

# Maplewood Civic Club

## Annual Meeting Minutes \*\*

11/13/2025

Present Slate of Officers is:

**Phil Kunetka**, President

**Randy Frapart**, Treasurer

**Elias Camhi**, Secretary

**John Donovan**, Architectural Committee

**Bob Baumgartner**, VP Architectural Committee

**Jerry Hebert**, VP Security

**Linda Carruth**, VP Landscaping

**Warren Rich**, Architectural Committee

**Meeting called to order 7:01 PM** in the Fellowship Hall of St. Phillips Methodist Church

A quorum of the board attended the meeting, all board members present.

- Security discussion: JJ with the Constables
- Opened with Q & A
- Native Plant Society discussion
  - Discussions over the benefits of plants and insects
- Reports of the board
- Bob Architecture committee
  - Yard of the month
  - Yellow cards discussed - maintenance expectations
  - Architecture committee - 4 Members - decisions on changes or construction changes - 2 current residences under construction
  - Collections - required to pay assessments and dues
  - Monthly invoices sent
  - Randy handles funding
- Linda Landscaping
  - Website maintained with files and documents
  - Yard of the month
  - Landscaping- weekly trash pickup- mowing and edging is city
  - Remwick is being handled by us
  - Esplanades are maintained by us
  - Mosquitoes are handled by us
  - Watering the esplanades main signs, but taking long due to parks and recreation
- Jerry - Security
  - Information is on site
  - Lighting is key on the house address
  - Constables are near by
- Randy Treasurer
  - Report was reviewed for YTD financials
  - End of year is expected just under \$200k
  - Sale of properties required closing statement for any balances owed
  - Resale certificate is created upon sale

- 38/523 still owe. Brings 93% collections
  - Capital expenditures built all 3 signs and are done in the general expenditures
- Phil - President
  - Apartment complex discussing
  - Full discussion on the downfall of the complexes around the bayou
- Election of officers
  - All voted for slate of officers listed on flyers to include Lily Lazzarus for secretary
- Award presentation for Bob Baumgartner

**Meeting was closed at 8:31 PM**

Ballot count

- 79 for 5 against for contract will be maintained

\*\*The legal requirement is for the minutes to inform the public of actions and policies that were passed/carried out by the board or membership of an organization and any changes to by-laws or other rules affecting them --- in our case, deed restrictions.