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**MINUTES OF MEETING**

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

**CONCORDE ESTATES  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of Concorde Estates Community Development District was held on **Thursday, September 26, 2013 at 10:05 a.m.**, at the Concorde Estates Clubhouse, located at 3151 Georgian Bay Lane, Kissimmee, Florida 34746.

Present and constituting a quorum:

Sailyn Alli	<b>Board Supervisor, Chairperson</b>
Basam Alli	<b>Board Supervisor, Assistant Secretary</b>
Edwin Diaz	<b>Board Supervisor, Assistant Secretary</b>
Lloyd Jones	<b>Board Supervisor, Assistant Secretary</b>

Also present were:

Jeremy Needham	<b>District Manager, Rizzetta &amp; Company, Inc.</b>
Gregg Johnson	<b>District Counsel, Brown, Garganese, Weiss &amp; D'Agresta</b>
Steve Boyd	<b>District Engineer, Boyd Civil Engineering</b>
Rich McGath	<b>Clubhouse Manager</b>
Audience Members	<b>Present</b>

**FIRST ORDER OF BUSINESS**

**Call to Order**

Mr. Needham called the meeting to order and read the roll.

**SECOND ORDER OF BUSINESS**

**Audience Comments**

Mr. Needham asked for any comments from the audience. There were none.

**THIRD ORDER OF BUSINESS**

**Staff Reports**

A. District Counsel  
No report.

B. District Engineer

Mr. Boyd passed around the lighting agreement with Kissimmee Utility Authority to replace all of the Phase I light fixtures with LED fixtures. He discussed the agreement with the Board of Supervisors. Brief discussion ensued.

On Motion by Ms. Alli, seconded by Mr. Diaz, with all in favor, the Board approved the agreement with Kissimmee Utility Authority to replace all of the Phase I light fixtures with LED light fixtures for Concorde Estates Community Development District.

Mr. Boyd discussed the dimensions of the gym. It was stated that the treadmill was \$3,495 and the elliptical was \$3,295 and that there would be a \$500 delivery/installation charge for a total of \$7,290. Brief discussion ensued regarding gym equipment and the budget.

On Motion by Mr. Diaz, seconded by Ms. Alli, with all in favor, the Board approved purchase of the treadmill and elliptical gym equipment for a total of \$7,290 for Concorde Estates Community Development District.

Mr. Boyd stated that he was working on updating the District map. He stated that his firm was still working on an estimate of a reserve for replacement cost for some of the Districts facilities. He stated that he would be in touch with The Dock-ers company regarding the design they provided for the boardwalk.

Some discussion took place regarding the sidewalks and pressure washing them. Mr. Needham stated that he would seek a proposal for pressure washing the sidewalks in front of the Townhomes. The Board of Supervisors discussed a not to exceed amount.

On Motion by Mr. Alli, seconded by Mr. Diaz, with all in favor, the Board approved a not to exceed amount of \$1,500 to pressure wash the sidewalks in front of the Phase I Townhomes for Concorde Estates Community Development District.

C. Clubhouse Manager

Mr. McGath discussed some mildew in front of the monument. Mr. Needham stated that he would seek a quote to have it cleaned.

D. District Manager

Mr. Needham stated that the Osceola County Sheriffs Office would be charging a premium for off duty patrol on holidays. He stated that instead of the regular \$32 per hour the rate would be \$50 per hour on any holiday. Mr. Needham stated that he would inform the Osceola County Sheriffs Office that the Board of Supervisors preferred that marked cars be used to patrol the area.

**FOURTH ORDER OF BUSINESS**

**Consideration of the Minutes of the Board of Supervisors' Meeting held on August 22, 2013**

Mr. Needham stated that the minutes were reviewed by himself and District Counsel.

On Motion by Ms. Alli, seconded by Mr. Alli, with all in favor, the Board approved the Minutes of the Board of Supervisors' Meeting held on August 22, 2013 for Concorde Estates Community Development District.

**FIFTH ORDER OF BUSINESS**

**Consideration of Operation and Maintenance Expenditures for August 2013**

Mr. Needham reviewed the expenditures with the Board. Brief discussion ensued. He stated that the final payment for the splash was part of the August expenses. Brief discussion ensued.

On Motion by Mr. Alli, seconded by Mr. Diaz, with all in favor, the Board approved the Operation and Maintenance Expenditures for August 2013 (\$88,822.55) for Concorde Estates Community Development District.

**SIXTH ORDER OF BUSINESS**

**Presentation of Monthly Maintenance Reports**

Mr. Needham discussed the monthly maintenance reports from Valley Crest and American Ecosystems with the Board of Supervisors. It was stated that there were ant hills in the soccer field. Brief discussion ensued.

**SEVENTH ORDER OF BUSINESS**

**Consideration of Addendum, Envera Security Cameras**

Some discussion took place regarding the addendum from Envera. Mr. Johnson stated that the addendum was okay from a legal standpoint. The Board of Supervisor decided to table this business item.

**EIGHTH ORDER OF BUSINESS**

**Consideration of LLS Tax Solutions, Arbitrage Rebate Calculation Engagement Letter, Series 2011A-1 & 2011A-2**

Mr. Needham explained the engagement letter to the Board of Supervisors. The Board of Supervisors reviewed the Arbitrage Rebate Calculation Engagement letter.

On Motion by Mr. Alli, seconded by Mr. Diaz, with all in favor, the Board approved the LLS Tax Solutions, Arbitrage Rebate Calculation Engagement Letter, Series 2011A-1 & 2011A-2 for Concorde Estates Community Development District.

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**NINTH ORDER OF BUSINESS**

**Supervisor Requests and Audience Comments**

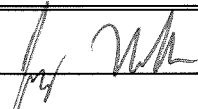
There were no Supervisor requests or audience comments.

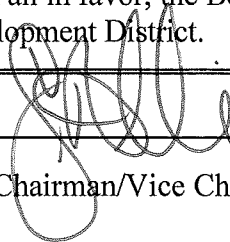
Mr. Needham stated that the next meeting would be held on Thursday, October 24, 2013 at 10:00 a.m. at the Concorde Estates Clubhouse, located at 3151 Georgian Bay Lane, Kissimmee, Florida 34746.

**TENTH ORDER OF BUSINESS**

**Adjournment**

On a motion by Mr. Alli, seconded by Ms. Alli, with all in favor, the Board adjourned the meeting at 11:07 a.m. for Concorde Estates Community Development District.

  
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Assistant Secretary

  
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Chairman/Vice Chairman