



**KENDALL BREEZE
COMMUNITY DEVELOPMENT
DISTRICT**

**MIAMI-DADE COUNTY
REGULAR BOARD MEETING
& PUBLIC HEARING
MAY 27, 2021
6:00 P.M.**

Special District Services, Inc.
8785 SW 165th Avenue, Suite 200
Miami, FL 33193

www.kendallbreezecdd.org

786.347.2711 Telephone
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561.630.4923 Facsimile

AGENDA
KENDALL BREEZE COMMUNITY DEVELOPMENT DISTRICT
Kendall Breeze Clubhouse No. 1
12300 S.W. 125th Court
Miami, Florida 33186
REGULAR BOARD MEETING & PUBLIC HEARING
May 27, 2021
6:00 p.m.

- A. Call to Order
- B. Proof of Publication.....Page 1
- C. Establish Quorum
- D. Additions or Deletions to Agenda
- E. Comments from the Public for Items Not on the Agenda
- F. Approval of Minutes
 - 1. March 25, 2021 Regular Board Meeting Minutes.....Page 2
- G. Public Hearing
 - 1. Proof of Publication.....Page 9
 - 2. Receive Public Comments on Fiscal Year 2021/2022 Final Budget
 - 3. Consider Resolution No. 2021-04 – Adopting a Fiscal Year 2021/2022 Final Budget.....Page 10
- H. Old Business
- I. New Business
 - 1. Professional Engineer Selection Committee Meeting – Review of Proposals and Make Recommendation
 - 2. Update on the Maintenance Agreement 2nd Amendment between the District and the HOA
 - 3. Consider Resolution No. 2021-05 – Adopting a Fiscal Year 2021/2022 Meeting Schedule.....Page 17
- J. Administrative Matters
 - 1. Financial Update.....Page 19
 - 2. Statement of Financial Interest/Disclosure 2020 Form 1 – Filing Deadline: July 1, 2021
- K. Additional Board Member/Staff Comments
- L. Adjourn

NOTICE OF PUBLIC HEARING
AND REGULAR BOARD MEETING OF THE
KENDALL BREEZE COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Kendall Breeze Community Development District (the "District") will hold a Public Hearing and Regular Board Meeting on May 27, 2021, at 6:00 p.m., or as soon thereafter as the meeting can be heard, at the Kendall Breeze Community Clubhouse No. 1 located at 12300 SW 125th Court, Miami, Florida 33186.

The purpose of the Public Hearing is to receive public comment on the Fiscal Year 2021/2022 Proposed Final Budget of the District. The purpose of the Regular Board Meeting is for the Board to consider any/all business which may come before it. A copy of the Budget and/or the Agenda may be obtained from the District's website (www.kendallbreezecdd.org) or from the offices of the District Manager, 2501A Burns Road, Palm Beach Gardens, Florida 33410, during normal business hours. The meetings are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. Meetings may be continued as found necessary to a time and place specified on the record.

There may be occasions when one or two Supervisors will participate by telephone; therefore, a speaker telephone will be present at the meeting location so that Supervisors may be fully informed of the discussions taking place.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at these meetings should contact the District Manager at (561) 630-4922, and/or toll free at 1-877-737-4922, at least seven (7) days prior to the date of the meetings. If any person decides to appeal any decision made with respect to any matter considered at this Public Hearing and Regular Board Meeting, such person will need a record of the proceedings and such person may need to ensure that a verbatim record of the proceedings is made at their own expense and which record includes the testimony and evidence on which the appeal is based.

Meetings may be cancelled from time to time without advertised notice.

Kendall Breeze Community Development District
www.kendallbreezecdd.org
5/7-14 21-38/0000527978M

**KENDALL BREEZE COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING
MARCH 25, 2021**

A. CALL TO ORDER

Mrs. Perez called the March 25, 2021, Regular Board Meeting of the Kendall Breeze Community Development District (the “District”) to order at 6:03 p.m. at the Kendall Breeze Clubhouse No. 1 located at 12300 SW 125th Court, Miami, Florida 33186.

B. PROOF OF PUBLICATION

Proof of publication was presented that notice of the Regular Board Meeting had been published in the *Miami Daily Business Review* on October 14, 2020, as part of the District’s Fiscal Year 2020/2021 Regular Meeting Schedule, as legally required.

C. ESTABLISH A QUORUM

It was determined that the attendance of Chairperson Teresa Van Tassel, Vice Chairperson Octavio Perez (via phone) and Supervisors Lourdes Ors, Michael Tauben and Miguel Sanfiel constituted a quorum and it was in order to proceed with the meeting.

Staff in attendance were: District Manager Gloria Perez of Special District Services, Inc.; General Counsel Michael Pawelczyk of Billing, Cochran, Lyles, Mauro & Ramsey, PA. (via phone); and District Engineer Juan Alvarez of Alvarez Engineers, Inc.

D. SEAT BOARD MEMBER AND ADMINISTER OATH OF OFFICE

Mrs. Perez advised, pursuant to the Miami-Dade County Supervisor of Elections’ website, of the results of the 2020 Elections Qualification Candidates for the following Seats currently held by:

Seat 1	Teresa Van Tassel	Expires 2020
Seat 2	Lourdes Ors	Expires 2020
Seat 5	Miguel Sanfiel	Expires 2020

Incumbent Teresa Van Tassel who holds Seat #1, did not qualify, although documentation was submitted in a timely manner, the Supervisor of Elections’ office did not receive her payment prior to the deadline.

Incumbent Lourdes Ors who holds Seat #2, did not qualify.

Incumbent Miguel Sanfiel who holds Seat #5, appears as Active-Unopposed for the term starting in 2020.

Since **no one qualified** for Seats 1 and 2, vacancies will be declared and appointments can be made.

Mrs. Perez welcomed and seated the incumbent Miguel Sanfiel to Seat #5 (Qualified Active and Unopposed) to a 4-year term of office, which expires in November 2024.

Mrs. Perez, as Notary Public in the State of Florida, administered the Oath of Office and provided the Financial Disclosure Form-1 required for this year (2020 Form 1). Mrs. Perez distributed information regarding “Government in the Sunshine Law”, public records and conflicts of interest, along with information on the workings and benefits of a CDD and the responsibilities and duties of Board Members. Key elements were reviewed.

E. DECLARE VACANCIES AND MAKE APPOINTMENT(S) TO BOARD

SEAT #1

A **MOTION** was made by Supervisor Tauben, seconded by Supervisor Perez and unanimously passed declaring a vacancy in Seat No. 1 followed by appointing Teresa Van Tassel to fill the vacancy and unexpired term of office in Seat No. 1, which term expires in 2024.

Administer Oath of Office & Review Board Member Responsibilities and Duties

Mrs. Perez, as Notary Public in the State of Florida, administered the Oath of Office and provided the Financial Disclosure Form-1 required for this year (2020 Form 1). Mrs. Perez distributed information regarding “Government in the Sunshine Law”, public records and conflicts of interest, along with information on the workings and benefits of a CDD and the responsibilities and duties of Board Members; Key elements were reviewed.

SEAT #2

A **MOTION** was made by Supervisor Tauben, seconded by Supervisor Van Tassel and unanimously passed declaring a vacancy in Seat No. 2 followed by appointing Lourdes Ors to fill the vacancy and unexpired term of office in Seat No. 2, which term expires in 2024.

Administer Oath of Office & Review Board Member Responsibilities and Duties

Mrs. Perez, as Notary Public in the State of Florida, administered the Oath of Office and provided the Financial Disclosure Form-1 required for this year (2020 Form 1). Mrs. Perez distributed information regarding “Government in the Sunshine Law”, public records and conflicts of interest, along with information on the workings and benefits of a CDD and the responsibilities and duties of Board Members; Key elements were reviewed.

F. ADMINISTER OATH OF OFFICE AND REVIEW BOARD MEMBER RESPONSIBILITIES & DUTIES

This item was previously addressed above.

G. ELECTION OF OFFICERS

Mrs. Perez stated that it would now be in order to elect Officers of the District. She noted the roles of Armando Silva and Nancy Nguyen as Assistant Secretaries and herself as Secretary/Treasurer and noted that nominations would be in order for Chairperson and Vice-Chair, with the remaining Supervisors being designated as Assistant Secretaries.

A brief discussion ensued after which the following slate of officers was nominated:

- Chairperson – Teresa Van Tassel
- Vice Chairperson – Octavio Perez
- Assistant Secretary – Lourdes Ors
- Assistant Secretary – Michael Tauben
- Assistant Secretary – Miguel Sanfiel
- Secretary/Treasurer – Gloria Perez
- Assistant Secretaries - Armando Silva and Nancy Nguyen (District Managers for Special District Services, Inc. in Mrs. Perez’s absence)

A **MOTION** was made by Supervisor Tauben, seconded by Supervisor Perez and unanimously passed electing the Slate of Officers, as nominated.

H. ADDITIONS OR DELETIONS TO THE AGENDA.

Mrs. Perez advised of a correction that had been made to Resolution No. 2021-02 – E-Verify Memorandum of Understanding. The third “Whereas” corrected the abbreviation of Department of Homeland Security from OHS to DHS. In addition to corrections made to Resolution No. 2021-02, meeting dates were amended on the third page in Section 2.

Mrs. Perez announced the addition under New Business, item #6 to Ratify and Approve Alvarez Engineers Consulting Services for HOA Pavement Restoration Project.

I. COMMENTS FROM THE PUBLIC FOR ITEMS NOT ON THE AGENDA

There were no comments from the public for items not on the agenda.

J. APPROVAL OF MINUTES

1. October 22, 2020, Regular Board Meeting

The minutes of the October 22, 2020 Regular Board Meeting were presented, and the Board was asked if they had any comments or corrections.

There being no corrections, a **MOTION** was made by Supervisor Perez, seconded by Supervisor Van Tassel and unanimously passed approving the minutes of the October 22, 2020, Regular Board Meeting, as presented.

K. OLD BUSINESS

There were no Old Business items to come before the Board.

L. NEW BUSINESS

1. Consider Authorization to Issue RFQ for Engineering Services

It has been determined that although Alvarez Engineering has been representing the District as District Engineer, the District does not have any records of a formal RFQ process having been conducted. In order to remain in compliance pursuant to Section 287.055, Florida Statutes, the Consultants’ Competitive Negotiation Act (“CCNA”), the District will solicit proposals from qualified engineering firms to serve as the Engineer for the District, pursuant to the requirements of Chapter 190, Florida Statutes. The selection criteria for selecting the District Engineer was presented and the Board was asked

to authorize the District Manager to issue/advertise an RFQ (proposal package) for Professional Engineering Services for the District. Mr. Perez explained that the District’s Board would appoint a Professional Engineering Selection Committee to review the proposals and make a recommendation of no less than three (3) firms to the Board (or as determined by same).

Mrs. Perez noted that it would be in order to consider the Engineer Selection Criteria, as presented, and authorize the District Manager to prepare the required notice for advertisement and to proceed with a Request for Qualifications for Professional Engineering Services; and that the Board of Supervisors of the District and the District Manager would be appointed as the Professional “Engineer Selection Committee.”

A **MOTION** was made by Supervisor Sanfiel, seconded by Supervisor Van Tassel and passed unanimously approving the Engineer Selection Criteria, as presented; authorizing the District Manager to prepare the required notice for advertisement and to proceed with a Request for Qualifications for Professional Engineering Services; and that the Board of Supervisors of the District and the District Manager are appointed as the Professional “Engineer Selection Committee.”

Octavio Perez arrived in person at approximately 6:22 p.m.

2. Consider Changes to Maintenance Agreement between the District and the HOA

This item was placed on the agenda as requested by the Board for consideration of making changes to the existing agreement between the District and the HOA, specifically to the Stormwater Management Systems and any other changes the Board would like to discuss and/or consider.

Chairperson Van Tassel passed the gavel to Octavio Perez and proceeded with the following:

A **MOTION** was made by Supervisor Van Tassel, seconded by Supervisor Ors and passed unanimously approving and authorizing District Counsel to proceed with preparing an Amendment to the existing Maintenance Agreement between the District and the HOA, removing the Stormwater Management System Maintenance responsibility from the HOA and having it become the District’s responsibility.

Chairperson Van Tassel asked for the gavel back from Supervisor Perez.

3. Consider Resolution No. 2021-01 – Adopting a Fiscal Year 2021/2022 Proposed Budget

Mrs. Perez presented Resolution No. 2021-01, entitled:

RESOLUTION NO. 2021-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE KENDALL BREEZE COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2021/2022; AND PROVIDING AN EFFECTIVE DATE.

The presented Debt Service Assessment is the same as last year. The Administrative Budget is slightly higher than last year. The total Maintenance budget is the same as last year. The estimated available funds for 9-30-21 are projected to be in the range of \$200,000. This is in addition to the Roadway Reserve Funds (the District has created a sinking fund that allows for the collection of funds towards the

pavement replacement anticipated for 2032) totaling approximately \$259,000 and the Stormwater Management Reserve Funds totaling approximately \$75,000. All other repairs and regular maintenance to the District infrastructure is the responsibility of the HOA, pursuant to the Maintenance Agreement.

Here is a breakdown of the scenarios that have been provided for the Board's consideration:

Scenario #1 – This scenario provides for no changes to the maintenance agreement between the District and the HOA and is to remain “as is.” As such the stormwater management responsibilities would need to remain as the HOA’s responsibility. A carryover in the amount of \$22,930 has been applied (\$22,330 was applied in the current 20/21 FY Budget). With this option, the District can continue giving similar carryovers for at least the next three years without raising assessments, should no unforeseen expenses occur. Because the assessment for 2021/2022 is currently lower than the 2020/2021 assessment, letters to residents would not be necessary.

Scenario #2 – This scenario provides for the District to amend the existing agreement to reflect assuming full responsibility of the Stormwater Management and would increase the Maintenance Budget. A carryover in the amount of \$40,410 has been applied. With this option, the District can anticipate giving a similar carryover for an additional year without raising assessments, should no unforeseen expenses occur. Because the assessment for 2021/2022 is currently lower than the 2020/2021 assessment, letters to residents would not be necessary.

Scenario #3 – This scenario provides for the District to amend the existing agreement to reflect assuming full responsibility of the Stormwater Management, increasing the Maintenance Budget and removing the Carryover altogether with an assessment increase of approximately \$55.30. Because the assessments presented for 2021/2022 are higher than the 2020/2021 assessment, letters to residents will be necessary.

A lengthy discussions ensued, after which the following motion was made:

A **MOTION** was made by Supervisor Perez, seconded by Supervisor Sanfiel and unanimously passed adopting Resolution No. 2021-01, as presented, approving Proposed Budget Scenario #2 for FY 2021-2022 and Setting the Public Hearing for finalization for May 27, 2021, at 6:00 p.m. at the current location; and further authorizing the advertisement of same as required.

4. Consider Resolution No. 2021-02 – E-Verify Memorandum of Understanding

Mrs. Perez presented Resolution No. 2021-02, entitled:

RESOLUTION NO. 2021-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE KENDALL BREEZE COMMUNITY DEVELOPMENT DISTRICT DIRECTING THE DISTRICT MANAGER TO REGISTER THE DISTRICT WITH AND USE THE E-VERIFY SYSTEM PURSUANT TO THE REQUIREMENTS OF SECTION 448.095, FLORIDA STATUTES; AUTHORIZING EXECUTION OF THE E-VERIFY MEMORANDUM OF UNDERSTANDING FOR EMPLOYERS BETWEEN THE DISTRICT AND THE DEPARTMENT OF HOMELAND SECURITY (DHS);

PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE

Per Section 448.095, Florida Statutes, requires public employers, like the Kendall Breeze Community Development District (the “District”), to register with and use the E-Verify system of the United States Department of Homeland Security (the “E-Verify system”) to verify the work authorization status of newly hired employees; and also mandates that the District may not, on or after January 1, 2021, enter contracts with a contractor unless the contractor and its subcontractors have registered with and are utilizing the E-Verify system; and in order to register with the E-Verify system, the District is required to enter into the E-Verify Memorandum of Understanding for Employers with the Department of Homeland Security (DHS), a copy of which is attached made a part of the Resolution as Exhibit “A” the (“E-Verify MOU”). In accordance with the requirements of Section 448.095, Florida Statutes, the District Board of Supervisors finds it to be in the best interest of the District to register with the E-Verify system, authorize execution of the E-Verify MOU, and utilize the E-Verify system in connection with its hiring practices and for new and renewed agreements entered into on or after January 1, 2021 with contractors, service providers, and others providing labor, supplies or services to the District.

A **MOTION** was made by Supervisor Perez, seconded by Supervisor Tauben and unanimously passed adopting Resolution No. 2021-02, as presented, and approving the E-Verify Memorandum of Understanding and ratify all actions taken by District management.

5. Consider Resolution No. 2021-03 – Ratifying Actions Taken Pursuant to EO 20-69

Mrs. Perez presented Resolution No. 2021-03, entitled:

RESOLUTION 2021-03

A RESOLUTION BY THE BOARD OF SUPERVISORS OF THE KENDALL BREEZE COMMUNITY DEVELOPMENT DISTRICT RATIFYING AND APPROVING ACTIONS TAKEN BY THE BOARD OF SUPERVISORS AT MEETINGS HELD VIA MEDIA COMMUNICATIONS TECHNOLOGY PURSUANT TO EXECUTIVE ORDER NO. 20-69, AS AMENDED AND EXTENDED, AS A RESULT OF THE COVID-19 PANDEMIC

Mr. Pawelczyk provided an overview for the resolution and recommended approval.

A **MOTION** was made by Supervisor Perez, seconded by Supervisor Sanfiel and unanimously passed adopting Resolution No. 2021-03, ratifying and approving the actions taken by the Board pursuant to Executive Order No. 20-69, as amended and extended.

6. Ratify and Approve Alvarez Engineer’s Consulting Services for HOA Pavement Restoration Project

Mrs. Perez added this item under New Business to ratify the actions taken by the Chairperson who previously approved an Alvarez Engineering proposal dated March 1, 2021, to proceed with Engineering Consulting Services for the Pavement Restoration being conducted by the Kendall Breeze HOA. Please note that the approval is for the total amount of \$8,160 and any exceeding the amount will require prior approval.

A **MOTION** was made by Supervisor Perez, seconded by Supervisor Ors and unanimously passed to Ratify and Approve the Alvarez Engineering proposal dated March 1, 2021, in the amount of \$8,160 for Engineering Consulting Services being rendered for the Pavement Restoration project being conducted by the Kendall Breeze HOA.

M. ADMINISTRATIVE MATTERS.

1. Financial Update

Mrs. Perez presented the financial statements through February 28, 2021, indicating that finances were stable and would cover anticipated budgeted expenditures. Available funds as of February 28, 2021, were \$305,067.11.

A **MOTION** was made by Supervisor Perez, seconded by Supervisor Sanfiel and passed unanimously ratifying and approving the financials, as presented.

N. ADDITIONAL BOARD MEMBER/STAFF COMMENTS

There were no additional Board Member or Staff comments.

O. ADJOURNMENT

There being no further business to come before the Board, a **MOTION** was made by Supervisor Perez, seconded by Supervisor Van tassel to adjourn the Regular Board Meeting at 7:18 p.m. The **MOTION** carried unanimously.

ATESTED BY:

Secretary/Assistant Secretary

Chairman/Vice-Chair

NOTICE OF PUBLIC HEARING
AND REGULAR BOARD MEETING OF THE
KENDALL BREEZE COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Kendall Breeze Community Development District (the "District") will hold a Public Hearing and Regular Board Meeting on May 27, 2021, at 6:00 p.m., or as soon thereafter as the meeting can be heard, at the Kendall Breeze Community Clubhouse No. 1 located at 12300 SW 125th Court, Miami, Florida 33186.

The purpose of the Public Hearing is to receive public comment on the Fiscal Year 2021/2022 Proposed Final Budget of the District. The purpose of the Regular Board Meeting is for the Board to consider any/all business which may come before it. A copy of the Budget and/or the Agenda may be obtained from the District's website (www.kendallbreezecdd.org) or from the offices of the District Manager, 2501A Burns Road, Palm Beach Gardens, Florida 33410, during normal business hours. The meetings are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. Meetings may be continued as found necessary to a time and place specified on the record.

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Meetings may be cancelled from time to time without advertised notice.

Kendall Breeze Community Development District
www.kendallbreezecdd.org
5/7-14 21-38/0000527978M

RESOLUTION NO. 2021-04

A RESOLUTION OF THE KENDALL BREEZE COMMUNITY DEVELOPMENT DISTRICT ADOPTING A FISCAL YEAR 2021/2022 BUDGET.

WHEREAS, the Kendall Breeze Community Development District (“District”) has prepared a Proposed Budget and Final Special Assessment Roll for Fiscal Year 2021/2022 and has held a duly advertised Public Hearing to receive public comments on the Proposed Budget and Final Special Assessment Roll; and,

WHEREAS, following the Public Hearing and the adoption of the Proposed Budget and Final Assessment Roll, the District is now authorized to levy non ad-valorem assessments upon the properties within the District.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE KENDALL BREEZE COMMUNITY DEVELOPMENT DISTRICT THAT:

Section 1. The Final Budget and Final Special Assessment Roll for Fiscal Year 2021/2022 attached hereto as Exhibit “A” is approved and adopted, and the assessments set forth therein shall be levied.

Section 2. The Secretary of the District is authorized to execute any and all necessary transmittals, certifications or other acknowledgements or writings, as necessary, to comply with the intent of this Resolution.

PASSED, ADOPTED and EFFECTIVE this 27th day of May, 2021

ATTEST:

**KENDALL BREEZE
COMMUNITY DEVELOPMENT DISTRICT**

By: _____
Secretary/Assistant Secretary

By: _____
Chairperson/Vice Chairperson

Kendall Breeze
Community Development District

**Final Budget For
Fiscal Year 2021/2022
October 1, 2021 - September 30, 2022**

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FINAL BUDGET
KENDALL BREEZE COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2021/2022
OCTOBER 1, 2021 - SEPTEMBER 30, 2022

	FISCAL YEAR 2021/2022 BUDGET
REVENUES	
Administrative Assessments	31,232
Maintenance Assessments	116,915
Debt Assessments	431,824
Other Revenues	0
Interest Income	840
TOTAL REVENUES	\$ 580,811
EXPENDITURES	
MAINTENANCE EXPENDITURES	
Maintenance/Contingency	9,000
Roadway Improvements/Reserve	60,000
Drainage-Stormwater Management/Reserve	30,000
Traffic Enforcement - Off-Duty Police	5,400
Engineering/Inspections	5,500
TOTAL MAINTENANCE EXPENDITURES	\$ 109,900
ADMINISTRATIVE EXPENDITURES	
Supervisor Fees	6,000
Payroll Taxes (Employer)	480
Management	31,728
Secretarial	4,200
Legal	8,000
Assessment Roll	6,000
Audit Fees	3,600
Insurance	6,000
Legal Advertisements	550
Miscellaneous	975
Postage	275
Office Supplies	625
Dues & Subscriptions	175
Website Management	2,000
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 70,608
TOTAL EXPENDITURES	\$ 180,508
REVENUES LESS EXPENDITURES	\$ 400,303
Bond Payments	(405,915)
BALANCE	\$ (5,612)
County Appraiser & Tax Collector Fee	(11,599)
Discounts For Early Payments	(23,199)
EXCESS/ (SHORTFALL)	\$ (40,410)
Carryover From Prior Year	40,410
NET EXCESS/ (SHORTFALL)	\$ -

DETAILED FINAL BUDGET
KENDALL BREEZE COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2021/2022
OCTOBER 1, 2021 - SEPTEMBER 30, 2022

	FISCAL YEAR 2019/2020 ACTUAL	FISCAL YEAR 2020/2021 BUDGET	FISCAL YEAR 2021/2022 BUDGET	COMMENTS
REVENUES				
Administrative Assessments	52,223	49,847	31,232	Expenditures Less Interest & Carryover/.94
Maintenance Assessments	96,831	98,319	116,915	Expenditures/.94
Debt Assessments	431,828	431,824	431,824	Bond Payments/.94
Other Revenues	0	0	0	
Interest Income	1,229	840	840	Interest Estimated At \$70 Per Month
TOTAL REVENUES	\$ 582,111	\$ 580,830	\$ 580,811	
EXPENDITURES				
MAINTENANCE EXPENDITURES				
Maintenance/Contingency	950	10,000	9,000	Maintenance/Contingency
Roadway Improvements/Reserve	650	60,000	60,000	No Change From 2020/2021 Budget
Drainage-Stormwater Management/Reserve	3,565	12,520	30,000	Drainage-Stormwater Management/Reserve
Traffic Enforcement - Off-Duty Police	2,628	5,400	5,400	Bi-Annual Service
Engineering/Inspections	8,253	4,500	5,500	\$1,000 Increase From 2020/2021 Budget
TOTAL MAINTENANCE EXPENDITURES	\$ 16,046	\$ 92,420	\$ 109,900	
ADMINISTRATIVE EXPENDITURES				
Supervisor Fees	3,400	6,000	6,000	No Change From 2020/2021 Budget
Payroll Taxes (Employer)	260	480	480	Projected At 8% Of Supervisor Fees
Management	30,600	31,296	31,728	CPI Adjustment
Secretarial	4,200	4,200	4,200	No Change From 2020/2021 Budget
Legal	7,623	8,000	8,000	No Change From 2020/2021 Budget
Assessment Roll	6,000	6,000	6,000	No Change From 2020/2021 Budget
Audit Fees	3,400	3,500	3,600	Accepted Amount For 2020/2021 Audit
Insurance	5,251	6,000	6,000	Insurance Estimate
Legal Advertisements	613	450	550	\$100 Increase From 2020/2021 Budget
Miscellaneous	579	1,000	975	\$25 Decrease From 2020/2021 Budget
Postage	150	275	275	No Change From 2020/2021 Budget
Office Supplies	250	650	625	\$25 Decrease From 2020/2021 Budget
Dues & Subscriptions	174	175	175	No Change From 2020/2021 Budget
Website Management	2,000	2,000	2,000	No Change From 2020/2021 Budget
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 64,500	\$ 70,026	\$ 70,608	
TOTAL EXPENDITURES	\$ 80,546	\$ 162,446	\$ 180,508	
REVENUES LESS EXPENDITURES	\$ 501,565	\$ 418,384	\$ 400,303	
Bond Payments	(408,415)	(405,915)	(405,915)	2022 P & I Payments Less Earned Interest
BALANCE	\$ 93,150	\$ 12,469	\$ (5,612)	
County Appraiser & Tax Collector Fee	(5,592)	(11,599)	(11,599)	Two Percent Of Total Assessment Roll
Discounts For Early Payments	(21,289)	(23,200)	(23,199)	Four Percent Of Total Assessment Roll
EXCESS/ (SHORTFALL)	\$ 66,269	\$ (22,330)	\$ (40,410)	
Carryover From Prior Year	0	22,330	40,410	Carryover From Prior Year
NET EXCESS/ (SHORTFALL)	\$ 66,269	\$ -	\$ -	

DETAILED FINAL DEBT SERVICE BUDGET
KENDALL BREEZE COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2021/2022
OCTOBER 1, 2021 - SEPTEMBER 30, 2022

	FISCAL YEAR 2019/2020	FISCAL YEAR 2020/2021	FISCAL YEAR 2021/2022	
REVENUES	ACTUAL	BUDGET	BUDGET	COMMENTS
Interest Income	0	1,000	1,000	Projected Interest For 2021/2022
NAV Tax Collection	408,415	405,915	405,915	2022 P & I Payments Less Earned Interest
Total Revenues	\$ 408,415	\$ 406,915	\$ 406,915	
EXPENDITURES				
Principal Payments	210,306	229,636	239,970	Principal Payment Due In 2022
Interest Payments	192,429	177,279	166,945	Interest Payments Due In 2022
Total Expenditures	\$ 402,735	\$ 406,915	\$ 406,915	
Excess/Shortfall	\$ 5,680	\$ -	\$ -	

Series 2007 Refunding Bonds Information

Original Par Amount =	\$6,161,095	Annual Principal Payments Due =	November 1st
Interest Rate =	4.50%	Annual Interest Payments Due =	May 1st & November 1st
Issue Date =	March 2007		
Maturity Date =	November 2033		

Par Amount As Of 1/1/21 = \$3,939,537

Kendall Breeze Community Development District Assessment Comparison

Lot Size		Fiscal Year	Fiscal Year	Fiscal Year	Fiscal Year
		2018/2019	2019/2020	2020/2021	2021/2022
		<u>Assessment*</u>	<u>Assessment*</u>	<u>Assessment*</u>	<u>Projected Assessment*</u>
22	Administrative	\$ 66.12	\$ 66.10	\$ 64.16	\$ 40.20
	Maintenance	\$ 124.62	\$ 124.62	\$ 126.54	\$ 150.47
	<u>Debt</u>	\$ 486.88	\$ 486.88	\$ 486.88	\$ 486.88
	Sub-Total For Lot Size 22	\$ 677.62	\$ 677.60	\$ 677.58	\$ 677.55
30	Administrative	\$ 66.12	\$ 66.10	\$ 64.16	\$ 40.20
	Maintenance	\$ 124.62	\$ 124.62	\$ 126.54	\$ 150.47
	<u>Debt</u>	\$ 550.81	\$ 550.81	\$ 550.81	\$ 550.81
	Sub-Total For Lot Size 30	\$ 741.55	\$ 741.53	\$ 741.51	\$ 741.48
35	Administrative	\$ 66.12	\$ 66.10	\$ 64.16	\$ 40.20
	Maintenance	\$ 124.62	\$ 124.62	\$ 126.54	\$ 150.47
	<u>Debt</u>	\$ 590.77	\$ 590.77	\$ 590.77	\$ 590.77
	Sub-Total For Lot Size 35	\$ 781.51	\$ 781.49	\$ 781.47	\$ 781.44
60	Administrative	\$ 66.12	\$ 66.10	\$ 64.16	\$ 40.20
	Maintenance	\$ 124.62	\$ 124.62	\$ 126.54	\$ 150.47
	<u>Debt</u>	\$ 790.55	\$ 790.55	\$ 790.55	\$ 790.55
	Sub-Total For Lot Size 60	\$ 981.29	\$ 981.27	\$ 981.25	\$ 981.22

* Assessments Include the Following :

4% Discount for Early Payments
1% County Tax Collector Fee
1% County Property Appraiser Fee

Community Information:

Twenty Two Foot Lots	478
Thirty Foot Lots	73
Thirty Five Foot Lots	99
<u>Sixty Five Foot Homes</u>	<u>127</u>
Total Units	777

RESOLUTION NO. 2021-05

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE KENDALL BREEZE COMMUNITY DEVELOPMENT DISTRICT, ESTABLISHING A REGULAR MEETING SCHEDULE FOR FISCAL YEAR 2021/2022 AND SETTING THE TIME AND LOCATION OF SAID DISTRICT MEETINGS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, it is necessary for the Kendall Breeze Community Development District ("District") to establish a regular meeting schedule for fiscal year 2021/2022; and

WHEREAS, the Board of Supervisors of the District has set a regular meeting schedule, location and time for District meetings for fiscal year 2021/2022 which is attached hereto and made a part hereof as Exhibit "A".

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE KENDALL BREEZE COMMUNITY DEVELOPMENT DISTRICT, MIAMI-DADE COUNTY, FLORIDA, AS FOLLOWS:

Section 1. The above recitals are hereby adopted.

Section 2. The regular meeting schedule, time and location for meetings for fiscal year 2021/2022 which is attached hereto as Exhibit "A" is hereby adopted and authorized to be published.

PASSED, ADOPTED and EFFECTIVE this 27th day of May, 2021.

ATTEST:

**KENDALL BREEZE
COMMUNITY DEVELOPMENT DISTRICT**

By: _____
Secretary/Assistant Secretary

By: _____
Chairperson/Vice Chairperson

**KENDALL BREEZE COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2021/2022 REGULAR MEETING SCHEDULE**

NOTICE IS HEREBY GIVEN that the Board of Supervisors of the Kendall Breeze Community Development District will hold Regular Meetings in the Conference Room of the Kendall Breeze Community Clubhouse No. 1 located at 12300 SW 125th Court, Miami, Florida 33186 at 6:00 p.m. on the following dates:

October 28, 2021

January 27, 2022

March 24, 2022

May 26, 2022

August 25, 2022

The purpose of the meetings is to conduct any business coming before the Board. Meetings are open to the public and will be conducted in accordance with the provisions of Florida law. Copies of the Agenda for any of the meetings may be obtained from the District's website www.kendallbreezecdd.org or by contacting the District Manager at 786-347-2711 Ext. 2011 and/or toll free at 1-877-737-4922 at least five (5) days prior to the date of the particular meeting.

From time to time one or two Supervisors may participate by telephone; therefore a speaker telephone will be present at the meeting location so that the Supervisors may be fully informed of the discussions taking place. Said meeting(s) may be continued as found necessary to a time and place certain as specified on the record.

If any person decides to appeal any decision made with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to insure that a verbatim record of the proceedings is made at his or her own expense and which record includes the testimony and evidence on which the appeal is based.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at any of these meetings should contact the District Manager at 786-347-2711 Ext. 2011 and/or toll free at 1-877-737-4922 at least seven (7) days prior to the date of the particular meeting.

Meetings may be cancelled from time to time without advertised notice.

KENDALL BREEZE COMMUNITY DEVELOPMENT DISTRICT

www.kendallbreezecdd.org

PUBLISH: MIAMI DAILY BUSINESS REVIEW 00/00/2021

Kendall Breeze
Community Development District

**Financial Report For
April 2021**

Kendall Breeze Community Development District
Budget vs. Actual
October 2020 through April 2021

	<u>Oct 20 - April 21</u>	<u>20/21 Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Income				
363.100 · Admin Assessment Income	47,108.02	49,847.00	-2,738.98	94.51%
363.101 · Maint Assessment Income	92,870.70	98,319.00	-5,448.30	94.46%
363.810 · Debt Assessments	407,895.70	431,824.00	-23,928.30	94.46%
363.820 · Debt Assessments-Pd To Trustee	-388,054.90	-405,915.00	17,860.10	95.6%
363.830 · Assessment Fees	-5,264.67	-11,599.00	6,334.33	45.39%
363.831 · Assessment Discounts	-21,384.27	-23,200.00	1,815.73	92.17%
369.399 · Carryover From Prior Year	0.00	22,330.00	-22,330.00	0.0%
369.401 · Interest Income	960.88	840.00	120.88	114.39%
Total Income	<u>134,131.46</u>	<u>162,446.00</u>	<u>-28,314.54</u>	<u>82.57%</u>
Gross Profit	134,131.46	162,446.00	-28,314.54	82.57%
Expense				
511. · Professional Fees				
511.310 · Engineering	6,955.00	4,500.00	2,455.00	154.56%
511.315 · Legal Fees	3,527.00	8,000.00	-4,473.00	44.09%
511.320 · Audit Fees	0.00	3,500.00	-3,500.00	0.0%
Total 511. · Professional Fees	<u>10,482.00</u>	<u>16,000.00</u>	<u>-5,518.00</u>	<u>65.51%</u>
511.122 · Payroll tax expense	122.40	480.00	-357.60	25.5%
511.131 · Supervisor Fees	1,600.00	6,000.00	-4,400.00	26.67%
511.305 · Maintenance/Contingency	0.00	10,000.00	-10,000.00	0.0%
511.306 · Roadway Imp/Reserve	0.00	60,000.00	-60,000.00	0.0%
511.307 · Drainage Improvements/Reserve	0.00	12,520.00	-12,520.00	0.0%
511.308 · Traffic Enforcement - Off-Duty Police	0.00	5,400.00	-5,400.00	0.0%
511.311 · Management Fees	18,256.00	31,296.00	-13,040.00	58.33%
511.312 · Secretarial Fees	2,450.00	4,200.00	-1,750.00	58.33%
511.318 · Assessment/Tax Roll	0.00	6,000.00	-6,000.00	0.0%
511.450 · Insurance	5,645.00	6,000.00	-355.00	94.08%
511.480 · Legal Advertisements	396.61	450.00	-53.39	88.14%
511.512 · Miscellaneous	272.45	1,000.00	-727.55	27.25%
511.513 · Postage and Delivery	56.27	275.00	-218.73	20.46%
511.514 · Office Supplies	85.15	650.00	-564.85	13.1%
511.540 · Dues, License & Subscriptions	175.00	175.00	0.00	100.0%
511.750 · Website Management	1,166.62	2,000.00	-833.38	58.33%
Total Expense	<u>40,707.50</u>	<u>162,446.00</u>	<u>-121,738.50</u>	<u>25.06%</u>
Net Income	<u><u>93,423.96</u></u>	<u><u>0.00</u></u>	<u><u>93,423.96</u></u>	<u><u>100.0%</u></u>

**KENDALL BREEZE COMMUNITY DEVELOPMENT DISTRICT
MONTHLY FINANCIAL REPORT
APRIL 2021**

	Annual Budget 10/1/20 - 9/30/21	Actual Apr-21	Year To Date Actual 10/1/20 - 4/30/21
REVENUES			
Administrative Assessments	49,847	0	47,108
Maintenance Assessments	98,319	0	92,871
Debt Assessments	431,824	0	407,896
Other Revenues	0	0	0
Interest Income	840	131	961
Total Revenues	\$ 580,830	\$ 131	\$ 548,836
EXPENDITURES			
Maintenance Expenditures			
Maintenance/Contingency	10,000	0	0
Roadway Improvements/Reserve	60,000	0	0
Drainage Improvements/Reserve	12,520	0	0
Traffic Enforcement - Off-Duty Police	5,400	0	0
Engineering/Inspections	4,500	85	6,955
Total Maintenance Expenditures	\$ 92,420	\$ 85	\$ 6,955
Administrative Expenditures			
Supervisor Fees	6,000	0	1,600
Payroll Taxes (Employer)	480	0	122
Management	31,296	2,608	18,256
Secretarial	4,200	350	2,450
Legal	8,000	147	3,527
Assessment Roll	6,000	0	0
Audit Fees	3,500	0	0
Insurance	6,000	0	5,645
Legal Advertisements	450	0	397
Miscellaneous	1,000	15	272
Postage	275	44	56
Office Supplies	650	41	85
Dues & Subscriptions	175	0	175
Website Management	2,000	166	1,168
Total Administrative Expenditures	\$ 70,026	\$ 3,371	\$ 33,753
Total Expenditures	\$ 162,446	\$ 3,456	\$ 40,708
Revenues Less Expenditures	\$ 418,384	\$ (3,325)	\$ 508,128
Bond Payments	(405,915)	0	(388,055)
Balance	\$ 12,469	\$ (3,325)	\$ 120,073
County Appraiser & Tax Collector Fee	(11,599)	0	(5,265)
Discounts For Early Payments	(23,200)	0	(21,384)
Excess/ (Shortfall)	\$ (22,330)	\$ (3,325)	\$ 93,424
Carryover from Prior Year	22,330	0	0
Net Excess/ (Shortfall)	\$ -	\$ (3,325)	\$ 93,424

Bank Balance As Of 3/31/21	\$ 644,431.80
Funds Received: 4/1/21-4/30/21	\$ 131.27
Disbursements: 4/1/21-4/30/21	\$ 7,623.11
Bank Balance As Of 4/30/21	\$ 636,939.96
Accounts Payable As Of 4/30/21	\$ 4,631.87
Accounts Receivable As Of 4/30/21	\$ -
Reserve For Roadway Improvements As Of 4/30/21	\$ 259,000.00
Reserve For Drainage Improvements As Of 4/30/21	\$ 75,000.00
Available Funds As Of 4/30/21	\$ 298,308.09

Kendall Breeze Community Development District
Check Register
March 2021 to April 2021

#	Date	Vendor	Amount
3-1	03/02/2021	Kendall Breeze CDD (Assessment Account)	6,814.00
3-2	03/02/2021	Special District Services	3,150.82
3-3	03/02/2021	Billing, Cochran, Lyles, Mauro & Ramsey	1,293.00
3-4	03/02/2021	Alvarez Engineers	145.00
PR 3.25.21	03/29/2021	Payroll Processing	52.20
PR 3.25.21	03/29/2021	Payroll Taxes	122.40
PR 3.25.21	03/29/2021	Supervisor Fees	738.80
4-1	04/09/2021	Special District Services	3,143.26
4-2	04/09/2021	Kendall Breeze CDD (Assessment Account)	4,479.85
TOTAL			19,939.33

**KENDALL BREEZE CDD
TAX COLLECTIONS
2020-2021**

#	ID#	PAYMENT FROM	DATE	FOR	Tax Collect Receipts	Interest Received	Commissions Paid	Discount	Net From Tax Collector	Admin Assessment Income (Before Discounts & Fees)	Maint Assessment Income (Before Discounts & Fees)	Debt Assessment Income (Before Discounts & Fees)	Admin Assessment Income (After Discounts & Fees)	Maint Assessment Income (After Discounts & Fees)	Debt Assessment Income (After Discounts & Fees)	Debt Assessment Paid to Trustee
									\$ 579,990	\$ 49,847	\$ 98,319	\$ 431,824	\$ 49,847	\$ 98,319	\$ 431,824	
									\$ 545,191	\$ 46,856	\$ 92,420	\$ 405,915	\$ 46,856	\$ 92,420	\$ 405,915	\$ 405,915
1	931	Miami-Dade Tax Collector	11/18/20	NAV Taxes	\$ 31,189.19		\$ (299.15)	\$ (1,274.07)	\$ 29,615.97	\$ 2,680.54	\$ 5,287.10	\$ 23,221.55	\$ 2,545.32	\$ 5,020.35	\$ 22,050.30	\$ 22,050.30
2	689	Miami-Dade Tax Collector	11/27/20	NAV Taxes	\$ 41,452.68		\$ (397.94)	\$ (1,657.99)	\$ 39,396.75	\$ 3,562.63	\$ 7,027.00	\$ 30,863.05	\$ 3,385.85	\$ 6,678.50	\$ 29,332.40	\$ 29,332.40
3	635	Miami-Dade Tax Collector	12/09/20	NAV Taxes	\$ 397,663.07		\$ (3,817.58)	\$ (15,905.62)	\$ 377,939.87	\$ 34,177.12	\$ 67,411.05	\$ 296,074.90	\$ 32,481.97	\$ 64,067.60	\$ 281,390.30	\$ 281,390.30
4	679	Miami-Dade Tax Collector	12/22/20	NAV Taxes	\$ 46,259.67		\$ (444.65)	\$ (1,794.40)	\$ 44,020.62	\$ 3,975.77	\$ 7,841.85	\$ 34,442.05	\$ 3,783.32	\$ 7,462.30	\$ 32,775.00	\$ 32,775.00
5	261	Miami-Dade Tax Collector	01/13/21	NAV Taxes	\$ 15,683.01		\$ (152.13)	\$ (470.51)	\$ 15,060.37	\$ 1,347.86	\$ 2,658.55	\$ 11,676.60	\$ 1,294.32	\$ 2,553.00	\$ 11,213.05	\$ 11,213.05
6	218	Miami-Dade Tax Collector	01/27/21	Interest		\$ 23.11			\$ 23.11	\$ 23.11			\$ 23.11			\$ -
7	426	Miami-Dade Tax Collector	02/10/21	NAV Taxes	\$ 9,447.85		\$ (92.45)	\$ (203.53)	\$ 9,151.87	\$ 811.95	\$ 1,601.60	\$ 7,034.30	\$ 786.42	\$ 1,551.45	\$ 6,814.00	\$ 6,814.00
8	313	Miami-Dade Tax Collector	03/19/21	NAV Taxes	\$ 6,155.84		\$ (60.77)	\$ (78.15)	\$ 6,016.92	\$ 529.04	\$ 1,043.55	\$ 4,583.25	\$ 517.07	\$ 1,020.00	\$ 4,479.85	\$ 4,479.85
9									\$ -							\$ -
10									\$ -							\$ -
11									\$ -							\$ -
12									\$ -							\$ -
13									\$ -							\$ -
14									\$ -							\$ -
15									\$ -							\$ -
16									\$ -							\$ -
17									\$ -							\$ -
18									\$ -							\$ -
					\$ 547,851.31	\$ 23.11	\$ (5,264.67)	\$ (21,384.27)	\$ 521,225.48	\$ 47,108.02	\$ 92,870.70	\$ 407,895.70	\$ 44,817.38	\$ 88,353.20	\$ 388,054.90	\$ 388,054.90

Total KB Roll = 579,997.75

Note: \$579,990, \$49,847, \$98,319 and \$431,824 are 2020/2021 Budgeted assessments before discounts and fees.

Note: \$545,191, \$48,856, \$92,420 and \$405,915 are 2020/2021 Budgeted assessments after discounts and fees.

\$ 547,851.31	
\$ 23.11	\$ 521,225.48
\$ (47,108.02)	\$ (44,817.38)
\$ (92,870.70)	\$ (88,353.20)
\$ (407,895.70)	\$ (388,054.90)
\$ -	\$ -