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SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

Amended + Restate  
Articles

JMM  
9/24/03

## TRANSMITTAL LETTER

Department of State  
Division of Corporations  
P. O. Box 6327  
Tallahassee, FL 32314

SUBJECT: Low Income Housing And Community Development Inc  
(PROPOSED CORPORATE NAME - MUST INCLUDE SUFFIX)

Enclosed is an original and one(1) copy of the articles of incorporation and a check for :

☐ \$70.00  
Filing Fee

☒ \$78.75  
Filing Fee &  
Certificate of  
Status

☐ \$78.75  
Filing Fee  
& Certified Copy

☐ \$87.50  
Filing Fee,  
Certified Copy  
& Certificate

ADDITIONAL COPY REQUIRED

FROM: HENRY S BETTS  
Name (Printed or typed)  
P. O. Box 555614  
Address  
ORLANDO FL 32805  
City, State & Zip  
407-246-0022  
Daytime Telephone number

NOTE: Please provide the original and one copy of the articles.

**LOW INCOME HOUSING AND COMMUNITY DEVELOPMENT  
CORPORATION, INC.**

(A Corporation Not for Profit)

**RESTATED ARTICLES OF INCORPORATION**

**ARTICLE I: NAME**

The name of the Corporation is LOW INCOME HOUSING AND COMMUNITY DEVELOPMENT CORPORATION, INC., hereinafter referred to as the Corporation, and corporation not-for-profit created pursuant to Chapter 617, Florida Statutes, "Corporations Not for Profit".

The restatement was adopted by the board of directors and does not contain any amendments requiring member approval.

**ARTICLE II: CORPORATE PURPOSE**

- A. This Corporation is organized exclusively for charitable, religious, housing, educational, and / or scientific purposes under section 501 © (3) of the Internal Revenue Code.

No part of the net earnings of the organization shall inure to the benefit of or be distributable to, its member, trustees, officers or other private persons. No substantial part of the activities of the organization shall be the carrying on of propaganda, or otherwise attempting to influence legislation, and the organization shall not participate in, or intervene in (including the publishing or distribution of statements) any political campaign on behalf of any candidate for public office. Notwithstanding any other provision of this organization shall not participate in, or intervene in (including the publishing or distribution of statements) any political campaign on behalf of any candidate for public office. Notwithstanding any other provision of this document, the organization shall not carry on any other activities not permitted to be carried on (a) by and organization exempt form federal income tax under section 501 (c) (3) of the Internal Revenue Code, or corresponding section of any future federal tax code, or (b) by an organization, contributions to which are deductible under section 170 (c) (2) of the Internal Revenue Code, or corresponding section of any future federal tax code.

- B. By assisting low income persons in obtaining housing adequate to meet heir needs, and for that purpose:

To assist low income persons in the acquisition and construction of housing and related facilities with out regard to race, color, creed, sex, or national origin;

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To acquire, improve and operate any real or personal property or interest or rights therein or appurtenant thereto;

To sell, convey, assign, mortgage or lease any real or personal property.

### ARTICLE III: DURATION

The period of duration of this Corporation shall be perpetual.

### ARTICLE IV: PLACE OF BUSINESS, REGISTERED AGENT, TERRITORY

Section 1. Place of Business. The Corporation shall have its principal place of business at 521 Woods Avenue, Orlando, Orange County, Florida. The post office address of the Corporation shall be Post Office Box 555614, Orlando, FL 32805. The office may be moved to any other location by the Board of Directors.

Section 2. Registered Agent. The name and address of the Registered Agent of the Corporation, upon whom service of process may be made:

Henry S. Betts  
521 Woods Avenue  
Orlando, Florida 32805

Section 3. Territory. The territory in which the operations of the Corporation are to be principally conducted shall be set forth in the Bylaws.

### ARTICLE V: OFFICERS

Section 1. Officers. The day-to-day affairs of the Corporation shall be managed by a President, Vice President, Secretary, and Treasurer. The officers shall be elected and shall hold office in accordance with the procedures set forth in the Bylaws.

Section 2. Current Officers. The names of the current officers who are to serve until the next election or appointment are:

President  
Vice President  
Secretary  
Treasurer

Henry Betts  
Wanda Costict  
Connie Miller  
Harold Gustavsson

## **ARTICLE VI: MEMBERSHIP**

- Section 1. Qualification, Number, Termination, and Vacancies. Qualification, Number, Termination, and Vacancies shall be as provided by the Bylaws of the Corporation.

## **ARTICLE VII: BOARD OF DIRECTORS**

- Section 1. Board of Directors. The overall affairs of the Corporation shall be managed by a Board of Directors. The Board shall consist of not less than five (5) or more than fifteen (15) persons. Directors shall be elected or removed in accordance with the procedures set forth in the Bylaws of the Corporation and 1/3 of The Board of Directors the be from residents of Low-income neighborhoods or elected representatives of low-income neighborhoods or low-income community residents.

## **ARTICLE VIII: BYLAWS AND AMENDMENTS TO THE ARTICLE OF INCORPORATION**

- Section 1. Bylaws. The Bylaws of the Corporation shall regulate the conduct to affairs of the Corporation. The Bylaws shall be made, altered, or rescinded by a majority vote of the entire Board of Directors; provided that notice thereof, which shall include the text of any proposed Bylaw change, has been furnished in writing to each Director of the Corporation in the manner set forth in the Bylaws prior to the meeting at which such alteration to the bylaws is to be voted upon.
- Section 2. Articles of Incorporation. The Articles of Incorporation of this Corporation may be altered or amended at a regular or special meeting of the Directors, of the Corporation called for that purpose. Any amendment shall be approved by a majority vote of the entire Board of Directors. Notice of the proposed amendment shall be provided to all Directors in accordance with the Bylaws and include the written text of the proposed changes. Upon the adoption of any amendment to these Articles, the Corporation shall comply with Florida Statutes regarding amendments to articles of incorporation for corporations not for profit.

## **ARTICLE IX: POWERS AND RESTRICTIONS**

- Section 1. Powers. The Corporation is authorized and empowered to do all things necessary to carry on and accomplish the purposes for which it is organized and chartered, including authority and power.

- A. To enter into, make, and perform contracts of every kind and description;
- B. To borrow or raise monies for any of the purposes of the Corporation and, from time to time without limit as to amount, to draw, make, accept, endorse, execute and issue promissory notes, drafts, bills of exchange, warrants, bonds, debentures, and other negotiable or non-negotiable instruments, and evidence of indebtedness, and to secure payment of any thereof and of the interest thereon by mortgage upon or pledge, conveyance or assignment in trust of the whole or part of the property of the Corporation, whether at the time owned or thereafter acquired, and to sell, pledge or otherwise dispose to such bonds or other obligations of the Corporation for its corporate purposes.
- C. To lend to any person, firm, or corporation any of its funds.
- D. To have one or more offices and to purchase or otherwise acquire, hold, own mortgage, sell, convey, or otherwise dispose of real and personal property.
- E. To acquire, construct, convert, or expand plant facilities for lease or sale.
- F. To exercise all powers permitted under Florida law and Federal legislation, and all powers given to corporations not for profit under Florida law which are not inconsistent with Federal law.

## **ARTICLE X: GENERAL**

- Section 1. Income and Assets. All income and assets of the Corporation, above necessary expenses, shall be administered solely and exclusively for the corporate purpose.
- Section 2. Capital Stock and Income. This Corporation shall have no capital stock and shall pay no dividends to its Incorporators, Directors, Officers, or Members. In addition, no part of the income of the Corporation shall inure to the benefit of or be distributed to its Members or Directors; or other private persons expect that the Corporation shall be authorized and empowered to pay reasonable compensation or consideration for services rendered and to make payments and distributions in furtherance of the purposes of the Corporation, including persons selling real or personal property or services to the Corporation.
- Section 3. Limitations. The Corporation shall not:
  - Attempt to influence legislation as substantial part of its activities;

Allow any part of its net income to inure to the benefit of Officers, Directors, or Members of the Corporation, or to any other individuals, except in the furtherance of its expressed purposes and by approval of the Board of Directors.

Participate to any extent in any political campaign for or against any candidate for public office;

Conduct any activities not permitted to be carried on by organizations exempt under Section 501 © (3) of the Internal Revenue Code of 1954, as amended, and its regulations as they now exist or as they may hereafter be amended, or by any organization, contributions to which are deductible under Section 170 © (2) of such Code and regulations as they now exist or as they may hereafter be amended.

Section 4. Dissolution. Upon dissolution of the Corporation, all of its assets remaining after payments of all liabilities, costs, and expenses of such dissolution shall be distributed to organizations which have qualified for exemption under Section 501 © (3) of the Internal Revenue Code, or to the Federal government, or to a state or local government, for a public purpose, and none of the assets shall be distributed to any Member, Director, or Officer of this corporation or to any private individual.

I hereby state that I am familiar with and accept the duties and responsibilities as Registered Agent.

Henry S. Bell 8/12/03  
As Chairman of the Board / Registered Agent

Attest: Constance Miller  
As its Secretary

IN WITNESS WHEREOF, I have hereunto set my hand this 12<sup>th</sup> day of Aug., 2003

Constance Miller  
Secretary