



**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  
Thursday, September 3, 2020  
7:00pm, Via- Webex**

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

Applicants for the vacant Board seats will be given an opportunity to speak and answer questions.

If time allows, other residents who wish to speak will be given 3 minutes of uninterrupted time to voice ideas and concerns. Priority will be given to those residents who email [nmcadministrator@newmarkcommons.net](mailto:nmcadministrator@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
  - a. Approve/Add Items to Agenda
  - b. Approve/Correct Minutes for August 6, 2020
5. Appeals
  - a. 850 New Mark Esplanade regarding their front door that is not in compliance.
  - b. 296 NME appeal regarding an ACC decision on proposed siding shingle color
6. Committee Reports
  - a. Architectural Control Committee
  - b. Communications Committee
  - c. Landscape Committee/Lake Committee
    - i. Proposal from S&P Tree to prune back trees over hanging decks and fences behind 892 NME.
    - ii.
  - d. Pool Committee
    - i. Plans for end of season
  - e. Governance
    - i. Email correspondence discussing a draft NMC Survey regarding the dues structure.
    - ii. Discussion on Board review of Draft Bylaws and Covenants

f. Welcome/Social

7. Financials:

- a. Treasurer's Report
- b. Discussion of Draft Budget by Abaris
- c. Discussion on extending waiver of late fees

8. Abaris Management Report:

- a. Discussion regarding neighbor's dispute over a fence that was knocked down during construction of a walkway behind 4 Bracknell Circle

9. Old/New Business

- a. Proposal from All Pro Recreational Surfaces to repair cracks in the Tennis Courts.
- b. Proposal from AW Landscaping to fix the drainage issue which is causing a leak in the basement and crawl space of 114 and 116 NMC.
- c. Pathway Lighting
- d. Lake Footbridge proposals
- e. NMC Maintenance Garage Doors damage
- f. Sidewalk repair linking Welwyn and Potomac Valley

10. Community Forum 2 – **Only if time permits**

11. Board Response to Community Forum topics (optional)

12. Executive Session to discuss legal and personnel matters

13. The next board meeting is scheduled for Thursday, October 1, 2020

14. Adjournment – **No later than 9:30 pm**

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