

Taracomo Townhomes Condominium Association, Inc.
c/o South Florida Property Management & Consultants, LLC
5600 S.W. 135th Avenue
Suite 108
Miami, Florida 33183
Office: 786-409-4771 - Fax: 786-580-5128
Mainoffice@soflmanagement.com

**SECOND NOTICE OF THE ANNUAL MEETING OF
TARACOMO TOWNHOMES CONDOMINIUM ASSOCIATION, INC.
("ASSOCIATION")**

Dear Unit Owner:

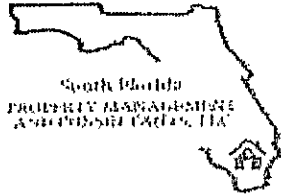
The Annual Meeting of the Association will be held on **Tuesday, October 27th, 2026, at 7:00 p.m. at Taracomo Townhomes Clubhouse located at 13755 S.W. 84th Street, Miami, Florida 33183**, (hereinafter referred to as "the meeting"). Please be aware **Sign in will commence at 6:30 p.m. and you must bring a picture I.D.** Enclosed please find a copy of the agenda pertaining to the meeting.

As you were previously notified, Chapter 718/720, Florida Statutes ("the condominium Act"), required any eligible person who desired to be a candidate for the Board of Directors ("Board") to provide written notice to the Association of his/her intent to run not less than forty (40) days prior to the scheduled election. In response to this deadline, the Association received notices from Four (4) candidates (existing members) that wish to run for election for the Seven (7) director's positions. We will not be holding an election since the board remains the same but we will be having the annual meeting. **The following are the individuals who submitted notices to the Association: Caridad Fulladosa, Diana Pereda, Rolding De La Orden, Ninetta Venedicto, Alejandro Jose Abreu, Rosa M. Cardenas, Jessy De La Rosa.**

We will be conducting an election at the meeting; it is important that you plan to attend the meeting. In order for the meeting to take place, the presence in person or by proxy of a majority of the unit owners is necessary to establish a quorum in order for business to be conducted. We are enclosing a Proxy for the purpose of establishing a quorum.

The enclosed Proxy is for the purpose to establish a quorum. The Proxy must be signed in accordance with the instructions set forth below. **If you appoint a proxy holder and later decide you will be able to attend the meeting in person, you may withdraw your proxy when you register at the meeting.**

The enclosed Certificate of Appointment of a voting member ("Voting Certificate") is for the purpose of establishing the party who is authorized to vote for a unit owned by one or more than one person or a corporation or other legal entity. A voting Certificate is not needed if the unit is owned by only one person. If a unit is owned jointly by husband and wife, they may but are not required to designate a Voting Member. However, if a husband and wife do not designate one of them as the Voting Member and they wish to designate a third person as their proxy holder, they must both sign the proxy. A voting Certificate must be signed by all the owners of the unit. If a unit is owned by a corporation or other legal entity, the Voting Certificate must be signed by the properly designated officer(s), partner(s) or principal(s) of the respective legal entity.



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**SECOND NOTICE OF ANNUAL MEETING
AND BOARD ELECTION FOR
TARACOMO TOWNHOMES CONDOMINIUM ASSOCIATION, INC.**

TO ALL MEMBERS:

The Association's Annual Meeting will be held on Tuesday, **October 27th, 2026 at 7:00 P.M.** at **Taracomo Townhomes Clubhouse, located at 13755 S.W. 84th Street, Miami, Florida 33183** for the purpose of conducting the lawful business of the Association. An identification of agenda items is a follow:

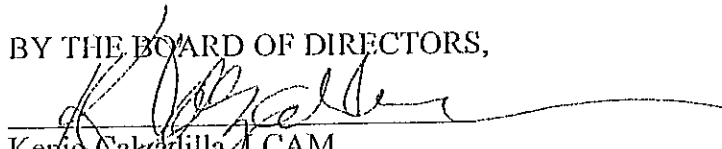
Agenda

1. Call to order
2. Announcement of Quorum
3. Proof of Notice of Meeting
4. Election of Board Members
5. Announcement of New Board Members
6. Adjournment

Agenda for the Organizational Meeting of the Board

1. Call to order
2. Announcement of Quorum
3. Board Members Reorganization
4. Announcement of Officers and Positions
5. Adjournment

BY THE BOARD OF DIRECTORS,


Kenio Calzadilla, LCAM

On behalf of the Board of Directors for Taracomo Townhomes Condominium Association, Inc.

**NOTICE OF INTENT TO BE A CANDIDATE
FOR THE BOARD OF DIRECTORS
OF TARACOMO TOWNHOMES CONDOMINIUM ASSOCIATION, INC**

You are hereby notified that THE ANNUAL MEMBERSHIP MEETING for the Association will be held at the following date, time and place.

**Taracomo Townhomes Condominium Association, Inc.
Associations Clubhouse
13755 S.W. 84th Street
Miami, Florida 33183
Tuesday, October 27th, 2026
AT 7:00 P.M.**

The ANNUAL ELECTION OF DIRECTORS will occur on the same date.

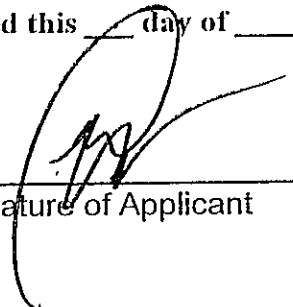
I, Randy de la Cruz, of 13755 SW 84 ST Unit 1
(NAME) (ADDRESS)

Hereby place my name in nomination as a candidate for the Board of Directors.

I am/am not (circle one) enclosing an information sheet about myself. I understand that I am responsible for the accuracy of the information contained in the information sheet.

If you wish to be a candidate and have your name included on the ballot, this form must be completed and returned either by regular mail, fax, personal delivery, certified mail, return receipt requested to the Secretary or President of the Association c/o South Florida Property Management and Consultants, LLC at 5600 S.W. 135 Avenue, Suite # 108 Miami, Florida 33183 on or before 3:00 P.M. Eastern Standard Time, on Friday, September 11th, 2026, at 3:00 P.M

Dated this 27 day of October , 2026



Signature of Applicant

**NOTICE OF INTENT TO BE A CANDIDATE
FOR THE BOARD OF DIRECTORS
OF TARACOMO TOWNHOMES CONDOMINIUM ASSOCIATION, INC**

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**Taracomo Townhomes Condominium Association, Inc.
Associations Clubhouse
13755 S.W. 84th Street
Miami, Florida 33183
Tuesday, October 27th, 2026
AT 7:00 P.M.**

The ANNUAL ELECTION OF DIRECTORS will occur on the same date.

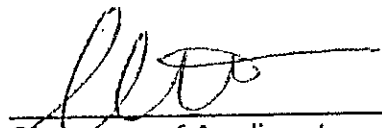
I, Caridad Fulladese, of 13771 SW 84 St. A
(NAME) (ADDRESS)

Hereby place my name in nomination as a candidate for the Board of Directors.

I am/am not (circle one) enclosing an information sheet about myself. I understand that I am responsible for the accuracy of the information contained in the information sheet.

If you wish to be a candidate and have your name included on the ballot, this form must be completed and returned either by regular mail, fax, personal delivery, certified mail, return receipt requested to the Secretary or President of the Association c/o South Florida Property Management and Consultants, LLC at 5600 S.W. 135 Avenue, Suite # 108 Miami, Florida 33183 on or before 3:00 P.M. Eastern Standard Time, on Friday, September 11th, 2026, at 3:00 P.M

Dated this 2 day of Sept., 2026



Signature of Applicant

Caridad Fulladosa

Taracomo Board Candidate
2026-2027



Hi neighbors! It has been an honor to serve as President of the Taracomo Board and work on behalf of our community. During my term, I have focused on improving communication with residents, addressing maintenance and safety concerns, following up on inspections and property issues, increasing accountability and advocating for the needs of our homeowners. We have made meaningful progress, and there is still important work ahead. I respectfully ask for your vote so I can continue building on that progress and working toward a safer, better maintained, more transparent and connected Taracomo for all of us.

*"One person can make a difference —
everyone should try." — John F. Kennedy*

Hola vecinos! Ha sido un honor servir como Presidenta de la Junta de Taracomo y trabajar en beneficio de nuestra comunidad. Durante mi término, me he enfocado en mejorar la comunicación con los residentes, atender asuntos de mantenimiento y seguridad, dar seguimiento a inspecciones y problemas de la propiedad, aumentar la responsabilidad y defender las necesidades de nuestros propietarios. Hemos logrado avances importantes, pero aún queda trabajo por hacer. Les pido respetuosamente su voto para poder continuar este progreso y seguir trabajando por un Taracomo más seguro, mejor mantenido, transparente y unido para todos.

*"Una persona puede marcar la diferencia;
todos deberían intentarlo." — John F. Kennedy*

**NOTICE OF INTENT TO BE A CANDIDATE
FOR THE BOARD OF DIRECTORS
OF TARACOMO TOWNHOMES CONDOMINIUM ASSOCIATION, INC**

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**Taracomo Townhomes Condominium Association, Inc.
Associations Clubhouse
13755 S.W. 84th Street
Miami, Florida 33183
Tuesday, October 27th, 2026
AT 7:00 P.M.**

The ANNUAL ELECTION OF DIRECTORS will occur on the same date.

I, Diana Pereda, of 13761 SW 84 St Apt B miami, FL
(NAME) (ADDRESS) 33183

Hereby place my name in nomination as a candidate for the Board of Directors.

I am/am not (circle one) enclosing an information sheet about myself. I understand that I am responsible for the accuracy of the information contained in the information sheet.

If you wish to be a candidate and have your name included on the ballot, this form must be completed and returned either by regular mail, fax, personal delivery, certified mail, return receipt requested to the Secretary or President of the Association c/o South Florida Property Management and Consultants, LLC at 5600 S.W. 135 Avenue, Suite # 108 Miami, Florida 33183 on or before 3:00 P.M. Eastern Standard Time, on Friday, September 11th, 2026, at 3:00 P.M

Dated this 31st day of August, 2026

Diana Pereda
Signature of Applicant

**NOTICE OF INTENT TO BE A CANDIDATE
FOR THE BOARD OF DIRECTORS
OF TARACOMO TOWNHOMES CONDOMINIUM ASSOCIATION, INC**

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**Taracomo Townhomes Condominium Association, Inc.
Associations Clubhouse
13755 S.W. 84th Street
Miami, Florida 33183
Tuesday, October 27th, 2026
AT 7:00 P.M.**

The ANNUAL ELECTION OF DIRECTORS will occur on the same date.

I, Nivetta Venedicto, of 13765 SW 84th St Miami, FL 33183
(NAME) (ADDRESS)

Hereby place my name in nomination as a candidate for the Board of Directors.

I am/am not (circle one) enclosing an information sheet about myself. I understand that I am responsible for the accuracy of the information contained in the information sheet.

If you wish to be a candidate and have your name included on the ballot, this form must be completed and returned either by regular mail, fax, personal delivery, certified mail, return receipt requested to the Secretary or President of the Association c/o South Florida Property Management and Consultants, LLC at 5600 S.W. 135 Avenue, Suite # 108 Miami, Florida 33183 on or before 3:00 P.M. Eastern Standard Time, on Friday, September 11th, 2026, at 3:00 P.M

Dated this 3 day of September, 2026

Nivetta Venedicto
Signature of Applicant