



**Kenwick Place Homeowners Association**  
HALL ASSOCIATES, INC • MANAGING AGENT (540) 982-0011  
P O Box 20468, Roanoke, VA 24018  
Chrissy Greene/V.P. of Association Management – cgreene@hallassociatesinc.com

## **MINUTES – BOARD OF DIRECTORS MEETING**

June 24, 2026

**Gazebo**

### **Pending Review/Approval at Next Board Meeting**

|                        |                        |                |        |
|------------------------|------------------------|----------------|--------|
| Board Members Present: | Archie Fralin          | President      | (2026) |
|                        | Russ Merritt           | Vice President | (2027) |
|                        | Elizabeth Kolendrianos | Secretary      | (2027) |
|                        | Cynthia Barnhart       | Director       | (2025) |

|                       |                 |           |        |
|-----------------------|-----------------|-----------|--------|
| Board Members Absent: | Elaine Beaumont | Treasurer | (2026) |
|-----------------------|-----------------|-----------|--------|

|                 |                |                     |
|-----------------|----------------|---------------------|
| Others Present: | Chrissy Greene | Association Manager |
|                 | Kathy Sink     | Owner               |

### **I. DETERMINE QUORUM AND CALL TO ORDER**

A quorum was met with four out of five Board Members in attendance. The meeting was called to order at 9:04 AM at the gazebo at Kenwick Trail, Roanoke, VA 24018.

### **II. OWNERS FORUM**

There were no owners who wanted to address the Board.

### **III. MINUTES**

The annual meeting minutes and organizational meeting minutes were not available for review.

### **IV. FINANCIAL REPORTS**

The May financials were reviewed. Discussion ensued regarding exterminating, which is for insect pest control, not animal pest control. It was determined the association is not responsible for animal pests, such as moles, snakes, mice, etc... Legal fees are over budget due to the resolution and the amendment. A motion was made (Fralin) and seconded (Merritt) to approve the financials as presented through May. Motion passed unanimously.

### **V. COMMITTEE REPORTS**

#### **Nominating Committee**

**Chairperson/Archie Fralin**

No report.

#### **Social Committee**

**Chairperson/Ann Stobbelaar**

No report.

#### **Neighborhood Security Committee**

**Chairperson/Chris Bohannon**

No report.

#### **Landscape Committee**

**Chairperson/Cynthia Barnhart**

No report.

#### **Architectural Committee**

**Chairperson/Marshall Gillespie**

No report.

## **VI. BUSINESS**

**Asphalt Review** – the updated schedule from the contractor for asphalt sealing is July 15<sup>th</sup>-17<sup>th</sup> and July 22<sup>nd</sup>-24<sup>th</sup>. The rain dates are July 22<sup>nd</sup>-24<sup>th</sup> and July 29<sup>th</sup> through July 31<sup>st</sup>.

**Amendment Review** – the board has received 21 responses so far.

**Website** – the new website is [www.kenwickplace.com](http://www.kenwickplace.com).

## **VII. EXECUTIVE SESSION**

No executive session was needed.

## **VIII. DATE, TIME & LOCATION OF NEXT MEETING**

There will be no meeting in July. The next meeting will be Monday August 4, 2026 at 3:00 PM at 3765 Kenwick Trail.

## **IX. ADJOURNMENT**

The meeting was adjourned at 10:42 AM.