



**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, January 7, 2021 7:00pm, Via- Webex

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 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
 1. Approve/Add Items to Agenda
 2. Approve/Correct Minutes for December 3, 2020
5. Appeals: None
6. Committee Reports

ACC : approval of guidelines for Townhouse roofs and siding colors

Communications

Landscape

Lake:

Pool Committee:

- a. The 2021 Pool Management Agreement with Pool Personnel, Inc.
- b. The Service Agreement with Member Splash and the executed agreement signed via DocuSign by management.
- c. Proposal from Pool Personnel for recommended 2021 pool projects/repairs.

Governance: None

Welcome/Social: None

7. Financial: Treasurer's Report

8. Abaris Management Report:

- a. Discussion on changing to quarterly assessment payments
- b. Update on engineer for NMC Lake/Dam inspection
- c. Update on City of Rockville communications on Private Stormwater Management proposal

9. Old/New Business:

- a. Review of Draft Becht reserve study (expected prior to meeting)
- b. Review of proposal on Clubhouse ADA plan (expected prior to the meeting)
- c. Discussion on capital projects and priorities in the next five years
- d. Acceptance of Zoe Wood's resignation from the Board
- e. Update on NMC March elections
- f. Recording of NMC Board meetings

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

11. Board Response to Community Forum topics (optional)

12. Executive Session to discuss legal matters and individual assessment accounts.

13. The next board meeting is scheduled for Thursday, February 4, 2021

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