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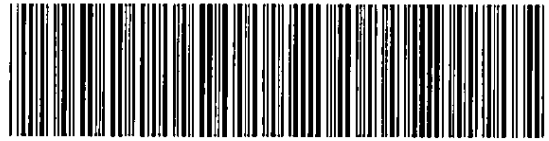
(Business Entity Name)

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STATE CLERK

Amend

JAN 31 2024

D CUSHING

Becker

**Northern Trust Building
4001 Tamiami Trail North, Suite 270
Naples, Florida 34103**

Florida Department of State
Amendment Section
Division of Corporations
Post Office Box 6327
Tallahassee, FL 32314

To Whom It May Concern:

Please return a copy of the filed documents to my attention. **An extra copy of the document is enclosed herewith for your use.**

Thank you for your attention to this matter.

Very truly yours,

Joseph E Adams

Joseph E. Adams
For the Firm

JEA/sdi
Enclosures

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25 DEC 23 AM 9:12

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**ARTICLES OF AMENDMENT
TO
ARTICLES OF INCORPORATION**

Pursuant to the provision of Chapter 617, Florida Statutes, the undersigned corporation adopts the following Articles of Amendment to its Articles of Incorporation.

FIRST: The name of the corporation is Sea Winds of Marco, Inc.

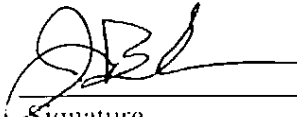
SECOND: The attached amendment to the Articles of Incorporation was adopted by the membership.

THIRD: The attached amendment to the Articles of Incorporation was adopted by the required vote of the members on the 2nd day of December 2023.

FOURTH: The number of votes cast were sufficient for approval.

WITNESSES (TWO):

SEA WINDS OF MARCO, INC.



Signature

JAMES BLOESER

Printed Name

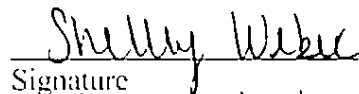
BY:



Alan Cohoon, President

Date: 12/7/23

(CORPORATE SEAL)



Signature

Shelley Weber

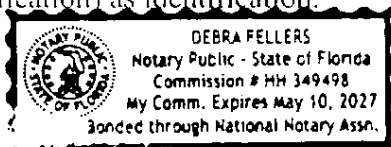
Printed Name

STATE OF Florida)

) SS:

COUNTY OF Collier)

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this 7 day of December 2023, by Alan Cohoon as President of Sea Winds of Marco, Inc., a Florida Corporation, on behalf of the corporation. He is ☒ personally known to me or ☐ has produced _____ (type of identification) as identification.





Notary Public

Debra Fellers

Printed Name

My commission expires: 5-10-27

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SECRETARY OF STATE
TALLAHASSEE, FL

Additions indicated by underlining.

Deletions indicated by striking through.

Amendment No. 1: Article VII and Article XIV, Articles of Incorporation

VII. DIRECTORS

A. The Association shall initially be governed by a Board of Directors consisting of not less than three persons, who shall be elected as set forth in the Bylaws. ~~The names and addresses of the Directors who are to serve until the first annual meeting of Unit Owners, or until their successors qualify and are elected are:~~

~~Brian I. Schwartz, 1980 South Ocean Dr., Hallandale, FL.~~

~~Darrell G. Brown, 2580 Lantz Rd., Xenia, Ohio~~

~~Samuel Schwartz, 1980 South Ocean Dr., Hallandale, FL.~~

~~At the first annual meeting of Unit Owners, one (1) of the above-named Directors shall resign, and the Unit Owners shall elect one (1) Director to serve until the next annual meeting of time as the Unit Owners other than the Developer become entitled to elect a majority of the Board of Directors; the Unit Owners shall elect one (1) Director to serve for a period of one (1) year, or until the next annual meeting, whichever shall occur sooner.~~

B. ~~When unit owners other than the developer own 15 percent or more of the units in a condominium that will be operated ultimately by an association, the unit owners other than the developer shall be entitled to elect no less than one-third of the members of the board of administration. Unit owners other than the developer are entitled to elect not less than a majority of the members of the board of administration of an association:~~

~~_____ (1) Three years after 50 percent of the units that will be operated ultimately by the association have been conveyed to purchasers;~~

~~_____ (2) Three months after 90 percent of the units that will be operated ultimately by the association have been conveyed to purchasers;~~

~~_____ (3) When all the units that will be operated ultimately by the association have been completed, some of them have been conveyed to purchasers, and none of the others are being offered for sale by the developer in the ordinary course of business; or~~

~~_____ (4) When some of the units have been conveyed to purchasers and none of the others are being constructed or offered for sale by the developer in the ordinary course of business; whichever occurs first. The developer is entitled to elect at least one member of the board of administration of an association as long as the developer holds for sale in the ordinary course of business at least 5 percent in condominiums.~~

~~Within 60 days after the unit owners other than the developer are entitled to elect a member or members of the board of administration of an association, the association shall call, and give not~~

less than 30 days or more than 40 days notice of, a meeting of the unit owners to elect the members of the board of administration. The meeting may be called and the notice given by any unit owner if the association fails to do so.

If a developer holds units for sale in the ordinary course of business, none of the following actions may be taken without approval in writing by the developer:

_____ (a) Assessment of the developer as a unit owner for capital improvements;

_____ (b) Any action by the association that would be detrimental to the sales of units by the developer. However, an increase in assessments for common expenses without discrimination against the developer shall not be deemed to be detrimental to the sales of units;

_____ (c) Prior to, or not more than 60 days after, the time that unit owners other than the developer elect a majority of the members of the board of administration of an association, the developer shall relinquish control of the association, and the unit owners shall accept control. Simultaneously, the developer shall deliver to the association all property of the unit owners and of the association held or controlled by the developer.

_____ (C) At such time as the Unit Owners other than developer are entitled to elect a majority of the board of directors, the number of directors shall be three (3) persons, to be elected as hereinafter set forth. Thereafter, the members shall have the right at any annual or special meeting called for that purpose to change the number of directors constituting the board of directors. In no event shall the board of directors consist of less than three (3) persons nor more than seven (7) persons;

(D) At such annual meetings and at all subsequent annual meeting, the unit owners other than developer shall elect the greater of (1) a majority of the members of the board; or (2) that the number of members of the board corresponding to the aggregate voting power of the unit owners other than developer.

* * * * *

XIV. AMENDMENT

Until the first annual meeting of the unit owners, these Articles of Incorporation may be altered or amended at any regular or special meeting of the board of directors upon a resolution adopted by a majority of the directors. Thereafter, These Articles of Incorporation may be altered or amended at any regular or special meeting of the voting unit owners, provided that: (1) notice of the meeting is given in the manner provided for in the By-Laws Bylaws and that said notice contains a full statement of the proposed alteration or amendment; and (2) the proposed alteration or amendment is approved by the affirmative vote of at least two-thirds (2/3) of all unit owners the Voting Interests present (in person or by proxy) and voting at a duly noticed meeting at which a quorum has been attained.
