

## 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, October 24, 2013 at 10:01 a.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>
John Blakley	<b>Board Supervisor, Vice Chairperson</b>
Basam Alli	<b>Board Supervisor, Assistant Secretary</b>
Edwin Diaz	<b>Board Supervisor, Assistant Secretary</b>
Lloyd Jones	<b>Board Supervisor, Assistant Secretary</b>

Also present were:

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

#### FIRST ORDER OF BUSINESS

#### Call to Order

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

#### SECOND ORDER OF BUSINESS

#### Audience Comments

Mr. Needham asked for any comments from the audience. An audience member spoke about a snake nuisance near his home. Some discussion regarding a snake trapper ensued. Mr. Needham stated that he would look into having the Homeowners Association, Titan Management, mail a notice to the homeowners regarding the species of snake that could be in the area and what efforts were being made to lessen their numbers.

On Motion by Mr. Diaz, seconded by Ms. Alli, with all in favor, the Board approved seeking proposals for a snake trapper not to exceed \$300 (which would cover two weeks of service) for Concorde Estates Community Development District.

**THIRD ORDER OF BUSINESS**

**Staff Reports**

- A. District Counsel  
No report.
- B. District Engineer  
No report.
- C. Clubhouse Manager  
No report.
- D. District Manager  
Mr. Needham shared the criminal activity report and graph with the Board of Supervisors.

Mr. Needham discussed the Envera contract. He stated that their monthly monitoring fee would remain at \$450. He stated that that monthly fee was not what the Board of Supervisors approved. Discussion ensued regarding security issues within the District. The Board of Supervisors discussed looking into other options for security camera monitoring.

**FOURTH ORDER OF BUSINESS**

**Consideration of the Minutes of the Board of Supervisors' Meeting held on September 26, 2013**

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

On Motion by Ms. Alli, seconded by Mr. Alli, with all in favor, the Board approved the Minutes of the Board of Supervisors' Meeting held on September 26, 2013 for Concorde Estates Community Development District.

**FIFTH ORDER OF BUSINESS**

**Consideration of Operation and Maintenance Expenditures for September 2013**

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

On Motion by Mr. Alli, seconded by Ms. Alli, with all in favor, the Board approved the Operation and Maintenance Expenditures for September 2013 (\$72,034.62) for Concorde Estates Community Development District.

**SIXTH 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. Some discussion ensued regarding the ponds within the District.

**SEVENTH ORDER OF BUSINESS**

**Consideration of Mulch Tech Drainage Proposal for the Park (under separate cover)**

Mr. Needham discussed the Mulch Tech drainage proposal with the Board of Supervisors.

On Motion by Mr. Blakley, seconded by Ms. Alli, with all in favor, the Board approved the Mulch Tech Drainage Proposal for the Park for Concorde Estates Community Development District.

**EIGHTH ORDER OF BUSINESS**

**Supervisor Requests and Audience Comments**

There were no audience comments. Mr. Blakley asked regarding the first house in the neighborhood that was in foreclosure and thus remained an eyesore. There was no substantial update on the house. It was stated that the Developer, DR Horton was trying to purchase the home. Mr. Blakley asked that the issue be researched. Mr. Johnson stated that his firm would look into the matter.

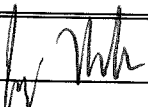
A discussion ensued regarding a house with a hole in the side located at Grasmere View Parkway. Mr. Johnson stated that his firm would review the status of foreclosure proceedings and report back to the Board of Supervisors.

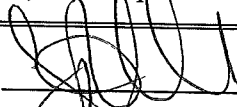
Mr. Needham stated that the next meeting would be held on Thursday, November 21, 2013 at 10:00 a.m. at the Concorde Estates Clubhouse, located at 3151 Georgian Bay Lane, Kissimmee, Florida 34746.

**NINTH ORDER OF BUSINESS**

**Adjournment**

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

  
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Assistant Secretary

  
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Chairman/Vice Chairman