



Understanding Your CCA Payment

What services does CCA provide?

Manage and maintain:

- The pool and tennis areas
- The ball field, bird sanctuary, community cottage, and two nearby parking lots
- Litter pick up and landscaping of large median strip Tamarind Road all the way to W. Coldspring Lane and along Greenspring Ave.
- Snow removal on streets in a timely manner
- The two Coldspring entry signs with surrounding landscaping

Provides on site property manager (8:30 am to 12:30 pm Monday thru Friday)

Provide security patrols at night

*Except for nightly security patrol, CCA does not provide services within the 1A and 1B condominium areas or within the Woodlands area

Sponsors a summer picnic and winter holiday party

Pays for insurance, utilities, and administrative costs

Maintains working relationship with Baltimore City, the Waldorf School, Ruscombe Gardens, Parkview, and the Ruscombe Mansion

What benefits do you receive from your once a year payment to CCA?

Your home is more valuable because:

- Your neighborhood crime rate is low
- Your main access roads are well-groomed and litter free
- Your neighborhood has a beautiful central “campus”
- You have an Olympic size swimming pool and tennis courts available to use.