

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, December 28, 2016 at 10:03 a.m.**, at the Concorde Estates Clubhouse, located at 3151 Georgian Bay Lane, Kissimmee, Florida 34746.

Present and constituting a quorum:

Sailyn Alli	Board Supervisor, Chairperson
Edwin Diaz	Board Supervisor, Vice Chairman
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
Kelly Ortiz	Board Supervisor, Assistant Secretary (via phone)
Rich McGath	Clubhouse Manager
Audience Member	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. District Counsel
Mr. Johnson stated that he has been in contact with Avex regarding the execution of the contract for the townhomes and single family homes.
- B. District Engineer
No Report.
- C. District Manager
No report.

D. Clubhouse Manager

Mr. McGath reviewed the amenity management report for December 2016. The fans and the gutters were installed and the fountain was removed. He will meet with the contractor to conduct a final walk through.

FOURTH ORDER OF BUSINESS

Consideration of the Minutes of the Board of Supervisors' Meeting held on November 23, 2016

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

On a motion by Mr. Diaz , seconded by Mr. Jones, with all in favor, the Board approved the Minutes of the Board of Supervisors' Meeting held on November 23, 2016 for Concorde Estates Community Development District.

FIFTH ORDER OF BUSINESS

Ratification of Operation and Maintenance Expenditures for November 2016

Mr. Jeancola reviewed the expenditures with the Board.

On a motion by Ms. Alli seconded by Mr. Diaz, with all in favor, the Board approved the Operation and Maintenance Expenditures for November 2016 in the amount of \$54,519.52 for Concorde Estates Community Development District.

SIXTH ORDER OF BUSINESS

Presentation of Monthly Maintenance Reports, BrightView Landscape

The Board reviewed the maintenance report from BrightView landscape. It was noted that the wrong report was included in the agenda.

SEVENTH ORDER OF BUSINESS

Consideration of Maintenance Related Proposals

The Board reviewed the 2 tree removal proposals received as follows:

1. Tree Removal Proposal – TRH Landscaping - \$1,700.00
2. Tree Removal Proposal – BrightView Landscape - \$2,121.00

On a motion by Ms. Alli seconded by Mr. Diaz, with all in favor, the Board approved the tree removal proposal received from TRH Landscaping in the amount of \$1,700.00, for Concorde Estates Community Development District.

EIGHTH ORDER OF BUSINESS

**Continued Discussion Regarding
Alleyway Repairs/Repaving**

General discussion ensued regarding scheduling and the potential damages that could occur.

NINTH ORDER OF BUSINESS

Supervisor Requests and Audience Comments

Mr. Darren Land expressed concern regarding spouses serving as Supervisors on the same Board. He plans to go to Tallahassee to get a recall. He also stated that he was concerned with activities in the back park and the amount of time taken to complete tasks. Mr. Johnson informed Mr. Land that Chapter 112 states that the Governor can remove individuals from office.

Ms. Alli stated that she observed a transient outside of the district boundary. Mr. McGath will put a call into the Sherriff and/or code enforcement.

Mr. Jones inquired as to whether the County would consider blocking the road to ease traffic concerns.

Mr. Jeancola stated that the next meeting would be held on Wednesday, January 25, 2017 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. Diaz, seconded by Mr. Jones, with all in favor, the Board adjourned the meeting at 11:17 a.m. for Concorde Estates Community Development District.



Assistant Secretary



Chairman/Vice Chairman