

In accordance with F.S. 189.069(2)(a)

1. Full Legal Name: **North Dade Community Development District**
2. Public Purpose: **To plan, finance, construct, operate and maintain community-wide infrastructure**
3. The name, address, e-mail address, and, if applicable, the term and appointing authority for each member of the governing body of the special district:

**Franklin Lopez, Chairman**  
c/o GMS-SF  
5385 N. Nob Hill Road  
Sunrise, FL 33351  
Elected: November 17, 2015  
Term Expires: 11-2019  
Seat #1  
[flopez@supvcdd.com](mailto:flopez@supvcdd.com)

**Alexander Sabe, Vice Chair**  
c/o GMS-SF  
5385 N. Nob Hill Road  
Sunrise, FL 33351  
Elected: November 21, 2017  
Term Expires: 11-2021  
Seat #3  
[asabe@supvcdd.com](mailto:asabe@supvcdd.com)

**Sergio Valdes, Assistant Secretary**  
c/o GMS-SF  
5385 N. Nob Hill Road  
Sunrise, FL 33351  
Elected: November 21, 2017  
Term Expires: 11-2021  
Seat #2  
[svaldes@supvcdd.com](mailto:svaldes@supvcdd.com)

Helen Ortiz, Assistant Secretary  
c/o GMS-SF  
5385 N. Nob Hill Road  
Sunrise, FL 33351  
Elected: November 21, 2017  
Term Expires: 11-2021  
Seat #4  
[hortiz@supvcdd.com](mailto:hortiz@supvcdd.com)

OPEN SEAT, Assistant Secretary  
c/o GMS-SF  
5385 N. Nob Hill Road  
Sunrise, FL 33351  
Term Expires: 11-2019  
Seat #5

4. Fiscal year: **October 1 through September 30**
5. The full text of the special district's charter, the date of establishment, the establishing entity, and the statute or statutes under which the special district operates, if different from the statute or statutes under which the special district was established. Community development districts may reference chapter 190 as the uniform charter, but must include information relating to any grant of special powers.

Date of Establishment: **Established February 16, 2007 by Ordinance No. 07-12 granting those special powers to the CDD as set forth in Section 190.012(1) and Sections (2)(a)(d) and (f), (except for powers regarding waste disposal) F.S. and Section 190.012(3) F.S.**

**Click link below for Ordinance:**

**<http://www.cddsites.com/documents/Ordinances/Ordinance - North Dade.pdf>**

Establishing Entity: **Miami-Dade County, Florida Board of County Commissioners**

F.S. Chapter 190

[http://www.leg.state.fl.us/statutes/index.cfm?App\\_mode=Display\\_Statute&URL=0100-0199/0190/0190.html](http://www.leg.state.fl.us/statutes/index.cfm?App_mode=Display_Statute&URL=0100-0199/0190/0190.html)

F.S. Chapter 189

[http://www.leg.state.fl.us/statutes/index.cfm?App\\_mode=Display\\_Statute&URL=0100-0199/0189/0189.html](http://www.leg.state.fl.us/statutes/index.cfm?App_mode=Display_Statute&URL=0100-0199/0189/0189.html)

6. The mailing address, e-mail address, telephone number, and Internet website uniform resource locator of the special district:

**5385 N. Nob Hill Road**

**Sunrise, FL 33351**

**954-721-8681**

**<http://www.northdadecdd.com>**

7. A description of the boundaries or service area of, and the services provided by, the special district.

The Development is a 16.2 (+) acre project located in the eastern portion of Miami-Dade County in the State of Florida, completely within the City of Doral. More specifically, it is located in Section 29, Township 53 South, Range 40 East, and is bounded on the west by N.W. 104<sup>th</sup> Avenue, on the north by N.W. 33<sup>rd</sup> Street, on the east by the Costa Doral Subdivision, and on the south by Lakeside Memorial Park.

Stormwater management system, potable water distribution, a recreational park, roadway improvements and a sewage collection system.

8. A listing of all taxes, fees, assessments, or charges imposed and collected by the special district, including the rates or amounts for the fiscal year and the statutory authority for the levy of the tax, fee, assessment, or charge. For purposes of this subparagraph, charges do not include patient charges by a hospital or other health care provider.

Land Use	Debt	Maintenance (O&M)*	Total Assessment
Townhomes	\$981.05	\$443.16	\$1,424.21

**Statutory Authority:** [Florida Statutes, Ch. 170.01, 190.021 and 197.3631](#)

**\*Represents Fiscal Year 2017-2018**

**(October 1, 2017 through September 30, 2018)**

9. The primary contact information for the special district for purposes of communication from the department:

**Governmental Management Services – SF, LLC**  
**5385 N. Nob Hill Road**  
**Sunrise, FL 33351**  
**954-721-8681**

10. A code of ethics adopted by the special district, if applicable, and a hyperlink to generally applicable ethics provisions.

**F.S. Chapter 112**

[http://www.leg.state.fl.us/statutes/index.cfm?App\\_mode=Display\\_Statute&URL=0100-0199/0112/0112.html](http://www.leg.state.fl.us/statutes/index.cfm?App_mode=Display_Statute&URL=0100-0199/0112/0112.html)

**F.S. Chapter 190**

[http://www.leg.state.fl.us/statutes/index.cfm?App\\_mode=Display\\_Statute&URL=0100-0199/0190/0190.html](http://www.leg.state.fl.us/statutes/index.cfm?App_mode=Display_Statute&URL=0100-0199/0190/0190.html)

**Florida Commission on Ethics:** <http://www.ethics.state.fl.us/>

11. The budget of each special district, in addition to amendments in accordance with s. 189.016.

<http://www.cddsites.com/documents/FY18%20Adopted/NorthDade-FY18AdoptedBudget.pdf>

12. The final, complete audit report for the most recent completed fiscal year, and audit reports required by law or authorized by the governing body of the special district.

[https://flauditor.gov/pages/specialdistricts\\_efile%20pages/north%20dade%20community%20development%20district.htm](https://flauditor.gov/pages/specialdistricts_efile%20pages/north%20dade%20community%20development%20district.htm)