



**KINGS CREEK VILLAGE ASSOCIATION**  
8333 S.W. 81 Avenue  
Miami, FL 33143  
(305) 279-2101

**KCVA ANNUAL MEETING AGENDA**  
Kings Creek Village Community Center Building  
January 22, 2024, 7:30 PM

1. CALL TO ORDER
2. PROOF OF NOTICE POSTED 48 HOURS PRIOR TO MEETING
3. ROLL CALL
4. APPROVAL OF NOVEMBER 8, 2023, REGULAR MEETING MINUTES
5. APPROVAL OF NOVEMBER 8, 2023, CLOSED MEETING MINUTES
6. ARCHITECTURAL AND LANDSCAPE REQUESTS
7. RATIFICATION OF "PRE-APPROVED" REQUESTS SINCE 11/8/2023
  - 7.1. List pending
  - 7.2. ARCHITECTURAL AND LANDSCAPE VARIATION REQUESTS - None.
- 8. REPORTS**
  - 8.1. 2023 FINANCIAL & INVESTMENT REPORT -Pablo Perez-Arias
  - 8.2. URBAN DEVELOPMENT COMMITTEE – Alma Breeden, Luis Valdes
  - 8.3. MANAGERS REPORTS – Mariafernanda Vega
    - 8.3.1. WEBSITE STATUS
    - 8.3.2. VIOLATIONS
    - 8.3.3. OFFICIAL INFORMATION REQUESTS
  - 8.4. SUB-ASSOCIATION REPORTS
- 9. OLD BUSINESS**
  - 9.1. 2022 AUDIT -Pablo Perez-Arias
  - 9.2. AUDITOR PLAN FOR 2023 FISCAL YEAR – Pablo Perez-Arias
  - 9.3. APPROVAL OF 2024 ANNUAL BUDGET
  - 9.4. GENERAL AND ARCHITECTURAL RULES UPDATE TO NEW LAWS
  - 9.5. MANDATORY REGISTRATION AND EMAIL / POLICY
  - 9.6. VIOLATION AND FINING RULES/POLICY
  - 9.7. MIAMI DADE ACCESSORY DWELLING ORDINANCE DISCUSSION 11/15/2023
- 10. NEW BUSINESS**
  - 10.1.1. RECOGNITION OF OUTGOING 2023 BOARD MEMBERS
    - 10.1.1.1. TOWNHOUSES -Alma Breeden, Vito Campuzano
    - 10.1.1.2. VILLAGE OF KINGS CREEK- Mireya Villaverde
  - 10.1.2. CONFIRMATION OF NEW 2024 BOARD MEMBERS
    - 10.1.2.1. TOWNHOUSES – Marelu Essig, Silvia Mendive
    - 10.1.2.2. VILLAGE OF KINGS CREEK – Lillian Bean
    - 10.1.2.3. SINGLE FAMILY HOMES – Pablo Perez-Arias
- 11. OPEN FORUM AND OWNER REQUESTED AGENDA**
- 12. ADJOURNMENT**

NOTICE OF MEETINGS IS POSTED 48 HOURS IN ADVANCE OF THE MEETING ON THE COMMUNITY CENTER BULLETIN BOARD, PROMINENT LOCATIONS AT SUB-ASSOCIATIONS AND THE KCVA WEB-SITE. EMERGENCY MEETINGS POSTED AT LEAST 48 HOURS IN ADVANCE WHENEVER POSSIBLE. KCVA BOARD MEMBERS AND STAFF MAY SUBMIT AGENDA ITEMS NO LESS THAN ONE BUSINESS WEEK IN ADVANCE OF DATE THE MEETING AND AGENDA ARE POSTED. HOMEOWNERS MAY SUBMIT AGENDA ITEMS DIRECTLY TO THE BOARD FOR THE JANUARY ANNUAL MEETING. MEETINGS ARE CONDUCTED BY MODIFIED ROBERTS RULES. OPEN FORUM DISCUSSION LIMITED TO 3 MINUTES PER PERSON PER AGENDA ITEM.



**KINGS CREEK VILLAGE ASSOCIATION**  
8333 S.W. 81 Avenue  
Miami, FL 33143  
(305) 279-2101

**KCVA ORGANIZING MEETING AGENDA**  
Kings Creek Village Community Center Building  
Immediately Following  
January 22, 2024, 7:30 PM

1. CALL TO ORDER AND ROLL CALL
2. PROOF OF NOTICE POSTED 48 HOURS PRIOR TO MEETING
3. ROLL CALL / SEATING OF NEW DIRECTORS
4. ELECTION OF OFFICERS
  - a. PRESIDENT
  - b. VICE PRESIDENT
  - c. SECRETARY
  - d. TREASURER
5. BOARD MEMBER CERTIFICATION TRAINING
6. GOALS AND OBJECTIVES 2024
7. MEETING DATES - 2024
8. ADJOURNMENT

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