

# Tanyard Springs HOA

## Cash Disbursement - 10/31/2025

Date	CheckNo	Description	Amount
<b>100020 - Tanyard Springs HOA-9547</b>			
10/1/2025	ACH	ABARIS REAL ESTATE MANAGEMENT Inv # 1683900	20,634.67
		500200 - MANAGEMENT FEE - MANAGEMENT FEE	20,634.67
10/3/2025	Auto Draft	Post Item - NSF Fees	300.00
		439200 - NSF COST	300.00
10/6/2025	Check 7447	BG&E Inv # 8/29-9/30/25	8,906.10
		510100 - ELECTRIC-STREET LIGHTS - Baltimore Gas And Elect. - ELECTRIC UTILITY	8,906.10
10/7/2025	Check 7448	BG&E Inv # 8/29-9/30/25	36.89
		510310 - ELECTRICITY - CLOCK TOWER - Baltimore Gas And Elect. - ELECTRIC UTILITY	36.89
10/9/2025	Check 7449	BG&E Inv # 0573411000	1,861.79
		536640 - COMMUNITY CENTER-ELE - Baltimore Gas And Elect. - ELECTRIC UTILITY	1,808.77
		536650 - COMMUNITY CENT-GAS - Baltimore Gas And Elect.	53.02
10/13/2025	Avid 7450	CONCRETE PROTECTION AND RESTORATION, LLC Inv # APPLICATION NO: 1	10,718.55
		331100 - REPLACEMENT RESERVE - Payment Application #1 for Pedestrian Bridge Rehab Project	10,718.55
10/13/2025	Avid 7451	SBC OUTDOOR SERVICES Inv # 651-12	6,995.97
		534200 - GENERAL REPAIRS - Handyman Services August 2025	6,995.97
10/14/2025	ACH	ABARIS REAL ESTATE MANAGEMENT Inv # 9/16-9/30/25 PAYROLL REIMBURSEMENT	5,050.52
		546800 - CONTRACT STAFFING	795.35
		546800 - CONTRACT STAFFING - 9/16-9/30/25 PAYROLL REIMBURSEMENT	4,255.17
10/14/2025	Avid 7452	CSG Engineering Inv # 250631	5,475.00
		331100 - REPLACEMENT RESERVE - CONSTRUCTION SYSTEMS GROUP, INC. - Pedestrian Bridge Permitting Services	5,475.00
10/16/2025	Check 7453	Owner Refund Acct # 0708	92.51
		200450 - REFUNDS PAYABLE - Owner Refund for Acct: 070857939	92.51
		Charles Stoll & Megan Cloud - 1119 Coulbourn Corner Glen Burnie, MD 21060	
10/16/2025	Check 7454	Owner Refund Acct # 0708	80.50
		200450 - REFUNDS PAYABLE - Owner Refund for Acct: 070858614	80.50
		James & Diana Spake - 1020 Meherrin Ct Glen Burnie, MD 21060	

# Tanyard Springs HOA

## Cash Disbursement - 10/31/2025

Date	CheckNo	Description	Amount
10/21/2025	ACH	Abaris Real Estate Mgmt-1 Inv # 13270	16,647.15
	500320 - LEGAL - ADMIN COST - Legal Admin Cost		830.00
	501300 - POSTAGE - Postage Costs		3.56
	501400 - PRINTING - Printing Costs		0.35
	501900 - COMMUNITY INSPECTIONS - Annual Community Inspection 50% for First Inspection		15,730.00
	508300 - WEBSITE - Website Domain Renewal & Google Workspace		83.24
10/21/2025	ACH	Abaris Real Estate Mgmt-1 Inv # 14079	944.32
	414420 - LEGAL- ADMIN COST - Delinquency Letters		860.00
	501300 - POSTAGE - Postage		8.88
	501400 - PRINTING - Printing		4.20
	508300 - WEBSITE - SQSP		71.24
10/21/2025	ACH	Abaris Real Estate Mgmt-1 Inv # 13830	958.61
	501300 - POSTAGE - Postage Costs		617.76
	501400 - PRINTING - Printing Costs		340.85
10/21/2025	Avid 7455	PICKETT LAW, LLC Inv # 25P-1104	70.00
	500300 - LEGAL-OWNER BILLINGS - Legal Collection Services		70.00
10/21/2025	Avid 7456	REES BROOME,PC Inv # 1492237	2,236.35
	500400 - LEGAL - July Legal Services		2,236.35
10/21/2025	Avid 7457	PICKETT LAW, LLC Inv # 25k-3183	35.00
	500300 - LEGAL-OWNER BILLINGS - Legal Collection Services		35.00
10/21/2025	Avid 7458	REES BROOME,PC Inv # 1496837	2,227.50
	500400 - LEGAL - August Legal Services		2,227.50
10/21/2025	Avid 7459	PET WASTE ELIMINATOR Inv # 43464123	1,441.60
	537200 - MAINTENANCE/SUPPLIES - BFT, LP - Pet Waste Bags		1,441.60
10/21/2025	Avid 7460	SBC OUTDOOR SERVICES Inv # 600-19	5,330.00
	532600 - GROUNDS/LANDSCAPING - Watering Services		5,330.00
10/21/2025	Avid 7461	Waste Management of MD., Inv # 3769717-2420-2	304.33
	520200 - TRASH - October 2025 Trash Services		304.33
10/21/2025	Avid 7462	LOGICALTECH, LLC Inv # MSP-2297	60.00
	501100 - OFFICE EQUIPMENT - Clubhouse Wifi Fee		60.00
10/21/2025	Avid 7463	Innovative Security Systems Inv # 121586	18.49
	536680 - COMMUNITY CENT-ACCESS SYSTEM - Innovative Security Syst - Clubhouse Gym Access		18.49

# Tanyard Springs HOA

## Cash Disbursement - 10/31/2025

Date	CheckNo	Description	Amount
10/21/2025	Avid 7464	CWR, Incorporated Inv # 00009106	1,233.65
		536630 - COMMUNITY CENTER CLEANING - Monthly Clubhouse Cleaning	1,233.65
10/21/2025	Avid 7465	Facility Service Co., INC. Inv # 16730	1,560.00
		532600 - GROUNDS/LANDSCAPING - Facility Service Co., IN - Watering Services	1,560.00
10/21/2025	Avid 7466	ALARM ONE ADVANTAGE, LLC Inv # 2461	31.79
		524000 - FIRE SYSTEM MONITORING - Monthly Security Monitoring	31.79
10/21/2025	Avid 7467	SBC OUTDOOR SERVICES Inv # 798-74	16,211.92
		520400 - GROUNDS/LANDSCAPING - Landscape Maintenance Contract October 2025	16,211.92
10/21/2025	Avid 7468	CWR, Incorporated Inv # 00009164	760.00
		536630 - COMMUNITY CENTER CLEANING - Clubhouse Event Cleaning	760.00
10/21/2025	Avid 7469	PICKETT LAW, LLC Inv # 25z-115343	385.00
		500300 - LEGAL-OWNER BILLINGS - Legal Collection Services	385.00
10/21/2025	Avid 7470	PICKETT LAW, LLC Inv # 25R-1357	95.00
		500300 - LEGAL-OWNER BILLINGS - Legal Collection Services	95.00
10/21/2025	Avid 7471	PICKETT LAW, LLC Inv # 25C-1833	230.50
		500300 - LEGAL-OWNER BILLINGS - Legal Collection Services	230.50
10/21/2025	Avid 7472	PICKETT LAW, LLC Inv # 25P-1079	35.00
		500300 - LEGAL-OWNER BILLINGS - Legal Collection Services	35.00
10/21/2025	Avid 7473	PICKETT LAW, LLC Inv # 25k-3145	35.00
		500300 - LEGAL-OWNER BILLINGS - Legal Collection Services	35.00
10/21/2025	Avid 7474	PICKETT LAW, LLC Inv # 252-115558	1,050.00
		500300 - LEGAL-OWNER BILLINGS - Legal Collection Services	1,050.00
10/21/2025	Avid 7475	PICKETT LAW, LLC Inv # 25z-115530	420.00
		500300 - LEGAL-OWNER BILLINGS - Legal Collection Services	420.00
10/21/2025	Avid 7476	PICKETT LAW, LLC Inv # 25z-115529	165.00
		500300 - LEGAL-OWNER BILLINGS - Legal Collection Services	165.00
10/21/2025	Avid 7477	PICKETT LAW, LLC Inv # 25z-115528	50.00
		500300 - LEGAL-OWNER BILLINGS - Legal Collection Services	50.00
10/21/2025	Avid 7478	PICKETT LAW, LLC Inv # 25z-115454	55.00
		500300 - LEGAL-OWNER BILLINGS - Legal Collection Services	55.00
10/21/2025	Avid 7479	REES BROOME,PC Inv # 1505263	275.00
		500400 - LEGAL - September Legal Services	275.00

# Tanyard Springs HOA

## Cash Disbursement - 10/31/2025

Date	CheckNo	Description	Amount
10/21/2025	Avid 7480	REES BROOME,PC Inv # 1505262	1,764.50
	500400 - LEGAL - September Legal Services		1,764.50
10/28/2025	ACH	ABARIS REAL ESTATE MANAGEMENT Inv # 10/1-10/15/25 PAYROLL REIMBURSEMENT	5,045.83
	546800 - CONTRACT STAFFING		285.61
	546800 - CONTRACT STAFFING - PAYROLL REIMBURSEMENT		4,760.22
10/28/2025	Check 7482	MARK MOORMAN Inv # 10/22/25-REIMBURSEMENT	797.69
	501100 - OFFICE EQUIPMENT		41.26
	504500 - SOCIAL COMMITTEE - REIMBURSEMENT		646.51
	537200 - MAINTENANCE/SUPPLIES		43.20
	538700 - POOL EQUIPMENT,SUPPLIES		66.72
10/29/2025	Transfer Out	Transfer to FORBRIGHT BANK - Monthly reserve transfer - October	25,044.75
	114400 - MONEY MARKET - Transfer from Tanyard Springs HOA-9547 - Monthly reserve transfer - October		25,044.75
10/29/2025	Avid 7483	Verizon Inv # OCT'25	576.36
	510900 - TELEPHONE - TELEPHONE UTILITY		576.36
10/30/2025	Avid 7484	SBC OUTDOOR SERVICES Inv # 436-35	350.00
	532600 - GROUNDS/LANDSCAPING - Clubhouse Planters Winter Plants		350.00
10/30/2025	Avid 7485	PORTERS SUPPLY CO.,INC Inv # 0477842	479.92
	537200 - MAINTENANCE/SUPPLIES - Maintenance Supplies		479.92
10/30/2025	Avid 7486	Quality HVAC Mechanical Services, Inc. Inv # #66038774	575.00
	521000 - HVAC - HVAC PM Service		575.00
10/30/2025	Avid 7487	PORTERS SUPPLY CO.,INC Inv # 0477851	48.23
	537200 - MAINTENANCE/SUPPLIES - Maintenance Supplies		48.23
10/31/2025	Auto Draft	Post Item - STOP PAYMENT FEE	35.00
	503800 - BANK CHARGES		35.00
<b>Total</b>			<b>147,735.99</b>

# Tanyard Springs HOA

## Cash Disbursement - 10/31/2025

Date	CheckNo	Description	Amount
<b>105900 - Capital Bank Debit</b>			
10/31/2025	Transfer Out	Transfer to CAPITAL BANK ICS - Transfer per Bank Statement	1,500.00
	114700 - MONEY MARKET	- Transfer from Capital Bank Debit - Transfer per Bank Statement	1,500.00
			1,500.00
10/31/2025	Transfer Out	Transfer to CAPITAL BANK ICS - Transfer per Bank Statement	654.09
	114700 - MONEY MARKET	- Transfer from Capital Bank Debit - Transfer per Bank Statement	654.09
			654.09
10/31/2025	Auto Draft	Post Item - Debit card expenses	654.09
	504500 - SOCIAL COMMITTEE		654.09
			654.09
<b>Total</b>			<b>2,808.18</b>
<b>114400 - FORBRIGHT BANK</b>			
10/31/2025	Transfer Out	Transfer to FORBRIGHT - ICS - ICS Transfer	25,044.75
	114600 - MONEY MARKET	- Transfer from FORBRIGHT BANK - ICS Transfer	25,044.75
			25,044.75
10/31/2025	Transfer Out	Transfer to FORBRIGHT - ICS - ICS Transfer	771.34
	114600 - MONEY MARKET	- Transfer from FORBRIGHT BANK - ICS Transfer	771.34
			771.34
<b>Total</b>			<b>25,816.09</b>



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8-29-9-30-2025  
Page 1 of 2

## Bill Summary

Tanyard Springs HOA  
 1 Tanyard-Springs Ln \*PAL  
 Glen Burnie, MD 21060  
 Account # 5045461000  
 Issued Date: September 30, 2025

OTHER  
CHARGES  
AND  
CREDITS



See details on page 2

Previous Balance	\$8,906.10
Payments Received September 11, 2025	-\$8,906.10
BGE Outstanding Balance	\$0.00
Other charges and credits (See details)	\$8,906.10
<b>Total amount due by October 23, 2025</b>	<b>\$8,906.10</b>

Payment received after October 23, 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 Oct 23, 2025** **\$8,906.10**

Payment Amount \$ **8,906.10**

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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

21504546100070008906100296700090317000

## Other charges and credits

### ELECTRIC PRIVATE AREA LIGHTING CHARGES **\$8,906.10**

Commercial - Schedule B85PLC

Billing Period: August 29, 2025 - September 30, 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](http://BGESmartEnergy.com).

Federal Tax Identification # 52-0280210

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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.





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8-29-9-30-2025

## Bill Summary

BGE  
ELECTRIC  
DELIVERY



TAXES & FEES

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

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

Previous Balance	\$33.58
Payments Received September 16, 2025	-\$33.58
BGE Outstanding Balance	\$0.00
Electric	\$36.89
<b>Total amount due by October 24, 2025</b>	<b>\$36.89</b>

Payment received after October 24, 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

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



**Total amount due by Oct 24, 2025** **\$36.89**

Payment Amount \$

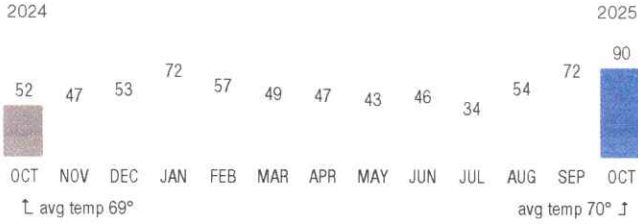
36.89

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



# Electric details

## ANNUAL ELECTRIC USAGE



General Service - Schedule G POLR Type I  
 Billing Period: Aug 29, 2025 - Sep 30, 2025 Days Billed: 32  
 Next Scheduled Reading: October 29, 2025  
 Meter #G162071969 Read on Sep 30

Current Reading **11731** - Previous Reading **11641** = **90 kWh used**

<b>ELECTRIC SUPPLY</b>				<b>\$12.27</b>
NEXTERA ENERGY SVCS MD LLC				12.27
<b>BGE ELECTRIC DELIVERY</b>				<b>\$21.09</b>
Customer Charge				15.10
EmPower MD Chg	90 kWh	x	.0207	1.86
Distribution Chg	90 kWh	x	.04584	4.13
<b>TAXES &amp; FEES</b>				<b>\$3.53</b>
MD Universal Svc Prog				1.85
Envir Srchg	90 kWh	x	.00015	0.01
Franchise Tax	90 kWh	x	.00062	0.06
Local Tax	90 kWh	x	.0025	0.23
State Tax			6%	1.38
<b>TOTAL</b>				<b>\$36.89</b>

## BGE SUPPLY PRICE COMPARISON INFORMATION

**BGE Supply Price Comparison Information:** The current price for Standard Offer Service (SOS) electricity is 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 beginning June 1, 2025 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: Aug 29, 2025 - Sep 30, 2025

Generation & Trans	90 KH x 0.1089	9.80
Capacity /Day Adj	1 MO x 1.61376	1.61
NITS /Day Adjustm	1 MO x 0.16608	0.17
Sales Tax		0.69

**Total Electric Supplier \$12.27**

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](http://BGESmartEnergy.com).

Federal Tax Identification # 52-0280210

Adj Annual Usage Ele 662 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.





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708

**BGE  
ELECTRIC  
DELIVERY**



TAXES & FEES

**ELECTRIC  
\$1,808.77**

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

5366M

**BGE GAS  
DELIVERY**



TAXES & FEES

**GAS  
\$53.02**

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

5366D

## Bill Summary

Tanyard Springs HOA  
6920 Heritage Xing  
Glen Burnie, MD 21060  
Account # 0573411000  
Issued Date: October 3, 2025

Previous Balance	\$2,089.58
Payments Received September 18, 2025	-\$2,089.58
<b>BGE Outstanding Balance</b>	<b>\$0.00</b>
Electric	\$1,808.77
Gas	\$53.02
<b>Total amount due by October 27, 2025</b>	<b>\$1,861.79</b>

Payment received after October 27, 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%.

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Pay your bill online, by phone or by mail.

See reverse side for more info ►

**Account # 0573411000**

**Total amount due by Oct 27, 2025 \$1,861.79**

**Payment Amount \$**

0121721 02 AB 0.64 \*\*AUTO T4 2 3836 20854-3349 -C01-P21742-11 5



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



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

21057341100040001861791300600019325500

## Electric details

### ANNUAL ELECTRIC USAGE



General Service - Schedule G POLR Type II  
 Billing Period: Aug 29, 2025 - Sep 30, 2025 Days Billed: 32  
 Next Scheduled Reading: October 29, 2025

Meter #D118275847 Read on Sep 30  
 Multiplier 40

Current Reading	-	Previous Reading	=	<b>8320</b>
32683		32475		kWh used

<b>ELECTRIC SUPPLY</b>				<b>\$1,161.96</b>
NEXTERA ENERGY SVCS MD LLC				1,161.96
<b>BGE ELECTRIC DELIVERY</b>				<b>\$571.95</b>
Customer Charge				15.10
EmPower MD Chg	8320 kWh	x	.0207	172.22
Distribution Chg	8320 kWh	x	.04623	384.63
<b>TAXES &amp; FEES</b>				<b>\$74.86</b>
MD Universal Svc Prog				12.28
Envir Srchg	8320 kWh	x	.00015	1.25
Franchise Tax	8320 kWh	x	.00062	5.16
Local Tax	8320 kWh	x	.0025	20.80
State Tax			6%	35.37
<b>TOTAL</b>				<b>\$1,808.77</b>

## Gas details

### ANNUAL GAS USAGE



General Service - Schedule C  
 Billing Period: Aug 28, 2025 - Sep 29, 2025 Days Billed: 32  
 Next Scheduled Reading: October 29, 2025

Meter #100132717 Read on Sep 29  
 Multiplier 1.125

Current Reading	-	Previous Reading	=	Units	X	Therm Factor	=	<b>7</b>
3806		3799		7		1.022		therms used

<b>GAS SUPPLY</b>					<b>\$5.19</b>
SFE Energy Maryland Inc					5.19
<b>BGE GAS DELIVERY</b>					<b>\$44.96</b>
Customer Charge					38.70
Distribution Chg	7 therms	x	.8942		6.26
<b>TAXES &amp; FEES</b>					<b>\$2.87</b>
Franchise Tax	7 therms	x	.00402		0.03
Local Tax	7 therms	x	.02		0.14
State Tax			6%		2.70
<b>TOTAL</b>					<b>\$53.02</b>

### Gas Supplier Charges

SFE Energy Maryland Inc	
Billing Period: Aug 28, 2025 - Sep 29, 2025	
7 therms @ 0.6990	4.89
State Tax	0.30
<b>Total Gas Supplier</b>	<b>\$5.19</b>

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 84,236 kWh Gas 1,193 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.



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**Electric Supplier Charges**

NEXTERA ENERGY SVCS MD LLC

Billing Period: Aug 29, 2025 - Sep 30, 2025

Generation & Trans 8320 KH x 0.1089	906.05
Capacity /Day Adj 1 MO x 172.38496	172.38
NITS /Day Adjustm 1 MO x 17.7568	17.76
Sales Tax	65.77

**Total Electric Supplier** **\$1,161.96**

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](http://BGESmartEnergy.com).



May 13, 2025

Ms. Shireen Ambush, CMSA  
Abaris Realty  
7811 Montrose Road, Suite 110  
Potomac, MD 20854

**RE: Tanyard Springs HOA, Rehabilitation of Pedestrian Bridges  
Application for Payment No. 01  
CSG Project No. 24-098**

Ms. Ambush,

The purpose of this letter is to provide you with the approved and executed **Application for Payment # 1**, and the **Partial Release and Waiver of Liens** as submitted by Concrete Protection and Restoration, LLC (CP&R), for the above-referenced project.

The application and waiver of lien were reviewed and found acceptable. **We recommend payment of \$10,718.55 as requested be made directly to CP&R.**

Total payments approved to date are as follows:

<u>Application #</u>	<u>Invoice Date</u>	<u>Amount Approved</u>
01	5/13/2025	<u>\$10,718.55</u>
<b>TOTAL APPROVED TO DATE</b>		<b>\$10,718.55</b>

Please do not hesitate to call me with any questions.

Sincerely,  
**Construction Systems Group Inc.**

Signed: Thomas A Burgess Jr.  
Thomas A. Burgess Jr., EIT  
Project Engineer

ATTACHMENTS: Application for Payment #01  
Partial Waiver and Release

cc: Mark Moorman  
File: 24-098

**Engineering • Construction Management • Moisture Protection**

Corporate Office • 1451 Dolley Madison Boulevard • Suite 300 • McLean • Virginia 22101  
Maryland Office • 8821 Endless Ocean Way • Columbia • Maryland 21045  
Phone 703-917-0055 • Fax 703-917.0464 • Email [CSG@csgengineer.com](mailto:CSG@csgengineer.com) • Web [www.csgengineer.com](http://www.csgengineer.com)

**TO OWNER/CLIENT:**

Tanyard Springs HOA  
6920 Heritage Crossing  
Glen Burnie, Maryland 21060

**PROJECT:**

Tanyard Springs Pedestrian Bridges  
6920 Heritage Crossing  
Glen Burnie, Maryland 21060

**APPLICATION NO: 1**

**INVOICE NO: 4525-001**  
**PERIOD: 04/01/25 - 04/30/25**  
**PROJECT NO: 4525**

**FROM CONTRACTOR:**

Concrete Protection & Restoration, LLC (MD)  
2811 Lord Baltimore Drive  
Baltimore, Maryland 21244

**VIA ARCHITECT/ENGINEER:**

Patrick Murphy (Construction Systems Group, Inc.)  
1451 Dolly Madison Blvd., Suite 300  
McLean, Virginia 22101

**CONTRACT DATE: 3/14/2025**

**CONTRACT FOR:** Tanyard Springs Pedestrian Bridges

**CONTRACTOR'S APPLICATION FOR PAYMENT**

Application is made for payment, as shown below, in connection with the Contract. Continuation Sheet is attached.


1. Original Contract Sum	\$403,384.50
2. Net change by change orders	\$0.00
3. Contract Sum to date (Line 1 ± 2)	\$403,384.50
4. Total completed and stored to date (Column G on detail sheet)	\$11,909.50
5. Retainage:	
a. 10.00% of completed work	\$1,190.95
b. 0.00% of stored material	\$0.00
Total retainage (Line 5a + 5b or total in column I of detail sheet)	\$1,190.95
6. Total earned less retainage (Line 4 less Line 5 Total)	\$10,718.55
7. Less previous certificates for payment (Line 6 from prior certificate)	\$0.00
8. Current payment due:	\$10,718.55
9. Balance to finish, including retainage (Line 3 less Line 6)	\$392,665.95

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner/Client:	\$0.00	\$0.00
Total approved this month:	\$0.00	\$0.00
Totals:	\$0.00	\$0.00
Net change by change orders:	\$0.00	

The undersigned certifies that to the best of the Contractor's knowledge, information and belief, the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work which previous Certificates for payment were issued and payments received from the Owner/Client, and that current payments shown herein is now due.

CONTRACTOR: Concrete Protection & Restoration, LLC (MD)

By: Jamie O'Malley Date: 5-13-25  
 State of: Maryland  
 County of: Howard  
 Subscribed and sworn to before  
 me this 13th day of May 2025  
 Notary Public: Nancy Davis Smith  
 My commission expires: 8-12-2025



**ARCHITECT'S/ENGINEER'S CERTIFICATE FOR PAYMENT**

In accordance with the Contract Documents, based on the on-site observations and the data comprising this application, the Architect/Engineer certifies to the Owner/Client that to the best of the Architect's/Engineer's knowledge, information and belief that Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

AMOUNT CERTIFIED: \$10,718.55

(Attach explanation if amount certified differs from the amount applied for. Initial all figures on this Application and on the Continuation Sheet that are changed to confirm the amount certified.)

**ARCHITECT/ENGINEER:**

By: [Signature] Date: 5-13-25

This certificate is not negotiable. The amount certified is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to the rights of the Owner/Client or Contractor under this Contract.

Document SUMMARY SHEET, APPLICATION AND CERTIFICATE FOR PAYMENT, containing Contractor's signed Certification is attached.  
 Use Column I on Contracts where variable retainage for line items apply.

APPLICATION NUMBER: 1  
 APPLICATION DATE: 4/30/2025  
 PERIOD: 04/01/25 - 04/30/25

Contract Lines

A ITEM NO.	B DESCRIPTION OF WORK	C SCHEDULED VALUE			D FROM PREVIOUS APPLICATION (D + E)		E THIS PERIOD		F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D + E + F)			H BALANCE TO FINISH (C - G)	I RETAINAGE
		QTY	UNIT PRICE	VALUE	QTY	VALUE	QTY	VALUE		QTY	VALUE	% (G / C)		
1	General Conditions	1.0	\$31,500.00	\$31,500.00	0.0	\$0.00	0.0	\$0.00	\$0.00	0.0	\$0.00	0.00%	\$31,500.00	\$0.00
2	Permit	1.0	\$4,000.00	\$4,000.00	0.0	\$0.00	1.0	\$4,000.00	\$0.00	1.0	\$4,000.00	100.00%	\$0.00	\$400.00
3	Bridge #1: Remove Existing Decking	1.0	\$3,620.00	\$3,620.00	0.0	\$0.00	0.0	\$0.00	\$0.00	0.0	\$0.00	0.00%	\$3,620.00	\$0.00
4	Bridge #1: Steel Replacement	1.0	\$76,900.00	\$76,900.00	0.0	\$0.00	0.0	\$0.00	\$0.00	0.0	\$0.00	0.00%	\$76,900.00	\$0.00
5	Bridge #1: Decking Material	1.0	\$40,530.00	\$40,530.00	0.0	\$0.00	0.0	\$0.00	\$0.00	0.0	\$0.00	0.00%	\$40,530.00	\$0.00
6	Bridge #1: Decking Install	1.0	\$6,320.00	\$6,320.00	0.0	\$0.00	0.0	\$0.00	\$0.00	0.0	\$0.00	0.00%	\$6,320.00	\$0.00
7	Bridge #2: Remove Existing Decking	1.0	\$5,070.00	\$5,070.00	0.0	\$0.00	0.0	\$0.00	\$0.00	0.0	\$0.00	0.00%	\$5,070.00	\$0.00
8	Bridge #2: Steel Replacement	1.0	\$92,715.00	\$92,715.00	0.0	\$0.00	0.0	\$0.00	\$0.00	0.0	\$0.00	0.00%	\$92,715.00	\$0.00
9	Bridge #2: Decking Material	1.0	\$53,710.00	\$53,710.00	0.0	\$0.00	0.0	\$0.00	\$0.00	0.0	\$0.00	0.00%	\$53,710.00	\$0.00
10	Bridge #2: Decking Install	1.0	\$9,135.00	\$9,135.00	0.0	\$0.00	0.0	\$0.00	\$0.00	0.0	\$0.00	0.00%	\$9,135.00	\$0.00
11	General Contingency	1.0	\$50,000.00	\$50,000.00	0.0	\$0.00	0.0	\$0.00	\$0.00	0.0	\$0.00	0.00%	\$50,000.00	\$0.00
12	Selective Steel Truss Strengthening with 1/4" Plates	15.0	\$115.00	\$1,725.00	0.0	\$0.00	0.0	\$0.00	\$0.00	0.0	\$0.00	0.00%	\$1,725.00	\$0.00
13	Selective Edge Angle Replacement in Kind	50.0	\$50.00	\$2,500.00	0.0	\$0.00	0.0	\$0.00	\$0.00	0.0	\$0.00	0.00%	\$2,500.00	\$0.00
14	Selective Excavation, Backfill and Compaction	300.0	\$30.00	\$9,000.00	0.0	\$0.00	0.0	\$0.00	\$0.00	0.0	\$0.00	0.00%	\$9,000.00	\$0.00
15	Asphalt Pavement Repair	50.0	\$75.00	\$3,750.00	0.0	\$0.00	0.0	\$0.00	\$0.00	0.0	\$0.00	0.00%	\$3,750.00	\$0.00
16	5-year Contractor's Labor and Material Warranty	1.0	\$5,000.00	\$5,000.00	0.0	\$0.00	0.0	\$0.00	\$0.00	0.0	\$0.00	0.00%	\$5,000.00	\$0.00
17	Payment and Performance Bond	1.0	\$7,909.50	\$7,909.50	0.0	\$0.00	1.0	\$7,909.50	\$0.00	1.0	\$7,909.50	100.00%	\$0.00	\$790.95
<b>TOTALS:</b>				<b>\$403,384.50</b>		<b>\$0.00</b>		<b>\$11,909.50</b>	<b>\$0.00</b>		<b>\$11,909.50</b>	<b>2.95%</b>	<b>\$391,475.00</b>	<b>\$1,190.95</b>

Grand Totals

A ITEM NO.	B DESCRIPTION OF WORK	C SCHEDULED VALUE		D FROM PREVIOUS APPLICATION (D + E)	E THIS PERIOD	F MATERIALS PRESENTLY STORED (NOT IN D OR E)	G TOTAL COMPLETED AND STORED TO DATE (D + E + F)	% (G / C)	H BALANCE TO FINISH (C - G)	I RETAINAGE
<b>GRAND TOTALS:</b>			<b>\$403,384.50</b>	<b>\$0.00</b>	<b>\$11,909.50</b>	<b>\$0.00</b>	<b>\$11,909.50</b>	<b>2.95%</b>	<b>\$391,475.00</b>	<b>\$1,190.95</b>



**PARTIAL RELEASE OF LIEN**

FROM: CONCRETE PROTECTION & RESTORATION, LLC. ("CPR") CURRENT PAYMT DUE: \$10,718.55

TO: Tanyard Springs HOA ("Owner") Current Invoice: #4525-001

PROJECT: Tanyard Springs Pedestrian Bridges

In consideration of the payments previously made to CPR and in consideration of and expressly conditioned upon receipt by CPR of the aforesaid Current Payment Due for the period covered by the current invoice set forth above, CPR hereby releases all mechanics' liens and rights to file mechanics' liens against the Owner and/or the Project, in any manner arising out of or relating to the Project, through the period covered by the current invoice and all previous invoices. This release is intended to cover only work for which CPR has actually been paid, and this release does not apply to retention, to pending claims, to unpaid change orders or to unpaid extra work performed by CPR.

Except as noted below, CPR acknowledges and represents that for the period and work covered by all previous invoices for which CPR has received full payment: CPR has paid all amounts due and owing to others in connection with the Project to the same extent that CPR has been paid, and CPR has paid in full all payroll, withholding, sales and other taxes required by law to be paid in connection with labor, work, services, materials and equipment provided by CPR to the Project.

List exceptions, if any: \_\_\_\_\_ (None if line is blank.)

CPR represents that the current payment will be applied, promptly after receipt, to payment of outstanding amounts due from CPR to others in connection with the Project to the same extent the CPR has been paid, and CPR further agrees to indemnify and hold harmless the Owner and the Project from and against mechanics' liens filed by CPR's workmen, subcontractors and suppliers to the same extent that CPR has been paid by Owner for the subject matter of such liens.

I hereby certify, under penalties of perjury, that the facts, information and representations set forth above are true and accurate to the best of my knowledge, information and belief.

**CONCRETE PROTECTION & RESTORATION, INC.**

BY: James O'Malley  
James O'Malley – Project Manager

STATE OF Maryland  
(CITY) (COUNTY) OF Anne Arundel

Subscribed and sworn before me on this 13th day of May, 2025.

Nancy Davis Smith  
(Notary Public)



My commission expires: 8-12-2025





September 23, 2025

Tanyard Springs HOA  
6920 Heritage Crossing  
Glen Burnie, MD 21060

Attn: Tanyard Springs HOA Board

To Whom It May Concern:

This letter is regarding overdue invoices for the contract work to perform rehabilitation of the pedestrian bridges at Tanyard Springs. We understand that the board has run into some roadblocks with the county regarding the permits for this work, but unfortunately CP&R has no control over that situation, and meanwhile we have incurred costs on this project for the permit application fees and P&P bonds.

Our invoice #4525-001 was approved by CSG and submitted on May 13<sup>th</sup>, 2025. See attached for a copy of that invoice. Per the payment terms in the contract which have been pasted below, payment is to be made by the owner no later than 45 days after the invoice has been approved. So, 45 days would have been June 27<sup>th</sup> which means this invoice is currently almost 3 months overdue.

§ 4.1.3 Provided that an Application for Payment is received by the Architect not later than the «25th» day of a month, the Owner shall make payment of the certified amount to the Contractor not later than the «30th» day of the «following» month. If an Application for Payment is received by the Architect after the date fixed above, payment shall be made by the Owner not later than «Forty-Five» ( «45» ) days after the Architect receives the Application for Payment.

Again, we understand that the board is working through issues with the county, however, we have no control over that, and it is both a breach of the contract and bad faith for the board to continue to hold our payment when we have incurred costs. We would prefer not to have to go in this direction, but we may need to assess late fees on any overdue invoices at 6% or whatever is allowable by Maryland contract laws.

Please reach out to me if you have any questions.

Sincerely,

A handwritten signature in black ink, appearing to read 'Kevin Kline', is written over a light blue horizontal line.

Kevin Kline  
Construction Operations Manager

Concrete Protection & Restoration, LLC  
2811 Lord Baltimore Drive, Windsor Mill, MD 21244  
Phone: (410) 298-2669  
Fax (410) 298-4086  
www.concretetcpr.com

**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 #** 651-12  
**DATE** 09/18/2025  
**DUE DATE** 10/16/2025  
**TERMS** 28 Days

---

DATE	SERVICE	AMOUNT
	Jose Rodriguez Hours for 08/01/25-08/31/25 172.74 Hours @ \$40.50	6,995.97

---

BALANCE DUE **\$6,995.97**

Job Name: Tanyard Springs  
Porter Service

MANAGER  
Crew Leader\_\_

Cory Thompson  
Jose Rodriguez

Date: 08/01/2025-08/31/2025

Porter Services Entries

Employee name	Date	Time in	Time Out	Total Hours	Hours charged
Jose Rodriguez	8/1/2025	6:50	16:35	8.59	8
Jose Rodriguez	8/4/2025	6:51	16:35	8.6	8
Jose Rodriguez	8/5/2025	6:54	16:42	8.7	8
Jose Rodriguez	8/6/2025	6:46	18:12	10.2	8
Jose Rodriguez	8/7/2025	6:46	16:42	8.71	8
Jose Rodriguez	8/8/2025	6:50	17:36	9.61	8
Jose Rodriguez	8/11/2025	6:50	16:30	8.51	8
Jose Rodriguez	8/12/2025	6:55	16:39	8.65	8
Jose Rodriguez	8/13/2025	6:56	17:30	9.5	8
Jose Rodriguez	8/14/2025	6:54	16:34	8.57	8
Jose Rodriguez	8/15/2025	6:57	16:34	8.57	8
Jose Rodriguez	8/18/2025	6:55	16:37	8.62	8
Jose Rodriguez	8/19/2025	6:55	16:45	8.76	8
Jose Rodriguez	8/20/2025	6:57	17:49	9.82	8
Jose Rodriguez	8/21/2025	6:53	17:04	9.08	8
Jose Rodriguez	8/22/2025	6:50	16:41	8.7	8
Jose Rodriguez	8/25/2025	6:52	16:33	8.55	8
Jose Rodriguez	8/26/2025	6:49	16:40	8.67	8
Jose Rodriguez	8/27/2025	6:53	17:58	9.98	8
Jose Rodriguez	8/28/2025	6:58	17:28	9.47	8
Jose Rodriguez	8/29/2025	6:51	16:48	8.81	8
Jose Rodriguez	8/31/2025	6:59	12:44	4.74	4.74

Total  
172.74



Payroll Invoice  
**TANYARD SPRINGS**

Pay Date: **9/30/2025**

<u>Employee Name</u>	<u>Hours</u>	<u>Rate</u>	<u>Gross Pay</u>	<u>GL Acct</u>
MARK MOORMAN	-	-	1,963.50	
OT	-	-	-	
Bonus				
BRIANNA FRANKS	-	-	-	
OT	-	-	-	
Bonus				
Dana Coker	-	-	2,291.67	
OT	-	-	-	
Bonus				
REG	-	-	-	
OT	-	-	-	
Bonus				
OT	-	-	-	
Bonus				
OT	-	-	-	
Bonus				
OT	-	-	-	
Bonus				
<b>Total Gross Pay</b>			<b>4,255.17</b>	<b>54680</b>

<u>Employer Taxes</u>	<u>Limits</u>	<u>Rate</u>	<u>Pay Amt</u>	<u>Extention</u>	
FICA	168,600.00	0.0765	4,255.17	325.52	
MD UNEMPLOYMENT	10,000.00	0.0260	4,255.17	5.96	
FED. UNEMPLOYMENT	7,000.00	0.0060	4,255.17	0.75	
WORKERS' COMP (Admin)		0.0175	4,255.17	74.47	<b>54680</b>
<b>Total Taxes</b>				<b>406.69</b>	<b>54680</b>

HEALTH				35.00	
HEALTH REIMBURSEMENT				28.51	
STD				-	
401K PLAN		0.0200		39.27	
<b>Total Benefits</b>				<b>102.78</b>	<b>54680</b>

PAYROLL ADMIN FEE		0.0600	4,764.64	285.88	<b>54630</b>
<b>Total Invoice</b>				<b>5,050.52</b>	



Engineering • Construction Management • Moisture Protection

# Invoice

DATE	INVOICE NO.
7/18/2025	250631

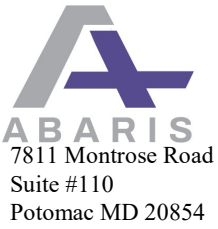
<b>BILL TO</b>
<p><b>Ms. Shireen Ambush</b>  <b>Abaris Real Estate Management Inc.</b>  <b>7811 Montrose Road, Suite 110</b>  <b>Potomac, MD 20854</b></p>

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

<b>TERMS</b>	<b>JOB NO</b>	<b>PERIOD</b>
Net 30	24-098	June, 2025

ENGINEERING SERVICES	AMOUNT
<p><b>TANYARD SPRINGS HOA; 6920 HERITAGE CROSSING; GLEN BURNIE, MARYLAND.</b></p> <p><b>PEDESTRIAN BRIDGE REHABILITATION PROJECT:</b></p> <p><b>PERMITTING:</b>  <b>Principal/Partner: 10.0 Hours</b>  <b>Sr. Engineer: 9.0 Hours</b></p>	<p>3,000.00</p> <p>2,475.00</p>
<b>TOTAL INVOICE</b>	<b>\$5,475.00</b>

24-098 - Tanyard Springs HOA							
June 2025 Time Details							
Hosking	6/3/2025	Tue	24-098	Bridges - Tanyard		1.00	
Hosking	6/3/2025	Wed	24-098	Bridges - Tanyard		1.00	
Murphy	6/2/2025	Mon	24-098	Bridges - Tanyard		0.50	Call with client
Murphy	6/3/2025	Tue	24-098	Bridges - Tanyard		2.50	Permitting - county letter, coordinate with Mike, Robert and Wayne
Murphy	6/4/2025	Wed	24-098	Bridges - Tanyard		2.50	Coordinate with Mike and Wayne, call with CP&R
Murphy	6/5/2025	Thu	24-098	Bridges - Tanyard		2.50	Permit - correspondence, coordinate with Mike, Robert and Wayne
				<b>Total Principal/Partner</b>		<b>10.00</b>	
Reed	6/3/2025	Tue	24-098	Tanyard Springs		2.00	Permitting - Review Tax Maps, discussions with Chadwell/Pat/Wayne
Reed	6/5/2025	Thu	24-098	Tanyard Springs		1.00	Permitting - review/excerpt aerial maps
Chadwell	6/3/2025	TUE	24-098	Tanyard Springs Pedestrian Bridges		1.00	<b>Addl Work:</b> AAC issued stop work order/permit. HOA declar. Resrch
Chadwell	6/4/2025	WED	24-098	Tanyard Springs Pedestrian Bridges		2.00	<b>Addl Work:</b> AAC issued stop work order/permit. Deed/Plat research
Chadwell	6/5/2025	THR	24-098	Tanyard Springs Pedestrian Bridges		3.00	<b>Addl Work:</b> AAC issued stop work order/permit. Deed/Plat research
				<b>Total Sr. Engineer</b>		<b>9.00</b>	



# Invoice

Date	Invoice #	Due Date
9/30/2025	14079	9/30/2025

Community
TANYARD SPRINGS

Quantity	Description	Unit Cost	Total
1	Copy & Printing - Black & White	4.20	4.20
1	Postage - USPS - Standard	8.88	8.88
1	Delinquency Letters	860.00	860.00
1	Aug CC Reimbursement: SQSP	71.24	71.24
<b>Total</b>			\$944.32



Commercial Pet Waste Disposal System

**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.
3133691-000	10/14/25	<b>43464123</b>
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

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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: 10/07/25

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 2 OF 4 *	340.00
SUBTOTAL	SHIPPING & HANDLING	TAX	TOTAL	PRE-PAID AMOUNT	BALANCE DUE
1360.00	.00	81.60	1441.60	.00	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****Mail To:**

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

**Pay Online:**

<https://customeradmin.gabp.com/>

INVOICE DATE	INVOICE NO.
10/14/25	<b>43464123</b>
CUSTOMER NUMBER	ORDER NUMBER
487336	3133691-000
TOTAL DUE	1441.60
Amount Enclosed	





# Invoice

Date	Invoice #	Due Date
9/30/2025	13830	9/30/2025

Community
TANYARD SPRINGS
Community Mailers Sent

SouthData Invoi...	Description	Quantity	Unit Price	Total
9/1/2025	Supplies: Labels	35	0.05	1.75
9/1/2025	Supplies: Labels	108	0.05	5.40
9/1/2025	Supplies: Labels	14	0.05	0.70
9/3/2025	Supplies: Labels	1	0.05	0.05
9/5/2025	Supplies: Labels	2	0.05	0.10
9/16/2025	Supplies: Labels	1	0.05	0.05
9/19/2025	Supplies: Labels	1	0.05	0.05
9/23/2025	Supplies: Labels	28	0.05	1.40
9/25/2025	Supplies: Labels	3	0.05	0.15
9/26/2025	Supplies: Labels	1	0.05	0.05
9/27/2025	Supplies: Labels	3	0.05	0.15
9/1/2025	Printing - B/W Copies	35	0.15	5.25
9/1/2025	Printing - B/W Copies	108	0.15	16.20
9/1/2025	Printing - B/W Copies	14	0.15	2.10
9/3/2025	Printing - B/W Copies	1	0.15	0.15
9/5/2025	Printing - B/W Copies	2	0.15	0.30
9/16/2025	Printing - B/W Copies	1	0.15	0.15
9/19/2025	Printing - B/W Copies	1	0.15	0.15
9/23/2025	Printing - B/W Copies	28	0.15	4.20
9/25/2025	Printing - B/W Copies	3	0.15	0.45
9/26/2025	Printing - B/W Copies	1	0.15	0.15
9/27/2025	Printing - B/W Copies	3	0.15	0.45
9/1/2025	Supplies: Envelopes - Standard	35	0.10	3.50
9/1/2025	Supplies: Envelopes - Standard	108	0.10	10.80
9/1/2025	Supplies: Envelopes - Standard	14	0.10	1.40
9/3/2025	Supplies: Envelopes - Standard	1	0.10	0.10
9/5/2025	Supplies: Envelopes - Standard	2	0.10	0.20
9/16/2025	Supplies: Envelopes - Standard	1	0.10	0.10
9/23/2025	Supplies: Envelopes - Standard	28	0.10	2.80
9/25/2025	Supplies: Envelopes - Standard	3	0.10	0.30
9/19/2025	Supplies: 9x12 Envelope	1	0.25	0.25
9/26/2025	Supplies: 9x12 Envelope	1	0.25	0.25
9/27/2025	Supplies: 9x12 Envelope	3	0.25	0.75
9/22/2025	Billing Statements	562	0.50	281.00

<b>Total</b>
--------------



# Invoice

Date	Invoice #	Due Date
9/30/2025	13830	9/30/2025

Community
TANYARD SPRINGS
Community Mailers Sent

SouthData Invoi...	Description	Quantity	Unit Price	Total
9/1/2025	Postage - USPS, UPS and/or FEDEX	1	29.61	29.61
9/1/2025	Postage - USPS, UPS and/or FEDEX	1	91.37	91.37
9/1/2025	Postage - USPS, UPS and/or FEDEX	1	11.84	11.84
9/3/2025	Postage - USPS, UPS and/or FEDEX	1	0.85	0.85
9/5/2025	Postage - USPS, UPS and/or FEDEX	1	1.69	1.69
9/16/2025	Postage - USPS, UPS and/or FEDEX	1	0.85	0.85
9/19/2025	Postage - USPS, UPS and/or FEDEX	1	1.99	1.99
9/22/2025	Postage - USPS, UPS and/or FEDEX	1	445.36	445.36
9/23/2025	Postage - USPS, UPS and/or FEDEX	1	23.69	23.69
9/25/2025	Postage - USPS, UPS and/or FEDEX	1	2.54	2.54
9/26/2025	Postage - USPS, UPS and/or FEDEX	1	1.99	1.99
9/27/2025	Postage - USPS, UPS and/or FEDEX	1	5.98	5.98
			<b>Total</b>	\$958.61

Tanyard Springs Homeowners Association, Inc.  
c/o Abaris Realty  
via email: [invoice@abarisrealty.com](mailto:invoice@abarisrealty.com)

September 30, 2025  
Client: 020842  
Matter: 000001  
Invoice #: 1505262  
Resp. Atty: KMO  
Page: 1

RE: General

For Professional Services Rendered Through September 30, 2025

## SERVICES

Date	Person	Description of Services	Hours	Amount
9/2/2025	KMO	Receive and review emails from Board on removal of protective measures from Bridges and trails and status of discussions with broker on new policy required for license agreement with County and anticipated timing of same; receive and review email from Shirk on access to records request.	0.5	\$247.50
9/3/2025	KMO	Exchange emails with Board on questions related to insurance and updated license agreement for bridges and trails and liability concerns; exchange emails with Manager on inspection of bridge and interference with hazard precautions.	0.4	\$198.00
9/4/2025	KMO	Telephone conference with insurance broker on status of insurance for license agreement obligations related to trails; send update to Board and Management via email and locate legal description for conservation areas and send to broker for policy underwriting.	0.4	\$198.00
9/5/2025	KMO	Send plat data to broker for legal description for insurance proposal (0.1); receive and review proposal for additional insurance policy for license agreement and confer with broker on timing of next steps (0.3); forward proposal to Board with comments and request for immediate approval to proceed with license agreement negotiations.	0.7	\$346.50
9/5/2025	FPN	Pull copy of recorded plat and deed.	0.2	\$32.00
9/8/2025	KMO	Exchange emails with Board on lack of consensus on new policy of insurance for license agreement and send email to broker on same.	0.3	\$148.50
9/9/2025	KMO	Send email update to Board on timing required for approval of additional policy for license agreement; send email update on timing of review of license agreement to County attorney; exchange emails with broker on same.	0.4	\$198.00

**SERVICES**

Date	Person	Description of Services	Hours	Amount
9/18/2025	KMO	[NO CHARGE] Exchange emails with Board on next meeting and pending legal matters.	0.1	\$0.00
9/18/2025	KMO	Confirm timing of next Board meeting for review of insurance proposal; send update to County Attorney on bridges and trails matter.	0.2	\$99.00
9/25/2025	KMO	Exchange emails with Board on plans for 9/30 meeting and discussion of bridges and trails project.	0.1	\$49.50
9/29/2025	KMO	Confer with Director on pending Board discussion of bridge and trail project and risks of ending project; send email on same to Board.	0.5	\$247.50
Total Professional Services			3.8	\$1,764.50

**SUMMARY**

Timekeeper	Level	Rate	Hours	Amount
KMO Kim M. O'Halloran-Perez	Shareholder	\$495	3.5	\$1,732.50
KMO Kim M. O'Halloran-Perez	Shareholder	\$0	0.1	\$0.00
FPN Francesca P. Nelson	CA Paralegal	\$160	0.2	\$32.00
Total Services			\$1,764.50	
<b>Total Current Charges</b>				<b>\$1,764.50</b>
Previous Balance				\$4,463.85
<b>TOTAL CHARGES DUE FOR THIS MATTER</b>				<b>\$6,228.35</b>

Tanyard Springs Homeowners Association, Inc.  
c/o Abaris Realty  
via email: [invoice@abarisrealty.com](mailto:invoice@abarisrealty.com)

September 30, 2025  
Client: 020842  
Matter: 000002  
Invoice #: 1505263  
Resp. Atty: KMO  
Page: 1

RE: Retainer

For Professional Services Rendered Through September 30, 2025

## SERVICES

Date	Person	Description of Services	
9/30/2025	KMO	Confer with Board during meeting on AA County updates to license agreement and removal of indemnification.	
		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)
		<b>TOTAL CHARGES DUE FOR THIS MATTER</b>	<b>\$275.00</b>

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](mailto:accounting@reesbroome.com)  
Pay online at [www.reesbroome.com/paymyinvoice](http://www.reesbroome.com/paymyinvoice)

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



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

Invoice 00009164

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

DATE 10/08/2025	PLEASE PAY \$760.00	DUE DATE 11/07/2025
--------------------	------------------------	------------------------

DATE	ACTIVITY	AMOUNT
09/01/2025	Event Cleaning (M)	190.00
09/07/2025	Event Cleaning (M)	190.00
09/14/2025	Event Cleaning (M)	190.00
09/28/2025	Event Cleaning (M)	190.00

We appreciate your continued business.

SUBTOTAL	760.00
TAX	0.00
TOTAL	760.00

**TOTAL DUE \$760.00**

THANK YOU.

**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 #** 798-74  
**DATE** 10/02/2025  
**DUE DATE** 10/30/2025  
**TERMS** 28 Days

---

DATE	SERVICE	AMOUNT
	2025 Monthly Contractual Landscaping Billing	16,211.92
BALANCE DUE		<b>\$16,211.92</b>

# 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.: 2461  
Terms: Due on receipt  
Invoice date: 10/01/2025  
Due date: 10/16/2025

#	Product or service	Description	Qty	Rate	Amount
1.	<b>Standard Monthly Monitoring</b>	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](#)





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

Invoice 00009106

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

DATE 10/01/2025	PLEASE PAY <b>\$1,233.65</b>	DUE DATE 10/31/2025
--------------------	---------------------------------	------------------------

DATE	ACTIVITY	AMOUNT
	<b>Janitorial Maintenance Service (M)</b> Service Period: 1-31 October 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.

# Facility Service Company, Inc

14607 Rothgeb Drive  
 Rockville, MD 20850  
 (301) 340-2665

Date	Invoice #
9/30/2025	16730

<b>Bill To</b>
Tanyard Spring HOA c/o Abaris Realty, Inc. 7811 Montrose Road, #110 Potomac, MD 20854

P.O. Number	Terms	Due Date
	Net 30	10/30/2025

Quantity	Description	Rate	Amount
24	Watering Services Hourly Watering Services Performed - 4 hrs each visit (6 visits)	65.00	1,560.00

<p>Thank you for your continued business.</p> <p>FSC reserves the right to charge 1.5% per month (18% per annum)  on all past due accounts.</p>	<b>Total</b>	\$1,560.00
	<b>Payments/Credits</b>	\$0.00
	<b>Balance Due</b>	\$1,560.00

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 #
10/1/2025	121586

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	10/11/2025	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 1	14.44 3.00	14.44T 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**

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



# INVOICE

SEP 30 2025

Customer ID:  
Customer Name:  
Service Period:  
Invoice Date:  
Invoice Number:

**23-02234-53005**  
ABARIS TANYARD SPRINGS HOA  
10/01/25-10/31/25  
09/26/2025  
3769717-2420-2

**How to Contact Us**

**Visit [wm.com/MyWM](http://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**

**Oct 26, 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**

**\$304.33**

If payment is received after 10/26/2025: **\$ 311.94**

Previous Balance	303.89	+	Payments	(303.89)	+	Adjustments	0.00	+	Current Invoice Charges	304.33	=	Total Account Balance Due	304.33
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**IMPORTANT MESSAGES**

\*\*\*WM only sells services online through our own website at [wm.com](http://wm.com). WM does not sell any services through other on-line marketplaces. To arrange services for your business or home, visit [wm.com](http://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>
09/26/2025	3769717-2420-2	23-02234-53005
Payment Terms	Total Due	Amount
Total Due by 10/26/2025	\$304.33	
If Received after 10/26/2025	\$311.94	



2420000230223453005037697170000003043300000030433 4

0013649 01 AB 0.64 \*\*AUTO T7 0 7268 20854-334935 -C04-P13662-I1

I0066C17

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	10/01/25		1.00	256.15
Energy Surcharge				39.68
Administrative Charge				8.50
<b>Total Current Charges</b>				<b>304.33</b>

### GREENER WAYS TO PAY

Please choose one of these sustainable payment options:



**AutoPay**

Set up recurring payments with us at [wm.com/myaccount](http://wm.com/myaccount)



**Online**

Use [wm.com](http://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 <a href="http://wm.com/MyWM">wm.com/MyWM</a>	10/25/2022	<b>\$123.45</b>

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

DETAILS OF SERVICE				
Description	Unit	Ticket	Quantity	Amount
MM STATE SOLID WASTE TAX @ 2.5%				
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](http://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"/> <b>Check Here to Change Contact Info</b> List your new billing information below. For a change of service address, please contact <b>WM</b> .	<input type="checkbox"/> <b>Check Here to Sign Up for Automatic Payment Enrollment</b> If I enroll in Automatic Payment services, I authorize <b>WM</b> to pay my invoice by electronically deducting money from my bank account. I can cancel authorization by notifying <b>WM</b> at <a href="http://wm.com">wm.com</a> 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](mailto: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)

0013649-00000001-0015046



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

# Invoice MSP-2297

DATE 10/01/2025	PLEASE PAY \$60.00	DUE DATE 10/01/2025
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**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
	<b>Unifi Cloud Hosted Wi-Fi Controller:Unifi Cloud Hosted Wi-Fi Controller</b> 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

# INVOICE

**SBC Outdoor Services**  
PO Box 420  
Fallston, MD 21047

kelly.reynolds@sbclandscaping.com  
+1 (443) 619-1460  
www.sbclandscaping.com



## Bill to

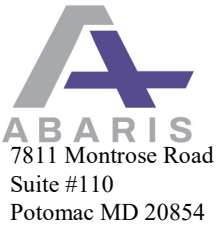
Tanyard Springs  
7811 Montrose Rd  
Suite 110  
Pocomac, Maryland 21854  
United States

---

## Invoice details

Invoice no.: 600-19  
Terms: Net 15  
Invoice date: 09/15/2025  
Due date: 09/30/2025

#	Date	Product or service	Description	Qty	Rate	Amount
1.		<b>Maintenance Project Sales, Linthicum</b>	Watering service 7/28/25 – 8/1/25 Rate: \$65 Hours:	23	\$65.00	\$1,495.00
2.		<b>Maintenance Project Sales, Linthicum</b>	Watering service 8/4/25 – 8/8/25 Rate: \$65 Hours:	14	\$65.00	\$910.00
3.		<b>Maintenance Project Sales, Linthicum</b>	Watering service 8/11/25 – 8/15/25 Rate: \$65 Hours:	14	\$65.00	\$910.00
4.		<b>Maintenance Project Sales, Linthicum</b>	Watering service 8/18/25 – 8/22/25 Rate: \$65 Hours:	9	\$65.00	\$585.00
5.		<b>Maintenance Project Sales, Linthicum</b>	Watering service 8/25/25 – 8/29/25 Rate: \$65 Hours:	22	\$65.00	\$1,430.00
					<b>Total</b>	<b>\$5,330.00</b>



# Invoice

Date	Invoice #	Due Date
8/31/2025	13270	8/31/2025

Community
TANYARD SPRINGS

Quantity	Description	Unit Cost	Total
1	Postage - USPS - Standard	3.56	3.56
1	Delinquency Letters	830.00	830.00
1	CC Reimbursement: SQSP Domain Renewal and Google Workspace (July)	83.24	83.24
1	Copy & Printing - Black & White	0.35	0.35
1	Annual HOA Inspection - Exterior - Front & Back	15,730.00	15,730.00
<b>Total</b>			\$16,647.15



Tanyard Springs Homeowners Association, Inc.  
c/o Abaris Realty  
via email: [invoice@abarisrealty.com](mailto:invoice@abarisrealty.com)

August 31, 2025  
Client: 020842  
Matter: 000001  
Invoice #: 1496837  
Resp. Atty: KMO  
Page: 1

RE: General

For Professional Services Rendered Through August 31, 2025

## SERVICES

Date	Person	Description of Services	Hours	Amount
8/1/2025	KMO	Receive and review response from Abaris related to renewal contract and edits to same; exchange emails with President on remaining out of Management office due to recent email.	0.3	\$148.50
8/4/2025	KMO	[NO CHARGE] Exchange emails with President and Manager on new AGM and possible new terms for management contract.	0.2	\$0.00
8/9/2025	KMO	Receive and review email from Management on clarification of parameters with AGM and communicate with President on same.	0.2	\$99.00
8/11/2025	KMO	[NO CHARGE] Exchange emails with Manager on Board communication protocols and contract term changes; call with President to clarify role with new AGM.	0.2	\$0.00
8/12/2025	KMO	Exchange emails and confer with County Attorney and Board with updates on status of bridge and trail project, County change in position and next steps (0.9); exchange emails with Board on contract edits and data to be part of weekly updates based upon conversation with Manager (0.4).	1.3	\$643.50
8/18/2025	KMO	Exchange emails with Ms. Kenney and Board on status of updated license agreement for bridge and trails project and prior email on same.	0.2	\$99.00
8/20/2025	KMO	Receive and review email from owner requesting Management RFP information; send preliminary response to Board on same.	0.2	\$99.00
8/21/2025	KMO	Receive and review screen shots related to pending documents request and receive and review email from President on same.	0.3	\$148.50
8/22/2025	KMO	Draft email to Board on Shirk document request and draft response to same for Board approval and distribution prior to 9/9 Board meeting.	0.6	\$297.00

**SERVICES**

Date	Person	Description of Services	Hours	Amount
8/25/2025	KMO	Receive and review Board comments on email to owner on access to records request and finalize email to owner on same.	0.2	\$99.00
8/26/2025	KMO	Receive and review updated license agreement and draft email to Management and Board with latest edits to license agreement from County Attorney and outreach to insurance broker on same (0.4); draft email to broker on possible stand alone policy for bridges and trails (0.3).	0.7	\$346.50
8/29/2025	KMO	Exchange emails with insurance broker and efforts to obtain separate policy for bridges and trails as set forth in draft license agreement; send aerial GIS map for same and confer on status of underwriting; send email update to Manager and ask for additional data for underwriting.	0.5	\$247.50
Total Professional Services			4.9	\$2,227.50

**SUMMARY**

Timekeeper	Level	Rate	Hours	Amount
KMO Kim M. O'Halloran-Perez	Shareholder	\$495	4.5	\$2,227.50
KMO Kim M. O'Halloran-Perez	Shareholder	\$0	0.4	\$0.00
Total Services			\$2,227.50	
<b>Total Current Charges</b>				<b>\$2,227.50</b>
Previous Balance				\$7,384.35
<i>Less Payments</i>				<i>(\$5,148.00)</i>
<b>TOTAL CHARGES DUE FOR THIS MATTER</b>				<b>\$4,463.85</b>

Tanyard Springs Homeowners Association, Inc.  
c/o Abaris Realty  
via email: [invoice@abarisrealty.com](mailto:invoice@abarisrealty.com)

July 31, 2025

Client: 020842

Matter: 000001

Invoice #: 1492237

Resp. Atty: KMO

Page: 1

RE: General

For Professional Services Rendered Through July 31, 2025

## SERVICES

Date	Person	Description of Services	Hours	Amount
7/1/2025	KMO	Review and revise letter to AA County on trails and bridges to incorporate additional Board comments and exchange emails with Board on comments related to strategy; exchange emails with Board and Manager on possible call with engineering firm (0.4); finalize letter after further emails with Board (0.1); send letter to Board via email with comments on possible meeting with engineer and Declaration language on easements (0.4).	0.9	\$445.50
7/2/2025	KMO	[NO CHARGE] Exchange emails with Board to confirm letter to County has been sent and to confirm Board consensus not to proceed with meeting with CSG and not to continue work to trails and bridges.	0.2	\$0.00
7/7/2025	KMO	Exchange emails with President on negotiations related to contracts and pending bridge and trail project; follow-up with AA County attorney.	0.3	\$148.50
7/8/2025	KMO	Exchange messages on management contract questions with Board and set up call to discuss same.	0.2	\$99.00
7/9/2025	KMO	Review contract documents and key areas of concern as raised via email by Board; confer with Board contact on same; leave message for AA County on signs for trails.	0.7	\$346.50
7/10/2025	KMO	Receive and review email from Management on application for payments for trails and bridges project; forward same to MPG for comments; draft email to County attorney demanding update; send email to Board on same and send update after contact from AA County.	0.6	\$297.00
7/11/2025	KMO	Receive and review email on pool incidents and exchange emails with Board and Manager on next steps; exchange emails on same and text of email to complainant; receive and review email update from AA County Attorney.	0.4	\$198.00

**SERVICES**

Date	Person	Description of Services	Hours	Amount
7/14/2025	KMO	Receive and review complaints filed by lifeguards related to same owner who filed prior complaints and send email with comments on same to Board (0.3); receive and review details for posted notices for trails and bridges and exchange emails with County Attorney and Board on same.	0.5	\$247.50
7/16/2025	KMO	Draft email to SA with sample draft language for amendments to renewed Management contract and suggested terms of weekly updates and improved communications in general (0.7); exchange emails with Board on signs and posting options from County (0.1); exchange emails with Manager on outcome of investigation of lifeguard and contacts with complainant (0.1).	0.9	\$445.50
Total Professional Services			4.7	\$2,227.50

**SUMMARY**

Timekeeper	Level	Rate	Hours	Amount
KMO Kim M. O'Halloran-Perez	Shareholder	\$495	4.5	\$2,227.50
KMO Kim M. O'Halloran-Perez	Shareholder	\$0	0.2	\$0.00

**DISBURSEMENTS**

Date	Description of Disbursements	Amount
7/1/2025	Postage	\$8.85
Total Disbursements		\$8.85
Total Services		\$2,227.50
Total Disbursements		\$8.85
<b>Total Current Charges</b>		<b>\$2,236.35</b>
Previous Balance		\$10,369.85
<i>Less Payments</i>		<i>(\$5,221.85)</i>
<b>TOTAL CHARGES DUE FOR THIS MATTER</b>		<b>\$7,384.35</b>

**ABARIS REALTY, INC.**

**CHECK REQUEST**

Project Name:

Tangard Springs

Date:

10/22/25

Payable To:

Mark Mahmood

Amount:

\$ 797.69

(Attached Invoice or Bill)

For:

Supplier purchases - Tangard

verified by Sammi

Requested/Approved By:

SHA

Return To:

Mark

Account No.:

504500 - \$ 646.51  
538700 - \$ 66.72  
501100 - \$ 41.26  
53720 - \$ 43.40

Date	Vendor	purpose	amount	Allocation
10/9/2025	Swank	Licensing fee movie showing - "Beatlejuice, Beatlejuice"	\$477.00	Social ✓
10/9/2025	Swank	Tax payment portion from Licensing fee movie showing of Moana 2	\$27.00	Social ✓
10/3/2026	Premiere Movie	Final payment for movie showin "Beatlejuice, Beatlejuice".	\$128.75	Social ✓
9/30/2025	Amazon	Gym Mat	\$43.40	Clubhouse-gym ✓
9/25/2025	Amazon	Movie purchase	\$13.76	Social ✓
10/13/2026	Harbor Freight	Tarps for pool table & chairs.	\$66.72	Pool ✓
10/13/2026	Walmart	Banker Boxes	\$41.26	Clubhouse-office supplies ✓
		<b>Total</b>	<b>\$797.89</b>	

✓ verified by Sammi

# SWANK

MOTION PICTURES, INC.

10795 Watson Road • St Louis, MO 63127  
Phone: 800-876-5445 • Fax: 314-966-3472

Routing: COMLABUD

ORIGINAL INVOICE

Order Number: BO 2567486

Order Date: 09/15/25

Bill-To Customer: 0384933-001

Ship-To Customer: 0384933-001

Abaris Realty  
Tanyard Springs HOA  
7811 Montrose Road #110  
Potomac, MD 20854

Mark Moorman  
On Site Property Manager  
Tanyard Springs HOA  
6920 Heritage Crossing  
Glen Burnie, MD 21060

Order: 2567486

Terms: THIS IS YOUR RECEIPT

--Line--		Bill_Date	Product Description	Unit Price	Total Price
# Typ Qty					
1 RT 1		10/09/25	BEETLEJUICE BEETLEJUICE Widescreen DVD Show Dates: 10/11/25 to 10/11/25	450.00	450.00

For further information, please contact  
Caleb Wotring  
at 1-800-876-5577

PAID

Item Subtotal: 450.00  
Estimated Taxes: 27.00  
Prepayment Amount: 477.00 ✓  
BALANCE DUE: \$0.00

Please remit payment to: 2844 Paysphere Circle, Chicago, Illinois 60674

**ORIGINAL INVOICE**

S  
 H Mark Moorman  
 I On Site Property Manager  
 P Tanyard Springs HOA  
 6920 Heritage Crossing  
 T Glen Burnie, MD 21060  
 O



10795 WATSON ROAD  
 ST. LOUIS, MISSOURI 63127-1012

INVOICE NO.	INVOICE DATE	CUSTOMER NUMBER
DB 4014554	07/16/25	0384933001
CUSTOMER P.O. NO.		SHIPPING METHOD
SHIP DATE	CODE	STATE
07/16/25	PARK	MD

**INVOICE  
 IS DUE UPON  
 RECEIPT**

**BILLING INQUIRIES (800) 876-5445  
 SALES INQUIRIES (800) 876-5577  
 OR FAX (314) 966-3472**

LATE PAYMENT CHARGE OF 1 1/2% PER MONTH WILL BE ADDED  
 TO BALANCE UNPAID THIRTY DAYS AFTER INVOICE DATE

FEDERAL TAX I.D. 43-1382264

ORDER NO.	FILM NO.	FILM TITLE	PRICE
2508595-0001	0079526	WS DVD MOANA 2 Planned Usage From: 07/18/25 to 07/18/25	450.00

In accepting the listed motion pictures for exhibition, the customer hereby agrees not to, or permit others to, (1) broadcast any motion picture or any part thereof over radio, cable, television or internet, (2) sell, lease or rent any motion picture to others, (3) cut or edit the motion picture in any way, (4) copy or duplicate all or any part of the motion picture, (5) delete or permit deletion of the copyright in any motion picture, or (6) otherwise use the motion picture in any manner or for any purpose not expressly licensed.

<b>OFFICE</b> COL	<b>SALESPERSON</b> Caleb Wotring	<b>Tax :</b>	27.00
		<b>SHIPPING AND HANDLING</b>	.00
		<b>PAY THIS TOTAL</b>	.00

When admission is charged, the customer hereby agrees to report gross admission receipts to Swank Motion Pictures, Inc. within 24 hours of the last play date

**ALL MOTION PICTURE AND DIGITAL DEVICES MUST BE RETURNED ON THE DATE SHOWN ON YOUR PACKING SLIP**

**WE ACCEPT ALL MAJOR CREDIT CARDS: VISA, MASTERCARD, AMERICAN EXPRESS AND DISCOVER**

**PLEASE RETURN  
 THIS PORTION**

**PLEASE MAIL YOUR REMITTANCE AND MAKE CHECKS PAYABLE TO**

SWANK MOTION PICTURES, INC.  
 2844 PAYSHERE CIRCLE, CHICAGO, IL 60674

CUSTOMER COMMENTS

Paid By Credit Card on 09-19-2025  
 Thank You C8F61D2E59DB 477.00  
 xxxxxxxxxxxxxxx3803

INVOICE DATE: 07/16/25

CUSTOMER NO: 0384933001

INVOICE NO: 4014554

TOTAL DUE: .00



**Sale**

**\$27.00**

Date: 9/19/2025 2:08:37 PM Transaction #: C8F61D2E59DB  
Status: Approved Auth. Code: 04975C  
Customer #: 384933001 Name on Card: Mark G Moorman  
Order #: 2508595 Card Type: Visa  
Invoice #: 4014554 Last 4 Digits: 3803  
Postal Code: 20877

Message:  
Approved  
Internal Comments:  
Sales Tax - "Moana 2"

# Payment Receipt

Date: 10/3/2025 11:49am

	Amount
<b>Lead ID# 48505731</b>	
<b>Current Payment</b> Type: credit TxnID: 68dff0814a82b	<b>\$128.75</b>
Total Bill	\$649.00
Total Paid	\$652.75
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 September 25, 2025    Order # 113-3997915-8889860

<b>Ship to</b> Mark G Moorman 133 Bralan Ln Gaithersburg, MD 20877-1663 United States	<b>Payment method</b> Visa ending in 8057 <a href="#">View related transactions</a>	<b>Order Summary</b> Item(s) Subtotal: \$40.94 Shipping & Handling: \$0.00 Total before tax: \$40.94 Estimated tax to be collected: \$2.46 <b>Grand Total: \$43.40</b>
---	---	---

## Delivered September 27

Your package was left near the front door or porch.



ProsourceFit Tri-Fold Folding Thick Exercise Mat 6'x2' with Carrying Handles for MMA, Gymnastics Core Workouts, Black  
Sold by: Amazon.com  
Supplied by: Other  
Return or replace items: Eligible through October 27, 2025  
\$40.94

# Order Summary

Order placed September 30, 2025

Order # 113-1063427-9289053

<b>Ship to</b> Mark G Moorman 133 Bralan Ln Gaithersburg, MD 20877-1663 United States	<b>Payment method</b> Amazon Visa ending in 7639 Earns 3% back <a href="#">View related transactions</a>	<b>Order Summary</b> Item(s) Subtotal: \$12.98 Shipping & Handling: \$0.00 Total before tax: \$12.98 Estimated tax to be collected: \$0.78 <b>Grand Total: \$13.76</b>
---	---	---

## Delivered October 1

Your package was left near the front door or porch.



Beetlejuice Beetlejuice (DVD)  
Sold by: Amazon.com  
Supplied by: Other  
Return or replace items: Eligible through October 31, 2025  
\$12.98

# HARBOR FREIGHT

GLEN BURNIE MD #00181  
6320 Ritchie Hwy Ste 3  
Glen Burnie, MD 21061  
Telephone: (410) 609-1264

## SALE

Customer Name: Mark Moorman  
Customer Number: 999070642098

97643 1/4IN x 100FT POLY ANCHOR LINE	\$4.99
878 TARP BLUE 9'4 X 11'4	\$7.99
878 TARP BLUE 9'4 X 11'4	\$7.99
878 TARP BLUE 9'4 X 11'4	\$7.99
878 TARP BLUE 9'4 X 11'4	\$7.99
47672 TARP BLUE 17'2 X 23'4	\$25.99

Subtotal	\$62.94
Sales Tax 6.000%	\$3.78
<b>Total</b>	<b>\$66.72</b>

\$66.72

Debit SALE

\*\*\*\*\*9569 DEBIT  
 Entry Method: Chip Read Contact  
 Appr Code: 000319  
 Payment Type: DEBIT  
 Cardholder: MOORMAN/ MARK  
 Application Pan:\*\*\*\*\*9569  
 Invoice: 003982301130934  
 Mode: Issuer  
 Result: CAPTURED  
 Ref: 251006130948  
 Response: Approved  
 Approved: Online  
 STAN: 130948  
 CID Code: 0x80 (ARQC)  
 US DEBIT  
 \*\*\*\*\*

Give us feedback @ survey.walmart.com  
Thank you! ID #:7VROJP198TRO

**Walmart** \*

WM Supercenter  
410-737-7700 McLEANN  
3601 WASHINGTON BLVD  
ARGENTUS, MD 21227  
ST# 03720 OP# 007905 TE# 13 TR# 03906  
# ITEMS SOLD 2  
TC# 8894 3042 3510 7833 5516



STORAGE BOX	004385952678	19.46
STORAGE BOX	004385952678	19.46
	SUBTOTAL	38.92

VOIDED BANKCARD TRANSACTION  
TERMINAL # 28880774

TRANSACTION NOT COMPLETE  
10/13/25 16:25:51

TAX 1	6.000 %	2.34
	TOTAL	41.26

VISA TEND 41.26

HASH VISA \*\*\*\*\*380311

APPROVAL # 08324C  
EF # U236C2689958  
TRANS ID - 305286735707563

AUTHORIZATION - 6BJK

PAYMENT SERVICE - F

NO 0000000031010

AC 9E512638953AF67E

TERMINAL # 28880774

NO SIGNATURE REQUIRED

10/13/25	16:25:11	0.00
----------	----------	------

CHANGE DUE  
\*\*\*CUSTOMER COPY\*\*\*



Get free delivery  
from this store  
with Walmart+

earn for 30 day free trial

Prices You Can Trust. Every Day  
10/13/25 16:26:11



Payroll Invoice  
**TANYARD SPRINGS**

Pay Date: **10/15/2025**

<u>Employee Name</u>	<u>Hours</u>	<u>Rate</u>	<u>Gross Pay</u>	<u>GL Acct</u>
MARK MOORMAN	-	-	1,963.60	
OT	-	-	-	
Bonus				
BRIANNA FRANKS	-	-	-	
OT	-	-	-	
Bonus				
Dana Coker	-	-	2,291.67	
OT	-	-	-	
Bonus				
REG	-	-	-	
OT	-	-	-	
Bonus				
OT	-	-	-	
Bonus				
OT	-	-	-	
Bonus				
OT	-	-	-	
Bonus				
<b>Total Gross Pay</b>			<b>4,255.27</b>	<b>54680</b>

<u>Employer Taxes</u>	<u>Limits</u>	<u>Rate</u>	<u>Pay Amt</u>	<u>Extention</u>	
FICA	168,600.00	0.0765	4,255.27	325.53	
MD UNEMPLOYMENT	10,000.00	0.0260	4,255.27	2.17	
FED. UNEMPLOYMENT	7,000.00	0.0060	4,255.27	-	
WORKERS' COMP (Admin)		0.0175	4,255.27	74.47	<b>54680</b>
<b>Total Taxes</b>				<b>402.16</b>	<b>54680</b>

HEALTH				35.00	
HEALTH REIMBURSEMENT				28.51	
STD				-	
401K PLAN		0.0200		39.27	
<b>Total Benefits</b>				<b>102.78</b>	<b>54680</b>

PAYROLL ADMIN FEE		0.0600	4,760.21	285.61	<b>54630</b>
<b>Total Invoice</b>				<b>5,045.83</b>	



TANYARD SPRINGS HOA

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



**Get answers fast**

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

Oct 25  
708

OCT 25 2025

**Your payment is due:**

**\$576.36**

Total Due by November 20

**Take action**

**Annual Fios TV Notice**

- Your Fios TV Annual Notice is now available and can be found online at [verizon.com/biznotice](http://verizon.com/biznotice). If you prefer to receive this information by mail, contact us at 800-Verizon (800-837-4966).

**This month's charges**

Internet, TV & Phone Bundle	\$284.00
Services, Equipment & Discounts	\$161.00
Your One-Time Activities	\$5.00
Fees & Other Charges	\$126.36
<b>Total Due by November 20</b>	<b>\$576.36</b>

**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](http://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](http://verizon.com/smallbusinessdigitalready)

Return only this stub with your payment. We will not review or honor other written notifications. Visit [verizon.com](http://verizon.com).

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

**Total Due by Nov 20, 2025:** \$576.36 102125

Make check payable to Verizon

\$ 576.36



0004930 01 AV 0.593 KM102111 0026 XX  
TANYARD SPRINGS HOA  
SPRINGS  
7811 MONTROSE RD  
POTOMAC MD 20854-3363

VERIZON  
PO BOX 16801  
NEWARK NJ 07101-6801



V5 652488208000164 000000000000 000000576363



**Use My Business**

Save time. Add services. Pay bills. Manage most account needs online. Learn more at [verizon.com/my-business](http://verizon.com/my-business)

**Your Discounts**

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

TV Discount.

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

**FCC Mandatory Video Information**

<b>Fios TV Package</b>	
<b>TV Package &amp; Programming Fees*</b>	<b>\$87.44</b>
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

**FAQ 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



TANTARD SPRINGS HOA

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



Get answers fast

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

## Details of Payments

### Payments

Previous Balance	568.93	
Payment Received - Thank You	-568.93	9/30
<b>Balance Forward</b>	<b>\$0.00</b>	

## 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** 10/22 - 11/21

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** 10/22 - 11/21

Equipment and additional services to personalize your Fios service.

### Your One-Time Activities

VLD FirmRate Advantage Shortfall  
Charge 5.00 10/22

Charges that vary monthly based on your account activity.

### Fees & Other Charges

#### Taxes, Governmental Fees & Surcharges

MD Local Excise Tax	21.04
MD State Sales Tax	2.40
Telecommunications Access of MD Fee	.18
Federal Excise Tax	.83
MD 988 Fee	1.50
MD 911 Fee	7.50

#### Verizon Surcharges & Fees

MD Gross Receipts Tax Surcharge	6.07
Federal Universal Service Fee	34.01
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](http://verizon.com/taxesandfees).



TANTALUS SPRINGS FLVA

Primary Phone: 410-360-4038

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

**Bill Date: October 21, 2025**

**Fees & Other Charges continued**

Federal Subscriber Line ChargeMulti Line	22.83
Federal Subscriber Line ChargeCredit	-10.80
Federal Access Recovery Charge	4.62
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
<b>Subtotal</b>	<b>\$126.36</b>

**Total Due** **\$576.36**



## 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 October 1, 2025

Your Federal Universal Service Fund (FUSF) fee may change on October 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.

## 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 Nov 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 email to [videoclosedcaption@verizon.com](mailto: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.



(410) 525-9100

(410) 525-9200

Invoice

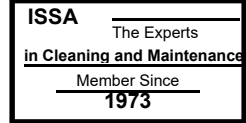
**PORTERS SUPPLY COMPANY, INC.**

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		0221690	10/23/2025	0477851	10/28/2025

SHIPPED VIA	SALESMAN	TERMS
OUR TRUCK	0001	NO TERMS

QUANTITIES		U/M	ITEM NUMBER	PRICE	AMOUNT
ORDERED	SHIPPED	DESCRIPTION			
1	1	CASE RENATURE TOILET TISSUE 96/500	00440240052	45.5000	45.50

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

Subtotal:	45.50
Freight:	0.00
Sales Tax:	2.73
<b>TOTAL:</b>	<b>48.23</b>

*Keep it clean with Porters Products*



## 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	#66038774
SERVICE DATE	Oct 17, 2025
INVOICE DATE	Oct 17, 2025
PAYMENT TERMS	Upon receipt
DUE DATE	Oct 17, 2025
<b>AMOUNT DUE</b>	<b>\$575.00</b>

### 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	unit price	amount
A/C Service Call	1.0	\$575.00	\$575.00
Upon arrival I performed preventive maintenance on 5 furnaces and 1 hotwater heater I checked drains, changed air filters, checked gas pressure took amp readings on motors and checked temperatures, all hvac equipment working properly, hotwater heater is good			

Subtotal	\$575.00
Total Tax	\$0.00
MD Tax Rate (6%)	\$0.00
<b>Job Total</b>	<b>\$575.00</b>
<b>Amount Due</b>	<b>\$575.00</b>

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](#)





(410) 525-9100

(410) 525-9200

Invoice

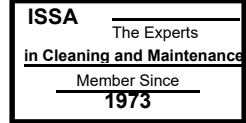
**PORTERS SUPPLY COMPANY, INC.**

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		0221670	10/15/2025	0477842	10/23/2025

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
2	2	CASE GYM WIPES	/MISC-C	130.0000	260.00
1	1	CASE RENATURE TOILET TISSUE 96/500	00440240052	45.5000	45.50
2	2	CASE NP5301 WHITE M/F TOWEL (759)	00460520070	34.9600	69.92
1	1	CASE 38x60 17mic liners	00250206518	35.0000	35.00
		FUEL SURCHARGE	/FUEL		3.00

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

Subtotal:	452.92
Freight:	0.00
Sales Tax:	27.00
<b>TOTAL:</b>	<b>479.92</b>

*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 #** 436-35  
**DATE** 10/03/2025  
**DUE DATE** 10/31/2025  
**TERMS** 28 Days

DATE	SERVICE	AMOUNT
	<ul style="list-style-type: none"> <li>• We will fill the (2) planters with a main center piece, midsize thrillers filling around the center piece, then some spillers to drape over the sides of the planters.</li> <li>• This installation will look great after installing the fall annuals, especially after everything grows in.</li> <li>• We will apply pine fine after installation.</li> <li>• Clean up all work-related debris from the property as required.</li> </ul>	350.00
BALANCE DUE		<b>\$350.00</b>



708  
NOV 03 2025

9-30-10-30-2025 Page 1 of 2

## Bill Summary

OTHER  
CHARGES  
AND  
CREDITS



See details on page 2

Tanyard Springs HOA  
1 Tanyard-Springs Ln \*PAL  
Glen Burnie, MD 21060  
Account # 5045461000  
Issued Date: October 30, 2025

Previous Balance	\$8,906.10
Payments Received October 13, 2025	-\$8,906.10
BGE Outstanding Balance	\$0.00
Other charges and credits (See details)	\$8,910.09
<b>Total amount due by November 24, 2025</b>	<b>\$8,910.09</b>

Payment received after November 24, 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 # 5045461000

0126461 02 AB 0.64 \*\*AUTO T4 0 4777 20854-3349 -C01-P26487-11 45



Tanyard Springs HOA  
C/O Abaris Realty Inc  
7811 Montrose Rd Ste 110  
Potomac, MD 20854-3349



**Total amount due by Nov 24, 2025** **\$8,910.09**

Payment Amount \$ 8910.09

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

## Other charges and credits

### ELECTRIC PRIVATE AREA LIGHTING CHARGES **\$8,910.09**

Commercial - Schedule B85PLC

Billing Period: September 30, 2025 - October 30, 2025

150w SV Acorn UG	122	x	17.94	2,188.68
100w SV Acorn UG	11	x	15.79	173.69
150 LED Post-Top Colonial - 91	55	x	17.28	950.40
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%	502.98

**TOTAL \$8,910.09**

### 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](http://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.





Payroll Invoice  
**TANYARD SPRINGS**

Pay Date: **10/30/2025**

<u>Employee Name</u>	<u>Hours</u>	<u>Rate</u>	<u>Gross Pay</u>	<u>GL Acct</u>
MARK MOORMAN	-	-	1,963.60	
OT	-	-	-	
Bonus				
BRIANNA FRANKS	-	-	-	
OT	-	-	-	
Bonus				
Dana Coker	-	-	2,291.67	
OT	-	-	-	
Bonus				
REG	-	-	-	
OT	-	-	-	
Bonus				
OT	-	-	-	
Bonus				
OT	-	-	-	
Bonus				
OT	-	-	-	
Bonus				
<b>Total Gross Pay</b>			<b>4,255.27</b>	<b>54680</b>

<u>Employer Taxes</u>	<u>Limits</u>	<u>Rate</u>	<u>Pay Amt</u>	<u>Extention</u>	
FICA	168,600.00	0.0765	4,255.27	325.53	
MD UNEMPLOYMENT	10,000.00	0.0260	4,255.27	-	
FED. UNEMPLOYMENT	7,000.00	0.0060	4,255.27	-	
WORKERS' COMP (Admin)		0.0175	4,255.27	74.47	<b>54680</b>
<b>Total Taxes</b>				<b>400.00</b>	<b>54680</b>

HEALTH				35.00	
HEALTH REIMBURSEMENT				28.51	
STD				-	
401K PLAN		0.0200		39.27	
<b>Total Benefits</b>				<b>102.78</b>	<b>54680</b>

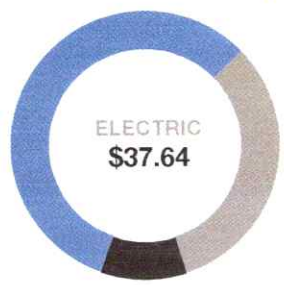
PAYROLL ADMIN FEE		0.0600	4,758.05	285.48	<b>54630</b>
<b>Total Invoice</b>				<b>5,043.53</b>	



AN EXELON COMPANY

708

BGE  
ELECTRIC  
DELIVERY



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

**CONTACT US**  
 Customer Service:

**BGE.COM**  
 800.685.0123  
 800.735.2258 (TTY-TTD)



Correspondence:

P.O. Box 1475 Baltimore, MD 21203

9-30-10-30-2025

Page 1 of 2

### Bill Summary

Tanyard Springs HOA  
 1 Tanyard-Springs Ln  
 Glen Burnie, MD 21060  
 Account # 2107650000  
 Issued Date: October 31, 2025

Previous Balance	\$36.89
Payments Received October 14, 2025	-\$36.89
BGE Outstanding Balance	\$0.00
Electric	\$37.64
<b>Total amount due by November 24, 2025</b>	<b>\$37.64</b>

Payment received after November 24, 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.**

NOV 05 2025

NOV 05 2025



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 ▶

0127955 01 AB 0.64 \*\*AUTO T8 0 4813 20854-3349 -C01-P27982-11 4  
  
 Tanyard Springs HOA  
 7811 Montrose Rd Ste 110  
 Potomac, MD 20854-3349



Account # 2107650000

<b>Total amount due by Nov 24, 2025</b>	<b>\$37.64</b>
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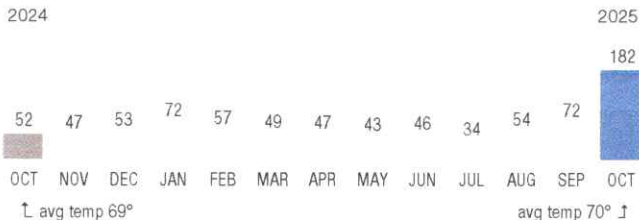
Payment Amount \$ **37.64**

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

21210765000010000037649328100000383700

# Electric details

## ANNUAL ELECTRIC USAGE



General Service - Schedule G POLR Type I  
 Billing Period: Sep 30, 2025 - Oct 30, 2025 Days Billed: 30  
 Next Scheduled Reading: November 30, 2025  
 Meter #G162071969 Read on Oct 30

Current Reading	-	Previous Reading	=	<b>92</b>
<b>11823</b>		<b>11731</b>		<b>kWh used</b>

<b>ELECTRIC SUPPLY</b>				<b>\$12.39</b>
NEXTERA ENERGY SVCS MD LLC				12.39
<b>BGE ELECTRIC DELIVERY</b>				<b>\$21.68</b>
Customer Charge				15.10
EmPower MD Chg	92 kWh	x	.0207	1.90
Distribution Chg	92 kWh	x	.05088	4.68
<b>TAXES &amp; FEES</b>				<b>\$3.57</b>
MD Universal Svc Prog				1.85
Envir Srchg	92 kWh	x	.00015	0.01
Franchise Tax	92 kWh	x	.00062	0.06
Local Tax	92 kWh	x	.0025	0.23
State Tax			6%	1.42
<b>TOTAL</b>				<b>\$37.64</b>

## BGE SUPPLY PRICE COMPARISON INFORMATION

**BGE Supply Price Comparison Information:** The current price for Standard Offer Service (SOS) electricity is 14.625 cents/kWh beginning October 1, 2025 through November 30, 2025. SOS electricity will cost 12.388 cents/kWh beginning December 1, 2025 through February 28, 2026. SOS electricity will cost 14.507 cents/kWh beginning March 1, 2026 through May 31, 2026. SOS electricity will cost 14.120 cents/kWh beginning June 1, 2026 through September 30, 2026. The weighted average price of SOS electricity will be 13.772 through September 30, 2026. The price for SOS from October 1, 2026 through May 31, 2027 will be set in May 2026.

### Electric Supplier Charges

NEXTERA ENERGY SVCS MD LLC	
Billing Period: Sep 30, 2025 - Oct 30, 2025	
Generation & Trans 92 KH x 0.1089	10.02
Capacity /Day Adj 1 MO x 1.5129	1.51
NITS /Day Adjustm 1 MO x 0.1557	0.16
Sales Tax	0.70
<b>Total Electric Supplier</b>	<b>\$12.39</b>

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](http://BGESmartEnergy.com).

Federal Tax Identification # 52-0280210

Adj Annual Usage Ele 692 kWh

Other ways to pay



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.



---

**Fw: Tanyard Spring Homeowners Association**

---

**From** Sammi Lai <slai@abarisrealty.com>  
**Date** Tue 10/21/2025 5:04 PM  
**To** Stuart Potash <spotash@abarisrealty.com>

Hi Stuart,

Please process a \$5,000 start up check and send it to the new management company.

Best Regards,

**SAMMI LAI, CPA**  
VP of Finance



Abaris Real Estate Management Inc.,  
7811 Montrose Road, Suite 110  
Potomac, MD 20854

Phone: 301-468-8919  
[slai@abarisrealty.com](mailto:slai@abarisrealty.com)  
[www.abarisrealty.com](http://www.abarisrealty.com)



---

**From:** Forrest Baggary <fbaggary@blackstoneam.com>  
**Sent:** Tuesday, October 21, 2025 3:53 PM  
**To:** Shireen Ambush1 <sambush1@abarisrealty.com>  
**Cc:** Kwame Yiadom1 <kyiadom1@abarisrealty.com>; Margarita Cruz <mcruz@abarisrealty.com>; Sammi Lai <slai@abarisrealty.com>; Prinston Samuel <psamuel@abarisrealty.com>; Kim M. O'Halloran-Perez <kohalloran@reesbroome.com>; Mark Moorman <mmoorman@abarisrealty.com>; Greg Lobring <globring@abarisrealty.com>; Stuart Potash <spotash@abarisrealty.com>  
**Subject:** RE: Tanyard Spring Homeowners Association

Thank you for confirmation. If you are able to send the list of items requested ASAP that would be wonderful.

**Please send the following ASAP:**

- Full set of Association Governing Documents to include the Articles of Incorporation, Declaration of Covenants, Bylaws, Guidelines, Amendments, Resolutions
- Tax ID #
- Complete listing for all properties to include alternate mailing addresses
- Homeowner email contact information if available
- 2025 Budget to include the annual assessment amount and payment requirements

- Startup check in the amount of \$5,000.00 to be mailed to:

*Blackstone Management  
Attn: Forrest Baggary  
2-A Industrial Park Drive  
Waldorf, MD 20602*

**Forrest Baggary, CMCA, AMS**  
*Managing Director*

## BLACKSTONE MANAGEMENT

2-A Industrial Park Drive  
Waldorf, MD 20602  
Tel: (240) 349-2117  
[fbaggary@blackstoneAM.com](mailto:fbaggary@blackstoneAM.com)  
[www.blackstoneAM.com](http://www.blackstoneAM.com)



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---

**From:** Shireen Ambush1 <sambush1@abarisrealty.com>

**Sent:** Tuesday, October 21, 2025 3:40 PM

**To:** Forrest Baggary <fbaggary@blackstoneam.com>

**Cc:** Kwame Yiadom1 <kyiadom1@abarisrealty.com>; Margarita Cruz <mcruz@abarisrealty.com>; Sammi Lai <slai@abarisrealty.com>; Prinston Samuel <psamuel@abarisrealty.com>; Kim M. O'Halloran-Perez <kohalloran@reesbroome.com>; Mark Moorman <mmoorman@abarisrealty.com>; Greg Lobring <globring@abarisrealty.com>; Stuart Potash <spotash@abarisrealty.com>

**Subject:** Re: Tanyard Spring Homeowners Association

Good Afternoon Forrest

My apologies for the delay in responding to your emails as I receive over 300 a day and each time you emailed, the thread got bumped to the top of the inbox before I caught up to it. The HOA's legal counsel alerted me of your email by cell text message today so I searched and found the original email from you to which I am responding now. I have copied members of our team to provide the information you have requested below. I will be on travel starting on Thursday with very limited access to emails for the next several weeks but you are in good hands with my team to provide whatever you need for the transition. Thanks  
Shireen

Team

Please see the transition list below for Tanyard Springs and provide the information from each department accordingly. Feel free to forward to other team members if necessary. Contact me by text with any questions. Thanks  
Shireen



**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](mailto:sambush1@abarisrealty.com)  
[www.abarisrealty.com](http://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](mailto:customercare@abarisrealty.com)**

---

**From:** Forrest Baggarly <[fbaggarly@blackstoneam.com](mailto:fbaggarly@blackstoneam.com)>  
**Sent:** Wednesday, October 15, 2025 10:01 AM  
**To:** Shireen Ambush1 <[sambush1@abarisrealty.com](mailto:sambush1@abarisrealty.com)>  
**Cc:** Rosie Rivera <[rosie@tanyardspringshoa.com](mailto:rosie@tanyardspringshoa.com)>  
**Subject:** Tanyard Spring Homeowners Association

Hi Shireen,

The **Tanyard Spring Homeowners Association**. Board of Directors has contracted Blackstone Management for management services effective January 1, 2026.

We would like to ensure a smooth transition. When preparing all the files and records of the Association to be transferred to Blackstone Management, please ensure that the following documents/records are made available as quickly as possible. Any information that you can transmit to us in electronic format would be appreciated and preferred. Please Send ASAP:

**Please send the following ASAP:**

- Full set of Association Governing Documents to include the Articles of Incorporation, Declaration of Covenants, Bylaws, Guidelines, Amendments, Resolutions
- Tax ID #
- Complete listing for all properties to include alternate mailing addresses
- Homeowner email contact information if available
- 2025 Budget to include the annual assessment amount and payment requirements
- Start up check in the amount of \$5,000.00 to be mailed to:

*Blackstone Management  
Attn: Forrest Baggarly  
2-A Industrial Park Drive  
Waldorf, MD 20602*

**Please send the following no later than 1/15/26:**

- Complete account histories for individual homeowner account balances with breakdown/detail
- Complete General Ledgers for each year through end of transition

- Financials for each year through transition (balance sheet, income expense statement, open AP, cash, receipts, etc.)
- Account Receivables balances for the last 3 years to present
- Bank statements and bank reconciliations for the last 3 years
- Tax Returns (federal, state, and personal property) for the last 3 years
- Most recent audit
- Most recent year's 1099s
- Annual Budget for the last 3 years
- Outstanding AP invoices
- Non-posted homeowner payments
- Most recent architectural violation report if applicable
- All exterior alteration applications approved/denied/pending if applicable
- Violation reports and letters if applicable
- Legal correspondence
- Most recent attorney collection report
- Correspondence files
- Architectural fining policy and procedures if applicable
- All current contracts, including current insurance policy and W9 forms
- Most recent reserve study
- Paid bills file for the last 2 years
- Printed checkbook history for all Association bank accounts
- Logins and URL to any HOA websites or tech platforms
- Keys and Codes to access facilities
- Maps/Plats
- Any other records of the Association. *Please advise if there will be boxes of hard copy files to collect.*

Thank you in advance for working with us on a smooth transition. If you have any questions, please do not hesitate to contact me at [fbaggarly@blackstoneam.com](mailto:fbaggarly@blackstoneam.com) or (240) 349-2117.

Sincerely,

**Forrest Baggarly**, CMCA, AMS  
*Managing Director*

**BLACKSTONE**  
 MANAGEMENT

2-A Industrial Park Drive  
 Waldorf, MD 20602  
 Tel: (240) 349-2117  
[fbaggarly@blackstoneAM.com](mailto:fbaggarly@blackstoneAM.com)  
[www.blackstoneAM.com](http://www.blackstoneAM.com)



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**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

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:

<u>Federal</u>	<u>State</u>
<b>\$ 7,125.00</b>	<b>\$ 3,050.00</b>

These quarterly payments will be due on:

- o April 15, 2025 - 3/20/25
- o June 16, 2025 - 6/22/25
- o September 15, 2025 - 8/11/25
- o December 15, 2025 - 11/6/25

*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](http://www.eftps.gov). EFTPS accounts need to be established at least 7 days in advance of first electronic payment.

- o Tax Form: 1120
- o Tax Type: Federal Tax Deposit
- o 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: Tangerd Springs Date: 11/7/25

Payable To: Concrete Protection and Restoration, Inc

Amount: \$ 3690.95 (Attached Invoice or Bill)

For: Final Payment - Pedestrian Bridges Contract

Requested/Approved By: 

Return To: 

Account No.: 33110



**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

November 10, 2025

Concrete Protection and Restoration, Inc  
Attn: Kevin Kline  
2811 Lord Baltimore Drive  
Rockville, MD 20853

Re: Final Payment – Pedestrian Bridges Contract

Dear Mr. Kline,

Please find enclosed a check in the amount of **\$3,690.95**, payable to Concrete, Protection and Restoration, Inc., representing the **final balance due** on the **pedestrian bridges contract**.

Deposit of this check shall serve as the **official close-out payment** for the parties' **AIA contract** related to the **bridges and trails project**. Acceptance and consideration of this payment shall constitute a **full and complete release of all claims** against the **Tanyard Springs Homeowners Association**.

Thank you for your work and partnership on this project.

Sincerely,

Mark Moorman  
Tanyard Springs Onsite Manager  
Tanyard Springs HOA

Cc: Board of Directors



---

**Re: Close out CP&R**

---

**From** Mark Moorman <mmoorman@abarisrealty.com>

**Date** Fri 11/7/2025 8:42 AM

**To** Rosie Rivera <rosie@tanyardspringshoa.com>

**Cc** Board of Directors <board@tanyardspringshoa.com>; Dana Coker <dcoker@abarisrealty.com>; Kim M. O'Halloran-Perez <kohalloran@reesbroome.com>

Morning Rosie

Received.

Will process the check & have added to agenda for ratification.

Best regards,

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](mailto:customercare@abarisrealty.com)**

---

**From:** Rosie Rivera <rosie@tanyardspringshoa.com>

**Sent:** Thursday, November 6, 2025 1:17 PM

**To:** Mark Moorman <mmoorman@abarisrealty.com>

**Cc:** Board of Directors <board@tanyardspringshoa.com>; Dana Coker <dcoker@abarisrealty.com>; Kim M. O'Halloran-Perez <kohalloran@reesbroome.com>

**Subject:** Close out CP&R

Mark,

Please cut a check to CP&R for \$3,690.95 as the final balance on the pedestrian bridges contract.

Please include the cover page.

*Deposit of the enclosed check in the amount of \$3,690.95 will serve as the official close-out payment for the parties AIA contract for the bridges and trails project. Consideration of the enclosed check shall serve as a full and complete release of all claims against The Tanyard Springs HOA.*

Please add this to the agenda for ratification for our meeting next week.

Rosie

HOA President for Tanyard Springs

**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 #** 812-9

**DATE** 10/08/2025

**DUE DATE** 11/05/2025

**TERMS** 28 Days

---

DATE	SERVICE	AMOUNT
	Jose Rodriguez Hours for 09/01/25-09/30/25 168 Hours @ \$40.50	6,804.00
BALANCE DUE		<b>\$6,804.00</b>



Job Name: Tanyard Springs  
Porter Service

MANAGER Cory Thompson  
Crew Leader Jose Rodriguez

Date: 09/01/2025-09/30/2025

Porter Services Entries

Employee name	Date	Time in	Time Out	Total Hours	Hours charged
Jose Rodriguez	9/2/2025	6:56	16:44	8.74	8
Jose Rodriguez	9/3/2025	6:50	18:27	10.46	8
Jose Rodriguez	9/4/2025	6:55	16:37	8.63	8
Jose Rodriguez	9/5/2025	6:45	16:31	8.53	8
Jose Rodriguez	9/8/2025	6:57	16:41	8.69	8
Jose Rodriguez	9/9/2025	7:17	16:45	8.76	8
Jose Rodriguez	9/10/2025	7:10	17:19	9.33	8
Jose Rodriguez	9/11/2025	7:10	16:42	8.71	8
Jose Rodriguez	9/12/2025	7:42	16:36	8.62	8
Jose Rodriguez	9/15/2025	6:52	16:49	8.83	8
Jose Rodriguez	9/16/2025	6:55	16:40	8.68	8
Jose Rodriguez	9/17/2025	6:52	17:58	9.97	8
Jose Rodriguez	9/18/2025	6:58	16:45	8.76	8
Jose Rodriguez	9/19/2025	6:49	16:52	8.87	8
Jose Rodriguez	9/22/2025	6:59	16:44	8.74	8
Jose Rodriguez	9/23/2025	6:51	16:36	8.6	8
Jose Rodriguez	9/24/2025	6:57	17:40	9.68	8
Jose Rodriguez	9/25/2025	6:47	16:49	8.83	8
Jose Rodriguez	9/26/2025	6:47	17:20	9.35	8
Jose Rodriguez	9/29/2025	6:51	16:34	8.57	8
Jose Rodriguez	9/30/2025	6:55	16:41	8.7	8

Total

168

**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 #** 577-10  
**DATE** 10/15/2025  
**DUE DATE** 11/12/2025  
**TERMS** 28 Days

---

DATE	SERVICE	AMOUNT
	Install 50 yds playmat playground mulch at the four playgrounds on proposal	7,432.00
BALANCE DUE		<b>\$7,432.00</b>

---


**Fw: Approval Letter-Playground Mulch**

---

**From** Shireen Ambush1 <sambush1@abarisrealty.com>

**Date** Fri 10/17/2025 5:29 PM

**To** Tanyard Springs <tanyardsprings@abarisrealty.com>; Mark Moorman <mmoorman@abarisrealty.com>

 5 attachments (13 MB)

IMG\_3364.mov; IMG\_6260.jpeg; IMG\_6262.jpeg; IMG\_6263.jpeg; IMG\_6264.jpeg;

Save the email and photos in the current folder for the next report

**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](mailto:customercare@abarisrealty.com)***

---

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

**Sent:** Wednesday, October 15, 2025 4:20 PM

**To:** Mark Moorman <mmoorman@abarisrealty.com>

**Cc:** Tanyard Springs <tanyardsprings@abarisrealty.com>; Dana Coker <dcoker@abarisrealty.com>; Shireen Ambush1 <sambush1@abarisrealty.com>

**Subject:** Re: Approval Letter-Playground Mulch

Please see the attached pictures and video of the playgrounds that we applied new playmat playground mulch in. These are completed and all mulch cleaned up at clubhouse.

Have a great afternoon!!

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

---

**From:** Ron Kuczinski  
**Sent:** Wednesday, October 8, 2025 4:35:13 PM  
**To:** Mark Moorman <mmoorman@abarisrealty.com>  
**Cc:** Tanyard Springs <tanyardsprings@abarisrealty.com>; Dana Coker <dcoker@abarisrealty.com>; sambush1@abarisrealty.com <sambush1@abarisrealty.com>  
**Subject:** RE: Approval Letter-Playground Mulch

Please see the fully executed contract for the playground mulching. We will have this scheduled as soon as possible.


---

**From:** Mark Moorman <mmoorman@abarisrealty.com>  
**Sent:** Wednesday, October 8, 2025 8:45 AM  
**To:** Ron Kuczinski <Ron.kuczinski@sbclandscaping.com>  
**Cc:** Tanyard Springs <tanyardsprings@abarisrealty.com>  
**Subject:** Re: Approval Letter-Playground Mulch

Attached is the correct one for you to sign.

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



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---

**From:** Mark Moorman <[mmoorman@abarisrealty.com](mailto:mmoorman@abarisrealty.com)>  
**Sent:** Wednesday, October 8, 2025 8:38 AM  
**To:** Ron Kuczinski <[ron.kuczinski@sbclandscaping.com](mailto:ron.kuczinski@sbclandscaping.com)>  
**Cc:** Tanyard Springs <[tanyardsprings@abarisrealty.com](mailto:tanyardsprings@abarisrealty.com)>  
**Subject:** Re: Approval Letter-Playground Mulch

Ron  
Ignore that last attachment, I will be sending you an updated one.

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



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---

**From:** Mark Moorman  
**Sent:** Wednesday, October 8, 2025 8:08 AM  
**To:** Ron Kuczinski <[ron.kuczinski@sbclandscaping.com](mailto:ron.kuczinski@sbclandscaping.com)>  
**Cc:** Tanyard Springs <[tanyardsprings@abarisrealty.com](mailto:tanyardsprings@abarisrealty.com)>  
**Subject:** Approval Letter-Playground Mulch

Morning Ron,  
Attached is the signed approval letter for installing the mulch. Please sign and send a copy back.

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](mailto:customercare@abarisrealty.com)**







IMG\_6262.jpeg

[↓ Download](#) [↗ Full screen](#) [🖨 Print](#) [☁ Save to OneDrive](#) [📧 Show email](#) [🔗](#) [✕](#)



IMG\_6262.jpeg







*NOV 10 2025*  
*708*

*9/30 - 10/30/25*

## Bill Summary

Tanyard Springs HOA  
6920 Heritage Xing  
Glen Burnie, MD 21060  
Account # 0573411000  
Issued Date: November 4, 2025

**BGE  
ELECTRIC  
DELIVERY**



TAXES & FEES

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

*53664*

**ELECTRIC  
\$974.71**

**BGE GAS  
DELIVERY**



TAXES & FEES

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

*53665*

**GAS  
\$99.25**

Previous Balance	\$1,861.79
Payments Received October 16, 2025	-\$1,861.79
<b>BGE Outstanding Balance</b>	<b>\$0.00</b>
Electric	\$974.71
Gas	\$99.25
<b>Total amount due by December 1, 2025</b>	<b>\$1,073.96</b>

Payment received after December 1, 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**

**Total amount due by Dec 1, 2025 \$1,073.96**

**Payment Amount \$**

0130031 01 MB 0.67 \*\*AUTO T2 0 4932 20854-3349 -C01-P30061-11 4



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



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



**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

708  
US Treasury

**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 - 11-11-25

*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](http://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



# INVOICE

**Customer ID:** 23-02234-53005  
**Customer Name:** ABARIS TANYARD SPRINGS HOA  
**Service Period:** 11/01/25-11/30/25  
**Invoice Date:** 10/24/2025  
**Invoice Number:** 3781510-2420-5

**How to Contact Us**

**Visit [wm.com/MyWM](http://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**

**Nov 23, 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**

**\$607.50**

If payment is received after 11/23/2025: **\$ 622.69**

<b>Previous Balance</b>	+	<b>Payments</b>	+	<b>Adjustments</b>	+	<b>Current Invoice Charges</b>	=	<b>Total Account Balance Due</b>
304.33		0.00		0.00		303.17		607.50

**IMPORTANT MESSAGES**

\*\*\*WM only sells services online through our own website at [wm.com](http://wm.com). WM does not sell any services through other on-line marketplaces. To arrange services for your business or home, visit [wm.com](http://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

<b>Invoice Date</b>	<b>Invoice Number</b>	<b>Customer ID</b> <i>(Include with your payment)</i>
10/24/2025	3781510-2420-5	23-02234-53005
<b>Payment Terms</b>	<b>Total Due</b>	<b>Amount</b>
Total Due by 11/23/2025	\$607.50	
If Received after 11/23/2025	\$622.69	

2420000230223453005037815100000003031700000060750 8

0040054 01 AB 0.64 \*\*AUTO T9 0 7296 20854-334935 -C04-P40094-I1

10066C27

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



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



420-0080032-2420-4

**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	11/01/25		1.00	256.15
Energy Surcharge				38.52
Administrative Charge				8.50
<b>Total Current Charges</b>				<b>303.17</b>

**GREENER WAYS TO PAY**

Please choose one of these sustainable payment options:

 **AutoPay**  
 Set up recurring payments with us at [wm.com/myaccount](http://wm.com/myaccount)

 **Online**  
 Use [wm.com](http://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 <a href="http://wm.com/MyWM">wm.com/MyWM</a>	10/25/2022	<b>\$123.45</b>										
<table border="1"> <thead> <tr> <th>Previous Balance</th> <th>Payments</th> <th>Adjustments</th> <th>Current Invoice Charges</th> <th>Total Account Balance Due</th> </tr> </thead> <tbody> <tr> <td>\$123.45</td> <td>(\$123.45)</td> <td>0.00</td> <td>\$123.45</td> <td>\$123.45</td> </tr> </tbody> </table>			Previous Balance	Payments	Adjustments	Current Invoice Charges	Total Account Balance Due	\$123.45	(\$123.45)	0.00	\$123.45	\$123.45
Previous Balance	Payments	Adjustments	Current Invoice Charges	Total Account Balance Due								
\$123.45	(\$123.45)	0.00	\$123.45	\$123.45								

**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](http://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"/> <b>Check Here to Change Contact Info</b> List your new billing information below. For a change of service address, please contact <b>WM</b> .	<input type="checkbox"/> <b>Check Here to Sign Up for Automatic Payment Enrollment</b> If I enroll in Automatic Payment services, I authorize <b>WM</b> to pay my invoice by electronically deducting money from my bank account. I can cancel authorization by notifying <b>WM</b> at <a href="http://wm.com">wm.com</a> 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](mailto: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-2300

DATE 11/01/2025	PLEASE PAY \$60.00	DUE DATE 11/01/2025
--------------------	-----------------------	------------------------

**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
	<b>Unifi Cloud Hosted Wi-Fi Controller:Unifi Cloud Hosted Wi-Fi Controller</b> 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 #
11/1/2025	122282

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	11/11/2025	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 1	14.44 3.00	14.44T 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**

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

# 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.: 2702  
Terms: Net 15  
Invoice date: 11/01/2025  
Due date: 11/16/2025

#	Product or service	Description	Qty	Rate	Amount
1.	<b>Standard Monthly Monitoring</b>	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](#)



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

Invoice 00009182

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

DATE 11/01/2025	PLEASE PAY \$1,233.65	DUE DATE 12/01/2025
--------------------	--------------------------	------------------------

DATE	ACTIVITY	AMOUNT
	<b>Janitorial Maintenance Service (M)</b> Service Period: 1-30 November 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.

**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 #** 288-40  
**DATE** 11/06/2025  
**DUE DATE** 12/04/2025  
**TERMS** 28 Days

DATE	SERVICE	AMOUNT
	Veg Garden Pea Gravel Install • Install (20) Tons of pea gravel to existing gravel area in vegetation garden	1,643.00
	Veg Garden Wintering Covering • We will remove any plant material left behind from planter boxes and remove from site. • Install commercial grade black plastic garden cover • Prop up centers of each bed to prevent water from pooling • Secure all sides with stakes	
BALANCE DUE		<b>\$1,643.00</b>



IMG\_1933.jpg



Download



Full screen



Print



Save to OneDrive



IMG\_1933.jpg







IMG\_1937.jpg



Download



Full screen



Print



Save to OneDrive



IMG\_1937.jpg





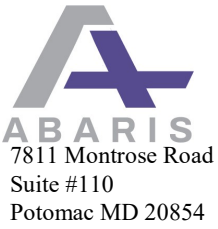


# Invoice

Date	Invoice #	Due Date
10/31/2025	14588	10/31/2025

Community
TANYARD SPRINGS
Community Mailers Sent

SouthData Invoi...	Description	Quantity	Unit Price	Total
10/2/2025	Supplies: Labels	1	0.05	0.05
10/2/2025	Supplies: Labels	113	0.05	5.65
10/3/2025	Supplies: Labels	1	0.05	0.05
10/23/2025	Supplies: Labels	54	0.05	2.70
10/31/2025	Supplies: Labels	1	0.05	0.05
10/2/2025	Printing - B/W Copies	1	0.15	0.15
10/2/2025	Printing - B/W Copies	113	0.15	16.95
10/3/2025	Printing - B/W Copies	1	0.15	0.15
10/23/2025	Printing - B/W Copies	54	0.15	8.10
10/31/2025	Printing - B/W Copies	1	0.15	0.15
10/2/2025	Supplies: Envelopes - Standard	113	0.10	11.30
10/23/2025	Supplies: Envelopes - Standard	54	0.10	5.40
10/31/2025	Supplies: Envelopes - Standard	1	0.10	0.10
10/2/2025	Supplies: 9x12 Envelope	1	0.25	0.25
10/3/2025	Supplies: 9x12 Envelope	1	0.25	0.25
10/23/2025	Billing Statements	565	0.50	282.50
10/2/2025	Postage - USPS, UPS and/or FEDEX	1	1.99	1.99
10/2/2025	Postage - USPS, UPS and/or FEDEX	1	95.60	95.60
10/3/2025	Postage - USPS, UPS and/or FEDEX	1	1.99	1.99
10/23/2025	Postage - USPS, UPS and/or FEDEX	1	45.69	45.69
10/23/2025	Postage - USPS, UPS and/or FEDEX	1	447.75	447.75
10/31/2025	Postage - USPS, UPS and/or FEDEX	1	0.85	0.85
			<b>Total</b>	\$927.67



# Invoice

Date	Invoice #	Due Date
10/31/2025	14823	10/31/2025

Community
TANYARD SPRINGS

Quantity	Description	Unit Cost	Total
1	Copy & Printing - Black & White	3.15	3.15
1	Postage - USPS - Standard	6.66	6.66
1	Sep 2025 CC Reimbursement: Google Workspace (\$71.24), Checkr Inc for Dana M. Coker (298.81)	370.05	370.05
1	Delinquency Letters	1,175.00	1,175.00
<b>Total</b>			\$1,554.86



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

Invoice 00009245

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

DATE 11/14/2025	PLEASE PAY \$570.00	DUE DATE 12/14/2025
--------------------	------------------------	------------------------

DATE	ACTIVITY	AMOUNT
10/05/2025	Event Cleaning (M)	190.00
10/18/2025	Event Cleaning (M)	190.00
10/26/2025	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.

# ABARIS REALTY, INC.

## CHECK REQUEST

708

Project Name:

Tangard Springs

Date:

11/10/25

Payable To:

Mak Moorman

Amount:

448332

(Attached Invoice or Bill)

For:

Supplies

Requested/Approved By:

SHA/SL

Return To:

Mak

Account No.:

See attached for GLs



Mark Moorman -Reimbursement Request -Tanyard Springs

Date	Vendor	purpose	amount	Allocation
10/29/2025	Home Depot	Split rails	\$254.09	Landscaping
10/29/2025	Home Depot	Banker Boxes	\$28.58	office
11/5/2025	Lowes	Gift Cards	\$150.00	Social
11/5/2025	Lowes	Mulch	\$50.63	Landscaping
		<b>Total</b>	<b>\$483.30</b>	

✓ 53260  
✓ 50100  
✓ 504500  
✓ 53260

✓ verified by Sammi  
11/10/25



SIGN IN TO TRACK REWARDS AND MANAGE ACCOUNT

LOWE'S HOME CENTERS, LLC  
6650 RITCHIE HWY. RT 2  
GLEN BURNIE, MD 21061 (410) 863-4535

- SALE -

SALES#: S0631AK3 5290500 TRANS#: 599804729 11-05-25

59775B1 2-CU FT STAGRN BLK MULCH 47.76  
12 @ 3.98

SUBTOTAL: 47.76  
TOTAL TAX: 2.87  
INVOICE 94771 TOTAL: 50.63  
VISA: 50.63

\*\*\*\*\* MY LOWE'S REWARDS \*\*\*\*\*

EST. POINTS EARNED: 47\*  
\* Points are awarded on eligible purchases  
for orders that have been settled and fulfilled

\*\*\*\*\*

VISA: XXXXXXXXXXXX8057 AMOUNT: 50.63 AUTHCD: 05042C  
TAP REF ID: 063160771282 11/05/25 11:26:28  
TVR : 0000000000  
AID : A0000000031010

STORE: 0631 TERMINAL: 60 11/05/25 11:26:55

# OF ITEMS PURCHASED: 12  
EXCLUDES FEES, SERVICES AND SPECIAL ORDER ITEMS



THANK YOU FOR SHOPPING LOWE'S.  
FOR FULL DETAILS ON OUR RETURN POLICY, VISIT  
LOWES.COM/RETURNS  
A WRITTEN COPY OF THE RETURN POLICY IS AVAILABLE  
AT OUR CUSTOMER SERVICE DESK

MY LOWE'S REWARDS CREDIT CARDHOLDERS GET MORE.  
FOR DETAILS VISIT LOWES.COM/MYLOWESREWARDS

\*\*\*\*\*

\* SHARE YOUR FEEDBACK! \*  
\* ENTER FOR A CHANCE TO BE \*  
\* ONE OF FIVE \$500 WINNERS DRAWN MONTHLY! \*  
\* ENTRE EN EL SORTEO MENSUAL \*



SIGN IN TO TRACK REWARDS AND MANAGE ACCOUNT

LOWE'S HOME CENTERS, LLC  
6650 RITCHIE HWY. RT 2  
GLEN BURNIE, MD 21061 (410) 863-4535

- SALE -

SALES#: S0631AK3 5290500 TRANS#: 601196423 11-05-25

6827561 AMAZON.COM CORRUGATED SEC 25.00  
6827561 AMAZON.COM CORRUGATED SEC 25.00  
6827562 AMAZON.COM CORRUGATED SEC 50.00  
6827562 AMAZON.COM CORRUGATED SEC 50.00

SUBTOTAL: 150.00  
TOTAL TAX: 0.00  
INVOICE 94780 TOTAL: 150.00  
VISA: 150.00

\*\*\*\*\* MY LOWE'S REWARDS \*\*\*\*\*

EST. POINTS EARNED: 150\*  
\* Points are awarded on eligible purchases  
for orders that have been settled and fulfilled

\*\*\*\*\*

VISA: XXXXXXXXXXXX8057 AMOUNT: 150.00 AUTHCD: 04754C  
TAP REF ID: 063160780544 11/05/25 11:28:39  
TVR : 0000000000  
AID : A0000000031010

STORE: 0631 TERMINAL: 60 11/05/25 11:29:01  
# OF ITEMS PURCHASED: 4  
EXCLUDES FEES, SERVICES AND SPECIAL ORDER ITEMS



THANK YOU FOR SHOPPING LOWE'S.  
FOR FULL DETAILS ON OUR RETURN POLICY, VISIT  
LOWES.COM/RETURNS  
A WRITTEN COPY OF THE RETURN POLICY IS AVAILABLE  
AT OUR CUSTOMER SERVICE DESK

MY LOWE'S REWARDS CREDIT CARDHOLDERS GET MORE.  
FOR DETAILS VISIT LOWES.COM/MYLOWESREWARDS

\*\*\*\*\*

\* SHARE YOUR FEEDBACK! \*  
\* ENTER FOR A CHANCE TO BE \*  
\* \* \* \* \*



How doers  
get more done.

GLEN BURNIE, MD (410)553-9600  
STORE MANAGER: OUMAR DIALLO

2501 00002 55786 10/29/25 01:36 PM  
SALE CASHIER TARA

715881011013 11' PT RAIL <A>  
11' PT PINE SPLIT RAIL  
15@15.98 239.70

SUBTOTAL 239.70  
SALES TAX 14.39  
TOTAL \$254.09

XXXXXXXXXXXX8057 VISA USD\$ 254.09 ✓

AUTH CODE 09374C/9021071 TA

Chip Read  
AID A0000000031010 VISA CREDIT

2501 10/29/25 01:36 PM



2501 02 55786 10/29/2025 3967

RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 1 90 01/27/2026



How doers  
get more done.

GAITHERSBURG MD 20877 JACKSON POKU  
WE PUT CUSTOMERS FIRST

2550 00061 77141 10/29/25 08:18 AM  
SALE SELF CHECKOUT

810016117667 DOC BOX 3PK <A>  
DOCUMENT BOX 3-PACK 15X10X12  
2@13.48 26.96

SUBTOTAL 26.96  
SALES TAX 1.62  
TOTAL \$28.58

XXXXXXXXXXXX8057 VISA USD\$ 28.58

AUTH CODE 00430C/9612404 TA

Chip Read

AID A0000000031010 VISA CREDIT

2550 10/29/25 08:18 AM



2550 61 77141 10/29/2025 7966

RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 1 90 01/27/2026



# Facility Service Company, Inc

14607 Rothgeb Drive  
 Rockville, MD 20850  
 (301) 340-2665

Date	Invoice #
9/15/2025	16698

<b>Bill To</b>
Tanyard Spring HOA c/o Abaris Realty, Inc. 7811 Montrose Road, #110 Potomac, MD 20854

P.O. Number	Terms	Due Date
Q250804.009	Net 30	10/15/2025

Quantity	Description	Rate	Amount
	Stormwater Management Ponds - (AA County Compliance Planting)		
	(3) Gravel Wetland Ponds Remove existing turf groundcover & till in 30 yards of amended topsoil. Install the following plantings from approved planting list in Appendix A of MDE Stormwater Design Manual:		
	Pond 1 – (2,097 sq. ft.) Install 45 Holly Winterberry, 3 gal. 6' oc. Install 20 Rudbeckia Hirta, 1 gal., 24" oc. Install 20 Panicum Virgatum, 1 gal. 24" oc.		
	Pond 2 – (1,367 sq. ft.) Install 25 Holly Winterberry, 3 gal. 6' oc. Install 25 Panicum Virgatum, 1 gal. 24" oc. Install 20 Phlox Maculata, 1 gal. 24" oc. Install 20 Rudbeckia Hirta, 1 gal., 24" oc.		
	Pond 3 – (4,232 sq. ft.) Install 85 Holly Winterberry, 3 gal. 6' oc. Install 45 Lobelia Siphilitica, 1 gal. 24" oc. Install 45 Rudbeckia Hirta, 1 gal., 24" oc. Install 45 Panicum Virgatum, 1 gal. 24" oc.		
	Mulch all pond areas with 2-3" natural mulch (45 cubic yds).		
	Total cost for items/services listed above:	26,140.00	26,140.00

Thank you for your continued business.  FSC reserves the right to charge 1.5% per month (18% per annum) on all past due accounts.	<b>Total</b>	\$26,140.00
	<b>Payments/Credits</b>	\$0.00
	<b>Balance Due</b>	\$26,140.00

**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 #** 288-41  
**DATE** 11/06/2025  
**DUE DATE** 12/04/2025  
**TERMS** 28 Days

---

DATE	SERVICE	AMOUNT
	Regrade all existing pea gravel and top dress with 20 tons new pea gravel	4,652.00
BALANCE DUE		<b>\$4,652.00</b>



IMG\_1933.jpg



Download



Full screen



Print



Save to OneDrive





IMG\_1933.jpg





IMG\_1937.jpg

[Download](#)

[Full screen](#)

[Print](#)

[Save to OneDrive](#)



IMG\_1937.jpg





**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 #** 79-18  
**DATE** 09/25/2025  
**DUE DATE** 10/23/2025  
**TERMS** 28 Days

---

DATE	SERVICE	AMOUNT
	Drew made repairs on September 17th	580.00
BALANCE DUE		<b>\$580.00</b>

**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 #** 95-9  
**DATE** 11/03/2025  
**DUE DATE** 12/01/2025  
**TERMS** 28 Days

---

DATE	SERVICE	AMOUNT
	<ul style="list-style-type: none"><li>• We will apply deer repellent spray on the flowers and a deer scam powder around the perimeter.</li><li>• These applications will help prevent deer from eating flowers.</li><li>• This application needs completed routinely because of new growth of flowers.</li><li>• Clean up all work-related debris.</li></ul>	750.00
BALANCE DUE		<b>\$750.00</b>

**SBC Outdoor Services**

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



**BILL TO**

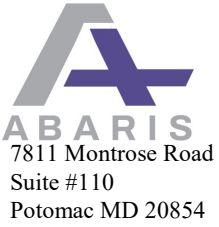
Tanyard Springs  
7811 Montrose Rd  
Suite 110  
Pocomac, Maryland 21854  
United States

**INVOICE #** 133-126  
**DATE** 11/02/2025  
**DUE DATE** 11/30/2025  
**TERMS** 28 Days

---

DATE	SERVICE	AMOUNT
	2025 Monthly Contractual Landscaping Billing	16,211.92
BALANCE DUE		<b>\$16,211.92</b>





# Invoice

Date	Invoice #	Due Date
9/30/2025	093025	9/30/2025

Community
TANYARD SPRINGS Glen Burnie, MD 21060

Quantity	Description	Unit Cost	Total
	Annual HOA Inspection - Exterior - Front & Back - 2nd Inspection 25% billing	7,865.00	7,865.00
<b>Total</b>			\$7,865.00

# INVOICE



## Bill To

Tanyard Springs HOA  
6920 Heritage Crossing, Glen Burnie, MD  
21060  
(443) 673-8455

### Safety Window Glass Repair LLC

MHIC# 05-143008  
Phone: (202) 460-8860  
Email: info@safetywindowglassrepair.com  
Web: www.safetywindowglassrepair.com/

Payment terms Due upon receipt  
Invoice # 5233170  
Date 11/18/2025  
Business / Tax # 85-0724630

Description	Rate	Quantity	Total
Deliver And Install 4 IG Unit LowE Green Over DSB 28-1/4 x 62-1/2 3H 2V White Flat Grids 3/4"	\$475.00	4	\$1,900.00
Deliver And Install 4 IG Unit LowE Green Over DSB 28-1/4 x 52-1/2 3H 2V White Flat Grids 3/4"	\$445.00	2	\$890.00
Drywall Access, Repair, And Finishing Associated With Window Glass Replacement Drywall access and restoration:  Cutting and removing drywall to access two windows  Reinstalling drywall after glass replacement in two windows  Prepping, priming, and painting drywall for a seamless finish	\$1,250.00	1	\$1,250.00

<b>Subtotal</b>	\$4,040.00
ENERGY SURCHARGE	\$195.30
<b>Total</b>	<b>\$4,235.30</b>
<b>Deposit Due</b>	<b>\$2,117.65</b>

---

MHIC Website: <http://www.labor.maryland.gov/>  
MHIC Phone Number: (410) 230-6309

50% deposit is required before placing any orders.

Safety Window Glass Repair and all its technicians and contractors are not responsible for any broken hardware during the estimate and installation.

An extra 4% will be adding the total invoice if paying with a credit card.

By signing this document, the customer agrees to the services and conditions outlined in this document.

## Terms and Conditions:

1. **PAYMENT:** I understand a window or sliding door needs to be serviced every year to ensure safe operation. Safety Window Glass Repair, LLC is not liable for any damage or destruction to those items as a result of these conventional repair efforts. I agree to pay for all work, goods, and services. I hereby further authorize the company to bill any of my credit card(s) for the goods and services being provided. I agree to perform the obligations outlined in accordance with the applicable cardholder agreement with the credit card user. I represent that I am the owner of the property of the owner agent, and I have the authority to have the work to be done. I understand the company may put a lien on the property for any unpaid service provided. If the transaction is canceled within three days, the client remains liable for the restocking fees if the material is in stock, (100%) for the special order, the deposit is not refundable. The company may require a deposit of up to (50%) for glass, windows, and door replacement & repair services and (100%) for special orders. The company may retain all deposits in the event of cancellation. The client is responsible for full payment at the time of service. The client agrees to (10%) interest charges for the outstanding balance including attorney fees. On measurement and purchase of glass for windows and doors, 50% of the agreed amount will be paid. The remaining 50% will be paid upon completion of services.
2. **WARRANTIES:** Safety Glass Window Repair, LLC issues a 1-year warranty on the glass of the window and a 1-year warranty of workmanship.
3. **TERM OF CONTRACT:** This Contract will terminate upon receiving final payment after the job is completed. Warranties will remain in effect as described above.
4. **DEFAULT:** The occurrence of any of the following shall constitute a material default under this contract: a. The failure to make a required payment when due. b. The failure to make available or deliver the Services in the time and manner provided for in this Contract.
5. **REMEDIES OF DEFAULT:** In addition to any other rights a party may have available according to law, if a party defaults by failing to substantially perform any provision, term, or condition of this Contract (including without limitation the failure to make a monetary payment when due), the other party may terminate the Contract by providing written notice to the defaulting party. This notice shall describe with sufficient detail the nature of the default. The party receiving such notice shall have 15 days from the effective date of such notice to cure the default(s). Unless waived by a party providing notice, the failure to cure the default(s) within such period shall result in the automatic termination of this Contract.
6. **FORCE MAJEURE:** If the performance of this Contract or any obligation under this Contract is prevented, restricted, or interfered with by causes beyond either party's reasonable control ("Force Majeure"), and if the party is unable to carry out its obligations gives the other party prompt written notice of such event, then the obligations of the party invoking this provision shall be suspended to the extent necessary by such event. The term Force Majeure shall include, without limitation, acts of God, fire, explosion, inclement weather, wet or muddy grounds, labor trouble such as strikes, accidents or delays beyond Safety Window Glass Repair, LLC's control, vandalism, storm or other similar occurrence, orders of acts of military or civil authority, or by national emergencies, insurrections, riots, or wars, or strikes, lock-outs, work stoppages, or supplier failures. The excused party shall use reasonable efforts under the circumstances to avoid or remove such causes of non-performance and shall proceed to perform with reasonable dispatch whenever such causes are removed or ceased. An act or omission shall be deemed within the reasonable control of a party if committed, omitted, or caused by such party, or its

employees, officers, agents, or affiliates.

7. AMENDMENT: This Contract may be modified or amended if the amendment is made in writing and signed by both parties.

8. LIABILITY WAIVER: If the contractor is injured in the course of performing the specific work, the Homeowner shall be exempt from liability for those injuries to the fullest extent allowed by law.

9. WINDOW COVERINGS: Any drapes, blinds, or window coverings will be removed by the Homeowner prior to services of installation. Safety Window Glass Repair, LLC will not be responsible for the replacement of any such window coverings.

10. ALARM SYSTEMS: If there is an alarm system with window sensors, the Homeowner is responsible for having their alarm company disconnect and reconnect the alarms.

11. OLD GLASS WINDOW REMOVAL/CLEAN-UP: Safety Window Glass Repair, LLC will be responsible for the removal and disposal of the old windows.

12. DISTANCE SURCHARGE: If Safety Window Glass Repair, LLC has to travel more than 30 miles, there will be a \$75 travel charge. If Safety Window Glass Repair, LLC has to travel more than 50 miles, there will be a \$125 travel charge. The owner agrees to pay for any and all additional services requested by the owner or Owner's agent.

13. This proposal must be approved at the time of placing the order. Safety Window Glass Repair, LLC is not responsible for any errors, mistakes, and losses once the proposal is approved by the customer.

14. Customer must specify the changes at the time of order confirmation. Safety Window Glass Repair, LLC will not be responsible for any changes after the order.

#### ACCEPTANCE OF PROPOSAL:

I agree to pay a 50% deposit for the materials and labor at the time of acceptance, as well as paying the remaining balance of the agreement at completion.

The remaining balance will be paid after work and will be charged to the original payment method in the file otherwise another payment arrangement is made by me at the time of the payment of the deposit.



---

Signed on: 11/19/2025

Tanyard Springs HOA



# Real Estate

Newer unpaid bill(s) exist for this parcel.

## View Bill

---

<b>As of</b>	11/24/2025
<b>Bill Year</b>	2025
<b>Bill</b>	4817802
<b>Owner</b>	TANYARD SPRINGS HOMEOWNERS
<b>Parcel ID</b>	379790231584

[View state assessment data](#) [View payments/adjustments](#)

Installment	Pay By	Amount	Payments/Credits	Balance	Interest	Due
1	9/30/2024	\$2,740.31	\$0.00	\$2,740.31	\$383.64	\$3,123.95
Interest			\$0.00			\$383.64
<b>TOTAL</b>		\$2,740.31	\$0.00	\$2,740.31	\$383.64	\$3,123.95

[Pay Bill](#)

©2025 Tyler Technologies, Inc.



---

**Fw: Receipts from Social Committee Adult game night/ Halloween party**


---

**From** Mark Moorman <mmoorman@abarisrealty.com>

**Date** Tue 12/2/2025 9:47 PM

**To** Sammi Lai <slai@abarisrealty.com>

**Cc** Dana Coker <dcoker@abarisrealty.com>

 1 attachment (3 MB)

IMG\_7154.jpeg;

Hi Sammi

Forwarded are receipts for the HOA debit card for purchases for a social event.

Mark

**MARK MOORMAN, CMCA**  
Portfolio Manager



***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](mailto:customercare@abarisrealty.com)***

---

**From:** Dana Coker <dcoker@abarisrealty.com>

**Sent:** Tuesday, December 2, 2025 4:00 PM

**To:** Mark Moorman <mmoorman@abarisrealty.com>

**Subject:** Receipts from Social Committee Adult game night/ Halloween party

Mark

Attached are receipts from the Adult Game Night/Halloween Party.

Best Regards,

Dana Coker

On-Site Assistant Manager Tanyard Springs HOA  
dcoker@abarisrealty.com



**Abaris Real Estate Management**  
7811 Montrose Road #110  
Potomac, MD 20854 | 301-468-8919  
[abarisrealty.com](http://abarisrealty.com)

---

**From:** Rosie Rivera <rosie@tanyardspringshoa.com>  
**Sent:** Tuesday, December 2, 2025 3:57 PM  
**To:** Dana Coker <dcoker@abarisrealty.com>  
**Subject:** Adult game night/ Halloween party

Please see attached receipts for purchases



7 ELEVEN  
 7753 BALT ANNAPOLIS BLVD  
 GLEN BURNIE MD 210607655  
 Ph: 4107686989  
 STORE#: 11533  
 No REFUNDS On Chargers ,Cig ,Tobacco  
 Thanks  
 SALE

5 Apollo Ice Bg 7lb 20.45 B

SUBTOTAL \$20.45  
 TAX ON 20.45 \$1.23  
 TOTAL DUE \$21.68

**MASTERCARD \$21.68**  
 ACCT#: \*\*\*\*\*3978  
 APPROVAL#: 765475 AUTH CODE: 0  
 APPROVAL TIME: 184118  
 TERM#: 00071153312  
 REF#: 29519746199  
 APP NAME: DEBIT  
 AID: A0000000042203  
 ENTRY: CHIP  
 APPROVED  
 CRYPTO: ARQC 62D5EC2461BF AAAD

# ITEMS SOLD 5  
 CUSTOMER AGREES TO PAY THE ABOVE  
 TOTAL AMOUNT ACCORDING TO THE CARD  
 HOLDERS AGREEMENT  
 MEMBER ID: \*\*\*\*\*7664  
 memberTransaction

THANK YOU  
 PLEASE COME AGAIN!  
 T#02 OP16 TRNO754 11/15/2025 18:41 PM

Hiphop Glenburnie  
 6604 Ritche HWY  
 410-766-1515

Date: 11/15/2025 Time: 17:45  
 Order#: 182-PAID  
 Counter-MASTERCARD-SALE  
 Check Name: UnKnown  
 Cashier: hiphopglen

.....

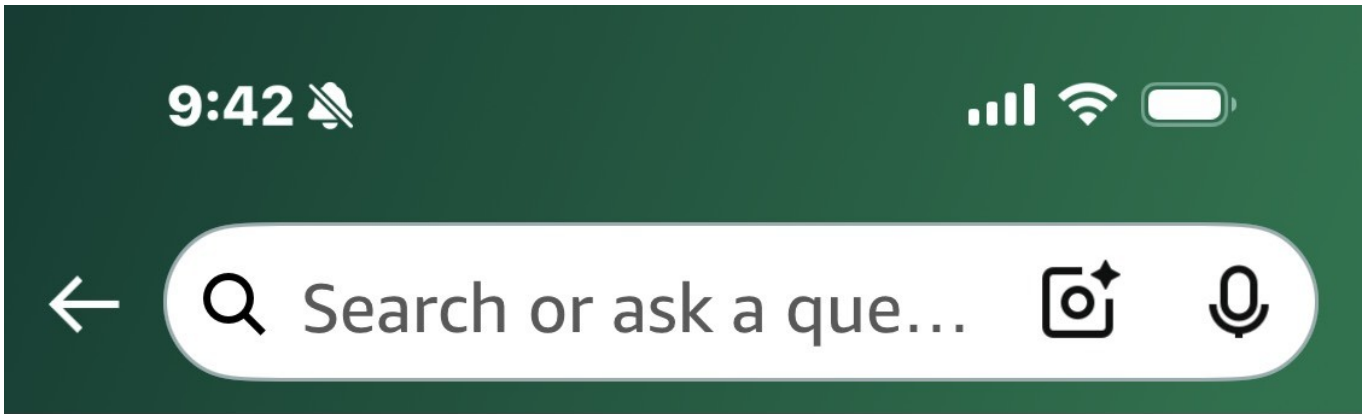
1 50 Wings 64.99  
 1 21 Piece Catfish 59.99  
 .....  
 Sub-total: .....  
 Discount: \$124.98  
 Tax: \$-0.00  
 Total: \$7.50  
 Credit Payments \$132.48

Card#: xxxx-xxxx-xxxx-3978  
 Amount: \$132.48

Tip: \_\_\_\_\_  
 Total: \_\_\_\_\_  
 x: \_\_\_\_\_

I agree to pay above amount  
 according to card issuer  
 agreement  
 (merchant agreement if credit voucher)

Thank You  
 Please Come Again



## Order Summary

Save

Order placed November 14, 2025 | Order # 111-8719009-7152211

Ship to	Payment method	Order Summary										
Rosie Rivera 7730 HOLLINS CHAPEL CT GLEN BURNIE, MD 21060-8396 United States	Mastercard ending in 3978 <a href="#">View related transactions</a>	<table border="0"> <tr><td>Item(s) Subtotal:</td><td>\$72.96</td></tr> <tr><td>Shipping &amp; Handling:</td><td>\$0.00</td></tr> <tr><td>Total before tax:</td><td>\$72.96</td></tr> <tr><td>Estimated tax to be collected:</td><td>\$4.38</td></tr> <tr><td><b>Grand Total:</b></td><td><b>\$77.34</b></td></tr> </table>	Item(s) Subtotal:	\$72.96	Shipping & Handling:	\$0.00	Total before tax:	\$72.96	Estimated tax to be collected:	\$4.38	<b>Grand Total:</b>	<b>\$77.34</b>
Item(s) Subtotal:	\$72.96											
Shipping & Handling:	\$0.00											
Total before tax:	\$72.96											
Estimated tax to be collected:	\$4.38											
<b>Grand Total:</b>	<b>\$77.34</b>											

### Delivered November 15

Your package was left near the front door or porch.



Mity rain Music Party Games - Fast-Paced Music Trivia Card Games for 2-10 Players | Fun Family Games & Adult Card Games with Lyrics ChallengePerfect for Game Night & Music Lovers!

Sold by: Mity Rain

Return or replace items: Eligible through January 31, 2026 \$15.99



Mocsicka Game Night Backdrop Board Game Game Night Decorations for Adults Chess Card Game On Backdrop Party Supplies Banner Photo Booth Props(7x5ft)

Sold by: Mocsicka Backdrop

Return or replace items: Eligible through January 31, 2026 \$16.99

### Delivered November 15

Your package was left near the front door or porch.



Aperturee Game Night Banner 120x20 Inch, Game Party Chess Card Decorations Playing Card Party Supplies Home Decor Outdoor Supplies Yard Lawn



**Garden**

Sold by: Aperturee

Return or replace items: Eligible through January 31, 2026

\$14.99

**Urban Trivia Game - Card Game for The Culture!**  
Fun Trivia on Black TV, Movies, Music, Sports, & Growing Up Black! Great Trivia for Adult Game Nights and Family Gatherings.

Sold by: Urban Trivia Game

Return or replace items: Eligible through January 31, 2026

\$24.99



9:44 ↗



Order #275375232

11/15/2025

**Subtotal** **\$176.34**

**Savings** **- \$4.00**

*Clipless Coupons* **- \$1.50**

*Coupons* **- \$2.50**

Tax **\$3.58**

Fees  **\$0.00**

---

**Pickup**

Pickup Fee  **\$0.00**

---

**Total** **\$175.92**

MASTERCARD **\$175.92**

**PICKUP ITEMS**

Order Picked Up



**Wellsley Farms Mild Salsa, 3...**

Item: 175879

Quantity: 1

Item Price: \$5.49

**PLACE ORDER AGAIN**



Home



Shop



Coupons



In-Club



Cart

9:43



Search or ask a que...



### Order Summary

Save

Order placed November 14, 2025 | Order # 111-8517640-3139434

#### Ship to

Rosie Rivera  
7730 HOLLINS CHAPEL  
CT  
GLEN BURNIE, MD  
21060-8396  
United States

#### Payment method

Mastercard ending in 3978

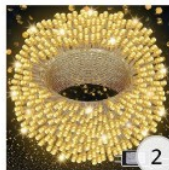
[View related transactions](#)

#### Order Summary

Item(s) Subtotal:	\$156.00
Shipping & Handling:	\$2.99
Promotion Applied:	-\$6.00
Free Shipping:	-\$2.99
Total before tax:	\$150.00
Estimated tax to be collected:	\$9.00
<b>Grand Total:</b>	<b>\$159.00</b>

#### Delivered November 15

Your package was left near the front door or porch.



LJLNION 300 LED String Lights Outdoor Indoor, Extra Long 98.5FT Christmas Lights, 8 Lighting Modes, Plug in Waterproof Fairy Lights for Wedding Party Bedroom Decorations (Warm White)

Sold by: BIGFLy

Return or replace items: Eligible through January 31, 2026  
\$17.99

#### Delivered November 15

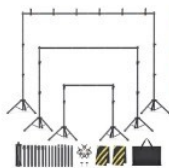
Your package was left near the front door or porch.



You Can't Say UMM: A Party Game for Family and Adults, Fast-Paced Family Word Game, Must Have for Game Night, Bonus Content Included

Sold by: Big Potato Games

Return or replace items: Eligible through January 31, 2026  
\$24.99



Eocnrhe Backdrop Stand Kit - 6 Widths, 10x7.5ft Adjustable Background Stand for Parties & Studio Photography

Sold by: Eocnrhe Direct

Return or replace items: Eligible through January 31, 2026  
\$39.99



2401 ED 88Ft Connectable String Lights Indoor



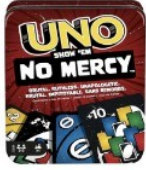
2

270LED Soft Connectable String Lights Indoor  
Outdoor Clear Wire | Warm White Christmas Lights |  
Twinkle Fairy Light Plug in with Timer for Bedroom  
Classroom Wedding Tree Patio Decor

Sold by: YuHuaYang

Return or replace items: Eligible through January 31, 2026

\$19.99



Mattel Games UNO Show 'em No Mercy Card Game  
in Storage & Travel Tin for Kids, Adults & Family  
Night with Extra Cards, Special Rules & Tougher  
Penalties (Amazon Exclusive)

Sold by: Amazon.com

Supplied by: Other

Return or replace items: Eligible through January 31, 2026

\$15.06





TANYARD SPRINGS HOA

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

**Get answers fast**  
• Visit [verizon.com/business](http://verizon.com/business)  
• Call 1.800.Verizon (1.800.837.4966)

Nov '25  
708

DEC 01 2025

Your payment is due:

**\$574.28**

Total Due by December 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	\$124.28
<b>Total Due by December 20</b>	<b>\$574.28</b>

**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](http://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](http://verizon.com/smallbusinessdigitalready)

Return only this stub with your payment. We will not review or honor other written notifications. Visit [verizon.com](http://verizon.com).

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

**Total Due by Dec 20, 2025:** \$574.28 112125

Make check payable to Verizon

0005238 01 AV 0.593 KM112111 0027 XX  
TANYARD SPRINGS HOA  
SPRINGS  
7811 MONTROSE RD  
POTOMAC MD 20854-3363

\$ 574.28

VERIZON  
PO BOX 16801  
NEWARK NJ 07101-6801

V5 652488208000164 000000000000 000000574285





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

### Use My Business

Save time. Add services. Pay bills. Manage most account needs online. Learn more at [verizon.com/my-business](http://verizon.com/my-business)

## Your Discounts

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

TV Discount.

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

## FCC Mandatory Video Information

<b>Fios TV Package</b>	
<b>TV Package &amp; Programming Fees*</b>	<b>\$87.44</b>
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

### What are the Taxes, Surcharges, and Fees on my bill?

Your bill includes federal, state and local taxes, governmental surcharges and fees as well as Verizon surcharges and fees. These charges vary depending on what products and services you have and in which state you use these products and services. For more information go to [verizon.com/taxesandfees](http://verizon.com/taxesandfees).



TAN T AND SPRINGSTON  
 Primary Phone: 410-360-4038  
 Account Number: 652-488-208-0001-64  
**Bill Date: November 21, 2025**

**Get answers fast**  
 • Visit [verizon.com/business](http://verizon.com/business)  
 • Call 1.800.Verizon (1.800.837.4966)

## Details of Payments

Payments		
Previous Balance	576.36	
Payment Received - Thank You	-576.36	10/31
<b>Balance Forward</b>	<b>\$ .00</b>	

## 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		
<b>Bundle Price</b>	<b>\$284.00</b>	11/22 - 12/21

Your monthly price.

Services, Equipment & Discounts		
<b>Services</b>		
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	
<b>Equipment</b>		
Rent: Digital Adapter 5 @ 8	40.00	
<b>Discounts</b>		
Fios TV 2Yr Discount	-15.00	
<b>Subtotal</b>	<b>\$161.00</b>	11/22 - 12/21

Equipment and additional services to personalize your Fios service.

Your One-Time Activities		
VLD FirmRate Advantage Shortfall Charge	5.00	11/22

Charges that vary monthly based on your account activity.

Fees & Other Charges		
<b>Taxes, Governmental Fees &amp; Surcharges</b>		
MD Local Excise Tax	20.89	
Telecommunications Access of MD Fee	.18	
MD State Sales Tax	2.40	
Federal Excise Tax	.77	
MD 911 Fee	7.50	
MD 988 Fee	1.50	
<b>Verizon Surcharges &amp; Fees</b>		
MD Gross Receipts Tax Surcharge	6.03	
Federal Universal Service Fee	34.01	
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](http://verizon.com/taxesandfees).



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

**Fees & Other Charges continued**

Federal Subscriber Line ChargeCredit	-10.80
Federal Subscriber Line ChargeMulti Line	21.45
Federal Access Recovery Charge	4.17
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
<b>Subtotal</b>	<b>\$124.28</b>

**Total Due** **\$574.28**

**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 Dec 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](mailto: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.



**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

## Check Request

Date: 12-2-25

Payable From (Association): Tanyard Springs

Payable To: Kaitlyn Ambush

Mailing Address: \_\_\_\_\_

Amount: \$ 250

Reason:

Board Meeting minutes 11-11-25

GL Code: 50460

Back Up Documentation Attached:

Requested By: SHA

Approval: SHA

Return to: KA

Put Check in Mail:



AN EXELON COMPANY

**CONTACT US**

Customer Service:

**BGE.COM**

800.685.0123

800.735.2258 (TTY-TTD)

Correspondence:

P.O. Box 1475 Baltimore, MD 21203



708- DEC 08 2025

10-30-12-1-2025

Page 1 of 2

**Bill Summary**

Tanyard Springs HOA  
1 Tanyard-Springs Ln \*PAL  
Glen Burnie, MD 21060  
Account # 5045461000  
Issued Date: December 1, 2025

OTHER  
CHARGES  
AND  
CREDITS



See details on page 2

Previous Balance	\$8,910.09
Payments Received November 11, 2025	-\$8,910.09
BGE Outstanding Balance	\$0.00
Other charges and credits (See details)	\$8,910.09
<b>Total amount due by December 26, 2025</b>	<b>\$8,910.09</b>

Payment received after December 26, 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

<b>Total amount due by Dec 26, 2025</b>	<b>\$8,910.09</b>
---	-------------------

Payment Amount \$ 8910.09

0127980 01 AB 0.64 \*\*AUTO T7 2 5846 20854-3349 -C01-P28007-11



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

21504546100040008910099360000090357500

## Other charges and credits

### ELECTRIC PRIVATE AREA LIGHTING CHARGES \$8,910.09

Commercial - Schedule B85PLC

Billing Period: October 30, 2025 - December 1, 2025

150w SV Acorn UG	122	x	17.94	2,188.68
100w SV Acorn UG	11	x	15.79	173.69
150 LED Post-Top Colonial - 91	55	x	17.28	950.40
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%	502.98

**TOTAL \$8,910.09**

### 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](http://BGESmartEnergy.com).

Federal Tax Identification # 52-0280210

0127980-0000172-0000002 of 0000002-C01-m1-710058-46-28007

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.



**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 #** 641-22  
**DATE** 11/20/2025  
**DUE DATE** 12/18/2025  
**TERMS** 28 Days

---

DATE	SERVICE	AMOUNT
	Jose Rodriguez Hours for 10/01/25-10/31/25 184 Hours @ \$40.50	7,452.00

---

BALANCE DUE **\$7,452.00**



Job Name: Tanyard Springs  
Porter Service

MANAGER  
Crew Leader\_\_

Date: 10/01/2025-10/31/2025

Porter Services Entries

Employee name	Date	Time in	Time Out
Jose Rodriguez	01/10/2025	6:59	17:04
Jose Rodriguez	02/10/2025	6:55	16:40
Jose Rodriguez	03/10/2025	6:54	16:59
Jose Rodriguez	06/10/2025	6:53	16:32
Jose Rodriguez	07/10/2025	6:56	16:39
Jose Rodriguez	08/10/2025	6:59	17:14
Jose Rodriguez	09/10/2025	7:01	16:37
Jose Rodriguez	10/10/2025	6:54	16:36
Jose Rodriguez	13/10/2025	6:53	16:33
Jose Rodriguez	14/10/2025	6:58	16:34
Jose Rodriguez	15/10/2025	7:04	16:35
Jose Rodriguez	16/10/2025	6:53	16:41
Jose Rodriguez	17/10/2025	7:21	16:30
Jose Rodriguez	20/10/2025	7:06	16:34
Jose Rodriguez	21/10/2025	6:53	16:32
Jose Rodriguez	22/10/2025	6:50	16:38
Jose Rodriguez	23/10/2025	6:55	16:37
Jose Rodriguez	24/10/2025	6:53	16:34
Jose Rodriguez	27/10/2025	7:06	16:36
Jose Rodriguez	28/10/2025	6:57	16:30
Jose Rodriguez	29/10/2025	6:50	16:38
Jose Rodriguez	30/10/2025	6:53	16:40
Jose Rodriguez	31/10/2025	6:51	16:43

Cory Thompson  
Jose Rodriguez

Total Hours	Hours charged	
	9.07	8
	8.67	8
	8.99	8
	8.54	8
	8.65	8
	9.24	8
	8.63	8
	8.6	8
	8.57	8
	8.58	8
	8.59	8
	8.69	8
	8.5	8
	8.57	8
	8.55	8
	10	8
	8.63	8
	8.57	8
	8.61	8
	8.51	8
	8.64	8
	8.68	8
	8.72	8
	Total	184



Payroll Invoice  
**TANYARD SPRINGS**

Pay Date: **11/28/2025**

<u>Employee Name</u>	<u>Hours</u>	<u>Rate</u>	<u>Gross Pay</u>	<u>GL Acct</u>
MARK MOORMAN	-	-	270.05	
OT	-	-	-	
Bonus				
BRIANNA FRANKS	-	-	-	
OT	-	-	-	
Bonus				
Dana Coker	-	-	2,291.67	
OT	-	-	-	
Bonus				
REG	-	-	-	
OT	-	-	-	
Bonus				
OT	-	-	-	
Bonus				
OT	-	-	-	
Bonus				
OT	-	-	-	
Bonus				
<b>Total Gross Pay</b>			<b>2,561.72</b>	<b>54680</b>

<u>Employer Taxes</u>	<u>Limits</u>	<u>Rate</u>	<u>Pay Amt</u>	<u>Extention</u>	
FICA	168,600.00	0.0765	2,561.72	195.97	
MD UNEMPLOYMENT	10,000.00	0.0260	2,561.72	-	
FED. UNEMPLOYMENT	7,000.00	0.0060	2,561.72	-	
WORKERS' COMP (Admin)		0.0175	2,561.72	44.83	<b>54680</b>
<b>Total Taxes</b>				<b>240.80</b>	<b>54680</b>

HEALTH				35.00	
HEALTH REIMBURSEMENT				28.51	
STD				-	
401K PLAN		0.0200		5.40	
<b>Total Benefits</b>				<b>68.91</b>	<b>54680</b>

PAYROLL ADMIN FEE		0.0600	2,871.43	172.29	<b>54630</b>
<b>Total Invoice</b>				<b>3,043.72</b>	