



**NEW MARK COMMONS
HOMES ASSOCIATION, INC.**
c/o ABARIS REALTY INC
7811 MONTROSE RD STE 110 POTOMAC MD 20854
301-340-0288
<http://www.newmarkcommons.net>

**BOARD MEETING AGENDA
Tuesday, July 17, 2018
7:00pm, NMC Clubhouse - 607 Tegner Way**

1. Call to Order
2. Community Forum 1 – **30 Minutes Maximum**

Each resident who wishes to speak will be given 3 minutes of uninterrupted time to voice ideas and concerns. Priority will be given to those residents who email nmadministrator@newmarkcommons.net in advance that they wish to speak.
3. Board Response to Community Forum topics (optional)

Business Portion
No homeowner comments will be allowed during the business portion unless a Board/ACC appeal is being heard. A 5-minute break may be called during the Business Portion of the meeting.
4. Prior Meeting Minutes and Agenda Approval (pgs. 6-18)
 - a. Approve/Add Items to Agenda
 - b. Approve/Correct Minutes for May 3, 2018 Board Meeting.
 - c. Approve/Correct Minutes for June 6, 2018 Board Meeting.
5. Appeals
 - a. 9 Lakeside Overlook requesting to appeal the newly-installed railing to the Board. (pgs. 19-33)
6. Committee Reports
 - a. Architectural Control Committee
 - i. 13 Tapiola Court – Response to the violation letter regarding the unauthorized shed in the back yard. (pgs. 57-61)
 - b. Communications Committee
 - c. Landscape Committee
 - i. 246 New Mark Esplanade – Dead ash tree located on the property line dividing their property from the HOA's property. (pgs. 68-70)
 - ii. Proposal from S&P for dead tree removal behind 830 and 870 New Mark Esplanade. (pgs. 71-86)
 - iii. Proposals from S&P for treatment of Oak tree near 288 New Mark Esplanade. (pgs. 87-89)
 - iv. Three bids from tree contractors for removal of 6 white pine trees and one ash tree (pgs. 90-99)
 - d. Pool Committee
7. Treasurer's Report
 - i. Modified version of the 2018 budget showing the principle and interest loan repayment line items based on a 1 million dollar loan at 4.20% over 7 years. (pgs. 106-107)

- ii. Delinquent report as of July 9, 2018. (pgs. 110-113)
 - iii. Change of Resident Agent. (pgs. 114-116)
 - 8. Abaris Management Report:
 - a. 148 New Mark Esplanade – main sewer line backed up into basement (pgs. 119-123)
 - b. Proposal from A.B. Veirs for asphalt and concrete work in the 800 block of New Mark Esplanade (pgs. 127-135)
 - 9. Old/New Business
 - a. Flooring options for the lower level of the clubhouse (pgs. 136-153)
 - b. Proposals from CSG for correction of drainage and erosion in areas 1, 2, 3 and 4. (pgs. 154-172)
 - c. Proposal from FSC for repair of the cracked concrete retaining wall at 334 New Mark Esplanade. (pgs. 173-174)
 - 10. Community Forum 2 – **Only if time permits**
 - 11. Board Response to Community Forum topics (optional)
 - 12. Adjournment – **No later than 9:30 pm**
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