
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, April 26, 2012 at 10:03 a.m.**, at the Concorde Estates Clubhouse, located at 3151 Georgian Bay Lane, Kissimmee, Florida 34746.

Present and constituting a quorum:

John Blakley	Board Supervisor, Chairman
Sailyn Alli	Board Supervisor, Vice Chairman
Edwin Diaz	Board Supervisor, Assistant Secretary
Glenn Marvin	Board Supervisor, Assistant Secretary
Bob Bishop	Board Supervisor, Assistant Secretary

Also present were:

Brady Lefere	District Manager, Rizzetta & Company, Inc.
Jeremy Needham	Associate District Manager, Rizzetta & Company, Inc.
Eric Dailey	District Manager, Rizzetta & Company, Inc
Gregg Johnson	District Counsel, Brown, Garganese, Weiss & D'Agresta
Broc Althafer	District Engineer, Woolpert, Inc.
Richard McGath	Clubhouse Manager
Adam Schott	Representative, D.R. Horton

Audience Members **Present**

FIRST ORDER OF BUSINESS

Call to Order

Mr. Lefere called the meeting to order and read the roll call.

SECOND ORDER OF BUSINESS

Consideration of the Minutes of the Board of Supervisors' Meeting held on March 22, 2012

On Motion by Mr. Blakley, seconded by Mr. Marvin, with all in favor, the Board approved the Minutes of the Board of Supervisors' Meeting held on March 22, 2012 for Concorde Estates Community Development District.

THIRD ORDER OF BUSINESS

Consideration of Operation and Maintenance Expenditures for March 2012

Mr. Lefere stated that the pool maintenance fee will increase from \$600 per month to \$700 per month during the months of April through September due to busy summer hours.

On Motion by Mr. Diaz, seconded by Mr. Marvin, with all in favor, the Board approved the Operation and Maintenance Expenditures for March 2012 (\$49,919.49) for Concorde Estates Community Development District.

FOURTH ORDER OF BUSINESS

Presentation of Monthly Maintenance Inspection Reports

Mr. Lefere presented the Inspection Reports from American Ecosystems, Inc and Davey for the Board. General discussion ensued regarding the quality of work by Davey and the possible termination of the Davey contract.

On Motion by Mr. Blakley, seconded by Mr. Bishop, with all in favor, the Board authorized District Staff to bid out landscaping services for Concorde Estates Community Development District.

On Motion by Mr. Blakely, seconded by Mr. Bishop, with all in favor, the Board authorized District Staff to request proposals from landscaping companies for Concorde Estates Community Development District.

FIFTH ORDER OF BUSINESS

Ratification of Peninsular Aquatics Contract for Installation of Pool Lift

Mr. Lefere stated that Peninsular Aquatics will install the pool lift within a day of receiving the permit to do so.

On Motion by Mr. Blakely, seconded by Ms. Alli, with all in favor, the Board ratified the contract from Peninsular Aquatics for Installation of Pool Lift for Concorde Estates Community Development District.

SIXTH ORDER OF BUSINESS

Presentation of Summary of Street Light Proposals

Mr. Lefere reviewed and discussed the proposals. He stated that focus should be on the design and plan before lights are installed. Mr. Althafer stated that conduits must be in place before street lights can be installed. He stated that the District should move forward on the original plan to finish installing the lights before adding new ones due to the cost of placing additional conduits. Mr. Lefere stated that the priority area number one was Marsh Field Preserve Way and Palermo Rose Way and that priority area number two was at the corner of Stonington Run. General discussion ensued.

SEVENTH ORDER OF BUSINESS

Presentation of Arbitrage Rebate Calculation, Series 2004 A and 2004B for the Bond Year Ended February 29, 2012

Mr. Lefere stated that there is a negative cumulative rebate requirement and once we achieve that no money would have to be deposited in the rebate fund.

On Motion by Mr. Blakely, seconded by Mr. Marvin, with all in favor, the Board accepted the Arbitrage Rebate Calculation, Series 2004 A and 2004B for Bond Year Ended February 29, 2012 for Concorde Estates Community Development District.

EIGHTH ORDER OF BUSINESS

Consideration of Resolution 2012-05, Appointing an Assistant Secretary (*under separate cover*)

On Motion by Mr. Blakely, seconded by Mr. Marvin, with all in favor, the Board appointed Jeremy Needham Assistant Secretary for Concorde Estates Community Development District.

NINTH ORDER OF BUSINESS

Staff Reports

- A. District Counsel
No report.

B. District Engineer

Mr. Althafer stated that in order to close out the permit with the Water Management District the District would have to transfer ownership from the original developer to the Community Development District. Mr. Althafer presented documents for signature by the Chairman.

On Motion by Mr. Marvin, seconded by Ms. Alli, with all in favor, the Board approved transferring ownership from the original developer to the Community Development District for Concorde Estates Community Development District.

Mr. Althafer began discussion on a plan to modify a fence that is obstructing a bike path to create an opening. He stated that he would present the plan to the County. He stated that Jays Fences Proposal to repair the fence, after the design is approved by the County, was \$525.

On Motion by Mr. Marvin, seconded by Mr. Blakely, with all in favor, the Board authorized Mr. Althafer to confirm with the county that the proposal from Jays Fencing is adequate and to move forward with repairing the fence for Concorde Estates Community Development District.

C. Clubhouse Manager

No report.

D. Operations Manager

No report.

E. District Manager

TENTH ORDER OF BUSINESS

Supervisor Requests and Audience Comments

An Audience member stated that there have been a lot of break-ins in the area. He stated that he had to call 911 three times. He would like something done about the street lights in the area. Another Audience member stated that his tires were slashed as well as up to 15 other cars in the area. A third Audience Member stated that her car was broken into and she discussed wanting better communication within the Community. Ms. Alli stated that Concorde Estates has a website <http://www.concordeestatescdd.org/> and that any of the residents could log on and find information on meetings and what will be discussed. A fourth Audience Member stated that she has witnessed what could be mischievous behavior and feels afraid in her community. She also stated that it was too dark in the area and lights were needed. A fifth Audience Member stated that his tires were also slashed. He stated that he wanted to know what would be done about this so that it doesn't happen again. A sixth Audience Member stated that the area is too dark and that a security officer should be posted in the area. He also stated that some of the lights work but are too dirty to light up the area. Ms. Alli stated that any resident can call Kissimmee Utility

Authority and tell them about the condition of the light. She stated that there is an ID on the light pole that can be provided to Kissimmee Utility Authority so that they know which light the resident is referring to. A seventh Audience Member expressed concern about how dark it outside of his home at night. General discussion ensued. Ms Alli stated that she felt that those that choose to rent out their home should require that the renter have a back ground check done. It was stated that a requirement for a background check was a Home Owners Association issue. Ms. Allie translated some of the discussion in Spanish for some of the Spanish speaking Audience Members. An eighth Audience Member stated that there were vehicles parked in the area late at night and he viewed the people in the vehicles smoking marijuana. He stated that he called the police. A ninth Audience Member stated that he has witnessed the same incidents concerning vehicles in the area at night. He stated that some lights in the area would be helpful. A tenth Audience Member asked what the fines were for soliciting. Ms. Alli stated that she would have to contact the Home Owners Association. An eleventh Audience Member stated that there are a bunch of teenagers have been hanging out at the parks after dark. Ms. Alli stated that the park is closed after dusk and no one should be at the park. She stated that if the police should be called if residents see people in the park after it is closed. A twelfth Audience Member stated that the area in the back should be closed off as that is where the marijuana smoking and sexual activity is taking place. A Board of Supervisor Member stated that streets can be blocked but it's a lengthy process. The question was raised on the price of an off-duty Officer to patrol the area. General Discussion ensued. A thirteenth Audience Member stated that there was a pit bull dog running around the neighborhood on the loose.

On Motion by Mr. Bishop, seconded by Mr. Marvin, with all in favor, the Board authorized District Staff to work with Kissimmee Utility Authority to install remaining lights for Concorde Estates Community Development District.

On Motion by Mr. Marvin, seconded by Mr. Bishop, with all in favor, the Board authorized District Staff to employ an off-duty Police Officer to patrol the area seven days a week for six hours per day for Concorde Estates Community Development District.

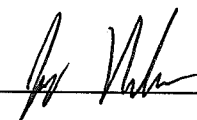
A Board Supervisor asked if there was a way to obtain a report to see if there is a decrease in crime around the neighborhood after the off-duty Officer is employed. It was stated that the off-duty Officer could supply a report.

Mr. Lefere stated that the next meeting will be held on Thursday, May 24, 2012 at 10:00 a.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. Diaz, seconded by Mr. Marvin with all in favor, the Board adjourned the meeting at 11:38 a.m. for Concorde Estates Community Development District.



Secretary/Assistant Secretary



Chairman/Vice Chairman