


2006 NOT-FOR-PROFIT CORPORATION ANNUAL REPORT

FILED
Apr 18, 2006 8:00 am
Secretary of State

04-18-2006 90081 029 ****80.00

DOCUMENT # N01000006344	
1. Entity Name HALEY SOFGE RESIDENT COUNCIL, INC.	

Principal Place of Business 750 NW 13 AVE #720 MIAMI, FL 33125	Mailing Address 750 NW 13 AVE #720 MIAMI, FL 33125
<i>750 NW 13th Ave #407, Miami, FL 33125</i>	

2. Principal Place of Business <i>Same as above</i>	3. Mailing Address <i>750 NW 13th Ave #407</i>
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Suite, Apt. #, etc. <i>407</i>	Suite, Apt. #, etc. <i>407</i>
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City & State <i>MIAMI, FL.</i>	City & State <i>MIAMI, FL.</i>
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Zip <i>33125</i>	Country <i>DADE</i>	Zip <i>33125</i>	Country <i>DADE</i>
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04132006 Chg-NP CR2E037 (11/05)

4. FEI Number 65-0301960	Applied For <input type="checkbox"/> Not Applicable
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5. Certificate of Status Desired <input checked="" type="checkbox"/>	\$8.75 Additional Fee Required
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6. Name and Address of Current Registered Agent DIAZ, ALICIA 800 NW 13 AVE #303 MIAMI, FL 33125	7. Name and Address of New Registered Agent Name <i>Lenine M. Ibanez</i> Street Address (P.O. Box Number is Not Acceptable) <i>750 NW 13th Ave #407</i> City <i>MIAMI</i> FL Zip Code <i>33125</i>
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8. The above named entity submits this statement for the purpose of changing its registered office or registered agent, or both, in the State of Florida. I am familiar with, and accept the obligations of registered agent.

SIGNATURE <i>Lenine M. Ibanez, President</i>	DATE <i>4/13/06</i>
<small>Signature, typed or printed name of registered agent and title if applicable. (NOTE: Registered Agent signature required when reinstating)</small>	

Filing Fee is \$61.25 Due by May 1, 2006	9. Election Campaign Financing Trust Fund Contribution. <input type="checkbox"/>	\$5.00 May Be Added to Fees	Make check payable to Florida Department of State
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10. OFFICERS AND DIRECTORS		11. ADDITIONS/CHANGES TO OFFICERS AND DIRECTORS IN 10	
TITLE D <input checked="" type="checkbox"/> Delete	NAME DIAZ, ALICIA	TITLE PRESIDENT <input checked="" type="checkbox"/> Change <input checked="" type="checkbox"/> Addition	NAME <i>Lenine M. Ibanez</i>
STREET ADDRESS 800 NW 13 AVE #303	CITY-ST-ZIP MIAMI, FL 33125	STREET ADDRESS <i>750 NW 13th Ave #407</i>	CITY-ST-ZIP <i>MIAMI, FL 33125</i>
TITLE D <input checked="" type="checkbox"/> Delete	NAME RODRIGUEZ, ANA L <i>Angel Torres</i>	TITLE TREASURER <input checked="" type="checkbox"/> Change <input checked="" type="checkbox"/> Addition	NAME <i>Angel Torres</i>
STREET ADDRESS 800 NW 13 AVE #1114	CITY-ST-ZIP MIAMI, FL 33125	STREET ADDRESS <i>750 NW 13th Ave #612</i>	CITY-ST-ZIP <i>MIAMI, FL 33125</i>
TITLE D <input checked="" type="checkbox"/> Delete	NAME LAGE, JOSEFINA	TITLE SECRETARY <input checked="" type="checkbox"/> Change <input checked="" type="checkbox"/> Addition	NAME <i>MANUEL OTERO</i>
STREET ADDRESS 800 NW 13 AVE #316	CITY-ST-ZIP MIAMI, FL 33125	STREET ADDRESS <i>750 NW 13th Ave #605</i>	CITY-ST-ZIP <i>MIAMI, FL 33125</i>
TITLE D <input type="checkbox"/> Delete	NAME QUINONES, ERICA	TITLE <input type="checkbox"/> Change <input checked="" type="checkbox"/> Addition	NAME <i>MANUEL OTERO</i>
STREET ADDRESS 800 NW 13 AVE #412	CITY-ST-ZIP MIAMI, FL 33125	STREET ADDRESS <i>750 NW 13th Ave #605</i>	CITY-ST-ZIP <i>MIAMI, FL 33125</i>
TITLE D <input type="checkbox"/> Delete	NAME BLANCO, MARGARITA	TITLE <input type="checkbox"/> Change <input type="checkbox"/> Addition	NAME <i>MANUEL OTERO</i>
STREET ADDRESS 800 NW 13 AVE #1205	CITY-ST-ZIP MIAMI, FL 33125	STREET ADDRESS <i>750 NW 13th Ave #605</i>	CITY-ST-ZIP <i>MIAMI, FL 33125</i>
TITLE D <input type="checkbox"/> Delete	NAME WHEATLEY, MATTIE	TITLE <input type="checkbox"/> Change <input type="checkbox"/> Addition	NAME <i>MANUEL OTERO</i>
STREET ADDRESS 800 NW 13 AVE #1417	CITY-ST-ZIP MIAMI, FL 33125	STREET ADDRESS <i>750 NW 13th Ave #605</i>	CITY-ST-ZIP <i>MIAMI, FL 33125</i>

12. I hereby certify that the information supplied with this filing does not qualify for the exemptions contained in Chapter 119, Florida Statutes. I further certify that the information indicated on this report or supplemental report is true and accurate and that my signature shall have the same legal effect as if made under oath; that I am an officer or director of the corporation or the receiver or trustee empowered to execute this report as required by Chapter 617, Florida Statutes; and that my name appears in Block 10 or Block 11 if changed, or on an attachment with an address, with all other like empowered.

SIGNATURE: <i>Lenine M. Ibanez</i>	DATE <i>4/13/06</i>	DAYTIME PHONE # <i>(305) 498-4210</i>
<small>SIGNATURE AND TYPED OR PRINTED NAME OF SIGNING OFFICER OR DIRECTOR</small>		

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COVER LETTER

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

SUBJECT: Resident Association of H.S. Towers, Corp.
(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: Lenine M. Ibanez, Presidente
Name (Printed or typed)

750 NW 13th Ave #407
Address

Miami, FL 33125
City, State & Zip

(305) 498-4210
Daytime Telephone number

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

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BY-LAWS FOR THE
RESIDENT ASSOCIATION, INC

ARTICLE 1-NAME

The name of this organization shall be the _____ Resident Association, Inc. Hereafter referred to as the Association.

ARTICLE 2-PURPOSE

The purpose of the organization shall be to strive to improve conditions of life at the Miami-Dade Housing Agency (hereafter, to be recognized as MDHA), to develop a sense of community among the residents: to actively participate in the decisions that affect the residents: to serve as a liaison between MDHA and the community; and to further the educational, social, political and economic opportunities of the residents.

ARTICLE 3-POWERS

The officers of the Association shall operate as a Board of Directors and shall be known as the Executive Committee and such corporation shall be a non-profit corporation with all the powers, limitations and exemptions of a non-profit corporation existing in the State of Florida.

ARTICLE 4- ASSOCIATION MEMBERSHIP

All residents of _____ Housing Development eighteen (18) years of age or older, shall automatically be members of the Association.

SECTION (A) THE EXECUTIVE COMMITTEE

All duly elected or appointed officers of the association shall be members of the Executive Committee. Appointments may be made to the committee as stated in Article 4, Section A of these By-laws.

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SECTION (B) HONORARY # NO 100006344

Anyone may be granted honorary (non-voting) membership to the Association by majority vote of the present member of the association.

SECTION © RIGHTS AND RESPONSIBILITIES

Association members and officers have the right and responsibility to appear at regular meetings in order to make recommendations, and they are expected to participate in and support the undertakings of the Associations.

ARTICLE 5- EXECUTIVE COMMITTEE

The governing body, duly elected by the Association, shall be known as the Executive Committee, and it shall conduct the affairs of the Association. Should it become necessary for the Executive Committee to make major decisions without prior approval of the Association in the subsequent meeting.

SECTION (A) VACANCIES

Vacancies on the Executive Committee may occur for any of the following reasons: death, resignation, no longer a resident in _____ Housing Development and removal from office.

SECTION (B) RESIGNATION

Any Executive Committee member wishing to resign from his/her position shall submit a signed letter, so stating to the Association, for the records.

SECTION © APPOINTMENTS

- A) The President of the Association shall appoint an eligible Association member to fill any vacancy arising on the Executive Committee. The appointment shall be subject to the confirmation of the Association for the unexpired term.
- B) The appointment of members to the Executive Committee shall be made so as to assure representation of any and all ethnic and racial groups living in _____ Housing Development.

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SECTION (D) REMOVAL

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- 1) An Executive Committee member may be removed from office for any of the following reasons:
 - A) Three consecutive unexcused absences.
 - B) Convicted of criminal acts.
 - C) Intentional Mishandling of funds (including funds appropriated to the Association by MDHA.
 - D) Negligence in office.
 - E) Incompetence as an officer of the association.
 - F) Breaking the code of ethics.
 - G) Disruptive behavior.
- 2) The Association may remove an Executive Committee Member for any of the above reasons stated in Article 5, Section 1 (Subsection A-G) by:
- 3) A majority of those present and voting for removal taken at an official Association meeting.

ARTICLE 6-RESIDENT ASSOCIATION OFFICERS

Section (A) OFFICERS

The Officers of the Association shall be, The President, Vice-President, Recording Secretary, Corresponding Secretary, and Treasurer.

PRESIDENT-Who shall preside over Association meetings as well as the Executive Committee, name the members of all committees (subject to the approval of the Association and shall be the Chief Administrative Officer of the Association)

VICE-PRESIDENT- Who shall perform the duties of the presidency in the absence of the President, succeed him/her in the event that he/she leaves office for the reasons stated in Article 6, Section A (Vacancies), and shall perform other duties as the President may assign.

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TREASURER- Who shall deposit funds of the Associations in a bank belonging to the Federal Insurance Corporation (FDIC), shall keep accurate and up-to-date financial records, shall insure that funds, provided by MDHA are spent and recorded in accordance with MDHA guidelines and policies, shall prepare and present a monthly report to the Association and shall perform other duties as the President may assign.

RECORDING SECRETARY – Who shall record minutes of all meetings of the Association, shall have custody of the minutes of previous meetings of the Association shall prepare all correspondence of the Association (except that which pertains to the Association funds), shall record all activities of the Association, and shall perform other duties and the President may assign.

CORRESPONDENCE SECRETARY- Who shall assist the Treasurer maintaining financial records of all funds received by the Association, shall prepare all correspondence which relate to the finances of the Association, and shall perform other duties as the President may assign.

AMENDMENTS

The Board of Directors may adopt Articles of Amendments (amending the Articles of Incorporation). Articles of Amendment must be adopted in accordance with Florida Law and the Federal Regulations. The by-laws may be amended at any time by a vote of the majority of the election control committee members at a meeting.

ARTICLE – 7 CODE OF ETHICS

It is imperative to success of the corporation that here be a fully informed, responsive, and reasonable Executive Committee and Board. To accomplish this each Board member shall conduct themselves at all times in the best interest of the Corporation. In this regard each Board member shall abide by the following "Code of Ethics". No code or set of rules can be framed which will particularize all the duties of the Board member. The Executive Committee as a general guide, yet the enumeration of particular duties should not be construed as a denial of existence of others equally imperative, though not specially mentioned.

- A) Board Members shall put forth their best effort to attend all meetings and constructively participate in the same.

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- B) Board Members shall be responsible for insuring that adequate and correct information is presented to their particular constituents.
- C) Board Members shall neither by commission or omission foster rumors within the community.
- D) Board Members shall exercise good judgement in the control and use of confidential information that may from time to time come into their possession.
- E) Each Board Member shall serve as a public relations agent for the corporation and therefore shall work diligently and properly to promote its goals and objectives while keeping abreast with its overall progress.
- F) Except for voting at properly called meeting of the Board of Directors, board members shall refrain from entering into the direct day to day administration of the program unless they are doing so upon express authority given to them by properly adopted Resolution of the Board of Directors.

1) CONFLICT OF INTEREST AND NEPOTISM

To prevent conflict, no two family members shall serve at the same time and make decisions, or conduct financial matters on behalf of the Resident Association.

ARTICLE 8 – PUBLIC STATEMENTS

AUTHORITY TO MAKE STATEMENTS. Public statements will be made by the person authorized by the Executive Board.

LIMITATION ON STATEMENTS. Any person who is authorized to make any public statement, whether written or oral, to represent the official policy, position, recommendation or opinion of the Corporation. There after, throughout the entire presentation only to those matters which have been properly approved by the corporation.

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SECTION (A) TERM OF OFFICE

- A) The Officers of the Association shall be elected for a period of three (3) consecutive years.
- B) All officers of the Association shall serve for a period of three (3) years.

SECTION (B) REMOVAL AND VACANCIES OF OFFICERS

- A) Officers may be removed by the majority vote of the Association members present. An officer may be removed by just cause.
- B) When a vacancy occurs, the President or Vice-President shall appoint a committee to seek replacements for office vacated. President shall appoint an officer from among the committee recommendation. The appointment shall be ratified by the Association. The appointed officer shall serve for the remainder of the unexpired term.

ARTICLE 9 – RESIDENT ASSOCIATION OPERATION

SECTION (A) ASSOCIATION MEETINGS

- A) The Association shall meet on the _____ of each month.
- B) Association meetings shall be held at a time which is convenient to most Association members.
- C) All Association meetings shall be open to the public.
- D) All Association meetings shall be voted upon utilizing the majority vote of those present.
- E) All expenditures of funds must be approved by the executive members present at an Association meeting.

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SECTION (B) TRILINGUALISM

Where applicable the Association shall conduct all meeting activities and programs in English, Spanish, and French. All letters, flyers, documents, and correspondence of the Association shall maintain a trilingual policy.

SECTION © EXECUTIVE COMMITTEE MEETINGS

- A) The Executive Committee shall meet on the _____ of each month, or one week prior to the regular scheduled Association meeting.
- B) Executive Committee meetings shall be held at a time reasonable and convenient to all officers of the Association.

SECTION (D) SPECIAL MEETINGS

Special meetings may be called in any one of the following ways:

- A) The President may call a special meeting by notifying Association Members in writing with at least 24 hours in advance of the meeting.
- B) Three (3) or more Executive Committee members may request in writing that the President call a special meeting. Notification will proceed in accordance with Article 9.
- C) Three or more Association members may petition the President to call a special meeting in writing. Notification will proceed in accordance with Article 9.
- D) Special meetings may be scheduled by a vote of members during an Association meeting.
- E) All Special Meetings shall be open to the public.

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SECTION (E) ORDER OF BUSINESS FOR ASSOCIATION MEETINGS.

The general order of business for the Association meeting shall be as follows:

- 1) Call to order
- 2) Prayer/Meditation
- 3) Minutes of previous meeting
- 4) Correspondence
- 5) Treasurer's Report
- 6) Old Business
- 7) New Business
- 8) Adjournment

SECTION (F) VOTING AT MEETINGS

A majority (50 percent plus one) vote of all members present at a meeting shall be required to carry a question unless otherwise stated in these by-laws.

ELECTION PROCEDURE FOR MDHA RESIDENT COUNCILS

The election process for local Resident Councils in Miami-Dade Housing Agency.

Terms and definitions:

Frequency of Election: Resident Councils shall hold elections every three (3) years from the date of its last election.

Term Limits: Election term limits for Resident Council officers shall be for three (3) years and shall be eligible to serve two (2) consecutive terms. Upon completion of the second consecutive term, a resident is ineligible to run the following term but may run the term following the period of ineligibility. This rule shall not apply to any resident prior to the effective date of this Election Procedure.

Newly elected Resident Council officers shall be a non staggered governing board for the local development.

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Voting Members: As defined in 24 CFR (Code of Federal Regulations 964.125 (4/1/97), voting members shall be head of households (any age) and other residents at least 18 years of age and whose name appears on the lease of a unit in the public housing development represented by the resident council.

Eligibility or Qualifications to run for Resident Council office:

- A. A resident that is a "voting member"
- B. Not in violation of Miami-Dade Housing Agency lease and community policies;
- C. Has not served two (2) consecutive terms; and/or
- D. Has not been removed as a resident council officer within the past three (3) years.

This election process shall be effective at the date of approval by the local resident council and Miami- Dade Housing Agency.

The election process for local Resident Councils in Miami-Dade Housing Agency shall be as follows:

Two months prior to the expiration of the term limits of the local resident council, Miami-Dade Housing Agency shall notify, via flyers or a mass mail out, all residents of the development of the upcoming Election Mass Meeting. This flyer shall give the date, time, and place of the election Mass Meeting.

ELECTION MASS MEETING – Community Action Agency Citizen Participation Election Unit will organize the development election mass meeting. This mass meeting must be at least 30 days prior to the date of nomination and election.

The meeting schedule, location and resident notification is coordinated with Housing Operations staff, Community Action Agency Citizen Participation Election Unit, and the current Resident Council officers (only applicable in cases where there is an active Resident Council).

PURPOSE – To provide the official "Notice of Election", general information about Resident Councils and their benefits, and educate and inform residents about the Resident Council election process. The "Notice of

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Election" packets shall include a description of the election procedures; resident council office eligibility requirements; eligibility clearance letters from the site manager; nomination form; and date and place of nominations and election.

Residents will be able to pick-up a "Notice of Election" Packet in the Site Manager's office and at the election Mass Meeting.

30 DAY CALENDAR PERIOD PRIOR TO NOMINATION AND ELECTION:

From the date of the Election Mass Meeting until the day of the Nomination Mass Meeting any resident interested in running for resident council office must obtain and present at the Nomination Mass Meeting the following:

- A. A letter of Intent stating that you have excepted the positing you were nominated for.
- B. A Clearance letter from the site manager certifying that you are not in violation of Miami-Dade Housing Agency lease and/or community Policy.

No resident may be nominated for office unless they have complied with the above requirements.

During this 30 day period:

- A. Community Action Agency Citizen Participation Election Unit shall provide a locked "Post-Nomination Box", and it will be placed on site in the community space or the Site Manager's office.
- B. Residents of the development will have ten (10) working days to nominate the person of their choice for selected offices on the Resident Council Board.
- C. The Resident Election Committee will monitor the nomination box.
- D. The Resident Election Committee will open the nomination box after the ten (10) working days. Community Action Agency Citizen Participation Election Unit will assist with making the list of names

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of eligible nominees. This list shall be given to the Site Manager and posted.

- E. Community Action Agency Election Unit will secure a third party to oversee the elections; and
- F. Miami- Dade Housing Agency Housing Operations shall provide a "register of all eligible voting members.

NOMINATION AND ELECTION – The nomination and election will take place on the thirty-first (31) day following the Election Mass Meeting. At the Nomination and Election Mass Meeting residents must present a picture ID, or any other form of identification to prove they are a resident of the election development. Only eligible "voting members" can participate at this meeting.

The third party selected to oversee the elections will begin the process by taking a vote of the voting membership to decide if the elections vote shall be by a show of hands or secret ballot. Then the accepting of nominations will be accepted from the floor. At the time of nomination, all residents that become a nominee for any resident council office must turn in their "eligibility or qualification" certifications, and the "nomination form" that indicates their acceptance of the nomination and the position for which they are running for.

With the nomination of each officer category, the nominated resident will be given five (5) minutes to state their platform. This platform will include a self-profile, listing his/her efforts and work done in the community, and a brief speech describing the things he/she will try to accomplish if elected.

Prior to this meeting, Community Action Agency Citizen Participation Election Unit and/or Miami-Dade Housing Agency Housing Operation Staff may assist any resident to develop their profile.

Immediately following the candidates presentations, resident council elections shall begin in the prescribed manner voted upon at the beginning of the meeting.