

TAB 1



Oct. /Nov. 2015 Amenity Management Report

Clubhouse Manager: Richard McGath
Clubhouse Address: 3151 Georgian Bay Lane
Kissimmee, Florida 34746
Clubhouse Phone: (407) 343-4411

Maintenance and Improvements:

- Monitored amenity center and surrounding areas.
- Handled day to day operations at amenity center.
- Cleaned and maintained amenity center and surrounding areas.
- Picked up trash from Main Boulevard and parks.
- Drove community to inspect all parks, playgrounds, and ponds.
- Sprayed for crack weeds around pool area.
- Treated for ants around pool and amenity center.
- Pulled weeds out of flower beds around pool area.
- Pressure cleaned the parking lot.
- Fixed a toilet at clubhouse.
- Replaced lights at clubhouse.
- Worked on getting more proposals to pressure clean the sidewalks by Lake Toho.
- Purchased a new Router for the clubhouse wifi.
- Sent a map of the community with the common areas highlighted to the district manager.
- Received proposal to add a Christmas tree at the front entryway.
- Received a proposal to replace the sod around the splash pad.
- Worked with Valley Crest on irrigation and landscape issues.
- Contacted Lake Fountains about the fountain replacement.

Resident Relations:

- Issued 4 new access cards to residents.
- Booked 2 party room rentals.

TAB 2

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, October 28, 2015 at 10:03 a.m.**, at the Concorde Estates Clubhouse, located at 3151 Georgian Bay Lane, Kissimmee, Florida 34746.

Present and constituting a quorum:

Edwin Diaz	Board Supervisor, Vice Chairperson
Basam Alli	Board Supervisor, Assistant Secretary
Lloyd Jones	Board Supervisor, Assistant Secretary

Also present were:

Anthony Jeancola	District Manager, Rizzetta & Company, Inc.
Gregg Johnson	District Counsel, Garganese, Weiss & D'Agresta
Rich McGath	Clubhouse Manager
Audience Members	Present

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 none.

THIRD ORDER OF BUSINESS

Staff Reports

A. Clubhouse Manager

Mr. McGath stated that he was obtaining pressure washing proposal for the sidewalk. He noted that a service call was put in for a router for the security system. Mr. McGath stated that the schedule for landscaping is every other week. He also noted that the pool was being serviced three times a week.

B. District Counsel

Mr. Johnson discussed signs that were going up on the vacant lots and that the signs were related to tax deeds. Brief discussion ensued.

Mr. Johnson discussed requirements necessary to tow vehicles. He suggested a need to modify the policies and procedures regarding towing. It was noted that Mr. McGath would identify problem areas and relate the information back to the Board so that land ownership could be determined and well as how many signs would be required.

C. District Engineer

Mr. Jeancola stated that Ms. Leissing was in the process of obtaining proposals for the drainage project.

D. District Manager

Mr. Jeancola stated that as of October 1, 2015 the webpage was transferred over to the new domain. He also stated that he would provide a list of recent tax deed sales per the Boards request.

FOURTH ORDER OF BUSINESS

Consideration of the Minutes of the Board of Supervisors' Meeting held on September 23, 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 September 23, 2015 for Concorde Estates Community Development District.

FIFTH ORDER OF BUSINESS

Consideration of Operation and Maintenance Expenditures for September 2015

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

On Motion by Mr. Diaz, seconded by Mr. Jones, with all in favor, the Board approved the Operation and Maintenance Expenditures for September 2015 (\$85,283.92) for Concorde Estates Community Development District.

SIXTH ORDER OF BUSINESS

Presentation of Monthly Maintenance Inspection Reports, American Ecosystems & ValleyCrest, September 2015

The Board reviewed the reports from American Ecosystem and ValleyCrest for September 2015.

SEVENTH ORDER OF BUSINESS

Discuss Revised Final Supplemental Series 2011 Special Assessment Allocation Report

Mr. Jeancola discussed the memo from management which stated that at the time the report was created Maxcy Development had mistakenly provided the wrong descriptors for the unit types. Mr. Jeancola stated that the Final Supplemental Series 2011 Special Assessment Allocation Report simply corrects the product sizes and has no impact on the assessments or implication except for changing the 45 foot units to 40 foot units. The Board reviewed the Final Supplemental Series 2011 Special Assessment Allocation Report.

EIGHTH ORDER OF BUSINESS

Consideration of Resolution 2016-01, Adopt Amended Final Supplemental 2011 Special Allocation Report

The Board reviewed Resolution 2016-01 which would adopt the amended Final Supplemental 2011 Special Allocation Report.

On Motion by Mr. Diaz, seconded by Mr. Jones, with all in favor, the Board adopted Resolution 2016-01, Adopt Amended Final Supplemental 2011 Special Allocation Report for Concorde Estates Community Development District.

NINTH ORDER OF BUSINESS

Review of LLS Tax Solutions Arbitrage Rebate Report Series 2011A-1

Mr. Jeancola noted per the report that there is no cumulative rebate liability at this time.

On Motion by Mr. Alli, seconded by Mr. Diaz, with all in favor, the Board accepted the LLS Tax Solutions Arbitrage Rebate Report Series 2011A-1 for Concorde Estates Community Development District.

TENTH ORDER OF BUSINESS

Supervisor Requests and Audience Comments

There were no audience comments. Mr. Diaz stated that he'd received the HOA Budget notice and that if anyone wanted they could attend one of the HOA meetings.

Mr. Jeancola stated that the next meeting would be held on Thursday, November 19, 2015 at 6:00 p.m. at the Concorde Estates Clubhouse, located at 3151 Georgian Bay Lane, Kissimmee, Florida 34746.

ELEVENTH ORDER OF BUSINESS

Adjournment

On a motion by Mr. Jones, seconded by Mr. Alli, with all in favor, the Board adjourned the meeting at 10:48 a.m. for Concorde Estates Community Development District.

Assistant Secretary

Chairman/Vice Chairman

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TAB 5

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