

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, August 22, 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	Board Supervisor, Chairperson
John Blakley	Board Supervisor, Vice Chairman
Basam Alli	Board Supervisor, Assistant Secretary
Edwin Diaz	Board Supervisor, Assistant Secretary
Lloyd Jones	Board Supervisor, Assistant Secretary

Also present were:

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

FIRST ORDER OF BUSINESS

Call to Order

Mr. Needham called the meeting to order and read the roll. He discussed a new legislative change which allowed for audience comments at the beginning of the meeting. He stated that agendas would be available for the audience members to view and make comments or ask questions at the beginning of the meetings. He stated that if a new business item was brought up during the meeting that the audience would be allowed to make comments or ask questions at that point as well.

SECOND ORDER OF BUSINESS

Audience Comments

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

THIRD ORDER OF BUSINESS

Consideration of the Minutes of the Board of Supervisors' Meeting held on July 25, 2013

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

On Motion by Ms. Alli, seconded by Mr. Diaz, with all in favor, the Board approved the Minutes of the Board of Supervisors' Meeting held on July 25, 2013 for Concorde Estates Community Development District.

FOURTH ORDER OF BUSINESS

Consideration of Operation and Maintenance Expenditures for July 2013

Mr. Needham reviewed the expenditures with the Board. Brief discussion ensued. Ms. Alli asked for clarification on the splash pad insurance. Mr. Needham stated that the insurance for the splash pad was a prorated amount for the remainder of the year. Brief discussion took place regarding the street lights.

On Motion by Mr. Alli, seconded by Mr. Diaz, with all in favor, the Board approved the Operation and Maintenance Expenditures for July 2013 (\$138,172.90) for Concorde Estates Community Development District.

FIFTH 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. Brief discussion ensued. Mr. Needham stated that he and Mr. McGath would be doing a walk thru to make sure all the required work was completed by Valley Crest. He stated that as far as he knew all necessary work was completed.

SIXTH ORDER OF BUSINESS

Consideration of Rizzetta Amenity Services Part Time Proposal

The Board of Supervisors discussed the part time proposal. Brief discussion ensued.

On Motion by Mr. Diaz, seconded by Ms. Alli, with all in favor, the Board approved the Rizzetta Amenity Services Part Time Proposal for Concorde Estates Community Development District.

SEVENTH ORDER OF BUSINESS

**Consideration of Resolution 2013-11,
Authorizing Policy for Use of Pool Area Splash
Pad and ADA Compliant Chair Lift**

The Board of Supervisors reviewed the Policy. Ms. Alli asked why she didn't see "No Smoking Allowed" on the list. Mr. Johnson stated that it could be added to the rules. Some discussion took place regarding where the "No Smoking" sign(s) should be placed. Mr. Needham stated that the resolution could be adopted currently and later bring another resolution before the Board with the additional "No Smoking" rule added.

On Motion by Ms. Alli, seconded by Mr. Alli, with all in favor, the Board adopted Resolution 2013-11, Authorizing Policy for Use of Pool Area Splash Pad and ADA Compliant Chair Lift for Concorde Estates Community Development District.
--

EIGHTH ORDER OF BUSINESS

**Consideration of Proposal, Envera Security
Cameras**

The Envera representative spoke to the Board of Supervisors. He discussed the additional cameras and the areas where they would be placed. Brief discussion took place regarding the additional costs to add the three cameras. Other discussion took place regarding the legalities of having cameras record in certain areas of the community such as the splash pad area and gym. Mr. Johnson, District Counsel, discussed other legalities of having additional camera's installed such as the District being required to defend Envera in a court case. This Business Item was tabled so that District Counsel could evaluate indemnity verbiage.

NINTH ORDER OF BUSINESS

Discussion on Additional Gym Equipment

The Board of Supervisors reviewed the proposals and brief discussion ensued regarding space in the gym. This business item was tabled so that measurements could be confirmed.

TENTH ORDER OF BUSINESS

Staff Reports

- A. District Counsel
Mr. Johnson discussed a check a resident had put a stop payment on for use of the Club House. It was recommended that a letter be sent to the residents notifying them that their use of the Club House would be suspended until payment was made in full for their past use of the Club House. Mr. McGath stated that revisions should be made to no longer accept checks as payment.

- B. District Engineer
No report.

-
-
- C. Clubhouse Manager
Mr. McGath discussed the dock proposals with the Board of Supervisors. Many specifics were discussed such as the sidewalk, landscaping and costs. It was agreed that the District Engineer would pull the permit and a rebid would be pursued regarding the dock.
- D. District Manager
Mr. Needham stated that the next meeting would be held on Thursday, September 26, 2013 at 10:00 a.m. at the Concorde Estates Clubhouse, located at 3151 Georgian Bay Lane, Kissimmee, Florida 34746.

ELEVENTH ORDER OF BUSINESS

Supervisor Requests

There were no Supervisor requests.

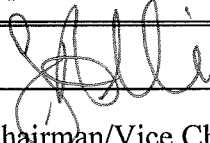
TWELFTH ORDER OF BUSINESS

Adjournment

On a motion by Ms. Alli, seconded by Mr. Diaz, with all in favor, the Board adjourned the meeting at 11:21 a.m. for Concorde Estates Community Development District.



Assistant Secretary



Chairman/Vice Chairman