

**MINUTES OF LANDOWNERS MEETING
XENTURY CITY
COMMUNITY DEVELOPMENT DISTRICT**

The meeting of the landowners of the Xentury City Community Development District was held Tuesday, November 8, 2016 at 11:00 a.m. at the Office of Moyer Management Group, located at 313 Campus Street, Celebration, Florida 34747.

Present were:

Dimitri Toumazos
Gary Moyer

FIRST ORDER OF BUSINESS

Call to Order

Mr. Moyer called the landowners meeting to order.

Mr. Moyer stated the purpose of the meeting is to gather landowners for the purpose of electing three Supervisors. The terms of office which come up for this election are Mr. Ivins, Mr. Beitsch, as well as a vacancy on the Board, which term also expires today. In the past landowners' elections because of the way the Statute reads, the people who receive the two highest number of votes are for a four-year term and the third would serve for a two-year term. We have always put the vacant seat there as the two-year term, but when we vote, you need to keep that in mind.

SECOND ORDER OF BUSINESS

**Determination of Number of Voting Units
Represented**

Mr. Moyer stated at this point, I want to determine the number of voting units which are represented. I have Mr. Dimitri Toumazos with us. He is the only landowner at the present time attending the meeting. How many units or acres do you own?

Mr. Toumazos responded we have 363 developable acres.

THIRD ORDER OF BUSINESS

**Election of a Chairman for the Purpose of
Conducting the Landowners Meeting**

Mr. Moyer stated the next item is the election of a Chairman for the purpose of conducting the landowners meeting, and since you are the only landowner represented, do you mind serving in that capacity?

Mr. Toumazos responded I do not mind, but for this meeting only.

FOURTH ORDER OF BUSINESS

Nominations for the Position of Supervisor

Mr. Moyer stated that brings us to nominations for the position of Supervisor, but before I do that we sent you a proxy, which you probably do not need.

Mr. Toumazos stated I thought as long as I was here I would not need a proxy.

Mr. Moyer stated that is right and you are an officer of the company and entitled to vote. I just wanted to get that in the record. At this time, do you want to enter who you are proposing to be a Supervisor?

Mr. Toumazos responded yes, I would like Mr. Owen Beitsch, and right now that is the only position I think we want to pursue.

FIFTH ORDER OF BUSINESS

Casting of Ballots

Mr. Moyer stated Mr. Beitsch's seat is Seat 2. There is Seat 1 and Seat 5. If you would go ahead and put the number of votes you want there for those positions and sign that for me.

Mr. Toumazos asked do I need to allocate between Seats 1, 2 and 5?

Mr. Moyer responded yes. For instance, if you want Mr. Beitsch to serve a four-year term you would vote that the most and for the others, it really does not matter.

SIXTH ORDER OF BUSINESS

Tabulation of Ballots

Mr. Moyer stated what we have received is Mr. Beitsch, Seat 2, received 350 votes, Seat 1, six votes and Seat 5, seven votes, such that Mr. Beitsch and Seat 5 are four-year terms and Seat 1 is a two-year term.

SEVENTH ORDER OF BUSINESS

Landowners' Questions and Comments

There being no questions or comments, the next order of business followed.

EIGHTH ORDER OF BUSINESS

Adjournment

There being no further business, the landowners meeting was adjourned at approximately 11:04 a.m.