



**KENDALL BREEZE WEST
COMMUNITY DEVELOPMENT
DISTRICT**

**MIAMI-DADE COUNTY
REGULAR BOARD MEETING
& PUBLIC HEARING
JUNE 17, 2026
7:00 P.M.**

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

www.kendallbreezewestcdd.org
786.347.2700 ext. 2027 Telephone
877.SDS.4922 Toll Free
561.630.4923 Facsimile

AGENDA
KENDALL BREEZE WEST COMMUNITY DEVELOPMENT DISTRICT
Community Clubhouse – Meeting Room
11780 SW 138th Avenue
Miami, Florida 33186
REGULAR BOARD MEETING & PUBLIC HEARING
June 17, 2026
7:00 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. February 18, 2025 Regular Board Meeting.....Page 2
- G. Public Hearing
 - 1. Proof of Publication.....Page 6
 - 2. Receive Public Comments on Fiscal Year 2026/2027 Final Budget
 - 3. Consider Resolution No. 2026-02 – Adopting a Fiscal Year 2026/2027 Final Budget.....Page 7
- H. Old Business
 - 1. Update Regarding Stormwater System Cleaning
- I. New Business
 - 1. Consider Resolution No. 2026-03 – Adopting a Fiscal Year 2026/2027 Meeting Schedule.....Page 14
- J. Administrative & Operational Matters
 - 1. Qualified Elector Certification (422 Voters).....Page 16
- K. Board Member & Staff Closing Comments
- L. Adjourn

Publication Date
2026-06-04

Subcategory
Miscellaneous Notices

Notice of Public Hearing
and
Regular Board Meeting of the
Kendall Breeze West
Community Development District

The Board of Supervisors (the "Board") of the Kendall Breeze West Community Development District (the "District") will hold a Public Hearing and Regular Board Meeting on June 17, 2026, at 7:00 p.m., or as soon thereafter as the meeting can be heard, in the Kendall Breeze West Community Clubhouse Meeting Room located at 11780 SW 138th Avenue, Miami, Florida 33186.

The purpose of the Public Hearing is to receive public comment on the District's Fiscal Year 2026/2027 Proposed Final Budget and Non-Ad Valorem Assessment Roll of the District. The purpose of the Regular Board Meeting is for the Board to consider any other District business which may lawfully and properly come before the Board. A copy of the Proposed Final Budget and/or the Agenda may be obtained from the District's website or at the offices of the District Manager, 8785 SW 165th Avenue, Suite 200, Miami, Florida 33193, 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 Board members will participate by telephone; therefore, a speaker telephone will be present at the meeting location so that Board members 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 786-347-2700 ext. 2027 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 West
Community Development
District
www.kendallbreezewestcdd.org
IPL0343189
May 28, Jun 4 2026

**KENDALL BREEZE WEST COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING
FEBRUARY 18, 2026**

A. CALL TO ORDER

District Manager Nancy Nguyen called the February 18, 2026, Regular Board Meeting of the Kendall Breeze West Community Development District (the “District”) to order at approximately 7:00 p.m. in the Meeting Room at the Kendall Breeze West Community Clubhouse located at 11780 SW 138th Avenue, Miami, Florida 33186.

B. PROOF OF PUBLICATION

Ms. Nguyen presented proof of publication that notice of the February 18, 2026, Regular Board Meeting had been published in the *Miami Herald* on October 3, 2025, as part of the District’s fiscal year 2025/2026 meeting schedule, as legally required.

C. ESTABLISH A QUORUM

It was determined that the attendance of Chairwoman Liana Cervino, Vice Chairwoman Dena Sherman, and Supervisors Eduardo Sanchez and Marianna Antunez (who arrived at approximately 7:01 p.m.) constituted a quorum, and it was in order to proceed with the meeting.

Attending Staff were as follows: District Manager Nancy Nguyen of Special District Services, Inc.; and General Counsel Ginger Wald of Billing Cochran, P.A.

D. ADDITIONS OR DELETIONS TO THE AGENDA

There were no additions or deletions to the agenda.

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

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

F. APPROVAL OF MINUTES

1. September 17, 2025, Regular Board Meeting

Ms. Nguyen presented the minutes of the September 17, 2025, Regular Board Meeting and asked if there were any changes and/or corrections. There being no comments or changes, a **motion** was made by Ms. Cervino, seconded by Ms. Sherman and passed unanimously approving the minutes of the September 17, 2025, Regular Board Meeting, as presented.

G. OLD BUSINESS

1. Staff Report, as Required

There was no staff report at this time.

H. NEW BUSINESS

1. Consider Resolution No. 2026-01 – Adopting a Fiscal Year 2026/2027 Proposed Budget

Ms. Nguyen presented Resolution No. 2026-01, entitled:

RESOLUTION NO. 2026-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE KENDALL BREEZE WEST COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET AND NON-AD VALOREM SPECIAL ASSESSMENTS FOR FISCAL YEAR 2026/2027; AND PROVIDING AN EFFECTIVE DATE.

Ms. Nguyen explained that the proposed 2026/2027 fiscal year budget would be balanced by designating a carryover of approximately \$6,000 from the projected fund balance as of September 30, 2026. Ms. Nguyen advised that since the overall proposed assessments were not increasing in the fiscal year 2026/2027, letters to the residents would not be required. Furthermore, Ms. Nguyen stated as part of Resolution No. 2026-01, the Board must set a date for the public hearing to adopt the fiscal year 2026/2027 final budget and assessment roll. A discussion ensued after which:

A **motion** was made by Ms. Sherman, seconded by Mr. Sanchez and unanimously passed to approve and adopt Resolution No. 2026-01, *as amended* (nomenclature change from “decrease” to “increase” in the comments section of the Miscellaneous budget line), setting the public hearing to adopt the fiscal year 2026/2027 final budget and assessments for June 17, 2026, at 7:00 p.m. in the Kendall Breeze West Community Clubhouse Meeting Room located at 11780 SW 138th Avenue, Miami, Florida 33186; and further authorizes publication/notice of the budget public hearing, as required by law.

2. Discussion Regarding Stormwater System Cleaning

Ms. Nguyen explained that an inspection of the District’s stormwater system was conducted, which identified 39 stormwater system structures requiring cleaning. She further explained that due to an opening in the contractor’s schedule, she authorized the contractor to proceed with the stormwater system cleaning services, which have since been completed. Ms. Nguyen stated that the cost for the cleaning services was \$95 per structure, consistent with the unit pricing set forth in the Price Sheet previously approved and contracted by the Board.

3. Discussion Regarding Geographic Information Systems (Alvarez Engineers)

Ms. Nguyen presented a proposal for the preparation and implementation of a comprehensive infrastructure maintenance program utilizing Geographic Information Systems (“GIS”) as a management tool. Ms. Nguyen explained that this tool is not required, however, it would be beneficial for tracking maintenance activities related to the District’s stormwater system. The proposal indicates the following costs:

- Stormwater infrastructure: \$4,000
- Additional infrastructure: \$1,000 (roadways and preservation area)

Ms. Wald explained that one of the primary benefits of this would be its usefulness in preparing the District's 20-Year Stormwater Analysis Report, which is required every 5 years. She further explained that the program would serve as a tool to track infrastructure assets and assist with budgeting for future maintenance needs; however, it is not a required tool.

A discussion ensued, after which, the Board acknowledged the potential benefits of the proposal and unanimously agreed to table this item to a future meeting.

4. Consider Approval of Attorneys Fee Adjustment (Billing Cochran, P.A.)

Ms. Wald explained that her firm, Billing Cochran, P.A., had maintained its current fee structure since 2023. She further explained that her firm reviewed its fee structure every three (3) years and, although her firm was mindful of the necessity to keep the District's expenses at a minimum, it has become necessary to adjust its hourly rates. The proposed adjustment would become effective at the start of the next fiscal year, October 1, 2026.

Ms. Wald stated that the proposed increase is \$25 per hour for both Partners and Associates. She further confirmed that the District's Proposed Budget adopted through Resolution No. 2026-01 included sufficient funds within the legal services budget line item, and that the proposed rate increase would not affect the District's budget.

A **motion** was made by Ms. Sherman, seconded by Ms. Cervino and unanimously passed accepting the updated billing rates proposed by Billing Cochran, P.A.

I. ADMINISTRATIVE & OPERATIONAL MATTERS

1. Qualifying Period Announcement: Noon, June 8, 2026 – Noon, June 12, 2026 (Seats 1 & 2)

Ms. Nguyen advised that the 4-year terms of office for Seat 1 (Marianna Antunez) and Seat 2 (Eduardo Sanchez) were expiring in November 2026. The qualifying period for election and/or re-election has been set for Noon, June 8, 2026, through Noon, June 12, 2026. Those candidates interested in running for election can submit their qualifying documents in person to the Miami-Dade County Supervisor of Elections' Office located at 2700 NW 87th Avenue, Miami, Florida 33172 (no earlier than fourteen days prior to commencement of the qualifying period). More information on election qualifying will be provided to those interested prior to the qualifying dates. The new terms of office would be a 4-year term through Election Day in November 2028.

2. Reminder: 2025 Form 1 – Statement of Financial Interest Disclosure (Due by July 1, 2026)

The Board Members were reminded of the importance of electronically completing their individual 2025 Statement of Financial Interests Form 1 through the Florida Commission on Ethics' Electronic Financial Disclosure Management System (EFDMS). The deadline for submittal is July 1, 2026.

J. BOARD MEMBER & STAFF CLOSING COMMENTS

There were no further comments from Board Members or District Staff.

K. ADJOURNMENT

There being no further business to come before the Board, a **motion** was made by Ms. Cervino, seconded by Ms. Sherman and passed unanimously adjourning the Regular Board Meeting at approximately 7:21 p.m.

Secretary/Assistant Secretary

Chairperson/Vice Chairperson

Publication Date
2026-06-04

Subcategory
Miscellaneous Notices

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Kendall Breeze West
Community Development
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www.kendallbreezewestcdd.org
IPL0343189
May 28, Jun 4 2026

RESOLUTION NO. 2026-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE KENDALL BREEZE WEST COMMUNITY DEVELOPMENT DISTRICT APPROVING AND ADOPTING A FISCAL YEAR 2026/2027 FINAL BUDGET INCLUDING NON-AD VALOREM SPECIAL ASSESSMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Kendall Breeze West Community Development District (the “District”) has prepared a Proposed Budget and Final Special Assessment Roll for Fiscal Year 2026/2027 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 WEST COMMUNITY DEVELOPMENT DISTRICT, THAT:

Section 1. The Final Budget and Final Special Assessment Roll for Fiscal Year 2026/2027 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 17th day of June, 2026.

ATTEST:

**KENDALL BREEZE WEST
COMMUNITY DEVELOPMENT DISTRICT**

By: _____
Secretary/Assistant Secretary

By: _____
Chairperson/Vice Chairperson

Kendall Breeze West Community Development District

**Final Budget For
Fiscal Year 2026/2027
October 1, 2026 - September 30, 2027**

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- IV ASSESSMENT COMPARISON

FINAL BUDGET
KENDALL BREEZE WEST COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2026/2027
OCTOBER 1, 2026 - SEPTEMBER 30, 2027

	FISCAL YEAR 2026/2027 BUDGET
REVENUES	
ADMINISTRATIVE ASSESSMENTS	83,851
MAINTENANCE ASSESSMENTS	76,687
DEBT ASSESSMENTS	111,530
INTEREST INCOME	1,320
OTHER REVENUES	0
TOTAL REVENUES	\$ 273,388
EXPENDITURES	
MAINTENANCE & OPERATIONS EXPENDITURES	
ENGINEERING - ANNUAL REPORT & INSPECTIONS	3,000
STREET/ROADWAY & STORMWATER MAINTENANCE	19,400
PRESERVATION AREA MAINTENANCE	3,500
PRESSURE CLEANING	10,500
ROADWAY RESURFACING PROJECT	14,286
SPECIAL PROJECTS	10,700
SIDEWALK REPAIRS (MILLING & REPLACEMENTS)	5,500
STORM DRAINAGE/CLASS V PERMIT	3,500
MAINTENANCE CONTINGENCY (ASPHALT, ETC.)	1,700
TOTAL MAINTENANCE & OPERATIONS EXPENDITURES	\$ 72,086
ADMINISTRATIVE EXPENDITURES	
SUPERVISOR FEES	5,000
PAYROLL TAXES (EMPLOYER)	383
MANAGEMENT	35,232
SECRETARIAL & FIELD OPERATIONS	6,000
LEGAL	8,500
ASSESSMENT ROLL	7,500
AUDIT FEES	3,700
INSURANCE	7,800
LEGAL ADVERTISING	2,500
MISCELLANEOUS	1,050
POSTAGE	200
OFFICE SUPPLIES	350
DUES & SUBSCRIPTIONS	175
TRUSTEE FEES	4,100
CONTINUING DISCLOSURE FEE	350
WEBSITE MANAGEMENT	2,000
ADMINISTRATIVE CONTINGENCY	1,300
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 86,140
TOTAL EXPENDITURES	\$ 158,226
REVENUES LESS EXPENDITURES	\$ 115,162
BOND PAYMENTS	(104,838)
BALANCE	\$ 10,324
COUNTY APPRAISER & TAX COLLECTOR FEE	(5,441)
DISCOUNTS FOR EARLY PAYMENTS	(10,883)
EXCESS/ (SHORTFALL)	\$ (6,000)
CARRYOVER FROM PRIOR YEAR	6,000
NET EXCESS / (SHORTFALL)	\$ -

DETAILED FINAL BUDGET
KENDALL BREEZE WEST COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2026/2027
OCTOBER 1, 2026 - SEPTEMBER 30, 2027

	FISCAL YEAR 2024/2025 ACTUAL	FISCAL YEAR 2025/2026 BUDGET	FISCAL YEAR 2026/2027 BUDGET	COMMENTS
REVENUES				
ADMINISTRATIVE ASSESSMENTS	85,587	79,751	83,851	Expenditures Less Interest & Carryover/.94
MAINTENANCE ASSESSMENTS	72,964	76,687	76,687	Expenditures/.94
DEBT ASSESSMENTS	114,807	115,904	111,530	Bond Payments/.94
INTEREST INCOME	10,253	1,200	1,320	Estimated At \$110 Per Month
OTHER REVENUES	0	0	0	
TOTAL REVENUES	\$ 283,611	\$ 273,542	\$ 273,388	
EXPENDITURES				
MAINTENANCE & OPERATIONS EXPENDITURES				
ENGINEERING - ANNUAL REPORT & INSPECTIONS	1,966	3,000	3,000	No Change From 2025/2026 Budget
STREET/ROADWAY & STORMWATER MAINTENANCE	0	19,400	19,400	No Change From 2025/2026 Budget
PRESERVATION AREA MAINTENANCE	2,979	3,500	3,500	No Change From 2025/2026 Budget
PRESSURE CLEANING	10,001	10,500	10,500	No Change From 2025/2026 Budget
ROADWAY RESURFACING PROJECT	0	14,286	14,286	14 Year Project (5th Year - Total Cost: \$200,000)
SPECIAL PROJECTS	0	10,700	10,700	No Change From 2025/2026 Budget
SIDEWALK REPAIRS (MILLING & REPLACEMENTS)	0	5,500	5,500	No Change From 2025/2026 Budget
STORM DRAINAGE/CLASS V PERMIT	0	3,500	3,500	No Change From 2025/2026 Budget
MAINTENANCE CONTINGENCY (ASPHALT, ETC.)	22,509	1,700	1,700	No Change From 2025/2026 Budget
TOTAL MAINTENANCE & OPERATIONS EXPENDITURES	\$ 37,455	\$ 72,086	\$ 72,086	
ADMINISTRATIVE EXPENDITURES				
SUPERVISOR FEES	2,800	5,000	5,000	Supervisor Fees
PAYROLL TAXES (EMPLOYER)	214	383	383	Supervisor Fees *7.65%
MANAGEMENT	33,348	34,308	35,232	CPI Adjustment
SECRETARIAL & FIELD OPERATIONS	6,000	6,000	6,000	No Change From 2025/2026 Budget
LEGAL	7,503	8,500	8,500	No Change From 2025/2026 Budget
ASSESSMENT ROLL	7,500	7,500	7,500	As Per Contract
AUDIT FEES	3,500	3,600	3,700	Accepted Amount For 2025/2026 Audit
INSURANCE	6,858	7,400	7,800	Fiscal Year 2025/2026 Expenditure Was \$7,269
LEGAL ADVERTISING	1,478	2,700	2,500	Costs Have Increased Due To Closing Of The Miami Business Review
MISCELLANEOUS	1,066	950	1,050	\$100 Increase From 2025/2026 Budget
POSTAGE	74	225	200	\$25 Decrease From 2025/2026 Budget
OFFICE SUPPLIES	173	375	350	\$25 Decrease From 2025/2026 Budget
DUES & SUBSCRIPTIONS	175	175	175	No Change From 2025/2026 Budget
TRUSTEE FEES	4,089	4,100	4,100	No Change From 2025/2026 Budget
CONTINUING DISCLOSURE FEE	350	350	350	No Change From 2025/2026 Budget
WEBSITE MANAGEMENT	2,000	2,000	2,000	No Change From 2025/2026 Budget
ADMINISTRATIVE CONTINGENCY	0	1,300	1,300	Administrative Contingency
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 77,128	\$ 84,866	\$ 86,140	
TOTAL EXPENDITURES	\$ 114,583	\$ 156,952	\$ 158,226	
REVENUES LESS EXPENDITURES	\$ 169,028	\$ 116,590	\$ 115,162	
BOND PAYMENTS	(109,446)	(108,950)	(104,838)	2027 P & I Payments Less Earned Interest
BALANCE	\$ 59,582	\$ 7,640	\$ 10,324	
COUNTY APPRAISER & TAX COLLECTOR FEE	(2,629)	(5,446)	(5,441)	Two Percent Of Total Assessment Roll
DISCOUNTS FOR EARLY PAYMENTS	(10,106)	(10,894)	(10,883)	Four Percent Of Total Assessment Roll
EXCESS/ (SHORTFALL)	\$ 46,847	\$ (8,700)	\$ (6,000)	
CARRYOVER FROM PRIOR YEAR	0	8,700	6,000	Carryover From Prior Year
NET EXCESS / (SHORTFALL)	\$ 46,847	\$ -	\$ -	

DETAILED FINAL DEBT SERVICE FUND BUDGET
KENDALL BREEZE WEST COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2026/2027
OCTOBER 1, 2026 - SEPTEMBER 30, 2027

	FISCAL YEAR 2024/2025	FISCAL YEAR 2025/2026	FISCAL YEAR 2026/2027	
REVENUES	ACTUAL	BUDGET	BUDGET	COMMENTS
Interest Income	3,414	1,000	1,000	Projected Interest For 2026/2027
NAV Tax Collection	109,446	108,950	104,838	2027 P & I Payments Less Earned Interest
Total Revenues	\$ 112,860	\$ 109,950	\$ 105,838	
EXPENDITURES				
Principal Payments	65,000	70,000	70,000	Principal Payment Due In 2027
Interest Payments	45,825	39,950	35,838	Interest Payments Due In 2027
Total Expenditures	\$ 110,825	\$ 109,950	\$ 105,838	
Excess / (Shortfall)	\$ 2,035	\$ -	\$ -	

Series 2004 Bond Information

Original Par Amount =	\$1,580,000	Annual Principal Payments Due:	May 1st
Interest Rate =	5.875%	Annual Interest Payments Due:	May 1st & November 1st
Issue Date =	December 2004		
Maturity Date =	May 2034		
Par Amount As Of 1/1/26 =	\$700,000		

Kendall Breeze West Community Development District Assessment Comparison

Lot Size		Fiscal Year 2023/2024	Fiscal Year 2024/2025	Fiscal Year 2025/2026	Fiscal Year 2026/2027
		Assessment Before Discount*	Assessment Before Discount*	Assessment Before Discount*	Assessment Before Discount*
30	Administrative	\$ 410.12	\$ 408.08	\$ 383.43	\$ 403.14
	Maintenance	\$ 350.79	\$ 350.79	\$ 368.69	\$ 368.69
	<u>Debt</u>	\$ 528.50	\$ 530.16	\$ 536.62	\$ 516.38
	Sub-Total For Lot Size 30	\$ 1,289.41	\$ 1,289.03	\$ 1,288.74	\$ 1,288.21
35	Administrative	\$ 410.12	\$ 408.08	\$ 383.43	\$ 403.14
	Maintenance	\$ 350.79	\$ 350.79	\$ 368.69	\$ 368.69
	<u>Debt</u>	\$ 601.65	\$ 603.55	\$ 606.51	\$ 583.62
	Sub-Total For Lot Size 35	\$ 1,362.56	\$ 1,362.42	\$ 1,358.63	\$ 1,355.45

* Assessments Include the Following :

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

Community Information:	
Thirty Foot Homes	139
<u>Thirty Five Foot Homes</u>	<u>69</u>
Total Units	208

Thirty Foot Lots	
Homes:	139
Less Bond PrePAYERS:	<u>1</u>
Total:	138

RESOLUTION NO. 2026-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE KENDALL BREEZE WEST COMMUNITY DEVELOPMENT DISTRICT, ESTABLISHING A REGULAR MEETING SCHEDULE FOR FISCAL YEAR 2026/2027 AND SETTING THE TIME AND LOCATION OF SAID DISTRICT MEETINGS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, it is necessary for the Kendall Breeze West Community Development District (the "District") to establish a regular meeting schedule for fiscal year 2026/2027; and

WHEREAS, the Board of Supervisors (the "Board") of the District has set a regular meeting schedule, location and time for District meetings for fiscal year 2026/2027 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 WEST COMMUNITY DEVELOPMENT DISTRICT, MIAMI-DADE COUNTY, FLORIDA, AS FOLLOWS:

Section 1. The above recitals are hereby adopted the Board.

Section 2. The regular meeting schedule, time and location for meetings for fiscal year 2026/2027 which is attached hereto as Exhibit "A" is hereby adopted by the Board and authorized to be published.

PASSED, ADOPTED and EFFECTIVE this 17th day of June, 2026.

ATTEST:

**KENDALL BREEZE WEST
COMMUNITY DEVELOPMENT DISTRICT**

By: _____
Secretary/Assistant Secretary

By: _____
Chairperson/Vice Chairperson

**KENDALL BREEZE WEST COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2026/2027 REGULAR MEETING SCHEDULE**

NOTICE IS HEREBY GIVEN that the Board of Supervisors (the “Board”) of the **Kendall Breeze West Community Development District** (the “District”) will hold Regular Meetings in the Kendall Breeze West Community Clubhouse Meeting Room located at 11780 SW 138th Avenue, Miami, Florida 33186 at **7:00 p.m.** on the following dates:

**October 21, 2026
November 18, 2026
February 17, 2027
March 17, 2027
April 21, 2027
May 19, 2027
June 16, 2027
September 15, 2027**

The purpose of the meetings is for the Board to consider any District business which may lawfully and properly come before the Board. Meetings are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. Copies of the Agenda for any of the meetings may be obtained from the District’s website or by contacting the District Manager at nnguyen@sdsinc.org and/or toll free at 1-877-737-4922, prior to the date of the particular meeting.

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KENDALL BREEZE WEST COMMUNITY DEVELOPMENT DISTRICT

www.kendallbreezestcd.org

PUBLISH: THE MIAMI HERALD 10/12/26

Alina Garcia
Supervisor of Elections

2700 NW 87th Ave
Miami, FL 33172



T 305-499-VOTE(8683)
F 305-499-8501
TTY 305-499-8480

votemiamidade.gov
@votemiamidade

CERTIFICATION

STATE OF FLORIDA)

COUNTY OF MIAMI-DADE)

I, Alina Garcia, Supervisor of Elections of Miami-Dade County, Florida, do hereby certify that **Kendall Breeze West Community Development District**, as described in the attached **MAP**, has **422** voters.

Alina Garcia
Supervisor of Elections

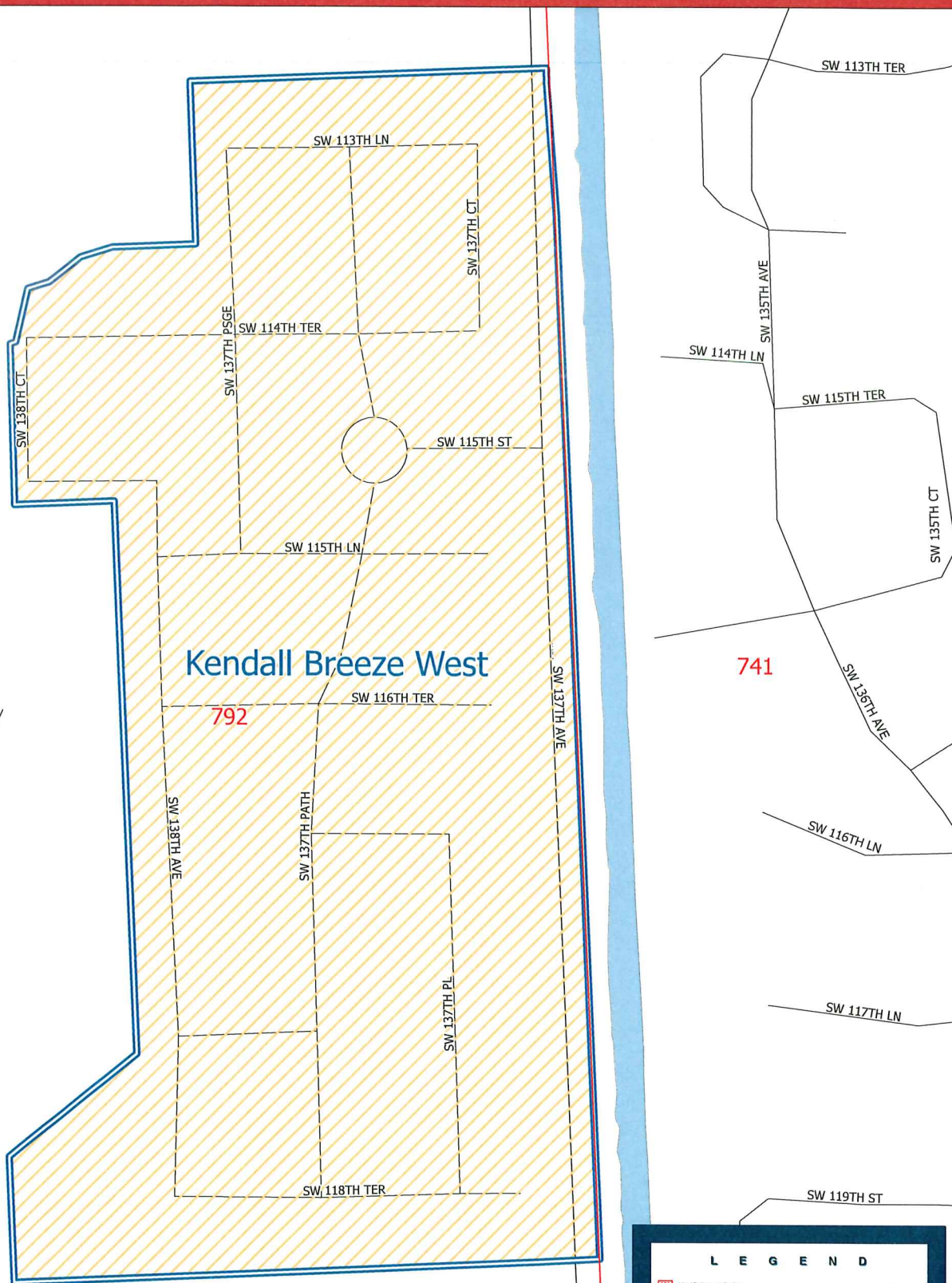
WITNESS MY HAND
AND OFFICIAL SEAL,
AT MIAMI, MIAMI-DADE
COUNTY, FLORIDA,
ON THIS 29th DAY OF
APRIL, 2026

Please submit a check for \$60.00 to our office payable to "Miami-Dade County Office of the Supervisor of Elections" for the cost of certifying the number of registered voters.



Office of the Supervisor of Elections

2026 Kendall Breeze West CDD with Precincts



LEGEND

- 1131 Miami-Dade County Precincts
- Community Development District Boundary
- Highways
- Major Roads
- Water

ELECTIONS PUBLIC EXPENSE
Tracking System and Ledger
www.elections.miamidade.gov

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