

No 0000001735

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March 6, 2000

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Florida Department of State
Division of Corporations
Domestic Filing Section
409 East Gaines Street
Tallahassee, Florida 32301

RE: Articles of Incorporation \ President's Coalition of the Daytona Beach Housing Authority
Resident Councils, Incorporated
Our File No.: 3506

Dear Ladies and Gentlemen:

Enclosed are:

- (a) Original of the Articles of Incorporation of President's Coalition of the Daytona Beach Housing Authority Resident Councils Incorporated.
- (b) Daytona Beach Housing Authority's check #0005828 made payable to the "Secretary of State", in the amount of \$122.50 to cover your fee for this service.

The Articles of Incorporation are delivered to the Florida Department of State for filing, in accordance with the Florida Business Corporation Act. Please file the Articles and issue a certificate of incorporation effective as of the date shown in the Articles.

If you have any questions about these documents, please call the undersigned attorney.

Very truly yours,

Jeffrey L. Dees

Joyce Johnson GAVE
AUTHORIZATION BY PHONE TO
CORRECT PA - Signature accept + correct field.
JLD/jc
DATE 3-17-00
Enclosures
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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

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**ARTICLES OF INCORPORATION
OF THE
PRESIDENT'S COALITION OF THE DAYTONA BEACH HOUSING AUTHORITY
RESIDENT COUNCILS, INCORPORATED**

We, the undersigned residents of the State of Florida, being eighteen (18) or more years of age, do hereby associate ourselves together for the purpose of forming a corporation not for profit, under the laws of the State of Florida, pursuant to the following articles of Incorporation .

ARTICLE I

Name

The name of this corporation is the **Presidents Coalition Of The Daytona Beach Housing Authority Resident Councils, Incorporated.**

This is a non-profit corporation organized solely for general charitable purposes pursuant to the Florida Corporation Not For Profit Act set forth in Chapter 617 of the Florida Statutes.

ARTICLE III

Duration

The period of duration of this corporation not for profit shall be perpetual.

ARTICLE IV

General and Specific Purposes

The specific and primary purposes for which this corporation is formed is:

- (a) To foster and encourage in the residents of the Community of the Daytona Beach Housing Authority a spirit of loyalty and faith in American traditions and institutions.
- (b) To participate actively in constructive movements and endeavors for the promotion and safeguarding of the interest and general welfare of the community of the Daytona Beach Housing Authority.
- (c) To promote the spirit of benevolence, friendship, sociability, goodwill and tolerance Among the residents of the community of the Daytona Beach Housing Authority.
- (d) To support and encourage within the community of the Daytona Beach Housing

- (d) To support and encourage within the community of the Daytona Beach Housing Authority good health habits, high moral and civic standards..
 - (e) To perform any and all other lawful things incident and kindred to the above purposes And promote programs of Disable, Seniors, Families and all residents sponsored by The Daytona Beach Housing Authority.
1. Maintain a viable Resident Organization representative of the residents who elected Its officers and Board of Directors.
 2. Assure adequate maintenance of all units and common areas.
 3. Provide maximum employment and training opportunities.
 4. Establish and maintain security and public safety programs.
 5. Promote programs which will provide improved educational, recreational and social Service opportunities.
 6. Inform residents of their rights and responsibilities under existing Federal, State And local law, as well as under the Corporation's By-Laws.
 7. Receive official recognition from the Housing Authority and Hud as the **Presidents Coalition of the Daytona Beach Housing Authority.**
 8. Institute economic development programs for residents.
 9. Advise and assist the Housing Authority in all aspects of Public Housing Operations.

ARTICLE V

Membership

- Section 1. The Corporation shall have active members only.
- Section 2. Members shall be persons of good character who are authorized residents of The Daytona Beach Housing Authority, who are public spirited citizens Demonstrating a sincere interest in the welfare of the Residents of the Daytona Beach Housing Authority.
- Section 3. No person, otherwise eligible for membership, shall be denied membership In the **Presidents Coalition of the Daytona Beach Housing Authority.**
- Section 4. Persons qualified as members, shall be admitted in the following manner:
By paying five dollars (\$50.00) annual donation to **The Presidents Coalition of the Daytona Beach Housing Authority on a date specified by the Board of Directors.**

- Quorum** At any Council meeting, two-thirds (2/3) of the directors of the Council shall be necessary and sufficient to constitute a quorum.
- Attendance** Each time a member of the Board of Directors appears at a regular or special meeting, a record of the presence of that director shall be placed in the minutes Of the meeting. The board my request that a record of all those attending the Meeting to be recorded as well.
7. **Voting by Directors** - Each member of the Council present at a meeting shall be entitled to cast one (1) vote on any subject for which a determination Is presented for consideration.

ARTICLE V

Directors have a formal, legal responsibility to manage the affairs of the organization, to conduct its business and to consult with and inform the Residents.

Board of Directors:

1. **Number** The Board of Directors of the Council shall consist of at least Nine (9) Nine Directors. Not more than three (3) additional alternate members shall be elected by the members. Each director and alternate must be least (18) Years of age. Each director must be a head of household on the lease.
2. **Term of Office** Members of a Board of directors shall be elected at each annual meeting Nine (9) members of the first Board of Directors shall be elected for a term of three years.
3. **Annual Meeting** The Board of Directors shall convene a **Bi-Monthly Meeting** before the end of each fiscal year and shall present a report annually to the members.
4. **Annual Reports** The Board of Directors shall present, at each annual meeting of the members of the Coalition, an annual report of the Coalition's activities during the Preceding fiscal year. It shall also present such reports as may be required by The Daytona Beach Housing Authority, or any other funding agency. The Annual report shall include a detailed financial statement o the cost incurred and funds received by the Coalition and during the preceding fiscal year.
5. **Attendance** Any director who misses three (3) meetings of the Board Of Directors consecutively without an excuse satisfactory to the Board may be removed by the affirmative votes of a majority of the Directors present at a meeting of the Board. Written notice and a hearing shall be given to the Directors of the proposed removal.

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ARTICLE VI

Officers

1. Title and Qualifications:

- | | |
|--------------------------|---|
| A. President | The President of the Board shall preside at all meetings of Organizations, including those of the Board of Directors and shall have such other powers and duties consistent with these by-laws. |
| B. Vice President | The Vice-President shall perform all duties in the absence of the President. |
| C. Secretary | The Secretary shall be the custodian of all records and documents of the Council and perform all other duties consistent with these by-laws. |
| D. Treasurer | The Treasurer shall have the duties of receiving money and Receipts for monies due and payable to the Coalition and and deposit all monies received by him/her in the name of the Coalition in such banks, or other depositories as May be designated by the Board of Directors. Additional duties of maintaining financial reports when requested. |

2. Notice.

Description of election and recall procedures, eligibility requirements and dates of nomination and elections must be given to all voting members at least 30 days prior to nominations and election.

3. Recall

Any elected officer of the Council may be recalled by a vote for removal by a majority of Voting members. A recall election must be promptly conducted when a petition requesting Such an election is received from not less than thirty percent (30%) of the voting membership.

All procedures for petitioning for a recall election shall be provided to voters for their inspection and must be included in the By-Laws.

4. Monitoring

The Local Housing Authority shall monitor the activities of the Coalition, including the Election process. Additionally, it shall establish a procedure to appeal any adverse decision relating to failure to conform to HUD's minimum standards. Such appeal shall be submitted To a jointly selected third-party arbitrator at the local level. If costs are incurred by using a third-party arbitrator, then such costs should be covered by Housing Authority's resident services funds pursuant to 24 CFR 946. 150.

The Presidents Coalition of the Daytona Beach Housing Authority Resident Councils, Incorporated and the Local Housing Authority should develop a partnership agreement, setting forth cooperative means of the setting goals and processes for achieving them. The agreement and activities should be described in a Memorandum of Understanding, reviewed at least once every (3) years [(24 CGR 964.18 (a)(6))] .

Subscriber

The names and addresses of the subscribers of this are as follows

Mr. John Kretzer
524 South Beach Street #203
Daytona Beach, Florida 32114

Mrs. Ocie Manning
819 South Street. #2
Daytona Beach , Florida 32114

Ms. Mary Tumer
148 Whitney Street
Daytona Beach, Florida 32114

Article VII

Directors

The number of directors constituting the initial Board of directors is (9) and the address of the persons who are to serve initially are as follows:

Mr. John Kretzer
524 South Beach Street #203
Daytona Beach, Florida 32114

Ms. Juanita Harvey
924 South Street
Daytona Beach, Fl. 32114

Mrs. Ocie Manning
819 South Street #2
Daytona Beach, Florida 32114

Ms. Mary Tumer
148 Whitney Street
Daytona Beach, Florida 32114

Ms. Tonia Hawkins
62 Halifax Park
Daytona Beach, Florida 32114

Mrs. Tomasene Tillmon
1200 Ninth Street #30
Daytona Beach, Florida 32114

Ms. Donofae Rainge
811 Bethune Village
Daytona Beach, Florida 32114

Mr. Robert Williams
600 South Beach Street #4J
Daytona Beach, Florida 32114

Mrs. Barbara Robinson/Alternate for voting
1200 Ninth Street #34
Daytona Beach, Florida 32114

The numbers of directors may be changed from time to time by the bylaws. Such directors shall be elected at the annual meeting, to serve for a term of three years each or as determined or prescribed by the bylaws.

ARTICLE VII

The affairs of the corporation are to be managed by the following officers: **President, Secretary, Treasurer, and Parliamentarian.** and such other officers as the bylaws of this corporation may authorize the members to elect from time to time. If, prior to an election, an Officer wishes to resign his /her position for personal reason, a thirty (30) day written notice shall be tendered, during which thirty (30) day period an emergency election shall be held to replace said resigned officer. When a person is elected to a vacant position, elected person shall only serve remainder of the previous officer's term, with the option to run again at the next election, if desired. Officers shall be elected every three years, in the month of May by the members for a term of 3 years each. The following persons shall serve as initial corporate officers, until such elections are held:

President - **Mr. John Kretzer**
Vice President - **Mrs. Ocie Manning**
Secretary - **Ms. Mary Tumer**
Treasurer -
Parliamentarian -

ARTICLE IX

Amendment To Articles

Amendments to the Articles of Incorporation shall be recommended by a majority vote of the Board of Directors to the membership, and adopted by a two-thirds 2/3 vote of all members present and entitled to vote at a duly called meeting of the membership.

ARTICLE X

Registered Agents and Registered Offices/Principal Office

The initial registered office shall be 1200 Ninth Street, Daytona Beach, Florida, 32117. The initial registered agent at said address JOHN KRETZER. The principal place of business shall be at the same address.

ARTICLE XI

No part of the income or profit of the corporation shall be distributable to its members, directors, or officers.

set their hands and hereby execute the foregoing Articles of Incorporation under the laws of the State of Florida this 15 day of Nov

1999

I hereby am familiar with and accept the duties and responsibilities of Registered Agent.

John Kretzer
Mr. John Kretzer, President
REGISTERED AGENT

Ocie Manning
Ms. Ocie Manning, Vice President

Mary Turner
Ms. Mary Turner, Secretary

Ms. Donofa Rainge
Ms. Donofa Rainge,
Treasurer

Robert S. Williams
Mr. Robert Williams,
Parliamentarian

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**SECRETARY OF STATE
TALLAHASSEE FLORIDA**