



IN THE KNOLLS NEWSLETTER

April 2010

Annual Ball – A special Thank You is extended to the Potomac Knolls Board of Directors for planning and hosting the 2010 Potomac Knolls Annual Ball, “An Evening of Motown”, for your dining and dancing enjoyment. Everybody in attendance enjoyed the atmosphere of Motown, a well catered event, and an absolutely fantastic ball. Donald Leak, President of the Board of Directors, presented Distinguished Service Awards to Tina Marie Barham for her leadership and expertise in establishing the Potomac Knolls Website, to Harold Smith, Chairman of the Neighborhood Watch Committee, for his efforts in working to unite the Community in its fight against crime, and to H & E Management and Deborah Proctor for outstanding financial/management services provided to the Potomac Knolls Community. In addition, Board members Donald Leak, Deanna Echols, Doug Ritchie, and Karen Franklin were presented Distinguished Service Awards for continuing to raise the bar in setting very high standards for Potomac Knolls regarding policy, capital improvements, and decisions that will positively impact our community for years to come. Pictures of the 2010 Annual Ball (attached) provide a recap of a great time by Residents of the Knolls.

Pool Opening - The Potomac Knolls swimming pool is scheduled to open on Saturday, May 29, 2010 at 12:00 noon. Homeowners are asked to sign an authorization form for pool passes for each member of your household and agree to the Potomac Knolls Pool Rules and Regulations. An authorization form and pool regulations are attached for your convenience.

Unsolicited Newspapers – Homeowners working together can help the environment by ending the delivery of unsolicited newspapers such as the Examiner and Gazette. For the D. C. Examiner, call 800 531-1223 Sunday through Friday between 7:00 am and 4:00 pm to stop delivery. Also, you may stop delivery of the Examiner by e-mailing their customer service department at customerservice@examiner.com. To stop delivery of the Gazette call 240 473-7522 between 7:00 am and 4:00 pm Monday through Friday.

Monthly HOA Meetings – The Potomac Knolls Homeowners Association meets every third Thursday of the month at 7:00 pm in the Community Center. Homeowners are encouraged to attend. These meetings involve discussions on important matters directly affecting every member of the Potomac Knolls Community. Become involved by attending the meetings and let your voice be heard.

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The 2010 Potomac Knolls Annual Ball



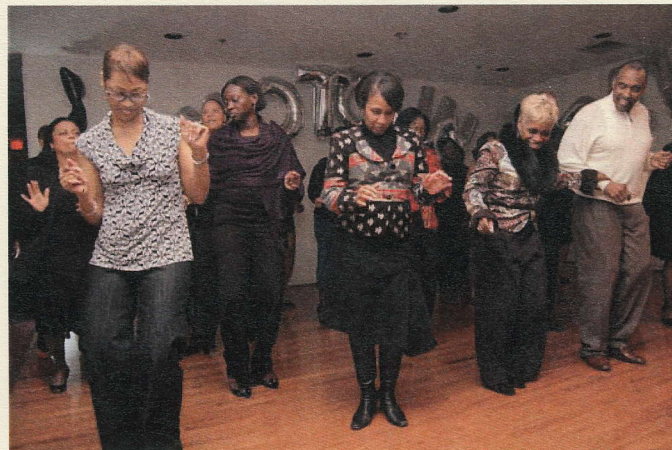
Unique Door Prizes

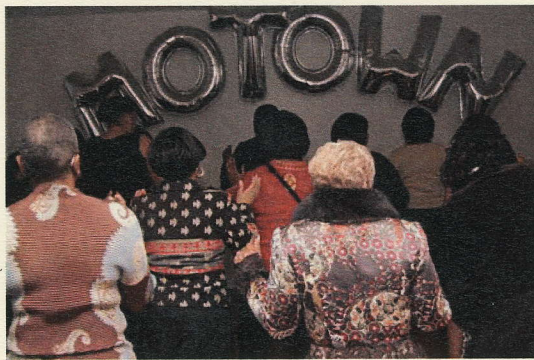
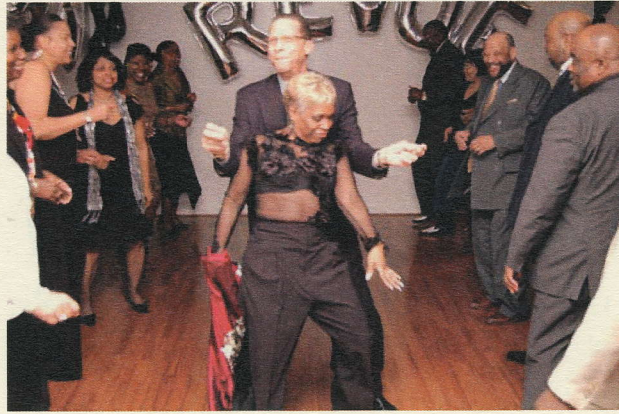


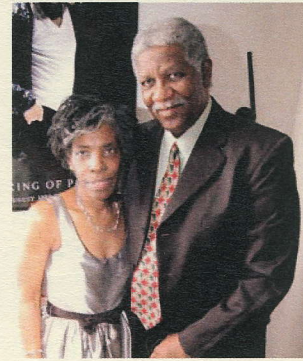
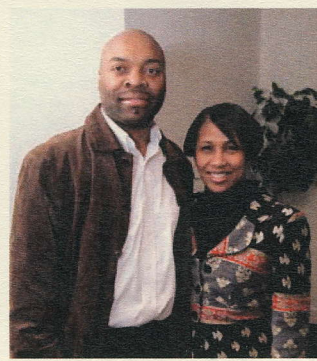
The Presentation Of Awards

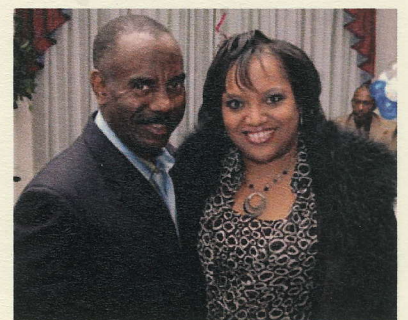
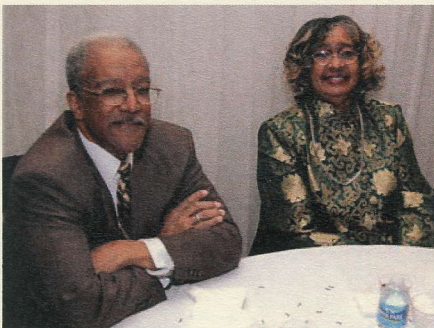
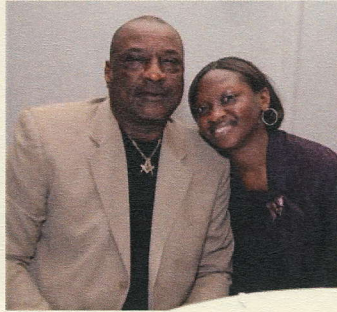


“An Evening of Motown” For Your Dancing Enjoyment









**Now That's How We Do Things In The Knolls
Wow... What A Ball!**

**2010 POTOMAC KNOLLS HOMEOWNERS ASSOCIATION, INC.
SWIMMING POOL PASS APPLICATION**

PLEASE PRINT:

Street Address: _____ Home Telephone #: _____

Work Telephone #: _____ Owner/Resident: [] Lessee/Resident: []

Please print the names of *all* individuals living in your home that are bonafide residents and members of the Potomac Knolls Homeowners Association:

1. Name _____

2. Name _____

3. Name _____

(Indicate Age)

4. Name _____

(Indicate Age)

5. Name _____

(Indicate Age)

6. Name _____

(Indicate Age)

In case of an emergency, please contact: _____

I hereby state that the information provided herein is accurate and that I have read and understand the Potomac Knolls Swimming Pool Rules and Regulations, and I accept them.

Signature _____ Date _____

Signature _____ Date _____

PLEASE NOTE: IT IS THE HOMEOWNER'S RESPONSIBILITY TO INFORM THE ASSOCIATION OF ANY MEDICAL CONDITION THAT YOU, OR YOUR GUESTS MAY HAVE.

(FOR OFFICE USE ONLY)

[] *Account is not in arrears.* [] *Account is in arrears. Outstanding \$ _____*

[] *No ACC Violations.* [] *ACC Violations.*

Resident notified on: _____ By: _____

Passes issued on: _____

Block Captains – Block Captains are needed to serve on the Potomac Knolls Neighborhood Watch Committee. The role of the Block Captain is to assume responsibility for keeping 10-15 homes informed about criminal incidents in the Community, and to provide them with information about how to secure their homes. Block Captains are vital to the success of offsetting criminal activity in the Potomac Knolls Community because Residents joining neighbors to build community spirit and unity is the first line of defense against crime. Research shows that when neighbors know and look out for each other criminal incidents in the community decrease. Homeowners interested in becoming Block Captains for your street should contact General Manager Deborah Proctor at 301 203-0564.

Yards of the Month - Potomac Knolls Homeowners have begun fertilizing lawns, cleaning out flowerbeds, and servicing lawnmowers. Homeowners are expected to be even more active in developing and maintaining beautifully landscaped lawns in their efforts to ensure that their lawns are selected as Potomac Knolls Yards-of-the-Month.

As a reminder, Potomac Knolls is divided into two (2) sections, Potomac Knolls "North" (homes north of Aragona Blvd.) and Potomac Knolls "South" (homes south of Aragona Blvd.). Homeowners that are in good standing with the most beautiful yards in their respective section are eligible to compete in the Yard-of-the-Month competition. To be in "good standing" means that Homeowners must be current in the payment of HOA fees and in compliance with all Community regulations and guidelines. Yard of the Month recognition signs will be displayed for one month in the yards of the winners. Selections will be based on "curb-side appeal", as viewed from the street and sidewalk, of colorful flowerbeds, edging and grass color, groomed trees, maintenance, and upkeep of the yard and home. The Yard of the Month competition will run from May through August.

Architectural Control – While the Potomac Knolls Board of Directors encourage Homeowners to maintain and beautify your property, of primary concern is assurance that Homeowners are knowledgeable of the rules governing exterior modifications, repairs and improvements to the same.

Homeowners are reminded that while you are excited about beautifying your home, you must submit an Exterior Modification Application to the Architectural Control Committee (ACC) for approval **before** commencing work on exterior projects. Please do not make any exterior modification (i. e., entrance doors, painting, mailbox changes, decks or sunroom additions, driveway and landscape bricks and pavers, fences, dog kennels, etc.) without first submitting an Exterior Modification Application for approval prior to commencing work on your home.

Special Note: Homeowners that fail to submit an Exterior Modification Application to the Architectural Control Committee and gain approval prior to starting or commencing work on projects will be fined One Hundred Fifty Dollars (\$150.00).

Community Center Rental Guidelines – Use of the Community Center is for **use by Potomac Knolls Residents ONLY**. Homeowners that attempt to circumvent the guidelines by leasing the facility for individuals that do not reside in this Community are denying their neighbors an equal opportunity to lease the facility, and the potential for crime increases. Please be advised that the Potomac Knolls Homeowners Association has a "No Tolerance" policy for falsification of information on the facility's rental application, and for violation of the covenants outlined in the Community Center's Rental Guidelines.

MEMORANDUM

TO: POTOMAC KNOLLS HOMEOWNERS
FROM: THE POTOMAC KNOLLS BOARD OF DIRECTORS
RE: 2010 POOL APPLICATIONS / RULES
DATE: April 10, 2010

Attached please find the 2010 Swimming Pool Application and a copy of the Pool Rules and Regulations governing swimming pool activities at Potomac Knolls. Please review the Potomac Knolls Pool Rules and Regulations carefully, as they apply to all Homeowners and guests using pool facilities. Each home is limited to two (2) free guest passes.

Please complete the attached application and return it to the following address, or fax number:

***Potomac Knolls Homeowners Association, Inc.
1101 Aragona Boulevard
Fort Washington, Maryland 20744
FAX: (301)203-0758***

Should you have any additional questions or concerns please call Deborah Proctor at (301) 203-0546.

***HOMEOWNERS WITH DELIQUENT ASSESSMENT ACCOUNTS OR ACC VIOLATIONS WILL
NOT BE GRANTED AUTHORIZATION TO USE THE POOL.***



POTOMAC KNOLLS HOMEOWNERS ASSOCIATION, INC.
SWIMMING POOL RULES AND REGULATIONS

Days Open: Tuesday thru Sunday, and Holidays
Hours: During School Session: 4:00 PM to 8:00 PM
Summer Break: 11:00 AM to 8:00 PM
Adult Swimming: 6:30 PM to 8:00 PM Daily

- 1. Homeowners must sign an authorization form for each pool pass and agree to the Potomac Knolls Swimming Pool Rules and Regulations.**
2. No one will be allowed to enter the pool facility without a Potomac Knolls Pool Pass. Pool passes are not transferable. Pool Passes will be issued to all individuals living in the home that are members of the Potomac Knolls Homeowners Association. Also, two (2) free guest passes will be issued to each home.
3. Authorized patrons 18 years of age or older, may bring up to two (2) guests to the pool. Any cost associated with property damage caused by guest (s) will be charged to the Homeowner.
4. Homeowners may NOT rent the pool for private parties.
5. Homeowners are responsible for the conduct and behavior of their children and guests. Parents, or a responsible guardian, must watch their children closely whenever they are near or in the water, regardless of their age or swimming ability.
6. No children 12 years of age or under, regardless of swimming ability, are allowed in the pool area without a parent or responsible guardian 16 years or older. The Parent/Guardian must maintain visual contact with, and be in control of children at all times.
7. A parent or responsible guardian, 16 years old or older, must accompany and remain within arm's reach of any individual with a known medical or physical condition that could place them at higher than normal risk while in or around the pool.
8. Children 13 years of age or older who wish to swim without a parent or guardian present, must pass the swimming test. The Pool Manager or a designated Lifeguard will administer swimming tests. Children who do not pass the test must have a parent/guardian present and will be restricted to swimming in the shallow end of the pool. The test will include having the children swim the length of the pool and tread water for one minute.
9. All Swimmers must shower at the pool facility prior to entering the pool.
10. Appropriate swimwear must be worn at all times. Gym shorts, cut-offs, or makeshift swimsuits are not allowed.
11. Admission to the pool area will be refused to all persons having an infectious disease, sores, inflamed eyes, colds, nasal or ear discharge, or any communicable disease of any kind. Individuals with excessive sunburn, open sores, or bandages of any kind will not be permitted to use the pool.
12. Because artificial flotation devices may interfere with or disrupt the lifeguard's view of the water, or may provide a false sense of security for the user, they are prohibited from use. Prohibited items include, but are not limited to, inner tubes, rafts and non-Coast Guard approved water wings and life jackets.
- 12a. Exception for persons with disabilities: If a pool patron requires the assistance of a flotation device as an aid for a qualified disability, that patron must notify the Pool Manager on duty of the need for such device upon each visit to the pool.
13. No playing around the pool drains.
14. Diving wells are restricted to diving only. Swimming in the diving well area is prohibited regardless of swimming ability.
15. No diving from the poolside is allowed in the shallow areas of the pool.
16. Running, horseplay, playing ball, tag games, etc. are not allowed in the water, on the deck or in the locker rooms.
17. No prolonged underwater swimming, breath-holding or games including such behavior will be allowed.
18. Alcoholic beverages of any kind, and persons under the influence of alcohol, will not be allowed within the pool area.
19. Fighting, violent acts, or any unsafe behavior are cause for immediate expulsion. Persons causing any undue disturbance will be asked to immediately vacate the pool area.
20. No abusive or profane language will be tolerated in the pool area.
21. The "Emergency signal" for clearing the pool is three (3) BLASTS OF THE WHISTLE. When this signal is sounded, all swimmers must promptly leave the pool by the nearest ladder or pool edge.
22. No food or glass containers of any kind will be allowed in the pool area.
23. No pets are permitted in the pool facility.
24. Radios or CD/tape players must be used with headphones only, and kept well away from the water's edge.

**DEPARTMENT OF PUBLIC WORKS
AND
OFFICE OF PROPERTY STANDARDS**

The following numbers are provided to Homeowners for you to report any problems that you may encounter with the manner that neighboring properties are being maintained. An inspector will investigate within five (5) days of your call, place a notice of violation on the door of the home advising Owners that the violation must be resolved within ten (10) days, and follow-up to re-inspect the property upon conclusion of the time allotted.

General Information – 301 883-1000
Property Standards Inspection (Herman Hunter) – 301 883-6069
Street Lighting (Paul Curley) – 301 883-5650

IMPORTANT NUMBERS

Police Complaints 301 883-5042

Police (Non-Emergency) 301 336-8800

Fire Department 301 883-5200

Pepco 202 833-7500

Abandoned Vehicles 301 952-1873

Animal Control Commission 301 499-8300

Bulk Trash Pickup 301 952-7600

Energy Utility Assistance 301 909-6300

Leaf Collection 301 499-8576