MEMORANDUM

Agenda Item 15(C)1

To: Honorable Chairman Jean Monestime, and Members, Board of County Commissioners

Date: September 1, 2015

From: Honorable Harvey Ruvin, Clerk
Circuit and County Courts

Christopher Agrippa, Director
Clerk of the Board Division

Subject: Appointment of Members to the Kendale Lakes Landscape Maintenance Special Taxing District Advisory Board

It is recommended that the Board consider the appointment of the following nominees to serve as members of the Kendale Lakes Landscape Maintenance Special Taxing District Advisory Board:

Area 2
Seafin Leal
14203 SW 66 Street, Apt. 407
Miami, Fl. 33183

Area 4
Vera B. Selmore
8200 SW 140 Avenue
Miami, Fl. 33183

Area 6
Damasis Alvarez
8707 SW 152nd Avenue Unit #330
Miami, Fl. 33193

In accordance with Ordinance 01-133, creating the Kendale Lakes Landscaping Maintenance Special Taxing District Advisory Board, the Parks, Recreation, and Open Spaces Department has submitted the names of the foregoing nominees as qualified candidates to serve as representatives of each area of the Advisory Board.

The memorandum submitted by Jack Kardys, Director of Parks, Recreation and Open Spaces, along with the application and proof of residency for each nominee, has been attached for your review.

CA/sm
Attachments

Memorandum

MIAMI-DADE COUNTY

CLERK OF THE BOARD

2015 JUN 24 PM 3:55

CLERK OF THE BOARD & COUNTY CTR.
MIAMI-DADE COUNTY, FLA.
#1

Date: May 22, 2015

To: Harvey Ruvin
Clerk of the Board of County Commissioners

From: Jack Kardys
Director
Parks, Recreation and Open Spaces Department

Subject: Approval of Kendale Lakes Landscape Maintenance Special Taxing District Advisory Board Nominees

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As required by Ordinance 01-133 creating the Kendale Lakes Special Taxing District Advisory Board, the Parks, Recreation and Open Spaces Department has completed the selection of the even numbered area nominees to represent areas 2, 4, and 6 within the Special Taxing District.

The nominees, chosen from applicants representing each of the Special District's areas, meet the residency criteria in which they applied to represent. The nominees listed below submitted the Advisory Board application in the allotted time requested and have resided the longest within the areas. All applications were verified through a property record search. The nominees are listed by area, and a copy of each nominee's initial application and proof of residency is attached.

Your assistance in placing this item on the next available County Commission agenda for approval is greatly appreciated.

Area 2
Serafin Leal
14203 SW 66 St, Apt. # 407
Miami, FL 33183

Area 4
Vera Selmore
8200 SW 140 Avenue
Miami, FL 33183

Area 6
Damasis Alvarez
8707 SW 152 Ave, Unit #330
Miami, FL 33193

Attachments: Kendale Lakes Landscape Maintenance Special Taxing District Nominee Profiles
Ordinance 01-133 Establishing Kendale Lakes Landscape Maintenance Special Taxing District Advisory Board

c: Carlos A. Gimenez, Mayor
Michael Spring, Senior Advisor / Director, Department of Cultural Affairs

Miami-Dade County Parks, Recreation and Open Spaces Department
Kendale Lakes Landscape Maintenance Special Taxing District
Advisory Board

APPLICATION FORM

Area 2

Name: Serafin Leal Phone Number: 305-386-0728

Address: 14203 SW 66 St. Apt. 407

City: Miami State: Fla. Zip Code: 33183

E-mail Address serafin Leal@BellSouth.net

Number of years residing in Kendale Lakes Special Tax District: 36 years

verified by property Search

You must provide proof of residency by sending a copy of a current utility bill, property tax notice, or voter's registration card along with this application form.

I certify that the above information is correct and understand that any misinformation provided will cause my application to be disqualified from consideration for the Kendale Lakes Landscape Maintenance Special Tax District Advisory Board

Signature

4-10-15
Date

Please mail to:

Miami-Dade Parks, Recreation and Open Spaces Department
Special Tax District Division
13841 S.W. 120th Street, Bldg. #1
Miami, FL 33186

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122_01-SB 4/15

DUE BY: Apr 25, 2015 **$82.75**

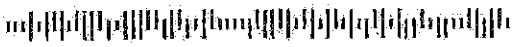
Account Number [redacted]

Please include account number on your check.

SERAFIN LEAL
14203 SW 66TH ST APT 407B
MIAMI FL 33183-2243

☐ CHECK FOR AUTO PAY
(SEE REVERSE)

Make checks payable to:
AT&T
PO BOX 5014
CAROL STREAM IL 60197-5014



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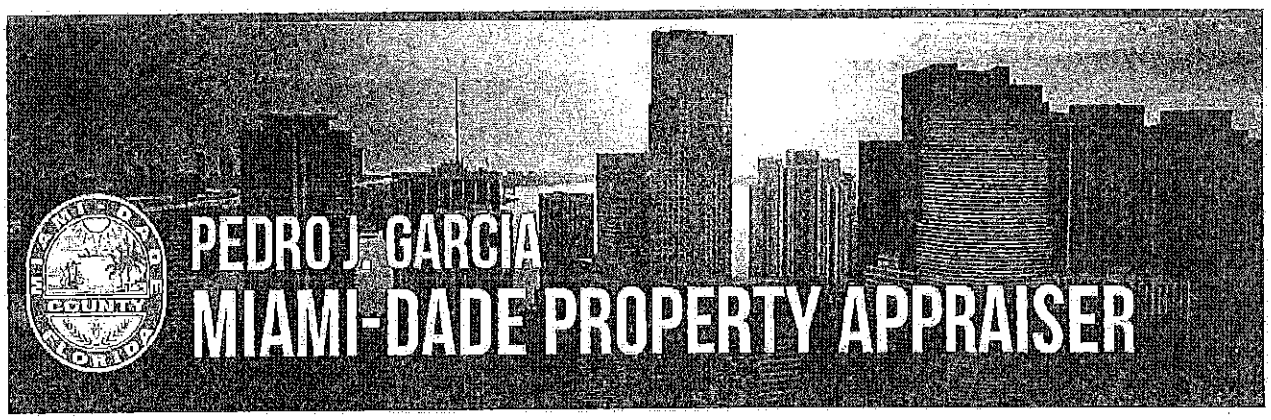
P.R.O.S. Department
Rec'd by gm



Address | Owner Name | Folio

SEARCH:

14203 SW 66 ST. | 407

Back to Search Results

PROPERTY INFORMATION

Folio: 30-4927-025-0710

Sub-Division:
RACQUET CLUB OF KENDALE LAKES

Property Address
14203 SW 66 ST 407
Miami , FL 33183-2237

37 yrs

Owner
SERAFIN LEAL &W EMMA

Mailing Address
14203 KENDALL LAKES CIR 407
MIAMI , FL 33183-2243

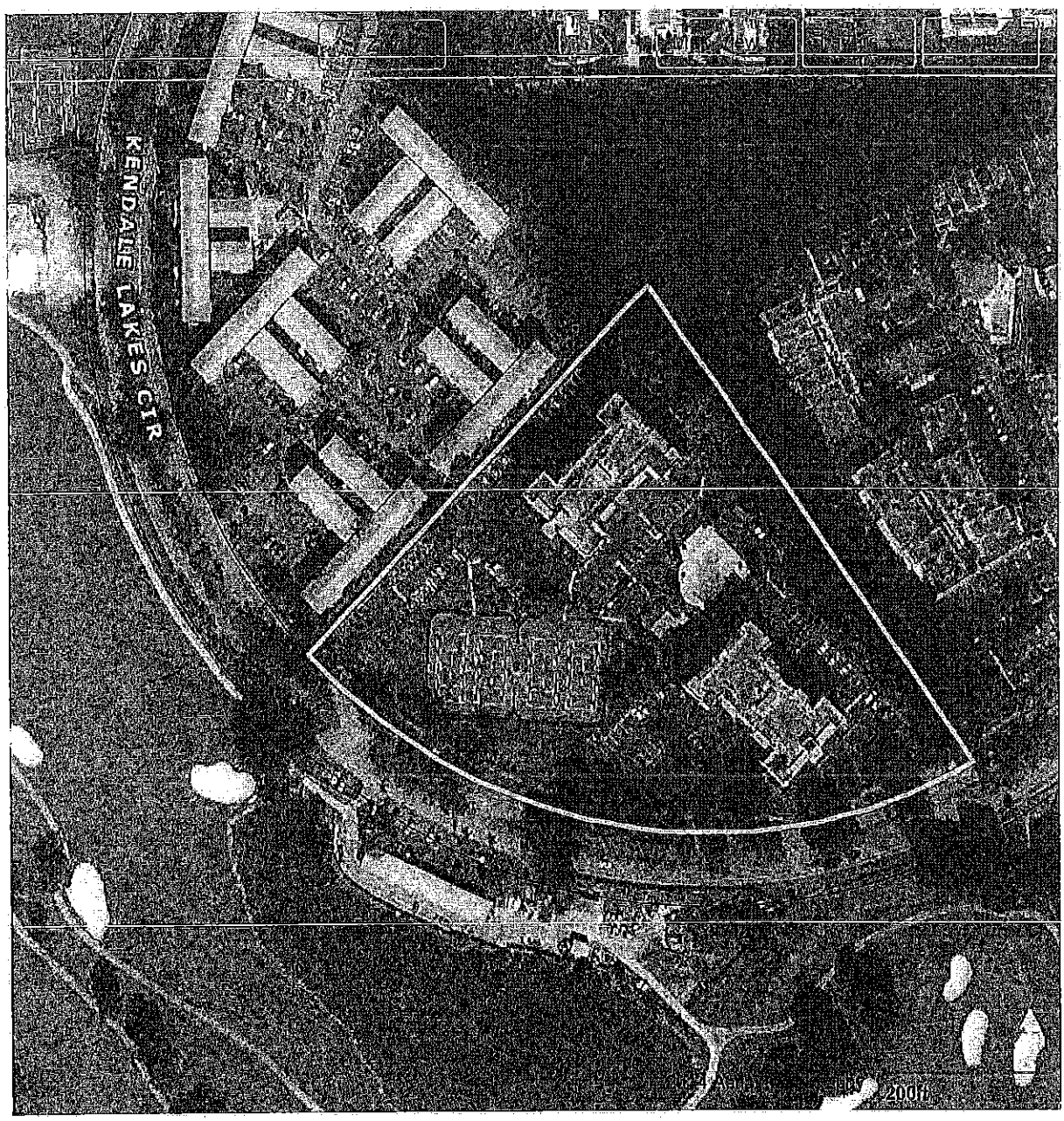
Primary Zone
3800 MULTI-FAMILY - 22-37 U/A

Primary Land Use
0407 RESIDENTIAL - TOTAL VALUE : CONDOMINIUM - RESIDENTIAL

Beds / Baths / Half	3 / 2 / 0
Floors	0
Living Units	1

5

Actual Area	
Living Area	1,400 Sq.Ft
Adjusted Area	1,400 Sq.Ft
Lot Size	0 Sq.Ft
Year Built	1977



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Comparable Sales
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Glossary
PA Additional Online Tools

6

Property Record Cards
Report Discrepancies
Tax Comparison
TRIM Notice
Property Search Help
Report Homestead Fraud
Tax Estimator
View Taxes

ASSESSMENT INFORMATION

Year	2014	2013	2012
Land Value	$0	$0	$0
Building Value	$0	$0	$0
Extra Feature Value	$0	$0	$0
Market Value	$122,580	$90,800	$67,260
Assessed Value	$69,429	$68,403	$67,260

TAXABLE VALUE INFORMATION

	2014	2013	2012
COUNTY			
Exemption Value	$44,429	$43,403	$42,260
Taxable Value	$25,000	$25,000	$25,000
SCHOOL BOARD			
Exemption Value	$25,000	$25,000	$25,000
Taxable Value	$44,429	$43,403	$42,260
CITY			
Exemption Value	$0	$0	$0
Taxable Value	$0	$0	$0
REGIONAL			
Exemption Value	$44,429	$43,403	$42,260
Taxable Value	$25,000	$25,000	$25,000

BENEFITS INFORMATION

Benefit	Type	2014	2013	2012
Save Our Homes Cap	Assessment Reduction	$53,151	$22,397	
Homestead	Exemption	$25,000	$25,000	$25,000
Second Homestead	Exemption	$19,429	$18,403	$17,260

Note: Not all benefits are applicable to all Taxable Values (i.e. County, School Board, City, Regional).

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FULL LEGAL DESCRIPTION

RACQUET CLUB OF KENDALE LAKES

CONDO BLDG B

UNIT 407

UNDIV .01385% INT IN COMMON

ELEMENTS

OFF REC 9813-1280

OR 10208-1665 1178 1

SALES INFORMATION

Previous Sale	Price	OR Book-Page	Qualification Description
11/01/1978	$52,900	10208-1665	2008 and prior year sales; Qual by exam of deed

For more information about the Department of Revenue's Sales Qualification Codes.

ADDITIONAL INFORMATION

* The information listed below is not derived from the Property Appraiser's Office records. It is provided for convenience and is derived from other government agencies.

Miami-Dade County Parks, Recreation and Open Spaces Department
Kendale Lakes Landscape Maintenance Special Taxing District
Advisory Board

Area 4

APPLICATION FORM

Name: Vera B Selmore Phone Number: 305-388-1284

Address: 8200 SW 140 Ave

City: Miami State: Fl Zip Code: 33183

E-mail Address selmore-b@aol.com

Number of years residing in Kendale Lakes Special Tax District: 45 yrs Verified by property search

You must provide proof of residency by sending a copy of a current utility bill, property tax notice, or voter's registration card along with this application form.

I certify that the above information is correct and understand that any misinformation provided will cause my application to be disqualified from consideration for the Kendale Lakes Landscape Maintenance Special Tax District Advisory Board

Vera B Selmore
Signature

14 April 2015
Date

Please mail to:

Miami-Dade Parks, Recreation and Open Spaces Department
Special Tax District Division
13841 S.W. 120th Street, Bldg. #1
Miami, FL 33186

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122_01-50 4/15

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MIAMI-DADE COUNTY

Voter Information Card
Miami-Dade County, FL

Tarjeta de información del elector
Condado de Miami-Dade, FL

Kat Enfòmasyon Votè
Konte Miami-Dade, FL

Vera Berdine Selmore
8200 SW 140Th AVE
Miami FL 33183

ISSUED
EMITIDA
ENPRIME
06/20/14

Bring photo identification when voting.

Para votar, presente una identificación con fotografía.

Tanpri pote yon pyès idàntifikasyon ki gen foto w sou li lè w'ap vin vote.

Registration No.
Núm. de inscripción
Nim. Enskripsyon
109036869

Voting Location | Ubicación de la votación | Lokal Biwo Vòt
Kendale Lakes Elementary School
8000 SW 142 Ave

Precinct No. / Núm. del recinto / Nim. Biwo Vòt	Date of Birth / Fecha de Nacimiento / Dat Nesans	Registration Date / Fecha de inscripción / Dat Enskripsyon
785	11/11/1936	8/26/1971

Party Affiliation | Afiliación partidista | Pati Politik
FLORIDA DEMOCRATIC PARTY

Penelope Townsley
Supervisor of Elections | Supervisora de Elecciones | Sipèvizè Eleksyon

You are eligible to vote for the representatives from the districts listed below.
Ud. puede votar por los representantes de los distritos enumerados abajo.
W elijib pou w vote pou reprezantan ki nan distrik ki ekri anba la yo.

Congress / Congreso / Kongrè	State Senate / Senado Estatal / Sena Eta a	State House / Cámara Estatal / Lachanm Eta a
26	37	119

County Commission / Comisión del Condado / Komisyon Konte	School Board / Junta Escolar / Asanble Edikasyon	Community Council / Consejo Comunitario / Konsèy Kominotè
11	7	11

Municipality | Municipio | Minisipalite
UNINCORPORATED M-D

10

100.80 70R221568 '70 DEC 28 PM 3:35 RE 7072 PAGE 312 37740

WARRANTY DEED (FROM CORPORATION) RAMCO FORM A-8 (PHOTOSTAT)

This Warranty Deed Made and executed the 18th day of December A. D. 19 70 by

JANIS DEVELOPMENT CORP.,

a corporation existing under the laws of the State of Florida, and having its principal place of business at Miami, Florida

hereinafter called the grantor, to

ALEXANDER WASHINGTON and VERA S. WASHINGTON, his wife

whose postoffice address is 9200 S. W. 160th Avenue, Miami, Florida

hereinafter called the grantee:

(Whenever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth: That the grantor, for and in consideration of the sum of $10.00 and other valuable considerations, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the grantee, all that certain land situate in Dade County, Florida, viz:

Lot 12, Block 2, KENDALE LAKES SECTION ONE, according to the Plat thereof, as recorded in Plat Book 87 at Page 55 of the Public Records of Dade County, Florida.

Subject to conditions, restrictions and limitations of record and taxes for 1971 and subsequent years; this reference to said restrictions shall not operate to reimpose same.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that it is lawfully seized of said land in fee simple; that it has good right and lawful authority to sell and convey said lands; that it hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances.

STATE OF FLORIDA DOCUMENTARY STAMP TAX COMPTROLLER 100.80

In Witness Whereof the grantor has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officers thereunto duly authorized, the day and year first above written.

(CORPORATE SEAL)

ATTEST: Assistant Secretary

JANIS DEVELOPMENT CORP.

By: Vice President

Signed, sealed and delivered in the presence of:

STATE OF FLORIDA
COUNTY OF DADE

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared ANTHONY F. HACINA JR. and MILDRED EHRLANDT

well known to me to be the Vice President and Assistant Secretary respectively of the corporation named in grantor in the foregoing deed, and that they severally acknowledged executing the same in the presence of two subscribing witnesses freely and voluntarily under authority duly vested in them by said corporation and that the seal affixed thereto is the true corporate seal of said corporation.

WITNESS my hand and official seal in the County and State last aforesaid this 18th day of December A.D. 1970

This Instrument is being prepared by Muriel Fisherman of World Wide Title, Inc., 8701 S. W. 137th Avenue, Miami, Florida, in connection with the issuance of a Mortgagee Title Insurance Policy.

This Instrument prepared by:

Address

RECORDED IN OFFICIAL RECORDS BOOK OF DADE COUNTY, FLORIDA
RECORD VERIFIED
E. B. LEATHERMAN
CLERK OF CIRCUIT COURT
By: D. C.

NOTARY PUBLIC, STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES
BONDED THROUGH

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Miami-Dade County Parks, Recreation and Open Spaces Department
Kendale Lakes Landscape Maintenance Special Taxing District
Advisory Board

APPLICATION FORM

Area 6

Name: Damacio Alvarez Phone Number: 786-380-3661

Address: 8707 SW 152 Ave Unit 330

City: Miami State: FL Zip Code: 33193

E-mail Address damacio16@hotmail.com

Number of years residing in Kendale Lakes Special Tax District: 18

verified by property search

You must provide proof of residency by sending a copy of a current utility bill, property tax notice, or voter's registration card along with this application form.

I certify that the above information is correct and understand that any misinformation provided will cause my application to be disqualified from consideration for the Kendale Lakes Landscape Maintenance Special Tax District Advisory Board

Signature

4/13/15
Date

Please mail to:

Miami-Dade Parks, Recreation and Open Spaces Department
Special Tax District Division
13841 S.W. 120th Street, Bldg. #1
Miami, FL 33186

RECEIVED
APR 17 2015
P.R.O.S. Department
Rec'd by

T22_01-50 4/15

12

Miami-Dade Water and Sewer Department
P.O. Box 028055
Miami, FL 33102-8055

Name: DAMASIS ALVAREZ
Account Number: 6245675200
Billing Date: 02/17/2015
Past Due Date: 03/10/2015

Billing inquiries (hours 8:00 AM - 4:30 PM) 305-665-7477
Report any hazardous conditions to 305-274-9272
Water Conservation Program Information - Call 311

Page 1 of 3

Messages

Pay your bill and view your account on-line at [illegible] Miami-Dade Water and Sewer [illegible] to pay by phone, call 1-877-565-9300 [illegible] account or 1-877-929-5690 to use a credit card.

The Miami-Dade Water and Sewer Department does not offer discounts on [illegible] Customers receiving unsolicited calls should never provide any personal information, including your account [illegible]

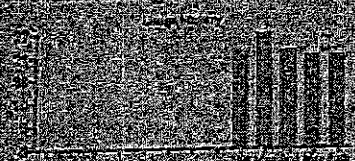
Account Summary

Previous Balance	$125.71
Payment Received	-125.71
Current Charges	129.00
Total Account Balance	$129.00

Service From	Service To	Meter Number	Days of Service	Prior Reading	Current Reading	Consumption in CCF	Consumption in Gallons
11/10/14	02/09/15	97206147	91	1852	1874	22	16450

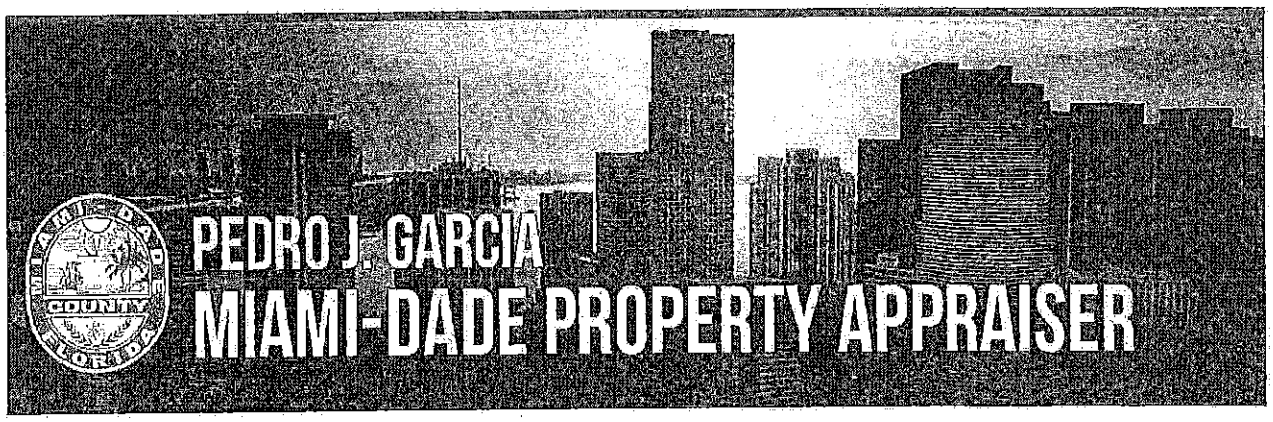
Service Address: 8707 SW 152ND AVE #330

Water Charges



Water Charges	34.48
Hydrant Charge	2.40
Water Charges Subtotal	$36.88

12



Address | Owner Name | Folio

SEARCH:

8707 sw 152 AVE | 330

Back to Search Results

PROPERTY INFORMATION

Folio: 30-4933-102-2300

19 yrs

Sub-Division:
TIFFANY LAKES CONDO

Property Address
8707 SW 152 AVE 330
Miami , FL 33193-4135

Owner
JOSE LUIS ALVAREZ &W DAMASIS

Mailing Address
8707 SW 152 AVE #330
MIAMI , FL 33193-4127

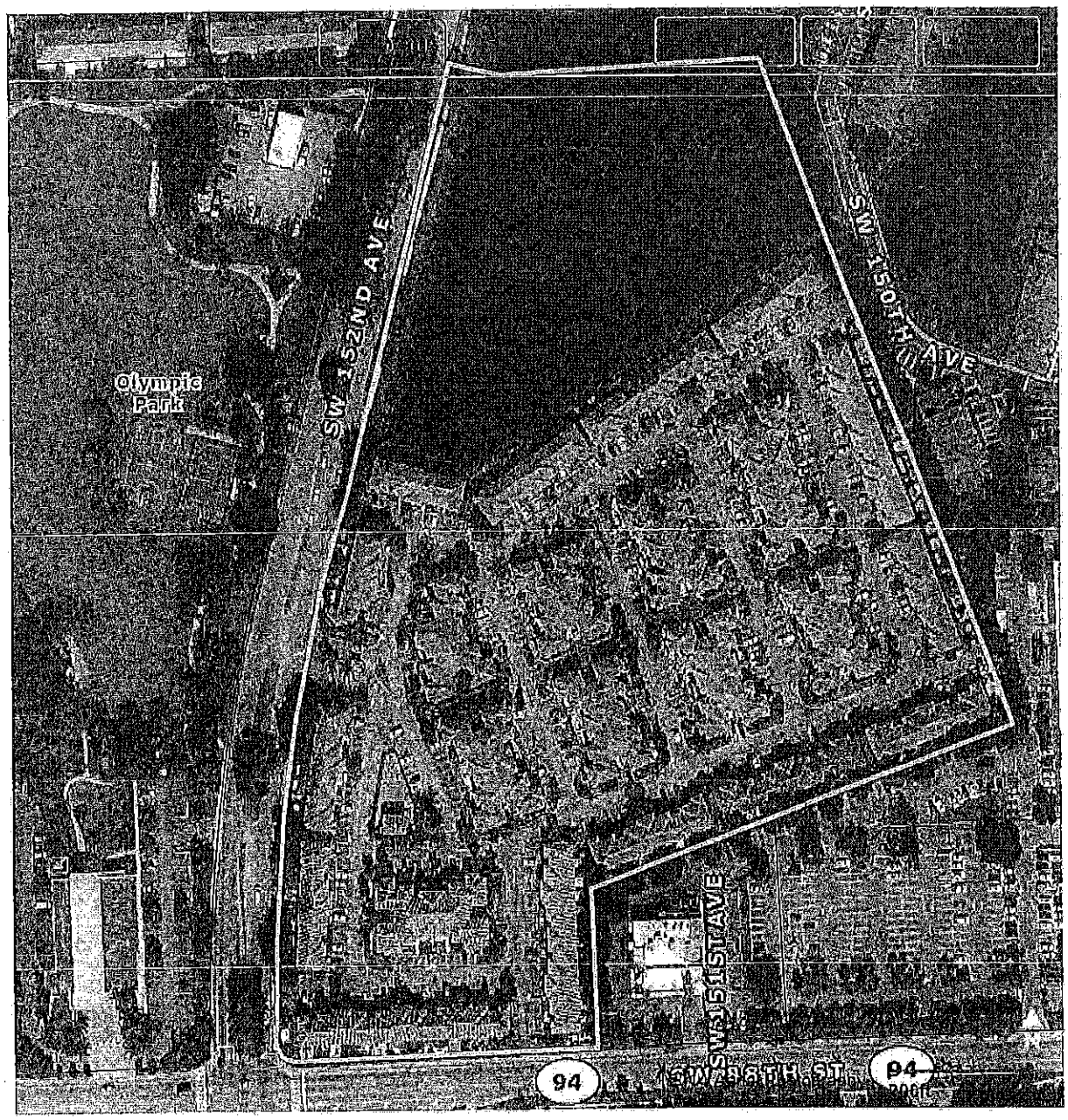
Primary Zone
3900 MULTI-FAMILY - 38-62 U/A

Primary Land Use
0407 RESIDENTIAL - TOTAL VALUE : CONDOMINIUM - RESIDENTIAL

Beds / Baths / Half	3 / 2 / 1
Floors	0
Living Units	1

14

Actual Area	
Living Area	1,260 Sq.Ft
Adjusted Area	1,260 Sq.Ft
Lot Size	0 Sq.Ft
Year Built	1996



Featured Online Tools

Comparable Sales

Non-Ad Valorem Assessments

Glossary

PA Additional Online Tools

15

Property Record Cards
Report Discrepancies
Tax Comparison
TRIM Notice
Property Search Help
Report Homestead Fraud
Tax Estimator
View Taxes

ASSESSMENT INFORMATION

Year	2014	2013	2012
Land Value	$0	$0	$0
Building Value	$0	$0	$0
Extra Feature Value	$0	$0	$0
Market Value	$124,910	$99,930	$95,170
Assessed Value	$87,991	$86,691	$85,242

TAXABLE VALUE INFORMATION

	2014	2013	2012
COUNTY			
Exemption Value	$50,000	$50,000	$50,000
Taxable Value	$37,991	$36,691	$35,242
SCHOOL BOARD			
Exemption Value	$25,000	$25,000	$25,000
Taxable Value	$62,991	$61,691	$60,242
CITY			
Exemption Value	$0	$0	$0
Taxable Value	$0	$0	$0
REGIONAL			
Exemption Value	$50,000	$50,000	$50,000
Taxable Value	$37,991	$36,691	$35,242

BENEFITS INFORMATION

Benefit	Type	2014	2013	2012
Save Our Homes Cap	Assessment Reduction	$36,919	$13,239	$9,928
Homestead	Exemption	$25,000	$25,000	$25,000
Second Homestead	Exemption	$25,000	$25,000	$25,000

Note: Not all benefits are applicable to all Taxable Values (i.e. County, School Board, City, Regional).

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FULL LEGAL DESCRIPTION

TIFFANY LAKES CONDO

UNIT 330 BLDG 23

UNDIV 1/234

INT IN COMMON ELEMENTS

OFF REC 17103-0774

OR 17248-1664 0696 1

SALES INFORMATION

Previous Sale	Price	OR Book-Page	Qualification Description
06/01/1996	$86,000	17248-1664	2008 and prior year sales; Qual by exam of deed

For more information about the Department of Revenue's Sales Qualification Codes.

ADDITIONAL INFORMATION

* The information listed below is not derived from the Property Appraiser's Office records. It is provided for convenience and is derived from other government agencies.

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