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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 **Wednesday, February 25, 2015 at 6:05 p.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>
Edwin Diaz	<b>Board Supervisor, Vice Chairperson</b>
Basam Alli	<b>Board Supervisor, Assistant Secretary</b>
Lloyd Jones	<b>Board Supervisor, Assistant Secretary</b>

Also present were:

Anthony Jeancola	<b>District Manager, Rizzetta &amp; Company, Inc.</b>
Gregg Johnson	<b>District Counsel, Brown, Garganese, Weiss &amp; D'Agresta</b>
Rich McGath	<b>Clubhouse Manager</b>
Karin Leissing	<b>District Engineer, Boyd Civil Engineering</b>
Audience Members	<b>Present (Mr. Parker)</b>

**FIRST ORDER OF BUSINESS**

**Call to Order**

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

**SECOND ORDER OF BUSINESS**

**Audience Comments on the Agenda Items**

Mr. Jeancola asked for any comments from the audience. There were no comments regarding the agenda items.

**THIRD ORDER OF BUSINESS**

**Staff Reports**

- A. Clubhouse Manager  
Mr. McGath discussed the Amenity Report with the Board. He stated that he cleaned and sanded the pool deck area.

B. District Counsel

Mr. Johnson discussed the previously approved Public Finance Disclosure Report. He stated that the report would not need to be filed again unless assessments are reallocated in the future.

On Motion by Mr. Diaz, seconded by Ms. Alli, with all in favor, the Board accepted the Public Finance Disclosure Report for Concorde Estates Community Development District.

C. District Engineer

Ms. Leissing discussed the application for the permit regarding drainage in the park area near the pavilion. Mr. Johnson stated that a formal request for proposals was not needed as the cost would be under the threshold to require one.

D. District Manager

Mr. Jeancola provided the action list to the Board.

E. Presentation of Monthly Maintenance Inspection Reports

The Board reviewed the monthly maintenance reports from Valley Crest and American Ecosystems with the Board of Supervisors. Brief discussion ensued.

**FOURTH ORDER OF BUSINESS**

**Consideration of the Minutes of the Board of Supervisors' Regular Meeting held on January 28, 2015**

Mr. Jeancola stated that the minutes were reviewed by District Counsel.

On Motion by Mr. Alli, seconded by Mr. Diaz, with all in favor, the Board approved the Minutes of the Board of Supervisors' Meeting held on January 28, 2015, with a change made to reflect that email services not be included regarding the webpage contract for Concorde Estates Community Development District.

**FIFTH ORDER OF BUSINESS**

**Consideration of Operation and Maintenance Expenditures for January 2015**

Mr. Jeancola reviewed the expenditures with the Board. Brief discussion ensued.

On Motion by Ms. Alli, seconded by Mr. Diaz, with all in favor, the Board approved the Operation and Maintenance Expenditures for January 2015 (\$51,138.68) for Concorde Estates Community Development District.

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**SIXTH ORDER OF BUSINESS**

**Consideration of Proposals for Pool Furniture**

The Board reviewed and discussed the proposals for pool furniture from Admiral Outdoor Furniture, ET&T Distributors and Contract Furnishings. Brief discussion ensued regarding the proposals.

On Motion by Ms. Alli, seconded by Mr. Diaz, with all in favor, the Board accepted the proposal from Admiral Outdoor Furniture, not to exceed \$11,618.78 for Concorde Estates Community Development District.

**SEVENTH ORDER OF BUSINESS**

**Consideration of Proposal(s) to Pressure Clean Front Entryway**

Mr. Jeancola reviewed the proposals from Clean Fast USA, Koneco Building Services, Inc. and PPM Outdoor, LLC with the Board. Brief discussion ensued regarding whether or not Clean Fast would adjust the contract to be for one service only and also to lower the price to \$450. It was stated that if Clean Fast was not able to make those adjustments the Board would choose to utilize the services of PPM. It was also noted that whichever company was utilized the company would need to provide a contract showing that the cost of water was included.

On Motion by Mr. Diaz, seconded by Mr. Jones, with all in favor, the Board accepted the proposal from Clean Fast with the adjustment of changing the contract to a one time service and reducing the price to \$450, otherwise the Board would utilize PPM for services, with water included, for Concorde Estates Community Development District.

**EIGHTH ORDER OF BUSINESS**

**Consideration of Security Proposal(s) for Fitness Center**

The Board reviewed the proposal from Protection 1 for security monitoring in the fitness center.

On Motion by Mr. Alli, seconded by Mr. Jones, with all in favor, the Board accepted the proposal from Protection 1 dated February 10, 2015 with a total installation cost of \$872.52 and a recurring monthly cost of \$41, subject to review by District Counsel for Concorde Estates Community Development District.

**NINTH ORDER OF BUSINESS**

**Supervisor Requests and Audience Comments**

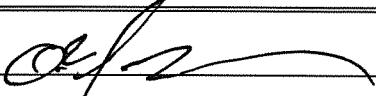
There were no Supervisor requests. Mr. Parker stated that the entry monument read Parkview at Lakeshore and not Concorde Estates which led to confusion when people were searching for the community. He asked if the Board would consider adding the name Concorde Estates to the entry monument.

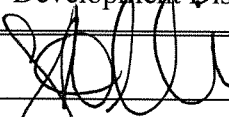
Mr. Jeancola stated that the next meeting would be held on Wednesday, March 25, 2015 at 10:00 a.m. at the Concorde Estates Clubhouse, located at 3151 Georgian Bay Lane, Kissimmee, Florida 34746.

**TENTH ORDER OF BUSINESS**

**Adjournment**

On a motion by Ms. Alli, seconded by Mr. Jones, with all in favor, the Board adjourned the meeting at 7:05 p.m. for Concorde Estates Community Development District.

  
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Assistant Secretary

  
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Chairman/Vice Chairman