



**CARIBE PALM
COMMUNITY DEVELOPMENT
DISTRICT**

**MIAMI-DADE COUNTY
REGULAR BOARD MEETING
APRIL 7, 2025
6:45 P.M.**

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

www.caribepalmcdd.org
786.303.3661 Telephone
877.SDS.4922 Toll Free
561.630.4923 Facsimile

AGENDA
CARIBE PALM COMMUNITY DEVELOPMENT DISTRICT
Silver Palms Mailbox Kiosk
23020 SW 113th Passage
Miami, Florida 33170
REGULAR BOARD MEETING
April 7, 2025
6:45 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 3, 2025 Regular Board Meeting.....Page 2
- G. Old Business
 - 1. Update Regarding Cameras Permit – Phase III
 - 2. Update Regarding Shed Installation
- H. New Business
- I. Administrative & Operational Matters
 - 1. Reminder: Form 1, Statement of Financial Interest – Due:07/01/2025
- J. Board Member & Staff Closing Comments
- K. Adjourn



The Beaufort Gazette
The Belleville News-Democrat
Bellingham Herald
Centre Daily Times
Sun Herald
Idaho Statesman
Bradenton Herald
The Charlotte Observer
The State
Ledger-Enquirer

Durham | The Herald-Sun
Fort Worth Star-Telegram
The Fresno Bee
The Island Packet
The Kansas City Star
Lexington Herald-Leader
The Telegraph - Macon
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The Modesto Bee
The Sun News - Myrtle Beach
Raleigh News & Observer
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The Sacramento Bee
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The Wichita Eagle
The Olympian

AFFIDAVIT OF PUBLICATION

Account #	Order Number	Identification	Order PO	Amount	Cols	Depth
142117	593897	Print Legal Ad-IPL01948450 - IPL0194845		\$728.45	2	50 L

Attention: Laura J. Archer

Caribe Palm Community Development District
c/o Special District Services, Inc.
2501A Burns Road
Palm Beach Gardens, Florida 33410
LArcher@sdsinc.org

CARIBE PALM COMMUNITY DEVELOPMENT DISTRICT FISCAL YEAR 2024/2025024 REGULAR MEETING SCHEDULE

NOTICE IS HEREBY GIVEN that the Board of Supervisors of the **Caribe Palm Community Development District** will hold Regular Meetings in the Silver Palms Mailbox Kiosk located at 23020 SW 113 th Passage, Miami, Florida 33170, at **6:45 p.m.** on the following dates:

October 7, 2024
November 4, 2024
December 2, 2024
February 3, 2025
March 3, 2025
April 7, 2025
May 5, 2025
June 2, 2025
July 7, 2025
August 4, 2025

The purpose of the meetings is to conduct any business coming before the Board. The 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 or by contacting the District Manager at 786-347-2711 and/or toll free at 1-877-737-4922 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 Supervisors may be fully informed of the discussions taking place. Said meeting(s) may be continued as found necessary to a time and place 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 ensure 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 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.

CARIBE PALM COMMUNITY DEVELOPMENT DISTRICT
www.caribepalmcdd.org
IPL0194845
Sep 20 2024

PUBLISHED DAILY MIAMI-DADE-FLORIDA

STATE OF FLORIDA COUNTY OF MIAMI-DADE

Before the undersigned authority personally appeared: Mary Castro, who on oath says that he/she is CUSTODIAN OF RECORDS of The Miami Herald, a daily newspaper published at Miami in Miami-Dade County, Florida; that the attached copy of the advertisement that was published was published in said newspaper in the issue (s) of:

Publication: Miami Herald

1 insertion(s) published on:

09/20/24

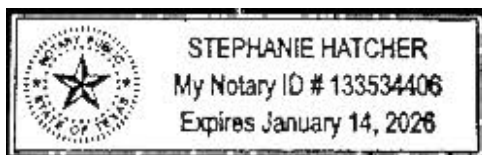
Affiant further says that the said Miami Herald is a newspaper published at Miami, in the said Miami-Dade County, Florida and that the said newspaper has heretofore been continuously published in said Dade County, Florida each day and has been entered a second class mail matter at the post office in Miami, in said Miami-Dade County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he/she has neither paid or promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper(s). The McClatchy Company complies with all legal requirements for publication in chapter 50, Florida Statutes.

Mary Castro

Sworn to and subscribed before me this 20th day of September in the year of 2024

Stephanie Hatcher

Notary Public in and for the state of Texas, residing in Dallas County



Extra charge for lost or duplicate affidavits.
Legal document please do not destroy!

**CARIBE PALM COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING
March 3, 2025**

A. CALL TO ORDER

The March 3, 2025, Regular Board Meeting of the Caribe Palm Community Development District (the “District”) was called to order at 7:04 p.m.

B. PROOF OF PUBLICATION

Proof of publication was presented that notice of the March 3, 2025, Regular Board Meeting had been published in *The Miami Herald* on September 20, 2024, as part of the District’s Fiscal Year 2024/2025 Meeting Schedule, as legally required.

C. SEAT NEWLY ELECTED BOARD MEMBERS (Seat 3 & 4)

The newly elected Board Members were seated to Seat #3 (Madeline Martin) and Seat #4 (Merlin Nicieza).

D. ESTABLISH A QUORUM

It was determined that the attendance of Chairperson Madeline Martin, Vice Chairperson Merlin Nicieza and Supervisors Carmen Maseda, Hery Morales, and Robert Fox constituted a quorum and it was in order to proceed with the meeting.

Staff present: District Manager Armando Silva and Associate District Manager Pablo Jerez of Special District Services, Inc.

Others in attendance: Ms. Alicen Gonzalez, Miami, FL, Ms. Maylah Gonzalez, Miami, FL.

E. CONSIDER RESOLUTION NO. 2025-01 – ELECTION OF OFFICERS

This item was deferred to the next Board meeting.

F. ADDITIONS OR DELETIONS TO AGENDA

There were no additions or deletions to the agenda.

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

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

H. APPROVAL OF MINUTES

1. February 3, 2025, Regular Board Meeting

The minutes of the February 3, 2025, Special Board Meeting were presented and the Board was asked if there were any changes. There being no changes, a **motion** was made by Ms. Maseda, seconded by Ms. Nicieza and unanimously passed approving the minutes of the February 3, 2025, Special Board Meeting, as presented.

I. OLD BUSINESS

1. Discussion Regarding Cameras Permit – Phase III

Mr. Jerez advised that all information requested by Miami-Dade County had been submitted and was still pending approval from Miami-Dade County. He also noted that E-Lighting mentioned there may have been some comments from Miami-Dade County that may need to be addressed. Mr. Jerez said he will follow up with the E-Lighting to make sure it is addressed in a timely manner.

2. Update Regarding Shed Permitting and Pricing

Mr. Jerez presented an updated proposal for the 8 feet by 12 feet shed from Amazon Sheds including the pricing for the permitting bringing the total to \$5000. Mr. Alex Gonzalez of State of the Art Marble & Granite matched the proposal of \$5000. The Board consensus was to proceed with the proposal from State of the Art Marble & Granite (Merlin Nicieza abstained from discussions due to possible voting conflict – FORM 8B was filed)

3. Update Regarding Monument Lighting Repairs

Mr. Jerez informed the Board that the repairs to the monument sign lighting had been completed by E-Lighting. Then, Mr. Jerez presented an updated proposal from YS Lighting Services for adding ring lights to the four palms at the entrance to the District. The proposal included 4 lights as well as the trimming for the installation of the lights. A discussion ensued after which;

A **motion** was made by Ms. Maseda, seconded by Ms. Martin and unanimously passed approving an amount not to exceed \$3,600 for the installation of the four rings lights around the palms in the entrance to the District including the initial trimming of the palms.

J. NEW BUSINESS

1. Consider Resolution No. 2025-02 – Adopting a Fiscal Year 2025/2026 Proposed Budget

Mr. Silva read the title of the resolution into the record and reviewed the proposed budget. He advised that since the overall proposed assessments were not increasing in the fiscal year 2025/2026, letters to residents would not be required. Furthermore, Mr. Silva stated as part of Resolution No. 2024-02, the Board must set a date for the public hearing to adopt the 2025/2026 final fiscal year budget and assessments. A discussion ensued after which:

A **motion** was made by Ms. Maseda, seconded by Ms. Nicieza and unanimously passed approving and adopting Resolution No. 2025-02, *as presented*, and thus setting the public hearing to adopt the 2025/2026 Fiscal Year budget and assessments for May 5, 2025, at 6:45 p.m. at the Silver Palms Mailbox Kiosk located at 23020 SW 113th Passage, Miami, Florida 33170.

K. ADMINISTRATIVE & OPERATIONAL MATTERS

There were no administrative or operational matters to discuss at this time.

L. BOARD MEMBER & STAFF CLOSING COMMENTS

There were no Board Member & Staff closing comments.

M. ADJOURNMENT

There being no further business to come before the Board, a **motion** was made by Ms. Maseda, seconded by Mr. Morales and unanimously passed adjourning the Regular Board Meeting at 7:35 p.m.

Secretary/Assistant Secretary

Chairperson/Vice Chairperson