

745574

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

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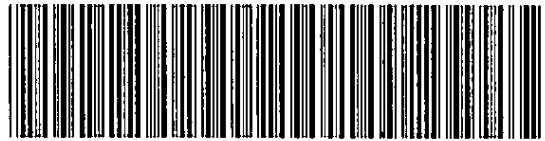
(Business Entity Name)

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Amend/CC

MAY 18 2019

LA BRITTON

**COVER LETTER**

TO: Amendment Section  
Division of Corporations

NAME OF CORPORATION: WOODSCAPE TOWNHOMES CONDOMINIUM ASSOCIATION, INC.

DOCUMENT NUMBER: 745574

The enclosed *Articles of Amendment* and fee are submitted for filing.

Please return all correspondence concerning this matter to the following:

KERSTIN HENZE, ESQ

\_\_\_\_\_  
(Name of Contact Person)

KAYE BENDER REMBAUM P.L.

\_\_\_\_\_  
(Firm/ Company)

1200 PARK CENTRAL BOULEVARD SOUTH

\_\_\_\_\_  
(Address)

POMPANO BEACH, FL 33064

\_\_\_\_\_  
(City/ State and Zip Code)

KHENZE@KBRLEGAL.COM

\_\_\_\_\_  
E-mail address: (to be used for future annual report notification)

For further information concerning this matter, please call:

KERSTIN HENZE, ESQ

954

928-0680

\_\_\_\_\_  
(Name of Contact Person)

at

\_\_\_\_\_  
(Area Code)

\_\_\_\_\_  
(Daytime Telephone Number)

Enclosed is a check for the following amount made payable to the Florida Department of State:

☐ \$35 Filing Fee

☐ \$43.75 Filing Fee &  
Certificate of Status

☒ \$43.75 Filing Fee &  
Certified Copy  
(Additional copy is  
enclosed)

☐ \$52.50 Filing Fee  
Certificate of Status  
Certified Copy  
(Additional Copy is  
Enclosed)

**Mailing Address**

Amendment Section  
Division of Corporations  
P.O. Box 6327  
Tallahassee, FL 32314

**Street Address**

Amendment Section  
Division of Corporations  
Clifton Building  
2661 Executive Center Circle  
Tallahassee, FL 32301

Articles of Amendment  
to  
Articles of Incorporation  
of

WOODSCAPE TOWNHOMES CONDOMINIUM ASSOCIATION, INC.

(Name of Corporation as currently filed with the Florida Dept. of State)

745574

(Document Number of Corporation (if known))

Pursuant to the provisions of section 617.1006, Florida Statutes, this *Florida Not For Profit Corporation* adopts the following amendment(s) to its Articles of Incorporation:

**A. If amending name, enter the new name of the corporation:**

N/A

*The new name must be distinguishable and contain the word "corporation" or "incorporated" or the abbreviation "Corp." or "Inc." "Company" or "Co." may not be used in the name.*

**B. Enter new principal office address, if applicable:**

N/A

(Principal office address MUST BE A STREET ADDRESS)

**C. Enter new mailing address, if applicable:**

N/A

(Mailing address MAY BE A POST OFFICE BOX)

**D. If amending the registered agent and/or registered office address in Florida, enter the name of the new registered agent and/or the new registered office address:**

Name of New Registered Agent: N/A

(Florida street address)

New Registered Office Address:

N/A

\_\_\_\_\_, Florida  
(City) (Zip Code)

**New Registered Agent's Signature, if changing Registered Agent:**

*I hereby accept the appointment as registered agent. I am familiar with and accept the obligations of the position.*

\_\_\_\_\_  
Signature of New Registered Agent, if changing

**If amending the Officers and/or Directors, enter the title and name of each officer/director being removed and title, name, and address of each Officer and/or Director being added:**

*(Attach additional sheets, if necessary)*

*Please note the officer/director title by the first letter of the office title:*

*P = President; V= Vice President; T= Treasurer; S= Secretary; D= Director; TR= Trustee; C = Chairman or Clerk; CEO = Chief Executive Officer; CFO = Chief Financial Officer. If an officer/director holds more than one title, list the first letter of each office held. President, Treasurer, Director would be PTD.*

*Changes should be noted in the following manner. Currently John Doe is listed as the PST and Mike Jones is listed as the V. There is a change, Mike Jones leaves the corporation, Sally Smith is named the V and S. These should be noted as John Doe, PT as a Change, Mike Jones, V as Remove, and Sally Smith, SV as an Add.*

Example:

<input checked="" type="checkbox"/> Change	<u>PT</u>	<u>John Doe</u>
<input checked="" type="checkbox"/> Remove	<u>V</u>	<u>Mike Jones</u>
<input checked="" type="checkbox"/> Add	<u>SV</u>	<u>Sally Smith</u>

<u>Type of Action</u> (Check One)	<u>Title</u>	<u>Name</u>	<u>Address</u>
1) <input type="checkbox"/> N/A Change	<u>N/A</u>	<u>N/A</u>	<u>N/A</u>
<input type="checkbox"/> Add			
<input type="checkbox"/> Remove			
2) <input type="checkbox"/> Change			
<input type="checkbox"/> Add			
<input type="checkbox"/> Remove			
3) <input type="checkbox"/> Change			
<input type="checkbox"/> Add			
<input type="checkbox"/> Remove			
4) <input type="checkbox"/> Change			
<input type="checkbox"/> Add			
<input type="checkbox"/> Remove			
5) <input type="checkbox"/> Change			
<input type="checkbox"/> Add			
<input type="checkbox"/> Remove			
6) <input type="checkbox"/> Change			
<input type="checkbox"/> Add			
<input type="checkbox"/> Remove			

**E. If amending or adding additional Articles, enter change(s) here:**  
(attach additional sheets, if necessary). (Be specific)

Please see attached amendment to the Articles.

AMENDED  
ARTICLES OF INCORPORATION  
OF  
WOODSCAPE TOWNHOMES CONDOMINIUM ASSOCIATION, INC.

(additions indicated by underlining, deletions by "----",  
and unaffected language by "...")

ARTICLE VII

Powers

B. The Association shall have all of the powers and duties set forth in the Condominium Act and in the Declaration, and all of the powers reasonably necessary for the administration of the affairs of the Condominium, including, but not limited to, the following:

1. To make and establish reasonable rules and regulations governing the use of the Condominium Property or portions thereof, including Units, which may include provisions for the maintenance of common walls as may from time to time exist within the Condominium Property.

ARTICLE VIII

Directors

The affairs of the Association shall be managed by a Board which shall consist of that number of directors (but not less than three) determined pursuant to the Bylaws, as amended from time to time, and, in the absence of such determination, shall consist of three (3) directors. All Directors ~~need not~~ shall be Members of the Association.

Directors of the Association shall be elected at the annual meeting of the Members in the manner determined by the Bylaws. Directors may be removed and vacancies on the Board of Directors shall be filled in the manner provided by the Bylaws.

~~The names and addresses of the members of the first Board of Directors who shall hold office until their successors are elected and have qualified, or until removed, are as follows:~~

LEONARD R. TURNER

2600 W. Oakland Park Boulevard  
Fort Lauderdale, FL 33310

JAY ALLEN SIEGEL

CHARLES TYLER

ARTICLE IX

Officers

The Board of Directors shall elect a President, Secretary, and Treasurer, and as many Vice Presidents, Assistant Secretaries and Assistant Treasurers, and such other Officers as the Board shall may from time to time determine in its sole discretion, whose qualifications shall be as set forth in the Bylaws,

~~Board of Directors, but no other officer need be a director.~~ The same person may hold two offices, the duties of which are not incompatible: provided, however, that the office of President and Vice President shall not be held by the same person, nor shall the office of President and Secretary or Assistant Secretary be held by the same person.

The officers shall be elected by the Board of Directors ~~at the first meeting following the annual meeting of the members of the Association~~ as set forth in the Bylaws, as same may be amended from time to time, and shall serve at the pleasure of the Board of Directors. ~~The names of the officers who shall serve until their successors are designated by the Board of Directors are as follows:~~

LEONARD R. TURNER	President
JAY ALLEN SIEGEL	Secretary and Treasurer
CHARLES TYLER	Vice President

## ARTICLE XII

### Contracts

~~No contract or other transaction or act of the Association with or with relation to any person, firm, association or corporation (hereinafter collectively called "Contracting Party") shall, in the absence of fraud, be invalidated or otherwise affected by the fact that any Member, director or officer of the Association (hereinafter referred to as "Association Party") is a member, stockholder, director or officer of, or is otherwise interested in, such Contracting Party. Any Association Party or any Contracting Party of which any Association party may be a member, stockholder, director or officer, may be a party to or may be otherwise interested in any contract or other transaction with the Association, provided that the fact that he individually or as a member, stockholder, director or officer of such Contracting Party is a party or is so interested shall be disclosed or shall have been known to the Members of the Association. Any Association Party who is such a member, stockholder, director or officer of such Contracting Party, or who is interested, may be counted in determining the existence of a quorum at any meeting of the Members of the Association which shall authorize any such contract or other transaction, and may vote or otherwise act thereat with like force and effect as if he were not such a member, stockholder, director or officer of such Contracting Party or not so interested. The Association may hire or enter into contracts for goods or services with an Officer, Director, relative of a Director or Officer, or any business entity in which a Director, Officer or a relative of the Director or Officer holds an interest, as authorized by the Condominium Act.~~

The date of each amendment(s) adoption: 12/17/18, if other than the date this document was signed.

Effective date if applicable: \_\_\_\_\_  
(no more than 90 days after amendment file date)

**Note:** If the date inserted in this block does not meet the applicable statutory filing requirements, this date will not be listed as the document's effective date on the Department of State's records.

Adoption of Amendment(s) (CHECK ONE)

- ☒ The amendment(s) was/were adopted by the members and the number of votes cast for the amendment(s) was/were sufficient for approval.
- ☐ There are no members or members entitled to vote on the amendment(s). The amendment(s) was/were adopted by the board of directors.

Dated 2/25/19

Signature K. Horvey  
(By the chairman or vice chairman of the board, president or other officer-if directors have not been selected, by an incorporator - if in the hands of a receiver, trustee, or other court appointed fiduciary by that fiduciary)

Karen Horvey  
(Typed or printed name of person signing)

President  
(Title of person signing)