERCUS PALUSTRIS	PIN OAK		
0	VLE	VIBURNUM LENTAGO	NANNYBERRY	3G	
28	CST	CAREX STYLOFLEXA	BENT SEDGE	QT	
0	VDE	VIBURNUM DENTATUM	ARROWWOOD VIBURNUM	3G	
19	LPU	LOBELIA PUBERULA	DOWNY LOBELIA	QT	
0	AAR	ARONIA ARBUTIFOLIA	RED CHOKEBERRY	3G	
1	LSS				
		BIO SWALE 3			
3	VAC	VIBURNUM ACERFOLIA	MAPLE LEAF VIBURNUM	3G	
3	VDE	VIBURNUM DENTANTUM	ARROWWOOD VIBURNUM	3G	
2	IVE	ILEX VERTICILLATA	SPARKLEBERRY	3G	
		BIO SWALE 4			
11	PVI	PANICUM VIRGATUM	SWITCHGRASS	QT	
4	RCA	RHODODENDRON CANESCENS	SWEET AZALEA	3G	
23	PMA	PHLOX MACULATA	MEADOW PHLOX	QT	
3	STO	SPIREA TOMENTOSA	STEEPLE BUSH	3G	
26	GDU	GAYLUSSACIA DUMOSA	DWARF HUCKLEBERRY	3G	
17	CST	CAREX STYLOFLEXA	BENT SEDGE	QT	
1	VDE	VIBURNUM DENTANTUM	VIBURNUM DENTANTUM	3G	
10	RFU	RUDBECKIA FULGETA	ORANGE CONEFLOWER	QT	

BIO SWALE 5 & 6					
17	PMA	PHLOX MACULATA	MEADOW PHLOX	QT	
6	AAR	ARONIA ARBUTIFOLIA	RED CHOKEBERRY	3G	
5	VDE	VIBURNUM DENTANTUM	VIBURNUM DENTANTUM	3G	
14	IVE	ILEX VERTICILLATA	SPARKLEBERRY HOLLY	3 GAL	
3	VLE	VIBURNUM LENTAGO	NANNYBERRY	3G	
22	SSE	SOLIDAGO SEPERVIRONS	SEASIDE GOLDENROD	QT	
27	CST	CAREX STYLOFLEXA	BENT SEDGE	QT	
16	APR	ALOPECURUS PRATENSIS	MEADOW FOXTAIL	1G	
13	RFU	RUDBECKIA FULGETA	ORANGE CONEFLOWER	QT	
7	GDU	GAYLUSSACIA DUMOSA	DWARF HUCKLEBERRY	3 GAL	
BIO SWALE 7					
0	IVE	ILEX VERTICILLATA	SPARKLEBERRY HOLLY	3 GAL	
58	EVI	ELYMUS VIRGINICUS	VIRGINA WILD RYE	1 GAL	
73	LPU	LOBELIA PUBERULA	DOWNY LOBELIA	QT	
0	STO	SPIREA TOMENTOSA	STEEPLE BUSH	3G	
BIO SWALE 8					
7	GDU	GAYLUSSACIA DUMOSA	DWARF HUCKLEBERRY	3 GAL	
50	CST	CAREX STYLOFLEXA	BENT SEDGE	QT	
5	MCE	MYRICA CERIFERA	SOUTHERN BAYBERRY	3 GAL	
6	VDE	VIBURNUM DENTANTUM	ARROWWOOD VIBURNUM	3G	
50	PMA	PHLOX MACULATA	MEADOW PHLOX	QT	
MICRO BIO RETENTION 1					
11	STO	SPIREA TOMENTOSA	STEEPLE BUSH	3G	
59	LPU	LOBELIA PUBERULA	DOWNY LOBELIA	QT	
4	RCA	RHODODENDRON CANESCENS	SWEET AZALEA	3G	
41	PVI	Panicum Virgatum	SWITCHGRASS	QT	
5	VDE	VIBURNUM DENTANTUM	ARROWWOOD VIBURNUM	3G	
40	RFU	RUDBECKIA FULGETA	ORANGE CONEFLOWER	QT	

MICRO BIO RETENTION 2					
31	CST	CAREX STYLOFLEXA	BENT SEDGE	QT	
5	LBE	LINDERA BENZOIN	SPICEBUSH	3 GAL	
37	PMA	PHLOX MACULATA	MEADOW PHLOX	QT	
4	RCA	RHODODENDRON CANESCENS	SWEET AZALEA	3G	
24	LPU	LOBELIA PUBERULA	DOWNY LOBELIA	QT	
5	GDU	GAYLUSSACIA DUMOSA	DWARF HUCKLEBERRY	3 GAL	
MICRO BIO RETENTION 3					
0	QMA	QUERCUS MACROCARPA	BUR OAK	2.5	
38	APR	ALOPECURS PRATENSIS	MEADOW FOXTAIL	1 GAL	
6	STO	SPIREA TOMENTOSA	STEEPLE BUSH	3G	
1	QNI	QUERCUS NIGRA	WATER OAK	2.5	
84	EVI	ELYMUS VIRGINICUS	VIRGINA WILD RYE	1 GAL	
6	MCE	Myrica Cerifera	Southern Bayberry	3 GAL	
33	LPU	LOBELIA PUBERULA	DOWNY LOBELIA	QT	
MICRO BIO RETENTION 4					
1	GDU	GAYLUSSACIA DUMOSA	DWARF HUCKLEBERRY	3 GAL	
0	QMA	QUERCUS MACROCARPA	BUR OAK	2.5	
1	RCA	RHODODENDRON CANESCENS	SWEET AZALEA	3G	
21	LPU	LOBELIA PUBERULA	DOWNY LOBELIA	QT	
34	APR	ALOPECURS PRATENSIS	MEADOW FOXTAIL	1 GAL	
3	MCE	Myrica Cerifera	Southern Bayberry	3 GAL	
22	EVI	ELYMUS VIRGINICUS	VIRGINA WILD RYE	1 GAL	
0	LBE	LINDERA BENZOIN	SPICEBUSH	3 GAL	
MICRO BIO RETENTION 5					
0	QIN	QUERCUS NIGRA	WATER OAK	2.5	
7	GDU	GAYLUSSACIA DUMOSA	DWARF HUCKLEBERRY	3 GAL	
9	STO	SPIREA TOMENTOSA	STEEPLE BUSH	3G	
1	RCA	RHODODENDRON CANESCENS	SWEET AZALEA	3G	
35	SSE	SOLIDAGO SEPERVIRONS	SEASIDE GOLDENROD	QT	
14	CST	CAREX STYLOFLEXA	BENT SEDGE	QT	
0	ARU	Acer Rubrum	Red Maple	2.5	
39	PVI	Panicum Virgatum	SWITCHGRASS	QT	

Total Cost for above services: \$44,562.50

Discounted pricing for maintenance customer -\$5,812.50

Total cost for all work above to be completed. \$38,750.00

Terms:

1. **The Work.** The contractor shall furnish the "Work" in accordance with this Agreement and as specifically indicated above of this Agreement.
2. **Payment.** Customer shall pay Contractor **\$38,750.00** (the "Contract Sum.") The contractor will submit an invoice to the Customer for payment upon completion. For jobs lasting over 3 days, a 1/3 deposit will be collected before the material is ordered or work is scheduled. Payments will be due no later than fifteen (15) days from the date of such invoice. All past due balances will be assessed a 10% per month.
3. **Failure of Payment.** If the Customer fails to make a payment to the Contractor at the time required by the Agreement, then the Contractor may, upon five (5) days' written notice to the Customer, stop the Work until payment of the amount owing has been received. The customer agrees to pay all reasonable costs of collection including attorney's fees and court costs. Should fuel prices rise above \$4.50 per gallon, a 2% fuel surcharge will be assessed on each monthly invoice for the duration of the fuel price.
4. **Cancellation.** Either party may terminate this Agreement if the other party substantially breaches any provision of this Agreement. Prior to such termination, the non-breaching party shall give the breaching party-specific notice of the claim of breach, intent to cancel, and a fifteen (15) day grace period for the breaching party to rectify the issue. If the issue is not rectified, the non-breaching party may terminate after sending a 30-day cancellation notice in writing.
5. **Indemnification.** To the fullest extent permitted by law, Customer shall defend, indemnify and hold harmless Contractor, its owners, agents, consultants, employees, and subcontractors, from all claims for bodily injury and property damage that may arise from Customer's premises including any acts or omissions by Customer or Customer's subcontractors whether employed directly or indirectly, which occur while Contractor is not physically on-premises.
6. **Insurance.** The contractor shall maintain appropriate insurance coverage throughout the term of this Agreement. This shall include comprehensive general liability covering bodily injury and property damage, Worker's Compensation at statutory limits, and automobile liability covering all vehicles, equipment, and operators.
7. **Defamation:** The customer agrees not to defame SBC Outdoor Services during or after any work has been completed. If the customer breaches this clause, the customer agrees to pay all legal fees associated with removing and replenishing said defamation. This includes but is not limited to, BBA, MHIC, and Social Media posts.
8. **Arbitration:** The customer and SBC Outdoor Services agree to dispute and disagreements using Fair Claims Arbitration. All fees associated with the arbitration will be split equally between SBC Outdoor Services and the customer. The arbitration will be binding and foreclose any other legal proceedings.
9. **Permits and Approvals.** The customer shall be responsible for determining whether any permits or approvals are necessary for the Contractor to complete the Work. The customer shall pay for all permits or approvals that are necessary for the Contractor to complete the Work unless permitting is listed in the scope of work.
10. **Waiver of Consequential Damages.** The Customer and Contractor waive claims against each other for consequential damages arising out of or relating to this Agreement. This mutual waiver includes damages incurred by the Customer for rental expenses, for loss of use, income, profit, financing, business, and reputation, and for loss of management or employee productivity or of the services of such persons; and damages incurred by the Contractor for principal office expenses including the compensation of personnel stationed there, for losses of financing, business, and reputation, and for loss of profit except anticipated profit arising directly from the Work.
11. **Governing Law and Jury Trial Waiver.** This Agreement shall be governed by the laws of the State of Maryland, without regard to principles of conflict of laws. Any claim, action, or suit arising from this Agreement shall be brought in either federal or state court in Maryland, and the parties to this Contract hereby consent to the jurisdiction of such courts, regardless of the location of the Project. The parties hereby waive any right to a trial by jury of such claims, actions, or suits.
12. All plants are guaranteed for the duration of one year with a one replacement limit. Plants will not be replaced if they die due to mechanical damage, pet damage, natural disasters, improper watering and/or fertilization, or insect or disease damage as these are out of the control of SBC Outdoor Service. Due to the nature of the work and the power of moving water, all drainage work is guaranteed for workmanship only.
13. All contracts are valid for 21 days. Approval of this agreement past 21 days will require an additional site visit and rebidding due to the ever-evolving nature and weather conditions.

SBC Representative
Signature *Ron Kuczinski*
Date 6/4/2025

Customer Approval
Signature *Mark Moorman*
Date June 4, 2025

Re: Tanyard Springs SWM Ponds

From Kyle Frederickson <ipfred23@aacounty.org>

Date Tue 7/8/2025 9:07 AM

To Ron Kuczinski <Ron.kuczinski@sbclandscaping.com>

Cc Mark Moorman <mmoorman@abarisrealty.com>; Jack Hendrickson <jack.hendrickson@sbclandscaping.com>;
Tanyard Springs <tanyardsprings@abarisrealty.com>

 1 attachment (104 KB)

G02015781 The Pointe at Tanyard Springs Correction Notice Updated July 2025.pdf;

Good Morning All,

Sorry for the delay in getting you my updated report since my follow-up inspection last week. Please see attached for reference. If you have any questions before my transfer on 7/17/25, feel free to contact me. Otherwise, feel free to reach out to my supervisor, Bradlee Burnham. His contact information is below.

Bradlee Burnham
Stormwater Management Maintenance Inspections Supervisor
Department of Inspections and Permits
Anne Arundel County
2664 Riva Road
2nd Floor
Annapolis, MD 21401
Office: (410)-222-7767
Mobile: (443)-795-8217
Email: ipburn22@aacounty.org

Regards,



***The Best Place
For All***

Kyle Frederickson
Environmental Control Inspector
Department of Inspections and Permits
2664 Riva Road
Annapolis, MD 21401

Office: (410) 222-4885
Mobile: (443) 960-5740
Email: ipfred23@aacounty.org
www.aacounty.org





Department of Inspections and Permits

Heritage Office Complex
2664 Riva Road
Annapolis, MD 21401
410-222-7476

Infrastructure and Environmental Programs Inspection Report

To Contact this Inspector, Telephone: 410-222-4885

Inspection Date: 7/1/2025 **TIME:** 1130 **PERMIT** G02015781 **SWMA:** 0070

AASCD Name: 1014-26

OWNER/Permittee Name: TANYARD SPRINGS HOMEOWNERS ASSOCIATION, INC.

Address: 7811 MONTROSE ROAD **CITY:** POTOMAC **STATE:** MD **ZIP:** 20854

Location: WARBLERS PERCH WAY, GLEN BURNIE, MD 21060

Inspection Type: Storm Water Maintenance

Inspection Results: Not In Compliance

Corrective Action Taken:

4/1/2025 Issue Correction Notice

5/1/2025 Issue Correction Notice

7/3/2025 Issue Correction Notice

This follow-up inspection was conducted to ensure that the Storm Water Management (SWM) practices (12 Infiltration Dry Wells, 5 Permeable Pavements, 4 Grass Swales, 2 Non-Rooftop Disconnects, 8 Bio-Swales, 5 Micro-Bioretenion, and 3 Submerged Gravel Wetlands) are being maintained in accordance with: Anne Arundel County Code, Article 16, Title 4 (SWM Ordinance), §§ 16-4-303 & 16-4-401; and the terms of SWM Agreement #15-0070; under Tax Account #03-605-90243393.

This follow-up inspection revealed that 8 Bio-Swales and 5 Micro-Bioretenion devices are in compliance at this time.

However, the 3 Submerged Gravel Wetlands are not in compliance.

This follow-up inspection also revealed that the original as-built plantings in the 3 Submerged Gravel Wetlands are not likely to re-emerge. As previously discussed, the property management company would like to replant with shrubs in the fall that will be easier to maintain. This will be allowed as long as the below requirements are followed, per the MDE BMP Vegetation Guidance memo released in 2019.

Please complete the following required maintenance actions by 09/30/2025:

Submerged Gravel Wetland #1, #2, and #3:

- 1) Remove turf grass cover.
- 2) Re-install a minimum of three species of approved shrub in each practice.
- 3) Plant enough shrubs and take into account the spacing of the shrubs so that you obtain a minimum of 85% vegetation ground cover (when looking from above) within three years of installation.
- 4) Ensure the selection of shrub species is on the approved plantings list, which is found in Appendix A of the MDE Stormwater Design Manual.
- 5) Install 2"-3" shredded hardwood mulch.

Notes/Other Comments:

- 1) Failure to comply with, and/or reply to, this Correction Notice will result in the issuance of a Non-Compliance Notice and Violation Letter. Further non-compliance will result in a referral to the County Office of Law.

Required maintenance actions are based on site conditions that could be observed at the time of inspection. Required maintenance actions are subject to change and/or addition, pending the results of a follow-up inspection.

A follow-up inspection is currently scheduled for 09/30/2025.

If you have questions or concerns; would like to schedule a meeting; or would like to reschedule the follow-up inspection; please contact Bradlee Burnham at (443)-795-8217 (cell), (410)-222-7767 (office), and/or ipburn22@aacounty.org.



Department of Inspections and Permits

Heritage Office Complex
2664 Riva Road
Annapolis, MD 21401
410-222-7476

Infrastructure and Environmental Programs Inspection Report

To Contact this Inspector, Telephone: 410-222-4885

Received By:

I hereby acknowledge of this report by my signature which does not imply agreement or disagreement with its content.

Inspector: KYLE FREDERICKSON

SBC Outdoor Services

PO Box 420
Fallston, MD 21047
+14436191460
kelly.reynolds@sbclandscaping.com



BILL TO

Tanyard Springs
7811 Montrose Rd
Suite 110
Pocomac, Maryland 21854
United States

INVOICE # 301-21
DATE 07/09/2025
DUE DATE 08/06/2025
TERMS 28 Days

DATE	SERVICE	AMOUNT
	Jose Rodriguez Hours for 06/01/25-06/30/25 168 Hours @ \$40.50	6,804.00

BALANCE DUE **\$6,804.00**

Job Name: Tanyard Springs
Porter Service

MANAGER Cory Thompson
Crew Leader_ Jose Rodriguez

Date: 06/01/2025-06/30/2025

Porter Services Entries

Employee name	Date	Time in	Time Out	Total Hours	Hours charged
Jose Rodriguez	6/2/2025	6:53	16:40	8.67	8
Jose Rodriguez	6/3/2025	6:53	16:35	8.59	8
Jose Rodriguez	6/4/2025	6:55	18:07	10.12	8
Jose Rodriguez	6/5/2025	6:52	16:43	8.72	8
Jose Rodriguez	6/6/2025	6:51	16:42	8.72	8
Jose Rodriguez	6/9/2025	6:51	17:12	9.21	8
Jose Rodriguez	6/10/2025	6:56	16:52	8.87	8
Jose Rodriguez	6/11/2025	7:01	18:10	10.15	8
Jose Rodriguez	6/12/2025	6:50	16:40	8.68	8
Jose Rodriguez	6/13/2025	6:50	16:33	8.57	8
Jose Rodriguez	6/16/2025	6:56	16:35	8.59	8
Jose Rodriguez	6/17/2025	6:57	16:32	8.54	8
Jose Rodriguez	6/18/2025	6:59	17:37	9.63	8
Jose Rodriguez	6/19/2025	6:51	16:36	8.61	8
Jose Rodriguez	6/20/2025	6:48	16:35	8.58	8
Jose Rodriguez	6/23/2025	7:01	16:38	8.64	8
Jose Rodriguez	6/24/2025	7:02	16:37	8.63	8
Jose Rodriguez	6/25/2025	6:57	17:35	9.59	8
Jose Rodriguez	6/26/2025	6:51	16:39	8.66	8
Jose Rodriguez	6/27/2025	6:59	16:57	10	8
Jose Rodriguez	6/30/2025	6:56	16:40	8.75	8

Total

168

Shawnte Purrell - Tenant at 7508 Briargrove Lane Money Order - 4388010084 - \$360.50 - Check Request for Cancelled Event

From Mark Moorman <mmoorman@abarisrealty.com>

Date Tue 7/22/2025 10:26 AM

To Jaime Brown <jbrown@abarisrealty.com>; Margarita Cruz <mcruz@abarisrealty.com>

Cc Shireen Ambush1 <sambush1@abarisrealty.com>

 1 attachment (2 MB)

Shawnte Purrell-7508 Briargrove Lane - Clubhouse rental -\$360.50.pdf;

Hi Jaime

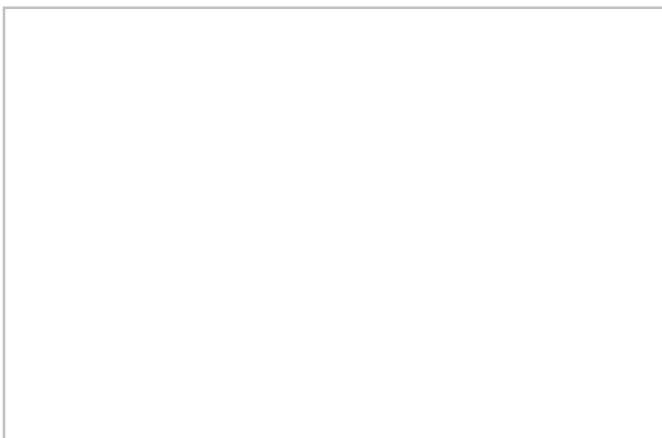
Shawnte Purrell came in yesterday requesting to cancel her Clubhouse event scheduled for September 6. The money order was deposited on April 6, however, while researching her money order, I discovered the check somehow was credited to 7234 Mockingbird Circle and not 7508 Briargrove lane. Attached is a copy of her money order & rental agreement.

Can you please reverse the transaction of the money order and issue a check request made payable to Shawnte Purrell in the amount of \$360.50.

I can also pick up the check when ready to bring to the onsite office if preferred.

Thanks,

Mark



All homeowner questions, comments or service requests should be submitted through our Homeowner Portal at <https://portal.abarisrealty.com> or by sending an email to our new company email address: customercare@abarisrealty.com



Payroll Invoice
TANYARD SPRINGS

Pay Date: **6/13/2025**

<u>Employee Name</u>	<u>Hours</u>	<u>Rate</u>	<u>Gross Pay</u>	<u>GL Acct</u>
MARK MOORMAN	-	-	3,927.20	
OT Bonus	-	-	-	
BRIANNA FRANKS	-	-	-	
OT Bonus	-	-	-	
OT Bonus	-	-	-	
REG OT Bonus	-	-	-	
OT Bonus	-	-	-	
OT Bonus	-	-	-	
OT Bonus	-	-	-	
Total Gross Pay			3,927.20	54680

<u>Employer Taxes</u>	<u>Limits</u>	<u>Rate</u>	<u>Pay Amt</u>	<u>Extention</u>	
FICA	168,600.00	0.0765	3,927.20	300.43	
MD UNEMPLOYMENT	10,000.00	0.0260	3,927.20	-	
FED. UNEMPLOYMENT	7,000.00	0.0060	3,927.20	-	
WORKERS' COMP (Admin)		0.0175	3,927.20	68.73	54680
Total Taxes				369.16	54680

HEALTH				35.00	
HEALTH REIMBURSEMENT				28.51	
STD				-	
401K PLAN		0.0200		78.54	
Total Benefits				142.05	54680

PAYROLL ADMIN FEE		0.0600	4,438.41	266.30	54630
Total Invoice				4,704.72	



PREMIERE

OUTDOOR MOVIES

Invoice

Order No: 48505731
Order Date: 7/24/2025
Rep: Jonathan Appiott

If printing and mailing your contract to us, please mail to:
101 Canterbury Cove Sicklerville, NJ, 08081

RainDate

Billing Information

Tanyard Springs HOA
Mark Moorman

6920 Heritage Crossing
Glen Burnie, MD 21060

Home Phone:

Cell Phone: (410) 360-4018

Office Phone:

Event Location

Mark Moorman
Tanyard Springs HOA

6920 Heritage Xing
Glen Burnie, MD 21060

Name	Qty	Total	Arrival Time: 7:00pm
Honda Quiet Generators (\$150.00)	1	\$150.00	
16ft Backyard Movie Screen (12'x7' Viewable) \$399	1	\$399.00	
All Projection, Sound & Cables (Included)	1	\$0.00	
Tip Your Tech for Great Service! (Not Included)	1	\$0.00	
		\$549.00	
Order subtotal			Event Date: 10/11/2025
Discount		\$0.00	Movie Start Time: 8:00pm
Surcharge*	0.000%	\$0.00	(must be dark outside unless event is indoors)
Delivery		\$50.00	Event End Date: 10/11/2025
Staffing		\$50.00	Movie End Time: 10:00pm
Total		\$649.00	Delivery method: Fully Staffed
Amount Paid		\$0.00	Surface type: Grass - Allow Stakes
Balance Due		\$649.00	

Event Agreement

Thank You for choosing Premiere Outdoor Movies to provide services for your event. We know how important your event is and its our intention to provide the absolute best services available. In an effort to do that we would like to explain the terms and conditions for your upcoming event. Please understand that any payments made to your event would constitute your acceptance and agreeing to the terms and conditions outlined here.

Payment Schedule

DEPOSITS AND FINAL PAYMENTS: An initial deposit in the amount of 50% of your event total is required to confirm your event date along with a signed copy of this contract. This deposit must be made within 10 days and is non-refundable inside 21 days from your event date. The final balance for your event is due 14 days prior to event date. For reservations made inside 14 days, the full payment is due to confirm the reservation. Your date is **NOT CONFIRMED** unless we have received your deposit and signed contract. Your event package is subject to cancellation if we have not received your final payment 14 days prior to your event. If you cannot make the final payment at least 14 days prior to your event date, please notify us so that we can make alternate acceptable payment arrangements, or cancel your reservation in our system.

Agree

CANCELLATION POLICY

We always give you 6 full months to reschedule your event date instead of forfeiting funds

Cancellation **Inside 14 Days** from Event Date

No
Refund

Cancellations **15-29 Days** from Event Date

1/2 of
any
Deposit
Refunded

Cancellations **30+ Days** from Event Date

Full
Refund,
Less a
\$39 Fee

Agree

RESCHEDULING POLICY

We sell out quickly and often months in advance. We do not "overbook" our screens or dates. When you reserve with us, you are holding a date and screen that we cannot sell to someone else.

This fee policy does not apply to weather related rescheduling. Weather related rescheduling can only be done the day of your event, not several days in advance (see Weather Policy below)

Rescheduling Inside 14 Days from Event Date	\$149 Fee
Rescheduling 15-29 Days from Event Date	\$99 Fee
Rescheduling 30+ Days from Event Date	\$39 Fee

Packages Include

Your movie event consists of a complete outdoor theater, a technician to set-up and run the entire event, removal, and liability insurance covering our equipment and services. A technician will provide you with everything you see listed here:

- Giant Inflatable Movie Screen
- LCD High Definition (HD) Projection
- Amplified Concert Grade Speakers
- Blu-ray Player
- Microphone
- All events are approx 2 1/2 Hours long

Screen Sizes and Projection Distances

16-foot screen: 16' Tall x 16' Wide x 12' Deep + Add 12' for Projector Table (**12x9 Viewable area**)

21-foot screen: 16' Tall x 20' Wide x 16' Deep + Add 15' for Projector Table(**16:9 Wide Screen**) (**16x9 Viewable area**)

26-foot screen: 22' Tall x 30' Wide x 21' Deep + Add 25' for Projector Table(**16:9 Wide Screen**) (**20x12 Viewable area**)

30-foot screen: 25' Tall x 32' Wide Add 36' for Projector Table(**16:9 Wide Screen**) (**30x17 Viewable area**)

40-foot screen: 33' Tall x 46' Wide Projection Scaffold distance varies with location. (**16:9 Widescreen**) (**40x22 Viewable area**)

We place a large tarp on the ground that is equal to the above dimensions. The inflated screen will sit on the tarp. The sound system sits just in front of the screen at the corners. The projector will sit on our projection table approximately 10-35 feet in front of, or behind the screen (for rear projection), depending on screen size. The projector table is not tall and your guests can sit in front of, behind or beside the projector table. The screen **will NOT** fit under most awnings, pavilions or many trees due to the height.

Day of Event Terms

Agree **1. EVENT START TIMES :** Please verify the Event Start Time on your invoice. This is when we start the movie or entertainment. If you desire to start later, please inform us when we call you the morning of your event. Your Tech is expecting a 2 - 2.5 hour event (not including setup/breakdown time). **If you start late, and your event runs late, you are agreeing to an additional fee of \$50 per 1/2 hour, with a 30 minute minimum, no pro-rating.**

Agree **2. EVENT DAY CONFIRMATION CALL:** You must be available to take our call between 11:00 AM - 3:00 PM so that we can confirm your event with you verbally. This call ensures you that we have not forgotten your function. We will also discuss details about your event Technician and weather. **We are not able to dispatch our PREMIERE TECH, unless we speak with you and confirm your event for that day.** You can agree to receive a text message confirmation from us in lieu of a phone call, if weather is "nice" for the day of your event (less than 20% chance of rain and winds forecasted less than 15 MPH)

Agree

3. TECHNICIAN ARRIVAL AND RESPONSIBILITIES: Your Premiere Tech will arrive approximately 1 hour before Event Start Time indicated at the top of this contract **We do not guarantee crew arrival times.** Your Premiere Tech will call you approximately 30 minutes-2 hours before this arrival time to introduce himself/herself and review driving directions. Sometimes a tech may be delayed due to traffic and other circumstances. **We don't consider a Tech late unless the movie did not start on time.** If your Tech is running behind, he/she will call you en-route to keep you informed of arrival time. Understand, this equipment can be set up in as little as 30 minutes. Techs should arrive approx 1 hour prior to show time to allow for any emergencies or problems with your set-up location, etc. There is buffer room to allow the Technician to start your event at the Start Time indicated at the top of this contract. Your Premiere technician is provided for delivery, setup and to run all of your equipment for the duration of your event. We don't allow customers to operate our equipment. This also includes changing media and connecting of gaming consoles. The technician will go over the best place to setup prior to your event and will be available for any requests during the event. Our techs love to help and will do just about anything to make your event great (and earn a tip!), but please refrain from asking them to be a referee, janitor, MC, babysitter, timekeeper, lifeguard, waiter or other activities outside their primary duties listed here. Customer must provide an area for parking and unloading within a reasonable distance from equipment setup location, including any permits or passes needed. We are not responsible for a late start time if our tech is required to unload from a far distance.

MALFUNCTIONING EQUIPMENT: If the equipment malfunctions or fails as a result of normal use during an event, Our tech will attempt to replace the equipment with similar equipment in good working order, if available, as soon as possible. Premiere is not responsible for any incidental, consequential or emotional damages caused by delays, equipment malfunction or otherwise. Premiere will make every attempt to make your event a success. All equipment is new and under warranty for your assurance - however there is always a risk of malfunctioning equipment. Premiere will not be held responsible for a cancelled or incomplete function, other than a rescheduled event (subject to availability) should our equipment fail and you do not get an event on your scheduled date.

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LESS THAN 50% CHANCE OF RAIN: We will mutually discuss and agree to proceed or postpone using the Proceed/Postpone Weather Options listed below.

Agree

PROCEED/POSTPONE WEATHER OPTIONS: It is agreed by both parties that www.weather.com is the tool used to verify weather percentages. Simply visit www.weather.com the morning of your event. Put in your zip code and click hour-by-hour. This is the only tool we use to predict the weather. You have until 2:00 PM on the day of the event to make a final decision, using the following four options:

- 1. Move your event indoors:** (keep in mind our screens are very tall and will not fit in most residences). If you move your event indoors and you need to move down in screen size in order to fit your available location, there are no refunds or discounts for changing screen sizes due to weather and indoor requirements, and smaller screens are subject to availability.
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Agree **NON-MOVIE EVENTS:** If your event is something other than a movie, please note the following:

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Agree **CUSTOMER PROVIDED MEDIA:** You are responsible for providing a commercial DVD or Blu-ray disc for your movie event. We are not responsible for custom burned media that does not work in our equipment. Any licenses associated with any media to be played or any other permits required by any regulation are the sole responsibility of the customer.

Agree **CUSTOMER RESPONSIBILITY:** It is the customer's FULL RESPONSIBILITY to ensure the safety of our tech & equipment, and will be held 100% liable for damage due to recklessness, vandalism, neglect, accident, sprinkler systems, or for whatever reason will be the responsibility of individual/company listed on our invoice as Customer. Full payment for damage to equipment or labor for cleanup will be expected within 7 days of your event. **You will be charged a minimum fee of \$150 should sprinkler systems come on and get our equipment wet.** This covers our time for cleaning and drying all equipment. Your actual charge may be higher once we determine actual damage to our equipment.

Agree **EVENT PARKING:** You are responsible for providing adequate parking for our techs to load and unload equipment. This parking must be within a reasonable distance from where the screen will be set-up. If it is required for a tech to move after setup it remains the responsibility of the customer to provide parking at no cost to the technician. If a technician receive's a parking ticket while servicing your event it will be your responsibility to pay all costs associated with any tickets Remember this is your event. We must have access to get it done.

ADVERTISING, PHOTOGRAPHS & PROMOTION: The Client gives its full consent and permission to Premiere Outdoor Movies, its local affiliates and contractors, their sponsors and/corporate sponsors, their successors, licensees, and assigns the irrevocable right to use, for any purpose whatsoever and without compensation, any photographs, videotapes, audiotapes, or other recordings of people and activities that are made during the course of this Event. In addition, Premiere may show logos, commercials, public service announcements and limited advertising on the screen before or after your entertainment period.

This contract, after signing, is a legal and binding contract. To cancel or reschedule, sufficient notice must be given in accordance with the terms outlined in this contract. Any rescheduled event is subject to availability at the time of cancellation or postponement.

I HAVE READ THIS CONTRACT AND AGREE & UNDERSTAND THE CONTENT.

Mark Moorman
108.50.53.9 on 7/24/2025

7/24/2025

Signature

Date

Mark Moorman

Printed Name



Payroll Invoice
TANYARD SPRINGS

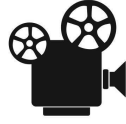
Pay Date: **6/30/2025**

<u>Employee Name</u>	<u>Hours</u>	<u>Rate</u>	<u>Gross Pay</u>	<u>GL Acct</u>
MARK MOORMAN	-	-	3,927.20	
OT	-	-	-	
Bonus				
BRIANNA FRANKS	-	-	-	
OT	-	-	-	
Bonus				
	-	-	-	
OT	-	-	-	
Bonus				
	-	-	-	
REG	-	-	-	
OT	-	-	-	
Bonus				
	-	-	-	
OT	-	-	-	
Bonus				
	-	-	-	
OT	-	-	-	
Bonus				
Total Gross Pay			3,927.20	54680

<u>Employer Taxes</u>	<u>Limits</u>	<u>Rate</u>	<u>Pay Amt</u>	<u>Extention</u>	
FICA	168,600.00	0.0765	3,927.20	300.43	
MD UNEMPLOYMENT	10,000.00	0.0260	3,927.20	-	
FED. UNEMPLOYMENT	7,000.00	0.0060	3,927.20	-	
WORKERS' COMP (Admin)		0.0175	3,927.20	68.73	54680
Total Taxes				369.16	54680

HEALTH				35.00	
HEALTH REIMBURSEMENT				28.51	
STD				-	
401K PLAN		0.0200		78.54	
Total Benefits				142.05	54680

PAYROLL ADMIN FEE		0.0600	4,438.41	266.30	54630
Total Invoice				4,704.72	



PREMIERE

OUTDOOR MOVIES

Invoice

Order No: 48505731
Order Date: 7/24/2025
Rep: Jonathan Appiott

If printing and mailing your contract to us, please mail to:
101 Canterbury Cove Sicklerville, NJ, 08081

RainDate

Billing Information

Tanyard Springs HOA
Mark Moorman

6920 Heritage Crossing
Glen Burnie, MD 21060

Home Phone:

Cell Phone: (410) 360-4018

Office Phone:

Event Location

Mark Moorman
Tanyard Springs HOA

6920 Heritage Xing
Glen Burnie, MD 21060

Name	Qty	Total	Arrival Time: 7:00pm
Honda Quiet Generators (\$150.00)	1	\$150.00	
16ft Backyard Movie Screen (12'x7' Viewable) \$399	1	\$399.00	
All Projection, Sound & Cables (Included)	1	\$0.00	
Tip Your Tech for Great Service! (Not Included)	1	\$0.00	
		\$549.00	
Order subtotal			Event Date: 10/11/2025
Discount		\$0.00	Movie Start Time: 8:00pm
Surcharge*	0.000%	\$0.00	(must be dark outside unless event is indoors)
Delivery		\$50.00	Event End Date: 10/11/2025
Staffing		\$50.00	Movie End Time: 10:00pm
Total		\$649.00	Delivery method: Fully Staffed
Amount Paid		\$0.00	Surface type: Grass - Allow Stakes
Balance Due		\$649.00	

Event Agreement

Thank You for choosing Premiere Outdoor Movies to provide services for your event. We know how important your event is and its our intention to provide the absolute best services available. In an effort to do that we would like to explain the terms and conditions for your upcoming event. Please understand that any payments made to your event would constitute your acceptance and agreeing to the terms and conditions outlined here.

Payment Schedule

DEPOSITS AND FINAL PAYMENTS: An initial deposit in the amount of 50% of your event total is required to confirm your event date along with a signed copy of this contract. This deposit must be made within 10 days and is non-refundable inside 21 days from your event date. The final balance for your event is due 14 days prior to event date. For reservations made inside 14 days, the full payment is due to confirm the reservation. Your date is **NOT CONFIRMED** unless we have received your deposit and signed contract. Your event package is subject to cancellation if we have not received your final payment 14 days prior to your event. If you cannot make the final payment at least 14 days prior to your event date, please notify us so that we can make alternate acceptable payment arrangements, or cancel your reservation in our system.

Agree

CANCELLATION POLICY

We always give you 6 full months to reschedule your event date instead of forfeiting funds

Cancellation Inside 14 Days from Event Date	No Refund
Cancellations 15-29 Days from Event Date	1/2 of any Deposit Refunded

Cancellations **30+ Days** from Event Date

Full
Refund,
Less a
\$39 Fee

Agree

RESCHEDULING POLICY

We sell out quickly and often months in advance. We do not "overbook" our screens or dates. When you reserve with us, you are holding a date and screen that we cannot sell to someone else.

This fee policy does not apply to weather related rescheduling. Weather related rescheduling can only be done the day of your event, not several days in advance (see Weather Policy below)

Rescheduling Inside 14 Days from Event Date	\$149 Fee
Rescheduling 15-29 Days from Event Date	\$99 Fee
Rescheduling 30+ Days from Event Date	\$39 Fee

Packages Include

Your movie event consists of a complete outdoor theater, a technician to set-up and run the entire event, removal, and liability insurance covering our equipment and services. A technician will provide you with everything you see listed here:

- Giant Inflatable Movie Screen
- LCD High Definition (HD) Projection
- Amplified Concert Grade Speakers
- Blu-ray Player
- Microphone
- All events are approx 2 1/2 Hours long

Screen Sizes and Projection Distances

16-foot screen: 16' Tall x 16' Wide x 12' Deep + Add 12' for Projector Table (**12x9 Viewable area**)

21-foot screen: 16' Tall x 20' Wide x 16' Deep + Add 15' for Projector Table(**16:9 Wide Screen**) (**16x9 Viewable area**)

26-foot screen: 22' Tall x 30' Wide x 21' Deep + Add 25' for Projector Table(**16:9 Wide Screen**) (**20x12 Viewable area**)

30-foot screen: 25' Tall x 32' Wide Add 36' for Projector Table(**16:9 Wide Screen**) (**30x17 Viewable area**)

40-foot screen: 33' Tall x 46' Wide Projection Scaffold distance varies with location. (**16:9 Widescreen**) (**40x22 Viewable area**)

We place a large tarp on the ground that is equal to the above dimensions. The inflated screen will sit on the tarp. The sound system sits just in front of the screen at the corners. The projector will sit on our projection table approximately 10-35 feet in front of, or behind the screen (for rear projection), depending on screen size. The projector table is not tall and your guests can sit in front of, behind or beside the projector table. The screen **will NOT** fit under most awnings, pavilions or many trees due to the height.

Day of Event Terms

Agree **1. EVENT START TIMES :** Please verify the Event Start Time on your invoice. This is when we start the movie or entertainment. If you desire to start later, please inform us when we call you the morning of your event. Your Tech is expecting a 2 - 2.5 hour event (not including setup/breakdown time). **If you start late, and your event runs late, you are agreeing to an additional fee of \$50 per 1/2 hour, with a 30 minute minimum, no pro-rating.**

Agree **2. EVENT DAY CONFIRMATION CALL:** You must be available to take our call between 11:00 AM - 3:00 PM so that we can confirm your event with you verbally. This call ensures you that we have not forgotten your function. We will also discuss details about your event Technician and weather. **We are not able to dispatch our PREMIERE TECH, unless we speak with you and confirm your event for that day.** You can agree to receive a text message confirmation from us in lieu of a phone call, if weather is "nice" for the day of your event (less than 20% chance of rain and winds forecasted less than 15 MPH)

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Mark Moorman
108.50.53.9 on 7/24/2025

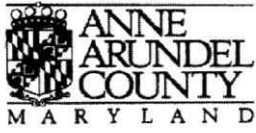
7/24/2025

Signature

Date

Mark Moorman

Printed Name



**Real Property Tax Levy
Annual Billing
07/01/2025 - 06/30/2026
Fiscal Year 2026**

Office of Finance
Billing and Customer Service
P.O. Box 427
Annapolis, MD 21404-0427

TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
SUITE 110
POTOMAC, MD 20854

*708
594440*

Contact Information
Billing 410-222-1144
Assessment 410-974-5709
Hearing/Speech Impaired 711
Homeowner Credit (BALTO) 410-767-4433
Homeowner Credit (L.D.) 1-800-944-7403
Stormwater Fee (www.aarivers.org) 410-222-7536

Bill Number 5117338 Customer Number: 1179133

TAX DESCRIPTION	ASSESSMENT	TAX RATE	TAX/CHARGE
STORMWATER/WPRF16 HOA	1.00		1,638.53
		TOTAL TAX	1,638.53
SUB-TOTAL			1,638.53

Parcel: 3797-9024-0735
Property Description:
68,120 SF
PRIVATE R/W
TANYARD SPRINGS
NOT A PRINCIPAL RESIDENCE

To View/Pay On-line:
www.aacounty.org

Current Year Taxable Assessment Data	
Land	0
Building	0
Total	0

Current Tax Rate Compared to Prior Year

Current Rate - Prior Rate = Rate Change
.9770 - .9830 = -.0060

IMPORTANT
See notes on reverse side

TOTAL DUE **1,638.53**

PLEASE SEE REVERSE AND VISIT WWW.AARIVERS.ORG FOR IMPORTANT STORMWATER FEE INFORMATION.

KEEP ABOVE STATEMENT FOR YOUR RECORDS

* PER \$100 OF TAXABLE ASSESSMENT

✂ Detach and return the portion below with your payment ✂

PTR1



**Real Property Tax Levy
Annual Billing**

Bill Number
5117338

Property Description:
68,120 SF
PRIVATE R/W
TANYARD SPRINGS

Account Number	Fiscal Year	Annual Payment
3797-9024-0735	2026	1,638.53
Pay by Due Date to avoid Interest/Penalty. Make checks payable to Anne Arundel County.		No Later Than SEP 30, 2025



Credit card payments can only be made on-line and a convenience fee will be charged.

To View/Pay on-line: www.aacounty.org

TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
SUITE 110
POTOMAC, MD 20854

RETURN THIS ENTIRE LOWER PORTION WITH PAYMENT

20820263051173383000016385350000000000

IMPORTANT INFORMATION - *Please Read Carefully*

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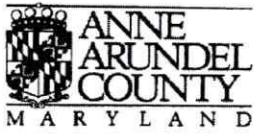
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**Real Property Tax Levy
Annual Billing
07/01/2025 - 06/30/2026**

Office of Finance
Billing and Customer Service
P.O. Box 427
Annapolis, MD 21404-0427

Fiscal Year 2026

TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
SUITE 110
POTOMAC, MD 20854

208 SA440

Contact Information
Billing 410-222-1144
Assessment 410-974-5709
Hearing/Speech Impaired 711
Homeowner Credit (BALTO) 410-767-4433
Homeowner Credit (L.D.) 1-800-944-7403
Stormwater Fee (www.aarivers.org) 410-222-7536

Bill Number 5117495

Customer Number: 1179133

TAX DESCRIPTION	ASSESSMENT	TAX RATE	TAX/CHARGE
STORMWATER/WPRF16 HOA	1.00		13.05
		TOTAL TAX	13.05
SUB-TOTAL			13.05

Parcel: 3797-9024-2619
Property Description:
0.19 AC SC D PAR 1
ACTIVE REC AREA
TANYARD SPRINGS
NOT A PRINCIPAL RESIDENCE

To View/Pay On-line:
www.aacounty.org

Current Year Taxable Assessment Data	
Land	0
Building	0
Total	0

Current Tax Rate Compared to Prior Year

Current Rate - Prior Rate = Rate Change
.9770 - .9830 = -.0060

IMPORTANT
See notes on reverse side

TOTAL DUE **13.05**

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KEEP ABOVE STATEMENT FOR YOUR RECORDS

* PER \$100 OF TAXABLE ASSESSMENT

✂ Detach and return the portion below with your payment ✂

PTR1



**Real Property Tax Levy
Annual Billing**

Bill Number
5117495

Property Description:
0.19 AC SC D PAR 1
ACTIVE REC AREA
TANYARD SPRINGS

Account Number	Fiscal Year	Annual Payment
3797-9024-2619	2026	13.05
Pay by Due Date to avoid Interest/Penalty. Make checks payable to Anne Arundel County.		No Later Than SEP 30, 2025



Credit card payments can only be made on-line and a convenience fee will be charged.

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TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
SUITE 110
POTOMAC, MD 20854

RETURN THIS ENTIRE LOWER PORTION WITH PAYMENT

208202630511749510000001305200000000000

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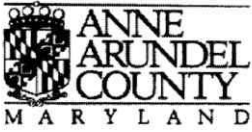
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Annual Billing
07/01/2025 - 06/30/2026
Fiscal Year 2026**

Office of Finance
Billing and Customer Service
P.O. Box 427
Annapolis, MD 21404-0427

TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
SUITE 110
POTOMAC, MD 20854

708
594440

Contact Information
Billing 410-222-1144
Assessment 410-974-5709
Hearing/Speech Impaired 711
Homeowner Credit (BALTO) 410-767-4433
Homeowner Credit (L.D.) 1-800-944-7403
Stormwater Fee (www.aarivers.org) 410-222-7536

Bill Number 5117535 Customer Number: 1179133

TAX DESCRIPTION	ASSESSMENT	TAX RATE	TAX/CHARGE
COUNTY REAL ESTATE TAX	2,400.00	.977 *	23.45
STATE OF MARYLAND REAL ESTATE	2,400.00	.112 *	2.69
		TOTAL TAX	26.14



Parcel: 3797-9024-5914
Property Description:
1.66 AC
OPEN SPACE
TANYARD SPRINGS
NOT A PRINCIPAL RESIDENCE

To View/Pay On-line:
www.aacounty.org

Current Year Taxable Assessment Data	
Land	2,400
Building	0
Total	2,400

Current Tax Rate Compared to Prior Year

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IMPORTANT
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SUB-TOTAL 26.14

TOTAL DUE 26.14

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PTR1



**Real Property Tax Levy
Annual Billing**

Bill Number
5117535

Property Description:
1.66 AC
OPEN SPACE
TANYARD SPRINGS

Account Number	Fiscal Year	Annual Payment
3797-9024-5914	2026	26.14
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SUITE 110
POTOMAC, MD 20854

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20820263051175354000002614600000000000

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Annual Billing
07/01/2025 - 06/30/2026**

Fiscal Year 2026

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Billing and Customer Service
P.O. Box 427
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TANYARD SPRINGS HMOWNRS ASSOC INC
ABARIS REALTY INC
7811 MONTROSE RD STE 110
POTOMAC, MD 20854

*708
594440*

Contact Information
Billing 410-222-1144
Assessment 410-974-5709
Hearing/Speech Impaired 711
Homeowner Credit (BALTO) 410-767-4433
Homeowner Credit (L.D.) 1-800-944-7403
Stormwater Fee (www.aarivers.org) 410-222-7536

Bill Number 5116779

Customer Number: 1135165

TAX DESCRIPTION	ASSESSMENT	TAX RATE	TAX/CHARGE
STORMWATER/WPRF16 HOA	1.00		363.14
		TOTAL TAX	363.14
SUB-TOTAL			363.14

Parcel: 3797-9023-1069
Property Description:
2.6049 ACRES
REC AREA
TANYARD SPRINGS SEC B
NOT A PRINCIPAL RESIDENCE

To View/Pay On-line:
www.aacounty.org

Current Year Taxable Assessment Data	
Land	0
Building	0
Total	0

Current Tax Rate Compared to Prior Year

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IMPORTANT
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TOTAL DUE **363.14**

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**Real Property Tax Levy
Annual Billing**

Bill Number
5116779

Property Description:
2.6049 ACRES
REC AREA
TANYARD SPRINGS SEC B

Account Number	Fiscal Year	Annual Payment
3797-9023-1069	2026	363.14
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ABARIS REALTY INC
7811 MONTROSE RD STE 110
POTOMAC, MD 20854

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Annual Billing
07/01/2025 - 06/30/2026
Fiscal Year 2026**

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TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
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POTOMAC, MD 20854

*708
594440*

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Bill Number 5116935

Customer Number: 1179133

TAX DESCRIPTION	ASSESSMENT	TAX RATE	TAX/CHARGE
STORMWATER/WPRF16 HOA	1.00		11.18
		TOTAL TAX	11.18
SUB-TOTAL			11.18

Parcel: 3797-9023-1447
Property Description:
3.54 ACS
OPEN SPACE
TANYARD SPRINGS SCB PH 6
NOT A PRINCIPAL RESIDENCE

To View/Pay On-line:
www.aacounty.org

Current Year Taxable Assessment Data	
Land	0
Building	0
Total	0

Current Tax Rate Compared to Prior Year

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TOTAL DUE 11.18

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**Real Property Tax Levy
Annual Billing**

Bill Number
5116935

Property Description:
3.54 ACS
OPEN SPACE
TANYARD SPRINGS SCB PH 6

Account Number	Fiscal Year	Annual Payment
3797-9023-1447	2026	11.18
Pay by Due Date to avoid Interest/Penalty. Make checks payable to Anne Arundel County.		No Later Than SEP 30, 2025



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SUITE 110
POTOMAC, MD 20854

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**Real Property Tax Levy
Annual Billing
07/01/2025 - 06/30/2026
Fiscal Year 2026**

Office of Finance
Billing and Customer Service
P.O. Box 427
Annapolis, MD 21404-0427

TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
SUITE 110
POTOMAC, MD 20854

108
594440

Contact Information
Billing 410-222-1144
Assessment 410-974-5709
Hearing/Speech Impaired 711
Homeowner Credit (BALTO) 410-767-4433
Homeowner Credit (L.D.) 1-800-944-7403
Stormwater Fee (www.aarivers.org) 410-222-7536

Bill Number 5117536

Customer Number: 1179133

TAX DESCRIPTION	ASSESSMENT	TAX RATE	TAX/CHARGE
COUNTY REAL ESTATE TAX	1,400.00	.977 *	13.68
STATE OF MARYLAND REAL ESTATE	1,400.00	.112 *	1.57
STORMWATER/WPRF16 HOA			1,152.28
		TOTAL TAX	1,167.53

Parcel: 3797-9024-5915
Property Description:
.99 AC
PRIVATE R.O.W.
TANYARD SPRINGS
NOT A PRINCIPAL RESIDENCE

**To View/Pay On-line:
www.aacounty.org**

Current Year Taxable
Assessment Data

Land	1,400
Building	0
Total	1,400

Current Tax Rate Compared to Prior Year

Current Rate - Prior Rate = Rate Change
.9770 - .9830 = -.0060

IMPORTANT
See notes on
reverse side

SUB-TOTAL 1,167.53

TOTAL DUE 1,167.53

PLEASE SEE REVERSE AND VISIT WWW.AARIVERS.ORG FOR IMPORTANT STORMWATER FEE INFORMATION.

KEEP ABOVE STATEMENT FOR YOUR RECORDS

* PER \$100 OF TAXABLE ASSESSMENT

✂ Detach and return the portion below with your payment ✂

PTR1



**Real Property Tax Levy
Annual Billing**

Bill Number
5117536

Property Description:
.99 AC
PRIVATE R.O.W.
TANYARD SPRINGS

Account Number	Fiscal Year	Annual Payment
3797-9024-5915	2026	1,167.53
Pay by Due Date to avoid Interest/Penalty. Make checks payable to Anne Arundel County.		No Later Than SEP 30, 2025



Credit card payments can only be made on-line and a convenience fee will be charged.

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TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
SUITE 110
POTOMAC, MD 20854

RETURN THIS ENTIRE LOWER PORTION WITH PAYMENT

20820263051175362000011675350000000000

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Annual Billing
07/01/2025 - 06/30/2026
Fiscal Year 2026**

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Stormwater Fee (www.aarivers.org) 410-222-7536

TANYARD SPRINGS HOMEOWNERS ASSOC I
ABARIS REALTY INC
7811 MONTROSE RD STE 110
POTOMAC, MD 20854

*708
594440*

Bill Number 5117199 Customer Number: 1135170

TAX DESCRIPTION	ASSESSMENT	TAX RATE	TAX/CHARGE
STORMWATER/WPRF16 HOA	1.00		397.72
		TOTAL TAX	397.72
SUB-TOTAL			397.72

Parcel: 3797-9023-4447
Property Description:
6.29 ACS
REC AREA
TANYARD SPRINGS SC A PAR
NOT A PRINCIPAL RESIDENCE

To View/Pay On-line:
www.aacounty.org

Current Year Taxable Assessment Data	
Land	0
Building	0
Total	0

Current Tax Rate Compared to Prior Year

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IMPORTANT
See notes on
reverse side

TOTAL DUE 397.72

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**Real Property Tax Levy
Annual Billing**

Bill Number
5117199

Property Description:
6.29 ACS
REC AREA
TANYARD SPRINGS SC A PAR

Account Number	Fiscal Year	Annual Payment
3797-9023-4447	2026	397.72
Pay by Due Date to avoid Interest/Penalty. Make checks payable to Anne Arundel County.		No Later Than SEP 30, 2025



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TANYARD SPRINGS HOMEOWNERS ASSOC I
ABARIS REALTY INC
7811 MONTROSE RD STE 110
POTOMAC, MD 20854

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20820263051171999000003977290000000000

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Annual Billing
07/01/2025 - 06/30/2026
Fiscal Year 2026**

Office of Finance
Billing and Customer Service
P.O. Box 427
Annapolis, MD 21404-0427

TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
SUITE 110
POTOMAC, MD 20854

708
591440

Contact Information
Billing 410-222-1144
Assessment 410-974-5709
Hearing/Speech Impaired 711
Homeowner Credit (BALTO) 410-767-4433
Homeowner Credit (L.D.) 1-800-944-7403
Stormwater Fee (www.aarivers.org) 410-222-7536

Bill Number 5116191

Customer Number: 1179133

TAX DESCRIPTION	ASSESSMENT	TAX RATE	TAX/CHARGE
COUNTY REAL ESTATE TAX	6,000.00	.977 *	58.62
STATE OF MARYLAND REAL ESTATE	6,000.00	.112 *	6.72
STORMWATER/WPRF16 HOA			23.09
		TOTAL TAX	88.43

Parcel: 3797-9022-3423
Property Description:
6.022 ACRES
OPEN SPACE
TANYARD SPRINGS
NOT A PRINCIPAL RESIDENCE

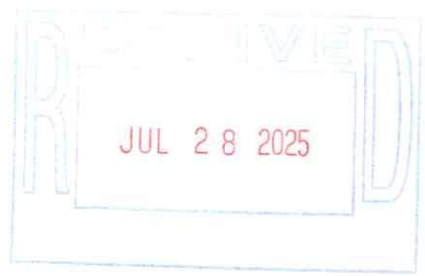
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Current Year Taxable
Assessment Data

Land	6,000
Building	0
Total	6,000

Current Tax Rate Compared to Prior Year

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SUB-TOTAL 88.43

TOTAL DUE 88.43

IMPORTANT
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PTR1



**Real Property Tax Levy
Annual Billing**

Bill Number
5116191

Property Description:
6.022 ACRES
OPEN SPACE
TANYARD SPRINGS

Account Number	Fiscal Year	Annual Payment
3797-9022-3423	2026	88.43
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TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
SUITE 110
POTOMAC, MD 20854

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208202630511619170000008843500000000000

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Annual Billing
07/01/2025 - 06/30/2026
Fiscal Year 2026**

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P.O. Box 427
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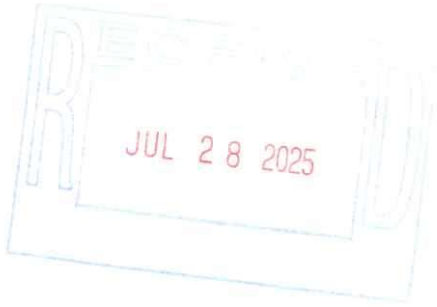
*708
594440*

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Stormwater Fee (www.aarivers.org) 410-222-7536

Bill Number 5117363

Customer Number: 1179133

TAX DESCRIPTION	ASSESSMENT	TAX RATE	TAX/CHARGE
STORMWATER/WPRF16 HOA	1.00		435.17
		TOTAL TAX	435.17
SUB-TOTAL			435.17



Parcel: 3797-9024-1885
Property Description:
3,052 SF SC C
PRIVATE R/W
AMENDED TANYARD SPRINGS
NOT A PRINCIPAL RESIDENCE

To View/Pay On-line:
www.aacounty.org

Current Year Taxable Assessment Data	
Land	0
Building	0
Total	0

Current Tax Rate Compared to Prior Year

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IMPORTANT
See notes on reverse side

TOTAL DUE 435.17

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PTR1



**Real Property Tax Levy
Annual Billing**

Bill Number
5117363

Property Description:
3,052 SF SC C
PRIVATE R/W
AMENDED TANYARD SPRINGS

Account Number	Fiscal Year	Annual Payment
3797-9024-1885	2026	435.17
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POTOMAC, MD 20854

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20820263051173631000004351720000000000

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ABARIS REALTY INC
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*708
5944X0*

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Customer Number: 1135167

TAX DESCRIPTION	ASSESSMENT	TAX RATE	TAX/CHARGE
STORMWATER/WPRF16 HOA	1.00		3,495.34
		TOTAL TAX	3,495.34
SUB-TOTAL			3,495.34

Parcel: 3797-9023-1448
Property Description:
2.97 ACS
PRIVATE R/W
TANYARD SPRINGS SCB PH 6
NOT A PRINCIPAL RESIDENCE

**To View/Pay On-line:
www.aacounty.org**

Current Year Taxable Assessment Data	
Land	0
Building	0
Total	0

Current Tax Rate Compared to Prior Year

Current Rate - Prior Rate = Rate Change
.9770 - .9830 = -.0060

IMPORTANT
See notes on
reverse side

TOTAL DUE 3,495.34

PLEASE SEE REVERSE AND VISIT WWW.AARIVERS.ORG FOR IMPORTANT STORMWATER FEE INFORMATION.

KEEP ABOVE STATEMENT FOR YOUR RECORDS

* PER \$100 OF TAXABLE ASSESSMENT

✂ Detach and return the portion below with your payment ✂

PTR1



**Real Property Tax Levy
Annual Billing**

Bill Number
5116936

Property Description:
2.97 ACS
PRIVATE R/W
TANYARD SPRINGS SCB PH 6

Account Number	Fiscal Year	Annual Payment
3797-9023-1448	2026	3,495.34
Pay by Due Date to avoid Interest/Penalty. Make checks payable to Anne Arundel County.		No Later Than SEP 30, 2025



Credit card payments can only be made on-line and a convenience fee will be charged.

To View/Pay on-line: www.aacounty.org

TANYARD SPRINGS HOWNRS ASSOC INC
ABARIS REALTY INC
7811 MONTROSE RD STE 110
POTOMAC, MD 20854

RETURN THIS ENTIRE LOWER PORTION WITH PAYMENT

20820263051169365000034953480000000000

IMPORTANT INFORMATION - *Please Read Carefully*

PURSUANT TO §4-202.1(H)(1)(II) OF THE ENVIRONMENT ARTICLE OF THE STATE CODE, THE STORMWATER REMEDIATION FEE IS A LOCAL GOVERNMENT FEE ESTABLISHED IN RESPONSE TO FEDERAL STORMWATER MANAGEMENT REQUIREMENTS. THE FEDERAL REQUIREMENTS ARE DESIGNED TO PREVENT LOCAL SOURCES OF POLLUTION FROM REACHING LOCAL WATERWAYS.

THE STATE CODE AUTHORIZED, BUT DID NOT REQUIRE, THE COUNTY TO IMPOSE A NEW FEE ON THE PUBLIC. THE AMOUNT OF THE FEE CHARGED ON THIS BILL WAS DECIDED BY THE ANNE ARUNDEL COUNTY COUNCIL PURSUANT TO LOCAL ORDINANCE No. 2-13.

IF YOUR REAL PROPERTY TAXES ARE PAID THROUGH A LENDING AGENCY/MORTGAGE SERVICE, THIS IS THE ONLY BILL THAT YOU WILL RECEIVE.
IF YOU PAY YOUR REAL PROPERTY TAXES YOURSELF, AND ARE ELIGIBLE FOR THE SEMI-ANNUAL PAYMENT OPTIONS, YOU WILL RECEIVE A SEMI-ANNUAL SECOND INSTALLMENT REMINDER BILLING IN DECEMBER.

Please include your 12-digit account number on all payments and mail your **PAYMENTS ONLY** to:

Anne Arundel County
Office of Finance
P.O. Box 17003
Baltimore, MD 21297-1003

or

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- The **NAME, ADDRESS, PROPERTY DESCRIPTION** and **ASSESSMENT** shown on this bill were certified to us by the State Department of Assessments and Taxation. Any questions regarding these items including any **MAILING ADDRESS CHANGES** should be directed to:
Supervisor of Assessments for Anne Arundel County
45 Calvert Street - 3rd Floor
Annapolis, MD 21401
- All other **INQUIRIES** or **CORRESPONDENCE** should be mailed to:
Anne Arundel County Office of Finance
Billing and Customer Service
P.O. Box 427
Annapolis, MD 21404-0427
or
E-mail to: custserv@aacounty.org
- A property tax relief program is available to homeowners with various income levels and meeting certain other requirements. Applications for the Homeowner's Tax Credit must be filed on or before September 1. To obtain applications and for further information, please contact:
State Department of Assessments and Taxation
301 West Preston Street, Room 900
Baltimore, MD 21201
1-800-944-7403
- Real Property Homeowner's Tax Credits are set forth under the provision of Section 14-509 of the Tax Property Article, Annotated Code of Maryland. Within thirty days from the determination date, you may appeal the decision to the Property Tax Assessment Appeal Board of Anne Arundel County, P.O. Box 2700, Annapolis, MD 21404-2700.
- There is a complete exemption from real property taxes on the dwelling house owned by a Disabled American Veteran or their surviving spouse, where there is a service-connected disability which is 100% disabling and permanent in character. For further information, please call your local assessment office at 410-974-5709.
- There are several County tax credits available including Public Safety Officer, Solar Energy, Agricultural Land and Disabled or Fallen Law Enforcement Officers and Rescue Workers. Applications are on the County website at www.aacounty.org/departments/finance/forms-and-publications/. Additional information about County tax credits is available in the County Code on the County website at www.aacounty.org or by calling Customer Service at 410-222-1144.
- Information on Maryland Homestead and Homeowner's Tax Credits is available at www.dat.maryland.gov.
- **Payments must be received by COUNTY CASHIERS by the DUE DATE. Anne Arundel County cannot be responsible for delays in mail delivery.**
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- Your cancelled check is your receipt.
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Please see enclosed flyer for additional information.



**Real Property Tax Levy
Annual Billing
07/01/2025 - 06/30/2026
Fiscal Year 2026**

Office of Finance
Billing and Customer Service
P.O. Box 427
Annapolis, MD 21404-0427

TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
SUITE 110
POTOMAC, MD 20854

208
594440

Contact Information

Billing 410-222-1144
Assessment 410-974-5709
Hearing/Speech Impaired 711
Homeowner Credit (BALTO) 410-767-4433
Homeowner Credit (L.D.) 1-800-944-7403
Stormwater Fee (www.aarivers.org) 410-222-7536

Bill Number 5116780

Customer Number: 1179133

TAX DESCRIPTION	ASSESSMENT	TAX RATE	TAX/CHARGE
STORMWATER/WPRF16 HOA	1.00		653.96
		TOTAL TAX	653.96
SUB-TOTAL			653.96

Parcel: 3797-9023-1070
Property Description:
OPEN SPACE
OPEN SPACE
TANYARD SPRINGS SEC B
NOT A PRINCIPAL RESIDENCE

To View/Pay On-line:
www.aacounty.org

Current Year Taxable Assessment Data	
Land	0
Building	0
Total	0

Current Tax Rate Compared to Prior Year

Current Rate - Prior Rate = Rate Change
.9770 - .9830 = -.0060

JUL 28 2025

IMPORTANT
See notes on reverse side

TOTAL DUE 653.96

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PTR1



**Real Property Tax Levy
Annual Billing**

Bill Number
5116780

Property Description:
OPEN SPACE
OPEN SPACE
TANYARD SPRINGS SEC B

Account Number	Fiscal Year	Annual Payment
3797-9023-1070	2026	653.96
Pay by Due Date to avoid Interest/Penalty. Make checks payable to Anne Arundel County.		No Later Than SEP 30, 2025



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SUITE 110
POTOMAC, MD 20854

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INVOICE

Invoice #: M41962718
Customer Id: C-00542
Invoice Date: 07/17/2025
Due Date: 08/11/2025

Power Systems Electric Corporation
603-1 Dover Rd
Rockville, MD 20850-1282
Ph: 301-279-6777

Bill To:
Tanyard Springs HOA - c/o Abaris Realty, Inc.
7811 Montrose Road, Suite #10
Potomac, MD 20854

Ship To:
Tanyard Springs HOA - Entrance
Tanyard Springs Lane & Marley Neck Boulevard
Glen Burie, MD 21060

Thank you for the opportunity to be of service! *Finance charges of 2% per month may be applied to past due balances.*

Reference #: XN1376939 Terms: NET25

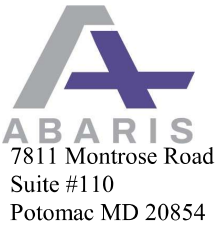
Furnished necessary labor and materials to perform the following electrical work:

Tanyard Springs Lane and Marley Neck Boulevard:

* Accessed the clock tower, located a button style photocell at the rear just outside the access hatch, covered the photocell, gained access into the hatch of the tower and confirmed the two top U-shape fluorescent lamps behind the actual clock face illuminated and the two bottom U-shape fluorescent lamps were inoperable as reported. Removed the two inoperable lamps and replaced with two new lamps from customer stock inside the tower to restore full proper illumination of the clock. Also loosened the hardware and clips for the clock face and rotated the clock face to center properly for the time display. Inside the tower access, located an old mechanical timer, tested and determined it was defective. Removed the existing timer and replaced with a new 1900 box, Intermatic Astronomical timer switch and cover plate. Made necessary wiring connections and programmed the new timer for operation with Dusk and Dawn, tested and confirmed proper operation of the accent lighting within the tower ceiling.

Tested and found all equipment as listed above to be operating properly upon completion of repairs.

Description	Amount
Labor	\$646.00
Parts	\$269.08
Subtotal	\$915.08
Total	\$915.08



Invoice

Date	Invoice #	Due Date
5/31/2025	10001	5/31/2025

Community
TANYARD SPRINGS

Quantity	Description	Unit Cost	Total
1	Copy & Printing - Black & White	25.20	25.20
1	Postage - USPS - Standard	49.68	49.68
1	CC Reimbursement: Website Domain Name Registration	89.04	89.04

Total	\$163.92
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Invoice

Date	Invoice #	Due Date
6/30/2025	10521	6/30/2025

Community
TANYARD SPRINGS
Community Mailers Sent

SouthData Invoi...	Description	Quantity	Unit Price	Total
6/4/2025	Supplies: Labels	14	0.05	0.70
6/9/2025	Supplies: Labels	1	0.05	0.05
6/13/2025	Supplies: Labels	4	0.05	0.20
6/16/2025	Supplies: Labels	3	0.05	0.15
6/20/2025	Supplies: Labels	40	0.05	2.00
6/19/2025	Supplies: Labels	4	0.05	0.20
6/19/2025	Supplies: Labels	1	0.05	0.05
6/23/2025	Supplies: Labels	1	0.05	0.05
6/4/2025	Printing - B/W Copies	14	0.15	2.10
6/9/2025	Printing - B/W Copies	2	0.15	0.30
6/13/2025	Printing - B/W Copies	7	0.15	1.05
6/16/2025	Printing - B/W Copies	18	0.15	2.70
6/20/2025	Printing - B/W Copies	40	0.15	6.00
6/19/2025	Printing - B/W Copies	24	0.15	3.60
6/19/2025	Printing - B/W Copies	1	0.15	0.15
6/23/2025	Printing - B/W Copies	6	0.15	0.90
6/4/2025	Supplies: Envelopes - Standard	14	0.10	1.40
6/9/2025	Supplies: Envelopes - Standard	1	0.10	0.10
6/13/2025	Supplies: Envelopes - Standard	4	0.10	0.40
6/16/2025	Supplies: Envelopes - Standard	3	0.10	0.30
6/20/2025	Supplies: Envelopes - Standard	40	0.10	4.00
6/19/2025	Supplies: Envelopes - Standard	1	0.10	0.10
6/19/2025	Supplies: 9x12 Envelope	4	0.25	1.00
6/23/2025	Supplies: 9x12 Envelope	1	0.25	0.25
6/19/2025	Billing Statements	568	0.50	284.00
6/4/2025	Postage - USPS, UPS and/or FEDEX	1	11.14	11.14
6/9/2025	Postage - USPS, UPS and/or FEDEX	1	0.80	0.80
6/13/2025	Postage - USPS, UPS and/or FEDEX	1	3.20	3.20
6/16/2025	Postage - USPS, UPS and/or FEDEX	1	5.64	5.64
6/19/2025	Postage - USPS, UPS and/or FEDEX	1	421.94	421.94
6/20/2025	Postage - USPS, UPS and/or FEDEX	1	31.82	31.82
6/19/2025	Postage - USPS, UPS and/or FEDEX	1	7.53	7.53
6/19/2025	Postage - USPS, UPS and/or FEDEX	1	0.80	0.80
6/23/2025	Postage - USPS, UPS and/or FEDEX	1	1.88	1.88

Total	\$796.50
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ABARIS REALTY, INC.

CHECK REQUEST

Project Name: Tanyard Springs Date: 7-28-25

Payable To: Kaithyn Ambush

Amount: \$ 250 (Attached Invoice or Bill)

For: Board meeting minutes 7-8-25

Requested/Approved By: SHA Return To: KA

Account No.: 50460



C.W.R., Incorporated
 PO Box 599
 Beltsville, MD 20704
 3019371733
 ar@cwr.solutions

Invoice 00008907

BILL TO

Tanyard Springs HOA
 C/o Abaris Realty
 7811 Montrose Road, Suite
 110
 Potomac, MD 20854

DATE 07/20/2025	PLEASE PAY \$1,140.00	DUE DATE 08/19/2025
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DATE	ACTIVITY	AMOUNT
06/01/2025	Event Cleaning (M) 2 Events	380.00
06/08/2025	Event Cleaning (M)	190.00
06/15/2025	Event Cleaning (M)	190.00
06/22/2025	Event Cleaning (M)	190.00
06/29/2025	Event Cleaning (M)	190.00

We appreciate your continued business.

SUBTOTAL	1,140.00
TAX	0.00
TOTAL	1,140.00

TOTAL DUE \$1,140.00

THANK YOU.



Pet Waste Eliminator
13280 Northwest Fwy, Ste F356
Houston, TX 77040
BFT, LP Fed ID: 76-0136019
Phone No: 1-800-790-8896
Fax No: 1-888-899-0094
acctg@PetWasteEliminator.com

INVOICE

ORDER NUMBER	INVOICE DATE	INVOICE NO.
3100948-000	7/14/25	43439829
CUSTOMER PO		CUSTOMER NO.
		487336
TERMS		
Net 30 Days		
SHIP VIA		
Fedex - Ground		

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TANYARD SPRINGS HOA
 C/O ABARIS REALTY, INC
 7811 MONTROSE RD #110
 POTOMAC, MD 20854
 United States of America
 4103604018

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T
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TANYARD SPRINGS HOA
 OFFICE
 6920 HERITAGE XING
 GLEN BURNIE, MD 21060-8466
 United States of America

Ordered By: MARK MOORMAN

Ord Date: 7/14/25

ORDERED	SHIPPED	BACK ORDERED	U/M	ITEM NO./ DESCRIPTION	AMOUNT
30000.00	30000.00	.00	EA	E40 PET WASTE ELIMINATOR BAGS 200/RL, 50% RECYCLED HDPE, 35%	1020.00
1000.00	1000.00	.00	EA	E35 TRASH CAN LINERS E10's 19.5"w X 36"l 50/BX, Black * SHIPMENT 1 OF 4 *	340.00
SUBTOTAL					
SHIPPING & HANDLING		TAX		TOTAL	PRE-PAID AMOUNT
1360.00		.00		1441.60	.00
					BALANCE DUE
					1441.60

Thank You! We appreciate your business!
 PLEASE PAY FROM THIS INVOICE.

PLEASE DETACH THIS PORTION AND RETURN WITH YOUR PAYMENT
 DO NOT TAPE, STAPLE, PAPERCLIP OR USE ANY OTHER FASTENER

REMITTANCE ADDRESS

Pet Waste Eliminator
 P.O. BOX 4422
 HOUSTON, TX 77210-4422

TANYARD SPRINGS HOA
 TANYARD SPRINGS HOA

INVOICE DATE	INVOICE NO.
7/14/25	43439829
CUSTOMER NUMBER	ORDER NUMBER
487336	3100948-000
TOTAL DUE	1441.60
Amount Enclosed	



**Real Property Tax Levy
Annual Billing
07/01/2025 - 06/30/2026
Fiscal Year 2026**

Office of Finance
Billing and Customer Service
P.O. Box 427
Annapolis, MD 21404-0427

TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
SUITE 110
POTOMAC, MD 20854

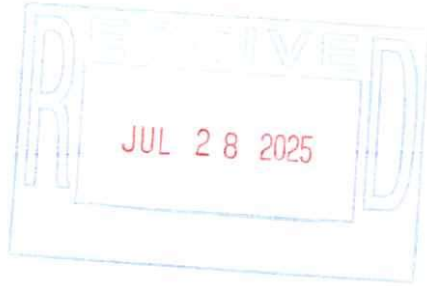
*708
59440*

Contact Information
Billing 410-222-1144
Assessment 410-974-5709
Hearing/Speech Impaired 711
Homeowner Credit (BALTO) 410-767-4433
Homeowner Credit (L.D.) 1-800-944-7403
Stormwater Fee (www.aarivers.org) 410-222-7536

Bill Number 5116467

Customer Number: 1179133

TAX DESCRIPTION	ASSESSMENT	TAX RATE	TAX/CHARGE
STORMWATER/WPRF16 HOA	1.00		3,591.16
		TOTAL TAX	3,591.16
SUB-TOTAL			3,591.16



Parcel: 3797-9022-8313
Property Description:
17.33 ACS
OPEN SPACE
TANYARD SPRINGS
NOT A PRINCIPAL RESIDENCE

To View/Pay On-line:
www.aacounty.org

Current Year Taxable Assessment Data	
Land	0
Building	0
Total	0

Current Tax Rate Compared to Prior Year

Current Rate - Prior Rate = Rate Change
.9770 - .9830 = -.0060

IMPORTANT
See notes on reverse side

TOTAL DUE 3,591.16

PLEASE SEE REVERSE AND VISIT WWW.AARIVERS.ORG FOR IMPORTANT STORMWATER FEE INFORMATION.

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* PER \$100 OF TAXABLE ASSESSMENT

✂ Detach and return the portion below with your payment ✂

PTR1



**Real Property Tax Levy
Annual Billing**

Bill Number
5116467

Property Description:

17.33 ACS
OPEN SPACE
TANYARD SPRINGS

Account Number	Fiscal Year	Annual Payment
3797-9022-8313	2026	3,591.16
Pay by Due Date to avoid Interest/Penalty. Make checks payable to Anne Arundel County.		No Later Than SEP 30, 2025



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TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
SUITE 110
POTOMAC, MD 20854

RETURN THIS ENTIRE LOWER PORTION WITH PAYMENT

20820263051164671000035911610000000000

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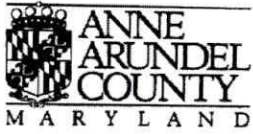
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- Failure to make full payment by March may result in your property being included in the County's June Tax Sale process.

Please see enclosed flyer for additional information.



**Real Property Tax Levy
Annual Billing
07/01/2025 - 06/30/2026
Fiscal Year 2026**

Office of Finance
Billing and Customer Service
P.O. Box 427
Annapolis, MD 21404-0427

TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
SUITE 110
POTOMAC, MD 20854

*708
594440*

Contact Information
Billing 410-222-1144
Assessment 410-974-5709
Hearing/Speech Impaired 711
Homeowner Credit (BALTO) 410-767-4433
Homeowner Credit (L.D.) 1-800-944-7403
Stormwater Fee (www.aarivers.org) 410-222-7536

Bill Number 5117494

Customer Number: 1179133

TAX DESCRIPTION	ASSESSMENT	TAX RATE	TAX/CHARGE
STORMWATER/WPRF16 HOA	1.00		171.10
		TOTAL TAX	171.10
SUB-TOTAL			171.10

Parcel: 3797-9024-2618
Property Description:
6.38 AC SC D PAR 1
OPEN SPACE/ REC AREA E
TANYARD SPRINGS
NOT A PRINCIPAL RESIDENCE

To View/Pay On-line:
www.aacounty.org

Current Year Taxable Assessment Data	
Land	0
Building	0
Total	0

Current Tax Rate Compared to Prior Year

Current Rate - Prior Rate = Rate Change
.9770 - .9830 = -.0060

IMPORTANT
See notes on reverse side

TOTAL DUE **171.10**

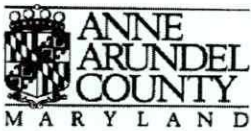
PLEASE SEE REVERSE AND VISIT WWW.AARIVERS.ORG FOR IMPORTANT STORMWATER FEE INFORMATION.

KEEP ABOVE STATEMENT FOR YOUR RECORDS

* PER \$100 OF TAXABLE ASSESSMENT

✂ Detach and return the portion below with your payment ✂

PTR1



**Real Property Tax Levy
Annual Billing**

Bill Number
5117494

Property Description:
6.38 AC SC D PAR 1
OPEN SPACE/ REC AREA E
TANYARD SPRINGS

Account Number	Fiscal Year	Annual Payment
3797-9024-2618	2026	171.10
Pay by Due Date to avoid Interest/Penalty. Make checks payable to Anne Arundel County.		No Later Than SEP 30, 2025



Credit card payments can only be made on-line and a convenience fee will be charged.

To View/Pay on-line: www.aacounty.org

TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
SUITE 110
POTOMAC, MD 20854

RETURN THIS ENTIRE LOWER PORTION WITH PAYMENT

2082026305117494400000171108000000000000

IMPORTANT INFORMATION - *Please Read Carefully*

PURSUANT TO §4-202. 1(H)(I)(II) OF THE ENVIRONMENT ARTICLE OF THE STATE CODE, THE STORMWATER REMEDIATION FEE IS A LOCAL GOVERNMENT FEE ESTABLISHED IN RESPONSE TO FEDERAL STORMWATER MANAGEMENT REQUIREMENTS. THE FEDERAL REQUIREMENTS ARE DESIGNED TO PREVENT LOCAL SOURCES OF POLLUTION FROM REACHING LOCAL WATERWAYS.

THE STATE CODE AUTHORIZED, BUT DID NOT REQUIRE, THE COUNTY TO IMPOSE A NEW FEE ON THE PUBLIC. THE AMOUNT OF THE FEE CHARGED ON THIS BILL WAS DECIDED BY THE ANNE ARUNDEL COUNTY COUNCIL PURSUANT TO LOCAL ORDINANCE No. 2-13.

IF YOUR REAL PROPERTY TAXES ARE PAID THROUGH A LENDING AGENCY/MORTGAGE SERVICE, THIS IS THE ONLY BILL THAT YOU WILL RECEIVE.
IF YOU PAY YOUR REAL PROPERTY TAXES YOURSELF, AND ARE ELIGIBLE FOR THE SEMI-ANNUAL PAYMENT OPTIONS, YOU WILL RECEIVE A SEMI-ANNUAL SECOND INSTALLMENT REMINDER BILLING IN DECEMBER.

Please include your 12-digit account number on all payments and mail your **PAYMENTS ONLY** to:

Anne Arundel County
Office of Finance
P.O. Box 17003
Baltimore, MD 21297-1003

or

To View/Pay On-line: www.aacounty.org

- If a lending agency pays your taxes, forward this entire bill to them promptly unless you have been advised by them to the contrary
- The **NAME, ADDRESS, PROPERTY DESCRIPTION** and **ASSESSMENT** shown on this bill were certified to us by the State Department of Assessments and Taxation. Any questions regarding these items including any **MAILING ADDRESS CHANGES** should be directed to:
Supervisor of Assessments for Anne Arundel County
45 Calvert Street - 3rd Floor
Annapolis, MD 21401
- All other **INQUIRIES** or **CORRESPONDENCE** should be mailed to:
Anne Arundel County Office of Finance
Billing and Customer Service
P.O. Box 427
Annapolis, MD 21404-0427
or
E-mail to: custserv@aacounty.org
- A property tax relief program is available to homeowners with various income levels and meeting certain other requirements. Applications for the Homeowner's Tax Credit must be filed on or before September 1. To obtain applications and for further information, please contact:
State Department of Assessments and Taxation
301 West Preston Street, Room 900
Baltimore, MD 21201
1-800-944-7403
- Real Property Homeowner's Tax Credits are set forth under the provision of Section 14-509 of the Tax Property Article, Annotated Code of Maryland. Within thirty days from the determination date, you may appeal the decision to the Property Tax Assessment Appeal Board of Anne Arundel County, P.O. Box 2700, Annapolis, MD 21404-2700.
- There is a complete exemption from real property taxes on the dwelling house owned by a Disabled American Veteran or their surviving spouse, where there is a service-connected disability which is 100% disabling and permanent in character. For further information, please call your local assessment office at 410-974-5709.
- There are several County tax credits available including Public Safety Officer, Solar Energy, Agricultural Land and Disabled or Fallen Law Enforcement Officers and Rescue Workers. Applications are on the County website at www.aacounty.org/departments/finance/forms-and-publications/. Additional information about County tax credits is available in the County Code on the County website at www.aacounty.org or by calling Customer Service at 410-222-1144.
- Information on Maryland Homestead and Homeowner's Tax Credits is available at www.dat.maryland.gov.
- **Payments must be received by COUNTY CASHIERS by the DUE DATE. Anne Arundel County cannot be responsible for delays in mail delivery.**
- There will be a \$25.00 fee for any returned check.
- Your cancelled check is your receipt.
- Failure to receive a tax bill does not relieve you of your liability to pay taxes or interest and penalties.
- Failure to make full payment by March may result in your property being included in the County's June Tax Sale process.

Please see enclosed flyer for additional information.



TANYARD SPRINGS HOA

Primary Phone: 410-360-4038
Account Number: 652-488-208-0001-64
Bill Date: July 21, 2025



Get answers fast

- Visit verizon.com/business
- Call 1.800.Verizon (1.800.837.4966)

July 25
708

51090 JUL 30 2025

Your payment is due:

\$568.59

Total Due by August 20



This month's charges

Internet, TV & Phone Bundle	\$284.00
Services, Equipment & Discounts	\$161.00
Your One-Time Activities	\$5.00
Fees & Other Charges	\$118.59
Total Due by August 20	\$568.59



Offers & benefits

Increase productivity

Reduce cybersecurity risks, too. Get Business Internet Secure to help safeguard your devices by blocking access to malicious websites and restricting access to social media and other categories. Visit verizon.com/businessinternetsecure

Get Digital Ready

Verizon Small Business Digital Ready gives small businesses like yours personalized tools to help you succeed in today's digital world. Get access to learning modules, expert coaching, peer networking, grant opportunities and more. To learn more, visit verizon.com/smallbusinessdigitalready

Return only this stub with your payment. We will not review or honor other written notifications. Visit verizon.com.

Account Number: 652-488-208-0001-64

Total Due by Aug 20, 2025:

\$568.59 072125

Make check payable to Verizon



0005390 01 AV 0.593 KM072111 0028 XX
TANYARD SPRINGS HOA
SPRINGS
7811 MONTROSE RD
POTOMAC MD 20854-3363

\$

568.59

VERIZON
PO BOX 16801
NEWARK NJ 07101-6801



V5 652488208000164 00000000000 000000568592

Use My Business

Save time. Add services. Pay bills. Manage most account needs online. Learn more at verizon.com/my-business

Your Discounts

	Price	Your Discounts	Amount You Pay
Bundle			
Fios Internet 100M/100M - 2YR	99.00		
Custom TV Sports & News - Public	80.00		
Business Digital Voice Premium Line 3 @ \$35	105.00		
Bundle Price	\$284.00		
Services & Equipment Discounts			
Fios TV 2Yr Discount		-15.00	
Discounts This Month		-\$15.00	

TV Discount.

Discounts have been applied to the Total Due shown on page 1.

FCC Mandatory Video Information

Fios TV Package	
TV Package & Programming Fees*	\$87.44
Custom TV Sports & News - Public	80.00
Broadcast Fee**	16.49
Regional Sports Network Fee**	5.95
Premiums, Internationals & Others	.00
PPV, VOD Rentals & Purchases	.00
Fios TV Discount(s)	-15.00

* In compliance with FCC rule 47 CFR Sec. 76.310 "All-In" video pricing requirement

** if applicable

For more details, see page-3

Frequently Asked Questions

Why does my bill fluctuate?

Your bill amount fluctuates when you:

- Request a change to your service
- Purchase or rent movies
- Use directory assistance
- Make calls outside of your calling plan
- Receive a promotional credit
- Lose a promotional credit
- Receive a price change

- Visit verizon.com/business
- Call 1.800.Verizon (1.800.837.4966)

Details of Payments

Payments

Previous Balance	569.93	
Payment Received - Thank You	-569.93	7/2
Balance Forward	\$0.00	

Details of Charges

Includes discounts shown on page 2.

Internet, TV & Phone Bundle

Your monthly price.

Your Solutions for Business bundle includes:

- Fios Internet 100M/100M - 2YR
- Custom TV Sports & News - Public
- 3 Business Digital Voice Lines

Bundle Price **\$284.00** 7/22 - 8/21

Services, Equipment & Discounts

Equipment and additional services to personalize your Fios service.

Services

CustoPAK Line - Unrestricted Intercommunication (410-360-4038)	48.12
CustoPAK Line - Unrestricted Exchange Access (410-360-4038)	7.88
CustoPAK Term 24 Months (410-360-4048)	40.00
CustoPAK Term 24 Months (410-360-3397)	40.00

Equipment

Rent: Digital Adapter 5 @ 8 40.00

Discounts

Fios TV 2Yr Discount -15.00

Subtotal **\$161.00** 7/22 - 8/21

Your One-Time Activities

Charges that vary monthly based on your account activity.

VLD FirmRate Advantage Shortfall Charge 5.00 7/22

Fees & Other Charges

Includes both Verizon fees and governmental taxes and fees. For details, visit verizon.com/taxesandfees.

Taxes, Governmental Fees & Surcharges

MD Local Excise Tax	20.65
Telecommunications Access of MD Fee	.18
MD State Sales Tax	2.40
Federal Excise Tax	.68
MD 988 Fee	1.50
MD 911 Fee	7.50

Verizon Surcharges & Fees

MD Gross Receipts Tax Surcharge	5.93
Federal Universal Service Fee	31.66
Video Franchise Fee	6.76
PEG Grant Fee	.98
Regulatory Recovery Fee - Federal	.10



Primary Phone: 410-360-4038
Account Number: 652-488-208-0001-64
Bill Date: July 21, 2025

Fees & Other Charges continued

Federal Subscriber Line ChargeMulti Line	19.20
Federal Subscriber Line ChargeCredit	-10.80
Federal Access Recovery Charge	3.51
VLD Carrier Cost Recovery Charge	.72
VLD Long Distance Access Charge	3.70
VLD Long Distance Administrative Charge	1.48
Fios TV Broadcast Fee	16.49
Regional Sports Network Fee	5.95
Subtotal	\$118.59

Total Due **\$568.59**



- Visit [verizon.com/business](https://www.verizon.com/business)
- Call 1.800.Verizon (1.800.837.4966)

Important

Fios TV Term Plan

Your Fios TV service is based on a 2-year auto-renewal Term Plan, with the final date of the term listed below.
Custom TV Sports & News - Public Commitment Period thru Jan 20, 2023

FUSF Fee Changes July 1, 2025

Your Federal Universal Service Fund (FUSF) fee may change on July 1, 2025. Authorized and reviewed quarterly by the Federal Communications Commission (FCC), the FUSF funds programs to keep local telephone rates affordable for all customers and provides discounts to schools, libraries, rural health care providers, and low-income families.

Notice Regarding Disclosure of Billing Name and Address to Third Parties

If you accept any collect or bill-to-third party calls to your local telephone number, Federal Communications Commission (FCC) rules and regulations require that Verizon disclose your billing name and address (BNA) to other telecommunications providers and their authorized billing and collection agents. You have the right to request that Verizon not disclose your BNA. You may make this request by contacting Verizon at 1.800.Verizon (1.800.837.4966). Even if you have an unlisted or non-published telephone number, you must still contact Verizon to make a request to withhold disclosure of your BNA. If you do not contact Verizon within 30 days after the first time you receive this notice, Verizon will presume that you consent to the disclosure of your BNA to other telecommunications providers and their authorized billing and collection agents.

Caller ID Blocking and Automatic Number Identification

Caller ID Blocking - You can prevent the display of your telephone number on a Caller ID phone with these options:

- Per-Call Blocking - To block your number on a per call basis, press *67 before making a call (1167 on a rotary phone). There is no charge for this using this option.
- Line Blocking - You may order per line blocking in states where it's available to block your number for all outgoing calls. You can press *82 before a call to allow your number to display on that call (1182 on a rotary phone).

Automatic Number Identification - When you call 911, or dial 800, 888, 877, 866, 855, 844, 833 and other toll free numbers, the party you call can identify your telephone number using a network technology called Automatic Number Identification (ANI). Caller ID blocking may not prevent the people who answer such calls from seeing your phone number and name. Federal Communications Commission (FCC) rules do prevent parties that are assigned toll free numbers from reusing or selling the telephone numbers identified through ANI without the subscriber's consent.

Customer Notices

Your Choices to Limit Use and Sharing of Information for Marketing

You have choices about Verizon's use and sharing of certain information for the purpose of marketing new services to you. Verizon offers a full range of services, such as television, telematics, high-speed internet, video, and local and long distance services.

Unless you notify us as explained below, we may use or share your information beginning 30 days after the first time we notify you of this policy. Your choice will remain valid until you

notify us that you wish to change it, which you have the right to do at any time. Verizon protects your information and your choices won't affect the provision of any services you currently have with us.

- Customer Proprietary Network Information

Customer Proprietary Network Information (CPNI) is information available to us solely by virtue of our relationship with you that relates to the type, quantity, destination, technical configuration, location, and amount of use of the telecommunications and interconnected VoIP services you purchase from us, as well as related billing information.

We may use and share your CPNI among our affiliates and agents to offer you services that are different from the services you currently purchase from us. If you don't want us to use or share your CPNI with our affiliates and agents for this purpose, let us know by calling us any time at 1.866.483.9700.

- Information about Your Credit

Information about your credit includes your credit score, the information found in your consumer reports and your account history with us. We may share this information among the Verizon family of companies for the purpose of marketing new services to you. If you don't want us to share this information among the Verizon family of companies for the purpose of marketing new services to you, let us know by calling us any time at 1.844.366.2879.

Electronic Fund Transfer (EFT)

Paying by check authorizes us to process your check or use the check information for a one-time EFT from your bank account. Verizon may retain this information to send you electronic refunds or enable your future electronic payments to us. If you do not want Verizon to retain your bank information, call 1.888.500.5358.

Service Providers

Verizon MD provides regional, local calling and related features, and Fios TV service, unless otherwise indicated. Verizon Long Distance provides US and International long distance calling, Business Digital Voice with related equipment, installation and activation, and any services identified by "VLD" in the billed line. Verizon Online provides Internet service and Fios TV equipment. Fios is a registered mark of Verizon Trademark Services LLC.

Late Payment Charges

To avoid a late payment charge of 1.5% of your total due, full payment must be received before Aug 23, 2025.

Local Franchise Authority - Fios TV

Anne Arundel County, Arundel Center, P.O. Box 2700, Annapolis, MD 21404, 410 222-1700. Your FCC Community ID is: MD0399

Services

Closed Captioning Questions and Concerns?

If you have a concern or complaint with closed captioning on a program, please call Verizon at 1.800.Verizon (1.800.837.4966). Written correspondence can be sent by



Primary Phone: 410-360-4038
Account Number: 652-488-208-0001-64
Bill Date: July 21, 2025

email to videoclosedcaption@verizon.com, or by mail to Verizon, P.O. Box 16806 Newark, NJ 07101 Attn: Katie Barton, Supv.

Bankruptcy Information

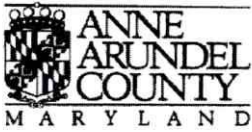
If you are or were in bankruptcy, this bill may include amounts for pre-bankruptcy service. You should not pay pre-bankruptcy amounts; they are for your information only. Mail bankruptcy-related correspondence to 500 Technology Drive, Suite 550, Weldon Spring, MO 63304.

Blocking of Third Party Charges Available

You can block third party charges to your Verizon bill. Visit verizon.com/blocking or call 1.800.VERIZON (1.800.837.4966).

Third Party Billing

Verizon may allow third-party vendor billing; free blocking of certain third-party vendor billing may be available.



**Real Property Tax Levy
Annual Billing
07/01/2025 - 06/30/2026
Fiscal Year 2026**

Office of Finance
Billing and Customer Service
P.O. Box 427
Annapolis, MD 21404-0427

TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
SUITE 110
POTOMAC, MD 20854

708
594440

Contact Information
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Assessment 410-974-5709
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Homeowner Credit (BALTO) 410-767-4433
Homeowner Credit (L.D.) 1-800-944-7403
Stormwater Fee (www.aarivers.org) 410-222-7536

Bill Number 5116468

Customer Number: 1179133

TAX DESCRIPTION	ASSESSMENT	TAX RATE	TAX/CHARGE
STORMWATER/WPRF16 HOA	1.00		7,423.41
		TOTAL TAX	7,423.41
SUB-TOTAL			7,423.41

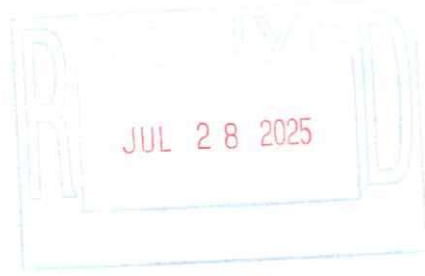
Parcel: 3797-9022-8314
Property Description:
4.07 ACS
PRIVATE ROW
TANYARD SPRINGS
NOT A PRINCIPAL RESIDENCE

To View/Pay On-line:
www.aacounty.org

Current Year Taxable Assessment Data	
Land	0
Building	0
Total	0

Current Tax Rate Compared to Prior Year

Current Rate - Prior Rate = Rate Change
.9770 - .9830 = -.0060



IMPORTANT
See notes on reverse side

TOTAL DUE **7,423.41**

PLEASE SEE REVERSE AND VISIT WWW.AARIVERS.ORG FOR IMPORTANT STORMWATER FEE INFORMATION.

KEEP ABOVE STATEMENT FOR YOUR RECORDS

* PER \$100 OF TAXABLE ASSESSMENT

✂ Detach and return the portion below with your payment ✂

PTR1



**Real Property Tax Levy
Annual Billing**

Bill Number
5116468

Property Description:
4.07 ACS
PRIVATE ROW
TANYARD SPRINGS

Account Number	Fiscal Year	Annual Payment
3797-9022-8314	2026	7,423.41
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TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
SUITE 110
POTOMAC, MD 20854

RETURN THIS ENTIRE LOWER PORTION WITH PAYMENT

2082026305116468900007423411000000000000

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Annapolis, MD 21401
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Annapolis, MD 21404-0427
or
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Baltimore, MD 21201
1-800-944-7403
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Please see enclosed flyer for additional information.

708

ABARIS REALTY, INC.
CHECK REQUEST

Project Name: Tonyard Springs HOA Date: 7/25/25

Payable To: Mark Moskman

Amount: \$2,377.24 (Attached Invoice or Bill)

For: _____

Requested/Approved By: SK/SJA Return To: SJA

Account No.: See attached

Date	Vendor	Description	Total	GL Code
5/23/2025	Amazon	No Parking Signs	\$ 143.07	538500 -
6/4/2025	Home Depot	Mailbox lock	7.92	53720 -
6/6/2025	Home Depot	Various supplies	76.54	53720 -
6/7/2025	Amazon	No Parking Signs	238.45	538500 -
6/10/2025	Home Depot	Various supplies	19.40	53720 -
6/17/2025	Home Depot	Husky thumb control pattern	47.64	53720 -
6/18/2025	Premiere Outdoor Movies of MD	Move rental	668.47	504500
7/7/2025	Amazon	Movie DVD	21.19	504500
7/11/2025	Amazon	Bulk backpacks	686.88	504500
7/11/2025	Amazon	Balloon garland kit	33.68	504500
7/18/2025	Amazon	No Parking Signs	341.96	538500 -
7/18/2025	Amazon	No Parking Signs	92.04	538500 -
		Total	\$ 2,377.24	

538500 - 815.52

53720 - 151.50

504500 - 1410.22

Order Details

Order placed May 23, 2025 Order # 113-3469874-0945821

Ship to	Payment method	Order Summary	
Mark G Moorman 133 Bralan Ln Gaithersburg, MD 20877-1663 United States	Amazon Visa ending in 7639 Earns 3% back	Item(s) Subtotal:	\$134.97
		Shipping & Handling:	\$0.00
		Total before tax:	\$134.97
		Estimated tax to be collected:	\$8.10
		Grand Total:	\$143.07

Delivered May 25

Your package was left near the front door or porch.



Mailitech Large (4 Pack) No Parking Any Time Sign with Bidirectional Arrows, 12x18 Inches No Parking Sign, Engineer Grade Reflective Rust Free Aluminum, Fade Resistant, Easy to Mount
Sold by: MailiTechnology
Return window closed on June 24, 2025
\$44.99

Your Electronic Receipt

1 message

The Home Depot <HomeDepot@order.homedepot.com>
To: MGMOORMAN@gmail.com

Wed, Jun 4, 2025 at 8:37 AM



**How doers
get more done.**



**DOWNLOAD
OUR APP >**

Thank you for your recent transaction at The Home Depot. We have provided a digital copy of your receipt below for your convenience. We look forward to seeing you again soon.



**How doers
get more done.**

66 MOUNTAIN RD. PASADENA, MD 21060

STORE MNGR: MARQUIS CARTER 443-572-0077

2582 00052 55286 06/04/25 08:36 AM

SALE SELF CHECKOUT

049793245731 MAILBOXLCK <A> 7.47

5-CAM THREADED BODY MAILBOX LOCK

SUBTOTAL 7.47

SALES TAX 0.45

TOTAL \$7.92

XXXXXXXXXXXX3803 VISA

USD\$ 7.92

AUTH CODE 01523C/6523287

TA

Chip Read

AID A0000000031010

CHASE VISA

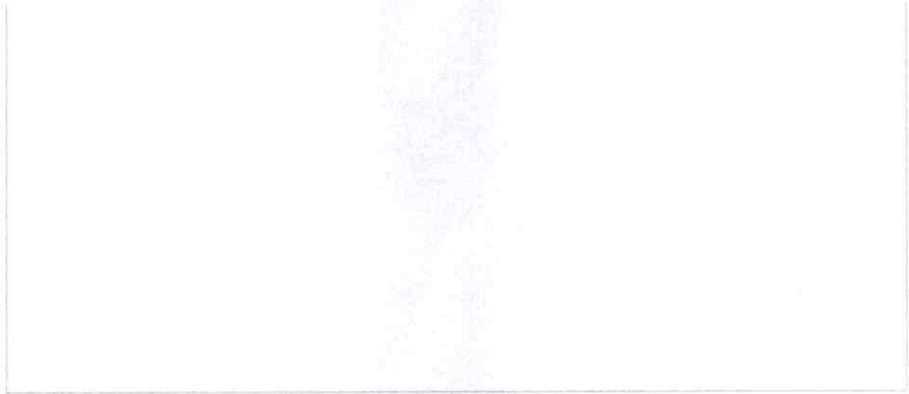
2582 06/04/25 08:36 AM



2582 52 55286 06/04/2025 6129

RETURN POLICY DEFINITIONS

POLICY ID	DAYS	POLICY EXPIRES ON
A 1	90	09/02/2025



 **SAVE \$5 NOW & HUNDREDS LATER** SAVINGS DELIVERED RIGHT TO YOUR INBOX
SIGN UP TODAY >

<p> SPECIALS & OFFERS FIND AMAZING ITEMS AT NEW LOW PRICES START SAVING ></p>	<p> \$5 OFF + SAVINGS TEXTED RIGHT TO YOUR PHONE SIGN UP FOR MOBILE ALERTS ></p>
--	---

If you have any questions about your order, text "Support" to 38698, 24 hours a day, 7 days per week or call us at 800-430-3376 from 6am to 12 midnight ET, 7 days a week.

FOLLOW US:    

Please do not reply to this email. To ensure you continue getting updates on your order, add homedepot@order.homedepot.com to your address book.

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[Local Ad](#) | [Store Finder](#) | [The Home Depot Credit Card](#) | [Manage My Settings](#)

Your Electronic Receipt

1 message

The Home Depot <HomeDepot@order.homedepot.com>
To: M~~G~~MOORMAN@gmail.com

Fri, Jun 6, 2025 at 8:48 AM



**How doers
get more done.**



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Thank you for your recent transaction at The Home Depot. We have provided a digital copy of your receipt below for your convenience. We look forward to seeing you again soon.



**How doers
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66 MOUNTAIN RD. PASADENA, MD 21060

STORE MNGR: MARQUIS CARTER 443-572-0077

2582 00054 30970 06/06/25 08:47 AM

SALE SELF CHECKOUT

010306000741 XLSPNGE <A>

8.97

QEP ALL PURPOSE SPONGE (6PK) QP

010306011631 SPONGE <A>

QEP SCRUBBING SPONGE

2@3.47 6.94

071549000615 HMDEFWAND <A> 16.47

ORTHO HD INS KLR BASE RTU WAND 1 GA

051131651418 MEDHKW/COMAD <A> 3.93

COMMAND MED HOOKS W/ADHESIVE

071121272218 SP W7H 2PK <A>

SPECTRACIDE WASP & HORNET 2-18.5OZ

3@6.97 20.91

6974334559524 HUSKYTPATT <A> 14.98

HUSKY THUMB CONTROL PATTERN NZL

SUBTOTAL 72.20

SALES TAX 4.34

TOTAL \$76.54

XXXXXXXXXXXX3803 VISA

USD\$ 76.54

AUTH CODE 04534C/4540673 TA

Chip Read

AID A0000000031010 CHASE VISA

2582 06/06/25 08:47 AM



2582 54 30970 06/06/2025 2711

RETURN POLICY DEFINITIONS

POLICY ID	DAYS	POLICY EXPIRES ON
A 1	90	09/04/2025



**SAVE \$5 NOW
& HUNDREDS LATER**

SAVINGS DELIVERED
RIGHT TO YOUR INBOX

SIGN UP TODAY >



SPECIALS & OFFERS

FIND AMAZING ITEMS AT
NEW LOW PRICES

START SAVING >



\$5 OFF + SAVINGS

TEXTED RIGHT TO
YOUR PHONE

**SIGN UP FOR
MOBILE ALERTS >**

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 **eReceipt.pdf**
44K

Order Details

Order placed June 7, 2025 Order # 113-6021936-9045005

Ship to	Payment method	Order Summary	
Mark G Moorman 133 Bralan Ln Gaithersburg, MD 20877-1663 United States	Amazon Visa ending in 7639 Earns 3% back	Item(s) Subtotal:	\$224.95
		Shipping & Handling:	\$0.00
		Total before tax:	\$224.95
		Estimated tax to be collected:	\$13.50
		Grand Total:	\$238.45

Delivered June 9

Your package was left near the front door or porch.



Mailitech Large (4 Pack) No Parking Any Time Sign with Bidirectional Arrows, 12x18 Inches No Parking Sign, Engineer Grade Reflective Rust Free Aluminum, Fade Resistant, Easy to Mount
Sold by: MailiTechnology
Return or replace items: Eligible through July 9, 2025
\$44.99

Delivered June 9

Your package was left near the front door or porch.



Mailitech Large (4 Pack) No Parking Any Time Sign with Bidirectional Arrows, 12x18 Inches No Parking Sign, Engineer Grade Reflective Rust Free Aluminum, Fade Resistant, Easy to Mount
Sold by: MailiTechnology
Return or replace items: Eligible through July 9, 2025
\$44.99

Your Electronic Receipt

1 message

The Home Depot <HomeDepot@order.homedepot.com>
To: MGMOORMAN@gmail.com

Tue, Jun 10, 2025 at 8:27 AM



**How doers
get more done.**



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Thank you for your recent transaction at The Home Depot. We have provided a digital copy of your receipt below for your convenience. We look forward to seeing you again soon.



**How doers
get more done.**

210 FT MEADE ROAD LAUREL,MD 20707

(301) 497-7604 MATTHEW A. BOWMAN MANAGER

2571 00051 88552 06/10/25 08:22 AM

SALE CASHIER JOENELLE

0000-655-449 3/8HEXNUTUSS <A>

HEX NUT ZINC 3/8 (ACD)

2000.21 4.20

0000-661-902 3/8X21/2HBLT <A>

HEX BOLT ZINC 3/8 X 2-1/2 (ATA)

2000.70 14.00

0000-999-632 BAG FEE .10 <B,U> 0.10N

BAG FEE - 10 CENTS

SUBTOTAL 18.30

SALES TAX 1.10

TOTAL \$19.40

XXXXXXXXXXXX3803 VISA

USD\$ 19.40

AUTH CODE 09444C/0516691

TA

Chip Read

AID A0000000031010

CHASE VISA

<U> - NON-DISCOUNTABLE ITEM

2571 06/10/25 08:22 AM



2571 51 88552 06/10/2025 9911

RETURN POLICY DEFINITIONS

POLICY ID	DAYS	POLICY EXPIRES ON
A 1	90	09/08/2025
B 2	-	NO REFUNDS



**SAVE \$5 NOW
& HUNDREDS LATER**

SAVINGS DELIVERED
RIGHT TO YOUR INBOX

SIGN UP TODAY >



SPECIALS & OFFERS

FIND AMAZING ITEMS AT
NEW LOW PRICES

START SAVING >



\$5 OFF + SAVINGS

TEXTED RIGHT TO
YOUR PHONE

**SIGN UP FOR
MOBILE ALERTS >**

If you have any questions about your order, text "Support" to 38698, 24 hours a day, 7 days per week or call us at 800-430-3376 from 6am to 12 midnight ET, 7 days a week.

FOLLOW US:    

Please do not reply to this email. To ensure you continue getting updates on your order, add homedepot@order.homedepot.com to your address book.

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[Local Ad](#) | [Store Finder](#) | [The Home Depot Credit Card](#) | [Manage My Settings](#)

 **eReceipt.pdf**
44K

Your Electronic Receipt

1 message

The Home Depot <HomeDepot@order.homedepot.com>
To: MGMOORMAN@gmail.com

Tue, Jun 17, 2025 at 7:44 AM



**How doers
get more done.**



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OUR APP >**

Thank you for your recent transaction at The Home Depot. We have provided a digital copy of your receipt below for your convenience. We look forward to seeing you again soon.



**How doers
get more done.**

GAITHERSBURG MD 20877 JACKSON POKU

WE PUT CUSTOMERS FIRST

2550 00020 23588 06/17/25 07:40 AM

SALE CASHIER TRINETTE

6974334559524 HUSKYTPATT <A>

HUSKY THUMB CONTROL PATTERN NZL

3@14.98 44.94

SUBTOTAL 44.94

SALES TAX 2.70

TOTAL \$47.64

XXXXXXXXXXXX3803 VISA

USD\$ 47.64

AUTH CODE 03272C/3202857

TA

Contactless

AID A0000000031010

CHASE VISA

2550 06/17/25 07:40 AM

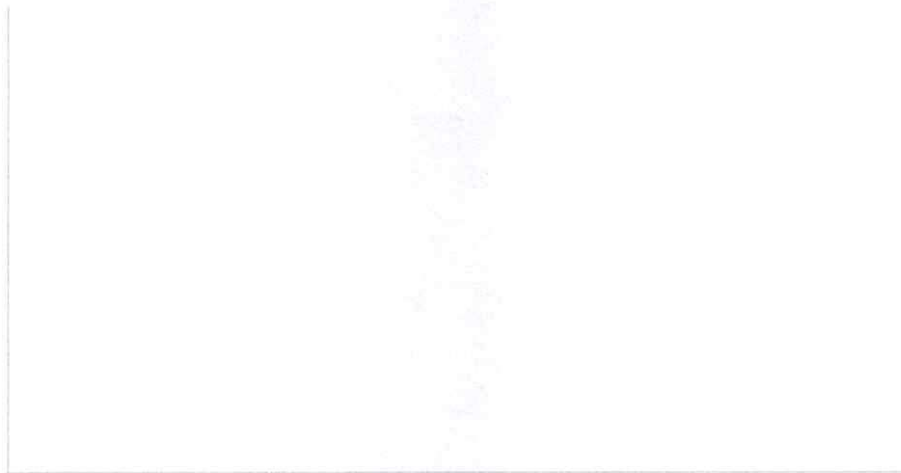


2550 20 23588 06/17/2025 3144

RETURN POLICY DEFINITIONS

POLICY ID DAYS POLICY EXPIRES ON

A 1 90 09/15/2025



 **SAVE \$5 NOW & HUNDREDS LATER** **SAVINGS DELIVERED RIGHT TO YOUR INBOX**
SIGN UP TODAY >

<p> SPECIALS & OFFERS FIND AMAZING ITEMS AT NEW LOW PRICES START SAVING ></p>	<p> \$5 OFF + SAVINGS TEXTED RIGHT TO YOUR PHONE SIGN UP FOR MOBILE ALERTS ></p>
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If you have any questions about your order, text "Support" to 38698, 24 hours a day, 7 days per week or call us at 800-430-3376 from 6am to 12 midnight ET, 7 days a week.

FOLLOW US:    

Please do not reply to this email. To ensure you continue getting updates on your order, add homedepot@order.homedepot.com to your address book.

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Payment Receipt

Date: 6/18/2025 3:03pm

	Amount
Lead ID# 45026889	
Current Payment Type: credit TxnID: 68530d899bf73	\$668.47
Total Bill	\$649.00
Total Paid	\$668.47
Balance Due	\$0.00

Premiere Outdoor Movies of Maryland

Thank you for your business. Please print this receipt for your records.

The contract does not change with your payments, but above the contract where you make payments, it has been updated to reflect your payment and any balance due.

Use the link below to return to your contract.

[Return to Contract](#)

Order Summary

Order placed July 7, 2025 Order # 113-3702861-8961067

Ship to	Payment method	Order Summary
Mark G Moorman 133 Bralan Ln Gaithersburg, MD 20877-1663 United States	Amazon Visa ending in 7639 Earns 3% back	Item(s) Subtotal: \$19.99 Shipping & Handling: \$0.00 Total before tax: \$19.99 Estimated tax to be collected: \$1.20 Grand Total: \$21.19

Delivered July 8

Your package was left near the front door or porch.



Moana 2 - Blu-ray + DVD + Digital

Sold by: Amazon.com

Supplied by: Other

Return or replace items: Eligible through August 7, 2025

\$19.99

Order Summary

Order placed July 11, 2025 Order # 113-1385415-9536222

Ship to	Payment method	Order Summary
Mark G Moorman 133 Bralan Ln Gaithersburg, MD 20877-1663 United States	Amazon Visa ending in 7639 Earns 3% back	Item(s) Subtotal: \$648.00 Shipping & Handling: \$0.00 Total before tax: \$648.00 Estimated tax to be collected: \$38.88 Grand Total: \$686.88

Delivered July 15



Trail maker 24 Pack Bulk Backpacks with School Supplies, Reflective Stripe, Side Water Bottle Pockets, Padded Straps

Sold by: ADS Outlet

Supplied by: Other

Return or replace items: Eligible through August 13, 2025

\$216.00

Order Summary

Order placed July 11, 2025 Order # 113-6365943-9488269

Ship to	Payment method	Order Summary
Mark G Moorman 133 Bralan Ln Gaithersburg, MD 20877-1663 United States	Amazon Visa ending in 7639 Earns 3% back	Item(s) Subtotal: \$31.78 Shipping & Handling: \$0.00 Total before tax: \$31.78 Estimated tax to be collected: \$1.90 Grand Total: \$33.68

Delivered July 13

Your package was left near the front door or porch.



Beaumode Back to School Balloon Arch Garland Kit for Kindergarten Preschool Graduation First Day of School Classroom First and Last Day School Themed Party Decorations (Red Blue Yellow Green)

Sold by: Beaumode

Return or replace items: Eligible through August 12, 2025

\$15.89

Delivered July 13

Your package was left near the front door or porch.



Beaumode Back to School Balloon Arch Garland Kit for Kindergarten Preschool Graduation First Day of School Classroom First and Last Day School Themed Party Decorations (Red Blue Yellow Green)

Sold by: Beaumode

Return or replace items: Eligible through August 12, 2025

\$15.89

Order Summary

Order placed July 18, 2025 Order # 113-3513277-9275444

Ship to	Payment method	Order Summary
Mark G Moorman 133 Bralan Ln Gaithersburg, MD 20877-1663 United States	Amazon Visa ending in 7639 Earns 3% back	Item(s) Subtotal: \$349.58 Shipping & Handling: \$0.00 Promotion Applied: -\$26.99 Total before tax: \$322.59 Estimated tax to be collected: \$19.37 Grand Total: \$341.96

Delivered today

Your package was left near the front door or porch.



3 SmartSign "No Parking Any Time" Sign with Right Arrow | 12" x 18" 3M Engineer Grade Reflective Aluminum
Sold by: Amazon.com
Supplied by: Other
Return or replace items: Eligible through August 19, 2025
\$26.56

Delivered today

Your package was left near the front door or porch.



10 T&R (2 Pack) Large No Parking Anytime Signs, 18" x 12" Engineer Grade Reflective Sheeting, Rust Free Aluminum, Weather Resistant, Waterproof, Fade Resistant, 2 Pre-drilled Holes
Sold by: T&R Tech
Return or replace items: Eligible through August 19, 2025
\$26.99

Order Summary

Order placed July 18, 2025 Order # 113-6476278-5149012

Ship to	Payment method	Order Summary
Mark G Moorman 133 Bralan Ln Gaithersburg, MD 20877-1663 United States	Amazon Visa ending in 7639 Earns 3% back	Item(s) Subtotal: \$86.82 Shipping & Handling: \$0.00 Total before tax: \$86.82 Estimated tax to be collected: \$5.22 Grand Total: \$92.04

Arriving July 28

Shipped



3

(2 Pack) No Parking Anytime with Left Arrow | 12" X 18" Heavy-Gauge Aluminum Sign | Rust Free Aluminum, Weather Resistant, Waterproof, Fade Resistant, 2 Pre-drilled Holes
Sold by: Amazon.com
Supplied by: Other
\$28.94



708 Invoice

Named Insured

TANYARD SPRINGS HOA
7811 MONTROSE RD STE 110
POTOMAC MD 20854-3349



132135297
DB3241

Minimum Due: \$2,245.75
Due by: 08/01/2025
Pay in Full: \$6,727.25

Fees will be added for any returned payments and included on future invoices.
Make a secure online payment at erieinsurance.com.

Please call your Agent with questions about your billing statement or to make changes to your policy.

ERIE Agent
CASCADE INSURANCE GROUP LLC
11441 ROBERTSON DR STE 202
MANASSAS, VA 20109
(703)551-2000

Mail Date: 07/11/2025
Policy Number: Q610172519
Policy Type: ErieSecure Business
Policyholder: Tanyard Springs HOA

Thank you for choosing Erie Insurance for your insurance needs!

See following page(s) for policy details.

8/11/25
\$9100

Detach here PC0004 05/17

Keep top portion for your records / Return bottom portion with your payment

Detach here

Policy Number: Q610172519
Agent Number: DB3241
Policy Type: ErieSecure Business

Minimum Due: \$2,245.75
Due by: 08/01/2025
Pay in Full: \$6,727.25
Amount you are paying: \$2,245.75

Tanyard Springs HOA
7811 MONTROSE RD STE 110
POTOMAC, MD 20854 - 3349

ERIE INSURANCE
100 Erie Insurance Place
Erie, PA 16530

Please write your Policy number on your check.
Make check payable to Erie Insurance.
Make a secure online payment at erieinsurance.com.

Please do not write below this line

04023241610172519996060000004022457500672725



Payment Plan Options

Plan A	The entire premium is due in one installment on the policy effective date.
Plan C	The premium will be billed in three installments. One half of the premium will be split into two consecutive monthly installments, the first of which is due on the policy effective date. The second half of the premium will be due six months from the policy effective date.
Plan D	The premium will be split into four installments. The first is due on the policy effective date, and the remaining will be due in three month intervals.
Monthly	The premium will be split into nine consecutive monthly installments. The first is due on the policy effective date and the remaining will be due in eight consecutive monthly installments.
ERIEExpressPay	The premium will be split into twelve consecutive monthly installments that will be automatically debited from a checking or savings account (For new policies, a down payment is recommended). Completion of an ACH Authorization form is required. Contact your Agent for more information.
Alternate Plans	You may also qualify for payment plans of 2, 10, 11 or 12 monthly installments if you elect to have two or more policies invoiced together under a single account. Please contact your Agent if you would like more information concerning these alternate payment plans.

Installment Fees - Applied at the time of invoicing (where applicable) to offset the cost of billing the deferred installments. All Installment Fees are paid to Erie Indemnity Company.

- ◆ Payment Plans A and ERIExpressPay - No installment fees are applicable.
- ◆ Payment Plans other than A and ERIExpressPay - A \$5.00 installment fee will be applied to the second and subsequent scheduled installments.

Note: When two or more policies are invoiced together under a single account, a maximum of one installment fee will be charged per invoice.

Additional Policy Fees - Applicable to all Payment Plans

- ◆ Returned Payment Fee: For checks or other payments returned unpaid - \$25.00
- ◆ Late Fee: When a cancellation notice is issued due to non-payment - \$10.00

All policy fees are paid to Erie Indemnity Company.

Returned payments or late payments may result in lapses or cancellation of coverage.

Page 2 of 3

A check received authorizes us to make a one-time EFT transaction from the information on the check or to process the payment as a check. An EFT transaction may be withdrawn from the bank account on the same day we receive the payment and the check will not be returned. If you have any questions, please visit erieinsurance.com/support-center or call Customer Care at 1-800-458-0811.

Minimum Due Details

Policy Number	Policy Type	Policy Term	Billing Fees*	Past Due Amount	Current Premium	
Q610172519	ErieSecure Business	04/01/2025 - 04/01/2026	\$5.00		\$2,240.75	
Total			\$5.00		\$2,240.75	
					Minimum Due:	\$2,245.75

*Billing Fees may include Installment Fees, Returned Payment Fees, Late Fees and Reinstatement Fees. See page 2 for additional details.

Pay In Full Details (since last invoice)

Policy Number	Policy Type	Transaction Date	Transaction Type	Transaction Amount
Q610172519	ErieSecure Business	03/11/2025	Previous Balance	\$8,963.00
		04/01/2025	Payment	-\$2,240.75
		07/11/2025	Installment Fee	+\$5.00
Pay in Full:				\$6,727.25

Future Installments (for Pay Plan D)

Due Date	Installment Amount	Due Date	Installment Amount
10/01/2025	\$2,240.75	01/01/2026	\$2,240.75

The Installment Amounts do not include the Installment Fee. Installment Fees are explained on page 2.





**Real Property Tax Levy
Annual Billing
07/01/2025 - 06/30/2026
Fiscal Year 2026**

Office of Finance
Billing and Customer Service
P.O. Box 427
Annapolis, MD 21404-0427

TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
SUITE 110
POTOMAC, MD 20854

*708
59440*

Contact Information

Billing 410-222-1144
Assessment 410-974-5709
Hearing/Speech Impaired 711
Homeowner Credit (BALTO) 410-767-4433
Homeowner Credit (L.D.) 1-800-944-7403
Stormwater Fee (www.aarivers.org) 410-222-7536

Bill Number 5117496

Customer Number: 1179133

TAX DESCRIPTION	ASSESSMENT	TAX RATE	TAX/CHARGE
STORMWATER/WPRF16 HOA	1.00		4,815.88
		TOTAL TAX	4,815.88
SUB-TOTAL			4,815.88

Parcel: 3797-9024-2622
Property Description:
4.03 AC SC D PAR 1
PRIVATE ROW
TANYARD SPRINGS
NOT A PRINCIPAL RESIDENCE

To View/Pay On-line:
www.aacounty.org

Current Year Taxable Assessment Data	
Land	0
Building	0
Total	0

Current Tax Rate Compared to Prior Year

Current Rate - Prior Rate = Rate Change
.9770 - .9830 = -.0060

IMPORTANT
See notes on reverse side

TOTAL DUE 4,815.88

PLEASE SEE REVERSE AND VISIT WWW.AARIVERS.ORG FOR IMPORTANT STORMWATER FEE INFORMATION.

KEEP ABOVE STATEMENT FOR YOUR RECORDS

* PER \$100 OF TAXABLE ASSESSMENT

✂ Detach and return the portion below with your payment ✂

PTRT



**Real Property Tax Levy
Annual Billing**

Bill Number
5117496

Account Number	Fiscal Year	Annual Payment
3797-9024-2622	2026	4,815.88
Pay by Due Date to avoid Interest/Penalty. Make checks payable to Anne Arundel County.		No Later Than SEP 30, 2025

Property Description:
4.03 AC SC D PAR 1
PRIVATE ROW
TANYARD SPRINGS



Credit card payments can only be made on-line and a convenience fee will be charged.

To View/Pay on-line: www.aacounty.org

TANYARD SPRINGS HOMEOWNERS ASSN IN
7811 MONTROSE ROAD
SUITE 110
POTOMAC, MD 20854

RETURN THIS ENTIRE LOWER PORTION WITH PAYMENT

20820263051174969000048158820000000000

IMPORTANT INFORMATION - *Please Read Carefully*

PURSUANT TO §4-202. 1(H)(1)(II) OF THE ENVIRONMENT ARTICLE OF THE STATE CODE, THE STORMWATER REMEDIATION FEE IS A LOCAL GOVERNMENT FEE ESTABLISHED IN RESPONSE TO FEDERAL STORMWATER MANAGEMENT REQUIREMENTS. THE FEDERAL REQUIREMENTS ARE DESIGNED TO PREVENT LOCAL SOURCES OF POLLUTION FROM REACHING LOCAL WATERWAYS.

THE STATE CODE AUTHORIZED, BUT DID NOT REQUIRE, THE COUNTY TO IMPOSE A NEW FEE ON THE PUBLIC. THE AMOUNT OF THE FEE CHARGED ON THIS BILL WAS DECIDED BY THE ANNE ARUNDEL COUNTY COUNCIL PURSUANT TO LOCAL ORDINANCE No. 2-13.

IF YOUR REAL PROPERTY TAXES ARE PAID THROUGH A LENDING AGENCY/MORTGAGE SERVICE, THIS IS THE ONLY BILL THAT YOU WILL RECEIVE.
IF YOU PAY YOUR REAL PROPERTY TAXES YOURSELF, AND ARE ELIGIBLE FOR THE SEMI-ANNUAL PAYMENT OPTIONS, YOU WILL RECEIVE A SEMI-ANNUAL SECOND INSTALLMENT REMINDER BILLING IN DECEMBER.

Please include your 12-digit account number on all payments and mail your **PAYMENTS ONLY** to:

Anne Arundel County
Office of Finance
P.O. Box 17003
Baltimore, MD 21297-1003

or

To View/Pay On-line: www.aacounty.org

- If a lending agency pays your taxes, forward this entire bill to them promptly unless you have been advised by them to the contrary.
- The **NAME, ADDRESS, PROPERTY DESCRIPTION** and **ASSESSMENT** shown on this bill were certified to us by the State Department of Assessments and Taxation. Any questions regarding these items including any **MAILING ADDRESS CHANGES** should be directed to:
Supervisor of Assessments for Anne Arundel County
45 Calvert Street - 3rd Floor
Annapolis, MD 21401
- All other **INQUIRIES** or **CORRESPONDENCE** should be mailed to:
Anne Arundel County Office of Finance
Billing and Customer Service
P.O. Box 427
Annapolis, MD 21404-0427
or
E-mail to: custserv@aacounty.org
- A property tax relief program is available to homeowners with various income levels and meeting certain other requirements. Applications for the Homeowner's Tax Credit must be filed on or before September 1. To obtain applications and for further information, please contact:
State Department of Assessments and Taxation
301 West Preston Street, Room 900
Baltimore, MD 21201
1-800-944-7403
- Real Property Homeowner's Tax Credits are set forth under the provision of Section 14-509 of the Tax Property Article, Annotated Code of Maryland. Within thirty days from the determination date, you may appeal the decision to the Property Tax Assessment Appeal Board of Anne Arundel County, P.O. Box 2700, Annapolis, MD 21404-2700.
- There is a complete exemption from real property taxes on the dwelling house owned by a Disabled American Veteran or their surviving spouse, where there is a service-connected disability which is 100% disabling and permanent in character. For further information, please call your local assessment office at 410-974-5709.
- There are several County tax credits available including Public Safety Officer, Solar Energy, Agricultural Land and Disabled or Fallen Law Enforcement Officers and Rescue Workers. Applications are on the County website at www.aacounty.org/departments/finance/forms-and-publications/. Additional information about County tax credits is available in the County Code on the County website at www.aacounty.org or by calling Customer Service at 410-222-1144.
- Information on Maryland Homestead and Homeowner's Tax Credits is available at www.dat.maryland.gov.
- **Payments must be received by COUNTY CASHIERS by the DUE DATE. Anne Arundel County cannot be responsible for delays in mail delivery.**
- There will be a \$25.00 fee for any returned check.
- Your cancelled check is your receipt.
- Failure to receive a tax bill does not relieve you of your liability to pay taxes or interest and penalties.
- Failure to make full payment by March may result in your property being included in the County's June Tax Sale process.
Please see enclosed flyer for additional information.



Payroll Invoice
TANYARD SPRINGS

Pay Date: **7/15/2025**

<u>Employee Name</u>	<u>Hours</u>	<u>Rate</u>	<u>Gross Pay</u>	<u>GL Acct</u>
MARK MOORMAN	-	-	3,927.20	
OT Bonus	-	-	-	
BRIANNA FRANKS	-	-	-	
OT Bonus	-	-	-	
OT Bonus	-	-	-	
REG OT Bonus	-	-	-	
OT Bonus	-	-	-	
OT Bonus	-	-	-	
OT Bonus	-	-	-	
Total Gross Pay			3,927.20	54680

<u>Employer Taxes</u>	<u>Limits</u>	<u>Rate</u>	<u>Pay Amt</u>	<u>Extention</u>	
FICA	168,600.00	0.0765	3,927.20	300.43	
MD UNEMPLOYMENT	10,000.00	0.0260	3,927.20	-	
FED. UNEMPLOYMENT	7,000.00	0.0060	3,927.20	-	
WORKERS' COMP (Admin)		0.0175	3,927.20	68.73	54680
Total Taxes				369.16	54680

HEALTH				35.00	
HEALTH REIMBURSEMENT				28.51	
STD				-	
401K PLAN		0.0200		78.54	
Total Benefits				142.05	54680

PAYROLL ADMIN FEE		0.0600	4,438.41	266.30	54630
Total Invoice				4,704.72	



**Real Property Tax Levy
Annual Billing
07/01/2025 - 06/30/2026
Fiscal Year 2026**

Office of Finance
Billing and Customer Service
P.O. Box 427
Annapolis, MD 21404-0427

TANYARD SPRINGS HOMEOWNERS ASSOC I
ABARIS REALTY INC
7811 MONTROSE RD STE 110
POTOMAC, MD 20854

708
594440

Contact Information

Billing 410-222-1144
Assessment 410-974-5709
Hearing/Speech Impaired 711
Homeowner Credit (BALTO) 410-767-4433
Homeowner Credit (L.D.) 1-800-944-7403
Stormwater Fee (www.aarivers.org) 410-222-7536

Bill Number 5117201 Customer Number: 1135170

TAX DESCRIPTION	ASSESSMENT	TAX RATE	TAX/CHARGE
STORMWATER/WPRF16 HOA	1.00		6,930.67
		TOTAL TAX	6,930.67
SUB-TOTAL			6,930.67

Parcel: 3797-9023-4450
Property Description:
5.81 ACS
PRIVATE R/W
TANYARD SPRINGS SC A PAR
NOT A PRINCIPAL RESIDENCE

To View/Pay On-line:
www.aacounty.org

Current Year Taxable Assessment Data	
Land	0
Building	0
Total	0

Current Tax Rate Compared to Prior Year

Current Rate - Prior Rate = Rate Change
.9770 - .9830 = -.0060



IMPORTANT
See notes on reverse side

TOTAL DUE	6,930.67
-----------	----------

PLEASE SEE REVERSE AND VISIT WWW.AARIVERS.ORG FOR IMPORTANT STORMWATER FEE INFORMATION.

KEEP ABOVE STATEMENT FOR YOUR RECORDS

* PER \$100 OF TAXABLE ASSESSMENT

✂ Detach and return the portion below with your payment ✂

PTRT



**Real Property Tax Levy
Annual Billing**

Bill Number
5117201

Property Description:
5.81 ACS
PRIVATE R/W
TANYARD SPRINGS SC A PAR

Account Number	Fiscal Year	Annual Payment
3797-9023-4450	2026	6,930.67
Pay by Due Date to avoid Interest/Penalty. Make checks payable to Anne Arundel County.		No Later Than SEP 30, 2025



Credit card payments can only be made on-line and a convenience fee will be charged.

To View/Pay on-line: www.aacounty.org

TANYARD SPRINGS HOMEOWNERS ASSOC I
ABARIS REALTY INC
7811 MONTROSE RD STE 110
POTOMAC, MD 20854

RETURN THIS ENTIRE LOWER PORTION WITH PAYMENT

20820263051172013000069306710000000000

IMPORTANT INFORMATION - *Please Read Carefully*

PURSUANT TO §4-202. 1(H)(1)(II) OF THE ENVIRONMENT ARTICLE OF THE STATE CODE, THE STORMWATER REMEDIATION FEE IS A LOCAL GOVERNMENT FEE ESTABLISHED IN RESPONSE TO FEDERAL STORMWATER MANAGEMENT REQUIREMENTS. THE FEDERAL REQUIREMENTS ARE DESIGNED TO PREVENT LOCAL SOURCES OF POLLUTION FROM REACHING LOCAL WATERWAYS.

THE STATE CODE AUTHORIZED, BUT DID NOT REQUIRE, THE COUNTY TO IMPOSE A NEW FEE ON THE PUBLIC. THE AMOUNT OF THE FEE CHARGED ON THIS BILL WAS DECIDED BY THE ANNE ARUNDEL COUNTY COUNCIL PURSUANT TO LOCAL ORDINANCE No. 2-13.

IF YOUR REAL PROPERTY TAXES ARE PAID THROUGH A LENDING AGENCY/MORTGAGE SERVICE, THIS IS THE ONLY BILL THAT YOU WILL RECEIVE.
IF YOU PAY YOUR REAL PROPERTY TAXES YOURSELF, AND ARE ELIGIBLE FOR THE SEMI-ANNUAL PAYMENT OPTIONS, YOU WILL RECEIVE A SEMI-ANNUAL SECOND INSTALLMENT REMINDER BILLING IN DECEMBER.

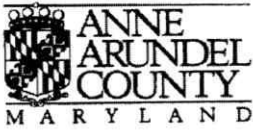
Please include your 12-digit account number on all payments and mail your **PAYMENTS ONLY** to:

Anne Arundel County
Office of Finance
P.O. Box 17003
Baltimore, MD 21297-1003

or

To View/Pay On-line: www.aacounty.org

- If a lending agency pays your taxes, forward this entire bill to them promptly unless you have been advised by them to the contrary
- The **NAME, ADDRESS, PROPERTY DESCRIPTION** and **ASSESSMENT** shown on this bill were certified to us by the State Department of Assessments and Taxation. Any questions regarding these items including any **MAILING ADDRESS CHANGES** should be directed to:
Supervisor of Assessments for Anne Arundel County
45 Calvert Street - 3rd Floor
Annapolis, MD 21401
- All other **INQUIRIES** or **CORRESPONDENCE** should be mailed to:
Anne Arundel County Office of Finance
Billing and Customer Service
P.O. Box 427
Annapolis, MD 21404-0427
or
E-mail to: custserv@aacounty.org
- A property tax relief program is available to homeowners with various income levels and meeting certain other requirements. Applications for the Homeowner's Tax Credit must be filed on or before September 1. To obtain applications and for further information, please contact:
State Department of Assessments and Taxation
301 West Preston Street, Room 900
Baltimore, MD 21201
1-800-944-7403
- Real Property Homeowner's Tax Credits are set forth under the provision of Section 14-509 of the Tax Property Article, Annotated Code of Maryland. Within thirty days from the determination date, you may appeal the decision to the Property Tax Assessment Appeal Board of Anne Arundel County, P.O. Box 2700, Annapolis, MD 21404-2700.
- There is a complete exemption from real property taxes on the dwelling house owned by a Disabled American Veteran or their surviving spouse, where there is a service-connected disability which is 100% disabling and permanent in character. For further information, please call your local assessment office at 410-974-5709.
- There are several County tax credits available including Public Safety Officer, Solar Energy, Agricultural Land and Disabled or Fallen Law Enforcement Officers and Rescue Workers. Applications are on the County website at www.aacounty.org/departments/finance/forms-and-publications/. Additional information about County tax credits is available in the County Code on the County website at www.aacounty.org or by calling Customer Service at 410-222-1144.
- Information on Maryland Homestead and Homeowner's Tax Credits is available at www.dat.maryland.gov.
- **Payments must be received by COUNTY CASHIERS by the DUE DATE. Anne Arundel County cannot be responsible for delays in mail delivery.**
- There will be a \$25.00 fee for any returned check.
- Your cancelled check is your receipt.
- Failure to receive a tax bill does not relieve you of your liability to pay taxes or interest and penalties.
- Failure to make full payment by March may result in your property being included in the County's June Tax Sale process.
Please see enclosed flyer for additional information.



**Real Property Tax Levy
Annual Billing
07/01/2025 - 06/30/2026
Fiscal Year 2026**

Office of Finance
Billing and Customer Service
P.O. Box 427
Annapolis, MD 21404-0427

Contact Information

Billing 410-222-1144
Assessment 410-974-5709
Hearing/Speech Impaired 711
Homeowner Credit (BALTO) 410-767-4433
Homeowner Credit (L.D.) 1-800-944-7403
Stormwater Fee (www.aarivers.org) 410-222-7536

TANYARD SPRINGS HMOWNRS ASSOC INC
ABARIS REALTY INC
7811 MONTROSE RD STE 110
POTOMAC, MD 20854

708 594440

Bill Number 5116781

Customer Number: 1135165

TAX DESCRIPTION	ASSESSMENT	TAX RATE	TAX/CHARGE
STORMWATER/WPRF16 HOA	1.00		6,929.33
		TOTAL TAX	6,929.33
SUB-TOTAL			6,929.33

Parcel: 3797-9023-1072
Property Description:
1.93 ACS
PRIVATE R/W
TANYARD SPRINGS SEC B
NOT A PRINCIPAL RESIDENCE

To View/Pay On-line:
www.aacounty.org

Current Year Taxable Assessment Data	
Land	0
Building	0
Total	0

Current Tax Rate Compared to Prior Year

Current Rate - Prior Rate = Rate Change
.9770 - .9830 = -.0060

IMPORTANT
See notes on reverse side

TOTAL DUE	6,929.33
------------------	-----------------

PLEASE SEE REVERSE AND VISIT WWW.AARIVERS.ORG FOR IMPORTANT STORMWATER FEE INFORMATION.

KEEP ABOVE STATEMENT FOR YOUR RECORDS

* PER \$100 OF TAXABLE ASSESSMENT

✂ Detach and return the portion below with your payment ✂

PTR1



**Real Property Tax Levy
Annual Billing**

Bill Number
5116781

Property Description:
1.93 ACS
PRIVATE R/W
TANYARD SPRINGS SEC B

Account Number	Fiscal Year	Annual Payment
3797-9023-1072	2026	6,929.33
Pay by Due Date to avoid Interest/Penalty. Make checks payable to Anne Arundel County.		No Later Than SEP 30, 2025



Credit card payments can only be made on-line and a convenience fee will be charged.

To View/Pay on-line: www.aacounty.org

TANYARD SPRINGS HMOWNRS ASSOC INC
ABARIS REALTY INC
7811 MONTROSE RD STE 110
POTOMAC, MD 20854

RETURN THIS ENTIRE LOWER PORTION WITH PAYMENT

20820263051167815000069293350000000000

IMPORTANT INFORMATION - *Please Read Carefully*

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Anne Arundel County
Office of Finance
P.O. Box 17003
Baltimore, MD 21297-1003

or

To View/Pay On-line: www.aacounty.org

- If a lending agency pays your taxes, forward this entire bill to them promptly unless you have been advised by them to the contrary
- The **NAME, ADDRESS, PROPERTY DESCRIPTION** and **ASSESSMENT** shown on this bill were certified to us by the State Department of Assessments and Taxation. Any questions regarding these items including any **MAILING ADDRESS CHANGES** should be directed to:
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45 Calvert Street - 3rd Floor
Annapolis, MD 21401
- All other **INQUIRIES** or **CORRESPONDENCE** should be mailed to:
Anne Arundel County Office of Finance
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P.O. Box 427
Annapolis, MD 21404-0427
or
E-mail to: custserv@aacounty.org
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301 West Preston Street, Room 900
Baltimore, MD 21201
1-800-944-7403
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- There is a complete exemption from real property taxes on the dwelling house owned by a Disabled American Veteran or their surviving spouse, where there is a service-connected disability which is 100% disabling and permanent in character. For further information, please call your local assessment office at 410-974-5709.
- There are several County tax credits available including Public Safety Officer, Solar Energy, Agricultural Land and Disabled or Fallen Law Enforcement Officers and Rescue Workers. Applications are on the County website at www.aacounty.org/departments/finance/forms-and-publications/. Additional information about County tax credits is available in the County Code on the County website at www.aacounty.org or by calling Customer Service at 410-222-1144.
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- There will be a \$25.00 fee for any returned check.
- Your cancelled check is your receipt.
- Failure to receive a tax bill does not relieve you of your liability to pay taxes or interest and penalties.
- Failure to make full payment by March may result in your property being included in the County's June Tax Sale process.
Please see enclosed flyer for additional information.



Payroll Invoice
TANYARD SPRINGS

Pay Date: **7/30/2025**

<u>Employee Name</u>	<u>Hours</u>	<u>Rate</u>	<u>Gross Pay</u>	<u>GL Acct</u>
MARK MOORMAN	-	-	3,927.20	
OT	-	-	-	
Bonus				
BRIANNA FRANKS	-	-	-	
OT	-	-	-	
Bonus				
	-	-	-	
OT	-	-	-	
Bonus				
	-	-	-	
REG	-	-	-	
OT	-	-	-	
Bonus				
	-	-	-	
OT	-	-	-	
Bonus				
	-	-	-	
OT	-	-	-	
Bonus				
Total Gross Pay			3,927.20	54680

<u>Employer Taxes</u>	<u>Limits</u>	<u>Rate</u>	<u>Pay Amt</u>	<u>Extention</u>	
FICA	168,600.00	0.0765	3,927.20	300.43	
MD UNEMPLOYMENT	10,000.00	0.0260	3,927.20	-	
FED. UNEMPLOYMENT	7,000.00	0.0060	3,927.20	-	
WORKERS' COMP (Admin)		0.0175	3,927.20	68.73	54680
Total Taxes				369.16	54680

HEALTH				35.00	
HEALTH REIMBURSEMENT				28.51	
STD				-	
401K PLAN		0.0200		78.54	
Total Benefits				142.05	54680

PAYROLL ADMIN FEE		0.0600	4,438.41	266.30	54630
Total Invoice				4,704.72	

AUG 04 2025
708

7/1 - 7/31/25

Bill Summary

Tanyard Springs HOA
 1 Tanyard-Springs Ln *PAL
 Glen Burnie, MD 21060
 Account # 5045461000
 Issued Date: July 31, 2025

OTHER
CHARGES
AND
CREDITS



See details on page 2

Previous Balance	\$8,906.10
Payments Received July 18, 2025	-\$8,906.10
BGE Outstanding Balance	\$0.00
Other charges and credits (See details)	\$8,906.10
Total amount due by August 25, 2025	\$8,906.10

Payment received after August 25, 2025 will incur a late charge.

A late payment charge is applied to the unpaid balance of your BGE charges. The charge is up to 1.5% for the first month; additional charges will be assessed on unpaid balances past the first month, not to exceed 5%.

The amounts shown in the circles reflect charges from this bill period.



Return only this portion with your check made payable to BGE. Please write your account number on your check.

Pay your bill online, by phone or by mail.

See reverse side for more info ►

Account # 5045461000

Total amount due by Aug 25, 2025 **\$8,906.10**

Payment Amount \$ **8906.10**

0129711 01 AB 0.64 **AUTO TO 2.2338 20854-3349 -C01-P29740-11 5



Tanyard Springs HOA
 C/O Abaris Realty Inc
 7811 Montrose Rd Ste 110
 Potomac, MD 20854-3349



BGE
 P.O. Box 13070
 Philadelphia, PA 19101-3070

21504546100070008906101237700090317000

Other charges and credits

ELECTRIC PRIVATE AREA LIGHTING CHARGES **\$8,906.10**

Commercial - Schedule B85PLC

Billing Period: July 1, 2025 - July 31, 2025

150w SV Acorn UG	122	x	17.92	2,186.24
100w SV Acorn UG	11	x	15.77	173.47
150 LED Post-Top Colonial - 91	55	x	17.26	949.30
14' Fiberglass Pole	27	x	15.66	422.82
12' Fib Pole-Shroud	56	x	25.70	1,439.20
14' Fib Fluted Pole	101	x	30.85	3,115.85
14' Fib Hinged Pole	4	x	21.65	86.60
Envir Srchg	9,135 kWh	x	.00015	1.37
Franchise Tax	9,135 kWh	x	.00062	5.66
Local Tax	9,135 kWh	x	.0025	22.84
State Tax			6%	502.75

TOTAL \$8,906.10

IMPORTANT INFORMATION ABOUT YOUR BILL

- ▶ The EmPower MD charge funds programs that can help you reduce your energy consumption and save you money. For more information, including how to participate, go to BGESmartEnergy.com.

Federal Tax Identification # 52-0280210

Other ways
to pay



BGE app

Available for
download at the
App Store and
Google Play



Online

BGE.COM



In-person

Visit **BGE.COM** and
select *Pay My Bill* for
a list of authorized
ACE Cash Express**
Fidelity Express**
and Western Union©**
payment locations.



Pay-by-phone

Paymentus**
833.209.5245

**Fees may apply.





AN EXELON COMPANY

BGE ELECTRIC DELIVERY



TAXES & FEES

708
51031
AUG 06 2025

ELECTRIC SUPPLY
NextEra Energy Svcs MD LLC
gexaenergy.com
(877) 528-2890
Electric Choice ID: 2107621213

CONTACT US **BGE.COM**
Customer Service: 800.685.0123
800.735.2258 (TTY-TTD)
Correspondence: P.O. Box 1475 Baltimore, MD 21203

7-1-7-31-2025
Bill Summary

Tanyard Springs HOA
1 Tanyard-Springs Ln
Glen Burnie, MD 21060
Account # 2107650000
Issued Date: August 1, 2025

Previous Balance	\$24.43
Payments Received July 18, 2025	-\$24.43
BGE Outstanding Balance	\$0.00
Electric	\$28.43
Total amount due by August 25, 2025	\$28.43

Payment received after August 25, 2025 will incur a late charge.

A late payment charge is applied to the unpaid balance of your BGE charges. The charge is up to 1.5% for the first month; additional charges will be assessed on unpaid balances past the first month, not to exceed 5%.

The amounts shown in the circles reflect charges from this bill period.



Return only this portion with your check made payable to BGE. Please write your account number on your check.

Pay your bill online, by phone or by mail.

See reverse side for more info ▶

Account # 2107650000

0129558 01 AB 0.64 **AUTO T3 0 2354 20854-3349 -C01-P29587-11



Tanyard Springs HOA
7811 Montrose Rd Ste 110
Potomac, MD 20854-3349



Total amount due by Aug 25, 2025	\$28.43
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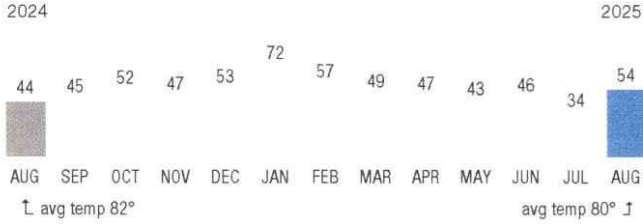
Payment Amount \$ 28.43

BGE
P.O. Box 13070
Philadelphia, PA 19101-3070

21210765000070000028431237800000291500

Electric details

ANNUAL ELECTRIC USAGE



General Service - Schedule G POLR Type I
 Billing Period: Jul 1, 2025 - Jul 31, 2025 Days Billed: 30
 Next Scheduled Reading: August 28, 2025
 Meter #G162071969 Read on Jul 31

Current Reading **11569** - Previous Reading **11515** = **54 kWh used**

ELECTRIC SUPPLY				\$6.34
NEXTERA ENERGY SVCS MD LLC				6.34
BGE ELECTRIC DELIVERY				\$18.81
Customer Charge				15.10
EmPower MD Chg	54 kWh	x	.0207	1.12
Distribution Chg	54 kWh	x	.04801	2.59
TAXES & FEES				\$3.28
MD Universal Svc Prog				1.85
Envir Srchg	54 kWh	x	.00015	0.01
Franchise Tax	54 kWh	x	.00062	0.03
Local Tax	54 kWh	x	.0025	0.14
State Tax			6%	1.25
TOTAL				\$28.43

BGE SUPPLY PRICE COMPARISON INFORMATION

BGE Supply Price Comparison Information: The current price for Standard Offer Service (SOS) electricity is 12.021 cents/kWh, effective through August 31, 2025. SOS electricity will cost 14.218 cents/kWh beginning September 1, 2025 through September 30, 2025. SOS electricity will cost 14.469 cents/kWh beginning October 1, 2025 through November 30, 2025. SOS electricity will cost 12.273 cents/kWh beginning December 1, 2025 through February 28, 2026. SOS electricity will cost 14.469 cents/kWh beginning March 1, 2026 through May 31, 2026. The weighted average price of SOS electricity will be 13.179 through May 31, 2026. The price for SOS from June 1, 2026 through September 30, 2026 will be set in November 2025.

Electric Supplier Charges

NEXTERA ENERGY SVCS MD LLC
 Billing Period: Jul 1, 2025 - Jul 31, 2025

Generation & Trans 54 KH x 0.1089	5.88
NITS /Day Adjustm 1 MO x 0.1041	0.10
Sales Tax	0.36
Total Electric Supplier	\$6.34

All inquiries on above supplier billing should be directed to NEXTERA ENERGY SVCS MD LLC at 877.528.2890

IMPORTANT INFORMATION ABOUT YOUR BILL

- ▶ The EmPower MD charge funds programs that can help you reduce your energy consumption and save you money. For more information, including how to participate, go to BGESmartEnergy.com.

Federal Tax Identification # 52-0280210

Adj Annual Usage Ele 594 kWh

Other ways to pay

BGE app
 Available for download at the App Store and Google Play

Online
BGE.COM



In-person
 Visit **BGE.COM** and select *Pay My Bill* for a list of authorized ACE Cash Express** Fidelity Express** and Western Union©** payment locations.

Pay-by-phone
 Paymentus**
833.209.5245

**Fees may apply.



Principals

Howard A. Goldklang, CPA, MBA
Donald E. Harris, CPA
Anne M. Sheehan, CPA
S. Gail Moore, CPA
Jeremy W. Powell, CPA
Renee L. Watson, CPA

1801 Robert Fulton Drive, Suite 200
Reston, VA 20191

Associate Principals

Matthew T. Stiefvater, CPA
Sheila M. Lewis, CPA

Managers

Andrew T. Plaughter, CPA
Michele S. Lizama, CPA
Jennifer L. Murray, CPA
Allison A. Day, CPA

708
Compt of MD

ESTIMATED INCOME TAX PAYMENTS for 2025

March 17, 2025

Tanyard Springs Homeowners Association, Inc.

c/o Abaris Realty, Inc.
Client no. 4289

We recommend the following estimated income tax payments **PER QUARTER** for the year ending December 31, 2025:

Federal
\$ 7,125.00

State
\$ 3,050.00

These quarterly payments will be due on:

- **April 15, 2025** - 3/20/25
- **June 16, 2025** - 6/22/25
- **September 15, 2025**
- **December 15, 2025**

*If you prefer to make one payment,
please multiply amounts above by
4 and pay on April 15, 2025.*

FEDERAL payments are now required to be made electronically. For information on EFTPS, please call 800-555-4477 or visit www.eftps.gov. EFTPS accounts need to be established at least 7 days in advance of first electronic payment.

- Tax Form: 1120
- Tax Type: Federal Tax Deposit
- Tax Period: 2025

STATE payments may be made electronically. For information on **Maryland** electronic payments, please call 800-638-2937 or visit <https://interactive.marylandtaxes.gov/bServices/BillPay/Default.aspx>.

Please contact us if you have any questions.

Sincerely,

Goldklang Group CPAs, P.C.

GOLDKLANG GROUP CPAs, P.C.

AMOUNTS ARE ESTIMATED—ACTUAL TAX MAY VARY

Exclusively serving Homeowners, Condominiums and Cooperative Associations in MD, DC and VA since 1974.

phone 703 391 9003 fax 703 391 9004 www.GGroupCPAs.com



C.W.R., Incorporated
 PO Box 599
 Beltsville, MD 20704
 3019371733
 ar@cwr.solutions

Invoice 00008935

BILL TO

Tanyard Springs HOA
 C/o Abaris Realty
 7811 Montrose Road, Suite
 110
 Potomac, MD 20854

DATE 08/01/2025	PLEASE PAY \$1,233.65	DUE DATE 08/31/2025
--------------------	---------------------------------	------------------------

DATE	ACTIVITY	AMOUNT
	Janitorial Maintenance Service (M) Service Period: 1-31 August 2025	1,233.65

We appreciate your continued business.

SUBTOTAL	1,233.65
TAX	0.00
TOTAL	1,233.65

TOTAL DUE \$1,233.65

THANK YOU.



Liberty Lock and Security, Inc.
1205 TAFT ST, ROCKVILLE, MD 20850 USA
(301) 424-5625

Invoice 61395239
Invoice Date 6/2/2025
Completed Date 6/2/2025
Payment Term NET 30
Due Date 7/2/2025

Billing Address

Abaris Realty
7811 Montrose Road #110
Potomac, MD 20854 USA

Job Address

Abaris / Tanyard Springs Clubhouse
6920 Heritage Crossing
Glen Burnie, MD 21060 USA

Description of work

10 interior doors keyed to new system. All keys work as intended. Keys given back to Mark who is point of contact. No other issues while on site.

Service #	Description	Quantity	Your Price	Total
SCBALABARIS	Service call, Baltimore, Anne Arundel co.	1.00	\$115.00	\$115.00
SVC006	Rekey x masterkey high security	10.00	\$99.00	\$990.00
DISCOUNT LAB	Discount on labor	1.00	-\$198.00	-\$198.00

Sub-Total \$907.00
Tax \$0.00
Total \$907.00
Payment \$0.00
Balance Due \$907.00

Thank you for choosing Liberty Lock and Security, Inc.

[Click here to leave us a Review!](#)



*AUG 08 2025
708
53664*

Correspondence:

7-1-7-31-2025

Bill Summary

Tanyard Springs HOA
6920 Heritage Xing
Glen Burnie, MD 21060
Account # 0573411000
Issued Date: August 5, 2025

BGE
ELECTRIC
DELIVERY



TAXES & FEES

ELECTRIC SUPPLY
NextEra Energy Svcs MD LLC
gexaenergy.com
(877) 528-2890
Electric Choice ID: 0573461351

BGE GAS
DELIVERY



TAXES & FEES

GAS SUPPLY
SFE Energy Maryland Inc
sfeenergy.com
(877) 316-6344
Gas Choice ID: 0573464790

53665

Previous Balance	\$1,898.50
Payments Received July 24, 2025	-\$1,898.50
BGE Outstanding Balance	\$0.00
Electric	\$2,228.37
Gas	\$51.27
Total amount due by August 28, 2025	\$2,279.64

Payment received after August 28, 2025 will incur a late charge.

A late payment charge is applied to the unpaid balance of your BGE charges. The charge is up to 1.5% for the first month; additional charges will be assessed on unpaid balances past the first month, not to exceed 5%.

The amounts shown in the circles reflect charges from this bill period.

Pay your bill online, by phone or by mail.

See reverse side for more info ▶

Account # 0573411000

0129843 01 MB 0.67 **AUTO T3 0 2404 20854-3349 -C01-P29872-I1



Tanyard Springs HOA
7811 Montrose Rd Ste 110
Potomac, MD 20854-3349



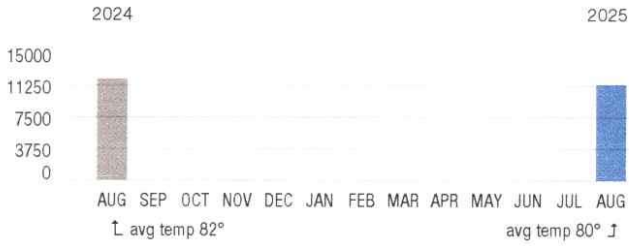
Total amount due by Aug 28, 2025 **\$2,279.64**

Payment Amount \$ *2279.64*

BGE
P.O. Box 13070
Philadelphia, PA 19101-3070

Electric details

ANNUAL ELECTRIC USAGE



General Service - Schedule G POLR Type II
 Billing Period: Jul 1, 2025 - Jul 31, 2025 Days Billed: 30
 Next Scheduled Reading: August 28, 2025

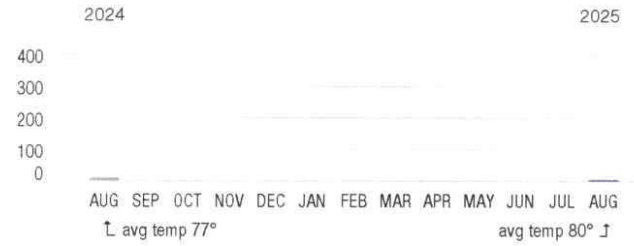
Meter #D118275847 Read on Jul 31
 Multiplier 40

Current Reading	-	Previous Reading	=	11400
32239		31954		kWh used

ELECTRIC SUPPLY				\$1,326.63
NEXTERA ENERGY SVCS MD LLC				1,326.63
BGE ELECTRIC DELIVERY				\$802.84
Customer Charge				15.10
EmPower MD Chg	11400 kWh	x	.0207	235.98
Distribution Chg	11400 kWh	x	.0484	551.76
TAXES & FEES				\$98.90
MD Universal Svc Prog				12.28
Envir Srchg	11400 kWh	x	.00015	1.71
Franchise Tax	11400 kWh	x	.00062	7.07
Local Tax	11400 kWh	x	.0025	28.50
State Tax			6%	49.34
TOTAL				\$2,228.37

Gas details

ANNUAL GAS USAGE



General Service - Schedule C
 Billing Period: Jun 30, 2025 - Jul 30, 2025 Days Billed: 30
 Next Scheduled Reading: August 28, 2025

Meter #100132717 Read on Jul 30
 Multiplier 1.125

Current Reading	-	Previous Reading	=	Units	X	Therm Factor	=	6
3793		3787		6		1.007		therms used

GAS SUPPLY				\$4.45
SFE Energy Maryland Inc				4.45
BGE GAS DELIVERY				\$44.03
Customer Charge				38.70
Distribution Chg	6 therms	x	.8884	5.33
TAXES & FEES				\$2.79
Franchise Tax	6 therms	x	.00402	0.02
Local Tax	6 therms	x	.02	0.12
State Tax			6%	2.65
TOTAL				\$51.27

Gas Supplier Charges

SFE Energy Maryland Inc	
Billing Period: Jun 30, 2025 - Jul 30, 2025	
6 therms @ 0.6990	4.19
State Tax	0.26
Total Gas Supplier	\$4.45

All inquiries on above supplier billing should be directed to SFE Energy Maryland Inc at 877.316.6344

Thank you for choosing SFE Energy

Federal Tax Identification # 52-0280210

Adj Annual Usage Ele 89,115 kWh Gas 1,288 therms

Other ways to pay

BGE app
 Available for download at the App Store and Google Play

Online
BGE.COM



In-person

Visit **BGE.COM** and select *Pay My Bill* for a list of authorized ACE Cash Express** Fidelity Express** and Western Union©** payment locations.

Pay-by-phone

Paymentus**
833.209.5245

**Fees may apply.



0129843-0039447-0000002 of 0000004-C01-m1-71002404-29872



Electric Supplier Charges

NEXTERA ENERGY SVCS MD LLC

Billing Period: Jul 1, 2025 - Jul 31, 2025

Generation & Trans 11400 KH x 0.1089	1241.46
NITS /Day Adjustm 1 MO x 10.0842	10.08
Sales Tax	75.09

Total Electric Supplier **\$1,326.63**

All inquiries on above supplier billing should be directed to NEXTERA ENERGY SVCS MD LLC at 877.528.2890

IMPORTANT INFORMATION ABOUT YOUR BILL

- ▶ The EmPower MD charge funds programs that can help you reduce your energy consumption and save you money. For more information, including how to participate, go to BGESmartEnergy.com.



INVOICE

ALARM ONE ADVANTAGE LLC
PO Box 2
Upper Falls, MD 21156-0002

billing@alarmoneadvantage.com
+1 (443) 438-8005



Bill to

Tanyard Springs HOA
Tanyard Springs HOA
%Abaris Realty Inc
7811 Montrose Rd, #110
Potomac, MD 20854

Invoice details

Invoice no.: 1945
Terms: Due on receipt
Invoice date: 08/06/2025
Due date: 08/20/2025

#	Product or service	Description	Qty	Rate	Amount
1.	Standard Monthly Monitoring	Security Monitoring	1	\$29.99	\$29.99

Subtotal \$29.99

Sales tax \$1.80

Total \$31.79

Ways to pay



We accept credit cards, ACH payments, and checks. Remittance address for check is:

Alarm One Advantage LLC
PO Box 2
Upper Falls, MD 21156-0002

[View and pay](#)



INVOICE

Customer ID:

23-02234-53005

Customer Name:

ABARIS TANYARD SPRINGS HOA

Service Period:

08/01/25-08/31/25

Invoice Date:

07/25/2025

Invoice Number:

3750203-2420-4

How to Contact Us

Visit wm.com/MyWM

Create a My WM profile for easy access to your pickup schedule, service alerts and online tools for billing and more. Have a question? Check our support center or start a chat.



Customer Service: (800) 834-2805

Your Payment is Due

Aug 24, 2025

708

If full payment of the invoiced amount is not received within your contractual terms, you may be charged a monthly late charge of 2.5% of the unpaid amount, with a minimum monthly charge of \$5, or such late charge allowed under applicable law, regulation or contract.

Your Total Due

\$305.28

If payment is received after 08/24/2025: **\$ 312.91**

Previous Balance
304.51

+

Payments
(304.51)

+

Adjustments
0.00

+

Current Invoice Charges
305.28

=

Total Account Balance Due
305.28

IMPORTANT MESSAGES

***WM only sells services online through our own website at wm.com. WM does not sell any services through other on-line marketplaces. To arrange services for your business or home, visit wm.com directly.



Please detach and send the lower portion with payment --- (no cash or staples) ---



WASTE MANAGEMENT OF MARYLAND, INC.
BALTIMORE HAULING
PO BOX 3020
MONROE, WI 53566-8320
(800) 834-2805
(866) 571-2981 FAX

Invoice Date	Invoice Number	Customer ID <i>(Include with your payment)</i>
07/25/2025	3750203-2420-4	23-02234-53005
Payment Terms	Total Due	Amount
Total Due by 08/24/2025	\$305.28	
If Received after 08/24/2025	\$312.91	



2420000230223453005037502030000003052800000030528 9

0042386 01 AB 0.64 **AUTO T7 0 7205 20854-334935 -C04-P42428-I1

10066C97

ABARIS TANYARD SPRINGS HOA
7811 MONTROSE RD STE 110
POTOMAC MD 20854-3349



WM CORPORATE SERVICES, INC.
Remit To: AS PAYMENT AGENT
PO BOX 13648
PHILADELPHIA, PA 19101-3648



DETAILS OF SERVICE

Details for Service Location:
Tanyard Springs Hoa, 6920 Heritage Xing, Glen Burnie MD
21060-8466

Customer ID: 23-02234-53005

Description	Date	Ticket	Quantity	Amount
6 Yard Dumpster Service	08/01/25		1.00	256.15
Energy Surcharge				40.63
Administrative Charge				8.50
Total Current Charges				305.28

GREENER WAYS TO PAY

Please choose one of these sustainable payment options:



AutoPay

Set up recurring payments with us at wm.com/myaccount



Online

Use wm.com for quick and easy payments



By Phone

Pay 24/7 by calling 866-964-2729

HOW TO READ YOUR INVOICE

How to Contact Us	Your Payment is Due	Your Total Due
Visit wm.com/MyWM	10/25/2022	\$123.45

Previous Balance	Payments	Adjustments	Current Invoice Charges	Total Account Balance Due
\$123.45	(\$123.45)	0.00	\$123.45	\$123.45

Description	Amount
WM STATE SOLID WASTE TAX @ 7.3%	
COUNTY ENVIRONMENTAL CHARGE	

- 1** Your Total Due is the total amount of current charges and any previous unpaid Balances combined. This also states the date payment is due to WM, anything beyond that date may incur additional charges.
- 2** Previous balance is the total due from your previous invoice. We subtract any Payments Received/Adjustments and add your Current Charges from this billing cycle to get a Total Due on this invoice. If you have not paid all or a portion of your previous balance, please pay the entire Total Due to avoid a late charge or service interruption.
- 3** Service location details the total current charges of this invoice.

New Payment Platform

Here are more details about our enhanced online bill-pay system. Powered by Paymentus, the platform will provide more options and flexibility when managing and paying your bills.



Expanded payment options.

Pay with PayPal, Apple Pay, or Google Pay; via secure direct debit from a bank account; or by credit or debit card.

Anytime, anywhere payments.

Same great 24/7 availability so you can make payments when convenient or set it and forget it with AutoPay.

Complete Hub for account activity.

Continue to view and manage your bills directly from **My WM** (wm.com/mywm).

If your service is suspended for non-payment, you may be charged a Resume charge to restart your service. For each returned check, a charge will be assessed on your next invoice equal to the maximum amount permitted by applicable state law.

<input type="checkbox"/> Check Here to Change Contact Info List your new billing information below. For a change of service address, please contact WM.	<input type="checkbox"/> Check Here to Sign Up for Automatic Payment Enrollment If I enroll in Automatic Payment services, I authorize WM to pay my invoice by electronically deducting money from my bank account. I can cancel authorization by notifying WM at wm.com or by calling the customer service number listed on my invoice. Your enrollment could take 1-2 billing cycles for Automatic Payments to take effect. Continue to submit payment until page one of your invoice reflects that your payment will be deducted.																				
<table border="1"> <tr><td>Address 1</td><td></td></tr> <tr><td>Address 2</td><td></td></tr> <tr><td>City</td><td></td></tr> <tr><td>State</td><td></td></tr> <tr><td>Zip</td><td></td></tr> <tr><td>Email</td><td></td></tr> <tr><td>Date Valid</td><td></td></tr> </table>	Address 1		Address 2		City		State		Zip		Email		Date Valid		<table border="1"> <tr><td>Email</td><td></td></tr> <tr><td>Date</td><td></td></tr> <tr><td>Bank Account Holder Signature</td><td></td></tr> </table>	Email		Date		Bank Account Holder Signature	
Address 1																					
Address 2																					
City																					
State																					
Zip																					
Email																					
Date Valid																					
Email																					
Date																					
Bank Account Holder Signature																					

NOTICE: By sending your check, you are authorizing the Company to use information on your check to make a one-time electronic debit to your account at the financial institution indicated on your check. The electronic debit will be for the amount of your check and may occur as soon as the same day we receive your check.

In order for us to service your account or to collect any amounts you may owe (for non-marketing or solicitation purposes), we may contact you by telephone at any telephone number that you provided in connection with your account, including wireless telephone numbers, which could result in charges to you. Methods of contact may include text messages and using pre-recorded/artificial voice messages and/or use of an automatic dialing device, as applicable. We may also contact you by email or other methods as provided in our contract.

Please send all bankruptcy correspondence to RMCbankruptcy@wm.com or PO Box 43290 Phoenix, AZ 85080. Using the email option will expedite your request. (this language is in compliance with 11 USC 342(c)(2) of the Bankruptcy Code)



logicalTech, LLC
 PO Box 197
 Tazewell, TN 37879 US
 +12406142602
 logicalTech.com

Invoice MSP-2291

DATE 08/01/2025	PLEASE PAY \$60.00	DUE DATE 08/01/2025
--------------------	------------------------------	------------------------

BILL TO

Tanyard Springs HOA
 6920 Heritage Crossing
 Glen Burnie, Maryland 21060

PLEASE DETACH TOP PORTION AND RETURN WITH YOUR PAYMENT.

DATE	ACTIVITY	QTY	RATE	AMOUNT
	Unifi Cloud Hosted Wi-Fi Controller:Unifi Cloud Hosted Wi-Fi Controller Unifi Cloud controller, manages the wireless & wired Unifi networks at Tanard Springs HOA	1	60.00	60.00

Thank you for your business - We appreciate it very much.

** Please update your records and use this new address for all mail correspondence and payments:

logicalTech, LLC
 P.O. Box 197
 Tazewell TN 37879

TOTAL DUE \$60.00

THANK YOU.

Pay invoice

Innovative Security Systems,
 4815 Prince Georges Avenue, Suite #3
 Beltsville, MD 20705-1968
 Phone: 301-931-0200 Fax: 301-931-1959
 VADCJS #11-2549



Invoice

DATE	INVOICE #
8/1/2025	120199

BILL TO	SHIP TO
Abaris Realty Attn: Accounts Payable 7811 Montrose Rd Suite 110 Potomac, MD 20854	Abaris Realty - Tanyard Springs HOA 6920 Heritage Crossing Glen Burnie, MD 21060

TERMS	DUE DATE	REP	P.O. NUMBER	Ticket No.	VIA
n10	8/11/2025	AT		MONTHLY PG	Perform. Plan

ITEM CODE	DESCRIPTION	QTY	PRICE	AMOUNT
pg-mon.standard... Fee	Discount Standard Maintenance Plan - Monthly Billing Administration Fee (ACH not provided)	1	14.44	14.44T
		1	3.00	3.00T
	Plan Covers Gym Access Control			

Due to the recent price increase in Postage, we will no longer be mailing invoices unless previously requested. If you need your invoice mailed, Please contact our billing department.

We are also moving toward 100% of payments being set up as ACH payments. Please ask us how to get set up for ACH autopayments.

Please contact our Billing Department at 1-888-879-4774 or Accounting@innovativesecurity.com

Sales Tax (6.0%)	\$1.05
Total	\$18.49
Payments/Credits	\$0.00
Balance Due	\$18.49
Thank you for your business.	



INVOICE

Chamberlain Contractors, LLC
162 Lafayette Avenue
Laurel Maryland 20707
www.chamberlaincontractors.com

Invoice ID: INVCHM1162
Invoice Date: 8/7/2025
Payment Due: 9/6/2025
Terms: Net 30
Salesperson: Karyne A Miller
Customer ID: Abaris Realty - CHM

Bill To:
Abaris Realty
7811 Montrose Road, Suite 110
Potomac MD 20854
United States

JOB: CHM-25-0929-Tanyard Springs HOA
Tanyard Springs HOA
6920 Heritage Crossing
Glen Burnie MD 21060
United States

Item	Description	Units	Unit Price	Balance Due
Wheel Stops	Concrete Curb Blocks	1	\$500.00	\$500.00
			Subtotal	\$500.00
			Payments/Adjustments	(\$0.00)
			Total Amount Due	\$500.00

Please remit payment electronically via ACH wherever possible using the following information:

Acct Name: Chamberlain Contractors, LLC
ABA/Routing: 051404260
Acct Number: 1470019042626
Acct Type: Checking
Bank Address: Truist Bank, 214 N Tryon Street, Charlotte, NC 28202

Please reference your invoice number or client number on your remittance.

As a fraud prevention measure, verify the authenticity of the electronic payment instructions by calling our office using a number you have previously called — not one from an electronic payment request — and verbally verifying the information.

Principals

Howard A. Goldklang, CPA, MBA
Donald E. Harris, CPA
Anne M. Sheehan, CPA
S. Gail Moore, CPA
Jeremy W. Powell, CPA
Renee L. Watson, CPA

1801 Robert Fulton Drive, Suite 200
Reston, VA 20191

Associate Principals

Matthew T. Stiefvater, CPA
Sheila M. Lewis, CPA

Managers

Andrew T. Plaugher, CPA
Michele S. Lizama, CPA
Jennifer L. Murray, CPA
Allison A. Day, CPA

ESTIMATED INCOME TAX PAYMENTS for 2025

March 17, 2025

Tanyard Springs Homeowners Association, Inc.
c/o Abaris Realty, Inc.
Client no. 4289

We recommend the following estimated income tax payments **PER QUARTER** for the year ending December 31, 2025:

<u>Federal</u>	<u>State</u>
\$ 7,125.00	\$ 3,050.00

These quarterly payments will be due on:

- **April 15, 2025 - 3-21-25**
- **June 16, 2025 - 5-29-25**
- **September 15, 2025 - 8-13-25**
- **December 15, 2025**

*If you prefer to make one payment,
please multiply amounts above by
4 and pay on April 15, 2025.*

FEDERAL payments are now required to be made electronically. For information on EFTPS, please call 800-555-4477 or visit www.eftps.gov. EFTPS accounts need to be established at least 7 days in advance of first electronic payment.

- Tax Form: 1120
- Tax Type: Federal Tax Deposit
- Tax Period: 2025

STATE payments may be made electronically. For information on **Maryland** electronic payments, please call 800-638-2937 or visit <https://interactive.marylandtaxes.gov/bServices/BillPay/Default.aspx>.

Please contact us if you have any questions.

Sincerely,

Goldklang Group CPAs, P.C.

GOLDKLANG GROUP CPAs, P.C.

AMOUNTS ARE ESTIMATED—ACTUAL TAX MAY VARY

Exclusively serving Homeowners, Condominiums and Cooperative Associations in MD, DC and VA since 1974.

phone 703 391 9003 fax 703 391 9004 www.GGroupCPAs.com

ABARIS REALTY, INC.

CHECK REQUEST

Project Name: Tonyard Springs HOA Date: 8/1/25
Payable To: Rosie Rivera
Amount: \$ 1603.72 (Attached Invoice or Bill)
For: Reimbursement - see attached

Requested/Approved By: SFA Return To: SFA
Account No.: 53850 - \$ 203.92
501000 - \$ 87.96
504500 - \$ 1311.84

TS Office supply reimbursements

From Rosie Rivera <rosie@tanyardspringshoa.com>

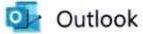
Date Tue 7/8/2025 9:17 AM

To Board of Directors <board@tanyardspringshoa.com>; Mark Moorman <mmoorman@abarisrealty.com>;
Shireen Ambush1 <sambush1@abarisrealty.com>; Tanyard Springs <tanyardsprings@abarisrealty.com>

Mark,

Please see attached for reimbursement.

Rosie



Re: Reimbursement Request - Rosie Rivera - Purchase for Office Supplies, Pool party, & Night Swim

From Prinston Samuel <psamuel@abarisrealty.com>
Date Mon 7/14/2025 7:02 PM
To Shireen Ambush1 <sambush1@abarisrealty.com>; Sammi Lai <slai@abarisrealty.com>
Cc Mark Moorman <mmoorman@abarisrealty.com>

1 attachment (11 MB)
Tanyard Spring - Petty Cash - Reimbursement.pdf;

Shireen

I have reviewed the invoice and have attached a summary of the invoice for reimbursement.

Regards,

Prinston J Samuel, MBA
Chief Financial Officer
Real Estate Agent - MD



Abaris Real Estate Management
7811 Montrose Road #110
Potomac, MD 20854 | 301-468-8919
abarisrealty.com

From: Shireen Ambush1 <sambush1@abarisrealty.com>
Sent: Sunday, July 13, 2025 4:54 PM
To: Sammi Lai <slai@abarisrealty.com>; Prinston Samuel <psamuel@abarisrealty.com>
Cc: Mark Moorman <mmoorman@abarisrealty.com>
Subject: Fw: Reimbursement Request - Rosie Rivera - Purchase for Office Supplies, Pool party, & Night Swim

Hi Sammi and Prinston
Please review the attached reimbursement request and accompanying receipts to verify all amounts with corresponding receipts and the accurate total amount to be reimbursed. Once verified by one of you, I will write up the check request. Please do this ASAP so we can get the check cut this week!

SHIREEN AMBUSH, MPA, CPM, PCAM
President



Abaris Real Estate Management Inc.,
7811 Montrose Rd # 110,
Potomac, MD 20854
Phone: 301-468-8919
sambush1@abarisrealty.com
www.abarisrealty.com



All homeowner questions, comments or service requests should be submitted through our Homeowner Portal at <https://portal.abarisrealty.com> or by sending an email to our new company email address: customercare@abarisrealty.com

From: Mark Moorman <mmoorman@abarisrealty.com>
Sent: Thursday, July 10, 2025 10:18 AM
To: Shireen Ambush1 <sambush1@abarisrealty.com>
Subject: Reimbursement Request - Rosie Rivera - Purchase for Office Supplies, Pool party, & Night Swim

			Price	Qt	Total	
4/14/2025 Amazon.com	Magnetic White board	Rosie Rivera				
4/23/2025 Amazon.com	Signs		17.99	3	53.97	\$ 52.97
4/24/2025 Amazon.com	Parking Signs		29.99	5	149.95	538.500
	Ring Cam		34.99	1	34.99	501.000
	Coupon				-1.5	
	Taxes				14.24	\$ 251.65
5/11/2025 Amazon.com	Ring Cam		34.99	2	69.98	\$ 69.98
	Neon Party Sunglasses		20.98	1	20.98	
	Tablecloth		5.88	5	29.40	
	Tiamon		13.49	2	26.98	
	Kids Sunglasses		45.99	1	45.99	
	Slap Bracelets		19.99	1	19.99	
	Elocho		46.99	1	46.99	
	Taxes				11.41	\$ 201.74
5/23/2025 BJ's	Taxes					\$ 284.98
						\$ 8.24
	Pasadena CMF					\$ 36.03
	Pasadena CMF					\$ 91.67
5/19/2025	Pizza Bolis Glen					\$ 606.46
	Total					\$ 1,603.72

501000

PS10P2

3:32



Search Amazon.com



amazon.com

Final Details for Order #113-7713483-7336210

Print this page for your records.

Order Placed: April 11, 2025

Amazon.com order number: 113-7713483-7336210

Order Total: \$52.97

Shipped on April 14, 2025

Items Ordered

1 of: *Sweetcrispy Magnetic Whiteboard Dry Erase Set of 2, 36 X 24 Inches, 2 Dry Eraser & 4 Dry Erase Markers & 8 Magnetic Pins*

Sold by: Amazon.com Services, Inc

Supplied by: Other

Condition: New

Price

\$49.97

\$49.97

Shipping Address:

Rosie Rivera
7730 HOLLINS CHAPEL CT
GLEN BURNIE, MD 21060-8396
United States

Shipping Speed:

FREE Prime Delivery

ps 2022

FREE FIVE DAY DELIVERY

Payment information

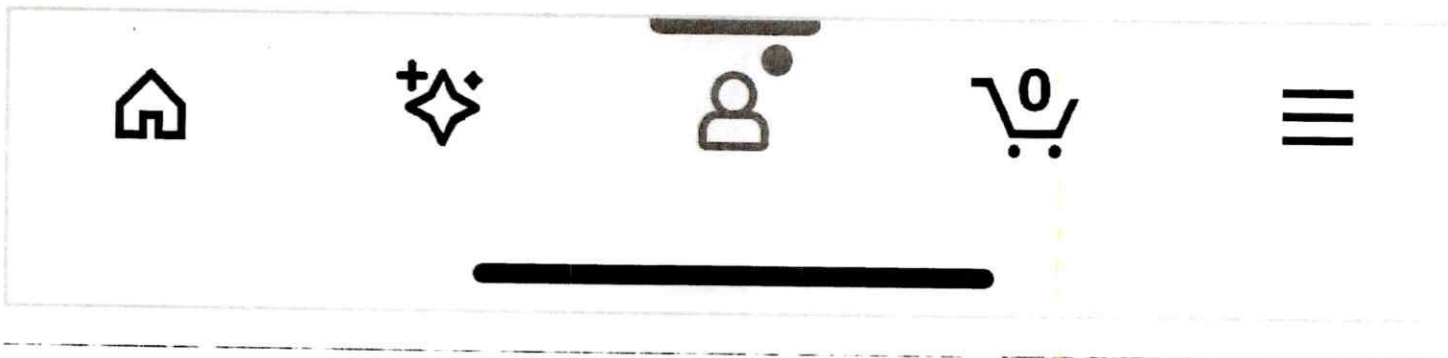
Payment Method:	Item(s) Subtotal:	\$49.97
Visa ending in 7009	Shipping & Handling:	\$0.00

	Total before tax:	\$49.97
Billing address	Estimated tax to be collected:	\$3.00
Alberto j Rivera		-----
Pcs 79 box 15	Grand Total:	\$52.97
Apo, Ae 09714		
United States		

Credit Card transactions Visa ending in 7009: April 14, 2025: \$52.97

To view the status of your order, return to Order Summary.

Conditions of Use | Privacy Notice © 1996-2025, Amazon.com, Inc. or its affiliates



\$52.97

pg 1 of 3

3:30



Search Amazon.com



amazon.com

Final Details for Order #113-8692563-4293042

Print this page for your records.

Order Placed: April 23, 2025

Amazon.com order number: 113-8692563-4293042

Order Total: \$251.65

Shipped on April 24, 2025

Items Ordered

5 of: *Large No Parking Sign, Violators Will Be Towed Away at Vehicle Owner's Expense Sign, 18x12 Inches Reflective Rust Free Aluminum sign, Weather Resistant, Waterproof, Fade Resistant*

Sold by: Cefrashi (seller profile)

Supplied by: Cefrashi (seller profile)

Condition: New

1 of: *Ring Indoor Cam (newest model) — Home or business security in 1080p HD video, Black*

Sold by: Amazon.com Services, Inc

Supplied by: Other

Condition: New

Price

\$29.99 *XS*

= \$149.95

\$34.99

\$34.99

Shipping Address:

Rosie Rivera
7730 HOLLINS CHAPEL CT
GLEN BURNIE, MD 21060-8396
United States

pg 2 of 3

3:30



Search Amazon.com



United States

Shipping Speed:
FREE Prime Delivery

Shipped on April 23, 2025

Items Ordered

3 of: *3 Pack Private Property No Trespassing Sign, 12 x 12 Inches Square .040 Rust Free Aluminum, UV Protected and Waterproof, Weather Resistant, Durable Ink, Easy to Mount*

Price

\$17.99 x 3

= \$53.97

Sold by: Faittoo (seller profile)

Supplied by: Faittoo (seller profile)

Condition: New

Shipping Address:

Rosie Rivera
7730 HOLLINS CHAPEL CT
GLEN BURNIE, MD 21060-8396
United States

Shipping Speed:
FREE Prime Delivery

pg 303

Payment information

Payment Method:

American Express ending in 1006

Item(s) Subtotal: \$238.91
Shipping & Handling: \$0.00
Your Coupon Savings: -\$1.50

Billing address

Rosie Rivera
7730 HOLLINS CHAPEL CT
GLEN BURNIE, MD 21060-8396
United States

Total before tax: \$237.41
Estimated tax to be collected: \$14.24

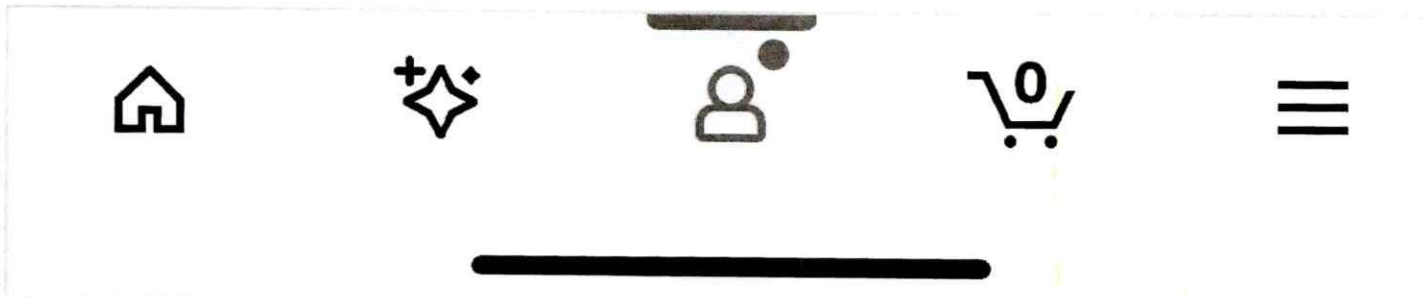
Grand Total: \$251.65

Credit Card transactions

AmericanExpress ending in 1006: April 24, 2025: \$251.65

To view the status of your order, return to Order Summary.

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\$251.65

pg 1 of 2

3:31



Search Amazon.com



amazon.com

Final Details for Order #113-5706036-4930620

Print this page for your records.

Order Placed: April 29, 2025
Amazon.com order number: 113-5706036-4930620
Order Total: \$74.18

Shipped on May 1, 2025

Items Ordered

2 of: Ring Indoor Cam (newest model) — Home or business security in 1080p HD video, Black Part 1 of 1 - Ring Indoor Cam (2nd Gen) | latest generation, 2023 release | 1080p HD Video & Color Night Vision, Two-Way Talk, and Manual Audio & Video Privacy Cover | 2-pack, Black

Price
\$34.99

x 2 = \$69.98

Sold by: Amazon.com Services, Inc
Supplied by: Other

Condition: New

Shipping Address:

Rosie Rivera
7730 HOLLINS CHAPEL CT
GLEN BURNIE, MD 21060-8396
United States

Method:

Visa ending in
7009

Shipping & Handling: \$0.00

Total before tax: \$69.98

Estimated tax to be collected: \$4.20

Billing address

Rosie Rivera
7730 HOLLINS
CHAPEL CT
GLEN BURNIE, MD
21060-8396
United States

Grand Total: \$74.18

Credit Card transactions Visa ending in 7009: May 1, 2025: \$74.18

To view the status of your order, return to Order
Summary.

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affiliates



PS 104

3:29



Search Amazon.com



Shipped on May 21, 2025

Items Ordered

1 of: *Neon Party Sunglasses, 28 Pack 7 Colors Bulk Sunglasses for Adults and Teens, 80's Retro Style Party Favors for Summer Pool, Beach, Birthday, Graduation, Outdoor Party Supplies, Goody Bag Favors*

Sold by: LinMa (seller profile)
Supplied by: LinMa (seller profile)

Price
\$20.98 x 1 = \$20.98

Condition: New

5 of: *Creative Converting 329657 Plain Water Print Plastic Tablecloth*

Sold by: Amazon.com Services, Inc
Supplied by: Other

\$5.88 x 5 = \$29.42

Condition: New

Shipping Address:

Rosie Rivera
7730 HOLLINS CHAPEL CT
GLEN BURNIE, MD 21060-8396
United States

Shipping Speed:

Amazon Day Delivery

PS 2024

3:28



Search Amazon.com



Print this page for your records.

Order Placed: May 19, 2025
Amazon.com order number: 113-4900240-2433027
Order Total: \$201.74

Shipped on May 21, 2025

Items Ordered

Price

2 of: *Tiamon 60 Pcs Summer Party Favor Summer Pool Beach Drawstring Gift Bags Pool Plastic Candy Goodies Bags Beach Ball Treat Pouch for Hawaiian Luau Party Favors*

\$13.49 *x 2 = 26.98*

Sold by: Nosleeping (seller profile)
Supplied by: Nosleeping (seller profile)

Condition: New
1 of: *Oleitodh 84 Pcs Kids Translucent Sunglasses Bulk, Kids Neon Sunglasses Party Favor with UV400 Protection for Boys Girls Age 3-8, Goody Bag Favors Gift for Pool Birthday Party Supplies, 12 Colors*

\$45.99 *54.99*

Sold by: Oleitodh (seller profile)
Supplied by: Oleitodh (seller profile)

Condition: New
1 of: *JOYIN 144 Pcs Slap Bracelets for Kids, Bulk Wristbands with Animals, Friendship, Heart, Party Favors, Classroom Prizes Birthday Exchanging Gifts, Goodies Bag Stuffers Fillers*

\$19.99 *519.99*

Sold by: JoyinDirect (seller profile)
Supplied by: JoyinDirect (seller profile)

B3 3009

Condition: New

1 of: *Elcoho 144 Pieces Pool Party Favors Beach Toys Including Inflatable Beach Ball, Sunglasses, Paper Bag Straw Tattoo Slap Bracelet Beach Summer Party Favors for Birthday Graduate Pool Party Age 4-12*

\$46.99 *to 46.99*

Sold by: Elcoho US (seller profile)

Supplied by: Elcoho US (seller profile)

Condition: New

Shipping Address:

Rosie Rivera
7730 HOLLINS CHAPEL CT
GLEN BURNIE, MD 21060-8396
United States

Shipping Speed:

Amazon Day Delivery

Shipped on May 21, 2025



pg 4 of 4

Payment information

Payment Method: Mastercard ending in 8205
Item(s) Subtotal: \$190.33
Shipping & Handling: \$0.00

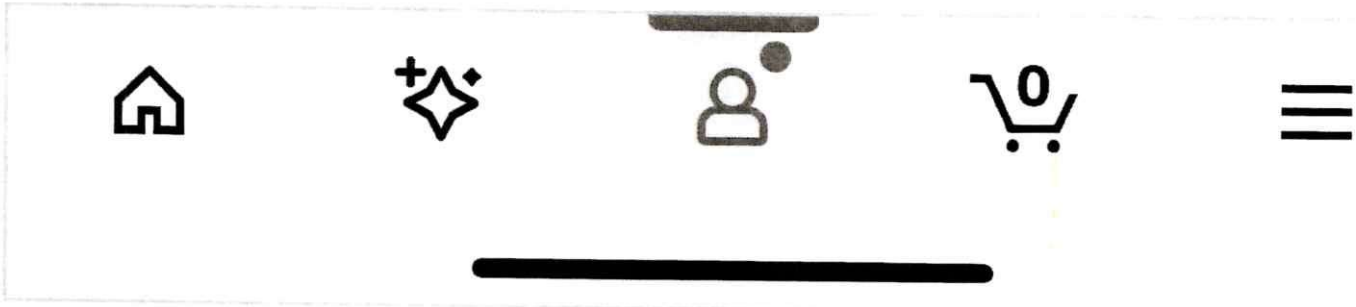
Billing address
Rosie Rivera
7730 HOLLINS CHAPEL CT
GLEN BURNIE, MD 21060-8396
United States
Estimated tax to be collected: \$11.41

Grand Total: \$201.74

Credit Card transactions MasterCard ending in 8205: May 21, 2025: \$201.74

To view the status of your order, return to Order Summary.

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\$201.74

PS 10P1



8139 Governor Pitkin Highway
Pasadena, NJ
Club Mgr: Sicone McLean

Club 59 Reg 10 Trans 8473
Cashier: 555828 05/23/25 02:59pm

*** MEMBERSHIP ID. *****7730 ***
*** MEMBERSHIP EXPIRES ON 07/25 ***

CASH CREDIT DBIT ONLY		
3485689008	WELCHS 90CT	55.96 T
4 @ 13.99		
86867018593	WF WATER	7.98 T
2 @ 3.99		
8265798443	D PARK WATER	13.38 T
2 @ 6.69		
8768400444	CAPRI SUN	19.98 N
2 @ 9.99		
2840069714	PREMIERE MIX	19.99 N
2840069718	CLASSIC MIX	39.98 N
2 @ 19.99		
2840066997	COOL TANGY	19.99 N
1400004615	OREOCHPAHY6	30.98 N
2 @ 15.49		
88867013966	BJ PLATE 204	39.98 T
2 @ 19.99		
88867003743	BJ NAPKIN	19.98 T
2 @ 9.99		
4300008954	KA JAMMERS	16.78 N
2 @ 8.39		
**** SUBTOTAL		284.98
MD 6% Tax		8.24
**** TOTAL		293.22

*****1006 ENTRY: H
Purchase 00 APPROVED
AUTH 813655
TERMINAL NUMBER 7807305910
05/23/25 03:01pm 59 10 8473 555828
AMERICAN EXPRESS
AID: A000000025010801

American Express 293.22
CHANGE 0.00
TOTAL ITEMS= 22

As a BJ's Member I JUST SAVED: \$57.00
BJ's Member Savings 57.00
Coupons Redeemed 0.00
Rewards Redeemed 0.00
Current BJ's Gas Savings
FuelSaver earned thru 05/22/25 0.00/gal
FuelSaver earned in this trx: 0.00/gal
visit bj's.com/gas for more details

SAVE TIME ON YOUR NEXT SHOP
Skip the checkout line with ExpressPay
Scan items, clip coupons & pay
with the BJ's app.



MEMBER COPY



\$ 293.22

PS 1 of 1

WELCOME TO
PASADENA CMF
CMF
7400 Ft Smallwood
Curtis bay MD

Description	Qty	Amount
T ICE BAG 20 LBS	4	27.16
T RED.B.12OZ	1	4.14
T FUNION	1	2.69

Subtotal		33.99
Tax		2.04
TOTAL		36.03
CREDIT \$		36.03

Sale Receipt
VISA \$36.03
Acct/Card #: ****1206
Auth #: 527732
Resp Code: 000
Stan: 35724341061
Reference:1531
APPNAME US DEBIT
AID : A0000000980840
APP CRYPTOGRAM : ARQC BE485EB4EEAE0576
ENTRY : Tap

SITE ID: CARRO14601
MERCHANT COPY

I agree to pay the amount stated
on this receipt

THANK YOU

\$36.03

PS 1 of 1

WELCOME TO
PASADENA CMF CMF

7400 Ft Smallwood
Curtis bay MD

Description	Qty	Amount
T ICE BAG 20 LBS	1	6.79
T ICE BAG 20 LBS	1	6.79
T ICE BAG 20 LBS	1	6.79
T Taxable	1	4.79
T Taxable	1	4.79
T Jalapeno cheese	1	3.99
T DORITOS NC	1	6.29
T DORITOS CR	1	6.29
T Taxable	1	9.99
T Taxable	1	9.99
T Taxable	1	9.99
T Taxable	1	9.99

Subtotal

Tax

86.48

5.19

TOTAL

91.67

IN-HOUSE \$

91.67

HOUSE ACCT
ACCOUNT

I AGREE TO PAY ABOVE TOTAL AMOUNT

X
BUYER'S SIGNATURE ID

91.67

3:27 ↖



< Back

Transaction details



\$606.46

Description

Pizza Bolis Glen

Posted date

05/24/2025

Authorized date

05/19/2025

Status

Posted

Categories



Food & Dining

Appears on your
statement as

**PIZZA BOLIS
GLEN BURNIE MD**

Charged by

RIVERA, ROSIE M

Card number

427082***7370**



Home



Products



Search



Chat

SBC Outdoor Services

PO Box 420
Fallston, MD 21047
+14436191460
kelly.reynolds@sbclandscaping.com



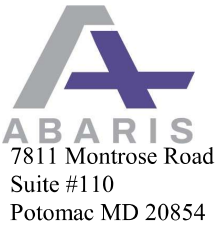
BILL TO

Tanyard Springs
7811 Montrose Rd
Suite 110
Pocomac, Maryland 21854
United States

INVOICE # 25-31-96
DATE 08/02/2025
DUE DATE 08/30/2025
TERMS 28 Days

DATE	SERVICE	AMOUNT
	2025 Monthly Contractual Landscaping Billing	16,211.92

BALANCE DUE **\$16,211.92**



Invoice

Date	Invoice #	Due Date
6/30/2025	10774	6/30/2025

Community
TANYARD SPRINGS

Quantity	Description	Unit Cost	Total
1	Copy & Printing - Black & White	10.50	10.50
1	Postage - USPS - Standard	20.70	20.70
1	Delinquency Letters	1,275.00	1,275.00
1	CC Reimbursement: Website Domain Name Registration	71.25	71.25

Total	\$1,377.45
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Invoice

Date	Invoice #	Due Date
7/31/2025	11266	7/31/2025

Community
TANYARD SPRINGS
Community Mailers Sent

SouthData Invoi...	Description	Quantity	Unit Price	Total
7/2/2025	Supplies: Labels	13	0.05	0.65
7/7/2025	Supplies: Labels	1	0.05	0.05
7/16/2025	Supplies: Labels	4	0.05	0.20
7/23/2025	Supplies: Labels	38	0.05	1.90
7/25/2025	Supplies: Labels	1	0.05	0.05
7/2/2025	Printing - B/W Copies	13	0.15	1.95
7/7/2025	Printing - B/W Copies	6	0.15	0.90
7/16/2025	Printing - B/W Copies	4	0.15	0.60
7/23/2025	Printing - B/W Copies	38	0.15	5.70
7/25/2025	Printing - B/W Copies	1	0.15	0.15
7/2/2025	Supplies: Envelopes - Standard	13	0.10	1.30
7/23/2025	Supplies: Envelopes - Standard	38	0.10	3.80
7/25/2025	Supplies: Envelopes - Standard	1	0.10	0.10
7/7/2025	Supplies: 9x12 Envelope	1	0.25	0.25
7/16/2025	Supplies: 9x12 Envelope	4	0.25	1.00
7/22/2025	Billing Statements	561	0.50	280.50
7/2/2025	Postage - USPS, UPS and/or FEDEX	1	10.34	10.34
7/7/2025	Postage - USPS, UPS and/or FEDEX	1	1.88	1.88
7/16/2025	Postage - USPS, UPS and/or FEDEX	1	7.97	7.97
7/22/2025	Postage - USPS, UPS and/or FEDEX	1	444.56	444.56
7/23/2025	Postage - USPS, UPS and/or FEDEX	1	32.15	32.15
7/25/2025	Postage - USPS, UPS and/or FEDEX	1	0.85	0.85
Total				\$796.85



Pet Waste Eliminator
13280 Northwest Fwy, Ste F356
Houston, TX 77040
BFT, LP Fed ID: 76-0136019
Phone No: 1-800-790-8896
Fax No: 1-888-899-0094
acctg@PetWasteEliminator.com

INVOICE

ORDER NUMBER	INVOICE DATE	INVOICE NO.
3112418-000	8/12/25	43447515
CUSTOMER PO		CUSTOMER NO.
		487336
TERMS		
Net 30 Days		
SHIP VIA		
Fedex - Ground		

S
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TANYARD SPRINGS HOA
 C/O ABARIS REALTY, INC
 7811 MONTROSE RD #110
 POTOMAC, MD 20854
 United States of America
 4103604018

S
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P

T
O

TANYARD SPRINGS HOA
 OFFICE
 6920 HERITAGE XING
 GLEN BURNIE, MD 21060-8466
 United States of America

Ordered By: DANA COKER

Ord Date: 8/12/25

ORDERED	SHIPPED	BACK ORDERED	U/M	ITEM NO./ DESCRIPTION	AMOUNT		
				Source: EH055A Expiration Date: 2025/08/10 Exp:08/10/25- 20% OFF \$99 + ORD ER			
30000.00	30000.00	.00	EA	E40 PET WASTE ELIMINATOR BAGS 200/RL, 50% RECYCLED HDPE, 35%	1020.00		
1000.00	1000.00	.00	EA	E35 TRASH CAN LINERS E10's 19.5"w X 36"l 50/BX, Black 20.0% Order Discount	340.00		
					272.00-		
SUBTOTAL		SHIPPING & HANDLING		TAX	TOTAL	PRE-PAID AMOUNT	BALANCE DUE
1088.00		59.99		65.28	1213.27	.00	1213.27

Thank You! We appreciate your business!
 PLEASE PAY FROM THIS INVOICE.

PLEASE DETACH THIS PORTION AND RETURN WITH YOUR PAYMENT
 DO NOT TAPE, STAPLE, PAPERCLIP OR USE ANY OTHER FASTENER

REMITTANCE ADDRESS

Pet Waste Eliminator
 P.O. BOX 4422
 HOUSTON, TX 77210-4422

TANYARD SPRINGS HOA
 TANYARD SPRINGS HOA

INVOICE DATE	INVOICE NO.
8/12/25	43447515
CUSTOMER NUMBER	ORDER NUMBER
487336	3112418-000
TOTAL DUE	1213.27
Amount Enclosed	



C.W.R., Incorporated
 PO Box 599
 Beltsville, MD 20704
 3019371733
 ar@cwr.solutions

Invoice 00008988

BILL TO

Tanyard Springs HOA
 C/o Abaris Realty
 7811 Montrose Road, Suite
 110
 Potomac, MD 20854

DATE 08/13/2025	PLEASE PAY \$570.00	DUE DATE 09/12/2025
--------------------	-------------------------------	------------------------

DATE	ACTIVITY	AMOUNT
07/06/2025	Event Cleaning (M)	190.00
07/19/2025	Event Cleaning (M)	190.00
07/27/2025	Event Cleaning (M)	190.00

We appreciate your continued business.

SUBTOTAL	570.00
TAX	0.00
TOTAL	570.00

TOTAL DUE \$570.00

THANK YOU.

Tanyard Springs Homeowners Association, Inc.
c/o Abaris Realty
via email: invoice@abarisrealty.com

July 31, 2025
Client: 020842
Matter: 000002
Invoice #: 1492238
Resp. Atty: KMO
Page: 1

RE: Retainer

For Professional Services Rendered Through July 31, 2025

SERVICES

Date	Person	Description of Services	
7/1/2025	KMO	Confer with Manager on possible engagement with engineer and feedback from Board on same.	
7/25/2025	KMO	Receive update from Management on review of possible contract changes.	
		Total Professional Services	\$275.00

SUMMARY

Timekeeper	Level		
KMO	Kim M. O'Halloran-Perez	Shareholder	
		Total Services	\$275.00
		Total Current Charges	\$275.00
		Previous Balance	\$275.00
		Less Payments	(\$275.00)
		TOTAL CHARGES DUE FOR THIS MATTER	\$275.00



Quality HVAC Mechanical Services, Inc.

Abaris Real Estate Management Inc
7811 Montrose Rd 110
Potomac, MD 20854

(301) 468-8919
customer care@abarisrealty.com

JOB	#66038650
SERVICE DATE	Aug 11, 2025
INVOICE DATE	Aug 11, 2025
PAYMENT TERMS	Upon receipt
DUE DATE	Aug 11, 2025
AMOUNT DUE	\$575.00

SERVICE ADDRESS
Tanyard Spring
6920 Heritage Crossing
Glen Burnie, MD 21060

CONTACT US
7666B Baltimore Annapolis Boulevard
Glen Burnie, MD 21060

(410) 302-5499
qualityhvac2@gmail.com

Service completed by: Dominick Manansala

INVOICE

Services	qty	amount
A/C Service Call	1.0	\$575.00
Quality HVAC Mechanical Services To Perform Routine Maintenance On 5 Gas Split Systems With AC Units. * Quality HVAC Mechanical Services To Supply And Change All Air Filters * Will Test Operation Of Units * Will Test All Gas Pressures, Freon Levels, CO Readings, Air Discharge And Supply Temperatures * Will Water Wash Condenser Coils * Will Clear All Drains * For Hot Water Heater, Will Flush And Drain Water Heater To Clear Bottom Of Any Sediment * Will Test Gas Pressures And Burners * Will Pull And Clean Burners If Necessary. \$575 Per Visit \$2300 Per Year		

Subtotal	\$575.00
Total Tax	\$0.00
MD Tax Rate (6%)	\$0.00
Job Total	\$575.00
Amount Due	\$575.00

Any Invoice \$2000 Or Over Will Recieve A 4% Credit Card Processing Fee Added To The Bill if Paying By Credit Card

See our [Terms & Conditions](#)

Tanyard Springs Homeowners Association, Inc.
c/o Abaris Realty
via email: invoice@abarisrealty.com

June 30, 2025

Client: 020842

Matter: 000001

Invoice #: 1485582

Resp. Atty: KMO

Page: 1

RE: General

For Professional Services Rendered Through June 30, 2025

SERVICES

Date	Person	Description of Services	Hours	Amount
6/1/2025	KMO	Prepare for and attend zoom with Board; draft follow-up emails to Board on contacts with Management and possible community announcement.	1.3	\$643.50
6/2/2025	KMO	Receive and review comments on Management statement and community statement discussed 6/1 (0.2); receive and review response from County Attorney and send email to Board and Management on same (0.3); forward email to insurance brokers on same for discussion on 6/3 call to review options and history of negotiations with County (0.2).	0.7	\$346.50
6/4/2025	KMO	[NO CHARGE] Review and revise community statement based upon board feedback and recirculate for final review; provide preliminary update on bridges issues and review contract terms; exchange emails with Management and Board on annual meeting materials.	0.4	\$0.00
6/5/2025	KMO	Finalize community statement for distribution and send via email to Management with comments; exchange emails with Board on comments made to post by director; and follow-up emails on new posts by former employee; receive and review annual meeting materials.	0.5	\$247.50
6/6/2025	KMO	Exchange emails with Board on social media postings (0.3); exchange emails with Management on data related to bridge and trail project and review contract documents for same (0.4).	0.7	\$346.50
6/8/2025	KMO	Review historical data received from CSG on bridges (0.4); start drafting statement for 6/10 annual meeting (0.3).	0.7	\$346.50

SERVICES

Date	Person	Description of Services	Hours	Amount
6/9/2025	KMO	Review and revise statement for June 10 annual meeting (0.3); receive and review notice of quorum for annual meeting and review agenda for Board meeting immediately prior to annual meeting (0.1); send initial draft of statement with comments to Board (0.1).	0.5	\$247.50
6/9/2025	KMO	Begin draft of letter to Board on possible next steps with AACounty on trails and bridges.	0.5	\$247.50
6/10/2025	KMO	Resend draft statement for 6/10 meeting and receive and review comments from Board on same (0.2); redraft statement and circulate updated draft via email with comments (0.2); exchange emails with majority of Board on need for cease and desist letter in addition to emails and draft c&d (0.6); receive and review additional comments on draft statement and update same with final third draft and send via email with additional comments (0.4); finalize c&d letter to Shirk prior to meeting (0.1); review and revise email to Board on contract for bridges and dispute with AA County n same and possible next steps (0.4).	1.9	\$940.50
6/10/2025	KMO	Prepare for and attend and serve as parliamentarian for regular and annual meeting.	2.5	\$1,237.50
6/16/2025	KMO	[NO CHARGE] Exchange emails with Management and WM on election and receive and review emails on recent social media posts.	0.2	\$0.00
6/30/2025	KMO	Finalize draft letter to AA County on trails and bridges and send draft with supporting documentation to Board; update letter based upon Board comments and forward emails related to CSG research on same with comments.	1.1	\$544.50
Total Professional Services			11.0	\$5,148.00

SUMMARY

Timekeeper	Level	Rate	Hours	Amount
KMO Kim M. O'Halloran-Perez	Shareholder	\$495	10.4	\$5,148.00
KMO Kim M. O'Halloran-Perez	Shareholder	\$0	0.6	\$0.00
Total Services			\$5,148.00	
Total Current Charges				\$5,148.00
Previous Balance				\$5,221.85
TOTAL CHARGES DUE FOR THIS MATTER				\$10,369.85

Tanyard Springs Homeowners Association, Inc.
c/o Abaris Realty
via email: invoice@abarisrealty.com

June 30, 2025

Client: 020842

Matter: 000001

Invoice #: 1485582

Resp. Atty: KMO

Page: 1

RE: General

For Professional Services Rendered Through June 30, 2025

SERVICES

Date	Person	Description of Services	Hours	Amount
6/1/2025	KMO	Prepare for and attend zoom with Board; draft follow-up emails to Board on contacts with Management and possible community announcement.	1.3	\$643.50
6/2/2025	KMO	Receive and review comments on Management statement and community statement discussed 6/1 (0.2); receive and review response from County Attorney and send email to Board and Management on same (0.3); forward email to insurance brokers on same for discussion on 6/3 call to review options and history of negotiations with County (0.2).	0.7	\$346.50
6/4/2025	KMO	[NO CHARGE] Review and revise community statement based upon board feedback and recirculate for final review; provide preliminary update on bridges issues and review contract terms; exchange emails with Management and Board on annual meeting materials.	0.4	\$0.00
6/5/2025	KMO	Finalize community statement for distribution and send via email to Management with comments; exchange emails with Board on comments made to post by director; and follow-up emails on new posts by former employee; receive and review annual meeting materials.	0.5	\$247.50
6/6/2025	KMO	Exchange emails with Board on social media postings (0.3); exchange emails with Management on data related to bridge and trail project and review contract documents for same (0.4).	0.7	\$346.50
6/8/2025	KMO	Review historical data received from CSG on bridges (0.4); start drafting statement for 6/10 annual meeting (0.3).	0.7	\$346.50

SERVICES

Date	Person	Description of Services	Hours	Amount
6/9/2025	KMO	Review and revise statement for June 10 annual meeting (0.3); receive and review notice of quorum for annual meeting and review agenda for Board meeting immediately prior to annual meeting (0.1); send initial draft of statement with comments to Board (0.1).	0.5	\$247.50
6/9/2025	KMO	Begin draft of letter to Board on possible next steps with AACounty on trails and bridges.	0.5	\$247.50
6/10/2025	KMO	Resend draft statement for 6/10 meeting and receive and review comments from Board on same (0.2); redraft statement and circulate updated draft via email with comments (0.2); exchange emails with majority of Board on need for cease and desist letter in addition to emails and draft c&d (0.6); receive and review additional comments on draft statement and update same with final third draft and send via email with additional comments (0.4); finalize c&d letter to Shirk prior to meeting (0.1); review and revise email to Board on contract for bridges and dispute with AA County n same and possible next steps (0.4).	1.9	\$940.50
6/10/2025	KMO	Prepare for and attend and serve as parliamentarian for regular and annual meeting.	2.5	\$1,237.50
6/16/2025	KMO	[NO CHARGE] Exchange emails with Management and WM on election and receive and review emails on recent social media posts.	0.2	\$0.00
6/30/2025	KMO	Finalize draft letter to AA County on trails and bridges and send draft with supporting documentation to Board; update letter based upon Board comments and forward emails related to CSG research on same with comments.	1.1	\$544.50
Total Professional Services			11.0	\$5,148.00

SUMMARY

Timekeeper	Level	Rate	Hours	Amount
KMO Kim M. O'Halloran-Perez	Shareholder	\$495	10.4	\$5,148.00
KMO Kim M. O'Halloran-Perez	Shareholder	\$0	0.6	\$0.00
Total Services			\$5,148.00	
Total Current Charges				\$5,148.00
Previous Balance				\$5,221.85
TOTAL CHARGES DUE FOR THIS MATTER				\$10,369.85

This invoice may not include expense items such as delivery service, filing fees, etc., for which we have not yet been invoiced, or accounting activity after current invoice cycle.

PAYMENT DUE UPON RECEIPT OF THIS INVOICE
www.reesbroome.com/paymyinvoice

Please reference your invoice # on your payment.
 Accounting questions: accounting@reesbroome.com



INVOICE

2704 Columbia Pike
 Arlington, VA 22204
 703-920-1750
 703-920-1753

Invoice Number	SIO196513
Invoice Date	07/02/25
Due Date	08/01/25

Page: 1

Bill To: Tanyard Springs HOA
 c/o Abaris Realty, Inc
 7811 Montrose Rd#110
 Potomac, MD 20854

Customer ID CN11204
 Job No. J010604

Item/Description	Quantity	Unit Price	Total Price
August Pool management installment	1	20,680.00	20,680.00

Amount Subject to Sales Tax	0.00	Amount Exempt from Sales Tax	20,680.00
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Subtotal:	20,680.00
Invoice Discount:	0.00
Total Sales Tax:	0.00

Total: 20,680.00

SBC Outdoor Services

PO Box 420
Fallston, MD 21047
+14436191460
kelly.reynolds@sbclandscaping.com



BILL TO

Tanyard Springs
7811 Montrose Rd
Suite 110
Pocomac, Maryland 21854
United States

INVOICE # 2025-4-19-Revised
DATE 08/12/2025
DUE DATE 09/09/2025
TERMS 28 Days

DATE	SERVICE	AMOUNT
	Jose Rodriguez Hours for 07/01/25-07/31/25 180.5 Hours @ \$40.50	• 6,986.25

BALANCE DUE

\$6,986.25

Job Name: Tanyard Springs
 Porter Service
 Date: 07/01/2025-07/31/2025

MANAGER Cory Thompson
 Crew Leader Jose Rodriguez

Porter Services Entries

Employee name	Date	Time in	Time Out	Total Hours	Hours charged
Jose Rodriguez	7/1/2025	7:10	16:35	8.5	8
Jose Rodriguez	7/2/2025	7:00	18:07	9.99	8
Jose Rodriguez	7/3/2025	6:49	16:49	8.83	8
Jose Rodriguez	7/5/2025	6:54	12:36	4.61	4.61
Jose Rodriguez	7/7/2025	6:51	18:00	10	8
Jose Rodriguez	7/8/2025	6:53	16:34	8.58	8
Jose Rodriguez	7/9/2025	6:49	19:07	11.13	8
Jose Rodriguez	7/10/2025	6:57	16:39	8.65	8
Jose Rodriguez	7/11/2025	6:54	16:37	8.62	8
Jose Rodriguez	7/14/2025	6:52	16:31	8.53	8
Jose Rodriguez	7/15/2025	6:50	16:40	8.67	8
Jose Rodriguez	7/16/2025	6:55	17:49	9.82	8
Jose Rodriguez	7/17/2025	6:52	16:37	8.62	8
Jose Rodriguez	7/18/2025	6:50	16:57	8.96	8
Jose Rodriguez	7/21/2025	6:55	16:33	8.55	8
Jose Rodriguez	7/22/2025	7:01	16:38	8.65	8
Jose Rodriguez	7/23/2025	7:00	18:13	10.21	8
Jose Rodriguez	7/24/2025	6:50	16:31	8.52	8
Jose Rodriguez	7/25/2025	6:56	16:34	8.57	8
Jose Rodriguez	7/28/2025	6:51	16:33	8.56	8
Jose Rodriguez	7/29/2025	6:57	16:45	8.76	8
Jose Rodriguez	7/30/2025	6:58	18:10	10.17	8
Jose Rodriguez	7/31/2025	6:48	16:37	8.62	8

Total

180.61

INVOICE

SBC Outdoor Services
PO Box 420
Fallston, MD 21047

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+1 (443) 619-1460
www.sbclandscaping.com



Bill to

Tanyard Springs
7811 Montrose Rd
Suite 110
Pocomac, Maryland 21854
United States

Invoice details

Invoice no.: 583-16
Terms: Net 30
Invoice date: 08/06/2025
Due date: 09/05/2025

#	Date	Product or service	Description	Qty	Rate	Amount
1.	06/30/2025	Maintenance Project Sales, Linthicum	Watering service 6/30/25 – 7/4/25 Rate: \$65 Hours: 38	38	\$65.00	\$2,470.00
2.	07/14/2025	Maintenance Project Sales, Linthicum	Watering service 7/14/25 – 7/18/25 Rate: \$65 Hours: 8	8	\$65.00	\$520.00
3.	07/21/2025	Maintenance Project Sales, Linthicum	Watering service 7/21/25 – 7/25/25 Rate: \$65 Hours: 23	23	\$65.00	\$1,495.00
Total						\$4,485.00